

DETERMINATION OF NON-SIGNIFICANCE

Description of proposals:

CPA 2015-003 A proposal by Benton County to include within Chapter Four, the Shoreline Master Plan as a Sub-Area Plan of the Benton County Comprehensive Plan.

CPA 2015-004 - Amending text and Tables 9.0 and 9.1 in Chapter Nine to include by reference the County’s 2015-2020 Capital Improvement Plan (CIP).

CPA 2015-005 - Amending text in Chapter Ten - Utilities Element to include by reference the 2013 Benton County Comprehensive Solid Waste Management and Moderate Risk Waste Management Plan.

Proponent Benton County Planning Dept.
P.O. Box 910
Prosser WA 99350

File No. **EA 2015-001**

Location of proposal, including street address, if any: The proposals are in various locations throughout unincorporated Benton County. See attached documentation for specifics on each proposal.

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.

This DNS is issued under 197-11-340(2); the lead agency will not act on this proposal for 14 days from the date below. Comments must be submitted by March 25, 2015.

Responsible Official: Michael Shuttleworth

Position/Title: 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 OF ISSUE: **March 11, 2015**

Signature: /s/ Michael Shuttleworth

THERE IS NO AGENCY APPEAL.

DISTRIBUTION:

Applicant
 News Media
 Benton County Building Office
 Dept. of Natural Resources-Olympia
 Dept. of Natural Resources -Ellensburg
 Benton Clean Air Authority
 Bureau of Reclamation
 Benton County Public Works
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 City of Richland
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City of Prosser
 Benton Franklin Dist. Health Dept.
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 Roza Irrigation District
 Sunnyside Valley Irrigation District
 Department of Transportation
 Washington State Department of Health
 Department of Ecology - Olympia

Department of Ecology - Yakima
Corps of Engineers
Yakama Indian Nation
Fire District #1
Fire District #2
Fire District #3
Fire District #4
Fire District #5
Fire District #6
Fire Marshal
Bureau of Land Management
Department of Fish and Wildlife
Office of Arch. & Historic Preservation
Futurewise
Port of Benton
Port of Kennewick
Prosser School District No. 116
Dept. of Commerce
Benton Franklin Transit
Benton Franklin Council of Governments

Links to the Benton County Solid Waste Management and Moderate Risk Waste Management Plan can be found on Benton County's webpage at:

<http://www.co.benton.wa.us/pView.aspx?id=1381&catid=45>

The link to the Shoreline Master Plan Document can be located on the Planning Department's web page at:

<http://www.co.benton.wa.us/pview.aspx?id=1369&catid=45>

SEPA ENVIRONMENTAL CHECKLIST
UPDATED 2014

A. background

1. Name of proposed project, if applicable: __

A proposal by Benton County to amend text in Chapter 4 to include the Shoreline Master Plan as a Sub-Area Plan to the Benton County Comprehensive Plan.

Amending texts and Tables 9.0 and 9.1 in Chapter 9 to include the County's 2015-2020 Capital Improvement Plan.

Amending text in Chapter 10-Utilities Element to include by reference the 2013 Benton County Comprehensive Solid Waste Management and Moderate Risk Waste Management Plan.

2. Name of applicant:

Benton County

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

R.J. Lott, Senior Planner

Benton County Planning Department

P.O. Box 910

Prosser, WA 99350 (509) 786-5612 or (509) 736-3086

4. Date checklist prepared: February 27, 2015

5. Agency requesting checklist:

Benton County

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

Planning Commission public hearing in July 2015.

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

No

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

Both the Shoreline Master Plan (March 21, 2014) and the Comprehensive Solid Waste Management Plan (November 14, 2013) have been issued a DNS for their SEPA determinations.

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.

None known or immediately anticipated.

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

The approval of the proposed Comprehensive Plan amendments is required by the

Board of County Commissioners.

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 uses and sizes of each of the proposal vary. Some are County-wide, others contain a large amount of acreage and others are non-project actions.

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 locations of each of the proposals vary. Some are County-wide, others contain a large amount of acreage and others are non-project actions.

B. ENVIRONMENTAL ELEMENTS

1. Earth

a. General description of the site

(circle one): Flat, rolling, hilly, steep slopes, mountainous, other

General topographic characteristics vary greatly within Benton County and environmental evaluations for future site-specific projects will need to be conducted if a site-specific project is proposed.

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

Not applicable, this is not a site-specific project.

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.

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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.

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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.

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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.

Not applicable, this is not a site-specific project.

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.

Not applicable, this is not a site-specific project.

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.

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project. However, the Shoreline Master Plan does contain areas designated within 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.
Not applicable, this is not a site-specific project.

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.

Not applicable, this is not a site-specific project.

- 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.

Not applicable, this is not a site-specific project.

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.

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

4. Plants

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

____deciduous tree: alder, maple, aspen, other
____evergreen tree: fir, cedar, pine, other
____shrubs
____grass
____pasture
____crop or grain

- ____ Orchards, vineyards or other permanent crops.
- ____ wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other
- ____ water plants: water lily, eelgrass, milfoil, other
- ____ other types of vegetation

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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 _____

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

If any threatened or endangered species are found for site-specific projects, compliance with Benton County Code Title 15 (Protection of Critical Areas and Resources) will be required.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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.
Not applicable, this is not a site-specific project.
- b. Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe.
Not applicable, this is not a site-specific project.
- 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:
Not applicable, this is not a site-specific project.

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.
Not applicable, this is not a site-specific project.
 - 1) Describe any known or possible contamination at the site from present or past uses.
Not applicable, this is not a site-specific project.
 - 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.
Not applicable, this is not a site-specific project.
 - 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.
Not applicable, this is not a site-specific project.
 - 4) Describe special emergency services that might be required.
Not applicable, this is not a site-specific project.
 - 5) Proposed measures to reduce or control environmental health hazards, if any:
Not applicable, this is not a site-specific project.
- b. **Noise**
 - 1) What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)?
Not applicable, this is not a site-specific 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.

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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.

Not applicable, this is not a site-specific project.

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?

Not applicable, this is not a site-specific project.

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:

Not applicable, this is not a site-specific project.

c. Describe any structures on the site.

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

- k. Proposed measures to avoid or reduce displacement impacts, if any:
Not applicable, this is not a site-specific project.
- L. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any:
Not applicable, this is not a site-specific project.
- m. Proposed measures to ensure the proposal is compatible with nearby agricultural and forest lands of long-term commercial significance, if any:
The regulations must be consistent with the Benton County Comprehensive Plan policies and guidelines.

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

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?
None
- b. What views in the immediate vicinity would be altered or obstructed?
Not applicable, this is not a site-specific project.
- c. Proposed measures to reduce or control aesthetic impacts, if any:
Not applicable, this is not a site-specific project.

11. Light and glare

- a. What type of light or glare will the proposal produce? What time of day would it mainly occur?
Not applicable, this is not a site-specific project.
- b. Could light or glare from the finished project be a safety hazard or interfere with views?
Not applicable, this is not a site-specific project.
- c. What existing off-site sources of light or glare may affect your proposal?
Not applicable, this is not a site-specific project.

- d. Proposed measures to reduce or control light and glare impacts, if any:
Not applicable, this is not a site-specific project.

12. Recreation

- a. What designated and informal recreational opportunities are in the immediate vicinity?
Not applicable, this is not a site-specific project.
- b. Would the proposed project displace any existing recreational uses? If so, describe.
Not applicable, this is not a site-specific project.
- c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any:
Not applicable, this is not a site-specific project.

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.
Not applicable, this is not a site-specific project.
- 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.
Not applicable, this is not a site-specific project.
- 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.
Not applicable, this is not a site-specific project.
- 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.
Not applicable, this is not a site-specific project.

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.
Not applicable, this is not a site-specific project.
- 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?
Not applicable, this is not a site-specific project.

- c. How many additional parking spaces would the completed project or non-project proposal have? How many would the project or proposal eliminate?
Not applicable, this is not a site-specific project.
- 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).
Not applicable, this is not a site-specific project.
- e. Will the project or proposal use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.
Not applicable, this is not a site-specific project.
- 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?
Not applicable, this is not a site-specific project.
- 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.
Not applicable, this is not a site-specific project.
- h. Proposed measures to reduce or control transportation impacts, if any:
Not applicable, this is not a site-specific project.

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.
Not applicable, this is not a site-specific project.
- b. Proposed measures to reduce or control direct impacts on public services, if any.
Not applicable, this is not a site-specific project.

16. Utilities

- a. Circle utilities currently available at the site:
electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system, other
Not applicable, this is not a site-specific project.
- 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.
Not applicable, this is not a site-specific project.

C. Signature

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

Signature: /s/ R.J. Lott

Name of signee R.J. Lott, Senior Planner

Position and Agency/Organization Benton County Planning Department

Date Submitted: February 27, 2015

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?

Not applicable, this is not a site-specific project.

Proposed measures to avoid or reduce such increases are:

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project. However, if any threatened or endangered species are found during the review of a site-specific project, compliance with Benton County Code Title 15 (Protection of Critical Areas and Resources) is required.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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?

Not applicable, this is not a site-specific project. However, environmental evaluations for future site-specific projects will need to be conducted at the time a project is proposed.

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

Not applicable, this is not a site-specific project. However, mitigation measures may be required as condition of approval for a site-specific project through the SEPA review process if determined necessary.

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?

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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

Not applicable, this is not a site-specific project.

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 environmental 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.
Not applicable, this is not a site-specific project. However, environmental evaluations for future site-specific projects will need to be conducted at the time a project is proposed.

2. Has there ever been an ESA listed salmonid stock present in this watershed?
YES ___ NO ___
Please Describe.
Not applicable, this is not a site-specific project. However, environmental evaluations for future site-specific projects will need to be conducted at the time a project is proposed.

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 _____
- A2. Name of nearest waterbody _____
- A3. What is the distance from this project to the nearest body of water?

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.)

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

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 _____

Name of surface water body _____

b. Ground water? Yes_____ No_____

Amount _____

From Where _____

Depth of well _____

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?

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

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

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.

B7. Will the project involve any reduction of the floodway or floodplain by filling or other partial blockage of flows? Yes_____ No_____

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

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.

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.

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____

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____

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.

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.

D2. If any vegetation is removed, do you plan to re-plant? YES____ NO____
If yes, what types of plants will you use?

FOR OFFICIAL USE ONLY:

Critical Area Review Completed by _____N/A_____ on _____

Application approved for processing by _____N/A_____ on _____

Zoning and Comp Plan

Designation_____N/A_____

Department of Ecology - Yakima
Corps of Engineers
Yakama Indian Nation
Fire District #1
Fire District #2
Fire District #3
Fire District #4
Fire District #5
Fire District #6
Fire Marshal
Bureau of Land Management
Department of Fish and Wildlife
Office of Arch. & Historic Preservation
Futurewise
Port of Benton
Port of Kennewick
Prosser School District No. 116
Dept. of Commerce
Benton Franklin Transit
Benton Franklin Council of Governments

related support services. The area is intended to create a 'Sense of Place' which is characteristic of premier visitor destinations. Among the uses included within the Wine Village are: a visitor interpretive center, small restaurants, bistros and casual food shops, art studios and galleries, wine retail, antique shops, demonstration vineyards, winery, and gardens and small lodging facilities not to exceed fifty rooms. Under current planning law these uses will most likely occur via a Master Planned Resort (MPR) designation.

A MPR designation, as allowed under RCW 36.70A.360, is defined as "self-contained and fully integrated planned unit developments, in a setting of significant natural amenities, with primary focus on destination resort facilities consisting of short term visitor accommodations associated with a range of developed onsite indoor or outdoor recreation facilities." The location for this designation must be on soils or in a microclimate where an essential capability for commercial agriculture production is compromised. The total acreage of the MPR district may not exceed one half (.50) percent of the total acreage of Red Mountain AVA, and be built to specific design criteria and standards.

Tourist Serving Area

In the southeast corner of the RM MSP, outside the AVA boundary and within the Rural Lands Five designation, is a location identified as an important future entry way into the Red Mountain AVA area. A coordinated site specific planning effort in this area is needed to provide a development plan that allows for a limited range of short-term "visitor serving"

activities, recreational, commercial and wine related conveniences for tourists and visitors to the vineyards and wineries of the Red Mountain AVA.

The future location of the Tourist Serving Area is described to occur near a northerly alignment route from a proposed Red Mountain I-82 Interchange that connects the interchange to State Route 224.

The Shoreline Master Program (SMP)

The Growth Management Act (RCW 36.70A.480) adds the goals and policies of the Shoreline Management Act as set forth in RCW 90.58.020 as one of the goals of the Growth Management Act.

The Benton County Shoreline Master Program was adopted by the Board of County Commissioners on June 3, 2014 and approved by the Washington State Department of Ecology on February 16, 2015. The Shoreline Master Program Policy Chapter within the Shoreline Master Program implements the goals of the Shoreline Management Act and is designed to be compatible with the Comprehensive Plan. The policy chapter is a sub area plan of the Benton County Comprehensive Plan, and is adopted by reference within this Plan. The policy chapter provides the framework for future decision making and a guide for future development of lands within the County's Shoreline Master Program jurisdiction boundaries.

As used in the Shoreline Master Program Policy Chapter, goals are the broad value statements and reflect the community's broad vision for its shorelines. Goals are organized into different "elements." Policies are more detailed statements of the

County's vision and complete and give detail to the goals. Policies serve as a bridge between the goals and regulations.

Detailed regulations are located in the Benton County Code. Together, the Shorelines Master Program Policy Chapter and the Shoreline Master Program Regulations constitute the entire SMP.

OVERVIEW: THE ECONOMY AND LAND USE WITHIN BENTON COUNTY

Economic History of Benton County

The economic history of this region is one of use, production, and trade of natural resources, and the commerce associated with the means of transporting resource commodities. The resources are, in the chronological order of human use and enterprise: fish and native flora and fauna, fur, livestock, irrigated agriculture, hydroelectric power and agricultural products and technology. Means of commerce have been boat, horse, river transport and barge, rail and road. A brief history is presented below.

Native American Culture And Trade (10,000 BC to the Present)

Native Americans were the first inhabitants of the Tri-Cities area and some archaeological findings have established evidence of occupancy dating back perhaps as much as 9,000 years. From the quality and variety of artifacts found, a picture of a stable culture emerges, one with leisure time, comprehensive religious beliefs, and extensive trade and communications. Articles made from Olivella shells from the Pacific coast (beads), jade from British Columbia (adz chisels), and obsidian from Glass Butte,

Oregon (arrow and spearheads and knives) have been found in the Tri-Cities, attesting to the extensiveness of trade.

The principal source of food for the Columbia River tribes was salmon, mainly taken during the annual spring salmon run. Dried on open-air racks, the fish would be stored for winter food or used for trading with other tribes. Aside from salmon (and steelhead), seeds, roots, and berries were important dietary elements. Indian tribes occupying the Tri-Cities area were also hunters, and would often travel to the mountains outside the river country in search of game.

The Fur Trade (1811)

After Lewis and Clark traveled through the junction of the Snake and Columbia Rivers in 1805, it was just a matter of time before the onslaught of American, English, and French fur traders reached the area. In 1811, an Englishman, David Thompson, claimed the land around the confluence of the three great rivers for England. Working for the North West Company, he was the first of the traders and trappers representing the great fur companies. Not long afterwards, John Jacob Astor's Pacific Fur Company established Fort Astoria on the Pacific, representing the United States; from this hub, the company's agents spread throughout the Northwest and to the Tri-Cities area. However, after the end of the War of 1812, Astor's company began withdrawing from the area because of financial reverses, and was gone by 1813. The North West Company merged with Hudson's Bay Company, which became the dominant force in the region.

In 1818 the construction of Fort Nez Perce

CAPITAL FACILITIES

CHAPTER 9

INTRODUCTION

Purpose

The Capital Facilities Element of the Comprehensive Plan describes the current status of the various county facilities relative to condition and capacity. It identifies necessary and planned capital improvements, improvement schedules, and funding resources. It sets forth policies, objectives, and actions (Capital Facilities Policies, Chapter 3), that integrate the capital facilities functionally with the Comprehensive Plan.

For the purposes of this Comprehensive Plan Element, capital facilities are the infrastructure(s) the county is responsible for constructing, operating and maintaining, and which enable the county to provide public services to county residents. Such services are those required of the county under state law, or those for which the county has otherwise assumed responsibility.

Requirements of Growth Management Act Relative to Capital Facilities.

The Growth Management Act requires that counties planning under its provisions include a Capital Facilities Element in the Comprehensive Plan. The Capital Facilities Element must contain:

- an inventory of facilities owned by public entities;
- a forecast of future needs for such facilities;
- the proposed location and the capacities of expanded or new facilities;
- minimum levels of service of facility

capacity;

- at least a six year plan for financing those facilities with projected funding capacities and identified funding for such capacities; and
- a requirement to reassess the land use element of this plan if probable funding falls short of meeting existing needs, and to ensure that the land use element, capital facilities plan element, and its financing plan, are coordinated and consistent.

The significant weight of these requirements is directed at municipal governments, or county governments, which provide municipal type "urban" services. Benton County is neither of these.

Levels of Service (LOS)

With respect to GMA's requirement for adoption and maintenance of minimum Levels Of Service (LOS): the county's interpretation is that the adoption and mandatory maintenance of Levels Of Service is required only for the Transportation Element. Accordingly, this Capital Facilities Element contains no Levels of Service which the county must adhere to as a matter of law. However, examples of Levels Of Service are identified in Item 9-1 in the Appendix as a standard against which the county can measure its provision of basic services. The guide for regional parks within the county is 5 acres/1000 population.

Benton County's Capital Facilities

The county does not currently provide sewer, water, or utility service. Accordingly, its capital facilities do not include processing or production plants and the distribution/collection systems typically associated with such services. The only exception to this general condition occurs when a private water or disposal system fails, whereupon if placed in "receivership" under state law the county must assume responsibility as an interim condition.

Though the services which the county provides are wide ranging, its supporting infrastructure is basic, and consists of:

- roads or road related improvements (roads are covered in the Transportation Element [Chapter 8] of this document);
- office or support buildings for county administrative functions and public works;
- parklands and recreational facilities.

This Element is divided into two principal sections. The first section addresses capital improvements which provide and support public recreation in county parks. The second section addresses capital facilities necessary to house and support the full range of the county's administrative and public works functions, including administrative offices, law and justice, roads and engineering.

Benton County does have capital facilities issues which are unique to its "geography" of administration: while the County Seat, which is the administrative "center" of the county has historically been, and for the foreseeable future will remain in the

western and more sparsely populated area of the county, increasingly the preponderance of its administrative effort is directed to the more populated and faster growing east and southeast areas adjacent to the Tri-Cities Metropolitan Planning Area.

This delivery of service at two locations has represented the diverse interests of the county well. However, with continued population growth, significant unavoidable inefficiencies with such a system were considered inevitable - until the recent advent of digital communications technology, which can enable the county to link satellite offices and project functions, rather than duplicating them wholesale at different locations.

As county population growth increases demands on services, the challenge of administering the county from two venues will be to strike a cost effective balance between capital facilities and electronic communications capabilities.

Counties Are Regional Service Providers

Under GMA, Benton County is responsible for providing "regional services" on a landscape put to land uses which are primarily rural, or natural resources based (i.e., minerals, agriculture).

The Difference Between "Urban" And "Regional" Level Services

Urban level services

Municipal governments are typically responsible for urban level services which include: water and sewer plants and delivery systems; urban scale storm water systems; utilities, in some cases;

infrastructure to support central business districts and commercial centers; fire and police capabilities scaled, trained and equipped to the urban environment and densities; and urban and neighborhood parks and recreational facilities with administered programs and developed amenities such a tennis courts, swimming pools, ball fields, etc.

Regional Services

Regional services have not been specifically identified by the legislature in GMA. However, the intent is that they are different in both a "type" and "level" than what cities provide within their boundaries. For example, law and justice and the administration of the district and superior court systems "county-wide" are the responsibility of county not city governments, as are property tax collections and assessments, auditors functions including voter registration and elections, coroners office, and law enforcement outside of city boundaries. There may be various other functions such as public health, air pollution control, watershed management, waste management, etc. that are often undertaken jointly by counties within a region.

At present, Benton County's range of services falls without question into the regional and rural level. In unincorporated areas of the county water, sewer and utilities services are provided exclusively by private property owners, private enterprise, co-ops such as the Rural Electric Association, or the port districts for their industrial sites.

Benton County As A Regional Service Provider

The regional service responsibilities which require the county to fund, construct and operate and maintain capital facilities include:

- County administrative office support including: auditor, treasurer, assessor, prosecuting attorney, planning and building, coroner, facilities and recreation, public works etc.;
- Construction and maintenance of rural and "farm to market" roads;
- Law and justice, including the operation and administration of the courts, jail, and sheriff's functions;
- Juvenile justice facilities including detention;
- Regional parks and recreational facilities;
- Bi-County regional health and human services;
- Drainage improvement districts for low lying areas along river main-stems;
- Waste management;
- Regional Fairground facilities.

Other Services In Unincorporated Areas

The county is indirectly involved (usually by state statute) with other private, public or quasi public service providers which have geographically defined "service districts" within which they provide customer service.

These providers fund, construct and maintain their own capital facilities, for which the county is not responsible. Such providers include: fire, school, and transit districts, electric and gas suppliers, hospitals, irrigation districts, "public" water

supply systems (*for health reasons, under state law any water system serving more than one dwelling is a public system, even though operated privately*), solid waste, telephone, libraries, etc.

Many of these providers are considered "utilities," their integration with the Comprehensive Plan occurs in the Utilities Element, Chapter 10.

It is the intent of the county that, for the foreseeable future, it continues as a regional service provider only. The exception to this intent applies to major industrial land use designations outside of UGA's. The county's vital interest in facilitating the successful build-out of these designations requires that it leave open all available options to enable or provide essential water, sewer, and other services.

The Benton County Capital Improvement Plan (CIP) is a six year administrative planning and budgeting document used to schedule future construction and maintenance of County facilities. The County prepares a comprehensive capital projects list that correlates funding sources to needed improvements and identifies projects ~~funding, funded by dedicated revenues as a part of the annual budget process.~~ The CIP is ~~not adopted~~ reviewed and updated in conjunction with the County budget process. ~~as a part of the Comprehensive Plan but is a document from which capital facilities projects may be taken and added to Tables 9.0 and 9.1 of the Plan. Each update to the County's Capital improvement Plan is adopted by reference into the Comprehensive Plan.~~

Because the CIP is a working document amended annually, it is not included in its entirety as a part of the Comprehensive Plan, but is incorporated by reference with specific projects added to the Tables in Chapter Nine.

PARKS& RECREATIONAL FACILITIES

Existing Conditions

~~Proposed Capital Improvements For County Park lands~~ Table 9.0 at the end of this chapter ~~indicates —planned— capital improvements; project funding sources and schedules for county parklands within the next ten years~~ provides an inventory of existing park and recreational facilities. ~~The Park~~ improvements are shown ~~are consistent with, and carry out in part, aspects of~~ in the recreational facilities improvement program identified in the County's "Capital Improvement Plan", ~~which is updated annually;~~ and in the County's "~~Parks~~ Comprehensive Parks Plan", which looks at a twenty-year planning horizon for recreational needs of the public. Using these two documents, the Park Board continually works together with elected officials, staff and the public, to assess needs that may not be adequately met and identify those opportunities for new facilities and partnerships.

Financing of Capital Improvements On Park Lands

Improvements to State and Federal Lands
Financial resources from the county will only be used on county owned or leased park lands, or on projects or programs specifically determined to have a direct beneficial impact on County park lands. Recreational lands which are owned and managed by federal or state agencies must

be improved with funds from other than county revenues, though the county is amenable to applying jointly and cooperatively with state or federal agencies for grant funds to improve state or federal lands used for recreation by county residents. The county will consider providing "in kind services."

Improvements To County Owned or leased Park lands

There are numerous sources of capital improvement funds for constructing recreational facilities.

Funding packages for recreational facilities are usually comprised of different sources. For example, a project could be funded by monies from grants or loans from federal and state agencies, with local "matching" funds from "general" or "dedicated" funds, with "in kind services" from local agencies, and private donations. If the project were to cross jurisdictional boundaries (e.g., a trail), the funding sources increase per the number of jurisdictions.

Existing and potential sources of funding currently available to the county include the following:

RCO Funds (Washington State Recreation and Conservation Office) are annually available as grants for a broad range of recreational facilities;

County General funds may be budgeted by the Board of Commissioners to specific projects;

County Park Development Fund. As a matter of current policy the Board of Commissioners annually budgets monies to

the Park Development Fund for expenditures at the discretion of the County Park Board;

Other grants and loans and donations may be obtained from federal and state agencies, and from other community partners such as non-profit organizations or project-specific public funding sources;

Gas tax funds for trails. The County Public Works Department receives annually a 1/10th of 1% gas tax refund from the state for trails development;

ISTEA, this federal (Intermodal Surface Transportation Efficiency Act) annually allocates 10% of its total transportation budget as grant funds for transportation "enhancement" projects. Such projects are surface transportation related (e.g., trails, bike-racks, and multi-modal transportation support facilities);

Private donations, non-profit public interest organizations such as the Tapteal Greenway Association can partner with both the private sector and local governments to involve the private sector in facilities development;

Economic development grants and loans from state and federal agencies that fund recreational improvements which enhance and expand economic activity;

Real Estate Excise Tax, under GMA, a real-estate excise tax of 1/2 of 1% may be levied for construction of capital facilities which are proposed in the Capital Facilities Element of the Comprehensive Plan;

PILT, Federal (Payments In Lieu of Taxes) for lands within the Hanford Site. Such payments are annual.

BENTON COUNTY FAIRGROUNDS

Existing Conditions

In addition to its role as the home for the

annual weeklong Benton-Franklin Fair and Rodeo, the Benton County Fairgrounds provides a wide variety of patron and event activities throughout the year. The Fairgrounds offer indoor and outdoor facilities of varying sizes that can accommodate many uses. Table 9.0, at the end of this chapter ~~indicates planned capital improvements, funding sources and schedules~~ provides an inventory for the fairgrounds ~~within the next ten years.~~

Current Trends

Upgrades and renovation are being made to a number of the buildings on the Fairground campus in an effort to enhance the family “fair” experience and to help attract new customers to the facility during the off season. The Fairgrounds are being marketed to groups that hold events requiring large indoor and/or outdoor spaces, plentiful parking, or are otherwise seeking a unique type of venue other than hotels, convention centers, community halls, or municipal parks offer.

Future Considerations

As population growth in the region continues, use will increase along with the demand for services. Future planning initiated by County management and the various user groups regarding fairground needs and capital projects is essential to keep the fairgrounds economically viable and responsive to the needs of the fairground patrons and fair-goers.

COUNTY ADMINISTRATION AND SUPPORT FACILITIES

Existing Conditions

Capital Facilities Study

In January of 1991, a capital facilities study

for Benton County described the county as "a complex 'Corporation' with public safety, business, justice and corrections service activities in six separate county owned buildings in 36 separate department components housing approximately 350 office employees."

The above numbers did not include field, patrol and maintenance and operations personnel. Nor did they include other county personnel who were housed in 'satellite' rental spaces not owned and managed by the county.

The study identified significant "critical areas" of need for facilities expansion, and recommended that the county develop a "multi-phase, long term financial and physical plan to accommodate the current and anticipated county growth."

The study identified the most critical areas of need as those where "task areas" were less than 75% of that required for the existing activity. The following facilities met this criteria:

County Courthouse

- Planning
- Roads (Public Works)
- Central Services

Human Services

Juvenile Justice Center

- Detention
- Courtroom support area

Kennewick Annex

- Facilities, Civil Service, Central Services, Assessor, Coroner, Solid Waste Mgmt, Parks, Cooperative Extension

Justice Center

- District Court Clerks Office
- Superior Court/support areas

Superior Court Administration
Archival storage
Prosecutors Office
County Clerks Office

Acquisition of Properties -Expansion of The Administrative Complex

Based upon the 1991 Capital Facilities Study, and ongoing efforts of the county to anticipate and accommodate the needs of an expanding population, the County entered a period of strategic land acquisitions, additional studies, and major projects including the following:

Justice Center Campus/Vista Field

In September 1991, 16.38 acres in two parcels were purchased at Vista Field in Kennewick adjacent to the existing Justice Center for expansion and growth. In October of 1993 4.54 additional acres were purchased, for total of 20.92 acres. In 1996 a land exchange was made to obtain a dedicated easement for a second access to the Vista Field property.

In July of 1992, a consultant was contracted to prepare recommendations and a conceptual design to relieve overcrowding in the jail at the Justice Center.

In 1994, the Justice Center Master Plan Site Study and Capital Facilities Planning Study Update Report was completed by a consultant. In 1995 a consultant was contracted for a feasibility study for a 28 bed remodel at the jail.

In 1995, authorization to design a 28-bed dormitory cell pod within the original men's recreation area of the Justice Center

jail was given. Construction was completed in 1996.

In December of 1996, a consultant was contracted by the county to provide an updated needs assessment, programming/space planning, and conceptual design work for expansion of space in departments located in Prosser and at the Justice Center in Kennewick. The update, completed in 2000, concurred with a number of previous independent needs-assessment studies that documented adequate space for staff, inmates, and the public has been in short supply since 1990. In 1997, the Board of County Commissioners began the planning process for updating and future expansion of the Justice Center for courts, jail and other county departments and services.

The expansion began at the Justice Center in 2000 and was completed in 2002. The site consolidates offices for Superior Court, District Court, [Central Services Information Technology](#), Coroner, County Clerk, Facilities & Parks, Sheriff, Personnel Resources, Prosecuting Attorney, Sustainable Development, and the Civil Service Commission. The County's 740 bed Jail facility is also located at the Justice Center Campus.

Juvenile Justice Center/Canal Annex

In 1991, connection to city sewer service was accomplished. In 1994 the process of design work for the expansion of detention facilities and remodeling at the Benton-Franklin Juvenile Justice Center was begun. Construction was completed in 1999 at a cost of \$6,339,500. The Juvenile Justice Center is located at the County Annex in

Kennewick, and contains annex offices for the Auditor, Assessor, Building Department, Treasurer, and WSU Cooperative Extension Agent.

Prosser Courthouse

In 1992, the old Assessors Annex at 1002 Dudley was remodeled and occupied by the Planning Department who vacated its office on the first floor of the Courthouse for the Engineering Department. In 1994, offices on the second floor of the Courthouse were remodeled for occupancy by the ~~Central Services~~ [Information Technology](#) Department, and a new roof was put on the building. In 1995, District Court opened on the 3rd floor. In 1995 the lot at 703 Main St. (across from the Courthouse) was purchased for Courthouse parking, which was constructed in 1996. Property at 608 Main and 704 Market was purchased in 2000 and additional Courthouse parking was constructed in 2002.

Current Trends

Since the study of 1991, while the county has been proceeding with the development of a multi-phase plan, and the acquisitions of necessary property in preparation for implementing the plan, the northwest regional economy has undergone significant growth and the economy in the county has "ballooned" in response to massive federal spending on the Hanford Site. As a consequence, growth in the complexity, as well as quantity of county services required has exacerbated the county's shortfall of physical space.

Contemporary increases in the size of county's administrative offices and support

responsibilities have numerous drivers including the following:

- a 27 percent increase in county population (since 1992);
- significant increases in law and justice demands;
- unavoidable new planning and legal responsibilities relating to federal activities on the Hanford Site as well as off the site;
- new state legislation relating to local planning, zoning, housing, public health and safety requirements;
- significant regional economic growth of the 1990s fueled by expanding global trade, transport, and private and federal spending.

Future Considerations

Capital Facilities Expansion

Table 9.1 presents ~~an the~~ inventory of ~~e~~County administrative and support facilities, ~~as well as planned capital facilities projects intended to consolidate current functions and satisfy current and future needs.~~ The [County's Capital Improvement Plan](#) ~~Table also~~ identifies potential funding resources for specific projects.

Consolidation of Administrative Services

Briefly described, the county intends to consolidate its administrative/support functions in expanded facilities at the County Courthouse in Prosser, and at its property in Kennewick where the Justice Center is now located. The consolidations would be generally as follows:

In Prosser, the Courthouse Annex

immediately to the east of the Courthouse will be demolished and replaced with a multi-story addition to the Courthouse, within which county functions now conducted off-site will be consolidated, and court functions expanded. The Planning Department, Cooperative Extension, District court and clerk, sheriffs department and Health District will occupy the addition.

In Kennewick, new construction will add a maintenance/supply building and a coroner's office and morgue east of the existing Justice Center building. The parking will be moved to an at-grade lot on the recently purchased Vista Field acreage. County administrative services currently housed at the Kennewick Annex on Canal Ave will be consolidated at the expanded Justice Center facility, thereby enabling the Juvenile Justice functions currently at the Canal Avenue location to expand into the vacated space.

Except for road and transportation infrastructure, regional park and County Fair amenities, and the physical plant housing County administrative services, the County does not provide capital facilities infrastructure that delivers utilities, water, sewer, power, schools, communication, etc., services for on site development of private lands.

Financing Capital Improvements For Administrative/Support Facilities

Existing and potential sources of funding currently available to the county include the following:

- **General Obligation Bonds** approved by the voters for the funding of specific capital projects;
- **County General Funds** may be budgeted by the Board of Commissioners to specific projects;
- **Real Estate Excise Tax**, under GMA, a real-estate excise tax of 1/2 of 1% may be levied by the county for the construction of capital facilities projects included in the adopted Capital Facilities Element;
- **PILT**, federal (Payments In Lieu of Taxes) for lands within the Hanford Site.

Capital Facility Plans (CFPs) for development of Urban Growth Areas (UGAs).

City's within Benton County are required to prepare Capital Facilities Plans (CFP's) for areas they propose for inclusion within their UGAs. These CFP's, are required by RCW 36.70A.110 and Benton County Code in 16.14. The capital facilities plans must include an inventory of existing facilities as defined by RCW 36.70A.030 and their capacities; a forecast of the needs for the next twenty years of such public facilities; and a six-year financial plan for the provision of these services. These CFP's do not appear within the Comprehensive Plan but are incorporated in the Plan by reference.

The inventories and provisions for these services within UGA's are found in each respective City's CFP. ~~adopted by the County during the UGA amendment process.~~

~~**Richland Urban Growth Area Expansion**
In 2006, the Board of County Commissioners approved the "Badger~~

~~Mountain UGA Addition” expanding the City of Richland’s UGA by approximately 2100 acres on the south flank of Badger Mountain and northeast of the I-82 travel corridor. The addition of this area to the Richland UGA means that over the next 20 years, the area will develop to urban uses, most likely, residential, general and highway commercial, and light industrial. Also approved as a part of the UGA expansion was a Capital Facilities Plan that reflects an inventory and analysis of the existing levels of capital infrastructure and levels of service in the UGA expansion area (Chapters II and III); a projection of land use demands from build-out of the UGA expansion area to urban uses; identification of the improvements to the capital infrastructures that would be needed to service build-out at specific Levels of Service over time; and projections of the costs of making those improvements and an identification of the various funding sources that would be available for accomplishing the improvements.~~

~~The Badger Mountain Valley View Urban Growth Area Expansion Capability Analysis describes who the providers of those capital facilities within the expanded UGA are, what additional infrastructure will be necessary to provide the services at identified levels of service over time, the estimated costs of the new utilities infrastructure, and the sources of funding to the Badger Mountain UGA Addition shown as Figure 1 in the Badger Mountain Valley View Urban Growth Area Expansion Capability Analysis.~~

DRAFT - February 27, 2015

TABLE 9.0 CAPITAL FACILITIES: RECREATION - INVENTORY (10 Yr)

| Park Facility | location | owned or leased | Size ac/dev | Current Uses | Existing Facilities | bldg. sq. ft. | Park Plan |
|--|--|---|-------------|--|---|---------------|---------------|
| Horn Rapids Park | Benton Co. on the Yakima River 5 mi. downstream of Benton City | owned | 784/20 | Informal Rec. Large Events Outdoor Education Niche Recreation River Related Recreation | Boat launch ramp & Parking area, well, electric service, restrooms, caretakers housing, RV camping-spaces Model airplane Facility Multi Purpose Bldg Hiking-Bridle trails Multiple informal river accesses Self-Pay Kiosk Flag Pole | 900 | yes |
| Rattlesnake Mountain Public Shooting Facility | 6 mi. N. of Benton City, N side of SR225, across from Horn Rapids Park | 450 ac.of BLM & 650ac. of WDW, all used under a lease administered by BLM | 1100/600 | Target range | Well Shooting Range covered platform Electricity pistol bay Sport clays 1000 yard range | | Yes, MST Plan |
| Two Rivers Park | Finley Area 2 Mi. E of Kennewick on the Columbia River | Leased from the Corps | 210/17 | Picnic Swim Boating Fishing Birding/ Nature Disc Golf | Boat ramp Launch Dock Parking Restroom Pump house Day Park Area Compound Office Disc Golf Course Trails Flag Pole | | Yes |
| Hover Park | S. Finley on Col. River | leased from Corps, access needed | 145/0 | picnic swim fishing | none | none | Yes, MST Plan |
| Wallula Gap Preserve | S. of Finley on slope above Lake Wallula | owned, (easement needed over private prop. for land access) | 163/0 | Viewing Boat landfall Cross-country Hiking Equestrian | none | none | no |

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TABLE 9.0 CAPITAL FACILITIES: RECREATION - INVENTORY (10 Yr)

| Park Facility | location | owned or leased | Size ac/dev | Current Uses | Existing Facilities | bldg. sq. ft. | Park Plan |
|---|--|-----------------|-------------|---------------------|---|--|-----------|
| | | 3 parcels | | | | | |
| Vista Park | in an unincorporated "island" of Kennewick aka Tri-Cty Heights | owned | 0.5/100 | neighborhood park | play equip. | none | no |
| Horse Heaven Vista | SR221 3 mi. S.E. of Prosser | owned | 2.3 | Overlook | picnic shelter interpretive sign vaulted double restroom Parking | 150 | Yes |
| Badger Mountain Centennial Preserve | Slopes & Upper ridge line of Badger Mountain | Owned | 574 Ac. | Walking Trails | none | none | yes |
| Benton County Fairground Facility | 1500 S Oak St Kennewick | owned | 180 | Fairgrounds | 5shwbldgs 8livestk pavilion Horse arena Horse barns rodeo arena grandstands 3 plazas RV sites parking lots restroom building Maintenance Shop | 41.9K 47.4K 38.4 K 400stls 53.2K 3K seat various 230hks various | No |
| Fairground Maintenance Projects Approved in Annual Budget | | owned | NA | Fairgrounds | Various | NA | NA |
| Trails | Prosser to Yakima Co. line | Owned | 4 mi. | Bike & walking path | Paved asphalt | NA | Yes |

DRAFT - February 27, 2015

TABLE 9.0 CAPITAL FACILITIES: RECREATION - INVENTORY (10 Yr)

| Park Facility | location | owned or leased | Size ac/dev | Current Uses | Existing Facilities | bldg. sq. ft. | Park Plan |
|---------------|----------|-----------------|-------------|--------------|--|---------------|-----------|
| County-wide | All | All | NA | All | All Horn Rapids Badger Mt. HH Vista Two Rivers | NA | NA |

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TABLE 9.1 CAPITAL FACILITIES: ADMIN OFFICE & SUPPORT - INVENTORY (10 Yr.)

| # | County (or Other) Facility/ Function | location | owned/ leased | Co. Use (Current) | Bldg. type | Sq. ft./ floors | Size ac/% dev |
|---|---|--------------------------------------|--|---|---|--------------------------------|---------------------|
| 1 | Justice Center Campus | 7320 W. Quinault, Kennewick | owned | -Courts Admin -P.A.s Office -Sheriff Dept -Co. Jail JC Complex Expansion Benton-Franklin Health Dept. Human Services County Jail | fixed parking Fixed Fixed Fixed | 97033/2 7-12.5K | 20.92/75 |
| 2 | Parking | Same | owned | -vacant | | None | |
| 3 | Co. Annex Building | 5600 W. Canal Dr., Kennewick | Bldg. owned: 72% BC 28% FC prop. BC | Juvenile Justice Center w/detention classrooms kitchen Juvenile Courtrooms -Bldg. Dept. -Treas. Office -Assessor -Auditor -Coop Ext. | fixed parking fixed | 102000 N/A 990 | 9.85/100 N/A |
| 4 | | 5600 W. Canal Drive | owned | | fixed parking | | |
| 5 | Human Services | 2624 W. Kennewick Ave., Kennewick | owned | -office | fixed parking | 3240 | 0.36 |
| 6 | Detox Center | 1020 S. 7th, Pasco | Bldg owned 50/50 w/Franklin Co. which owns the land | -detox ctr. | fixed | 1500 | 100% |
| 7 | Auditor (Richland) | 101 Wellsian Way Ste E | leased | satellite office | fixed | 1190 | N/A |
| 8 | Prosser Courthouse | 620 Market St., Prosser | owned | -BOCC Offices & hearing room -Treasurer Off. -Assessor's Off. -Auditor's Off. | fixed | 32700/3 | 1.43/ 23% |

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TABLE 9.1 CAPITAL FACILITIES: ADMIN OFFICE & SUPPORT - INVENTORY (10 Yr.)

| # | County (or Other) Facility/ Function | location | owned/ leased | Co. Use (Current) | Bldg. type | Sq. ft./ floors | Size ac/% dev |
|----|--------------------------------------|---|-------------------------|--|--|---------------------------|---------------|
| | | | | -Central Services -a P.A.'s Office Pub. Works -Personnel Dept -a Sheriff Off -Mail room -Court Clerk | | | |
| 9 | Courthouse Annex Bldg | 1120 Prosser Ave., Prosser | owned | Courthouse Storage | fixed bldg. | 5780 on 2 floors | |
| 10 | Courthouse Parking (Prosser) | 703 Main 608 Main 704 Market | owned owned owned | parking parking parking | parking parking parking | 8625 9000 6375 | no |
| 11 | Planning Annex | 1002 Dudley, Prosser | owned | Current & Long Range Planning Offices and Hearing Room | fixed parking | 3776 | 0.29 |
| 12 | Planning Annex parking | Lots 20, 21 & W. 9' of Lot 19 | owned | Planning and Courthouse Parking | parking | N/A | 0.18 |
| 13 | Co-op Extension | 1121 Dudley, Prosser | owned | -storage for elections dept. -auditor office -voting place -WSU Ag., Extension Off. | fixed | 1950/1 | 0.09 |
| 14 | Public Works Yard Kennewick | Ely St., Kennewick Lot 46 Highlands Plat C | owned | -repair shop -equip storage -fuel station -asphalt storage | fixed | 19000 | 2.98/15 |
| 15 | Maint. Shop Parking | Lot 29 Highlands Plat C | owned | parking | parking | parking | 0.86 |
| 16 | Public Works Shop | Prosser | | -Maint Shop -sign shop -truck barn -fuel station | fixed fixed fixed open concrete pad | 20461 7560 3326 | 10 |

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TABLE 9.1 CAPITAL FACILITIES: ADMIN OFFICE & SUPPORT - INVENTORY (10 Yr.)

| # | County (or Other) Facility/ Function | location | owned/ leased | Co. Use (Current) | Bldg. type | Sq. ft./ floors | Size ac/% dev |
|----|---|---------------------------------|------------------|------------------------------------|----------------|--------------------|------------------|
| 17 | Public Works Shop | Kennewick | | | | +/-24379 | |
| 18 | Communications | Chandler Butte, S28-T9-R26 | owned | radio repeater station | block | 100 | 100% |
| 19 | Sheriffs Satellite Office | 46404 Prior Ave Paterson | owned | Sheriff's Office Boat Storage | fixed steel | 1800 | 26000 |
| 20 | 800 MHz Expansion | 1 base and 5 remote Richland | own 1/3 assets | 911 Public Safety Communication | N/A | N/A | N/A |
| 21 | Capital Improvement Plan Roads | County-wide | N/A | Roads | N/A | N/A | N/A |
| 22 | Capital Improvement Plan-Other | Countywide | N/A | Various | N/A | N/A | N/A |

named Water System Management operate SMA's in Benton County. If a system loses its owner/operator due to non-compliance the system goes into "receivership". During receivership actions, DOH meets with water systems owners and users to discuss restructuring options. If no other SMA or person is willing to be named as a receiver the court appoints the county as receiver. At present the county is in receivership of one such water system, with the City of Richland Satellite Management Agency operating the system.

New state regulations were enacted in 1995 for on-site septic systems. Many of the changes were in response to pollution problems on the west side of the state caused by inadequate treatment performance capability of very gravely, or coarse sand soils. The criteria for sewage treatment of these soils may include minimum land area requirements, or special engineered systems, i.e., mound, sand line trench systems, etc. There are several areas in the County where these soils exist. The Benton-Franklin Health District oversees the placement and permitting of onsite sewer systems. Those systems over 3,500 gallons per day are permitted through the Department of Ecology.

Future Considerations

On-site water and waste systems for multiple users may be a desirable alternative to the single user systems and the extension of municipal systems. The option to cluster development in rural areas opens the opportunities for the use of such systems.

In the rural communities of Whitstran,

Paterson, Plymouth and Finley, there is a desire among residents for public water systems which are perceived to be more affordable than individual wells. If such systems were to become a reality the logical next step could be public waste disposal systems.

A water resource management program to conserve and maintain the County's groundwater supply will be necessary to provide a long term dependable supply sufficient to sustain the future needs for potable water and water for agricultural purposes.

SOLID WASTE

[The "2013 Benton County Comprehensive Solid Waste Management and Moderate Risk Waste Management Plan" \(2013 Plan\) provides background and guidance for a long-term approach to solid waste and moderate risk waste \(MRW\) management in the region. This 2013 Plan comprises the combined comprehensive solid waste management plan \(CSWMP\) and Local Hazardous Waste/Moderate Risk Waste \(MRW\) Plan for the incorporated and unincorporated areas of Benton County \(combined Plan\).](#)

[The purpose of this 2013 Plan is to serve as a "roadmap" to managing the comprehensive solid waste and MRW management systems in Benton County. The 2013 Plan was developed as a joint effort of Benton County and the cities of Benton City, Kennewick, Prosser, Richland, and West Richland. It is intended to provide citizens and decision makers in Benton County with a guide to](#)

implement, monitor, and evaluate future activities in the solid waste for a 20-year period. The recommendations for the 2013 Plan not only guide local decision makers, but substantiate the need for local funds and state grants to underwrite solid waste and MRW projects.

The only public solid waste disposal site currently operating in Benton County is the Horn Rapids Sanitary Landfill, owned and operated by the City of Richland. The Richland Landfill provides free service to residents of the City of Richland and charges all others for the use of the facility.

Beginning in 1990, another landfill Columbia Ridge Landfill, located in Arlington, Oregon, began providing disposal service to the Cities of Kennewick and Prosser, and some areas of the unincorporated county. The New Age Landfill operates a facility in Pasco which is in Franklin County. In Klickitat County, Rebanco operates a regional landfill which receives waste from Basin Disposal and Ed's Disposal locally, and regionally from the Seattle and Portland metropolitan areas.

Currently the Cities of Kennewick and Prosser have transfer stations. The Prosser transfer station can be used by city residents only. Waste Management of Kennewick operates a transfer station on 27th Avenue in Kennewick.

The Hanford Reservation provides for its own disposal services at its Central Landfill located within the reservation. The majority of the solid waste generated within the Hanford Reservation is taken to the Central Landfill for disposal however the Washington Public Power Supply

System hauls its waste to the Richland Landfill.

Garbage service in the unincorporated portions of Benton County is voluntary. The following are refuse haulers franchised by the WUTC for Benton County:

Basin Disposal, Inc., Pasco, WA.

Ed's Disposal, Inc., Pasco, WA.

Waste Management of Kennewick

Waste Management of Seattle

Sanitary Disposal, Inc. Hermiston, Ore.

Current Trends

Presently, Benton County has no landfill facility or transfer station program in place to facilitate waste transfer from areas of the unincorporated county to a landfill. Illegal dumping of large items, i.e., furniture, refrigerators, tires, etc., has become a serious problem for rural landowners and farmers in the rural area.

The number one response in the Rural Visioning Survey taken in 1992 by county residents when asked, "What detracts from your enjoyment of rural living", was junk and garbage (i.e., residential junk, roadside trash, people dumping in rural areas, etc.). This sentiment was reiterated in every rural planning area of the county during the GMA comprehensive planning process.

According to the Benton County Sheriffs Department illegal dumping persists in Benton County with problem areas occurring in the south of Finley, all areas of Horseheaven and the Roza north of Prosser. Large articles: appliances, furniture, construction debris, automotive parts, tires, etc., are items typically dumped

on rural residents.

Future Considerations

In concert with a heightened effort to enforce existing ordinances and educate the public to not dump illegally, transfer stations located to serve residents of unincorporated Benton County could reduce illegal dumping and junk accumulations on private property. Transfer stations would also provide the necessary service and convenience to county residents, many who have landfill hauling distances of over 50 miles. Additionally, as a counterpart to locating transfer sites a solid waste site(s) may be appropriate for the long term.

The Benton and Franklin Counties Comprehensive Solid Waste Plan prepared by Parametrix Inc., at the direction of the Benton Franklin Regional Council in 1994 provides figures indicating solid waste generation projections for Benton and Franklin Counties in Table 10.3.

TABLE 10.3 Benton and Franklin Counties Solid Waste Generation Projections²

| Year | Population | Tons Disposed |
|------|------------|---------------|
| 2000 | 173,400 | 164,900 |
| 2005 | 185,100 | 176,100 |
| 2010 | 197,800 | 188,200 |
| 2013 | 205,800 | 195,700 |

These projections were developed under the following assumptions:

- ! ~~The waste generation rate will remain the same through the planning period.~~
- ! ~~Existing recycled materials will~~

² Benton and Franklin Counties Comprehensive Solid Waste Management Plan, 1994.

~~continue to be marketed.~~

- ! ~~There will not be a major reduction in the waste stream due to new composting or recycling facilities.~~

SPECIAL SERVICE PROVIDERS

School Districts

The County is divided into seven school districts, the boundaries of which are shown on Map Figure 10-5. All districts are located entirely within the County, with the exception of the Grandview District, which is principally located in Yakima County but includes approximately six square miles of Benton County (stretching three miles north and south of Highway 12 at the Yakima County line).

All school districts offer kindergarten through twelfth grade education except the Paterson School District, which contracts grades 6-12 (middle and high school levels) with the Prosser School District. Public school districts and pupil enrollments for each district for the 2004-05 school year are presented in Table 10.4.

TABLE 10.4 SCHOOL DISTRICT ENROLLMENT³

| DISTRICT | ENROLLMENT |
|-----------------|------------|
| PROSSER #116 | 2,842 |
| PATERSON #50 | 100 |
| RICHLAND #400 | 9,911 |
| KENNEWICK #17 | 14,500 |
| BENTON CITY #52 | 1,653 |
| FINLEY #53 | 965 |
| GRANDVIEW #200 | 3,115 |

Higher Learning

Increasingly, education is the key to

³ 2005 Washington State Yearbook