Public Workshop of June 13, 2024
11:00 a.m.

The Board of Mayor and Aldermen of the City of Waveland, Mississippi, met in a Public Workshop session at the Waveland City Hall Boardroom, 301 Coleman Avenue, Waveland, Mississippi, on June 13, 2024 at 11:00 a.m. to discuss the following matters of City business; namely Stormwater Management Program, MS4 Program, CRS Program, and Building Codes.

ROLL CALL
Mayor Trapani noted for the record the presence of Aldermen Aime-Gamble and Richardson. Absent from the Workshop were Aldermen Lafontaine and Clark along with City Clerk Lisa Planchard and City Attorney Ronnie Artigues. Deputy City Clerks, Kyleigh Seale and Julie Burt were present.

DISCUSSION **(EXHIBIT A)**

STORM WATER MANAGEMENT PROGRAM
Re: Discussion regarding the Storm Water Management Program

Mr. Jason Chiniche with Chiniche Engineering & Surveying introduced himself and explained the workshop would be to discuss 3 main topics; the MS4 Program, CRS (Community Rating System), which is associated with our flood insurance rating and then Building Official, Mr. Chris Carter, will discuss a few things related to the Building Department and what they're looking for as far as compliance. These programs are vital for the city. The MS4 Program gives accreditation as far as treating storm sewer and keeping our waterways clean and clear. The CRS Program is associated with our floodplain and insurance reductions, both of which Chiniche Engineering has been working on with the City for a couple of years. There will be time at the end of the program for comments and questions specific to what we're discussing here today. Mr. Chiniche informed everyone that there is a sign-in sheet in the back and asked if everyone can please sign in showing they attended this workshop if they had not already.

MS4 PROGRAM
Re: Discussion regarding the MS4 Program

Ms. Christina Shurley, Sr. Project Manager with Chiniche Engineering & Surveying came to the podium to explain what the MS4 Program is all about. MS4 stands for 'Municipal Separate Storm Sewer System'. The Federal Clean Water Act was started by the EPA in 1972 to regulate the discharge of pollutants into waters in the US so that we can use the water for recreational means. Each state has its own mandate either by the Mississippi Department of Environmental Quality (MDEQ) or EPA. The MDEQ mandates this through the MPDES Permits, which regulates what is discharged into our water. Manufacturing, commercial, mining, industrial facilities get separate individual permits that are approved. There is also the Municipal Storm Water Permit under this program that allows the Cities to discharge into the waters from their drainage systems. There is a Phase I and Phase II MS4; Waveland falls into the Phase II since it is a smaller city. There is only one city that falls into the Phase I in the State of MS. and that is Jackson, MS. Ms. Shurley went through the power point slide show illustrating different forms and general permits that are used for cities to file under. The General Permit is valid for 5 years and cities are required to put together a Storm Water Management Program and apply for coverage every 5 years. Chiniche Engineering helped put this together for Waveland in 2023 and it is still in draft because the permit has not been issued yet; they are behind in requests. This specifies the BMP'S (Best Management Practices) the city is going to implement to help protect the water quality and reduce the pollutants from floating into the waters. There are 6 programs for this which she said she would go through. Another permit requirement is to submit an annual report to MDEQ every January, giving them a record and summary of what the City has done for the year (the reporting period) and how to prepare for the next year. The first portion of the Program is 'Public Education'; the purpose for this is to educate the public on how the City is trying to reduce the pollutants in the stormwater. A few measurable goals are to

provide a link on the City Website with any information on 'Storm Water'. Another goal is to make a few posts on Facebook throughout the year as well as holding a Workshop to educate the Public. The second part of the program is 'Public Involvement/Participation' to provide the public with an opportunity to become involved in this Program. Currently, the city does not have any activities where the public gets involved to help identify storm drains, but Public Works does this so everyone knows where the waters are going. Hancock County holds a 'Household Hazardous Waste Collection Event', which the city advertises and puts messages out on the City Website or their Facebook page. There is also another link on the website to make reports for any concerns or issues with stormwater or any other related issues. This is part of keeping the public involved. Ms. Shurley showed more examples of these on her power point slide show. The next section of the program is 'Elicit Discharges'. This section is to detect and eliminate elicit discharges into our Storm Water System. The goals are to maintain a GIS Mapping System, Dry Weather Screening, looking at the outfalls and ditches during the day as well as wet weather. The Storm Water Ordinance will be their next project to work on. There is a hotline so that if someone sees something they have the opportunity to report it. Some examples of elicit discharging are concrete washout, paint, trash in ditches, sewage, oil, and gas. These are all things that will get into the Storm Water Drains and damage them. These can all be reported to the city so they can be investigated and figure out who is doing these things and stop them from continuing to do it in the future. The next section would cover Construction Site Storm Water Runoff Control, reducing the amount of runoff that comes from the construction sites through sediment and erosion control. The goals for this are for the city to review all site plans for any development within the city, performing inspections at these construction sites to make sure the BMPs are being put in place properly, staff training so the staff will know what to be looking for, and inspecting these sites, using the hot-line to report any issues, and having an Ordinance in place. A few examples for construction site BMPs would be: silt fencing, in lap protection, a gravel construction entrance, dirt stock pile protection (covering) and seeding of construction sites it they're not being worked on in an ongoing capacity. These are great ways to protect any dirt or sediment from entering the storm water drains. Post Construction Storm Water Management would be to ensure that the permeant BMPs are installed properly and effectively. Some of the measurable goals for this would include having a check list with the developer to ensure proper installation and that they are implemented correctly, along with post-construction site inspections making sure everything has been installed, and an ONM Agreement (ex: who will take care of a pond after construction) if it's part of the development. Ms. Shurley showed a few picture examples of what these permanent BMPs would look like (see exhibit). The last part of the program would be 'Pollution Prevention and Good Housekeeping for Municipal Operations'. This applies to the city facilities and is to prevent any pollutants from their sites from entering into the storm drain system. The goals are to hold training for employees, partly with this workshop; do inspections of municipal operations, which was done last year with MDEQ (this should be done yearly); and cleaning and inspecting storm drains, ditches and outfalls with a goal of 20 per year. She noted the city exceeds this by far. Ms. Shurley showed more examples of BMP's, including secondary containments, making sure any fuel or hazardous materials that may spill or overflow don't end up on the ground and then in the storm drains. She recommended having spill response materials on hand in case there is a spill and properly storing hazardous materials.

CRS PROGRAM
Re: Discussion of the CRS Program

Mr. Jason Chiniche with Chiniche Engineering & Surveying spoke about the CRS Program. This program is associated with flood insurance reduction. It's part of the NFIP (National Flood Insurance Program); they have a scale of 1 to 10, with 10 being the lowest ranking and 1 being the highest. The lower the ranking you have, the better your flood insurance reduction in percentage. Right now, the City of Waveland is a 7 and they are currently working with the City to lower the ranking to a 6 and then eventually get to the City to a 5. This is based on activity participation. There are 14 different activities that we have to participate in. The higher your activity participation, the better your

ranking score is. Some of these activities are Construction Certificate Management, MAP Information Systems, Hazardous Disclosures, Flood Protection Assistance, Higher Regulatory Standards (which we do have some of these in the city), Repetitive Loss, Drainage System Maintenance; all of these things go hand in hand with what we want to do as far as the rating for CRS. Each classification represents a 5% decrease in your insurance, so right now, at a class 7, it is about a 15% reduction in the flood insurance through the NFIP. The lower we go, the more insurance reduction we will have, which is better for the citizens of Waveland. This Public Workshop is critical to what they want to do, to get information out; there are mailers that are sent out as well as brochures. We also want to target insurance agents, real estate agents, brokers, lenders and appraisers so that everyone can have as much information about flood zones and flood damage prevention that they can. You will start to see more of this information posted on the City's website as well as informational mailers every few months through the Utility bills. This is a great way to get the information out so that everybody can be aware of what's going on, what we need to do to prevent further flood damage from the city, and keep that flood rating as low as we can. Mr. Chiniche showed an example of a mailer (letter) that was sent out last year, that the city did receive credit for. This is part of the Activity 320, which is a construction certificate map information system. What that means is, getting the information to the community about where the flood maps are. Everything that you would really need is online at the FEMA Map Service Center, as well as copies of the flood maps at City Hall. Upon request we can provide any of this information so that you have everything you need to make a decision about property, or what your restrictions are when you want to build in a certain flood zone. Mr. Chiniche showed a map of the CRS communities throughout Mississippi. There are 17 communities that are a Classification 6-8, with each classification representing a 5% reduction in your insurance. With the current Class 7, we have about a 15% reduction in our flood insurance through NFIP; the lower we go, the better the insurance rating. There are currently no Classification 5's in Mississippi. He said that most of the dots on the map are North of the Coast, pointing out that there are a lot of flood zones and flood hazards away from the coast; flood zones tend to follow lakes, creeks and rivers. He said that it's not just storm surges that are the concerns, but any type of surge associated with river, lake or creek flooding. Along the coast, Biloxi and Harrison County are rated at a 6. Bay Saint Louis is a 7, so most of the coastal counties are in that 6-7 classification range. Mr. Chiniche then showed a map of Freeboard Standards throughout Mississippi. He explained that Freeboard is how high above, or how much further above the base flood elevation the community requires for any new construction. If you have a substantially damaged structure and you want to bring into compliance, you'd have to raise that structure. Some communities have a 2-foot freeboard. This requires additional height on all the floor systems, and their lowest horizontal members of their structure. Right now, Waveland is a 1-foot freeboard community; this is something that we are evaluating. If we increase that to increase our CRS Rating, what kind of impacts will it have on construction? There is another flood zone consideration that we are looking to adopt; it's called the Coastal A-Zone. This is associated with the location of the velocity of the flood zone, but it makes you construct structures to that velocity zone standard. There are some construction cost considerations that are currently being weighed to see if this is something that is worth going forward with to gain additional points. The next slideshow was an example of a list of higher standards in the communities throughout Mississippi. This goes back to restricting fill on property, freeboard of any type of structural requirements and enclosure requirements. Some communities do not allow any enclosures below the base flood elevation and get more CRS credits. So, whenever we look at these decisions, before making our recommendation we will weigh out how much of an impact this will have on the community. Flood Plain use prohibitions is a more stringent requirement that some communities have adopted to manage floodplain development. These are good CRS points that can be picked up, but again this has a great impact on the community and on the property owner so we want to be sure that we are not impacting the property owners too much. Mr. Chiniche showed a screenshot of the Community Rating System Handbook that will be put on the city's website. This has a lot of information regarding the CRS Program, what the points are and all the different activities. Any additional information on any of these topics will be on the City Website as a link for anyone to view. Mr. Chiniche encouraged everyone to sign in on the sign-up sheet set up in the back of the Board Room, adding that there are some additional

activities that the city is considering to increase their CRS Rating. One of them is Activity 450, which is a Water Shed Masterplan. We look at the Citywide drainage issues, so we can take some of that information and roll it into a Masterplan, and once that is adopted it can give additional points through CRS. We also want to adopt another program for public information; this is called a PPI. It will consist of a Board or Committee of residents of Waveland so that we can meet several times throughout the year to talk about floodplain issues and Ordinance updates. This is just another way to get more information out to the Community. This goes back again to Activity 330, gaining additional points. We are looking for these activities where it's not too much of an impact on the community but also gain additional points. Another one that is being worked on is Activity 610, which is a Flood Warning System. This is in association with some of the Emergency Management Associations within the County. They adopt some Hazard Mitigation Plans that we can pull in and help with this activity. We are really interested in this because there are no other cities or communities in Mississippi that have any points associated with 610. We are striving to be the first community in Mississippi to get these points. Mr. Chiniche gave everyone his contact information and said if anyone needed any further information or question to just reach out and they can answer those questions or concerns as best they can. Mayor Trapani added that during Mayor Garcia's term as Mayor in 2010-2014, they had a CRS rating of 5. His goal is to get the rate back to this number. The mayor added that it might not be as easy, as some of the requirements have changed over the past years, but this is still the ultimate goal of his. This would be great for the City of Waveland, and even though we do sit lower than most other cities, if we can get the CRS rating down to 5 then that could be another 10% discount from where we are now.

BUILDING CODES
Re: Discussion of Building Codes

Building Official, Chris Carter, touched base on a few Building Codes that also go hand in hand with the BMPs. There is a difference between erosion control and sediment control. Erosion control is to keep your dirt in place. Sediment control is to keep your dirt from leaving the site. Chris let everyone know there are a few handouts in the back of the room that anyone can pick up and look through. Primarily everything is a system, from your car to your house. If you have an A/C System in your home and your freon line is missing, your system is not going to work. This applies to the sediment control. Silt fencing is going to be one of the primary things that we will want to be used in this area. Construction entrances is another big issue. These two things by themselves will make more of a difference than anything. When you put a silt fence in, if there are any gaps or air coming through the bottom of it, then it was not done right. You have to dig out a trench about 4"-6" to bury the tail of the silt fencing material. This will be the only time it's effective; it makes a difference. The goal for this is to keep all dirt on that site during the construction process. When the dirt and sediment start coming out of that site area and into the Storm Drains it will then reduce the capacity of the drains, resulting in less water being able to be stored and back up into the streets or yards. The city workers will then be left with the responsibility of having to go and clean the ditches out so there will be flow again. This is a cost to the tax payers that should not be there. Another key factor to the silt fencing is maintaining the fencing. If the dirt starts to build up around the perimeter, drag the dirt back inward and off the fence. If not, then your stakes will bend or break resulting in your dirt potentially flowing off the site. For construction entrances, our ordinance requires to go with MDOT standard rocks. These rocks are 3"–6" rocks. Mr. Carter informed everyone he was working to figure out a better alternative for rocks this size. Do not use pea gravel; this will result with your rocks all over the street. Part of the concept is to have big enough rocks that they will stay where you put them, with big enough spaces in between them to catch the falling dirt, mud, etc., from the trucks and cars going in and out of that site. Another key factor to this is putting down geotextile fabric under the rocks. This will keep your rocks from sinking down into the mud, otherwise this system will not work. Erosion control blankets also help if you have any piles of dirt that need to be covered from the weather.

There was one public question that pertained to the rock size requirement. City Building Inspector, Chris Carter said he was trying to figure out what is the best solution. Since it is an Ordinance, once it is decided it will need to go before the Board for approval. He is looking for 1 ½" to 3" to suffice. Mayor Trapani reiterated that our ordinance references the MDOT standard which is 3"-6" rocks which is huge. Mr. Carter is currently following the ordinance and we will make a change once we decide. He has been in talks with the Bay St. Louis Building Inspector and hopes to agree on a consistent solution as contractors build in both cities. Mr. Carter stated that they are working on public education so people know what is expected of him. Mr. Carter said he will work with people regarding the gravel size in the driveway, but regarding the silt fencing and keeping dirt on the property, they will be very limited on how much he can work with folks, effective immediately.

ADJOURN
Re: Adjourn the meeting at 11:40 a.m.

Alderman Aime-Gamble moved, seconded by Alderman Richardson to adjourn the meeting at 11:40 a.m.

A vote was called for with the following results:

Voting Yea: Aime-Gamble, Richardson

Voting Nay: None

Absent: Lafontaine, Clark

The foregoing minutes were presented to Mayor Trapani on July 02, 2024.

Lisa Planchard

City Clerk

The Minutes of June 13, 2024 have been read and approved by me on this day the 2nd day of July, 2024

Jay Trapani

Mayor