



# Public Services

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VERN M. REDIFER, P.E. - Director

DATE: January 11, 2018  
TO: Gail and Dona Thornton, Becky Todd with MD7, and Interested Agencies  
FROM: Julia Loudon, Planner  
SUBJ: CUP2017-00080/SEP2017-00035 - Verizon wireless communication facility  
Final Threshold Determination - DNS

Enclosed is the Final Threshold Determination -- Determination of Non-Significance (DNS) for the installation of a 150' wireless communication monopole in a 50' x 50' fenced area with associated equipment. We have retained the Threshold Determination and determined that it will not have a probable significant adverse impact on the environment. Please review the attached documents for information on conditions of approval, and your appeal options.

An open record public hearing is scheduled before the Yakima County Hearing Examiner on Thursday, February 1, 2018 at 9:30 am at the Yakima City Hall Hearing Room, 129 N. 2nd Street Yakima, WA. Written comments for the hearing may be submitted to the Planning Division prior to the hearing, or provided at the hearing. Any appeals of the SEPA Threshold Determination will be consolidated with the application review at the scheduled hearing on the proposal. Interested parties may participate in the hearing. A Planning Division staff report on the project will be available about a week before the hearing. If you have any questions on the project or the appeal process, please contact Julia Loudon, Planner, at (509) 574-2300.

Encl. Final Threshold Determination -DNS

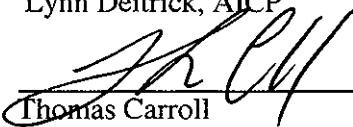
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*Yakima County ensures full compliance with Title VI of the Civil Rights Act of 1964 by prohibiting discrimination against any person on the basis of race, color, national origin, or sex in the provision of benefits and services resulting from its federally assisted programs and activities. For questions regarding Yakima County's Title VI Program, you may contact the Title VI Coordinator at 509-574-2300.*

*If this letter pertains to a meeting and you need special accommodations, please call us at 509-574-2300 by 10:00 a.m. three days prior to the meeting. For TDD users, please use the State's toll free relay service 1-800-833-6388 and ask the operator to dial 509-574-2300.*

**FINAL**  
**DETERMINATION OF NON-SIGNIFICANCE**  
(Notice of Action)

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1. **Description of Proposal:** The Yakima County Planning Division has received a request to install a new wireless communication facility on a currently vacant parcel. The facility will be within a 50' x 50' fenced area and include a 150' monopole, radio equipment cabinets, and a backup generator. The monopole will be designed to have a light, natural-toned non-glare finish to blend in with surroundings. The access road to the site will be improved to meet fire protection and stormwater standards.
2. **File Number:** CUP2017-00080/SEP2017-00035
3. **Owner:** Gail and Dona Thornton      **Proponent:** Becky Todd, MD7 LLC  
1370 Cowiche Mill Road                      9725 3rd Avenue NE, Suite 410  
Cowiche, WA 98923                              Seattle, WA 98115
4. **Location of Proposal:** The subject parcel is located about ¾ of a mile southwest from the end of the county maintained portion of Sun Targets Road, about 1¾ miles south of the intersection of Sun Targets Road and State Route 24, approximately 7½ miles southeast of the City of Moxee, WA. (Parcel # 211229-32001)
5. **Lead Agency:** Yakima County Planning Division
6. **Determination:** The lead agency for this proposal has determined that it will not have a probable significant adverse impact on the environment and an Environmental Impact Statement (EIS) is not required under RCW 43.21C.030(2)(c). This decision was made after a careful review of the completed environmental checklist, and other information on file with the lead agency. This information (including all environmental documentation) is available to the public on request and can be examined in our offices during regular business hours or online at [www.yakimap.com/permits](http://www.yakimap.com/permits). Environmental documents include the SEPA checklist, this threshold determination, and submittal materials.
7. **Comment and Appeal Information:** This Final DNS is issued under WAC 197-11-340(2). There is no further comment on it. You may appeal this SEPA threshold determination to the Hearing Examiner. You should be prepared to make specific factual objections. The 14-day SEPA appeal period ends at 4:00 p.m. on **January 25, 2018**. For information on the comment or appeal processes, or on other issues relating to this proposal, contact Julia Loudon, Planner, at (509) 574-2300.
8. **SEPA Responsible Official:** Lynn Deitrick, AICP
9. **Designee:**   
Thomas Carroll
10. **Address:** 128 N. 2<sup>nd</sup> St.  
4<sup>th</sup> Floor Courthouse  
Yakima, WA 98901
11. **Date:** 1/11/18