



## Environmental Checklist

### ***Purpose of checklist:***

The State Environmental Policy Act (SEPA), Chapter 43.21C RCW, requires all governmental agencies to consider the environmental impacts of a proposal before making decisions. An environmental impact statement (EIS) must be prepared for all proposals with probable significant adverse impacts on the quality of the environment. The purpose of this checklist is to provide information to help you and the agency identify impacts from your proposal (and to reduce or avoid impacts from the proposal if it can be done) and to help the agency decide whether an EIS is required.

### ***Instructions for applicants:***

This environmental checklist asks you to describe some basic information about your proposal. Governmental agencies use this checklist to determine whether the environmental impacts of your proposal are significant, requiring preparation of an EIS. Answer the questions briefly, with the most precise information known, or give the best description you can.

You must answer each question accurately and carefully, to the best of your knowledge. In most cases, you should be able to answer the questions from your own observations or project plans without the need to hire experts. If you really do not know the answer or if a question does not apply to your proposal, write "do not know" or "does not apply." Complete answers to the questions now may avoid unnecessary delays later.

Some questions ask about governmental regulations, such as zoning, shoreline, and landmark designations. Answer these questions if you can. If you have problems, the governmental agencies can assist you.

The checklist questions apply to all parts of your proposal, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. The agency to which you submit this checklist may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impact.

### ***Use of checklist for non-project proposals:***

Complete the checklist for non-project proposals, even though questions may be answered "does not apply." In addition, complete the supplemental sheet for Non-project Actions (part D).

For non-project actions, the references in the checklist to the words "project," "applicant," and "property or site" should be read as "proposal," "proposer," and "affected geographic area," respectively.

**A. Background**

1. Name of proposed project, if applicable:

*NW 9<sup>th</sup> Avenue Sewer Extension*

2. Name of applicant:

*Dan Wisner/Danny Martin*

3. Address and phone number of applicant and contact person:

*Applicant:*

*33901 NW Pacific Hwy*

*La Center, WA 98629*

*360-949-5607*

*Contact:*

*PLS Engineering, Travis Johnson*

*604 W Evergreen Blvd.*

*Vancouver, WA 98660*

*360-944-6519*

4. Date checklist prepared:

*February 14, 2022*

5. Agency requesting checklist:

*La Center, Washington*

6. Proposed timing or schedule (including phasing, if applicable):

*Construction is expected to start as soon as approvals are granted. No phasing is proposed.*

7. Do you have any plans for future additions, expansion, or further activity related to this proposal? If yes, explain.

*No, not at this time.*

8. List any environmental information that has been or will be prepared related to this proposal.

*An Archaeological Predetermination has been prepared for this site.*

9. Are other applications pending for governmental approvals affecting the property covered by your proposal? If yes, please explain.

*No, there are no other applications pending affecting this property.*

10. List any government approvals or permits needed for your proposal:

- *SEPA review and determination*
- *Final engineering plan review and approval*

11. Give a brief, complete description of your proposal, including the proposed uses and size of the project and site. There are several questions addressed later in this checklist asking you to describe certain aspects of your proposal. You do not need to repeat those answers on this page. (Lead agencies may modify this form to include additional specific information on project description.)

*The applicant is proposing a sanitary sewer extension from W. Hummingbird Place, across parcel 986058858 and NW Pacific Highway, to serve parcels 258921000 and 258902000. The site area encompasses 3,289 sf.*

12. Location of the proposal. Give sufficient information for a person to understand the precise location of your proposed project, including street address, section, township, and range. If this proposal occurs over a wide area, please provide the range or boundaries of the site. Also, give a legal description, site plan, vicinity map, and topographic map. You are required to submit any plans required by the agency, but not required to submit duplicate maps or plans submitted with permit applications related to this checklist.

*The site is located in La Center, WA at 33901 NW Pacific Hwy. The site is identified as parcel numbers 986058858, 258921000 and 258902000. The site is located within the SW ¼ of Section 34, Township 5 North, Range 1 East, Willamette Meridian. Parcel 986058858 will provide an easement for the sewer extension, this parcel is located in the NW ¼ of Section 3, Township 4 North, Range 1 East, Willamette Meridian.*

## **B. Environmental Elements**

### **1. Earth**

a. General description of the site (circle one): ***Flat, rolling***, hilly, steep slopes, mountainous, other \_\_\_\_\_.

*The property would be considered flat to rolling.*

b. What is the steepest slope on the site and the approximate percentage of the slope?

*Approximately 15% per the Clark County GIS data for the site.*

c. What general types of soils are found on the site (e.g., clay, sand, gravel, peat, muck)? Please specify the classification of agricultural soils and note any prime farmland.

*Clark County GIS identifies the site as having the following soils:  
HoB – Hillsboro Silt Loam, 3-8% slopes*

*HoA – Hillsboro Silt Loam, 0-3% slopes  
HoC - Hillsboro Silt Loam, 8-15% slopes  
OdB – Odne Silt Loam, 0-5% slopes  
CvA – Cove Silty Clay Loam, 0-3% slopes*

*The site has historically been used for agricultural purposes.*

- d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, please describe.

*The applicant has no knowledge of any unstable soils in the immediate area.*

- e. Describe the purpose, type, and approximate quantities of any filling or proposed grading. Also, indicate the source of fill.

*There will be grading for the construction of the sewer line extension. 200 cubic yards of cut and 200 cubic yards of fill.*

- f. Could erosion occur as a result of clearing, construction, or use? If so, please describe.

*Standard erosion control measures will be followed during grading construction on the site. A final erosion control plan will be reviewed and approved by City of La Center Public Works prior to construction on the site. A copy of that final erosion control plan will be filed with the final construction plans with City of La Center Public Works.*

- g. What percentage of the site will be covered with impervious surfaces after the project construction (e.g., asphalt or buildings)?

*Not applicable, this project is an underground utility therefore no impervious surfaces are proposed.*

- h. Proposed measures to reduce or control erosion, or other impacts to the earth include:

*Proposed measures to reduce and control erosion include providing an erosion control plan for review and approval prior to starting construction on the site and following the conditions of the approved grading and erosion control plan during construction.*

## **2. Air**

- a. What types of emissions to the air would result from this proposal (e.g., dust, automobile, odors, industrial wood smoke) during construction and after completion? Please describe and give approximate quantities.

*Construction equipment emissions and dust on the short term. No long-term emissions will be created with the underground utility.*

- b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, please describe.

*There are existing car emissions from traffic, and there may be emissions from nearby farming and agricultural uses, however no off-site sources of emission or odor will affect the proposal.*

- c. Proposed measures to reduce or control emissions or other impacts to air:

*Dust from construction can be mitigated by sprinkling the site with water during construction as needed.*

### **3. Water**

- a. Surface:

- 1) Is there any surface water body on or in the vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, and wetlands)? If yes, describe the type and provide names and into which stream or river it flows into.

*Clark County GIS data shows a stream located west and northwest of parcel 258902000.*

- 2) Will the project require any work within 200 feet of the described waters? If yes, please describe and attach available plans.

*No, the underground utility work will not be within 200 feet of the seasonal drainage.*

- 3) Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material.

*No fill or dredge material will be taken from or placed in the stream.*

- 4) Will the proposal require surface water withdrawals or diversions? Please provide description, purpose, and approximate quantities:

*No, this proposal will not require surface water withdrawals or diversions.*

- 5) Does the proposal lie within a 100-year floodplain? If so, please note the location on the site plan.

*No, the site does not lie within a 100-year floodplain.*

- 6) Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge.

*No, the proposal does not involve any discharges of waste materials to surface waters.*

b. Ground:

- 1) Will ground water be withdrawn, or will water be discharged to ground water? Please give description, purpose, and approximate quantities.

*No ground water will be withdrawn with this proposal.*

- 2) Describe waste material that will be discharged into the ground from septic tanks or other sources; (e.g., domestic sewage; industrial, containing the following chemicals. . . ; agricultural; etc.). Describe the size and number of the systems, houses to be served; or, the number of animals or humans the systems are expected to serve.

*No waste material is proposed to be discharged into the ground.*

c. Water runoff (including stormwater):

- 1) Describe the source of runoff (including storm water) and method of collection and disposal. Include quantities, if known. Describe where water will flow, and if it will flow into other water.

*The sewer extension will not create any runoff, therefore stormwater is not required.*

- 2) Could waste materials enter ground or surface waters? If so, please describe.

*Yes, if waste materials were somehow released or dumped into surface runoff flows, substances associated with the source material could enter the ground or other surface waters. There is no proposal to release waste material to the ground or to surface waters.*

- d. Proposed measures to reduce or control surface, ground, and runoff water impacts, if any:

*Use of approved erosion control measures during all phases of development.*

#### 4. Plants

- a. Check or circle types of vegetation found on the site
- Deciduous tree: alder, maple, aspen, other:
  - Evergreen tree: ***fir***, cedar, pine, other
  - ***Shrubs***
  - ***Grass***
  - Pasture
  - Crop or grain
  - Wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other
  - Water plants: water lily, eelgrass, milfoil, other
  - Other types of vegetation: ***blackberry***

- b. What kind and amount of vegetation will be removed or altered?

*Existing vegetation will be stripped for site preparation in approximately 3,289 sf. The remainder of the site will not be impacted.*

- c. List threatened or endangered species on or near the site.

*There are no known threatened or endangered species on or near the site.*

- d. List proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site:

*No landscaping is proposed.*

#### 5. Animals

- a. Circle any birds and animals which have been observed on or near the site:

- Birds: ***hawk***, heron, eagle, ***songbirds***, other;
- Mammals: ***deer***, bear, elk, beaver, other; and,
- Fish: bass, salmon, trout, herring, shellfish, and other:

*Small mammals such as mice, rabbits, squirrels, raccoons and other rodents likely live on or near the site. It is also quite possible that some larger mammals such as coyote may periodically pass through the site.*

- b. List any threatened or endangered species known to be on or near the site.

*None known.*

- c. Is the site part of a migration route? If so, please explain.

*The site is located within the Pacific Flyway for migratory waterfowl.*

- d. List proposed measures to preserve or enhance wildlife:

*None proposed. Site disturbance will be minimal for this project.*

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**6. Energy and natural resources**

- a. What kinds of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy needs? Describe whether it will be used for heating, manufacturing, etc.

*Not applicable for this project.*

- b. Would your project affect the potential use of solar energy by adjacent properties? If so, please describe.

*No, the project will not affect the potential use of solar energy by adjacent properties.*

- c. What kinds of energy conservation features are included in the plans of this proposal? List other proposed measures to reduce or control energy impacts:

*None proposed.*

**7. Environmental health**

- a. Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste that could occur as a result of this proposal? If so, please describe.

*There are no known environmental health hazards that could occur as a result of this proposal.*

- 1) Describe special emergency services that might be required.

*No special emergency services are anticipated to be required in association with the proposal.*

- 2) Proposed measures to reduce or control environmental health hazards, if any:

*None proposed.*

- b. Noise



- 1) What types of noise exist in the area which may affect your project (e.g., traffic, equipment, operation, other)?

*Light traffic noise from surrounding areas/roads along with typical home use noises. None of these will affect the proposal.*

- 2) What types and levels of noise are associated with the project on a short-term or a long-term basis (e.g., traffic, construction, operation, other)? Indicate what hours the noise would come from the site.

*Short term noises would include construction noises which would occur during approved hours as mandated by City of La Center and Washington State.*

- 3) Proposed measures to reduce or control noise impacts:

*Construction on the site will take place during normal working hours as allowed by the City of La Center Noise Ordinance.*

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## **8. Land and shoreline use**

- a. What is the current use of the site and adjacent properties?

*Parcel 258921000 contains one existing residence with several outbuildings. Parcel 258902000 is vacant. Parcel 986058858 is currently vacant and is a lot in Kays Place Subdivision. To the east are single-family residences. To the north are large lots with single-family residences. Parcels to the west are developed with single-family residences.*

- b. Has the site been used for agriculture? If so, please describe.

*Yes, the site has historically been used for hay/pasture.*

- c. Describe any structures on the site.

*There is an existing residence, barn, machine shed and detached garage on parcel 258921000.*

- d. Will any structures be demolished? If so, please describe.

*No structures will be demolished with this proposal.*

- e. What is the current zoning classification of the site?

*LDR-7.5 Single Family Residential*

f. What is the current comprehensive plan designation of the site?

*UL, Urban Low Density Residential designation.*

g. What is the current shoreline master program designation of the site?

*None.*

h. Has any part of the site been classified as an "environmentally sensitive" area? If so, please specify.

*The site is within an archaeological site buffer and has a moderate - high archaeological probability. Additionally, GIS mapping shows the site has habitat and species impacts with a Riparian Habitat Area.*

i. How many people would reside or work in the completed project?

*There are no new homes or buildings proposed, therefore this section does not apply.*

j. How many people would the completed project displace?

*No people will be displaced with this project.*

k. Please list proposed measures to avoid or reduce displacement impacts:

*None proposed as no displacement impacts will be made with this project.*

l. List proposed measures to ensure the proposal is compatible with existing and projected land uses and plans:

*Not applicable.*

## **9. Housing**

a. Approximately how many units would be provided? Indicate whether it's high, middle, or low-income housing.

*Not applicable, this project does not propose housing.*

b. Approximately how many units, if any, would be eliminated? Indicate whether it's high, middle, or low-income housing.

*No units will be eliminated.*

c. List proposed measures to reduce or control housing impacts:

*Not applicable, this project does not propose housing.*

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**10. Aesthetics**

- a. What is the tallest height of any proposed structure(s), not including antennas? What is proposed as the principal exterior building materials?

*No structures are proposed with the underground utility.*

- b. What views in the immediate vicinity would be altered or obstructed?

*No views will be altered or obstructed after construction is complete.*

- c. Proposed measures to reduce or control aesthetic impacts:

*None.*

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**11. Light and glare**

- a. What type of light or glare will the proposal produce? What time of day would it mainly occur?

*No light or glare will be produced by this project.*

- b. Could light or glare from the finished project be a safety hazard or interfere with views?

*Not applicable.*

- c. What existing off-site sources of light or glare may affect your proposal?

*There are existing off-site sources of light from adjacent homes and roadways, but they should not affect the proposal.*

- d. Proposed measures to reduce or control light and glare impacts:

*None proposed as no lighting impacts will be made with this proposal.*

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**12. Recreation**

- a. What designated and informal recreational opportunities are in the immediate vicinity?

*Sternwheeler Park is a community park that is approximately 1/2 mile southeast of the site.*

- b. Would the project displace any existing recreational uses? If so, please describe.

*There will be no recreational uses displaced with this proposal.*

- c. Proposed measures to reduce or control impacts on recreation, including recreational opportunities to be provided by the project or applicant:

*None proposed as this proposal will not affect any existing recreational uses.*

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### 13. Historic and cultural preservation

- a. Are there any places or objects on or near the site which are listed or proposed for national, state, or local preservation registers? If so, please describe.

*The Archaeological Predetermination for Kays Place Subdivision did not mention any places or objects on or near the site that are listed or proposed for national, state or local preservation registers.*

*The Archaeological Predetermination for parcels 258921000 and 258902000 found no artifacts on site. The historic-era house and garage and the loft barn on parcel 258921000 were evaluated and added to the DAHP's WISAARD under project 2022-03-01842, with the identification numbers 727407 and 727408, respectively. They have been assessed as not eligible to be listed on the National Register of Historic Places (NRHP). The structures on parcel 258921000 will not be affected with this development.*

- b. Please describe any landmarks or evidence of historic, archaeological, scientific, or cultural importance known to be on or next to the site.

*The Archaeological Predetermination for Kays Place Subdivision found one prehistoric artifact that was determined to be an isolated find therefore no further work was deemed necessary. No artifacts were found in the Archaeological Predetermination for parcels 258921000 and 258902000.*

- c. Proposed measures to reduce or control impacts:

*None proposed as the Archaeological Predetermination for the site recommended no further work. If during the course of construction any artifacts are discovered, all work will cease, and proper notification shall be given to City of La Center and DAHP.*

**14. Transportation**

- a. Identify the public streets and highways serving the site, and describe proposed access to the existing street system. Show on site plans, if any.

*Access to the site is provided by NW Pacific Highway, a public road.*

- b. Is the site currently served by public transit? If not, what is the approximate distance to the nearest transit stop?

*The site is not currently served by public transit. C-Tran operates The Connector to serve outlying communities. A stop exists in La Center approximately 1.2 miles to the east across from Holley Park.*

- c. How many parking spaces would the completed project have? How many would the project eliminate?

*No parking is proposed with this project.*

- d. Will the proposal require new roads or streets, or improvements to existing roads or streets, not including driveways? If so, please describe and indicate whether it's public or private.

*No, new roads are not required for this project.*

- e. Will the project use water, rail, or air transportation? If so, please describe.

*The site will not use water, rail or air transportation and is not located in the immediate vicinity of those types of transportation facilities.*

- f. How many vehicular trips per day would be generated by the completed project? Indicate when peak traffic volumes would occur.

*The completed project will not create any vehicular trip.*

- g. Proposed measures to reduce or control transportation impacts:

*None proposed.*

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**15. Public services**

- a. Would the project result in an increased need for public services (e.g., fire protection, police protection, health care, schools, other)? If so, please describe.

*No, the project will not result in an increased need for public services.*

- b. Proposed measures to reduce or control direct impacts on public services:

*None proposed.*

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**16. Utilities**

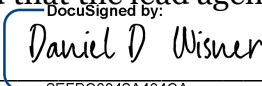
- a. Circle the utilities currently available at the site: **electricity, natural gas, water, refuse service, telephone**, sanitary sewer, **septic system**, other.
- b. Describe the utilities that are proposed for the project, the utility providing the service, and the general construction activities on or near the site:
- *Water-Clark Public Utilities*
  - *Electricity-Clark PUD*
  - *Natural Gas-Northwest Natural*
  - *Telephone- Comcast, TDS*
  - *Garbage/Recycling-Waste Connections*

## State Environmental Policy Act (SEPA) Review

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### C. Signature

The above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

Signature:  Date Submitted: 4/15/2022  
DocuSigned by:  
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