



STATE OF WASHINGTON
DEPARTMENT OF ECOLOGY

*1250 W Alder St • Union Gap, Washington 98903-0009 • (509) 575-2490
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April 28, 2022

Rachael Stevie
Kittitas County Community Development
411 N. Ruby St., Suite 2
Ellensburg, WA 98926

Re: SEPA Register 202201742, SE-22-00015

Dear Rachael Stevie:

Thank you for the opportunity to comment during the Optional Determination of Non Significance process for the Thorp Landing Lane shared driveway project, proposed by Thorp Landing, LLC. We have reviewed the documents and have the following comments.

SHORELANDS/ENVIRONMENTAL ASSISTANCE

Thank you for providing the Department of Ecology (Ecology) an opportunity to review and comment on the proposed shared driveway. Development of the parcel could impact Waters of the United States and Water of the State due to the high likelihood of the presence of wetlands on the project site.

Ecology staff has conducted a desk review of the parcel. The review shows signs of hydrology occurring in the area during the growing season and especially during the dry months of the year (June-September).

The agricultural fields appear to be irrigated using the flood irrigation method. While this is effective for watering crops, it also can create wetland conditions. Ecology does regulate irrigation-influenced wetlands.

The collective information suggests wetlands occur on the parcel. Per the Revised Code of Washington (RCW) 90.48.030, the Department of Ecology has the authority to control and prevent pollution of waters of the State. Therefore, Ecology has the ability to request a wetland delineation be conducted on the site to prevent the pollution of state waters. Any wetland habitat found on site (or adjacent to) should be rated using the 2014 Update for the

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Washington State Wetland Rating System for Eastern Washington (Hruby, 2014). Rating scores will be used to determine the width of the County's required upland buffer surrounding any delineated wetlands per their Critical Areas Code.

Ecology recommends the County request a wetland delineation and rating be conducted prior to any development of the parcels. A delineation and rating are needed to determine the presence/absence of wetland habitat on the parcel and the extent of surrounding upland habitat landward of the wetland boundary required for upland buffer habitat, per the County's Critical Area Ordinance.

Mitigation sequencing must be used to avoid and minimize impacts to wetland habitat to the greatest extent possible.

In the event impacts to wetlands and wetland buffers are unavoidable, a compensatory mitigation and monitoring plan must be submitted to the County for review and consideration, per their Critical Area Code.

Discharges into Waters of the State are regulated by the State under the Water Pollution Control Act, RCW 90.48, and Section 401 of the Clean Water Act and could require Ecology's review and authorization.

Placement of fill in wetlands may require an individual or general (nationwide) permit from the U.S. Army of Corps of Engineers (Corps). We advise the applicant to contact the Corps to determine if a permit is needed.

Ecology recommends the County request a qualified professional conduct a formal wetland delineation and rating, prior to any development. The resulting materials should be submitted to Ecology for review and verification. Ecology staff are available to provide technical assistance to the County by reviewing wetland delineations, ratings, and verifying wetland delineations in the field.

Please contact **Lori White**, at (509)575-2616 or lori.white@ecy.wa.gov, should you have any questions regarding the above comments.

WATER QUALITY

Erosion control measures must be in place prior to any clearing, grading, or construction. These control measures must prevent soil from being carried by stormwater runoff into surface waters, or into stormwater drains that may discharge directly to surface water. Sand, silt, and soil will damage aquatic habitat and are considered pollutants.

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If you have any questions concerning the Water Quality comments, please contact **Wendy Neet** at (509) 454-7277 or email at wendy.neet@ecy.wa.gov .

Sincerely,

A handwritten signature in blue ink that reads "Gwen Clear". The signature is written in a cursive, flowing style.

Gwen Clear
Environmental Review Coordinator
Central Regional Office
(509) 575-2012
crosepa@ecy.wa.gov