



NOTICE OF APPLICATION AND PROPOSED DETERMINATION OF NON-SIGNIFICANCE-MITIGATED (DNS-M)

A Master Application has been filed and accepted with the Department of Community & Economic Development (CED) – Planning Division of the City of Renton. The following briefly describes the application and the necessary Public Approvals.

DATE OF NOTICE OF APPLICATION: May 7, 2015

LAND USE NUMBER: LUA15-000257, ECF, CU-H, SMV, SM

PROJECT NAME: Lake to Sound Trail Segment A

PROJECT DESCRIPTION: The applicant is requesting Environmental (SEPA) Review, Shoreline Conditional Use Permit approval, Shoreline Variance approval, and Shoreline Substantial Development Permit approval for the construction of Segment A of the Lake to Sound Trail. This trail segment is 14,317 feet (1.2 miles) long and 12 feet wide. A portion of the trail corridor is located within the City of Tukwila city limits. The City of Renton has taken SEPA Lead Agency Status for the entire trail corridor, however separate permits from the City of Tukwila will be required for that portion of the trail within the Tukwila city limits. The trail corridor is located within the Commercial Office (CO), Resource Conservation (RC), and Medium Industrial (IM) zoning designations. The trail corridor runs adjacent to the Black River Riparian Forest which contains the Black River (a Shoreline of the State), six wetlands (Categories II, III, and IV), and a Blue Heron nesting colony. Portions of the trail corridor are located within the Shoreline Management Act Natural Environment designation.

PROJECT LOCATION: 14299 Monster Road SW

OPTIONAL DETERMINATION OF NON-SIGNIFICANCE, MITIGATED (DNS-M): As the Lead Agency, the City of Renton has determined that significant environmental impacts are unlikely to result from the proposed project. Therefore, as permitted under the RCW 43.21C.110, the City of Renton is using the Optional DNS-M process to give notice that a DNS-M is likely to be issued. Comment periods for the project and the proposed DNS-M are integrated into a single comment period. There will be no comment period following the issuance of the Threshold Determination of Non-Significance-Mitigated (DNS-M). This may be the only opportunity to comment on the environmental impacts of the proposal. A 14-day appeal period will follow the issuance of the DNS-M.

PERMIT APPLICATION DATE: April 17, 2015

NOTICE OF COMPLETE APPLICATION: May 7, 2015

APPLICANT/PROJECT CONTACT PERSON: Jason Rich/King County Parks/King Street Center, 7th Fl/ 201 S Jackson St./Seattle, WA 98104/

Permits/Review Requested: SEPA Review, Shoreline CUP and Variance, SSDP

Other Permits which may be required: Construction Permit

Requested Studies: Critical Areas Report, Geotechnical Report, Habitat Report, Stream/Lake Study, Wetland Assessment

Location where application may be reviewed: Department of Community & Economic Development (CED) – Planning Division, Sixth Floor Renton City Hall, 1055 South Grady Way, Renton, WA 98057

If you would like to be made a party of record to receive further information on this proposed project, complete this form and return to: City of Renton, CED – Planning Division, 1055 So. Grady Way, Renton, WA 98057.

Name/File No.: Lake to Sound Trail Segment A/ LUA15-000257, ECF, CU-H, SMV, SM

NAME: _____

MAILING ADDRESS: _____ City/State/Zip: _____

TELEPHONE NO.: _____

PUBLIC HEARING:

Public hearing is tentatively scheduled for **June 23, 2015** before the Renton Hearing Examiner in Renton Council Chambers at 11:00 am on the 7th floor of Renton City Hall located at 1055 South Grady Way.

CONSISTENCY OVERVIEW:

Zoning/Land Use:

The subject site is designated **Employment Area Valley (EAV)** on the City of Renton Comprehensive Land Use Map and **IM, CO, and RC** on the City's Zoning Map.

Environmental Documents that Evaluate the Proposed Project:

Environmental (SEPA) Checklist

Development Regulations Used For Project Mitigation:

The project will be subject to the City's SEPA ordinance, **RMC 4-3-050** and other applicable codes and regulations as appropriate.

Proposed Mitigation Measures:

The following Mitigation Measures will likely be imposed on the proposed project. These recommended Mitigation Measures address project impacts not covered by existing codes and regulations as cited above.

- ***Project construction shall comply with the recommendations provided in the Geotechnical Report prepared by HWA GeoSciences, Inc. (dated February 24, 2015).***

Comments on the above application must be submitted in writing to Kris Sorensen, Associate Planner, CED – Planning Division, 1055 South Grady Way, Renton, WA 98057, by 5:00 PM on May 20th. This matter is also tentatively scheduled for a public hearing on June 23, 2015, at 11:00 am, Council Chambers, Seventh Floor, Renton City Hall, 1055 South Grady Way, Renton. If you are interested in attending the hearing, please contact the Planning Division to ensure that the hearing has not been rescheduled at (425) 430-6578. Following the issuance of the SEPA Determination, you may still appear at the hearing and present your comments regarding the proposal before the Hearing Examiner. If you have questions about this proposal, or wish to be made a party of record and receive additional information by mail, please contact the project manager. Anyone who submits written comments will automatically become a party of record and will be notified of any decision on this project.

CONTACT PERSON: Kris Sorensen, Associate Planner; Tel: (425) 430-6593; Eml: ksorensen@rentonwa.gov

PLEASE INCLUDE THE PROJECT NUMBER WHEN CALLING FOR PROPER FILE IDENTIFICATION

