



SDCI Standard Stormwater Notes

Notes for Construction Stormwater Control (CSC) Plans

CONSTRUCTION STORMWATER CONTROL (CSC) GENERAL NOTES

1. A FIRST GROUND DISTURBANCE INSPECTION IS REQUIRED PRIOR TO START OF WORK ON ALL SITES WITH LAND DISTURBING ACTIVITY. SCHEDULE A FIRST GROUND DISTURBANCE INSPECTION FOR AN ISSUED BUILDING PERMIT AT 206-684-8900 OR ONLINE AS DESCRIBED AT <http://www.seattle.gov/sdci/inspections/site-development-inspections>
2. THE APPLICANT SHALL DESIGNATE AN EROSION AND SEDIMENT CONTROL (ESC) SUPERVISOR WHO SHALL BE RESPONSIBLE FOR THE INSTALLATION AND MAINTENANCE OF EROSION AND SEDIMENT CONTROL BEST MANAGEMENT PRACTICES (BMPs). FOR LARGE CONSTRUCTION PROJECTS, THE ESC SUPERVISOR SHALL BE A CERTIFIED EROSION AND SEDIMENT CONTROL LEAD (CESCL). PROVIDE THE NAME AND PHONE NUMBER OF THE ESC SUPERVISOR TO THE SITE INSPECTOR AT THE FIRST GROUND DISTURBANCE INSPECTION.
3. BMPs SHALL BE INSTALLED PRIOR TO STARTING CONSTRUCTION TO ENSURE SEDIMENT-LADEN WATER DOES NOT LEAVE THE PROJECT SITE OR ENTER ROADSIDE DITCHES, STORM DRAINS, SURFACE WATERS, OR WETLANDS.
4. THE BMPs INCLUDED IN THIS PLAN ARE THE MINIMUM REQUIREMENTS FOR ANTICIPATED SITE CONDITIONS. THE APPLICANT IS RESPONSIBLE FOR ENSURING THAT BMPs ARE MODIFIED AS NEEDED FOR UNEXPECTED STORM EVENTS OR OTHER UNFORESEEN CIRCUMSTANCES, AND TO ACCOUNT FOR CHANGING SITE CONDITIONS.
5. ANY AREAS OF DISTURBED SOIL THAT WILL NOT BE WORKED FOR TWO CONSECUTIVE DAYS DURING THE WET SEASON (OCTOBER 1 TO APRIL 30) OR SEVEN DAYS DURING THE DRY SEASON (MAY 1 TO SEPT 30) SHALL BE IMMEDIATELY STABILIZED WITH APPROVED BMPs METHODS (E.G., STRAW, MULCH, PLASTIC COVERING, COLD MIX, ETC.)
6. GRADING AND/OR SOIL DISTURBING ACTIVITIES MAY BE LIMITED OR PROHIBITED FOR CERTAIN SITES SUBJECT TO ECA STANDARDS (I.E. ECA STEEP SLOPES, LANDSLIDE PRONE AREAS, ETC.) BETWEEN OCTOBER 31ST AND APRIL 1ST. IF NOTED IN THE GEOTECHNICAL SPECIAL INSPECTIONS REQUIREMENTS, A GRADING SEASON EXTENSION LETTER (GSEL) ISSUED BY SDCI IS REQUIRED FOR ALL GRADING AND/OR SOIL DISTURBING ACTIVITIES DURING THIS PERIOD. THE GEOTECHNICAL SPECIAL INSPECTOR MUST SUBMIT ELECTRONIC APPLICATIONS FOR A GSEL USING THE SDCI PROJECT PORTAL. ALLOW FOUR TO SIX WEEKS FOR PROCESSING. FAILURE TO OBTAIN THE GSEL PRIOR TO OCT 31 MAY RESULT IN A WORK STOPPAGE.
7. CITY STREETS AND SIDEWALKS SHALL BE KEPT CLEAN AT ALL TIMES. NO MATERIAL SHALL BE STORED ON CITY STREETS OR SIDEWALKS WITHOUT A STREET USE PERMIT FROM THE SEATTLE DEPARTMENT OF TRANSPORTATION (SDOT).
8. POLLUTION CONTROL MEASURES SHALL BE FOLLOWED TO ENSURE THAT NO LIQUID PRODUCTS OR CONTAMINATED WATER ENTERS ANY STORM DRAINAGE FACILITIES OR OTHERWISE LEAVES THE

PROJECT SITE. ANY HAZARDOUS MATERIALS OR LIQUID PRODUCTS THAT HAVE THE POTENTIAL TO POLLUTE RUNOFF SHALL BE STORED AND DISPOSED OF PROPERLY.

9. ENSURE THAT WASHOUT FROM CONCRETE TRUCKS IS PERFORMED OFF-SITE OR IN DESIGNATED CONCRETE WASHOUT AREAS ONLY. DO NOT WASH OUT CONCRETE TRUCKS ONTO THE GROUND, OR TO STORM DRAINS OR OPEN DITCHES. DO NOT DUMP EXCESS CONCRETE ONSITE, EXCEPT IN DESIGNATED CONCRETE WASHOUT AREAS.
10. ALL AREAS OF DISTURBED SOIL SHALL BE FULLY STABILIZED WITH THE APPROPRIATE SOIL AMENDMENT AND COVER MEASURES AT COMPLETION OF THE PROJECT. TYPICAL COVER MEASURES INCLUDE LANDSCAPING OR HYDROSEED WITH MULCH.

DEMOLITION PERMIT CSC/SOIL SPECIAL NOTES

1. A FIRST GROUND DISTURBANCE, INSPECTION AND VERIFICATION OF RAT ABATEMENT ARE REQUIRED PRIOR TO STARTING THE DEMOLITION WORK. SCHEDULE THE INSPECTION THROUGH THE SEATTLE SERVICES PORTAL OR CALL 206-684-8900.
2. FOR PROJECTS WITH AN ASSOCIATED CONSTRUCTION PERMIT APPLICATION:
 - a. INTERIM GROUND STABILIZATION USING COVER PRACTICE BMPs MUST BE IMPLEMENTED AND THE CONSTRUCTION PERMIT MUST BE ISSUED BEFORE FINAL INSPECTION OF THIS DEMOLITION PERMIT, OR
 - b. ALL DISTURBED AREAS SHALL BE PERMANENTLY STABILIZED IN ACCORDANCE WITH THE SOIL AMENDMENT REQUIREMENTS AND PERMANENT COVER PRACTICE BMPs (E.G. SEEDING, SODDING, PLANTING, MULCHING, ETC.)
3. FOR PROJECTS WITHOUT AN ASSOCIATED CONSTRUCTION PERMIT APPLICATION:
4. ALL DISTURBED AREAS SHALL BE PERMANENTLY STABILIZED IN ACCORDANCE WITH THE SOIL AMENDMENT REQUIREMENTS AND PERMANENT COVER PRACTICE BMPs (E.G. SEEDING, SODDING, PLANTING, MULCHING, ETC.)
5. TEMPORARILY OR PERMANENTLY CAP ALL SIDE SEWERS THAT SERVE BUILDINGS THAT WILL BE DEMOLISHED. A SIDE SEWER PERMIT IS REQUIRED IF THE SIDE SEWER IS TO BE PERMANENTLY CAPPED. A PERMANENT CAP IS REQUIRED IF THERE IS NOT AN ACCEPTED BUILDING PERMIT APPLICATION THAT WILL RE-USE THE SIDE SEWER. ABANDONED SIDE SEWERS SHALL BE CAPPED AS CLOSE TO THE PROPERTY LINE AS POSSIBLE WITHOUT INTERRUPTING SERVICE TO ANY OTHER BUILDING.
6. IF THE EXISTING SIDE SEWER IS SHARED WITH ANOTHER PROPERTY, SERVICE TO THAT PROPERTY SHALL BE MAINTAINED AT ALL TIMES DURING AND AFTER THE DEMOLITION. A PERMANENT OR TEMPORARY CAP MUST BE PLACED ON THE END OF THE UNUSED LATERAL.
7. STRUCTURAL STABILIZATION OF REMAINING BASEMENT WALLS IS THE RESPONSIBILITY OF THE PROPERTY OWNER AND SHALL BE IN ACCORDANCE WITH ALL APPLICABLE CODES.

8. TREE REMOVAL MAY REQUIRE ADDITIONAL PERMITS OR APPROVALS AND IS NOT AUTHORIZED UNDER THIS DEMOLITION PERMIT UNLESS INDICATED TO BE REMOVED ON AN APPROVED SITE PLAN. SEE SDCI TIP #242.
9. IDENTIFY, REMOVE, AND PROPERLY DISPOSE OF HAZARDOUS SUBSTANCES FROM THE BUILDING BEFORE BEGINNING DEMOLITION ACTIVITIES THAT COULD EXPOSE THEM TO STORMWATER. SUCH SUBSTANCES COULD INCLUDE PCBs, ASBESTOS, LEAD PAINT, MERCURY SWITCHES, AND ELECTRONIC WASTE.
10. SEE SDCI TIP 337, "DEMOLITION AND DECONSTRUCTION" FOR MORE INFORMATION ON DEMOLITION PERMIT REQUIREMENTS.

POLYCHLORINATED BIPHENYLS (PCBs) NOTES

CERTAIN BUILDING MATERIALS, SUCH AS CAULK AND OTHER SEALANTS, JOINT MATERIALS, PAINT, SIDING, AND ROOFING MAY CONTAIN POLYCHLORINATED BIPHENYLS (PCBS), PARTICULARLY IF INSTALLED BETWEEN 1950 AND 1980. PCB-CONTAINING BUILDING MATERIALS WERE MORE OFTEN USED IN COMMERCIAL, INDUSTRIAL, AND LARGE MULTI-STORY RESIDENTIAL BUILDINGS, AS WELL AS INSTITUTIONAL BUILDINGS SUCH AS SCHOOLS, HOSPITALS, UNIVERSITIES, FIRE HOUSES, POLICE STATIONS, GOVERNMENT OFFICES, AND MILITARY SITES.

1. NEVER REUSE OR RECYCLE PCB-CONTAMINATED CONSTRUCTION MATERIALS. KEEP THIS WASTE SEGREGATED FROM OTHER MATERIALS AND DISPOSE OF PCB-CONTAMINATED MATERIALS IN ACCORDANCE WITH EPA'S TOXIC SUBSTANCES CONTROL ACT (TSCA) REGULATIONS AND STATE WASTE REGULATIONS
2. WHEN PCB-CONTAINING BUILDING MATERIALS ARE SUSPECTED OR CONFIRMED, IMPLEMENT THE FOLLOWING BMPS:
 - a. INSTALL CATCH BASIN FILTER INSERTS OR COVERS.
 - b. DRY VACUUM OR DRY SWEEP ADJACENT HARD SURFACES (A DRY VACUUM SYSTEM IS PREFERRED).
 - c. PREVENT WASHWATER OR IRRIGATION WATER FROM COMING INTO CONTACT WITH THE PCB-CONTAINING BUILDING MATERIALS.
 - d. ROUTINELY VISUALLY SURVEY THE AREAS WHERE PCB-CONTAINING BUILDING MATERIALS ARE SUSPECTED OR CONFIRMED TO EXIST TO CHECK THEY HAVE REMAINED INTACT. IF WEATHERING (E.G., FLAKING, PEELING) BECOMES NOTICEABLY WORSE AS DEMOLITION CONTINUES, INSTALL ADDITIONAL BMPS AS NEEDED TO PREVENT PCB DISCHARGES TO THE DRAINAGE SYSTEM OR SURFACE WATERS.

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SIDE SEWER AND DRAINAGE PERMIT NOTES

1. SIDE SEWERS AND DRAINAGE FACILITIES SHALL BE CONSTRUCTED PER THE "REQUIREMENTS FOR DESIGN OF SIDE SEWERS (DRAINAGE & WASTEWATER)" DIRECTORS' RULE DPD 4-2011/2011-004 AND PER THE "2026 SEATTLE STORMWATER MANUAL" DIRECTORS' RULE SDCI 03-2026/SPU DWW-200.
2. A SEPARATE SPU SIDE SEWER PERMIT IS REQUIRED FOR INSPECTION OF ALL DRAINAGE ELEMENTS, INCLUDING STORMWATER BMPs, PIPES AND OTHER DRAINAGE APPURTENANCES, AS WELL AS FOR REVIEW, APPROVAL, AND INSPECTION OF ALL SIDE SEWERS.
3. DEVIATIONS FROM THE APPROVED STORMWATER PLAN REQUIRE A FORMAL POST-SUBMITTAL REVISION TO THE SDCI BUILDING PERMIT OR GRADING PERMIT UNDER WHICH THE STORMWATER PLAN WAS APPROVED. POST-SUBMITTAL REVISIONS MUST BE SUBMITTED ELECTRONICALLY THROUGH THE SEATTLE SERVICES PORTAL.

****THE UTILITIES OTHER THAN THE STORM DRAINAGE UTILITIES SHOWN ON THIS PLAN ARE FOR REFERENCE / COORDINATION ONLY. SDCI DOES NOT REVIEW OR APPROVE SANITARY SIDE SEWERS, WATER, ELECTRIC, GAS, OR OTHER UTILITIES.

****SIDE SEWERS WILL BE REVIEWED AND APPROVED BY SPU UNDER A SEPARATE SPU SIDE SEWER PERMIT.

****ALL WORK SHOWN IN THE RIGHT-OF-WAY IS UNDER A SEPARATE PERMIT. SDCI PERMIT IS ONLY FOR WORK ON THE PRIVATE PROPERTY.

ON-SITE STORMWATER MANAGEMENT PLANTINGS NOTES

PLANTING GENERAL NOTES

1. PLANTS SHALL BE SITED ACCORDING TO SUN, SOIL, WIND AND MOISTURE REQUIREMENTS.
2. AT A MINIMUM, PROVISIONS MUST BE MADE FOR SUPPLEMENTAL IRRIGATION DURING THE FIRST TWO GROWING SEASONS.

BIORETENTION CELLS, PLANTERS AND RAIN GARDEN NOTES

1. FOR A LIST OF APPROVED PLANTS FOR BIORETENTION/RAIN GARDEN FACILITIES, SEE APPENDIX J, SECTION J-1 OF THE SEATTLE STORMWATER MANUAL.
2. VEGETATION COVERAGE OF SELECTED PLANTS MUST ACHIEVE 90-PERCENT COVERAGE WITHIN 2 YEARS OR ADDITIONAL PLANTINGS SHALL BE PROVIDED. UNLESS DESIGNED BY A LICENSED LANDSCAPE ARCHITECT, PROVIDE A MINIMUM OF 1 PLANT PER EVERY 2 SQUARE FEET OF BIORETENTION BOTTOM AND SLOPED SIDE AREA.

3. PROVIDE A MINIMUM OF THREE DIFFERENT SPECIES OF SHRUBS AND HERBACEOUS PLANTS IN EACH FACILITY.

VEGETATED ROOF NOTES

1. APPROPRIATE PLANTS INCLUDE SUCCULENTS, GRASSES, HERBS, AND WILDFLOWERS THAT ARE ADAPTED TO HARSH CONDITIONS. PLANTS MAY BE INSTALLED AS PRE-GROWN MATS, INDIVIDUAL PLUGS, CUTTINGS, OR SPREAD AS SEEDS.
2. VEGETATION COVERAGE OF SELECTED PLANS MUST ACHIEVE 80-PERCENT COVERAGE WITHIN 2 YEARS OR ADDITIONAL PLANTINGS SHALL BE PROVIDED.
3. A LANDSCAPE MANAGEMENT PLAN SHALL BE DEVELOPED AND IMPLEMENTED.