

COMMERCIAL PROPERTY MANAGEMENT

Stormwater Best Management Practices



**ONLY RAIN
BELONGS
DOWN THE
DRAIN!**

Protect Our
Waterways & Prevent
Commercial Property
Waste From Entering
Storm Drains



Storm drainage systems are designed to prevent flooding by collecting stormwater when it rains. This stormwater flows over surfaces, picks up pollutants, and eventually discharges into lakes, streams, and rivers. Unfortunately, there is no treatment process in the storm drain system to filter out these pollutants before they reach downstream waters. Contaminants such as metals, paints, sediments, oil, grease, and toxic chemicals such as pesticides and fertilizers can be blown or washed away from your businesses or properties into storm drains that eventually flow into our waterways.

For this reason, it is important to understand the ways in which the commercial property management industry can help aid in keeping our waterways clean through the following Best Management Practices (BMPs). By following the BMPs and control measures in this pamphlet, you can help prevent or reduce stormwater pollution and provide clean waterways for all.

The quality of our waters depends on your actions. We can work together to protect our local water quality and comply with local, regional, and state regulations!

**Report Spills or Stormwater Pollution to the City of
Monroe's Stormwater Hotline at 704-282-4515**
For more information, visit: www.monroenc.org/stormwater

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CLEAN AND MAINTAIN STORM DRAIN SYSTEM

- Ensure all storm drains on property are properly labeled (i.e. dump no waste, drains to waterbody)
- Routinely inspect and clean out storm drains around the property.
- Never discharge wash water to a street, gutter, parking lot, or storm drain.
- Utilize dry cleanup methods such as sweeping for removal of litter and debris.



EMPLOYEE TRAINING

- Train employees on these BMPs, stormwater discharge prohibitions, and wastewater discharge requirements.
- Train employees on proper spill containment and clean up.
- Establish a regular training schedule, and train all new employees, and conduct annual refresher training.
 - Use a training log or similar method to document training.



PREVENTATIVE MEASURES

- Develop and implement proper material handling, storage, and clean up procedures for the property.
- Post contact information for all individuals who need to be notified in the event of a spill.
- Properly collect and dispose of water when pressure washing buildings, rooftops, and other large objects.
- Post signs informing property users of proper dumpster procedures (i.e. keep lid closed, acceptable materials, etc.)



GOOD HOUSEKEEPING

- Train employees in proper prevention and response techniques.
- Inspect dumpster and storage areas for leaks, cracks and other sources of exposure regularly.
- Verify contracted workers comply with all stormwater and wastewater discharge requirements.
- Immediately report and document any spills or leaks to appropriate individuals.



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