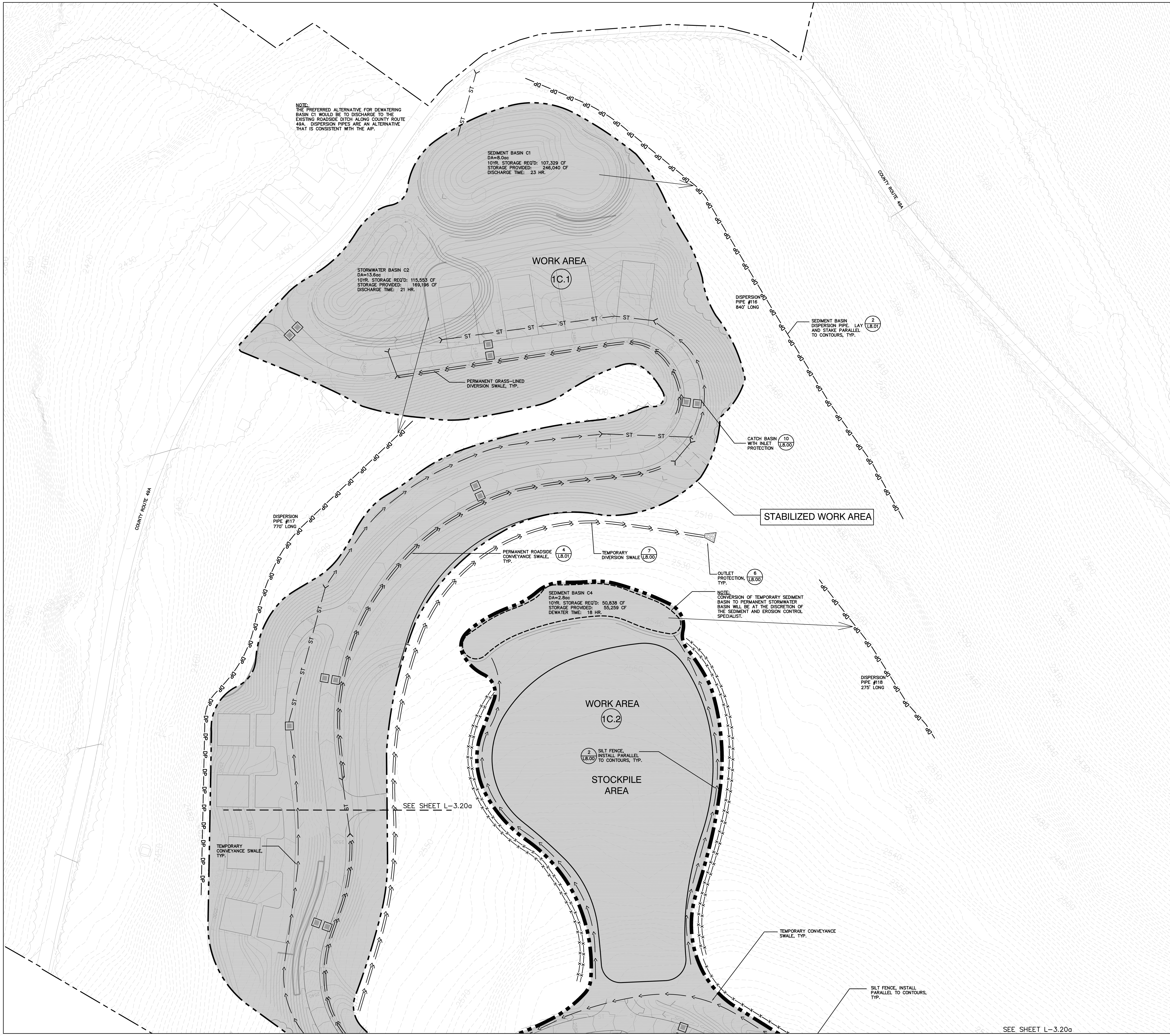

CONSTRUCTION STAGING BY SECTION

PHASE 1

1. IN WORK AREA 1C.3, FOLLOW STEPS 1–10.
2. ONCE EROSION CONTROL MEASURES HAVE BEEN INSTALLED, EARTHWORK MAY BEGIN (STEPS 11–17).
3. EXCESS MATERIAL WILL BE STOCKPILED AT LODGE LOCATION.
4. ONCE WORK AREA 1C.3 IS DETERMINED TO BE TEMPORARILY STABILIZED, CONSTRUCTION MAY BEGIN IN WORK AREA 1C.4.
5. IN WORK AREA 1C.4, FOLLOW STEPS 1–10.
6. ONCE EROSION CONTROL MEASURES HAVE BEEN INSTALLED, EARTHWORK MAY BEGIN (STEPS 11–17).
7. EXCESS MATERIAL WILL BE TEMPORARILY STOCKPILED AS NOTED ON PLANS.
8. ONCE WORK AREA 1C.4 IS DETERMINED TO BE TEMPORARILY STABILIZED, CONSTRUCTION MAY BEGIN IN WORK AREA 1C.5.
9. IN WORK AREA 1C.5, FOLLOW STEPS 1–10.
10. ONCE EROSION CONTROL MEASURES HAVE BEEN INSTALLED, EARTHWORK MAY BEGIN (STEPS 11–17).
11. EXCESS MATERIAL WILL BE TEMPORARILY STOCKPILED AS NOTED ON PLANS.
12. ONCE WORK AREA 1C.5 IS DETERMINED TO BE TEMPORARILY STABILIZED, CONSTRUCTION MAY BEGIN IN WORK AREA 1C.6.
13. IN WORK AREA 1C.6, FOLLOW STEPS 1–10.
14. ONCE EROSION CONTROL MEASURES HAVE BEEN INSTALLED, EARTHWORK MAY BEGIN (STEPS 11–17).
15. EXCESS MATERIAL WILL BE TEMPORARILY STOCKPILED AS NOTED ON PLANS.
16. ONCE WORK AREA 1C.6 IS DETERMINED TO BE TEMPORARILY STABILIZED, CONSTRUCTION MAY BEGIN IN WORK AREA 1C.7.
17. IN WORK AREA 1C.7, FOLLOW STEPS 1–10.
18. ONCE EROSION CONTROL MEASURES HAVE BEEN INSTALLED, EARTHWORK MAY BEGIN (STEPS 11–17).
19. EXCESS MATERIAL WILL BE TEMPORARILY STOCKPILED AS NOTED ON PLANS.
20. ONCE WORK AREA 1C.7 IS DETERMINED TO BE TEMPORARILY STABILIZED, CONSTRUCTION MAY BEGIN IN WORK AREA 1C.8
21. IN WORK AREA 1C.8, FOLLOW STEPS 1–10.
22. ONCE EROSION CONTROL MEASURES HAVE BEEN INSTALLED, EARTHWORK MAY BEGIN (STEPS 11–17).
23. STOCKPILED MATERIAL WILL BE RELOCATED AS NECESSARY TO WORK AREA 1C.8.
24. ONCE WORK AREA 1C.8 IS DETERMINED TO BE TEMPORARILY STABILIZED, CONSTRUCTION MAY BEGIN IN WORK AREA 1C.9.
25. IN WORK AREA 1C.9, FOLLOW STEPS 1–10.
26. ONCE EROSION CONTROL MEASURES HAVE BEEN INSTALLED, EARTHWORK MAY BEGIN (STEPS 11–17).
27. EXCESS MATERIAL WILL BE TEMPORARILY STOCKPILED AS NOTED ON PLANS.
28. ONCE WORK AREA 1C.9 IS DETERMINED TO BE TEMPORARILY STABILIZED, CONSTRUCTION MAY BEGIN IN WORK AREA 1C.10.
29. IN WORK AREA 1C.10, FOLLOW STEPS 1–10.
30. ONCE EROSION CONTROL MEASURES HAVE BEEN INSTALLED, EARTHWORK MAY BEGIN (STEPS 11–17).
31. STOCKPILED MATERIAL WILL BE RELOACTED TO WORK AREA 1C.10 AS NEEDED.
32. ONCE WORK AREA 1C.10 IS DETERMINED TO BE TEMPORARILY STABILIZED, CONSTRUCTION MAY BEGIN IN WORK AREA 1C.11.
33. IN WORK AREA 1C.11, FOLLOW STEPS 1–10.
34. ONCE EROSION CONTROL MEASURES HAVE BEEN INSTALLED, EARTHWORK MAY BEGIN (STEPS 11–17).
35. EXCESS MATERIAL WILL BE TEMPORARILY STOCKPILED AS NOTED ON PLANS.
36. ONCE WORK AREA 1C.11 IS DETERMINED TO BE TEMPORARILY STABILIZED, CONSTRUCTION MAY BEGIN IN WORK AREA 1C.12.
37. IN WORK AREA 1C.12, FOLLOW STEPS 1–10.
38. ONCE EROSION CONTROL MEASURES HAVE BEEN INSTALLED, EARTHWORK MAY BEGIN (STEPS 11–17).
39. A LARGE AREA (4 ACRES) WILL BE CLEARED ONLY AS A STOCKPILE RELOCATION AREA FOR THE MATERIAL BEING STORED AT THE HOTEL SITE.
40. ONCE WORK AREA 1C.12 IS DETERMINED TO BE TEMPORARILY STABILIZED, CONSTRUCTION MAY BEGIN IN WORK AREA 1C.13.
41. IN WORK AREA 1C.13, FOLLOW STEPS 1–10.
42. ONCE EROSION CONTROL MEASURES HAVE BEEN INSTALLED, RELOCATE STOCKPILED MATERIAL FROM 1C.2 TO STOCKPILE AREA 1C.13 ON THE TOP OF THE MOUNTAIN AND BEGIN EARTHWORK IN 1C.13(STEPS 11–17).
43. IN EACH WORK AREA, PERFORM STEPS 25–27 AT APPROPRIATE TIME BASED ON CONSTRUCTION PROGRESSION.
44. ONCE THE ENTIRE CONSTRUCTION AREA IS DETERMINED TO BE TEMPORARILY STABILIZED, PERFORM STEPS 23–29 ON ENTIRE SITE.
45. TIMING OF UTILITY AND STORMWATER STRUCTURES IS AT THE DISCRETION OF THE CONTRACTOR.

TYPICAL EROSION AND SEDIMENT CONTROL SEQUENCING

PRE–CONSTRUCTION AND SITE PREPARATION

1. PRE CONSTRUCTION MEETING–PROTOCOL MAY BE MODIFIED BY DESIGNATED EROSION CONTROL SPECIALIST.
2. DEFINE INSPECTION SCHEDULE, REVIEW STORMWATER POLLUTION PREVENTION PLAN.
3. STAKEOUT ROAD CENTERLINE, CLEARING LIMITS, WETLANDS, AND STREAMS.
4. INSTALL TREE PROTECTION AND WETLAND PROTECTION FENCE.
5. INSTALL STABILIZED CONSTRUCTION ENTRANCES AS SPECIFIED.
6. CUT AND REMOVE EXISTING TREES AND LOGS, DO NOT GRUB STUMPS.

TEMPORARY RUNOFF AND DRAINAGE CONTROL

7. HYDROSEED RYE ON CLEARED AREAS NOT INCLUDED IN INITIAL EARTHWORK CONSTRUCTION.
8. INSTALL PERIMETER EROSION CONTROL INCLUDING SILT FENCE, BIO–LOGS, EARTH BERMS, AND INLET PROTECTION AT EXISTING CULVERTS.
9. INSTALL WATER BARS IN LOCATIONS AS SPECIFIED BY ON–SITE EROSION AND SEDIMENT CONTROL SPECIALIST.
10. INSTALL TEMPORARY CULVERTS INCLUDING INLET AND OUTLET PROTECTION, AND PERMANENT CULVERTS WHERE APPROPRIATE.

EARTHWORK AND SITE CONSTRUCTION

11. GRUB STUMPS IN SEDIMENT BASIN LOCATIONS, EXCAVATE SEDIMENT BASINS AND SHAPE TEMPORARY DIVERSION SWALES.
12. STABILIZE SEDIMENT BASINS AND DIVERSION SWALES.
13. INSTALL CHECKDAMS AS REQUIRED.
14. GRUB REMAINING STUMPS, BEGIN ROUGH GRADING.
15. INSTALL INFRASTRUCTURE, INCLUDING CATCH BASINS WITH INLET PROTECTION, PIPING, AND PERMANENT DRAINAGE STRUCTURES WITH INLET AND OUTLET PROTECTION AS REQUIRED.
16. BUILD ROADWAYS AND STABILIZE.
17. PLACE ROAD SUBGRADE, STABILIZE, AND BUILD PERMANENT STORMWATER CONVEYANCE SWALES.

TEMPORARY STABILIZATION OF WORK AREA

18. SEED AND MULCH ALL BARE SOIL AREAS TO REMAIN UNDISTURBED FOR MORE THAN 14 DAYS.
19. APPLY ROLLED EROSION CONTROL PRODUCT OR HYDROSEED A MIXTURE OF WOOD FIBER MULCH WITH TACIFYING AGENT, TO ALL SLOPES 3:1 OR GREATER.
20. INSPECT ALL PERIMETER EROSION CONTROL AND REPAIR AS DIRECTED.
21. INSTALL/REPAIR ALL INLET AND OUTLET PROTECTION, PERIMETER SWALE STABILIZATION SUCH AS TURF REINFORCEMENT MATS, RIP RAP, AND CHECKDAMS.
22. REMOVE SEDIMENT FROM TRAPPING DEVICES.

PERMANENT STABILIZATION

23. REPAIR/RE–SEED ALL BARE SPOTS.
24. CONSTRUCT PERMANENT STORMWATER BASINS, OR CONVERT SEDIMENT BASINS. STABILIZE SIDE SLOPES.
25. INSTALL SOD ON ALL AREAS AS SPECIFIED.
26. PAVE ROADS, INSTALL PROPOSED PLANT MATERIALS.
27. RECEIVE CERTIFICATION OF STABILIZATION FROM EROSION AND SEDIMENT CONTROL SPECIALIST.
28. CLEAN ALL STORMWATER SYSTEMS OF SEDIMENT, TRASH, AND DEBRIS.
29. REMOVE TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES AS APPROVED BY THE EROSION AND SEDIMENT CONTROL SPECIALIST.

LEGEND	SYMBOL
PROPERTY BOUNDARY	
WORK AREA	
HAUL ROAD	
SILT FENCE	—x—x—x—x—x—
DIVERSION SWALE	
CONVEYANCE SWALE	
STORMWATER PIPE	— ST — ST — ST —
DEWATERING DISPERSION PIPE	—DP—DP—DP—DP—DP—
SEDIMENT BASIN DEWATERING PIPE	
SEDIMENT BASIN	
STABILIZED WORK AREA	

0 25 50 100
SCALE: 1"=50'

the LA group
Landscape Architecture and Engineering, PC
40 Long Alley
Saratoga Springs
New York 12866
P 518/587-8100
F 518/587-0180
www.thelagroup.com

Unauthorized alteration or addition to this document is a violation of Section 7209 of the New York State Education Law

© the LA Group 2010

Design MJT/JTS
Drawn MJT/JTS
Checked KJF/SJA

This drawing is not certified for the purposes of construction, unless it is specifically noted as issued for construction.

Submission:
FOR REGULATORY APPROVALS ONLY

PREPARED FOR:
Crossroads Ventures, L.L.C.
PO Box 267
Mt. Tremper, NY 12457

The Modified Belleayre Resort at Catskill Park

Wildacres Resort & The Highmount Spa Resort
Town of Shandaken & Town of Middletown, New York

Title
Sediment and Erosion Control Plan- Highmount

Key Plan

NORTH

Revisions

Project: 07074
Date: 03/30/2011

Drawing
L-3.20