



City of Oceanside Engineering Department

MEMORANDUM

Date: September 26, 2022

To: Edwin Medina, EIT
City of Oceanside

From: Bryan T. Hill, PE
Tory R. Walker Engineering

Subject: SWQMP for Vista Way Senior Housing – 4th Planning Plan Check (2nd for SWQMP) for Preliminary Grading and Associated Improvements (T21-00002)

Mr. Medina,

We have completed our review of the Preliminary Stormwater Quality Management Plan (SWQMP) for the subject project. Based upon our review, we find the SWQMP remains incomplete at this time. We have summarized our comments as follows:

COMMENTS

- 1.1. Resolved.
- 1.2. **Repeat Comment:** See report redlines for additional comments. Most of the comments provided in the prior review were not addressed.
- 1.3. **Repeat Comment:** The SWQMP must be updated accordingly with the City's January 2022 BMP Design Manual (BMPDM). The BMPDM is available on the [City's Development Services website](#).
- 1.4. **Repeat Comment:** Demonstrate that minimum site retention is provided, use the County of San Diego Automated Stormwater Pollutant Control Worksheets V2.0 to calculate retention volume. Provide a tree well or other appropriate retention BMP.
- 1.5. Resolved.
- 1.6. Resolved.
- 1.7. **Repeat Comment:** Attachment 1e - Along with the City of Oceanside BMP Design Manual Form 4 (as also summarized on County of San Diego Automated Worksheet B.2), provide an assessment of infiltration feasibility from the soils engineer, including Worksheet C.4-1 if infiltration is feasible and proposed.
- 1.8. Please note that, at the engineering phase, the project will need to confirm that no

run-on from the adjacent developed properties contributes offsite run-on to the project site and that all proposed DMA boundaries are valid when considering roof ridgelines and downspout locations.

Please call if you have any questions 760-414-9212

