

SECTION 200

STORM DRAINAGE

INTRODUCTION

The latest published edition of the following documents shall be the accepted standard for materials and/or procedures for the construction, modification, alteration, or expansion of the City of Fairfield's roadway infrastructure:

1. *City of Fairfield Design, Construction, and Materials Specification Handbook*
2. *City of Fairfield Codified Ordinances*
3. *City of Fairfield Comprehensive Plan*
4. *Ohio Manual of Uniform Traffic Control Devices (OMUTCD)*
5. *Ohio Department of Transportation Location and Design Manual Volume 2 Roadway Design (ODOT L&D)*
6. *Ohio Department of Transportation Construction and Materials Specification (ODOT CMS)*
7. *Ohio Department of Transportation Construction Administration Manual of Procedures (ODOT MOP)*
8. *Ohio Department of Natural Resources Rainwater and Land Development Manual*
9. *Ohio EPA Laws and regulations (OEPA)*

If a conflict shall exist between reference sources, the more restrictive requirement shall prevail. The Public Works Director shall provide interpretation as requested.

Plan approval by the City of Fairfield does not imply nor assure approval by any other governing jurisdiction. Plans are approved subject to the conditions of compliance with all applicable laws, rules, regulations and standards. The proposed project may be constructed only in accordance with the approved plans. There may be no deviation from the approved plans without the written approval of the City. Approval of the plans does not constitute an assurance that the proposed project will operate in compliance with all Ohio laws and regulations. Plans should also note "All work within the right of way within City limits will require a permit from Public Works". Permits can be found at <https://www.fairfield-city.org/448/Permits-Specifications>

201.00 STORM DESIGN BASIS

201.01 Frequency

• Storm sewers, open ditches, drive culverts	10-year frequency
• Roadway culverts	25-year frequency
• Protection for buildings	50-year frequency

(Ord.167-95. Passed 11-13-95)

201.02 Runoff

- 100 acres or less
- More than 100 acres

Rational method, $Q = CIA$
S.C.S. TR-55 method

201.03 Overland Flow Time

- **Use Chart 201-A**
- First pavement inlet
- First ditch catch basin

Min. 10 minutes
Min. 15 minutes

201.04 Rainfall Intensity

- **Use Chart 201-B**

201.05 Stormwater Management Requirements

1. INTRODUCTION

- Stormwater Management refers to the collection, safe conveyance, and storage of excess storm runoff on a development or redevelopment site that involves use of a single or multiple stormwater management facility(ies) to capture, temporarily store, and treat runoff with gradual release of the stored runoff at an acceptable flow rate into the downstream conveyance system. Stormwater management facilities include, but are not limited to, detention basins or retention basins.
- Detention basins are dry surface areas created by constructing an excavated or embankment basin.
- Retention basins are permanent ponds where additional storage capacity is provided above the normal water level.
- The objective of a detention/retention facility is to regulate the runoff from a rainfall and to control discharges to downstream areas in order to reduce the impact on downstream drainage systems.

2. STORMWATER MANAGEMENT GENERAL REQUIREMENTS

- Quantitative Control.** Detention/retention of stormwater will be required for each subdivision or land development and redevelopment activity unless specifically exempted.
- Qualitative Control.** Stormwater quality control shall be implemented into sites within developing and redeveloping areas in accordance with general and specific requirements

outlined in the latest edition of the Ohio EPA General (NPDES) permit for stormwater discharges associated with construction activity (see Part IIIG2e of the Ohio EPA's NPDES permit (Permit No. OHC0005 or latest edition).)

- c) **Expansion/Redevelopment.** If a site is redeveloped (demolition of existing structures and/or construction of new structures), the entire site shall be brought up to current stormwater standards.
- d) **Stormwater Detention Must Meet Current Standards.** If a site is improved or expanded such that the impervious area of the site is increased by an amount greater than or equal to 50 percent of the original development of the site, stormwater detention provisions shall be provided to improve the stormwater runoff from the entire site to the maximum extent practicable. The City reserves the right to inspect areas downstream of the discharge point and require stormwater detention improvements based upon the findings of the inspection.
- e) **Stormwater Detention Improvements Shall Be Made To Improve The Impact Of The Stormwater Runoff From The Site.** For sites originally developed after 1980, the calculations shall be based upon a virgin site (runoff coefficient of 0.30).
- f) **Stormwater Quality.** Regardless of when the site was originally developed, the entire site shall be treated for stormwater quality according to the regulations found in this manual.

3. EXEMPTIONS TO STORMWATER MANAGEMENT QUANTITATIVE CONTROL REQUIREMENTS

- a) The developer may apply to the City Engineer for exemption from requirement for construction of stormwater management quantitative control facilities.
- b) Each request will be reviewed on its own merit and as it affects the entire drainage area in which it lays and into which it flows.
- c) If an exemption for stormwater management quantitative control is granted by the City Engineer, the developer shall be required to pay a fee in lieu of the construction of the stormwater management facilities. The fee shall be at a rate per cubic foot of detention/retention volume that would have been required if an exemption had not been granted, as indicated in the City of Fairfield Planning & Zoning Code. This fee must be paid to the City prior to recording of the plat of a subdivision or issuance of the building permit if no subdivision plat is involved. Exemptions will only be considered in cases

where construction is impractical, not feasible, and/or not in the best interests of the City of Fairfield

- d) Quantitative requirements for expansions to existing development will generally not be considered for stand-alone improvements of less than 0.25 acres.
- e) The developer may appeal the denial of an exemption to the Board of Zoning Appeals.

4. DESIGN

- a) **Runoff and Volume Calculation Methods.** The methods outlined in the City Subdivision Rules and Regulations, as well as requirements contained in Section 1117.07, Section 1182.03, and requirements contained in the City of Fairfield Design, Construction, and Material Specifications document (latest edition), shall be used to determine the runoff and storage volumes.
 - 1) Quantity of Runoff
 - i. The peak rate of runoff during the 100-year post development storm cannot exceed the peak rate of runoff during the 2-year pre-development storm.
 - ii. For those areas where a study of the downstream area indicates the extended time of high discharge and/or velocity due to restricted release rate and storage may cause flooding and/or excessive erosion, the City Engineer may require additional controls.
 - 2) Quality of Runoff
 - i. The design of stormwater quality controls, also known as Post-Construction Best Management Practices, shall comply with standards and requirements as contained in the latest edition of the Ohio EPA General (NPDES) permit for stormwater discharges associated with construction activity (See Part IIIG2e of the Ohio EPA's NPDES Permit).
- b) **Basin Construction**
 - 1) The side slopes of a detention/retention basin shall not exceed four to one (4:1) unless the existing topographic conditions of the development site make this impractical.

- 2) The bottom of the basin shall be seeded or sodded and sloped to the outlet flow control device. A method of carrying low flow through the basin shall be provided and include appropriate erosion control.
- 3) The maximum water depth for detention basins shall be 6 feet.
- 4) The top of the embankment shall have a minimum width of 8 feet.
- 5) Outlet flow control devices may be either single-stage or multi-stage.
- 6) Seed, sod, or other approved erosion control methods/devices shall be used to protect all basin slopes.
- 7) An emergency spillway capable of discharging a 100-year storm event at a depth not to exceed 1 foot and at non-erosive velocities (less than 10 feet per second) for the spillway lining materials and downstream surfaces over and through which the spillway discharge will flow, shall be constructed at the discharge end of every detention/retention facility upon undisturbed/unexcavated material.
- 8) Other requirements may be imposed for specific cases.

5. SUBMISSION REQUIREMENTS

Plans and supporting data to verify storage volumes, release rates, etc., shall be submitted. The submission shall include, but is not limited to, the following:

- a) A plan, which may be the Improvement Plan, Drainage and Grading Plan, or similar plan at a scale of 1" - 100' or larger, shall be submitted and contain at least the following information:
 - 1) The outline and designation of the drainage area(s). Clearly label the impervious, pervious, and total areas.
 - 2) All existing and proposed drainage facilities.
 - 3) Existing and proposed contours.
 - 4) Existing and proposed buildings/structures.
 - 5) The detention/retention basin with outlet structure(s) details.

- 6) Pertinent elevations (e.g. water surface, 100-year ponding, flowline of flow control devices, etc.)
- 7) A recommendation from a soil engineer for the foundation and design of the embankment to be used for the retention/detention basin.
- 8) Any other information required by the City to clarify intent or design features.

- b) All calculations and other supporting data in sufficient detail and form to facilitate an expedient and accurate review.

6. FEE

Work performed by professional consultants and other costs incurred by the City will be charged to the applicant at their billed cost plus 10 percent. The fee must be paid in full prior to approval of the plans by the City Engineer. (Ord. 25-14. Passed 4-14-14)

201.06 Storm Drainage and Sedimentation Control

1. INTENT

- a) No change shall be made in the contour of the land; no grading, excavating, removal or destruction of the topsoil, trees, or other vegetative cover of the land shall be commenced until such time that a plan for minimizing erosion and sedimentation has been processed with and approved by the City Engineer or Public Works Director or there has been a determination by the Planning Commission that such plans are not required.
- b) For sites regulated under the Ohio EPA General Construction Permit for stormwater discharges (Ohio EPA permit no. OHC000005, or latest edition), the person seeking coverage under that Ohio EPA Construction permit, shall provide a copy of the "Notice of Intent" to do so and a copy of the Ohio EPA's related "Letter of Coverage Authorization", prior to start of construction.
- c) No subdivision shall be approved unless:
 - 1) There has been a plan approved by the City Engineer or Public Works Director that provides for minimizing erosion and sediment as consistent with the intent of this chapter, and performance bond or other acceptable securities are deposited with the City in the form of escrow guarantee which will insure installation and completion of the required improvements; or

- 2) There has been a determination by the Planning Commission and the Ohio EPA that such plans are not required.

2. PERFORMANCE PRINCIPLES AND STANDARDS

- a) The following principles are effective in minimizing erosion and sedimentation and shall be met where applicable for a developing site and included in the control plan:
 - 1) Development or redevelopment sites that are covered under the Ohio EPA General Construction Permit shall develop a stand-alone Stormwater Pollution Prevention Plan (SWP3) per the requirements of the Ohio EPA Permit OHC000005 (or latest edition). This SWP3 shall be provided to the City Engineer for review when the plan for minimizing erosion and sedimentation is submitted for the development proposal. After the SWP3 is approved and during construction, it shall be kept on the construction site, along with a copy of the NOI and letter granting permit coverage under the Ohio EPA general construction permit.
 - 2) Stripping of vegetation, regrading or other development shall be done in such a way that will minimize erosion. Whenever feasible, natural vegetation shall be retained, protected, and supplemented.
 - 3) Development plans shall preserve salient natural features, keep cut-fill operations to a minimum, and ensure conformity with topography so as to create the least erosion potential.
 - 4) The smallest practical area of land shall be exposed at any one time; the topsoil shall be preserved and returned to the surface areas to be revegetated.
 - 5) Disturbed soils shall be stabilized as quickly as practicable with temporary vegetation and/or mulching to protect exposed critical areas during development.
 - 6) The permanent final vegetation and structural erosion control and drainage measures shall be installed as soon as practical in the development.
 - 7) Provisions shall be made to effectively accommodate the increased run-off caused by changed soil and surface conditions during and after development. Where necessary, surface water run-off shall be structurally retarded.
 - 8) Sediment in the run-off water shall be trapped until the disturbed area is stabilized by the use of debris basins, sediment basins, silt traps or similar measures.

- b) The following standards shall be followed in all water management and sediment control plans:
 - 1) All lots shall be graded to provide proper drainage away from buildings and to dispose of it without ponding. All land within a development shall be graded to drain and dispose of surface water without ponding, except where waived by the Planning Commission.
 - 2) All drainage provisions shall be of such design to adequately handle the surface run-off and to carry it to the nearest suitable outlet such as a curbed street, storm drain, or natural watercourse. Where drainage swales are used to divert surface waters away from buildings, they shall be sodded, planted, or paved as required and shall be of such slope, shape and size as to conform to the requirements of the City. (Ord. 167-95. Passed 11-13-95.)
 - 3) The installation of the specified water management and sediment control measures shall be accomplished in accordance with the most recent standards and specifications available from the Ohio Department of Natural Resources document entitled, "Rainwater and Land Development Manual". A copy of such standards and specifications will be kept on file in the offices of the Public Works Director and Development Services Director. (Ord. 127-03. Passed 8-11-03.)
- c) The approved plan for water management and sedimentation control required of the landowner or his agent shall include, but not be restricted to, the following requirements:
 - 1) A description of the nature and type of the construction activity.
 - 2) Indicate the total area of the site and the area of the site that is expected to be disturbed (i.e., grubbing, clearing, excavation, filling or grading, including off-site borrow areas).
 - 3) An estimate of the impervious area and percent imperviousness created by the construction activity.
 - 4) A calculation of the runoff coefficients for both the pre-construction and post-construction site conditions.
 - 5) Existing data describing the soil and, if available, the quality of any discharge from the site.

- 6) The name and/or location of the immediate receiving stream or surface water(s) and the first subsequent named receiving water(s) and the areal extent and description of wetlands or other special aquatic sites at or near the site which will be disturbed or which will receive discharges from disturbed areas of the project. For discharges to the MS4, the point of discharge to the MS4 and the location where the MS4 ultimately discharges to a stream or surface water of the state shall be indicated.
- 7) A description of prior land uses at the site.
- 8) A site map identifying the following:
 - i. Limits of earth-disturbing activity of the site including associated off-site borrow or spoil areas that are not addressed by a separate NOI and associated SWP3.
 - ii. Elevations and/or contours, dimensions, location, and extent of all work proposed to be done, and the existing elevations and/or contours of the land all in 2-foot increments. A delineation of drainage watersheds expected during and after major grading activities as well as the size of each drainage watershed, in acres.
 - iii. Soils types for all areas of the site, including locations of unstable or highly erodible soils.
 - iv. Location of any buildings, structures, utilities, sewers, water, and storm drains on the site where the work is to be performed.
 - v. Location of any building or structure on land of adjacent property owners within 100 feet of the site.
 - vi. The location of all erosion and sediment control practices that are designed in accordance with the Ohio EPA General Construction Permit requirements and ODNR Rainwater and Land Development manual standards, including the location of areas likely to require temporary stabilization during the course of site development.
 - vii. Sediment and stormwater management basins noting their sediment settling volume and contributing drainage area.

- viii. For subdivided developments where the SWP3 does not call for a centralized sediment control capable of controlling multiple individual lots, a detailed drawing of a typical individual lot showing standard individual lot erosion and sediment control practices.
- ix. The location of designated construction entrances where the vehicles will access the construction site.
- x. The location of any in-stream activities including stream crossings.
- xi. Areas designated for the storage or disposal of solid, sanitary, and toxic wastes, including dumpster areas, areas designated for cement truck washout, and vehicle fueling.
- xii. Detailed plans of all drainage provisions, retaining walls, cribbing, vegetative practices, erosion and sediment control measures, location of proposed fences around sediment basins, steep excavations, or ponding areas, and other protective devices to be constructed in connection with, or as a part of the proposed work, together with a map showing the drainage area of land tributary to the site, and estimated cubic foot per second run-off of the area served by any drain, computed in accordance with current City storm drainage criteria.

9) Structural practices shall be used to control erosion and trap sediment from a site remaining disturbed for more than 14 days. Sediment control structures shall be functional throughout the course of earth disturbing activity. Sediment basins and perimeter sediment barriers shall be implemented prior to grading and within seven days from the start of grubbing.

10) Temporary and permanent soil stabilization controls in accordance with the Ohio EPA General Construction Permit requirements and ODNR Rainwater and Land Development manual standards.

11) Detailed drawings for all structural practices that include installation, inspection, and maintenance procedures.

12) A certification of the quantity of excavation and fill involved.

13) A timing schedule and sequence indicating the anticipated starting and completion dates of the development; stripping and/or clearing, rough grading and construction, final grading and vegetative establishment, and maintenance and the time of exposure of each area prior to the completion of effective erosion and sediment control measures.

14) The estimated cost of the grading and/or filling and the cost of the required erosion controls.

d) Approval Procedures

- 1) Three backline copies of complete plans shall be filed with the Development Services Department.
- 2) In order to insure that emergency measures could be taken by the City if the water management and sediment control measures were not implemented according to the agreed upon plan and schedule, a performance bond in the amount of the cost of the water management and sediment control measures shall be required to be filed with the City. Such performance bond shall authorize immediate payment to the City upon certification of the Planning Commission that necessary emergency work must be done immediately to ensure proper water management and sediment control as a result of the landowner's failure to complete or adhere to the approved water management and sediment control plan.
- 3) The Planning Commission and the City Engineer shall make a continuing review and evaluation of the methods used and overall effectiveness of the stormwater management and sediment control program. (Ord. 167-95. Passed 11-13-95.)

e) Enforcement

- 1) The Public Works Director or his designee shall enforce compliance with the approved sediment control plans for projects that involve the construction of public infrastructure, including residential and commercial subdivisions.
- 2) The Development Services Director or his designee shall enforce compliance with the approved sediment control plans for individual lot development projects.
- 3) The Public Works Director and Development Services Director have the authority to issue stop work orders to any person, firm, or corporation performing work where

sediment and erosion control measures are not provided in accordance with the approved site development plans. (Ord.25-14. Passed 4-14-14)

201.07 Special Storm Sewer Rules

1. PERMIT; FEE. No connection shall be made to a public storm sewer within the City until the written permission of the Public Works Director or his designee has been obtained by the person, firm, or corporation proposing to or employed to perform the work. An application for a permit shall be signed by the owner or agent of the property for which the connection is desired and by the person, firm, or corporation employed to perform the work; shall describe the property and state the purpose for which the connection is desired; and shall be accompanied by a fee in accordance with the following schedule:

- Existing residential structure sump pump drain pipe \$10.00
- Existing residential structure roof downspout \$10.00
- Existing residential structure yard drain pipe \$10.00
(6-inch diameter or less)
- Existing residential structure storm sewer pipe \$25.00
(up to 12-inch diameter)
- All other connections \$125.00

No permit shall be issued until the appropriate application is made and the applicable fee is paid.

2. DISCHARGES INTO STORM SEWERS REGULATED. Stormwater and all other unpolluted drainage shall be discharged to such sewers as are specifically designated as storm sewers, or to a natural outlet approved by the Public Works Director. Industrial cooling water or unpolluted process waters may be discharged, upon approval of the Public Works Director, to a storm sewer or natural outlet after obtaining the appropriate permits from the State, Environmental Protection Agency, or any other required agencies.

3. PROHIBITION OF ILLEGAL DISCHARGES. No person, firm, or corporation shall discharge or cause to be discharged into a public storm sewer or watercourse any substance other than stormwater, except as follows:

- a) Water line flushing or other potable water discharges, irrigation or lawn watering, diverted stream flows, rising groundwater, uncontaminated groundwater infiltration, uncontaminated pumped groundwater, foundation or footing drains, water from crawl space pumps, air conditioning condensation, springs, individual residential vehicle washing, natural riparian habitat or wetland flows, dechlorinated swimming pool

discharges, water from firefighting activities, and any other water source not containing pollutants that are not otherwise identified by the Ohio EPA as a prohibited non-stormwater discharge source.

- b) Discharges specified in writing by the Public Works Director or his designee as being necessary to protect public health and safety.
- c) Any non-stormwater discharge permitted under an NPDES permit, waiver, or waste discharge order issued to the discharger and administered under the authority of the Federal Environmental Protection Agency, provided that the discharge is in full compliance with all requirements of the permit, waiver, or order and other applicable laws and regulations.

4. **PROHIBITION OF CERTAIN CONNECTIONS.** The construction, use, maintenance, or continued existence of any drain or conveyance, whether on the surface or subsurface, which allows a prohibited substance to enter a public storm sewer or watercourse is prohibited. This prohibition expressly includes, without limitation, connections made in the past, regardless of whether the connection was permissible under law or practices applicable or prevailing at the time of connection. When a prohibited connection is discovered, the Public Works Director will provide written notice to the property owner ordering its disconnection from the storm sewer system or watercourse. No person, firm, or corporation shall fail to eliminate such connection(s) to the storm sewer or watercourse within thirty days after being ordered to do so as provided herein.
5. **INSPECTION OF STORM SEWERS.** After a connection to a public storm sewer is built, and before it is covered, it shall be inspected and approved by the Public Works Director or his designee.
6. **PROHIBITION OF CURB LINE DISCHARGES.** No roof downspout, sump drain, or other surface or groundwater drainage line may be constructed to discharge directly into the curb line of any public street. This prohibition expressly includes, without limitation, any curb line discharge established in the past, regardless of whether its construction was permissible under law or practices applicable or prevailing at the time. When such a curb line discharge is discovered, the Public Works Director will provide written notice to the property owner ordering its disconnection from the curb line. No person, firm, or corporation shall fail to eliminate such curb line discharge(s) within 30 days after being ordered to do so as provided herein.

7. EROSION AND SEDIMENT CONTROL. To minimize the entry of sediment and other pollutants into the City's storm sewer system that is caused by construction site runoff, erosion and sediment control measures must be provided on all new development and redevelopment projects. These measures are to be shown in a sedimentation plan that has been prepared in accordance with the applicable requirements of the subdivision rules and regulations. Construction activities disturbing 1 or more acres of total land, or that will disturb less than 1 acre of land but are a part of a larger common plan of development, redevelopment, or sale that will ultimately disturb 1 or more acres of land, shall seek coverage under the Ohio EPA General Construction Permit for stormwater discharges (Ohio EPA permit no. OHC000005 or latest edition). As such, any person seeking approval of a Plan for erosion and sediment control measures, shall submit to the City Public Works Director prior to start of construction, a copy of the "Notice of Intent" that seeks coverage under the State of Ohio Construction Permit that has been or will be filed with that state agency.

8. STORMWATER MANAGEMENT CONTROLS

- a) To minimize the impact of land development and redevelopment activities on storm runoff and drainage, stormwater management controls shall be required on new development and redevelopment sites, pursuant to requirements contained in Chapter 1182, 1117.07, and per the design requirements contained in The City Design, Construction and Material Specifications document, or any subsequent supplements to this document.
- b) Construction activities disturbing one or more acres of total land, or that will disturb less than one acre of land but are a part of a larger common plan of development, redevelopment or sale that will ultimately disturb one or more acres of land, shall seek coverage under the Ohio EPA General Construction Permit for stormwater discharges (Ohio EPA permit no. OHC000005 or latest edition). As part of that compliance, Post-Construction Best Management Practices shall be made part of the stormwater management controls on land development sites, pursuant to the requirements of the Ohio EPA permit and per the requirements in Chapter 1182.

9. MAINTENANCE RESPONSIBILITY FOR DETENTION/RETENTION BASINS

- a) **Commercial, industrial, multi-family residential property.** The property owner(s) shall fully maintain detention/retention basins located on private commercial, industrial, or multi-family residential property, whether such basins are located within a public easement or not. This maintenance responsibility shall include both routine maintenance such as mowing, cleaning, debris removal, and erosion repair and non-routine

maintenance such as the repair or replacement of damaged or missing structural components.

- b) **Single family residential property.** The property owner(s) and/or homeowner's association shall be responsible for routine maintenance such as mowing, cleaning, debris removal, and erosion repair for detention/retention basins located on private single family residential property, whether such basins are located within a public easement or not. The City shall be responsible for non-routine maintenance such as the repair or replacement of damaged or missing structural components of such basins.
- c) **Notification.** When the maintenance of a detention/retention basin is found to be in violation of this subsection, the Public Works Director will provide written notice to the appropriate property owner(s) and/or homeowner's association ordering that the necessary maintenance be performed within a reasonable period of time. No person, firm, or corporation shall fail to perform the required maintenance within the required period after being ordered to do so as provided herein. (Ord. 127-03. Passed 8-11-03.)

10. STORMWATER QUALITY MANAGEMENT PLAN. As a requirement of the City's NPDES Phase II Stormwater Permit, Council has adopted a "Stormwater Quality Management Plan", prepared by City staff as the City's official planning document for addressing stormwater quality and pollution prevention. All subsequent amendments to the "Stormwater Quality Management Plan" shall also be adopted by legislative action of Council. A copy of this plan is on file in the office of the Clerk of Council.

11. VIOLATION AND ENFORCEMENT COSTS. In addition to other penalties listed in this chapter, any person, firm, or corporation who violates any provision of this chapter shall be liable to the City for any expense, loss or damage resulting from the cleaning, repair or replacement work caused by the violation. Any person, firm, or corporation who violates any provision of this chapter shall also be liable for any fine or penalty incurred by the City caused by their violation. Any person, firm, or corporation who must be monitored by the City for enforcement and/or compliance shall be liable for the associated costs.

12. COMPLIANCE WITH OTHER REGULATIONS. Compliance with the provisions of this chapter or other sections of City Code does not relieve the site owner from obtaining all other necessary permits and/or approvals from federal, state, and/or county agencies. If requirements vary, the most stringent requirement shall apply. (Ord. 127-03. Passed 8-11-03.)(Ord. 25-14. Passed 4-14-14)

201.08 Drainage Maintenance and Abatement Procedure

1. ROUTINE AND REMEDIAL MAINTENANCE

- a) Owners of properties with stormwater Best Management Practices (BMPs) are responsible for operation and maintenance as specified in Section 906.03. The Public Works Director shall provide for inspection and routine maintenance of facilities that have been accepted for maintenance by the City. City maintenance may include stormwater conveyance-related structure cleaning and repair.
- b) The Public Works Director, in the Public Works Director's sole discretion, may provide for remedial maintenance of facilities based upon the severity of stormwater problems and potential hazard to the public health and safety, through the abatement procedures described in Section 906.02. For purposes of this Chapter, maintenance associated with retention/detention basins including, but not limited to, mowing, rivulet repair, basin bottom fill, seeding, fertilizing, and/or algae removal, are not considered "potentially hazardous" to the public nor "severe" stormwater problems, and maintenance will not be provided by the City except in case of public emergency as determined by the Public Works Director.

2. ABATEMENT PROCEDURES

a) Notice To Correct Improper Drainage

- 1) Whenever the City shall find that (1) a tract of land not maintained by the City is inadequately drained, or (2) there is excessive erosion or sedimentation upon such land, or (3) there is an obstruction to a culvert or watercourse upon such land that interferes with water naturally flowing therein, or (4) that such culvert, storm sewer, or watercourse upon such land is of insufficient capacity to reasonably accommodate the flow of water, as required by the City, the City shall notify the owner or person having possession, charge, or management of such land to remove the obstruction, provide adequate drainage, fill or drain such land, enlarge the culverts, drains, or watercourses, mitigate excessive erosion or sedimentation, and/or accomplish any other act determined by the Public Works Director necessary to be necessary to further the purposes of this chapter. Such notice shall be served on such persons or entity in the same manner as provided by the Ohio Rules of Civil Procedure for service of Summons and the Public Works Director or his designee may post a Notice at the property. The address utilized for any service shall be the property address itself and the tax billing address for such premises as maintained on the records of the Butler County Auditor.

- 2) The owner must comply with the City's orders within a reasonable time not to exceed 30 days, unless an extension is granted by the Public Works Director for good cause shown. Failure to comply with such order shall constitute an unlawful act. Each additional day thereafter during which the owner fails to carry out the order of the City shall constitute a separate offense.
- 3) In any case where a condition described above exists for more than 30 days after service of notice, the Public Works Director or his designee may issue an order to the property owner(s) stating that they are in violation; that the City may affect the necessary repairs per section 906.02 (b) or that the City may file criminal charges, or both.
- 4) In the event an owner fails or refuses to comply with the Public Works Director's directive, the City may provide the performance of the required work and charge the owner the abatement costs.
- 5) Each and every owner of real property in the City consents to the entry upon any real property in the City for all reasonable times during normal business hours for the purpose of inspection, repair or maintenance required by this chapter.
- 6) Failure of the City to observe or recognize hazardous or unsightly conditions or to recommend denial of a permit/zoning change shall not relieve the owner or person having possession, charge, or management of such land from the responsibility for the condition or damage resulting therefrom, and shall not result in the City, its officers or agents from being responsible for any condition or damage resulting therefrom.
- 7) Nothing in this chapter shall be construed as authorizing any person to maintain a private or public nuisance on his property, and compliance with the provisions of this chapter shall not be a defense in any action to abate such nuisance.
- 8) Nothing in this chapter shall be construed to prevent immediate action by the City in emergency situations. In case of an emergency, the City may direct that action be taken immediately to correct the condition or abate the activity to protect the public health, safety, and welfare. The City may perform the required work and charge the owner the abatement costs.

b) Abatement Costs

- 1) If the owner or occupant having the care of the lands mentioned in Section 906.01 fails to comply with the notice provided in for Section 906.02 (A), the City shall cause such abatement procedures to be implemented. The cost for such abatement procedures shall be immediately due and payable to the City, provided, however, that an administrative fee shall be charged in the amount of five hundred dollars. The cost of the administrative fee together with the cost of the abatement procedure together with any legal fees incurred by the City shall be assessed against the owner and, if unpaid, against the lot or land together with interest thereon at the then judgment rate in effect in the State of Ohio.
- 2) Notice of such assessment shall be given to the owner of the lot or land charged therewith and the occupant by mailing such notice to the address utilized by the County Treasurer for billing purposes and by posting a notice of assessment at the subject premises. Service may also be made in any manner provided for service of summons by the Ohio Rules of Civil Procedure. All assessments not paid within ten days after such mailing and posting, after approval by Council, shall be certified by the Clerk of Council to the County Auditor to be placed on the tax duplicate and collected as other taxes are collected.

3. POST CONSTRUCTION STORMWATER BEST MANAGEMENT PRACTICE OPERATION AND MAINTENANCE

a) Operation and Maintenance Plan

- 1) The developer/property owner shall prepare an Operation and Maintenance Plan meeting the minimum requirements of the latest version of the Ohio EPA NPDES Construction Stormwater Permit for redevelopment and new development projects wherein construction activities will result in the disturbance of one or more acres.
- 2) The Operation and Maintenance Plan shall be submitted by the developer/property owner to City of Fairfield for review and approval prior to the City issuing the building permit.
- 3) The Operation and Maintenance Plan must be a stand-alone document containing the following:

- i. Designate the entity associated with providing the Best Management Practices (BMPs) inspection and maintenance.
- ii. Indicate routine and non-routine maintenance tasks to be undertaken.
- iii. Indicate a schedule for inspection and maintenance tasks.
- iv. Provide proof of any necessary legally binding maintenance easements and agreements that are necessary to properly inspect and maintain the BMP(s).
- v. Provide a map showing the location of the BMP(s) that are indicated on the City of Fairfield approved Stormwater Pollution Prevention Plan (SWPPP) and necessary access and maintenance easements.
- vi. Provide detailed BMP drawings and inspection and maintenance procedures.
- viii. Ensure that the collected pollutants resulting from BMP maintenance activities are disposed of in accordance with local, state and federal guidelines.

b) Declaration of Covenants and Restrictions

A Declaration of Covenants and Restrictions shall be made between the Owner and the City of Fairfield ensuring that the BMP(s) shall be properly inspected and maintained and shall be included within the Operation and Maintenance Plan.

c) Inspection

- 1) Personnel identified within the Operation and Maintenance Plan shall inspect the BMP(s) to ensure proper functionality and determine if maintenance is necessary.
- 2) At a minimum, inspections are to be conducted on an annual basis, or as specified in the Operation and Maintenance Plan.
- 3) Written inspection reports summarizing the BMP(s) inspection observations and maintenance requirements are to be submitted to the City of Fairfield upon request by the City.

d) Maintenance

- 1) All BMPs are to be maintained according to the measures outlined within the Operation and Maintenance Plan.
- 2) Ensure that the collected pollutants resulting from BMP maintenance activities are disposed of in accordance with local, state and federal guidelines.
- 3) The Owner shall make necessary repairs within fourteen days of their discovery as identified within the inspection reports or through a request from the City of Fairfield resulting from City conducted inspections.
- 4) Maintenance activities performed are to be documented on a written report and submitted to the City of Fairfield upon request.
- 5) In addition to any applicable provisions of Sections 906.01 and 906.02, the Owner shall grant permission to the City of Fairfield to enter the property and inspect the BMP(s) whenever the City deems necessary. In an event of any default or failure by the Owner in properly maintaining the BMP(s) in accordance with the approved Operation and Maintenance Plan, or, in the event of an emergency as determined by the City of Fairfield, it is the sole discretion of the City, after providing reasonable notice to the Owner, to enter the property and take whatever steps necessary to correct deficiencies and to charge the cost of such repairs to the Owner. Nothing herein shall obligate the City to maintain the BMP(s).

4. PENALTY

- a) Any person or entity having been determined to violate this chapter or who enters a plea to a violation thereof shall be guilty of a third-degree misdemeanor. Each and every day during which such violation continues shall constitute a separate offense.
- b) The imposition of any fine or penalty pursuant to this chapter shall not preclude the Law Director from instituting any appropriate legal proceeding in a Court of proper jurisdiction to correct or abate a violation, require compliance with this chapter or other applicable chapters, ordinances, regulations or rules of the City or State of Ohio as determined to be appropriate by such Law Director. (Ord.25-14. Passed 4-14-14)

201.09 Run-off Coefficients

- Use Table 201-C

201.10 Declaration of Covenants and Restrictions

- Use Attachment 201-D

201.11 Watercourse Protection

Every person owning or operating property through which a watercourse passes shall keep and maintain that part of the watercourse within the legal boundaries of the property and areas adjacent to the watercourse within such person's direct control, free of trash, debris, excessive vegetation, and other obstacles that would pollute, contaminate, or significantly hinder the flow of water through the watercourse. In addition, the owner, operator, or other person in control of the premises, shall maintain existing privately owned (permanent or temporary) structures, buildings, and improvements within or adjacent to a watercourse, so that such structures, buildings, or improvements will not become a hazard to the use, function, or physical integrity of the watercourse.

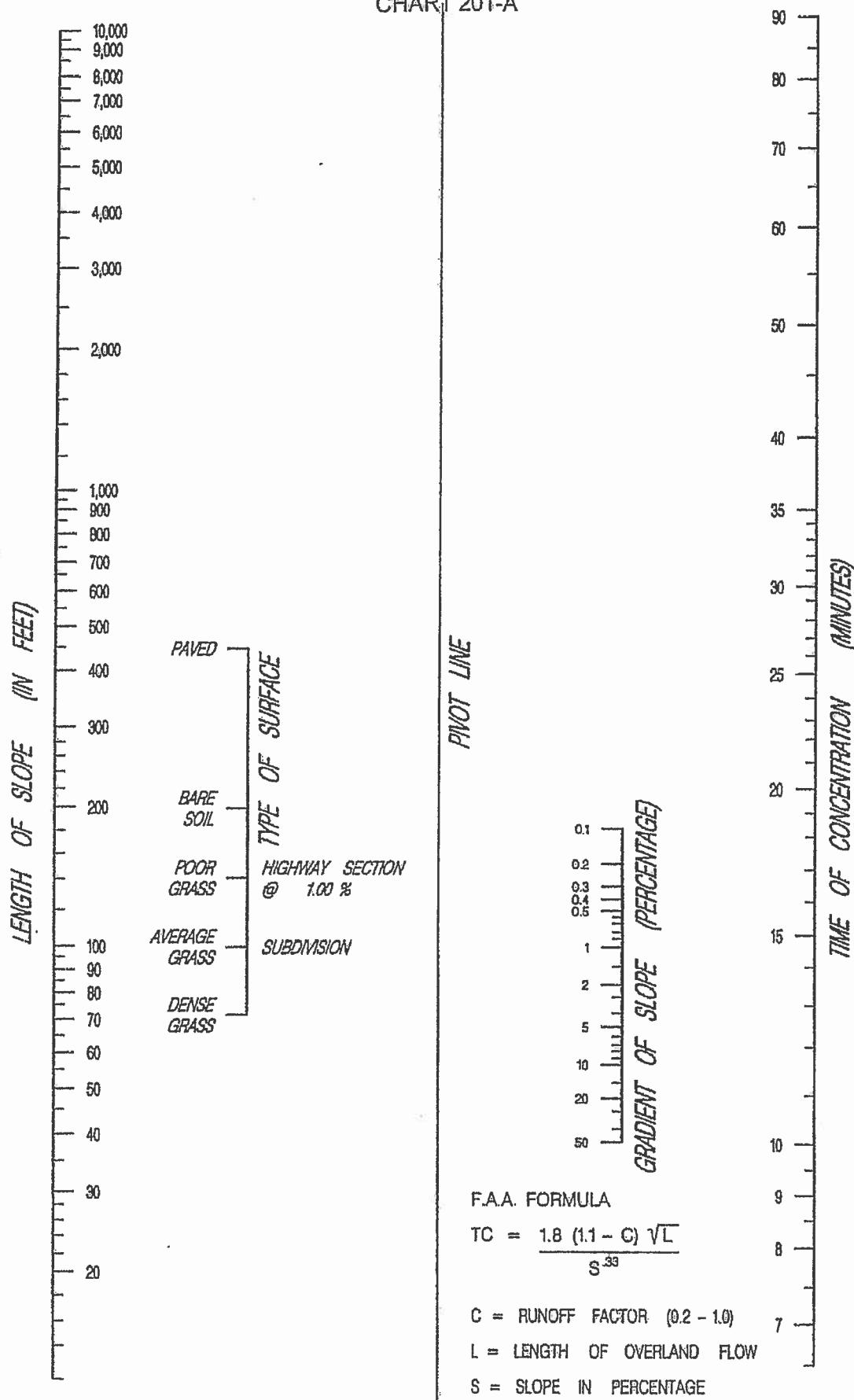
201.12 Notification of Spills

- a) Notwithstanding other requirements of law, as soon as any person responsible for a facility or operation, or responsible for emergency response for a facility or operation has information of any known or suspected release of materials which are resulting or may result in illegal discharges or pollutants discharging into stormwater, the storm drainage system, or waters of the State, said person shall take all necessary steps to ensure the discovery, containment, and cleanup of such release to protect the health, safety and welfare of the public and to mitigate any damage to the environment and the storm sewer system.
- b) In the event of such a release of hazardous materials, said person shall immediately notify emergency response agencies of the occurrence via emergency dispatch services (911) and the authorized enforcement agency. Emergency response agencies shall include without limitation, the City of Fairfield Fire Department, the City of Fairfield Public Works Department, Butler County Emergency Management Agency, and the Ohio Environmental Protection Agency. Such notification in no way alleviates other federal, state, or local reporting obligations imposed by law.
- c) In the event of a release of non-hazardous materials, said person shall notify the authorized enforcement agency in person or by telephone or by email no later than the next business day after the date of said incident. Notifications in person or by phone shall be confirmed by written notice from the person responsible for such known or suspected release addressed and mailed to the authorized enforcement agency within three business days of the initial

verbal notice.

- d) If the discharge of prohibited materials emanates from a commercial or industrial establishment, the owner or operator of such establishment shall also retain an on-site written record of the discharge and the actions taken to prevent its recurrence.

CHART 201-A



OVERLAND FLOW TIME

CHART 201-B

FAIRFIELD, OHIO

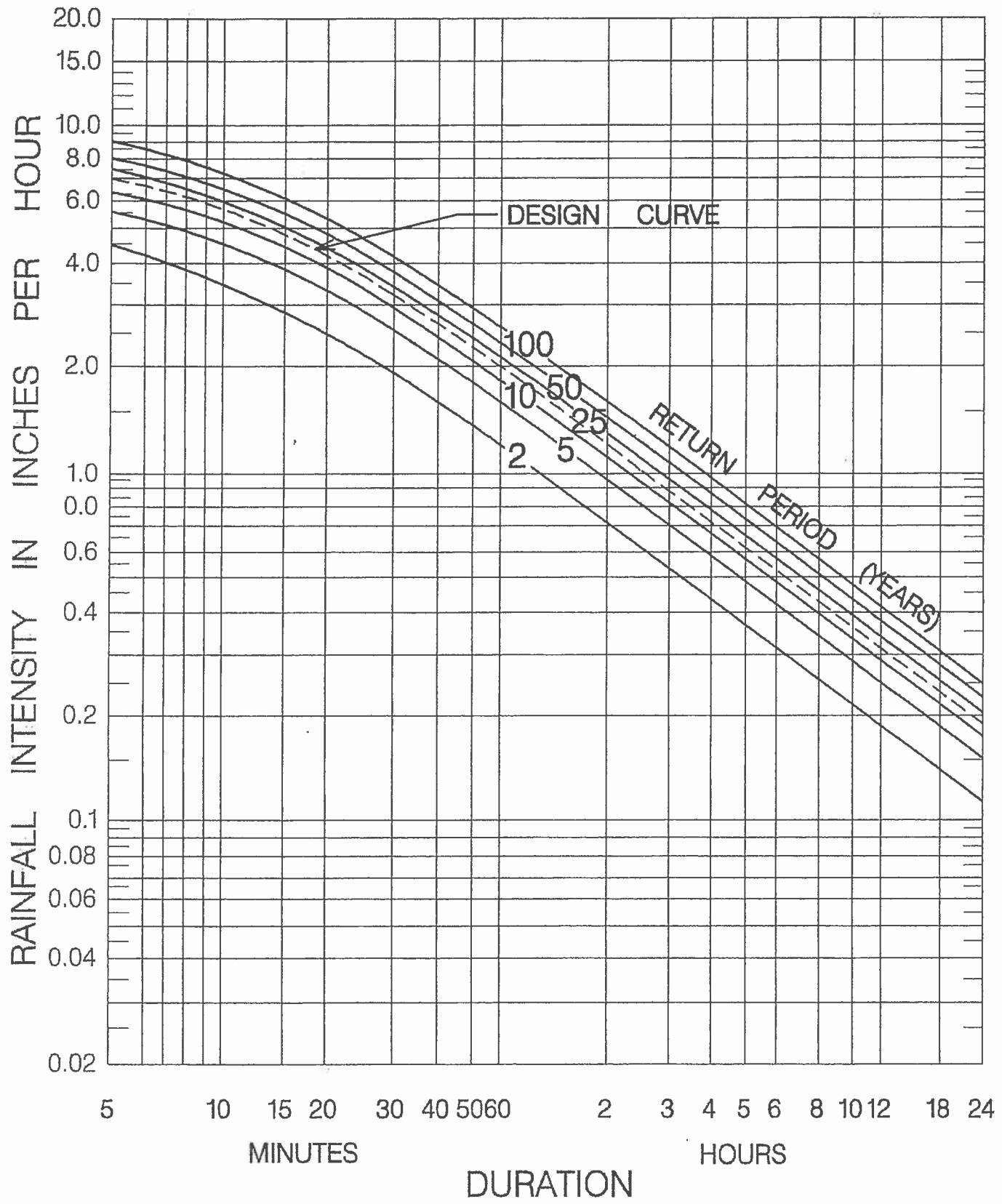


TABLE 201-C**Run-off Coefficients Use Weighted Average**

TYPE OF AREA	RUN-OFF COEFFICIENT
Business	0.60 - 0.75
Residential - Single Family	0.40 - 0.50
Residential - Multi-Family	0.60 - 0.75
Industrial – Light	0.60 - 0.80
Industrial – Heavy	0.70 - 0.90
Parks, Cemeteries	0.25 - 0.40
Playgrounds	0.35 - 0.45
Railroad Yard	0.30 - 0.40
Woodland	0.20 - 0.40
Grassland	0.25 - 0.45
Cropland	0.40 - 0.50
Pavement	0.95
Roofs	0.90
Lawns, Flat, 0-2%	0.20 - 0.25
Lawns, Average, 2%-6%	0.25 - 0.35
Lawns, Steep, over 6%	0.35 - 0.40

DECLARATION OF COVENANTS AND RESTRICTIONS

This Declaration of Covenants and Restrictions (this "Declaration") is made on this ____ day of _____, 20____ by _____, an Ohio _____ (the "Declarant").

Recitals:

A. Declarant owns certain property located in the City of Fairfield, Ohio as more particularly described on the legal description attached hereto as Exhibit A and incorporated herein by reference (the "Property").

B. The Property is subject to Ohio EPA Permit No. OHCO00005, dated April 23, 2018, (hereinafter referred to as the "General Permit"), which General Permit requires Declarant to submit a post-construction operation and maintenance plan for stormwater facilities and practices, and further requires implementation of the plan be ensured through recording of a legally binding easement, agreement and/or other document.

C. In accordance with the General Permit, Declarant hereby agrees to restrict the use of the Property as set forth in this Declaration, with the intent that such covenants and restrictions run with the land.

NOW, THEREFORE, for valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Declarant, for itself and its successors and assigns as owners of the Property, hereby agrees as follows:

§1. Covenants and Restrictions. Declarant hereby agrees, for itself and its successors and assigns as owners of the Property, that the Property shall be subject to the following covenants and restrictions:

1. Declarant has submitted, and the City of Fairfield has approved, a post-construction operation and maintenance for stormwater facilities and practices (hereinafter referred to as the "Maintenance Plan"), a copy of which Maintenance Plan is attached hereto as Exhibit B and incorporated herein by reference. Declarant covenants that the owner of the Property shall be the designated entity for the stormwater inspection and maintenance responsibilities set forth in the Maintenance Plan. The owner accordingly shall undertake any routine and/or non-routine inspection and maintenance tasks set forth in the Maintenance Plan in accordance with the schedule set forth in the Maintenance Plan.
2. Declarant hereby acknowledges that these covenants and restrictions run with the land and the declarant will note on the individual property deed that the subject parcel(s) have stormwater management responsibilities as designated on the plat.

Specific stormwater management responsibilities for this subdivision are as follows

3. Declarant hereby acknowledges and agrees that neither the City of Fairfield nor the Ohio Environmental Protection Agency is or shall be responsible for the inspection and maintenance tasks set forth in the Maintenance Plan.

§2. Perpetual Restrictions. The covenants and restrictions set forth in this Declaration shall be perpetual and shall run with the land for the benefit of, and shall be enforceable by the City of Fairfield. This Declaration and the covenants and restrictions set forth herein shall not be amended, released, extinguished or otherwise modified without the prior written consent of the City of Fairfield, which consent may be withheld in its sole and absolute discretion.

§3. Enforcement. If Declarant, or its successors or assigns as owner of the Property, should fail to observe the covenants and restrictions set forth herein, the City of Fairfield shall have the right to enforce, by any proceedings at law or in equity, all restrictions, conditions and covenants set forth herein. Failure by the City of Fairfield to proceed with such enforcement shall in no event be deemed a waiver of the right to enforce at a later date the original violation or a subsequent violation.

§4. Severability. Each provision of this Declaration and the application thereof to the Property are hereby declared to be independent of and severable from the remainder of this Declaration. If any provision contained herein shall be held to be invalid or to be unenforceable or not to run with the land, such holding shall not affect the validity or enforceability of the remainder of this Declaration.

§5. Notices. Notices or other communication hereunder shall be in writing and shall be sent certified or registered mail, return receipt requested, or by other national overnight courier company, or personal delivery. Notice shall be deemed given upon receipt or refusal to accept such delivery. Each party may change from time to time their respective address for notice hereunder by like notice to the other party. The notice addresses of the parties are as follows:

Declarant:

City : City of Fairfield
[address - line 1]
[address - line 2]
ATTN: [City responsible person]

§7. Governing Law. This Declaration shall be governed by, and construed in accordance with the law of the State of Ohio.

IN WITNESS WHEREOF, the Declarant has caused this Declaration of Covenants and Restrictions to be executed this ____ day of _____, 20__.

DECLARANT:

By: _____
Name: _____
Title: _____

STATE OF OHIO)
) SS
COUNTY OF)

The foregoing instrument was acknowledged before me this _____ day of _____, 20____, by
_____, the _____ of _____, a
, on behalf of the _____.

Notary Public

This instrument was prepared by:

202.00 STORM SEWER

202.01 Pipe Size

- (Manning's Formula)
$$Q = A \left(\frac{1.486}{n} \times R^{2/3} \times S^{1/2} \right)$$

202.02 Values of "n"

- Refer to section 1104.4.5, and Figure 1105-2 of the current ODOT, Location and Design Manual, Volume 2, Drainage Design.

202.03 Minimum Size

- 12 inches

202.04 Minimum Cover

- 2 feet to top of pipe or as recommended by the manufacturer.

202.05 Minimum Mean Velocity

- 3.0 feet per second

202.06 Maximum Mean Velocity

- 14.0 feet per second for Corrugated Metal Pipe
- 20.0 feet per second for Plastic and Concrete Pipe.

202.07 Maximum Manhole Spacing

- 400 feet (36" and under)

202.08 Manhole Placement

- Intersections, termini of sewers, changes in size and/or slope, changes in alignment (36 inches and under), places where inlet leads are to be connected.
- Drop manholes are required at stream entrances for storm sewer outfalls if the difference between stream and pipe inverts is greater than 12 inches. The manhole outlet pipe shall be directed with the flow of the stream.

202.09 Maximum Inlet Spacing (each side of street)

- Flat (0.3% - 1.0%) 150' - 250' (normal conditions)
- Normal (1.0% - 5.0%) 250' (normal conditions)
- Steep (5% & greater) 150' - 250' (normal conditions)
- Spacing shall be governed by a 2 inch allowable depth of gutter flow based upon a 10 minute time of concentration and a 10 year design storm if it would be less than the above spacing.
- All low spots, where the street grade changes to a flatter slope, dead end of descending streets, at P.C. or P.T. of all intersection radius curves where the curb and gutter grade

descends toward radius curve, (locate on property line extended or at mid-lot).
Vane grates will be required for all street grades in excess of 2 percent.

See the Modified Type 3 and Type 3A Catch Basins drawing on Page 1 of the Standard Construction Drawings.

202.10 Outlet Protection

- 3 fps or less No protection required
- 3 fps to 5 fps Sodded ditch
- 5 fps to 18 fps Rock channel protection
(If the mean velocity is between 5 fps and 18 fps, dumped rock channel protection will be as per Figure 1107-1 of the current ODOT Location and Design Manual, Volume 2.)
- greater than 18 fps Special outlet protection

202.11 Steep Slope Protection

- Sewers of a 15% slope or greater shall be anchored with concrete anchors spaced as follows:
 - Grades from 15% to 35% shall be anchored on 36 feet center to center.
 - Grades from 35% to 50% shall be anchored on 24 feet center to center.
 - Grades from 50% and over shall be anchored on 16 feet center to center.

202.12 Headwalls

- Headwalls or end sections will be per ODOT specifications. Full height headwalls will be required in rear and side yard areas.

203.00 CHANNEL DESIGN

203.01 Pipe Size

- (Manning's Formula)
$$Q = A \left(\frac{1.486}{n} \times R^{2/3} \times S^{1/2} \right)$$

203.02 Values of "n"

- Rock Lined Channels 0.08
- Grassed Channels 0.03
- Concrete/Asphalt Lining 0.015

203.03 Side Slopes (grass)

- Desired 4:1
- Maximum 3:1

203.04 Minimum Freeboard

- 1 foot

203.05 Minimum Grade

• Grass	1.0 %
• Concrete	0.35 %

- The minimum grade for all ditches shall be 1 percent except for streams, large channels with a paved bottom, and slopes paved to a height approved by the City Engineer. (Ord.167-95. Passed 11-13-95)

203.06 Channel Protection

• Seeding	0% - 2%
• Sodding	2% - 5%
• Lining	> 5% and at all channel curves and at junctions with other channels.

- Where possible, natural streams, including growth along the banks, shall not be disturbed. Roughness coefficients and increased peak flows and velocities shall be evaluated to determine stability. (Ord.167-95. Passed 11-13-95)

203.07 Policy

- **Open Ditches**

Open ditches will be avoided wherever possible in a subdivision. Where pipe sizes are larger than 60 inches, the requirements for storm sewer pipes may be waived in favor of ditches.

- **Roof Down Spouts, Sump Pumps, and Footing Drains**

Sump pumps are not permitted to be discharged into the sanitary sewer or the curb and gutter adjacent to the roadway. All subdivisions, unless waived by the Public Works Director or his/her Designee, shall provide satisfactory drainage facilities for the disposal of water generated by sump pumps and footing drains. Sumps and footing drains shall be directed to a storm sewer system, ditch or swale built as part of the drainage plan. Roof down spout pipes are not permitted to be discharged into the curb and gutter adjacent to the roadway. New development and redevelopment will require that all down spouts are connected to an underground drainage system whenever feasible. Down spouts, sump drains, and footing drains shall not be constructed to negatively impact neighboring properties.

204.00 CONSTRUCTION REQUIREMENTS AND MATERIALS SPECIFICATIONS

204.01 Trench Excavation

- a) Item 611 of the current State of Ohio Department of Transportation Construction and Material Specifications and the following shall apply:
 - 1) Open road cuts require an Open Road Cut permit approved by the Public Works Director or his/her Designee. Roadway restoration shall be per Public Works standard drawings for typical restoration sections. Trenches not backfilled and resurfaced by the end of the work day shall be plated in accordance to standard drawing. Steel plates shall be accompanied by appropriate signage warning motorists of the plates in the roadway, the plates must be secured and wedged in a manner acceptable to the Public Works Department, and plates are not to be used between November 1 and April 1 except for emergency circumstances. Plates used between November 1 and April 1 must be recessed for all locations.
 - 2) Open no more trench in advance of pipe laying than is necessary to expedite the work.
 - 3) Trench excavation will be performed according to OSHA and any State of Ohio regulations.
 - 4) In existing street rights-of-way, a Right-of-Way Permit must be obtained from the Public Works Director or his/her Designee to lay back slopes in the public right-of-way.

See the Trench Detail and Full Depth Asphalt Concrete Pavement drawings on Pages 3 and 10, respectively, of the Standard Construction Drawings.

204.02 Pipe Bedding

Item 611.02 and 611.06 of the current State of Ohio Department of Transportation Construction and Material Specifications will apply.

204.03 Pipe Laying

- a) Item 611.05 of the current State of Ohio Department of Transportation Construction and Material Specifications and the following will apply:
 - 1) Grade stakes shall be required prior to laying any pipe. Line and grade will be controlled by laser alignment. Pipe will be protected during handling against impact

shocks and free fall. Do not permit hooks to come in contact with pre-molded joint surfaces. Handle pipe having pre-molded joint rings or attached couplings so that no weight, including the weight of the pipe itself, will bear on or be supported by the jointing material. Take care to avoid dragging the spigot ring on the ground or allowing it to be damaged by contact with gravel, crushed stone, or other hard objects. After delivery alongside the trench, carefully examine each piece of pipe for roundness and specification compliance. Acceptable pipe may be marked with paint or other permanent marking material so that the marks are plainly visible after installation in the trench and before the pipe is covered.

- 2) A mandrel test will be required for Item 707 plastic and polyethylene type pipe to determine the pipe deflection prior to acceptance of the storm sewer by the City of Fairfield. When the development/subdivision has completed the one year maintenance period, the plastic and polyethylene pipe may be videotaped with a copy of the recording supplied to the City of Fairfield in lieu of a mandrel test; only with the permission of the Public Works Director. The maximum allowable pipe deflection is 5 percent.

204.04 Joints

- a) Item 611.08 of the current State of Ohio Department of Transportation Construction and Material Specifications and the following shall apply:
 - 1) In all jointing operations, the trench shall be dry.

204.05 Backfilling Trenches

- a) Item 611.06 of the current State of Ohio Department of Transportation Construction and Material Specifications and the following shall apply:
 - 1) Unless other protection work is directed, backfill trenches immediately after the pipe is laid. In the case of concrete cradle bedding, delay backfilling until the concrete has set sufficiently to support the backfill load. Except for unusual circumstances such as sub-aqueous installations, permit no water to rise in non-backfilled trenches after the pipe is in place. Backfill material to be placed above pipe bedding shall be free of brush, debris and junk. Backfill under existing paved roadways will be flowable fill per ODOT item 613 unless waived by the Director of Public Works.

See the Trench Plate Detail and Trench Detail drawings on Pages 2 and 3, respectively, of the Standard Construction Drawings.

- 2) Unless specifically authorized, place no rock or rock excavation material in the upper 18 inches of the trench. Place no rock or stones having a dimension larger than 4 inches within 3 feet of the top of the pipe. Large stones may be placed in the remainder of the trench as backfill only if well separated and arranged so that no backfill settlement will result. Use puddling, jetting, or water flooding for consolidating backfill material only when approved by the Public Works Director or his/her Designee.

204.06 Pipe Material Specification for Storm Sewer

- a) Items 611, 706 and 707 of the current State of Ohio Department of Transportation Construction and Material Specifications shall apply.
- b) All pipes that cross under road pavement/curbs shall be reinforced concrete pipe. The class of pipe shall be determined by a design engineer.
- c) **Corrugated/Smooth Metal Pipe.** All corrugated/smooth metal pipes shall be aluminized type 2 coated, welded, seam pipe conforming to ODOT specifications unless approved by the Public Works Director.

204.07 Manholes, Catch Basins, & Structures

- a) See Item 611 of the current State of Ohio Department of Transportation Construction and Material Specifications.
- b) Catch basins, trench drains, and other storm structures shall not be placed within or immediately adjacent to dumpster pads/dumpster enclosures.

204.08 Drywells

- a) Drywells will not be approved within the City of Fairfield without supporting calculations provided by a licensed professional engineer based on a permeability test performed by a licensed geotechnical engineer.

See the Standard Pre-Cast Concrete Drywell drawing on Page 4 of the Standard Construction Drawings.

- b) If drywells are to be used for stormwater drainage control or stormwater detention/retention in any new subdivision or dedication of public improvements, the developer shall be required to execute an agreement with the City of Fairfield satisfactory to the Law Director prior to recording of the plat or dedication, which provides a warranty by the developer of the proper and efficient operation of all

stormwater drainage and retention/detention facilities of the subdivision in accordance with the requirements of this chapter for a period of five years after the recording of the plat or dedication. The agreement shall require the developer to take any and all corrective action, including, but not limited to, the installation of new or additional facilities in order for the subdivision or improvements to meet the requirements of this chapter. The developer's performance of the agreement shall be secured by an appropriate performance bond or other security approved by the Law Director.
(Ord. 214-98. Passed 12-7-98.)