



Island County Planning and Community Development

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STATE ENVIRONMENTAL POLICY ACT

Determination of NonSignificance

5/26/2022

Lead agency: Island County Planning and Community Development

Agency Contact: John Lanier, j.lanier@islandcountywa.gov, (360) 678-7811

Agency File Number: 241/21 SPR

Description of proposal – Convert vacant church to night-to-night homeless shelter to accommodate up to 30 guests. Site is in or near: Ebey’s National Historic Reserve.

Location of proposal – R13101-331-0830, Coupeville

Proponent: Whidbey Homeless Coalition, (360) 221-6477, shellimoore56@gmail.com

Island County Planning and Community Development has determined that this proposal will not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) is not required under RCW 43.21C.030. We have reviewed the attached Environmental Checklist and application materials.

This information available at: <https://apps.ecology.wa.gov/separ/Main/SEPA/Search.aspx>

This determination is based on the following findings and conclusions:

The following conditions have been identified that may be used to mitigate the adverse environmental impacts of the proposal: All Conditions from County Departments shall be adhered to by the applicant. The project is required to comply with Washington State and Island County water quality standards, Washington State and Federal laws and regulations protecting archaeological sites and resources and all other pertinent laws, rules, regulations, codes, and ordinances. Erosion and Sedimentation Control Best Management Practices shall be employed throughout the approved development. In the event that any

ground-disturbing activities, other project activities related to this development, or in any future development uncover protected cultural materials (e.g., bones, shell, stone tools, beads, ceramics, old bottles, hearths, etc.), the actions as listed in the Inadvertent Archaeological and Historic Resources Discovery Plan for Island County must be followed. Compliance with all applicable laws pertaining to archaeological resources (RCW 27.53, 27.44 and WAC 25-48) and human remains (RCW 68.50) is required. Failure to comply with this requirement could constitute a Class C Felony. 15. All development activities on and use of the subject parcel shall be in compliance with all applicable Washington State laws and Island County codes.

This DNS is issued under WAC 197-11-355. There is no further comment period on the DNS.

Signature Jonathan Lange Date 5/26/2022

SEPA Responsible Official, Jonathan Lange, Assistant Director

Appeal process: You may appeal this determination to the hearing examiner by filing an appeal and appeal fee with the Island County Planning and Community Development Department per County Code requirements.

Direct to the attention of:

John Lanier, Long Range Planner
PO Box 5000
Coupeville, WA 98239

No later than June 9, 2022

by letter at the above address or by email at j.lanier@islandcountywa.gov.

You should be prepared to make specific, factual objections.

Contact John Lanier to read or ask about the procedures for SEPA appeals.