



Island County Planning and Community Development

Mary Engle, Director

1 NE 7th St., Coupeville, WA 98239

Ph: Whidbey 360-679-7339 | Camano 360-387-3443 | Fax: 360-679-7306

Email: PlanningDept@islandcountywa.gov | <https://www.islandcountywa.gov/Planning/Pages/Home.aspx>

Notice of Application - Optional DNS Process

Date of issuance: November 1, 2023

Island County has received a permit application for the following project.

Date of notice of application: October 19, 2023

Comment due date: December 1, 2023

Staff Contact: Austin Hoofnagle **email:** a.hoofnagle@islandcountywa.gov **phone:** (360) 678-7814

File Number: 345/23 S-CUP

Applicant: Charles Reidt

Location: 3662-3680 Oceanside Dr. Greenbank WA 98253 (S7310-02-00011-0; S7310-02-00012-0; S7310-02-00013-0; S7310-02-00014-0; S7310-02-00015-0)

Proposal – Installation of approx. 300 linear ft. of riprap waterward of existing bulkheads across five (5) adjacent parcels.

Island County has reviewed the proposed project for probable adverse environmental impacts and expects to issue a determination of non-significance (DNS). The optional DNS process established by WAC 197-11-355 is being used. The determination is based on the following findings and conclusions outlined in the provided biological site assessment (BSA) Addendum conducted by DCG/Watershed in May of 2023 and revised on September 19, 2023:

Based on the analysis of this document, the project development of both the prior work conducted and proposed work is/was unlikely to cause a significant impact on any critical areas, species, or vegetation. The addition of riprap along these existing bulkheads will reduce the overall habitat along the shoreline. However, this rock will provide natural cover for species to utilize. Riprap is often placed in front of vertical hard armoring to reduce scour and enhance the structural stability of the existing structure. Doing so will extend the life of the existing armoring which will limit the disturbance needed at the subject site for future maintenance. The discussion areas above conclude that all species were given a not likely to adversely affect or no effect determination. The shoreline and species that utilize the habitat will be protected by the proposed best management practices for any future work. Impacts during construction were, and will be, negligible and temporary.

Island County regulations under ICC 17.02B (Critical Areas), Title XI (Land Development Standards) & other applicable regulations are used to review and condition development to protect critical areas affected by this proposal. The proposal may include mitigation & the project review process may incorporate or require mitigation measures regardless of whether an EIS is required.

Public, Agency, and Tribal Comments: Agencies, tribes, and the public are encouraged to review and comment on the proposed project and its probable environmental impacts. Public comments must be received by 4:30 pm on **December 1, 2023** mail to Island County Planning Department 1 NE 7th St., Coupeville, WA 98239; deliver to 1 NE 6th St, Coupeville, WA 98239; or 121 N. East Camano Drive, Camano Island; or Fax (360) 679-7306. This may be the only opportunity to comment on the environmental impacts of the proposal.

To request notice of hearings, to receive a copy of the decision, or for information on appeals, contact us at the above address.

The following conditions have been identified that may be used to mitigate the adverse environmental impacts of the proposal:

BEST MANAGEMENT PRACTICES:

- Construction timing will adhere to the work window provided by WDFW to ensure limited impact to salmonoid species.
- All work on the bulkhead will be completed by equipment operating in the upper intertidal area during periods of low tides. No in-water work will occur.
- All construction debris will be collected and not allowed to reenter the waters of the state.
- If debris or spill material accidentally enters the waterway, immediate actions will be taken to remove the material, and the proper entities will be notified.
- Care will be taken in all work to prevent debris, oils, and grease from entering the water.
- All debris or spilled material will be properly disposed of at an approved off-site disposal facility.
- Should heavy equipment be needed, refueling will be conducted away from the shoreline in accordance with the Washington State Department of Ecology.
- All equipment will be checked daily for leaks and any necessary repairs will be made prior to commencement of work.

Required Permits: Shoreline Conditional Use Permit (S-CUP)

Required Studies: SEPA Checklist, Biological Site Assessment (BSA), Geo-coastal Report