GI Local Laws – Project Team

- Barton & Loguidice, D.P.C.
- Harris Beach, P.L.L.C.
- Ryan Biggs | Clark Davis Engineering & Surveying, D.P.C.
- O’Brien & Gere, Inc.
What is Green Infrastructure?

Green infrastructure is an approach to stormwater management that protects, restores, or mimics the natural hydrologic cycle via use of natural and aesthetically pleasing green practices that promote infiltration, detention, reuse, and uptake of stormwater that would otherwise leave the site as runoff.
But, Green Infrastructure is also:

Land use, transportation, and conservation policies and programs that preserve natural resources, limit impervious surfaces, encourage density and promote development in previously disturbed areas.
Where did the Audit come from?
Research Resources

- Codes Developed through Albany County Stormwater Coalition GI project
- Follow-up audit results from APC communities who participated in the Albany County Stormwater Coalition GI project
- City of Chicago, IL “Green Alleys” and Stormwater/GI Code
- Maryland: “Models and Guidelines for Infill Development”:
- EPA:
  - “Smart Growth And Economic Success: Investing In Infill Development”
  - “Attracting Infill Development In Distressed Communities: 30 Strategies”
- Georgia (Department of Community Affairs): “Infill Development Program”
- Nashville, TN: Low Impact Development GI Design Sheets and Infill GI and Stormwater requirements
- City of Portland, OR: Accessory Dwelling Unit Standards
- Washington State Municipal Research and Services Center: Accessory Dwelling Unit guidance
- City of Seattle, WA: Accessory Dwelling Unit standards
- Pima County, AZ: Guest House Code
- Alexandra, VA: “Del Ray Parking Study” Sample Shared Parking Agreement
- Utica, NY: Long Term Control Plan
- New York, NY: GI Language (Construction Code, Zoning, GI Program)
- Buffalo Sewer Authority Stormwater Program
Development of Laws and Guidelines

- Project Consultant Team organized much of the language to ensure a flexible “tiered” approach.
- Included separating the various requirements identified in each local law into one of three categories based on level of progressiveness in the industry and other local governments:
  - Minimum Action Level
  - Best Management Action Level
  - Model Community Action Level
Development of Laws and Guidelines

- **Minimum Action Level**
  - “Should” guidelines and bonuses
  - Suited for planning board or BZA consideration

- **Best Management Action Level**
  - “Shall” Requirements but generally low standards, ratios and percentages

- **Model Community Action Level**
  - Most stringent, progressive standards that are best suited for communities with acute and/or chronic water quality and/or local flooding issues
Evolution of the Audit

CDRPC revised the Stormwater Coalition of Albany County scorecard for use or this project.

Expanded upon questions relating to land use, open space, and land conservation.

Created additional model code, guidelines and best practices to provide a resource for each question in the revised online code audit.
Audit Process

1. Identify land use controls and decision makers
2. Complete audit(s)
3. Obtain model codes and guidelines for consideration
Phase I
IDENTIFY LAND-USE CONTROLS AND DECISION MAKERS
Identify Development Rules and Guidance

- Gather the key documents that contain the development rules in your municipality
  - A list of potential documents to look for is provided with the audit as a checkbox
  - May be hidden in supporting design manuals, review checklists, plans, guidance documents or construction specifications
GI Code Audit

References and Source Material

Instructions for this section:

- Please check or chose the source material document you have to upload or link.
- If you do not have said source material document, choose 'None' and proceed to next question.
- You have the option to either upload a file of the document or link us to a website page that has the document; chose either one to provide us with the source material requested.
- If a source material is located within a previously uploaded or linked document, then upload or link the specific page(s) pertaining to the requested source material or reference; IF that is not possible, then upload or link the entire document again.

1. Comprehensive Plan and/or Draft Comprehensive Plans Undergoing Review

Check all that apply.

- Comprehensive Plan
- Draft Comprehensive Plans Undergoing Review
- None

2. Zoning Ordinance/Local Law
Identify Key Personnel

- Completing this step will provide you with a better understanding of the intricacies of the development review process, and for contacts to speak with to obtain answers to the audit questions or obtain more information.

- You may wish to identify and assign a different representative for each section of the audit.
GI Code Audit

Information for Responsibility of Development

25. Sets Road Standards

First Name       Last Name

Title

Agency

Email Address
Local Law audit - Scorecard

Four key areas:

• Reduction of Impervious Cover
• Preservation of Natural Areas and Conservation Design
• Design Elements for Stormwater Management
• Promotion of Efficient, Compact Development Patterns and Infill
Phase II

COMPLETE CODE AUDIT
Category I

REDUCTION OF IMPERVIOUS COVER
GI Code Audit Survey: All Categories

Category 1: Reduction of Impervious Cover: Street Width and Length

1. What is the minimum roadway width allowed for streets in low volume roads (less than 400 daily trips, average daily trips)?
   - 22 feet or less
   - 23 feet or more
   - Unknown

2. Are parking lanes allowed to also serve as traffic lanes (i.e. queueing streets)?
   - Yes
   - No
   - Unknown
Category II

PRESERVATION OF NATURAL AREAS AND CONSERVATION DESIGN
GI Code Audit Survey: All Categories

Category 2: Preservation of Natural Features and Conservation Design: Community Planning for Natural Areas

30. Has the municipality identified and mapped critical natural resource areas?
   Check all that apply.
   - Steep slopes
   - Wildlife habitat
   - Drinking water source areas including aquifer recharge areas/well head protection zones
   - Forests
   - Wetlands
   - Floodplains
   - None

31. Does the municipality have a natural resource inventory (NRI)?
   - Yes
   - No
   - Unknown
Category III

DESIGN ELEMENTS FOR STORMWATER MANAGEMENT
GI Code Audit Survey: All Categories

Category 3: Design Elements for Stormwater Management: General Questions

63. Has your community adopted a Green Infrastructure Design Manual to guide the installation of green infrastructure?
   - Yes
   - No
   - Unknown

64. Does your municipality set limits on peak flow rate from site stormwater discharge?
   - Yes
   - No
   - Unknown
Category IV

PROMOTION OF EFFICIENT, COMPACT DEVELOPMENT PATTERNS AND INFILL
### Category 4: Promotion of Efficient, Compact Development Patterns, and Infill

80. Have areas of municipality been zoned for higher density development based on following:

- [ ] existing infrastructure capacity
- [ ] cost for providing new services
- [ ] access to transit
- [ ] Unknown

81. Does your ordinance differentiate between previously undisturbed, adaptive reuse, and infill sites?

- [ ] Yes
- [ ] No
- [ ] Unknown
Phase III

RESULTS AND MODEL CODES AND GUIDELINES FOR CONSIDERATION
Provision of Codes

- CDRPC will aggregate the audit results
- CDRPC will provide model codes, guidelines, and reference documents based upon results of the audit
- This tool is diagnostic and CDRPC will provide recommendations, but implementation is the responsibility of, and at the discretion of, the community
About the Laws and Guidelines

- Several numbers (dimensions, ratios, percentages, etc.) within the local law language are bolded
  - Indicates that the number represents a progressive standard
  - Can be modified to best suit Communities
- Local law language represents a collection of codes that can be pulled from as deemed applicable, or used as a whole
- Sections can be relaxed or made more stringent, and not all sections are necessary to use if not pertinent
- Each section represents a stand-alone suggested practice/language, and Communities can decide which to implement
- Some written as ordinance (“shall”); some written as guideline (“should”)
Online GI audit:
http://cdrpc.org/green-infrastructure-code-audit/

Martin Daley
Capital District Regional Planning Commission
One Park Place, Suite 102
Albany, NY 12205
(518) 453-0850
mdaley@cdprc.org

Bradley Grant
Barton & Loguidice, DPC
10 Airline Drive, Suite 200
Albany, NY 12205
(518) 218-1801
bgrant@bartonandloguidice.com

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