CITY OF MOUNTLAKE TERRACE
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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 lreed@ci.mlt.wa.us or (425) 744-6226

Please provide the information from the stormwater requirements listed below. For more detail, please see the MLT Redevelopment Stormwater Guidelines (https://www.cityofmlt.com/documentcenter/view/17602.)

Minimum Requirement #1 *(Required at land use approval)* **– Preparation of a Stormwater Site Plan**

- ☐ Survey prepared by a registered land surveyor
- ☐ **Infiltration pit test results**
- ☐ Soils report by a professional soil scientist[1]
- ☐ 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

[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.

Minimum Requirement #2 *(Required at civil plan approval)* **– Construction Stormwater Pollution Prevention Plan (SWPPP)**

- ☐ Prepare a pollution prevention plan addressing all 13 elements for protection of stormwater during construction. A simplified erosion control template (only for single family homeowners) is available upon request.

Minimum Requirement #3 *(Required at civil plan approval)* **– Source Control of Pollution**

- ☐ Describe all known, available, and reasonable source control and structural source control best management practices (BMPs).

Minimum Requirement #4 *(Required at land use approval)* **– Preservation of Natural Drainage Systems and Outfalls**

- ☐ Describe how the project will maintain existing natural stormwater drainage and outfalls.

Minimum Requirement #5 *(Required at land use approval)* **– On-site Stormwater Management**

- ☐ Use the Low Impact Development performance standard (see Ecology's 2014 Stormwater Manual) and BMP T5.13: Post-Construction Soil Quality and Depth.

OR

- ☐ Use List #2 from Ecology's 2014 Stormwater Manual. (Sites triggering only Minimum Requirements #1 - #5 may substitute BMP T5.14A: Rain Gardens for BMP T7.30: Bioretention Cells, Swales, and Planter Boxes.)

Minimum Requirement #6 *(Required at land use approval)* **– Runoff Treatment**

- ☐ If your site has more than 5,000 square feet of pollution-generating hard surface, determine appropriate runoff treatment and show the location on the plans.

Minimum Requirement #7*(Required at land use approval)* **– Flow Control**

- ☐ If your site has more than 10,000 square feet of effective impervious surface, determine and show appropriate flow control on the plans.

Minimum Requirement #8 – *(Required at land use approval)* **Wetlands Protection**

- ☐ If your site discharges stormwater to wetlands directly, or indirectly via a conveyance system, special conditions apply, and how these conditions will be met must be described.

Minimum Requirement #9 *(Required at civil plan approval)* **– Operation and Maintenance**

- ☐ Develop O&M manual for all proposed stormwater facilities on your site.

Final plat/binding site plans *(Required at civil plan approval)*

- ☐ Right of entry for City staff for the purpose of inspection, auditing, maintenance, or repair of storm drainage facilities (emergency and non-emergency.)
- ☐ In the event of failure to repair or maintain storm drainage facilities within a reasonable time period, include the right of the City to repair or maintain storm drainage facilities at the expense of the owners' or homeowners' association.

Figure I-2.4.2 Flow Chart for Determining Requirements for Redevelopment

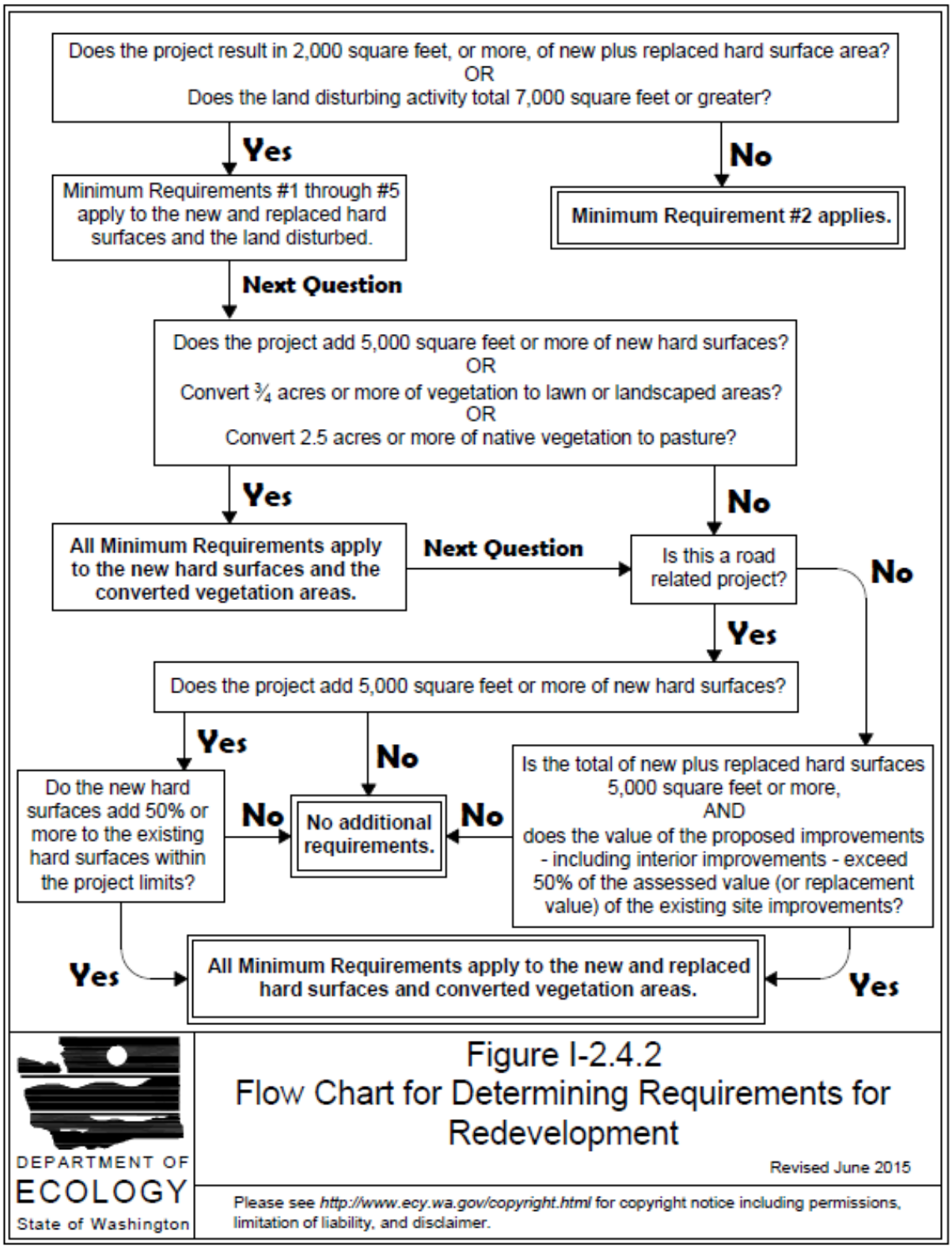

Figure I-2.4.1 Flow Chart for Determining Requirements for New Development