

New Low Impact Development (LID) Regulations: What You Need to Know

Low Impact Development (LID) requirements for new construction and redevelopment are coming to many cities and counties across the state, including Auburn. These requirements are set forth by the Washington Department of Ecology and relate to the management of stormwater runoff. These standards will be written into the City's code and will present new regulations that the City, residents and developers will need to be aware of before construction. City staff is embarking on a public education effort over the next year as the City adopts the new LID regulations.

The new LID standards are required by Ecology's Municipal Stormwater Permits and must be incorporated into Auburn's codes and ordinances no later than December 31, 2016. The adoption of LID regulations and standards will have far reaching implications on public and private activities involving land within the city limits. LID will affect future City capital projects and maintenance and operations activities. It will also affect how residents, businesses, property owners and land developers develop and operate their properties.

What is Low Impact Development?

Low Impact Development (LID) is a stormwater management strategy that emphasizes the use of natural site features and small, decentralized stormwater handling facilities to reduce the impacts of stormwater runoff.

Traditionally, stormwater management involves capturing runoff from hard surfaces in underground pipe networks and large stormwater ponds, then discharging the water into surface waters

like the Green River and White River. This stormwater runoff can pick up pollutants such as oil, bacteria, sediments, metals, hydrocarbons and some nutrients from impervious surfaces on its way to our waterways.

Some examples of LID infrastructure include: rain gardens, permeable pavement, green roofs, and other techniques that mimic the pre-developed landscape.

LID strategies seek to allow the water to be absorbed and treated on site as much as possible, reducing pollutant-laden stormwater from reaching local waters. Better water quality increases property values and lowers government clean-up costs.

Know the facts

Auburn staff will be offering numerous opportunities over the next 12 months for interested persons to learn more about Low Impact Development and what it means. For more information on the City's LID program, go to auburnwa.gov/StormWater



Automated Meter Reading Coming to Auburn

The City of Auburn has begun installation of updated water meters. The new meters will be installed over the course of about two years. The innovative system replaces monthly manual reads with the wireless system that collects multiple remote reads per day, allowing for better leak detection, increased billing accuracy and improved customer service.

The project includes replacing about 14,500 residential and commercial water meters with new, technologically advanced meters and registers that can communicate usage data via wireless technology directly to the City of Auburn. Once completed, the new meters will deliver direct benefits to our customers and to City staff.

For our utility customers, after the project is completed it will include the addition of a new web-based reporting system that will allow customers to track their daily water use and learn about strategies for saving water and reducing their utility bill. This web-based system will be activated at the end of the installation project, and citizens will receive detailed information on how to take advantage of its offerings.

For City staff, the new system will allow staff to direct their

efforts to higher priority tasks and reduce fuel usage due to the elimination of the monthly need to physically visit over 14,000 homes and businesses to read meters. And thanks to its advanced technology and backup systems in the field, the new system will provide accurate, timely water use data regardless of weather conditions or power outages.

The City has chosen the Sensus advanced metering infrastructure (AMI) system. During the replacement process, customers will receive notification about installation in their area. During installation, contractors working on behalf of the City of Auburn will interrupt water service. Before leaving the site, crews will test the new meter by running about 10 gallons of water from an exterior hose or faucet. Door hangers will be left at the main entrance to the property informing the resident or business owner of the status of the visit.

Contractors will be supervised by Auburn staff, carry proper identification and have successfully completed a comprehensive background check; contractor vehicles will also be clearly marked.



If you have any questions, please call the Auburn Customer Service Center at **253-931-3038** or visit us on the Web at auburnwa.gov/WaterMeter