



Policy 06

MAINTENANCE ACCESS FOR STORMWATER MANAGEMENT FACILITIES

Although inspection and maintenance of stormwater management facilities are the sole responsibility of the property owner, an access easement shall be required to allow city inspectors (and potentially vehicles or equipment) to enter the property. This policy contains the design and maintenance parameters for a maintenance access easement.

A maintenance access easement is generally not required when the stormwater management facility is located within an easement that is adjacent to public right-of-way.

The maintenance access easement shall have the following minimum requirements:

- A. Typical widths are a minimum of 20 feet with no sharp corners or curves that would prevent vehicle movement.
- B. Maximum slope of 15% with gradual changes of vertical slope. Slopes should be stabilized to withstand heavy equipment traffic.
- C. No trees or shrubs within the easement.
- D. A vehicle turnaround or maneuvering area, if the length, slope or terrain of the easement should make vehicle movements dangerous.

The maintenance access easement shall not generally cross the emergency spillway, unless the spillway is specifically designed for that purpose and is properly stabilized to allow heavy equipment to traverse it.

The maintenance access easement should be designed to allow access to the following locations (for inspection and maintenance purposes):

- Sediment forebay
- Riser and other outlet control structures
- Downstream end of the outlet culvert
- Monitoring equipment and meters

Often, access within an outlet control structure is restricted by using lockable manhole covers. This is encouraged in areas where children could potentially play nearby. However, the keys should be maintained by the property owner or his designee who would be generally available to city personnel during normal working hours. In addition, manhole steps shall be provided within the outlet control structure to access any control valves.