



CHAPTER 72 - STORMWATER MANAGEMENT ORDINANCE

72.102 (one definition change and four new definitions)

Definitions:

15. Development means the improvement or disturbance of land from its existing state by construction activities, including publically-funded improvements.
43. Soil Quality Plan means a method, or group of methods, selected from the Iowa Stormwater Management Manual Section 2E-6 Part F as indicated on the Major or Minor Erosion Control Permit, and approved by the Director or designee.
44. Iowa Stormwater Management Manual means the current Iowa Stormwater Management Manual publication, by whatever name, as amended by the Iowa Department of Natural Resources in collaboration with Iowa Stormwater Education Program and other partners.
45. Topsoil means the fertile dark colored portion of the A-Horizon with the following characteristics: a minimum of 3% organic matter; less than 30% clay content; granular structures; loose, friable texture; pH of 6-8; and devoid of debris and rocks.
46. City Stormwater Official means the Stormwater Coordinator, Environmental Specialist, Erosion Control Specialist, or designee.

72.205 (completely new section)

Soil Quality Requirements

- a) Unless otherwise exempt, no development shall occur without an approved Soil Quality Plan.
- b) Residential developments shall retain existing topsoil on site and distribute the topsoil in a uniform, uncompacted manner after all public improvements are complete and prior to the sale of individual lots, unless developer retains all lots for development, at which time topsoil shall be distributed in a uniform, uncompacted manner prior to, or as part of, the implementation of the Soil Quality Plan per lot.
- c) Commercial and industrial developments shall retain existing topsoil on site and distribute the topsoil in a uniform, uncompacted manner prior to, or as part of, the implementation of the Soil Quality Plan.
- d) If lots are to be sold after completion of public improvements on private or public developments, a certification statement specifying the topsoil depth from the Engineer of Record must be provided for both pre- and post-public improvement conditions.
- e) An approved Soil Quality Plan is required prior to the issuance of foundation permits or building permits. This requirement may be deferred at the discretion of the Director.
- f) A Soil Quality Plan shall be implemented on all appropriate areas of the site.



- g) The City Stormwater Official may inspect the site(s) at any time to determine compliance. Soil Quality Plan implementation, including any appropriately licensed laboratory test results, shall be documented.

DRAFT