



File No. EA2020-117

**CITY OF RICHLAND**  
**Determination of Non-Significance**

**Description of Proposal:** Grading/filling of approximately 2,500 cubic yards of material in order to prepare the site for the future construction of a 5,200 square foot pre-engineered metal building.

**Proponent:** Matson Construction, LLC  
Attn: Calvin Matson  
P.O. Box 794  
Richland, WA 99352

**Location of Proposal:** The project site is located at 2554 Roberston Drive, Richland, WA 99352.

**Lead Agency:** City of Richland

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.

( ) There is no comment for the DNS.

( X ) This DNS is issued under WAC 197-11-340(2); the lead agency will not act on this proposal for fourteen days from the date of issuance.

( ) This DNS is issued after using the optional DNS process in WAC 197-11-355. There is no further comment period on the DNS.

**Responsible Official:** Mike Stevens

**Position/Title:** Planning Manager

**Address:** 625 Swift Blvd., MS #35, Richland, WA 99352

**Date:** July 30, 2020

**Signature** \_\_\_\_\_



## COMMUNITY DEVELOPMENT DEPARTMENT

625 Swift Blvd, Richland, WA 99352

Phone: 509-942-7794 Fax: 509-942-7764

## GRADING PERMITS

Grading permits are regulated by Appendix J of the 2015 IBC. Fees are according to the fee schedule of the 1997 UBC Appendix Chapter 33, Table A-33-A (plan review fee) and Table A-33-B (grading permit).

### SUBMITTAL REQUIREMENTS:

1. **Application for Grading Permit**
2. **Affidavit for Grading Operations**
3. **Site Plan** - A site plan showing existing grade and finished grade in contour intervals of sufficient clarity to indicate the nature and extent of the work shall be submitted. The grades must also show in detail that it complies with all the requirements for slopes and setbacks in Appendix J. The site plan must also show the existing grades on adjoining properties in sufficient detail to identify how grade changes will conform to the requirements of Appendix J. The City requires 6 sets of the site plan to be submitted.
4. **Geotechnical Report** - A soils report prepared by a registered design professional shall be provided. It must contain the minimum following information:
  - a. Existing soils types and distribution of existing soils.
  - b. Conclusions and recommendations for grading procedures, specifically describing that all Appendix J requirements are being met.
  - c. Soil design criteria for any structures (walls, etc.) or embankments, required to accomplish the proposed grading.
  - d. Slope stability studies and recommendations, specifically describing that all Appendix J requirements are being met, including recommendations and conclusions regarding site geology.
  - e. Liquefaction study (required only where mapped maximum earthquake  $S_s$  is greater than 0.5g).
5. **SEPA required if more than 500 CY being moved.**

### Inspection Process after Permit Issuance

In addition to periodic inspections by the City (pre-fill placement, all buried items—such as filter fabrics, etc.—prior to burial, and at least one inspection of one layer of fill placement during compaction), the owner shall hire either a certified special inspector or a registered design professional to inspect all work in accordance with Section 1705.6 of the 2015 IBC (site preparation, during fill placement, in-place density evaluations). Written field reports and density test reports by either the special inspector or by the registered design professional shall be submitted to the City following each site visit. A final inspection by the City will occur when all the work is done, all written reports have been submitted, AND written final letter from the special inspector or registered design professional is received. Final letter shall document compliance with the Geotechnical Report.

Please read and have your professionals read and apply each section of Appendix J concerning excavations, fills, and especially SETBACKS and drainage, terracing, and erosion. The plans and reports submitted before permit issuance must clearly show how each of these sections is being addressed in your proposal.

**CITY OF RICHLAND**

[www.ci.richland.wa.us](http://www.ci.richland.wa.us)

**Application for Grading Permit**

<b>PROJECT NAME / OWNER NAME</b> Double J Office - Matson Construction, LLC			
Owner's or Tenant's Mailing Address / City / State / Zip Po Box 5631, Pasco, WA 99302		Phone Number 509-627-2030	
Fax Number 509-769-5050	Cell Number 509-710-5420	EMail calvin@matsonconstruction.com	
Property Owner (if different from Project Owner) Matson Construction, LLC		Phone Number	
Property Owner's current Address / City / State / Zip 4602 Kennedy Rd, Ste B, West Richland, WA 99353			
Project Contact Name & Company Calvin Matson, Matson Construction		Contact Number 509-710-5420	EMail calvin@doublejexcavating.com
<b>ADDRESS OF PROPERTY</b> TBD - West of Logston Blvd, North of Robertson Drive - City of Richland 2554 Robertson Dr			
Tax Parcel # 12808100002011	Subdivision	Lot	Block
<b>Lender Information – required for projects over \$5000 in valuation per RCW 19.27.095</b> If a lender or bond company is not loaning monies on this project, please check here: <input type="checkbox"/>			
LENDING INSTITUTION – Name/Address Community First Bank		Phone Number 509-735-5004	
Description of project: (fully describe the type of grading to be done, fill to be used, wetlands, etc.) The site will be graded for drainage and the desired building elevations. Fill will be required, the source of which will be determined by the contractor.			
ESTIMATED # OF CUBIC YARDS OF EARTH TO BE MOVED, FILLED, AND/OR GRADED:		2,500	<b>CUBIC YARDS</b>
<b>CONTRACTOR FOR PROJECT</b> (please note that all sub-contractors also must have a City of Richland business license)			
Name Double J Excavating, Inc.		City Business License <b>Required prior to permit issuance</b> <input type="checkbox"/> Yes <input type="checkbox"/> No	
Address/City/State/Zip 4602 Kennedy Road, Suite B, West Richland, WA 99353		Phone 509-710-5420	
Fax Number	Cell Number 509-710-5420	EMail calvin@doublejexcavating.com	
<b>CIVIL ENGINEER</b> (required for certain grading permits, see Appendix J of the 2015 IBC)			
Name Knutzen Engineering	St License # 39372	Phone Number 509-222-0959	Fax Number
Address/City/State/Zip 5401 Ridgeline Drive, Suite 160, Kennewick, WA 99338		EMail nathan@knutzenengineering.com	
<b>SOILS ENGINEER</b> (required for certain grading permits, see Appendix J of the 2015 IBC)			
Name Knutzen Engineering	St License # 25903	Phone Number 509-546-1980	Fax Number
Address/City/State/Zip 1106 Ledwich Ave, Yakima, WA 98902		EMail dburrie@baertesting.com	
Billing Account: - check party responsible for fees: <input checked="" type="checkbox"/> Owner <input type="checkbox"/> Contractor <input type="checkbox"/> Applicant		<b>FOR OFFICE USE ONLY</b> <b>PERMIT#</b> <b>INITIALS</b>	

I understand that this permit application is valid for 180 days. If the permit is not obtained within 180 days, all submittal documents will be discarded.

  
\_\_\_\_\_  
Signature of Owner or Authorized Agent

07/16/2020

\_\_\_\_\_  
Date



COMMUNITY DEVELOPMENT DEPARTMENT  
625 Swift Blvd., Richland, WA 99352  
Phone: 509-942-7794 Fax: 509-942-7764

**AFFIDAVIT FOR GRADING OPERATIONS  
REQUIREMENTS FOR CITY INSPECTION OF GRADING**

APN - 128081000002011 West of Logston Blvd/North of Robertson Drive, Richland, WA (Horn Rapids)  
Address or legal description of property where project is being proposed

New Commercial Building - Office & Shop

Description of project (i.e., new commercial building, addition, new residence, etc.)

**EXPLANATION OF CITY INSPECTION REQUIREMENTS**

In accordance with the Appendix J of the IBC, it is the City's policy that grading operations shall require a permit. "Grading" is the movement of soil in the form of excavation and/or placement of fill. The City recognizes that grading is a necessary and beneficial activity when appropriately managed to reduce harmful effects to the community and the environment. Under an issued grading permit, multiple inspections will be specified. These City inspections are in addition to the required on-site observation and written field reports by the soils engineer AND are in addition to any required soils compaction testing by third-party testing agencies. To verify that you understand the requirements to receive a grading permit and to have the grading work inspected by the City, we are requiring the contractor, owner, or owner's agent who picks up the grading permit to sign this affidavit attesting that they understand the potential penalties allowed by law for failure to call for City inspection of the grading work.


The preliminary meeting noted in item #1 on the "green" permit sign-off card is **MANDATORY**. This meeting helps establish with the City inspector what the parameters of the grading operations will be, what kind of inspections will be needed, and how often.

As allowed by law in RMC Title 21 and building code Section 109, failure to call for inspections may result in fines of up to \$5000/day and other legal penalties to be levied against the owner of the property, as well as notices to "stop work".

The City does not want to hinder development work, but serious grading problems have occurred because of failure to follow permit requirements. The City does not want to delay your project, so please follow these inspection requirements.

**AFFIDAVIT**

By signing below, I hereby affirm that I have read and understand the inspection requirements. I further attest and affirm that I understand the legal ramifications, including penalties as noted by law, for failure to call for City inspection of the grading work for which this permit is being issued. My signature below represents a good faith effort to ensure that the grading contractor will call for City inspection of the grading work as noted on the permit sign-off card ("green card"). I will keep this sign-off card and the field set of approved plans on the job site for the City inspector to use during inspections. If a sub-contractor is hired to accomplish the grading work, I hereby affirm that all information relating to City inspections as noted herein and as noted on the permit sign-off card will be given to the sub-contractor. If I am not the owner of the property for which this permit is being issued, then by my signature, I attest that I am an authorized agent of the owner and have authority to sign this affidavit on behalf of the owner.

  
Signature of owner (or authorized representative of owner or corporation)

  
Date

# 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** [\[HELP\]](#)

1. Name of proposed project, if applicable: **Robertson Drive Building**
2. Name of applicant: **Matson Construction, LLC**
3. Address and phone number of applicant and contact person: **Calvin Matson 509-710-5420  
PO Box 794, Richland, WA 99352**

4. Date checklist prepared: 07/17/2020
5. Agency requesting checklist: City of Richland
6. Proposed timing or schedule (including phasing, if applicable): Planning to start project upon approval of grading permit.
7. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain. Yes, possibility of adding another 1-2 bldg's for storage/warehouse in the future.
8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal. No environmental information known of or planned for this project.
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. No other pending applications or proposals.
10. List any government approvals or permits that will be needed for your proposal, if known. City of Richland grading and building permit.
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.) Construction of 5,200 Pre-Engineered Metal Building to be used for contractors warehouse/yard. Site is one acre in size. Site will be fenced and covered with crushed rock with the exception of approx. 4,000 SF of asphalt parking area.
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. Site is located in the Horn Rapids Industrial Park in Richland. Address is unknown but is located on the North side of Robertson Drive approx. 2,400 FT West of Logston Blvd. Parcel No. 1-2808-100-0002-011 (Parcel G).

## B. Environmental Elements [\[HELP\]](#)

### 1. Earth [\[help\]](#)

a. General description of the site:

(circle one): Flat, rolling, hilly, steep slopes, mountainous, other \_\_\_\_\_

b. What is the steepest slope on the site (approximate percent slope)? The site slopes down approx. 3 FT below the street at the front of the site and then gently slopes down towards the North.

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 existing soil is a sandy silt material.

- d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe. *No indications or history of unstable soils in the 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. *This proposal includes grading/engineered fill to bring one corner of the site up approx 4 FT. Existing material will be balanced onsite, with additional fill material needed to come from other sources.*
- f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe. *Erosion could occur during grading activities however, silt fence and or other erosion control measures will be implemented.*
- g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)? *Approx. 20% of site will be covered with the building and asphalt.*
- h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any: *Silt fence and other BMP's will be used to control erosion.*

## 2. Air [\[help\]](#)

- 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. *There is the possibility of air borne dust, however, this will be mitigated with the use of a water truck during construction.*
- b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe. *No.*
- c. Proposed measures to reduce or control emissions or other impacts to air, if any: *Dust will be controlled with water during construction.*

## 3. Water [\[help\]](#)

- a. Surface Water: [\[help\]](#)
- 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 surface water on the site or in the vicinity.*
  - 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. *N/A*
  - 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. *None proposed.*
  - 4) Will the proposal require surface water withdrawals or diversions? Give general description, purpose, and approximate quantities if known. *No.*

5) Does the proposal lie within a 100-year floodplain? If so, note location on the site plan. **No.**

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 discharge of waste materials.**

b. Ground Water: [\[help\]](#)

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. **No well proposed, drinking water provided by City of Richland.**

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 material proposed to 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. **Stromwater from the building roof and the approx 4,000 SF of asphalt area will be collected and dispersed onsite.**

2) Could waste materials enter ground or surface waters? If so, generally describe. **No waste materials to be generated onsite.**

3) Does the proposal alter or otherwise affect drainage patterns in the vicinity of the site? If so, describe. **Proposal does not affect drainage patterns.**

d. Proposed measures to reduce or control surface, ground, and runoff water, and drainage pattern impacts, if any: **Storm water will be collected and infiltrated onsite.**

**4. Plants** [\[help\]](#)

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? Native grass and weeds covering the site will be removed.
- c. List threatened and endangered species known to be on or near the site. No threatened or endangered species are on or near the site.
- d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any: Trees and ground cover will be placed at landscape areas along Robertson Drive, all other portions of site will be covered with crushed rock.
- e. List all noxious weeds and invasive species known to be on or near the site. No noxious weeds or invasive species are known to be on or near the site.

## 5. **Animals** [\[help\]](#)

- a. 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.

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. No threatened or endangered species are know to be on or near the site.
- c. Is the site part of a migration route? If so, explain. Site is not part of a migration route.
- d. Proposed measures to preserve or enhance wildlife, if any: None proposed. No wildlife present.
- e. List any invasive animal species known to be on or near the site. No invasive animal species known to be on or near the site.

## 6. Energy and Natural Resources [\[help\]](#)

- 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. *Proposed building will be heated with electric heat pump.*
- 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: *None proposed beyond local building and energy codes.*

## 7. Environmental Health [\[help\]](#)

- 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 will occur as a result of this proposal.*
- 1) Describe any known or possible contamination at the site from present or past uses. *Site does not contain any contamination.*
  - 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. *There are no existing hazardous chemicals/conditions that would affect this project.*
  - 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. *No toxic or hazardous chemicals will be stored or produced at the site. However, diesel fuel will be used to fuel the equipment during construction.*
  - 4) Describe special emergency services that might be required. *Beyond typical fire and ambulance services no other special emergency services will be required.*
  - 5) Proposed measures to reduce or control environmental health hazards, if any: *None proposed.*
- b. Noise
- 1) What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)? *No existing noise in the area will affect the proposal.*
  - 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. *During construction there would be typical construction equipment noise.*
  - 3) Proposed measures to reduce or control noise impacts, if any: *None proposed.*

**8. Land and Shoreline Use** [\[help\]](#)

- 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 site is currently vacant/undeveloped. The adjacent developed properties are essentially the same as this proposal in that they are contractors office/yards and warehouse/storage. The proposal will not affect the adjoining 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 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? *Site has not been used as working farmland or 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: *This proposal will not affect or be affected by surrounding working farm or forest land.*
- c. Describe any structures on the site. *None present.*
- d. Will any structures be demolished? If so, what? *N/A*
- e. What is the current zoning classification of the site? *Medium Industrial (I-M)*
- f. What is the current comprehensive plan designation of the site? *Medium Industrial (I-M)*
- g. If applicable, what is the current shoreline master program designation of the site? *N/A*
- h. Has any part of the site been classified as a critical area by the city or county? If so, specify. *No.*
- i. Approximately how many people would reside or work in the completed project? *Four people are planned to work at the completed site.*
- j. Approximately how many people would the completed project displace? *None.*
- k. Proposed measures to avoid or reduce displacement impacts, if any: *N/A*

- L. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any: **None proposed. Project will follow current planning and zoning codes.**
- m. Proposed measures to reduce or control impacts to agricultural and forest lands of long-term commercial significance, if any: **None proposed.**

## 9. **Housing** [\[help\]](#)

- a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing. **None proposed.**
- 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.**

## 10. **Aesthetics** [\[help\]](#)

- a. What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed? **Steel frame, metal sided building with 20' eave height and 24' peak height.**
- b. What views in the immediate vicinity would be altered or obstructed? **No views would be affected.**
- b. Proposed measures to reduce or control aesthetic impacts, if any: **None proposed. Building construction and style to be similar to adjacent and other buildings in the area.**

## 11. **Light and Glare** [\[help\]](#)

- a. What type of light or glare will the proposal produce? What time of day would it mainly occur? **This proposal will not produce any light or glare.**
- 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.**
- d. Proposed measures to reduce or control light and glare impacts, if any: **None proposed.**

## 12. Recreation [\[help\]](#)

- a. What designated and informal recreational opportunities are in the immediate vicinity? **None in the immediate vicinity.**
- b. Would the proposed project displace any existing recreational uses? If so, describe. **No existing recreational uses would be displaced.**
- c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any: **None proposed.**

## 13. Historic and cultural preservation [\[help\]](#)

- 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. **There are no existing buildings on the site. All adjacent buildings, structures and sites are less than 45 years old.**
- 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. **There are no landmarks, features, other evidence, or areas of cultural importance on or near the site.**
- 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. **Title and GIS searches were done to verify that no culultural or historic resources were on or near the site.**
- 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 [\[help\]](#)

- 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. **Site fronts Robertson Drive and will be served by same.**
- 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? **The nearest Ben-Franklin Transit stop is approx. 1/2 mile to the East.**
- 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 would provide for 4-5 new parking spaces.**

- 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). **No.**
- e. Will the project or proposal use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe. **No.**
- 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 nonpassenger vehicles). What data or transportation models were used to make these estimates? **The completed project would generate approx. 4-5 vehicles per day.**
- 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, generally describe. **This project will not affect or be affected by the movement or origination of agricultural or forest products in the area.**
- h. Proposed measures to reduce or control transportation impacts, if any: **None proposed.**

**15. Public Services** [\[help\]](#)

- 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 increased public services would be required.**
- b. Proposed measures to reduce or control direct impacts on public services, if any. **None proposed.**

**16. Utilities** [\[help\]](#)

- a. Circle utilities currently available at the site:  
electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system,  
 other \_\_\_\_\_
- c. 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. **City of Richland currently serves the site with power, water and sewer. The project will include the connection of same.**

### C. Signature [\[HELP\]](#)

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 Calvin Matson

Position and Agency/Organization Matson Construction, LLC - President

Date Submitted: 07/17/2020

### D. Supplemental sheet for nonproject actions [\[HELP\]](#)

(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? **N/A**

Proposed measures to avoid or reduce such increases are: **N/A**

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

Proposed measures to protect or conserve plants, animals, fish, or marine life are: **N/A**

3. How would the proposal be likely to deplete energy or natural resources? **N/A**

Proposed measures to protect or conserve energy and natural resources are: **N/A**

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? N/A

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

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? N/A

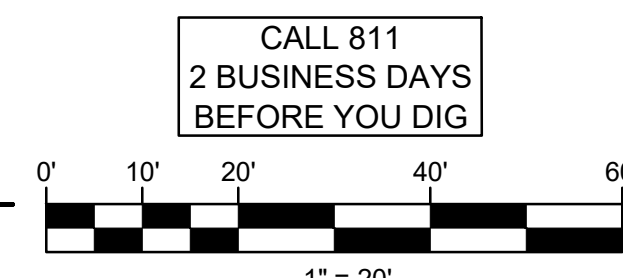
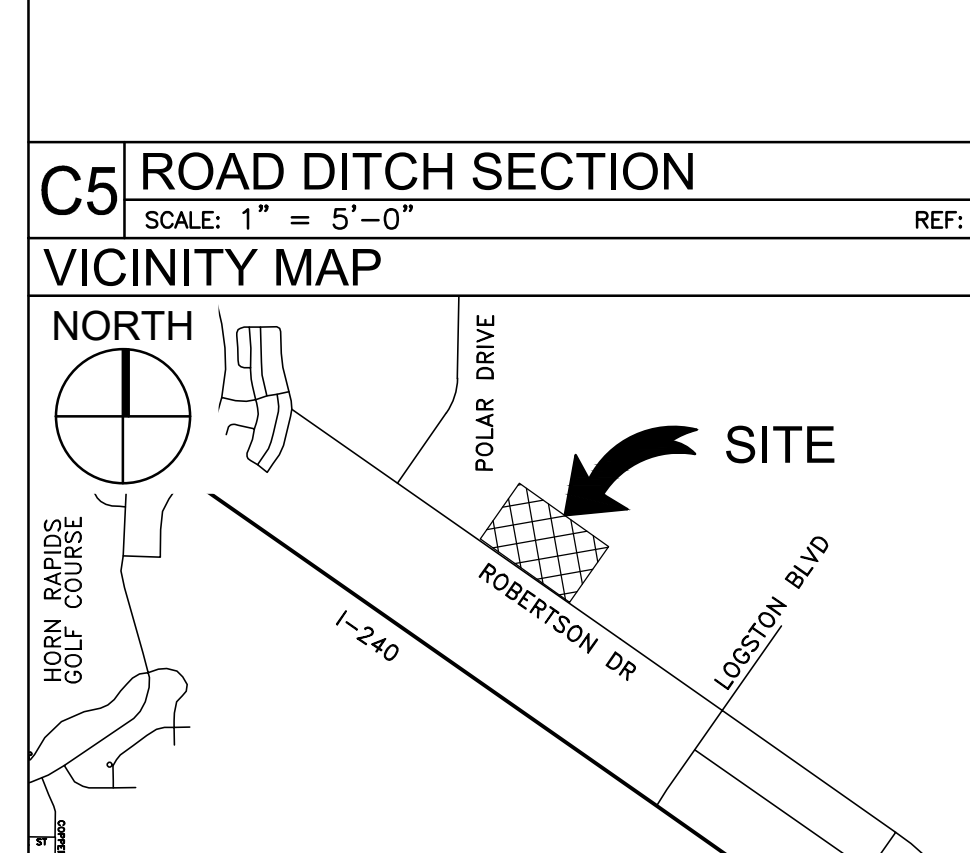
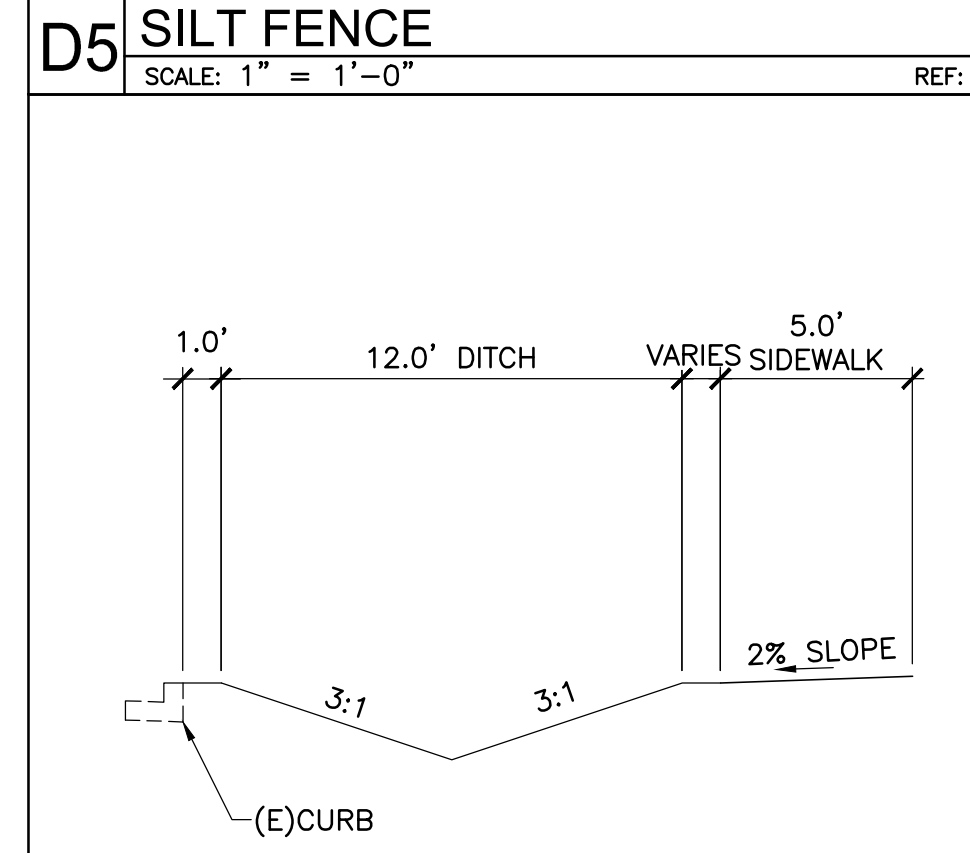
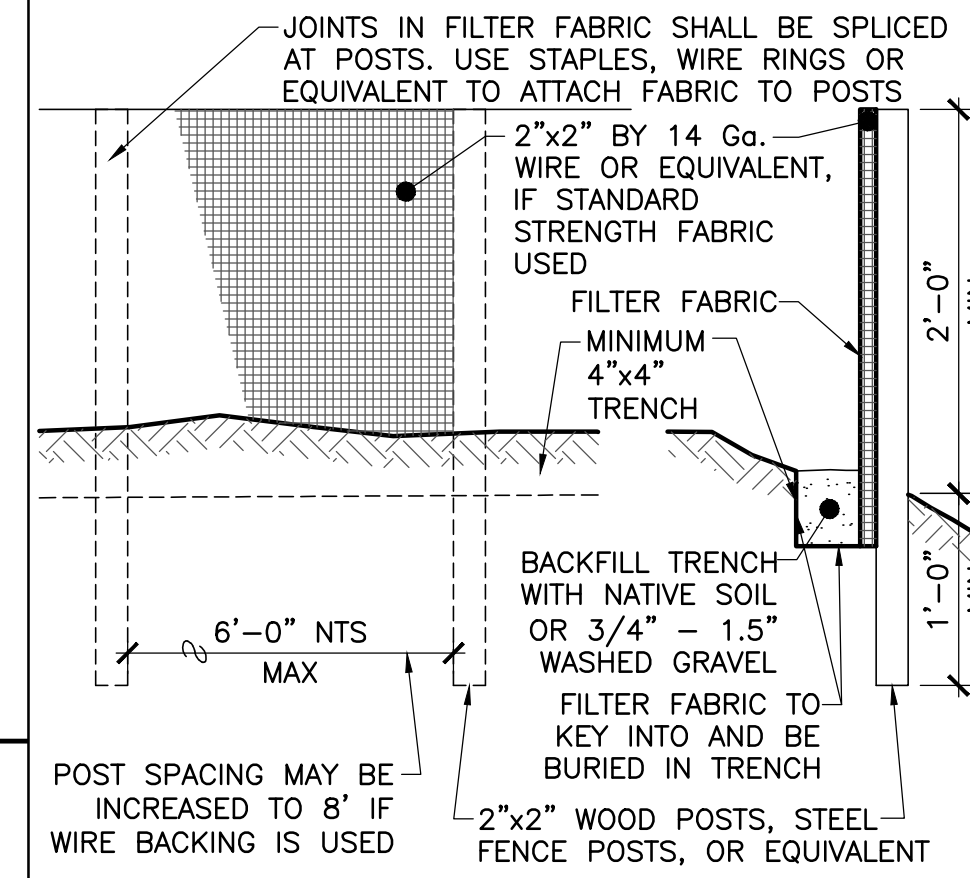
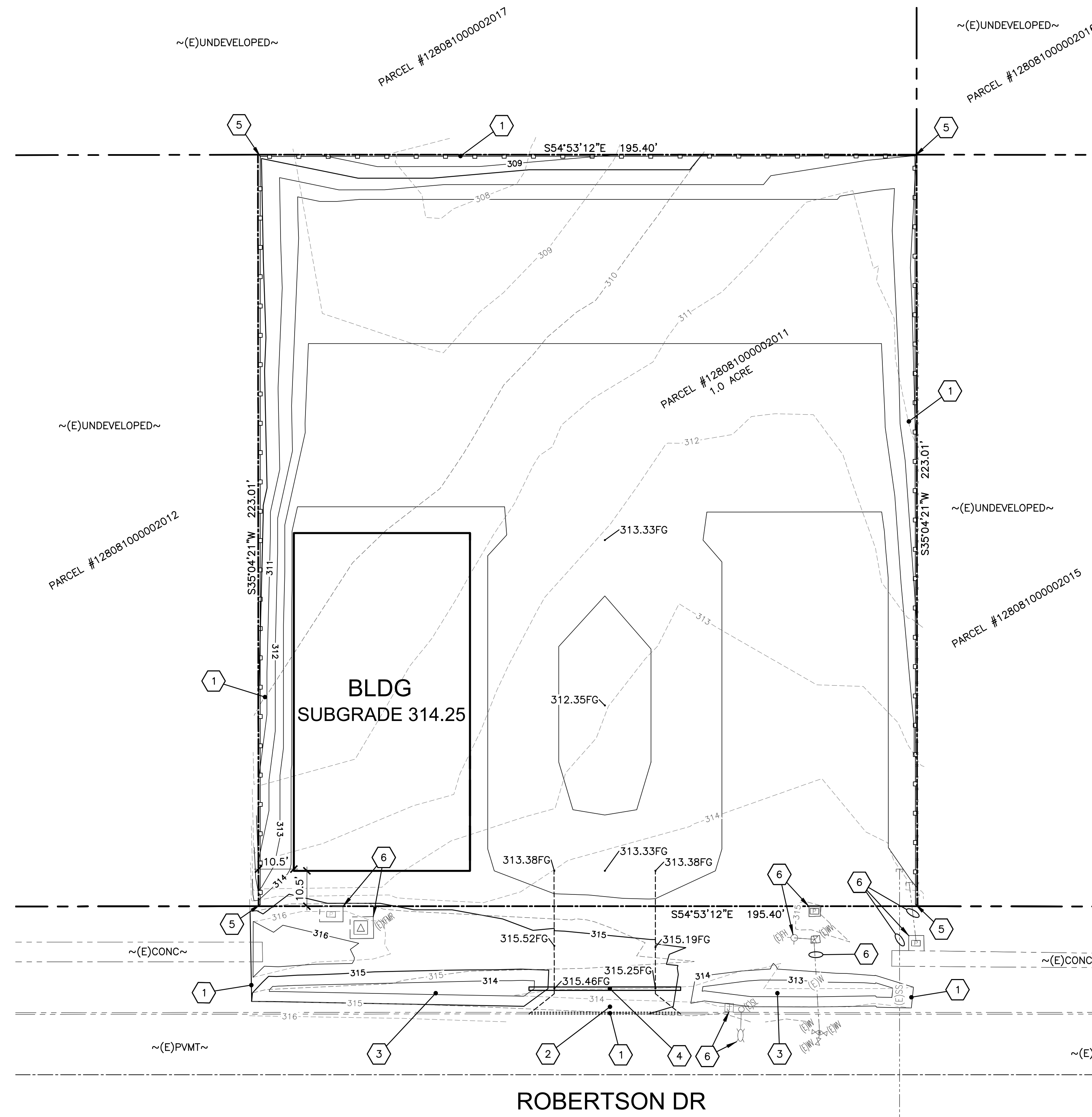
Proposed measures to avoid or reduce shoreline and land use impacts are: N/A

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

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

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



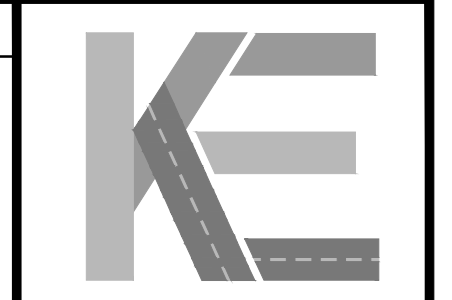


- KEY NOTES**
- MEET AND MATCH EXISTING ELEVATION, MAXIMUM 2:1 SLOPE
  - 30' WIDE DRIVEWAY
  - CONTRACTOR TO REESTABLISH EXISTING ROAD SIDE DITCH PER DETAIL C5
  - INSTALL 45LF 12" DIA 14-16 GAUGE CMP CULVERT UNDER DRIVEWAY PER CITY OF RICHLAND STD ST22
  - INSTALL SILT FENCING PER DETAIL D5/
  - PROTECT EXISTING UTILITY IN PLACE.

- NOTES**
- SPOT ELEVATIONS AND CONTOURS ARE TO THE TOP OF SIDEWALK, CURB, OR PAVEMENT FINISHED SURFACE UNLESS NOTED OTHERWISE.
  - GRADING SHALL BE IN ACCORDANCE WITH GEOTECH REPORT PREPARED BY BAER TESTING INC ON JULY 8, 2020 FOR MATSON CONSTRUCTION, LLC. NO: 20-075.
  - DO NOT EXCEED MAXIMUM SLOPE OF 3:1 IN ALL AREAS OF SITE.
  - PRIOR TO DIGGING VERIFY LOCATION AND DEPTH OF UTILITIES AND ANY OTHER UNDERGROUND INTERFERENCE. CALL TWO BUSINESS DAYS BEFORE YOU DIG AT 811.
  - CONTRACTOR IS TO PROVIDE A METHOD OF CONSTRUCTION OF OFF-SITE WORK THAT WILL ALLOW MINIMAL DISTURBANCE TO TRAFFIC FLOWS ON PUBLIC AND PRIVATE WAYS.
  - CONTRACTOR SHALL PROTECT EXISTING PROPERTY CORNERS. IF CORNERS ARE DISTURBED THE CONTRACTOR SHALL BE RESPONSIBLE FOR HIRING A PROFESSIONAL LAND SURVEYOR TO RE-ESTABLISH THE PROPERTY CORNER(S).
  - CONTRACTOR SHALL REPAIR OR REPLACE ANY DAMAGED CURBING OR SIDEWALK WITH IN THE RIGHT OF WAY PER CITY SPECIFICATIONS.

- EROSION CONTROL**
- PROVIDE TEMPORARY EROSION AND SEDIMENTATION CONTROL MEASURES TO PREVENT SOIL EROSION AND DISCHARGE OF SOIL-BEARING WATER RUNOFF OR AIRBORNE DUST TO ADJACENT PROPERTIES, WALKWAYS, AND DESIGNATED STORMWATER SWALES ACCORDING TO REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION.
  - ESTABLISH CONSTRUCTION ACCESS.
    - CONSTRUCTION VEHICLE ACCESS AND EXIT SHALL BE LIMITED TO ONLY NECESSARY LOCATIONS. ACCESS POINTS SHALL BE STABILIZED WITH QUARRY SPALL OR CRUSHED ROCK TO MINIMIZE THE TRACKING OF SEDIMENT ONTO PUBLIC ROADS, MINIMUM 100 FEET LONG.
    - WHEEL WASH OR TIRE BATHS SHOULD BE LOCATED ON-SITE, IF NEEDED TO PREVENT EXCESSIVE TRACKING OF SEDIMENT ON ROADS.
    - PUBLIC ROADS SHALL BE CLEANED THOROUGHLY AT THE END OF EACH DAY. SEDIMENT SHALL BE REMOVED FROM ROADS BY SHOVELING OR PICKUP SWEEPING AND SHALL BE TRANSPORTED TO A CONTROLLED SEDIMENT DISPOSAL AREA. STREET WASHING WILL BE ALLOWED ONLY AFTER SEDIMENT IS REMOVED IN THIS MANNER.
    - WHENEVER POSSIBLE, THE ENTRANCE SHALL BE CONSTRUCTED ON A FIRM, COMPACTED SUBGRADE. THIS CAN SUBSTANTIALLY INCREASE THE EFFECTIVENESS OF THE PAD AND REDUCE THE NEED FOR MAINTENANCE
    - QUARRY SPALLS SHALL BE ADDED IF THE PAD IS NO LONGER IN ACCORDANCE WITH THE SPECIFICATIONS.
    - IF THE ENTRANCE IS NOT PREVENTING SEDIMENT FROM BEING TRACKED ONTO PAVEMENT, THEN ALTERNATIVE MEASURES TO KEEP THE STREETS FREE OF SEDIMENT SHALL BE USED. THIS MAY INCLUDE STREET SWEEPING, AN INCREASE IN THE DIMENSIONS OF THE ENTRANCE, OR THE INSTALLATION OF A WHEEL WASH.
    - ANY QUARRY SPALLS THAT ARE LOOSENED FROM THE PAD, WHICH END UP ON THE ROADWAY, SHALL BE REMOVED IMMEDIATELY.
    - UNTIL PROJECT COMPLETION AND SITE STABILIZATION, ALL CONSTRUCTION ACCESSES INTENDED AS PERMANENT ACCESS FOR MAINTENANCE SHALL BE PERMANENTLY STABILIZED.

- CONTRACTOR SHALL INSTALL AND MAINTAIN TEMPORARY SILT FENCING TO PREVENT ANY WATER RUNOFF FROM ANY DISTURBED AREAS. AT A MINIMUM, SILT FENCE WILL BE ALONG THE DOWN SLOPE PROPERTY LINES. THE SILT FENCES SHALL BE CONSTRUCTED IN THE AREAS OF CLEARING, GRADING, OR DRAINAGE PRIOR TO STARTING THOSE ACTIVITIES. THE SILT FENCE SHALL PREVENT SOIL CARRIED BY RUNOFF WATER FROM GOING BENEATH, THROUGH, OR OVER THE TOP OF THE SILT FENCE, BUT SHALL ALLOW THE WATER TO PASS THROUGH THE FENCE.
- CONTRACTOR SHALL BE RESPONSIBLE FOR DEVELOPING AND MAINTAINING A DUST CONTROL PLAN. DUST CONTROL SHALL BE IN ACCORDANCE WITH ALL LOCAL ORDINANCES. ALL DUST CONTROL MEASURES SHALL BE DONE WITH A PERSON OPERATED WATERING DEVICE (E.G. WATER TRUCK, WATER WAGON, ETC.) NO UNATTENDED WATERING ALLOWED. NO IRRIGATION LINES OR OTHER IRRIGATION/SPRINKLER TYPE WATERING DEVICES ALLOWED.
- INSPECT, REPAIR, AND MAINTAIN EROSION AND SEDIMENTATION CONTROL MEASURES DURING CONSTRUCTION UNTIL PERMANENT VEGETATION HAS BEEN ESTABLISHED.
- REMOVE EROSION AND SEDIMENTATION CONTROLS ONCE THEY ARE NO LONGER NEEDED AND RESTORE AND STABILIZE AREAS DISTURBED DURING REMOVAL.



**KNUTZEN ENGINEERING**  
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 KENNEWICK, WA 99338  
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 www.knutzenengineering.com

NO.	REVISIONS	DATE	DESIGN	CHKD	APPD



**GRADING PLAN**  
 DOUBLE J EXCAVATING  
 DOUBLE J OFFICE  
 E ROBERTSON DR, RICHLAND, WA 99354

APPROVAL

DESIGN	RAM	07/15/20
CHECKED	NJM	07/15/20
APPROVED	NUM	07/15/20

SCALE: AS NOTED  
 CADFILE: 20115Mass Grading  
 JOB No. 20115  
 REV. 0

DWG. No. **C111**

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