Policy Boards - Content

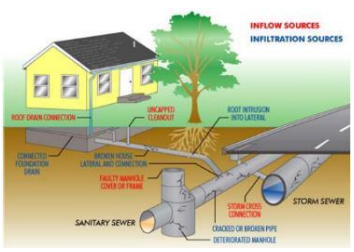
Fiscal Policies

Issues

- Current Equivalent Dwelling Unit (EDU) assignments inconsistent
- Limited opportunities for developer reimbursements
- Minimal participation in low income discount

Potential Policy Changes

- Updated EDU methodologies
- Establish reimbursement districts
- Expand low income discount program



Fiscal Policies

Potential Policy Changes – Reimbursement Districts

- Seeking authority to establish sewer reimbursement districts that allow developers to recover costs
- Reimbursement districts available for private development projects and public infrastructure projects that extend sewer lines past undeveloped properties
- Change current sewer connection charge to flat rate

Potential Policy Changes – Low Income Discount Program

- Modify the low-income discount criteria based on federal poverty guidelines
- Increase family household criteria from 2 to 3 family members

Fiscal Policies

Potential Policy Changes – Sanitary Equivalent Dwelling Unit (EDU) Assignments

- Non-residential EDU methodology – Modify the methodology to better align with usage
  - Increase square footage calculation for warehouses and storage
  - Modify use categories such as restaurants and health clubs
- Residential EDU methodology – Modify assignments based on dwelling size
  - 5 categories of dwelling size ranging from 800 s.f. to 3,800 s.f.
  - EDU assignments range from 70% to 120% of a standard residential unit

Low Impact Development and Green Infrastructure

Issues

- NPDES permit requires stormwater approaches that prioritize Low Impact Development (LID) and green infrastructure
- Current infiltration requirement leads to high rate of design variances
- Green infrastructure has multiple environmental benefits

Potential Policy Changes

- Encourage LID and green infrastructure where it is smart and feasible




Low Impact Development and Green Infrastructure

Potential Policy Changes

- Stormwater Design Standards Manual
  - Includes site planning strategies for LID
  - Includes design guidelines for green infrastructure facilities: rain gardens, stormwater planters, swales, pervious pavement, green roofs
  - Allows infiltration as a flow control approach for facility design
  - Allows pervious pavement and green roofs to meet water quality and flow control requirements

Water Quality Standards and Pollutant Removal Goals

Issues

- Stormwater facility design must meet mandated pollutant removal goals
- Current standards have limited design guidance on allowable BMPs
- Water quality and stream health need improvement

Potential Policy Changes

- No changes to current pollutant removal goals, but more options to comply
  - Water quality facilities designed to capture/treat 80% of average annual runoff volume to the MEP with goal of 70% total suspended solids removal.
  - Treatment volume equates to a water quality design storm of 1.0” over 24 hours.




Water Quality Standards

Potential Policy Changes

- Water quality treatment achieved through green infrastructure, traditional ponds, or manufactured treatment
- Manufactured treatment specifications
  - Hydrodynamic separators no longer allowed as a stand-alone system
  - Will allow WA Department of Ecology TAPE approved systems for basic treatment
- Provide more detailed design criteria for green infrastructure and update stormwater standard details

Stormwater Flow Control Strategy

Issues

- Current infiltration requirement (½" for all sites) leads to high rate of design variances on difficult sites
- Stream erosion still occurs if peak runoff is controlled - volume control needed
- Regulatory drivers are requiring more control

Potential Policy Changes

- Infiltration encouraged where feasible – but no longer required
- Exemptions added for discharges to large water bodies




Stormwater Flow Control

Potential Policy Changes

- New performance criteria for flow control, focused on controlling rate and duration of runoff
  - Match post-development runoff between 42% of the 2-year peak flow rate up to the 10-year peak flow rate.
  - Use the WES BMP Sizing Tool or other analytical model capable of demonstrating compliance with the performance criteria.
  - Stormwater management facilities that infiltrate the 10-year, 24-hour design storm are assumed to meet the flow control performance standard, without further calculations/modeling required.
- Redevelopment projects required to assume a pre-developed condition of “grass” for new or replaced impervious areas in order to achieve incremental flow control

Sanitary Sewer Standards

Issues

- Alignment with mandated industrial waste pretreatment requirements
- Outdated technical specifications and requirements

Potential Policy Changes

- Updated to reflect maintenance and performance needs
- Updated technical specifications and requirements




Sanitary Sewer Policy

Potential Policy Changes

- Updated list of materials, material specifications, and standard details
- Updated line and grade inspection standards
  - Deviation in grade shall not exceed ½”
- Minimum slopes based on pipe size and number of homes served
- TV Inspections required prior to WES acceptance
- Pretreatment program: Updated industrial user categories for consistency with EPA Streamlining Rule
- FOG: Rules added for grease trap maintenance and reporting