



## 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***

1. Name of proposed project, if applicable:

Amendment to West Richland Municipal Code Title 14 (File #TXT-0005-2022) that creates a definition for school support facilities and allow them in the light industrial, commercial-light industrial and commercial general zoning districts. *This is a non-project action.*

2. Name of applicant:

City of West Richland, Community Development Department

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

C/O Eric Mendenhall, Community Development Manager  
(509)967-5902  
3100 Belmont Blvd.  
West Richland, WA 99353

4. Date checklist prepared:

10/3/2022

5. Agency requesting checklist:

City of West Richland

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

Following review by the Planning Commission in September and October, the ordinance is anticipated to be considered for final action by the City Council in October/November 2022.

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

No planned changes at this time.

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

None.

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.

City of West Richland City Council Approval and adoption of an Ordinance. There is also a 60-day review period with the Department of Commerce (expedited review is being requested to shorten the time period).

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.)

A text amendment to the West Richland Zoning Code to create a definition for “school support facilities” and allow them in the light industrial, commercial-light industrial and commercial general zoning districts.

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.

City-wide, these changes only impact non-residential development.

### **B. Environmental Elements**

Section B is excluded from this checklist, since this proposal is for a non-project action.

### **C. Signature**

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 Eric Mendenhall

Position and Agency/Organization Community Development Director

Date Submitted: 10/3/2022

### **D. Supplemental sheet for nonproject actions**

**(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?  
Changing the development regulations in West Richland for the proposed amendments is not anticipated to lead to *increased* discharges to water, emissions to air, etc., However, the code change may facilitate that additional uses be established in the city as compared to what is currently allowed, and development of additional related uses and businesses could contribute to increased emissions to air and/or production of noise, which is dependent on the use.

Proposed measures to avoid or reduce such increases are:

None proposed.

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

Changing the development regulations in West Richland for as proposed is not anticipated to negatively affect plants, animals, fish or marine life. The changes under this proposal will not change any aspects of the city's protection of these items under the Critical Areas Ordinance.

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

None proposed.

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

Changing the development regulations in West Richland as proposed is not anticipated to deplete energy or natural resources. However, the code change may facilitate that additional uses be established in the city as compared to what is currently allowed, and development of additional related uses and businesses could contribute to increased use of energy and natural resources, which is dependent on the use.

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

None proposed.

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?

The proposal does not have any likely affect as building applications are reviewed for compliance with the city's critical areas ordinance.

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

None proposed.

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 will not affect shoreline land use as it is limited uses in the commercial and industrial districts, neither of which are located in the shoreline. Any proposed use or development within shoreline jurisdiction is subject to the City's Shoreline Master Program.

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

None proposed.

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

The proposal will not have any influence on demands for transportation, public services or utilities.

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

None proposed.

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

None known.