

Agenda Report

TO: CITY COUNCIL

DATE: September 11, 2000

FROM: City Manager

SUBJECT: Resolution Establishing Storm Water and Urban Runoff Controls for New Construction and Conduct First Reading of an Ordinance to Implement the California Regional Water Quality Control Board's Standard Urban Storm Water Mitigation Plan (SUSMP)

RECOMMENDATIONS:

It is recommended that the City Council:

- (1) Adopt a Resolution establishing storm water and urban runoff controls for new construction, and
- (2) Conduct first reading of An Ordinance of the City of Pasadena amending Section 8.70.090 of the Pasadena Municipal Code regarding storm water and urban runoff control for new construction.

BACKGROUND:

In July 1996, the California Regional Water Quality Control Board, Los Angeles Region (Regional Board), issued a permit to the County of Los Angeles and eighty-five incorporated cities, including Pasadena, to control and minimize the discharge of pollutants associated with storm water and urban runoff. Anticipating this action, the City Council had pro-actively adopted Ordinance No. 6601 in 1994, which established storm water controls and regulations for the City that were consistent with those eventually mandated by the Regional Board.

On January 26, 2000, the Regional Board adopted a resolution approving the Standard Urban Storm Water Mitigation Plan (SUSMP), thereby expanding the region's required storm water control and regulation responsibilities by further addressing the issues of construction and development planning.

Under the provisions of the Regional Board's resolution, all Los Angeles County permittees have until September 8, 2000 to adopt ordinances to implement the SUSMP requirements, with the new regulations taking effect no later than October 8, 2000. In order to timely comply with the terms of the Regional Board's mandate, staff has prepared the attached Ordinance and Resolution for adoption.

As presently drafted, the Ordinance and Resolution meet the requirements of the Regional Board's mandate by regulating the reduction of storm water pollution in four fundamental manners: (1) by requiring all construction sites within the City to adhere to established Best Management Practices (BMPs) for the reduction of potential pollutants, (2) by requiring the development of pollution prevention plans for construction sites, (3) by requiring new developments to incorporate structural BMPs (such as a canopy over a fueling island or secondary containment around chemical drums) and/or treatment control BMPs (such as trash filters and oil/grease separators for parking lots, a clarifier or sediment pond) into their designs to reduce storm water runoff and pollutant migration, and (4) by establishing an on-going inspection and maintenance program for developments that install treatment control BMPs. In general, except for the construction BMPs which will commonly apply to all exterior construction, these new regulations will apply to any of the following types of development:

- Subdivisions consisting of ten or more single-family homes.
- Residential developments involving the grading of any natural slope that is twenty-five percent or greater.
- Commercial or industrial developments that create at least 100,000 square feet of impermeable area, including parking areas.
- Parking lots of 5,000 square feet or more, or with twenty-five or more parking spaces potentially exposed to rainfall.
- Various specified industrial and commercial uses, such as auto repair facilities and restaurants.
- Environmentally sensitive areas

Staff has given extensive consideration to the fact that the Regional Board will be issuing numerous additions to their current mandates in the foreseeable future. For that reason, staff is recommending that the actual regulations be adopted by Resolution rather than by Ordinance, to facilitate the adoption of future revisions.

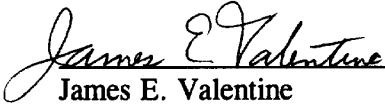
FISCAL IMPACT:

Direct fiscal impact to the City for the implementation of the new regulations is unknown at this time. To this end, staff will perform this work for the remainder of FY 2001 with the existing plan check and inspection fees to pay for the work. Staff will evaluate the impact of this additional work and, if necessary, present any changes to the City Council as part of the General Fee Schedule revision for FY 2002.

Respectfully submitted,

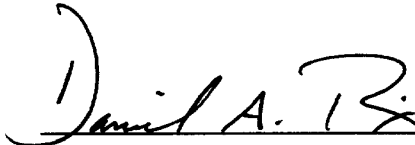

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Attachment

1N-821-JV