



City of Puyallup
Development Services
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SEPA Environmental Checklist (2023 UPDATED VERSION)

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 nonproject proposals

For nonproject 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

[Find help answering background questions¹](#)

1. Name of proposed project, if applicable:

2. Name of applicant:

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

Marty Mattes, Chief Operations Officer, (253) 841-5356
110 9th Avenue SW
Puyallup, WA 98371.

4. Date checklist prepared:

5. Agency requesting checklist:

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

There are three planned phases that will be completed by fall of 2025.

- 1) International Village Restaurant Demolition and Replacement
- 2) Barn M Demolition (asphalt to remain) and addition of grass
- 3) Rodeo Barn Demolition and replacement with grass

¹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-A-Background>

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

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

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.

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

The proposal requires local permits, including civil, building, and demolition through the City of Puyallup. The site will also obtain an NPDES Permit through the Department of Ecology.

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.)

The proposal includes three distinct parts, as follows:

- 1) The demolition of the existing 8,865 SF International Village Restaurant and construction of a new two story restaurant with associated site improvements. Level one of the new restaurant will have 3,560 SF of conditioned space and 8,110 SF of unconditioned space. Level two, which is a multi-tiered rooftop deck, has 680 SF of conditioned space and 11,950 SF of unconditioned space. The proposed restaurant has a total of 24,300 SF.
- 2) Barn M, which is 66,660 SF total including the arenas, will be demolished with site improvements. Barn M is three buildings which is Barn M at 59,630 SF, Arena 1 which is 4,270 SF, and Arena 2 which is 2,760 SF. The existing pavement will not be disturbed, and the areas of dirt will be hydro seeded into a grass field.
- 3) Rodeo Barn, which is 24,410 SF total, will be demolished with site improvements. Any remaining dirt will be hydro seeded to create a grass field.

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.

- 1) The International Village Restaurant is located in the North of the Fairgrounds
- 2) The Barn M existing building is located in the East section of the Fairgrounds
- 3) The Rodeo Barn is located in the Southwest corner of the Fairgrounds.

The fairgrounds are located at 9th Avenue SW and Meridian in Puyallup. From SR-512, take the 15th Street exit and head north on Meridian to 9th Avenue SW.

B. Environmental Elements

1. *Earth*

[Find help answering earth questions](#)²

a. General description of the site:

The site is flat and generally covered with asphalt and buildings.

Circle or highlight one: Flat, rolling, hilly, steep slopes, mountainous, other:

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

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.

A geotechnical report (Earth Solutions NW, 2023) indicates poorly graded sand with variable fines, silty sand, sandy silt, and silty gravel.

² <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-earth>

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

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.

These three projects will include approximately 1,780 CY of cut and 2,307 CY of fill.

This is broken down by each building:

International Village: Approximately 1,660 CY of cut and 1,450 CY of fill

Barn M: Approximately 85 CY of cut and 437 CY of fill

Rodeo Barn: Approximately 35 CY of cut and 420 CY of fill.

The source of fill will be suitable soils that will be re-used on-site. Any other sources of fill will come from approved suppliers.

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

As with all construction activities, erosion can occur during construction if proper measures are not observed. The site will have a temporary erosion and sediment control (TESC) plan to manage the site and limit erosion risk.

The use of the site will not lead to erosion.

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

The existing impervious coverage for each project location is as follows:

International Village: Existing - 81%

Barn M: Existing -100%

Rodeo Barn: Existing -100%

The proposed impervious coverage for each project location is as follows:

International Village: 35 %. The decrease in impervious coverage is due to new proposed storm water plan that involves increasing permeable asphalt for infiltration.

Barn M: 68.4% The decrease in impervious coverage is due to the existing asphalt being left, there are multiple dirt stalls which will end up being hydro seeded into grass.

Rodeo Barn: 0% There are no impervious surfaces under this building.

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

The proposal will employ Best Management Practices (BMPs) to minimize stormwater flows, prevent soil erosion, capture water-borne sediment from exposed soils, and protect water quality from on-site pollutant sources. These BMPs include an erosion control plan prepared in accordance with City of Puyallup standards and the Stormwater Management Manual for Western Washington. The City of Puyallup Storm and Surface Water Engineering Standards provides guidance to prevent erosion downstream of construction sites. Some measures that may be implemented during construction to manage source control and runoff conveyance and treatment include: road/parking area stabilization, wheel wash, dust control, concrete handling, construction timing, erosion control fencing, outlet protection, silt fencing and sediment traps. Additional devices and methods may be employed to ensure the erosion potential is minimized.

2. *Air*

[*Find help answering air questions*](#)³

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.

During construction, emissions to the air will be released by construction vehicles and heavy equipment. Construction would temporarily increase dust and vehicle emissions near the construction area. Mitigation will include using BMPs to control dust, covering exposed soils, and requiring idling vehicles to be shut off. The proposal will not emit emissions from normal operation after construction.

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

There are no known off-site sources of emissions or odor that would affect this proposal.

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

Construction vehicles will be fitted with required, factory-installed emission control devices. To reduce the potential of dust, construction accesses will be covered with rock or aggregate. Dust emissions will also be reduced during construction through the use of spray water as necessary during dry weather conditions. Material stockpiles will also be covered or watered as necessary to control dust.

³ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-Air>

3. Water

[Find help answering water questions](#)⁴

a. Surface:

[Find help answering surface water questions](#)⁵

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.**

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 work will be performed over, in or adjacent to year-round streams, ponds or wetlands. The pond located to the NW of the site is a stormwater pond used for water detention and treatment for the adjacent roadway. No impacts to the pond are anticipated.

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.**

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

⁴ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water>

⁵ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water/Environmental-elements-Surface-water>

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

According to FEMA Firm Panel 530144 (2017), the proposal area lies outside of the 100-year floodplain.

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.**

b. Ground:

[Find help answering ground water questions](#)⁶

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 a general description, purpose, and approximate quantities if known.**

No groundwater will be withdrawn and no discharge to groundwater is proposed for this project.

⁶ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water/Environmental-elements-Groundwater>

2. **Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (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.**

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.**

Please see attached page*

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

It is not anticipated that waste materials will enter ground or surface waters associated with this proposal. As with all projects, there is a possibility of waste materials entering ground or surface waters during construction. A TESC plan will be in place to reduce the likelihood of this occurring.

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

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

The proposed measures are from the project's storm water manual and will be followed to maintain existing drainage patterns.

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.**

International Village: The storm water approach is to infiltrate all storm water on site up to the 100-year storm event. The proposed building roof runoff will be collected with roof downspouts and conveyed to a downspout infiltration trench. Permeable pavement is also proposed and will infiltrate. All proposed landscaping will infiltrate on site.

Barn M: The existing dirt areas will be replaced with lawn, and the landscape runoff will infiltrate on site up to the 100-year storm event. The existing pavement area will be collected with the existing catch basins and conveyed in the existing sanitary sewer lines to a new storm water line. the existing sanitary sewer lines will be cleaned and jetted.

Rodeo Barn: The existing dirt areas will be replaced with lawn, and the landscape runoff will infiltrate on site up to the 100-year storm event.

All water flow will infiltrate on site; therefore, the water will not flow to any other waters.

4. Plants

[Find help answering plants questions](#)

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**

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

The sites are currently developed and no vegetation will be removed or altered.

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

There are no threatened or endangered species 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.**

For the barn sites, proposed landscaping includes hydro seeding exposed dirt areas to protect from erosion.

For International Village Replacement, there is no existing landscaping. An area to the east of the site will be hydro seeded and any additional landscaping will be in raised planters.

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

There are no noxious weeds or invasive species known to be on or near the site.

5. Animals

[Find help answering animal questions](#)⁷

- a. **List any birds and other animals that 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:**

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

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

Yes, however, most of Western Washington is generally located in the Pacific Flyway for migratory waterfowl.

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

⁷ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-5-Animals>

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

6. Energy and natural resources

*[Find help answering energy and natural resource questions](#)*⁸

- 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.**

The International Village Replacement will use electricity for cooking and dining needs associated with typical restaurant uses. The barn sites are not proposed to be redeveloped at this time and there are no energy needs.

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

The three phases will not affect potential solar energy by adjacent properties. The International Village Replacement is within the central portion of the fairgrounds and not visible from off-site, therefore not affecting solar uses off-site.

The demolition of the barns also does not affect solar uses.

- 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.**

The proposal will use LED lighting where appropriate and required by building codes to conserve energy usage.

⁸ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-6-Energy-natural-resou>

7. Environmental health

[Health Find help with answering environmental health questions](#)⁹

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

There are no known environmental health hazards on-site. As with all sites, there may be a risk of spills during construction. To minimize this risk, the contractor will employ proper safety techniques and comply with the site's National Pollutant Discharge Elimination System (NPDES) Permit to be obtained from the Washington State Department of Ecology.

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

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.**

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.**

There is no toxic or hazardous chemical storage, usage or production associated with the proposal.

⁹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-7-Environmental-health>

4. **Describe special emergency services that might be required.**

5. **Proposed measures to reduce or control environmental health hazards, if any.**

b. Noise

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

No noise in the area will affect the proposal. The site has normal noise associated with fair activities and traffic. These uses will not impact the proposal.

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)?**

The proposal will not create additional noise from traffic or operations. Temporary noise during construction will have limited impacts.

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

Motorized construction equipment will be properly fitted with mufflers to reduce engine noise associated with short-term construction noise and construction will be limited to daytime hours. There are no long-term noise impacts associated with this proposal.

8. *Land and shoreline use*

[*Find help answering land and shoreline use questions*](#)¹⁰

- 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 site is within the FAIR overlay zoning and used for exhibitions and entertainment. Nearby properties will not be affected by the proposal as it is in line with existing 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 because 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 project is within the Washington State Fairgrounds, which has been used for amusement for the last 120+ years. The use of the site prior to fairgrounds, such as agriculture use, is unknown.

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?**

- c. **Describe any structures on the site.**

The existing International Village site has a restaurant building and asphalt. Barn M and the Rodeo Barns are barn structures.

¹⁰ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-8-Land-shoreline-use>

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

A total of three structures will be demolished, Barn M, Rodeo Barn and International Village.

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

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

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

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

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

The International Village Replacement will continue to have seasonal workers during fair times.

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

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

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

This Proposal is compatible with the City of Puyallup's Comprehensive Plan and the Washington State Fair's Master Plan. Alignment with these plans ensures compatibility with existing and projected land use plans.

m. **Proposed measures to reduce or control impacts to agricultural and forest lands of long-term commercial significance, if any:**

9. Housing

[Find help answering housing questions](#)¹¹

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

¹¹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-9-Housing>

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

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

10. Aesthetics

[Find help answering aesthetics questions](#)¹²

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

The International Village Replacement will be 44' at its highest point, which includes the rooftop structure.

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

No views in the immediate vicinity will be altered or obstructed outside of the fairgrounds.

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

The International Village Replacement project will use high-quality materials on its exterior to ensure a cohesive aesthetic with neighboring structures within the fairgrounds.

¹² <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-10-Aesthetics>

11. Light and glare

[Find help answering light and glare questions](#)¹³

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

The proposal will include typical building lighting for visibility and safety to meet building code requirements.

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

No light or glare will not produce a safety hazard or interfere with views.

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

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

12. Recreation

[Find help answering recreation questions](#)

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

The site of the improvements is within the fairgrounds, which is a recreational opportunity. The demolition of the barns will create more grass areas within the fairgrounds.

¹³ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-11-Light-glare>

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

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

13. Historic and cultural preservation

*[Find help answering historic and cultural preservation questions](#)*¹⁴

- 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? If so, specifically describe.**

The Washington State Department of Archaeology and Historic Preservation (DAHP) online GIS map tool indicates the fair itself, The Grand Old Fair, is inventoried on the historical register as well as the Roller Coaster. There are no other places or objects listed on any register outside of the fairgrounds within the immediate vicinity of the project site.

- 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.**

¹⁴ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-13-Historic-cultural-p>

- 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.**

The applicant searched the Washington State Department of Archeology and Historic Preservation GIS map tool.

- 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.**

There are no anticipated impacts or disturbance to historic resources. If any signs of historic disturbance are found during excavation, the construction will stop and perform an analysis of historic impacts in accordance with applicable laws and regulations.

14. Transportation

[*Find help with answering transportation questions*](#)¹⁵

- 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 project site is generally served by State Route 520 and Meridian Street to the east and southeast, Fairview Drive to the west, 15th Avenue SW to the south and 9th Avenue SW to the immediate north.

¹⁵ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-14-Transportation>

- 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?**

The nearest transit stop is at 402 15th Avenue SE (Good Samaritan Hospital), which is served by Pierce Transit Route 425. The transit stop is approximately one mile from the project sites.

- c. **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).**

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

- e. **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?**

The existing International Village building generates 296 vehicular trips associated with its use; Rodeo Barn generates 540 trips; and Barn M generates 1,650 trips. In total, the existing buildings generate a total of 2,486 trips. After redevelopment, the new International Village building will generate 537 trips, and the barns will generate 0 trips. This is a total net decrease of 1,949 trips, which will be retained as future redevelopment trips credit for the site.

f. **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.**

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

15. Public services

[Find help answering public service questions¹⁶](#)

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.**

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

¹⁶ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-15-public-services>

16. Utilities

[Find help answering utilities questions¹⁷](#)

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

Electricity, natural gas, water, refuse, telephone, sanitary sewer are all available within the fairgrounds campus.

- 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.**

Electricity will be used to provide site lighting for the proposal. Water, sewer and storm water will be extended to the site for restaurant uses and storm water conveyance.

C. Signature

[Find help about who should sign¹⁸](#)

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.

X

Type name of signee:

Position and agency/organization:

Date submitted:

¹⁷ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-16-utilities>

¹⁸ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-C-Signature>