



LINETYPES LEGEND		SYMBOLS LEGEND	
ST	ST	○	UTILITY POLE
SAN	SAN	○	LIGHT POLE
FW	FW	○	UTILITY POLE ANCHOR
W	W	△	CONTROL POINT
GAS	GAS	⊗	BENCHMARK
		⊕	PROPERTY CORNER
		⊙	GAS METER
		⊙	GAS VALVE
		⊙	WATER METER
		⊙	WATER VALVE
		⊙	FIRE HYDRANT
---	---	⊙	STORM SEWER MANHOLE
---	---	⊙	STORM SEWER INLET
---	---	⊙	HEADWALL
---	---	⊙	SANITARY SEWER MANHOLE
---	---	⊙	CLEAN-OUT
---	---	⊙	ELECTRIC BOX
---	---	⊙	ELECTRIC METER
---	---	⊙	TELEPHONE BOX
---	---	⊙	TREE
---	---	⊙	TRAFFIC CONTROL DEVICE
---	---	⊙	MAILBOX
---	---	⊙	TOWER
---	---	⊙	SIGN



VICINITY MAP
SCALE: 1" = 600'

BMP PLAN

- A. SITE DESCRIPTION:**
 PLAN DESIGNER: VISION ENGINEERING, LLC
 128 EAST REYNOLDS ROAD, SUITE 150
 LEXINGTON, KENTUCKY 40502
 TELEPHONE: (502) 559-5019
 MATT CARTER - mcarter@visionengr.com
- DEVELOPER & SITE CONTACT:**
 BRIGGS PROPERTIES LLC
 1021 MAJESTIC DR., STE. 310
 LEXINGTON, KY 40513
 ON-SITE CONTACT:
 KEITH TANKSLEY
- SITE ACREAGE (GROSS):** 3.8 AC
DISTURBED AREA: 4.6 AC
- SITE IS TRIBUTARY TO:** THE SITE DRAINS TO SOUTH ELKHORN CREEK
- PROJECT DESCRIPTION:** CONSTRUCTION CONSISTS OF DEMOLITION OF THE EXISTING ACCESS ROAD, GRADING, AND CONSTRUCTION OF R/W SIDEWALK, NEW ACCESS ROAD & BRIDGE, AN 8,000 SQ DAYCARE CENTER, AND UTILITIES (STORM, SANITARY, WATER, ELECTRIC, AND CABLE).
- EXISTING SITE CONDITIONS:** THE SITE IS LOCATED AT 1580 HIGBEE MILL ROAD. IT IS CURRENTLY UNDEVELOPED. THE SITE CAN BE ACCESSED FROM HIGBEE MILL ROAD.
- ADJACENT AREAS:** THE SITE IS BORDERED TO THE SOUTH BY MAN O' WAR BOULEVARD, TO THE WEST BY MAN O' WAR RIGHT-OF-WAY, TO THE WEST BY A-U ZONE UNDEVELOPED PROPERTY, AND TO THE NORTH BY HIGBEE MILL ROAD.
- SOILS:** THE SITE CONSISTS OF 65.3% EDAM SILT LOAM (WOOLPER) (Eg), MCAFEE SILTY CLAY LOAM (Mq2c), 6-12% SLOPES, ERODED, AND MCAFEE SILTY CLAY LOAM (Mq2), 12-20 PERCENT SLOPES, ERODED.
- CRITICAL AREAS:** DISTURBED AREAS WILL BE PROTECTED BY SILT FENCE AND INLET PROTECTION AS SHOWN.
- EROSION CONTROL MEASURES:** EROSION AND SITE RUNOFF WILL BE CONTROLLED BY INLET PROTECTION AND SILT FENCE.
- SEDIMENT CONTROL MEASURES:** THE SEDIMENT DURING CONSTRUCTION WILL BE TRAPPED BY THE SILT FENCE. SEDIMENT CONTROL WILL BE ACCOMPLISHED BY INLET PROTECTION OF THE CATCH BASINS, SILT FENCES, AND SILT CHECKS.
- PERMANENT STABILIZATION MAINTENANCE:** THE SITE WILL BE STABILIZED BY GRASS ON THE OVERLIFT AREAS. ALL EROSION CONTROL DEVICES ARE TO BE INSPECTED BY THE SUPERINTENDENT AND VISION ENGINEERING ON A WEEKLY BASIS AND AFTER SIGNIFICANT RAINFALL. ANY DAMAGED FACILITIES ARE TO BE REPLACED AND REPAIRED IMMEDIATELY AS MAY BE NECESSARY.
- CONSTRUCTION SEQUENCE:** EROSION CONTROL DEVICES LOCATED AT THE PERIMETER OF THE SITE, INCLUDING THE STABILIZED CONSTRUCTION ENTRANCE, WILL BE INSTALLED PRIOR TO CONSTRUCTION. THE SITE WILL BE CLEARED AND BROUGHT TO PROPOSED GRADE. THE STORM SEWER SYSTEM WILL BE INSTALLED AS NEARLY AS POSSIBLE IN THE CONSTRUCTION PROCESS WITH INLET PROTECTION PROVIDED AT ALL STRUCTURES. ONLY AFTER AREAS HAVE BEEN PAVED AND SEEDS/SODDED AND STORM SEWER PIPES AND INLETS CLEARED OF ALL SEDIMENT INCURRING DURING CONSTRUCTION MAY THE EROSION CONTROL DEVICES BE REMOVED.
- B. SEDIMENT AND EROSION CONTROL:**
 THIS BMP PLAN SHALL INCLUDE THE FOLLOWING PRACTICES FOR THE PREVENTION OF SEDIMENT RUNOFF: THE TOE OF FILL SLOPE SHALL HAVE SILT FENCE INSTALLED PRIOR TO CONSTRUCTION. THIS WILL KEEP SOIL FROM RUNNING OFF THE SITE INTO THE STORM DRAINAGE SYSTEM. ALSO THERE WILL BE A VEGETATED BUFFER ZONE THAT WILL REMAIN UNDISTURBED THROUGHOUT CONSTRUCTION. EXISTING AND PROPOSED DITCHES WILL HAVE ROCK SILT CHECKS INSTALLED AT INTERVALS NECESSARY TO MAINTAIN PROPER PROTECTION. ALL PROPOSED SURFACE INLETS SHALL USE STONE FILLED BAGS PLACED AROUND STRUCTURE FOR INLET PROTECTION.
- 1. SOIL STABILIZATION:**
 EXISTING VEGETATION OUTSIDE OF THE LIMITS OF CONSTRUCTION IS TO REMAIN UNDISTURBED. ALL OTHER AREAS OF THE SITE ARE TO BE STABILIZED. STABILIZATION SHALL BEGIN WITHIN 14 DAYS ON AREAS WHERE CONSTRUCTION ACTIVITY HAS BEEN PERMANENTLY COMPLETED OR 21 DAYS AFTER TEMPORARY CONSTRUCTION HAS BEEN COMPLETED. STABILIZATION SHALL INCLUDE BUT NOT BE LIMITED TO SEEDING, MULCHING, SOODING, PLANTING TREES AND SHRUBS AND USE OF GEOTEXTILE FABRICS.
- 2. PERIMETER STRUCTURAL PRACTICES:**
 SILT FENCES AND OTHER EQUIVALENT STRUCTURAL PRACTICES SHALL BE USED ON ALL SIDE AND DOWN SLOPE BORDERS OF THE SITE. A SEDIMENT BASIN CAN BE USED THAT PROVIDES 3,600 CUBIC FEET OF STORAGE BASIN FOR EVERY ACRE DISTURBED. IF THE AREA DRAINED EXCEEDS 10 ACRES A SEDIMENT BASIN MUST BE USED IF POSSIBLE. CARE SHOULD BE TAKEN IN PROTECTING DRAIN INLETS AND OUTLETS USING SILT FENCE AND, STONE CHECK DAMS, SWALES, ETC. THE INSTALLATION OF THESE DEVICES IS SUBJECT TO SECTION 404 OF THE CWA.
- 3. STORM WATER MANAGEMENT DEVICES:**
 DEVICES SHALL BE INSTALLED IN STRUCTURES TO MITIGATE POLLUTANTS AFTER CONSTRUCTION IS COMPLETE. VELOCITY DISSIPATORS SHALL BE INSTALLED AT WATER OUT FALLS TO REDUCE EROSION FLOWS SO THAT THE ORIGINAL WATER CHARACTERISTICS ARE PROTECTED. A GOAL OF 80% REMOVAL OF TOTAL SUSPENDED SOLIDS THAT EXCEEDS PRE DEVELOPMENT LEVELS SHALL BE MET. THESE DEVICES CAN INCLUDE BUT ARE NOT LIMITED TO STORM WATER DISPATERS, RETENTION AND DETENTION BASINS, WET PONDS, VEGETATED SWALES, NATURAL DEPRESSIONS, INFILTRATION DEVICES, ETC. THE INSTALLATION OF THESE DEVICES MAY BE SUBJECT TO SECTION 404 OF THE CWA.
- C. OTHER CONTROL MEASURES:**
 NO SOLID OR BUILDING MATERIALS SHALL BE DISCHARGED TO WATERS OF THE COMMONWEALTH, EXCEPT AS AUTHORIZED BY A SECTION 404 PERMIT. OFF-SITE VEHICLE SEDIMENT TRACKING AND DUST GENERATION SHALL BE MINIMIZED. WASTE DISPOSAL METHODS AND SANITARY SEWER OR SEPTIC SYSTEMS SHALL COMPLY WITH APPLICABLE STATE OR LOCAL REGULATIONS.
- D. OTHER STATE OR LOCAL PRACTICES:**
 THIS BMP PLAN INCLUDES ANY REQUIREMENTS FOUND ON THE GENERAL NOTES SECTION UNDER GRADING AND EROSION CONTROL OR PERMITS THAT HAVE BEEN APPROVED BY OTHER FEDERAL, STATE OR LOCAL OFFICIALS. UPON SUBMITTAL OF A NOI, OTHER REQUIREMENTS INCORPORATED BY REFERENCE ARE ENFORCEABLE UNDER THIS PERMIT EVEN IF NOT SPECIFICALLY LISTED ON THIS PLAN. THIS DOES NOT APPLY TO MASTER OR COMPREHENSIVE PLANS, NON-ENFORCEABLE GUIDELINES OR TECHNICAL SPECS THAT ARE NOT IDENTIFIED IN A SPECIFIC PLAN OR PERMIT ISSUED FOR THE CONSTRUCTION SITE BY STATE OR LOCAL OFFICIALS.
- E. MAINTENANCE:**
 ONCE A WEEK AND AFTER EVERY RAIN THE BMP IMPROVEMENTS SHALL BE INSPECTED FOR MAINTENANCE PROBLEMS. EACH STRUCTURE SHALL BE FUNCTIONING AS IT WAS DESIGNED AND INSTALLED. IF PROBLEMS ARISE THEY SHOULD BE DOCUMENTED IN A REPORT AND A DESCRIPTION OF HOW THEY WERE FIXED SHOULD BE KEPT. IF ITEMS ARE FOUND TO NOT BE FUNCTIONING ACCORDING TO SPEC. THEN THEY SHOULD EITHER BE FIXED OR REPLACE.
- F. INSPECTIONS:**
 QUALIFIED PERSONNEL SHALL INSPECT ALL STORM WATER CONTROL MEASURES, DISCHARGE POINTS, VEHICLE EXITS, MATERIAL STORAGE AREAS AND DISTURBED AREAS AT LEAST ONCE EVERY SEVEN (7) DAYS AND WITHIN 24 HOURS OF THE END OF A STORM THAT IS 0.5 INCHES OR GREATER AND AREAS THAT ARE TEMPORARILY OR PERMANENTLY STABILIZED AT LEAST ONCE A MONTH. REVISIONS TO THE BMP PLAN BASED ON RESULTS OF THE INSPECTION SHALL BE IMPLEMENTED WITHIN SEVEN (7) DAYS. CONTROL MEASURES SHALL BE INSPECTED TO ENSURE CORRECT OPERATION. ACCESSIBLE DISCHARGE LOCATIONS SHALL BE INSPECTED TO ENSURE THAT VELOCITY DISSIPATION DEVICES ARE EFFECTIVE. VEHICLE EXITS SHALL BE INSPECTED FOR EVIDENCE OF, OR THE POTENTIAL FOR OFF-SITE SEDIMENT TRACKING, DISTURBED AREAS AND MATERIAL STORAGE AREAS THAT ARE EXPOSED TO THAT SHALL BE INSPECTED FOR POLLUTANTS ENTERING THE DRAINAGE SYSTEM. A DETAILED INSPECTION REPORT SHALL BE KEPT ON SITE AND ANY CORRECTIVE ACTIONS NOTED. THESE SHALL BE KEPT ON FILE FOR AT LEAST THREE (3) YEARS AFTER THE DATE OF INSPECTION, OR UNTIL ONE (1) YEAR AFTER COVERAGE UNDER THIS PERMIT ENDS. THE REPORT SHALL BE SIGNED IN ACCORDANCE WITH PART II OF THE KPDES PERMIT.
- G. NON-STORM WATER DISCHARGES:**
 ALL AREAS FOR POLLUTION PREVENTION MEASURES FOR ANY NON-STORM WATER COMPONENT IF ANY ARE IDENTIFIED ON THE BMP PLAN.
- H. CONTRACTORS AND SUBCONTRACTORS:**
 THIS PLAN IDENTIFIES THE CONTRACTOR'S THAT WILL IMPLEMENT EACH CONTROL MEASURE IDENTIFIED IN THE BMP PLAN. A COPY OF THE CERTIFICATION STATEMENT SHALL BE SIGNED BY EACH CONTRACTOR OR SUB IN ACCORDANCE WITH PART II OF THE KPDES PERMIT BEFORE CONDUCTING PROFESSIONAL SERVICE AT THE SITE.
- I. CERTIFY UNDER PENALTY OF LAW THAT I UNDERSTAND THE TERMS AND CONDITIONS OF THE GENERAL NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) PERMIT THAT AUTHORIZES THE STORM WATER DISCHARGES ASSOCIATED WITH INDUSTRIAL ACTIVITY FROM THE CONSTRUCTION SITE IDENTIFIED AS PART OF THIS CERTIFICATION.**
- COMPANY NAME: _____
 NAME: _____
 TITLE: _____
 ADDRESS: _____
 TELEPHONE NO.: _____
 DATE CERTIFIED: _____

VISION ENGINEERING
 Environmental, Civil Engineering Consultants, Land Surveying
 128 Reynolds Rd, Suite 150 Lexington, KY 40517
 www.visionengr.com

OWNER/APPLICANT:
 BRIGGS PROPERTIES LLC
 1021 MAJESTIC DR., STE. 310
 LEXINGTON, KY 40513

**DAYCARE DEVELOPMENT
 1500 HIGBEE MILL ROAD, LOT 2B
 LEXINGTON, FAYETTE COUNTY, KENTUCKY
 CONSTRUCTION PLANS**

STATE OF KENTUCKY
 JIHAD A. HALLANY
 22838
 JIHAD A. HALLANY
 REGISTERED PROFESSIONAL ENGINEER
 000000000000000000

DATE:	MAY, 2019
REV:	MAY 23, 2019
REV:	MARCH 20, 2020
REV:	JUNE 21, 2020
REV:	AUGUST 19, 2020

PHASE I B.M.P. - BEST MGMT. PRACTICES PLAN
C1.0

SPECIAL NOTES:
 1) CONSTRUCTION ACCESS TO THE SITE SHALL BE LIMITED TO THE CONSTRUCTION ENTRANCE SHOWN ON THE PLAN.
 2) DEBRIS AND DIRT ARE NOT ALLOWED ON PUBLIC RIGHT OF WAY OR ACCESS ROAD TO SERVE 1400 HIGBEE MILL ROAD AND SHALL BE CLEANED IMMEDIATELY.
 3) ADDITIONAL EROSION CONTROL MEASURE MIGHT BE REQUIRED BASED ON THE SITE INSPECTION AS CONDUCTED BY LFUCG AND DESIGN ENGINEER.
 4) EROSION CONTROL MEASURES SHALL REMAIN ON-SITE AND MAINTAINED UNTIL SITE IS STABILIZED.
UTILITIES NOTE:
 REFER TO UTILITIES PLAN SHEET C6.0 FOR CONSTRUCTION OF STORM SEWERS, SANITARY SEWERS, ELECTRIC, GAS, WATER, AND UTILITIES.
TEMPORARY/PERMANENT SEEDING NOTE:
 TEMPORARY SEEDING IS REQUIRED WHEN GRADING OPERATIONS ARE TEMPORARILY HALTED FOR OVER 14 DAYS, AND ON SOIL STOCKPILES. PERMANENT SEEDING IS REQUIRED WHEN GRADING OPERATIONS ARE COMPLETED AND/OR CONSTRUCTION OPERATIONS WILL NOT IMPACT THE DISTURBED AREA. SEED AREAS THAT SHOW SIGNS OF EROSION.

- PHASE I GRADING AND EROSION CONTROL SEQUENCE**
- 1 CONSTRUCT STABILIZED CONSTRUCTION ENTRANCE. SEE DETAIL R/C8.0
 - 2 CONSTRUCT SIGN: CONSTRUCTION ENTRANCE, AUTHORIZED PERSONNEL ONLY.
 - 3 CONSTRUCT SIGN CAUTION CONSTRUCTION ENTRANCE 250 FT.
 - 4 CONSTRUCT ORANGE MESH TREE PROTECTION FENCE/VEGETATION BUFFER
 - 5 CONSTRUCT WASHOUT LOCATION. SEE DETAIL A/C1.0
 - 6 CONSTRUCT ROCK CHECK DAM AT HEAD OF EXISTING DITCH AT INTERSECTION OF CREEK. SEE DETAIL K/C9.0
 - 7 DIG NEW DITCH OPENING TO CREEK. INSTALL ROCK CHECK DAM.
 - 8 CONSTRUCT TEMPORARY SILT FENCE - SEE DETAIL H/C8.0
 - 9 REMOVE BRIDGE DECK, LEAVE ABUTMENTS IN PLACE UNTIL NEW ABUTMENTS ARE COMPLETE.
 - 10 LIMITS OF DISTURBANCE. - - - - -

