



MITIGATED DETERMINATION OF NON-SIGNIFICANCE

Community Development Department ♦ 501 Delta Avenue ♦ Marysville, WA 98270
 (360) 363-8000 ♦ Office Hours: Mon - Fri 8:00 AM - 4:30 PM

PROJECT INFORMATION			
Project Title	VanEss-Sather Sewer Extension Phase 2	File No.	PA22-048
Detailed Project Description	The applicant is proposing installation of approximately 2,500 lineal feet of sewer main from the west end of the Housing Hope development along 164 th Street NE (APN 31052900300100), crossing onto the south end of Crystal Tree Village mobile home park, and continue west to the plat of Sather Farm (APN 31052900201400). The main will extend north through Sather Farm to the plat of VanEss (APN 31052900200500).		
Project Location	Multiple parcels near the SE corner of the NW ¼ Section 29, Township 31N, Range 5E	APN	31052900201401, 31052900201300, and 31052900200500
Legal Description (abbreviated)	See File No. PA22-048		
	OWNER	APPLICANT	CONTACT
Name	Sather Farms, LLC	Huseby Homes, LLC	Merle Ash Land Technologies
Address	13110 NE 177 th Place	13110 NE 177 th Pl. #228	18820 3 rd Ave. NE
City, State, ZIP	Snohomish WA 98296	Woodinville WA 98072	Arlington WA 98223
THRESHOLD DETERMINATION			
Lead Agency	<input checked="" type="checkbox"/> City of Marysville		
<p>The lead agency has determined that this proposal 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 by the City of Marysville of a completed environmental checklist and other information on file with this agency. This information is available for public review upon request.</p> <p><input type="checkbox"/> There is no comment period for this DNS</p> <p><input type="checkbox"/> This DNS is issued after using the optional DNS process in WAC 197-11-355. There is no further comment period on this DNS.</p> <p><input type="checkbox"/> This DNS is issued under WAC 197-11-340(2); the lead agency will not act on this proposal for 14-days from the date below. Comments must be submitted by:</p> <p><input checked="" type="checkbox"/> This MITIGATED DNS is issued under WAC 197-11-350; the lead agency will not act on this proposal for 14-days from the date below. Comments must be submitted by: March 3, 2023</p>			
SEPA CONTACT			
Name	Amy Hess	Title	Senior Planner
Phone	360.363.8215	E-mail	ahess@marysvillewa.gov
RESPONSIBLE OFFICIAL			
Name	Haylie Miller	Title	CD Director
Address	501 Delta Avenue, WA 98270		

Haylie Miller, CD Director

2/17/23

Date

ENVIRONMENTAL IMPACTS

The proposed construction and subsequent use of the property could result in the following adverse environmental impacts

1. Increase in erosion, surface water pollutants, siltation and sedimentation as a result of site preparation and installation of sewer main.
2. Increase in noise, dust, light and glare from construction activity.
3. Temporary increase in vehicular traffic on 164th Place NE, and 25th Avenue NE, as well as other City streets and roadways in the vicinity during construction.

MITIGATION MEASURES

The following mitigation measure is required to minimize the probable significant adverse environmental impacts as a result of the proposed development activity:

1. If at any time during construction archaeological resources are observed in the project area, work shall be temporarily suspended at that location and a professional archaeologist should document and assess the discovery. The Department of Archaeology and Historic Preservation (DAHP) and all concerned tribes should be contacted for any issues involving Native American sites. If project activities expose human remains, either in the form of burials or isolated bones or teeth, or other mortuary items, work in that area should be stopped immediately. Local law enforcement, DAHP, and affected tribes should be immediately contacted. No additional excavation should be undertaken until a process has been agreed upon by these parties, and no exposed human remains should be left unattended.
2. Applicant shall obtain any/all necessary State and/or Federal permits prior to ground disturbance.
3. All necessary easements shall be executed prior to civil construction plan approval, and a copy of each provided to the City.

APPEALS

This DNS may be appealed pursuant to the requirements of MMC 22E.030.180. There is a 15 day appeal period on the DNS that commences from the date the DNS was issued. Any appeal must be addressed to the responsible official, accompanied by a filing fee of \$500.00, and be filed in writing at the City of Marysville Community Development Department, 80 Columbia Avenue, Marysville, WA 98270. The appeal must be received by **4 p.m., March 3, 2023**. The appeal must contain the items set forth in MMC 22G.010.530.

There is no agency appeal.

DISTRIBUTION

Marysville	Local Agencies & Districts	State & Federal	County	Other
<input type="checkbox"/> Building <input type="checkbox"/> Fire District <input type="checkbox"/> Police <input checked="" type="checkbox"/> PW – Engineering <input type="checkbox"/> PW – Operations <input type="checkbox"/> PW – Sanitation <input type="checkbox"/> PW – Streets <input checked="" type="checkbox"/> PW – Water Res.	<input type="checkbox"/> Arlington (city) <input type="checkbox"/> Arlington Airport <input type="checkbox"/> Community Transit <input type="checkbox"/> Everett (city) <input type="checkbox"/> Lake Stevens (city) <input type="checkbox"/> Lake Stevens SD 4 <input type="checkbox"/> Lakewood SD 306 <input type="checkbox"/> Marysville SD 25 <input type="checkbox"/> PUD No. 1 (electric) <input type="checkbox"/> PUD No. 1 (water) <input type="checkbox"/> Ziplly	<input type="checkbox"/> US Army Corps of Engineers <input type="checkbox"/> BNSF <input checked="" type="checkbox"/> DAHP <input checked="" type="checkbox"/> DOE (Bellevue) <input checked="" type="checkbox"/> DOE (Register) <input type="checkbox"/> WDFW <input type="checkbox"/> WSDOT <input type="checkbox"/> WUTC <input type="checkbox"/>	<input type="checkbox"/> Health District <input type="checkbox"/> Planning <input type="checkbox"/> Public Works - Land Development <input type="checkbox"/> Public Works <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> Olympic Pipeline <input type="checkbox"/> Puget Sound Energy <input checked="" type="checkbox"/> Stillaguamish Tribe <input checked="" type="checkbox"/> Tulalip Tribes <input type="checkbox"/>