

SECTION XVIC. DRAINAGE REVIEW

A. PURPOSE

This Section is adopted by the Town to provide a pre-construction, construction and post-construction review of the projects which have the potential for detrimental effect caused by storm water drainage discharge onto streets and ways, into the Town's storm water drainage system and into the Charles River, the Town's lakes, ponds and streams; to reduce discharge of pollutants to the maximum extent practicable; to protect water quality; to satisfy the water quality requirements of the Clean Water Act and Massachusetts Water Quality Standards; to maintain compliance with Wellesley's General Permit under the Phase II Regulations of National Pollutant Discharge Elimination System of U.S. EPA; and to be consistent with the Massachusetts Wetlands Protection Act; the Town of Wellesley Wetlands Protection Bylaw (Article 44 of the Town Bylaws); the Town of Wellesley Erosion and Sedimentation Control Regulations and the Municipal Stormwater Drainage System Rules and Regulations adopted by the Board of Public Works; by minimizing land clearing; by minimizing the amount of exposed soil and duration of exposure, by installing, protecting and maintaining vegetative buffers, silt fencing, and BMP's.

B. DEFINITIONS

Best Management Practices (BMP's) – The most effective and practical measures to reduce or prevent pollutants from reaching water bodies and to control the quantity of runoff from a site. These measures may be structural, such as particle separators or sand filters, and they may be non-structural, such as but not limited to, buffer areas around developments or proper methods for storage of chemicals.

Construction Mitigation Plan– A plan which details the design, location and type of erosion and sedimentation control measures to be employed on-site.

Grading and Drainage Plan – to be prepared in accordance with specifications to be developed and from time to time amended by the Town Engineer it shall include but not be limited to the following information: post-development peak runoff rates, rates of recharge of stormwater to groundwater and rates of removal of total suspended solids. It shall be stamped and signed by a Massachusetts Registered Professional Engineer.

On-Site Stormwater System - catch basins, leaching basins, manholes, pipes, retention and/or detention basins, swales, drainage ditches, headwalls, BMP's and other components.

Operation and Maintenance Plan – A plan which includes the details of the regular maintenance of the on-site stormwater system including but not necessarily limited to cleaning of dry wells for roof drains and any catch basins, sweeping of paved areas draining into the catch basins, visual inspection of drainage structures for damage or blockage, keeping the area around catch basins located in lawns or other landscaped

areas clear of excess leaves, twigs and other debris, and inspection and maintenance of BMP's.

Review Staff – Town Engineer (or designated representative of the Town Engineer) , Inspector of Buildings (or designated representative of the Inspector of Buildings), Wetlands Administrator (or designated representative of the Wetlands Administrator).

C. APPLICABILITY

The provisions of this section shall apply to all projects not otherwise subject to SECTION XVIA. PROJECT APPROVAL. involving grading or re-grading of land to planned elevations, and/or removal or disturbance of the existing vegetative cover, over an area of one acre or more.

D. PROCEDURE

Prior to the issuance of a building permit, a grading and drainage plan and other materials as may be required consistent with specifications to be developed by the Wellesley Department of Public Works shall be submitted to the Planning Director. A reasonable submission fee may be established and from time to time adjusted by the review staff. The Planning Director shall forthwith send copies of the submission to the review staff.

The review staff shall within 14 days make such comments or recommendations as deemed appropriate and shall send copies to the Planning Director and the applicant. The grading and drainage plan may be approved, approved subject to conditions or plan modifications. An operation and maintenance plan may be required in instances where the on-site stormwater system is deemed by the review staff to warrant same. A construction mitigation plan may be required if in the opinion of the review staff the topography of the land warrants erosion and sedimentation control measures.

Prior to a Certificate of Occupancy being issued or final building inspection being made as the case may be for the construction, reconstruction or addition an inspection shall be made by the Town Engineer or designated representative of the Town Engineer to determine whether there is compliance with the grading and drainage plan and notify the other members of the review staff of the inspection results. If there is compliance the other members of the review staff shall be so notified whereupon a Certificate of Occupancy may be issued, or final building inspection may be made. If found to be not in compliance, the Planning Director shall notify the applicant of the work remaining to be done.

E. APPEALS

An applicant may appeal the decision of the review staff. In the event of an appeal it shall be made to the Zoning Board of Appeals in accordance with SECTION XXIV. PERMIT GRANTING AUTHORITY.