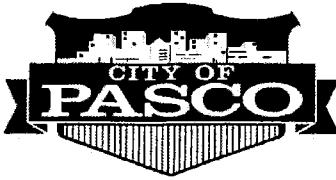


TR-121467



COMMUNITY DEVELOPMENT DEPARTMENT (509) 545-3441 / Fax (509) 545-3499
P.O. Box 293, 525 North Third Avenue, Pasco, Washington 99301

DETERMINATION OF NON-SIGNIFICANCE

Description of Proposal: Construction of an "at-grade railroad crossing" as part of the Heritage Industrial Rail Spur project. The rail line is proposed to cross Road 40 East.

Proponent: City of Pasco
525 N 3rd Avenue
Pasco, WA 99302

Location of Proposal: The southeast ¼ of the northwest ¼, Section 34, Township 9 North, Range 30 East.

Lead Agency: City of Pasco

The lead agency for this proposal has determined that it does not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) is not required under RCW 43.21C.030(2) (c). 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.

- There is no comment period for this DNS.
- This DNS is issued under WAC 197-11-340(2); the lead agency will not act on this proposal for 14 days from the date below. Comments must be submitted by: 1/30/13

Responsible Official: David I. McDonald

Position/Title: CITY PLANNER

Address: P. O. BOX 293, PASCO, WA 99301-0293

Phone: (509) 545-3441

Date: 1/15/2013

Signature: *David I. McDonald*

ED Number: SEPA2013-002

Master File Number: [SEPA2013-002 & NEPA09-010]

RECEIVED
ENVIRONMENTAL MANAGEMENT
2013 JAN 16 AM 8:15
STATE OF WASHINGTON
UTILITIES AND TRANSPORTATION
DIVISION

Posted
RMS
X



Shaded areas for City use only
Applicants MUST complete all other sections

**CITY OF PASCO, WASHINGTON
ENVIRONMENTAL CHECKLIST FORM**

Project Title: Heritage Industrial Rail Spur At-Grade Crossing

Environmental Checklist No.: SEPA2013-002 **Date Received:** prepared internally

Reference File No.: NEPA10-005 **Date of Action:** 1 - 15 - 13

PURPOSE OF THE CHECKLIST. The State Environmental Policy Act (SEPA), Chapter 43.21C RCW, requires all governmental agencies to consider the environmental impacts of a proposal before making decisions. An environmental impact statement (EIS) must be prepared for all proposals with probable significant adverse impacts on the quality of the environment. The purpose of the checklist is to provide information to help you and the agency identify impacts from your proposal (and to reduce or avoid impacts from the proposal, if it can be done) and to help the agency decide whether an EIS is required.

INSTRUCTIONS FOR APPLICANTS: This environmental checklist asks you to describe some basic information about your proposal. Governmental agencies use this checklist to determine whether the environmental impacts of your proposal are significant, requiring preparation of an EIS. Answer the questions briefly, with the most precise information known, or give the best description you can.

You must answer each question accurately and carefully, to the best of your knowledge. In most cases, you should be able to answer the questions from your own observation or project plans without the need to hire experts. If you really do not know the answer, or if a question does not apply to your proposal, write "do not know" or "does not apply". Complete answers to the questions now may avoid unnecessary delays later.

Some questions ask about governmental regulations, such as zoning, shoreline, and landmark designations. Answer these questions if you can. If you have problems, the governmental agencies can assist you.

The checklist questions apply to all parts of your proposal, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. The agency to which you submit this checklist may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impact.

USE OF CHECKLIST FOR NONPROJECT PROPOSALS: Complete this checklist for nonproject proposals, even though questions may be answered "does not apply." IN ADDITION, complete the SUPPLEMENTAL SHEET FOR NONPROJECT ACTIONS (part D). For nonproject actions, the references in the checklist to the words "project," "applicant," and "property or site" should be read as "proposal," "proposer," and "affected geographic area," respectfully.

The review and all subsequent actions on your proposal are all carried out under the guidelines of the State Environmental Policy Act, (WAC 197-11), Title 23 of the Pasco Municipal Code, the Community Development Policy Plan, and local environmental policies. Permits or other actions subject to this review may be conditioned or denied as deemed necessary in accordance with the foregoing regulations.

NOTE: This is a standard form being used by all state and local agencies in the State of Washington for various types of proposal; it has been modified to meet the particular environmental needs and policies of the City of Pasco and its surrounding area.

APPLICANT MUST ANSWER ALL QUESTIONS LISTED BELOW**A. BACKGROUND:**

- 1) Name of proposed project, if applicable: Heritage Rail Spur At-Grade Crossing
- 2) Name of applicant: City of Pasco (Eng. Dept.)
- 3) Address and phone number of applicant and contact person: 525 N 3rd Avenue, Pasco 99301, (509)545-3444
- 4) Date checklist prepared: 1/15/2013
- 5) Agency requesting checklist: City of Pasco, WA DNR, WA Utilities & Transportation Commission
- 6) Proposed timing or schedule (including phasing, if applicable): Construction anticipated to start in April 2013
- 7) Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain. No
- 8) List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal. NEPA file NEPA10-005 was created and processed in 2010 to address potential environmental impacts of the full length proposed "Heritage Industrial Rail Spur". Relevant environmental impact documentation can be obtained at the City of Pasco Planning Department under Master File # NEPA10-005.
- 9) Do you know whether applications are pending for governmental approvals or other proposal directly affecting the property covered by your proposal? If yes, explain. WA Hearing Examiner approval of for Utility & Transportation.
- 10) List any government approvals or permits that will be needed for your proposal, if known. WA Hearing Examiner approval of for Utility & Transportation Commission
- 11) Give brief, complete description of your proposal, including the proposed uses and the size of the project and site. There are several questions later in this checklist that ask you to describe certain aspects of your proposal. You do not need to repeat those answers on this page. (Lead agencies may modify this form to include additional specific information on project description.)
As part of the Heritage Park project, the City proposes to initially furnish and install concrete crossing surface, pavement markings, and "out of service" and advanced warning signs as shown on the illustration. These improvements are identified as Phase 1. The track through the crossing will not be placed in service and will be made inaccessible to railroad operations due to placement of an earthen bumper as shown on the illustrations. Within two years from order date, or sooner if railroad infrastructure is installed east of the crossing, and before railroad operations commence, the Out of Service signs will be removed and be replaced with an active warning

system that would include shoulder light and automatic gates. These improvements would include 2 each 90' median barrier (1 each north and south of the crossing). The proposed warning system would be set up for 10 mph operations and would include approximately 500' approach track circuits, a 12' island circuit, and a PMD3R motion detector controller. These improvements are identified as Phase 2. All elements will be installed per current MUTCD and railroad standards. Estimated cost to the project for Phase 1 work directly related to the crossing is \$100,000. The estimated cost for the Phase 2 portion of the project is an additional \$230,000

12) Location of the proposal. Give sufficient information for a person to understand the precise location of your proposed project, including a street address, if any, and section, township, and range, if known. If a proposal would occur over a range of area, provide the range or boundaries of the site(s). Provide a legal description, site, plan, vicinity map, and topographic map, if reasonably available. While you should submit any plans required by the agency, you are not required to duplicate maps or details plans submitted with any permit applications related to this checklist. West ½, Section 34, Township 9 North, Range 30 East,

B. ENVIRONMENTAL ELEMENTS:

1) Earth

a) General description of the site (circle one): Flat, rolling, hilly, steep slopes, mountainous, other _____

b) What is the steepest slope on the site (approximate percent slope)? $\leq 5\%$ grade

c) What general types of soils are found on the site (for example, clay, sand, gravel, peat, muck)? If you know the classification of agricultural soils, specify them and note any prime farmland. Quincy Series, Mixed mesic Xeric Torriothents (sandy with high basalt content)

d) Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe. No

e) Describe the purpose, type, and approximate quantities of any filling or grading proposed. Indicate source of fill. Because the proposed at-grade rail crossing is at-grade, less fill will be used when compared to elevated crossings.

Some minor filling adjacent to the existing roadway will be performed to construct the roadbed for the railroad, which will include approximately 70 cubic yards of excavation and 260 cubic yards of embankment construction. Additionally, the roadway will be modified to include specific approach grades to the proposed crossing which will include removal and reinstallation of approximately 390 square yards of asphalt, with minor amounts of earthwork grading to reshape approach grades.

f) Could erosion occur as a result of clearing, construction, or use? If so, generally describe. Some potential for wind erosion during construction exists. Construction activity will be required to comply with dust abatement measures to lessen the potential for wind erosion. Once the project is complete no erosion is anticipated.

g) About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or building)? Less than 1%

h) Proposed measures to reduce or control erosion, or other impacts to the earth, if any: Construction dust control measures will be taken during construction.

2. Air

a) What types of emissions to the air would result from the proposal (i.e., dust, automobile, odors, and industrial wood smoke) during construction and when the project is completed? If any, generally describe and give approximate quantities if known. Petrol exhaust from construction heavy equipment will be temporary. Locomotives using the rail will produce emissions.

b) Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe. No

c) Proposed measures to reduce or control emissions or other impacts to air, if any: None

3. Water

A) Surface:

a) Is there any surface water body on or in the immediate vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? If yes, describe type and provide names. If appropriate, state what stream or river it flows into. The Columbia River is approximately 1 mile to the south.

b) 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. No

c) Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material: None

d) Will the proposal require surface water withdrawals or diversions? Give general description, purpose, and approximate quantities if known. NA

e) Does the proposal lie within a 100-year floodplain? If so, note location on the site plan.
No portion of the site is within a 100-year floodplain.

f) Does the proposal involve any discharges of waste materials to surface water? If so, describe the type of waste and anticipated volume of discharge. No

B) Ground:

a) Will ground water be withdrawn, or will water be discharged to ground water? Give general description, purpose and approximate quantities if known. No

b) Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (for example: industrial, containing the following chemicals..., agricultural; etc.) Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve.

c) Water Runoff (including storm water): None

1) Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe. None, rain water will infiltrate the sandy soil in the immediate vicinity of the rail line.

2) Could waste materials enter ground or surface waters? If so, generally describe.
No/very unlikely

d) Proposed measures to reduce or control surface, ground, and runoff water impacts, if any:
None, rain water will infiltrate the sandy soil in the immediate vicinity of the rail line.

4. Plants

a) Check or circle types of vegetation found on the site:

deciduous tree; alder, maple, aspen, other

evergreen tree; fir, cedar, pine, other

shrubs

pasture

crop or grain

wet soil plants; cattail, buttercup, bullrush, skunk

cabbage, other

water plants: water lily, eelgrass, milfoil, other

other types of vegetation

- b) What kind and amount of vegetation will be removed or altered?
The predominant vegetation types are sagebrush, tumbleweeds, grasses and other small herbaceous annual plants
- c) List threatened or endangered species known to be on or near the site.
Threatened/endangered species have not been observed on site.
- d) Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any:
 Landscaping is not included in the rail line project.

5. Animals

- a) Circle any birds and animals, which have been observed on or near the site or are known to be near the site:
- Birds: hawk, heron, eagle, songbirds, other...
- Mammals: deer, bear, elk, beaver, other...
- Fish: bass, salmon, trout, herring, shellfish, other...
- b) List any threatened or endangered species known to be on or near the site.
Threatened/endangered species have not been observed on site.
- c) Is the site part of a migration route? If so, explain.
Yes, Pasco is within the Pacific Flyway.
- d) Proposed measures to preserve or enhance wildlife, if any:
None

6. Energy and Natural Resources

- a) What kinds of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy needs? Describe whether it will be used for heating, manufacturing, etc.
The trains are fueled by diesel fuel and rail switches are powered by a nominal amount of electricity.
- b) Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe. No
- c) What kinds of energy conservation features are included in the plans of this proposal? List other proposed measures to reduce or control energy impacts, if any: None, except trains are more efficient than the equivalent number of semi-trucks needed to transport the same amount of goods. Promoting the use of trains is a form of petroleum conservation in itself.

7. Environmental Health

a) Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste that could occur as a result of this proposal? If so, describe. Trains have potential to be de-railed and spill their contents. However, this is highly unlikely due to the simplicity of the design and the flat topography.

- 1) Describe special emergency services that might be required.
Fire, EMT, EPA HAZMAT
- 2) Proposed measures to reduce or control environmental health hazards, if any:
Standard safe operating procedures will be applied when the rail is in use.

b) Noise

- 1) What types of noise exist in the area, which may affect your project (for example: traffic, equipment, operation, other)? none
- 2) What types and levels of noise would be created by or associated with the project on a short-term or long-term basis (for example: traffic, construction, operation, other)? Indicate what hours noise would come from the site.
Increased noise levels created by operation of the train may be expected. Increased noise levels are an acceptable impact in industrially zoned areas of the community.

- 3) Proposed measures to reduce or control noise impacts, if any: none

8. Land and Shoreline Use

a) What is the current use of the site and adjacent properties? Agricultural production, Port of Pasco Industrial center and large tracts of vacant land

b) Has the site been used for agriculture? If so, describe.
Yes, the site(s) are used for agricultural production and will remain in agricultural production once the rail is constructed and in use.

c) Describe any structures on the site.
An irrigation pivot, pump and lateral irrigation line assembly.

d) Will any structures be demolished? If so, what? No

e) What is the current zoning classification of the site? I-1 (Light Industrial)

f) What is the current comprehensive plan designation of the site? Industrial

g) If applicable, what is the current shoreline master program designation of the site?
NA

- h) Has any part of the site been classified as an "environmentally sensitive" area? If so, specify. No
- i) Approximately how many people would reside or work in the completed project?
No residents; the possible number of additional jobs created by the rail spur is unknown.
- j) Approximately how many people would the completed project displace?
None
- k) Proposed measures to avoid or reduce displacement impacts, if any:
NA
- l) Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any:
City of Pasco Planning Department review has ensured that the proposed rail is suitable in industrially zoned land in close proximity to the regional BNSF mainline switch.

9. Housing

- a) Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing. NA
- b) Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing. Zero
- c) Proposed measures to reduce or control housing impacts, if any: NA

10. Aesthetics

- a) What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed?
A maximum of five feet above current/undisturbed grade
- b) Proposed measures to reduce or control aesthetic impacts, if any:
None
- c) Proposed measures to reduce or control impacts, if any:
None

11. Light and Glare

- a) What type of light or glare will the proposal produce? What time of day would it mainly occur? None

- b) Could light or glare from the finished project be a safety hazard or interfere with views?
No
- c) What existing off-site sources of light or glare may affect your proposal?
None
- d) Proposed measures to reduce or control light and glare impacts, if any:
None

12. Recreation

- a) What designated and informal recreational opportunities are in the immediate vicinity?
None. It is private property and no trespassing is allowed.
- b) Would the proposed project displace any existing recreational uses? If so, describe.
No
- c) Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any: None

13. Historic and Cultural Preservation

- a) Are there any places or objects listed on, or proposed for, national, state, or local preservation registers known to be on or next to the site? If so, generally describe.
No
- b) Generally describe any landmarks or evidence of historic, archaeological, scientific, or cultural importance known to be on or next to the site. None exist
- c) Proposed measures to reduce or control impacts, of any: None

14. Transportation

- a) Identify public streets and highways serving the site, and describe proposed access to the existing street system. Show on site plans, if any. The site borders Road 40 East.
- b) Is site currently served by public transit? If not, what is the approximate distance to the nearest transit stop? No
- c) How many parking spaces would the completed project have? How many would the project eliminate? Zero
- d) Will the proposal require any new roads or streets, or improvements to existing roads or streets, not including driveways? If so, generally describe (indicate whether public or private).
There may be minimal revisions to Road 40 East at the location of the proposed at-grade crossing.

e) Will the project use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe. This is a rail project.

f) How many vehicular trips per day would be generated by the completed project? If known, indicate when peak volumes would occur. Zero

g) Proposed measures to reduce or control transportation impacts, if any: None

15. Public Services

a) Would the project result in an increased need for public services (for example: fire protection, police protection, healthcare, school, other)? If so, generally describe. No

b) Proposed measures to reduce or control direct impacts on public services, if any. None. The project itself may reduce the demand on public roads by using rail as a method of transport.

16. Utilities

a) Circle utilities currently available at the site: electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system, other. _____

b) Describe the utilities that are proposed for the project, the utility providing the service, and the general construction activities on the site or in the immediate vicinity, which might be needed. None

C. SIGNATURE:

I swear that under penalty of perjury the above answers are true and complete. I understand that the lead agency is relying on them to make its decision.

Signature: [Handwritten Signature]

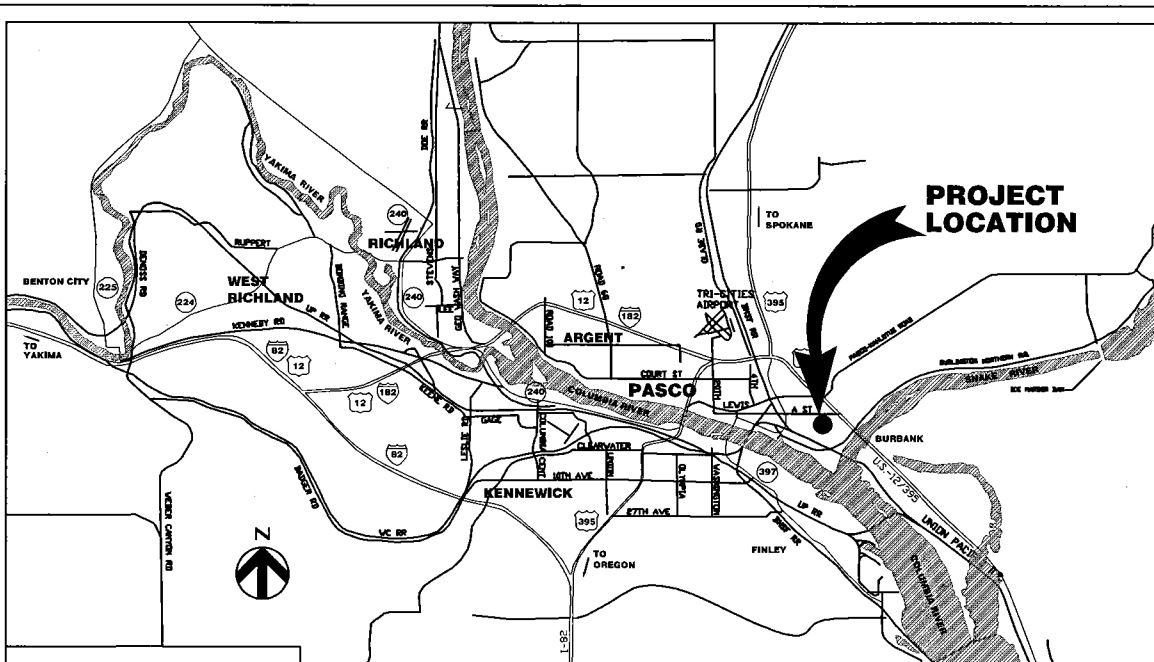
Date Submitted: 1/15/13

COMMUNITY DEVELOPMENT DEPARTMENT REVIEW

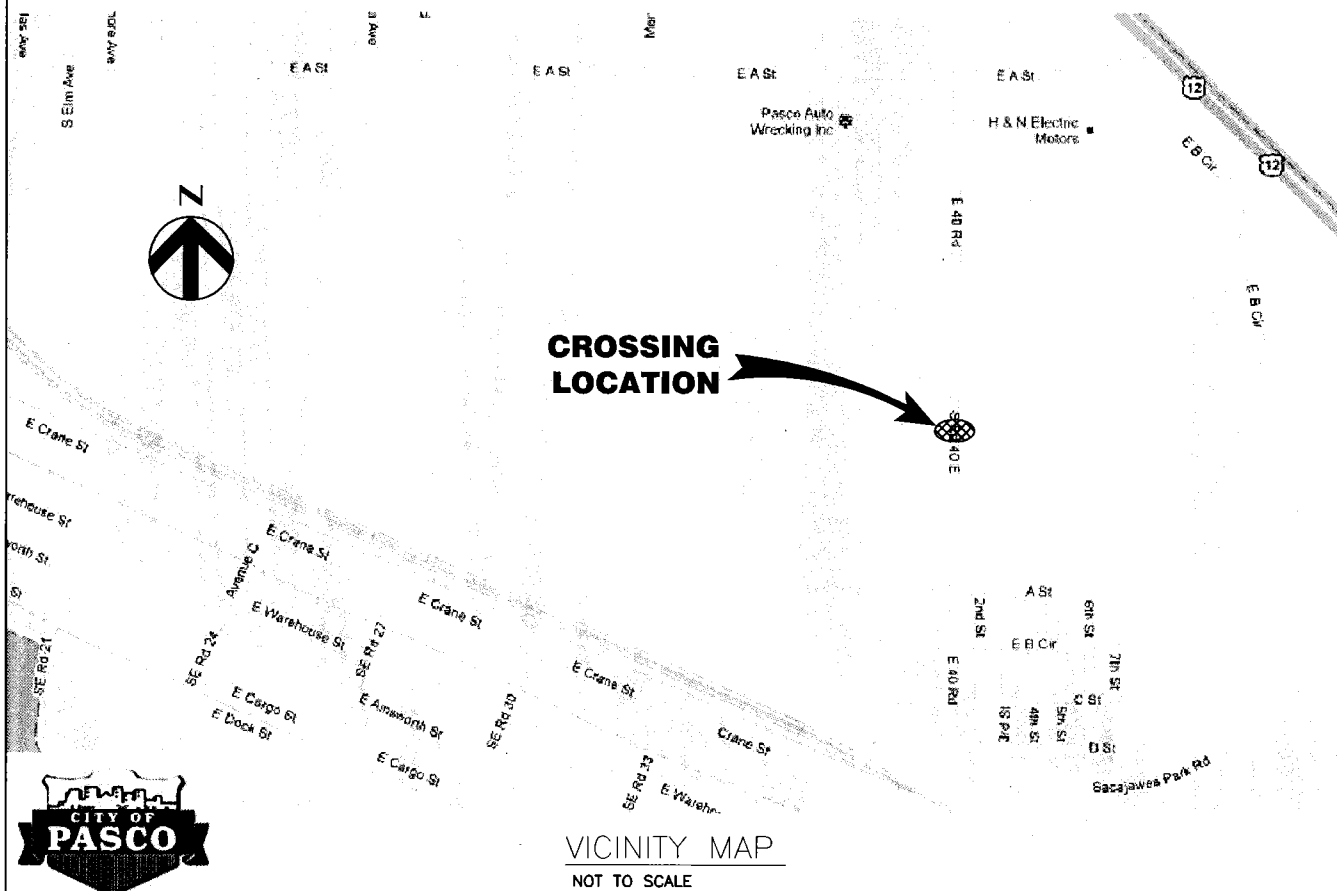
This checklist was reviewed by Planning Division, Department of Community Development. Any comments or changes made by the Department are entered in the body of the checklist and contain the initials of the reviewer.

Signature: [Redacted Signature]

Date: 1/15/2013



PROJECT LOCATION
NOT TO SCALE



VICINITY MAP
NOT TO SCALE

CITY OF PASCO
HERITAGE INDUSTRIAL CENTER
ROAD 40 EAST CROSSING LOCATION

VICINITY MAP

DATE	1-16-13
FIGURE	SEPA-1