



## Executive Summary

City Council Workshop

<b>AGENDA ITEM:</b>	Ordinance Amendments for Stormwater Discharge Prevention and Sump Pump Compliance
<b>PREPARED BY:</b>	Jacob Schillander, City Administrator
<b>RECOMMENDED ACTION: Discussion &amp; Direction</b>	

### Background

The City of Maple Plain currently prohibits clear water sources, such as sump pumps, foundation drains, and groundwater, from being connected to the sanitary sewer system. Excess clear water entering the sanitary sewer system increases treatment costs, reduces system capacity, and can contribute to sanitary sewer backups and infrastructure strain during wet weather events.

Staff have reviewed the City's existing regulations and identified opportunities to strengthen enforcement mechanisms, establish inspection procedures, and improve long-term compliance with sump pump discharge requirements. The proposed ordinance amendments are intended to provide a comprehensive framework for identifying illegal clear water connections and ensuring continued compliance.

### Section 9-140(b) – Compliance Inspections

The ordinance creates a formal sump pump inspection program that would:

- Require properties connected to the sanitary sewer system to undergo one no-cost compliance inspection and one follow-up inspection.
- Require property owners to provide access for inspections.
- Establish timelines for scheduling and completing inspections.
- Require sewer cleanouts to be accessible for inspection.
- Allow the City to seek an administrative search warrant if access is denied.

### **Section 9-140(b)(2) – Point-of-Sale Inspections**

A new point-of-sale certification requirement would require sump pump compliance verification before a property transfer occurs.

Key provisions include:

- Certification must be provided before closing.
- Inspections would be conducted by the City or its authorized agent.
- Non-compliant properties would be required to correct deficiencies prior to transfer.
- Certain transfers, such as probate, foreclosure, and exempt real estate transfers, would be excluded.

### **Section 9-140(b)(4) and (c) – Re-Inspections and Corrections**

The ordinance establishes procedures for correcting violations by:

- Requiring corrective action within 60 days of notice.
- Authorizing follow-up inspections to verify compliance.
- Allowing ongoing re-inspections to ensure continued compliance.
- Establishing non-compliance consequences if corrections are not completed.

### **Section 9-140(d) – Building Permit Inspections**

The amendment authorizes City inspectors to verify sump pump compliance during other building permit inspections without requiring separate notice. This provision is intended to improve efficiency and reduce additional inspection costs.

### **Section 9-140(e) – Temporary Waivers**

The ordinance establishes a temporary waiver process for unique circumstances where immediate compliance could create property damage, environmental concerns, or public safety issues.

The waiver process would:

- Require a written application.
- Allow temporary discharge under specified conditions.
- Require payment of additional sewer charges based on estimated clear water discharge.
- Allow the City Administrator to impose conditions and terminate waivers when appropriate.

### **Section 9-141 – Surcharges and Enforcement**

The ordinance creates a surcharge and enforcement structure for non-compliant properties.

Surcharges may be assessed when:

- Inspections are refused or not completed.
- Point-of-sale certifications are not provided.
- Sewer cleanouts are inaccessible.
- Required corrections are not completed.
- Illegal reconnections occur after disconnection.

Additional provisions include:

- Quarterly surcharges for ongoing non-compliance.
- Charges for inspections beyond the initial inspection and follow-up inspection.
- Potential discontinuation of utility services for unpaid surcharges.

### **Council Direction**

Staff is seeking Council direction on the proposed ordinance. Specifically, staff is looking for feedback on whether the Council supports creating a citywide sump pump inspection program,

requiring sump pump compliance inspections when a property is sold, and establishing surcharges and enforcement measures for properties that do not follow the ordinance.

Finally, Council may provide direction on any changes they would like made to the proposed inspection, waiver, or enforcement provisions before staff prepares a final ordinance for future consideration.

Council feedback will help staff refine the ordinance and determine the next steps in the adoption process.