

# SEPA<sup>1</sup> Environmental Checklist

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## Purpose of checklist

Governmental agencies use this checklist to help determine whether the environmental impacts of your proposal are significant. This information is also helpful to determine if available avoidance, minimization, or compensatory mitigation measures will address the probable significant impacts or if an environmental impact statement will be prepared to further analyze the proposal.

## Instructions for applicants

This environmental checklist asks you to describe some basic information about your proposal. Please answer each question accurately and carefully, to the best of your knowledge. You may need to consult with an agency specialist or private consultant for some questions. **You may use “not applicable” or “does not apply” only when you can explain why it does not apply and not when the answer is unknown.** You may also attach or incorporate by reference additional studies reports. Complete and accurate answers to these questions often avoid delays with the SEPA process as well as later in the decision-making process.

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.

## Instructions for lead agencies

Please adjust the format of this template as needed. Additional information may be necessary to evaluate the existing environment, all interrelated aspects of the proposal and an analysis of adverse impacts. The checklist is considered the first but not necessarily the only source of information needed to make an adequate threshold determination. Once a threshold determination is made, the lead agency is responsible for the completeness and accuracy of the checklist and other supporting documents.

## Use of checklist for nonproject proposals

For nonproject proposals (such as ordinances, regulations, plans and programs), complete the applicable parts of sections A and B, plus the Supplemental Sheet for Nonproject Actions (Part D). Please completely answer all questions that apply and note that the words "project," "applicant," and "property or site" should be read as "proposal," "proponent," and "affected geographic area," respectively. The lead agency may exclude (for non-projects) questions in “Part B: Environmental Elements” that do not contribute meaningfully to the analysis of the proposal.

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<sup>1</sup> <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/Checklist-guidance>

# A. Background

[Find help answering background questions<sup>2</sup>](#)

**1. Name of proposed project, if applicable:**

Valentina's Villas

**2. Name of applicant:**

Johnathan Christopher

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

PO Box 1690, Brush Prairie WA 98606

360-910-2507

**4. Date checklist prepared:**

12/17/2024

**5. Agency requesting checklist:**

City of Kelso WA

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

Construction - Summer 2025

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

No

**8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal.**

Critical Areas Report

**9. Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain.**

None known

**10. List any government approvals or permits that will be needed for your proposal, if known.**

Site Plan Review Approval

**11. Give brief, complete description of your proposal, including the proposed uses and the size of the project and site. There are several questions later in this checklist that ask 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 proposal is to construct two three story apartment buildings with associated parking, sidewalks, utility extensions, stormwater facilities and new landscape. Building A will have

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<sup>2</sup> <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-A-Background>

26 units and Building B will have 24, for a total of 50 new apartment units. The subject property is 2.52 acres zoned Residential Multi-Family. The site is currently vacant.

- 12. Location of the proposal. Give sufficient information for a person to understand the precise location of your proposed project, including a street address, if any, and section, township, and range, if known. If a proposal would occur over a range of area, provide the range or boundaries of the site(s). Provide a legal description, site plan, vicinity map, and topographic map, if reasonably available. While you should submit any plans required by the agency, you are not required to duplicate maps or detailed plans submitted with any permit applications related to this checklist.**

The site is currently vacant. Site is located at the Southeast corner of Corduroy Road and Harris Street, in Kelso Washington. Location also known as Section 32, Township 8 North, Range 2 West, WM. Parcel # 243570101.

## **B.Environmental Elements**

### **1. Earth**

[Find help answering earth questions<sup>3</sup>](#)

- a. General description of the site:**

Site is generally flat from historically placed fill materials.

**Circle or highlight one: Flat, rolling, hilly, steep slopes, mountainous, other:**

- b. What is the steepest slope on the site (approximate percent slope)?**

2% slope

- c. What general types of soils are found on the site (for example, clay, sand, gravel, peat, muck)? If you know the classification of agricultural soils, specify them, and note any agricultural land of long-term commercial significance and whether the proposal results in removing any of these soils.**

Site soils have been identified as Silty Gravel with Sand fill material between 2 and 4 foot depth, over native soils consisting of Sandy Silts and Silty Sands from depths between 4 and 6 feet, over native Silty Gravel with Sand from depths of 5 to 6.5 feet.

The proposal does not anticipate significant removal of these soils.

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<sup>3</sup> <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-earth>

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

Site has been identified as having historic fill deposits. There are no indications of unstable soils upon the site.

- e. Describe the purpose, type, total area, and approximate quantities and total affected area of any filling, excavation, and grading proposed. Indicate source of fill.**

The total area of proposed excavation and ground disturbance is approximately 1.7 acres. Areas of filling and grading will be within the footprints of the new buildings, parking lots and stormwater facilities. Source of any fill materials will be from local gravel pits or soils fill materials from geotechnically approved sources.

- f. Could erosion occur because of clearing, construction, or use? If so, generally describe.**

Some erosion could occur due to clearing and construction activities. Erosion control BMP's will be installed to mitigate erosion.

- g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)?**

Approximately 52% of the site will be covered with impervious surfaces. Other areas will include pervious landscape and stormwater facilities.

- h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any.**

Installation of erosion control BMP's including silt fencing, gravel construction entrance and inlet protection.

## 2. Air

[Find help answering air questions](#)<sup>4</sup>

- a. What types of emissions to the air would result from the proposal during construction, operation, and maintenance when the project is completed? If any, generally describe and give approximate quantities if known.**

Emissions from construction equipment will occur during construction. Upon completion of the project emissions from vehicles of tenants and maintenance equipment for grounds keeping.

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

None

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<sup>4</sup> <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-Air>

c. **Proposed measures to reduce or control emissions or other impacts to air, if any:**

None proposed

### 3. Water

[Find help answering water questions](#)<sup>5</sup>

a. **Surface:**

[Find help answering surface water questions](#)<sup>6</sup>

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

Yes. There is an un-named seasonal stream on the east side of the parcel. The Washington Department of Fish and Wildlife (DNR) maps this stream as an un-named Type F Water. This stream flows to the south for approximately 0.25 miles before entering the Coweeman River.

**Will the project require any work over, in, or adjacent to (within 200 feet) the described waters? If yes, please describe and attach available plans.**

No work will occur over or in the stream. Work will however occur within 200 feet of this stream.

2. **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 placed or removed from the surface waters.

3. **Will the proposal require surface water withdrawals or diversions? Give a general description, purpose, and approximate quantities if known.**

No surface water withdrawals or diversions will occur with this proposal.

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

The proposed area of site work does not lie within the mapped 100 year floodplain.

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<sup>5</sup> <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water>

<sup>6</sup> <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water/Environmental-elements-Surface-water>

- 5. 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 waste materials will discharge to the surface waters. Onsite surface runoff will be treated and detained in stormwater facilities prior to discharge to the stream.

**b. Ground:**

[Find help answering ground water questions](#)<sup>7</sup>

- 1. Will groundwater be withdrawn from a well for drinking water or other purposes? If so, give a general description of the well, proposed uses and approximate quantities withdrawn from the well. Will water be discharged to groundwater? Give a general description, purpose, and approximate quantities if known.**

The proposal will be served by public water. No wells for drinking water are proposed.

- 2. Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (domestic sewage; industrial, containing the following chemicals...; agricultural; etc.). Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve.**

No waste material from septic tanks or other sources will be discharged to the ground.

**c. Water Runoff (including stormwater):**

- 1. Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe.**

Onsite surface runoff will be collected and channeled onsite to stormwater treatment bioretention cells designed to treat surface waters. After treatment surface waters will discharge to the un-named stream.

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

The onsite proposed bioretention ponds will intercept and treat all site surface runoff prior to discharge. No waste materials will enter the ground or surface waters.

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<sup>7</sup> <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water/Environmental-elements-Groundwater>

**3. Does the proposal alter or otherwise affect drainage patterns in the vicinity of the site? If so, describe.**

No drainage patterns onsite or in the vicinity will be altered.

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

New stormwater collection and treatment systems will be installed to provide water quality. An underground stormwater chamber bed of gravel and pipes will be installed to detain and attenuate stormwater prior to release. No changes to existing drainage patterns are proposed.

## 4. Plants

[Find help answering plants questions](#)

**a. Check the 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
- orchards, vineyards, or other permanent crops.
- wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other
- water plants: water lily, eelgrass, milfoil, other
- other types of vegetation

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

Very little vegetation exists within the developable footprint of the site. Most of the site area is covered with historic fill material. Blackberry and reed canary grass will be removed along the stream channel and new native trees and shrubs will be planted as part of a proposed streamside mitigation plan.

**c. List threatened and endangered species known to be on or near the site.**

None known. The un-named stream onsite is classified as a Type F stream indicating fish presence although it is unknown what, if any, species exist.

**d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any.**

Streamside mitigation will occur with plantings of native trees and shrubs along the entire length of the onsite stream channel. A planting mitigation plan is attached with the land use application.

**e. List all noxious weeds and invasive species known to be on or near the site.**

Himalayan blackberry and Reed Canary Grass

## 5. Animals

[Find help answering animal questions](#)<sup>8</sup>

**a. List any birds and other animals that have been observed on or near the site or are known to be on or near the site.**

Examples include:

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

None of the above have been observed however it stands to reason that birds such as hawks and songbirds or deer and possible fish have been upon or are near the site.

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

None known

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

None known

**d. Proposed measures to preserve or enhance wildlife, if any.**

Streamside plantings of native trees and shrubs to enhance the stream corridor.

**e. List any invasive animal species known to be on or near the site.**

None known

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<sup>8</sup> <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-5-Animals>

## 6. Energy and natural resources

[Find help answering energy and natural resource questions](#)<sup>9</sup>

- 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.**

Electricity will be used to meet the projects energy needs.

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

The project will have no affect upon 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, if any.**

Electric Vehicle (EV) charging stations will be included in some of the proposed parking spaces.

## 7. Environmental health

[Health Find help with answering environmental health questions](#)<sup>10</sup>

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

None

1. **Describe any known or possible contamination at the site from present or past uses.**

None known

2. **Describe existing hazardous chemicals/conditions that might affect project development and design. This includes underground hazardous liquid and gas transmission pipelines located within the project area and in the vicinity.**

None

3. **Describe any toxic or hazardous chemicals that might be stored, used, or produced during the project's development or construction, or at any time during the operating life of the project.**

None

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<sup>9</sup> <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-6-Energy-natural-resou>

<sup>10</sup> <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-7-Environmental-health>

**4. Describe special emergency services that might be required.**

No special emergency services above normal fire and medical services are required.

**5. Proposed measures to reduce or control environmental health hazards, if any.**

No measures proposed

**b. Noise**

**1. What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)?**

None known

**2. What types and levels of noise would be created by or associated with the project on a short-term or a long-term basis (for example: traffic, construction, operation, other)? Indicate what hours noise would come from the site)?**

Short term noises from construction equipment during allowed hours of construction. Long term noises may include typical vehicular noises from ingress and egress and trash truck weekly access.

**3. Proposed measures to reduce or control noise impacts, if any:**

None proposed

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

[Find help answering land and shoreline use questions](#)<sup>11</sup>

**a. What is the current use of the site and adjacent properties? Will the proposal affect current land uses on nearby or adjacent properties? If so, describe.**

Property is currently vacant. The neighboring property to the south has an assisted living facility named Highlander Place. A shared access easement and driveway will be used for access to this site shared with the assisted living facility.

**b. Has the project site been used as working farmlands or working forest lands? If so, describe. How much agricultural or forest land of long-term commercial significance will be converted to other uses because of the proposal, if any? If resource lands have not been designated, how many acres in farmland or forest land tax status will be converted to nonfarm or nonforest use?**

Site has not been used for farmland or working forest land.

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<sup>11</sup> <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-8-Land-shoreline-use>

- 1. Will the proposal affect or be affected by surrounding working farm or forest land normal business operations, such as oversize equipment access, the application of pesticides, tilling, and harvesting? If so, how?**

No

- c. Describe any structures on the site.**

No structures are on the site.

- d. Will any structures be demolished? If so, what?**

No

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

Zoning is RMF – Residential Multi-Family

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

Unknown

- g. If applicable, what is the current shoreline master program designation of the site?**

NA

- h. Has any part of the site been classified as a critical area by the city or county? If so, specify.**

No areas have been designated however a un-named stream exists along the east side of the parcel.

- i. Approximately how many people would reside or work in the completed project?**

Approximately 75 to 100 persons may reside in the completed project.

- j. Approximately how many people would the completed project displace?**

No persons displaced.

- k. Proposed measures to avoid or reduce displacement impacts, if any.**

None

- l. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any.**

Compliance with City zoning and development codes.

- m. Proposed measures to reduce or control impacts to agricultural and forest lands of long-term commercial significance, if any:**

None

## 9. Housing

[Find help answering housing questions](#)<sup>12</sup>

- a. **Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.**

Approximately 50 units of middle income housing would be provided.

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

None eliminated

- c. **Proposed measures to reduce or control housing impacts, if any:**

None

## 10. Aesthetics

[Find help answering aesthetics questions](#)<sup>13</sup>

- a. **What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed?**

40 feet +/- Wood Exterior

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

None

- c. **Proposed measures to reduce or control aesthetic impacts, if any:**

Landscape Installation

## 11. Light and glare

[Find help answering light and glare questions](#)<sup>14</sup>

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

Night time lighting of walkways and parking isles.

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

No

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

None

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<sup>12</sup> <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-9-Housing>

<sup>13</sup> <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-10-Aesthetics>

<sup>14</sup> <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-11-Light-glare>

**d. Proposed measures to reduce or control light and glare impacts, if any:**

Lighting to be shielded and directed downwards onto parking and walkway surfaces.

## 12. Recreation

[Find help answering recreation questions](#)

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

None in the immediate vicinity

**b. Would the proposed project displace any existing recreational uses? If so, describe.**

No

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

None proposed

## 13. Historic and cultural preservation

[Find help answering historic and cultural preservation questions](#)<sup>15</sup>

**a. Are there any buildings, structures, or sites, located on or near the site that are over 45 years old listed in or eligible for listing in national, state, or local preservation registers? If so, specifically describe.**

No buildings or structures are located on or near the site that are over 45 years old.

**b. Are there any landmarks, features, or other evidence of Indian or historic use or occupation? This may include human burials or old cemeteries. Are there any material evidence, artifacts, or areas of cultural importance on or near the site? Please list any professional studies conducted at the site to identify such resources.**

None identified or known. Site is covered with historic fills.

**c. Describe the methods used to assess the potential impacts to cultural and historic resources on or near the project site. Examples include consultation with tribes and the department of archeology and historic preservation, archaeological surveys, historic maps, GIS data, etc.**

County GIS data does not indicate any cultural or historic resources on or near the site.

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<sup>15</sup> <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-13-Historic-cultural-p>

- d. Proposed measures to avoid, minimize, or compensate for loss, changes to, and disturbance to resources. Please include plans for the above and any permits that may be required.**

During construction, if any item of historical significance is encountered, work will stop and the local jurisdiction will be contacted.

## 14. Transportation

[Find help with answering transportation questions](#)<sup>16</sup>

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

Site access is off of Corduroy Road. The site has a shared access driveway with the neighboring assisted living facility. The driveway has direct access to Corduroy Road.

A secondary access to Corduroy Road at the northerly end of the proposed site will provide a loop access to Corduroy Road.

- b. Is the site or affected geographic area currently served by public transit? If so, generally describe. If not, what is the approximate distance to the nearest transit stop?**

River Cities Transit Route 57 uses Corduroy Road in front of the site. The nearest bus stop to the site on Rout 57 is at the intersection of Allen and 19<sup>th</sup> Ave in front of Kelso High School. This stop is approximately 0.8 miles from the site.

- c. Will the proposal require any new or improvements to existing roads, streets, pedestrian, bicycle, or state transportation facilities, not including driveways? If so, generally describe (indicate whether public or private).**

No

- d. Will the project or proposal use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.**

No

- e. How many vehicular trips per day would be generated by the completed project or proposal? If known, indicate when peak volumes would occur and what percentage of the volume would be trucks (such as commercial and nonpassenger vehicles). What data or transportation models were used to make these estimates?**

Valentinas Villas Apartments will generate approximately 337 trips per day with 20 AM Peak hour trips and 26 PM Peak Hour trips. The ITE Trip Generation Manual, 11<sup>th</sup> edition was used for traffic computations. All trips are expected to be passenger vehicles.

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<sup>16</sup> <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-14-Transportation>

- f. **Will the proposal interfere with, affect, or be affected by the movement of agricultural and forest products on roads or streets in the area? If so, generally describe.**

No

- g. **Proposed measures to reduce or control transportation impacts, if any:**

None proposed

## 15. Public services

[Find help answering public service questions<sup>17</sup>](#)

- a. **Would the project result in an increased need for public services (for example: fire protection, police protection, public transit, health care, schools, other)? If so, generally describe.**

The proposal will require new public utility services to be extended onsite such as sewer and water. Other typical services need include solid waste collection, police and emergency services when required.

- b. **Proposed measures to reduce or control direct impacts on public services, if any.**

None

## 16. Utilities

[Find help answering utilities questions<sup>18</sup>](#)

- a. **Circle 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 the site or in the immediate vicinity which might be needed.**

City of Kelso sewer and water services are available to the site. Cowlitz PUD electrical services are also available. Construction activities to connect and extend these services to serve the site will be required.

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<sup>17</sup> <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-15-public-services>

<sup>18</sup> <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-16-utilities>

## C. Signature

[Find help about who should sign](#)<sup>19</sup>

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.

X 

Type name of signee: Bob Carpenter PE

Position and agency/organization: Owner Carpenter Engineering Inc.

Date submitted: November 15, 2024

## D. Supplemental sheet for nonproject actions

[Find help for the nonproject actions worksheet](#)<sup>20</sup>

Do not use this section for project actions.

Because these questions are very general, it may be helpful to read them in conjunction with the list of the elements of the environment.

When answering these questions, be aware of the extent the proposal, or the types of activities likely to result from the proposal, would affect the item at a greater intensity or at a faster rate than if the proposal were not implemented. Respond briefly and in general terms.

- 1. How would the proposal be likely to increase discharge to water; emissions to air; production, storage, or release of toxic or hazardous substances; or production of noise?**

Typical increases to surface water runoff due to new impervious surfaces, solid waste generation from household use, and noise from typical vehicular access.

- **Proposed measures to avoid or reduce such increases are:**

Implementation of stormwater treatment and detention BMP's to mitigate excess surface water runoff. Installation of landscape plantings. Construction of a solid waste enclosure with landscape screening.

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<sup>19</sup> <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-C-Signature>

<sup>20</sup> <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-d-non-project-actions>

**2. How would the proposal be likely to affect plants, animals, fish, or marine life?**

The proposal will convert the vacant parcel to new paved surfaces and apartment buildings.

- **Proposed measures to protect or conserve plants, animals, fish, or marine life are:**  
New landscape plantings and streamside mitigation plantings to be installed.

**3. How would the proposal be likely to deplete energy or natural resources?**

The proposal will use electrical energy for heating and lighting. No depletions expected.

- **Proposed measures to protect or conserve energy and natural resources are:**  
Installation of energy efficient heating and cooling systems. Energy efficient construction and insulation materials.

**4. How would the proposal be likely to use or affect environmentally sensitive areas or areas designated (or eligible or under study) for governmental protection, such as parks, wilderness, wild and scenic rivers, threatened or endangered species habitat, historic or cultural sites, wetlands, floodplains, or prime farmlands?**

The project is situated above flood zones and outside of wetlands and critical areas.

- **Proposed measures to protect such resources or to avoid or reduce impacts are:**  
New plantings of native trees and shrubs to be installed along the stream side buffers. Removal of invasive blackberry and reed canary grass.

**5. How would the proposal be likely to affect land and shoreline use, including whether it would allow or encourage land or shoreline uses incompatible with existing plans?**

No

- **Proposed measures to avoid or reduce shoreline and land use impacts are:**  
None

**6. How would the proposal be likely to increase demands on transportation or public services and utilities?**

Additional may increase traffic use along Corduroy Road and the surrounding area. Sewer and water utilizes extended to the site will serve the new apartments and increase usage and flows are expected.

- **Proposed measures to reduce or respond to such demand(s) are:**  
None

**7. Identify, if possible, whether the proposal may conflict with local, state, or federal laws or requirements for the protection of the environment.**

The proposal will be design and constructed in accordance with state and local jurisdiction development codes and ordinances. No conflicts with local, state of federal laws anticipated.