

| Stormwater, Water, & Sanitation | | Comprehensive Master Plan |
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| <p>South Jefferson County Community Plan</p> <p>Water supply, sewage disposal, and stormwater management are critical to supporting existing and new development. The way land is developed and used affects water quality and quantity. The recent drought and water restrictions have heightened awareness that water is a finite resource.</p> <p>In March 2003, Jefferson County was required to apply for a Municipal Separate Storm Sewer System Discharge Permit, mandating that the County manage stormwater quality by treating it as a resource rather than a waste product.</p> <p>Additionally, the threat of vector-borne diseases like West Nile Virus (see Glossary), water-borne diseases, and water quality issues demand that current treatment and management of water resources be re-examined.</p> | Duplicative | <p>Water Resources</p> <p>Vision Jefferson County: A County that recognizes that water is an essential resource, and balances water use with physical supply, while protecting the long term quality and quantity of water resources.</p> <p>Proper planning and maintaining of water quality and quantity is essential. An adequate and safe supply of water protects the health of the community's residents and its environment. The way land is developed and used affects water quality and quantity. The majority of residents receive public water and sanitation services. Other residents, mostly in the mountains, rely on ground water supplies drawn from individual wells and must dispose of wastewater through an individual sewage disposal system (ISDS). In many mountainous areas, severe limitations exist for ISDS installations because of steep slopes, depth of rock and coarse-textured soil. Improper treatment or disposal of effluent can result in ground water and surface water contamination.</p> <p>In March 2003, Jefferson County applied for a Municipal Separate Storm Sewer System Discharge Permit, as required by the State. This mandates that the County manage stormwater quality by treating stormwater as a resource rather than a waste product.</p> <p>Land development affects both the quality and the quantity of both ground water and surface water. Because of this direct link, the adverse impacts of existing and future development on this necessary resource should be studied and mitigated</p> <p>2) Surface Water i) Goal: Protect the quality and quantity of surface water resources. (d) Objective: Manage water to limit the spread of vector and waterborne diseases. 1. Policy: Refer applications for development to Jefferson County Public Health to identify the best management practices for controlling water and/or mosquito-borne diseases/viruses. 2. Policy: Ditch companies should monitor and treat</p> |
| Goals | | |
| 1. Reduce stormwater runoff by providing opportunities for infiltration of stormwater into the ground. | Duplicative | <p>Water Resources 1) Stormwater Management (b) Objective: Review and develop effective strategies and regulations to reduce stormwater runoff. 3. Policy: Infiltration techniques should be the dominant stormwater management device when site conditions are technically feasible. (See Appendix C I. i.) i. Implementation: Create regulations that give incentives for infiltration and reduce runoff</p> |
| 2. Manage water to limit the spread of vector- and waterborne diseases. | Duplicative | <p>Water Resources 2) Surface Water (d) Objective: Manage water to limit the spread of vector and waterborne diseases.</p> |
| 3. Protect water quality and quantity. | | <p>Water Resources 1) General i) Goal: Protect the quality and quantity of water resources in the County.</p> |
| Policies | | |
| <p>A. Stormwater Runoff 1. The Urban Drainage Manual should be consulted to select structural best management practices to reduce stormwater runoff. Developments should employ the four steps outlined in the manual: a. Employ runoff reduction practices; b. Provide water quality capture volume; c. Stabilize drainage ways; and d. Address additional commercial and industrial best management practices.</p> | Duplicative | <p>Appendix C: Environmental Section I. Water Resources: a. Best Management Practices for Stormwater Quality The Urban Drainage Manual should be consulted to select Best Management Practices to address stormwater quality. Developments should be required to employ the four steps outlined in the manual: (1) employ runoff reduction practices, (2) provide water quality capture volume, (3) stabilize drainage ways, (4) employ commercial and industrial best management practices.</p> |

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| B. Water Management | | |
| 1. Retention and detention ponds should be: a. Monitored regularly and maintained by the property owners, tenants or associations; b. Landscaped with appropriate plants and trees; and c. Designed with infiltrative and porous surfaces. | Duplicative | Water Resources 4) Stormwater Management 4. Policy: Retention and detention ponds should be a. Monitored regularly and maintained by property owners, tenants or associations; b. Landscaped with appropriate plants and trees to emulate the natural environment; and c. Designed with infiltrative and porous surfaces. |
| 2. Infiltration plans should be incorporated with the more traditional methods of stormwater detention. | Vague. The CMP is much clearer on this. | Water Resources 3. Policy: Infiltration techniques should be the dominant stormwater management device when site conditions are technically feasible. (See Appendix C I. i.) (c) Objective: Manage stormwater runoff from existing development to protect water quality and encourage ground water recharge. 1. Policy: Run-off from impervious surfaces, including pavement and hardpacked corrals, should be managed to protect water quality. 2. Policy: Existing development should be encouraged to implement stormwater quality BMPs. (See Appendix C I. a.) i. Implementation: Create incentives to encourage existing development to improve infiltration and reduce runoff. |
| 3. Applications for development should be referred to Jefferson County Department of Health and Environment to identify the best management practices for controlling vector- and water-borne diseases. | Duplicative | Water Resources 1) Surface Water (d) Objective: Manage water to limit the spread of vector and waterborne diseases. 1. Policy: Refer applications for development to Jefferson County Public Health to identify the best management practices for controlling water and/ or mosquito-borne diseases/viruses. |
| C. Water Quality and Quantity | | |
| 1. New development or structures, fencing, or the keeping of livestock should not be located in floodplains, riparian areas or wetland habitats. | Duplicative | Water Resources 2) Surface Water (b) Objective: Protect surface water quality. 1. Policy: Protect and enhance water resources and riparian areas through buffers, no build areas, drainage easements, Best Management Practices (BMPs), and restoration where appropriate. (See Appendix C I. a.) (c) Objective: Encourage land use patterns that protect the function and quality of surface water resources. (See Appendix C I. b.) (e) Objective: Protect existing surface waters to maintain important ecosystems. 4. Policy: Industrial material, waste storage and livestock manure should be stored properly and managed to protect water quality. 4. Policy: Manure piles should be sited, designed, and maintained in such a way as to not pollute open surface waters. 5. Policy: All livestock should be managed so that they do not cause damage to riparian areas, canals, or wetlands. 8) Wetlands 2. Policy: New development should avoid damaging, disturbing, or disrupting any significant wetlands. Where impacts to significant wetlands are unavoidable, the County shall require appropriate mitigation including restoration, enhancement, and/or creation of wetlands along with the implementation of a management and monitoring plan. 1. Policy: New development should avoid damaging, or disrupting riparian areas. Where impacts are unavoidable, the County shall require appropriate mitigation including restoration and enhancement of riparian areas. |
| 2. Runoff from impervious surfaces and fertilized landscape areas should be filtered through vegetated buffers and grass swales or other infiltration structures to reduce pollutants before the runoff leaves the property. | Duplicative | 3) Stormwater Management 4. Policy: Runoff from impervious surfaces and fertilized landscape areas should be filtered through vegetated buffers and grass swales or other infiltration structures to reduce pollutants before the runoff leaves the property. |
| 3. Plant species should be selected and grouped to minimize consumption of irrigation water and prevent soil erosion. | Duplicative | Water Resources 7) Water Resource Conservation (c) Objective: Design landscaping to conserve water. 2. Policy: Design landscape plantings to: a. Minimize water consumption; b. Blend with native vegetation using existing on-site trees and vegetation; c. Provide small animal habitat and forage; d. Minimize high-water-consuming turf; e. Limit the size and location of irrigated landscapes; f. Group plant materials based on water consumption; and g. Prevent soil erosion. |

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| 4. Native and drought-resistant plant species should be the dominant living landscape materials. The use of high water consumptive plants should be discouraged. | Duplicative | Water Resources 7) Water Resource Conservation (c) Objective: Design landscaping to conserve water. 1. Policy: Encourage water conservation measures such as xeriscape, native drought tolerant plants and subsurface drip irrigation. |
| 5. Industrial material, waste storage and livestock manure should be stored properly and managed, to prevent water pollution. | Duplicative | Water Resources 2) Surface Water 4. Policy: Industrial material, waste storage and livestock manure should be stored properly and managed to protect water quality. |
| 6. The Hogback area is an important ground water recharge zone and the densities recommended in this Plan should be followed. | This may or may not be retained, based upon future meetings regarding the Land Use Chapters. | |
| D. Water and Sanitation | | |
| 1. All new development should be served by a public water and sanitation district whenever possible. | Duplicative | Water Resources 6) Centralized Water and/or Sanitation Systems (a) Objective: Encourage connections to centralized water and sanitation systems, when economically feasible, or necessary to protect human health or the environment. 1. Policy: All new development in the plains and Activity Centers in the MGWOD should be served by a centralized water and sanitation system. Both water and sanitation services should be provided. However, where such systems are not available or fiscally viable, private wells and ISDS are permissible |
| 2. Private wells and individual sewage disposal systems are permissible: a. Where public systems are unavailable; b. When lot sizes conform to county regulations; and c. When lot sizes conform to the Plan's recommended density of 1 dwelling unit per 5 acres (1 du/5 ac) for development outside of water and sanitation districts. | Duplicative | There are two pages of detailed information in the CMP that far exceed the S. Jeffco recommendations. |
| 3. The water and sanitation districts should work with the community in site selection and design of facilities. | Duplicative | Water Resources 6) Centralized Water and/or Sanitation Systems 1. Policy: Encourage water and wastewater providers to work with Planning & Zoning as well as the community to site and design infrastructure projects in a manner which promotes compatibility with adjoining uses, and mitigates adverse visual, olfactory, and environmental impacts. |
| 4. Existing water pressure levels to existing uses should not be adversely impacted by new proposals, to the extent practical. | Duplicative | Water Resources 6) Centralized Water and/or Sanitation Systems 12. Policy: New development and redevelopment should not result in any significant decline in the service level of the public water supply (i.e., quantity, quality, and pressure) and sanitation. |
| 5. The service plans for water and sewer special districts should: a. Show that the district is economically viable; b. Ensure that water pressure and volume will be adequate for fire protection purposes; c. Provide hydrologic evidence that neighboring water users will not be adversely affected; and d. Provide water quality reports. | Delete per the County Attorney. We cannot require additional criteria that is not required by State Statute. | |

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| Implementation | | |
| <p>A. Stormwater Runoff Reduction 1. The county should develop educational programs to inform developers and residents about the best management practices for stormwater to protect water quantity, quality and public health. The county should develop incentives to encourage developers to use runoff reduction or infiltration practices in addition to detention or retention methods. When developing land, it is recommended to include techniques and structures that mimic pre-development hydrology. (See the Urban Drainage Manual for runoff reduction techniques.)</p> | Duplicative | <p>Water Resources 11) Education 3. Similar to (a) 10. Policy: The County should develop educational programs to inform developers and residents about the BMPs for stormwater to protect water quantity, quality and public health. 3. Policy: Infiltration techniques should be the dominant stormwater management device when site conditions are technically feasible. (See Appendix C I. i.) i. Implementation: Create regulations that give incentives for infiltration and reduce runoff. 5. Policy: New development should include techniques and structures that mimic pre-development hydrology.</p> |
| <p>2. The county should work with the adjacent cities, stormwater districts, park and recreation districts, metro districts, developers, and residents to develop new, innovative standards for stormwater management. Runoff reduction or infiltration plans that naturally filter and/or recharge ground water should be developed, rather than management plans that collect and convey stormwater down stream.</p> | Duplicative | <p>Stormwater, Water, & Sanitation 2. Policy: The County should work with adjacent cities and counties, stormwater districts, park and recreation districts, metro districts, developers, and residents to develop new, innovative standards for stormwater management. 3. Policy: Infiltration techniques should be the dominant stormwater management device when site conditions are technically feasible. (See Appendix C I. i.) 4. Policy: Runoff from impervious surfaces and fertilized landscape areas should be filtered through vegetated buffers and grass swales or other infiltration structures to reduce pollutants before the runoff leaves the property.</p> |
| <p>3. The Urban Drainage Manual should be consulted for additional information on best stormwater management practices.</p> | Duplicative | <p>Appendix C: Environmental Section I. Water Resources: a. Best Management Practices for Stormwater Quality The Urban Drainage Manual should be consulted to select Best Management Practices to address stormwater quality.</p> |
| <p>B. Water Quality and Quantity 1. The county should create a program to identify and eliminate point source and non-point source contamination of stormwater. (See the Hazards section for recommendations on the disposal of hazardous materials and the Rooney Road Recycling Center.)</p> | Duplicative | <p>Appendix C: Environmental Section 4) Stormwater Management 2. Policy: Identify appropriate measures to protect water resources from effects of point and non-point sources of stormwater pollution.</p> |
| <p>2. The county should facilitate the distribution of information about water quantity and quality and sanitation problems so that individuals are aware and can take appropriate actions.</p> | Duplicative | <p>Stormwater, Water, & Sanitation 11) Education 1. Policy: The County should facilitate the distribution of information regarding water quantity and quality and sanitation problems so individuals are aware and can take appropriate actions.</p> |
| <p>3. Irrigation ditch companies should inform adjacent property owners and residents about their management and water plans. Ditch companies should also monitor and treat ditch water to prevent vector- and water-borne diseases.</p> | Duplicative | <p>Stormwater, Water, & Sanitation 2) Surface Water 2. Policy: Ditch companies should monitor and treat ditch water to prevent water- and/or mosquito-borne diseases/viruses. 11) Education 9. Policy: Irrigation ditch companies should provide information to adjacent property owners and residents with regard to management and water plans.</p> |
| <p>4. The county should explore alternatives for road treatment in winter, choosing options with the least amount of harmful environmental and health impacts.</p> | Duplicative | <p>Stormwater, Water, & Sanitation 2. Policy: The County should explore alternatives for road treatment in winter, choosing effective options with the least amount of harmful environmental and health impacts.</p> |
| <p>5. The county should evaluate the <i>Land Development Regulation</i> and <i>Zoning Resolution</i>, and revise regulations that conflict with the goal of reducing net runoff volume through infiltration. When developing land, it is recommended to include techniques and structures that mimic pre-development hydrology. (See the Urban Drainage Manual for runoff reduction techniques.)</p> | Delete. Regulations are being written, and these regulations will address, not contradict, this goal. | |