



**STATE ENVIRONMENTAL POLICY ACT (SEPA)
DETERMINATION OF NON-SIGNIFICANCE (DNS)
NOTICE OF DECISION
SDT2021-00038 7-ELEVEN GAS STATION DEMOLITION**

Date of Issuance: April 2, 2021
Lead Agency: City of Sammamish, Department of Community Development
Agency Contact: Mark Newman – Associate Planner
Project Description: Decommissioning and removal of three 12,000-gallon underground storage tanks (storing unleaded gasoline) accessory to the existing 7-Eleven gasoline service station. Both the underground storage tanks and the gasoline service station with canopy will be demolished to allow for a new retail land use to occupy the site.

Pursuant to WAC 197-11-800(2)(h), the proposed action is not categorically exempt from review as the removal of impervious underground tanks exceeds 10,000 gallons and the site is not located on agricultural or industrial lands. Demolition building permits which require SEPA review are considered Type 2 land use applications, reviewed and approved administratively, no public hearing is required. This permit is subject to the Type 2 application review process described in SMC 20.05.

Project Location: Parcel No.: 6055500005, 3302 East Lake Sammamish Parkway SE, Sammamish, WA 98075
Applicant: Jennifer Dart, 7-Eleven, Inc., PO Box 711, Dallas, TX 75221
Applicant Agent: Paul Fairbairn, Stantec Consulting Services Inc., 1687 114th Ave SE, Suite 100 Bellevue, WA 98004
Other Permits: Building Permit
Online Documents: <https://spaces.hightail.com/space/ovw4cj0na1>

The lead agency for this proposal has determined that it does not have a probable significant adverse impact on the environment in that appropriate mitigation measures will be installed to prevent soil and ground contamination. An environmental impact statement (EIS) is not required under RCW 43.21C.030(2)(c). This decision was made after review of a completed geotechnical report, plan set, and other information on file with the lead agency. This information is available at the above online repository link.

This DNS is issued under the optional DNS process specified in WAC 197-11-355; the lead agency will not act on this proposal for 21 days from the date below. Appeals must be submitted in writing with the appropriate fee and received by the deadline described below.

Signature: Mark Newman

Date of Issuance: April 2, 2021

Project Manager:

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SEPA Responsible Official:

Avril Baty, AICP, Current Planning & Permit Center Manager
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You may appeal this SEPA Threshold Mitigated Determination of Non-Significance

SEPA Appeal Deadline: Per SMC 20.10.080 and 20.15.130, appeal of a Type 2 Decision must be submitted in writing with the appropriate filing fee (\$250.00) and postmarked by 5:00 p.m. on the last day of the appeal. Appeal must be addressed to the SEPA Responsible Official. The Appeal Form can be found on the Hearing Examiner's webpage at: <https://www.sammamish.us/government/city-clerk/hearings-examiner/>.

Appeal of the Project SEPA MDNS must be received at the address above by

April 23, 2021 at 5:00 p.m. per SMC 20.15.130.