



Island County Planning and Community Development

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Notice of Application - Optional DNS Process

Date of issuance: 01/22/2025

Island County has received a permit application for the following project.

Date of notice of application 01/14/2025 **Comment due date:** 02/05/2025

Staff Contact: Lizzie Longo **email:** e.longo@islandcountywa.gov **phone:** 360-678-7993

File Number: 349/24 SHE-II **Applicant:** Allison Lisi

Location: 4717 Honeymoon Bay Rd, Freeland WA 98249
R23034-110-3000

Proposal – The installation of a staircase that will provide access to the beach. The lowest landing will have a retractable set of stairs installed to allow access to the beach when lowered, with the top landing having a tall gate to prevent unauthorized access to the property.

Island County has reviewed the proposed project for probable adverse environmental impacts and expects to issue a determination of non-significance (DNS). The optional DNS process established by WAC 197-11-355 is being used. The determination is based on the following findings and conclusions:

Island County regulations under ICC 17.02B (Critical Areas), Title XI (Land Development Standards) & other applicable regulations are used to review and condition development to protect critical areas affected by this proposal. The proposal may include mitigation & the project review process may incorporate or require mitigation measures regardless of whether an EIS is required.

Public, Agency, and Tribal Comments: Agencies, tribes, and the public are encouraged to review and comment on the proposed project and its probable environmental impacts. Public comments must be received by 4:30 pm on **February 5, 2025**; mail to Island County Planning Department 1 NE 7th St., Coupeville, WA 98239; deliver to 1 NE 6th St, Coupeville, WA 98239; or 121 N. East Camano Drive, Camano Island; or Fax (360) 679-7306. This may be the only opportunity to comment on the environmental impacts of the proposal.

To request notice of hearings, to receive a copy of the decision, or for information on appeals, contact us at the above address.

The following conditions have been identified that may be used to mitigate the adverse environmental impacts of the proposal:

- Soil disturbed during the project will be revegetated following construction
- Mitigation Planting Plan
- Removal of Himalayan Blackberry

- The Following BMPs have been identified to minimize adverse effects on critical and sensitive habitat and conservation area:
 - All construction debris will be collected and not allowed to enter state waters.
 - The contractor will prepare a spill prevention control and countermeasures plan.
 - If debris or spill material enters the waterway, immediate actions will be taken to remove the material, and proper entities will be notified.
 - Care will be taken in all work to prevent debris, oils, and grease from entering the water.
 - All debris will be properly disposed of at an appropriate facility off-site.
 - Refueling will be conducted away from the project site in accordance with the Washington State Department of Ecology.
 - All equipment will be checked daily for leaks and any necessary repairs will be made prior to work commencement.
 - Geotechnical engineering recommendations for installation of the staircase will be followed to help protect the steep slope.
 - The staircase will be routed and constructed to limit impact to mature vegetation onsite.

Required Permits: SHE-II

Required Studies: BSA, *Geotechnical Report*