Master Storm Water Management Plan

Area Development Plans, Grading Plans, Preliminary Plats, & New PUD Proposals

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Additional copies of this application and the appropriate "project submittal requirements" can be found on the City's website;
http://www.wdm-ia.com/asp/Forms/forms_list.asp

Master Storm Water Management Plan Requirements

- Required with the submittal of:
  - Area Development Plans within the Town Center Overlay District;
  - Grading Plans;
  - Preliminary Plats; and,
  - New Planned Unit Development proposals

The following are guidelines intended to assist the Design Engineer in the development of a Master Storm Water Management Plan (MSWMP); they are not intended to be all inclusive and additional information or details may be required. It is the Design Engineer's responsibility to assure that the MSWMP developed for the proposed project is valid, feasible, and functional. Additionally, it is the design engineer's responsibility to familiarize him/herself with all applicable WDM design standards to assure that storm water management proposed is in compliance with said design standards. The MSWMP must be certified by a Professional Engineer licensed in the State of Iowa.

The intent of a Master Storm Water Management Plan is to demonstrate **conceptually** how storm water runoff will be managed in compliance with current City of West Des Moines design standards. In general, the master storm water management plan should define what storm water management practices are proposed and where key management facilities will be located. The MSWMP should provide the framework for the management of storm water for all future development projects within the area identified in the Area Development Plan (ADP), Subdivision Plat, or Planned Unit Development (PUD). If the MSWMP is appropriately designed, future development proposals within the Subdivision Plat, ADP area or the PUD will only need to provide the calculations necessary to illustrate compliance to the master management plan. Although detailed calculations do not necessarily need to be included in the MSWMP, the design engineer may need to perform calculations to assure feasibility of the proposed management methods. The engineer should be prepared to provide these calculations upon request of staff.

Your Master Storm Water Management Plan should be bound in a loose leaf plastic binder and **must** include the following:

A. Cover Sheet which includes:

- ☐ Name of project
- ☐ Identification of the enclosed documentation as 'Storm Water Management Plan'
- ☐ Date
- ☐ Space for insertion of project number once assigned by the City
- ☐ Name and contact information of consulting firm and engineer preparing the Master Storm Water Management Plan
- ☐ Engineer's Professional Certification (final copy signed in contrasting ink)

B. Table of Contents

C. Project Description Page which includes:

- ☐ A description of existing site conditions
- ☐ A description of existing site drainage patterns
- ☐ Description and details of the proposed development
- ☐ A summary of the proposed storm water management plan which outlines how it is in compliance with current West Des Moines design standards. The summary should indicate how key parameters (allowable developed release rates, detention/culvert freeboard requirements, etc…) contained within the WDM design standards are being accommodated and met.

D. Existing Drainage Contour Map which illustrates and labels drainage patterns, basins, swales/ditches, creeks, rivers, streams, etc…, and any other relevant on-site or off-site information

E. Proposed Drainage Contour Map which illustrates and labels drainage patterns, areas for which storm water detention will be provided, conveyance methods (pipes, swales, etc…), detention areas, post development drainage patterns, and any other relevant on-site or off-site information

F. Project Summary identifying:

- ☐ Method(s) of proposed storm water management
- ☐ Key design conclusions
- ☐ Discussion of how the proposed management methods comply with current WDM design standards
- ☐ Post development storm water impacts to adjacent private properties; and,
- ☐ Mitigation measures for any potential impacts

As of the writing of these guidelines (January 2004), the City of West Des Moines utilizes the **Des Moines Metro Design Standards**. Please contact a development review engineer within the Public Works Department to confirm that these standards are still being utilized for storm water management.