Small Scale Residential
LID BMP Measures

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Low Impact Development
a great program that helps make the best use of something we’re all familiar with - RAINWATER.

For an electronic version of this brochure, visit our website at www.lbds.info.

Amended November 12, 2013
**Making the best of our most precious resource - water.**

### What is Low Impact Development (LID)?

LID is smart, stormwater management that promotes the use of small-scale, natural drainage features to slow, clean, infiltrate and capture rainfall. It’s an economical and efficient way to replenish local aquifers, reduce pollution, increase the reuse of water and improve the quality of our beaches and waterways. Overall, it will help protect the Los Angeles and San Gabriel Rivers watersheds and help improve the health of the Alamitos and San Pedro Bays for both wildlife and people.

LID incorporates six prescriptive Best Management Practices (BMP) measures for small scale residential projects. Brief descriptions of these can be found on the right-side flap of this brochure. For full descriptions, please visit the Long Beach Development Services website at www.lbds.info.

### LID is accomplished as a two-step process:

**Step One:** Proactive site planning that minimizes the amount of new impervious surface on a project.

**Step Two:** Incorporating LID BMP measures that offset the water runoff from the impervious surfaces of a project.

### Any development or redevelopment, which are defined as follows:

**Development** – any construction to build any new public or private residential projects (whether single-family, multi-unit or planned unit development); new industrial, commercial, retail and other non-residential projects, including public agency projects; new impervious surface area; or mass grading for future construction.

**Redevelopment** – land-disturbing activities that result in the replacement of more than fifty percent (50%) of an existing building, structure or impervious surface area on an already developed site.

**Must comply with LID standards**

The LID Ordinance contains separate requirements for small-scale and large-scale development and redevelopment projects.

- Small-scale projects are defined as residential developments that are less than one acre or are comprised of four units or less or redevelopment that alters more than 50% of existing buildings, structures, or impervious surfaces of an existing developed site.
- Large-scale projects are defined as residential developments that are one acre or greater or has five units or more or commercial, industrial, or automotive developments or where redevelopment results in an alteration of more than 50% of existing buildings, structures, or impervious surfaces of an existing developed site.

**Exempt projects:**

The LID Ordinance does provide exemptions, including:

- Any development or redevelopment that creates, adds, or replaces less than 500 sq. ft of impervious surface area.
- A development or redevelopment involving only emergency construction activity required to immediately protect public health and safety.
- A development or redevelopment involving the grinding/overlaying and replacement of existing parking lots.
- A development or redevelopment involving only re-striping of permitted parking lots.
- A redevelopment resulting in land disturbing activities or replacement of 50% or less of an existing building, structure, or impervious surface area;
- A development or redevelopment where LID requirements are technically infeasible.

### How do I make sure my small-scale project meets LID standards?

A small-scale project must utilize at least two LID BMP measures on the project site. To ensure that your project meets LID standards, simply follow the checklist below.

1. Determine the total area of impervious surface created, added, or replaced by your project.
2. Select for implementation at least two LID BMP measures that are adequately sized and compatible with your project.
3. Submit the signed LID BMP fact sheets at the Development Permit Center on the 4th floor of City Hall with your development or redevelopment plans.
4. Obtain approval from City staff.

### How do I make sure my large-scale project meets LID standards?

The scope and size of a large-scale project is much greater than a small-scale project. Therefore, the City has developed the LID BMP Design Manual to guide you through the process. Applicants are encouraged to work with an appropriate design professional to ensure that the project adheres to the requirements of the LID BMP Design Manual. The following steps will ensure that your large-scale project meets these requirements.

1. Review the LID BMP Design Manual. Copies are available online at www.lbds.info.
2. Work with an appropriate design professional to develop a LID plan that meets the requirements as outlined in the LID BMP Design Manual.
3. Submit the LID plan at the Development Permit Center on the 4th floor of City Hall with your development or redevelopment plans.
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### Offsite mitigation fee

In lieu of the requirements above for small- and large-projects, applicants may elect to pay a one-time offsite runoff mitigation fee of $3 for each sq.ft. of impervious surface created, added, or replaced. However, to maximize onsite compliance, implementation of applicable National Pollutant Discharge Elimination System (NPDES) and Standard Urban Stormwater Mitigation Plan (SUSMP) regulations shall be required.
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- Port of Long Beach Harbor District, as designated in Title 21-Zoning Regulations, development or redevelopment projects shall comply with LID BMP alternatives set forth in the Port of Long Beach Post-Construction Design Guidance Manual.

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This information is available in an alternative format by request to Meg Rau at (562) 570-7744. For an electronic version of this brochure, visit our website at www.lbds.info.

Amended November 12, 2013