

City of Sultan
ENVIRONMENTAL
DETERMINATION OF NONSIGNIFICANCE

The City of Sultan has conducted Environmental Review of the following project:

File Name & Number: Hammer Planned Unit Development
File Number FPPUD05-002

Location: Located at 14310 - 330th Avenue
S.E., just south of the plat of Sky
Harbor, in Section 33, Township 28
North, Range 8 East, W.M., Snoho-
mish County, City of Sultan,
Washington.

Project Description: Proposed development of approxi-
mately 72-single-family residential
lots on an approximate 34-acre par-
cel. The existing airstrip and acces-
sory structures would be removed as
part of this proposal.

Proponent: Peter Arikson, Trustee and
Raelyn Holquist, Project Manager

Lead Agency: City of Sultan
319 Main Street
P.O. Box 1199
Sultan, WA 98294-1199

Responsible Official: Rick Cisar,
Director of Community Development

The City of Sultan has determined that this proposal does not have probable significant adverse impacts on the environment, provided the following conditions are met:

1. The Recommendations and proposed mitigation outlined in the Critical Area Study and Innovative Development Design Plan, dated September 22, 2005, revised March 21, 2006, shall be complied with during design, construction and long term use of the site.
2. The Recommendations and proposed construction techniques outlined in the Preliminary Geotechnical Report dated September 22, 2005 shall be evaluated and incorporated into the design, construction and long term maintenance of the site.

An Environmental Impact Statement (EIS) is not required under RCW 43.21C.031. This decision was made after review of a completed Environmental Checklist and other information on file with the City of Sultan. This information is available to the public on request.

This Determination of Nonsignificance (DNS) is issued under WAC 197-11-340.

Issuance of this Threshold Determination does not constitute Approval of the Development Permit. This proposal will be reviewed for compliance with all applicable City Codes that regulate development activities.

Comments: Written comments may be submitted to the City of Sultan at the address above prior to 5:00 pm on April 21, 2006. Unless action is taken by the Lead Agency, this DNS shall become final at the end of the comment period.

Appeal: Any interested person may appeal this threshold determination in accordance with SMC 17.04.150. Appeals must be received within 14 days of the end of the comment period (by 4:30 pm, May 5, 2006). You should be prepared to make specific factual objections.

For more information contact the City at (360) 793-2231.

Signature: RICK CISAR Date: April 7, 2006.

Date of Issuance: April 7, 2006

DNS06-009

Send: Army Corp, DOE, DFW, WSDOT, and SnoCo PDS

Published: April 7, 2006.
