

SEPA ENVIRONMENTAL CHECKLIST

Purpose of checklist:

Governmental agencies use this checklist to help determine whether the environmental impacts of your proposal are significant. This information is also helpful to determine if available avoidance, minimization or compensatory mitigation measures will address the probable significant impacts or if an environmental impact statement will be prepared to further analyze the proposal.

Instructions for applicants:

This environmental checklist asks you to describe some basic information about your proposal. Please answer each question accurately and carefully, to the best of your knowledge. You may need to consult with an agency specialist or private consultant for some questions. You may use "not applicable" or "does not apply" only when you can explain why it does not apply and not when the answer is unknown. You may also attach or incorporate by reference additional studies reports. Complete and accurate answers to these questions often avoid delays with the SEPA process as well as later in the decision-making process.

The checklist questions apply to all parts of your proposal, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. The agency to which you submit this checklist may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impact.

Instructions for Lead Agencies:

Please adjust the format of this template as needed. Additional information may be necessary to evaluate the existing environment, all interrelated aspects of the proposal and an analysis of adverse impacts. The checklist is considered the first but not necessarily the only source of information needed to make an adequate threshold determination. Once a threshold determination is made, the lead agency is responsible for the completeness and accuracy of the checklist and other supporting documents.

Use of checklist for non-project proposals:

For non-project proposals (such as ordinances, regulations, plans and programs), complete the applicable parts of sections A and B plus the [SUPPLEMENTAL SHEET FOR NONPROJECT ACTIONS \(part D\)](#). Please completely answer all questions that apply and note that the words "project," "applicant," and "property or site" should be read as "proposal," "proponent," and "affected geographic area," respectively. The lead agency may exclude (for non-projects) questions in Part B - Environmental Elements –that do not contribute meaningfully to the analysis of the proposal.

A. background

1. Name of proposed project, if applicable:

Crown Hill Urban Village Design Guidelines 2022

2. Name of applicant:

City of Seattle Office of Planning & Community Development

3. Address and phone number of applicant and contact person:

City of Seattle, Office of Planning and Community Development
600 Fourth Avenue
P.O. Box 94788
Seattle, Washington 98124-7088

Contact: Rawan Hasan

4. Date checklist prepared:

June , 2022

5. Agency requesting checklist:

City of Seattle Office of Planning and Community Development

6. Proposed timing or schedule (including phasing, if applicable):

The proposed Crown Hill Urban Village Design Guidelines will be discussed and possibly voted on by the City Council in the summer and fall of 2022.

7. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal?

No, the proposal is a non-project action that is not dependent upon any further action.

8. List any environmental information you know about that has been prepared, or will be

This SEPA environmental checklist has been prepared for this proposal.

9. Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal?

Applications for projects in the Crown Hill Urban Village processed prior to the adoption of these guidelines will follow the existing Citywide Design Guidelines.

10. List any government approvals or permits that will be needed for your proposal, if known.

The proposal requires approval by the City Council. No other agency approvals are anticipated.

11. Give brief, complete description of your proposal, including the proposed uses and the size of the project and site.

The overarching goal of the City-wide design guidelines, and the Design Review Program, generally, is to foster design excellence in private development of new multifamily and commercial projects. The purpose of neighborhood-specific design guidelines is identified at SMC 23.41.010.A: "Neighborhood design guidelines are intended to augment and make more specific the 'Seattle Design Guidelines, 2013' and the 'Guidelines for Downtown Development, 1999.'"

This non-project proposal would establish neighborhood-specific Design Guidelines for the Crown Hill Urban Village Neighborhood for the first time. These proposed guidelines are consistent with and supplemental to the Citywide Design Guidelines. If adopted, these specific design guidelines would shape development projects subject to design review within the Crown Hill Urban Village Neighborhood. The purpose of the Crown Hill Urban Village Neighborhood Design Guidelines is to provide design guidance to new development to enhance the character of the neighborhood and promote the qualities in the built environment.

- 12. Location of the proposal. Give sufficient information for a person to understand the precise location of your proposed project, including a street address, if any, and section, township, and range, if known. If a proposal would occur over a range of area, provide the range or boundaries of the site(s). Provide a legal description, site plan, vicinity map, and topographic map, if reasonably available. While you should submit any plans required by the agency, you are not required to duplicate maps or detailed plans submitted with any permit applications related to this checklist.**

This is a non-project action. The Crown Hill Urban Village Neighborhood Design Guidelines will apply to development projects that are within the boundary of the Crown Hill Urban Village Neighborhood as established by the City's Comprehensive Plan.

B. ENVIRONMENTAL ELEMENTS

1. Earth

- a. General description of the site (circle one): Flat, rolling, hilly, steep slopes, mountainous, other _____**

The affected area contains a diversity of site conditions consistent with urbanized areas. The Crown Hill neighborhood is in the northwest portion of Seattle, and generally occupies a hilltop location with gradual slopes to the south and west.

- b. What is the steepest slope on the site (approximate percent slope)?**

The affected area contains a diversity of slopes from flat areas to steep slopes.

- c. What general types of soils are found on the site (for example, clay, sand, gravel, peat, muck)? If you know the classification of agricultural soils, specify them and note any agricultural land of long-term commercial significance and whether the proposal results in removing any of these soils.**

The affected area contains a diversity of soils and fills consistent with urbanized areas.

- d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe.**

According to City GIS resources there are some potential slide areas and known slide area locations to the north and northwest of the study area in sloping areas surrounding Pipers Creek and slopes descending towards Puget Sound.

- e. Describe the purpose, type, total area, and approximate quantities and total affected area of any filling, excavation, and grading proposed. Indicate source of fill.**

This is a non-project action. No filling, excavation, or grading is proposed.

- f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe.**

This is a non-project action. No clearing, construction, or change of use is proposed. Erosion could occur indirectly as a result of future development if the

proposal incrementally encourages or discourages development in the affected area.

g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)?

This is a non-project action. No change of impervious surface is proposed. Changes in impervious surface could occur indirectly as a result of future development if the proposal incrementally encourages or discourages development in the affected area.

h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any:

None. Compliance with existing City ordinances to reduce or control erosion is required for development in Seattle.

2. Air

a. What types of emissions to the air would result from the proposal during construction, operation, and maintenance when the project is completed? If any, generally describe and give approximate quantities if known.

This is a non-project action. No emissions will occur as a direct result of this proposal. Minor changes in emissions could occur indirectly as a result of future development if the proposal incrementally encourages or discourages development in the affected area.

b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.

The area contains a variety of emission and odors consistent with urbanized areas.

c. Proposed measures to reduce or control emissions or other impacts to air, if any:

None. Compliance with existing city ordinances to reduce or control emissions and other impacts to air is required for development in Seattle.

3. Water

a. Surface Water:

1) Is there any surface water body on or in the immediate vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? If yes, describe type and provide names. If appropriate, state what stream or river it flows into.

This study area does not include surface water bodies. There is surface water in Pipers Creek to the north of the study area.

2) Will the project require any work over, in, or adjacent to (within 200 feet) the described waters? If yes, please describe and attach available plans.

This is a non-project action. No work over, in, or adjacent to the described waters is proposed.

- 3) Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material.**

This is a non-project action. No fill or dredging in or from wetlands or surface water will result from the proposal.

- 4) Will the proposal require surface water withdrawals or diversions? Give general description, purpose, and approximate quantities if known.**

This is a non-project action. No surface water withdrawals or diversions will result from this proposal.

- 5) Does the proposal lie within a 100-year floodplain? If so, note location on the site plan.**

This is a non-project action. This affected area includes 100-year floodplains.

- 6) Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge.**

This is a non-project action. No discharges of waste materials to surface waters will result from this proposal.

b. Ground Water:

- 1) Will groundwater be withdrawn from a well for drinking water or other purposes? If so, give a general description of the well, proposed uses and approximate quantities withdrawn from the well. Will water be discharged to groundwater? Give general description, purpose, and approximate quantities if known.**

This is a non-project action. The area may include land that contains wells. No withdrawal of groundwater will result from this proposal for drinking water or other purposes

- 2) Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (for example: Domestic sewage; industrial, containing the following chemicals. . . ; agricultural; etc.). Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve.**

This is a non-project action. No waste materials are proposed to be discharged.

c. Water runoff (including stormwater):

- 1) Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe.**

This is a non-project action. No runoff will result from this proposal.

2) Could waste materials enter ground or surface waters? If so, generally describe.

This is a non-project action. This proposal will not result in waste materials entering ground or surface waters.

3) Does the proposal alter or otherwise affect drainage patterns in the vicinity of the site? If so, describe.

This is a non-project action. This proposal will not affect drainage patterns.

d. Proposed measures to reduce or control surface, ground, and runoff water, and drainage pattern impacts, if any:

None. Compliance with existing city ordinances to reduce or control stormwater and wastewater is required for development in Seattle.

4. Plants

a. Check the types of vegetation found on the site:

- deciduous tree: alder, maple, aspen, other**
- evergreen tree: fir, cedar, pine, other**
- shrubs**
- grass**
- pasture**
- crop or grain**
- orchards, vineyards or other permanent crops.**
- wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other**
- water plants: water lily, eelgrass, milfoil, other**
- other types of vegetation**

The affected area contains a diversity of plants consistent with urbanized areas.

b. What kind and amount of vegetation will be removed or altered?

This is a non-project action. This proposal will not result in the direct removal or alteration of vegetation. Changes in vegetation could occur indirectly as a result of future development if the proposal incrementally encourages or discourages development in the affected area.

c. List threatened and endangered species known to be on or near the site.

No threatened or endangered plant species are known to be on or near the site.

d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any:

None.

- e. **List all noxious weeds and invasive species known to be on or near the site. The affected area contains a diversity of invasive plants consistent with urbanized areas.**

These plants include but are not limited to common urban invasives such as ivy, blackberry, and bindweed.

5. Animals

- a. **List any birds and other animals which have been observed on or near the site or are known to be on or near the site. Examples include:**

- **birds: hawk, heron, eagle, songbirds, other:**
- **mammals: deer, bear, elk, beaver, other:**
- **fish: bass, salmon, trout, herring, shellfish, other:**

The affected area contains a diversity of animals consistent with urbanized areas including a diversity of birds, mammals, and fish. These animals include but are not limited to hawk, heron, eagle, songbirds, and salmon in Pipers Creek, which is north of the study area.

- b. **List any threatened and endangered species known to be on or near the site.**

Some threatened and endangered species including salmon and various birds may be in or near the site.

- c. **Is the site part of a migration route? If so, explain.**

The area includes migration routes for a variety of species including but not limited to salmon and various birds.

- d. **Proposed measures to preserve or enhance wildlife, if any:**

None.

- e. **List any invasive animal species known to be on or near the site.**

The affected area contains a diversity of invasive animal species consistent with urbanized areas.

6. Energy and natural resources

- a. **What kinds of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy needs? Describe whether it will be used for heating, manufacturing, etc.**

- b. **Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe.**

- c. **What kinds of energy conservation features are included in the plans of this proposal? List other proposed measures to reduce or control energy impacts, if any:**

This is a non-project action. This proposal will not directly result in additional energy needs.

7. Environmental health

a. Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste, that could occur as a result of this proposal? If so, describe.

1) Describe any known or possible contamination at the site from present or past uses.

The affected area contains a diversity of conditions consistent with urbanized areas. The area may contain contamination consistent with an urban environment from past uses. No know landfill or hazardous material sites are evident in the study area in Seattle GIS data on critical areas.

2) Describe existing hazardous chemicals/conditions that might affect project development and design. This includes underground hazardous liquid and gas transmission pipelines located within the project area and in the vicinity.

The affected area contains a diversity of conditions consistent with urbanized areas. These include natural gas transmission pipelines.

3) Describe any toxic or hazardous chemicals that might be stored, used, or produced during the project's development or construction, or at any time during the operating life of the project.

This is a non-project action. This proposal will not result in the storage, use, or production of toxic or hazardous chemicals.

4) Describe special emergency services that might be required.

This is a non-project action. This proposal will not directly result in additional need for special emergency services.

5) Proposed measures to reduce or control environmental health hazards, if any:

None.

b. Noise

1) What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)?

The affected area contains a diversity of noise consistent with urbanized areas.

2) What types and levels of noise would be created by or associated with the project on a short-term or a long-term basis (for example: traffic,

construction, operation, other)? Indicate what hours noise would come from the site.

This is a non-project action. This proposal will not directly result in additional noise.

3) Proposed measures to reduce or control noise impacts, if any:

None. Compliance with existing city ordinances for noise is required for development in Seattle.

8. Land and shoreline use

a. What is the current use of the site and adjacent properties? Will the proposal affect current land uses on nearby or adjacent properties? If so, describe.

The affected area contains a diversity of land uses consistent with urbanized areas including but not limited to housing, office, and retail uses. The proposal will not directly affect land uses.

b. Has the project site been used as working farmlands or working forest lands? If so, describe. How much agricultural or forest land of long-term commercial significance will be converted to other uses as a result of the proposal, if any? If resource lands have not been designated, how many acres in farmland or forest land tax status will be converted to nonfarm or nonforest use?

The site does not contain working farmlands or forest lands, although it does contain small-scale agricultural uses and natural areas. The proposal would not directly convert any farm or forest land.

1) Will the proposal affect or be affected by surrounding working farm or forest land normal business operations, such as oversize equipment access, the application of pesticides, tilling, and harvesting? If so, how:

This is a non-project action. The proposal will not directly alter farm or forest land.

c. Describe any structures on the site.

The affected area contains a diversity of structures consistent with urbanized areas including attached and detached single-family homes.

d. Will any structures be demolished? If so, what?

This is a non-project action. This proposal will not directly result in demolition of structures. Demolitions could occur indirectly as a result of future development if the proposal incrementally encourages or discourages development in the affected area.

e. What is the current zoning classification of the site?

The affected area contains a diversity of zones. These include single-family, multifamily, and commercial zones.

f. What is the current comprehensive plan designation of the site?

The affected area is within the urban village comprehensive plan designations.

g. If applicable, what is the current shoreline master program designation of the site?

The affected area is not within a shoreline master program designation.

h. Has any part of the site been classified as a critical area by the city or county?

The affected area contains a diversity of critical area designations including but not limited to wetlands, riparian areas, and steep slopes.

i. Approximately how many people would reside or work in the completed project?

This is a non-project action. This proposal will not directly result in buildings in which people would reside or work. This proposal could indirectly result in new buildings if the proposal incrementally encourages or discourages development in the affected area.

j. Approximately how many people would the completed project displace?

This is a non-project action. No displacement will occur as a direct result of the project. This proposal could indirectly result in displacement if the proposal incrementally encourages or discourages development in the affected area.

k. Proposed measures to avoid or reduce displacement impacts, if any:

None.

l. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any:

None.

m. Proposed measures to ensure the proposal is compatible with nearby agricultural and forest lands of long-term commercial significance, if any:

None.

9. Housing

a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.

This is a non-project action. No housing is proposed to be created as part of this project. This proposal could indirectly result in new housing if the proposal incrementally encourages or discourages development in the affected area.

b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing.

This is a non-project action. No housing is proposed to be eliminated as part of this project. This proposal could indirectly result in the elimination of housing if

the proposal incrementally encourages or discourages development in the affected area.

- c. Proposed measures to reduce or control housing impacts, if any:**
None. Compliance with existing city ordinances on housing and tenant relocation assistance is required.

10. Aesthetics

- a. What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed?**

This is a non-project action. This proposal will not directly result in new buildings.

- b. What views in the immediate vicinity would be altered or obstructed?**

This is a non-project action. No views would be directly altered or obstructed by this project.

- c. Proposed measures to reduce or control aesthetic impacts, if any:**

None.

11. Light and glare

- a. What type of light or glare will the proposal produce? What time of day would it mainly occur?**

This is a non-project action. This proposal will not directly result in additional light or glare.

- b. Could light or glare from the finished project be a safety hazard or interfere with views?**

This is a non-project action. This proposal will not directly result in additional light or glare.

- c. What existing off-site sources of light or glare may affect your proposal?**

The affected area contains a diversity of light and glare sources consistent with urbanized areas.

- d. Proposed measures to reduce or control light and glare impacts, if any:**

None.

12. Recreation

- a. **What designated and informal recreational opportunities are in the immediate vicinity?**

The affected area has a diversity of recreational opportunities in the immediate vicinity consistent with urbanized areas including formal parks and natural areas.

- b. **Would the proposed project displace any existing recreational uses? If so, describe.**

This is a non-project action. This proposal will not directly displace any recreational uses.

- c. **Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any:**

None.

13. Historic and cultural preservation

- a. **Are there any buildings, structures, or sites, located on or near the site that are over 45 years old listed in or eligible for listing in national, state, or local preservation registers located on or near the site? If so, specifically describe.**

The affected area contains a some sites that may be eligible for designation as a historic site with either locally or federally designated status.

- b. **Are there any landmarks, features, or other evidence of Indian or historic use or occupation? This may include human burials or old cemeteries. Are there any material evidence, artifacts, or areas of cultural importance on or near the site? Please list any professional studies conducted at the site to identify such resources.**

The affected area contains a diversity of locations with evidence of Indian or historic use or occupation. The area includes locations of historic settlement by Indians and European settlers.

- c. **Describe the methods used to assess the potential impacts to cultural and historic resources on or near the project site. Examples include**

consultation with tribes and the department of archeology and historic preservation, archaeological surveys, historic maps, GIS data, etc.

None. This is a non-project action.

- d. Proposed measures to avoid, minimize, or compensate for loss, changes to, and disturbance to resources. Please include plans for the above and any permits that may be required.**

None. Compliance with existing city ordinances for historic preservation is required for development in Seattle.

14. Transportation

- a. Identify public streets and highways serving the site or affected geographic area and describe proposed access to the existing street system. Show on site plans, if any.**

The affected area contains a diversity of streets, and parking areas consistent with urbanized areas.

- b. Is the site or affected geographic area currently served by public transit? If so, generally describe. If not, what is the approximate distance to the nearest transit stop?**

Some of the affected area is served by public transit bus service on 15th Ave. NW and NW 85th St..

- c. How many additional parking spaces would the completed project or non-project proposal have? How many would the project or proposal eliminate?**

This is a non-project action. This proposal will not directly result in the creation or elimination of parking spaces. Changes in the number of parking spaces could occur indirectly as a result of future development if the proposal incrementally encourages or discourages development in the affected area.

- d. Will the proposal require any new or improvements to existing roads, streets, pedestrian, bicycle or state transportation facilities, not including driveways? If so, generally describe (indicate whether public or private).**

This is a non-project action. The proposal will not result in direct improvements to transportation facilities.

- e. Will the project or proposal use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.**

The affected area includes rail transportation as well as water ways that could support water transportation.

- f. How many vehicular trips per day would be generated by the completed project or proposal? If known, indicate when peak volumes would occur and what percentage of the volume would be trucks (such as commercial and nonpassenger vehicles). What data or transportation models were used to make these estimates?**

This is a non-project action. This proposal will not directly result in additional vehicular trips. Changes in the number of vehicular trips could occur indirectly as a result of future development if the proposal incrementally encourages or discourages development in the affected area.

- g. Will the proposal interfere with, affect or be affected by the movement of agricultural and forest products on roads or streets in the area? If so, generally describe.**

This is a non-project action. This proposal will not directly affect the movement of agricultural and forest projects.

- h. Proposed measures to reduce or control transportation impacts, if any:**

None.

15. Public services

- a. Would the project result in an increased need for public services (for example: fire protection, police protection, public transit, health care, schools, other)? If so, generally describe.**

This is a non-project action. This proposal will not directly result in increased need for public services.

- b. Proposed measures to reduce or control direct impacts on public services, if any:**

None.

16. Utilities

- a. Circle utilities currently available at the site:
electricity, natural gas, water, refuse service, telephone, sanitary sewer,
septic system, other _____**

The affected area contains a diversity of utilities consistent with urbanized areas. These include electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system, and other utilities.

- b. Describe the utilities that are proposed for the project, the utility providing the service, and the general construction activities on the site or in the immediate vicinity which might be needed.**

This is a non-project action. No utilities are proposed for this project.

C. Signature

The above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

Signature:	On file
Name of signee:	Rawan Hasan
Position:	Associate Planner
Agency/Organization:	City of Seattle Office of Planning & Community Development
Date Submitted:	June , 2022

D. Supplemental sheet for nonproject actions

(IT IS NOT NECESSARY to use this sheet for project actions)

Because these questions are very general, it may be helpful to read them in conjunction with the list of the elements of the environment.

When answering these questions, be aware of the extent the proposal, or the types of activities likely to result from the proposal, would affect the item at a greater intensity or at a faster rate than if the proposal were not implemented. Respond briefly and in general terms.

1. How would the proposal be likely to increase discharge to water; emissions to air; production, storage, or release of toxic or hazardous substances; or production of noise?

As a non-project action that would approve the Crown Hill Urban Village Neighborhood Design Guidelines, the proposal would result in no direct impacts to water, air, noise, or toxic/hazardous substances. Greenhouse gas (GHG) emissions have also been considered, and no changes to GHG emissions are expected as a result of this non-project action. Individual projects that may be subject to the proposal will occur over time and cannot be evaluated in terms of discharge to water, emissions to air, production, storage, or release of toxic or hazardous substances, or noise, at this stage. It would be speculative to attempt to quantify impacts to the future development. Such projects will be subject to environmental review (if they meet or exceed thresholds for environmental review) as they move forward. The new neighborhood design guidelines are not expected to increase potential discharge of pollutants as compared to the amounts that could occur without the neighborhood design guidelines.

Proposed measures to avoid or reduce such increases are:

No increases are anticipated and so no measures are proposed.

2. How would the proposal be likely to affect plants, animals, fish or marine life?

As a non-project action, the proposal would result in no direct impacts and are unlikely to result in indirect or cumulative impacts related to plant, animal, fish or marine life. The proposal is not increasing the number of parcels eligible for development nor increasing the intensity of development currently allowed as a result of existing zoning designations, or the existing citywide design guidelines. The proposal do not alter any regulations directly related to environmental performance of new development, such as green factor landscaping requirements, or stormwater infrastructure requirements.

Proposed measures to protect or conserve plants, animals, fish, or marine life are:

No impacts are anticipated and so no measures are proposed.

3. How would the proposal be likely to deplete energy or natural resources?

As a non-project action, the proposal would result in no direct impacts and are unlikely to result in indirect or cumulative impacts related to energy or natural resources. The proposal does not increase the number of parcels eligible for development nor increase the intensity of development currently allowed as a result of existing zoning designations. The proposed changes do not alter any regulations directly related to energy or natural resources such as energy performance standards in new development.

Proposed measures to protect or conserve energy and natural resources are:

No impacts are anticipated and so no measures are proposed.

4. How would the proposal be likely to use or affect environmentally sensitive areas or areas designated (or eligible or under study) for governmental protection; such as parks, wilderness, wild and scenic rivers, threatened, or endangered species habitat, historic or cultural sites, wetlands, floodplains, or prime farmlands?

As a non-project action, the proposal would result in no direct impacts and is unlikely to result in indirect or cumulative impacts related to environmentally sensitive areas or areas designated for governmental protection. This is due to the fact that the areas potentially affected are already located in intensely developed urban environments and no significant environmentally sensitive areas are designated. The proposed changes would not alter allowances for new development that could otherwise occur in or near environmentally sensitive areas under existing regulations.

Proposed measures to protect such resources or to avoid or reduce impacts are:

None are proposed because no impacts are anticipated. The existing regulatory framework, i.e., the Land Use Code, The Shoreline Master Program, Environmentally Critical Areas Ordinance, Landmarks Preservation Ordinance and the City's SEPA ordinance will address impacts, if any, as part of the project-specific review of development proposals.

5. How would the proposal be likely to affect land and shoreline use, including whether it would allow or encourage land and shoreline uses incompatible with existing plans?

As a non-project action, the proposed changes are not likely to affect land and shoreline use because the proposal has no effect on whether specific uses are allowed or prohibited. Thus, this non-project action would not affect the compatibility of land uses with the existing Comprehensive Plan and neighborhood plans.

Design guidelines do not have the function of allowing (or prohibiting) uses. Therefore, no incompatible uses could be allowed or encouraged by the proposal. The function of design guidelines is to ensure the sensitive integration of new structures into an existing neighborhood area and, consistent with existing plans, to reinforce the positive urban form and architectural attributes of that area. Adoption of this proposal is expected to increase the compatibility of new private development with neighborhood plans and community preferences.

Proposed measures to avoid or reduce shoreline and land use impacts are:

No impacts are anticipated and so no measures are proposed.

6. How would the proposal be likely to increase demands on transportation or public services and utilities?

As a non-project action, the proposal would result in no direct impacts and is unlikely to result in indirect or cumulative negative impacts related to transportation or public services/utilities. All areas potentially affected by the proposal are within already urbanized areas with fully developed utility infrastructures. Design guidelines neither increase the number of parcels with development capacity nor increase the intensity of development currently allowed on those parcels. Therefore, adoption of this proposal will not increase demands on transportation, public services, or utilities. Application of these guidelines is expected to improve the compatibility of new private development with the existing and planned transportation network.

Proposed measures to reduce or respond to such demands are:

No increased demands are anticipated and so no measures are proposed.

7. Identify, if possible, whether the proposal may conflict with local, state, or federal laws or requirements for the protection of the environment.

It is believed that the proposal would not result in conflicts with local, state, or federal laws or requirements for protection of the environment.

SIGNATURE:

I, the undersigned, state that to the best of my knowledge the above information is true and complete. It is understood that the lead agency may withdraw any declaration of non-significance that it might issue in reliance upon this checklist should there be any willful misrepresentation or willful lack of full disclosure on my part.

Signature: __[On File]_____

Rawan Hasan, Planning and Development Specialist

Date Submitted: July 14, 2022

Reviewed by: