

**SEPA Rules - WAC 197-11-970
Determination of Non-Significance (DNS)**

**Buonpane Tiny Home Addition
creating a three unit multi family facility**

Project

Proponent: Giancarlo & Debra Buonpane
520 F Street
Forks, WA 98331

Description of

proposal: Installation of a third residence in the form of a stand-alone “tiny home” approximately 400-500 sq. ft. in size containing utilities (electrical, water, sewer, and other amenities) that would then be used as a rental dwelling. Property is zoned as an overlap zone of Moderate Density Commercial/Moderate Density Residential and a multi-family facility of three to nine single family residential units requires the completion of a special use permit. Property is on both the City water and sewer systems.

Location of proposal:

475 Bogachiel Way
Tax Parcel Nos. TX#1644 & 1944 located within the SE ¼ of the NW ¼ of Section 9, T 28 N, R 13 W, Clallam County, WA
Tax Id. No. 132809230125

Lead Agency Rod Fleck, City Attorney/Planner
City Planning Department, City of Forks
500 East Division
Forks, Washington 98331

Proposed

Project: Installation of a third single-family residential unit on a 2.36 acre lot that currently has two separate single-family residences. New residence will be approximately 400-500 sq. ft. in total size and be able to provide all utility needs of rental tenants. A special use permit triggered the need for the State Environmental Policy Act (SEPA) review. Project would require necessary installation/building permits from the City of Forks and/or Washington State Department of Labor and Industries. In addition, the proponent will be obtaining utility services from the City, PUD, and CenturyLink.

Prior SEPA

Documents: None for these proposed amendments.

Mitigation required: NONE.

The lead agency has determined that the above items would not have a probable significant adverse impact on the environment if the mitigation noted above is completed. An environmental impact

statement (EIS) is not required under RCW 43.21C.030(2). This decision was made after review of a complete environmental checklist and other information on file with the lead agency and upon the following findings. This information is available to the public on request.

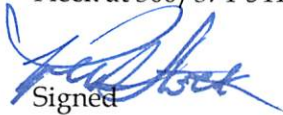
This DNS is issued under 197-11-340 (2); the lead agency will not act on this proposal for a period of 14 days from the date of issuance to allow for review and comments from the general public.

Comments must be submitted to the City Planner at:

Rod Fleck, City Attorney/Planner
Forks City Hall
500 East Division
Forks, Washington 98331

Comments will be accepted up to 5 p.m., 16 March 2020. The City will review said comments to determine the impact upon the stated DNS. Submittal of comments is not the same as a written appeal of this determination.

You may appeal this determination no later than 5 p.m., 16 March 2020, by filing a written appeal with the City Clerk of Forks at 500 East Division, Forks, Washington 98331. You should be prepared to make specific factual objections based upon the action being considered and the SEPA Checklist completed in association with this project. The appeal must be received prior to 5 P.M. Contact Rod Fleck at 360/374-5412, ext. 245 to ask about the procedures for appeals.



Signed
William R. Fleck
Attorney/Planner

Date: 28 Feb 2020