



PUBLIC UTILITY DISTRICT NO. 1
OF MASON COUNTY
N. 21971 Hwy. 101
Shelton, Washington 98584

BOARD OF COMMISSIONERS
MIKE SHEETZ, Commissioner
JACK JANDA, Commissioner
RON GOLD, Commissioner

STATE ENVIRONMENTAL POLICY ACT

Mitigated Determination of NonSignificance

December 8, 2023

Lead agency: *Mason County PUD No. 1*

Agency Contact: *Kristin Masteller, kristinm@mason-pud1.org, (360) 877-5249*

Mason County PUD No. 1 plans to build a new 115 kV substation on a portion of their property (approximately 2.3 acres) located at the corner of Manzanita Rd. and E. McReavy Rd. The substation will connect to the existing infrastructure. Substation construction will include widening the access driveway off E. McReavy Rd., constructing a concrete pad foundation for the transformer equipment, and installation of perimeter fencing. During construction, a stormwater pond will be installed next to the substation to provide runoff water storage. The property was cleared of existing vegetation during previous project development.

Parcel #: 32105-31-00000
Address: 1681 E McReavy Rd, Union, WA 98592
Agency File No: MA17-013

Mason County PUD No. 1 has determined that this proposal will not have a probable significant adverse impact on the environment. Pursuant to WAC 197-11-350(3), the proposal has been clarified, changed, and conditioned to include necessary mitigation measures to avoid, minimize or compensate for probable significant impacts. An environmental impact statement (EIS) is not required under RCW 43.21C.030. The necessary mitigation measures are listed below, the Environmental Checklist is attached and is available at: www.mason-pud1.org or by contacting the District office for a copy.

This determination is based on the following findings and conclusions:

1. Archaeological Resources
 - a. Archaeological or historical resources, such as ruins, sites, buildings, artifacts, fossils, or other objects of antiquity that may have significance from an historical or scientific standpoint, which may be encountered by the developer/contractor, shall not be further disturbed. Developers and contractors shall follow Mason County PUD No. 1's Unanticipated Discovery Plan (UDP) during all project activities at the site. If the developer/contractor encounters any such resources, he/she shall immediately stop work and notify Mason County PUD No. 1 and the Washington State Department of Archaeology and Historic Preservation. Failure to do so may result in civil penalties.
2. Hours of Operation
 - a. Noise associated with this application shall not exceed what is allowed under Mason County Code 9.36. Construction operations shall start no earlier than 7:00 AM and shall end before 8:00 PM on a daily basis.



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3. Land Modification Permit
 - a. If more than 200 cubic yards of earth is to be moved and/or regarded – a Land Modification Permit (aka Grading Permit) will be required by the Mason County Building Dept.
4. Storm water & Erosion Control
 - a. Escape of silty water or mud from this property shall be considered a violation of County and State storm water management regulations and could subject the applicant(s) to civil fines or penalties. Current and future development of this site shall comply with the MCC 14.48 and 2012 WSDOE Stormwater Manual as amended. Such triggering activity includes, but isn't necessarily limited to stumping, grading, and road construction. The applicant is preparing a SWPPP and Construction Stormwater Permit Notice of Intent for the substation and stormwater pond construction. The applicant shall follow the recommendations of these documents.

Appeal process: There is no Agency Appeal for this MDNS.

This MDNS is issued under WAC 197-11-350 and the comment period will end on December 22, 2023. Comments on this DNS must be submitted by December 22, 2023 and must be sent to:

Kristin Masteller, General Manager
Mason County PUD No. 1
21971 N. Hwy 101, Shelton, WA 98584,
(360) 877-5249
kristinm@mason-pud1.org

Handwritten signature of Kristin Masteller in blue ink, underlined.

Date: 12/08/2023