

PORT OF CENTRALIA
NOTICE OF SEPA THRESHOLD DETERMINATION

FINAL
MITIGATED DETERMINATION OF NONSIGNIFICANCE

Description of proposal: The proposed project will develop approximately 263,840 square feet of warehouse/distribution space in up to three phases on approximately 12.5 acres of undeveloped property located at 3211 Foron Road. Phase I of the proposed project consists of the construction of a new approximately 100,880 square foot warehouse building for use as a regional distribution center. As part of the project, new paved parking, storm drainage facilities, sewer and water utilities, and landscaping improvements will be constructed on the site.

Applicant: Stihl NW

Location of proposal, including street address, if any: The proposed project is located at 3211 Foron Road, Centralia WA, tax parcel number 023764000000. The site is at the southwest quadrant of the intersection of Foron Road and Kuper Road. The site is in Section 25 Township 15N, Range 03W. The site is zoned "Port Master Plan."

Lead agency: Port of Centralia

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) and WAC 197-11. This decision was made after review of a SEPA environmental checklist and other information on file with the lead agency, and after considering mitigation measures required by existing laws and regulations that will be implemented as part of the subsequent Port site plan reviews, City of Centralia review process and other agency approvals. The responsible official finds this information reasonably sufficient to evaluate the environmental impact of this proposal. This information is available to the public on request to the Port of Centralia at 3808 Galvin Road, Centralia, Washington 98531.

The lead agency for this proposal has also determined that the following mitigation measure is necessary to issue a Determination of Non-Significance for the proposal. This determination is based, in part, on the recommendation in the *Archaeological Survey and Inventory* dated July 15, 2016.

MITIGATION MEASURE FOR HISTORIC AND CULTURAL PRESERVATION

1. If any archaeological artifacts are found during construction activities, the developer shall immediately halt work in the area and contact DAHP, the Chehalis Tribe, the Cowlitz Tribe, and all appropriate county, state and federal agencies. The developer shall implement reasonable measures to protect the discovery site, including any appropriate stabilization or covering; take reasonable steps to ensure the confidentiality of the discovery site; and, take reasonable steps to restrict access to the site of discovery.

Notes:

- A. This finding is based on review the following documents submitted by the Applicant: SEPA environmental checklist dated July 16, 2018; wetland reconnaissance memorandum, prepared by Talasaea, dated July 16, 2018; preliminary grading and drainage plan, prepared by RB Engineering, dated May 13, 2018; project narrative prepared by Stihl Northwest, dated May 11, 2018; Port of Centralia Trip Generation/Mitigation of Existing and Proposed Uses memorandum, prepared by

TENW, dated May 16, 2016; and additional documents on file.

B. Issuance of this threshold determination does not constitute approval of the proposal for construction. This proposal will require review and approval by the Port of Centralia and the City of Centralia and will be reviewed for compliance with all applicable plans and codes which regulate development activities. This proposal will also require approvals by other agencies as listed in the SEPA environmental checklist. These approvals and requirements are not inclusive, as some approvals and code requirements can only be confirmed and/or reviewed upon submittal of construction permits.

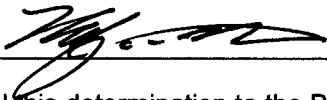
There is a 14 day comment period for this MDNS.

There is no comment period for this MDNS.

Responsible official: Kyle W. Heaton
Position/title: Executive Director of Port of Centralia
Phone: (360) 736-3527
Fax: (360) 330-5666
Address: 3508 Galvin Road, Centralia, WA 98531

Date: August 10, 2018

Signature



You may appeal this determination to the Port of Centralia Responsible Official at 3508 Galvin Road, Centralia, Washington 98531 no later than August 24, 2018 by mail received by that date or by personal delivery. You should be prepared to make specific factual objections. Contact Erin Maloney at the Port of Centralia at emaloney@portofcentralia.com for a copy of Resolution 06-05 addressing the procedures for SEPA appeals.