

1.0001 Parties of Record - SW5

Index # File Name: 1_0001 Parties of Record - SW5.pdf

No.	Name	Organization	Email Address	Street Address	City	State	Zip Code	Notes
1	Bruce Barnbaum	Resident	barnbaum@aol.com	31417 Mountain Loop	Granite Falls	WA	98252	
2								
3								
4								
5								
6								
7								
8								
9								
10								
11								
12								
13								
14								
15								
16								
17								
18								
19								
20								
21								
22								
23								
24								
25								
26								
27								
28								
29								
30								
31								
32								
33								
34								
35								
36								
37								
38								
39								
40								

No.	Name	Organization	Email Address	Street Address	City	State	Zip Code	Notes
41								
42								
43								
44								
45								
46								
47								
48								
49								
50								
51								
52								
53								
54								
55								
56								
57								
58								
59								
60								
61								
62								
63								
64								
65								
66								
67								
68								
69								
70								
71								
72								
73								
74								
75								
76								
77								
78								
79								
80								

1.0001 Parties of Record - SW5

Index # File Name: 1_0001 Parties of Record - SW5.pdf

No.	Name	Organization	Email Address	Street Address	City	State	Zip Code	Notes
81								
82								
83								
84								
85								
86								
87								
88								
89								
90								
91								
92								
93								
94								
95								
96								
97								
98								
99								
100								



STATE OF WASHINGTON
DEPARTMENT OF COMMERCE
1011 Plum Street SE • PO Box 42525 • Olympia, Washington 98504-2525 • (360) 725-4000
www.commerce.wa.gov

06/01/2021

Mr. Steve Skorney
Senior Planner
Snohomish County
3000 Rockefeller Ave.
Everett, WA 98201

Sent Via Electronic Mail

Re: Snohomish County--2021-S-2723--60-day Notice of Intent to Adopt Amendment

Dear Mr. Skorney:

Thank you for sending the Washington State Department of Commerce (Commerce) the 60-day Notice of Intent to Adopt Amendment as required under [RCW 36.70A.106](#). We received your submittal with the following description.

Proposed 2021 Snohomish County-initiated comprehensive plan amendments: (GPP21-3) Technical corrections to the General Policy Plan (GPP) maps to recognize properties that are no longer under county jurisdiction due to annexations.

We received your submittal on 05/28/2021 and processed it with the Submittal ID 2021-S-2723. Please keep this letter as documentation that you have met this procedural requirement. Your 60-day notice period ends on 07/27/2021.

We have forwarded a copy of this notice to other state agencies for comment.

Please remember to submit the final adopted amendment to Commerce within ten days of adoption.

If you have any questions, please contact Growth Management Services at reviewteam@commerce.wa.gov, or call Kirsten Larsen, (360) 280-0320.

Sincerely,

Review Team
Growth Management Services



Department of Commerce

Notice of Intent to Adopt Amendment / Notice of Adoption Cover Sheet

Pursuant to RCW 36.70A.106, the following jurisdiction provides the following required state agency notice.

1. Jurisdiction Name:	Snohomish County
2. Select Submittal Type: Select the Type of Submittal listed. (Select One Only)	<input checked="" type="checkbox"/> 60-Day Notice of Intent to Adopt Amendment. <input type="checkbox"/> Request of Expedited Review / Notice of Intent to Adopt Amendment. <input type="checkbox"/> Supplemental Submittal for existing Notice of Intent to Adopt Amendment. <input type="checkbox"/> Notice of Final Adoption of Amendment.
3. Amendment Type: Select Type of Amendment listed. (Select One Only)	<input checked="" type="checkbox"/> Comprehensive Plan Amendment. <input type="checkbox"/> Development Regulation Amendment. <input type="checkbox"/> Critical Areas Ordinance Amendment. <input type="checkbox"/> Combined Comprehensive and Development Regulation Amendments. <input type="checkbox"/> Countywide Planning Policy .
4. Description Enter a brief description of the amendment. Begin your description with "Proposed" or "Adopted", based on the type of Amendment you are submitting. Examples: <i>"Proposed comprehensive plan amendment for the GMA periodic update."</i> or <i>"Adopted Ordinance 123, adoption amendment to the sign code."</i> (Maximum 400 characters).	<p>Proposed 2021 Snohomish County-initiated comprehensive plan amendments: (GPP21-3) Technical corrections to the General Policy Plan (GPP) maps to recognize properties that are no longer under county jurisdiction due to annexations.</p> <p>Proposed Final Docket XX citizen initiated comprehensive plan map amendments to the GPP with implementing rezones and amendments to the Capital Facilities Plan: (CFP1) Identify Olympic View Water and Sewer as the sewer provider for the Point Wells site; (SW5) and (SW6) Increase planned residential densities on .75 acres and 20 acres, respectively, in the Southwest Urban Growth Area (SWUGA) to allow multi-family development up to 22 dwelling units per acre; and (SW7) Designate 6.6 acres as Urban Commercial in the SWUGA.</p>



Department of Commerce

5. Is this action part of your 8-year periodic update required under RCW 36.70A.130 of the Growth Management Act (GMA)?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
6. Proposed Dates: Enter the anticipated public hearing date(s) for your Planning Commission/Planning Board or for your Council/Commission.	Planning Commission: 6/22/21 County Council: Fall 2021 Proposed / Date of Adoption: Fall 2021
7. Contact Information:	
A. Prefix/Salutation: <i>(Examples: "Mr.," "Ms.," or "The Honorable" (elected official))</i>	Mr.
B. Name:	Steve Skorney
C. Title:	Senior Planner
D. Email:	steve.skorney@snoco.org
E. Work Phone:	(425) 262-2207
F. Cell/Mobile Phone: (optional)	
Consultant Information:	
G. Is this person a consultant?	<input type="checkbox"/> Yes
H. Consulting Firm name?	
8. Would you like Commerce to contact you for Technical Assistance regarding this submitted amendment?	<input type="checkbox"/> Yes

REQUIRED: Attach or include a copy of the proposed amendment text or document(s). We do not accept a website hyperlink requiring us to retrieve external documents. Jurisdictions must submit the actual document(s) to Commerce. If you experience difficulty, please email the reviewteam@commerce.wa.gov

Questions? Call the review team at (509) 725-3066.

**ADDENDUM NO. 22 TO THE
FINAL ENVIRONMENTAL IMPACT STATEMENT
FOR THE SNOHOMISH COUNTY GMA
COMPREHENSIVE PLAN 2015 UPDATE**

**Adoption of Amendments to the Snohomish County Growth Management Act
(GMA) Comprehensive Plan and Implementing Development Regulations Related
to Final Docket XX (CFP1, SW5, SW7) and 2021 County-Initiated Technical
Corrections (GPP21-3)**

Prepared Consistent with

The Washington State Environmental Policy Act of 1971

Chapter 43.21C Revised Code of Washington

Chapter 197-11, Washington Administrative Code

Snohomish County Code Title 30



Snohomish County Planning and Development Services

Date of Issuance: June 7, 2021

FACT SHEET

Project Title: **Adoption of amendments to the Snohomish County Growth Management Act (GMA) Comprehensive Plan and implementing development regulations related to Final Docket XX (CFP1, SW5, SW7) and 2021 County-Initiated Technical Corrections (GPP21-3)**

Proposed Non-Project Actions: The proposed non-project actions considered under this State Environmental Policy Act (SEPA) review consist of the adoption of the following:

Final Docket XX proposal by Olympic View Water and Sewer District (OVWSD), identified as CFP1, proposes to amend the county’s Capital Facilities Plan to address a wastewater service area boundary change proposed in OVWSD’s comprehensive sewer plan;

Final Docket XX proposal by Edward Tokarz, identified as SW5, proposes to amend the Future Land Use (FLU) Map of the General Policy Plan (GPP) and implementing zoning to increase planned residential density on a property in the Southwest Urban Growth Area (SWUGA);

Final Docket XX proposal by Marv Thomas, identified as SW7, proposes to amend the FLU Map of the GPP and implementing zoning to add planned employment density on a property in the SWUGA; CFP1 -

2021 county-initiated comprehensive plan amendments, identified as GPP21-3, to make technical corrections to the maps of the GPP to recognize properties that are no longer under county jurisdiction due to city and town annexations.

Purpose of the EIS Addendum: This addendum adds information relating to the non-project programmatic county actions described above. This information does not change the analysis of previously identified significant impacts of the alternatives to the county’s GMA comprehensive plan within the SEPA documents dated September 8, 2014, (Draft EIS) and June 3, 2015, (Final EIS).

This addendum is being issued in accordance with WAC 197-11-625 and WAC 197-11-630. The adopted environmental documents listed herein, together with this addendum, meet the county’s environmental review needs for the current proposals.

Description of the Proposals: The CFP1 proposal would increase the size of OVWSD’s sanitary sewer service area to include the Point Wells site which was formerly claimed by Ronald Sewer District. This docket proposal requires an amendment to the county’s Capital Facilities Plan (CFP) public wastewater inventory table and map to assign OVWSD as the sanitary sewer provider for the Point Wells site instead of Ronald Sewer District.

The SW5 proposal would amend the FLU Map of the GPP to redesignate 0.72 acres in the SWUGA from Urban Medium Density Residential (UMDR) to Urban High Density Residential (UHDR) and rezone the proposal site from R-8,400 to Multiple

Residential (MR). The SW5 property consists of a detached single-family residence that is served by public water and sanitary sewer service from the Olympic View Water & Sewer District. The SW5 site is located on 228th St SW, which intersects with State Route 99 approximately 550 feet east of the site.

The SW7 proposal would amend the FLU Map of the GPP to redesignate 6.61 acres in the SWUGA from Urban Low Density Residential (ULDR) to Urban Commercial (UC) and rezone the proposal site from R-7,200 to Community Business (CB). The SW7 property consists of one farmhouse with farm structures including a silo and several large barns. The applicant intends to start a winery on the proposal site using existing structures. The SW7 site is located along Lowell-Larimer Road, between the Seattle Hill Road/March Road and State Route 9. The site is served by public water provided by the Cross Valley Water District and is currently on a septic system. Future sewer service to the proposal site would be provided by the Silver Lake Water and Sewer District.

The GPP21-3 technical corrections to the maps of the GPP to recognize three city and town annexations that were finalized since the last county adoption of technical map corrections in 2020: The 108 acre City of Arlington Butler Wetland Annexation located adjacent to the northwest portion of the Arlington city limits; the 107 acre Town of Darrington Annexation located adjacent to the west portion of the Darrington town limits; and the 66 acre City of Lake Stevens Machias Industrial Annexation located adjacent to the east portion of the Lake Stevens city limits.

Action Sponsor Snohomish County Department of Planning and Development Services
Lead Agency: 3000 Rockefeller Avenue, M/S #604
Everett, WA 98201-4066

Required Approval Review: Snohomish County Council – adoption of ordinances amending the comprehensive plan and implementing zoning. Washington State Dept. of Commerce – coordination of state comments.

Circulation and Comment: This addendum, or notice of availability, is being sent to all recipients of the previously issued Final EIS for the Comprehensive Plan 2015 Update as required by WAC 197-11-625, and to all commenters on that EIS. No comment period is required for this addendum under WAC 197-11-502(8)(c).

The EIS Addendum is available by contacting: Steve Skorney, Senior Planner
Snohomish County Department of Planning and Development
3000 Rockefeller Ave., M/S #604
Everett, Washington 98201
Phone: (425) 262-2207
E-Mail: steve.skorney@snoco.org

Date of Issuance: June 7, 2021

**SEPA Responsible
Official:** Mike McCrary, Director
Snohomish County Planning and Development Services
3000 Rockefeller Avenue, M/S #604
Everett, Washington 98201-4066

Signature _____
Mike McCrary, Director

ENVIRONMENTAL REVIEW

Overview

The adoption of amendments to the GMA Comprehensive Plan is a non-project action under the Washington State Environmental Policy Act (SEPA). This Addendum is not intended to satisfy individual project action SEPA requirements, as that is a level of review needed for site-specific land use or building permit applications. This Addendum does not significantly change the analysis of impacts and alternatives contained in the Environmental Impact Statement (EIS) prepared in 2015 for the Comprehensive Plan 2015 Update, nor does it identify new or significantly different impacts.

Prior Environmental Review

The county issued a Draft EIS (DEIS) for the county's 2015 Comprehensive Plan Update on September 8, 2014 and issued a Final EIS (FEIS) on June 3, 2015. The elements of the environment addressed in both EIS documents included the natural and built environments: earth, air, water, plants and animals, land and shoreline use, population and employment, cultural resources, transportation, energy, public services, and utilities.

Addendum Environmental Review

According to the SEPA Rules, an Addendum to an EIS provides additional analysis and/or information about a proposal or alternatives where their significant environmental impacts have been disclosed and identified in a previous environmental document (WAC 197-11-706, WAC 197-11-600(3)(b)(ii)). An Addendum is appropriate when the impacts of the new proposal are the same general types as those identified in the prior document, and when the new analysis does not substantially change the analysis of significant impacts and alternatives identified in the prior environmental documents (WAC 197-11-600(4)(e), WAC 197-11-706).

This Addendum to the 2015 Comprehensive Plan Update FEIS is being issued pursuant to WAC 197-11-625 to meet the County's SEPA responsibility. The 2015 Comprehensive Plan Update FEIS evaluated plan alternatives and impacts that encompass the same general policy direction, land use patterns, capital facilities planning, and environmental impacts that are expected to be associated with the proposed amendments identified in this Addendum. No additional significant impacts beyond those identified in the county's FEIS for the 2015 Comprehensive Plan Update are expected to occur as a result of the proposed amendments. No additional programmatic level environmental review will be required to the extent that the existing environmental documents listed in this Addendum and other published documents have analyzed the proposed amendments.

Affected Environment, Significant Impacts, and Mitigation Measures – Natural Environment

1) Earth, Topography, Soils, and Erosion

Any potential earth, topography, soils, and erosion impacts that could result from Final Docket XX proposals CFP1, SW5, and SW7, and from the GPP21-3 technical corrections are addressed in the DEIS and FEIS. Any future site-specific development or land use proposal not exempted by WAC 197-11-800 or SCC 30.61.035 would be subject to a separate SEPA review. No additional mitigating measures are warranted beyond those identified in the DEIS and FEIS.

2) Air Quality and Climate Change

Any potential air quality impacts that could result from Final Docket XX proposals CFP1, SW5, and SW7, and from the GPP21-3 technical corrections are addressed in the DEIS and FEIS. Any future site-specific development or land use proposal not exempted by WAC 197-11-800 or SCC 30.61.035 would be subject to

a separate SEPA review. No additional mitigating measures are warranted beyond those identified in the DEIS and FEIS.

3) Water Resources (Ground and Surface)

Any potential water resources impacts that could result from Final Docket XX proposals CFP1, SW5, and SW7, and from the GPP21-3 technical corrections are addressed in the DEIS and FEIS. Any future site-specific development or land use proposal not exempted by WAC 197-11-800 or SCC 30.61.035 would be subject to a separate SEPA review. No additional mitigating measures are warranted beyond those identified in the DEIS and FEIS.

4) Fish, Wildlife, Vegetation, and Wetlands

Any potential fish, wildlife, vegetation, and wetlands impacts that could result from Final Docket XX proposals CFP1, SW5, and SW7, and from the GPP21-3 technical corrections are addressed in the DEIS and FEIS. Any future site-specific development or land use proposal not exempted by WAC 197-11-800 or SCC 30.61.035 would be subject to a separate SEPA review. No additional mitigating measures are warranted beyond those identified in the DEIS and FEIS.

Affected Environment, Significant Impacts, and Mitigation Measures – Built Environment

1) Land and Shoreline Use

Any potential land use and shoreline impacts that could result from Final Docket XX proposals CFP1, SW5, and SW7, and from the GPP21-3 technical corrections are addressed in the DEIS and FEIS. Any future site-specific development or land use proposal not exempted by WAC 197-11-800 or SCC 30.61.035 would be subject to a separate SEPA review. No additional mitigating measures are warranted beyond those identified in the DEIS and FEIS.

2) Plans and Policies

The Final Docket XX proposals CFP1, SW5, and SW7, and the GPP21-3 technical corrections implement relevant county, regional, and state plans and policies including the GMA, the Puget Sound Regional Council VISION 2050, Countywide Planning Policies (CPP), the county GMA Comprehensive Plan, and the county Shoreline Master Program.

3) Population, Housing and Employment

Any potential increases in population, housing, or employment that could result from Final Docket XX proposals CFP1, SW5, and SW7, and from the GPP21-3 technical corrections are addressed in the DEIS and FEIS. No additional mitigating measures are warranted beyond those identified in the DEIS and FEIS.

4) Cultural Resources

Any potential impacts to cultural resources that could result from Final Docket XX proposals CFP1, SW5, and SW7, and from the GPP21-3 technical corrections are addressed in the DEIS and FEIS. Any future site-specific development or land use proposal not exempted by WAC 197-11-800 or SCC 30.61.035 would be subject to a separate SEPA review. No additional mitigating measures are warranted beyond those identified in the DEIS and FEIS.

5) Transportation

Any potential transportation impacts that could result from Final Docket XX proposals CFP1, SW5, and SW7, and from the GPP21-3 technical corrections are addressed in the DEIS and FEIS. Any future site-specific development or land use proposal not exempted by WAC 197-11-800 or SCC 30.61.035 would be subject to a separate SEPA review. No additional mitigating measures are warranted beyond those identified in the DEIS and FEIS.

6) Energy
Any potential energy impacts that could result from Final Docket XX proposals CFP1, SW5, and SW7, and from the GPP21-3 technical corrections are addressed in the DEIS and FEIS. Any future site-specific development or land use proposal not exempted by WAC 197-11-800 or SCC 30.61.035 would be subject to a separate SEPA review. No additional mitigating measures are warranted beyond those identified in the DEIS and FEIS.

7) Public Services and Utilities

The Final Docket XX proposals CFP1, SW5, and SW7, and the GPP21-3 technical corrections would not negatively impact schools, police, fire, or telecommunications. Any potential impacts to other public services and utilities including water, sewer, drainage systems, and solid waste that could result from Final Docket XX proposals CFP1, SW5, and SW7, and from the GPP21-3 technical corrections are addressed in the DEIS and FEIS. Any future site-specific development or land use proposal not exempted by WAC 197-11-800 or SCC 30.61.035 would be subject to a separate SEPA review. No additional mitigating measures are warranted beyond those identified in the DEIS and FEIS.

2021 Docket XX - SW5

Index # - File Name: 1. 0005_SEPA_Addendum22_notice_card_Docket_XX_2020_tech_co

SEPA NOTIFICATION



Notice is Hereby Given that SNOHOMISH COUNTY PLANNING AND DEVELOPMENT SERVICES has issued Addendum 22 to the Final Environmental Impact Statement for the Snohomish County Comprehensive Plan 2015 Update.

Proposals: Adoption of 2021 County Initiated Amendments and Final Docket XX amendments to the General Policy Plan (GPP) and the Capital Facilities Plan (CFP) of the GMA Comprehensive Plan.

Description of Proposals:

CFP1 – Olympic View Water and Sewer District proposes amendments to the district’s wastewater service area boundary;

SW5 – Edward Tokarz proposes amendments to the GPP Future Land Use (FLU) map with a rezone to increase planned residential densities on .72 acres in the Southwest Urban Growth Area (SWUGA);

SW7 – Marv Thomas proposes amendments to the GPP FLU map with a rezone to add planned employment density to 6.61 acres in the SWUGA; and

GPP21-3 - Technical Corrections to the maps of the GPP that recognize properties which are no longer under county jurisdiction due to city and town annexations.

Date of Issuance: June 7, 2021

For more information on Addendum 22 to the FEIS, contact Steve Skorney 425-262-2207 or steve.skorney@snoco.org.

Addendum 22 can be viewed online at:

<https://www.snohomishcountywa.gov/1603/Environmental-SEPADocuments>