



Onsite Water Reuse and Dual Plumbing Study Frequently Asked Questions

Why is the City considering onsite water reuse for new commercial construction?

The City's retail water use is expected to increase by 32% by 2045 due to population growth estimates, and the state is facing severe drought. City Council has prioritized efforts to accelerate onsite water reuse as a climate strategy to save water and meet challenging future demands. A co-benefit of onsite water reuse is the just transition of local gas pipefitting work to support water conservation and resiliency.

What is the purpose of a dual plumbing system?

A dual plumbing system allows for graywater (showers/ rainwater/foundation drainage) and blackwater (toilets) to be treated and reused for irrigation.

Which projects would this requirement apply to?

The Dual Plumbing Ordinance would apply to new commercial, non-residential construction above a certain size. The feasibility study will help the City determine the appropriate size threshold.

When would a Dual Plumbing Ordinance go into effect?

In keeping with direction from the Mayor and City Council, staff anticipate that the Dual Plumbing Ordinance will align with the effective date of the New Building Electrification Ordinance, January 1, 2023.



Q: What other jurisdictions are doing this?

A: The City of San Francisco is a national leader in onsite water reuse and requires it for buildings 100,000 gross square feet or larger. In addition, jurisdictions across the country are considering or implementing onsite water reuse requirements, including the cities of Austin, Portland (OR), and Washington D.C. as well as the states of Minnesota, Washington, and Colorado.

Q: What will be covered in the study?

A: The study will cover the technical, economic, and regulatory considerations for implementing onsite water reuse systems, as well as a recommendation for the implementation of a Dual Plumbing Ordinance for certain types of new commercial, non-residential construction.