

Storm Water - Priority Development Project Submittal		Form I-2a	
Project Summary Information			
Project Name			
Project Address			
Assessor's Parcel Number(s)			
Permit Application Number			
Project Watershed (Hydrologic Unit)		Select One: <input type="checkbox"/> Carlsbad 904 <input type="checkbox"/> San Dieguito 905	
Parcel Area (total area of Assessor's Parcel(s) associated with the project)		_____ Acres (_____ Square Feet)	
Area to be disturbed by the project (Project Area)		_____ Acres (_____ Square Feet)	
Project Proposed Impervious Area (subset of Project Area)		_____ Acres (_____ Square Feet)	
Project Proposed Pervious Area (subset of Project Area)		_____ Acres (_____ Square Feet)	
Note: Proposed Impervious Area + Proposed Pervious Area = Area to be Disturbed by the Project. This may be less than the Parcel Area.			
Confirmation of Priority Development Project Determination			
The project is (select one): <input type="checkbox"/> New Development <input type="checkbox"/> Redevelopment			
The total proposed newly created or replaced impervious area is: _____ ft ² (_____) acres			
Is the project in any of the following categories, (a) through (f)?			
Yes <input type="checkbox"/>	No <input type="checkbox"/>	(a)	New development projects that create 10,000 square feet or more of impervious surfaces (collectively over the entire project site). This includes commercial, industrial, residential, mixed-use, and public development projects on public or private land.
Yes <input type="checkbox"/>	No <input type="checkbox"/>	(b)	Redevelopment projects that create and/or replace 5,000 square feet or more of impervious surface (collectively over the entire project site on an existing site of 10,000 square feet or more of impervious surfaces). This includes commercial, industrial, residential, mixed-use, and public development projects on public or private land.

Yes <input type="checkbox"/>	No <input type="checkbox"/>	(c)	New and redevelopment projects that create and/or replace 5,000 square feet or more of impervious surface (collectively over the entire project site), and support one or more of the following uses: <ul style="list-style-type: none"> (i) Restaurants. This category is defined as a facility that sells prepared foods and drinks for consumption, including stationary lunch counters and refreshment stands selling prepared foods and drinks for immediate consumption (SIC code 5812). (ii) Hillside development projects. This category includes development on any natural slope that is twenty-five percent or greater. (iii) Parking lots. This category is defined as a land area or facility for the temporary parking or storage of motor vehicles used personally, for business, or for commerce. (iv) Streets, roads, highways, freeways, and driveways. This category is defined as any paved impervious surface used for the transportation of automobiles, trucks, motorcycles, and other vehicles.
Yes <input type="checkbox"/>	No <input type="checkbox"/>	(d)	New or redevelopment projects that create and/or replace 2,500 square feet or more of impervious surface (collectively over the entire project site), and discharging directly to an Environmentally Sensitive Area (ESA). “Discharging directly to” includes flow that is conveyed overland a distance of 200 feet or less from the project to the ESA, or conveyed in a pipe or open channel any distance as an isolated flow from the project to the ESA (i.e. not commingled with flows from adjacent lands). <p><u>Note: ESAs are areas that include but are not limited to all Clean Water Act Section 303(d) impaired water bodies; areas designated as Areas of Special Biological Significance by the State Water Board and SDRWQCB; State Water Quality Protected Areas; water bodies designated with the RARE beneficial use by the State Water Board and SDRWQCB; and any other equivalent environmentally sensitive areas which have been identified by the Copermittees. See manual Section 1.4.2 for additional guidance.</u></p>
Yes <input type="checkbox"/>	No <input type="checkbox"/>	(e)	New development projects, or redevelopment projects that create and/or replace 5,000 square feet or more of impervious surface, that support one or more of the following uses: <ul style="list-style-type: none"> (i) Automotive repair shops. This category is defined as a facility that is categorized in any one of the following SIC codes: 5013, 5014, 5541, 7532-7534, or 7536-7539. (ii) Retail gasoline outlets. This category includes retail gasoline outlets that meet the following criteria: (a) 5,000 square feet or more or (b) a projected Average Daily Traffic of 100 (ADT) or more vehicles per day.
Yes <input type="checkbox"/>	No <input type="checkbox"/>	(f)	New or redevelopment projects that result in the disturbance of one or more acres of land and are expected to generate pollutants post construction.
Does the project meet the definition of one or more of the PDP categories (a) through (f) listed above? <ul style="list-style-type: none"> <input type="checkbox"/> No – the project is not a PDP. STOP HERE. Do not complete this form. See Standard Project Submittal checklist. <input type="checkbox"/> Yes – the project is a PDP. CONTINUE FILLING IN THIS FORM. 			

The following is for redevelopment PDPs only:

The area of existing (pre-project) impervious area at the project site is: _____ ft² (A)

The total proposed newly created or replaced impervious area is: _____ ft² (B)

Percent impervious surface created or replaced $(B/A)*100$: _____%

The percent impervious surface created or replaced is (select one based on the above calculation):

- less than or equal to fifty percent (50%) – only new impervious areas are considered PDP
OR
 greater than fifty percent (50%) – the entire project site is a PDP

Description of Existing Site Condition and Drainage Patterns

Current Status of the Site (select all that apply):

- Existing development
 Previously graded but not built out
 Agricultural or other non-impervious use
 Vacant, undeveloped/natural

Description / Additional Information:

Existing Land Cover Includes (select all that apply):

- Vegetative Cover
 Non-Vegetated Pervious Areas
 Impervious Areas

Description / Additional Information:

Underlying Soil belongs to Hydrologic Soil Group (select all that apply):

- NRCS Type A
 NRCS Type B
 NRCS Type C
 NRCS Type D

Approximate Depth to Groundwater:

- Groundwater Depth < 5 feet
 5 feet < Groundwater Depth < 10 feet
 10 feet < Groundwater Depth < 20 feet
 Groundwater Depth > 20 feet

Existing Natural Hydrologic Features (select all that apply):

- Watercourses
- Seeps
- Springs
- Wetlands
- None

Description / Additional Information:

Description of Existing Site Topography and Drainage [How is storm water runoff conveyed from the site? At a minimum, this description should answer (1) whether existing drainage conveyance is natural or urban; (2) describe existing constructed storm water conveyance systems, if applicable; and (3) is runoff from offsite conveyed through the site? If so, describe]:

Description of Proposed Site Development and Drainage Patterns

Project Description / Proposed Land Use and/or Activities:

List/describe proposed impervious features of the project (e.g., buildings, roadways, parking lots, courtyards, athletic courts, other impervious features):

List/describe proposed pervious features of the project (e.g., landscape areas):

Does the project include grading and changes to site topography?

- Yes
- No

Description / Additional Information:

Does the project include changes to site drainage (e.g., installation of new storm water conveyance systems)?

- Yes
- No

Description / Additional Information:

Identify whether any of the following features, activities, and/or pollutant source areas will be present (select all that apply):

- Onsite storm drain inlets
- Interior floor drains and elevator shaft sump pumps
- Interior parking garages
- Need for future indoor & structural pest control

- Landscape/outdoor pesticide use
- Pools, spas, ponds, decorative fountains, and other water features
- Food service
- Refuse areas
- Industrial processes
- Outdoor storage of equipment or materials
- Vehicle and equipment cleaning
- Vehicle/equipment repair and maintenance
- Fuel dispensing areas
- Loading docks
- Fire sprinkler test water
- Miscellaneous drain or wash water
- Plazas, sidewalks, and parking lots

Identification of Receiving Water Pollutants of Concern

Describe path of storm water from the project site to the Pacific Ocean (or bay, lagoon, lake or reservoir, as applicable):

List any 303(d) impaired water bodies within the path of storm water from the project site to the Pacific Ocean (or bay, lagoon, lake or reservoir, as applicable), identify the pollutant(s)/stressor(s) causing impairment, and identify any TMDLs for the impaired water bodies:

303(d) Impaired Water Body	Pollutant(s)/Stressor(s)	TMDLs

Identification of Project Site Pollutants*

***Identification of project site pollutants is only required if flow-thru treatment BMPs are implemented onsite in lieu of retention or biofiltration BMPs (note the project must also participate in an alternative compliance program unless prior lawful approval to meet earlier PDP requirements is demonstrated)**

Identify pollutants anticipated from the project site based on all proposed use(s) of the site (see manual Appendix B.6):

Pollutant	Not Applicable to the Project Site	Anticipated from the Project Site	Also a Receiving Water Pollutant of Concern
Sediment			
Nutrients			
Heavy Metals			

Organic Compounds			
Trash & Debris			
Oxygen Demanding Substances			
Oil & Grease			
Bacteria & Viruses			
Pesticides			

Hydromodification Management Requirements

- Do hydromodification management requirements apply (see Section 1.6 of the manual)?
- Yes, hydromodification management flow control structural BMPs required.
 - No, the project will discharge runoff directly to existing underground storm drains discharging directly to water storage reservoirs, lakes, enclosed embayments, or the Pacific Ocean.
 - No, the project will discharge runoff directly to conveyance channels whose bed and bank are concrete-lined all the way from the point of discharge to water storage reservoirs, lakes, enclosed embayments, or the Pacific Ocean.
 - No, the project will discharge runoff directly to an area identified as appropriate for an exemption by the WMAA for the watershed in which the project resides.

Description / Additional Information (to be provided if a 'No' answer has been selected above):

Critical Coarse Sediment Yield Areas*

***This Section only required if hydromodification management requirements apply**

Based on the maps provided within the WMAA, do potential critical coarse sediment yield areas exist within the project drainage boundaries?

- Yes
- No, no critical coarse sediment yield areas to be protected based on WMAA maps

If yes, have any of the optional analyses presented in Section 6.2 of the manual been performed?

- 6.2.1 Verification of GLUs Onsite
- 6.2.2 Downstream Systems Sensitivity to Coarse Sediment
- 6.2.3 Optional Additional Analysis of Potential Critical Coarse Sediment Yield Areas Onsite
- No optional analyses performed, the project will avoid critical coarse sediment yield areas identified based on WMAA maps

If optional analyses were performed, what is the final result?

- No critical coarse sediment yield areas to be protected based on verification of GLUs onsite.
- Critical coarse sediment yield areas exist but additional analysis has determined that protection is not required. Documentation attached in Attachment 8 of the SWQMP.
- Critical coarse sediment yield areas exist and require protection. The project will implement management measures described in Sections 6.2.4 and 6.2.5 as applicable, and the areas are identified on the SWQMP Exhibit.

Discussion / Additional Information:

Flow Control for Post-Project Runoff*

***This Section only required if hydromodification management requirements apply**

List and describe point(s) of compliance (POCs) for flow control for hydromodification management (see Section 6.3.1). For each POC, provide a POC identification name or number correlating to the project's HMP Exhibit and a receiving channel identification name or number correlating to the project's HMP Exhibit.

Has a geomorphic assessment been performed for the receiving channel(s)?

- No, the low flow threshold is 0.1Q2 (default low flow threshold)
- Yes, the result is the low flow threshold is 0.1Q2
- Yes, the result is the low flow threshold is 0.3Q2
- Yes, the result is the low flow threshold is 0.5Q2

If a geomorphic assessment has been performed, provide title, date, and preparer:

Discussion / Additional Information: (optional)

Other Site Requirements and Constraints

When applicable, list other site requirements or constraints that will influence storm water management design, such as zoning requirements including setbacks and open space, or local codes governing minimum street width, sidewalk construction, allowable pavement types, and drainage requirements.

Optional Additional Information or Continuation of Previous Sections As Needed

This space provided for additional information or continuation of information from previous sections as needed.