

WAC 197-11-960 Environmental checklist.

Purpose of checklist:

#### ENVIRONMENTAL CHECKLIST

The State Environmental Policy Act (SEPA), chapter 43.21C RCW, requires all governmental agencies to consider the environmental impacts of a proposal before making decisions. An environmental impact statement (EIS) must be prepared for all proposals with probable significant adverse impacts on the quality of the environment. The purpose of this checklist is to provide information to help you and the agency identify impacts from your proposal (and to reduce or avoid impacts from the proposal, if it can be done) and to help the agency decide whether an EIS is required.

Instructions for applicants:

This environmental checklist asks you to describe some basic information about your proposal. Governmental agencies use this checklist to determine whether the environmental impacts of your proposal are significant, requiring preparation of an EIS. Answer the questions briefly, with the most precise information known, or give the best description you can.

You must answer each question accurately and carefully, to the best of your knowledge. In most cases, you should be able to answer the questions from your own observations or project plans without the need to hire experts. If you really do not know the answer, or if a question does not apply to your proposal, write "do not know" or "does not apply." Complete answers to the questions now may avoid unnecessary delays later.

Some questions ask about governmental regulations, such as zoning, shoreline, and landmark designations. Answer these questions if you can. If you have problems, the governmental agencies can assist you.

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.

Use of checklist for nonproject proposals:

Complete this checklist for nonproject proposals, even though questions may be answered "does not apply." IN ADDITION, complete the SUPPLEMENTAL SHEET FOR NONPROJECT ACTIONS (part D).

For nonproject actions, the references in the checklist to the words "project," "applicant," and "property or site" should be read as "proposal," "proposer," and "affected geographic area," respectively.

#### A. BACKGROUND

##### **1. Name of proposed project, if applicable:**

North Colfax Petroleum Contamination Site  
Draft Cleanup Action Plan

##### **2. Name of applicant:**

Washington Department of Ecology

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

Doug Ladwig  
Washington Department of Ecology  
4601 North Monroe  
Spokane, WA 99205-1295  
509/329-3440  
[dlad461@ecy.wa.gov](mailto:dlad461@ecy.wa.gov)

##### **4. Date checklist prepared:**

November 28, 2012

**5. Agency requesting checklist:**

Washington Department of Ecology

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

Surface repairs or construction of containment cover will be completed during the spring of 2013, monitored natural attenuation (MNA) ongoing with estimated completion in 2018.

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

The cleanup action plan will require continued ground water sampling for the duration of the cleanup action. Soil samples will be collected from the areas identified with residual soil contamination (see Figure 1).

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

The Washington Department of Ecology (Ecology) has prepared a Draft Cleanup Action Plan that describes the cleanup action required for the Site. For additional information regarding the reports for the Site please refer to <https://fortress.wa.gov/ecy/gsp/Sitepage.aspx?csid=11557>.

**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.**

Unknown

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

None

**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 proposed cleanup action for the Site includes constructing a containment cover, such as pavement, at 105 E Harrison St and monitored natural attenuation throughout the Site. Cleanup is estimated to be complete in 2018. The cleanup action requires ground water monitoring and soil sampling.

**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.**

The North Colfax Petroleum Contamination Site is made up of the following parcels of property within the City limits of Colfax, WA:

- PetroSun/Time Oil Co. 804 North Main Street
- Cenex Cardrol/Colfax Grange 102 East Tyler Street
- Colfax Grange Supply 105 East Harrison Street

The overall extent of the petroleum contamination in groundwater has impacted Tyler and North Main Streets adjacent to the above referenced parcels.

**B. ENVIRONMENTAL ELEMENTS****1. Earth**

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

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

The topography of the Site is relatively flat. The topographic high coincides with the right-of-way for the Palouse River & Coulee City Railroad, which transects the Cenex Cardtrol and Colfax Grange Supply Company parcels. The overall slope is less than 5 percent on either side of the right-of-way.

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 prime farmland.**

The soil making up the Site is classified as Narcisse silt loam. The soil type is found in drainage ways along valley floors and consists of mixed alluvium which is the result of deposition along the main channel and South Fork of the Palouse Rivers.

d. **Are there surface indications or history of unstable soils in the immediate vicinity?**

**If so, describe.**

No.

e. **Describe the purpose, type, and approximate quantities of any filling or grading proposed.**

**Indicate source of fill.**

No filling or grading is anticipated for the cleanup action.

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

Not likely

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

The cover for the site will not be changed appreciably from the current conditions. The single exception to this is a containment covering will be required for the Colfax Grange parcel at 105 East Harrison in the area of the historic service station. The covering will be determined as part of the engineering documents required in the Cleanup Action Plan.

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

None planned.

**2. Air**

a. **What types of emissions to the air would result from the proposal (i.e., dust, automobile, odors, and industrial wood smoke) during construction and when the project is completed? If any, generally describe and give approximate quantities if known.**

No emissions will be generated as a result of the cleanup action.

b. **Are there any off-site sources of emissions or odor that may affect your proposal?**

**If so, generally describe.**

None to my Knowledge

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

None planned.

**3. Water**

**a. Surface:**

**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.**

NA

**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.

**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:**

**1) Will ground water be withdrawn, or will water be discharged to ground water? 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 storm water):**

- 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.

Storm water runoff will be collected and treated on each of the parcels making up the Site prior to discharge to the Colfax storm drainage system. Treatment methods will be determined in the engineering documents provided as part of the Cleanup Action requirements.

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

No.

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

As noted above all storm water will be collected and treated prior to discharge to the City storm drainage system.

**4. Plants**

**a. Check or circle 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
- 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?**

None

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

Unknown

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

None planned.

**5. Animals**

**a. Circle any birds and animals which have been observed on or near the site or are known to be on or near the site:**

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

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

Unknown

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

No

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

None planned.

**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.**

The cleanup action will require limited use of natural resources or energy, such as pavement repair of existing surfaces or possibility pavement for a containment covering.

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:**

NA

**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.**

The cleanup action will not result in exposure to any chemicals of concern identified in the documentation for the Site.

1) **Describe special emergency services that might be required.**

None anticipated.

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

NA

**b. Noise**

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

Local traffic along north Main Street, East Tyler and East Harrison would not impact the project.

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.**

Soil sampling will require the use of motorized drilling equipment. Drilling to attain soil samples will be scheduled at each parcel according to the predictions in the Feasibility Study.

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

None planned.

**8. Land and shoreline use****a. What is the current use of the site and adjacent properties?**

Currently the Site includes:

- PetroSun/Time Oil Co. operate a convenience store and 24 hr gas station
- Cenex Cardtrol/Colfax Grange operate a 24 hr gas station/card lock
- Colfax Grange Supply operates a Hardware/Home and Garden Store

**b. Has the site been used for agriculture? If so, describe.**

No.

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

The PetroSun/Time Oil parcel of property includes a convenience store on the northern end of the property and a canopy and two fueling islands in the central portion of the property.

Cenex Cardtrol/Colfax Grange Supply does not have a structure on the property. A single canopy covers the western most pump island, while the eastern pump island is not covered.

Colfax Grange Supply has a large warehouse building used for storage, home and garden store. The foot print of the warehouse building covers most of the property, with the exception of a circular drive which allows traffic flow around the building. Lawn and a water feature are located on the west end of the building in the former location of the historical service station.

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

No.

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

General Merchandise/Trade.

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

General Merchandise/Trade.

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

NA

**h. Has any part of the site been classified as an "environmentally sensitive" area? If so, specify.**

No.

**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:**

None planned.

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

Not planned.

**9. Housing**

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

NA

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

NA

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

None planned.

**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?**

NA

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

None

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

None planned.

**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?**

NA.

**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 planned.

**12. Recreation**

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

None



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

**13. Historic and cultural preservation**

a. Are there any places or objects listed on, or proposed for, national, state, or local preservation registers known to be on or next to the site? If so, generally describe.

No

b. Generally describe any landmarks or evidence of historic, archaeological, scientific, or cultural importance known to be on or next to the site.

NA

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

None planned.

**14. Transportation**

a. Identify public streets and highways serving the site, and describe proposed access to the existing street system. Show on site plans, if any.

North Main Street (US195) lies west of the subject properties making up the Site. East Harrison Street is located on the southern end of the Site. Harrison Street intersects North Main Street near the southwest corner of the Site. Tyler Street transects the Cenex Cardtrol/Colfax Grange and PetroSun/Time Oil properties. Tyler Street also intersects North Main Street near the central area of the defined Site.

b. Is site currently served by public transit? If not, what is the approximate distance to the nearest transit stop?

No.

c. How many parking spaces would the completed project have? How many would the project eliminate?

None

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

No

e. Will the project 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? If known, indicate when peak volumes would occur.

No daily trips will be generated by the project. Quarterly trips will be required to collect monitoring well samples; since quarterly ground water sampling is already being conducted no new trips will be added.

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

NA

15. Public services

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

Not likely.

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

None Planned.

16. Utilities

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

With the exception of septic system all services listed above are available.

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.

NA

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: *Douglas Ludwig*

Date Submitted: December 13, 2012



