

Re: SFPUC Stormwater Management Requirements

Dear Project Proponent,

Your project may be subject to meeting requirements of the 2010 San Francisco *Stormwater Design Guidelines (Guidelines)*. The project parameter that triggers compliance with the *Guidelines* is:

- **Disturbance of 5,000 square feet** or more of ground surface<sup>1</sup>, and
- **Filing for a site permit application or building permit** application with the San Francisco Department of Building Inspection after January 12, 2010.

**If your project triggers compliance with the *Guidelines* your project must:**

1. Determine if your project is located in the area served by the combined sewer or by the separate sewer.
2. Meet the applicable performance measure:
  - Combined Sewer Areas:
    - For sites with existing imperviousness of less than or equal to 50%, stormwater runoff rate and volume shall not exceed pre-development conditions for the 1- and 2-year 24-hour design storm.
    - For sites with existing imperviousness of greater than 50%, stormwater runoff rate and volume shall be decreased by 25% from the pre-development conditions for 2-year 24-hour design storm.
    - This requirement is equivalent to LEED Sustainable Sites Credit 6.1.
  - Separate Sewer Areas:
    - Capture and treat the rainfall from a design storm of 0.75 inches.
    - This requirement is equivalent to LEED Sustainable Sites Credit 6.2.
3. Develop a Preliminary Stormwater Control Plan (SCP) in accordance with the *Guidelines* and submit it for review and approval to the SFPUC prior to receiving a Site or Building Permit; and

**Edwin M. Lee**  
Mayor

**Art Torres**  
President

**Vince Courtney**  
Vice President

**Ann Moller Caen**  
Commissioner

**Francesca Vietor**  
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**Anson Moran**  
Commissioner

**Harlan L. Kelly, Jr.**  
General Manager

<sup>1</sup> Disturbed ground surface is measured cumulatively. Activities that disturb the ground surface include, but are not limited to, the construction, modification, conversion, or alteration of any building or structure and associated grading, filling, excavation, change in the existing topography, and the addition or replacement of impervious surface. All sidewalks, parking, driveways, and landscaped and irrigated areas constructed in conjunction with the Development Project are included in the disturbed area. Disturbed ground surface does not include interior remodeling projects, maintenance activities such as top-layer grinding, repaving, and re-roofing, or modifications, conversions or alterations of buildings or structures that does not increase the ground surface footprint of the building or structure. (Stormwater Management Ordinance No. 83-10)



4. Develop a Final Stormwater Control Plan in accordance with the *Guidelines* and submit it for review and approval to the SFPUC prior to receiving the Certificate of Final Completion.
5. Develop a maintenance plan for all proposed stormwater controls and submit it as part of the Preliminary and Final Stormwater Control Plan.
6. Sign and record a Maintenance Agreement prior to Certificate of Completion.

Stormwater requirements can be met using Low Impact Design (LID) or other green infrastructure approaches. LID approaches use stormwater management solutions that promote the use of ecological and landscape-based systems that mimic pre-development drainage patterns and hydrologic processes by increasing retention, detention, infiltration, and treatment of stormwater at its source.

**Other SFPUC related Ordinances:**

Your project may also be subject to other SFPUC requirements. For a list of all water, sewer, or stormwater requirements that may apply to your project, visit [www.sfwater.org/reqs](http://www.sfwater.org/reqs)

Any project that also includes 1,000 square feet or more of new or modified landscape area may be subject to the SFPUC Water Efficient Irrigation Ordinance. For more information, please visit: [www.sfwater.org/landscape](http://www.sfwater.org/landscape).

Any project proposing to reuse on-site non-potable water should also submit the SFPUC On-Site Non-Potable Project Application. For information and the application, please visit: [www.sfwater.org/np](http://www.sfwater.org/np).

**The necessary documents can be found online at:**

- Stormwater Design Guidelines informational materials: [www.sfwater.org/sdg](http://www.sfwater.org/sdg)
- Stormwater Management Ordinance (No. 83-10): <http://www.sfbos.org/ftp/uploadedfiles/bdsupvrs/ordinances10/o0083-10.pdf>
- Stormwater Control Plan Form and Instructions: Refer to *Guidelines* at: [www.sfwater.org/sdg](http://www.sfwater.org/sdg)
- Municipal separate stormwater sewer system (MS4) and combined sewer system boundary map: Refer to *Guidelines*, p.10

The project review staff looks forward to helping you achieve stormwater management compliance. Upon receipt of this letter please contact the SFPUC project review staff to discuss how the *Guidelines* requirements apply to your project at: [stormwaterreview@sfwater.org](mailto:stormwaterreview@sfwater.org)

Sincerely,

Project Review Team  
Urban Watershed Management Program  
San Francisco Public Utilities Commission  
Wastewater Enterprise  
[stormwaterreview@sfwater.org](mailto:stormwaterreview@sfwater.org)