

**BEFORE THE BOARD OF COUNTY COMMISSIONERS
LEWIS COUNTY, WASHINGTON**

IN THE MATTER OF:

NOTICE OF PUBLIC HEARING TO CONSIDER
ORDINANCE 1375 TO AMEND THE LEWIS
COUNTY CODE TITLE 15, BUILDING AND
CONSTRUCTION, AND ADOPT A RAINWATER
CATCHMENT POLICY

RESOLUTION NO. 26-095

WHEREAS, pursuant to Washington State Department of Ecology POL-1017 - Collection of Rainwater for Beneficial Use - and RCWs 90.03 and 90.54, the Board of County Commissioners BOCC has the authority to adopt a rainwater catchment policy for the purposes of potable water use and to amend Lewis County Code Title 15, Building and Construction; and

WHEREAS, publication of notice and a hearing before the Board of County Commissioners is required in order to receive public testimony and take formal action on amendments Title 15, Building and Construction, of the Lewis County Code, and to adopt a rainwater catchment policy; and

WHEREAS, written comments for Ordinance 1375 may be submitted to Community Development Director Mindy Brooks from 8 a.m. March 31 to 4 p.m. April 13 by email at mindy.brooks@lewiscountywa.gov or via postal mail to Community Development, c/o Mindy Brooks, 351 NW North Street, Chehalis, WA 98532.

NOW THEREFORE BE IT RESOLVED that a hearing before the Board of County Commissioners is hereby scheduled at or after 10 a.m. on April 14, 2026, to receive testimony on Ordinance 1375, which would amend Chapter Title 15, Building and Construction (LCC), and adopt a rainwater catchment policy; and

NOW THEREFORE BE IT FURTHER RESOLVED that the Clerk of the Board of County Commissioners is hereby instructed to proceed with all appropriate and necessary notifications, posting and publication for the changes as required by law.

DONE IN OPEN SESSION this 24th day of March, 2026.

APPROVED AS TO FORM:
Jonathan Meyer, Prosecuting Attorney

BOARD OF COUNTY COMMISSIONERS
LEWIS COUNTY, WASHINGTON

David Bailey
By: David Bailey,
Chief Civil Deputy Prosecuting Attorney

Lindsey R. Pollock, DVM
Lindsey R. Pollock, DVM, Chair

ATTEST:



Scott J. Brummer
Scott J. Brummer, Vice Chair

Rieva Lester, CMC
Rieva Lester, CMC,
Clerk of the Lewis County Board of
County Commissioners

Sean D. Swope
Sean D. Swope, Commissioner

**NOTICE OF PUBLIC HEARING BEFORE THE
LEWIS COUNTY BOARD OF COUNTY COMMISSIONERS
AND INTENT TO ADOPT**

NOTICE IS HEREBY GIVEN that the **LEWIS COUNTY, WASHINGTON, BOARD OF COUNTY COMMISSIONERS** will hold a public hearing on **April 14, 2026** to receive public testimony on amendments to Title 15, Building and Construction, of the Lewis County Code.

The hearing will take place at or after 10 a.m. in the Commissioners' Hearing Room on the second floor of the Historic Courthouse in Chehalis, Washington. Interested parties are encouraged to check the Commissioners' Business Meeting agenda for the Zoom log-in details. The agenda will be posted at least 24 hours in advance of the meeting on the [Lewis County Agendas & Calendar webpage](#).

The public hearing will consider Ordinance 1375 proposed amendments to Title 15, Building and Construction (LCC), to allow for use of rainwater catchment to provide potable water in limited circumstances.

Details about the proposal will be available online at the agenda link provided above. Please select the agenda for March 24 (Notice) or April 14 (Hearing) to see the draft ordinance. The draft is subject to change before or at the hearing. If you wish to receive a paper copy of the proposals, contact Rieva Lester at rieva.lester@lewiscountywa.gov or 360-740-1419, and a copy will be mailed to you.

During the hearing, individuals will be invited to speak and/or provide written statements regarding the proposed changes. All individuals wishing to speak are encouraged to attend. Written comments may be submitted beginning on March 31 at 8:00am through 4:00pm on April 13 by emailing Mindy Brooks, Director of Community Development, at mindy.brooks@lewiscountywa.gov or postal mail to Community Development, c/o Mindy Brooks, 351 NW North Street, Chehalis, WA 98532.

To sign up for Community Development email announcements, please visit:
<http://lewiscountywa.gov/communitydevelopment/receive-email-announcements>

The meeting site is barrier free. People needing special assistance or accommodations should contact Rieva Lester at 360.740.1419 at the Community Development Department 72 hours in advance of the meeting.

By: Civil Deputy Prosecuting Attorney

Lindsey R. Pollock, DVM, Chair

ATTEST:

Scott J. Brummer, Vice Chair

Rieva Lester, Clerk of the Board

Sean D. Swope, Commissioner

DRAFT



February 27, 2026

DRAFT Environmental Health Policy Review

Potable Rainwater Catchment Systems for Existing Private Dwellings (Water Availability)

Policy No: EH-_____ (draft)

Effective Date: _____

Related Documents: Rainwater Catchment Water Availability Application Packet (Draft 02/27/2026)

Purpose

To establish an Environmental Health (EH) review and approval pathway for potable rainwater catchment systems as a private water supply for existing private dwellings when an applicant meets design and installation standards and can demonstrate no other potable water source is reasonably available.

Policy Statement

Lewis County may approve potable rainwater catchment systems only under limited-availability conditions for existing dwellings, provided the applicant submits a complete engineered package meeting the requirements of this policy, and the system is constructed, tested, documented, and recorded as required.

This policy is intended to:

- Protect public health through engineering, treatment, verification, and recorded notice
- Provide predictable minimum submittal requirements and review criteria
- Align with DOH guidance, Ecology direction, and applicable plumbing/design standards

Scope and Applicability:

Eligible Use: This policy applies to **existing dwellings on existing parcels** where the applicant demonstrates that a conventional potable supply is not practicable or available.

Not Eligible / Limitations:

- **New Land division/subdivisions:** Consistent with Washington State Department of Ecology Policy 1017, rainwater catchment systems are not an acceptable sole source of potable water for new land divisions (short plats/long plats/new subdivisions), unless otherwise authorized by Ecology or other competent authority. Any County policy pathway must clearly differentiate existing lots/dwellings from new subdivisions.
- **Public/shared systems:** This policy is not intended for public water systems or shared domestic systems unless explicitly approved through a separate, appropriate regulatory pathway.

Authority and Guidance

EH implements this policy under the authority of the Health Officer and LCPHSS environmental health responsibilities related to technical assistance for CD's Building Department regarding drinking water review and public health protection.

This policy uses the following as guidance and technical standards:

- WA Department of Ecology Policy 1017 (rainwater collection / sole-source limitations for new divisions)
- WA Department of Health (DOH) guidance recognizing potable rainwater catchment under defined conditions (including references to the 2012 Green Plumbing & Mechanical Code Supplement, where applicable)
- Lewis County Spring/Non-traditional Source Policy EH-200-4 (existing Lewis County EH precedent for vulnerable/non-traditional sources requiring engineered treatment, legal documentation, and recorded notice)
- 2021 Uniform Plumbing Code (UPC), Appendix K – "Potable Rainwater Catchment Systems"
- ARCSA/ASPE/ANSI 63-2020: Rainwater Catchment Systems

Commented [JL1]: The UPC includes some things that aren't in the ARCSA Standard, not sure how to incorporate parts of both.

If an underground cistern is used, it must meet UPC Appendix K 105.3.2 and OSS setback criteria in LCC 8.40 Table IV.

Any element not specifically addressed in County materials must be designed/installed consistent with this standard and applicable code.

Approval Pathway

Step A. Design Review/ Approval to Construct: Applicant submits items 1 thru 9 of application information in the form of a draft design report. The project is reviewed by EH staff for completeness and presented to HO for review and approval to construct.

Step B. Final Approval: Following receipt of Construction Completion Record (engineer app, verifying that system conforms with approved design) from Engineer, final water quality verification tests, recorded document AFNs, and

Step A – prior to approval to construct

1. Public Water Denial / Availability Determination

Document whether a Public Water System connection is available. If a public connection is available and feasible, connection may be required.

2. Demonstration of No Other Available Potable Source

Provide documentation showing that no other potable supply is reasonably available (examples: insufficient yield documentation, driller statement, water quality constraints, legal/physical infeasibility).

3. Water Budget Worksheet

Provide engineer-supported calculations addressing:

- Demand assumptions (occupancy/fixtures/use)
- Rainfall input assumptions
- Storage sizing and dry-period reserve
- Roof area capture assumptions and yield

4. Rainwater Catchment Design Checklist (Components + Cut Sheets)

Provide a complete component list and specification sheets including:

- Collection surface description
- Conveyance and pre-storage screening/filtration
- Storage tank/cistern specs
- Pump specs and controls
- Treatment devices (filters/UV/etc.)
- Potable-material certification evidence where applicable

5. Site Plan

Scaled plan showing:

- Roof collection areas
- Tank/cistern location(s) and reserve area (if applicable)
- Conveyance routing
- Nearby potential contamination sources and setbacks where relevant
- Easements/access where necessary

6. Treatment System Schematic (POE)

Provide a detailed schematic and specifications for **whole-house (point of entry) potable treatment**, including:

- Design flow rate and required pressure
- Treatment train sequence (pre-filter → storage → filtration → UV/disinfection → distribution)
- **Minimum expectation** (unless engineered alternative approved):
 - Filtration meeting **NSF/ANSI standards suitable for potable water applications** (as applicable)
 - UV meeting **NSF/ANSI 55 Class A** performance expectations for potable disinfection applications
- Treatment must be demonstrated as suitable at the **engineer's design flow rate**

7. Operations & Maintenance (O&M) Manual

Provide a clear, owner-usable plan including:

- Maintenance tasks and required frequencies (roof/gutters, screens, filters, UV lamp/sleeve, tank cleaning)
- Inspection schedule
- Replacement schedule
- Testing schedule and triggers
- A maintenance log template and retention expectations

8. Owner Affidavit / Recorded Notice

Signed, notarized, and recorded document acknowledging:

- The home relies on rainwater catchment as the potable source
- Continuous treatment/maintenance is required
- Limitations/risks and the requirement to maintain testing and records

9. Designer Affidavit / Recorded Notice

Signed, notarized, and recorded certification that:

- Design meets County requirements and referenced standards
- Treatment is specified and sized for design flow and demand
- Designer has coordinated requirements with the installer

Step B – Prior to Final Approval

10. Installer Affidavit / Recorded Notice

Signed, notarized, and recorded certification that:

- Installation conforms to the approved design and specifications
- Any field changes were reviewed by the designer and approved by EH

11. Source Approval Water Quality Testing

Submit post-treatment water quality results as required by EH, at minimum:

- **Bacteriological results** demonstrating treated water is free of coliform contamination.
- Additional testing may be required based on system design, site conditions, or EH determination (IOCs, other bacteriological, turbidity)

Construction and Material Requirements

Any design element not otherwise addressed by County requirements must be designed, installed, constructed, and maintained per ARCSA/ASPE/ANSI 63-2020 and 2021 UPC Appendix K.

Underground cisterns, if used, must meet applicable requirements of 2021 UPC Appendix K 105.3.2 and be clearly detailed in plans/specifications.

All potable-contact materials must be suitable for potable use and, where applicable, conform to NSF/ANSI potable water standards.

- NSF Protocol P151: Health Effects from Rainwater Catchment System Components
- NSF/ANSI Standard 14-2011: Plastic Piping System Components and Related Materials
- NSF/ANSI Standard 42-2010: Drinking Water Treatment Units—Aesthetic Effects
- NSF/ANSI Standard 53-2010: Drinking Water Treatment Units—Health Effects
- NSF/ANSI Standard 55-2009: Ultraviolet Microbiological Water Treatment Systems
- NSF/ANSI Standard 58-2009: Reverse Osmosis Drinking Water Treatment Systems

- NSF/ANSI Standard 60-2011: Drinking Water Treatment Chemicals—Health Effects
- NSF/ANSI Standard 61-2011: Drinking Water System Components—Health Effects

Recordkeeping and Compliance Expectations

Owner must maintain and make available upon request:

- Maintenance log
- Replacement records (filters/UV)
- Water testing results
- O&M manual and manufacturer documentation

EH may request documentation or conduct follow-up review if public health concerns arise.

Variations / Professional Judgment

If an applicant cannot meet a specific requirement, EH may consider a variance request when:

- A WA-licensed PE provides justification
- Equivalent protection of public health is demonstrated
- The alternative is consistent with referenced standards/guidance

BOCC AGENDA ITEM SUMMARY

Resolution:

BOCC Meeting Date: March 24, 2026

Suggested Wording for Agenda Item:

Agenda Type: Legal Notice

Issue a notice of public hearing to consider Ordinance 1375 to amend the Lewis County Code Title 15, Building and Construction, and adopt a rainwater catchment policy

Contact: Mindy Brooks

Phone: 3607402610

Department: CD - Community Development

Description:

Issue a notice of public hearing to consider Ordinance 1375 to amend the Lewis County Code Title 15, Building and Construction, and adopt a rainwater catchment policy

Approvals:

User	Status
PA's Office	Pending

Publication Requirements:

Publications:

The Chronicle

Additional Copies:

Cover Letter To: