



KITITITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

411 N. Ruby St., Suite 2, Ellensburg, WA 98926

CDS@CO.KITITITAS.WA.US

Office (509) 962-7506

SEPA ENVIRONMENTAL CHECKLIST

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.

Use of checklist for nonproject proposals: [\[help\]](#)

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.

APPLICATION FEES:

\$600.00 Kittitas County Community Development Services (KCCDS)**

\$950.00* Kittitas County Department of Public Works**

\$260.00 Kittitas County Public Health

\$1,810.00 Total fees due for this application (One check made payable to KCCDS)

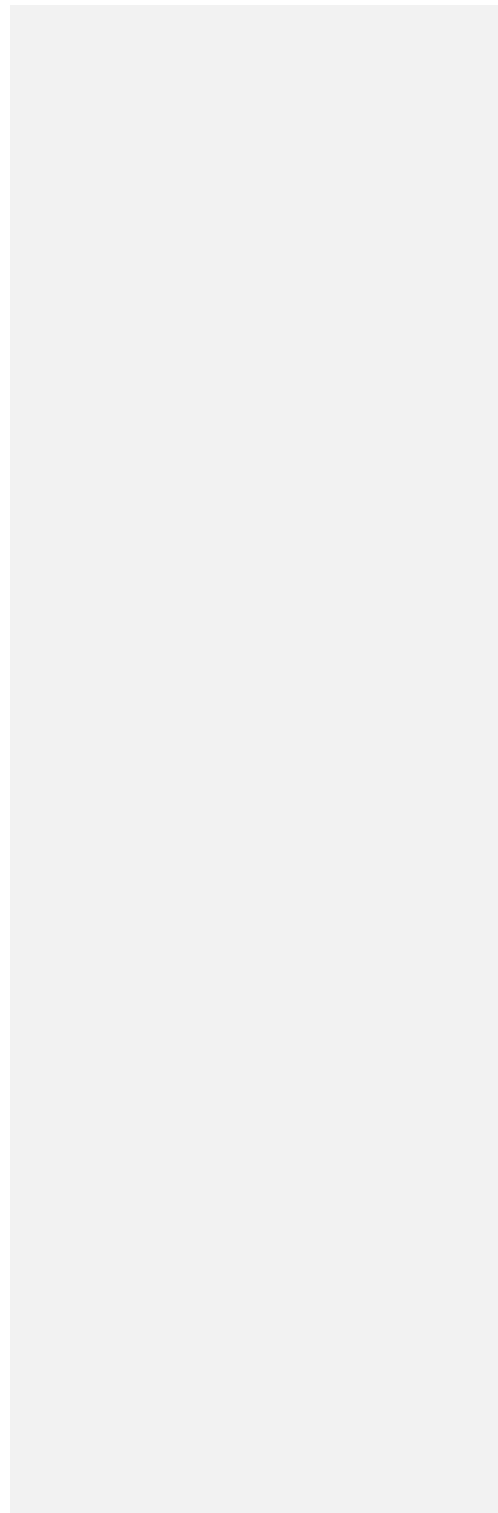
*2 hours of review included in Public Works Fee. Additional review hours will be billed at \$243 per hour.

** Note:KCCDS and PW fees are waived if project is a VSP sponsored fish enhancement project.

FOR STAFF USE ONLY

SE-25-00014

Application Received by (CDS Staff Signature): _____	DATE: 8/22/25	RECEIPT# CD25-01792	KITITITAS CO CDS RECEIVED 08/22/2025 DATE STAMP IN BOX



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.

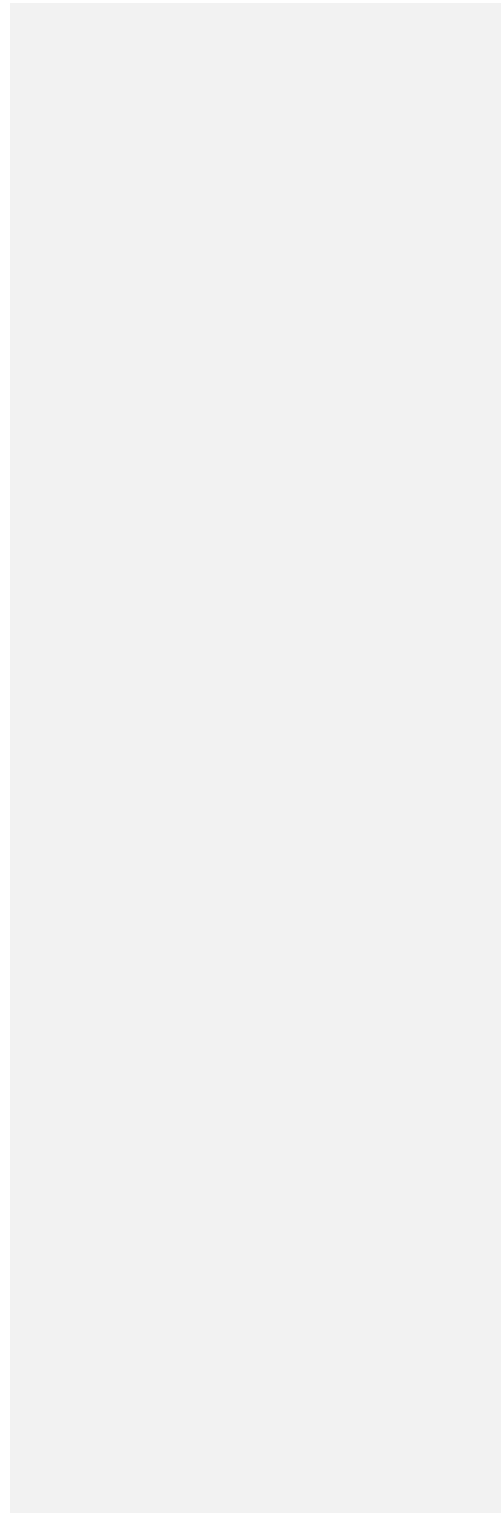
The checklist questions apply to **all parts of your proposal**, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. The agency to which you submit this checklist may ask 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.



A. Background

[Find help answering background questions](#)¹

1. Name of proposed project, if applicable:

Holiday Hill Driveway

2. Name of applicant:

Munir Shamkhi

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

5511 NE 13th PL, Renton, Wa 98059

4. Date checklist prepared:

7/2/2025

5. Agency requesting checklist:

SEPA

[Kittitas County](#)

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

Utility Installation (water and sewer, power line, communication line), awaiting driveway permit and utilities layout to be cleared to determine the work required. However, the extent of work will depend on the quantity of dirt extracted, converted to the number of loads that need to be hauled.

The amount of dirt moved is calculated by Encompass, which is listed and attached to this document.

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

No,

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

Yes, (Wet Land Evaluation, By Sewall Wet-~~It~~land [Consulting, Inc](#))

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

Driveway Permit GP-24-00017

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

Water, Sewer, and Electricity

10. 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

¹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-A-Background>

Formatted: Indent: Left: 0", Hanging: 0.25", Right: 0.47", Line spacing: Multiple 1 li, No widow/orphan control

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 project involves improving a driveway that will service three lots: one proposed for an accessory building (garage and sStorage building on lot 738035), a Sseasonal Ddwellling on lot 718035, and a pParking lot for a recreational trailer.

The driveway is appx 225 ft long X 14ft wide, ending at a cul-de-sac with a 35 ft radius.

11. 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 driveway (Jay Way) is located at the south end of Yellowstone Road, Kittitas County. A topography map provided by Encompass.

Holiday Hill Lots 1A, 2, 3, 4, 5, 6, 7, 8, 9, and a portion of lot 10 and 11. Section 9, Township 22 N, Range 11 E, W.M.

81, 101 and 110 Jay Wy Snoqualmie Pass, WA 98068.

Parcel Numbers: 788035, 668035, 678035, 688035, 698035, 708035, 718035, 728035, 738035, 758035.

Formatted: Indent: Left: 0"

Formatted: Font: (Default) Calibri, Not Bold

Formatted: Font: (Default) Calibri

B.Environmental Elements

1. Earth

[Find help answering earth questions²](#)

a. General description of the site:

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

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

15%

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.

According to the NRCS Soil Mapper website, the site is mapped as containing moderately well drained Chinkman ashy sandy loam. Chinkman soils are formed in colluvium from glacial till, volcanic ash, and pumice overlying dense glacial till. Chinkman soils are not considered "hydric" or wetland soils according to the publication Hydric

Soils of the United States (USDA NTCHS Pub No.1491, 1991). See the attached wetland study by Sewall Wetland Consulting, Inc.

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

No,

- 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.

Grading the area currently a rough, uneven, and undeveloped, the project is to bring the pathway to allow passenger and service vehicles to be able to drive in and out

Earth Work Quantities:

Total disturbed area =

10,160,489 SF Total stripping =

37688 CY

Total topsoil = 2519 CY

Stripping to be hulled off = 12530

CY Cut = 344470 CY

Fill = 21041 CY

Structural fill exported = 123429 CY

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

Minor erosion is always possible with construction such as sedimentation and channelization. Erosion control measures will be put in place during construction to reduce these risks.
No,

Formatted: Font: (Default) Calibri, 12 pt, Not Bold

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

The entire driveway will be layered with 4 inches high Gravel.

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

Implementation of Temporary Erosion and Sediment Control (TESC) and other Best Management Practices (BMPs), as required by code, will be implemented throughout the construction process.
Gutters will be created on both sides of the driveway

Formatted: Font: (Default) Calibri, 12 pt, Not Bold

2. Air

~~Find help answering air questions³~~

Field Code Changed

- ~~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.~~

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

Emissions will be limited to the operating construction vehicles, including the excavator.

[Find help answering air questions³](#)

Field Code Changed

- 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 will be limited to the operating construction vehicles, including the excavator and the loader. Dust will be generated during loading. I have listed the amount of dirt being removed earlier.

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

NO_x

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

Vehicles equipped with an exhaust filtering system as standard equipment meet the emission requirement.

Dust will be contained within the excavation area. The shrubs and trees will act as filters, containing the dust within the activity area.

[During construction, the contractor will manage dust control by using dust abatement measures. These measures shall be continued until all construction is complete.](#)

Formatted: Font: (Default) Calibri, 12 pt, Not Bold

3. Water

[Find help answering water questions⁴](#)

- a. **Surface:**

[Find help answering surface water questions⁵](#)

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.**

Type 2 F stream, a tributary of Coal Creek, flows year-round, connects with other streams, and all lead to the Yakima River.

2. **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.**

Yes, see the driveway plan attached

~~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.~~⁴ [https://ecology.wa.gov/Regulations-](https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-)

[Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-](https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-)

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.

There will be no disturbance to any body of water (stream or wetland).

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

No

⁴ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water>

⁵ <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 lie within a 100-year floodplain? If so, note location on the site plan.

No₇

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.

No₇

b. Ground:

[Find help answering ground water questions](#)⁶

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.

No₇

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 septic system, present or planned, will be installed in the area. Future buildings or homes will have a sewer system connected to the city sewer lines.

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.

~~The stormwater collector will collect water generated by rain and melting snow. The re-design and construction of the driveway is proposing to use full dispersion rather than point discharge any stormwater to Yellowstone Road and potentially impacting a reach of Coal Creek. This approach will model the existing conditions and help avoid any erosion or sedimentation concerns. Dispersion will occur southwest of the driveway and over natural vegetation. A more formal stormwater design should be done if and when the driveway is upgraded to a Private Road Standard.~~

⁶<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> SEPA Environmental checklist (WAC 197-11-960) September 2023 Page 7 of 17

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

No₇

Formatted: Indent: Left: 0.25", First line: 0.5"

Formatted: Font: Not Bold

Formatted: Indent: Left: 0.5"

Formatted: Right: 0.38", Line spacing: Multiple 1 li

Formatted: Right: 0.38", Space After: 0 pt, Line spacing: Multiple 1 li, No widow/orphan control

Formatted: Indent: Left: 0.75", Right: 0.38", Line spacing: Multiple 1 li, No widow/orphan control

It is unlikely that waste materials could enter ground or surface waters. During construction, TESC measures will be in place, or other Best Management Practices, and the contractor will be required by Kittitas County to have a Stormwater Pollution Prevention Plan (SWPPP) in case of a problem with construction machinery.

Formatted: Font: (Default) Calibri, 12 pt, Not Bold

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

No, it will follow it's natural pathway.

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

Full dispersion to reduce impacts to Coal Creek or Yellowstone Road. N/A

~~⁶<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>~~

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?

There will be shrubs and trees that needs to be removed.

[~ 9 hemlock trees with diameters ranging from 12" – 26" will be removed](#)

[and ~ 20 fir trees with diameters ranging from 12" – 26" will be](#)

[removed. Various small shrubs and grass will also be removed.](#)

Formatted: Font: 11 pt

Formatted: Font: Calibri, Not Bold

⁷ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-5-Animals>
SEPA Environmental checklist (WAC 197-11-960) September 2023 Page 8 of 176

Formatted: Font: 11 pt, Bold

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

None

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

Natural growth plants.

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

None

5. Animals

[Find help answering animal questions](#)⁷

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:

Formatted: Highlight

Formatted: Highlight

Formatted: Highlight

²<https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-5-Animals>

Formatted: Right: 0.8", Space After: 0 pt, Line spacing: single, No widow/orphan control

- Fish: bass, salmon, trout, herring, shellfish, other:

None were observed in the area,

Formatted: Highlight

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

No known endangered species

There are no threatened or endangered species known to be on or near the site. Per US Fish and Wildlife Service Priority Habitats and Species website, there are potentially threatened and endangered species, i.e. Gray Wolf (*Canis lupus*), Northern Spotted Owl (*Strix occidentalis*) and Townsend's Big-eared Bat (*Corynorhinus townsendii*) in the area. However, none of these species are known to exist on the site.

Formatted: Font: (Default) Calibri, 12 pt, Not Bold

Formatted: Font: (Default) Calibri, 12 pt

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

NO,

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

None

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

There are no known invasive species on or near the site.

Formatted: Font: (Default) Calibri, 12 pt, Not Bold

⁸ <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> ⁹ <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>

SEPA Environmental checklist (WAC 197-11-960) September 2023 Page 9 of 176

Formatted: Font: (Default) Calibri, 12 pt, Not Bold

None may be coyotes

6. Energy and natural resources

Formatted: Indent: Left: 0.25", Hanging: 0.25", Right: 1.94", Space Before: 0 pt, Line spacing: Multiple 1.41 li

[Find help answering energy and natural resource questions](#)⁸

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.

No, Drive requires no energy source

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

No,

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.

None proposed.

7. Environmental health

[Health Find help with answering environmental health questions](#)⁹

- 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.

No

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

None

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 known

⁹<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>
<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>

~~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 known~~

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

4. Describe special emergency services that might be required.

None

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

N/A

¹⁰ <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>
SEPA Environmental checklist (WAC 197-11-960) September 2023 Page 10 of 176

b. Noise

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

Excavator and loader noise is limited to the project duration

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)?

Noise will be limited to the working equipment, which is less than the noise level generated by I-90 during the daytime

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

The work will be limited to daytime and within the Kittitas County noise ordinances.

8. Land and shoreline use

[Find help answering land and shoreline use questions](#)¹⁰

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.

Undeveloped driveway currently supporting one dwelling.

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?

No

⁴⁰ <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>

Formatted: Right, Indent: Left: -0.03", Right: 0.79",
Space After: 0 pt, Line spacing: single, No
widow/orphan control

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.

None

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

None

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

Residential

¹¹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-9-Housing>

SEPA Environmental checklist (WAC 197-11-960) September 2023 Page 11 of 176

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

The current comprehensive plan designation of the site is Residential, LAMRID's type 1. Complete driveway with gravel top.

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

There is not a shoreline master program designation on the site.
No shorelines

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

No

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

Driveway no occupants

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

None

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

N/A

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

Working with the County and West Water Department to ensure compliance

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

N/A

Formatted: Font: (Default) Calibri, Not Bold

Formatted: Paragraph level 2, Indent: Left: 0", First line: 0.5", Right: 0", Line spacing: single, Widow/Orphan control

Formatted: Font: (Default) Calibri, 12 pt, Not Bold

Formatted: Indent: Left: 0", First line: 0.5"

9. Housing

[Find help answering housing questions](#)¹¹

¹¹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-9-Housing>

Formatted: Right: 0.76", Space After: 0 pt, Line spacing: single, No widow/orphan control

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

The main current activity is for a driveway. The plan is to build a storage building on Lot 9 parcel number 738035, and 2 homes will be built on Lots 7 and 8 parcels 718035 and 728035, with only one permit being processed for the garage building.

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

N/A

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

N/A

¹² <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-10-Aesthetics>

¹³ <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>

10. Aesthetics

[Find help answering aesthetics questions](#)¹²

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

N/A

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

N/A

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

N/A

11. Light and glare

[Find help answering light and glare questions](#)¹³

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

N/A

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

N/A

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

N/A

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

N/A

¹²<https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-10-Aesthetics>

¹³<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>

12. Recreation

[Find help answering recreation questions](#)

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

N/A

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

N/A

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

N/A

¹⁴ <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>
SEPA Environmental checklist (WAC 197-11-960) September 2023 Page 13 of 176

13. Historic and cultural preservation

[Find help answering historic and cultural preservation questions](#)¹⁴

- 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.

- 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.

No.

- 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.

N/A

- 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.

N/A

¹⁴ <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>

SEPA Environmental checklist (WAC 197-11-960) September 2023 Page 13 of 16

Formatted: Right, Indent: Left: -0.05", Right: 0.79",
Space After: 0 pt, Line spacing: single, No
widow/orphan control

14. Transportation

[Find help with answering transportation questions](#)¹⁵

- 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.

Yellowstone Rd

- 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?

No,

- 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.~~

~~Yes, the water stream was identified earlier.~~

¹⁵ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-14-Transportation>

¹⁶ <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>
SEPA Environmental checklist (WAC 197-11-960) September 2023 Page 14 of 17

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

~~Yes, the water stream was identified earlier.~~

- 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?

3-20 cars per day

- 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.

No₇

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

No₇

15. Public services

[Find help answering public service questions¹⁶](#)

- 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.

Fire protection if required.

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

No₇

¹⁵<https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-14-Transportation>

¹⁶<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>

Formatted: Indent: Left: 0.25", Hanging: 0.25", Right: 1.45", Space Before: 0 pt, Line spacing: Multiple 1.41 li

Formatted: Centered, Right: 1.11", Space After: 0 pt, Line spacing: Multiple 1 li, No widow/orphan control

16. Utilities

[Find help answering utilities questions¹⁷](#)

- a. **Circle utilities currently available at the site: electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system, other:**

No service.
- 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.**

Water, sanitary sewer, electricity, cable internet.

¹⁷ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-16-utilities>

¹⁸ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-C-Signature>

¹⁹ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-d-non-project-actions>

C. Signature

[Find help about who should sign](#)¹⁸

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.

Signed: Munir Shamkhi

Type name of signee: Munir Shamkhi

Position and agency/organization: Landowner

Date submitted: 7/11/2025.

Signed: Christopher Immer

Type name of signee: Christopher Immer

Position and agency/organization: Landowner

Date submitted: 7/14/2025.

Signed: Kari Kay Schaller

Type name of signee: Kari Kay Schaller

Position and agency/organization: Landowner

Date submitted: 7/15/2025

Signed: Steven Simmons

Type name of signee: Steven Simons

Position and agency/organization: Landowner

Date submitted: 7/15/2025

⁴⁷ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-16-utilities>

⁴⁸ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-C-Signature>

⁴⁹ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-d-non-project-actions>

D. Supplemental sheet for nonproject actions

[Find help for the nonproject actions worksheet¹⁹](#)

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?**
 - Proposed measures to avoid or reduce such increases are:
2. **How would the proposal be likely to affect plants, animals, fish, or marine life?**
 - Proposed measures to protect or conserve plants, animals, fish, or marine life are:
3. **How would the proposal be likely to deplete energy or natural resources?**
 - Proposed measures to protect or conserve energy and natural resources are:
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?**
 - Proposed measures to protect such resources or to avoid or reduce impacts are:
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?**
 - Proposed measures to avoid or reduce shoreline and land use impacts are:
6. **How would the proposal be likely to increase demands on transportation or public services and utilities?**
 - Proposed measures to reduce or respond to such demand(s) are:
7. **Identify, if possible, whether the proposal may conflict with local, state, or federal laws or requirements for the protection of the environment.**

