

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 SEPA 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: [\[help\]](#)

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: [\[help\]](#)

Eells Springs Hatchery Redevelopment, Phase 3

2. Name of applicant: [\[help\]](#)

Washington Department of Fish and Wildlife

3. Address and phone number of applicant and contact person: [\[help\]](#)

WDFW
600 Capital Way North
Olympia, WA 98501

Contact: Larry Peck (360) 902-8376

4. Date checklist prepared: [\[help\]](#)

January 17, 2020

5. Agency requesting checklist: [\[help\]](#)

Washington Department of Fish and Wildlife

6. Proposed timing or schedule (including phasing, if applicable): [\[help\]](#)

Begin construction in summer of 2020.

7. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain. [\[help\]](#)

Yes, this is phase 3 of a phase 4 effort to refurbish the Eells Spring trout hatchery.

8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal. [\[help\]](#)

County Shorelines, Geo Tech Report

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. [\[help\]](#)

No known other applications are pending.

10. List any government approvals or permits that will be needed for your proposal, if known. [\[help\]](#)

Permits required by Mason County, demolition, grading, building and development 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. (Lead agencies may modify this form to include additional specific information on project description.) [\[help\]](#)

The proposed project includes the following:

1. Replace existing office building on fish hatchery grounds. Current office is 1,800 square feet and the new proposed building will be 3,000 square feet.
2. Construct a new water distribution tower to provide improved water delivery system. The volume for the distribution box is about 51,868 gallons at designed water levels.

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. [\[help\]](#)

From Interstate 5 south at exit 104 take ramp right for US-101 North toward Port Angeles/Aberdeen. Then from US 101 heading past the town of Shelton turn left onto W, Skokomish Valley Road. Turn left, onto W Eells Hill Road. Turn into the Eells Hatchery. T21 N, R4W, S18, (47.309308, -123.237234) 7570 W. Eells Hill Road, Shelton, Mason County

B. ENVIRONMENTAL ELEMENTS [\[help\]](#)

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

a. General description of the site: [\[help\]](#)

(circle one): FLAT, rolling, hilly, steep slopes, mountainous, other _____

b. What is the steepest slope on the site (approximate percent slope)? [\[help\]](#)

For proposed construction area it is already developed and flat.

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. [\[help\]](#)

The soils are typically Dungeness fine sandy loam with 0 to 2 percent slopes.

d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe. [\[help\]](#)

There are no indications of unstable soils.

- 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. [\[help\]](#)

Excavation anticipated with this phase of the project will be limited to the removal of the existing office building and foundation and excavation associated with the construction of a new water distribution box, all materials hauled off to an approved off-site location. For the new office building foundation cut is estimated to be 226 CY, with 226 CY fill, the distribution box foundation including water delivery pipes cut 136 CY and 136 CY fill. All fill will be clean and from a local vendor.

- f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe. [\[help\]](#)

Soils will be exposed during construction and localized erosion could occur. The flat surface and proper erosion control methods will minimize any surface erosion from construction activities.

- g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)? [\[help\]](#)

The proposed construction area is currently all compacted gravel, concrete ponds and/or hatchery related buildings. No proposed changes to existing impervious surfaces.

- h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any: [\[help\]](#)

No erosion is anticipated. BMP's will be in place to prevent sediment from reaching surface waters during possible rainfall events.

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. [\[help\]](#)

Vehicle exhaust and dust from construction is expected. No long-term change in emissions is expected from the completed project.

- b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe. [\[help\]](#)

No.

- c. Proposed measures to reduce or control emissions or other impacts to air, if any: [\[help\]](#)

Equipment will be inspected daily and kept in good working conditions in an effort to reduce emissions.

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

- 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. [\[help\]](#)

Hunter Creek (Weaver Creek) borders the north end of the highly developed hatchery grounds.

- 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. [\[help\]](#)

Yes, the new water distribution box is located 143 feet from bank of Hunter Creek. New Office building is 270 feet from bank of edge of Hunter Creek.

- 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. [\[help\]](#)

None associated with this proposed project.

- 4) Will the proposal require surface water withdrawals or diversions? Give general description, purpose, and approximate quantities if known. [\[help\]](#)

No surface water diversions or withdrawals will be required.

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

The project is outside the 100 year floodplain.

- 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. [\[help\]](#)

No waste materials will be discharged.

b. Ground Water:

- 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. [\[help\]](#)

No groundwater will be withdrawn as part of this project.

- 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. [\[help\]](#)

No waste materials will 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. [\[help\]](#)

Temporary storm water impacts during construction may occur from rainfall events and will be contained within BMP's to prevent discharge to surface waters.

- 2) Could waste materials enter ground or surface waters? If so, generally describe. [\[help\]](#)

Surface and ground waters will be protected through use of BMP's. Waste materials will not be used and will not enter surface waters.

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

Drainage patterns will not be altered.

d. Proposed measures to reduce or control surface, ground, and runoff water, and drainage pattern impacts, if any: [\[help\]](#)

Erosion control measures will be in place to reduce and treat runoff water.

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

- a. Check the types of vegetation found on the site: [\[help\]](#)

- 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? [\[help\]](#)

No vegetation removal is anticipated with this project.

- c. List threatened and endangered species known to be on or near the site. [\[help\]](#)

No threatened or endangered species are listed as occurring in areas close to this site.

- d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any: [\[help\]](#)

Project includes limited landscape plantings of oriental plants around new office building.

- e. List all noxious weeds and invasive species known to be on or near the site. [\[help\]](#)

No infestations are known to occur at this 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. [\[help\]](#)

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. [\[help\]](#)

Endangered Species:In nearby Hunter (Weaver) Creek, upstream of the project site there are Puget Sound Chinook, Puget Sound Steelhead, Bull Trout and possibly Puget Sound summer chum.

Bull Trout are present in the Skokomish River, but available data does not recognize bull trout or their critical habitat at or even near the proposed project site. The closest location of bull trout critical habitat is approximately one mile NE of this project site and is in the South Fork of the Skokomish River. Bull trout are typically not found in Hunter Creek.

Chum salmon, Hood Canal summer ESU, critical habitat is present in the watershed in the low end of the Skokomish Subbasin and nearest to the the proposed project approximately one mile northeast overland from the hatchery in an unnamed stream segment off the south fork of the Skokomish River. There is a possibly (unknown) opportunities for chum to migrate through Hunter Creek, but spawning or rearing opportunities are at the proposed project location.

PHS Species:

Salmon species in the vicinity of the project location include fall chum, Sea Run Cuthroat, and coho.

Critical Habitat for Hood Canal Summer chum is in Mason County but not at the project location.

Critical Habitat for Puget Sound Chinook is in the vicinity but not included at the project site. There is habitat for harlequin ducks and eagle roosts approximately 1500 feet away from proposed project site.

- c. Is the site part of a migration route? If so, explain. [\[help\]](#)

Yes for coho, steelhead, cutthroat trout and fall chum, potentially for chinook adjacent to the proposed work area in Hunter Creek.

d. Proposed measures to preserve or enhance wildlife, if any: [\[help\]](#)

Best management Practices will be used to prevent any source construction debris or stormwater from entering Hunter Creek. No source of pollutants will enter surface waters.

e. List any invasive animal species known to be on or near the site. [\[help\]](#)

No known invasive animal species inhabit this 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. [\[help\]](#)

No new energy will be used as part of this completed project.

b. Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe. [\[help\]](#)

This project will not affect solar energy use.

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: [\[help\]](#)

No energy conservation features are scheduled or needed.

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. [\[help\]](#)

Materials likely to be present include gasoline, diesel fuel, hydraulic fluid and lubricants. An accidental spill of one these products could occur during project operations.

1) Describe any known or possible contamination at the site from present or past uses. [\[help\]](#)

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

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. [\[help\]](#)

No hazardous chemicals are known 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. [\[help\]](#)

No toxic chemicals will be used.

- 4) Describe special emergency services that might be required. [\[help\]](#)

None anticipated.

- 5) Proposed measures to reduce or control environmental health hazards, if any: [\[help\]](#)

A spill prevention and pollution control plan will be prepared by WDFW project engineers to reduce risk of spills and to provide guidance if a spill occurs. Environmental health hazards are not expected as a result of this project. Only approved construction equipment and materials will be used in construction of this project.

b. Noise [\[help\]](#)

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

None.

- 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. [\[help\]](#)

Short term noise levels will increase during construction. Long term noise levels will remain unchanged. Access Area activities create minimal noise activity with occasional vehicle traffic.

- 3) Proposed measures to reduce or control noise impacts, if any: [\[help\]](#)

Increased levels of noise during construction activities are expected from this project. Hours of increased noise levels will be 7am to 5pm. No change in noise level is expected from the completed project.

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. [\[help\]](#)

This site has been a State of Washington trout hatchery for over 70 years. Adjacent properties include residential homes and undeveloped upland areas.

- 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? [\[help\]](#)

This 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: [\[help\]](#)

No effect anticipated.

- c. Describe any structures on the site. [\[help\]](#)

The existing hatchery has 3 residences, hatchery building, pollution abatement ponds, concrete round and raceway ponds, feed storage building, office and storage buildings, bird predation structures, large earthen release ponds, bridge, fish collection structure a gravel parking areas and signage.

- d. Will any structures be demolished? If so, what? [\[help\]](#)

Existing office building and bathroom building will be demolished.

- e. What is the current zoning classification of the site? [\[help\]](#)

Rural.

- f. What is the current comprehensive plan designation of the site? [\[help\]](#)

Conservancy.

- g. If applicable, what is the current shoreline master program designation of the site? [\[help\]](#)

This project is considered as an aquaculture development within a conservancy designed shoreline.

- h. Has any part of the site been classified as a critical area by the city or county? If so, specify. [\[help\]](#)

Eells Springs has undergone through critical area reviews for previous hatchery development projects.

- i. Approximately how many people would reside or work in the completed project? [\[help\]](#)

Up to three staff and families reside at this site or work here on a full time basis.

j. Approximately how many people would the completed project displace? [\[help\]](#)

None.

k. Proposed measures to avoid or reduce displacement impacts, if any: [\[help\]](#)

No impacts are anticipated.

l. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any: [\[help\]](#)

Mason County will be consulted to ensure consistency with current land uses, current project site has been a state operated trout hatchery for over 50 years.

m. Proposed measures to reduce or control impacts to agricultural and forest lands of long-term commercial significance, if any: [\[help\]](#)

No impacts are anticipated.

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

a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing. [\[help\]](#)

Public housing will not be affected or provided.

b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing. [\[help\]](#)

No housing units will be eliminated.

c. Proposed measures to reduce or control housing impacts, if any: [\[help\]](#)

None planned.

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? [\[help\]](#)

New office building 25 feet and 4 inches from ground to top of perkala, water distribution box 20 feet and 6 inches from ground to op of railing.

b. What views in the immediate vicinity would be altered or obstructed? [\[help\]](#)

Views will be slightly impacted for hatchery crew and families that reside on site from the new water distribution box.

- c. Proposed measures to reduce or control aesthetic impacts, if any: [\[help\]](#)

None planned.

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

- a. What type of light or glare will the proposal produce? What time of day would it mainly occur? [\[help\]](#)

There will be no increase in glare.

- b. Could light or glare from the finished project be a safety hazard or interfere with views? [\[help\]](#)

No views will be impacted by the completed project.

- c. What existing off-site sources of light or glare may affect your proposal? [\[help\]](#)

There are no known off-site sources of light or glare that may affect the project.

- d. Proposed measures to reduce or control light and glare impacts, if any: [\[help\]](#)

None needed or planned.

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

- a. What designated and informal recreational opportunities are in the immediate vicinity? [\[help\]](#)

Recreational opportunities include wildlife viewing, and fishing.

- b. Would the proposed project displace any existing recreational uses? If so, describe. [\[help\]](#)

Only temporarily closures of the access during construction to maintain public safety.

- c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any: [\[help\]](#)

Public notice will be made noting site closure during construction.

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. [\[help\]](#)

No previously reported archaeological sites in conducted cultural resource surveys.

Several historic structures, the Eells Springs Hatchery Building, Hatchery Garage, the hatchery Apartment/Warehouse, Hatchery Duplex, The Hatchery's Manager House, Round Ponds, and the Eells Springs Hatchery have been documented on historic property forms and were determined no eligible for listing based on the conducted report.

- 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. [\[help\]](#)

One Cultural resource survey and one historic properties survey conducted in project area (Jolviette 2016 and Finley 2017).

- 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. [\[help\]](#)

Consultation, cultural resource survey, built environment survey.

- 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. [\[help\]](#)

Current project will have no adverse effect to listed resources.

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. [\[help\]](#)
The hatchery will continue to be accessed by Eells Spring Road. Access will not be altered with this project.
- 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? [\[help\]](#)

This site is not currently served by public transit.

- c. How many additional parking spaces would the completed project or non-project proposal have? How many would the project or proposal eliminate? [\[help\]](#)

Public Parking area will not be reduced.

- 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). [\[help\]](#)

No, the project will not impact existing roads.

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

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? [\[help\]](#)

This project will not result in any change in vehicle trips per day to this area.

- 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. [\[help\]](#)

No.

- h. Proposed measures to reduce or control transportation impacts, if any: [\[help\]](#)

None planned.

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. [\[help\]](#)

No.

- b. Proposed measures to reduce or control direct impacts on public services, if any. [\[help\]](#)

No impacts are anticipated.

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

- a. Circle utilities currently available at the site: [\[help\]](#)
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. [\[help\]](#)

No change in utilities is proposed.

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 Larry W. Peck _____

Position and Agency/Organization Biologist, WDFW _____

Date Submitted: 01-21-2020