

**SKAGIT COUNTY PLANNING AND DEVELOPMENT SERVICES
MITIGATED DETERMINATION OF NONSIGNIFICANCE (MDNS)**

For
Horizon Tower LLC
Special Use File # **PL19-0571**

PROJECT DESCRIPTION: Notice is hereby given that on January 7, 2020, Skagit County Planning and Development Services approved the State Environmental Policy Act (SEPA) checklist review completed in conjunction with Special Use Permit application #PL19-0571 for a new wireless telecommunication facility. The facility will consist of a 95' tall camouflaged monopole, designed to look like a conifer tree (total height with branches will be 100'), 6 antennas, equipment cabinets and a diesel generator. All components of the facility will be contained within a 40'x40' leased area. There will be approximately 90 cubic yards of fill & grade work associated with this project (construction of the access road and site preparation). The project site is located within the Rural Reserve (RRv) zoning/comprehensive plan designated area as indicated in the Skagit County Comprehensive Plan and associated maps adopted July 5, 2016, and as thereafter amended.

PROPONENT: Angela Raymond, on behalf of Horizon Tower LLC, 117 Town & County Dr. Suite A, Danville, CA , 94526.

PROJECT LOCATION: The project is located 18784 Kim Place, Skagit County, WA within a portion of Section 31, Township 36N, Range 04 E W.M., situated within Skagit County, Washington (P118029).

LEAD AGENCY: Skagit County Planning and Development Services.

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. This determination is subject to the mitigated measures as identified below and shall be deemed conditions of approval of the land use and/or permit pursuant to Skagit County Code (SCC) 16.12. Such conditions are considered binding and may not be altered by subsequent decisions unless a threshold determination is re-issued.

1. The applicant shall comply with Northwest Clean Air Agency requirements.
2. The applicant shall comply with the provisions of Chapter 14.32 of the Skagit County Code, the Skagit County Stormwater Management Ordinance, as it relates to increased runoff resulting from additional impervious surfaces.
3. The applicant shall comply with Fire Code Standards.
4. The applicant shall comply with all relevant provisions of 14.24 (Skagit County Critical Areas Ordinance) of the Skagit County Code.
5. The applicant shall obtain and comply with all necessary state and federal authorizations prior to beginning any ground-disturbing activities or vegetation removal in conjunction with this proposed project.
6. A professional archeologist may be required to be on site for any land disturbance activities.
7. A Construction, or Industrial, Stormwater General Permit (NPDES) may be required by the Department of Ecology (WSDOE) for this project. Contact the WSDOE Bellingham Field Office at (360) 715- 5200 to determine if an NPDES permit is required.

The Lead Agency previously issued a comment period for this proposal under the Optional DNS

process outlined under WAC 197-11-355.

You may appeal this threshold determination in accordance with Skagit County Code 14.06 and 16.12 and then by filing such with the Skagit County Planning and Development Services for service to the SEPA responsible official within fourteen (14) calendar days after the publication date of the threshold determination.

Appeals must be submitted no later than: **January 23, 2020.**

RESPONSIBLE OFFICIAL: Director of Planning and Development Services

CONTACT PERSON: Annie Matsumoto-Grah, Associate Planner

MAILING ADDRESS: 1800 Continental Place, Mount Vernon, WA 98273.

PHONE: (360) 416-1349

Date: 01-7-2020 Signature Annie Matsumoto-Grah

On behalf of Hal Hart

AICP, Planning and Development Services Director

cc: WDOE, Public Works, NW Clean Air Agency, Fire Marshal, WSDF&W, Skagit River Systems Coop, Swinomish Tribe, Upper Skagit Indian Tribe, Samish Indian Tribe, WSDOT, DAHP, Applicant

Please Publish: 01-09-2020

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