

Purpose of checklist

Governmental agencies use this checklist to help determine whether the environmental impacts of your proposal are significant. This information is also helpful to determine if available avoidance, minimization, or compensatory mitigation measures will address the probable significant impacts or if an environmental impact statement will be prepared to further analyze the proposal.

A. Background

[Find help answering background questions](https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-A-Background)²

1. Name of proposed project, if applicable:

Haley Property – Initial Park Development

2. Name of applicant:

Washington State Parks and Recreation Commission

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

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4. Date checklist prepared:

November 2022-May 2025

5. Agency requesting checklist:

Washington State Parks and Recreation Commission

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

Project construction is expected to begin as soon as all applicable permits and approvals are in place. The project is anticipated to begin Spring of 2026, take approximately 120 days, and be completed in the Summer of 2026.

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

No.

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

² <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-A-Background>

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

Geotechnical Report (Krazen & Associates, Inc.; May 2023)

Cultural Resources Survey (SRI, final report pending)

Critical Areas Report (Marine Surveys Assessments, June 2023)

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.

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

Shoreline Substantial Development Permit (Conditional Use) – Pierce County

Hydraulic Project Approval- Washington Department of Fish and Wildlife

Building Permit – Pierce County

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.)

Washington State Parks is proposing the initial development of the Haley Property to provide the first developed facilities in the park. Parks proposes the following development: access road, parking lot, ADA trail and overlook, and trail improvements.

The access road will be asphalt and approximately 183' long and 24' wide off Jackson Lake Rd leading into the new parking lot. A standard park gate will be installed approximately 25' away from turning out onto Jackson Lake Rd.

The asphalt parking lot will be 10,500 square feet (SF) including 21 parking spaces, 2 of which will be ADA parking spaces. Within the parking lot area there will be a 16' x 24' x 20' picnic shelter, 16' x 15' x 8.9' CXT double vault toilet, and 6' tall kiosk. Included will be approximately 7,000 SF of plantings parking area including: Kinnikinnick (*Arctostaphylos uva-ursi*), Roemer's Fescue (*Festuca roemerii*), Oregon Grape (*Mahonia nervosa*), Pacific Rhododendron (*Rhododend*), and a mixed native wildflower mix.

The ADA trail will be a 6ft wide, 1 mile long asphalt trail beginning at the proposed parking lot and ending at proposed overlook. The overlook will have a 13' x 18' x 12.8' gazebo with open air siding for park visitors to look out upon the landscape.

The trail improvements include installing a new 4' wide switchback trail that will be cut into the hillside below the proposed overlook, after which it will reconnect with the existing trail, a 154 ft long 6ft wide diamond pier boardwalk decked with wood planks through wetland, and installing approximately 30 LF of box steps comprised of 16, 6"x 8"x 4' long pressure treated timber planks laid on the 8" side.

- 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.

Haley State Park is in Pierce County, Washington on 3564 Jackson Lake Rd NW, Lakebay, WA 98349. Tax Parcel Number: 0021233074. Section 22 and 23, Township 21N, Range 1E.

B.Environmental Elements

1. Earth

[Find help answering earth questions](#)³

a. General description of the site:

Haley State Park is a 178-acre park located on the Key Peninsula, with an existing 1.5-mile-long trail consisting of a dirt footpath from Jackson Lake Road down to a coastal lagoon and the shoreline of the Puget Sound.

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

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

The proposed project is adjacent to a bluff. Although the work area is fairly flat with slopes ranging from 5-15%, the adjacent slope is extremely steep.

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.

Per the USDA Web Soil Survey Database (accessed 05/01/2025) Harstine gravelly ashy sandy loam is the dominant soil on site.

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

Yes, a Geotech report was conducted for the project on May 31, 2023. The Pierce County Public GIS website shows the site of the proposed gazebo on a mapped landslide hazard area. The Washington State Department of Ecology Coastal Zone Atlas shows the proposed gazebo is mapped on a stable slope; however, the gazebo is directly adjacent

³ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-earth>

to a mapped unstable slope. The Geotech Report concluded that the proposed development will not increase the erosion hazard.

The Geotech report is available upon request.

- 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.**

Parking Lot:

Approximately 37 CY of cut will occur to create the parking lot. Cut will be comprised of native soil and vegetation this includes grading required. Approximately 659 CY of fill will be used for parking, fill will be comprised of granular and native soil, approximately 79 CY of asphalt, and approximately 130 CY of landscaping mulch will be used for landscaping.

Road Improvements

Approximately 1 CY of cut will occur, 247 CY of fill comprised of native soil and granular fill, and 15 CY of asphalt.

ADA Trail

Approximately 300 CY of cut will occur to create the ADA trail, and gazebo. Cut will be comprised of native soil and vegetation; this includes grading required. Fill is approximately 390 CY of native soil and granular rock. Approximately 66 CY of asphalt will be used for the ADA trail.

Other Trail Improvements:

Box steps will require approximately 30 CY of native fill sourced from on-site areas. Approximately 30 CY of cut will be required for the switchbacks cut is comprised of native soil and vegetation.

Totals:

Total materials are approximately 324 Tns of Asphalt, 263 C.Y. of Ballast, 329 C.Y. of CSTC, 2 C.Y. of Foundation Rock, 130 C.Y. of Landscaping Mulch, 1,238 C.Y. of Granular and 98 C.Y. of Native Soils.

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

It is unlikely that the proposed project could create erosion. In the Geo Tech report conducted May 31, 2023, it was determined that the proposed development will not increase the erosion hazard. TESC measures listed below in Section B.1.h will be implemented to prevent any unanticipated erosion due to the proposed project.

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

Currently there is 0 sqft of impervious surfaces, after completion will be 47,0874 sqft. This will be comprised of an ADA trail, parking lot and an access road.

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

Best Management Practices (BMP), as outlined in the Ecology stormwater manual, will be employed to control erosion. The following BMP's that will be implemented include:

- Equipment access mats will be placed at locations with saturated soil prior to traversal of motorized construction equipment across these areas and removed when such traversal is no longer deemed necessary.
- Work will be conducted and staged on an impervious surface to the highest extent possible.
- Equipment will be checked daily for leaks prior to beginning construction.
- Construction fencing and minimizing removal of vegetation to only what is necessary to complete the project will be implemented to avoid temporary construction related impacts.
- Working during the summer dry season.
- Closing off the area to the public during construction (Parks will provide additional signage to enforce this).
- Spill Kits will be required onsite during construction.
- Tree protection fence will be used during construction to protect vegetation and soil structure.
- Construction limits will be clearly flagged when working in or adjacent to critical areas and their respective buffers.
- Silt fence or straw wattles will be installed along the proposed Ada trail, trail improvements, access road and parking during all cutting and filling activities.
- Staging and turnaround areas will have geo textile mat placed on ground prior to disturbance, and area will be revegetated and returned to previous condition.
- Any disturbed earth resulting from construction activity will be covered with mulch to mitigate sediment runoff.

Any removed vegetation will be chipped/mulched and re-used onsite. Any native perennials located in the construction impact area will be transplanted to other areas onsite, safely away from construction activities.

2. Air

[Find help answering air questions](#)⁴

- 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.**

Although quantities are unknown, some material, application odors, site dust, and equipment exhaust are expected during construction. Emissions from construction activities would be temporary, minor and only occur during construction. The completed project will not result in any emissions.

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

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

No, there are no off-site sources of emissions or odor that may affect your proposal.

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

The contractor will be instructed to ensure that equipment is in proper working condition, and to shut off equipment when not in use. The emissions associated with construction will be minor and temporary.

3. Water

[Find help answering water questions](#)⁵

- a. Surface:**

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

- 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.**

Marine Surveys and Assessments (MSA) were hired by Washington State Parks to conduct a wetland and Habitat Assessment Report. MSA biologists identified and documented two Type N1 streams and one Type N2 stream. Along with the streams, MSA identified and delineated three wetlands including two freshwater wetlands and one lagoon wetland.

The only portions of the proposed project which are located within any of the above bodies of water are the middle section of trail which goes over the N2 stream, the proposed boardwalk which crosses through Wetland D and over an N1 stream outlet, and the box steps in Wetland C wetland buffer. Both sections of the trail have existing compacted dirt footpaths, as well as existing culverts. In the middle section of the existing footpath where the N2 stream is located, the proposed ADA paved trail will not expand the existing width or footprint of the trail.

The proposed boardwalk, which crosses through a category IV Wetland, will not be wider than the existing trail, and will be constructed on elevated diamond piers to reduce any possible negative effects to the wetland, stream, or coastal lagoon habitats. This elevated boardwalk may even benefit the Wetland, as currently hikers walk directly through the wetland, thus compacting the soil and potentially causing erosion.

To install proposed box steps on existing trail approximately 30 CY of native fill is proposed to be placed through a category III wetland buffer, creating 286 SF of

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

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

permanent buffer impacts. The area disturbed outside of the existing trail will be replanted, majority of fill will be placed within the existing trail footprint. No fill will be placed into wetlands due to the proposed project.

The Habitat Assessment Report is available upon request.

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.

Yes, the boardwalk installation will be within 200 feet of Case inlet. Paving of the ADA trail will occur within 200 feet of a N2 stream (see plans for details), and box steps will be installed within wetland buffer. None of the work described above will directly impact streams or wetlands.

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.

There will be no fill or dredge material that would be placed in or removed from surface waters or wetlands. Diamond piers will be used to avoid fill from being placed in wetlands. Approximately 263 SF of native fill will be placed in a category IV wetland buffer. The ADA trail will reduce its width from 6-feet to the existing 4-feet for approximately 20-feet in length, thus there will be no increase in the overall trail footprint within the 25-ft N2 stream buffer. No loss of function to surface waters or wetlands will occur due to the proposed project.

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

No, proposed project will not require surface water withdrawals or diversions.

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

Yes, FEMA map (accessed March 10, 2025) states within the proposed project and areas to the south as a Zone AE flood hazard area, which means that it is a high-risk flood area identified by FEMA.

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, there will be no discharges of waste materials to surfaces waters.

b. Ground:

[Find help answering ground water questions](https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water/Environmental-elements-Groundwater)⁷

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

⁷ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water/Environmental-elements-Groundwater>

quantities withdrawn from the well. Will water be discharged to groundwater? Give a general description, purpose, and approximate quantities if known.

Groundwater will not be affected due to the proposed project.

- 2. Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (domestic sewage; industrial, containing the following chemicals...; agricultural; etc.). Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve.**

There will be no water material discharged into the ground.

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.**

The proposed project may increase stormwater slightly due to the increase in impervious surfacing. However, stormwater runoff will continue to sheet flow into surrounding vegetation as it currently does. The sheet flow collection is transported by natural flow paths to filter strips, with no storage facilities. No change in historical flow paths will occur due to proposed project.

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

Though not anticipated, Parks will ensure all BMP's are implemented and all permits are applied. BMPs include but are not limited to:

- Use silt fence for all paving, clearing and grading activities
- Flag and identify clearing limits
- Ensuring the proper working order of equipment and use of sediment control measures will be implemented.
- All construction debris from the project will be disposed of at an approved upland facility.

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

No, runoff will continue to sheet flow into existing vegetation, no alteration to historical drainage patterns will occur due to proposed project.

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

We will be utilizing historical flow paths through built filter strips for runoff. Silt fence will be placed around work done at the parking lot and overlook. Parks will comply with all county stormwater requirements.

4. Plants

[Find help answering plants questions](#)

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

- ☒ deciduous tree: alder, maple, aspen, other
- ☒ evergreen tree: fir, cedar, pine, other
- ☒ shrubs
- ☒ grass
- ☐ pasture
- ☐ crop or grain
- ☐ orchards, vineyards, or other permanent crops.
- ☐ wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other
- ☐ water plants: water lily, eelgrass, milfoil, other
- ☐ other types of vegetation

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

Vegetation removal and disturbance will be limited to what is necessary to complete construction activities.

Approximately 22,458 SF will need to be cleared and grubbed for the parking and entrance road. For the ADA trail, gazebo and trail improvements approximately 61,861 SF of vegetation will need to be cleared and grubbed. The vegetation within the Haley Property consists mainly of mixed conifer woodlands, interspersed with thick stand of mature Evergreen Huckleberry (*Vaccinium ovatum*). Closer to Jackson Lake Road, some of the woodland is younger and more disturbed with more invasive species encroachment.

The following number of trees and their species are proposed to be removed for the entire project: 27 Douglas Firs (*Pseudotsuga menziesii*), and 1 Red Alder (*Alnus rubra*).

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

The Washington Department of Natural Resources' Natural Heritage Program GIS database does not indicate the presence of any threatened or endangered plant species.

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

Vegetation removal and disturbance will be limited to what is necessary to complete construction activities. Some of the current walking paths will be rehabbed to natural vegetation to discourage the use and avoid social trails. Approximately 7,000 SF of the following species will be planted in the parking area: Kinnikinnick (*Arctostaphylos uva-ursi*), Roemer's Fescue (*Festuca roemerii*), Oregon Grape (*Mahonia nervosa*), Pacific Rhododendron (*Rhododendron macrophyllum*), and a mixed native wildflower mix.

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

The project area includes the following noxious weeds: English Ivy (*Hedera helix*), Himalayan Blackberry (*Rubus armeniacus*), and Holly (*Ilex spp.*).

5. Animals

[Find help answering animal questions](#)⁸

- a. **List any birds and other animals that have been observed on or near the site or are known to be on or near the site.**

Examples include:

- **Birds:** hawk, heron, eagle, songbirds, other:
- **Mammals:** deer, bear, elk, beaver, other:
- **Fish:** bass, salmon, trout, herring, shellfish, other:

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

According to the U.S. Fish and Wildlife Services Information for Planning and Consulting (IPaC) Tool (accessed July 2024, and the NOAA Fisheries Protects Resources App (accessed July, 2024), and the WDFW PHS database states following species may potentially be found near the project site:

- North American Wolverine *Gulo gulo*
- Marbled murrelet *Brachyramphus marmoratus*
- Yellow-billed cuckoo *Coccyzus americanus*
- Bull Trout *Salvelinus confluentus*
- Monarch Butterfly *Danaus plexippus*
- Great Blue Heron *Ardea Herodias* (breeding area)

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

Yes, this project is located within the Pacific Flyway.

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

Proposed work includes the minimum footprint needed to meet the park's recreational needs. In addition, the majority of the proposed project is occurring in the existing footprint of the trail and will be located outside of the documented critical habitat areas and associated buffers to avoid impacts to habitat.

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

⁸ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-5-Animals>

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

6. Energy and natural resources

[Find help answering energy and natural resource questions](#)⁹

- 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.**

There is no energy sources located at the proposed project.

- 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.**

There are no measures to conserve energy as there are no energy sources proposed for the project.

7. Environmental health

[Health Find help with answering environmental health questions](#)¹⁰

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

It is possible that vehicles and equipment could spill or leak hazardous materials, primarily petroleum products (e.g. gas, oil, and lubricants) during construction activities. Best management practices, such as ensuring proper maintenance of vehicles and inspection for leaks prior to use, will be implemented to prevent contamination resulting from the use of vehicles and other equipment for this proposed project.

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

From the Department of Ecology's database "What is My Neighborhood: Toxic Clean Up" there is a cleanup site awaiting cleanup a little over 2 miles away from the proposed project. This cleanup site is not anticipated to affect the project due to its lack of proximity to the 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.**

⁹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-6-Energy-natural-resou>

¹⁰ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-7-Environmental-health>

There are no existing hazardous chemicals/conditions that might affect the project development and design. BMP's will be implemented to ensure that any equipment utilizing hazardous equipment (petroleum products) from leaking.

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.

Vehicles and construction equipment used for this project require petroleum products (e.g. gas, oil, and lubricants). Vehicles and/or machinery may be stored at designated staging areas during construction periods; their use in the project area will be short-term and temporary. Best management practices will be implemented to prevent contamination.

4. Describe special emergency services that might be required.

There will be no special emergency services required due to the proposed project.

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

BMP's will be implemented to reduce and control the potential for environmental health hazards, including the proper maintenance and inspection of construction vehicles and equipment prior to operation.

b. Noise

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

Noise associated with a State Park occurs within the area, including minor noise generated from SR 20. This noise generated in the vicinity of the park will have no effect on the proposed 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)?

Construction-related noise will occur during allowed work hours. This noise will only occur during the timeframe of construction and will return to the pre-construction noise level once construction is completed.

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

The contractor will be instructed to shut off equipment when not in use. Construction activities will only occur during normal day-time working hours.

8. Land and shoreline use

[Find help answering land and shoreline use questions](#)¹¹

- a. What is the current use of the site and adjacent properties? Will the proposal affect current land uses on nearby or adjacent properties? If so, describe.**

The property is currently used as a passive park (Haley State Park Property). The park is undeveloped except for a boot path hiking trail down to the beach. Residences and commercial use properties are located near the park.

- b. Has the project site been used as working farmlands or working forest lands? If so, describe. How much agricultural or forest land of long-term commercial significance will be converted to other uses because of the proposal, if any? If resource lands have not been designated, how many acres in farmland or forest land tax status will be converted to nonfarm or nonforest use?**

No, the proposed project hasn't been used as working farmland or working forest lands.

- 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?**

The proposed project will not affect or be affected by surrounding working farm or forest land normal business operations.

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

There are currently no structures on the site.

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

No structures will be demolished.

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

PR-Parks and Recreation

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

PR-Parks and Recreation

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

The shoreline is designated as Conservancy.

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

Yes, the proposed project area is Haley Property which includes many critical areas. Shoreline, streams, wetlands and steep slopes are known within the project area. Critical area report conducted June, 2023 investigates and determines all critical areas and buffers within project area.

¹¹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-8-Land-shoreline-use>

- 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 as there is no housing currently or proposed at the State Park.

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

None proposed.

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

The proposed project is located within Hayley Property State Park which is used for recreational purposes and zoned PR (Park and Recreation.) The project is consistent with this designation, as it will enhance recreation at the site. Permits will be submitted to Pierce County to ensure consistency with code requirements. The Washington State Parks and Recreation Commission also designates land uses within parks through a process known as Classification and Management Planning (CAMP). The project area is designated as Resource Recreation, Recreation, and Natural. The project is allowed under these designations.

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

None proposed as no impacts to agricultural or forest lands are anticipated. State Parks will consult with Pierce County to ensure that the project complies with local laws and regulations and comprehensive plans.

9. Housing

[Find help answering housing questions](#)¹²

- 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.

¹² <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-9-Housing>

10. Aesthetics

[Find help answering aesthetics questions](#)¹³

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

The tallest height of the proposed structure would be the picnic shelter which is approximately 16 ft tall. The proposed structure will be designed to match the natural landscape surrounding the buildings.

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

No views will be obstructed.

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

All buildings will be built to match the natural landscape which they will reside on.

11. Light and glare

[Find help answering light and glare questions](#)¹⁴

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

There will be no light or glare associated with the proposed project.

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

No, there will not be any light or glare from the finished project.

- 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, as there are no proposed or existing light or glare impacts at the proposed project.

12. Recreation

[Find help answering recreation questions](#)

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

The Haley State Park Property is currently undeveloped with informal recreation consisting of a single boot path hiking trail from Jackson Lake Road to the beach.

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

¹³ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-10-Aesthetics>

¹⁴ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-11-Light-glare>

No. The proposed project would allow for greater access to recreation including an ADA trail to an overlook and improvements to a hiking trail from the proposed overlook.

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

None proposed.

13. Historic and cultural preservation

[Find help answering historic and cultural preservation questions](#)¹⁵

- a. Are there any buildings, structures, or sites, located on or near the site that are over 45 years old listed in or eligible for listing in national, state, or local preservation registers? If so, specifically describe.**

There are no built environment resources over 45 years of age within the project area of impact.

- 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.**

The project is funded through Capital Development funds and subject to Governor's Executive Order 21-02. An archaeological survey of the project area is underway. Only a small portion of the area has been fully investigated for cultural materials and importance thus far, so cultural significance is unknown. However, there are known historic-era sites in the vicinity. The DAHP project number is 2023-03-01472.

The far SW end of the project has been investigated for cultural material for a different project. It was negative for cultural finds. Its reference is below:

Parvey, Michelle, Adam Frugé, and Kevin Donald

2022 Cultural Resources Survey of Four Parcels for the Haley/Sound Lake Land Acquisition Property, Pierce County, Washington. Tierra Right-of-Way Services, Seattle, WA.

Another survey was conducted on the shoreline to the SW of the park and outside of the project area. It too was negative for cultural finds. Its reference is: Kiers, Roger and Pam Trautman

2014 Cultural Resources Survey for a Proposed Haley Geoduck Project Parcel Nos. 0021221017, 0021221035, 0021223007, Pierce County, Washington. OlyArch Services, Olympia, WA.

- 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**

¹⁵ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-13-Historic-cultural-p>

the department of archeology and historic preservation, archaeological surveys, historic maps, GIS data, etc.

WSPRC Historic Preservation Planner will evaluate the buildings in the project area. An Inadvertent Discovery Plan will provide guidelines and directions during construction.

WSPRC will follow consultation procedures under Governor's Executive Order 21-02 with Department of Archaeology and Historic Preservation and tribal consultation partners.

- 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.**

Consultation with the affected Tribes and DAHP will determine the measures proposed to avoid, minimize, or compensate for loss, changes too, and disturbance to resources. The associated discussion, assessment of background information compared with the most recent project plans, and contents of the report documenting the archaeological survey and its results will inform these measures.

14. Transportation

[Find help with answering transportation questions](#)¹⁶

- a. Identify public streets and highways serving the site or affected geographic area and describe proposed access to the existing street system. Show on site plans, if any.**

The nearest major Washington Highway is the Key Peninsula Highway.

- 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?**

There is no public transit to Haley Property.

- c. Will the proposal require any new or improvements to existing roads, streets, pedestrian, bicycle, or state transportation facilities, not including driveways? If so, generally describe (indicate whether public or private).**

A 23-stall parking lot will be constructed for the proposed project. This parking lot includes 2 ADA stalls. This will not require improvements to any public or private roads adjacent to the parks.

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

No.

- e. How many vehicular trips per day would be generated by the completed project or proposal? If known, indicate when peak volumes would occur and what percentage of**

¹⁶ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-14-Transportation>

the volume would be trucks (such as commercial and nonpassenger vehicles). What data or transportation models were used to make these estimates?

Vehicle trips generated from proposed project is unknown. Vehicles will be associated with Park uses, consisting of recreators and park staff. It is anticipated that higher volumes of park visitation will occur during warmer months and less during rainy and colder months of the year.

- f. Will the proposal interfere with, affect, or be affected by the movement of agricultural and forest products on roads or streets in the area? If so, generally describe.**

The proposed project will not interfere with, affect or be affected by the movement of agricultural and forest products.

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

No, measures proposed as there are no anticipated impacts on transportation.

15. Public services

[Find help answering public service questions¹⁷](#)

- 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.**

No.

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

None, as there are no anticipated impacts on public services.

16. Utilities

[Find help answering utilities questions¹⁸](#)

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

- 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.**

No utilities are proposed for this project.

C. Signature

[Find help about who should sign¹⁹](#)

¹⁷ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-15-public-services>

¹⁸ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-16-utilities>

¹⁹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-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.

X Clare Wirzbicki

Type name of signee: Clare Wirzbicki

Position and agency/organization: Environmental Planner, Washington State Parks and Recreation Commission

Date submitted: 05/19/2025