

KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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Washington State Environmental Policy Act MITIGATED DETERMINATION OF NONSIGNIFICANCE

Description: Red's Fly Shop Conditional Use Permit (CU-13-00003) is a request for a conditional use permit for a commercial sporting clay course on the northern 100 acres of an approximate 306 acre parcel that is zoned Forest and Range. This proposed use falls under KC 17.15.060.1.C - Shooting Range.

Proponent: Steve Joyce, authorized agent for Jack Eaton, Landowner.

Location: The project is located approximately 12 miles southeast of Ellensburg on the east side of SR 821 (Canyon Hwy) at approximately milepost 13, in a portion of Section 33, T16N, R19E, W.M. in Kittitas County, bearing Assessor's map number 16-19-33000-0001.

Lead Agency: Kittitas County Community Development Services

The lead agency for this proposal has determined that the proposal will not have a probable significant adverse impact on the environment. An Environmental Impact Statement (EIS) is not required under RCW 43.21C.030 (2) (c) and WAC 197-11. This decision was made after review of a SEPA environmental checklist and other information on file with the lead agency, after considering voluntary mitigation measures which the lead agency or the applicant will implement as part of the proposal, and after considering mitigation measures required by existing laws and regulations that will be implemented by the applicant as part of the Kittitas County permit process. The responsible official finds this information reasonably sufficient to evaluate the environmental impact of this proposal. This information is available to the public on request.

The lead agency has determined that certain mitigation measures are necessary in order to issue a Mitigated Determination of Non-Significance (MDNS) for this proposal. Failure to comply with the mitigation measures identified hereafter will result in the issuance of a Determination of Significance (DS) for this project. The mitigation measures include the following:

I. Water & Sewer

- A. Activities such as road widening, stump pulling and clearing, grading and fill work and utility placements may require a NPDES Construction Stormwater Permit issued by the Department of Ecology prior to start of construction. This permit requires the preparation of a Stormwater Pollution Prevention Plan. It is the applicant's responsibility to contact the Department of Ecology.
- B. Any future development requiring water or septic will be required to meet the newest requirements of Kittitas County Public Health Department, Washington State Department of Health and/or Washington State Department of Ecology effective at the time of development.

II. Transportation

- A. A maximum of 3 parking spaces will be allowed. The subject property has an approved access permit (ACP 5359) from WSDOT not to exceed 3 vehicles at MP 13.9 rt off of SR 821. All conditions of this access permit shall be complied with to the satisfaction of WSDOT.

- B. Shuttle service shall be provided by the applicant between Red's Fly Shop/Canyon River Ranch and the clay shooting course if the 3 parking spaces cannot accommodate the number of vehicles needed to transport groups.

III. Environmental

- A. Only non-toxic shot shells are allowed to be used on the course.
- B. Only non-toxic, biodegradable clay targets are allowed to be used on the course.
- C. A plan must be completed and submitted to Community Development Services showing adherence to the practices and recommendations of the "NRA Range Sourcebook" prior to issuance of the final conditional use permit.

IV. Light & Glare

- A. Any future outdoor lighting shall be shielded and directed downward to minimize the effect to surrounding properties.

V. Noise

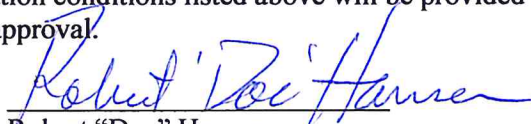
- A. Development and construction practices for this project shall only occur between the hours of 7:00 am and 7:00 pm to minimize the effect of construction noise on nearby residential properties.
- B. Operation of the clay shooting course is only allowed during daylight hours.

VI. Historic and Cultural Preservation

- A. Should ground disturbing or other activities related to the proposed conditional use permit result in the inadvertent discovery of cultural or archaeological materials, work shall be stopped in the immediate area and contact be made with the Washington State Department of Archaeology and Historic Preservation (DAHP). Work shall remain suspended until the find is assessed and appropriate consultation is conducted. Should human remains be inadvertently discovered, as dictated by Washington State RCW 27.44.055, work shall be immediately halted in the area and contact made with the coroner and local law enforcement in the most expeditious manner possible.

The above stated mitigation conditions listed above will be provided within conditions of the decision of the conditional use permit approval.

**Responsible
Official:**


Robert "Doc" Hansen

Title:

Planning Official

Address:

Kittitas County Community Development Services
411 N. Ruby Street, Suite 2
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Phone: (509) 962-7506 Fax: (509) 962-7682

Date:

April 9, 2014

This Mitigated DNS is issued under WAC 197-11-355 and WAC 197-11-390; the lead agency will not act on this proposal for 10 working days. Any action to set aside, enjoin, review, or otherwise challenge this administrative SEPA action's procedural compliance with the provisions of Chapter 197-11 WAC shall be commenced on or before 5:00 pm, April 23, 2014.

Pursuant to Chapter 15A.04.020 KCC, this MDNS may be appealed by submitting specific factual objections in writing with a fee of \$500.00 to the Kittitas County Board of Commissioners, Kittitas County Courthouse Room 110, Ellensburg, WA 98926. Timely appeals must be received within 10 working days, or no later than 5:00 PM, April 23, 2014. Aggrieved parties are encouraged to contact the Board at (509) 962-7508 for more information on appeal process.