



Agenda
Hearing Examiner Meeting
Monday, October 28, 2019
City Hall Council Chambers | 625 Swift Boulevard

Hearing Examiner: Gary McLean

Liaisons: Staff Liaison: Planning Manager Stevens

Public Hearing – 6:00 p.m.

Public Hearing Explanation:

New Business – Public Hearing:

- I. Columbia Point Marina Lift Station (SMP2019-103)

Adjournment

The next Hearing Examiner Meeting is to be determined

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

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HEARING EXAMINER AGENDA ITEM COVERSHEET

Meeting Date: 10/28/2019

Agenda Category: New Business – Public Hearing

Prepared By: Mike Stevens, Planning Manager

Subject:

Columbia Point Marina Lift Station (SMP2019-103)

Department:

Development Services

Recommended Motion:

Staff recommends that the Hearings Examiner approve the requested Shoreline Management Special Use Permit (SM2019-103).

Summary:

Shoreline Management Special Use Permit for the installation of a new sewer lift station at 606 Columbia Point Drive. The proposed lift station will replace an existing lift station which has had several failures resulting in sewage entering the Columbia Point Marina (Columbia River).

Attachments:

1. SMP2019-103 Full Staff Report

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

GENERAL INFORMATION:

PROPOSAL NAME: Columbia Point Sewer Lift Station

LOCATION: The site is located at 606 Columbia Point Drive

APPLICANT: City of Richland Public Works Dept.

FILE NO.: SM2019-103 & EA2019-129

DESCRIPTION: Shoreline Special Use Permit to install a new sewer lift station. Specifically, Public Works will remove the existing EOne DH151 grinder pump station (150 gallon capacity, single grinder pump, rated for 1500 gallons/day) serving the Columbia Point Marina Park Restroom facility and two dock pumps, and install a new EOne WH484 grinder pump station (486 gallon capacity, 4 grinder pumps, rated for 7000 gallons/day).

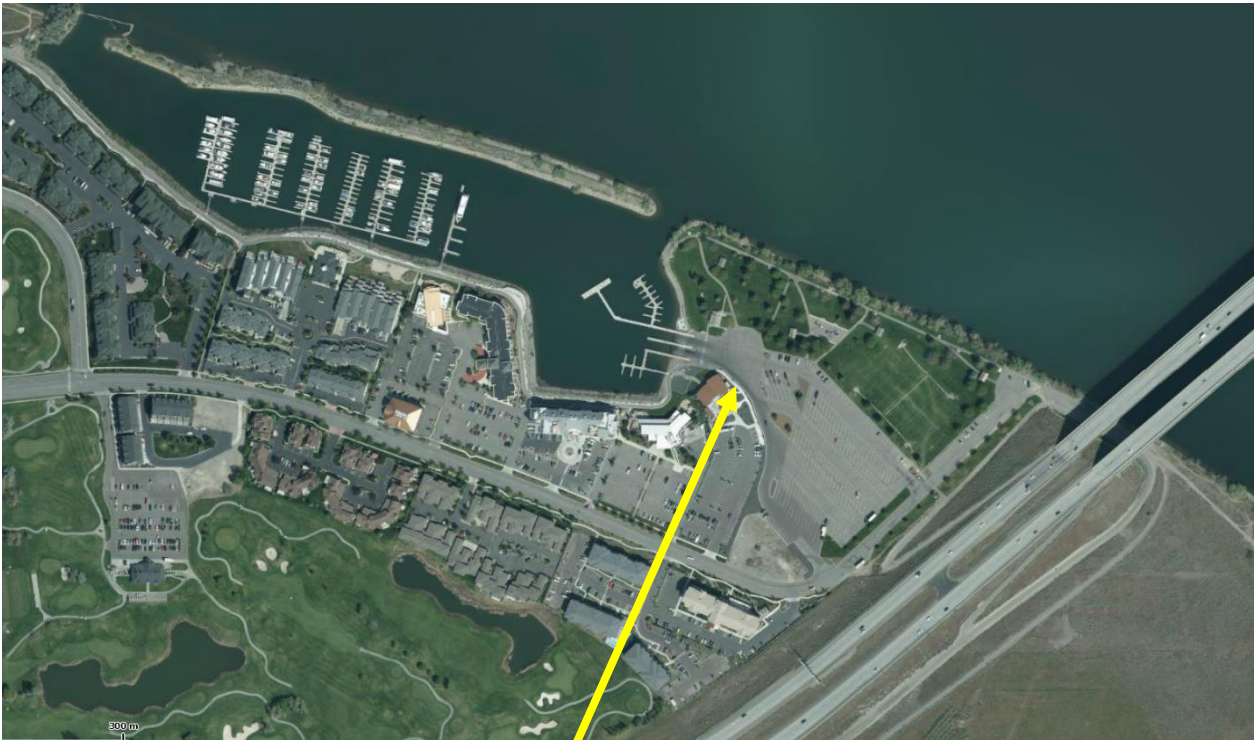
PROJECT TYPE: Type 2 Shoreline Special Use Permit

HEARING DATE: October 28, 2019

REPORT BY: Mike Stevens, Planning Manager

RECOMMENDED
ACTION: Approval

Figure 1 - Vicinity Map



Project Site:

DESCRIPTION OF PROPOSAL

The City of Richland Public Works Department is proposing to install a new sewer lift station at 606 Columbia Point Drive. Specifically, Public Works will remove an existing EOne DH151 grinder pump station (150 gallon capacity, single grinder pump, rated for 1500 gallons/day) serving the Columbia Point Marina Park Restroom facility and two dock pumps, and install a new EOne WH484 grinder pump station (486 gallon capacity, 4 grinder pumps, rated for 7000 gallons/day). The new lift station will be installed approximately 30' from the current lift station within the same landscaping planter strip.

Construction involves excavating approximately 90 lineal feet of trench (approximately 6 feet in depth), rechanneling the manhole on the western limit of the trench, installing a 6" gravity line to the new station, and installing 1-1/4" force main from the new station and tying into the existing 1 1/4" force main at the eastern limit of the trench. The pumps will be placed in the wet well and wired

through existing conduit to a new electrical panel that is to be installed at the same location as the existing panel near the pedestrian pathway. Once the station has been properly installed and tested, the trench will be back filled with appropriate material, HMA patching laid down, and the curbing, sidewalk and landscaping restored.

SITE DESCRIPTION & ADJACENT LAND USES

The project site is located within a landscaping planter strip immediately adjacent to a commercial restaurant and public boat launch at the Columbia Point Marina.

ZONING

The project site is zoned Parks & Public Facilities (PPF). The proposed lift station installation is consistent with the intent of the Parks & Public Facilities zoning district.

COMPREHENSIVE PLAN

The project site is designated Developed Open Space (DOS) by the City of Richland's Comprehensive Plan. The proposed lift station installation is consistent with the intent of the Developed Open Space (DOS) comprehensive plan land use designation.

CRITICAL AREAS

The City of Richland Planning Division has determined that the project is consistent with the City's Critical Areas regulations as the proposed lift station will be installed underground within an area that has been previously disturbed and currently consists of maintained landscaping.

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 October 23, 2019 which is included herein as Exhibit 3.

PUBLIC NOTIFICATION TIMELINE:

Application Date	August 21, 2019
Combined Notice of Application & Hearing Mailed	September 26, 2019
Combined Notice of Application & Hearing Posted	September 26, 2019

Combined Notice of Application & Hearing Published September 29, 2019
Public Hearing October 28, 2019

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 4.

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.

26.10.030 Recreation Environment

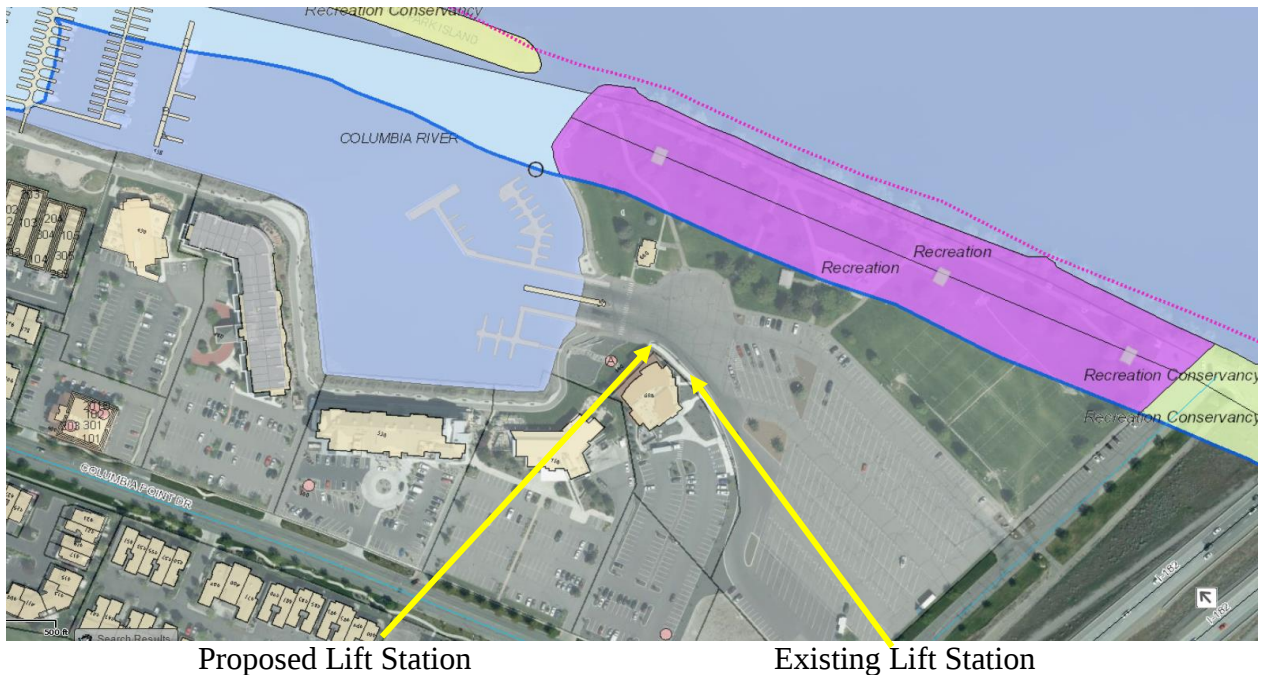
The City of Richland's Shoreline Master Program map does not include this area as being within shoreline jurisdiction. However, the site is within 200' of the OHWM of the Columbia River (within the Marina) and such is located within shoreline jurisdiction.

The City Shoreline Administrator, in consultation with Lennard Jordan, Shoreline Planner, Washington State Dept. of Ecology, determined that the site in question would best be suited as being located within the Recreation Environment due to the fact that the subject property is owned by the City of Richland and is adjacent to the existing boat launch and associated recreational facilities. Specifically, RMC 26.10.032, Designation Criteria, states that "A recreational environment designation is assigned to public and private lands on the shoreline which have been modified by past human uses or activities and are devoted primarily to the public enjoyment of the shoreline and a variety of recreational activities."

The purpose of the Recreation Environment shoreline designation is to provide both water-oriented and non-water-oriented recreation opportunities for the community.

The project is compatible with the management policies of this designation because it involves installation of an in-ground sewer lift station, the nature of which will not impact scenic views, the aesthetic quality, or long-term recreation usability of the shoreline. Construction activities may cause temporary impacts to recreation users of the nearby boat launch; however, these potential impacts are expected to be avoided and minimized with construction timing as the proposed work is not expected to take very long to complete.

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 and the associated Columbia Point Marina and boat launch 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, boating and other watercraft 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 lift station will serve to replace an existing lift station which has had several failures resulting in sewage depositing into the Columbia River.

2. Preserve the natural character of the shoreline

The project project site has been highly disturbed for many years through the construction of the Columbia Point Marina, associated boat launch and adjacent commercial restaurant. The natural character of the shoreline was ultimately disturbed when the site was originally developed; however, the proposed lift station installation will not further degrade or impact the natural character of the shoreline as the work will occur in an expeditious manner and the lift station will be installed under ground.

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

The project is necessary in order to replace the existing lift station which has failed on several instances. The design of the new lift station takes into consideration the overall sewage demand and has built-in redundancies and efficiencies which will allow this new lift station to operate for a much longer period of time than the one it is replacing.

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 occur within an already disturbed and landscaping area and will also result in a higher capacity lift station being installed. Retrofitting the existing lift station was determined to be unfeasible given the size of the facility.

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 lift station facility will be installed in-ground within an existing disturbed/landscaped area.

6. Increase recreational opportunities

The proposed project will have no lasting effect on public recreational opportunities. Users of the boat launch during construction activities may be in proximity to construction equipment and experience construction noise, but this impact is anticipated to be minor and short-term.

RMC 26.20.020 Ecological Functions, No Net Loss

The proposed lift station installation will occur within 200' of the OHWM of the Columbia River within the Columbia Point Marina. 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 CTUIR will be providing cultural monitoring services for this project.

RMC 26.20.080 Water Quality, Stormwater, and Nonpoint Pollution

The project does not involve any long-term impairment of water quality, additional impervious surfaces affecting stormwater, or nonpoint pollution.

RMC 26.30.110 Utilities

This section of the SMP governs new or substantially expanded utility facilities. The proposed lift station installation complies with the regulations and intent of RMC 26.30.110 as the proposed lift station is needed within shoreline jurisdiction to provide the needed service to the marina and no other feasible location outside of the jurisdiction of the SMP will provide the necessary level of service. 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, is located within a non-sensitive area and will occur outside of natural areas and other areas that would change the existing character of the shoreline.

The proposed lift station is intended to replace a failing lift station and it will be installed in-ground within an area that has been highly disturbed (landscaping/asphalt).

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 lift station 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 lift station installation appears to be consistent with all of the 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 lift station installation is necessary to replace an existing lift station which provided sewer service to the boat launch facility at the Columbia Point Marina. Given the location of the existing lift station and other service and main lines, the proposed lift station 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 lift station installation does not require any variances in order to receive permit authorization. The lift station 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 full support of the project as proposed.

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

The proposed lift station 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 lift station 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 October 23, 2019.

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 lift station 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 lift station will be installed in-ground 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 Parks & Public Facilities by the City's Zoning Map. The site is adjacent to a public boat launch and a commercial restaurant. Installation of an in-ground lift 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 lift station installation will occur within an area that has been previously disturbed and that is an existing landscaping strip. The proposed lift station installation will not be detrimental to the shoreline environment.

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

The proposed lift station will replace another lift station which has failed in the past. Due to the size of the failed lift station, it is unable to accommodate the new equipment which will prevent future failures. If anything, the public interest is benefitted by the installation of this lift station as it will improve an existing condition which has failed in the past and needs to be replaced.

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 (SM2019-103) Columbia Point Marina Lift Station based on the following:

1. The City of Richland Public Works Department applied for the proposed Shoreline Management Special Use Permit on August 21, 2019;
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 Recreation environment as identified in the Richland Shoreline Master Program;
4. The project site is located within an area zoned Parks & Public Facilities by the City's official zoning map;
5. The project site is located within an area designated Developed Open Space (DOS) 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 October 23, 2019;
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.
2. A copy of all local, state and federal permits shall be provided to the City of Richland Development Services Department (Planning Division) within 14 days of issuance.

EXHIBIT LIST

1. Application Materials
2. Public Notice
3. SEPA Checklist and DNS

4. Public & Agency Comment Letters

Exhibit 1



**City of Richland
Development Services**

625 Swift Blvd. MS-35
Richland, WA 99352
☎ (509) 942-7794
📠 (509) 942-7764

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, MS-09.

Phone: 509-942-7578

Email: JSCHIESSL@CI.RICHLAND.WA.US

APPLICANT/CONTRACTOR INFORMATION (if different)

☒ Contact Person

Company: CITY OF RICHLAND PUBLIC WORKS DEPT

UBI#

Contact: BRIAN POPE

Address: 625 SWIFT BLVD., MS-26

Phone: 509-942-7508

Email: BPOPE@CI.RICHLAND.WA.US

PROPERTY INFORMATION

Legal Description: Section 13, Township 9, Range 28, Quarter SW, TRACT R,

Parcel # 113983020018002

Current Zoning: split

Current Land Use Designation: 76

Shoreline Designation:

DESCRIPTION OF PROJECT

Project involves replacing existing undersized sewer infrastructure in order to meet capacity and flow demands. The current lift station has overflowed multiple times, creating a public and environmental health hazard. The best solution is to decommission the current lift station and install a station with enough capacity to meet demand. Construction involves approximately 100 ft of trenching, re-channeling an existing manhole, installing 6" sewer line, installing new lift station, and tying into existing 1 1/4" sewer force main.

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 locations(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. Any other information the Administrator deems necessary to determine compliance with applicable codes and WAC 173-27-180
6. SEPA Checklist

COMPLETE QUESTIONS 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 Columbia Point Marina Park is currently utilized for public recreation. This lift station replacement will benefit and secure long term facility/shoreline usage, protect the resources and ecology of the Columbia river shoreline by significantly reducing the chance of sewage overflow to the shoreline. It will increase access to publicly owned areas of the shoreline, and increase recreational opportunities for the public in the shoreline by allowing for full use of dock sewage pumps and park restrooms.

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

The project's intended outcome of increasing capacity and operation of sewer infrastructure will improve the normal use of the public shorelines in the vicinity.

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:

The restroom facilities in Columbia Point Marina Park are not being fully utilized due to the undersized existing lift station. As the park and its facilities are meant to provide the public with recreational opportunities, this project will eliminate any inhibitions the public may have with using partially functioning restroom facilities by making them fully operational.

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:

If nothing is done to the sewer infrastructure, it will continue to provide degraded service to the public and maintain its high probability of overflowing sewage to the shoreline once again. The Lift station replacement will protect environmental and public safety, and increase the efficiency and capability of existing sewer infrastructure at the Park.

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 the 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: BRIAN POPE

Applicant Signature:  Date 08/15/2019

COLUMBIA POINT MARINA PARK LIFT STATION REPLACEMENT

<u>SHEET</u>	<u>DESCRIPTION</u>
01	COVER SHEET AND VICINITY MAP
02	PLAN VIEW

This is a detailed street map of the Port of Benton area in Washington state. The map shows a grid of streets including Swift Blvd, Lee Blvd, Welstan Wy, Aaron Dr, George Washington Wy, Bradley Blvd, and Columbia Dr. Major roads like I-182 and Keene Rd are also depicted. The Columbia River and Yakima River are shown flowing through the area. A black dot marks a specific location on the map. A north arrow is located in the top right corner.

PROJECT LOCATION

Columbia Point Marina Park Lift Station Replacement

**CITY OF
RICHLAND**
PUBLIC WORKS DEPARTMENT



www.ci.richland.wa.us

CAD DWG: col pt marina prk lift sta repl_cov
CONTRACT NO: 19-0054
DATE: 06-20-2019
DRAWN BY: LD
DESIGN BY: JM
RECORD DWG: C5-058

SHEET

1 OF 2

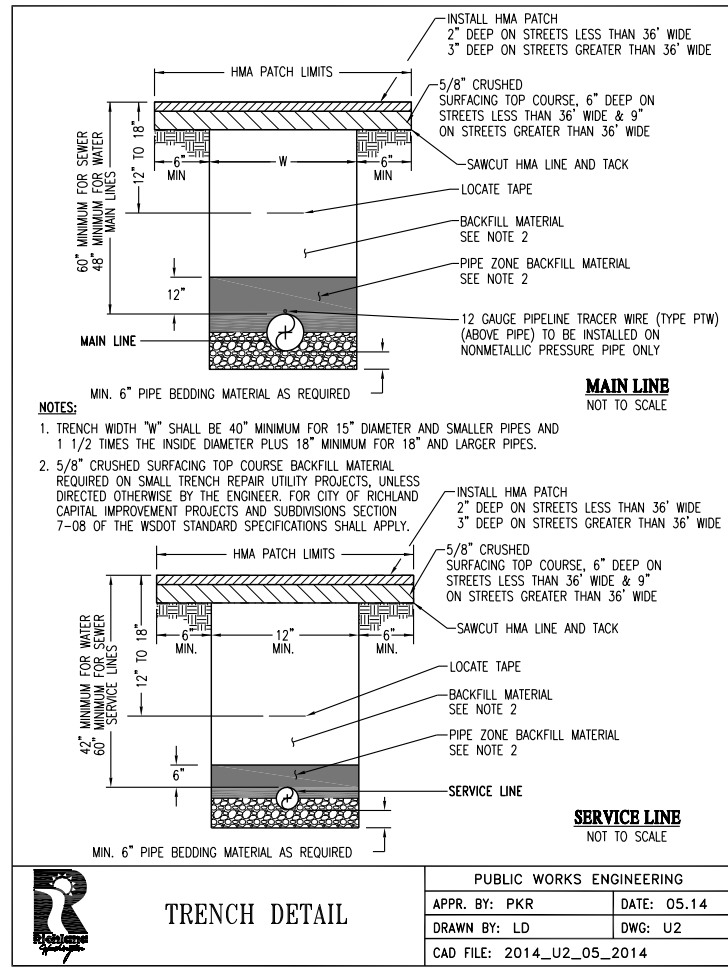
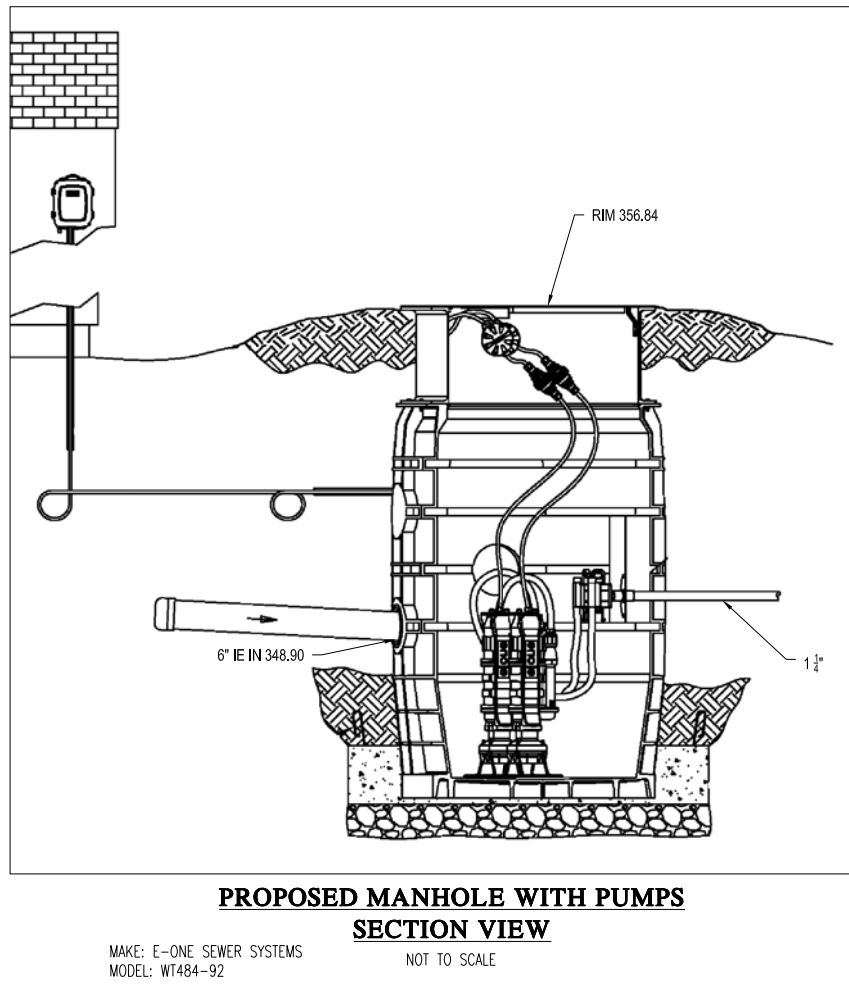
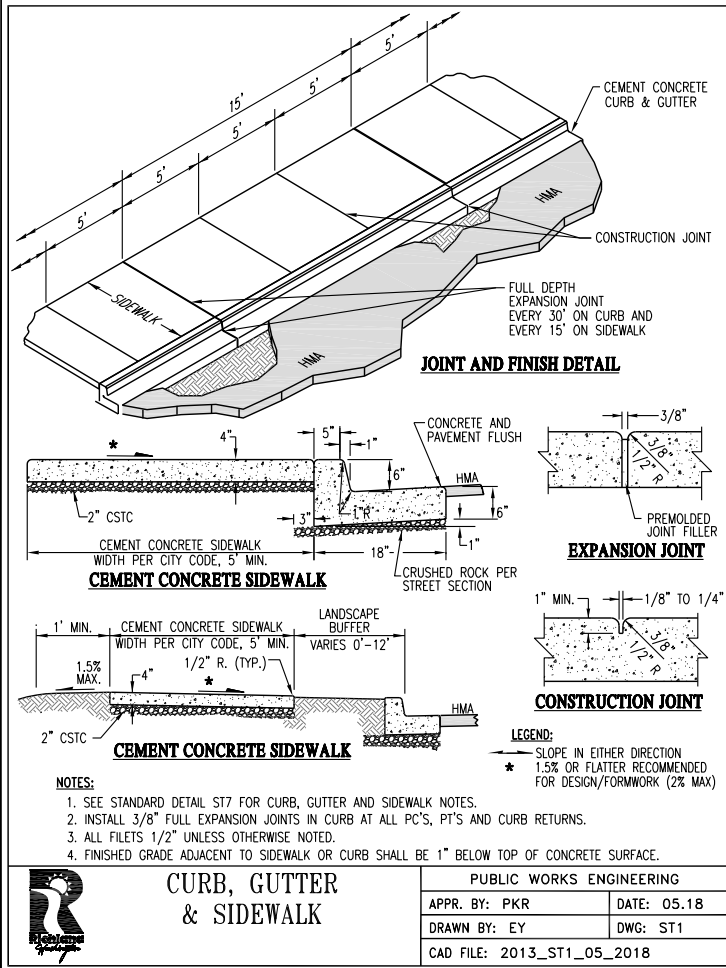
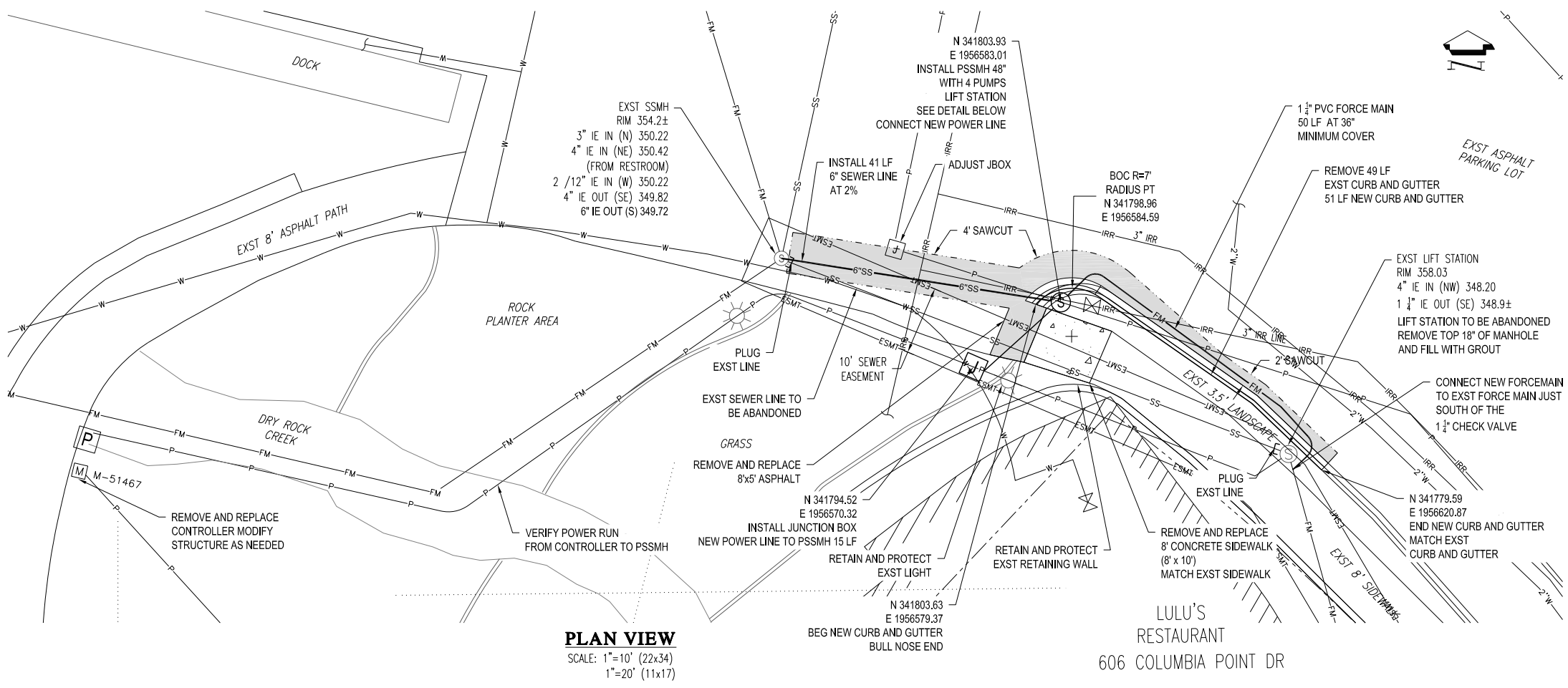
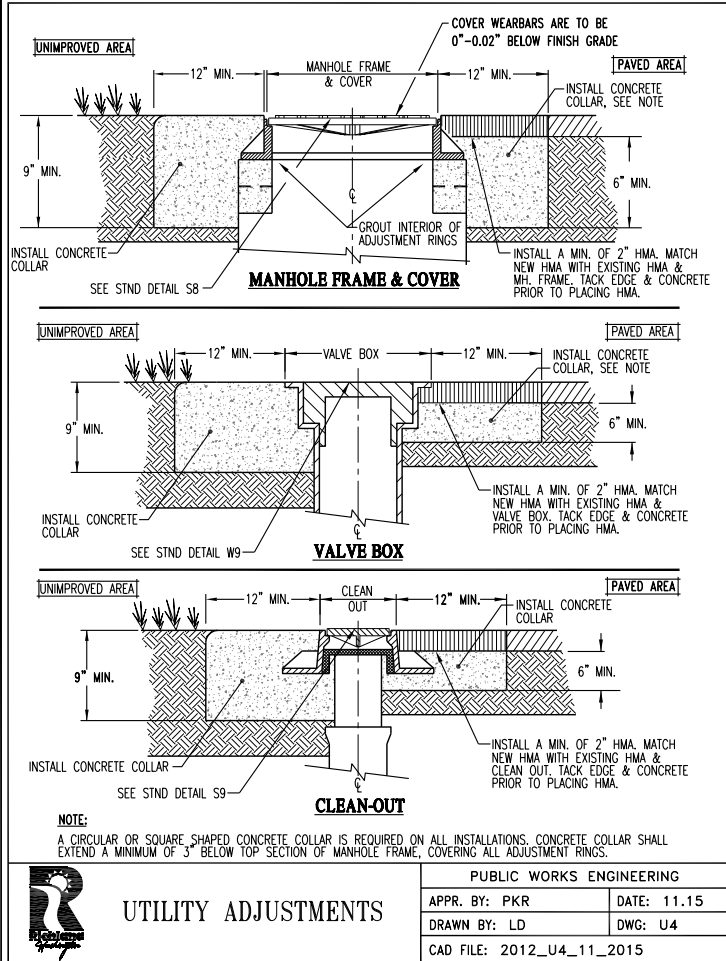


Exhibit 2



CITY OF RICHLAND NOTICE OF APPLICATION, PUBLIC HEARING AND OPTIONAL DNS (SMP2019-103 & EA2019-129)

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 new sewer lift station structure located adjacent to 606 Columbia Point Drive, Richland, WA. Specifically, Public Works will remove the existing EOne DH151 grinder pump station (150 gallon capacity, single grinder pump, rated for 1500 gallons/day) serving the Columbia Point Marina Park Restroom facility and two dock pumps, and install a new EOne WH484 grinder pump station (486 gallon capacity, 4 grinder pumps, rated for 7000 gallons/day). 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, October 28, 2019 in the Richland City Hall Council Chambers, 625 Swift Boulevard. All interested parties are invited to attend and present testimony at the public hearing.

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 Mike Stevens, Planning Manager, 625 Swift Boulevard, MS #35, Richland, WA 99352. Comments may also be emailed to mstevens@ci.richland.wa.us. Written comments should be received no later than 5:00 p.m. on Monday, October 21, 2019 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.

Site Map

Item: Shoreline Substantial Development
Applicant: City of Richland
File #: SMP2019-103



Exhibit 3



File No. EA2019-129

CITY OF RICHLAND Determination of Non-Significance

Description of Proposal: The City of Richland's Public Works Department is proposing to install a new sewer lift station at 606 Columbia Point Drive (Columbia Point Marina).

Proponent: City of Richland Public Works Dept.

Location of Proposal: The project site is located near 606 Columbia Point Drive.

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: October 23, 2019

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:
 - Columbia Point Marina Lift Station Replacement
2. Name of applicant:
 - City of Richland
3. Address and phone number of applicant and contact person:
 - Brian Pope, 625 Swift Blvd. MS-26, 509-942-7508

4. Date checklist prepared: 08/15/2019
5. Agency requesting checklist: City of Richland
6. Proposed timing or schedule (including phasing, if applicable): 15 working days, October 2019

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.

- Shoreline Special Use Application

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

- None known.

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

- CTUIR MOU 204-15 Notification and any related cultural requirements.

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.)

- Project involves replacing existing undersized sewer infrastructure in order to meet capacity and flow demands. The current lift station has overflowed multiple times, creating a public and environmental health hazard. The best solution is to decommission the current lift station and install a station with enough capacity to meet demand. Construction involves approximately 100 ft of trenching, re-channeling an existing manhole, installing 6" sewer line, installing new lift station, and tying into existing 1 1/4" sewer force main.

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.

660 Columbia Point Dr.

Section 13, Township 9, Range 28, Quarter SW, TRACT R, PLAT OF COLUMBIA POINT AS RECORDED IN VOLUME 15 OF PLATS, PAGE 51, RECORDS OF BENTON COUNTY, WASHINGTON, EXCEPTING THEREFROM THAT PORTION DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF TRACT J OF SAID PLAT OF COLUMBIA POINT; THENCE NORTH 39 DEGREES 57' 27" WEST ALONG THE SOUTHWESTERLY LINE OF SAID TRACT R, 730.22 FEET TO THE ANGLE POINT ON SAID SOUTHWESTERLY LINE AND THE TRUE POINT OF BEGINNING; THENCE NORTH 15 DEGREES 01' 05" EAST 30.93 FEET LEAVING SAID SOUTHWESTERLY LINE TO A POINT; THENCE SOUTH 66 DEGREES 11' 47" EAST 146.48 FEET TO A POINT; THENCE

SOUTH 08 DEGREES 56' 51" EAST 148.46 FEET TO A POINT; THENCE SOUTH 23 DEGREES 48' 13" WEST 15.40 FEET TO A POINT ON THE SAID SOUTHWESTERLY LINE OF SAID TRACT R; SAID POINT BEING NORTH 39 DEGREES 57' 27" WEST 482.87 FEET FROM SAID SOUTHEAST CORNER OF SAID TRACT J; THENCE NORTH 39 DEGREES 57' 27" WEST ALONG THE SOUTHWESTERLY LINE OF SAID TRACT R, 247.35 FEET TO THE TRUE POINT OF BEGINNING. TOGETHER WITH AND SUBJECT TO EASEMENTS, RESERVATIONS, COVENANTS, AND RESTRICTIONS OF RECORD AND IN VIEW. CONTAINING 1,140,466 SQ FEET. PER QCD, AUDITOR'S FILE NO. 2003-030832 (7/1/2003) **SEE SURVEY #3206, AND SHORT PLAT #2726** LESS PORTION DESCRIBED AS FOLLOWS; A PORTION OF TRACT R OF THE PLAT OF COLUMBIA POINT RECORDED IN VOLUME 15 OF PLATS PAGE 51 RECORDS OF BENTON COUNTY, WASHINGTON THAT PORTION DESCRIBED AS FOLLOWS; BEGINNING AT THE SOUTHWEST CORNER OF LOT 3 OF SHORT PLAT #2726 AS RECORDED IN VOLUME 1 OF SHORT PLATS ON PAGE 2726, RECORDS OF SAID COUNTY AND STATE, SAID CORNER IS LYING ON THE NORTHERLY RIGHT OF WAY OF COLUMBIA POINT DRIVE ON SHOWN ON SAID PLAT, THENCE NORTH 23 DEGREES 48' 13" EAST A DISTANCE OF 273.08 FEET ALONG THE WEST LINE OF SAID LOT 3 TO THE NORTHWEST CORNER OF SAID LOT 3, AND THE TRUE POINT OF BEGINNING. THENCE CONTINUING NORTH 23 DEGREES 48' 13" EAST A DISTANCE OF 15.40 FEET ALONG THE EAST LINE OF LOT 2 OF

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)?

3-4%

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.

Finley fine sandy loam, moderately deep

- d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe.
- None known.
- 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.
- Excavating approximately 48 cubic yards of soil and replacing with City Standard backfill material, 5/8" crushed surfacing top coarse.
- f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe.
- N/A
- g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)?
- Current site is 100% impervious, will be restored to same.
- h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any:
- Contractor will conserve water usage and place straw booms at areas of lower elevation to catch any sediment carried by runoff.

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.
- Emissions from construction equipment and vehicles.
- b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.
- N/A
- c. Proposed measures to reduce or control emissions or other impacts to air, if any:
- N/A

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.
- 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. The project will take place approximately 100 ft from 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.

- N/A

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

- N/A

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

- Yes, entire project lies within the floodplain.

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

- None.

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.

- N/A

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.

- Runoff generated will be minimal, and BMPs will be in place to mitigate flow toward the dock and marina area

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

- It is very unlikely unless a catastrophic failure to equipment occurs.

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

- No. Site will be restored to original conditions/grade.

d. Proposed measures to reduce or control surface, ground, and runoff water, and drainage

pattern impacts, if any:

- Straw Booms will be placed at natural drainage point from site to prevent sediment transport and control flow.

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?

- N/A

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:

- N/A

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

- N/A

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 _____

Pelicans, Canadian Geese, hawk, ducks, songbirds, waterfowl.

Bass, Salmon,

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

- Salmon

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

- Unknown.

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

- N/A

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

- N/A

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.
 - Electricity and Fuel for construction machinery

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

- 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:
N/A

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.
 - 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.
 - N/A

 - 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.
 - N/A

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

Emergency services that may be required during construction include access to medical facilities in the area. These facilities likely include the following:

Kadlec Medical Center (approximately 4 miles)
888 Swift Blvd
Richland, WA 99352

- 5) Proposed measures to reduce or control environmental health hazards, if any:
 - Contractor will be required to provide all personnel with personal protective equipment and comply with 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)?

- None.

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.

- Construction of the project will generate noise through the use of construction tools and equipment.

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

The Contractor will be required to comply with the City's noise Ordinance (RMC 9.16) and cannot start construction before 7am

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.
- Site is located next to a marina and restaurant. The proposed construction will cause the temporary closure of a walkway and limit access to the docks at the marina.
- 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?

N/A

- 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:

N/A

- c. Describe any structures on the site.
- Project is located within 50 ft of a restaurant building and 150 ft from a restroom facility.
- d. Will any structures be demolished? If so, what?
- No structures will be demolished.
- e. What is the current zoning classification of the site?
- Split
- f. What is the current comprehensive plan designation of the site?
- Parks and Public Facilities
- g. If applicable, what is the current shoreline master program designation of the site?
- Recreation
- h. Has any part of the site been classified as a critical area by the city or county? If so, specify.
- N/A
- i. Approximately how many people would reside or work in the completed project?
- N/A

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

- None.

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

None

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

N/A

- I. 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.

- N/A

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

- N/A

- 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?

- 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 [\[help\]](#)

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

- N/A, Daylight

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

- a. What designated and informal recreational opportunities are in the immediate vicinity?
 - Walking Trails, Docks, Park, Marina
- b. Would the proposed project displace any existing recreational uses? If so, describe.
 - Temporary closure of walkway section along northern side of restaurant. Partial closure of one dock at the marina.
- c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any:
 - Make closures clear and noticeable, limit impacts to shoreline trail.

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

None known. A notification to CTUIR has been sent.

- 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.

Consultation with tribes, previous projects in vicinity

- 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.
 - Contract line item for cultural survey is included. An inadvertent discovery plan has been developed.

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.

- N/A

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?

- N/A

c. How many additional parking spaces would the completed project or non-project proposal have? How many would the project or proposal eliminate?

N/A

- 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).

None.

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

N/A.

- 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?

N/A

- 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.

N/A

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

N/A

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.

N/A

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

N/A

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

- a. Circle utilities currently available at the site:

electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system, other _____

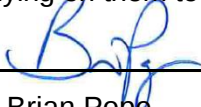
- c. Describe the utilities that are proposed for the project, the utility providing the service, and the general construction activities on the site or in the immediate vicinity which might be needed.

The project has the potential to affecting sewer, electricity, irrigation and water.

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: Brian Pope

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

Date Submitted: 08/16/2019

D. Supplemental sheet for nonproject actions [\[HELP\]](#)

(IT IS NOT NECESSARY to use this sheet 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?

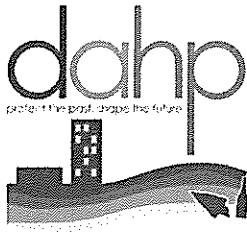
Proposed measures to avoid or reduce shoreline and land use impacts are:

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.

Exhibit 4



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

October 2, 2019

Mr. Mike Stevens
Planning Manager
City of Richland
505 Swift Blvd. MS#35
Richland, WA 99352

In future correspondence please refer to:
Project Tracking Code: 2019-09-07450
Property: City of Richland_Sewer Lift Station Infrastructure Replacement
Re: Monitoring Requested

Dear Mr. Stevens:

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. A desktop review of our Statewide Predictive Model has indicated the following:

- The proposed project area has very high potential to contain archaeological resources.
- The proposed project area is within the Columbia Point South site, which is listed on the National Register of Historic Places.
- The proposed project area is adjacent to multiple previously recorded archaeological sites that fall within the Tri-Cities Archaeological District.
- The scale of the proposed ground disturbing activities within the proposed project area would destroy any archaeological resources present.

DAHP therefore requests monitoring of this project's ground disturbing activities by a professional archaeologist who meets the Secretary of the Interior's standards for prehistoric archaeology. We also recommend consultation with the concerned Tribes' cultural committees and staff regarding cultural resource issues.

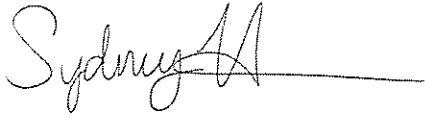
If any federal funds or permits are associated with this proposal, Section 106 of the National Historic Preservation Act, as amended, and its implementing regulations, 36 CFR 800, must be followed. This is a separate process from both the NEPA and SEPA environmental review processes and requires formal government-to-government consultation with the affected Tribes and the SHPO. Also, we appreciate receiving any correspondence or comments from concerned tribes or other parties concerning cultural resource issues that you receive.

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. Should additional information become available, our assessment may be revised.



Thank you for the opportunity to comment on this project and we look forward to receiving the survey report. Please ensure that the DAHP Project Number (a.k.a. Project Tracking Code) is shared with any hired cultural resource consultants and is attached to any communications or submitted reports. Should you have any questions, please feel free to contact me.

Sincerely,

A handwritten signature in cursive script, reading "Sydney Hanson", followed by a horizontal line.

Sydney Hanson
Transportation Archaeologist
(360) 586-3082
Sydney.Hanson@dahp.wa.gov



Stevens, Mike

From: Ashley Morton <AshleyMorton@ctuir.org>
Sent: Friday, October 18, 2019 11:51 AM
To: Stevens, Mike
Subject: RE: City of Richland Shoreline Permit for new Sewer Lift Station

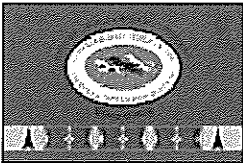
Hello Mike,

The Confederated Tribes of the Umatilla Indian Reservation (CTUIR) does not object to the proposed installation of a new sewer lift station near Columbia Point Marina. Based on the proximity of this work to the Columbia River and known cultural resources in/near the area we strongly recommend that an archaeological monitor be present for ground disturbing activities.

Thank you for the opportunity to comment.

Sincerely,

Ashley M. Morton, M.A., RPA
Archaeologist II
Cultural Resources Protection Program
Confederated Tribes of the Umatilla Indian Reservation
46411 Timine Way, Pendleton, OR 97801
Direct Line/Fax: (541) 429-7214
Main Office: (541) 276-3447
AshleyMorton@ctuir.org



From: Stevens, Mike [mailto:mstevens@CI.RICHLAND.WA.US]
Sent: Thursday, September 26, 2019 10:59 AM
To: Anthony Muai <anthony.muai@ci.kennewick.wa.us>; Anthony Von Moos <anthony.vonmoos@co.benton.wa.us>; Ashley Morton <AshleyMorton@ctuir.org>; Badger Mountain Irrigation District <bmidmanager@badgermountainirrigation.com>; Benton County - Segregations <Segregations@co.benton.wa.us>; Webcsr PUD <webcsr@bentonpud.org>; Bill Barlow <bbarlow@bft.org>; Boring, Michael <MBoring@CI.RICHLAND.WA.US>; Boshart, Thomas <tboshart@CI.RICHLAND.WA.US>; Buechler, Ken <KBuechler@CI.RICHLAND.WA.US>; Carrie Thompson <carrie.thompson@bnsf.com>; Catherine Dickson <CatherineDickson@ctuir.org>; Clark Posey <clark.posey@co.benton.wa.us>; BCES Hamilton, Craig <c.hamilton@bces.wa.gov>; DAHP SEPA Reviews <sepa@dahp.wa.gov>; Darrick Dietrich <darrick@basindisposal.com>; Dean Kelley <dean.kelley@chartercom.com>; BCES Davis, Deanna <d.davis@bces.wa.gov>; Deborah Rodgers <dxrodders@bpa.gov>; Deskins, John <jdeskins@CI.RICHLAND.WA.US>; Florinda Coleman <florinda.coleman@co.benton.wa.us>; Ghbein, Briana <bghbein@ci.richland.wa.us>; Greg McCormick <gregory.mccormick@ci.kennewick.wa.us>; Greg Wendt <greg.wendt@co.benton.wa.us>; Gregory Goodwin <gregory.l.goodwin@ftr.com>; Gwen Clear <gcle461@ecy.wa.gov>; Hill, Kelly <khill@CI.RICHLAND.WA.US>; USPS Ina N. Beutler <ina.n.beutler@usps.gov>; Jason McShane <jmcsbane@kid.org>; Jennings, Tyler <tjennings@CI.RICHLAND.WA.US>; Jerrod Macpherson <Jerrod.Macpherson@co.benton.wa.us>; Joseph Cichy <joseph.cichy@ftr.com>; Joseph Cottrell <jecottrell@bpa.gov>; Junior Campos <junior.campos@charter.com>; Kelly Cooper <kelly.cooper@doh.wa.gov>; Kevin Knodel <kevin.knodel@rsd.edu>; Kevin Sliger <KSliger@bft.org>; KID

Development <development@kid.org>; KID Webmaster <webmaster@kid.org>; Lopez, Brandin <blopez@CI.RICHLAND.WA.US>; M. Deklyne <mjdeklyne@bpa.gov>; BCES Map <map@bces.wa.gov>; Pasco99301 <99301PascoWA-Postmaster@usps.gov>; Paul Gonseth <gonsetp@wsdot.wa.gov>; Reathaford, Jason <JReathaford@CI.RICHLAND.WA.US>; Rebecca Hiles <rhiles@kid.org>; Review Team <reviewteam@commerce.wa.gov>; Richard Krasner <richard.krasner@rsd.edu>; USPS Richland Postmaster <99352RichlandWA-Postmaster@usps.gov>; Rick Dawson <rickd@bfhd.wa.gov>; Rob Rodger <rob.rodger@bentoncleanair.org>; Robin Priddy <robin.priddy@bentoncleanair.org>; Roscoe Slade <roscoe@westrichland.org>; BCES Gates, Sarah <s.gates@bces.wa.gov>; Schiessl, Joe <JSchiessl@CI.RICHLAND.WA.US>; SEPA Center <sepacenter@dnr.wa.gov>; SEPA Register <separegister@ecy.wa.gov>; SEPA Unit <sepaunit@ecy.wa.gov>; Seth DeFoe <SDefoe@kid.org>; Somers, Cindi <CSomers@CI.RICHLAND.WA.US>; South Central Region Planning <scplanning@wsdot.wa.gov>; WA Dept of Fish & Wildlife <lopezla@dfw.wa.gov>; WA Dept of Fish & Wildlife <rittemwr@dfw.wa.gov>; West, Julie <jwest@ci.richland.wa.us>; Westphal, Nichole <nwestphal@ci.richland.wa.us>; William Simpson <william.simpson@commerce.wa.gov>

Subject: City of Richland Shoreline Permit for new Sewer Lift Station

EXTERNAL EMAIL: Please use caution when clicking links or opening attachments.

Attached to this email you will find a copy of the application, SEPA Checklist and related information for a proposed Shoreline Management Substantial Development Permit/Special Use Permit for the installation of a new sewer lift station near the Columbia Point Marina. Please review and submit any comments back to me by 5:00 PM, Monday, October 21, 2019.

Thanks,



Mike Stevens, Planning Manager
City of Richland Development Services Dept.
625 Swift Blvd. MS#35
Richland, WA 99352
(509)942-7596
www.ci.richland.wa.us/

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The opinions expressed by the author are his or her own and are not necessarily those of the Confederated Tribes of the Umatilla Indian Reservation. The information, contents and attachments in this email are Confidential and Private.

Stevens, Mike

From: Christian Nauer <christian.nauer@ctwsbnr.org>
Sent: Tuesday, October 15, 2019 11:35 AM
To: Hanson, Sydney (DAHP)
Cc: Stevens, Mike; Robert Brunoe
Subject: Re: City of Richland_Sewer Lift Station Infrastructure Replacement_Monitoring Requested (DAHP Project Tracking # 2019-09-07450)
Attachments: PastedGraphic-1.pdf; ATT00001.htm

Hi Sydney,

Thank you very much for the opportunity to provide comment on the City of Richland Sewer Lift Station Infrastructure Replacement Project.

General Comment:

As the technical reviewer for NHPA Section 106 and other cultural resource issues for the Confederated Tribes of the Warm Springs Reservation of Oregon (CTWSRO), the CTWSRO Tribal Historic Preservation Office (THPO) has concerns with the potential effects to historic properties or cultural resources within the Project Area of Potential Effects (APE). The Project APE is within the areas of concern for the CTWSRO.

Project-specific Comment(s):

This office supports the DAHP recommendation for an archaeological monitor for this Project.

Thank you for your efforts to protect cultural resources.

Best Regards,

Christian

Christian Nauer, MS
Archaeologist
Confederated Tribes of the Warm Springs Reservation of Oregon
Branch of Natural Resources

christian.nauer@ctwsbnr.org
Office 541.553.2026
Cell 541.420.2758

Stevens, Mike

From: Schiessl, Joe
Sent: Thursday, September 26, 2019 12:10 PM
To: Stevens, Mike
Subject: RE: City of Richland Shoreline Permit for new Sewer Lift Station

The Parks and Public Facilities Dept. is in full support of this project as submitted.
Joe

From: Stevens, Mike <mstevens@CI.RICHLAND.WA.US>
Sent: Thursday, September 26, 2019 10:59 AM
To: Anthony Muai <anthony.muai@ci.kennewick.wa.us>; Anthony Von Moos <anthony.vonmoos@co.benton.wa.us>; Ashley Morton <AshleyMorton@ctuir.org>; Badger Mountain Irrigation District <bmidmanager@badgermountainirrigation.com>; Benton County - Segregations <Segregations@co.benton.wa.us>; Webcsr PUD <webcsr@bentonpud.org>; Bill Barlow <bbarlow@bft.org>; Boring, Michael <MBoring@CI.RICHLAND.WA.US>; Boshart, Thomas <tboshart@CI.RICHLAND.WA.US>; Buechler, Ken <KBuechler@CI.RICHLAND.WA.US>; Carrie Thompson <carrie.thompson@bnsf.com>; Catherine Dickson <catherinedickson@ctuir.org>; Clark Posey <clark.posey@co.benton.wa.us>; BCES Hamilton, Craig <c.hamilton@bces.wa.gov>; DAHP SEPA Reviews <sepa@dahp.wa.gov>; Darrick Dietrich <darrick@basindisposal.com>; Dean Kelley <dean.kelley@chartercom.com>; BCES Davis, Deanna <d.davis@bces.wa.gov>; Deborah Rodgers <dxrogers@bpa.gov>; Deskins, John <jdeskins@CI.RICHLAND.WA.US>; Florinda Coleman <florinda.coleman@co.benton.wa.us>; Ghbein, Briana <bghbein@ci.richland.wa.us>; Greg McCormick <gregory.mccormick@ci.kennewick.wa.us>; Greg Wendt <greg.wendt@co.benton.wa.us>; Gregory Goodwin <gregory.l.goodwin@ftr.com>; Gwen Clear <gcle461@ecy.wa.gov>; Hill, Kelly <khill@CI.RICHLAND.WA.US>; USPS Ina N. Beutler <ina.n.beutler@usps.gov>; Jason McShane <jmcsbane@kid.org>; Jennings, Tyler <tjennings@CI.RICHLAND.WA.US>; Jerrod Macpherson <Jerrod.Macpherson@co.benton.wa.us>; Joseph Cichy <joseph.cichy@ftr.com>; Joseph Cottrell <jecottrell@bpa.gov>; Junior Campos <junior.campos@charter.com>; Kelly Cooper <kelly.cooper@doh.wa.gov>; Kevin Knodel <kevin.knodel@rsd.edu>; Kevin Sliger <KSliger@bft.org>; KID Development <development@kid.org>; KID Webmaster <webmaster@kid.org>; Lopez, Brandin <blopez@CI.RICHLAND.WA.US>; M. Deklyne <mjdelyne@bpa.gov>; BCES Map <map@bces.wa.gov>; Pasco99301 <99301PascoWA-Postmaster@usps.gov>; Paul Gonseth <gonsetp@wsdot.wa.gov>; Reathafor, Jason <JReathafor@CI.RICHLAND.WA.US>; Rebecca Hiles <rhiles@kid.org>; Review Team <reviewteam@commerce.wa.gov>; Richard Krasner <richard.krasner@rsd.edu>; USPS Richland Postmaster <99352RichlandWA-Postmaster@usps.gov>; Rick Dawson <rickd@bfhd.wa.gov>; Rob Rodger <rob.rodger@bentoncleanair.org>; Robin Priddy <robin.priddy@bentoncleanair.org>; Roscoe Slade <roscoe@westrichland.org>; BCES Gates, Sarah <s.gates@bces.wa.gov>; Schiessl, Joe <JSchiessl@CI.RICHLAND.WA.US>; SEPA Center <sepacenter@dnr.wa.gov>; SEPA Register <separegister@ecy.wa.gov>; SEPA Unit <sepaunit@ecy.wa.gov>; Seth DeFoe <SDeFoe@kid.org>; Somers, Cindi <CSomers@CI.RICHLAND.WA.US>; South Central Region Planning <scplanning@wsdot.wa.gov>; WA Dept of Fish & Wildlife <lopezial@dfw.wa.gov>; WA Dept of Fish & Wildlife <rittemwr@dfw.wa.gov>; West, Julie <jwest@ci.richland.wa.us>; Westphal, Nichole <nwestphal@ci.richland.wa.us>; William Simpson <william.simpson@commerce.wa.gov>
Subject: City of Richland Shoreline Permit for new Sewer Lift Station

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Thanks,



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Richland, WA 99352
(509)942-7596
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Stevens, Mike

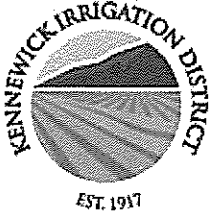
From: Rebecca Hiles <rhiles@kid.org>
Sent: Thursday, October 3, 2019 3:27 PM
To: Stevens, Mike
Subject: RE: City of Richland Shoreline Permit for new Sewer Lift Station

Mike,

KID has no comments on this matter.

Rebecca S. Hiles, E.I.T.
Staff Engineer

Kennewick Irrigation District
2015 S. Ely Street
Kennewick, WA 99337
[509-460-5442](tel:509-460-5442) [Direct Line]
[509-586-6012](tel:509-586-6012) ext. 138 [Business Line]
[509-586-9111](tel:509-586-9111) [Customer Service]
<mailto:rhiles@kid.org>



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