

SECTION 1: GENERAL PROJECT INFORMATION

Project Name: _____

Location: _____

Project Description (Include sufficient detail to justify answers in Sections 2 and 3 below):

SECTION 2: PERMANENT POST-CONSTRUCTION BMP REQUIREMENTS

Part A: Determine if the Port BMP Design Manual Applies to the Project

Is this entirety of the project a combination of one of more of the following?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<i>Routine Maintenance</i>		
1. Replacing roof material on an existing building?	<input type="checkbox"/> Yes	
2. Resurfacing existing roadways, parking lots, sidewalks, pedestrian ramps, and bike lanes, including slurry, overlay and restriping (doesn't go below base material)?	<input type="checkbox"/> Yes	
3. Restoring a historic building to its original historic design?	<input type="checkbox"/> Yes	
4. Installation of ground mounted solar arrays over existing impermeable surfaces?	<input type="checkbox"/> Yes	
5. Work over water (e.g., pile-supported pier) that does not disturb underlying fill or native soil?	<input type="checkbox"/> Yes	
6. Plumbing, electrical and HVAC work?	<input type="checkbox"/> Yes	
7. Interior alterations including major interior remodels and tenant build-out within an existing commercial building?	<input type="checkbox"/> Yes	
8. Exterior alterations that do not change the general dimensions and structural framing of the building (does not include building additions or projects where the existing building is demolished)?	<input type="checkbox"/> Yes	
<i>Conditional Routine Maintenance</i>		
9. Full depth replacement of damaged pavement (roads, parking lots, sidewalks, bike lanes, on mole piers, boat ramps, etc.)? The project may disturb underlying subgrade or other parts of the structural pavement section but may not disturb native soil.	<input type="checkbox"/> Yes	
10. Restoring pavement or other surface materials affected by trenches from utility work? Trenching for curtain wall maintenance is included in this category.	<input type="checkbox"/> Yes	
11. Replacement or addition of curb ramps for ADA purposes?	<input type="checkbox"/> Yes	
12. Replacement of driveway aprons for ADA purposes?	<input type="checkbox"/> Yes	
13. Repair or replacement of shoreline protection structures?	<input type="checkbox"/> Yes	

If "Yes" (no work will be done outside of the above), then

- If "Yes" to any of questions 9 through 13, Form RM-1 is required. Skip to Section 3 for construction requirements.
- If "Yes" to any of questions 1 through 8 but none of questions 9 through 13, skip to Section 3 for construction requirements.

If "No" continue to Part B.

SECTION 2: PERMANENT POST-CONSTRUCTION BMP REQUIREMENTS

Part B: Determine if the Project is a Standard or Priority Development Project

1. New Development: Is your project a new development that will create 10,000 square feet or more of impervious surfaces collectively over the entire project site?	<input type="checkbox"/> Yes <input type="checkbox"/> No
2. Redevelopment: Is your project a redevelopment that will create and/or replace 5,000 square feet or more of impervious surface collectively over the entire project on an existing site of 10,000 square feet or more of impervious surfaces?	<input type="checkbox"/> Yes <input type="checkbox"/> No
3. New Development or Redevelopment: Is your project a new or redevelopment project characterized by one of the following? If so, identify the applicable category.....	<input type="checkbox"/> Yes <input type="checkbox"/> No
A) The project will 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:	
i. Restaurant development. This includes any facility that sells prepared foods and drinks for consumption including stationary lunch counters and refreshment stands selling prepared foods and drinks for immediate consumption.	
ii. Development on any natural slope that is twenty-five percent or greater.	
iii. Parking lots.	
iv. Streets, roads, highways, freeways and/or driveways.	
B) The project will create and/or replace 2,500 square feet or more of impervious surface collectively over the entire project and discharges directly to an Environmentally Sensitive Area (ESA)*. "Discharging directly to" includes flow that is conveyed overland a distance of 200' 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). * San Diego Bay is considered an ESA	
C) The project supports one or more of the following:	
i. Automotive repair shop	
ii. Retail gasoline outlet that is 5,000 square feet or more or has a project Average Daily Traffic of 100 or more vehicles per day.	
D) New development or redevelopment project that results in the disturbance of one (1) or more acres of land and is expected to generate pollutants post-construction.	

If "No" to all questions above, the project is a standard project.

- A standard project Stormwater Quality Management Plan (SWQMP) is required.
- Continue to Section 3 to determine construction phase stormwater requirements.

If "Yes" to either of the above, answer questions 4 and 5 below.

4. Walkways Exemption: Is the project new or retrofit paved sidewalks, bicycle lanes, or trails that drain to adjacent vegetated or other non-erodible permeable areas or that are hydraulically disconnected from paved streets or roads?	<input type="checkbox"/> Yes <input type="checkbox"/> No
5. Green Street Exemption: Is the project retrofitting or redeveloping existing paved alleys, streets, roads, sidewalks, bicycle lanes, and/or trails; creating new or replacing driveway aprons, sidewalks, walkways, or shared use pathways for ADA purposes, where existing pavement is not damaged or otherwise in need of replacement due to its condition; and/or creating or replacing impervious area on a mole pier or marine terminal that does not qualify as routine maintenance (i.e., the project answered "No" in Section A above) where vehicle parking or travel takes place within the project footprint?	<input type="checkbox"/> Yes <input type="checkbox"/> No

If "Yes" to question 4, the project may use the Walkways Exemption.

- Form K-1 is required.
- Continue to Section 3 to determine construction phase stormwater requirements.

If "Yes" to question 5, the project may use the Green Street Exemption.

- A Green Streets SWQMP is required.
- Continue to Section 3 to determine construction phase stormwater requirements.

If "No" to questions 4 and 5, the project is categorized as a Priority Development Project (PDP).

- A PDP SWQMP is required.
- Continue to Section 3 to determine construction phase stormwater requirements.

SECTION 3: CONSTRUCTION PHASE STORMWATER BMP REQUIREMENTS

Estimated project footprint: _____ Estimated soil disturbance: _____

1. Will the project include clearing, grading, or disturbances to ground such as stockpiling, or excavation that results in soil disturbances with a project footprint of at least one acre total land area?	<input type="checkbox"/> Yes <input type="checkbox"/> No
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If "Yes", a Construction Stormwater Pollution Prevention Plan (SWPPP) for projects greater than 1-acre is required, and this project will need to obtain coverage under the General Construction Stormwater Permit.

If "No", continue to questions 2 and 3.

2. Will the project include pavement resurfacing, grading or soil disturbances greater than 2,500 square feet?.....	<input type="checkbox"/> Yes <input type="checkbox"/> No
3. Will the project occur over or within receiving water?.....	<input type="checkbox"/> Yes <input type="checkbox"/> No

If "Yes" to either of the above, a Construction BMP Plan for projects less than 1-acre is required.

If "No" to both of the above, continue to questions 4 and 5.

4. Will stormwater or urban runoff have the potential to contact any portion of the construction area, including washing and staging areas?	<input type="checkbox"/> Yes <input type="checkbox"/> No
5. Will the project use any construction materials that could negatively affect water quality if discharged from the site (such as paints, solvents, concrete, and stucco)?.....	<input type="checkbox"/> Yes <input type="checkbox"/> No

If "Yes" to either of the above, no Construction SWPPP or Construction BMP Plan is required, but tenant is required to follow construction phase BMPs that will be identified in the District Conditional Project Approval.

If "No" to both of the above, no construction phase stormwater BMP requirements apply to the project.

SECTION 4: SUMMARY OF REQUIRED SUBMITTALS

Permanent Post-Construction BMPs (Section 2)

Item	Required for Project
Form RM-1	<input type="checkbox"/>
Standard Project SWQMP	<input type="checkbox"/>
Form K-1	<input type="checkbox"/>
Green Streets SWQMP	<input type="checkbox"/>
PDP SWQMP	<input type="checkbox"/>
None (no applicable requirements or submittals)	<input type="checkbox"/>

Construction Phase Stormwater BMPs (Section 3)

Item	Required for Project
Construction SWPPP for projects greater than 1 acre	<input type="checkbox"/>
Proof of coverage under the State General Construction Permit	<input type="checkbox"/>
Construction BMP Plan for projects less than 1 acre	<input type="checkbox"/>
No submittal required, but must follow construction phase BMPs to be identified in District Conditional Project Approval	<input type="checkbox"/>
None (no applicable requirements or submittals)	<input type="checkbox"/>

NOTES:

1. Additional information for construction phase and permanent post-construction stormwater BMP requirements can be found in the Port BMP Design Manual document found on the Port’s website: <https://www.portofsandiego.org/stormwater-management>
2. The Port **requires** the use of Port templates for construction phase and permanent post-construction stormwater BMP requirement submittals. Templates are available on the Port’s website (see link above).
3. Additional details about stormwater requirements will be identified in the District Conditional Project Approval, as applicable.

For questions regarding construction phase and/or permanent post-construction stormwater BMP requirements, contact the Port’s Environmental Protection Department at (619) 686-6254.

Name of Project Applicant:	Title:
Signature:	Date:

Port Project Manager:	Extension:
Port Reviewer:	Date:
Comments:	