DEVELOPMENT SERVICES DEPARTMENT
ENVIRONMENTAL COORDINATOR
450 110th Ave NE., 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. 14-136423-LA

Project Name/Address: AT&T Wireless Communications Facility
9625 NE 8th Street

Planner: Sally Nichols

Phone Number: (425) 452-2727

Minimum Comment Period: 14 days

Materials included in this Notice:

- [x] Blue Bulletin
- [x] Checklist
- [x] Vicinity Map
- [ ] Plans
- [ ] Other:

ENVIRONMENTAL CHECKLIST

10/9/2009

Thank you in advance for your cooperation and adherence to these procedures. If you need assistance in completing the checklist or have any questions regarding the environmental review process, please visit or call Development Services (425-452-6800) between 8 a.m. and 4 p.m., Monday through Friday (Wednesday, 10 to 4). Assistance for the hearing impaired: Dial 711 (Telecommunications Relay Service).

INTRODUCTION

Purpose of the Checklist:

The State Environmental Policy Act (SEPA), Chapter 43.21c RCW, requires all governmental agencies to consider the environmental impacts of a proposal before making decisions. An environmental impact statement (EIS) must be prepared for all proposals with probable significant adverse impacts on the quality of the environment. The purpose of this checklist is to provide information to help you and the City of Bellevue identify impacts from your proposal (and to reduce or avoid impacts from the proposal, if it can be done) and to help the City decide whether an EIS is required.

Instructions for Applicants:

This environmental checklist asks you to describe some basic information about your proposal. Answer the questions briefly, with the most precise information known, or give the best description you can. You must answer each question accurately and carefully, to the best of your knowledge. In most cases, you should be able to answer the questions from your own observations or project plans without the need to hire experts. If you really do not know the answer or if a question does not apply to your proposal, write "do not know" or "does not apply." Giving complete answers to the questions now may avoid unnecessary delays later.

Some questions ask about governmental regulations such as zoning, shoreline, and landmark designations. Answer these questions if you can. If you have problems, the Planner in the Permit Center can assist you.

The checklist questions apply to all parts of your proposal, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. Include reference to any reports on studies that you are aware of which are relevant to the answers you provide. The City may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impacts.

Use of a Checklist for Nonproject Proposals: *A nonproject proposal includes plans, policies, and programs where actions are different or broader than a single site-specific proposal.*

For nonproject proposals, complete the Environmental Checklist even though you may answer "does not apply" to most questions. In addition, complete the Supplemental Sheet for Nonproject Actions available from Permit Processing.

For nonproject actions, the references in the checklist to the words *project*, *applicant*, and *property* or *site* should be read as *proposal*, *proposer*, and *affected geographic area*, respectively.

Attach an 8 ½" x 11 vicinity map which accurately locates the proposed site.

ENVIRONMENTAL CHECKLIST

4/11/2013

If you need assistance in completing the checklist or have any questions regarding the environmental review process, please visit or call Development Services (425-452-6800) between 8 a.m. and 4 p.m., Monday through Friday (Wednesday, 10 to 4). Assistance for the hearing impaired: Dial 711 (Telecommunications Relay Service).

BACKGROUND INFORMATION

Property Owner: Grace Lutheran Church

Proponent: NEW CINGULAR WIRELESS (AT&T) as lessee

Contact Person: Cascadia PM - Rick Stockmann
(If different from the owner. All questions and correspondence will be directed to the individual listed.)

Address: 733 7th Ave Suite 209; Kirkland, WA 98033

Phone: 425-890-1437

Proposal Title: SB1750 WEST BELLEVUE SQUARE MALL

Proposal Location: Full location description and map are available on the summary sheet of drawing packet
(Street address and nearest cross street or intersection) Provide a legal description if available.

Please attach an 8 ½" x 11" vicinity map that accurately locates the proposal site.

Give an accurate, brief description of the proposal's scope and nature:

1. General description: New WCF co-location on existing utility-pole.
2. Acreage of site: 3.09 acres
3. Number of dwelling units/buildings to be demolished: None
4. Number of dwelling units/buildings to be constructed: None
5. Square footage of buildings to be demolished: NA
6. Square footage of buildings to be constructed: NA
7. Quantity of earth movement (in cubic yards): less that 1 cy
8. Proposed land use: New WCF
9. Design features, including building height, number of stories and proposed exterior materials:
   WCF equipment area will contain an accessory shelter (stick built) surrounded by cedar fencing and vegetation.
10. Other

Estimated date of completion of the proposal or timing of phasing:

Spring 2015

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

None known at this time.

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

FCC NEPA checklist

Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain. List dates applied for and file numbers, if known.

None known.

List any government approvals or permits that will be needed for your proposal, if known. If permits have been applied for, list application date and file numbers, if known.

City of Bellevue Administrative Conditional Use Permit
City of Bellevue Commercial Building Permit
FCC NEPA checklist

Please provide one or more of the following exhibits, if applicable to your proposal.
(Please check appropriate box(es) for exhibits submitted with your proposal):

☐ Land Use Reclassification (rezone) Map of existing and proposed zoning

☐ Preliminary Plat or Planned Unit Development
Preliminary plat map

☐ Clearing & Grading Permit
Plan of existing and proposed grading
Development plans

☐ Building Permit (or Design Review)
Site plan
Clearing & grading plan

☐ Shoreline Management Permit
Site plan

A. ENVIRONMENTAL ELEMENTS

1. Earth

a. General description of the site: ☐ Flat ☑ Rolling ☐ Hilly ☐ Steep slopes ☐ Mountains ☐ Other

b. What is the steepest slope on the site (approximate percent slope)?

The 8th Street corridor road prism is ~15%, the remaining site area is relatively flat.

c. What general types of soil are found on the site (for example, clay, sand, gravel, peat, and muck)? If you know the classification of agricultural soils, specify them and note any prime farmland.

Arents, Alderwood material.

d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe.

None known

e. Describe the purpose, type, and approximate quantities of any filling or grading proposed. Indicate source of fill.

Minimal grading (less than 1 cyd) for equipment shelter foundation.

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

Minor erosion from equipment area construction.

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

New impervious surface from WCF proposal = 925 SF, this is a .007% increase to existing impervious surface, which is ~60% of site.

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

Best management practices for storm water control will be used throughout all construction activities; and WCF operations.

2. AIR

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

During construction vehicle emissions will result from construction operations.
During operation exhaust fumes will be produced by the generator. The generator will only operate during emergencies and once a month for testing/maintenance purposes.

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

None known

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

The generator will only operate during emergencies and once a month for testing/maintenance purposes.

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 yes, describe type and provide names. If appropriate, state what stream or river it flows into.

None known.

(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 work proposed adjacent to or within surface waters.

(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.

No proposed surface water withdrawals or diversions.

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

No; the proposal does not lie within the 100 year flood plain.

(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.

No; the proposal does not include discharges to surface waters.

b. Ground

(1) Will ground water be withdrawn, or will water be discharged to ground water? Give general description.

No; ground water will not be withdrawn.

(2) Describe waste material that will be discharged into the 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.

No septic tanks or other waste receptacle are proposed.

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.

Proposed facility will create minor sheet flow runoff from equipment compound foundation. Vegetative planters will surround compound and serve to mitigate flow.

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

None known

d. Proposed measures to reduce or control surface, ground, and runoff water impacts, if any:

Please refer to c.(1)

4. Plants

a. Check or circle types of vegetation found on the site:

- [x] deciduous tree: alder, maple, aspen, other
- [x] evergreen tree: fir, cedar, pine, other
- [x] shrubs
- [x] 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?

Minor ground vegetation (grass) for equipment compound. All large trees will be retained.

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

None known.

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

Existing landscaping around proposal will be preserved. A landscaping plan has been prepared and is included in the design packet.

5. ANIMALS

a. Check or circle any birds and animals which have been observed on or near the site or are known to be on or near the site:

- [x] Birds: hawk, heron, eagle, songbirds, other:
- [ ] Mammals: deer, bear, elk, beaver, other:
- [ ] Fish: bass, salmon, trout, herring, shellfish, other:

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.

Pacific Flyway

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

none proposed.

6. Energy and Natural Resources

a. What kinds of energy (electric, 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.

The facility will be powered by electricity; with a battery back up system and emergency diesel generator.

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

No. Proposed WCF is on an existing utility-pole.

c. What kinds of energy conservation features are included in the plans of the proposal? List other proposed measures to reduce or control energy impacts, if any:

None proposed.

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.

Emergency generator, diesel powered.
Battery backup system.

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

Unstaffed facility, no emergency services required.

(2) Proposed measures to reduce or control environmental health hazards, if any.

Diesel tank is double-walled.
Batteries are vented and "double walled"; battery cabinet has elevated lip for containment.

b. Noise

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

None anticipated.

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

During construction, temporary noise from construction operations.
During operation, noise from generator (during emergencies and testing); low level noise from cooling fans on cabinets.

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

Construction to occur during normal working hours. Generator testing to take place during working hours (generally mid-morning). Distance from habitable structures will minimize noise from cabinets.

8. Land and Shoreline Use

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

Church site; surrounding land use is residential.

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

Not known.

c. Describe any structures on the site.

Church building surrounded by annex buildings.

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

No.

e. What is the current zoning classification of the site?

R 3.5

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?

NA

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.

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

None.

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

None proposed.

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

Proposed WCF has been designed to fit within the architectural character of Church property. Additional mitigation measures include flush mount antennas, landscape plan, paint and fencing have also been used to screen and reduce visual impacts.

9. Housing

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

None.

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

None.

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

None proposed.

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?

Proposed replacement utility pole is 98'. Principal exterior equipment shelter materials are wood.

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

New pole will be slightly visible in immediate vicinity. These are noted in photo simulations.

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

The site will be collocated on a replacement utility pole so as to negate the need for a new freestanding monopole, and antennas will be flush mounted to the pole and painted to match; cabling will be housed inside the pole; equipment to be placed inside stick frame building and screen with landscaping so as to blend with the existing onsite church building structures.

11. Light and Glare

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

No impact anticipated at this time.

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

Lighting is not proposed.

c. What existing off-site sources of light or glare may affect your proposal?

None anticipated.

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

None proposed.

12. Recreation

a. What designated and informal recreational opportunities are in the immediate vicinity?
Walking, biking, etc.

b. Would the proposed project displace any existing recreational uses? If so, describe.
None known.

c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any:
None proposed.

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, archeological, scientific, or cultural importance known to be on or next to the site.
None known in proximity to proposed site.

c. Proposed measures to reduce or control impacts, if any:
None proposed.

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 site is served by 8th Street. refer to drawing packet for details

b. Is site currently served by public transit? If not, what is the approximate distance to the nearest transit stop?
Metro Transit leases parking space for park-n-ride.

c. How many parking spaces would be completed project have? How many would the project eliminate?
No parking spaces 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 new roadways proposed.

e. Will the project use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.
Project will not use transportation in any form.

f. How many vehicular trips per day would be generated by the completed project? If known, indicate when peak volumes would occur.
A maintenance technician will visit site ~1-2 times per month.

g. Proposed measures to reduce or control transportation impacts, if any:
None proposed.

15. Public Services

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

No. WCF is an unstaffed facility.

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

None proposed.

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.

The project will require power and telephone (fiber connection) service. Connections will be coordinated with local utilities and be pulled from the surrounding infrastructure. New trenching may be required to get the utilities to the site.

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.....

Date Submitted 7-11-2014.....

VINEYARD CRST
EVERGREEN DR
BELFAIR RD
NE 8TH ST
NE 8TH ST
100TH AVE NE
102ND AVE NE
95TH AVE NE
96TH AVE NE
97TH AVE NE
98TH AVE NE
99TH AVE NE
NE 5TH ST
NE 1ST ST
QFC
10116
Bellevue
Square Mall