

**SEPA MITIGATED DETERMINATION OF  
NON-SIGNIFICANCE**

Application Name: Fred Meyer Fueling Facility Commercial Site Development

Application File Number: LU10-0017/2123

Primary Contact: Joel Howitt  
Barghausen Consulting Engineers, Inc.  
18215 72nd Ave S.  
Kent, WA 98032

Date of Issuance: June 24, 2011

Project Location: The subject property is located at 16736 SE 272nd Street, Parcel No. 362205-9007 and is situated in the NW Section 36, Township 22N and Range 5E in the City of Covington, King County, WA.

Project Description: The Developer is proposing to construct a retail gas station located at the southern portion of the 14.5 commercial site. The facility will include a 5,418 sq. ft. canopy, 14 fueling stations (7 dispensers), and a 112 sq. ft. cashier's kiosk. The facility will include the installation of two underground gasoline storage tanks, and associate site improvements. The developer is revising the project to include the addition of a new 34-stall paved parking area located on a vacant portion of the property, near Highway 18. Water service will be provided by Covington Water District and Sewer service will be provided by Soos Creek Water and Sewer District. Emergency Services provided by the City of Covington and Kent Fire Department Regional Fire Authority

Environmental Documents: Site Plan (Barghausen, received by the City 05/15/2011), Transportation Impact Analysis (Group Mackenzie, 11/10/2010), SEPA Environmental Checklist (updated 05/15/2011), and other information on file with the lead agency.

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

X This MDNS is issued under WAC 197-11-350. The comment period is 14 calendar days and ends July 8, 2011.

**Comments and Appeals Notice**

Comments and appeals on this MDNS may be submitted by first class mail or delivered to the responsible official at the above lead agency address. 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 July 22, 2011 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.