



DEVELOPMENT SERVICES DEPARTMENT
ENVIRONMENTAL COORDINATOR
11511 MAIN ST., P.O. BOX 90012
BELLEVUE, WA 98009-9012

OPTIONAL DETERMINATION OF NON-SIGNIFICANCE (DNS) NOTICE MATERIALS

The attached materials are being sent to you pursuant to the requirements for the Optional DNS Process (WAC 197-11-355). A DNS on the attached proposal is likely. This may be the only opportunity to comment on environmental impacts of the proposal. Mitigation measures from standard codes will apply. Project review may require mitigation regardless of whether an EIS is prepared. A copy of the subsequent threshold determination for this proposal may be obtained upon request.

File No. 08-134013-LB
Project Name/Address: Eastside Public Safety Communications Agency Coal Creek
Project
12635 SE 56th Street

Planner: Carol Saari
Phone Number: (425) 452-2731

Publish: January 8, 2009
Minimum Comment Period: January 22, 2009 (14 days)

Materials included in this Notice:

- Blue Bulletin
- Checklist
- Vicinity Map
- Site Plan
- Other:

ENVIRONMENTAL CHECKLIST
(WAC-197-11-960)

City of Bellevue

A. BACKGROUND INFORMATION

1. Name of proposed project, if applicable:

*Regional 9-1-1 Public Safety Radio System – EPSCA's Coal Creek
Communication Facility*

2. Name of applicant:

Eastside Public Safety Communications Agency (EPSCA)

3. Address and phone number of applicant and contact person:

*EPSCA (Eastside Public Safety Communication Agency)
Pete Lucarelli, Acting Director
PO Box 90012
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(425) 452-2055*

Contact Person (Agent):

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E-mail: maipp@comcast.net

4. Date checklist prepared:

October 2008

5. Agency requesting checklist:

City of Bellevue in accordance with WAC 197-11-315

6. Proposed timing or schedule (including phasing, if applicable):

To begin construction in 2nd Qtr 2009

7. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, please explain.

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PERMIT PROCESSING

After the work described in the Checklist is complete, no additional EPSCA antennas are planned to be installed on the pole.

8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal?

The subject property does not contain any known environmentally sensitive areas. Specific features and resources that might be classified as environmentally sensitive are not present at this particular site. The following documents were prepared as part of the environmental investigation for the project:

NIER Survey, August 15, 2008

9. Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, please explain.

Except for local governmental approvals listed in item # 10 below, there are no other (Federal or State) governmental approvals required.

10. List any government approvals or permits that will be needed for your proposal, if known.

*Land use approval – Conditional Use Permit
Building permit
Electrical permit*

11. Give a brief, complete description of your proposal, including the proposed uses and 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.

The proposal includes the following improvements:

Install a 10' x 10" x 13' – 6" high, equipment pre-fabricated wood unmanned equipment shelter, and a single omni-antenna mounted atop a 37+ ' wood pole (48' to the top of the antenna with a shroud) along with a perimeter fence and landscaping.

The project also includes the installation of a 6-foot high chain-link perimeter fence (for security). Only a portion of the chain-link fence would include screening slats.

The purpose of the project is to remedy poor to non-existent public safety radio communications coverage in the Coal Creek area for all police, fire and emergency medical responders, and to enhance citizen safety. The chief

benefactors of the improved coverage are Newport Heights and the Newport High School.

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 of area, 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 detailed plans submitted with any permit applications related to this checklist.

The proposed improvements (antenna and pole, equipment shelter, perimeter fence and landscaping) are to be located on an existing 9.48 acre elementary school site (Newport Heights Elementary School) generally located south of SE 56th Street SE and immediately west of the Tolt pipeline in the SE ¼ of Section 21, Township 24 North, Range 5 East. The site is located on a portion of Kitsap County Assessor parcel # 212405 - 9022. The site address is 12635 SE 56th Street SE, Bellevue, King County, Washington 98006.

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)?
- A gradient of approximately 11 percent.*
- 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.
- Not known.*
- d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe.
- Not known.*
- e. Describe the purpose, type, and approximate quantities of any filling or grading proposed. Indicate sources of fill.

The proposed equipment shelter will be placed upon concrete foundation (slab). Overall site grading can be kept to a minimum based on the sites limited

topographical variation. Cut calculations are as follows: Approximately 11+ cubic yards of soil will be cut. Any excess soil will be disposed on-site or hauled to an approved off-site location).

- f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe.

Yes, if heavy rains occur, some small amount of erosion will likely occur during construction. Up to approximately 100+ square feet will be graded. Potential erosion will be minimized by methods to contain run-off at the site.

- g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)?

Approximately 100+ square feet of constructed impervious surface is to be added to the site. This amount of impervious surface represents a very small amount of added impervious surface to the 9.48 ac. total site area.

- h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any:

The project contractor will provide erosions control measures per the City of Bellevue's requirements.

2. AIR

- a. What types of emissions to the air would result from the proposal (i.e. dust, automobile, odors, industrial wood smoke) during construction and when the project is completed? If any, generally describe and give approximate quantities if known.

Construction equipment traffic will be present during the 4 to 6 weeks of construction. During construction a small amount of dust may result from construction activities at the site.

Once operational, the facility is not expected to generate emissions (smoke, odors or dust) to the air except for occasional exhaust from the vehicles of service technicians who will visit the site periodically.

- b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.

None anticipated.

- c. Proposed measures to reduce or control emissions or other impacts to air, if any:

None are anticipated to be necessary due to the limited amount and type of development proposed. Occasional exhaust emissions would only occur during occasional visits to the site by service technicians.

3. WATER

- a. Surface:

- 1) 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 so, describe type and provide names. If appropriate, state what stream or river it flows into.

No.

- 2) 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.

- 3) 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.

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

None.

- 5) Does the proposal lie within a 100-year floodplain? If so, note location on the site plan.

No.

- 6) Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge.

None.

b. Ground:

- 1) Will ground water be withdrawn, or will water be discharged to ground water? Give general description, purpose, and approximate quantities if known.

None. The proposed facility would contain only electronic equipment and is not staffed. No water or sanitary sewage system is proposed or required.

- 2) Describe waste material that will be discharged into ground from septic tanks or other sources, if any (for example: domestic sewage; 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.

The unmanned facility will contain only electronic equipment. There will be no discharges to a sewer system.

c. Water runoff (including storm water):

- 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.

A small amount of runoff will result from the addition of the 100+ square feet of impervious surface created by the equipment shelter. The runoff from the equipment shelter will drain directly into the soil and be dispersed.

- 2) Could waste materials enter ground or surface waters? If so, generally describe.

No. No waste materials will be generated from the proposal on this site.

- 3) Proposed measures to reduce or control surface, ground, and runoff water impacts, if any:

The project contractor will provide erosion control controls as required by the City of Bellevue's regulations.

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
 - grass
 - pasture
 - crop or grain
 - wet soil plants: cattail, buttercup, bulrush, 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?

Only the grass is anticipated to be removed for this project..

- c. List threatened or endangered species known to be on or near the site.

Not known.

- d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site.

None anticipated as necessary.

5. ANIMALS

- a. Circle any birds and animals that have been observed on or near the site or are known to be on or near the site:

birds: hawk, heron, eagle, songbirds, other:

.....

mammals: deer, bear, elk, beaver, other:

.....

fish: bass, salmon, trout, herring, shell-fish, other:

.....

Native and naturalized bird species – none of them on the endangered or threatened lists.

Small mammals/possibly rodents – again none of them on the endangered or threatened lists.

- b. List any threatened or endangered species known to be on or near the site.

None known.

- c. Is the site part of a migration route? If so, explain.

No.

- d. Proposed measures to preserve or enhance wildlife, if any:

None required.

6. ENERGY AND NATURAL RESOURCES

- a. What kinds of energy (electrical, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy need. Describe whether it will be used for heating, manufacturing, etc.

Site construction. During construction, the project would use electricity for construction tools and construction vehicles would use diesel and gasoline fuels for operation.

Site Operation. Once complete, the project would require electricity to power building and electronic equipment needs.

- b. Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe.

The construction of the proposed antenna and equipment shelter are not anticipated to affect the potential solar energy to neighboring properties.

- 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:

Communication facilities are not large users of energy. No HVAC equipment for cooling purposes is expected to be necessary.

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.

During construction, diesel and gasoline spills could occur during equipment refueling or operation.

Once the facility is operational, no hazardous waste or toxic chemicals will be used or stored at the project site. The Federal Communications Commission (FCC) regulates Radio Frequency Energy that will be generated by the radio equipment. All of the proposed radio equipment will operate in accordance with FCC requirements. See Radio Frequency Emissions Report prepared by ADCOMM Engineering Company – August 15, 2008.

- 1) Describe special emergency services that might be required.

Also, special emergency services could be required in response to a release of hazardous or toxic substances during construction of the completed project.

- 2) Proposed measures to reduce or control environmental health hazards, if any:

Construction operations, including cleanup of spilled fuels, would be required to meet applicable OSHA/WSHA regulations regarding workers safety.

As to the permanent operation of the site, all the site personnel are instructed to follow posted safety procedures and observe all applicable FCC and OSHA standards concerning occupational exposure to radio frequency. Only qualified personnel will be allowed to access the radio equipment or antenna.

b. Noise

- 1) What types of noise exist in the area which may effect your project (for example: traffic, equipment, operation, other)?

None. Noise, regardless of the decibel level, will have no effect on the proposed communication use or operation of the radio communications.

- 2) What types and levels of noise would be created by or associated with the project on a short-term or a long-term basis (for example: traffic, construction, operation, other)? Indicate what hours noise would come from the site.

There will be some construction equipment noise during the 4 to 6 week construction period during daylight hours.

On a long-term basis, only the operation of a fan for cooling purposes would generate noise. Noise could be generated by a commercial power outage emergency circumstance, with a need to employ a temporary generator. Except for the periodic visits by maintenance personnel several times per month, no additional noise is expected to be generated at the site.

- 3) Proposed measures to reduce or control noise impacts, if any:

The contractor's operation (construction vehicles and equipment on the project and construction activities) shall comply with the City's/County's noise standards and hours of operation.

8. LAND AND SHORELINE

- a. What is the current use of the site and adjacent properties?

The school site is 9.48 acres in size, however, the proposed project site consists of approximately 700 s.f. Of the 700 s.f., approximately 335 s.f. is in landscaping.

North. *The site is bordered by portable classrooms on the school site.*

East. *The site is bordered by the Tolt pipeline with residences on the east side of the 60-foot wide Tolt pipeline ROW.*

South. *The site is bordered by play structures and the school's playground.*

West. *The site is bordered by the school's playground.*

- b. Has the site been used for agriculture? If so, describe.

Not known.

- c. Describe any structures on the site.

There are several existing one-story school structures on the site – both permanent and portables.

- d. Will any structures be demolished? If so, what?

No.

- e. What is the current zoning classification for the site?

R-5.

- f. What is the current comprehensive plan designation of the site?

Residential.

- g. If applicable, what is the current shoreline master program designation of the site?

Not applicable. The site is not on or adjacent to shoreline.

- 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?

None. Once constructed, the facility is an unmanned operation. The proposed equipment shelter will house electronic equipment. One or two EPSCA employees (or other service technicians) will briefly visit the site for the purpose of routine maintenance of the electronic equipment (typically two to three times per month).

- j. Approximately how many people would the completed project displace?

None.

- k. Proposed measures to avoid or reduce displacement impacts, if any:

None needed.

- l. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any:

The proposal would not generate large volumes of traffic nor noise that could impact the existing uses on the adjoining properties. The proposed project is to be located on land adjoining a 60 foot Tolt pipeline ROW and surrounded by tree cover. However, the application for the Conditional Use approval serves as notice that the use is permitted, however, it may require conditions to achieve

the desired compatibility. The proposed use is compatible with the property's current use as a public facility.

9. HOUSING

- a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.

N/A.

- b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing.

N/A.

- c. Proposed measures to reduce or control light and glare impacts, if any:

N/A

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?

With the wood pole and omni-antenna, the overall height will be approximately 48 feet to the top. The wood-sided pre-fabricated equipment shelter is 13' – 6" in height.

- b. What views in the immediate vicinity would be altered or obstructed?

There are 12 residential properties that immediately adjoin the 60 foot wide Tolt pipeline in the vicinity of the proposed facility. It is the backyards of each of the properties that face to the west – towards the proposed facility. However, only a few of them are likely to be able to see the proposed facility due to existing trees on both their properties and the school site.

Please see photo simulations which are included in the application submittal.

Temporary visual impacts during construction would include the presence of construction equipment, materials, signage, disturbed areas, and staging areas at the project site that would reduce the visual quality of the immediate area.

- c. Proposed measures to reduce or control aesthetic impacts, if any:

While a new structure for the project site would cause a permanent change in visual character of the area, compliance/adherence to City design standards contained in the land use regulations would ensure that the project would minimal and not have adverse impacts. The proposed landscaping wraps around the shelter and antenna pole location and is beefed up (widened) to maximize the screening (plant material) between the residences to the east (across the Tolt pipeline). With that configuration of the landscaping, the school district would keep the site open on their side of the facility so as not compromise the security of their site.

The exterior of the equipment shelter will be painted with an earthtone color. The exterior doors will also be painted an earth tone color. The proposed tower is a wood telephone pole. The proposed antenna at the top of the pole will be enclosed within a shroud. NOTE: See sheet A-3 of the drawings.

11. LIGHT AND GLARE

- a. What type of light or glare will the proposal produce? What time of day would it mainly occur?

Except for the need for a low level exterior light near the access door to the equipment shelter which will be dark except when motion detectors sense movement, no additional light will be generated by the proposal. The entry door to the equipment shelter will be placed on the side of the shelter away from the residence located east of the Tolt pipeline.

- b. Could light or glare from the finished project be a safety hazard or interfere with views?

None.

- c. What existing off-site sources of light and glare may effect your proposal?

None.

- d. Proposed measures to reduce or control light and glare impacts, if any:

None anticipated.

12. RECREATION

- a. What designated and informal recreational opportunities are in the immediate vicinity?

The kind of passive and active recreation that might occur in residential neighborhoods throughout the area such as walking, jogging, bike riding, etc.

- 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 necessary. Facility will be unmanned.

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.

None known.

- b. Generally describe any landmarks or evidence of historic, archaeological, scientific, or cultural importance known to be on or next to the site.

None known.

- c. Proposed measures to reduce or control impacts, if any:

None needed.

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 public street serving the site is SE 156th Street.

- b. Is the site currently served by public transit? If not, what is the approximate distance to the nearest transit stop?

The question does not necessarily apply to the proposed project. The project is unmanned and the only consistent traffic to the site upon completion of the construction will be maintenance personnel. Maintenance personnel may visit the site 2-3 times per month in specially equipped vehicles.

- c. How many parking spaces would the completed project have? How many would the project eliminate?

None. The completed project would have sufficient area to provide on-site parking for monitoring and periodic maintenance visits. No spaces would be eliminated.

- 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).

No.

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

No.

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

Approximately up to 10 construction vehicle trips per day would be generated during the 4 to 6 week construction period. Once operational, the facility may generate up to 3-4 vehicle trips per month for normal maintenance.

- g. Proposed measures to reduce or control transportation impacts, if any:

Construction traffic would generate temporary, short-term increases in traffic from construction vehicles. The general construction traffic impact would be caused by the arrival, departure, and parking of construction worker's vehicles; and the arrival, departure, and maneuvering of construction materials and construction equipment delivery vehicles. These impacts would be temporary in nature and of minimal impact if managed effectively.

D. SUPPLEMENTAL SHEET FOR ALL PROJECT AND NON PROJECT PROPOSALS

The objectives and the alternative means of reaching the objectives for a proposal will be helpful in reviewing the foregoing items of the Environmental Checklist. This information provides a general overall perspective of the proposed action in the context of the environmental information provided and the submitted plans, documents, supportive information, studies, etc.

1. What are the objective(s) of the proposal?

The objective of the proposal is to remedy poor to non-existent public safety radio communications coverage in the area for all fire, police, and emergency medical responders, and enhance citizen safety. The immediate benefactors would be Newport Heights area and Newport High School.

2. What are the alternative means of accomplishing these objectives?

One of the alternatives to achieve the public safety radio communication coverage of the proposal would require the construction of multiple sites in the area to achieve the same radio service provided by the proposed facility.

3. Please, compare the alternative means and indicate the preferred course of action?

The preferred course of action is to locate the communication facility on the existing school site to improve the radio service for the citizen's of Bellevue.

4. Does the proposal conflict with policies of the City of Bellevue Comprehensive Land Use Policy Plan? If so, what policies of the Plan?

The proposed project would provide needed improved public safety communication coverage in general to the the Coal Creek area of the City and in particular Newport Heights and the Newport High School.

Proposed measures to avoid or reduce the conflict(s) are:

Site-specific measures include fencing for security (to keep out unauthorized persons, children, or animals) minimizing any impacts to adjoining properties or operation of the school site.

15. PUBLIC SERVICES

- a. Would the project result in increased need for public services (for example: fire protection, police protection, health care, schools, other)? If so, generally describe.

The site is served by the City of Bellevue's Police and Fire Department. Beyond their continued services there will be no need for additional public services

- b. Proposed measures to reduce or control direct impacts on public services, if any:

None anticipated.

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.

Electrical power

Electrical power provided by Puget Sound Energy. An overhead connection will be made to an existing pole-mounted, electrical transformer located on the school site approximately 310 feet from the proposed equipment shelter.

Telephone

Telephone service is provided by Qwest using poles with a connection from a pole next to one of the school buildings to the equipment shelter.

C. SIGNATURE

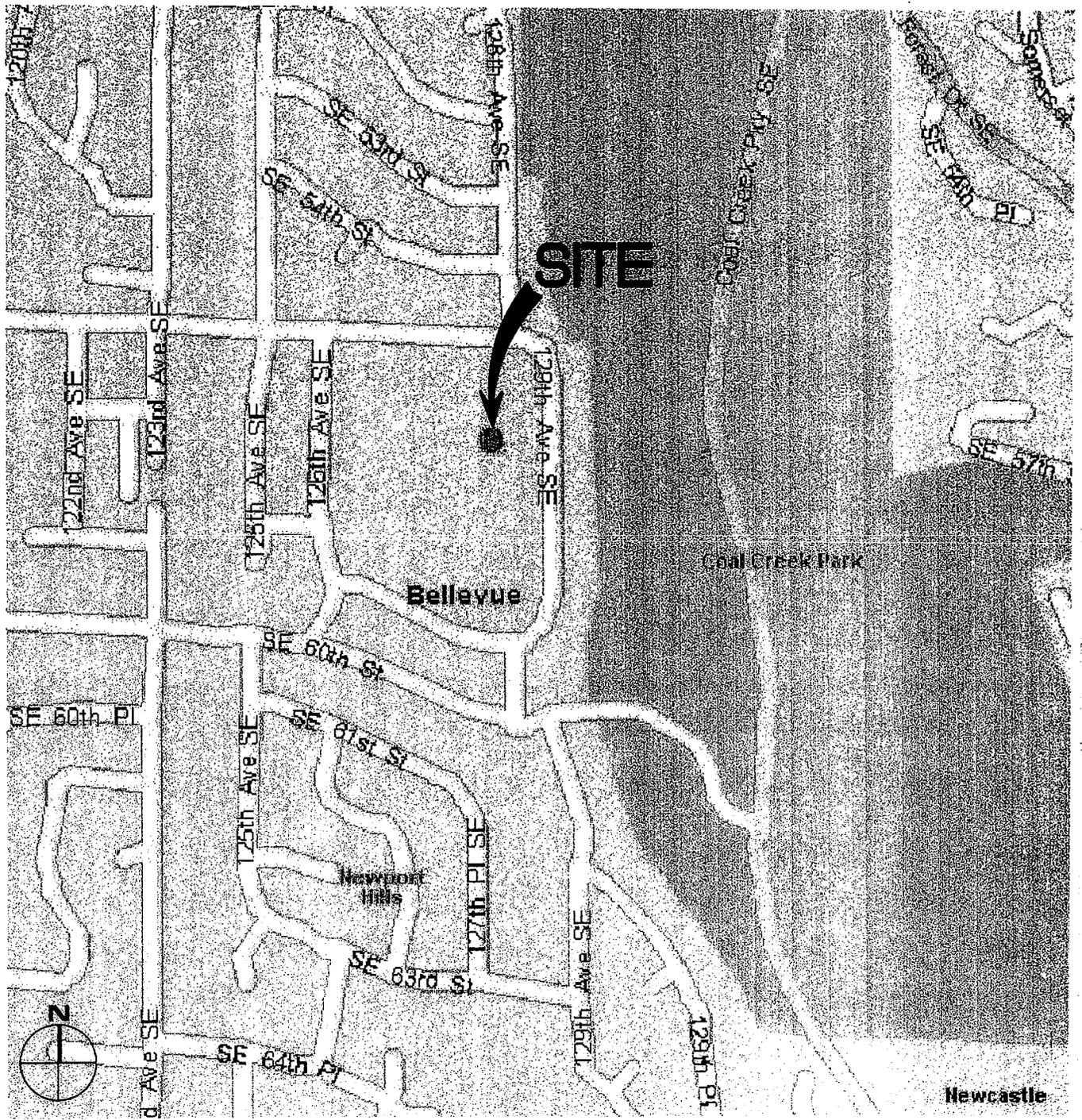
The above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

Signature

Michael Amperst

Date Submitted

Oct 10, 2008



LOCATION MAP

SCALE:

ARCHITECT

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