



State Environmental Policy Act  
Determination of Non-Significance

**CASE NO:** SEPA16-21

**APPLICANT:** Kimball Creek Homes Inc.  
8002 NE Hwy 99 Suite 555  
Vancouver, WA 98665

**REQUEST:** To develop an approximate 0.28 acre parcel into four (4) residential lots.

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**LOCATION:** 827 NW Elm Street  
Camas, WA 98607

**LEGAL DESCRIPTION:** The project is located in the City of Camas in the SE ¼ of the NE ¼ of Section 10, Township 1 North, Range 3 East, of the Willamette Meridian. The location is also described as tax lot 85990000.

**SEPA DETERMINATION:** Determination of Non-Significance (DNS)

**COMMENT DEADLINE:** **March 2<sup>nd</sup>, 2017, at 5:00 p.m.**

As lead agency under the State Environmental Policy Act (SEPA) Rules [Chapter 197-11, Washington Administrative Code (WAC)], the City of Camas must determine if there are possible significant adverse environmental impacts associated with this proposal. The options include the following:

- DS = Determination of Significance (The impacts cannot be mitigated through conditions of approval and, therefore, requiring the preparation of an Environmental Impact Statement (EIS).
- MDNS = Mitigated Determination of Non-Significance (The impacts can be addressed through conditions of approval), or;
- DNS = Determination of Non-Significance (The impacts can be addressed by applying the Camas Municipal Code).

**Determination:**

**Determination of Non-Significance (DNS).** The City of Camas, as lead agency for review of this proposal, has determined that this proposal 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)(e). This decision was made after review of a completed environmental checklist, and other information on file with the City of Camas.

**Date of Publication & Comment Period:**

Publication date of this DNS is **February 16, 2017**, and is issued under WAC 197-11-340. The lead agency will not act on this proposal until the close of the 14-day comment period which ends on **March 2, 2017**. Comments may be sent by email to [communitydevelopment@cityofcamas.us](mailto:communitydevelopment@cityofcamas.us).

**SEPA Appeal Process:**


An appeal of any aspect of this decision, including the SEPA determination and any required mitigation, must be filed with the Community Development Department within fourteen (14) calendar days from the date of the decision notice. The letter of appeal should contain the following information.

1. The case number designated by the City of Camas and the name of the applicant; and,
2. The name and signature of each person or group (petitioners) and a statement showing that each petitioner is entitled to file an appeal as described under Title 16 of the Camas Municipal Code. If multiple parties file a single petition for review, the petition shall designate one party as the contact representative with the City Planner. All contact with the City Planner regarding the petition, including notice, shall be with this contact person.

The appeal request and appropriate fee of **\$355** must be submitted to the Community Development Department between 8:00 a.m., and 5:00 p.m., Monday through Friday, at the address listed below:

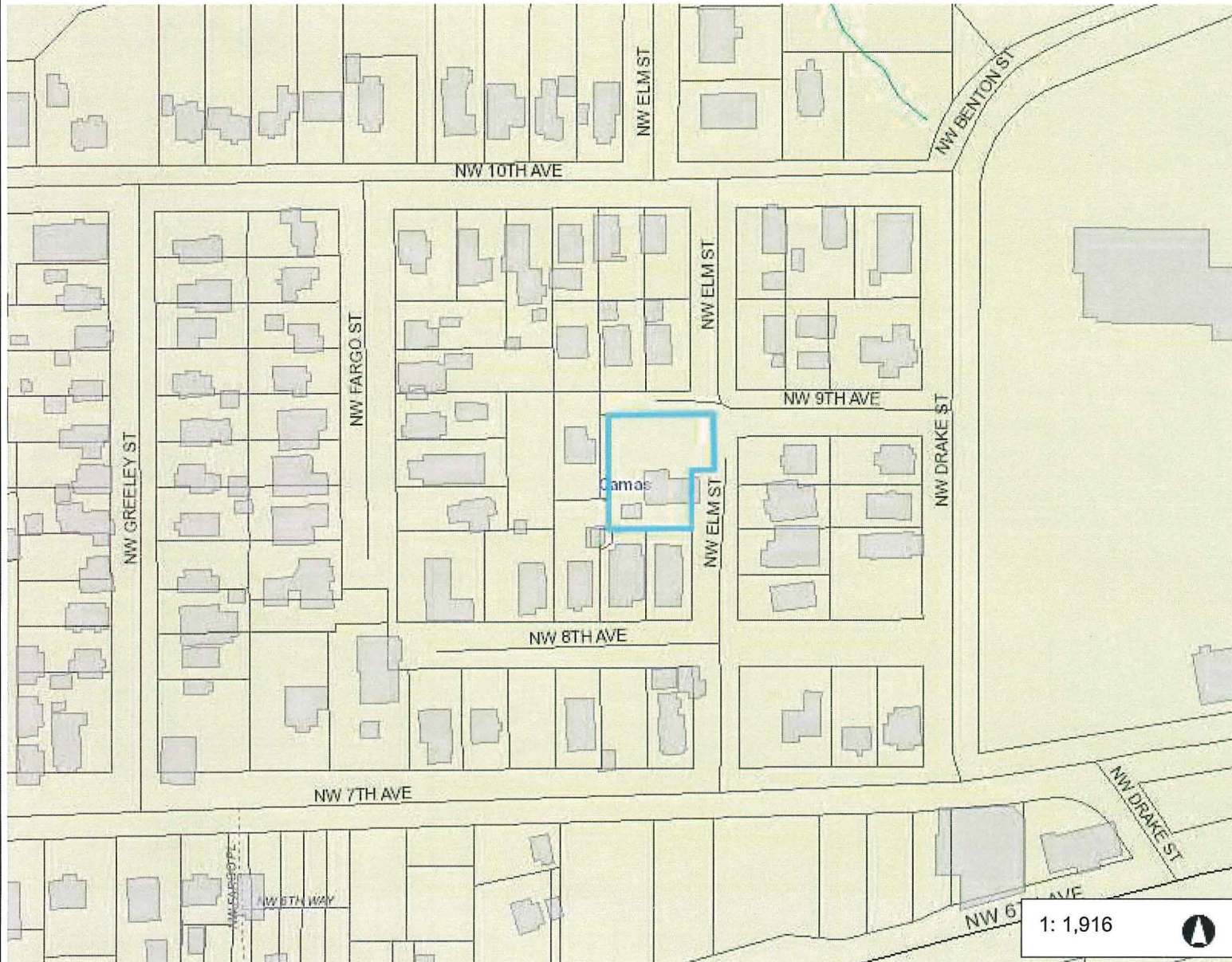
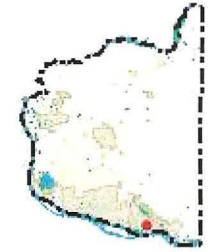
Appeal to the City of Camas SEPA Official  
Community Development Department  
616 NE Fourth Avenue  
Camas, Washington 98607

**Responsible Official:** Robert Maul (360) 817-1568

 _____ <b>Robert Maul, Planning Manager and Responsible Official</b>	<b><u>2/16/17</u></b> _____ <b>Date of publication</b>
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# Vicinity Map- 827 NW Elm Street



### Legend

-  Building Footprints
-  Taxlots
-  Cities Boundaries
-  Urban Growth Boundaries

### Notes:

1: 1,916



319.4 0 159.70 319.4 Feet

WGS\_1984\_Web\_Mercator\_Auxiliary\_Sphere  
Clark County, WA. GIS - <http://gis.clark.wa.gov>

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