

DETERMINATION OF NONSIGNIFICANCE

Description of proposal: The applicants are seeking a Conditional Use Permit for the operation of an event center for weddings, reunions, anniversaries, birthday parties, etc. (Wine Country Gardens). The events are to be conducted on a 4.77 acre parcel of land. The property is in the Rural Lands 5 Zoning District. This property is located in an area of single-family residential homes and large pastures and grape fields. Two existing buildings are presently on the property: (1) 800 sq. ft. kitchen, restroom and brides' room and (2) the other building a 4,200 sq. ft. covered outside patio with an outdoor refreshment area and dance floor.

Proponent Adam/Maria Milanez
16302 N Bone Road
Prosser, WA 99350

File No. EA 2014-019

Location of proposal: The property is at 16302 N. Bone Road - Prosser, WA 99350 in the East Half of the Northeast Quarter of the Southeast Quarter of the Northwest Quarter in Section 29, Township 9 North, Range 24 East W.M.

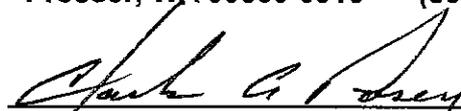
Lead agency BENTON COUNTY

The lead agency for this proposal has determined that it does not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) is not required under RCW 43.21C.030(2)(c). This decision was made after review of a completed environmental checklist and other information on file with the lead agency. This information is available to the public on request.

THERE IS NO COMMENT PERIOD FOR THIS DNS DETERMINATION

Responsible Official **MICHAEL E. SHUTTLEWORTH, PLANNING MANAGER**
Benton County Planning Dept.
Post Office Box 910 PHONE: (509) 786-5612
Prosser, WA 99350-0910 (509) 736-3086

Date June 23, 2014



CLARK A. POSEY, SENIOR PLANNER

There is no agency appeal.

DISTRIBUTION:

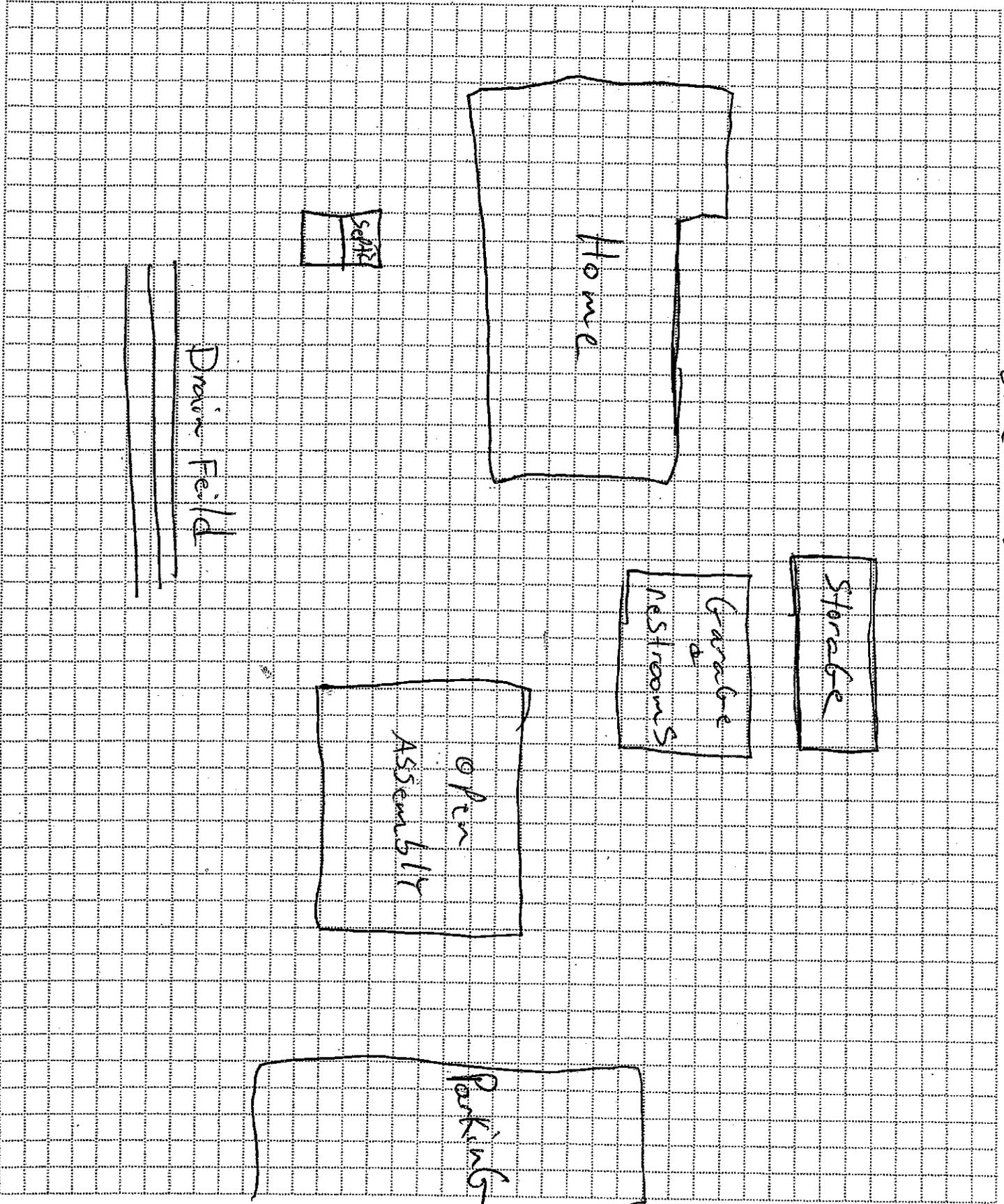
Benton County Building Office/Benton County Code Enforcement
Department of Natural Resources
Benton Clean Air Authority
Benton County Engineer
Benton-Franklin Dist. Health Department
Department of Transportation
Washington State Department of Health
Department of Ecology - Olympia Yakima
Fire District No. 3
Benton County Fire Marshal
Dept. of Fish and Wildlife
Dept. of Reclamation
Dept. of Archeological/Historic Preservation
Bureau of Land Management
Futurewise
Natural Resources Conservation District
Dept. of Agriculture
Corps of Engineers
SVID

SITE PLAN FOR _____

Scale 1" = 50' or 1" = 100'

Please specify

PLEASE INDICATE NORTH



Bone Rd.

