

**EXHIBIT LIST FOR CUP 2018-007
Benton County Public Works**

			DATE
Hearing Examiner Application Exhibit List			
HER 1	HER 1.1	Application and Supporting Documents 11 pgs	July 12, 2018
Includes:	HER 1.2	SEPA Checklist	July 12, 2018
	HER 1.3		
	HER 1.4		
Hearings Examiner Staff Memo Exhibit List - OCTOBER 15, 2018			
HEM 1	HEM 1.1	Staff Memo	October 3, 2018
Includes:	HEM 1.2	Notice of Application	August 7, 2018
	HEM 1.3	Department of Natural Resources	August 9, 2018
	HEM 1.4	Comments from Washington Department of Ecology	August 22, 2018
	HEM 1.5	Comments from Department of Transportation	August 23, 2018
	HEM 1.6	Department of Archaeology & Historic Preservation	August 23, 2018
	HEM 1.7	Determination of Non-Significance	September 4, 2018
	HEM 1.8	Comments from Benton County Fire Marshal	September 11, 2018
	HEM 1.9	Notice of Open Record Hearings	October 2, 2018
	HEM 1.10		
	HEM 1.11		
	HEM 1.12		
	HEM 1.13		
	HEM 1.14		
Hearings Examiner Staff Hearing Exhibit List - OCTOBER 15, 2018			
HEH 1	HEH 1.1		
Includes:	HEH 1.2		
	HEH 1.3		
Hearings Examiner Staff Continued Hearing Memo Exhibit List - OCTOBER 15, 2018			
HECH 2	HECH 2.1		
Includes:	HECH 2.2		
	HECH 2.3		
	HECH 2.4		
	HECH 2.5		



DATE: October 3, 2018
MEETING DATE: October 15, 2018
TO: BENTON COUNTY HEARINGS EXAMINER
FROM: CLARK A. POSEY, ASSISTANT PLANNING MANAGER
BENTON COUNTY PLANNING DEPARTMENT
RE: CONDITIONAL USE PERMIT – CUP 2018-007
APPLICANTS/
PROPERTY OWNERS: Benton County Public Works Department
AKA: Benton County Road Department
ATTN: Grant DeJongh
P.O. Box 1001
Prosser, WA 99350
LOCATION ADDRESS: Owens Quarry S. Olympia Street, Kennewick, WA 99336
PARCEL NUMBER: 1-2489-300-0003-001

HEM 1.1

SPECIFIC REQUEST: Expansion of existing quarry site (Owens Quarry). The applicant is proposing to utilize approximately 20.3 acres of an 80.47-acre parcel for mining and stock piling of rock and crushing aggregate for roadways and similar uses. The property has historically, for the last 20 plus years, been used as a source of rock aggregate and stockpiling for road construction and road maintenance by the State Department of Transportation. The Benton County Road Department intends to continue this use. Currently, about ten (10) acres has been disturbed as part of the aggregate production process. The Department intends to mine approximately ten (10) additional acres over the next sixty (60) years. Expansion will be due east of the current disturbed area. The operation of this site will **not** be continuous, but on an "as-needed" basis.

SITE LOCATION: The property is at Olympia Street, MP 0.367 (0.367 miles north of the intersection of Olympia Street and SR 397), Kennewick, WA and S. Finley Road - Kennewick, WA 99336 in Section 24, Township 8 North, Range 29 East, W.M.

APPLICABLE LAW

LAND USE AND ZONING: The site and surrounding parcels are currently zoned Rural Lands 5.

STATE ENVIRONMENTAL POLICY ACT: An Environmental Assessment (SEPA) EA 2018-013 has been reviewed under the requirements of the State Environmental Policy Act. after review of the checklist and all comments received from effected agencies an Environmental Impact Statement was not required, accordingly a Determination of Non-Significance (DNS) was issued for EA 2018-013 on August 28, 2018.

APPLICABLE DEVELOPMENT REGULATIONS

The Benton County Code Section 11.16A.06 (In the Rural Lands 5 District) states that: "Any use not authorized or approved pursuant to BCC 11.16A.030, .040, and .050 is prohibited by laws of Benton County or the State of Washington,

11.16A.050 USES REQUIRING A CONDITIONAL USE PERMIT

1. The following uses may be permitted on a single parcel of record within the Rural Lands Five Acre District (RL-5) if a conditional use permit is issued by the Hearings Examiner after notice and public hearing as provided by BCC 11.52.090 (d):

(d) A sand or gravel pit, stone quarry and similar use for the development of natural resources extracted on-site....

2. Benton County Code Section 11.52.090(a) states:

"Conditional Use/Special Permit General Standards. The conditional use/special permit application process allows the Hearings Examiner to review the location and design of certain proposed uses, the configuration of improvements, and the potential impacts on the surrounding area. The application process also allows the Hearings Examiner to ensure development in each zoning district protects the integrity of that district. The notice, hearing, decision and enforcement procedures are as set forth herein and in BCC 11.52.089.

Certain uses are classified as conditional uses/special uses because of their unusual nature, infrequent occurrence, special requirements, or potentially significant impacts to the environment, public infrastructure or adjacent properties, and/or possible safety hazards and other similar reasons.

Once granted a conditional use/special permit may be transferred by a holder thereof after written notice to the Hearings Examiner; provided the use and location must remain the same and the transferee must continue to comply with the conditions of the permit and, if applicable, the requirements set forth in BCC 11.52.070."

3. Benton County Code Section 11.52.090(d) states:

"Conditional Use/Special Permit—Permit Granted or Denied. A conditional use/special permit shall be granted only if the Hearings Examiner can make findings of fact based on the evidence presented sufficient to allow the Hearings Examiner to conclude that, as conditioned, the proposed use:

(1) is compatible with other uses in the surrounding area or is no more incompatible than are any other outright permitted uses in the applicable zoning district;

(2) will not materially endanger the health, safety, and welfare of the surrounding community to an extent greater than that associated with any other permitted uses in the applicable zoning district;

(3) would not cause the pedestrian and vehicular traffic associated with the use to conflict with existing and anticipated traffic in the neighborhood to an extent greater than that associated with any other permitted uses in the applicable zoning district;

(4) will be supported by adequate service facilities and would not adversely affect public services to the surrounding area;

(5) would not hinder or discourage the development of permitted uses on neighboring properties in the applicable zoning district as a result of the location, size or height of the buildings, structures, walls, or required fences or screening vegetation to a greater extent than other permitted uses in the applicable zoning district; and

If reasonable conditions cannot be imposed to allow the Hearings Examiner to make the conclusions required above, the conditional use/special permit application shall be denied.”

FINDINGS OF FACT

Based on the application and information received the planning staff makes the following findings.

1. The applicant is the Benton County Public Works Department, P.O. Box 1001 Prosser, WA 99350-7675. The property owner is Benton County. The project is located at MP 0.367 (0.367 miles north of the intersection of Olympia Street and SR 397), (being the Owens Quarry), Kennewick, WA 99336. The contact person for the Public Works Department for this project is Grant DeJongh.
2. The applicant is proposing the expansion of an existing quarry site (Owens Quarry) to utilize approximately 20.3 acres of an 80.47-acre parcel for rock mining and crushing aggregate for roadways and similar uses. The property for the last 20 plus years has historically been used as a source of rock aggregate and stockpiling for road construction and road maintenance. The Benton County Road Department intends to continue this use. Currently, approximately ten (10) acres has been disturbed as part of the aggregate production process. The Department intends to mine approximately ten (10) additional acres over the next sixty (60) years. Expansion will be due east of the current disturbed area. The operation of this site will not be continuous, but on an “as-needed” basis.
3. The application for Conditional Use Permit CUP 2018-007 was submitted to Benton County on July 17, 2018 and was determined complete on August 8, 2018 with a complete letter sent on August 8, 2018.
4. The notice for the Benton County Hearings Examiner Open Record Hearing for Conditional Use Permit application CUP 2018-007 was published on October 4, 2018 in the Tri-City Herald and mailed to property owners of record within 300 feet of the outer boundaries of the parcel on October 3, 2018. The Open Record Hearing is scheduled for October 15, 2018.
5. Conditional Use Permit Application CUP 2018-007/EA 2018-013 was reviewed under the requirements of the Washington State Environmental Policy Act. A Determination of Non-Significance was issued for this application (EA 2018-013) on August 28, 2018.

Accordingly, after review of the checklist and all the received agency comments, an Environmental Impact Statement was not required.

6. The Benton County Comprehensive Plan designated the site and surrounding areas as "Rural Remote".
7. The applicant may have a portable rock crusher on site periodically to be used for crushing additional material. A rock quarry is an allowed use in this zone by a conditional use permit approved by the Hearings Examiner. Any use approved must be compatible with the principal uses of the underlying zone and surrounding land uses.
8. The surrounding area is not completely developed therefore the proposed use as shown in the application would not hinder or discourage the development of permitted uses on neighboring properties in the Rural Lands 5 Zoning District because of the location, size, noise and dust of the proposed use.
9. The Department of Ecology had the following comments: Ecology requires site permit coverage under the sand and gravel permit for all owners (or operators) of stationary asphalt or concrete batch plants. In addition, all concrete products manufacturers and property owners (or operators) of sand and gravel pits, rock quarries, and asphalt/concrete recycling facilities must apply for site permit coverage under the Sand and Gravel General Permit.

Owners or operators of a portable crushing, asphalt batching, or concrete batching plant must also apply for coverage under the sand and gravel permit for portable facilities if the plant will operate at sites without sand and gravel permit coverage for crushing, asphalt batching, or concrete batching or will operate at sites with inactive operating status. Contact Cindy Huwe at (509) 457-7105 for application materials. (Comment letter is attached to this staff memo).

10. Washington State Department of Transportation submitted the following comments: all loads transported on WSDOT rights-of-way must be within the legal size and load limits, or have a valid oversize and /or overweight permit.

It is the applicant's responsibility to keep and maintain SR 397 free of any of their debris. Any spilled material or tracking of soil shall be promptly cleaned up at the applicant's expense.

11. The Department of Archaeology and Historic Preservation stated they have no issues with the proposed quarry expansion and request the applicant to be certain to have an inadvertent discovery plan for cultural resources in place during any construction activities.
12. The applicant will need to satisfy the requirements from the Washington State Department of Ecology, Department of Natural Resources, Department of Transportation, Benton County Fire Marshal, Kennewick Irrigation District, Benton PUD, Benton County Building Department, Benton Franklin Health District and Benton Clean Air Authority as additional permits from those agencies may be required.
13. Noise must meet the criteria of BCC 6A.15.040 and the Benton Clean Air Authority regulates dust control under WAC 173-400-040.

DISPOSITION OF THE APPLICANT'S REQUEST

A conditional use/special permit shall be granted only if the Hearings Examiner can make findings of fact based on the evidence presented sufficient to allow the Hearings Examiner to conclude that, as conditioned, the proposed use:

- (1) is compatible with other uses in the surrounding area or is no more incompatible than are any other outright permitted uses in the applicable zoning district;
- (2) will not materially endanger the health, safety, and welfare of the surrounding community to an extent greater than that associated with any other permitted uses in the applicable zoning district;
- (3) would not cause the pedestrian and vehicular traffic associated with the use to conflict with existing and anticipated traffic in the neighborhood to an extent greater than that associated with any other permitted uses in the applicable zoning district;
- (4) will be supported by adequate service facilities and would not adversely affect public services to the surrounding area;
- (5) would not hinder or discourage the development of permitted uses on neighboring properties in the applicable zoning district as a result of the location, size or height of the buildings, structures, walls, or required fences or screening vegetation to a greater extent than other permitted uses in the applicable zoning district;

CONDITIONS OF APPROVAL

If the Hearings Examiner decides to approve Conditional Use Permit – CUP 2018-007 then the following are suggested conditions recommended by the Planning Department:

1. Any conditions imposed by the Hearings Examiner shall be completed prior to the Planning Department issuing the conditional use permit. The applicant shall notify the Benton County Planning Department in writing when the conditions set forth herein have been completed. The Planning Department shall not issue the conditional use permit until those conditions have been met. The conditional use permit shall not become effective until issued by the Planning Department.
2. If the conditions of approval have not been met and the Planning Department does not issue the conditional use permit within one (1) year from the time the Hearings Examiner conditionally approved the conditional use permit, the Hearings Examiner may declare its approval null and void at a regular Hearings Examiner meeting. Prior to doing so, the applicant shall be notified in writing at the applicant's last known address at least twelve (12) days in advance of the upcoming Hearings Examiner meeting.
3. Once all conditions are satisfied, CUP 2018-007 will be approved under BCC 11.16B.050(u) for a sand or gravel pit, mineral extraction and stone quarry for surface mining of crushed aggregates for private and commercial use.
4. The applicant must obtain the appropriate building permits as needed. The applicant must submit written documentation to the Planning Department that all the required permits and approvals have been obtained from the Benton County Building

Department. The applicant shall meet this requirement for any additional buildings that may be constructed on site while Conditional Use Permit - CUP 2018-007 is in effect.

5. The applicant must comply with all Benton Franklin Health District requirements while Conditional Use Permit - CUP 2018-007 is in effect and provide proof of such compliance to the Planning Department.
6. The applicant must provide a dust control plan as required under WAC 173-400-040(9)(a) approved by the Benton Clean Air Authority and shall provide a copy of said plan to the Planning Department. The applicant shall continue to meet all such requirements while Conditional Use Permit CUP 2018-007 is in effect.
7. As the Department of Archaeology and Historic Preservation requires, the applicant to be certain to have an inadvertent discovery plan for cultural resources in place during any construction activities.
8. The applicant must comply with all Washington Department of Ecology requirements and provide proof of such compliance to the Planning Department. The applicant shall continue to meet all such requirements while Conditional Use Permit - CUP 2018-007 is in effect.
9. The presence of customers/clients and employees shall be limited to Monday through Friday between the hours of 6:00 a.m. to 5:00 p.m. as stated in the application. No weekend operation of equipment or of a crusher on site will be allowed. The applicant shall continue to meet all such requirements while Conditional Use Permit CUP 2018-007 is in effect.
10. The property owner and the proprietor(s) of the business (i.e. the County) shall comply with all requirements of the Benton County Building Department, the Benton County Fire Marshal, the Benton-Franklin District Health Department, and all local, state and federal regulations pertinent to the business activity pursued. The requirements of or permission granted by the Hearings Examiner shall not be construed as an exemption from such regulations. The applicant shall continue to meet all such requirements while Conditional Use Permit - CUP 2018-007 is in effect.
11. Any waste created because of this Conditional Use Permit must be disposed of off-site in compliance with all local, state and/or federal regulations in a timely manner.
12. Additional conditions may be altered, added or deleted by the Hearings Examiner when making a decision on this permit after the public hearing.

**BENTON COUNTY PLANNING DEPARTMENT
CONDITIONAL USE PERMIT APPLICATION**



FILE NO. CUP 2018-007

1. Applicant's Name Benton County Public Works Department

Address PO Box 1001, Prosser, WA 99350

Phone Number (509) 786-5611

2. Owners Name Benton County Public Works Department

Address PO Box 1001, Prosser, WA 99350

Phone Number (509) 786-5611

3. Parcel Number or Legal description of property for which permit is for:
124893000003001

4. If you are amending a previous conditional use/special use permit - please list the file number(s): N/A

5. The Conditional Use Permit is requested to conduct the following use:(Please be as specific and detailed as possible. Use additional paper if necessary.)

This property has historically (20+ years) been used as a source of rock aggregate for road construction and maintenance. The Benton County Road Department intends to continue this use. Currently, about 10 acres has been disturbed as part of the aggregate production process. The Department intends to mine about another 10 acres over the next 60 years, approximately due east of the current disturbed area. Operation will not be continuous, but on an "as-needed" basis.

6. The property will be served by:

Water _____ Sewer _____

Power _____ Natural Gas _____

Telephone _____ Irrigation _____

7. Total Acres of property 80.47 Zoning Classification RL-5

Comprehensive Plan Designation Rural Remote

8. Describe existing structures and/or uses currently existing on your property such as well, septic, residential dwelling, garage, etc:

No current structures. Site is currently used as a source of rock aggregate and stockpiling for road construction and maintenance.

9. Describe existing structures and present land uses in the surrounding area of your property.

See attachment.

10. Please answer the following questions. PLEASE BE SPECIFIC - USE ADDITIONAL PAPER IF NECESSARY.

a. Is there a residence on site? Yes No

b. Does at least one of the proprietors of the business own or lease the property where the business and the residence are located? Yes No

c. Does at least one of the proprietors live in said residence? Yes No

d. List the number of non-resident employees. None on site

e. What is the total square footage of the detached building to be used for the business? N/A

f. What is the total square footage that will be used for the business activity?
20.3 acres

g. Is only one detached building to be used for the business activity? Yes No

h. Are any signs going to be used with the business activity? Yes No

If Yes, give the number, height and sizes of the sign(s) include a drawing of the sign to be used. N/A

i. State the number of vehicles marked to identify the business to be stored on site.

None.

- j. List the number of off street parking spots. None.
- k. What County Road does the site access off of? Olympia
- L. List the preferred office hours for the presence of customer/clients and non-resident employees.
 Hours of Operation 6:00 am to 5:00 pm (noncontinuous)
 Days of the week Monday - Friday (noncontinuous)

11. The applicant shall attach a site plan of the property, drawn to a scale of one inch equals fifty feet (1"=50') or one inch equal 100 feet (1"=100') unless otherwise specifically approved by the Planning Department, showing the following information:

- A. Dimensions of the property.
- B. Location and size of the proposed use, number of parking spaces, etc., complete with distances between buildings and all property lines.
- C. Location and size of existing structures, complete with distances, buildings and all property lines.
- D. All streets, roads, easements, and rights-of-way located on or adjacent to this property. (Label structures and roadways)
- E. Label and Show a floor plan for the structure to be used for the Business Activity.

COMMENTS OR PERTINENT INFORMATION:

Conditional Use Permit and State Environmental Policy Act Checklist for Benton County Planning Department completed pursuant to acquiring Reclamation Permit from Washington State Department of Natural Resources for permitting of existing mining operation.

I certify that the information given above is true and complete.

Signature Block for individuals only.

<u>Grant DeSorgh</u> Applicant's Signature	<u>Grant DeSorgh</u> Print Name	<u>07/12/2018</u> Date
<u>Grant DeSorgh</u> Signature of Legal Owners	<u>Grant DeSorgh</u> Print Name	<u>07/12/2018</u> Date
<u>n/a</u> Signature of Person with additional ownership interest	<u>n/a</u> Print Name	<u>n/a</u> Date

ALL persons with an ownership interest in the property on which the land use action is proposed must sign the application other than interests exclusively limited to ownership of the parcel's mineral rights.

If the applicant or legal owner is a corporation/partnership/LLC etc. please use the following signature block. Please copy this page if more than one corporation/partnership/LLC signature is required.

Applicant or Legal Owner: _____

By: _____
(print name) (Title)

Signature: _____
(Signature) (Title)

The above signed officer of _____ warrants and represents that all necessary legal and corporate actions have been duly undertaken to permit _____ to submit this application and that the above signed officer has been duly authorized and instructed to execute this application.

ALL persons with an ownership interest in the property on which the land use action is proposed must sign the application other than interests exclusively limited to ownership of the parcel's mineral rights.

Any information submitted to the Benton County Planning Department is subject to public records disclosure law for the State of Washington (RCW Chapter 42.17) and all other applicable law that may require the release of the documents to the public.

NOTE: THE CONDITIONAL USE PERMIT APPLICATION FEE OF \$630.00 and THE \$300.00 APPLICATION FEE FOR THE SEPA CHECKLIST, IF REQUIRED, MUST BE SUBMITTED WITH THE APPLICATION. THESE FEES ARE NON-REFUNDABLE. PLEASE MAKE YOUR CHECK PAYABLE TO THE BENTON COUNTY TREASURER. THERE ARE NO GUARANTEES THAT YOUR APPLICATION WILL BE APPROVED.

FOR OFFICIAL USE ONLY:	<i>AREAS OF 15-39% ON N&E OF Existing A/F</i>
Critical Area Review Completed by <i>Chuck Roay</i>	on <i>8/1/2018</i>
Application approved for processing by <i>Chuck Roay</i>	on <i>8/1/2018</i>
Zoning <i>RL-5</i>	Comp Plan Designation <i>RURAL Remote</i>



Benton County Public Works Department
State Environmental Policy Act (SEPA) checklist and Conditional Use Permit (CUP)
Attachment I – Additional responses
PROJECT: Owens Quarry Reclamation Permit

11 July 2018

SEPA

A. Background

11. This property has historically (20+ years) been used as a source of rock aggregate for road construction and maintenance. The Benton County Road Department intends to continue this use. Currently, about 10 acres has been disturbed as part of the aggregate production process. The Department intends to mine about another 10 acres over the next 60 years, approximately due east of the current disturbed area. Operation will not be continuous, but on an "as-needed" basis. Final acres disturbed will be 20.3 of the total 80.49 onsite.

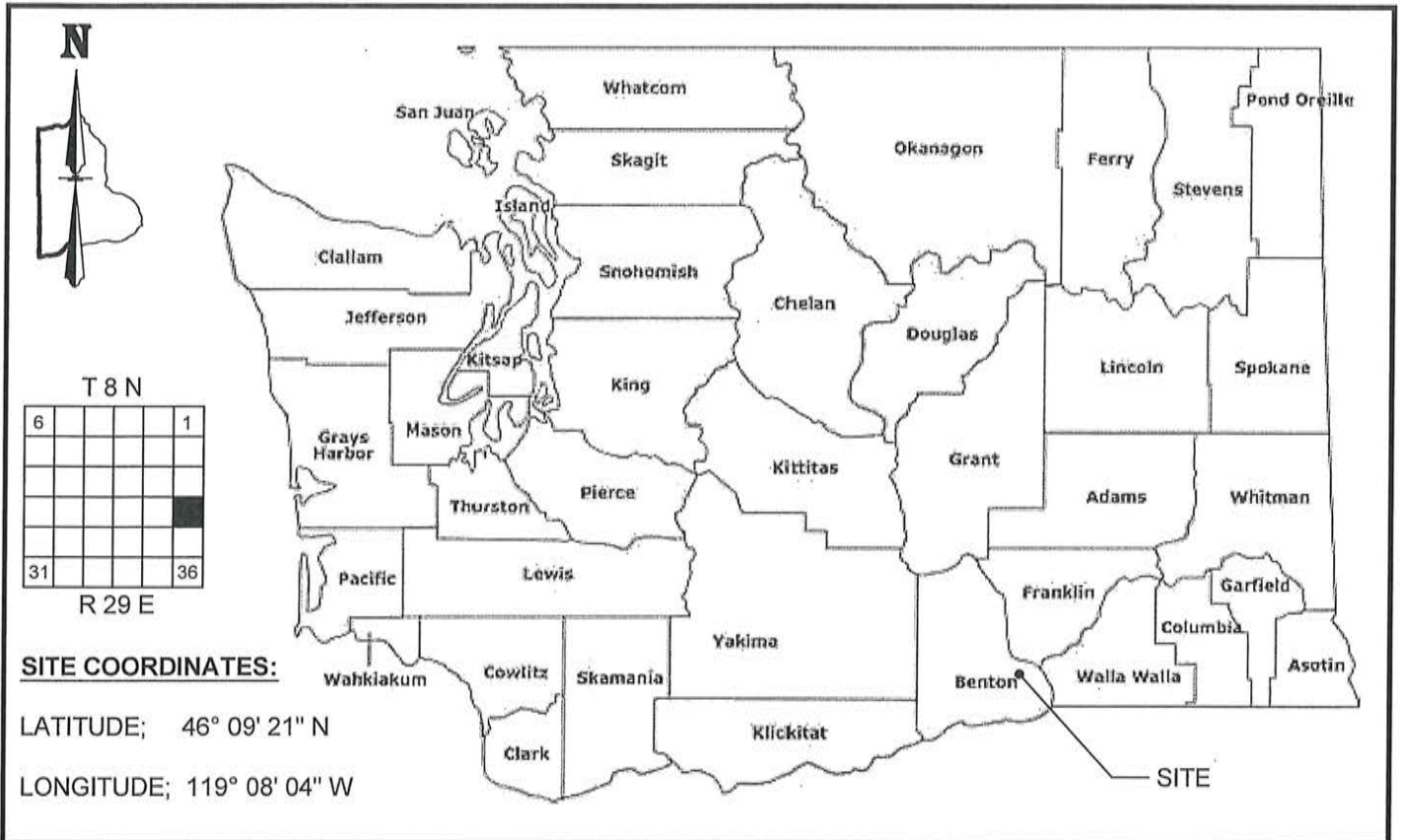
B. Environmental Elements

8. Land and Shoreline Use

- a. The site is currently a quarry. Previous federal ownership precluded permitting. After Benton County purchased the property, permitting requirements changed. The site is bordered to the north by the Kennewick urban growth area (UGA) and city limits. The site is also bordered to the east by the Kennewick UGA.

CUP

9. Much of the surrounding land is undeveloped RL-5. To the north, some residential development has begun. There is a ridge between the existing quarry on this site and the development. To the southeast, another quarry is operated. The site is bordered to the north by the Kennewick urban growth area (UGA) and city limits. The site is also bordered to the east by the Kennewick UGA.

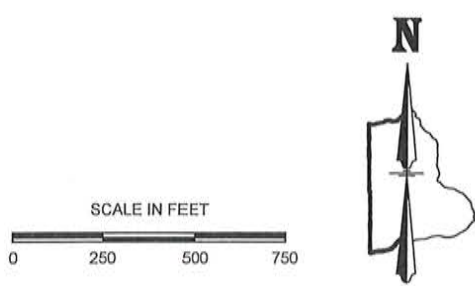
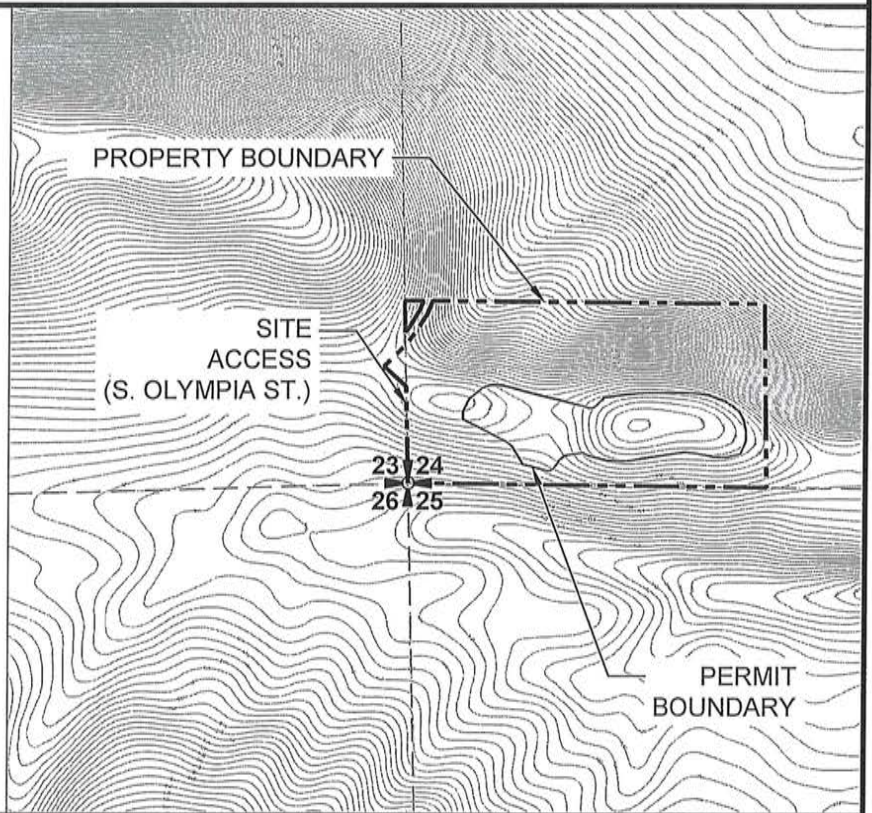


DIRECTIONS TO SITE:

PIT IS LOCATED JUST SOUTH OF KENNEWICK, WA. FROM KENNEWICK, DRIVE SOUTHBOUND ON S. OLYMPIA ST. TO APPROXIMATELY 1 MILE SOUTH OF W. 45TH AVE. TURN LEFT TO PIT ENTRANCE.

LEGAL DESCRIPTION:

THE PERMIT BOUNDARY IS LOCATED IN THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 8 NORTH, RANGE 29 EAST, W.M.



Benton County Road Department

 Courthouse: 620 Market Street
 P.O. Box 1001 Prosser, WA 99350
 (509) 786-5611

DATE: 07/18/06
 DWN: RMM
 PROJ: N/A
 APPR:

FIGURE 1
 VICINITY MAP
 PIT # R-87

 Benton County, Washington
 Portion of Section 24, Township 8N, Range 29E, W.M.

LEGEND

- SUBJECT PROPERTY BOUNDARY
- - - ADJACENT PROPERTY LINE

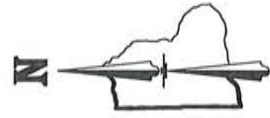
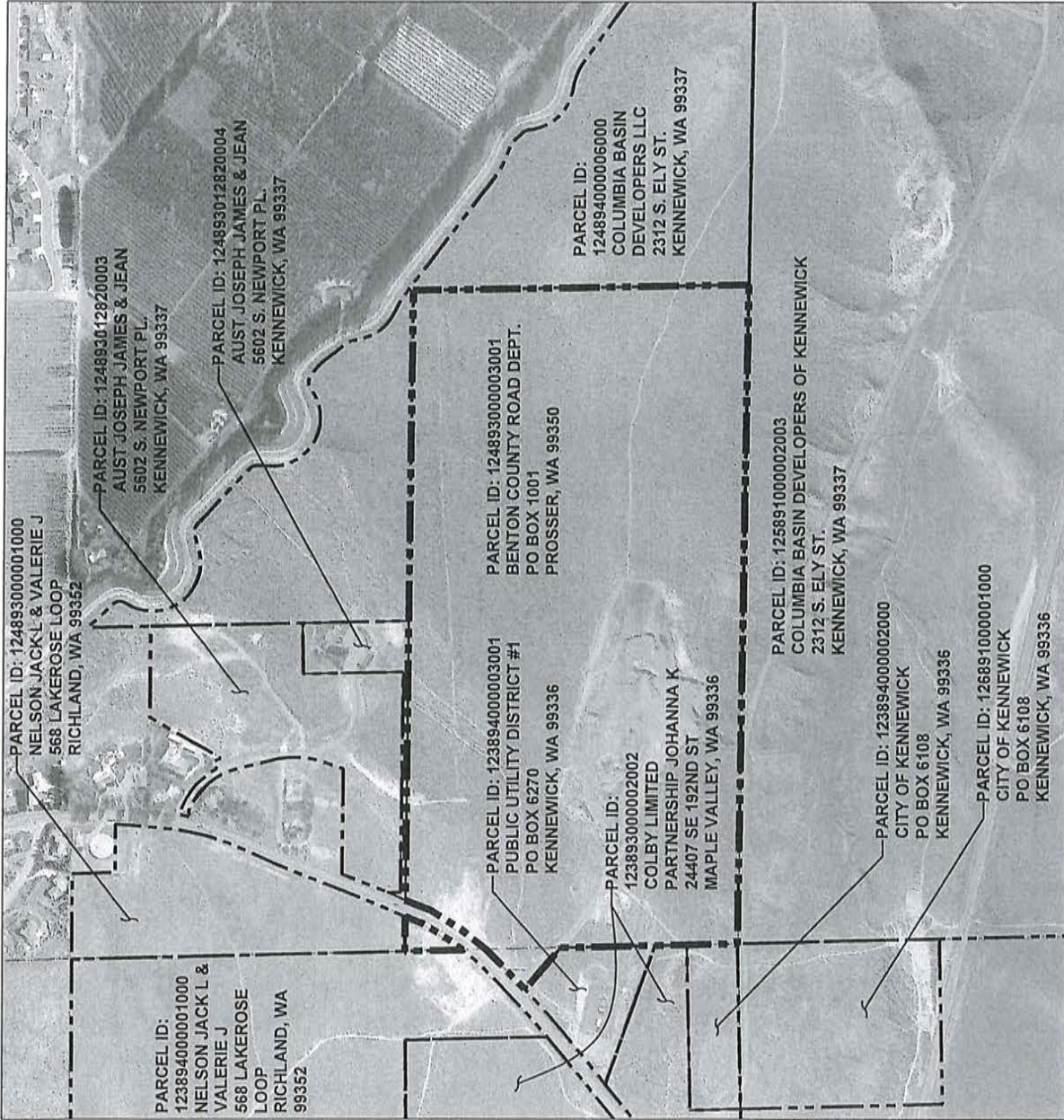


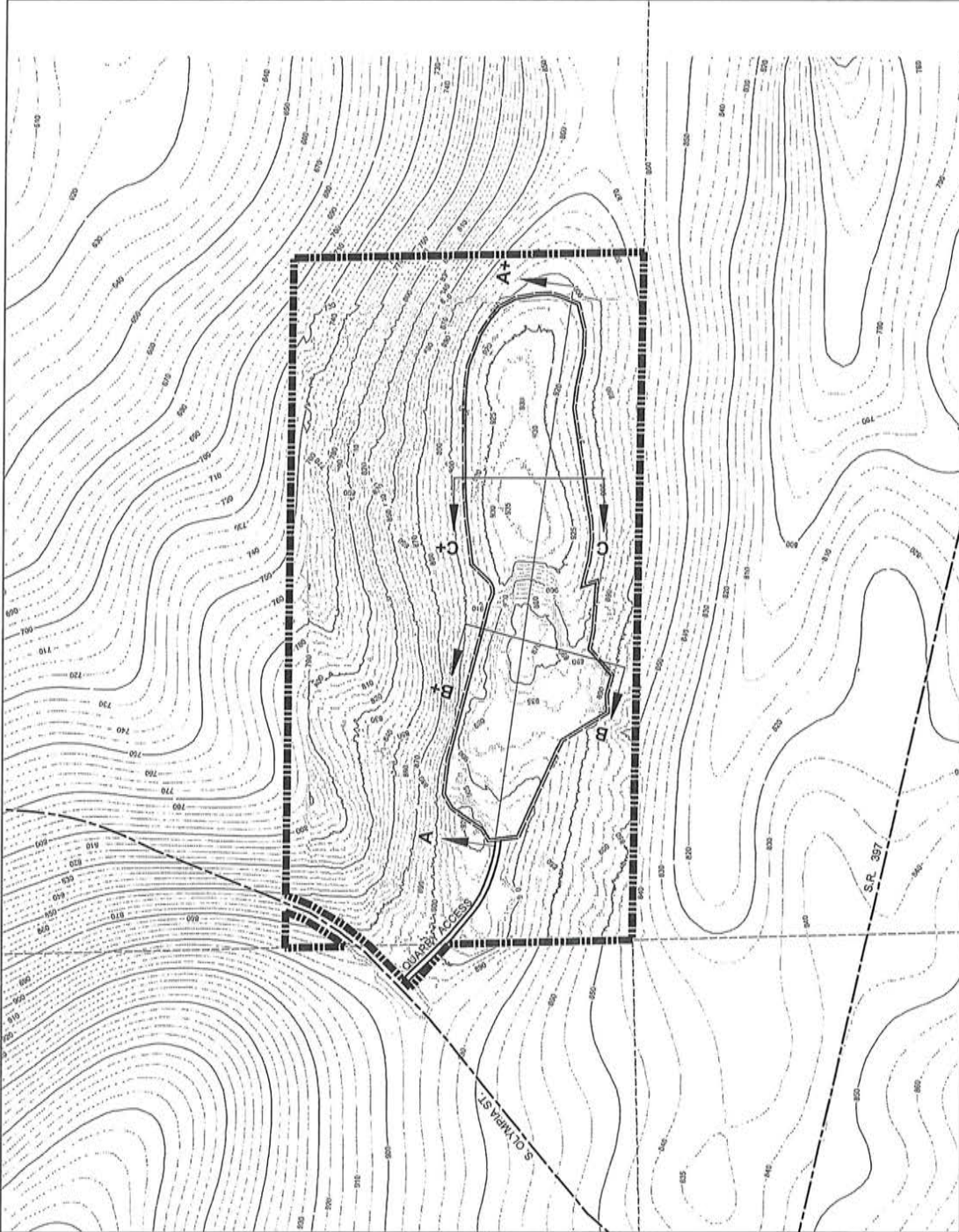
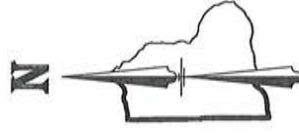
FIGURE 2
FINAL TOPOGRAPHY MAP
OWENS PIT (# R-87)
 Benton County, Washington
 Portion of Section 24, Township 8N, Range 29E, W.M.

DATE: 07/18/06
 D'WN: RMM
 PROJ: N/A
 APPR:

- NOTES:**
1. PARCEL INFORMATION OBTAINED FROM BENTON COUNTY ASSESSOR AT WEB ADDRESS: [HTTP://WWW.CO.BENTON.WA.US](http://www.co.benton.wa.us).
 2. 2012 AERIAL PHOTOGRAPHY OBTAINED FROM BENTON COUNTY GIS DEPT.

LEGEND

- SUBJECT PROPERTY BOUNDARY
- PROPOSED PERMIT AREA
- - - PROPOSED 10' SETBACK



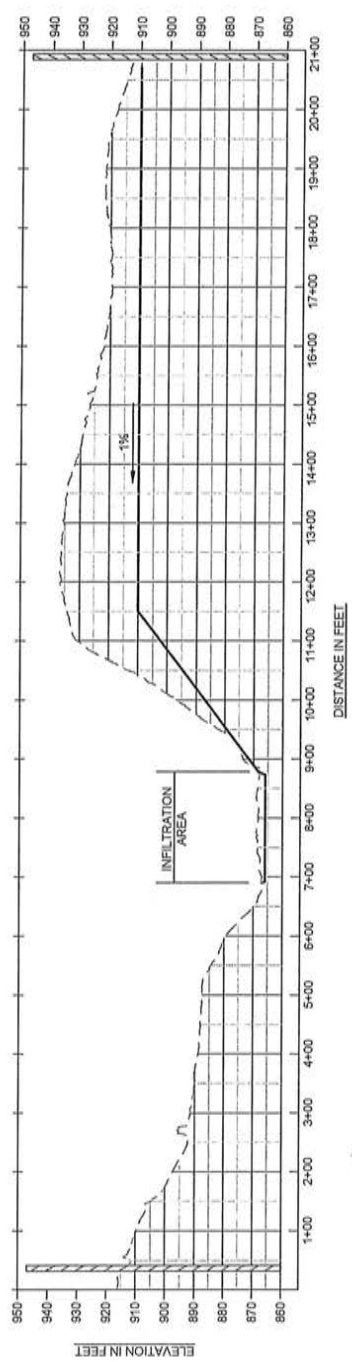
NOTES:

1. EXISTING TOPOGRAPHY DERIVED FROM 2012 AERIAL FLYOVER AND OBTAINED FROM BENTON COUNTY G.I.S. DEPARTMENT. ADDITIONAL TOPOGRAPHY FOR PERMIT SITE DERIVED FROM 2016 UAV SURVEY DEMONSTRATION PERFORMED BY AND OBTAINED FROM THE COUNTY ROAD ADMINISTRATION BOARD.

DATE: 08/25/17
 DWN: RMM
 PROJ: N/A
 APPR:

FIGURE 3
EXISTING TOPOGRAPHY MAP
 OWENS PT (F R-87)
 Benton County, Washington
 Portion of Section 24, Township 8N, Range 28E, W.M.

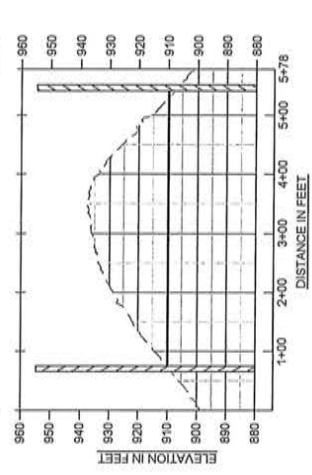
A+



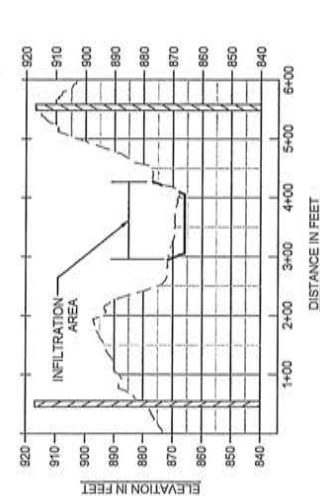
LEGEND

- EXISTING TOPOGRAPHY
- RECLAIMED TOPOGRAPHY
- ▨ PERMIT BOUNDARY/10' SETBACK

C+



B+

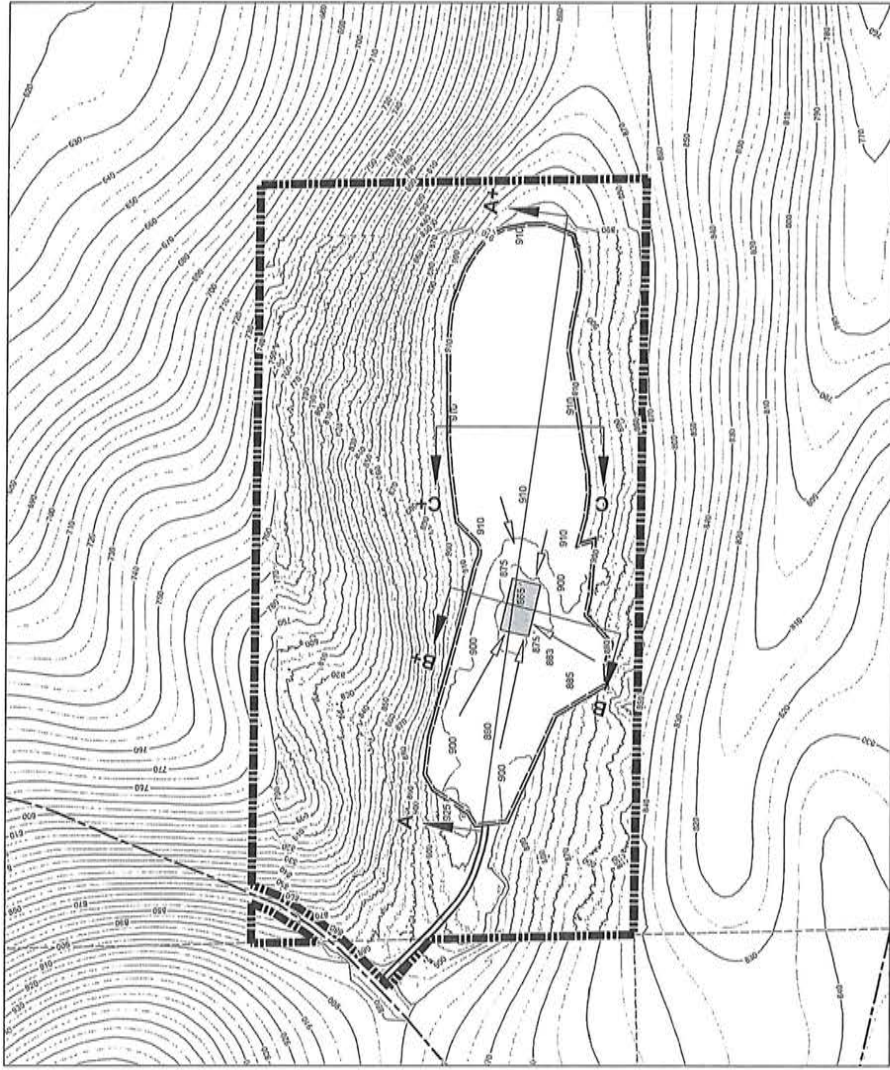


ESTIMATED VOLUME = 250,000 CUBIC YARDS (CUT)
 NOTE: (VOLUME INCLUDES PRODUCT, TOPSOIL, AND OVERBURDEN)

DATE: 03/16/18
 DWN: RMM
 PROJ: N/A
 APPR:

FIGURE 6
CROSS SECTIONS A-A+, B-B+, & C-C+
OWENS PIT (# R-87)
 Benton County, Washington
 Portion of Section 24, Township 8N, Range 29E, W.M.

- NOTES:**
1. SEE FIGURES 3 & 5 FOR CROSS SECTION LOCATIONS.
 2. CROSS SECTION PROFILES WERE GENERATED USING AUTODESK CIVIL 3D 2017.



LEGEND

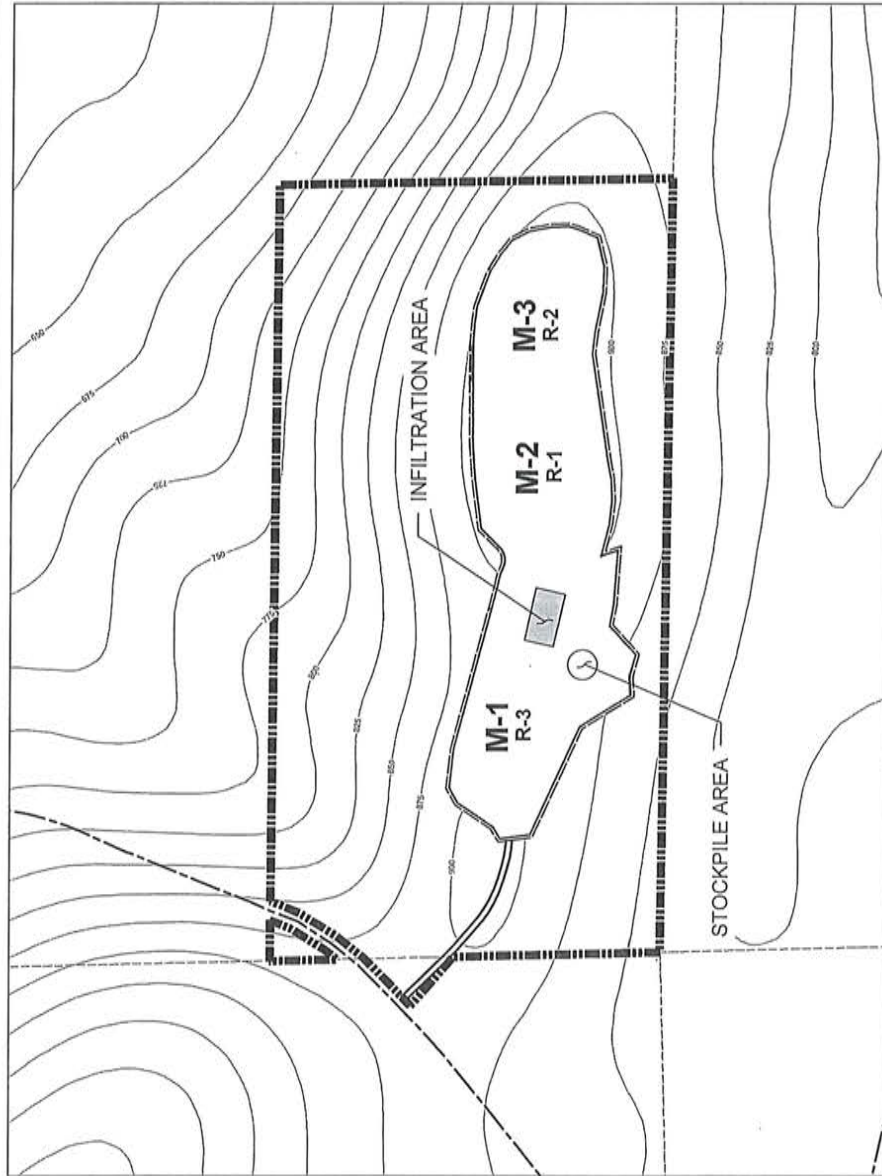
- SUBJECT PROPERTY BOUNDARY
- PROPOSED PERMIT AREA
- - - PROPOSED 10' SETBACK
- DRAINAGE PATTERNS
- INFILTRATION AREA



DATE: 03/16/18
 DWN: RMM
 PROJ: N/A
 APPR:

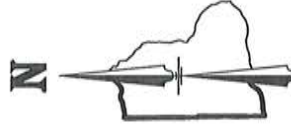
FIGURE 5
 PROPOSED DRAINAGE
 OWENS PIT (# R-87)
 Benton County, Washington
 Portion of Section 24, Township 8N, Range 29E, W.M.

NOTES:
 1. EXISTING TOPOGRAPHY DERIVED FROM 2012 AERIAL FLYOVER AND OBTAINED FROM BENTON COUNTY G.I.S. DEPARTMENT. ADDITIONAL TOPOGRAPHY FOR PERMIT SITE DERIVED FROM 2018 UAV SURVEY DEMONSTRATION PERFORMED BY AND OBTAINED FROM THE COUNTY ROAD ADMINISTRATION BOARD.



LEGEND

- SUBJECT PROPERTY BOUNDARY
- PROPOSED PERMIT AREA
- - - PROPOSED 10' SETBACK
- INFILTRATION AREA



MINING SEGMENT & RECLAMATION PHASE AREAS

SEGMENT/PHASE	AREA
M-1 / R-3	9.5 ACRES
M-2 / R-3	5.5 ACRES
M-3 / R-2	5.3 ACRES
TOTAL	20.3 ACRES

NOTES:
 1. EXISTING TOPOGRAPHY DERIVED FROM 2012 AERIAL FLYOVER AND OBTAINED FROM BENTON COUNTY G.I.S. DEPARTMENT.

DATE: 02/23/18
 DWN: RMM
 PROJ: N/A
 APPR:

FIGURE 4
MINING & RECLAMATION SECTIONS
 OWENS PIT (# R-87)
 Benton County, Washington
 Portion of Section 24, Township 8N, Range 29E, W.M.

EA 2018-013

A. background

1. Name of proposed project, if applicable: Owens Quarry Benton Co Public Works

2. Name and address of applicant: Benton County Road Department, PO Box 1001, Prosser, WA 99350

3. Phone number of applicant and contact person: Matt Rasmussen, P.E., 509-786-5611

4. Date checklist prepared: 11 July 2018

5. Agency requesting checklist: Benton County Planning Department

6. Proposed timing or schedule (including phasing, if applicable): Permit to come into effect as soon as approved by Washington State DNR, effective for 60 years.

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

No. Reclamation permit is strictly for mining and reclamation.

8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal.

None. Permitting through Washington State DNR and Benton County Planning Department.

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

No.

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

Yes. Washington State DNR reclamation permit and Benton County conditional use permit.

11. Give brief, complete description of your proposal, including the proposed uses and the size of the project and site. There are several questions later in this checklist that ask you to describe certain aspects of your proposal. You do not need to repeat those answers on this page. (Lead agencies may modify this form to include additional specific information on project description.)

See attachment.

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.

Olympia Street, MP 0.367 (0.367 miles north of the intersection of Olympia Street and SR 397), Kennewick, WA.
Section 24, T8N, R29E, W.M. 1-2489-360-0003-001

B. ENVIRONMENTAL ELEMENTS

1. Earth

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

Site is at the top of a hill. Quarry sites in depression at this apex.

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

40%

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 site is comprised of gravel with a thin (<1') layer of sandy soil over it. The site is not classified as agricultural soil.

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

No. The site is currently used as a quarry and there are no indications of instability.

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.

The quarry permit will be for 20.3 acres of land on an 80-acre parcel. The estimated amount of material to be excavated from the quarry is 250,000 cubic yards over 60 years. Topsoil to be retained from newly exposed areas for reclamation purposes.

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

Part of the reclamation plan will involve phasing the quarry area to reduce the potential for erosion from wind or runoff on exposed sites. Erosion not observed at current site.

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

Zero. The quarry will exist for the life of the permit, after which reclamation will prevail.

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

Phasing with revegetation over unused portions of the site should reduce erosion, if any were to occur. The site is graded so that runoff is collected at the bottom of the quarry.

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.

No emissions are expected. During excavation, there may be minor vehicle fumes and dust, but generally the site will be static. Excavation efforts shall be in compliance with Benton Clean Air Authority. The completed project will see the site reclaimed per the reclamation plan.

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

No.

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

Excavations will take weather conditions into consideration, which should reduce impacts to air.

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.

No.

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.

No.

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.

None.

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

No.

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

No. (Ref. 0617B)

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.

No.

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.

No.

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.

None.

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.

Runoff from the site will occur within the quarry. The quarry is sloped such that stormwater from a 25-year storm will be contained within the quarry (please see attached calculations).

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

It is not anticipated that any waste materials could enter the ground water or surface waters from this site.

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

The quarry will be enlarged over the course of the reclamation permit. Grading at the top of the hill will slope back towards the bottom of the quarry. While this will change the topography, it will not disrupt the general character of the site.

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

The quarry will be developed in phases, per the reclamation permit. The portions not in use will be vegetated. The quarry is designed such that runoff should collect at the bottom of the quarry. The general rolling character of the site will be maintained through reclamation.

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

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

About nine (9) acres of dryland grass and sagebrush will be removed during the expansion of the quarry. A native, dryland grass mix will be placed over the whole of the site upon final reclamation.

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

None.

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

A native, dryland grass mix will be used for final reclamation of the site.

e. List all noxious weeds and invasive species known to be on or near the site.

None.

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

Site is a quarry. Animals sighted are in vicinity, not on site.

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

None. No designated state priority or locally important species on site.

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

Yes. The site is within the Pacific Flyway. However, it is distant from bodies of surface water.

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.

None.

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.

Vehicle fuel will be used for excavation and loading material. Final site will need no energy.

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

No.

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:

None.

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.

No. In the event of a vehicle fuel spill, appropriate responses will be taken.

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

None. Site has been used as a gravel quarry for decades.

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.

None.

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.

None. Vehicles will not be stored at site, and they pose the greatest potential risk.

4) Describe special emergency services that might be required.

None.

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

Vehicles will not be stored at site, which will reduce risk of fuel spill.

b. Noise

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

None.

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.

During excavation, vehicle noise may be present. Otherwise, site is planned to be inert.

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

None.

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.

See attachment.

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?

No.

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:

No.

c. Describe any structures on the site.

None.

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

No.

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

Rural Lands 5.

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

Rural Remote.

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

Not applicable.

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

No. Portions of site do have slopes greater than 15 percent.

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

None.

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

None.

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

Not applicable.

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

The proposed measures comply with the current zoning and planned land use.

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

None; not applicable.

9. Housing

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

None.

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

None.

c. Proposed measures to reduce or control housing impacts, if any:

None; not applicable.

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?

No structures proposed.

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

Slight change in topography of hill at site of quarry; general character retained.

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

The extraction method will maintain the general character of the site.

11. Light and glare

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

None.

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

None.

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

None.

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

None; not applicable.

12. Recreation

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

None; site is a quarry.

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

No.

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

None; not applicable.

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.

None known.

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.

No. Site has been an active quarry for decades. No evidence known on site.

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.

Consultation with Washington State Department of Archeology and Historic Preservation
WISAARD. Historic use of site.

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.

If any evidence is found, the Road Department will contact the appropriate authorities.

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.

Access available from extant approach on Olympia Street.

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?

No. 2.42 miles (Olympia Street and 19th Avenue, Kennewick).

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

No parking spaces are proposed or recommended for demolition as part of this proposal.

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).

No. The road approach already exists.

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

No.

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?

None. The construction traffic from extraction or removal of material from the site will be sporadic and will not occur with any frequency. Trips will occur within business hours.

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.

Unlikely. Even with an increase in agricultural shipping during harvest season, the limited use of the site will not create a disturbance. Most construction occurs outside of peak harvest.

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

Most material extraction will occur in the summer and winter seasons, outside of peak harvest times. Otherwise, no measures are planned or assumed to be necessary.

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.

No.

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

None; not applicable.

16. Utilities

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

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.

No utilities are planned for the proposed project. The project is a quarry.

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: Grant DeLongh

Name of signee Grant DeLongh

Position and Agency/Organization Assistant Operations Manager,

Date Submitted: 07/12/2018 Benton County Public Works

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?

Proposed measures to avoid or reduce such increases are:

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

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

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

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

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?

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

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

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

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

Proposed measures to reduce or respond to such demand(s) are:

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

ESA LISTED SALMONIDS CHECKLIST

The Listed Salmonids Checklist is provided in order that the county may initially identify a project's potential impacts (if any) on salmonids that have been listed as "threatened" or "endangered" under the Federal Endangered Species Act (ESA). A salmonid is any fish species that spends part of its life cycle in the ocean and returns to fresh water. Potential project impacts that may result in a "taking" of listed salmonids must be avoided, or mitigated to insignificant levels. Generally, under ESA, a "taking" is broadly defined as any action that causes the death of, or harm to, the listed species. Such actions include those that affect the environment in ways that interfere with or reduce the level of reproduction of the species.

If ESA listed species are present or ever were present in the watershed where your project will be located, your project has the potential for affecting them, and you need to comply with the ESA. The questions in this section will help determine if the ESA listing will impact your project. The Fish Program Manager at the appropriate Department of Fish and Wildlife (DFW) regional office can provide information for the following two questions. Please contact the Dept. of Fish and Wildlife at 1701 S. 24th, Yakima WA 98902-5720, Phone No. 509-575-2740.

1. Are ESA listed salmonids currently present in the watershed in which your project will be?

YES NO

Please Describe.

Watershed empties into the Columbia River.

2. Has there ever been an ESA listed salmonid stock present in this watershed?

YES NO

Please Describe.

Watershed empties into the Columbia River.

If you answered "yes" to either of the above questions, you should complete the remainder of this checklist.

PROJECT SPECIFIC : The questions in this section are specific to the project and vicinity.

A1. Name of watershed WRIA 31 - Rock Glade

A2. Name of nearest waterbody Columbia River

A3. What is the distance from this project to the nearest body of water?

4.100 miles.

Often a buffer between the project and a stream can reduce the chance of a negative impact to fish.

A4. What is the current land use between the project and the potentially affected water body (parking lots, farmland, etc.)

The City of Kennewick lies between the proposed project and the Columbia River.

A5. Is the project above a:

Natural permanent barrier (waterfall) YES NO

Natural temporary barrier (beaver pond) YES NO

Man-made barrier (culvert, dam) YES NO

Other (explain) _____

A6. If yes, are there any resident salmonid populations above the blockage?

YES NO Don't Know

A7. area)? What percentage of the project will be impervious surface (including pavement & roof) 0.00 acres

FISH MIGRATION: The following questions will help determine if this project could interfere with migration of adult and juvenile fish. Both increases and decreases in water flows can affect fish migration.

B1. Does the project require the withdrawal of

a. Surface water? YES NO

Amount 0.00

Name of surface water body n/a

b. Ground water? YES NO

Amount 0.00

From Where n/a

Depth of well n/a

B2. Will any water be rerouted? YES NO

If yes, will this require a channel change?

B3. Will there be retention ponds? YES NO

If yes, will this be an infiltration pond or a surface discharge to either a municipal storm water system or a surface water body?

The bottom of the quarry will serve as a collection pond for runoff.

If to a surface water discharge, please give the name of the waterbody.

Not applicable.

B4. timing of water reaching a stream and may, thus, impact fish habitat. Will this project require the building of new roads? Increased road mileage may affect the

No.

B5. Are culverts proposed as part of this project? YES NO

B6. Will topography changes affect the duration/direction of runoff flows?

YES NO

If yes describe the changes.

Minor changes in runoff as the quarry is expanded. General runoff profile maintained.

B7. Will the project involve any reduction of the floodway or floodplain by filling or other partial blockage of flows? YES NO

Not applicable.

If yes, how will the loss of flood storage be mitigated by your project?

Not applicable.

WATER QUALITY: The following questions will help determine if this project could adversely impact water quality. Such impacts can cause problems for listed species. Water quality can be made worse by runoff from impervious surfaces, altering water temperature, discharging contaminants, etc.

C1. Do you know of any problems with water quality in any of the streams within this watershed? YES NO

If yes please describe.

Not applicable.

C2. Will your project either reduce or increase shade along or over a waterbody? YES NO

Removal of shading vegetation or the building of structures such as docks or floats often result in a change in shade.

Not applicable.

C3. Will the project increase nutrient loading or have the potential to increase nutrient loading or contaminants (fertilizers, other waste discharges, or runoff) to the waterbody?

YES NO

Not applicable. All water to be retained on site.

C4. Will turbidity be increased because of construction of the project or during operation of the project? In-water or near water work will often increase turbidity. YES NO

Not applicable. All water to be retained on site.

C5. Will your project require long term maintenance, i.e., bridge cleaning, highway salting, chemical sprays for vegetation management, clearing of parking lots? YES NO
Please Describe.

Not applicable.

Vegetation: The following questions are designed to determine if the project will affect riparian vegetation, thereby, adversely impacting salmon.

D1. Will the project involve the removal of any vegetation from the stream banks?

YES NO

If yes, please describe the existing conditions and the amount and type of vegetation to be removed.

Not applicable.

D2. If any vegetation is removed, do you plan to re-plant? YES NO

If yes, what types of plants will you use?

Not applicable.

FOR OFFICIAL USE ONLY:

Critical Area Review Completed by Chuck Perry on 8/1/2018

Application approved for processing by Chuck Perry on 8/1/2018

Zoning and Comp Plan Designation RURAL Code 5 RL-5

Comp Plan Rural Remote

Slopes of 15-39% on N/E of Existing Pit



Benton County Public Works Department
State Environmental Policy Act (SEPA) checklist and Conditional Use Permit (CUP)
Attachment I – Additional responses
PROJECT: Owens Quarry Reclamation Permit

11 July 2018

SEPA

A. Background

11. This property has historically (20+ years) been used as a source of rock aggregate for road construction and maintenance. The Benton County Road Department intends to continue this use. Currently, about 10 acres has been disturbed as part of the aggregate production process. The Department intends to mine about another 10 acres over the next 60 years, approximately due east of the current disturbed area. Operation will not be continuous, but on an "as-needed" basis. Final acres disturbed will be 20.3 of the total 80.49 onsite.

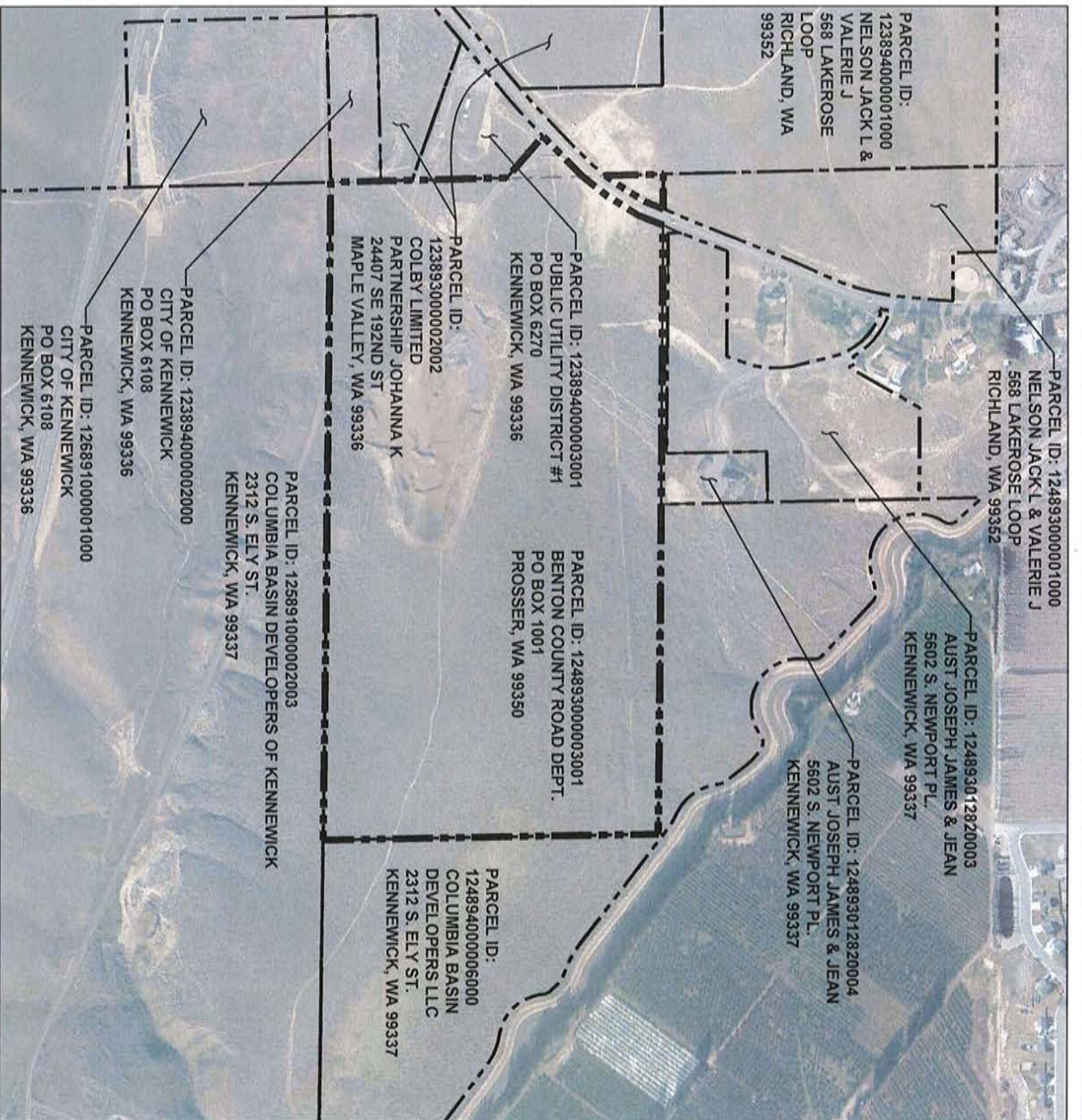
B. Environmental Elements

8. Land and Shoreline Use

a. The site is currently a quarry. Previous federal ownership precluded permitting. After Benton County purchased the property, permitting requirements changed. The site is bordered to the north by the Kennewick urban growth area (UGA) and city limits. The site is also bordered to the east by the Kennewick UGA.

CUP

9. Much of the surrounding land is undeveloped RL-5. To the north, some residential development has begun. There is a ridge between the existing quarry on this site and the development. To the southeast, another quarry is operated. The site is bordered to the north by the Kennewick urban growth area (UGA) and city limits. The site is also bordered to the east by the Kennewick UGA.



LEGEND

- SUBJECT PROPERTY BOUNDARY
- - - - - ADJACENT PROPERTY LINE

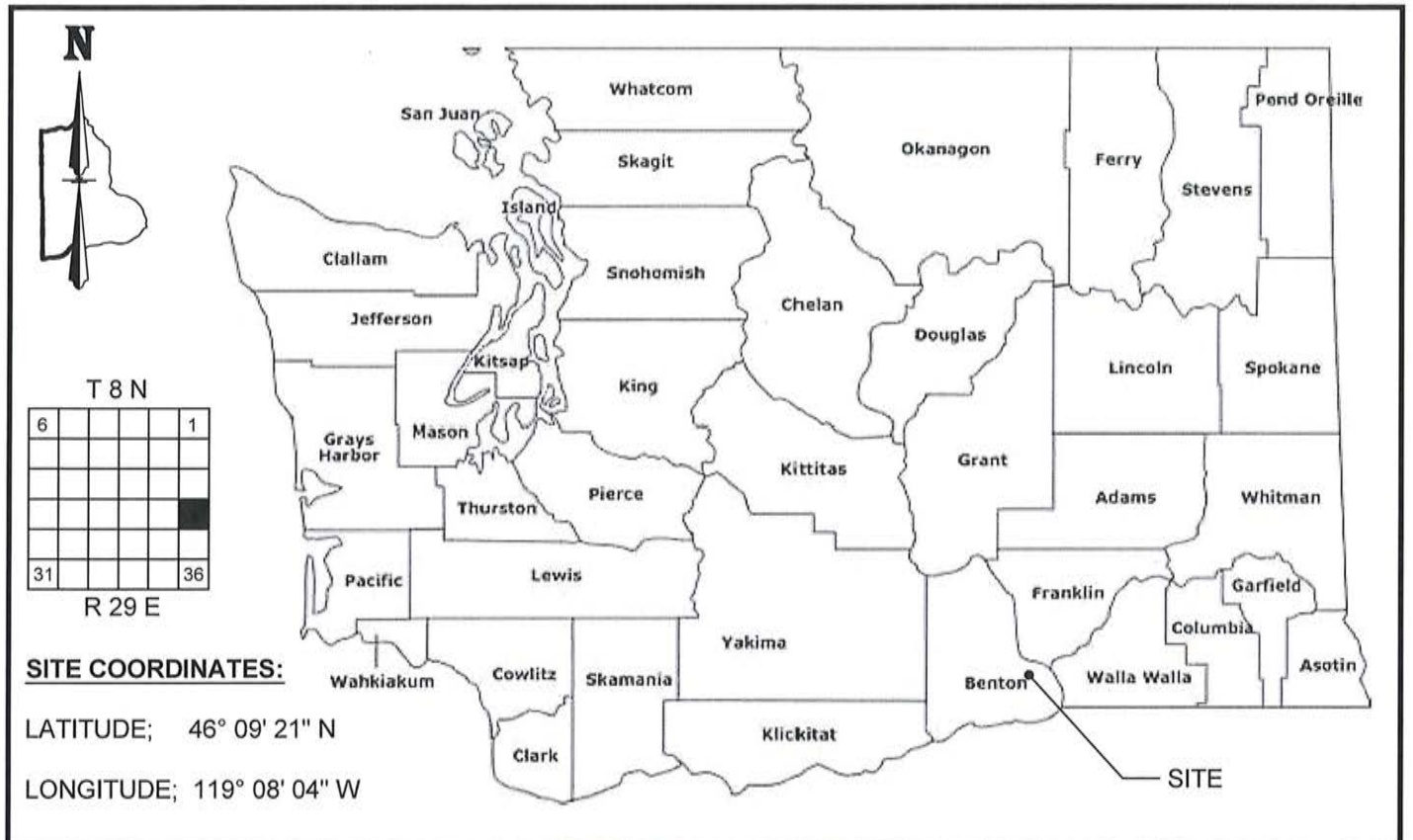


NOTES:

1. PARCEL INFORMATION OBTAINED FROM BENTON COUNTY ASSESSOR AT WEB ADDRESS: [HTTP://WWW.CO.BENTON.WA.US](http://www.co.benton.wa.us).
2. 2012 AERIAL PHOTOGRAPHY OBTAINED FROM BENTON COUNTY GIS DEPT.

DATE:	07/18/06
DWN:	RMM
PROJ:	N/A
APPR:	

FIGURE 2
FINAL TOPOGRAPHY MAP
 OWENS PIT (# R-87)
 Benton County, Washington
 Portion of Section 24, Township 8N, Range 29E, W.M.

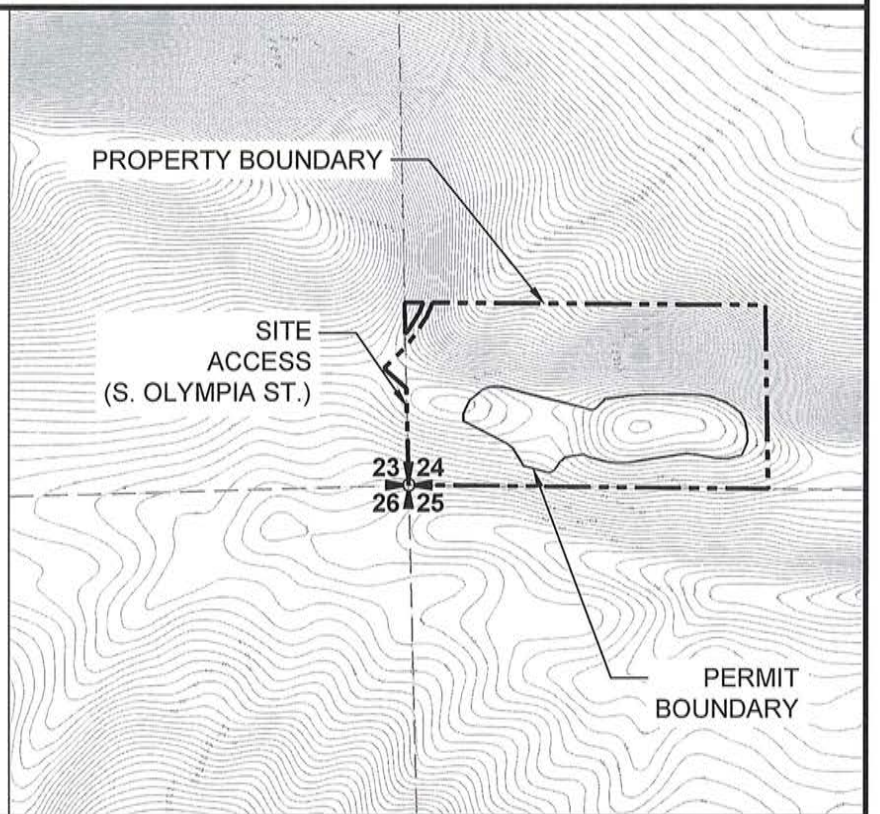


DIRECTIONS TO SITE:

PIT IS LOCATED JUST SOUTH OF KENNEWICK, WA. FROM KENNEWICK, DRIVE SOUTHBOUND ON S. OLYMPIA ST. TO APPROXIMATELY 1 MILE SOUTH OF W. 45TH AVE. TURN LEFT TO PIT ENTRANCE.

LEGAL DESCRIPTION:

THE PERMIT BOUNDARY IS LOCATED IN THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 8 NORTH, RANGE 29 EAST, W.M.



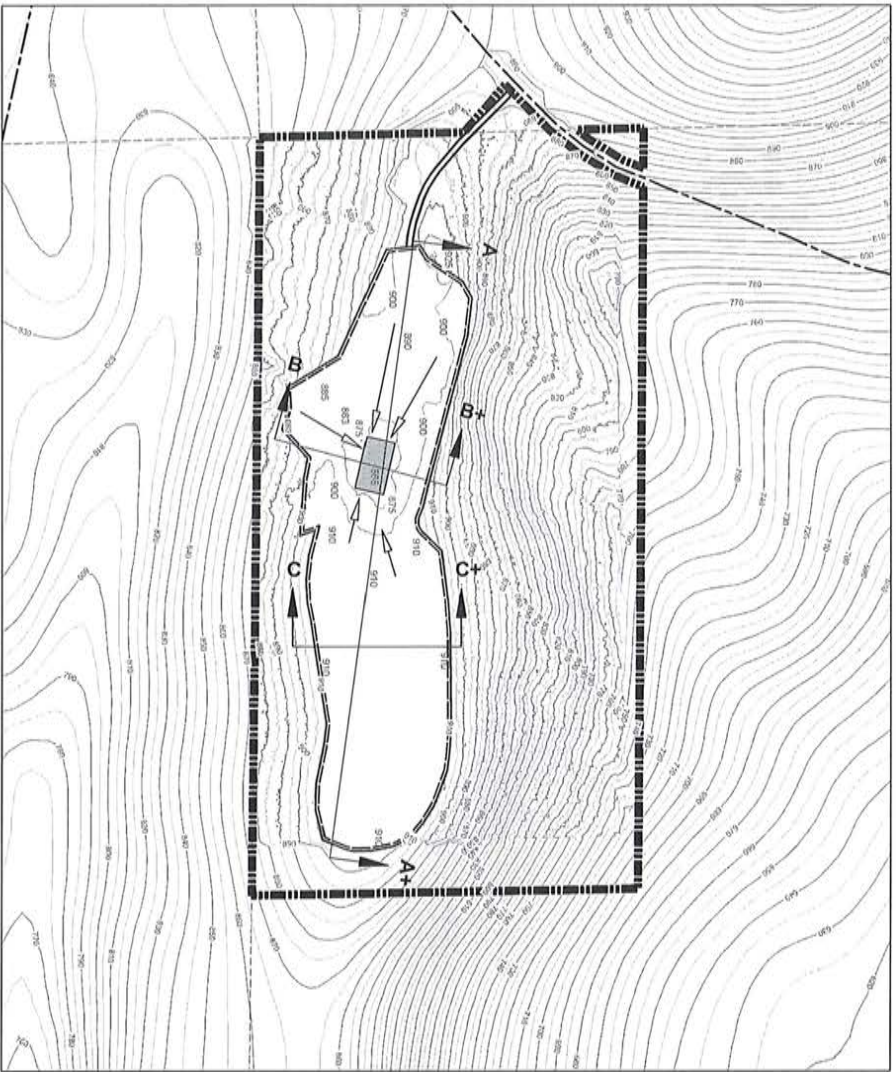
Benton County Road Department

 Courthouse: 620 Market Street
 P.O. Box 1001 Prosser, WA 99350
 (509) 786-5611

DATE: 07/18/06
 DWN: RMM
 PROJ: N/A
 APPR:

FIGURE 1
VICINITY MAP
PIT # R-87

 Benton County, Washington
 Portion of Section 24, Township 8N, Range 29E, W.M.



LEGEND

- SUBJECT PROPERTY BOUNDARY
- PROPOSED PERMIT AREA
- - - PROPOSED 10' SETBACK
- DRAINAGE PATTERNS
- INFILTRATION AREA

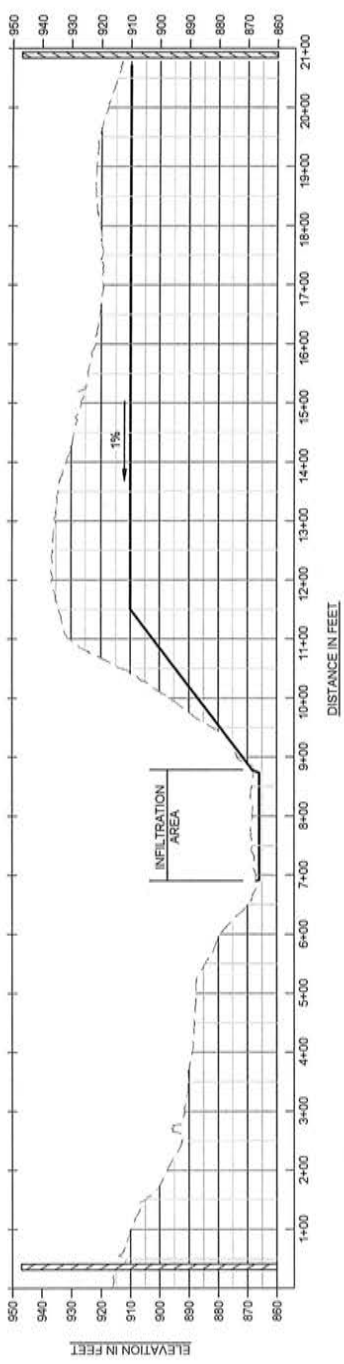


NOTES:
 1. EXISTING TOPOGRAPHY DERIVED FROM 2012 AERIAL ELEVATOR AND OBTAINED FROM BENTON COUNTY G.I.S. DEPARTMENT. ADDITIONAL TOPOGRAPHY FOR PERMIT SITE DERIVED FROM 2016 UAV SURVEY DEMONSTRATION PERFORMED BY AND OBTAINED FROM THE COUNTY ROAD ADMINISTRATION BOARD.

DATE: 03/16/18
 DWN: RMM
 PROJ: N/A
 APPR:

FIGURE 5
 PROPOSED DRAINAGE
 OWENS PTT (# R-87)
 Benton County, Washington
 Portion of Section 24, Township 8N, Range 29E, W.M.

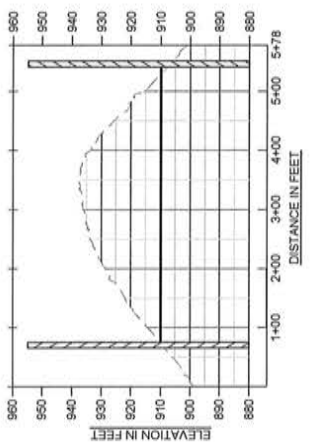
A+



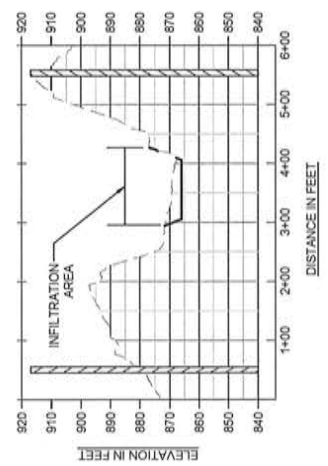
LEGEND

- - - EXISTING TOPOGRAPHY
- RECLAIMED TOPOGRAPHY
- ▨ PERMIT BOUNDARY/10' SETBACK

C+



B+

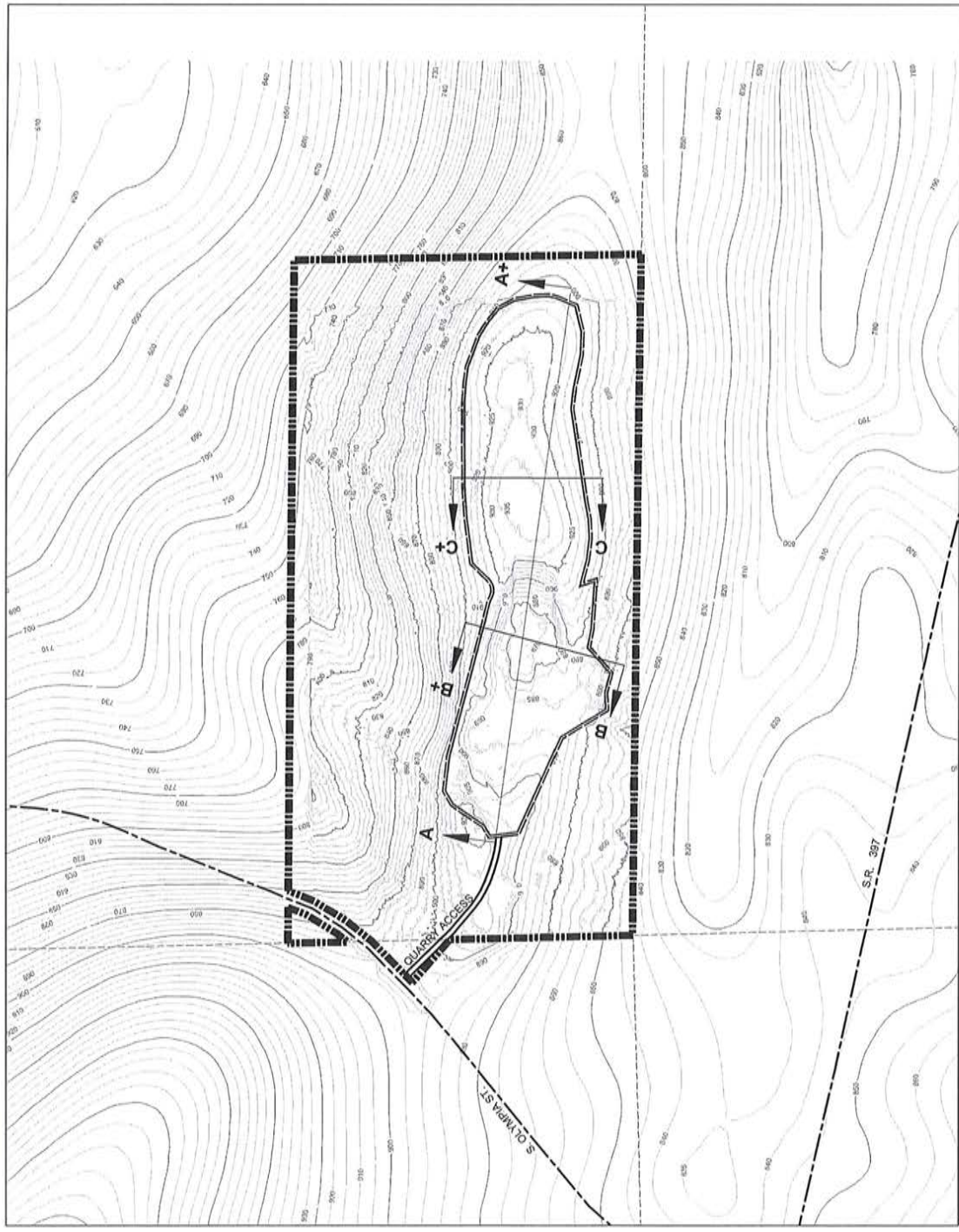


ESTIMATED VOLUME = 250,000 CUBIC YARDS (CUT)
 NOTE: (VOLUME INCLUDES PRODUCT, TOPSOIL, AND OVERBURDEN)

DATE: 03/16/18
 DWN: RMM
 PROJ: N/A
 APPR:

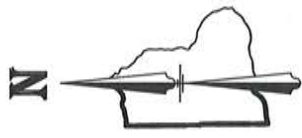
FIGURE 6
CROSS SECTIONS A-A+, B-B+, & C-C+
OWENS PIT (# R-87)
 Benton County, Washington
 Portion of Section 24, Township 8N, Range 29E, W.M.

- NOTES:**
1. SEE FIGURES 3 & 5 FOR CROSS SECTION LOCATIONS.
 2. CROSS SECTION PROFILES WERE GENERATED USING AUTODESK CIVIL 3D 2017.



LEGEND

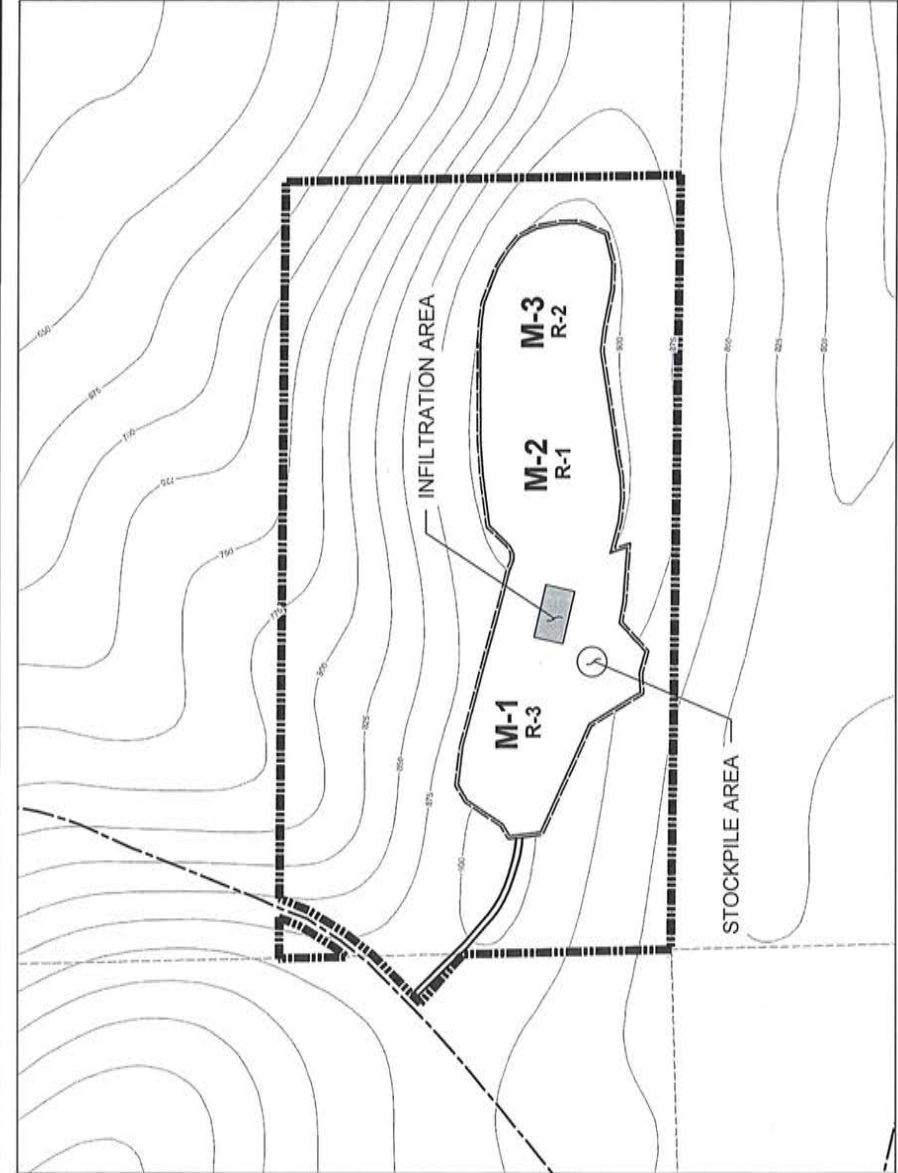
- SUBJECT PROPERTY BOUNDARY
- PROPOSED PERMIT AREA
- - - - - PROPOSED 10' SETBACK



DATE: 09/25/17
 DWN: RMM
 PROJ: N/A
 APPR:

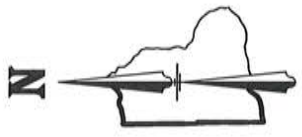
FIGURE 3
 EXISTING TOPOGRAPHY MAP
 OWENS PT (#R-87)
 Benton County, Washington
 Portion of Section 24, Township 8N, Range 25E, W.M.

NOTES:
 1. EXISTING TOPOGRAPHY DERIVED FROM 2012 AERIAL FLYOVER AND OBTAINED FROM BENTON COUNTY G. I.S. DEPARTMENT. ADDITIONAL TOPOGRAPHY FOR PERMIT SITE DERIVED FROM 2016 UAV SURVEY DEMONSTRATION PERFORMED BY AND OBTAINED FROM THE COUNTY ROAD ADMINISTRATION BOARD.



LEGEND

- SUBJECT PROPERTY BOUNDARY
- PROPOSED PERMIT AREA
- - - PROPOSED 10' SETBACK
- INFILTRATION AREA



MINING SEGMENT & RECLAMATION PHASE AREAS

SEGMENT/PHASE	AREA
M-1 / R-3	9.5 ACRES
M-2 / R-3	5.5 ACRES
M-3 / R-2	5.3 ACRES
TOTAL	20.3 ACRES

NOTES:
 1. EXISTING TOPOGRAPHY DERIVED FROM 2012 AERIAL FLYOVER AND OBTAINED FROM BENTON COUNTY G.I.S. DEPARTMENT.

DATE: 02/23/18
 DWN: RMM
 PROJ: N/A
 APPR:

FIGURE 4
 MINING & RECLAMATION SECTIONS
 OWENS PIT (# R-87)
 Benton County, Washington
 Portion of Section 24, Township 8N, Range 29E, W.M.

Planning Department
P.O. Box 910
1002 Dudley Avenue
Prosser, WA 99350



Phone (509) 786-5612
Fax (509) 786-5629
planning.department@co.benton.wa.us
co.benton.wa.us

NOTICE OF APPLICATION

HEM 1.2

NOTICE IS HEREBY GIVEN that there has been proposed to the Benton County Planning Department, an application (File No. EA 2018-013/CUP 2018-007) received July 17, 2018 for the expansion of the current Owens Quarry submitted by Benton County Public Works. The date of the written determination of completeness on this action is August 7, 2018. The site is located in Kennewick on South Olympia Street, north of Hwy 397, immediately south of Kennewick city limits and is legally described as the south half of the Southwest Quarter of Section 24, Township 8 North, Range 29 East, W.M. together with a portion of Section 23, Township 8 North, Range 29 East, W.M.

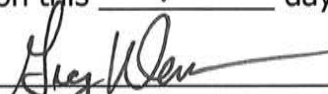
The Benton County Planning Department will review said application and a public hearing will be scheduled at a later date and property owners within 300 feet of the boundaries of the project site will receive a public hearing notice. Said proposal will be reviewed under the requirements of the State Environmental Policy Act. The Benton County Planning Department expects to issue a Determination of Non-Significance (DNS) utilizing the optional DNS process set forth in WAC 197-11-355. A copy of the subsequent threshold determination for this proposal may be obtained from the Benton County Planning Department.

All concerned persons will have fourteen (14) days from the date of publication of this notice to comment in writing on this action. This comment period may be the only opportunity to comment on the environmental impacts of this proposal. Comments and questions should be submitted to the Benton County Planning Department by mail to P.O. Box 910, Prosser, WA 99350.

Any information submitted to Benton County is subject to the public records disclosure law for the State of Washington (RCW Chapter 42.17) and all other applicable law that may require the release of the documents to the public.

More information concerning this action can be obtained by contacting the Benton County Planning Dept. P.O. Box 910, Prosser, WA, 99350 or (509) 786-5612.

Dated at Prosser, Washington on this 7th day of August 2018



Greg J. Wendt, Principal Planner

PUBLISH ON: August 11, 2018

April Brown

From: Massey, Bryan (DNR) <Bryan.Massey@dnr.wa.gov>
Sent: Thursday, August 09, 2018 11:07 AM
To: Planning Department
Subject: RE: SEPA Review - Owens Quarry Expansion (EA 2018-013/CUP 2018-007)

Planning,
The DNR is aware of the project and working with the County on an application for the project.
Thank you

From: SALZER, TARA (DNR)
Sent: Wednesday, August 8, 2018 3:43 PM
To: Massey, Bryan (DNR) <Bryan.Massey@dnr.wa.gov>; Gillum, Carrie (DNR) <Carrie.Gillum@dnr.wa.gov>
Subject: FW: SEPA Review - Owens Quarry Expansion (EA 2018-013/CUP 2018-007)

Tara Salzer
Natural Resource Specialist
Washington Geological Survey
Department of Natural Resources

From: DNR RE SEPACENTER
Sent: Wednesday, August 8, 2018 3:01 PM
To: SALZER, TARA (DNR) <TARA.SALZER@dnr.wa.gov>
Subject: FW: SEPA Review - Owens Quarry Expansion (EA 2018-013/CUP 2018-007)

Hi Tara,

Please see the Notice of Application for the expansion of a Quarry in Kennewick.

Thank you,

Tracy Cooper
Internal SEPA Processing Lead
Environmental & Legal Affairs
Washington State Department of Natural Resources
360.902.1750
tracy.cooper@dnr.wa.gov
www.dnr.wa.gov

From: Planning Department <Planning.Department@co.benton.wa.us>
Sent: Wednesday, August 8, 2018 2:18 PM
To: Charles Smith <Charles.Smith@co.benton.wa.us>; Jeff Liner <Jeff.Liner@co.benton.wa.us>; Dawson, Rick (DOHi) <rickd@bfhd.wa.gov>; Bureau of Land Management - Spokane <OR_Spokane_Mail@blm.gov>; SEPA (DAHP) <sepa@dahp.wa.gov>; WA Dept of Transportation - TDM Coordinator <scplanning@wsdot.wa.gov>; WA Dept of Transportation - Paul Gonset <Gonsetp@wsdot.wa.gov>; Cooper, Kelly (DOH) <Kelly.Cooper@DOH.WA.GOV>; Benton Clean Air - John Lyle <john.lyle@bentoncleanair.org>; Benton Clean Air - Rob Rodger <rob.rodger@bentoncleanair.org>; Benton Clean Air - Tyler Thompson <tyler.thompson@bentoncleanair.org>; Benton Clean Air Authority - Robin Priddy

<robin.priddy@bentoncleanair.org>; Jenelle Schadler <Jenelle.Schadler@co.benton.wa.us>; Ken Williams <Ken.Williams@co.benton.wa.us>; Michelle Johnson <Michelle.Johnson@co.benton.wa.us>; Rod Worthington <Rod.Worthington@co.benton.wa.us>; Steve Brown <Steve.Brown@co.benton.wa.us>; Troy Taylor <Troy.Taylor@co.benton.wa.us>; Bureau of Reclamation - C Helberg <chelberg@usbr.gov>; Bureau of Reclamation - Chuck Garner <cgarner@usbr.gov>; Bureau of Reclamation - McKinley <cmckinley@usbr.gov>; ECY RE CRO SEPA Coordinator <crosepa@ecy.wa.gov>; ECY RE SEPA REGISTER <separegister@ecy.wa.gov>; White, Lori (ECY) <lowh461@ECY.WA.GOV>; ECY RE SEPA REGISTER <separegister@ecy.wa.gov>; Bertrand, Eric L (DFW) <Eric.Bertrand@dfw.wa.gov>; Teske, Mark S (DFW) <Mark.Teske@dfw.wa.gov>; Ritter, Michael W (DFW) <Michael.Ritter@dfw.wa.gov>; DNR RE SEPACENTER <SEPACENTER@dnr.wa.gov>; SALZER, TARA (DNR) <TARA.SALZER@dnr.wa.gov>; DNR RE SEPACENTER <SEPACENTER@dnr.wa.gov>
Subject: SEPA Review - Owens Quarry Expansion (EA 2018-013/CUP 2018-007)

Attached please find a Notice of Application for an expansion of an existing quarry in Kennewick. Also attached are the SEPA checklist, description of project and site/vicinity maps for your review and comment on the environmental impacts of the proposal.

Please have all comments back to our office, via email if possible, by August 27, 2018. If you will need more time to comment, please contact us as soon as possible.

Thank you!



April Brown,
Office Assistant III
Benton County Planning Department
PO Box 910 Prosser WA 99350
(509) 786-5612
[Website](#)

NOTICE OF PUBLIC DISCLOSURE: This e-mail account is public domain. Any correspondence from or to this email account may be a public record. Accordingly, this email, in whole or in part, may be subject to disclosure pursuant to RCW 42.56, regardless of any claim of confidentiality or privilege asserted by an external party.



HEM 1.4

STATE OF WASHINGTON
DEPARTMENT OF ECOLOGY

1250 W Alder St • Union Gap, WA 98903-0009 • (509) 575-2490

August 22, 2018



Gary Wendt
Benton County Planning
PO Box 910
Prosser, WA 99350

Re: EA 2018-013, CUP 2018-007

Dear Mr. Wendt:

Thank you for the opportunity to comment during the optional determination of nonsignificance process for the expansion of the current Owens Quarry, proposed by Benton County Public Works. We have reviewed the documents and have the following comments.

WATER QUALITY

Site permit coverage. Ecology requires site permit coverage under the Sand and Gravel General Permit for all owners (or operators) of stationary asphalt or concrete batch plants. In addition, *all* concrete products manufacturers and property owners (or operators) of sand and gravel pits, rock quarries, and asphalt/concrete recycling facilities must apply for site permit coverage under the Sand and Gravel General Permit.

Portable facilities permit coverage. Owners or operators of a portable crushing, asphalt batching, or concrete batching plant must also apply for coverage under the sand and gravel permit for portable facilities if the plant will operate at sites without sand and gravel permit coverage for crushing, asphalt batching, or concrete batching or will operate at sites with inactive operating status.

For information about the Sand and Gravel General Permit, click <https://ecology.wa.gov/Regulations-Permits/Permits-certifications/Sand-Gravel-General-Permit>. To apply for the permit, the proponent must submit an application electronically using Ecology's Water Quality Permitting Portal at <https://ecology.wa.gov/Regulations-Permits/Permits-certifications/Sand-Gravel-General-Permit> unless the applicant applies for and receives an Electronic Reporting Waiver from Ecology. If the proponent does not have internet access, the proponent may call Cindy Huwe at (509) 457-7105 for application materials.



Mr. Wendt
August 22, 2018
Page 2

Permit coverage requires a site management plan (SMP). The SMP includes Best Management Practices (BMPs) for preventing water pollution. The SMP consists of monitoring, erosion sediment control, spill, and stormwater pollution prevention plans. For information about the requirements of the SMP including BMPs, read pages 24 to 29 of the permit at <https://ecology.wa.gov/DOE/files/d2/d276657e-8179-48bb-bbc0-bebb05ea993b.pdf>.

Wastewater management (industrial storm, process, and mine dewatering water).
Any ditch, channel, impoundment or other BMP for routing or containing water must be designed, constructed, and maintained to contain the 10 year 24 hour storm event. If the site has a reclamation permit, Ecology recommends these BMPs be designed, constructed, and maintained to contain the 25 year 24 hour storm event.

If you have any questions or would like to respond to these Water Quality comments, please contact **Pam Perun** at (509) 454-7869 or pamela.perun@ecy.wa.gov.

Sincerely,



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

201804365



South Central Region
2809 Rudkin Road
Union Gap, WA 98903-1648
509-577-1600 / FAX: 509-577-1603
TTY: 1-800-833-6388
www.wsdot.wa.gov

August 20, 2018



Benton County Planning Department
PO Box 910
Prosser, WA 99350

Attention: April Brown – Benton County Planning Department

Subject: Owens Quarry Expansion – EA 2018-013/CUP 2018-007
SR 397 milepost 3.10 left (intersection with S. Olympia Street)

We have reviewed the proposed project and have the following comments:

- The subject property is not adjacent to State Route 397 (SR 397), but has access to highway via the SR 397/S. Olympia Street intersection. SR 397 a Class 2 managed access highway with a posted speed limit of 60 miles per hour.
- All loads transported on WSDOT rights-of-way must be within the legal size and load limits, or have a valid oversize and/or overweight permit.
- It is the applicant's responsibility to keep and maintain SR 397 free of any of their debris. Any spilled material or tracking of soil shall be promptly cleaned up at the applicant's expense.

Thank you for the opportunity to review and comment on this proposal. If you have any questions regarding our comment, please contact Jacob Prilucik at (509) 577-1635.

Sincerely,

A handwritten signature in blue ink that reads 'Paul Gonseth'.

Paul Gonseth, P.E.
Planning Engineer

PG: jjp/sjr

cc: File # 2, SR 397
Kara Shute, Area 3 Maintenance Superintendent

RECEIVED
AUG 23 2018
Benton Co. Planning

April Brown

From: SEPA (DAHP) <sepa@dahp.wa.gov>
Sent: Thursday, August 23, 2018 8:45 AM
To: Planning Department
Subject: RE: SEPA Review - Owens Quarry Expansion (EA 2018-013/CUP 2018-007)

HEM 1.6

Good Morning April,

Thank you for passing along this SEPA regarding the expansion. At present, I have no issues with the proposed expansion. Please advise the proponent to be certain to have an inadvertent discovery plan for cultural resources in place during any construction activities.

Again, thank you for allowing us to review this project.

Sincerely,

Matthew

Matthew Sterner, M.A.
Transportation Archaeologist
Department of Archaeology and Historic Preservation
1110 S. Capitol Way, Suite 30
Olympia, WA 98501
360.586.3082 (voice)
360.280.7563 (cell)

please be advised that all activity associated with this email account is subject to Public Records Act disclosure

From: Planning Department [mailto:Planning.Department@co.benton.wa.us]
Sent: Wednesday, August 08, 2018 2:18 PM
To: Charles Smith; Jeff Liner; Dawson, Rick (DOHi); Bureau of Land Management - Spokane; SEPA (DAHP); WA Dept of Transportation - TDM Coordinator; WA Dept of Transportation - Paul Gonset; Cooper, Kelly (DOH); Benton Clean Air - John Lyle; Benton Clean Air - Rob Rodger ; Benton Clean Air - Tyler Thompson; Benton Clean Air Authority - Robin Priddy; Jenelle Schadler; Ken Williams; Michelle Johnson; Rod Worthington; Steve Brown; Troy Taylor; Bureau of Reclamation - C Helberg; Bureau of Reclamation - Chuck Garner; Bureau of Reclamation - McKinley; ECY RE CRO SEPA Coordinator; ECY RE SEPA REGISTER; White, Lori (ECY); ECY RE SEPA REGISTER; Bartrand, Eric L (DFW); Teske, Mark S (DFW); Ritter, Michael W (DFW); DNR RE SEPACENTER; SALZER, TARA (DNR); DNR RE SEPACENTER
Subject: SEPA Review - Owens Quarry Expansion (EA 2018-013/CUP 2018-007)

Attached please find a Notice of Application for an expansion of an existing quarry in Kennewick. Also attached are the SEPA checklist, description of project and site/vicinity maps for your review and comment on the environmental impacts of the proposal.

Please have all comments back to our office, via email if possible, by August 27, 2018. If you will need more time to comment, please contact us as soon as possible.

Thank you!

 April Brown,
Office Assistant III
Benton County Planning Department
PO Box 910 Prosser WA 99350
(509) 786-5612
[Website](#)

NOTICE OF PUBLIC DISCLOSURE: This e-mail account is public domain. Any correspondence from or to this email account may be a public record. Accordingly, this email, in whole or in part, may be subject to disclosure pursuant to RCW 42.56, regardless of any claim of confidentiality or privilege asserted by an external party.

Planning Department
P.O. Box 910
1002 Dudley Avenue
Prosser, WA 99350



Phone (509) 786-5612
Fax (509) 786-5629
planning.department@co.benton.wa.us
co.benton.wa.us

DETERMINATION OF NONSIGNIFICANCE

HEM 1.7

File Number: EA 2018-013 (CUP 2018-007)

Description of proposal: Expansion of the existing Benton County quarry (aka Owens Quarry) to 20.3 acres of the total 80.49 on site, to be used on an as-needed basis.

Proponent: Benton County Public Works

Location: The site is located in Kennewick on South Olympia Street, north of Hwy 397, immediately south of Kennewick city limits and is legally described as the south half of the Southwest Quarter of Section 24, Township 8 North, Range 29 East, W.M. together with a portion of Section 23, Township 8 North, Range 29 East, W.M.

Lead agency **BENTON COUNTY**

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). This decision was made after review of a completed environmental checklist and other information on file with the lead agency. This information is available to the public on request.

THERE IS NO COMMENT PERIOD FOR THIS DNS DETERMINATION

Responsible Official: Jerrod MacPherson
Position/Title: Benton County Planning Manager
Address: P.O. Box 910, Prosser WA 99350
Email: planning.department@co.benton.wa.us
Phone/Fax: (509)786-5612/(509) 786-5629

Date: 9/4/2018

Signature: _____

Clark A. Posey
Clark A. Posey, Assistant Planning Manager

THERE IS NO AGENCY APPEAL

DISTRIBUTION:

Applicant	Department of Transportation
News Media	Washington State Department of Health
Benton County Building Department	Department of Ecology (Olympia)
Department of Natural Resources (Olympia)	Department of Ecology (Yakima)
Department of Natural Resources (Ellensburg)	Fire District # 1
Benton Clean Air Authority	Benton County Fire Marshal
Bureau of Reclamation	Kennewick Irrigation District
Benton County Roads Department	Bureau of Land Management
Benton Franklin Health District	Washington State Department of Fish and Wildlife
Futurewise	Department of Archaeology & Historic Preservation

Benton County Fire Marshal's Comments
Planning Department's Referral Forms

HEM 1.8

TO: Clark Posey, Assistant Planning Manager

EA 18-013 & Conditional Use Permit 18-007

Date Received 9-17-18

Date Returned 9-11-18

Applicant's Comments: BC Public Works is expanding an existing quarry.

Fire Marshal's Comments: No Requirements



Planning Department
P.O. Box 910
1002 Dudley Avenue
Prosser, WA 99350



Phone (509) 786-5612
Fax (509) 786-5629
planning.department@co.benton.wa.us
co.benton.wa.us

NOTICE OF OPEN RECORD HEARING

HEM 1.9

NOTICE IS HEREBY GIVEN that the following application has been proposed to the Benton County Hearings Examiner, Benton County, Washington.

CUP 2018-007: Expansion of existing quarry site (Owens Quarry). The applicant is proposing to utilize approximately 20.3 acres of an 80.47-acre parcel for mining and stock piling of rock and crushing aggregate for roadways and similar uses. The property has historically, for the last 20 plus years, been used as a source of rock aggregate and stockpiling for road construction and road maintenance by the State Department of Transportation. The Benton County Road Department intends to continue this use. Currently, about ten (10) acres has been disturbed as part of the aggregate production process. The Department intends to mine approximately ten (10) additional acres over the next sixty (60) years. Expansion will be due east of the current disturbed area. The operation of this site will **not** be continuous, but on an "as-needed" basis.

NOTICE IS GIVEN that said application(s) will be considered by the Benton County Hearings Examiner at the public hearing(s) on Monday, October 15, 2018 at 10:00 a.m. in the Planning Annex Hearing Room at 1002 Dudley Avenue, Prosser WA 99350. All concerned persons may appear and present any support for or objections to the application or provide written testimony to the Hearings Examiner in care of the Planning Department on or before the date of the hearing. More information concerning the action can be obtained by contacting Clark A. Posey, Assistant Planning Manager at the Benton County Planning Department, 1002 Dudley Avenue, P.O. Box 910, Prosser, WA 99350 (509)786-5612. Any information submitted to Benton County is subject to the public records disclosure law for the State of Washington (RCW Chapter 42.17) and all other applicable law that may require the release of the documents to the public. It is suggested that if you plan on attending the hearing that you call the Benton County Planning Department by 8:30 a.m. the morning of the hearing to confirm that the hearing will be conducted as scheduled.

NOTICE IS ALSO GIVEN that said proposal was reviewed under the requirements of the State Environmental Policy Act and a Determination of Non-Significance (DNS) was issued on August 27, 2018. A copy of the environmental checklist and the threshold determination for this proposal may be obtained from the Benton County Planning Department. Any comments regarding this determination and its environmental impacts can be made before the Hearings Examiner at the time and place indicated above or in writing to the Benton County Planning Department by 4 p.m. on Friday, October 12, 2018.

It is Benton County's policy that no qualified individual with a disability shall, by reason of such disability be excluded from participation in or be denied the benefits of its services, programs, or activities or be subjected to discrimination. If you wish to use auxiliary aids or require assistance to comment at this public meeting, please download and submit the Request for Reasonable Accommodation Form 48 hours prior to the date of the meeting. The form is located on the Benton County website (<https://tinyurl.com/RRAform>) or you may contact the Benton County Planning Department for assistance.

Dated October 2, 2018

SUSAN E. DRUMMOND, Benton County Hearings Examiner
CLARK A. POSEY, Assistant Planning Manager, Benton County Planning Department

PUBLISH: October 4, 2018