



## CITY OF WEST RICHLAND

### DETERMINATION OF NON-SIGNIFICANCE

**File Number:** SEPA-008-2022 (RM-6 Townhouse Text Amendment)

**Applicant:** Christine Batayola, Harms Engineering

**Location of Proposal:** Any properties located with the RM-6 zone

**Description of Proposal:**

Christine Batayola with Harms Engineering, applicant, has applied for a text amendment to the West Richland Zoning Code to adjust the minimum lot dimensions for townhouses/rowhouses so that the size created by the minimum lot dimensions matches the minimum lot size permitted; to eliminate the maximum lot coverage for townhouses/rowhouses; and to reduce the front yard setback for the non-garage portions of townhouses/rowhouses.

**Lead Agency:** West Richland Community Development Department

**Responsible Official:** Eric Mendenhall, Community Development Director  
City of West Richland  
Community Development Department  
3100 Belmont Blvd., Suite 104  
West Richland, WA 99353  
Phone: (509) 967-5902

**Findings:**

1. The City finds that the RM-6 Townhouse Text Amendment will not result in adverse impacts to the environment.

**Threshold Determination:**

The lead agency for this proposal has determined that this proposal will not have a probable significant adverse impact on the environment that cannot be mitigated through compliance with the conditions of the West Richland Municipal Code and other applicable regulations. 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. The responsible official finds this information reasonably sufficient

to evaluate the environmental impacts of this proposal. This information is available to the public upon request.

**Mitigation Measures:**

1. No mitigation measures required at this time; additional environmental review will be conducted during the design phase for each project.

This DNS is issued under 197-11-340(2); the lead agency will not act on this proposal for 14 days from the date of issuance. You may submit comments on this proposal to the address below before 5:00 PM, **April 13, 2022**.

**Staff Contact:** For information on this proposal, contact Elisha Ransom, Associate Planner, at (509) 967-7114 or [eransom@westrichland.org](mailto:eransom@westrichland.org)

**Date:** 3/30/2022

**Signature:**   
Eric Mendenhall, Community Development Director

**Appeal:**

Any agency or person may appeal the lead agency's environmental determination as set forth in WRMC 18.04.260. Appeals of this decision will be accepted until 5:00pm, **April 13, 2022**.