North Thurston Public School District

Addendum to:

November 15, 2010 SEPA Checklist for proposed action to amend Thurston County UGB to include an approximate 72 acre public school site located at 4101 NE Marvin Road (Parcel No. 11934100000) within the City of Lacey's UGA and concurrently designate the site with an Open Space/Institutional Comprehensive Plan/Zoning Designation

Prepared Pursuant to the State Environmental Policy Act, RCW Ch. 43.21.C
**Purpose of the Addendum**

An application and SEPA checklist for the proposed action to amend Thurston County UGB to include an approximate 72 acre public school site located at 4101 NE Marvin Road (Parcel No. 11934100000) within the City of Lacey’s UGA and concurrently designate the site with an Open Space/Institutional Comprehensive Plan/Zoning Designation was submitted on November 15, 2010.

Since the application submittal, the District has moved forward with planning efforts at the site. In August of 2013, the District procured the services of Habitat Technologies to perform an on-site assessment and evaluation of critical areas within and immediately adjacent to the project site following the methods and procedures defined in the Corps of Engineers Wetland Delineation Manual (1987) with the 21012 Regional Supplement to the Corps of Engineers Wetland Delineation Manual: Western Mountains, Valleys, and Coast Region (2010 Supplement), the guidance provided in the Washington State Wetlands ID and Delineation Manual (Wash Manual), the State of Washington Department of Natural Resources (WDNR) Forest Practice Rules (WAC 222-16-030), and Thurston County Code, Title 24 Critical Areas.

This SEPA Addendum describes new information obtained by the District and evaluates the impact analysis contained in the previous SEPA Checklist.

**Change in Environmental Effects and Mitigation**

The District has addressed refinements to the November 15, 2010 SEPA Checklist in response to the Critical Areas Assessment prepared August 12, 2013. Elements of the checklist that are not described as a refinement in this Addendum are unchanged from the November 15, 2010 SEPA Checklist.

3.a.1 is there any surface water body on or in the immediate vicinity of the site (including year round and seasonal streams, saltwater, lakes, pods, wetlands)? If yes, describe type and provide names. If appropriate, state what stream or river it flows into.

This section of the SEPA checklist was originally prepared by the District using data on wetlands available from the Thurston County GeoData Center. The District previously indicated: *there are no known wetlands or water courses documented on the sites of the proposed action.* The August 12, 2013 *Critical Areas Assessment* has documented the presence of wetlands on the site. The critical areas determination was based on the methods and criteria outlined in Thurston County Code, Title 2- Critical Areas. Based on these methods eleven (11) shallow depressions were identified to exhibit all three of the established wetland criteria. All 11 wetlands areas were further identified to meet the criteria for designation as Thurston County Category III Wetlands, generally defined as wetlands with functions scoring between thirty and
fifty points under Washington State Department of Ecology’s Wetland Rating System for Western Washington. Typically, they have been disturbed and contain less diverse wildlife habitat or are more isolated from other habitat than Category II wetlands.

3.a.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.

In Item 3.a.2 of the SEPA Checklist, the District previously indicated: The proposed action does not require any work. Further, the site is not located within 200 feet of water bodies of the state.

No development is proposed with the requested action; the District’s request to amend the Urban Growth Boundary is a nonproject action. The proposed action to amend the UGB does not require development review at this time, and no actions concerning future development of the High School facility are being requested at this time. Proposed alterations of lands defined by various federal, state, and local authority rules and regulations as “critical areas” or “critical habitats” are generally addressed in the development review.

Future development impacting critical areas at the site will conform to applicable US Army Corps of Engineers, Washington Department of Ecology, and Thurston County Critical Area Code and/or City of Lacey Critical Areas Code.

3.a.3 Estimate the amount of fill and dredge material that would be placed or removed from surface water or wetlands and indicated the area of the site that would be affected. Indicate the source of fill material.

In Item 3.a.3 of the SEPA Checklist, the District Indicated: No fill or dredging would be required as part of the Proposed Action. While no fill or dredging would be required as part of the District’s request to adjust the UGB, future development may impact wetlands that have been identified. The District will be required to meet critical areas development regulations of the local permitting authority, along with the State and Federal agencies with jurisdiction over wetlands. The District is not certain at this time, what, if any impacts there will be to wetlands, but future fill activities would be done in accordance with applicable federal, state, and local critical areas regulations. Mitigation actions associated with a development proposal by the District will adhere to the mitigation sequence as described in the local jurisdictions critical areas ordinance.

Conclusion

The District’s responses to the SEPA checklist have been modified from the November 15, 2010 SEPA Checklist in an effort to disclose results of the on-site August 2013 critical areas assessment. As the District’s request to the County is a nonproject action, there is no significant change in the analysis of significant impacts contained in the 2010 SEPA checklist.
References

Critical Areas Assessment, Project Site 1193410000 – 4101 Marvin Road East; Thurston County Washington. Habitat Technologies, August 12, 2013.