

**Exhibit F – FURTHER FINDINGS OF FACT****Lewis County Code 17.10, Definitions, 17.42.020, Land Use Summary, and 17.142, Land Use Standards Amendments****1. Economic Development**

- a. Policy 2.1, Strive to create jobs in sectors such as industry, tourism, recreation, agriculture, natural resources, and retailing. Composting facilities will provide new industrial job opportunities and revenue in Lewis County.
- b. Policy 2.2, Target business sectors that provide family wage jobs and match the skills mix of the existing workforce. Composting facilities, as a type of waste management, provide a range of jobs with a range of wages. Wages for waste management technical employees range from \$20 to \$28 per hour (based on review of job opening in Washington State on 2/28/2022 and <https://www.glassdoor.com/>). No advance education or training is necessary for most waste management jobs (based on review of job opening in Washington State on 2/28/2022). Therefore, new composting facilities are anticipated to provide family wage jobs and match skills of the existing workforce.
- c. Policy 2.3, Target basic industry sectors that export their goods and services outside the county and attract new dollars into the community. Composting facilities sell their product commercially throughout the region and therefore are consistent with the policy.
- d. Policy 2.4, Facilitate the continued operation of resource-based industries such as agriculture, forestry, mineral extraction, and energy production. While composting facilities are not a resource-based industry itself, composting will support agricultural and forestry industries.
- e. Policy 2.7, Utilize the Growth Management Act standards for developments such as Master Planned Resorts, Master Planned Industrial, and Type II and Type III LAMIRDs, among others, to establish new locations for economic development. Composting facilities will be allowed in RAI and STI zones, both of which are existing Type III LAMIRDs.
- f. Policy 3.1, Support economic development activities that pursue industries, businesses, and jobs that are well-suited for Lewis County. Composting facilities are well suited for Lewis County because of the resource-based industries that currently exist including agricultural and forestry uses.

**2. Land Use – Rural Element**

- a. Policy 1.2, Consider the Types of Rural Development shown in this section, and similar building forms, as development types that are consistent with the rural character of Lewis County. Composting facilities are consistent because they are new isolated small-scale business with a moderate level of urbanization and similar to other examples in Lewis County including Jackson Highway/Smokey Valley Road Industrial Site and PSE National Gas Storage Site.
- b. Policy 2.1, Promote the development of a vital rural economy in Lewis County with jobs in agriculture, mining, timber production, home occupations, small businesses, and a variety of other industries. Composting facilities are consistent because this type of industrial use will add to the economic sustainability of the county by providing new jobs and revenue.
- c. Policy 7.1, Allow industries such as warehousing, manufacturing and distribution outside of urban growth areas (when appropriate). There is no change to Map LU-2, which is the adopted Rural Lands map and designates industrial/employment lands. Composting facilities are an industrial use similar to other industrial uses in Lewis County.

- d. Policy 7.2, Consider the areas mapped in Map LU-2 to be the existing locations of designated rural industrial/employment land. There is no change to Map LU-2, which is the adopted Rural Lands map and designates industrial/employment lands.
- e. Policy 7.3, Permit additional areas of rural industrial development in isolated rural locations when consistent with the rural character in Lewis County, the standards within the Lewis County Code, and the provisions for a Type III LAMIRD in RCW 36.70A.070(5)(d)(iii). There is no change to Map LU-2, which is the adopted Rural Lands map and designates industrial/employment lands.

### **Lewis County Code 17.30, Resource Lands Amendments**

#### **3. Land Use – Rural Element**

- a. Policy 2.1, Promote the development of a vital rural economy in Lewis County with jobs in agriculture, mining, timber production, home occupations, small businesses, and a variety of other industries. Data collection and research can support many economic development opportunities associated with rural industries and promote job creation.

#### **4. Land Use – Resource Lands**

- b. Policy 4.3, Allow additional land use activities on resource lands, including small business and agritourism ventures, so long as the uses do not jeopardize the long-term viability of the resource use or occur in a manner inconsistent with rural character. Data collection and research can support many economic development opportunities, including small business, and promote job creation.
- c. Policy 5.1, Work to ensure that agriculture (including ranching), forestry and mineral resource activities are conducted in a manner that minimizes their adverse impacts on water quality, habitat, and other environmentally sensitive areas. Data collection and research will allow property owners to monitor impacts on water quality, habitat and other environmental features and functions.

#### **5. Land Use – Natural Environment**

- d. Policy 2.2, Encourage the use of alternative, cleaner burning fuels and other sources of energy. Data collection and research may aide in the establishment of new alternative energy production.
- e. Objective 4A, Reduce risk to life and property from hazards associated with development in geologically hazardous areas. Objective 4B, Seek to retain the function and values of wetlands in Lewis County. Objective 4C, Protect aquifer recharge areas to help ensure a long term, high quality supply of water for Lewis County residents. Objective 4D, Protect life and property from flood hazards. Data collection and research may provide information that help protect environmental resources and reduce the risk to life and property from hazards such as flooding, landslides and wildfire.

#### **6. Economic Development**

- f. Policy 2.1, Strive to create jobs in sectors such as industry, tourism, recreation, agriculture, natural resources, and retailing. Data collection and research will support new rural job opportunities and revenue in Lewis County.
- g. Policy 2.4, Facilitate the continued operation of resource-based industries such as agriculture, forestry, mineral extraction, and energy production. Data collection and research will support resource-based industries.

- h. Policy 3.1, Support economic development activities that pursue industries, businesses, and jobs that are well-suited for Lewis County. Data collection and research will support economic development related to agricultural, forestry and natural resource industries that exist in Lewis County.
- i. Policy 5.1, Support the creation of new energy generation facilities, and the establishment of businesses that harness the power of renewable natural resources. Data collection and research may support creation of new alternative energy production.