



CITY OF BLACK DIAMOND

P.O. Box 599
24301 Roberts Drive
Black Diamond, WA 98010

Community Development
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State Environmental Policy Act (SEPA) Determination of Non-Significance (DNS)

Date	January 18, 2023
Proponent	CCD Black Diamond Partners LLC / Oakpointe
Proposal	<p>This application proposes clearing and grading activities within an approved trail and utility corridor located within the Master Planned Development (MPD) on unaddressed King County parcel number 152106-9122. This application proposes to create a 36-foot-wide graded bench for future trail development activities and, in the interim, this application proposes a 12-foot-wide gravel pathway within the graded bench. In association with the clearing and grading activities, stormwater facilities and joint trench utilities will be installed on the subject parcel. Upon completion of clearing, grading, and construction activities, the project site will be stabilized and revegetated. This proposal is required to undergo SEPA Environmental Review based on the identified cut and fill quantities, which exceed the SEPA exemption threshold established by WAC 197-11-800(1)(b)(v).</p>
File Number	PLN21-0004 (SEPA Environmental Review) PUB21-0004 (Construction/Engineering Plan Review)
Location	<p>The project area includes the west 100 feet along the entire western boundary of the Phase 1B Plat A preliminary plat. The site is located within a western portion of Section 15, Township, 21 North, Range 6 East, within the City limits of Black Diamond, WA.</p>
Parcel Number	The project is situated on approximately 3.44 acres on a portion of King County Tax Parcel 152106-9122.
Lead Agency	City of Black Diamond, Community Development
Environmental Determination	<p>The Lead Agency has reviewed and determined that the SEPA Checklist and associated documents/reports meet the Lead Agency's environmental review needs for the current proposal and will accompany the underlying construction documents for this proposal. The lead agency for this proposal has determined that it 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)(c). This decision was made after review of a completed environmental checklist and associated documents/reports on file with the lead agency. All information relating to this proposal is available to the public upon request.</p>

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Public Comment and Appeal Process

This DNS is issued under WAC 197-11-340. The Lead Agency will not act on this proposal for 14 days from the date of this decision. Written comments must be submitted no later than 5:00 pm on February 1, 2023 to the City of Black Diamond Community Development Department, 24301 Roberts Drive, Black Diamond, WA 98010.

Pursuant to WAC 197-11-680(3)(a)(v), there is no administrative appeal provided by the city for this SEPA threshold determination. Any appeal of this threshold determination would be to the superior court under RCW 43.21C.075 and RCW 36.70C and must be filed within 21 days of the agency decision on the underlying governmental action.

SEPA Responsible Official

Mona Davis, Community Development Director
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Signature: Mona Davis