

STORMWATER DETENTION AND TREATMENT INFORMATION GUIDE

The City of Veneta adopted the City of Portland Stormwater Management Manual, Revision #4, August 1, 2008.

The City of Veneta requires that stormwater detention and treatment facilities be provided for all projects that create greater than or equal to 1,000 square feet of new impervious surface. (Veneta Land Development Ordinance 493, Section 5.16 - Stormwater Detention and Treatment).

There are two stormwater design approaches within the adopted stormwater manual including:

- 1) Simplified Approach
- 2) Presumptive Approach

What stormwater design approach is right for your site?

The **Simplified Approach** is intended for private small-scale residential development, where:

- The total new or redeveloped impervious area is less than 10,000 square feet; and
- There are no public or private street or alley improvements.

This approach is based on established sizing factors and does not require the assistance of a licensed engineer. Required infiltration testing can be done by the property owner.

The **Presumptive Approach** is intended for:

- Medium to large-scale residential projects (10,000 square feet or more of new or redeveloped impervious area)
- Most commercial projects

The Performance Approach is available for projects that include alternative solutions or have unique circumstances that require analysis that goes beyond the more routine specifications of the other approaches. Detailed engineering calculations must be provided to demonstrate the performance of the proposed design. The required plans and report must be prepared by qualified design professionals and stamped by a licensed engineer. See Appendix D.5 of the 2008 SWMM for the Performance Approach Submittal Guide.



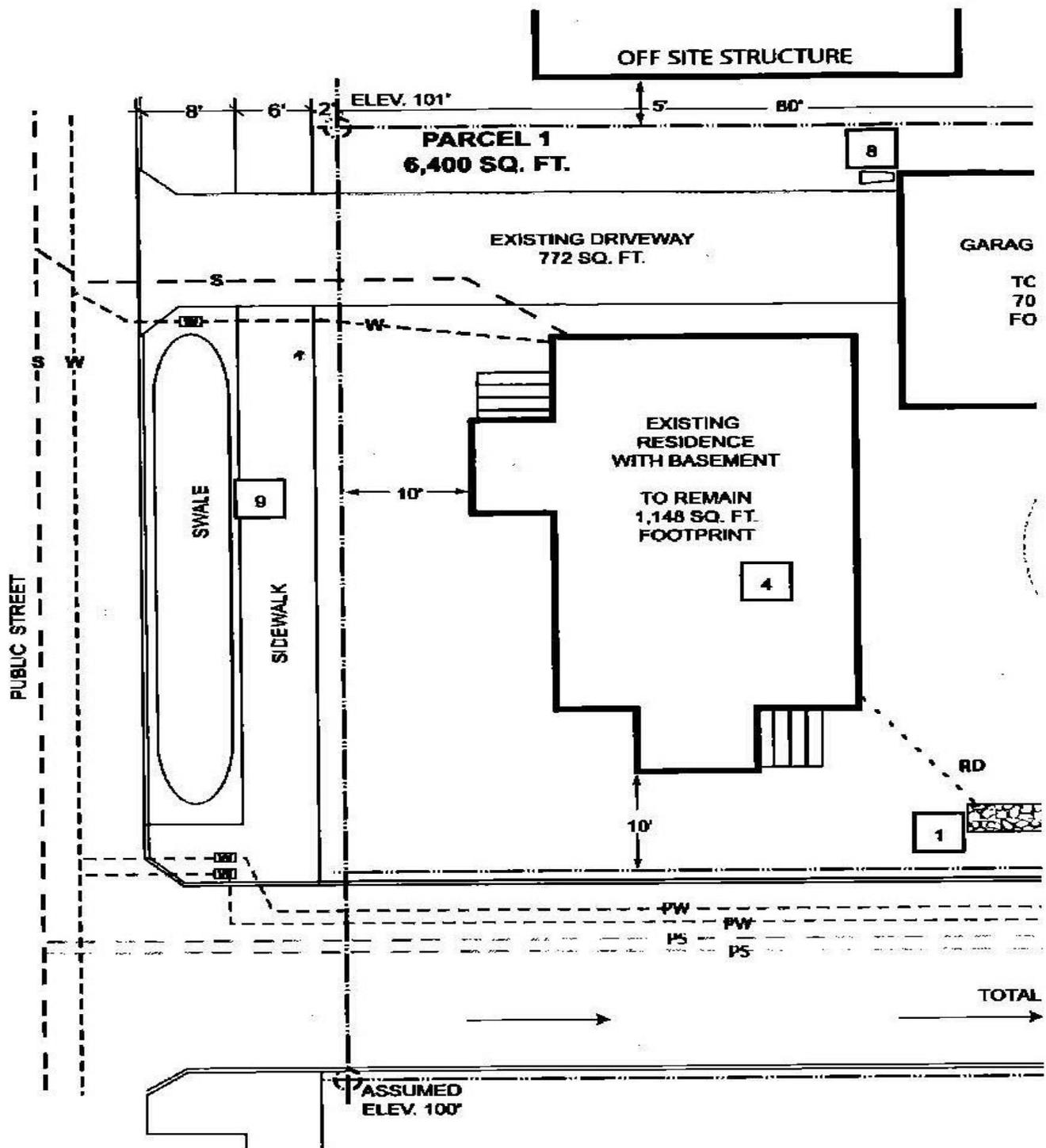
Minimum stormwater management submittal requirements include:

1. Site Utility Plan (See Reverse Side for Example Site Utility Plan)
2. Narrative describing your proposal and how it complies with the adopted Portland SWMM and;
3. Infiltration test results and sizing calculations using one of the design approaches specified in the SWMM - Simplified, Presumptive or Performance Approach.

The Site Utility Plan should include the following information:

- 1) Scale
- 2) Topography and/or ground elevations
- 3) All existing development to remain onsite and any development within 10 feet of the site.
- 4) Conceptual building footprints and driveway location for proposed vacant lots.
- 5) Existing and proposed stormwater facilities and landscape plantings that meet the adopted Stormwater Management Manual requirements.
- 6) Public and private streets and associated stormwater facilities
- 7) Existing and proposed connections to sanitary sewer, storm sewer and water lines (include water meter locations) for the subject site and associated easements, if applicable.
- 8) Existing and proposed cesspools, septic tanks and drainfields
- 9) Trees to remain and their root protection zones and required landscaping

Example Site Utility Plan



SCALE
1" = 20'

LEGEND

- 1 PROPOSED SOAKAGE TRENCH OR DRYWELL (DW)
- 2 PROPOSED PRIVATE STREET TRACT (INCLUDES STORMWATER FACILITY FOR STREET)*
- 3 CESSPOOL (CP) TO BE DECOMMISSIONED
- EXISTING TREES TO REMAIN WITH ROOT PROTECTION ZONES
- TREES TO BE REMOVED

— — — — — PROPERTY LINES