

## SEPA DETERMINATION OF NON-SIGNIFICANCE (DNS)

Application Name: 76 Gas Station Demolition

File Number: B14-0012

Primary Contact: John Tyron  
Pacific Environmental  
PO Box 2049  
Port Townsend, WA 98368  
Benchmark Development  
206-999-8820

Date of Issuance: March 14, 2014

Project Location: The subject property is located at a 16703 SE 272<sup>nd</sup> St., Parcel No. 3622099070, and is situated in the NW ¼ Quarter, Section 36, Township 22N, Range 5E, WM, in the City of Covington, King County, WA.

Project Description: The owner is proposing to demolish the convenience store, car wash, fuel canopy, and 15,000 gallon and 12,000 gallon fuel tanks, and related fuel piping. The removal of the existing structures is associated with the construction of a Wendy's Restaurant, currently undergoing commercial site development review by the city. The owner is responsible for obtaining any necessary local, state, and federal permits and approvals for this demolition. Environmental Documents: Site Plan (Mead Gilman & Assoc. dated 10/21/13), SEPA Environmental Checklist (signed 02/14/2014), and other information on file with the lead agency.

Responsible Official/ Lead Agency: Richard Hart, AICP - Community Development Director  
City of Covington SEPA Official  
16720 S.E. 271st Street,  
Covington, Washington 98042  
253-638-1110

X  This DNS is issued under WAC 197-11-340; the lead agency will not act on this proposal for 14 days. Comments must be submitted and received by the City of Covington by March 28, 2014. The lead agency has determined that it does not have a probable significant adverse impact on the environment. 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.

Appeals Notice: Any notice of appeals must be filed in writing, with the required filing fee paid in cash or check and received within 14 calendar days of the end of the comment period at Covington City Hall Offices by April 11, 2014 at 5 PM. You must make specific factual objections, identify error, harm suffered, or identify anticipated relief sought and raise specific issues in the statement of appeal. Contact the Community Development Department at Covington City Hall to ask about the procedures for SEPA appeals.