

MITIGATED DETERMINATION OF NONSIGNIFICANCE (MDNS)

PROJECT DESCRIPTION: Fire District #14 filed a Special Use Permit request PL01-0840 for the construction of a new 5,500 square foot fire hall with a proposed future addition of approximately 2,025 square feet on an existing 2.22-acre site. The project proposal includes the placement of approximately 1,093 cubic yards of fill material and the excavation of approximately 1,526 cubic yards of material. The completed project will contain approximately 25,000 square feet of impervious surface, of which approximately 4,000 square feet of impervious surface is slated for the future improvement. There is currently an existing 2,200 square foot fire hall building on site that will remain in operation until the construction of the new proposed building is completed. The proposed project is located within a Rural Reserve (RRv) zoning/comprehensive plan designated area as indicated in the Skagit County Comprehensive Plan and associated maps as adopted July 24, 2000.

PROPONENT: Skagit County Fire District #14, C/O James Garner, 1666 Parkview Lane, Burlington, WA. 98233. Contact Person: Ravnik & Associates, C/O John Ravnik, P.O. Box 361, Burlington, WA. 98233.

PROJECT LOCATION: The proposed project is located at 18726 Parkview Lane, Burlington, on the south side of Parkview Lane, approximately 400 feet west of Old Highway 99, in Alger, within a portion of Section 7, Township 36 North, Range 4 East W.M., Skagit County, Washington.

LEAD AGENCY: Skagit County Planning and Permit Center.

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. This determination is subject to the mitigated measures as identified below and shall be deemed conditions of approval of the land use and/or permit pursuant to Skagit County Code 14.12. Such conditions are considered binding and may not be altered by subsequent decisions unless a threshold determination is re-issued.

1. Temporary erosion/sedimentation control measures, as approved by the Skagit County Department of Public Works, shall be in place prior to the placement of any fill material. The applicant shall maintain all temporary erosion/sedimentation control measures in accordance with the Skagit County Drainage/Erosion/Sedimentation Control Ordinance. Said measures shall remain in place until completion of the project.
2. The applicant shall comply with Northwest Air Pollution Authority requirements.
3. The applicant shall comply with the provisions of Chapter 14.32 of the Skagit County Code, the Skagit County Drainage, Water, Sedimentation Control Ordinance, as it relates to increased runoff resulting from additional impervious surfaces.
4. The applicant shall comply with Fire Code Standards.
5. An engineered soils compaction report shall be required for all

structures placed on fill material.
6. The applicant shall comply with all relevant provisions of 14.24 (Skagit County Critical Areas Ordinance).

This MDNS is issued under WAC 197-11-350(2). The lead agency will not act on this proposal for 15 days from the publication date below.

Comments must be submitted by 12-14-01.

You May appeal this threshold determination in accordance with Skagit County Code 14.06 and 14.12 and then by filing such with the Skagit County Planning and Permit Center for service to the SEPA responsible official within fourteen (14) calendar days after the date of the threshold determination comment period.

Appeals must be submitted no later than: 12-28-01.

RESPONSIBLE OFFICIAL: Planning Director
CONTACT PERSON: Brandon Black, Assistant Planner
ADDRESS: 200 W. Washington Street, Mount Vernon, WA 98273.
PHONE: (360) 336-9410

Date 11-27-01 Signature Brandon Black
for Tom Karsh

cc: WDOE, Public Works, NWAPA, Chal Martin, Fire Marshal, WSDF&W, Skagit Systems Coop, Ravnik & Associates, Applicant

Please Publish: 11-29-01

