

This meeting will accommodate virtual and in-person attendance. Those desiring to participate virtually are encouraged to join the meeting via Zoom using the information provided. The meeting will be broadcast via Zoom, City View Channel 192, on the City's website, and on the City's YouTube Channel.



Agenda
Hearing Examiner Meeting
Monday, November 14, 2022
Richland City Hall ~ Council Chamber
625 Swift Boulevard
[Zoom](#) ~ Public Telephone Access: (206) 337-9723 or (253) 215-8782
Meeting ID No. 872 2126 7401

Hearing Examiner: Gary McLean

Staff Liaison: Planning Manager Stevens

Public Hearing - 6:00 p.m.

Public Hearing Explanation:

New Business - Public Hearing:

- I. SMP2022-101 & SSDP2022-103 City of Richland Sewer Outfall

Adjournment

The next Hearing Examiner Meeting will be scheduled as needed.

This meeting is broadcast live on CityView Channel 192 and online at ci.richland.wa.us

Richland City Hall is ADA accessible. Any individual who has difficulty attending the meeting in-person may request to provide comments remotely. (Ch. 42.30 RCW) Requests for sign interpreters, audio equipment, and/or other special services must be received 48 hours prior to the meeting by calling the City Clerk's Office at 509-942-7389.



HEARING EXAMINER AGENDA ITEM COVERSHEET

Meeting Date: 11/14/2022

Agenda Category: New Business - Public Hearing

Prepared By: Kyle Hendricks, Planner

Subject:

SMP2022-101 & SSDP2022-103 City of Richland Sewer Outfall

Department:

Development Services

Recommended Motion:

Approve subject to conditions.

Summary:

Shoreline Management Substantial Development & Special Use Permit to install a fiberglass enclosure approximately 45 square feet in size that will house equipment used to collect water samples for analysis within shoreline management jurisdiction of the Columbia River. This structure will be added to the existing concrete pad near the Columbia River just west of the existing pathway.

Attachments:

1. SMP2022-101 SSDP2022-103 - Full Staff Report

**CITY OF RICHLAND DEVELOPMENT SERVICES DIVISION
STAFF REPORT TO THE HEARING EXAMINER**

GENERAL INFORMATION:

PROPOSAL NAME: City of Richland Sewer Outfall

LOCATION: The site is located east of 50 Comstock St, along the River Front Trail, approximately 100 feet from the Columbia River.

APPLICANT: City of Richland Public Works Dept.

FILE NO.: SMP2022-101, SSDP2022-103 & EA2022-126

DESCRIPTION: Shoreline Management Substantial Development & Special Use Permit to install a fiberglass enclosure approximately 45 square feet in size that will house equipment used to collect water samples for analysis within shoreline management jurisdiction of the Columbia River. This structure will be added to the existing concrete pad near the river.

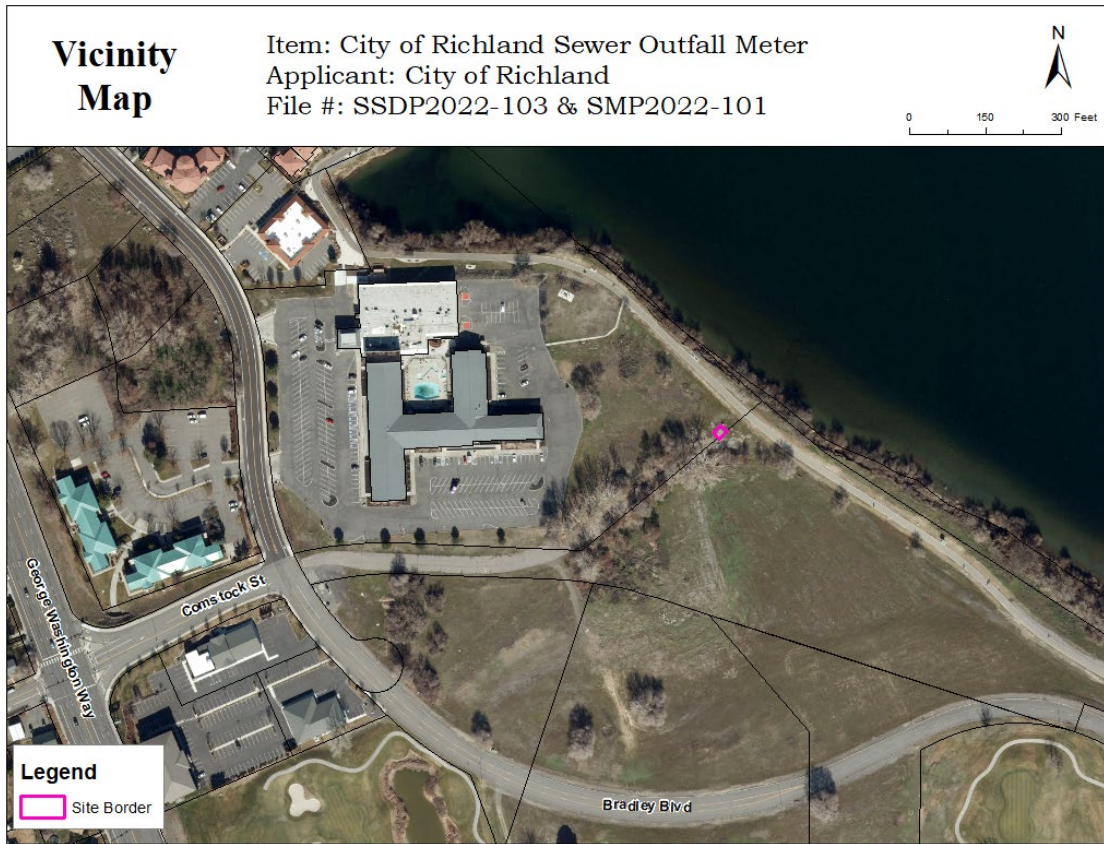
PROJECT TYPE: Type 2 Shoreline Special Use Permit

HEARING DATE: November 14, 2022

REPORT BY: Kyle Hendricks, Planner

RECOMMENDED
ACTION: Approval

Figure 1 - Vicinity Map



Project Site:

DESCRIPTION OF PROPOSAL

The City of Richland Public Works Department is proposing to install a 45 square foot fiberglass enclosure over the existing sewer outfall structure and will house new equipment used to collect water samples for analysis within Shoreline management jurisdiction of the Columbia River.

Equipment that will be installed in the new structure include a Teledyne Technologies Signature Flowmeter and a Teledyne 5800 Refrigerated Sampler that will collect water samples. A Teledyne Laserflow velocity sensor will be installed at a nearby location, outside of the shoreline jurisdiction boundary, and will be connected via electrical conduit within the sewer easement to the sewer outfall structure herein this application.

Construction will include a new five (5) by nine (9) foot by four (4) inch concrete pad that will be poured adjacent to the existing pad to the southwest and the structure will be placed on this pad. A new six (6) foot tall, barbed wire fence,

with a 12-foot gate (for maintenance access) will be installed with privacy slats around the perimeter of the site.

SITE DESCRIPTION & ADJACENT LAND USES

The project site is located along the River Front Trail of the Columbia River and is mostly flat land. All adjacent land uses are zoned Waterfront. Approximately 330 feet to the west of the site is the Riverfront Hotel at 50 Comstock Street in Richland, Washington. The Columbia River is located approximately 100 feet to the east of the site. There are trees adjacent to the site, which extend to the west covering an abandoned roadway. To the south there is mostly undeveloped land, with The Columbia Point Golf Course and various residences beyond Bradley Boulevard.

ZONING

The project site is zoned Waterfront (WF). The proposed enclosure and sewer outfall equipment installation is consistent with the intent of the Waterfront zoning district.

COMPREHENSIVE PLAN

The project site is designated Waterfront (WTF) by the City of Richland's Comprehensive Plan. The proposed installation is consistent with the intent of the Waterfront (WTF) comprehensive plan land use designation.

CRITICAL AREAS

The site is within a 10-year aquifer recharge area, the City of Richland Planning Division has determined that the project is consistent with the City's Critical Areas regulations as the proposed project due to the size, will have virtually no impact on the surrounding area.

SEPA

The City of Richland is the lead agency for the proposal under the State Environmental Policy Act (SEPA). The City utilized the Optional DNS Process as allowed per WAC 197-11-355. The City reviewed the proposed project for probably adverse environmental impacts and issued a SEPA Determination of Non-Significance for the project on November 7, 2022 which is included herein as Exhibit 4.

PUBLIC NOTIFICATION TIMELINE:

Application Date

July 21, 2022

Combined Notice of Application & Hearing Mailed October 14, 2022
Combined Notice of 240Application & Hearing Posted October 14, 2022
Combined Notice of Application & Hearing Published October 14, 2022
Public Hearing November 14, 2022

A combined notice of application, Optional DNS (SEPA) and notice of hearing were provided through posting of the property and publication in the *Tri-City Herald* newspaper. Private properties located within 300' of the project site were also sent the combined notice of application, Optional DNS and notice of hearing. A copy of the notice is included in Exhibit 3 – Public Notices. Written comment(s) received by the City are included herein as Exhibit 5.

SHORELINE MASTER PROGRAM

In accordance with the City's Shoreline Master Program (SMP), the following describes how the proposed project complies with or is consistent with the applicable shoreline management policies.

26.10.060 Waterfront Environment

The City of Richland's Shoreline Master Program map does include this area as being within Waterfront shoreline jurisdiction. The purpose of the Waterfront district within shoreline jurisdiction is to allow for the establishment of waterfront compatible uses like marinas, boat docks, lodging, offices, apartment, multifamily, and similar commercial and high-density residential development. This district encourages a mix of uses to accommodate a variety of lifestyles while enhancing or maintaining ecological functions of the shoreline.

The Waterfront use has four management policies described in RMC 23.10.063 as follows:

A. Water-oriented uses shall be given highest priority for waterfront sites.

The use of this project is related to public utilities, which is an approved use according to the shoreline master program.

B. Mixed use, resort motel and hotel facilities, special commercial and similar uses are encouraged to maximize public access and provide for aesthetic enjoyment of the shoreline for a substantial number of people as a general characteristic of the use, and, through location, design, and operation, ensure the public's ability to enjoy the physical and aesthetic qualities of the shoreline.

The use of this project is not related to lodging and other commercial facilities; however, this project will not hinder the public's access to the River as it will be on the inland side of the River Front Trail.

C. Physical public access should be provided by the shoreline trail system.

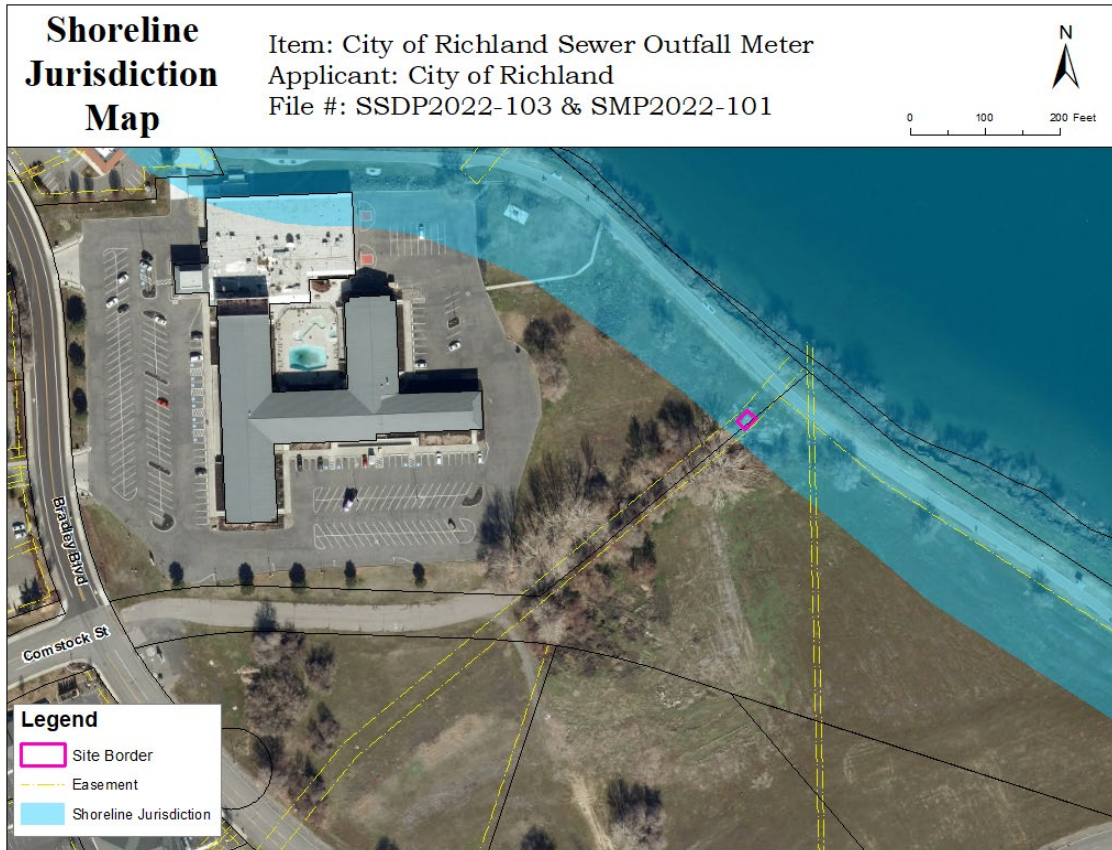
This project will not hinder the public access to the Columbia River, it is located approximately 100 feet away.

D. Visual access should be provided by the shoreline trail system and by open space that provides congregating areas for people to enjoy the aesthetic qualities of the shoreline, including seating areas and compatible commercial uses.

The project is located on the inland side of the existing trail, therefore it will not obscure the visual access of the Columbia River. Proposed privacy slats will also screen the equipment from public view and will not cause a detriment to the surrounding aesthetics of the shoreline.

The proposed enclosure and equipment installation has been determined by the Planning staff to be consistent with the criteria set forth in the management policies of the Waterfront shoreline management area. Public access to the Columbia River will not be hindered by the completion of this project.

Figure 2 – Shoreline Environment Map



RMC 26.20.010 Shorelines of Statewide Significance

As a Shoreline of Statewide Significance, the Columbia River provides benefits to the entire state. As a result, projects proposed on its shoreline must address decision criteria listed in RMC 26.20.010(B) of the City's SMP.

1. Recognize and protect state-wide over local interests

The Columbia River provides multiple benefits for both the local community and the entire State. The shoreline at this location is used by the local community for recreation (e.g., park usage, fishing, walking trails, etc.), aesthetic and personal enjoyment, a transportation corridor, and more. The river itself is a major source of drinking water for both the City and the City of West Richland. In addition to the local community, the Columbia River provides multiple benefits for other statewide and federal interests, including fish, wildlife, and ESA species habitats, recreation, aesthetic and person enjoyment, transportation corridor, hydroelectric power, drinking water, fisheries resources, and more.

The proposed project will occur landward of the ordinary high water mark (OHWM) and will not impact designated critical areas. Design of the project has considered several options with the proposed option determined to be the most beneficial for the site. Detrimental impacts to the Columbia River will be avoided as the new enclosure and equipment will add a minimal amount of infrastructure and will serve to analyze the wastewater that is being deposited into the Columbia River.

2. Preserve the natural character of the shoreline

The project site has been minimally disturbed by the existing River Front Trail and nearby hotel for many years. The proposed enclosure and equipment installation will not further degrade or impact the natural character of the shoreline as the work will occur in an expeditious manner and the completed project would occupy minimal space in the area as the new concrete will be poured adjacent to the existing pad, and the enclosure will be built on the concrete pad.

3. Result in long-term over short-term benefit

The project is necessary in order to monitor and analyze the wastewater that is deposited into the Columbia River. This will aid in the preservation of water resources throughout the State of Washington.

4. Protect the resources and ecology of the shoreline

The proposed design protects the resources and ecology of the shoreline to the maximum extent practicable as the work will add minimal additional infrastructure to the existing concrete pad.

5. Increase public access to public owned areas of the shoreline

While the project itself will not increase public access to the shoreline, it will also not hinder or reduce public access to the shoreline as the facility improvements will be located a reasonable distance from the trail and shoreline.

6. Increase recreational opportunities

The proposed project will have no perceivable effect on public recreational opportunities.

RMC 26.20.020 Ecological Functions, No Net Loss

The proposed enclosure and equipment installation will occur within 100 feet of the OHWM of the Columbia River. Design of the improvements has been

completed, and construction activities planned, to avoid and minimize impacts to the river. As a result, temporary and permanent impacts to the ecological functions of the Columbia River shoreline are not anticipated. No net loss of ecological shoreline function will result from this project.

RMC 26.20.070 Archaeology

As part of the SEPA review, the city notified by the Washington State Department of Archaeology and Historic Preservation as well as the Confederated Tribes of the Umatilla Indian Reservation (CTUIR). The DAHP has indicated that a permit is required to work in this location as it is a prehistoric archaeological site (45BN24). This has been included as a condition of approval below.

RMC 26.20.080 Water Quality, Stormwater, and Nonpoint Pollution

The project does not involve any long-term impairment of water quality, or nonpoint pollution. The project will add approximately 45 square feet of impervious surface, unlikely to affect stormwater.

RMC 26.30.110 Utilities

This section of the SMP governs new or substantially expanded utility facilities. The proposed enclosure and equipment installation complies with the regulations and intent of RMC 26.30.110(G) as the proposed enclosure and equipment is needed within shoreline jurisdiction to provide the needed analysis of wastewater and no other feasible location outside of the jurisdiction of the SMP will provide the necessary infrastructure that is already in place at this location, since this facility will be in an existing easement. Furthermore, the project is not a regional facility, has been designed in a manner that will not impact or result in a net loss of shoreline ecological functions, and will occur outside of natural areas and other areas that would change the existing character of the shoreline.

RMC 26.50.040 Approval Criteria

In order to approve any development within shoreline master program jurisdiction, the city must find that a proposal is consistent with the following criteria:

1. *Conformance with the Shoreline Management Act of 1971, as amended;*

The proposed enclosure and equipment installation is allowed within the shoreline jurisdiction as a special use permit via the City of Richland's Shoreline Master Program which was updated in 2014 to be consistent with the Shoreline Management Act of 1971.

2. *General conformance with the goals for the shoreline master program, the general development policies for the plan elements, and the applicable policy statements for the use activity and the shoreline environment;*

The proposed enclosure and equipment installation appears to be consistent with the Utilities section (RMC 26.30.110.G) and all of the other various policies and regulations contained within the City's Shoreline Master Program.

3. *Compliance with the use regulations of the shoreline master program appropriate to the shoreline designation and the type of use or development proposed, particularly the preference for water-oriented uses, subject to liberal construction to give full effect to the objectives and purposes for which they have been enacted. If a non-water-oriented use is approved, the decision maker shall enter specific findings documenting why water-oriented uses are not feasible;*

The proposed enclosure and equipment installation is necessary to analyze the wastewater that is entering the Columbia River and ensure the water ways health. Given the location of the existing facility, the proposed location was selected as it makes the most sense from an engineering standpoint and will not result in any detrimental impacts to the shoreline.

4. *Compliance with bulk and dimensional regulations of the shoreline master program appropriate to the shoreline designation and the type of use or development proposed, except those bulk and dimensional standards that have been modified by approval of a shoreline variance;*

The proposed enclosure and equipment installation does not require any variances in order to receive permit authorization. The enclosure design adheres to all of the various shoreline master program standards, including those related to dimensional standards and environmental policies.

5. *Consideration of the recommendations and comments of the Richland parks and recreation commission, as the proposed development will affect and be affected by the goals and objectives of city plans for parks, trails, and open space;*

The City's Parks and Recreation Department is in support of the project as proposed.

6. *General conformance with the provisions of the Richland comprehensive plan;*

The proposed enclosure and equipment installation is consistent with the goals, policies and intent of the City's comprehensive plan.

7. *Consideration of provisions for facilities and improved designs to accommodate and encourage use by the physically disabled;*

As the proposed enclosure and equipment is a utility facility, which is not accessed by private citizens, the proposal is consistent with this criteria.

8. *Compliance with the State Environmental Policy Act (SEPA), Chapter 43.21C RCW; and*

The City of Richland utilized the Optional DNS Review Method for this project and issued a SEPA Determination of Non-Significance for the project on November 7, 2022.

9. *Compliance with the applicable provisions of the Richland Municipal Code.*

The proposed lift station installation is consistent with all other applicable provisions of the City's Municipal Code.

RMC 26.50.050 Special Use Permit

A special use permit is the same as a conditional use in WAC 173-27-160. Uses which are classified in this shoreline master program as special uses may be authorized; provided, that the applicant demonstrates all of the following:

1. *That the proposed use is consistent with the policies, regulations and standards of RCW 90.58.020 and this shoreline program;*

The proposed enclosure and equipment installation is allowed within the shoreline jurisdiction as a special use permit via the City of Richland's Shoreline Master Program which was updated in 2014 to be consistent with the Shoreline Management Act of 1971.

2. *That the proposed use will not interfere with the normal public use of public shorelines;*

The proposed enclosure and equipment will be installed approximately 50 feet from the existing River Front Trail, and 100 feet from the Columbia River and once installed will not interfere with the normal public use of the shoreline.

3. *That the proposed use of the site and design of the project is compatible with other authorized uses within the area and with uses planned for the area under Richland's comprehensive plan and shoreline master program;*

The project site is designated as Waterfront by the City's Zoning Map. The site is adjacent to developed open space and a hotel. Installation of a sewer outfall

station to provide required sewer service is a necessary use throughout all of Richland.

4. *That the proposed use will cause no significant adverse effects to the shoreline environment in which it is to be located; and*

The proposed enclosure and equipment installation will occur within an area that has been previously disturbed to a minimal degree. The proposed enclosure and equipment installation will not be detrimental to the shoreline environment.

5. *That the public interest suffers no substantial detrimental effect.*

The proposed enclosure and equipment will add additional features to the existing sewer outfall station which will measure the flow and quality of wastewater entering the Columbia River. If anything, the public interest is benefitted by the installation of this enclosure and equipment as it will aide in the understanding of water quality and community health.

Conclusion

The project complies with the City's shoreline development requirements and protects the ecological functions and resources utilizing the shoreline. Impacts to the shoreline are temporary and minor given proposed design and construction minimization measures. No permanent impacts to the shoreline will result from the project.

SUGGESTED FINDINGS OF FACT

Staff recommends approval of the Shoreline Special Use Permit (SMP2022-101) City of Richland Sewer Outfall based on the following:

1. The City of Richland Public Works Department applied for the proposed Shoreline Management Special Use Permit on July 21, 2022;
2. Public notice of the application and the public hearing was provided as required under Richland City code and other public agencies were given an opportunity to review the application including the Washington State Departments of Ecology and Fish and Wildlife, the US Army Corps of Engineers, Confederated Tribes of the Umatilla Indian Reservation and the City of Richland Parks and Recreation Department;
3. The site is located within the Waterfront environment as identified in the Richland Shoreline Master Program;

4. The project site is located within an area zoned Waterfront by the City's official zoning map;
5. The project site is located within an area designated Waterfront by the City's comprehensive plan.
6. The Optional DNS Process was utilized for SEPA review. The City issued a Determination of Non-significance on November 7, 2022;
7. The proposed conditions of approval are necessary and desirable to ensure that the project meets all applicable City regulations;
8. As conditioned, the project is consistent with the provisions of Richland's Shoreline Master Program;
9. Based on the above findings and conclusions, approval of the Shoreline Special Use Permit request would be in the best interest of the City of Richland.

PROPOSED CONDITION(S) OF APPROVAL

Staff is recommending the following condition(s) of approval be attached to the substantial development permit to ensure that the project conforms to all applicable City codes and standards:

1. A copy of all required local, state and federal permits shall be obtained prior to initiating construction of the proposed improvements and provided to Richland Development Services Department (Planning Division) within 14 days of issuance.
2. The applicant shall obtain a permit from the Department of Archaeology and historic preservation, to work in the prehistoric archaeological site (45BN24).
3. The applicant shall obtain a permit from the Department of Ecology, for Stormwater Runoff if necessary.

EXHIBIT LIST

1. Application Materials
2. Site Map
3. Public Notice
4. SEPA Checklist and DNS
5. Agency Comment Letters



Exhibit I

Application Materials



Shoreline Master Program Special Use Application

Note: A Pre-Application meeting is required prior to submittal of an application.

PROPERTY OWNER INFORMATION

☐ Contact Person

Owner: City of Richland

Address: 625 Swift Blvd. Richland, WA 99352

Phone:

Email:

APPLICANT/CONTRACTOR INFORMATION (if different)

☒ Contact Person

Company: City of Richland

UBI#: 036001852

Contact: Marc La Vanway

Address: 625 Swift Blvd. Richland, WA 99352

Phone: 509-942-7791

Email: mlavanway@ci.richland.wa.us

PROPERTY INFORMATION

Legal Description:

NE Corner of T. 9 N. R. 28 E. S. 14

Parcel #: 114981020564010

Current Zoning: Waterfront

Current Land Use Designation: Waterfront

Shoreline Designation: Waterfront

DESCRIPTION OF PROJECT

Work will include installing a fiberglass enclosure over the existing sewer outfall structure. Within the structure there will be equipment to analyze information from data sensors such as flow and equipment to obtain a water sample for analysis.

A concrete pad will poured adjacent to existing structure as shown on the site plan.

The existing fence shall be removed and replaced with a 6 ft high fence with barbed wire with privacy slats. A 12-ft gate shall be installed to allow access for maintenance as needed.

The enclosure will attach to the existing concrete. A laserflow velocity sensor will be installed outside of the shoreline boundary at a nearby sewer manhole that will communicate with enclosure equipment through an electrical conduit within the existing sewer easement.

All power for the equipment shall be supplied by the nearby transformer as shown in the site plan.

PURPOSE

The purpose of a special use permit is to provide a system within the master program which allows flexibility in the application of use regulations in a manner consistent with the policies of RCW 90.58.020. In authorizing a special use, special conditions may be attached to the permit by local government or the department to prevent undesirable effects of the proposed use and/or to assure consistency of the project with the act and the Richland Shoreline Master Program.

APPLICATION MUST INCLUDE

1. Completed application and filing fee
2. Title insurance company certificate, issued no more than 30 days prior to application, showing ownership of the property and all lien holders
3. A site plan, drawn to scale, showing all details of the proposal – include property lines, easements, building location(s) and dimensions, parking areas, access driveways, landscaping areas, critical area features, fences, signs, storm water control features, existing wells and drain fields, fire hydrants, significant cut or fill areas, etc. See WAC 173-27-180.
4. Preliminary layout of building interior (uses and sizes of rooms)
5. Any other information the Administrator deems necessary to determine compliance with applicable codes and WAC 173-27-180
6. SEPA Checklist

ANSWER THE FOLLOWING AS THOROUGHLY AS POSSIBLE

Describe how the proposed use is consistent with the policies of RCW 90.58.020 and the Richland Master Program:

The proposed use will preserve the natural character of the shoreline, protect resources and ecology of the shoreline, and recognizes and protects the statewide interest over local interest. Work will take place approximately 115 feet from the ordinary high-water mark of the Columbia River.

In accordance with RMC 26.50.040, this project conforms to the shoreline master program and policies.

In accordance with RMC 26.50.050, this project will not interfere with the normal use of public shorelines, will not cause significant adverse impacts to the shoreline environment and is compatible with authorized uses within the area.

Describe how the proposed use will not interfere with the normal public use of public shorelines:

In accordance with RMC 26.20.050, the proposed project will not interfere with normal public use by limiting or impacting public access. The proposed project will have privacy slats around the fence to designate the separation of uses (public use of shoreline versus utility).

Minimal work will take place outside the existing structure footprint. Minimal work to be approximately 45 SF of new concrete, removal of existing fence, installation of new fence. Electrical conduit will be installed underground from the new enclosure, within the existing sewer easement, to an existing manhole (outside of the shoreline designation area) as shown on the site plan.

All work will take place within the existing sewer easement.

Describe how the proposed use of the site and design of the project is compatible with other authorized uses within the area and with uses planned for the area under the Comprehensive Plan and Shoreline Master Program:

In accordance with RMC 26.30.110, the proposed project is needed for sampling of the effluent of the wastewater close to end of pipe as possible, more reliable maintenance, monitoring and cheaper replacement costs. The end of sewer outfall effluent pipe offers the most representative sample location and was actually the original spot identified when the plant was built out. The existing sewer outfall structure currently exists and this project would be pouring a concrete slab, removing and replacing existing fencing, and putting an automated sampler and enclosure on top of the existing and new concrete as shown in the site plan.

Describe how the proposed use will cause no significant adverse effects to the shoreline environment in which it is to be located and how the public interest suffers no substantial detrimental effect:

In accordance with RMC 26.20.020, no significant adverse effects to the shoreline environment will occur.

The public interest suffers no substantial detrimental effect by this project as the existing sewer outfall structure and the proposed enclosure will be hidden behind a fence with privacy slats.

I authorize employees and officials of the City of Richland the right to enter and remain on the property in question to determine whether a permit should be issued and whether special conditions should be placed on any issued permit. I have the legal authority to grant such access to the property in question.

I also acknowledge that if a permit is issued for land development activities, no terms of the permit can be violated without further approval by the permitting entity. I understand that the granting of a permit does not authorize anyone to violate in any way any federal, state, or local law/regulation pertaining to development activities associated with a permit.

I hereby certify under penalty of perjury under the laws of the State of Washington that the following is true and correct:

1. I have read and examined this permit application and have documented all applicable requirements on the site plan.
2. The information provided in this application contains no misstatement of fact.
3. I am the owner(s), the authorized agent(s) of the owner(s) of the above referenced property, or I am currently a licensed contractor or specialty contractor under Chapter 18.27 RCW or I am exempt from the requirements of Chapter 18.27 RCW.
4. I understand this permit is subject to all other local, state, and federal regulations.

Note: This application will not be processed unless the above certification is endorsed by an authorized agent of the owner(s) of the property in question and/or the owner(s) themselves. If the City of Richland has reason to believe that erroneous information has been supplied by an authorized agent of the owner(s) of the property in question and/or by the owner(s) themselves, processing of the application may be suspended.

Applicant Printed Name: Marc La Vanway

Applicant Signature: 

Date

7/13/2022



Shoreline Master Program Substantial Development Application

Note: A Pre-Application meeting is required prior to submittal of an application.

PROPERTY OWNER INFORMATION

☐ Contact Person

Owner: City of Richland

Address: 625 Swift Blvd. Richland, WA 99352

Phone:

Email:

APPLICANT/CONTRACTOR INFORMATION (if different)

☒ Contact Person

Company: City of Richland

UBI#: 036001852

Contact: Marc La Vanway

Address: 625 Swift Blvd. Richland, WA 99352

Phone: 509-942-7791

Email: mlavanway@ci.richland.wa.us

PROPERTY INFORMATION

Legal Description: T. 9 N. R. 28 E. S14

Parcel #: 114981020564010

Current Zoning:

Waterfront

Current Land Use Designation:

Waterfront

Shoreline Designation:

Waterfront

DESCRIPTION OF PROJECT (Size of structure(s), amount of grading/filling, impacts to wetlands and/or buffers, etc.)

Work will include installing a fiberglass enclosure over the existing sewer outfall structure. Within the structure there will be equipment to analyze information from data sensors such as flow and equipment to obtain a water sample for analysis.

A concrete pad will poured adjacent to existing structure as shown on the site plan.

The existing fence shall be removed and replaced with a 6 ft high fence with barbed wire with privacy slats. A 12-ft gate shall be installed to allow access for maintenance as needed.

The enclosure will attach to the existing concrete. A laserflow velocity sensor will be installed outside of the shoreline boundary at a nearby sewer manhole that will communicate with enclosure equipment through an electrical conduit within the existing sewer easement.

All power for the equipment shall be supplied by the nearby transformer as shown in the site plan.

APPLICATION MUST INCLUDE

1. Completed application and filing fee
2. Title Insurance company certificate, issued no more than 30 days prior to application, showing ownership of the property and all lien holders
3. A site plan, drawn to scale, showing all details of the proposal – include property lines, easements, building location(s) and dimensions, parking areas, access driveways, landscaping areas, critical area features, fences, signs, storm water control features, existing wells and drainfields, fire hydrants, significant cut or fill areas, etc. See WAC 173-27-180.
4. Preliminary layout of building interior (uses and sizes of rooms)
5. SEPA Checklist
6. Any other information the Administrator deems necessary to determine compliance with applicable codes

I authorize employees and officials of the City of Richland the right to enter and remain on the property in question to determine whether a permit should be issued and whether special conditions should be placed on any issued permit. I have the legal authority to grant such access to the property in question.

I also acknowledge that if a permit is issued for land development activities, no terms of the permit can be violated without further approval by the permitting entity. I understand that the granting of a permit does not authorize anyone to violate in any way any federal, state, or local law/regulation pertaining to development activities associated with a permit.

I hereby certify under penalty of perjury under the laws of the State of Washington that the following is true and correct:

1. I have read and examined this permit application and have documented all applicable requirements on the site plan.
2. The information provided in this application contains no misstatement of fact.
3. I am the owner(s), the authorized agent(s) of the owner(s) of the above referenced property, or I am currently a licensed contractor or specialty contractor under Chapter 18.27 RCW or I am exempt from the requirements of Chapter 18.27 RCW.
4. I understand this permit is subject to all other local, state, and federal regulations.

Note: This application will not be processed unless the above certification is endorsed by an authorized agent of the owner(s) of the property in question and/or the owner(s) themselves. If the City of Richland has reason to believe that erroneous information has been supplied by an authorized agent of the owner(s) of the property in question and/or by the owner(s) themselves, processing of the application may be suspended.

Applicant Printed Name: Marc La Vanway

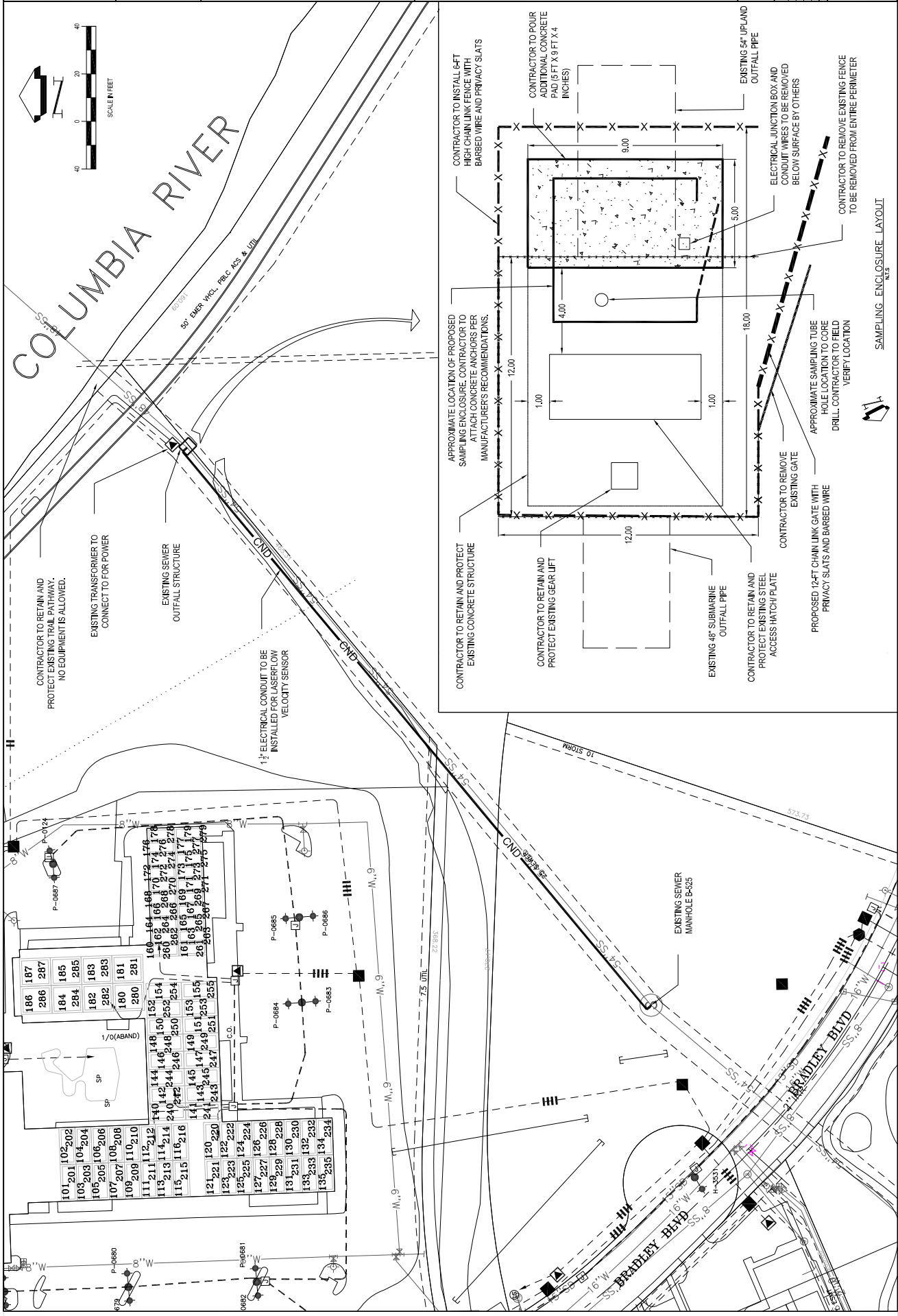
Applicant Signature: 

Date 7/13/2022



WASTEWATER EFFLUENT SAMPLING ENCLOSURE

1 OF 1



Signature[®]

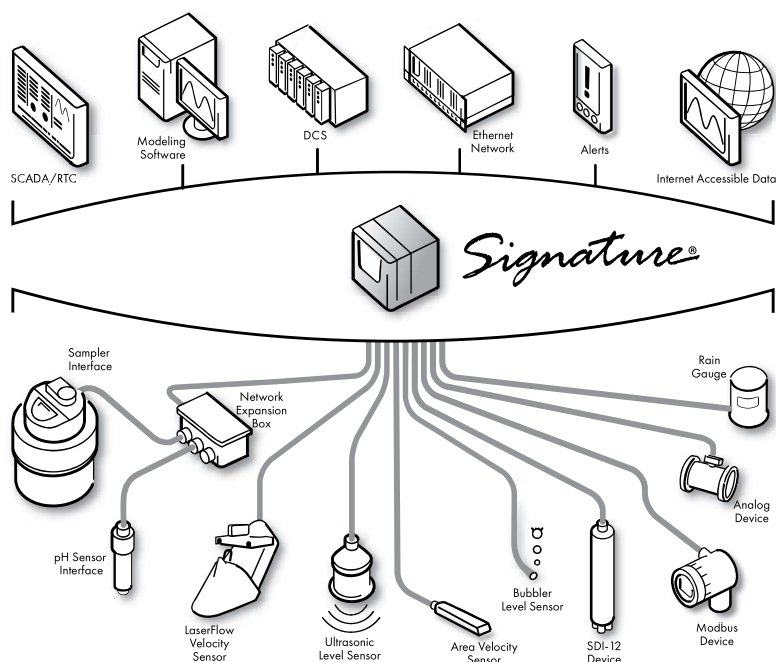
Flowmeter

The Signature flowmeter is designed for open channel flow monitoring applications. It supports flow measurement technologies including bubbler, non-contact laser area velocity, submerged Doppler ultrasonic area velocity, and ultrasonic.

A highly flexible monitoring platform, adapting right along with your current need and any future changes in your monitoring requirements.

The meter can calculate flow using standard open channel level-to-flow and area velocity conversions, as well as user defined equations, level to area data points, or level to flow data points, depending on the application needed.

The Signature flowmeter has unique features to verify data integrity. It logs key events such as changes in calibration and power outages to validate data accuracy. Data can be easily reviewed to detect any type of data alteration. With multiple smart interface options and multi-parameter logging (such as pH), the Signature flowmeter provides a common platform for control, action, reporting, and communication.



Signature[®]

Applications:

- Industrial pretreatment compliance
- Shallow flow measurement in large and small pipes
- Permit enforcement
- Wastewater treatment plants
- Outfall
- Stormwater monitoring

Standard Features

- Multiple parameter data logging
- Program and summary reports
- Triggering, sampler enabling
- Compatibility with Flowlink[®] software
- Load calculation
- Add, subtract average multiple inputs

EXHIBIT B

Data Collection

Flowlink® Data Analysis

Teledyne ISCO Flowlink® software is a powerful tool for analyzing flow and water quality data. It provides site setup and data retrieval/analysis, as well as advanced reporting and graphing. Flowlink software also gives you the ability to generate site data graphing and reports.

Remote Communication

Remote communication options allow meter configuration and data/report retrieval from remote locations. They also enable the transfer of data to a dedicated server running Flowlink Pro software.

USB Connectivity

With a USB flash drive attached, you can quickly update firmware in the Signature flowmeter and connected TIENet® devices, and download data files for use with Flowlink software. In addition, the USB port provides direct serial connection with a computer running Flowlink software.

Data Integrity

Data Integrity is ensured by logging event data types that can be verified, thereby producing confidence with verifiable data including; Summary, Diagnostic, Program, History and Verify Report files.

Signature Flow Meter

Size (HxWxD):	8.88 x 12.22 x 8.22 in (with mounting bracket) 16.74 x 13.58 x 10.48 in (with stand)
Materials:	PPO Polyphenylene Oxide
Enclosure:	IP66 (self-certified)
Power Required:	100 to 240 VAC 50/60 Hz 10–28.5 VDC nominal, 36 VDC max (current consumption varies depending upon configuration)
Cable Entry:	Standard: ¾" NPT conduit Optional: ¾" NPT cord grips
Flow Measurement Technologies:	Ultrasonic (TIENet 310) Bubbler (TIENet 330) Area Velocity (TIENet 350, 360)
Inputs:	Two SDI-12, Two MODBUS ASCII/RTU, pH Measurement (TIENet 301) Analog In (TIENet 307), Rain In
Setup:	Front Panel Keypad-Flowlink Software with serial USB, remote cellular, or Ethernet
Flow Conversions:	Area Velocity, Weir, Flume, British Flume, Metering Insert, Manning Formula, Equation, Level to Flow Data, Points, Level to Area Data Points
Data Storage:	Non-volatile flash; retains stored data during program updates. Capacity: 8M Interval: 15 or 30 seconds; 1, 2, 5, 15, or 30 minutes; or 1, 2, 4, 12, or 24 hours Capacity: 180 days with 5 parameters logged at 1 minute intervals, reports once per day
Data Retrieval:	USB drive, Flowlink Software—with serial USB, remote cellular, or Ethernet
Outputs:	MODBUS ASCII/RTU, Analog (TIENet 308), Contact Output (TIENet 304), SMS Alarm
Sampler Interface:	TIENet 306

Input Options

- Multiple simultaneous flow technologies
- pH and temperature
- SDI-12
- RS-485 Modbus
- Rain gauge
- Analog (optional TIENet® 307 card)

Output Options

- RS-485 Modbus
- Analog (optional TIENet® 308 card)
- Contact (optional TIENet® 304 card)

Available Measurement Technologies

- Bubbler and Ultrasonic
- Non-Contact Laser Velocity
- Continuous Wave Area Velocity

Teledyne ISCO

P.O. Box 82531, Lincoln, Nebraska, 68501 USA
Toll-free: (800) 228-4373 • Phone: (402) 464-0231 • Fax: (402) 465-3091

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LaserFlow®

Non-Contact Subsurface Velocity Sensor

The LaserFlow® velocity sensor remotely measures flow in open channels with non-contact Laser Doppler Velocity technology and non-contact Ultrasonic Level technology. The sensor uses advanced technology to measure velocity with a laser beam at single or multiple points below the surface of the wastewater stream.

The only non-contact flow measurement device to read below the surface.

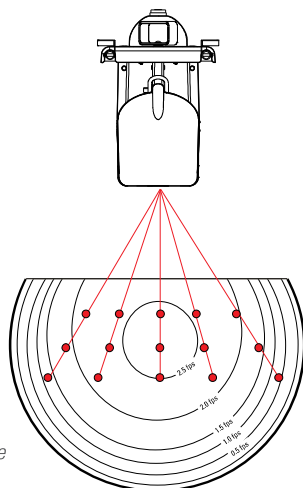
The sensor uses an ultrasonic level sensor to measure the level and determines a sub-surface point to measure velocity. The sensor then focuses its laser beam at this point and measures the frequency shift of the returned light.

The LaserFlow is ideal for a broad range of wastewater monitoring applications. It is compatible with both the Teledyne ISCO Signature® Flow Meter and the 2160 LaserFlow Module, depending on the type of installation.

During submerged conditions, flow measurement continues without interruption with optional continuous wave Doppler Ultrasonic Area Velocity technology.

With its specially designed mounting bracket in place, the LaserFlow can be deployed and removed from street level. This avoids the risk and expense of confined space entry. A variety of communication options enable programming and data retrieval from a remote location. Information about data quality can be recorded and transmitted with the flow data.

Additionally, built-in diagnostic tools simplify installation, maintenance, and advanced communication options reduce site visits.



The LaserFlow device can be programmed to take velocity measurements at single or multiple points below the water's surface.



LaserFlow®

Applications:

- Permanent and portable flow measurement for CSO, SSO, I&I, SSEs, CMOM, and other sewer monitoring programs
- Wastewater treatment plant influent, process, and effluent flow measurement
- Industrial process and discharge flow measurement
- Stormwater conveyance and outfall
- Irrigation canals and channels
- Shallow flow measurement in varying pipe sizes

Standard Features:

- Non-contact velocity and level measurement
- Single or multiple point measurement below the liquid surface
- Rugged, submersible enclosure with IP68 ingress protection
- Zero deadband from measurement point in non-contact level and velocity measurements
- Quality readings without manual profiling
- Bidirectional velocity measurement

LaserFlow® Sensor

Size (H x W x D):	14.96 x 10.3 x 22.32 in (38.01 x 26.21 x 56.7 cm)
Weight :	8.7 kg (19.2 lbs)
Materials:	Conductive Carbon Filled ABS, SST, Conductive Kynar® ^a , Anodized Aluminum, UV Rated PVC
Cable Lengths:	32.8 or 75.5 ft (10 or 23 m) ^b
Enclosure:	IP68
Certifications:	CE EN61326; FDA CDRH 21CFR1040; IEC 60825-1
Laser Class:	Class 3R
Temperature Range:	Operating: -4 to 140 °F (-20 to 60 °C) Storage: -40 to 140 °F (-40 to 60 °C)
Power Required:	Input voltage: 8 to 26 VDC 12 VDC Nominal
Flow Accuracy:	±4% of reading ^c
Communication Protocol:	TIENet™

Velocity

Technology:	Non-Contact, Subsurface Laser Doppler Velocity (patented)
Measurement Range:	-15 ft/s to 15 ft/s (-4.6 m/s to 4.6 m/s)
Maximum distance from liquid surface to bottom of sensor:	10 ft (3 m)
Minimum depth:	0.5 in (0.01 m) ^c
Direction:	Selectable Bidirectional Measurement ^d
Accuracy:	±0.5% of reading 0.1 ft/s (±0.03 m/s)
Minimum Velocity:	0.5 ft/s (0.15 m/s)

Level

Technology:	Non-Contact Ultrasonic
Measurement Range:	0 to 10 ft (0 to 3 m) from measurement point
Accuracy @ 72 °F (22 °C)	0.02 ft (±0.006 m) at <1 ft level change 0.04 ft (±0.012 m) at <1 ft level change
Temperature Coefficient within compensated range:	± 0.0002 x D (m) per degree C ± 0.00011 x D (ft) per degree F (D = Distance from transducer to liquid surface)
Beam Angle:	10° (5° from center line)
Ultrasonic Signal:	50 KHz
Deadband:	Zero deadband from bottom of LaserFlow sensor ^e

Optional Surcharge Measurement:

TIENet™ 350 Area Velocity Sensor

Probe Size (H x W x L):	0.75 x 1.3 x 6.0 in (19 x 33 x 152 mm)
Materials:	Sensor: Epoxy, chlorinated CPVC, SST Cable: UV-Rated PVC
Certifications:	CE EN61326
Temperature Range:	32 to 158 °F (0 to 70 °C)

Velocity

Technology:	Submerged Continuous Wave Doppler
Ultrasonic:	Measurement
Range:	-5 to 20 ft/s (-1.5 to 6.1 m/s)
Velocity Measurement:	Bidirectional
Accuracy:	±0.1 ft/s (±0.03 m/s) from -5 to 5 ft/s ±2% of reading from 5 to 20 ft/s, Uniform velocity profile
Minimum Depth:	0.08 ft (25 mm)
Frequency:	500 kHz

Level

Technology:	Submerged Differential Linear Pressure Transducer
Measurement Range:	0.033 to 10 ft (0.01 to 3.05 m)
Accuracy:	± 0.10% of full scale
Maximum Depth:	34 ft (10.5 m)
Stability:	±0.023 ft/yr (±0.007 m/yr)

Options and Accessories

- Flow measurement during submerged conditions via Ultrasonic Doppler technology
- Redundant flow measurement with simultaneous Continuous Wave Doppler or Ultrasonic Level Sensing
- Permanent and temporary mounting hardware
- Sensor retrieval arm enables installation and removal without confined space entry
- Remote ultrasonic level sensor options for drop manhole and outfall applications

^a Kynar® is a registered trademark of Arkema, Inc.

^b Custom cable lengths also available.

^c Under normal flow conditions.

^d Turbidity > 20 NTU. Distance < 48 inches.

^e Deadband for remote TIENet™ 310 ultrasonic level sensor varies, depending on the type of mounting hardware.

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5800

Refrigerated Sampler

The 5800 Refrigerated Sampler is Teledyne ISCO's answer to the rigorous demands of water monitoring, with user-friendly controls and task accommodating features. Along with easy control and on-site programmability, it also has a unique slide-out bottle rack to easily access sample containers.

The only choice for stationary sampling in both municipal and industrial wastewater applications.

The controller actively regulates and displays the sample compartment temperature and logs a 24-hour summary to confirm proper sample cooling. The temperature record is downloadable using a basic utility program, such as Tera Term, or data can be viewed on the unit display.

The 5800 Sampler follows the Teledyne ISCO standard for weather and corrosion resistance. The tough, double-wall LLDPE cabinet protects against exposure in harsh environments. The well-insulated cabinet promotes temperature stability. Samples remain cool in hot and humid conditions, and a built in heater prevents freezing in cold conditions.

Electro- and powder-coating protects the stainless steel components of the refrigeration system, ensuring long life and reliability in corrosive treatment plant conditions.

The 5800 Sampler uses proven peristaltic pump technology to deliver samples at the EPA-recommended line velocity of at least 2 ft/s (0.6 m/s), and at head heights up to 25 feet (7.6 m).

Sample volume accuracy is assured by the pump revolution counter and Teledyne ISCO's liquid detection system.



The 5800 sampler offers different glass and plastic bottle configurations to meet various sampling programs.



Applications:

- Wastewater treatment plants
- Industrial pretreatment
- Influent and effluent sampling

Standard Features:

- Composite or sequential sampling
- Operating range of -20 to 120 °F (-29 to 49 °C), without additional heaters
- Four digital alarm outputs
- 4-20 mA and DC pulse flowmeter input
- Powerful compressor delivers energy-efficient, high-performance cooling
- Four stored programs
- Lifting handles for easy installation

5800 Refrigerated Sampler

Size (HxWxD):	52 x 29 x 33 in (132 x 74 x 84 cm)
Weight (empty):	195 lb (88.5 kg)
Refrigerator Body:	Linear low-density polyethylene
Power Requirements:	115VAC, 60 Hz, or 230 VAC, 50 Hz
Operational Temperature:	-20 ° to 120 °F (-29 ° to 49 °C) The display response time may be longer at temperatures below 0 °F

Pump

Intake Suction Tubing	
-Length:	3 to 99 ft (0.9 to 30 m)
-Material:	Vinyl or FEP-lined PE
-Inside Diameter:	3/8 in (9 mm)
Pump Tubing Life:	Typically 1,000,000 pump counts
Maximum Suction Lift:	28 ft (8.5 m)
Typical Repeatability:	±5 ml or ±5% of the average volume in a set, whichever is greater, at lifts up to 25 ft
Typical Accuracy at Lifts Up to 25 ft:	±10 ml or ±10% of programmed value, whichever is greater
Typical Line Velocity at Head Height:	3 ft (0.9 m) head height: 3.0 ft/s (0.9 m/s) 10 ft (3 m) head height: 2.9 ft/s (0.88 m/s) 15 ft (4.6 m) head height: 2.7 ft/s (0.82 m/s)

Liquid Presence Detector:	Non-wetted, non-conductive sensor detects when liquid sample reaches the pump to automatically compensate for changes in head heights
----------------------------------	---

Controller

Enclosure Rating:	NEMA 4X, 6 (IP67)
Program Memory:	Non-volatile ROM
Flow Meter Signal Inputs:	5 to 15 volt DC pulse or 25 ms isolated contact closure for Teledyne ISCO flow meters. 4–20 mA input or non-Teledyne ISCO flow meters
Digital Alarms:	4 programmable outputs; 5V, 100 mA
Number of Composite Samples:	Programmable from 1 to 999 samples

Software

Sample Frequency:	1 minute to 99 hours 59 minutes, in 1-minute increments 1 to 9,999 flow pulses
Sampling Modes:	Constant time – constant volume, constant time – variable volume, variable time – constant volume, (flow modes are controlled by external flow meter signal)
Programmable Sample Volumes:	10 to 9,990 ml in 1 ml increments
Sample Retries:	If no sample is detected, up to 3 attempts; user selectable
Rinse Cycles:	Automatic rinsing of suction line up to 3 rinses for each sample collection
Controller Diagnostics:	Tests for RAM, ROM, pump, display, and electrical components

Ordering Information

5800 Refrigerated Sampler

Suction line, strainer, and bottle configuration not included; order separately.

115V/60Hz	68-5800-001
230V/50Hz	68-5800-002
230V/50Hz w/ Chinese Display	68-5800-003

Bottle Configurations

Twenty-four 1-liter PP bottles	68-5800-015
Twenty-four 350-ml glass bottles	68-5800-016
Four 10-liter round PE bottles	68-5800-005
Four 10-liter round glass bottles	68-5800-006
Four 20-liter square PE bottles	68-5800-019
Two 10-liter round PE bottles	68-5800-007
Two 10-liter round glass bottles	68-5800-008
One 20-liter round PE bottle	68-5800-011
One 20-liter round glass bottle	68-5800-012
One 10-liter round PE bottle	68-5800-009
One 10-liter round glass bottle	68-5800-010
Twenty-four 1-liter ProPak bottles	68-5800-017
One 10-liter ProPak bottle	68-5800-018

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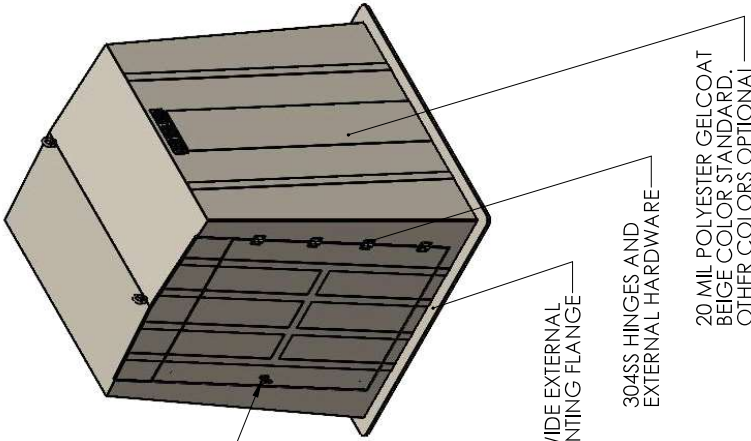
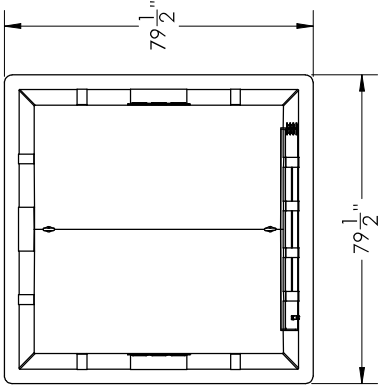
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VALUES AVAILABLE



THREE POINT LATCH WITH
KEYED LOCKABLE TURN
HANDLE

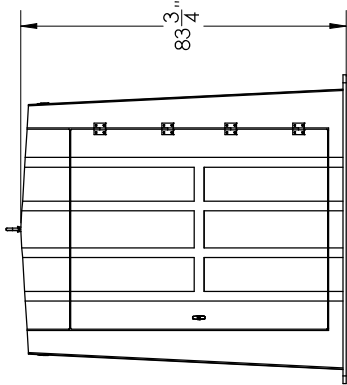
PAIR OF STAINLESS STEEL LIFTING EYES
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4IN WIDE EXTERNAL
MOUNTING FLANGE

304SS HINGES AND
EXTERNAL HARDWARE

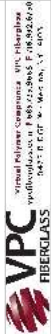
20 MIL POLYESTER GELCOAT
BEIGE COLOR STANDARD.
OTHER COLORS OPTIONAL



OPTIONAL FEATURES:

- 3/8" THICK INTEGRAL FIBERGLASS FLOOR
- EQUIPMENT MOUNTING BOARD
- 110V, 60W INCANDESCENT LIGHT WITH WALL SWITCH
- VENTILATION FAN, 60CFM WITH REMOTE THERMOSTAT
- BASEBOARD 500W ELECTRIC HEATER W/ INTEGRAL THERMOSTAT
- 110/220V LOAD CENTER WITH 100A MAIN AND 4X 20A BREAKERS
- 12"x12" WINDOW IN DOOR

CUSTOM CONFIGURATIONS AVAILABLE!



Virtual Polymer Compounds - VPC, Fiberglass
Ventilation Enclosures - VPC, Fiberglass
Ventilation Enclosures - VPC, Fiberglass

NAME DATE
CD 8/17/2020

DRAWN CHECKED
ENG APPR. MFG APPR. Q.A.

UNLESS OTHERWISE SPECIFIED:
DIMENSIONS ARE IN INCHES
TOLERANCES:
FRACTIONAL: ± BEND ±
ANGULAR: MACH ±
TWO PLACE DECIMAL ±
THREE PLACE DECIMAL ±

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PROHIBITED.

REVISIONS
REV -
M600

SIZE DWG. NO. REV
B M600

SCALE: WEIGHT: SHEET 1 OF 3

ENDURO MODEL 600
FIBERGLASS ENCLOSURE

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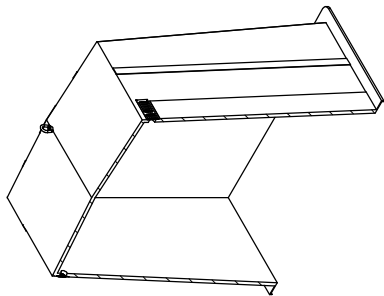
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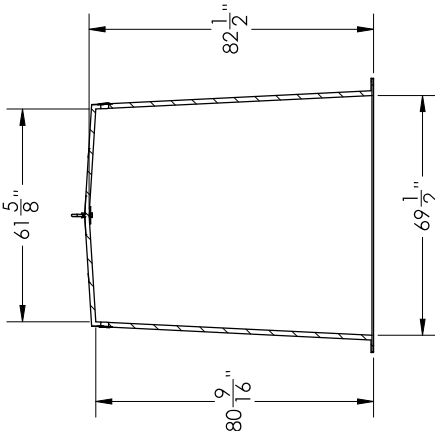
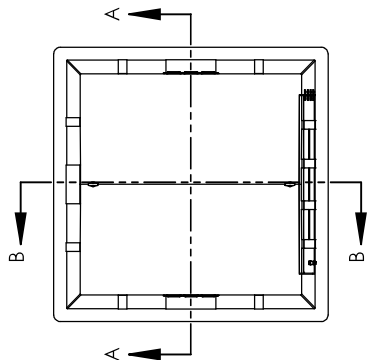
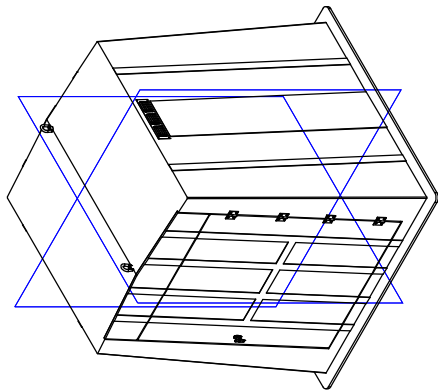
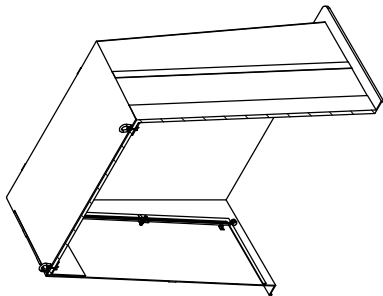
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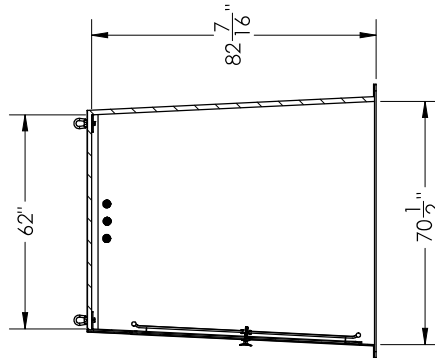
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SECTION A-A



SECTION A-A



SECTION B-B

SECTION B-B

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TWO PLACE DECIMAL ±								
THREE PLACE DECIMAL ±								
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APPLICATION								
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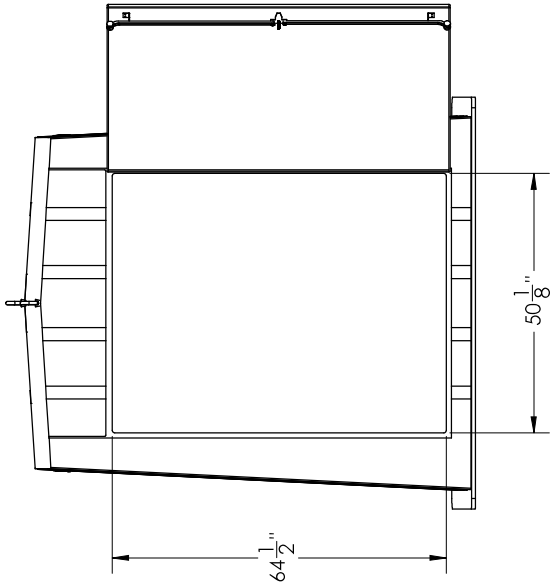
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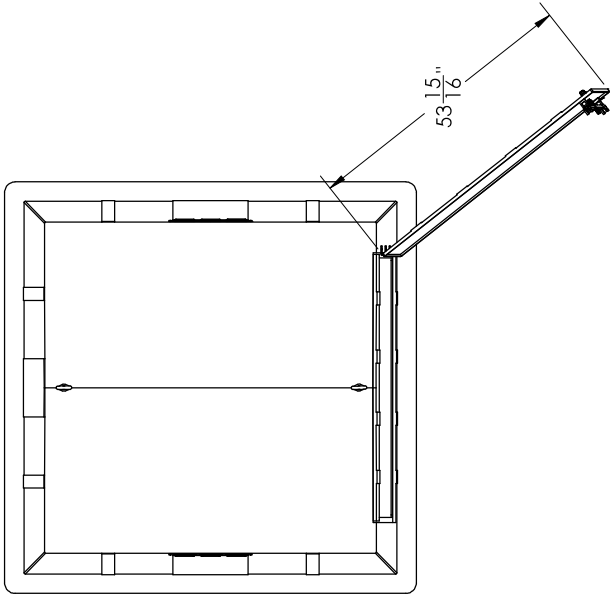
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DOOR CLEAR OPENING



DOOR SWING

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USED ON					
APPLICATION					

VPC FIBERGLASS		NAME	DATE
Virtual Polymer Compounds • VPC Fiberglass Fiberglass Reinforced Plastic • VPC FRP 4441 E. 107th Ave., Macomb, MI 48048		CD	8/17/2020
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		MFG APPR.	
		Q.A.	
		COMMENTS:	

TITLE:
**ENDURO MODEL 600
FIBERGLASS ENCLOSURE**

SIZE	DWG. NO.	REV
B	M600	-
SCALE:	WEIGHT:	SHEET 3 OF 3



Exhibit 2

Site Map

Vicinity Map

Item: City of Richland Sewer Outfall Meter
Applicant: City of Richland
File #: SSDP2022-103 & SMP2022-101



0 150 300 Feet





WASTEWATER EFFLUENT SAMPLING ENCLOSURE

1 OF 1

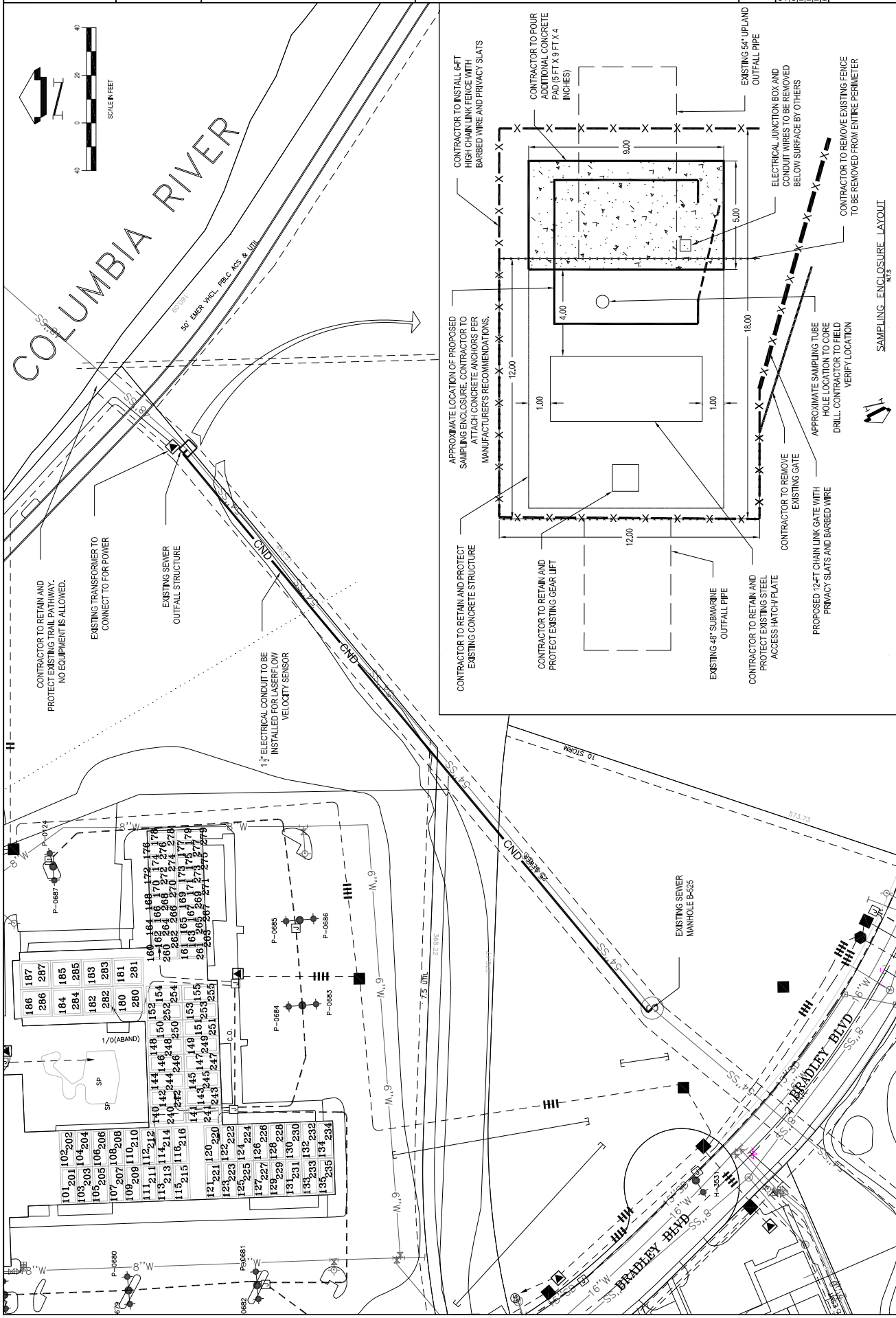




Exhibit 3

Public Notice



CITY OF RICHLAND NOTICE OF APPLICATION, PUBLIC HEARING AND OPTIONAL DNS (SMP2022-101, SSDP2022-103 & EA2022-126)

Notice is hereby given that the City of Richland Public Works Department has applied for a Shoreline Management Substantial Development & Special Use Permit to install a fiberglass enclosure approximately 45 square feet in size that will house equipment used to collect water samples for analysis within shoreline management jurisdiction of the Columbia River, along the riverfront trail near 50 Comstock Street, Richland, WA. The proposal has been determined to be consistent with the City of Richland's Critical Areas regulations.

Copies of the complete application packet, SEPA Checklist and related materials can be obtained by visiting the City of Richland website (www.ci.richland.wa.us).

The Richland Hearings Examiner will conduct a public hearing and review of the application at 6:00 p.m., Monday, November 14, 2022 in the Richland City Hall Council Chambers, 625 Swift Boulevard. All interested parties are invited to participate and present testimony at the public hearing either in person or via Zoom by visiting the City of Richland website (www.ci.richland.wa.us).

Environmental Review: The proposal is subject to environmental review. The City of Richland is lead agency for the proposal under the State Environmental Policy Act (SEPA) and has reviewed the proposed project for probable adverse environmental impacts and expects to issue a determination of non-significance (DNS) for this project. The optional DNS process in WAC 197-11-355 is being used. This may be your only opportunity to comment on the environmental impacts of the proposed development. The environmental checklist and related file information are available to the public and can be viewed at www.ci.richland.wa.us.

Any person desiring to express their views or to be notified of any decisions pertaining to this application should notify Kyle Hendricks, Planner, 625 Swift Boulevard, MS #35, Richland, WA 99352. Comments may also be emailed to khendricks@ci.richland.wa.us. Written comments should be received no later than 5:00 p.m. on Wednesday, November 2, 2022 to be incorporated into the staff report. Comments received after that date will be entered into the record at the hearing.

The application will be reviewed in accordance with the regulations in RMC Title 19 Development Regulations Administration and Title 26 Shoreline Master Program. Appeal procedures of decisions related to the above referenced application are set forth in RMC Chapter 19.70. Contact the Richland Planning Division at the above referenced address with questions related to the available appeal process.

Vicinity Map

Item: City of Richland Sewer Outfall Meter
Applicant: City of Richland
File #: SSDP2022-103 & SMP2022-101



0 200 400 Feet





Exhibit 4

DNS and SEPA Checklist



File No. EA2022-126

CITY OF RICHLAND
Determination of Non-Significance

Description of Proposal: Installation of a fiberglass enclosure approximately 45 square feet in size that will house equipment used to collect water samples for analysis within shoreline management jurisdiction of the Columbia River.

Proponent: City of Richland Public Works Dept.
625 Swift Blvd.
Richland, WA 99352

Location of Proposal: The project site is located near 50 Comstock Street, Richland, Washington upon Assessor's Parcel Number 114981020564010.

Lead Agency: City of Richland

The lead agency for this proposal has determined that it does 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). This decision was made after review of a completed environmental checklist and other information on file with the lead agency. This information is available to the public on request.

() There is no comment for the DNS.

() This DNS is issued under WAC 197-11-340(2); the lead agency will not act on this proposal for fourteen days from the date of issuance.

(X) This DNS is issued after using the optional DNS process in WAC 197-11-355. There is no further comment period on the DNS.

Responsible Official: Mike Stevens
Position/Title: Planning Manager
Address: 625 Swift Blvd., MS #35, Richland, WA 99352
Date: November 7, 2022

Signature 

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.

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 [\[HELP\]](#)

1. Name of proposed project, if applicable: **Wastewater Effluent Flow & Sampler Enclosure**
2. Name of applicant: **City of Richland**
3. Address and phone number of applicant and contact person:

Marc La Vanway
509-942-7791
625 Swift Blvd. MS#26 Richland, WA 99352

4. Date checklist prepared: **07/13/2022**
5. Agency requesting checklist: **City of Richland**
6. Proposed timing or schedule (including phasing, if applicable): **The project is expected to be completed in Autumn of 2022**
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. **A stormwater permit application will be submitted.**
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. **No**
10. List any government approvals or permits that will be needed for your proposal, if known. **A shoreline permit and no-fee variance building permit will be required by the City of Richland.**
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 project involves installing a fiberglass enclosure for a automated water sampler at the City's existing sewer outfall structure. A new concrete pad will be poured adjacent to the existing structure for the new enclosure. The existing fence shall be removed and replaced. An electrical conduit shall be installed between existing manhole and the existing sewer outfall structure. All this is shown on the site plan.**
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 location is at the City's of Richland's existing sewer outfall structure as shown on the site plan. The location is the NE corner of T. 9 N., R. 28 E., S. 14.**

B. Environmental Elements [\[HELP\]](#)

1. **Earth** [\[help\]](#)

a. General description of the site:

(circle one): **Flat**, rolling, hilly, steep slopes, mountainous, other _____

b. What is the steepest slope on the site (approximate percent slope)? **>1%**

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. **Sand**

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. **No filling will take place. Excavation of existing will be replaced to match existing.**

f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe. **No**

g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)? **Approximately 45 square feet of new concrete will replace the existing ground.**

h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any: **Temporary and permanent BMPs will be implemented to stabilize the site during any post construction.**

2. Air [\[help\]](#)

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. **Vehicle and equipment use.**

b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe. **No**

c. Proposed measures to reduce or control emissions or other impacts to air, if any: **Measures to reduce or control emissions will be the responsibility of the contractor.**

3. Water [\[help\]](#)

a. Surface Water: [\[help\]](#)

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. The Columbia River is within the immediate vicinity of the site.**

- 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. Work will take place approximately 115 feet from the ordinary high-water mark of the Columbia River.**
- 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 work will occur within and surface water or wetlands.**
- 4) Will the proposal require surface water withdrawals or diversions? Give general description, purpose, and approximate quantities if known. **No.**
- 5) Does the proposal lie within a 100-year floodplain? If so, note location on the site plan. **No**
- 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.**

b. Ground Water: [\[help\]](#)

- 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 general description, purpose, and approximate quantities if known. **No**
- 2) Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (for example: 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. **N/A**

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. **Storm water collection and disposal will be the same as prior to construction and not be altered by this project.**

2) Could waste materials enter ground or surface waters? If so, generally describe. **No**

3) Does the proposal alter or otherwise affect drainage patterns in the vicinity of the site? If so, describe. **No.**

d. Proposed measures to reduce or control surface, ground, and runoff water, and drainage pattern impacts, if any: **Water runoff generated during construction will be controlled through the implementation of standard best management practices.**

4. **Plants** [\[help\]](#)

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? **Existing grass may be removed to install electrical conduit and pour new concrete.**

c. List threatened and endangered species known to be on or near the site. **None known**

d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any: **Any disturbance will be restored to existing conditions.**

e. List all noxious weeds and invasive species known to be on or near the site. **None known**

5. **Animals** [\[help\]](#)

a. List any birds and other animals which 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 _____

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. **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. **None known**

6. Energy and Natural Resources [\[help\]](#)

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. **None**

b. Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe. **None**

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**

7. Environmental Health [\[help\]](#)

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, describe. **No**

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 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 known.**
- 4) Describe special emergency services that might be required. **None known**
- 5) Proposed measures to reduce or control environmental health hazards, if any: **The contractor will be required to provide all personnel with personal protective equipment (PPE) and comply will all work-site safety requirements**

b. Noise

- 1) What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)? **Traffic noise may affect the project.**
- 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. **The construction of the project will generate temporary noise through the use of heavy equipment. Noise will be generated from construction noise during work hours, typically Monday through Friday from 7:00 am to 6:00 pm.**
- 3) Proposed measures to reduce or control noise impacts, if any: **No measures are proposed to reduce noise impacts.**

8. Land and Shoreline Use [\[help\]](#)

- 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. **Waterfront**
- 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 as a result 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**
 - 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. **There is an existing underground sewer outfall structure.**
- d. Will any structures be demolished? If so, what? **No**
- e. What is the current zoning classification of the site? **Waterfront**
- f. What is the current comprehensive plan designation of the site? **Waterfront**
- g. If applicable, what is the current shoreline master program designation of the site?
Waterfront
- 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? **None**
- 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: **This project will be consistent with the City of Richland's Shoreline Master Program**
- m. Proposed measures to reduce or control impacts to agricultural and forest lands of long-term commercial significance, if any: **N/A**

9. Housing [\[help\]](#)

- a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing. **None**

- b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing. **None**
- c. Proposed measures to reduce or control housing impacts, if any: **N/A**

10. Aesthetics [\[help\]](#)

- a. What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed? **Approximately 7 ¾". The building material shall be fiberglass.**
- b. What views in the immediate vicinity would be altered or obstructed? **None**
- b. Proposed measures to reduce or control aesthetic impacts, if any: **Privacy slats**

11. Light and Glare [\[help\]](#)

- a. What type of light or glare will the proposal produce? What time of day would it mainly occur? **None**
- 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**
- d. Proposed measures to reduce or control light and glare impacts, if any: **N/A**

12. Recreation [\[help\]](#)

- a. What designated and informal recreational opportunities are in the immediate vicinity? **There is a walking pathway on the northern side of the project.**
- b. Would the proposed project displace any existing recreational uses? If so, describe. **None**
- c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any: **Project will not cause interruptions to recreation**

13. *Historic and cultural preservation* [\[help\]](#)

- 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. **GIS data**
- 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. *Transportation* [\[help\]](#)

- 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. **Bradley Blvd**
- 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. How many additional parking spaces would the completed project or non-project proposal have? How many would the project or proposal eliminate? **No**
- d. 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**
- e. Will the project or proposal use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe. **The project is approximately 115 feet from the ordinary high-water mark of the Columbia River.**

- f. 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? **One. An employee of City of Richland will drive to the structure once a day to collect a water sample from the existing sewer outfall structure.**
- g. 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**
- h. Proposed measures to reduce or control transportation impacts, if any: **None**

15. Public Services [\[help\]](#)

- 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. **No**
- b. Proposed measures to reduce or control direct impacts on public services, if any. **None**

16. Utilities [\[help\]](#)

- 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. **There will be an electrical conduit installed between the existing sewer outfall structure and an existing sewer manhole as shown on the site plan.**

C. Signature [\[HELP\]](#)

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: _____

Name of signee Marc La Vanway

Position and Agency/Organization Civil Engineer II, City of Richland

Date Submitted: 07/13/2022



Exhibit 5

Agency Comments



Allyson Brooks Ph.D., Director
State Historic Preservation Officer

Kyle Hendricks
Planner
City of Richland
505 Swift Blvd. MS #35
Richland, WA 99352

October 28, 2022

In future correspondence please refer to:
Project Tracking Code: 2022-10-07144
Property: City of Richland Sewer Outfall Meter (SMP2022-101 & SSDP2022-103)
Re: Permit Required

Dear Kyle Hendricks:

Thank you for contacting the Washington State Historic Preservation Officer (SHPO) and Department of Archaeology and Historic Preservation (DAHP) and providing documentation regarding the above referenced project. These comments are based on the information available at the time of this review and on behalf of the SHPO in conformance with Washington State law. If any federal or state capital funds are associated with this proposal, Section 106 of the National Historic Preservation Act and Governor's Executive Order 21-02 respectively apply. Should additional information become available, our assessment may be revised.

The proposed project area is located within a prehistoric archaeological site (45BN24). Because all prehistoric sites are protected under Washington State law, a permit from our agency is required in order to work within this site's boundary. Please contact James Macrae, Assistant State Archaeologist, for additional information on permitting (James.Macrae@dahp.wa.gov).

Please note that the recommendations provided in this letter reflect only the opinions of DAHP. Any interested Tribes may have different recommendations. We appreciate receiving any correspondence or comments from Tribes or other parties concerning cultural resource issues that you receive.

Thank you for the opportunity to comment on this project. Please ensure that the DAHP Project Tracking Number is shared with any hired cultural resource consultants and is attached to any communications or submitted reports. Please also ensure that any reports, site forms, and/or historic property inventory (HPI) forms are uploaded to WISAARD by the consultant(s).

Should you have any questions, please feel free to contact me.

Sincerely,

Sydney Hanson
Local Government Archaeologist
(360) 280-7563
Sydney.Hanson@dahp.wa.gov





STATE OF WASHINGTON
DEPARTMENT OF ECOLOGY

Central Region Office
1250 West Alder St., Union Gap, WA 98903-0009 • 509-575-2490

October 31, 2022

Kyle Hendricks
City of Richland Development Services
625 Swift Blvd. MS-35
Richland, WA 99352

Re: 22205218, SMP2022-101, SSDP2022-103, EA2022-126

Dear Kyle Hendricks:

Thank you for the opportunity to comment during the Optional Determination of Non Significance process for the Wastewater Effluent Flow & Sample Enclosure. We have reviewed the documents and have the following comments.

WATER QUALITY

Project with Potential to Discharge Off-Site

If your project anticipates disturbing ground with the potential for stormwater discharge off-site, the NPDES Construction Stormwater General Permit is recommended. This permit requires that the SEPA checklist fully disclose anticipated activities including building, road construction and utility placements. Obtaining a permit may take 38-60 days.

The permit requires that a Stormwater Pollution Prevention Plan (Erosion Sediment Control Plan) shall be prepared and implemented for all permitted construction sites. These control measures must be able to prevent soil from being carried into surface water and storm drains by stormwater runoff. Permit coverage and erosion control measures must be in place prior to any clearing, grading, or construction.

In the event that an unpermitted Stormwater discharge does occur off-site, it is a violation of Chapter 90.48 RCW, Water Pollution Control and is subject to enforcement action.

Page 2
Kyle Hendricks
October 31, 2022

Note: If the project will result in more than one acre of soil disturbance, but less than 5 acres of soil disturbance, it may be possible to obtain an Erosivity Waiver.

More information on the stormwater program may be found on Ecology's stormwater website at: <http://www.ecy.wa.gov/programs/wq/stormwater/construction/>. Please submit an application or contact Lloyd Stevens Jr. at (509) 571-3866 or email lloyd.stevensjr@ecy.wa.gov, with questions about this permit.

Sincerely,

Tricia Sawyer

Tricia Sawyer on behalf of Lucila Cornejo, SEPA Coordinator
Central Regional Office
(509) 208-4590
crosepacoordinator@ecy.wa.gov