



GUIDE TO DEVELOPER TECHNICAL INFORMATION FOR PROJECTS IN ROLLING HILLS-(MS4 PERMIT)

THIS GUIDE PERTAINS TO DEVELOPMENT AND REDEVELOPMENT PROJECT STANDARDS PER THE LOS ANGELES COUNTY MUNICIPAL NPDES PERMIT (MS4 PERMIT), INCLUDING LOW IMPACT DEVELOPMENT REQUIREMENTS (CHAPTER 8.32 OF THE ROLLING HILLS MUNICIPAL CODE).

Chapter 8.32 Storm Water Management and Pollution Control Ordinance of the Rolling Hills Municipal Code prescribe the requirements of the Municipal NPDES Permit authorized by the Federal Clean Water Act.

The new regulations have replaced the previously required Standard Urban Stormwater Mitigation Plan (SUSMP), but are more restrictive and apply to ALL projects, regardless of size. All projects must implement an effective combination of erosion and sediment control BMPs from the Municipal NPDES Permit to prevent erosion and sediment loss, and the discharge of construction wastes.

However, some projects are subject also to the Low Impact Development, (LID), requirements. **LID means building or landscape features designed to retain or filter storm water runoff.**

Developer Technical Information for Projects subject to the requirements of the Storm Water Management Ordinance and LID criteria is posted on the City's Website at:

www.Rolling-Hills.org/index.aspx?nid=95

www.Rolling-Hills.org/DocumentCenter/View/768

www.Rolling-Hills.org/DocumentCenter/View/769 - (P. 2 of Appendix B -
Rainfall depth information)

Chapter 8.32 of the Rolling Hills Municipal Code is provided as Attachment A to the Technical Information document above.

The development community must adhere to these regulations, keep track and provide all the necessary information and documents to the City and/or City's Building Officials in a timely manner. LID designs, if applicable, must be shown on all plans submitted to the City and be implemented in an approved manner.

ALL Development and Redevelopment Projects are subject to the Municipal NPDES Permit, but some are also subject to the LID regulations. In summary, the following single family residential and accessory structures construction is subject to the new LID regulations, (see Section 8.32.090 and 8.32.095 of Chapter 8.32):

1. Construction of new single family residential homes, equal to one acre or greater of disturbed area and adding more than ten thousand square feet of impervious area (including the house);
2. Single family hillside residential developments or redevelopments;
3. Redevelopment projects which include:
 - (a) Land-disturbing activities which create, add, or replace ten thousand square feet or more of impervious surface area; and
 - (b) Where Redevelopment results in an alteration to more than fifty percent of impervious surfaces of a previously existing development;
 - (c) Where Redevelopment results in an alteration to less than fifty percent of impervious surfaces of a previously existing development, and the existing development was not subject to post-development storm water quality control requirements, only the alteration must be mitigated, and not the entire development.
4. Roadway construction with ten thousand square feet or more of impervious surface area;
5. Any New Development or Redevelopment project located in or directly adjacent to or discharging directly into a Significant Ecological Area, where the development will:
 - (a) Discharge storm water that is likely to impact a sensitive biological species or habitat; and
 - (b) Create two thousand five hundred square feet or more of impervious surface area.

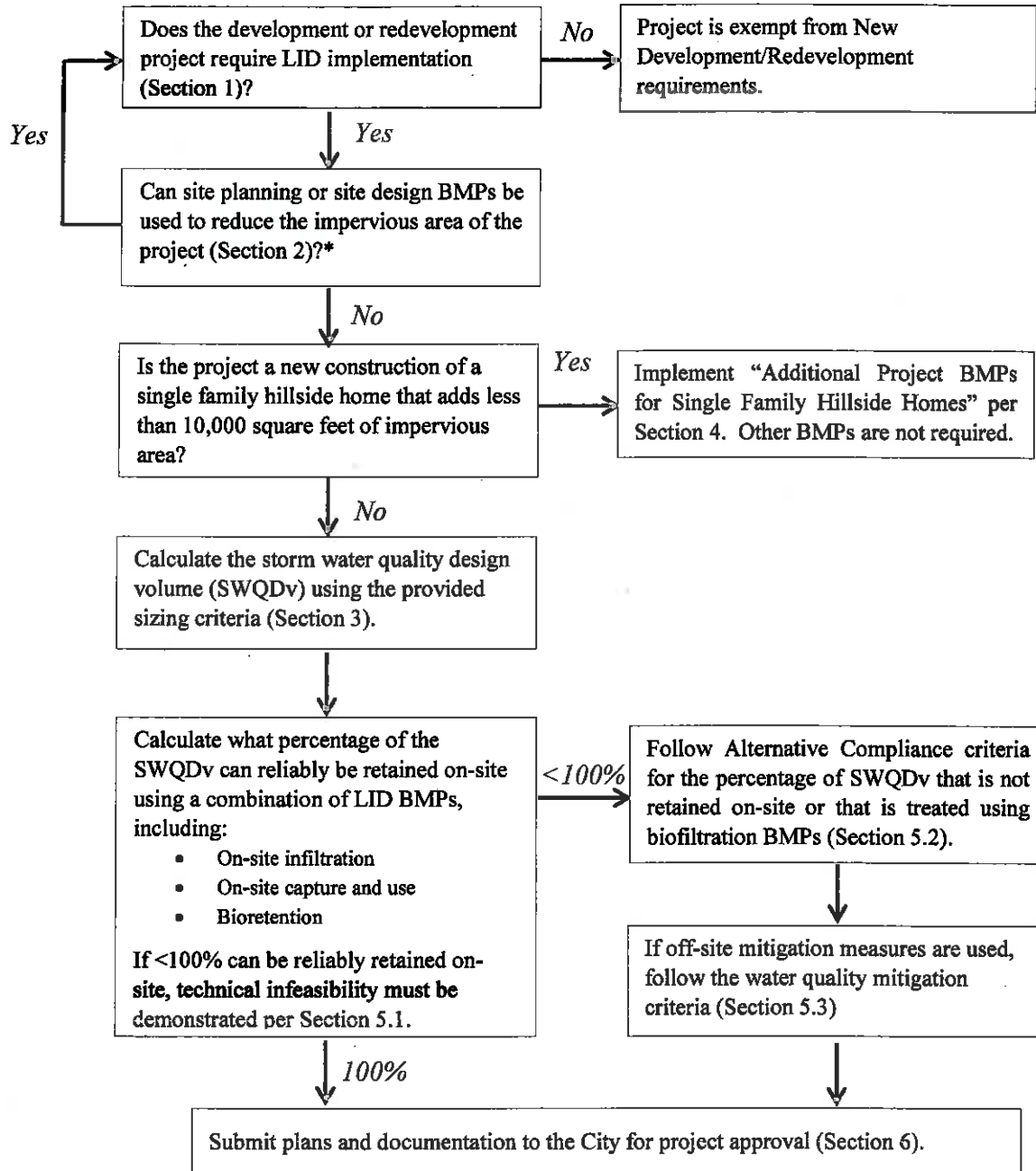
The County of Los Angeles Low Impact Development (LID) Standards Manual along with the County's Stormwater BMP Design and Maintenance Manual should serve as the primary design manual for developers.

The attached flow chart contains the general steps for developers to walk through to determine which, if any, section of the Developer Technical Information manual is relevant to their project.

In addition, the Developer Planning Checklist form is to be submitted with all applications to the Planning Department.



**Figure 1: New Development and Redevelopment Project Guidance
Flow Chart for Project Planning**



*If the final impervious area is near the qualifying threshold, consider site planning or site design BMPs (Section 2), e.g., porous pavement, to decrease the final impervious area and to exempt the project from the requirement to retain the SWQDv

**Planning Information for New Development/Redevelopment LID Projects
(In Accordance with Chapter 8.32 of City of Rolling Hills Municipal Code)**

General Project Information		
Project Address		
Parcel ID		
Zoning/Use Code:		
Project Developer		
Project Owner		
Owner Phone		
Owner address		
Owner email		
Site acreage:		
Project acreage/disturbed area (may be less than site acreage for redevelopment projects)		
Planned impervious surface area for the project (ft ²) (includes building footprint as well as impervious driveways, patios, sport courts, etc.)		
Planned pervious surface area for the project (ft ²)		
State WDID No. (if subject to Construction General Permit)		
Runoff Calculations for Project Site		
85th percentile, 24-hour storm (inches)		
Project design storm (inches) (Greater of 85th percentile, 24-hour storm and 0.75)		
Storm Water Quality Design volume (cubic ft)		
Percent of design storm to be retained on site		
Biofiltration BMPs being used ? (Yes/No)		
Biofiltration BMP Treatment Volume (1.5 times the SWQDv not reliably retained on site)		
If offsite mitigation measures will be used, the following information must be provided		
Design volume for water quality mitigation treatment BMPs (ft ³)		
If flow-through water quality treatment BMPs are approved, provide the 1-year, 1-hour storm intensity (inches per hour)		
Percent of design storm volume to be infiltrated at off-site mitigation site		
Percent of design storm to be treated with biofiltration at off-site retrofit		
Name/address of off-site mitigation or retrofit sites		
GIS coordinates for off-site mitigation project		
BMP Specifications		
Permanent Structural BMP ID [provide additional columns for BMPs as necessary]	BMP A	BMP B (if necessary)
Structural BMP Type and Description		
BMP Location on Site (Coordinates)		
BMP Location Description (or attach map)		
BMP Design Capture Volume (ft ³)		

*Attach BMP design plans/specs