



NOTICE



Consultants, Builders and Developers

Notice #2025-10-23

October 23, 2025

Topic: Updates to PWDSM SWM Compliance Criteria

Effective: Immediately

In March 2022, the City updated the Stormwater Management (SWM) Ordinance and Public Works Design Standards Manual (PWDSM), and separated SWM into regulations based on State standards, and those based on City standards. In October 2022, the City issued a PCD Notice titled “Updates to PWDSM Compliance Criteria” to clarify design requirements for small projects. These criteria were further refined in July 2023 with the PCD Notice titled “Updates to Small Project Stormwater Management Criteria.”

After several years of implementing the updated regulatory guidance, and multiple internal and external stakeholder discussions, staff is further updating our guidance to clarify and simplify the path to compliance for SWM design. The main update is related to ‘large project’ requirements. The term ‘small project’ includes projects that involve less than 20,000 square feet of “Proposed (Increased) Impervious Area”, as defined in the PWDSM. The term ‘large project’ includes all projects that exceed the scope of small project criteria and involves up to 15 acres of land disturbance. Through coordination with Public Works Engineering, large projects will be required to update the City’s Master Drainage Study Stormwater Management Model (SWMM) to include stormwater management facilities (SWMFs) and new public drainage structures. Private drainage structures and conveyance systems do not need to be individually modeled in SWMM. Additionally, large projects will be reviewed for SWM compliance solely by DSC Engineering staff.

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This updated criteria does not apply to projects that involve more than 15 acres of land disturbance. These development plans will continue to be reviewed by both Public Works and DSC staff for compliance with all applicable state and local regulations. Small Project SWM Design Criteria have also been updated only to reflect current references to state and local codes. Small Project SWM Design Criteria and Large Project SWM Design Criteria are attached and also posted on the DSC Web Page [Stormwater Management Project Design Criteria](#).

For More Information, Please Contact:

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