

Low Impact Development (LID) Code Update

Public hearing

CITY OF MOUNTLAKE TERRACE

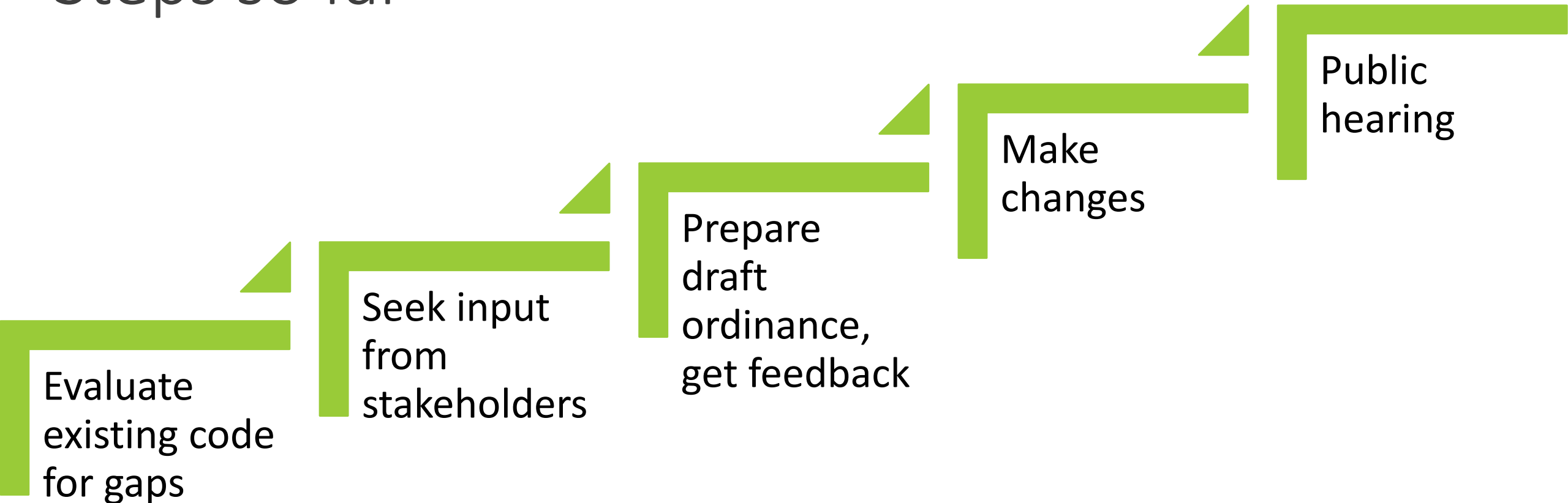
MAY 21, 2018

Agenda

- ❑ Steps so far
- ❑ Changes to existing code
- ❑ Examples – what LID might look like here
- ❑ Support provided by city staff for LID implementation



Steps so far



Evaluate
existing code
for gaps

Seek input
from
stakeholders

Prepare
draft
ordinance,
get feedback

Make
changes

Public
hearing

Changes to existing code

- Repair broken code
- Update definitions
- Trigger stormwater review for more than 7,000 ft² of land disturbing activity
- Assign responsibility for LID to Public Works
- Allow more flexibility in where LID can be sited (site-by-site)

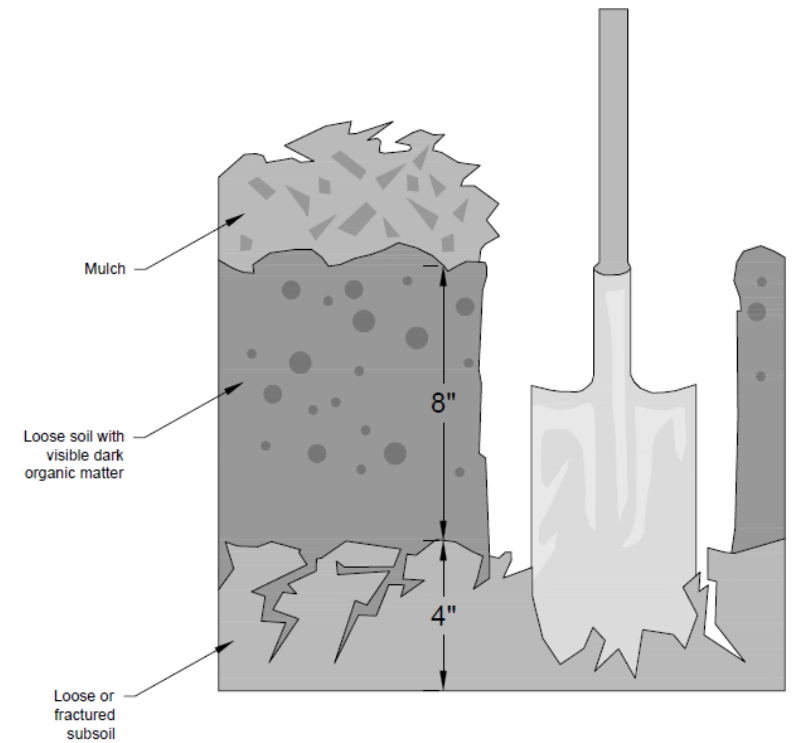
Kirkland's Park Lane



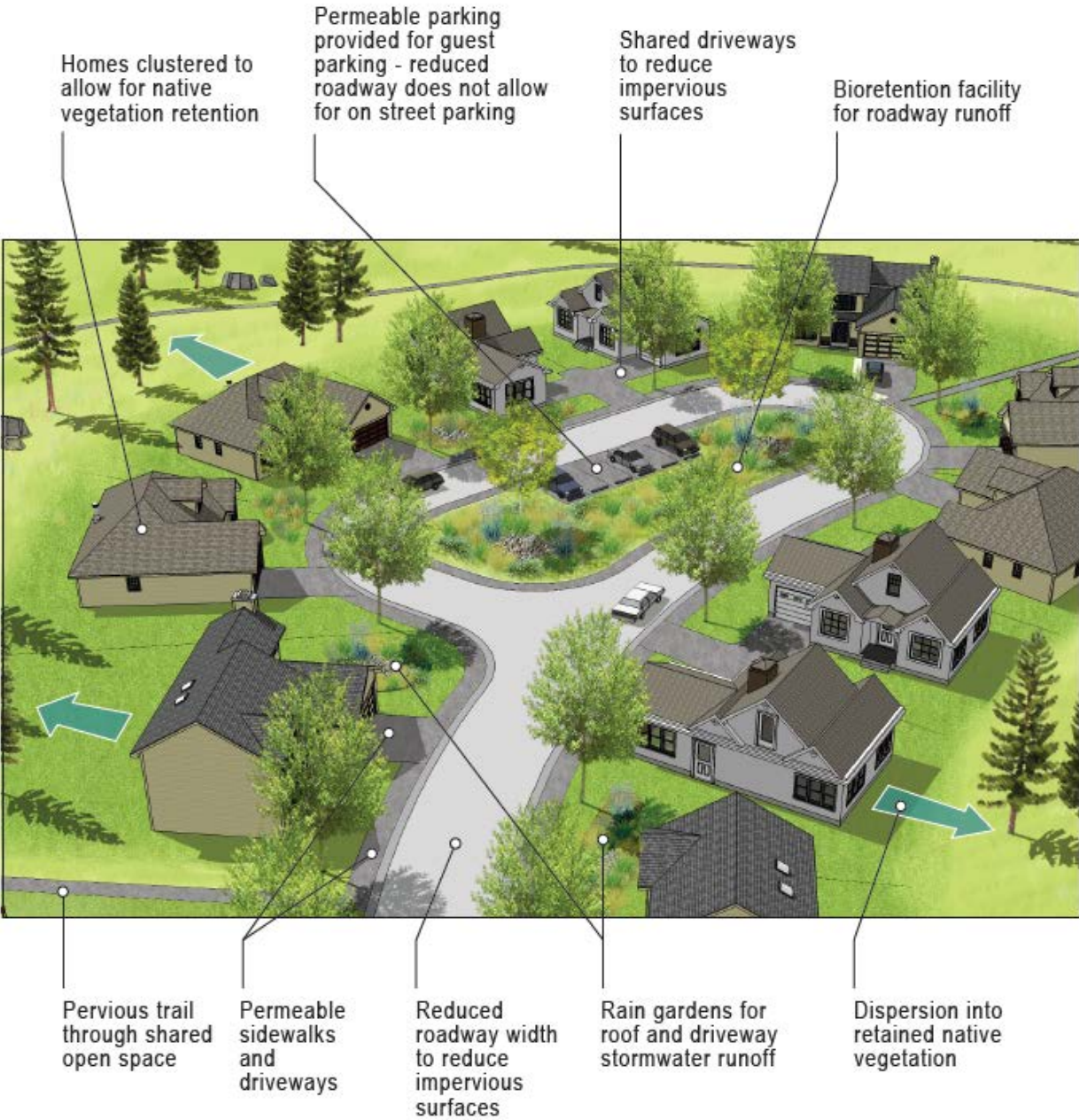
Single family applications



Post-Construction Soil Depth and Quality



LID in planned developments and open space



LID Technical Support



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Low Impact Development (LID) Checklist

In Mountlake Terrace, the preferred method of managing stormwater on your property is infiltration. Infiltration is part of a set of practices called "Low Impact Development" (or LID). This LID Checklist is designed to help you determine how to meet City code, protect downstream properties from flooding, and improve water quality for Lake Ballinger.

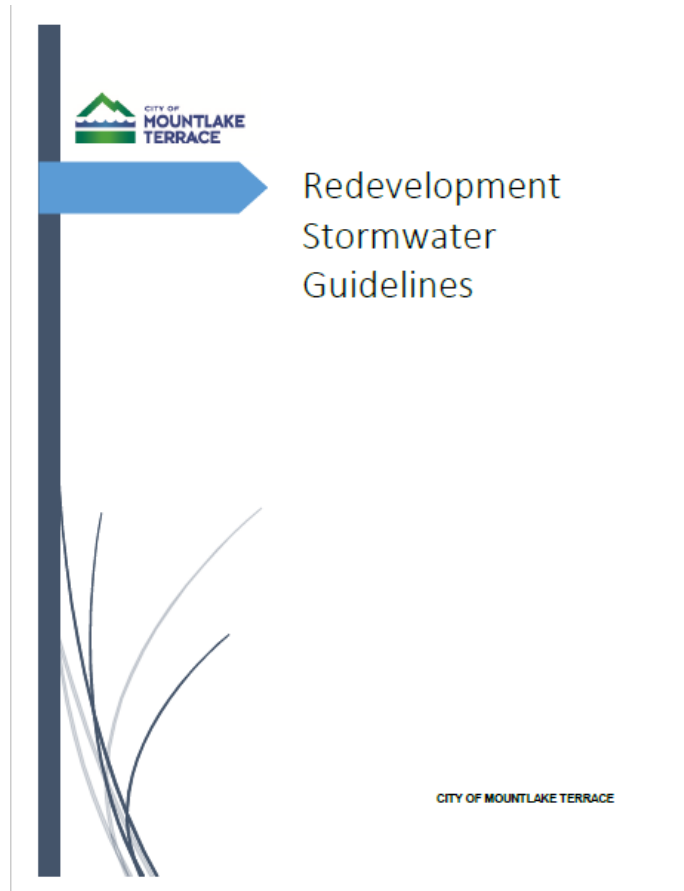
- 1. Determine Which Minimum Requirements Apply.** This will depend on the size of your project. Use the Redevelopment or New Development Flow Chart of this checklist.
- 2. Review Each Minimum Requirement and Prepare as Needed.** If you have questions, help is available. Contact the City Stormwater Program Manager, Laura Reed at (425) 744-6226 or lreed@ci.mt.wa.us

Minimum Requirement #1 – Preparation of a Stormwater Site Plan (2012/2014 Ecology manual, Volume 1, Chapter 3, page 77)

- Survey prepared by a registered land surveyor
- Soils report by a professional soil scientist¹
- Survey of existing vegetation by a qualified individual (if significant trees on site)
- Preliminary development layout
- Off-site analysis
- Stormwater control plan
- Maps prepared as part of the stormwater site plan must show:
 - o Existing development (on and near site, if available)
 - o Minor and major hydrologic features
 - o Flood hazard areas (on and near site)
 - o Geologic hazard areas
 - o Aquifer and wellhead protection areas (on or near site)
 - o Topographic information (>10% slope, 2 ft. contours); 10%-20%, 5 ft. contours, >20%, 10 ft. contours)
 - o Elevations at 25 ft. intervals

Minimum Requirement #2 – Construction Stormwater Pollution Prevention Plan (SWPPP) (2012/2014 Ecology manual, Volume 1, Chapter 2, Page 43)

¹ For sites needing Minimum Requirements #1-9, the soils report must be produced by a professional soil scientist certified by the Soil Science Society of America (or an equivalent national program), or by other suitably trained persons working under the supervision of a professional engineer, geologist, hydrogeologist, or engineering geologist registered in the State of Washington. For sites needing only Minimum Requirements #1-5, in addition to the qualified professionals previously listed, a locally licensed on-site sewage designer may produce the soils report.



Recommendation

Staff recommends the City Council approve the ordinance.