



Stormwater Management Facilities: Operation and Maintenance and Inspections

This document provides a brief overview of the operation and maintenance requirements for stormwater management facilities. These facilities are required to be installed in conjunction with development or redevelopment of 500 square feet or more of impervious surface under Municipal Separate Storm Sewer System (MS4) permit requirements or in conjunction with industrial stormwater permitting triggers. Proper operation and maintenance of stormwater management facilities is critical to protecting surface water quality. This document is provided for informational purposes only.

What is a stormwater management facility?

A stormwater management facility is a physical system or structure that controls the quantity and/or quality of stormwater before it is released to surface waters.

What are some examples of different types of stormwater management facilities?

Pollution control/sedimentation manhole	Lynch-style catch basin
Filter vault	Hydrodynamic device
Vegetated swale	Bioretention/rain garden
Sand filter	Oil/water separator (source control only)
Infiltration facility (porous paving, etc.)	

What responsibilities are associated with these facilities?

Any owner of a stormwater management facility must develop and file an Operations and Maintenance (O&M) Plan with the designated permitting authority (typically a city or permitting agency), which identifies maintenance actions and frequency. Regular maintenance of stormwater management facilities ensures that the system continues to function properly. For proprietary management facilities, such as filter vaults, maintenance is usually performed by a technician certified by the manufacturer. For non-proprietary management facilities such as a swale, rain garden, pollution control manhole, or oil/water separator, maintenance can be completed by any trained individual.

How are stormwater management facilities inspected?

Stormwater management facilities on private property are inspected on a regular basis to ensure that the current property owner or designee is implementing the O&M Plan that was originally submitted at the time of development.

The City of Portland's [Maintenance Inspection Program](#) will perform an inspection of all stormwater management facilities constructed after 1998 not located inside the security fence at PDX. The Port performs inspections for facilities within the Portland International Airport security fence or at the Oregon Air National Guard. Inspections at other Port facilities will occur as described in the facility's industrial stormwater permit.

What documentation should be kept for these facilities?

Records should be kept for annual maintenance and inspections. The City of Portland provides an example [monitoring log](#) to record the information. Invoices for any maintenance performed by a contractor should be kept as documentation to support monitoring log entries.

For additional information, visit the following resources:

- ◆ *City of Portland Bureau of Environmental Services, [Stormwater Professional Referral List](#)*
- ◆ *City of Portland Bureau of Environmental Services, [Operations and Maintenance Plan Submittal Guide](#)*
- ◆ *City of Portland Bureau of Environmental Services, [Maintenance Inspection Program webpage](#)*
- ◆ *Clean Water Services, [Private Water Quality Facility Management Program](#)*
- ◆ *City of Troutdale, [Water Quality Facility O&M Plan Guidelines](#)*
- ◆ *City of Troutdale, [Oil/Water Separator O&M Plan Guidelines](#)*
- ◆ *Port of Portland, [Stormwater Design Standards Manual](#)*