

SEPA¹ 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.

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

A. Background

[Find help answering background questions²](#)

1. Name of proposed project, if applicable:

Zoning Amendment Request for the Hoen Road Property Acquisition in Deception Pass State Park

2. Name of applicant:

Washington State Parks and Recreation Commission

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

Tanya Moore, Property Acquisition Specialist
Washington State Parks and Recreation Commission
PO Box 42650
Olympia, WA 98504-2650
360-902-8602
tanya.moore@parks.wa.gov

4. Date checklist prepared:

August 2024

5. Agency requesting checklist:

Skagit County

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

The property associated with the requested zoning amendment was acquired by the Washington State Parks and Recreation Commission on January 27, 2023 and incorporated into Deception Pass State Park. The Comprehensive Plan/Zoning Map Amendment Request has been added to the Skagit County 2024 Docket.

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

The purpose of the property acquisition and proposed zoning amendment is to provide hiking opportunities and viewshed protection. No development actions are proposed.

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

Deception Pass State Park Land Classification and Long-Term Boundary. 1999

Cultural Resources Survey of the Hoen Road Land Acquisition, Deception Pass State Park, Skagit County Washington. 2022

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

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.

Skagit County Comprehensive Plan/Zoning Map Amendment Request

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 Washington State Parks and Recreation Commission (State Parks) acquired approximately 77.85-acres of property through a purchase agreement and a parcel adjustment and incorporated it into Deception Pass State Park. During the parcel adjustment, 77.85-acres of parcel number P19606 were incorporated into parcel P19610 (Figure 1 and Figure 2). This adjustment resulted in a split land use designation on parcel P19610. The original 38-acre portion of parcel number P19610 is zoned as Public Open Space of Regional/Statewide Importance and the new 77.85-acre portion of the parcel is zone as Rural Reserve (Figure 3 and Figure 4).

State Parks is submitting a Comprehensive Plan/Zoning Map Amendment Request to Skagit County to request that the entirety of parcel number P19610 be zoned as Public Open Space of Regional/Statewide Importance. Skagit County Code 14.16.500 defines the purpose of Public Open Space of Regional/Statewide Importance (OSRSI) as,

“The purpose of the Public Open Space district is to provide a zoning designation for lands in public ownership that are dedicated or reserved for public purposes or enjoyment for recreation, scenic amenities, or for the protection of environmentally sensitive areas. This district encompasses public open space having Statewide and regional importance. For example, Deception Pass, Bayview, Larrabbe, Rasar and Rockport State Parks are included in this zoning designation...”

The proposed zoning designation will provide consistency and better align with the use of property as part of Deception Pass State Park.

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 zoning amendment is requested for parcel number P19610 which is located in the NW quarter of Section 23, Township 34 North, Range 1 East in Skagit County, Washington.

B.Environmental Elements

1. Earth

[Find help answering earth questions](#)³

a. General description of the site:

The site is hilly and forested with existing social trails.

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

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

The Natural Resources Conservation Service's online Web Soil Survey map (accessed August 2, 2024) indicates the site contains 30 – 65 percent slopes.

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.

The Natural Resources Conservation Service's online Web Soil Survey map (accessed August 2, 2024) indicates the site contains Whistle-Fidalgo-Rock outcrop complex, 30 to 65 percent slopes.

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

None known. The Skagit County Potential Landslide and Erosion Areas Map indicates the site contains 15 – 40 percent slopes, and greater than 40 percent slopes.

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.

There is no filling, excavation, or grading associated with the proposed zoning amendment.

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

No, no construction is associated with the proposed zoning amendment.

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

No construction is associated with the proposed zoning amendment, as a result there will be no change in impervious surfaces.

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

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

None proposed as no ground disturbing activities are associated with the proposed zoning amendment.

2. Air

[Find help answering air questions](#)⁴

- 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.**

None construction is associated with the proposed zoning amendment, as a result no emissions are anticipated.

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

None know.

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

None proposed as no construction (and its associated emissions) are associated with the proposed zoning amendment.

3. Water

[Find help answering water questions](#)⁵

- a. **Surface:**

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

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.**

The Washington Department of Natural Resources online Forest Practices Activity Map (accessed August 2, 2024) indicates there is a non-fish bearing stream on the parcel. There is a fish bearing stream on an adjacent parcel approximately 350-lineal feet west of the site (Figure 5).

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.**

No.

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

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

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

- 3. Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material.**

There is no fill or dredge associated with the proposed zoning amendment.

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

There are no surface water withdrawals or diversions associated with the proposed zoning amendment.

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

Skagit County's online FEMA Q3 100 year Floodplain Map (accessed August 2, 2024) indicates the project is outline the 100 year 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.**

No.

b. Ground:

[Find help answering ground water questions](#)⁷

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

No.

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

No waste material will be discharged.

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.**

No construction is proposed, as a result there will be no change in runoff.

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

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

No.

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

No. There is no construction associated with the proposed zoning amendment, as a result there will be no change in drainage patterns.

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

No impacts to surface, ground, runoff water, or drainage is anticipated with the proposed zoning amendment so no measures are proposed.

4. Plants

[Find help answering plants questions](#)

a. Check the types of vegetation found on the site:

- deciduous tree: alder, maple, aspen, other**
- evergreen tree: fir, cedar, pine, other**
- shrubs**
- grass**
- pasture**
- crop or grain**
- orchards, vineyards, or other permanent crops.**
- wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other**
- water plants: water lily, eelgrass, milfoil, other**
- other types of vegetation**

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

No vegetation will be removed or altered.

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

The Department of Natural Resources Washington Natural Heritage Program Data Explorer (Accessed August 5, 2024) indicates the property contains a rare non vascular plant, *Cladonia poroscypha* and 5 Rare Upland or High Quality Common Ecological Communities: *Thuja plicata* - *Pseudotsuga menziesii* - *Abies grandis* / *Mahonia nervosa* / *Polystichum munitum* Forest, Western Redcedar - Douglas-fir - Grand Fir / Dwarf Oregongrape / Western Swordfern Forest, *Pseudotsuga menziesii* - *Tsuga heterophylla* / *Gaultheria shallon* - *Holodiscus discolor* Forest, Douglas-fir - Western Hemlock / Salal - Oceanspray Forest), *Pseudotsuga menziesii* - *Tsuga heterophylla* / *Gaultheria shallon* / *Polystichum munitum* Forest, Douglas-fir - Western Hemlock / Salal / Western Swordfern Forest, *Pseudotsuga menziesii* / *Gaultheria shallon* - *Holodiscus discolor*

Forest, Douglas-fir / Salal - Oceanspray Forest, and *Thuja plicata* - *Abies grandis* / *Polystichum munitum* Forest, Western Redcedar - Grand Fir / Swordfern.

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

No landscaping or other preservation measures are proposed as no impacts to vegetation are anticipated with the proposed zoning amendment.

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

None known.

5. Animals

[Find help answering animal questions](#)⁸

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

Examples include:

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

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

The Washington Department of Fish and Wildlife's Priority Habitats and Species on the Web map (accessed August 2, 2024) indicates there is Townsend's Big-eared Bat within the township. There is old-growth/mature forest and Biodiversity Area and Corridors within Deception Pass State Park. There are also Freshwater Emergent and Freshwater Forested/Shrub Wetlands on a parcel west of the of the site.

The US Fish and Wildlife Service's online IPaC map (accessed August 2, 2024) indicates that the North American Wolverine *Gulo gulo luscus*, Marbled Murrelet *Brachyramphus marmoratus*, Yellow-billed Cuckoo *Coccyzus americanus*, Northwest Pond Turtle *Actinemys marmorata*, Bull Trout *Salvelinus confluentus*, Dolly Varden *Salvelinus malma*, and Monarch Butterfly *Danaus Plexippus* may be present at the project site. There are no Critical Habitats and this location.

The proposed zoning amendment is not anticipated to impact threatened or endangered species, but may offer further protection by placing the site in a more restrictive zoning classification.

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

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

Yes, the site is situated within the Pacific Flyway, which supports a variety of migratory birds. The Pacific Flyway includes the entire west coast of North America reaching from northern Alaska and Canada to the southern tip of Mexico.

The waterways surrounding Fidalgo Island are also used by migrating salmonid species.

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

No preservation measures are proposed as no impacts to wildlife are anticipated with the proposed zoning amendment.

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

None known.

6. Energy and natural resources

[Find help answering energy and natural resource questions](#)⁹

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.

No.

c. What kinds of energy conservation features are included in the plans of this proposal? List other proposed measures to reduce or control energy impacts, if any.

No conservation measures are proposed as the proposed zoning amendment will have no energy needs.

7. Environmental health

[Health Find help with answering environmental health questions](#)¹⁰

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

No.

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

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

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

The Washington Department of Ecology's What's in My Neighborhood: Toxic's Cleanup Map (Accessed August 5, 2024) indicates there are no mapped cleanup sites within a mile of the site.

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

None known.

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

None.

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

None.

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

No conservation measures are proposed as the proposed zoning amendment will have no energy needs.

b. Noise

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

The Naval Air Station Whidbey Island (NASWI) is located south of the project site. Island County's Geo Map indicates the AICUZ Noise contour for 60-65 is located approximately 900-lineal feet south of the site.

- 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)?**

None.

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

No measures are proposed as the proposed zoning amendment is not anticipated to affect noise.

8. Land and shoreline use

[Find help answering land and shoreline use questions](https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-8-Land-shoreline-use)¹¹

- 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.**

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

Please see Question A.11 for a detailed description of the proposed and current land uses. The proposal is not anticipated to impact adjacent properties.

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

No.

- 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.**

The site contains existing trails and access roads.

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

No.

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

Rural Reserve

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

Rural Reserve

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

The site is located outside shoreline jurisdiction.

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

Skagit County's online DNR (WC) Hydrography map dated October 25, 2021 indicates there is a stream on the site. The Skagit County Potential Landslide and Erosion Areas Map indicates the site contains 15 – 40 percent slopes, and greater than 40 percent slopes.

- 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.**

None proposed as no displacement impacts are anticipated.

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

As described in Question A.11, the proposed zoning designation will provide consistency and better align with the use of property as part of Deception Pass State Park.

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

None proposed as no impacts are anticipated.

9. Housing

[Find help answering housing questions](#)¹²

- 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:**

None proposed as no impacts are anticipated.

10. Aesthetics

[Find help answering aesthetics questions](#)¹³

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

No structures are proposed.

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

None.

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

None proposed as no impacts are anticipated.

11. Light and glare

[Find help answering light and glare questions](#)¹⁴

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

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

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

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

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 known.

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

None proposed as no impacts are anticipated.

12. Recreation

[Find help answering recreation questions](#)

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

The site was recently incorporated into Deception Pass State Park. Deception Pass State Park is a 4,134-acre marine and camping park with 77,000-feet of saltwater shoreline. Spanning two islands and connected by a series of iconic bridges, Deception Pass is a popular recreation destination that received over 3 million visitors in 2023.

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

No, the acquisition of the site and incorporation into Deception Pass State Park was proposed to enhance recreational use.

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

As described in Question A.11, the proposed zoning designation will provide consistency and better align with the use of property as part of Deception Pass State Park.

13. Historic and cultural preservation

[Find help answering historic and cultural preservation questions](#)¹⁵

- 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.**

The parcel is undeveloped and there are no structures on the site.

- 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.**

Acquisition of the site was funded by a grant from the Recreation and Conservation Office (RCO) under grant number 20-1223 and is subject to Governor's Executive Order

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

21-02. WSPRC hired a consultant to conduct a cultural resources survey of the project area. (Ives and Jenks 2022). The DAHP project number is: 2022-04-02002

- 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.**

An Inadvertent Discovery Plan will provide guidelines and directions in the event of an unanticipated discovery. WSPRC will follow consultation procedures under Governor's Executive Order 21-02 with Department of Archaeology and Historic Preservation and tribal consultation partners.

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

During the acquisition, an Inadvertent Discovery plan was prepared which will address project specific measures to avoid and minimize any potential impacts to resources. No impacts are anticipated with the proposed zoning amendment.

14. Transportation

[Find help with answering transportation questions](#)¹⁶

- 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.**

The site is undeveloped with the exception of an existing trail system and access roads.

- 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?**

Yes, there is bus stop at the Deception Pass State Park Entrance over a mile south of the site.

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

No.

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

No.

- e. How many vehicular trips per day would be generated by the completed project or proposal? If known, indicate when peak volumes would occur and what percentage of**

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

the volume would be trucks (such as commercial and nonpassenger vehicles). What data or transportation models were used to make these estimates?

No change in use is anticipated as result of the proposed zoning amendments.

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

No.

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

None proposed as no impacts are anticipated.

15. Public services

[Find help answering public service questions¹⁷](#)

- 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 proposed as no impacts are anticipated.

16. Utilities

[Find help answering utilities questions¹⁸](#)

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

None known.

- 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.**

None.

C. Signature

[Find help about who should sign¹⁹](#)

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.

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

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

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



Recoverable Signature

X Kira Swanson

Signed by: Swanson, Kira (PARKS)

Type name of signee: Kira Swanson

Position and agency/organization: Environmental Planner, Washington State Parks

Date submitted: August 6, 2024

D. Supplemental sheet for nonproject actions

[Find help for the nonproject actions worksheet²⁰](#)

Do not use this section for project actions.

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

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

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

As described in Question A.11, the Washington State Parks and Recreation Commission (State Parks) is submitting a Comprehensive Plan/Zoning Map Amendment Request to Skagit County to request that the entirety of parcel number P19610 be zoned as Public Open Space of Regional/Statewide Importance. Skagit County Code 14.16.500 defines the purpose of Public Open Space of Regional/Statewide Importance (OSRSI) as,

“The purpose of the Public Open Space district is to provide a zoning designation for lands in public ownership that are dedicated or reserved for public purposes or enjoyment for recreation, scenic amenities, or for the protection of environmentally sensitive areas. This district encompasses public open space having Statewide and regional importance. For example, Deception Pass, Bayview, Larrabee, Rasar and Rockport State Parks are included in this zoning designation...”

The proposed zoning designation will provide consistency and better align with the use of property as part of Deception Pass State Park. Changing the zoning from Rural Reserve to OSRSI is anticipated to further restrict the types of development that could take place on

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

the parcel and would therefore limit the potential for discharge to water; emissions to air; production, storage, or release of toxic or hazardous substances; or production of noise. However, if recreational uses are not properly managed, then it is possible that environmental impacts could result within the OSRSI zone.

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

While no construction is associated with the proposed zoning amendment, future projects may be proposed. Future development and use will follow the OSRSI zoning requirements. Any proposed development would be consistent with State Parks policies and in compliance with local, state and federal regulations.

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

As described in Sections A and B of the checklist, no construction is associated with the proposed zoning amendment. Review of the Department of Natural Resources Washington Natural Heritage Program Data Explorer (Accessed August 5, 2024), the Washington Department of Fish and Wildlife's Priority Habitats and Species on the Web map (accessed August 2, 2024), and the US Fish and Wildlife Service's online IPaC map (accessed August 2, 2024) indicates there are sensitive species and habitats within the proposal area. The proposed zoning designation will provide consistency and better align with the use of property as part of Deception Pass State Park. The proposed zoning amendment is not anticipated to impact threatened or endangered species, but may offer further protection by placing the site in a more restrictive zoning classification.

- **Proposed measures to protect or conserve plants, animals, fish, or marine life are:**

Changing the zoning from Rural Reserve to OSRSI is anticipated to further restrict the types of development that could take place on the parcel and would therefore limit the potential to affect plants, animals, fish, or marine life. Future development and use will follow the OSRSI zoning requirements. Any proposed development would be consistent with State Parks policies and in compliance with local, state and federal regulations.

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

The proposal is unlikely to have a direct effect on the depletion of energy or natural resources.

- **Proposed measures to protect or conserve energy and natural resources are:**

Land classifications and long-term boundaries generally support the establishment of local corridors and linkages to other regional open spaces and parks.

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?

Skagit County's online DNR (WC) Hydrography map dated October 25, 2021 indicates there is a stream on the site. The Skagit County Potential Landslide and Erosion Areas Map indicates the site contains 15 – 40 percent slopes, and greater than 40 percent slopes.

WSPRC hired a consultant to conduct a cultural resources survey of the project area. (Ives and Jenks 2022). The DAHP project number is: 2022-04-02002. Changing the zoning from Rural Reserve to OSRSI is anticipated to further restrict the types of development that could take place on the parcel and would therefore limit potential impacts to critical areas.

- **Proposed measures to protect such resources or to avoid or reduce impacts are:**

While no construction is associated with the proposed zoning amendment, future projects may be proposed. Future development and use will follow the OSRSI zoning requirements. Any proposed development would be consistent with State Parks policies and in compliance with local, state and federal regulations. During the acquisition, an Inadvertent Discovery plan was prepared which will address project specific measures to avoid and minimize any potential impacts to cultural resources.

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?

The proposal is located outside of the shoreline jurisdiction.

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

Not applicable, the proposal is located outside of shoreline jurisdiction.

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

The site currently contains existing trails and access roads. No change in transportation or public services and utilities use is anticipated as result of the proposed zoning amendment. It is possible that future recreation development may be proposed. If this is the case, then additional utilities maybe required during construction. State Parks staff has developed coordinated law enforcement and emergency response plans with the local emergency service departments, and county sheriff departments.

- **Proposed measures to reduce or respond to such demand(s) are:**

Any future development and use will follow the OSRSI zoning requirements. Any proposed development would be consistent with State Parks policies and in compliance with local, state and federal regulations. Park rangers will continue to service the park on a routine basis and provide emergency response and law enforcement when in the area.

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

The proposal does not appear to be in conflict with any known local, state or federal laws or requirements for protection of the environment.

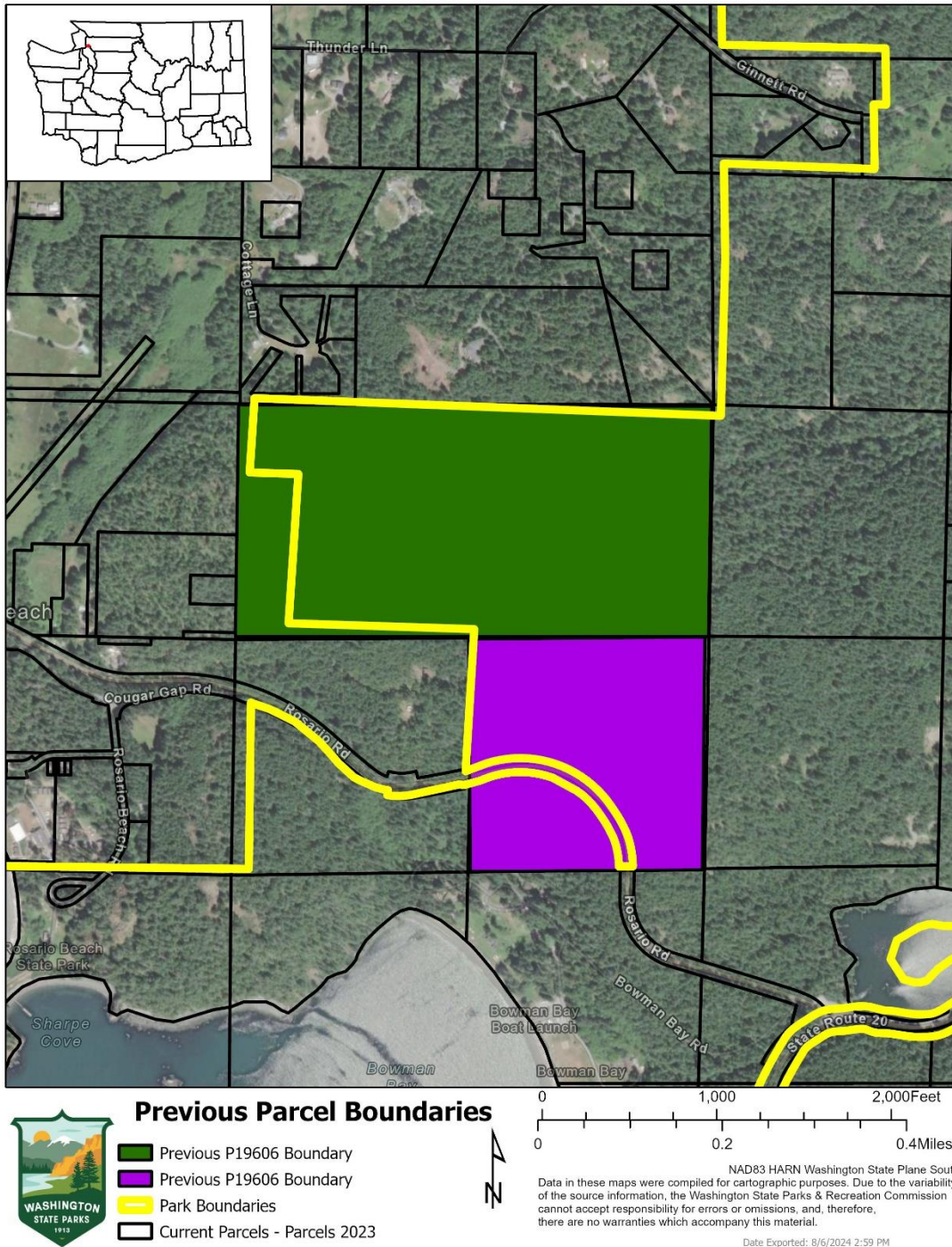


Figure 1. Previous Parcel Boundaries

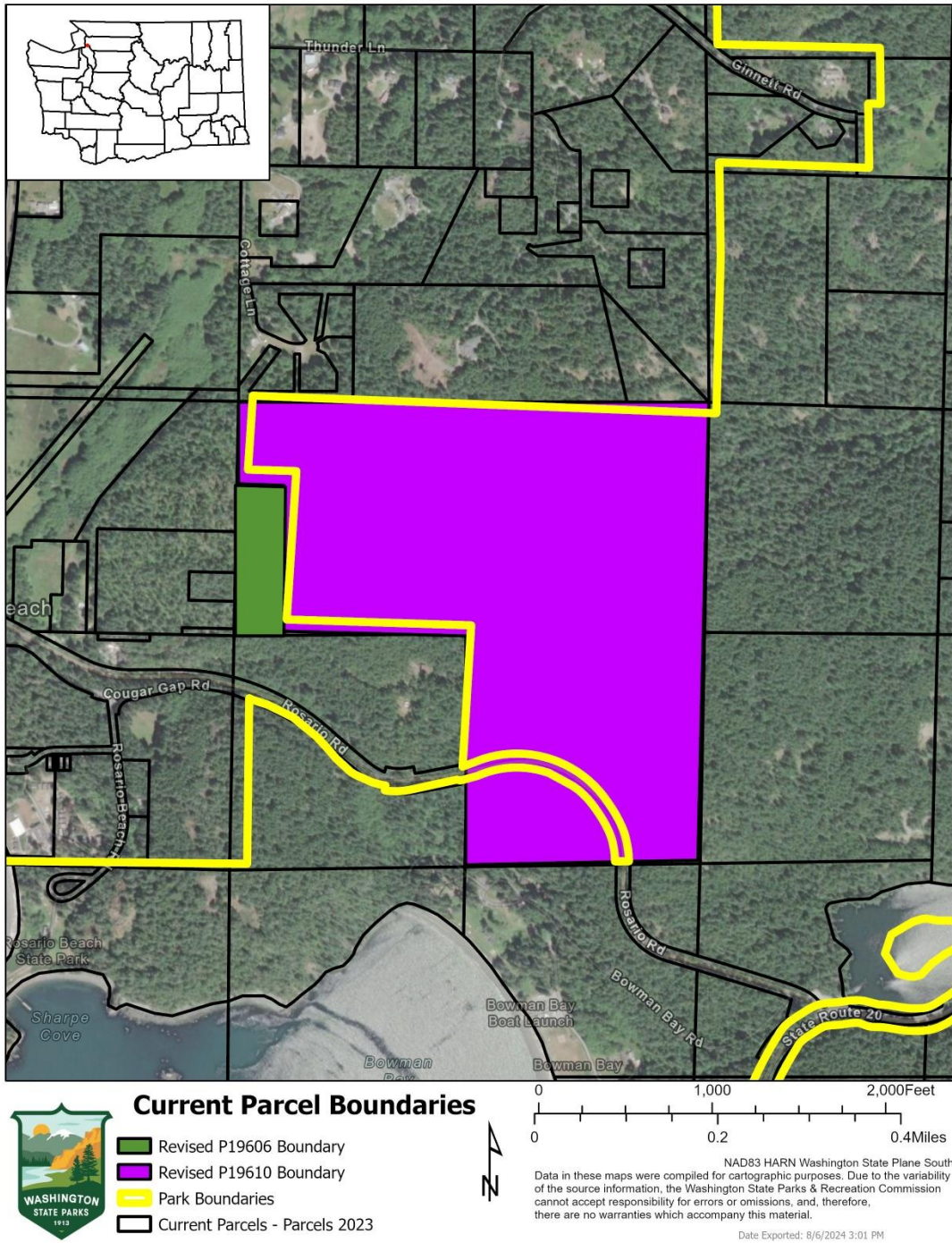


Figure 2. Current Parcel Boundaries

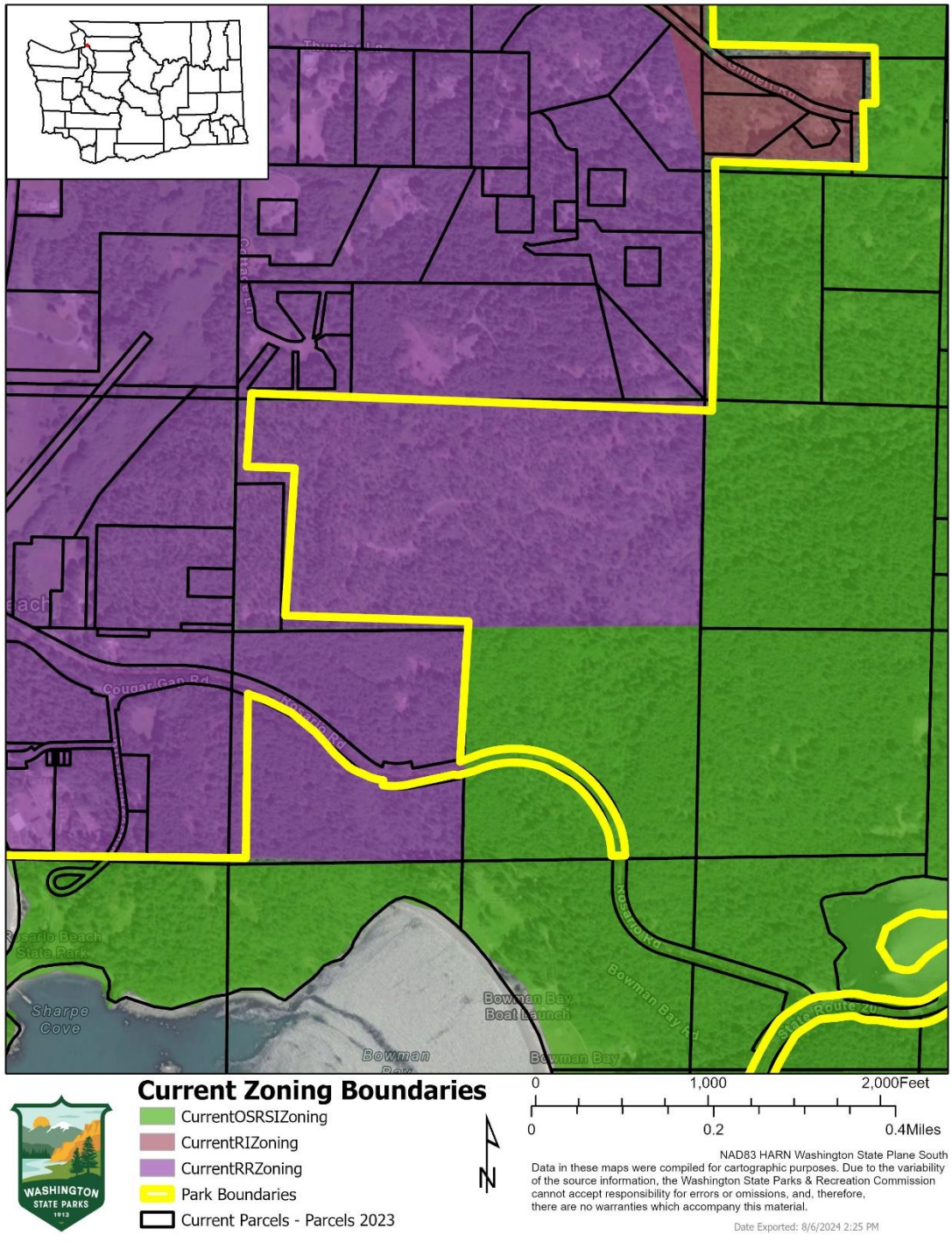
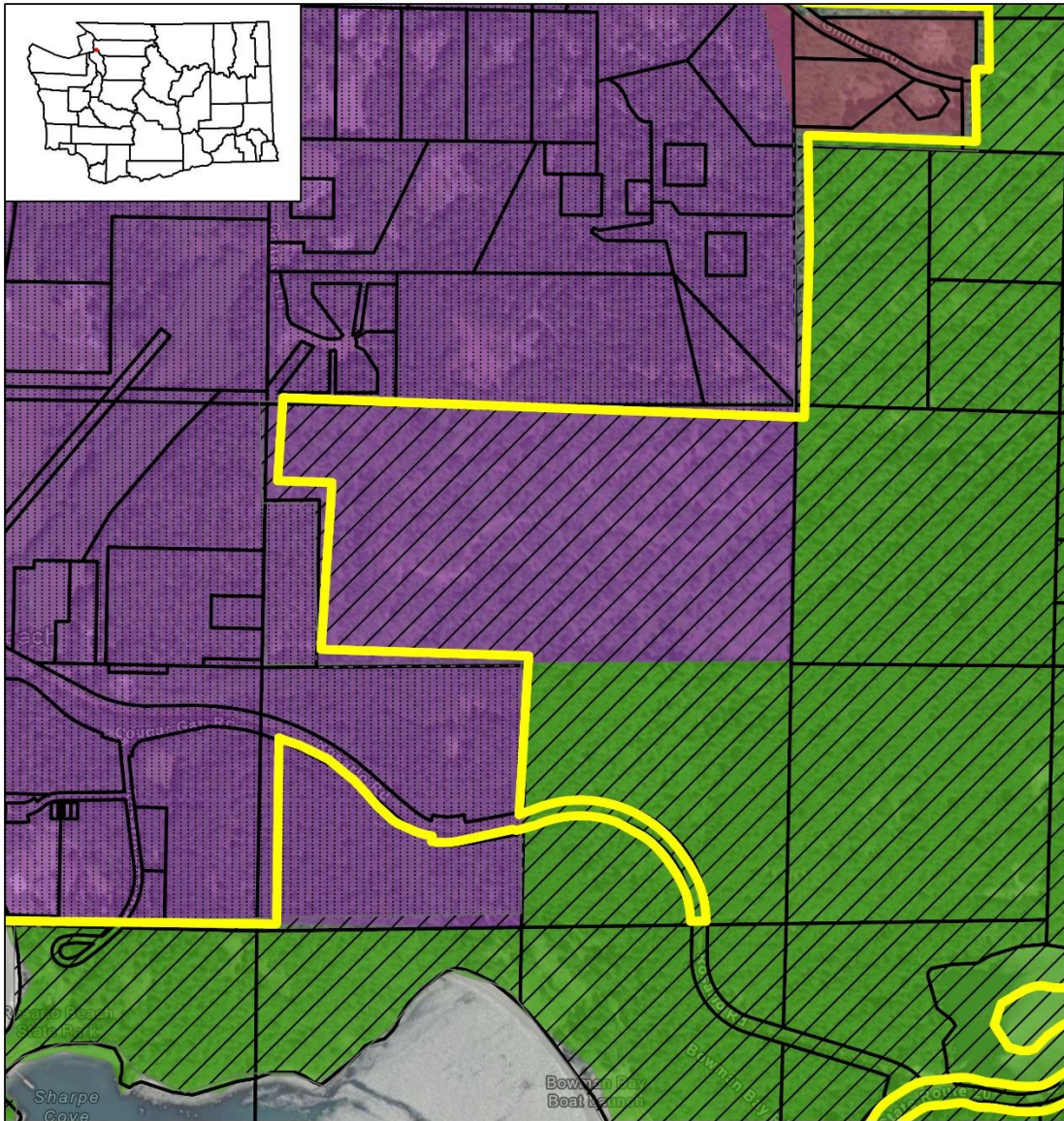
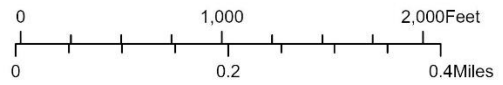
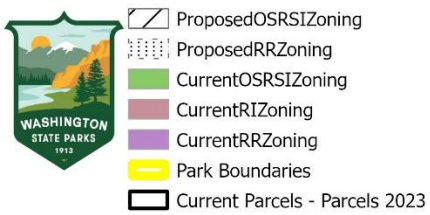


Figure 3. Current Zoning Boundaries



Proposed Zoning



NAD83 HARN Washington State Plane South
 Data in these maps were compiled for cartographic purposes. Due to the variability of the source information, the Washington State Parks & Recreation Commission cannot accept responsibility for errors or omissions, and, therefore, there are no warranties which accompany this material.

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Figure 4. Proposed Parcel Boundaries

Forest Practices Activity Map - Application #



Figure 5. Washington DNR’s online Forest Practices Activity Map (accessed August 2, 2024)