

**ARCADIA**

STORMWATER PLANNING PROGRAM LID PLAN CHECKLIST

**FORM
PC**

Project Name	Owner Name	Developer Name
Project Address	Owner Address	Developer Address
Plan Check #	Owner Phone	Developer Phone

TYPE OF PROJECT

Does the proposed project fall into one of the following categories? Please check Yes/No	YES	NO
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PRIORITY PROJECTS

1. New development* projects that are in any of the following categories:		
a) Projects equal to 1 acre or greater of disturbed area and adding more than 10,000 square feet or more of impervious* surface (collectively over the entire project site)	<input type="checkbox"/>	<input type="checkbox"/>
b) Industrial parks of 10,000 square feet or more of surface area*	<input type="checkbox"/>	<input type="checkbox"/>
c) Commercial malls of 10,000 square feet or more of surface area*	<input type="checkbox"/>	<input type="checkbox"/>
2. Redevelopment* projects that create and/or replace 5,000 square feet or more of impervious* surface (collectively over the entire project site) on any of the following:		
a) Existing sites of 10,000 square feet or more of impervious* surface area*	<input type="checkbox"/>	<input type="checkbox"/>
b) Industrial parks 10,000 square feet or more of impervious* surface area*	<input type="checkbox"/>	<input type="checkbox"/>
c) Commercial malls 10,000 square feet or more of impervious* surface area*	<input type="checkbox"/>	<input type="checkbox"/>
3. New development* or redevelopment* projects that create and/or replace 5,000 square feet or more of impervious* surface (collectively over the entire project site) and support one or more of the following uses:		
a) Restaurants (SIC 5812)	<input type="checkbox"/>	<input type="checkbox"/>
b) Parking lots	<input type="checkbox"/>	<input type="checkbox"/>
c) Automotive service facilities (SIC 5013, 5014, 5511, 5541, 7532-7534 and 7536-7539)	<input type="checkbox"/>	<input type="checkbox"/>
d) Retail gasoline outlets	<input type="checkbox"/>	<input type="checkbox"/>
4. New development* and redevelopment* projects that create and/or replace 2,500 square feet or more of impervious* area; discharge stormwater that is likely to impact a sensitive biological species or habitat; and be in, directly adjacent* to, or discharge directly to an ASBS* or "Sensitive Ecological Area"	<input type="checkbox"/>	<input type="checkbox"/>

If any of the boxes 1-4 are checked YES, this project will require the preparation of a Low Impact Development (LID) * Plan* with a Maintenance Agreement*

SPECIAL PROVISION PROJECTS

5. Green street* project	<input type="checkbox"/>	<input type="checkbox"/>
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If any of the boxes 11-12 are checked YES, this project will require the preparation of a plan with special provisions associated with the type of development.

* Defined on back.

Applicant Name

Applicant Signature

Applicant Title

Date

DEFINITIONS:

Areas of Special Biological Significance (ASBS). As defined in the Water Quality Control Plan for Ocean Waters of California (California Ocean Plan), ASBS are all those areas designated by the State Water Board as ocean areas requiring protection of species or biological communities to the extent that maintenance of natural water quality is assured.

Best Management Practices (BMPs): Practices or physical devices or systems designed to prevent or reduce pollutant loading from stormwater or non-stormwater discharges to receiving waters.

Development: Any construction, rehabilitation, redevelopment or reconstruction of any public or private residential project (whether single-family, multi-unit or planned unit development); industrial, commercial, retail and other non-residential projects, including public agency projects; or mass grading for future construction. It does not include routine maintenance to maintain original line and grade, hydraulic capacity, or original purpose of facility, nor does it include emergency construction activities required to immediately protect public health and safety.

Directly Adjacent: Projects situated within 200 feet of the contiguous zone required for the continued maintenance, function, and structural stability of an environmentally sensitive area.

Green Streets Plan: A plan that follows U.S. EPA guidance regarding Managing Wet Weather with Green Infrastructure: Green Streets (December 2008 EPA-833-F-08-009) to the maximum extent practicable. Street and road construction applies to standalone streets, roads, highways, and freeway projects. Temporary access roads are not subject to this requirement. Projects under this category are exempt from the BMP Performance Requirements of a LID Plan.

Impervious: Surfaces that do not allow stormwater runoff to percolate into the ground. Impervious surfaces include but are not limited to concrete, asphalt, and roofing materials.

Low Impact Development (LID): The implementation of systems and practices that use or mimic natural processes to: 1) infiltrate and recharge, 2) evapotranspire and/or 3) harvest and use precipitation near to where it falls to earth.

LID Plan: A plan that meets the Priority Development Project requirements in Part VIII.F of the MS4 NPDES Permit, Order No. R4-2021-0105, Permit No. CAS004004.

Maintenance Agreement and Transfer: Developments subject to post-construction BMP requirements, with the exception of simple LID BMPs implemented on single family residences, must provide an operation and maintenance plan, monitoring plan, where required, and verification of ongoing maintenance provisions for LID practices, Treatment Control BMPs, and Hydromodification Control BMPs including but not limited to: final map conditions, legal agreements, covenants, conditions or restrictions, CEQA mitigation requirements, conditional use permits, and/or other legally binding maintenance agreements. Maintenance records must be kept on site for treatment BMPs implemented on single family residences. Verification must include the developer's signed statement accepting responsibility for maintenance until the responsibility is legally transferred; and either: (a) A signed statement from the public entity assuming responsibility for BMP maintenance; or (b) written conditions in the sales or lease agreement, which require the property owner or tenant to assume responsibility for BMP maintenance and conduct a maintenance inspection at least once a year; or (c) written text in project covenants, conditions, and restrictions for residential properties assigning BMP maintenance responsibilities to the Homeowners Association; or (d) any other legally enforceable agreement or mechanism that assigns responsibility for the maintenance of BMPs.

Sensitive Ecological Area: Sensitive Ecological Areas are identified by the County of Los Angeles' Significant Ecological Areas Program. See <http://planning.lacounty.gov/site/sea/home/>

Surface Area: The surface area is the total footprint, not to include the cumulative area above or below the ground surface.