

February 24, 2015 Stormwater Advisory Meeting

Obey Creek Discussion Questions

General

1. What are the physical characteristics of the parcel - topography, location of creeks, drainage areas, and RCD?
2. What impact will the size and design of the Obey Creek project have on stormwater volume control and water quality?
3. What is the estimated impervious surface ratio for area west of Wilson's Creek?
4. Are there any uses that should be prohibited from the site for stormwater and environmental purposes? (e.g., gas station, storage of fuel for generators)
5. How is the conserved area on the east side of Wilson's Creek to be administered and protected?
6. What are the specific issues associated with the removal and replacement of existing soil and the proposed use of removed soils to fill in quarry area on east side of the creek?
7. What studies have been conducted on the parcel to date? What baseline studies are needed before final decisions are made for final footprint and stormwater management requirements?

Construction standards and practices

8. What specifically should be required during the construction phase? Is there any part of the current language in draft Development Agreement (DA) that does not meet current standards? To what degree does it exceed them?
9. What is the current phasing plan proposed?
10. Discuss the current language in the DA to meet water quality standards. 85% of TSS required. What are likely management techniques?
11. How is volume and rate reduction to be achieved?
12. Discuss the plans for utility extensions and possible impact on conservation area.

Post Construction standards and practices

13. What should be required?
14. What does the ordinance say about nutrients levels? What more should be required?
15. To what degree can the underground cisterns retain stormwater. How big? How effective are they?

16. Ongoing maintenance question after build-out.
  - ◆ How are problems to be resolved. Stormwater District?
  - ◆ Are there "contingency" provisions that should be taken in case stormwater plans are not achieving their water quality goals?
  - ◆ What is a safety net for the public if erosion problems develop at multiple points?