

LEWIS COUNTY PLANNING COMMISSION

Frank Corbin, Chair

LETTER OF TRANSMITTAL

To: Lewis County Board of County Commissioners

From: Lewis County Planning Commission

Date: February 26, 2026

Subject: **Transmittal to the BOCC – Amend the Short-Term Rental Advisory Group (STRAG) bylaws and appoint inaugural members**

Attachment: Short Term Rental Advisory Group Bylaws

Dear Commissioners:

The purpose of this report is to formally transmit to the Board of County Commissioners (BOCC) proposed amendments to the Short-Term Rental Advisory Group (STRAG) bylaws and to provide recommendations for appointment of the inaugural members of the STRAG. The draft amendments are included in Attachment A.

Overview

The Planning Commission reviewed applications submitted for membership on the STRAG and considered amendments to the governing bylaws to ensure effective representation and functionality of the advisory group.

The proposed amendments to the bylaws include:

- Providing for geographically balanced representation across areas of the County;
- Expanding the “hotelier” category to include other transient accommodation operators, such as bed and breakfasts and RV parks;
- Adjusting permitted term limits; and
- Clarifying the use of consensus in decision-making processes.

Summary of Recommended Appointments

After careful review of all submitted applications, the Planning Commission recommends the following appointments to serve as inaugural members of the STRAG:

- Resident 1 – Peggy Rath, term ending December 31, 2028 and every 4 years after
- Resident 2 – Chris Murphy, term ending December 31, 2029 and every 4 years after
- Fire District – Greg Cole, term ending December 31, 2029 and every 4 years after
- STR Owner 1 – Jenn Kattz (Morton), term ending December 31, 2027 and every 4 years after
- STR Owner 2 – Briston Meidinger (Packwood), term ending December 31, 2028 and every 4 years after
- STR Owner 3 – Nick Neville (Ashford), term ending December 31, 2028 and every 4 years after

Findings of Fact

Pursuant to RCW 36.70.080 and Lewis County Codes 2.11.030(3) and 2.50.050, the Planning Commission has carefully reviewed all applications submitted in accordance with the established procedures governing nominations and appointments. In conducting this review, the Commission ensured that each application was evaluated consistently and in a manner designed to provide the Board of County Commissioners with a thorough and informed recommendation.

Recommendation

Based on the above findings, the Lewis County Planning Commission recommends that the Board of County Commissioners pass a resolution for the proposed changes to the Short Term Rental Advisory Group Bylaws, as shown in attachment A, and the recommended appointments of inaugural members of the STRAG.

Being duly authorized to transmit the recommendations on behalf of the Lewis County Planning Commission, I hereby respectfully submit the documents to the Lewis County Board of County Commissioners.

Submitted by  Date 2-26-26
 Frank Corbin, Chair
 Lewis County Planning Commission