

**State Environmental Policy Act (SEPA)  
ENVIRONMENTAL CHECKLIST**

**File No.** \_\_\_\_\_

(WCE Job No. 2776)

**PLEASE READ CAREFULLY BEFORE COMPLETING THE CHECKLIST!**

**Purpose of Checklist:**

The State Environmental Policy Act (SEPA) chapter 43.21C RCW, requires all governmental agencies to consider the environmental impacts of a proposal before making decisions. An Environmental Impact Statement (EIS) must be prepared for all proposals with probable significant adverse impacts on the quality of the environment. The purpose of this checklist is to provide information to help you and the agency identify impacts from your proposal (and to reduce or avoid impacts from the proposal, if it can be done) and to help the agency decide whether an EIS is required.

**Instructions for Applicants:**

This environmental checklist asks you to describe some basic information about your proposal. Governmental agencies use this checklist to determine whether the environmental impacts of your proposal are significant, requiring preparation of an EIS. Answer the questions briefly, with the most precise information known, or give the best description you can.

You must answer each question accurately and carefully, to the best of your knowledge. In most cases, you should be able to answer the questions from your own observations or project plans without the need to hire experts. If you really do not know the answer, or if a question does not apply to your proposal, write "do not know" or "does not apply." Complete answers to the questions now may avoid unnecessary delays later.

Some questions ask about governmental regulations, such as zoning, shoreline, and landmark designations. Answer these questions if you can. If you have problems, the governmental agencies can assist you.

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 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.

**Use of checklist for nonproject proposals:**

Complete this checklist for nonproject proposals, even though questions may be answered "*does not apply.*"

IN ADDITION, complete the SUPPLEMENTAL SHEET FOR NONPROJECT ACTIONS (Part D).

For nonproject actions, the references in the checklist to the words "project," "applicant," and "property or site" should be read as "proposal," "proposer," and "affected geographic area," respectively.

**A. BACKGROUND**

1. Name of proposed project: 1606 N Fiske Street Apartments
2. Applicant: Whipple Consulting Engineers, Inc.
3. Address: 21 S. Pines Road  
City/State/Zip: Spokane Valley, WA 99206 Phone: 509.893.2617  
Agent or Primary Contact: Ray Kimball, P.E.  
Address: 21 S. Pines Road  
City/State/Zip: Spokane Valley, WA 99206 Phone: 509.893.2617  
Location of Project: Spokane, Washington  
Address: 1606 N. Fiske Street  
Section: 10 Quarter: SW Township: 25 Range: 43 E  
Tax Parcel Number(s) 35103.3007
4. Date checklist prepared: December 16, 2020
5. Agency requesting checklist: City of Spokane, Washington
6. Proposed timing or schedule (including phasing, if applicable):  
Construction is scheduled to begin in the summer of 2021.
7. a. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain.  
There are no plans for future additions, expansion, or further activity related to or connected with this proposal.  
b. Do you own or have options on land nearby or adjacent to this proposal? If yes, explain.  
No, the owner does not have options on land nearby or adjacent to this proposal.
8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal.  
This SEPA Checklist, Trip Generation and Distribution Letter, possibly a Geotech evaluation as well as other information as required.
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.  
There are no pending governmental approvals of other proposals impacting this proposal.

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

Permits expected to be necessary include SEPA, grading, building, access, ROW, and sign permits, as well as driveway and street obstruction permits.

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.

The project proposes the development of a .41 acre +/- site at the northeast corner of Fiske Street and Augusta Avenue. This project will develop a single building 24-unit apartment complex with parking, fencing, landscaping, utilities, and open space. For 24 units there will be approximately 26 new parking spaces and there may be an additional 7 street spaces available. Site development will include clearing and grading the site for proper drainage; cuts and fills are expected. This is expected to be a net cut project. Net cut quantities are anticipated to be 1,700 to 2,400 cubic yards and total earth movement quantities are anticipated to be approximately 3,000 cubic yards.

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 application related to this checklist.

The project is located at the northeast corner of Fiske Street and Augusta Avenue in Section 10, Township 25N, Range 45 E.W.M. The parcel number of the subject property is 35103.3007.

13. Does the proposed action lie within the Aquifer Sensitive Area (ASA)? The General Sewer Service Area? The Priority Sewer Service Area? The City of Spokane? (See: Spokane County's ASA Overlay Zone Atlas for boundaries.)

The subject property lies within the Aquifer Sensitive Area, the General Sewer Service Area, Priority Sewer Service Area, and the City of Spokane.

14. The following questions supplement Part A.

a. Critical Aquifer Recharge Area (CARA) / Aquifer Sensitive Area (ASA)

- (1) Describe any systems, other than those designed for the disposal of sanitary waste installed for the purpose of discharging fluids below the ground surface (includes systems such as those for the disposal of stormwater or drainage from floor drains). Describe the type of system, the amount of material to be disposed of through the system and the types of material likely to be disposed of (including materials which may enter the system inadvertently through spills or as a result of firefighting activities).

The stormwater management system proposed for the site will include a bio-retention LID pond for treatment and City standard drywells that will allow treated surface water runoff to percolate below the ground surface. All stormwater systems will be provided per the Spokane Regional Stormwater Manual (SRSM).

- (2) Will any chemicals (especially organic solvents or petroleum fuels) be stored in aboveground or underground storage tanks? If so, what types and quantities of material will be stored?

During construction, no chemicals will be stored on site. After development, it would be expected that household volumes of these types of chemicals will be stored above ground in appropriately sized containers of less than 5 gallons.

- (3) What protective measures will be taken to ensure that leaks or spills of any chemicals stored or used on site will not be allowed to percolate to groundwater. This includes measures to keep chemicals out of disposal systems.

Applicable BMP's will be used during construction to contain any leaks or spills if they occur from vehicle refueling and oiling operations. After development, small household leaks or spills will be adequately handled prior to leaving the hard surface areas by individual residents. The project will be hooked to the public sewer system, so not septic type disposal systems will be present.

- (4) Will any chemicals be stored, handled or used on the site in a location where a spill or leak will drain to surface or groundwater or to a stormwater disposal system discharging to surface or groundwater?

There could be household chemicals stored on-site, spills associated with household volumes will be handled on-site by the responsible resident.

b. Stormwater

(1) What are the depths on the site to groundwater and to bedrock (if known)?

The depth to groundwater is estimated to be approximately 30 to 45 feet below the site based on nearby water well logs obtained from the WDOE. Depth to bedrock is unknown, given that it was not observed in the geotechnical report test pits.

(2) Will stormwater be discharged into the ground? If so, describe any potential impacts.

Yes, treated stormwater will be discharged into the ground via drywells and bio-retention LID ponds; per the SRSM, no impacts beyond those noted in the SRSM are anticipated. The treatment pond is proposed for the south half of the east side of the site.

**B. ENVIRONMENTAL ELEMENTS**

**1. Earth**

a. General description of the site (check one):

Flat    Rolling    Hilly    Steep slopes    Mountainous

Other: \_\_\_\_\_  
\_\_\_\_\_

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

The steepest slope on site is approximately 3%

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.

7110–Urban land-Opportunity, disturbed complex, 0 to 3 percent slopes

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

A review of Map Spokane shows no history of unstable soils in the immediate vicinity.

- 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:  
Site development will include clearing and grading the site for proper drainage; cuts and fills are expected. This is expected to be a net cut project. This is expected to be a net cut project. Net cut quantities are anticipated to be 700 to 1,400 cubic yards and total earth movement quantities are anticipated to be approximately 2,000 cubic yards.
- f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe.  
Yes, erosion could occur during construction from rain and/or wind.
- g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt, or buildings)?  
Approximately 80-90% of the site will be covered with impervious surfaces including buildings, parking spaces, and sidewalks.
- h. Proposed measures to reduce or control erosion or other impacts to the earth, if any:  
Applicable BMPs will be used during construction to reduce or control erosion including silt fences or temporary swales. Non impervious surfaces will be re-vegetated.

## **2. Air**

- a. What type 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.  
Dust and automobile emissions will increase during demolition and construction activities; automobile emissions will increase after completion of the project due to increased traffic to the site; however, no general increase in emissions to the surrounding area is anticipated.
- b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.  
There are no known off-site sources of emissions or odor that may affect this proposal.

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

Dust control methods including watering and street sweeping will be employed during demolition and construction, and a path of travel for construction equipment entering and leaving the site will be defined to keep streets as clean as practical. Upon completion of construction, areas will be re-vegetated in accordance with City of Spokane landscaping development standards.

### 3. Water

- a. SURFACE WATER:

(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.

No, the nearest surface water body to the site is the Spokane River, which is approximately 1,800 feet to the north.

(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, this project will not require any work near surface water bodies.

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

No nearby surface water bodies exist so no fill or dredge material will be used in this project.

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

No surface water diversions or withdrawals are anticipated with this project.

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

No, this proposal does not lie within or near to a 100-year floodplain according to the FEMA maps.

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

No waste materials will be discharged to surface waters as the site will be connected to public sewer.

b. GROUNDWATER:

- (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.

This project will not directly withdraw water; however, this project will connect to a public water system and be served under their current water right. No specific or identifiable increase or impact is anticipated by development of this project. Additionally, treated stormwater will be discharged via the constructed stormwater system.

- (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.

No waste will be discharged as the site is connected to a public sewer.

c. WATER RUNOFF (INCLUDING STORMWATER):

- (1) Describe the source of runoff (including stormwater) 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.

Stormwater runoff will be collected from surface parking area and building roofs before being treated and directed to a bio-retention LID pond and drywell. Approximately 2,000 cf of runoff may be generated by this development for the 25-year storm. No offsite discharge is expected.

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

No waste materials are expected to enter ground or surface waters. While surface pollutants will migrate from pavement areas to the bio-retention LID pond, this water will be treated as required by the SRSM and maintained in the near surficial soils.

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

No, the proposal will not alter or affect drainage patterns in the vicinity of the site.



- d. PROPOSED MEASURES to reduce or control surface, ground, and runoff water, and drainage patten impacts, if any.

Surface and roof water runoff will be directed to a bio-retention LID pond and drywell as required by the City of Spokane and the SRSM.

#### 4. Plants

- a. Check the type of vegetation found on the site:

Deciduous tree:  alder  maple  aspen

Other: One Deciduous tree on site

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: Weeds

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

It should be expected that all existing vegetation will be removed.

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

A review of the USFW endangered species website did not reveal any critical habitat. There are 21 animal species and 10 plant species listed in Washington. Of these, none are found on site; however, the following have habitat that covers this region: Yellow-Billed Cuckoo and Spaldings Catchfly.

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

Non-impervious areas of the site will be landscaped with a combination of trees, shrub groundcover, and grass.

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

There are various weeds present throughout the site, including knapweed.

## 5. Animals

- a. Check and 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:

Birds:  hawk  heron  eagle  songbirds

Other: \_\_\_\_\_

Mammals:  deer  bear  elk  beaver

Other: \_\_\_\_\_

Fish:  bass  salmon  trout  herring  shellfish

Other: Not applicable, none observed.

Other (not listed in above categories): \_\_\_\_\_

\_\_\_\_\_

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

A review of the USFW endangered species website did not reveal any critical habitat. There are 21 animal species and 10 plant species listed in Washington. Of these, none are found on site; however, the following have habitat that covers this region: Yellow-Billed Cuckoo and Spaldings Catchfly.

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

Spokane County is part of the Pacific Flyway migration route. An online review of the County Habitat map did not list any migration routes in this area.

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

As this is a highly urbanized development within the Urban Growth Boundary, no preservation or enhancement measures will be provided.

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

There are no known invasive animal species known to be on or near the site.

## 6. Energy and natural resources

- 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.

The completed project will use electric for lighting and cooling. Natural gas may be used for heating.

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

No, the buildings will be 35' max height, or as allowed by code, which should not affect the collection of solar energy by adjacent properties.

- 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:

At this time none are proposed beyond those required by current city, state, county, and national energy code.

## 7. Environmental health

- 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.

No environmental health hazards are anticipated; however, there may be a modest increased risk of structure fire due to new structures being constructed where none existed previously; however, the threat from wildlands fire will be reduced due to cleaning operations.

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

There are no known possible contaminations at the site from past or present uses.

(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.

No existing hazardous chemicals or conditions that might affect project development and design are known.

(3) Describe any toxic or hazardous chemicals/conditions 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.

No toxic or hazardous chemicals or conditions are anticipated.

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

No special services are anticipated to be required for this project as level of service as noted in the City's Comprehensive Plan is assumed to be adequate.

(5) Proposed measures to reduce or control environmental health hazards, if any:

There are no proposed measures to reduce or control environmental health hazards.

b. NOISE:

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

There are no known sources of noise that would affect the project.

(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.

In the short term, noises from construction equipment for both land disturbing and building construction. Long term noise would be typical traffic and occupant noises associated with multifamily residential areas such as kids, pets, etc. Construction noise is anticipated to occur during daylight hours.

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

As this is a multifamily residential project within an urbanized corridor, no measures are proposed other than those required by code.

**8. Land and shoreline use**

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.

The current site is undeveloped land. Adjacent uses are single family residences to the north and west, and commercial uses to the east and south.

- 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?

The project site has not been known to be used as working farmland or working forest lands.

- 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, as there are no nearby working farm or forest land business operations.

- c. Describe any structures on the site.

There are no structures currently located on the subject property.

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

No structures exist on the property so no structures will be demolished.

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

The subject property is currently zoned CB(Community Business)-55.

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

The current comprehensive plan designation of the subject property is General Commercial.

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

There is no current shoreline master program designation of the subject property.

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

This site is not classified as a critical area by the city or county.

- i. Approximately how many people would reside or work in the completed project?

Approximately 36 people would reside or work in the completed project.

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

The completed project is not anticipated to displace any people.

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

There are no proposed measures to avoid or reduce displacement impacts.

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

Compatibility established via review of the City Zoning Code, as well as this SEPA and building permit process.

- m. Proposed measures to ensure the proposal is compatible with nearby agricultural and forest lands of long-term commercial significance, if any:

Compatibility for this project is established via review of the City Zoning Code, as well as this SEPA and building permit process.

## **9. Housing**

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

24 middle-income apartment units will be provided through this project.

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

No units will be eliminated.

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

There are no proposed measures to reduce or control housing impacts.

## **10. Aesthetics**

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

The tallest structure is anticipated to be three stories and no taller than allowed by code. Exteriors may be one of the following or a combination; wood, brick, aluminum, lap siding (wood/concrete/vinyl) with cultured or natural stone, windows, doors, asphalt shingles or metal roofing, those materials common to house construction within the Spokane Region.

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

No views in the immediate vicinity would be altered or obstructed.

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

There are no measures proposed to reduce or control aesthetic impacts.

## 11. Light and Glare

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

Light and glare will result from the project's exterior building lights, and headlights from on-site traffic although mitigated by landscaping and change in the site's topography.

- b. Could light or glare from the finished project be a safety hazard or interfere with views?

No light or glare from the finished project will be a safety hazard or interfere with views.

- c. What existing off-site sources of light or glare may affect your proposal?

No known off-site sources of light or glare would affect this proposal.

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

Project will use shielded/cut-off light fixtures to control glare with reduced lighting levels during after-hours operation.

## 12. Recreation

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

Formal recreational opportunities include Chief Garry Park, the Community College River Walk, the Centennial Trail, and Stone Park. Informal recreational opportunities include Spokane Community college and Stevens Elementary School.

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

No existing recreational uses are expected to be displaced by this project.

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

No measures to reduce or control impacts on recreation are proposed, and no new recreation opportunities are proposed to be added.

## 13. Historic and cultural preservation

- a. Are there any buildings, structures, or sites, located on or near the sited that are over 45 years old listed in or eligible for listing in national, state, or local preservation registers located on or near the site? If so, specifically describe.

A review of WISAARD reveals none.

- 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.

An inadvertent discovery plan will be prepared noting that during construction, if any artifact or human remains are discovered the project will stop in that area and the City and owner will be notified.

- 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 archaeology and historic preservation, archaeological surveys, historic maps, GIS data, etc.

No impacts are anticipated; therefore, no methods to assess impact are proposed.

- 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

None proposed.

#### **14. Transportation**

- 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 adjacent to E Nora Avenue, and adjacent to and served by N Fiske Street. Nearby arterials include N Greene Street to the east and E Mission Avenue to the south.

- b. Is 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

There is a bus stop for routes 32 and 24 on the intersection of Green and Mission, approximately .12 miles to the southeast of the site.

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

The project will include approximately 26 parking spaces, one of which is an ADA parking stall. There may be 7 additional street parking spaces along Augusta Avenue and Fiske Street. No parking units will be removed.



- 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).

This project will require access from Fiske. Both Fiske Street and Augusta Avenue will be improved. These improvements include new curb, swales, and sidewalk.

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

No, this project will not use water, rail, or air transportation.

- 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 non-passenger vehicles). What data or transportation models were used to make these estimates?

This project will produce 9 AM peak hour trips and 11 PM peak hour trips, and an ADT of 131 trips. Please see attached Trip Generation Letter.

*(Note: to assist in review and if known, indicate vehicle trips during PM peak, AM Peak, and Weekday (24 hours).)*

- 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, general describe.

This proposal will not interfere with, affect, or be affected by the movement of agricultural and forest products on roads or streets in the area.

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

Access locations and configuration will be in accordance with City Traffic Engineer recommendations and site plan.

## **15. Public services**

- 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.

At this time and as an infill project we do not believe that this project will negatively impact these services below an acceptable level nor beyond the services' ability to self-regulate per the City Comprehensive Plan.

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

No measures are proposed to reduce or control direct impacts on public services.

**16. Utilities**

a. Check utilities currently available at the site:

- electricity
- natural gas
- water
- refuse service
- telephone
- sanitary sewer
- septic system

Other: \_\_\_\_\_

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:

Domestic water, fire water, sanitary sewer, gas, telephone/communications, and electrical services will all be provided using existing nearby utility infrastructure onsite.

Water—City of Spokane

Sewer—City of Spokane

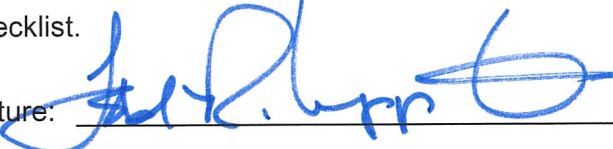
Telephone—Century Link

Cable/Phone—Comcast

Gas/Power—Avista

**C. SIGNATURE**

I, the undersigned, swear under penalty of perjury that the above responses are made truthfully and to the best of my knowledge. I also understand that, should there be any willful misrepresentation or willful lack of full disclosure on my part, the agency must withdraw any determination of Nonsignificance that it might issue in reliance upon this checklist.

Date: 12/28/2020 Signature: 

**Please Print or Type:**

Proponent: WCE Todd R. Whimbek Address: 21 S. Pines Rd  
Phone: 509-893-2617 Spokane, WA 99206

Person completing form (if different from proponent): \_\_\_\_\_

Phone: \_\_\_\_\_ Address: \_\_\_\_\_

<p><b>FOR STAFF USE ONLY</b></p> <p>Staff member(s) reviewing checklist: _____</p> <p>Based on this staff review of the environmental checklist and other pertinent information, the staff concludes that:</p> <p><input type="checkbox"/> A. there are no probable significant adverse impacts and recommends a Determination of Nonsignificance.</p> <p><input type="checkbox"/> B. probable significant adverse environmental impacts do exist for the current proposal and recommends a Mitigated Determination of Nonsignificance with conditions.</p> <p><input type="checkbox"/> C. there are probable significant adverse environmental impacts and recommends a Determination of Significance.</p>
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