

Pacific County Department of Community Development

SOUTH BEND OFFICE

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South Bend, WA 98586

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dcd@co.pacific.wa.us

PLANNING • ENVIRONMENTAL HEALTH • BUILDING



LONG BEACH OFFICE

7013 Sandridge Road
Long Beach, WA 98631

(360)642-9382
FAX (360)642-9387
Naselle (360)484-7136

REFERRAL: Berry LLC Cranberry Farm Irrigation and Road Repair Project - SEPA

DATE: July 17th, 2024

TO:

| | |
|--|--|
| <input type="checkbox"/> PACIFIC COUNTY BLDG. DIVISION | <input type="checkbox"/> DPW/LADO/ROADS |
| <input type="checkbox"/> ENVIRONMENTAL HEALTH | <input type="checkbox"/> ASSESSOR'S OFFICE |
| <input checked="" type="checkbox"/> DEPT. OF ECOLOGY (SHORELANDS REVIEW) | <input checked="" type="checkbox"/> DEPT. OF ECOLOGY (SEPA REVIEW) |
| <input checked="" type="checkbox"/> WA. ST. DEPT. OF FISH & WILDLIFE | <input type="checkbox"/> US DEPT. OF FISH & WILDLIFE |
| <input checked="" type="checkbox"/> DEPT. OF NATURAL RESOURCES | <input checked="" type="checkbox"/> ARMY CORPS OF ENGINEERS |
| <input type="checkbox"/> PACIFIC CO. FIRE DIST. AREA | <input type="checkbox"/> PACIFIC TRANSIT SYSTEM |
| <input type="checkbox"/> OCEAN PARK WATER SYSTEM | <input type="checkbox"/> PACIFIC COUNTY PUD |
| <input type="checkbox"/> WASH. STATE PARKS & REC. COMM. | <input type="checkbox"/> GILLNETTER'S ASSOC. |
| <input type="checkbox"/> CRABBER'S ASSOCIATION | <input type="checkbox"/> OYSTERMEN'S ASSOC. |
| <input type="checkbox"/> WSDOT | <input type="checkbox"/> OTHER |

FROM: PACIFIC COUNTY DEPT. OF COMMUNITY DEVELOPMENT
ATTN. Zane Johnson, Senior Planner

RE: AGENCY COMMENTS PER ENCLOSED REFERRAL. FILE NO. P2400473

SUBMITTED BY: Pacific County Conservation District on behalf of Berry LLC – Erin Glenn

PROPOSAL:

Pacific County Conservation District proposes to repair a total of 5 erosion sites along the existing access roads within the Cranguyma Cranberry Farm. The erosion has occurred along Gile Lake where the existing drainage control pipes cross under the existing roads to provide drainage control for the cranberry bogs during irrigation and harvest activities. The erosion has scoured out the areas around the control pipes, which has led to several access road failures. Total failure along these roads would compromise the existing cranberry bogs. The applicants have proposed to replace 5 of the existing pipes where erosion and road loss has occurred. This will include placing rip rap scour pads at the pipe outlets to prevent future erosion from occurring. Rock fill will then be placed around the pipe to restore the existing roadways back to similar configurations. Unintentional impacts to the surrounding critical areas will be required to be restored to ensure no loss of ecological functions occur from the project. The proposed project is designed to prevent future erosion at the drainage control pipes. By doing this, the applicants hope to protect the existing cranberry bogs and restore access, while also improving the water quality of Gile Lake by preventing future erosion.

Please submit your comments regarding the proposed project to the Department of Community Development by July 31st, 2024. If comments are not submitted by the indicated date, our office will assume that the agency has no comment regarding the project.

NOTICE OF APPLICATION SEPA DETERMINATION OF NON-SIGNIFICANCE

Case No (s): P2400473

Description of Proposal: Pacific County Conservation District proposes to repair a total of 5 erosion sites along the existing access roads within the Cranguyma Cranberry Farm. The erosion has occurred along Gile Lake where the existing drainage control pipes cross under the existing roads to provide drainage control for the cranberry bogs during irrigation and harvest activities. The erosion has scoured out the areas around the control pipes, which has led to several access road failures. Total failure along these roads would compromise the existing cranberry bogs. The applicants have proposed to replace 5 of the existing pipes where erosion and road loss has occurred. This will include placing rip rap scour pads at the pipe outlets to prevent future erosion from occurring. Rock fill will then be placed around the pipe to restore the existing roadways back to similar configurations. Unintentional impacts to the surrounding critical areas will be required to be restored to ensure no loss of ecological functions occur from the project. The proposed project is designed to prevent future erosion at the drainage control pipes. By doing this, the applicants hope to protect the existing cranberry bogs and restore access, while also improving the water quality of Gile Lake by preventing future erosion.

Proponent(s): Berry LLC (Owner) & Pacific County Conservation District (applicant)

Location of Proposal: The proposed work will take place on Cranguyma Farm located at 4201 113th Ln. in Long Beach, Washington. The County Assessor's Parcel number is 10110321059; located in Section 03, Township 10 North, Range 11 West of W.M.

Lead Agency: Pacific County Department of Community Development.

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.

Any person desiring to express his or her views or to be notified of the action taken on this application should notify Zane Johnson, Senior Planner, Pacific County Department of Community Development, 7013 Sandridge Rd, Long Beach, WA 98631.

This DNS is issued under WAC 197-11-340 (2); the lead agency will not act on this proposal for 14 days from the date below. Comments must be submitted for the SEPA Determination of Non-Significance by July 31st, 2024.

| | |
|-----------------------|-------------------------------------|
| Responsible Official: | Zane Johnson |
| Position/Title: | Senior Planner |
| Phone: | (360) 875-9356 |
| Address: | P.O. Box 68 South Bend, WA 98586 |

Date of Publication: July 17th, 2024

Name: Berry LLC

Parcel No.: 10110321059

Description: SEPA + CARL Exemption - Erosion Control

License Application No.: _____

| Department Review | Date Routed | Action | Action Date | Signature | Comments/Notes |
|---|-------------|-----------------|-------------|---------------|--|
| Planning P2400472 CE 7/3/24 P2400473 SEPA | | | | | |
| Roads | | | | | |
| LADO/ Floodplain | | | | | |
| Building | | | | | Electronic Plan Log Complete? Yes <input type="checkbox"/> Workflow Complete? Yes <input type="checkbox"/> Scanned: Yes <input type="checkbox"/> No <input type="checkbox"/> |
| Health | | | | | |
| | | | | | |
| App/Tech | 95 | Septic Site Rvw | | Zoning | Special Use |
| State B/C | | Septic Eval | | CARL Exem | Variance |
| Building | | Septic Install | | Road Appr | Reasonable Use |
| Plan Check | | Septic Repair | | Shoreline | Short Plat |
| Manu Home | | Design Review | | Floodplain | BLA |
| MHT | | Winter Hold | | LADO | Public Notice |
| Fire/Life Safety | | Well | | Wetland Delin | Revision Fee |
| Fireworks | | Plan Review | | Cond Use | |
| Penalty Fee | | License | | SEPA | 400 |

Rolled set of building plans? Yes ☐ No ☐

Added to Electronic Bldg. Plan Log? Yes ☐ No ☐

Fees Received

| Date Received | Amount |
|-----------------|------------|
| INVOICED 7/3/24 | \$ 1015.00 |
| | |
| | |

Balance Due: _____ Date Issued: _____ Issued to: _____

Notes:



Development Permit Application
Pacific County Department of Community Development
Internet Address: www.co.pacific.wa.us

OFFICE USE ONLY

PERMIT FEES: \$1015.00

Issued Date: _____

Issued By: _____

RECEIVED

JUL 1 2024

DEPT. OF COMMUNITY DEVELOPMENT
PACIFIC COUNTY, SOUTH BEND, WA

PROPERTY OWNER INFORMATION

☐ Contact Person

Name: Candy Glenn or Erin Glenn

Mailing Address: 3284 113th Lane

City/State/Zip: Long Beach, WA 98631

Phone: 360 244 1553 Phone: _____

Email: cranguymafarms@yahoo.com

APPLICANT INFORMATION

☐ Contact Person

Name: Pacific Conservation District: Lorenzo C.

Mailing Address: PO Box 336

City/State/Zip: South Bend WA 98586

Phone: 360 875 6735 Phone: 360 214 9176

Email: lchurape@pacificcd.org

DESCRIPTION OF WORK

Cranberry farm road and drainage repair

JOB SITE INFORMATION AND LOCATION

Job Site Address: 4201 113th Lane Long Beach

Tax Parcel ID No.: 10110321059

Legal Description: 101103 059; Parcel 2 BK-23 Pg-73

Township/Range/Section 1 1

Directions to Site: _____

Legal Description and Tax Parcel Number can be found on your tax statement, the Pacific County web site address listed above or by calling the Assessor's office at 360-642-9301 or 360-875-9301. **Applications cannot be processed without this information.**

Note: If your property is in a current use program (timber, farm, agricultural, or open space), contact the Assessor before applying, as taxes may be due.

All permits shall be picked up within 30 days of notification by the Department of Community Development that the permit is ready for issuance. Failure to pick up the outstanding permit(s) and pay all outstanding fees within the specified timeframe shall result in the forfeiture of all permit documentation and all application fees paid to date on that project. Any subsequent permitting on the same parcel by the same property owner requires the submittal of new permit application materials and the payment of all new fees at the time of application.

I authorize employees and officials of Pacific County and/or the Flood Control Zone District No. 1 of Pacific County the right to enter and remain on the property in question to determine whether a permit should be issued and whether special conditions should be placed on any issued permit. I have the legal authority to grant such access to the property in question.

I also acknowledge that if a permit is issued for land development activities, no terms of the permit can be violated without further approval by the permitting entity. I understand that the granting of a permit does not authorize anyone to violate in any way any federal, state, or local law/regulation pertaining to development activities associated with a permit.

I hereby certify under penalty of perjury under the laws of the State of Washington that the following is true and correct:

1. I have read and examined this development application, as well as the County site-plan checklist and have documented all applicable requirements on the site plan.
2. The information provided in this application contains no misstatement of fact.
3. I am the owner(s), the authorized agent(s) of the owner(s) of the above referenced property, or I am currently a licensed contractor or specialty contractor under Chapter 18.27 RCW or I am exempt from the requirements of the Chapter 18.27 RCW.
4. I understand this permit is subject to all other local, state, and federal regulations.

Note: This application will not be processed unless the above certification is endorsed by an authorized agent of the owner(s) of the property in question and/or the owner(s) themselves. If Pacific County and/or the Flood Control Zone District No.1 of Pacific County has reason to believe that erroneous information has been supplied by an authorized agent of the owner(s) of the property in question and/or by the owner(s) themselves, processing of the application may be suspended.

Printed Name: Lorenzo Churape

Authorized Signature: _____

Date: 7/1/24

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Long Beach, WA 98631

(360) 642-9382 FAX (360) 642-9387



Land Use Planning Permit Application
Pacific County Department of Community Development
Internet Address: www.co.pacific.wa.us

OFFICE USE ONLY

95
100
280
400

935.00

PROJECT/PROPERTY INFORMATION

Tax Parcel ID #: 10110321059, 11113431103

Project Value:

OWNER/APPLICANT INFORMATION

Owner: Berry LLC, Glenn

Applicant: Pacific Conservation District

Contractor: Wirkkala Const.

PLANNING INFORMATION - Failure to provide complete information will lead to a rejection of your permit application.

1. List existing improvements, structures, and dimensions: Drainage Ditch, Access Road

2. Is the proposed development one phase of a larger project or larger development?
If yes, describe the entire project in detail:

3. Is there any surface water body on or in the immediate vicinity of the proposed site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? YES ☒ NO ☐

4. Name of water and/or wetlands within which development is proposed: Gile Lake

5. Does the property have an existing driveway? YES ☒ NO ☐

6. Will fill material be placed near or within a drainage way (ditch, swale, channel, etc.)? YES ☒ NO ☐

7. Are activities adjacent to unstable soils or slopes? YES ☒ NO ☐

8. Will activities alter man-made or natural drainage features? YES ☒ NO ☐

9. Indicate amount of new impervious areas (areas covered by buildings, pavement, concrete, rock, etc.):

10. Does the project involve any clearing, filling, grading, paving, surfacing and/or dredging? YES ☒ NO ☐
If Yes, answer the following. If No, go to number 11.

A. If activities include clearing and grading greater than 5,000 sq. ft. Indicate SF: ~12,000

B. If activities include new landscaping, yard maintenance, or gardening greater than 7,500 sq. ft. Indicate SF:

C. Will activities involve placing fill materials? YES ☒ NO ☐

1. If fill materials exceed 1 foot in depth. Indicate Depth: ~5 ft

2. If fill materials exceed 50 cubic yards. Indicate Cubic Yards: 410

D. If activities involve earth removal exceeding 2 feet in depth (Excluding foundation excavations). Indicate FT:

E. If activities add more than 10,000 sq. ft. of impervious area (Road projects only). Indicate SF: 12000

F. If activities add 5,000 sq. ft. of impervious area (All other projects). Indicate SF:

11. Has proposed site been flagged/staked? YES ☐ NO ☒ If No, contact DCD office when flagged/staked.

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SEPA ENVIRONMENTAL CHECKLIST

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.

Instructions for applicants

This environmental checklist asks you to describe some basic information about your proposal. Please answer each question accurately and carefully, to the best of your knowledge. You may need to consult with an agency specialist or private consultant for some questions. **You may use “not applicable” or “does not apply” only when you can explain why it does not apply and not when the answer is unknown.** You may also attach or incorporate by reference additional studies reports. Complete and accurate answers to these questions often avoid delays with the SEPA process as well as later in the decision-making process.

The checklist questions apply to **all parts of your proposal**, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. The agency to which you submit this checklist may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impact.

Instructions for lead agencies

Please adjust the format of this template as needed. Additional information may be necessary to evaluate the existing environment, all interrelated aspects of the proposal and an analysis of adverse impacts. The checklist is considered the first but not necessarily the only source of information needed to make an adequate threshold determination. Once a threshold determination is made, the lead agency is responsible for the completeness and accuracy of the checklist and other supporting documents.

Use of checklist for nonproject proposals

For nonproject proposals (such as ordinances, regulations, plans and programs), complete the applicable parts of sections A and B, plus the Supplemental Sheet for Nonproject Actions (Part D). Please completely answer all questions that apply and note that the words “project,” “applicant,” and “property or site” should be read as “proposal,” “proponent,” and “affected geographic area,” respectively. The lead agency may exclude (for non-projects) questions in “Part B: Environmental Elements” that do not contribute meaningfully to the analysis of the proposal.

A. Background Find help answering background questions

1. Name of proposed project, if applicable:

Glenn Cranberry Farm Irrigation Erosion Project

2. Name of applicant:

Pacific Conservation District

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

PO Box 336 South Bend WA 98586

360-214-9176

Lorenzo Churape

4. Date checklist prepared:

7/1/24

5. Agency requesting checklist:

Pacific County Department of Community Development

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

Summer 2024

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.

None

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.

Pacific County Permitting

11. Give a 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.)

Pacific Conservation District is partnering with Erin Glenn, owner of Berry LLC (Cranguyma farms) to improve and address erosion related impacts within the property at 3206 113th lane Long Beach, WA. Erosion at drainage control pipes has scoured out several sections of roadway. A total of five eroded sites will be repaired and protected with rock and geotextile fabric. Riprap scour pads will be installed at pipe outlets to dissipate energy. The completed project will restore roadways and improve water quality by reducing erosion and protecting the drainage control infrastructure associated with the active cranberry bogs. Water is pumped from the irrigation pond into the cranberry bogs for harvest. Once harvest is complete, the water is drained back into the ponds through culverts under access roads.

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.

3206 113th Lane Long Beach Washington. Parcels 10110321059 and 11113431103

B. Environmental Elements

1. Earth Find help answering earth questions

a. General description of the site:

Cranberry farm

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

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

Relatively flat

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.

sand and peat

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

eroded soils

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.

Access to the project will be graded and a skim coat of gravel applied. Eroded areas around culverts will be repaired with rock from local pit and rip rap put in around discharge areas. 160 CY of scour pads and base, 250 CY of crushed rock for road.

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

The goal of the project is to prevent erosion and protect the cranberry farm.

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

Minimal Area will be covered with semi-impervious surface (rock).

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

Proposed project will install rock to armor around discharge points and prevent erosion.

2. Air [Find help answering air questions](#)

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.

Emissions would be related to operation of equipment to install project

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

Offsite emissions would be related to equipment transporting materials for project

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

None

3. Water [Find help answering water questions](#)

a. Surface Water: [Find help answering surface water questions](#)

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.

Gile lake is located on the property and is used for irrigation. The lake is connected to albers slough.

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 work will be to repair roads adjacent to the lake/pond. Culvert run from the cranberry bogs into the pond. Water is used for harvesting cranberries and then drained back into the pond when done. The roads around the culverts are falling in and need to be repaired.

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.

160 CY of rock from a local pit

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

No

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

no

- 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

b. Ground Water: [Find help answering ground water questions](#)

- 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 a general description, purpose, and approximate quantities if known.**

no

- 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.**

No waste material

c. Water Runoff (including stormwater):

- a) 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.**

No expected runoff

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

No

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

No

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

none

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?

Grass will be altered to allow for the placement of rock

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

Oregon silverspot

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

Project should prevent future erosion and loss of vegetation on bank

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

5. Animals [Find help answering animal questions](#)

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.

deer, bear, herons, hawks, robins, jays

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.

oregon silverspot

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

No

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

None

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

6. Energy and Natural Resources Find help answering energy and natural resource questions

1. **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.**

Gasoline and diesel will be used to transport and install materials

2. **Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe.**

no

3. **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.**

The most practical plan was chosen

7. Environmental Health Find help with answering environmental health questions

- 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.**

No

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

Any contamination would be from cranberry operations

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.**

None

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.**

None

4. **Describe special emergency services that might be required.**

None

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

None

b. Noise

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

Equipment and traffic

- 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)?**

Equipment noise would be generated by the project during normal business hours

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

None

8. Land and Shoreline Use [Find help answering land and shoreline use questions](#)

- 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.**

Current land use is for cranberry farming. Adjacent lands are cranberry farms, forested land, and residential. Project will not affect land uses

- 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?**

The site is a working cranberry farm. This project will help to save a large portion of the cranberry bogs.

- 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?**

No

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

The site has a home, warehouse and shop

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

No

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

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

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

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

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

4

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

0

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

None

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

The project ensures the long term use for cranberry farming

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

Project helps ag lands

9. Housing [Find help answering housing questions](#)

a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.

0

b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing.

0

c. Proposed measures to reduce or control housing impacts, if any.

None

10. Aesthetics [Find help answering aesthetics questions](#)

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

No structures

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

none

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

None

11. Light and Glare [Find help answering light and glare questions](#)

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

None

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

No

- 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

12. Recreation [Find help answering recreation questions](#)

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

kayaking, swimming, bird watching, shellfish harvesting

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

No

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

None

13. Historic and Cultural Preservation [Find help answering historic and cultural preservation questions](#)

- 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.
- 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.

None identified and no concerns during DAHP consultations.

- 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.

Consultation with tribes and DAHP.

- 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.

None

14. Transportation [Find help with answering transportation questions](#)

- 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 farm is located off of sandridge road and 113th lane in long beach. Access to the specific work area is from farm roads that run along the cranberry bogs.

- 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 public transit that runs through the city of long beach.

- 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).

THIS WILL IMPROVE PRIVATE FARM ROADS

- 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 the volume would be trucks (such as commercial and nonpassenger vehicles). What data or transportation models

were used to make these estimates?

This project benefits farm use only, not public vehicles.

- 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 project will improve ag production and increase cranberry production.

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

None

15. Public Services [Find help answering public service questions](#)

- 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

16. Utilities [Find help answering utilities questions](#)

- 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.

Local contractor will bring in equipment and rock to complete the project. Access road will be graded and skimmed with rock for access and farm roads repaired with culverts and rock.

C. Signature [Find help about who should sign](#)

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

Type name of signee: Lorenzo Churape

Position and agency/organization: Pacific Conservation District

Date submitted: [Click or tap to enter a date.](#)

D. Supplemental sheet for nonproject actions [Find help for the nonproject actions worksheet](#)

IT IS NOT REQUIRED to use this section 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?

The only increases would be related to implementation and construction activities.

- **Proposed measures to avoid or reduce such increases are:**

None

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

The proposal will protect the integrity of the lake and life within it and prevent the cranberry bog from becoming part of the water system that eventually drains into the bay.

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

None

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

Not likely

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

None

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?

This project will protect the lake/pond

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

None

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?

This proposal will allow for the continued use for agricultural activities

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

none

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

Not likely

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

none

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

No issues with WDFW. Going through county permitting.

Cranguyma Farms Erosion Control , 2023

Pacific County Vicinity (Not to Scale)



Project Description:

Pacific Conservation District is partnering with Erin Glen, owner of Berry LLC (Cranguyma Farms) to improve address erosion related impacts within the property at 3206 113th Lane, Long Beach, Washington. Erosion at drainage control pipes have scoured out several sections of roadway. A total of five eroded sites will be repaired and protected with rock and geotextile fabric. Riprap scour pads will be installed at pipe outlets to dissipate energy. The completed project will restore roadways and improve water quality by reducing erosion and protecting the drainage control infrastructure associated with the active cranberry bogs. This project is funded through a cost-share program administered by the Washington Conservation Commission and/or Pacific County Voluntary Stewardship Program.

| Sheet index | |
|-------------|--|
| Sheet No | Description |
| 1 of 6 | Coversheet |
| 2 of 6 | Site Overview, Existing Conditions |
| 3 of 6 | Sites 1 & 2 Existing Conditions and Treatment Sections |
| 4 of 6 | Sites 3 & 4 Existing Conditions and Treatment Sections |
| 5 of 6 | Site 5 Existing Conditions and Treatment Section, Construction & Material Specifications |
| 6 of 6 | Construction Quantities and Bid Tabulation Table |

General Notes:

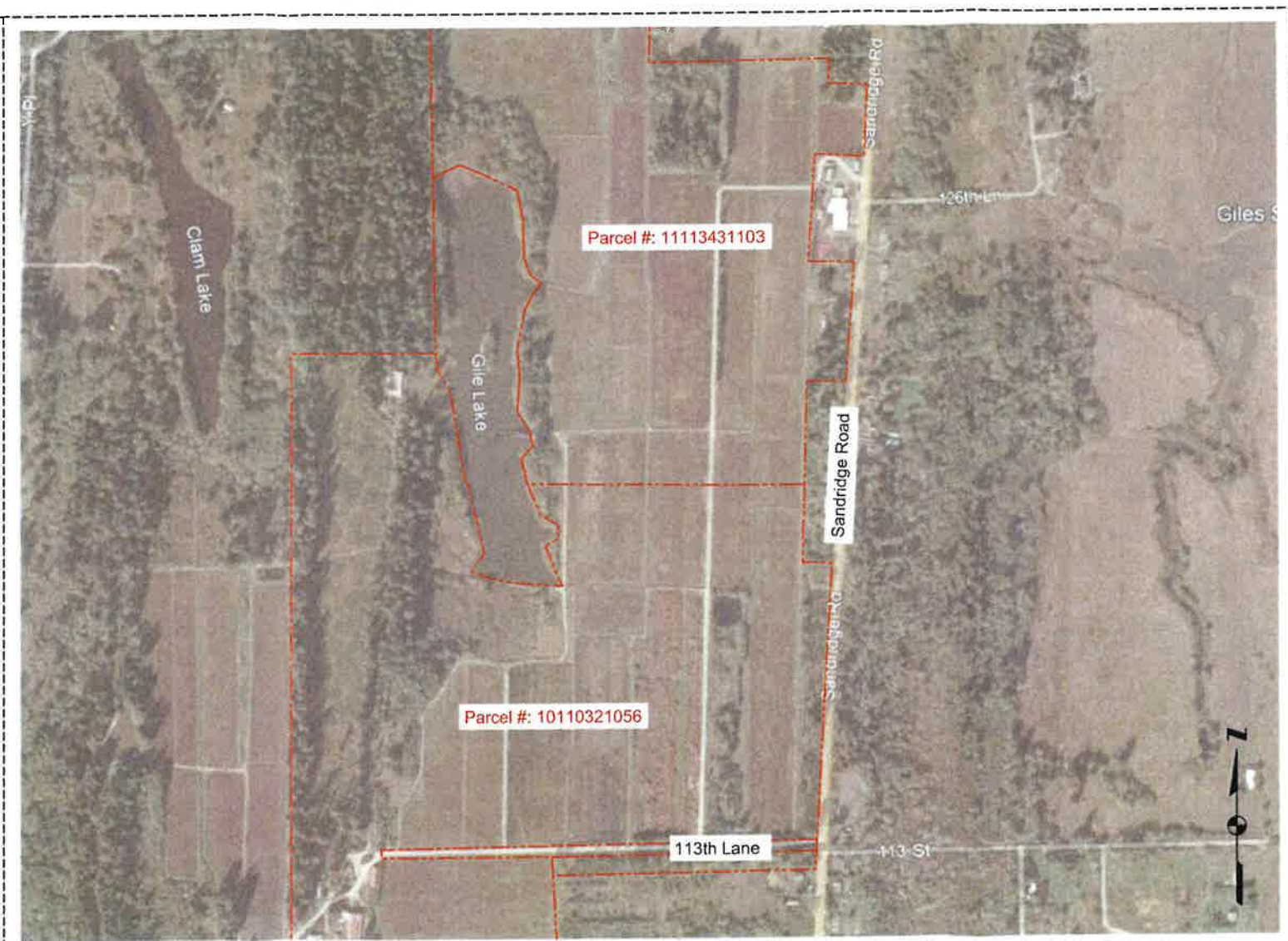
1. Locations and dimensions of existing underground utilities shown on these plans are in accordance with available information obtained without uncovering, measuring, or other verification. The Contractor shall protect all public and private utilities from damage resulting from the work.

The contractor shall call the Northwest Utility Notification Center at 1-800-424-5555 for field location not less than two nor more than ten business days before the scheduled date of excavation which may affect underground utilities.

No excavation shall begin until all known underground utilities in the vicinity of the excavation area have been located and marked.

2. The project shall be constructed to the lines and grades shown on the drawings, unless otherwise approved by the project engineer.

3. All construction activities shall be construed in a manner that minimizes erosion and sedimentation of site soils and that minimizes adverse impacts on adjacent surface waters. Other measures may be required depending on field conditions.




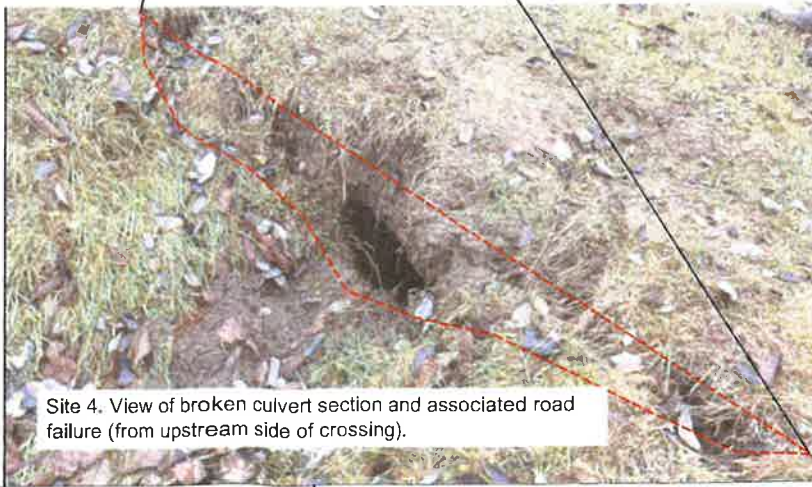
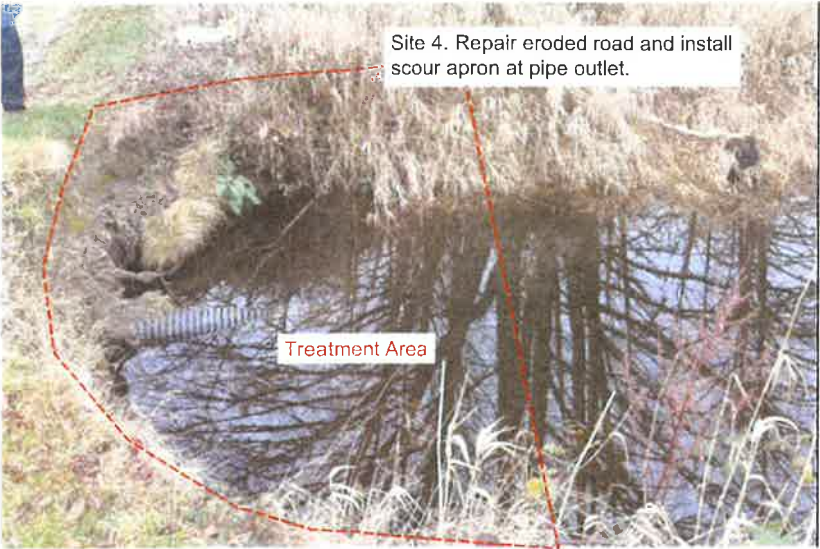
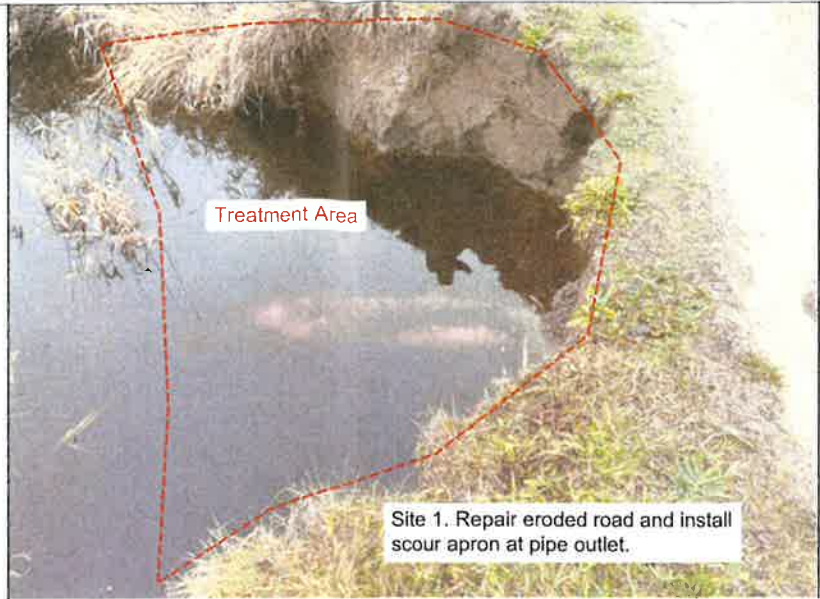
Final Design For Bidding and Construction

Legal Description: T10N, R11W, Sec 03 & T11N, R11W Sec 34


Coordinates: 46.38668, -124.03078

Parcel #: 10110321059 & 11113431103

| | | | | | | | | | | |
|--|--|----|---------|--|--|---|-------|--|-------------|---------|
|  <div>PACIFIC CONSERVATION DISTRICT</div> | SCALE: | BY | | DATE | | REVISIONS | | FOR: Lorenzo Churape Voluntary Stewardship Program Coordinator & Agricultural Specialist Pacific Conservation District South Bend, WA 98586 (360) 875 - 6735 | Cover Sheet | JOB NO. |
| | HOR: 1" = N/A VER: 1" = N/A | GG | 6/07/23 | Conceptual drawings for review and discussion. | | Owner: Erin Glen, Berry LLC (Cranguyma Farms) 3206 113th Lane Long Beach, WA 98631 | SHEET | | | |
| | DESIGNER: GG DRAFTER: GG DATE: 7/28/23 | GG | 7/28/23 | Final designs for bidding and construction. | | | 01 | | | |
| | | | | | | | 06 | | | |
| | | | | Print on 11" x 17" paper to preserve scale. | | | | | | |

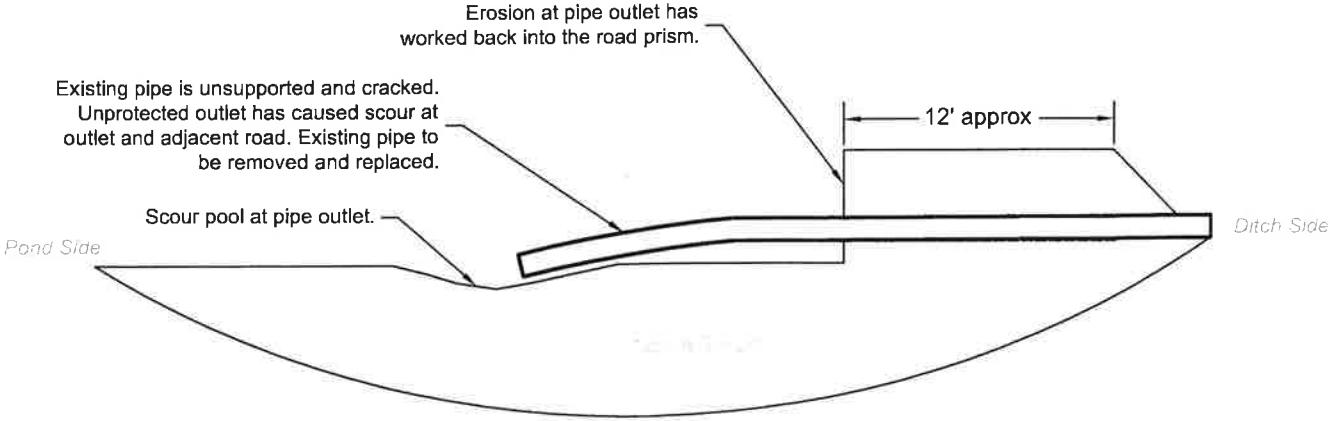


Final Design For Bidding and Construction

| | | | | | | | |
|--|--|----|---------|--|--|---|---------|
|  | SCALE: HOR: 1" = N/A VER: 1" = N/A | BY | DATE | REVISIONS | FOR: Lorenzo Churape Voluntary Stewardship Program Coordinator & Agricultural Specialist Pacific Conservation District South Bend, WA 98586 (360) 875 - 6735 | Site Overview Existing Conditions | JOB NO. |
| | | GG | 6/07/23 | Conceptual drawings for review and discussion. | | | |
| | DESIGNER: GG DRAFTER: GG DATE: 7/28/23 | GG | 7/28/23 | Final designs for bidding and construction. | | Owner: Erin Glen, Berry LLC (Cranguyma Farms) 3206 113th Lane Long Beach, WA 98631 | SHEET |
| | | | | | | | 02 |
| | | | | Print on 11" x 17" paper to preserve scale. | | | 06 |

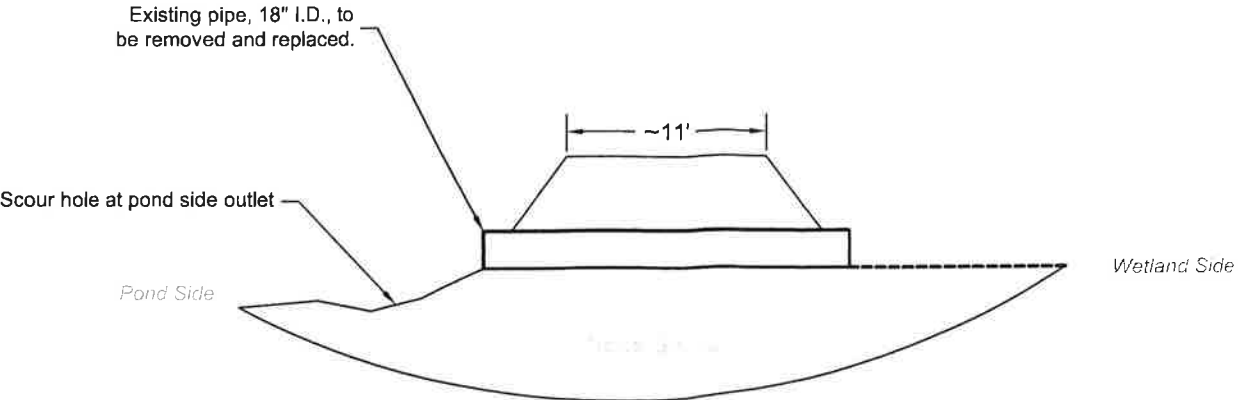
Site 1 - Existing Conditions

Section View, Scale: 1" = 10'



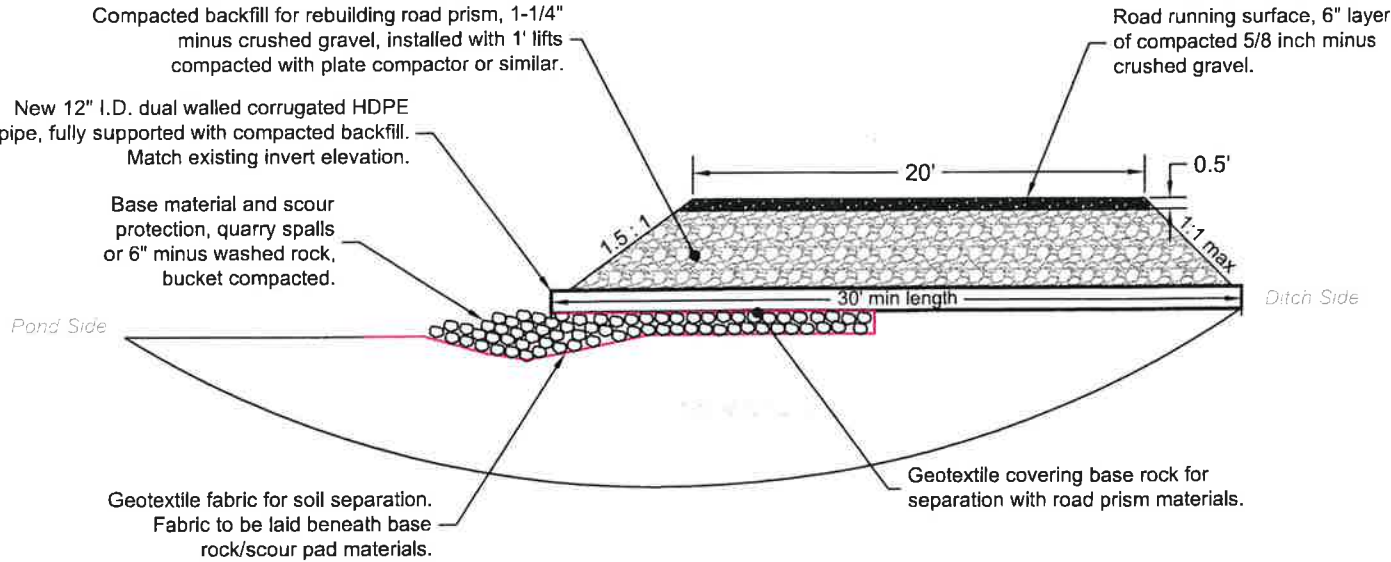
Site 2 - Existing Conditions

Section View, Scale: 1" = 10'



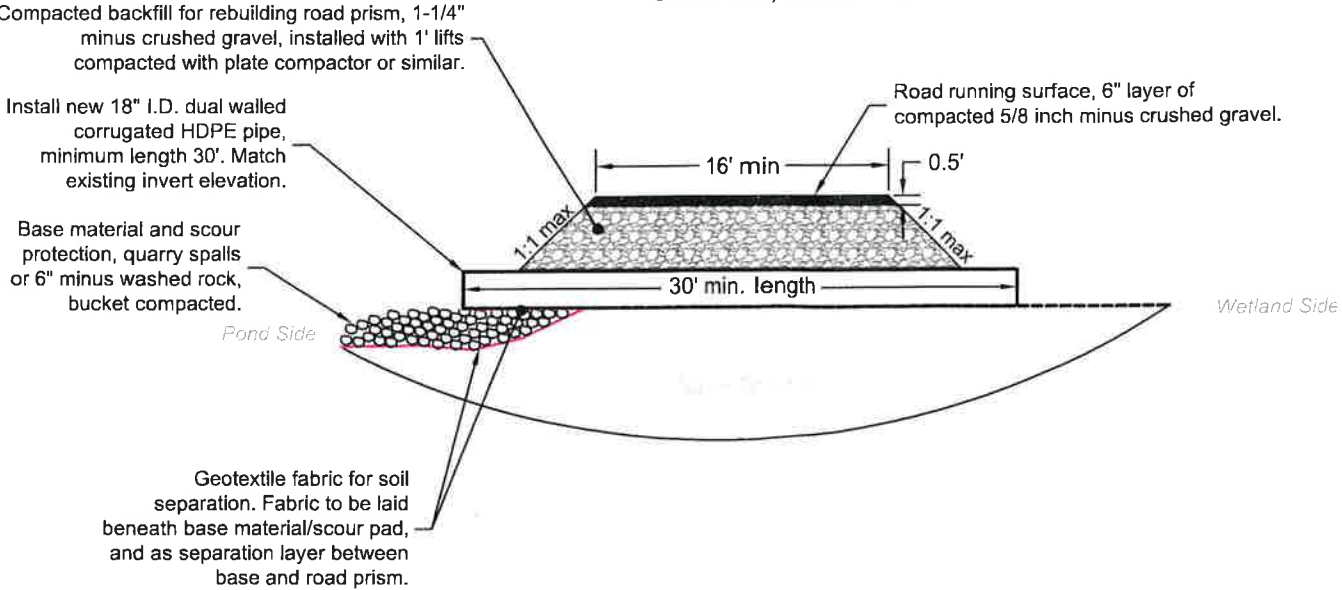
Site 1 - Finished Conditions

Section View, Scale: 1" = 10'




Site 2 - Finished Conditions

Section View, Scale: 1" = 10'

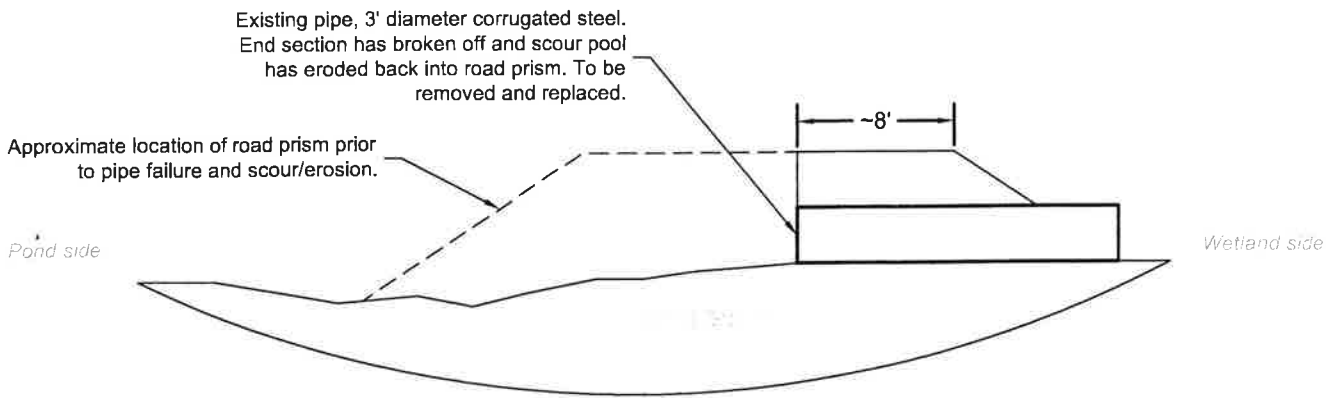


Final Design
For Bidding and Construction

| | | | | | | | | |
|---|--|----|---------|--|-----------|---|--|--|
|  PACIFIC CONSERVATION DISTRICT | SCALE: HOR: 1" = N/A VER: 1" = N/A | BY | | DATE | REVISIONS | <u>FOR:</u> Lorenzo Churape Voluntary Stewardship Program Coordinator & Agricultural Specialist Pacific Conservation District South Bend, WA 98586 (360) 875 - 6735 | Existing and Treatment Section View Sites 1 & 2 | JOB NO. |
| | DESIGNER: GG DRAFTER: GG DATE: 7/28/23 | GG | 6/07/23 | Conceptual drawings for review and discussion. | | | | |
| | | GG | 7/28/23 | Final designs for bidding and construction. | | | | |
| | | | | | | | | |
| | | | | Print on 11" x 17" paper to preserve scale. | | | | |
| | | | | | | | <u>Owner:</u> Erin Glen, Berry LLC (Cranguyma Farms) 3206 113th Lane Long Beach, WA 98631 | <div>SHEET</div> <div>03</div> <div>06</div> |

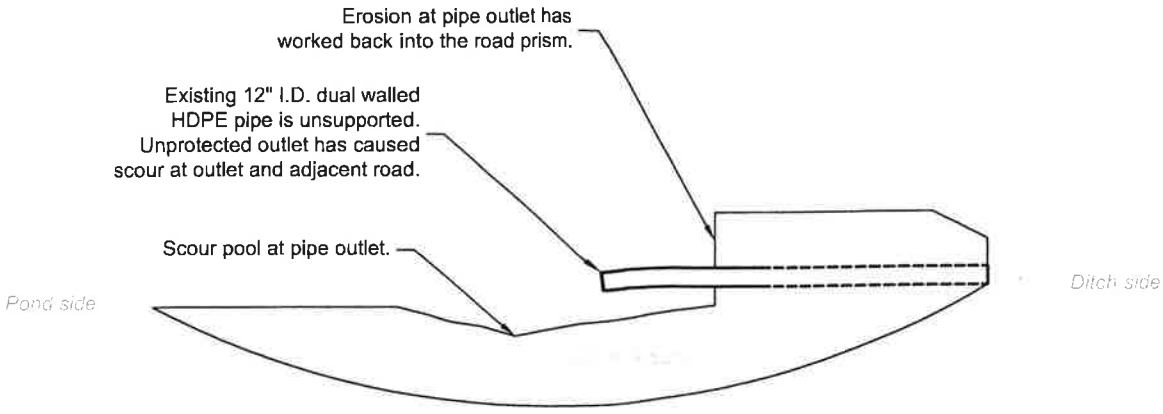
Site 3 - Existing Conditions

Section View, Scale: 1" = 10'



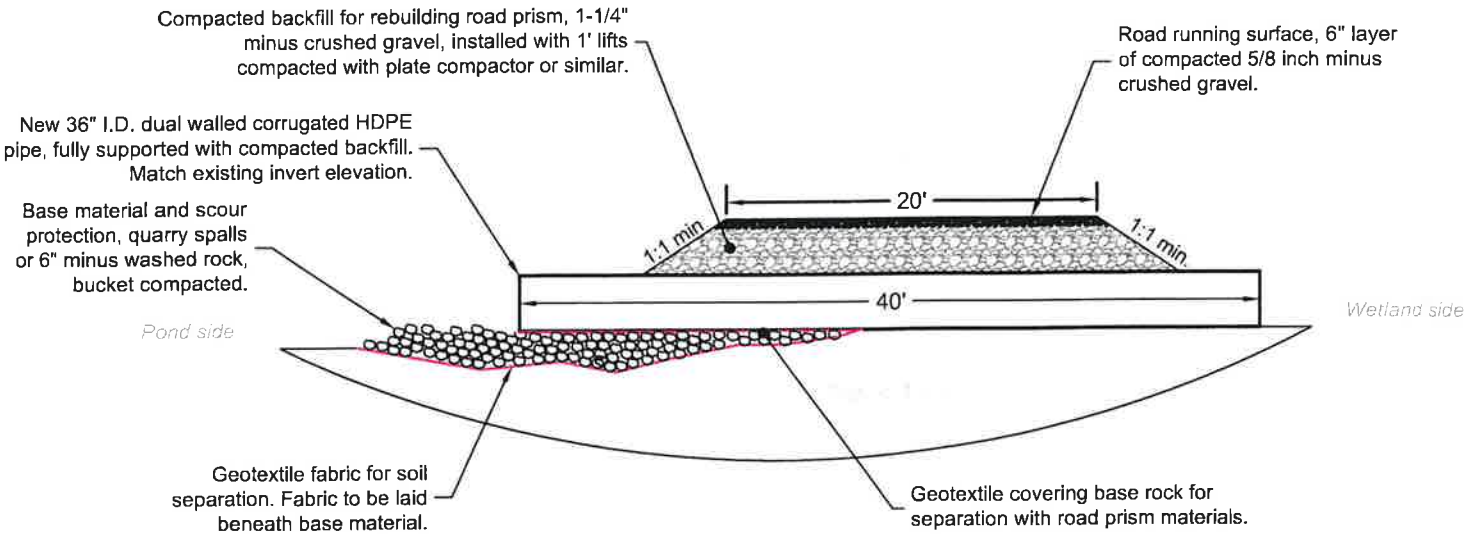
Site 4 - Existing Conditions

Section View, Scale: 1" = 10'



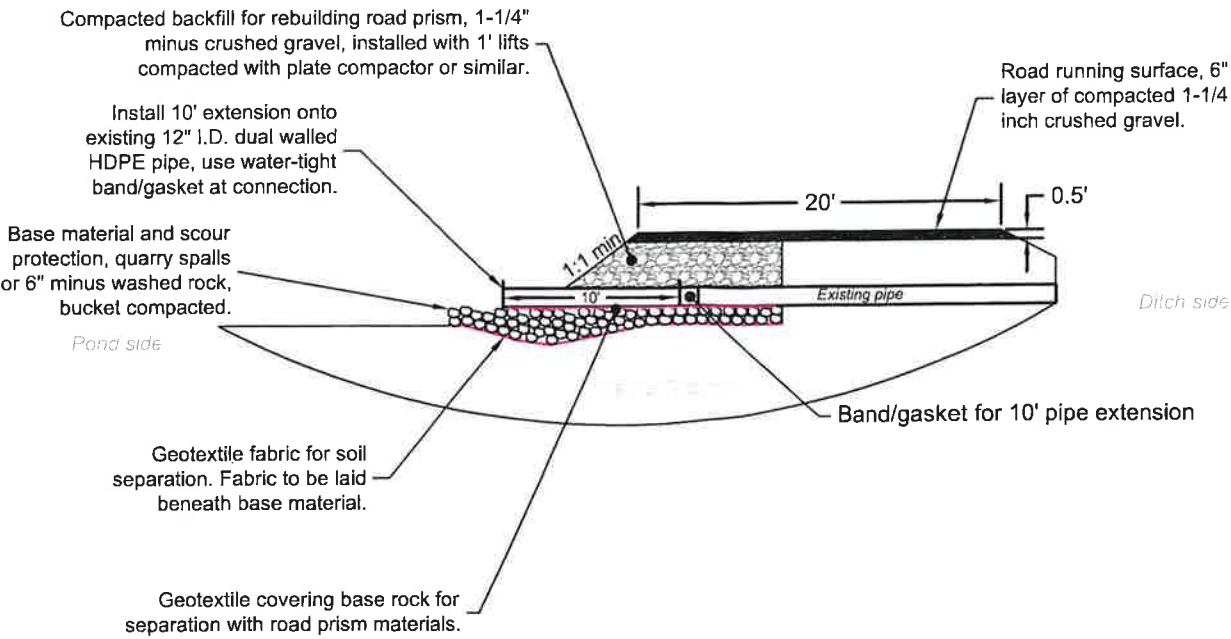
Site 3 - Finished Conditions

Section View, Scale: 1" = 10'



Site 4 - Finished Conditions

Section View, Scale: 1" = 10'



Final Design
For Bidding and Construction



| SCALE: HOR: 1" = N/A VER: 1" = N/A | BY | | DATE | | REVISIONS |
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| | GG | | 6/07/23 | | |
| DESIGNER: GG DRAFTER: GG DATE: 7/28/23 | GG | | 7/28/23 | | Conceptual drawings for review and discussion. |
| | | | | | Final designs for bidding and construction. |
| | | | | | Print on 11" x 17" paper to preserve scale. |

FOR:
Lorenzo Churape
Voluntary Stewardship Program Coordinator &
Agricultural Specialist
Pacific Conservation District
South Bend, WA 98586
(360) 875 - 6735

Existing and Treatment Section Views
Sites 3 & 4

Owner:
Erin Glen, Berry LLC (Cranguyma Farms)
3206 113th Lane
Long Beach, WA 98631

JOB NO.

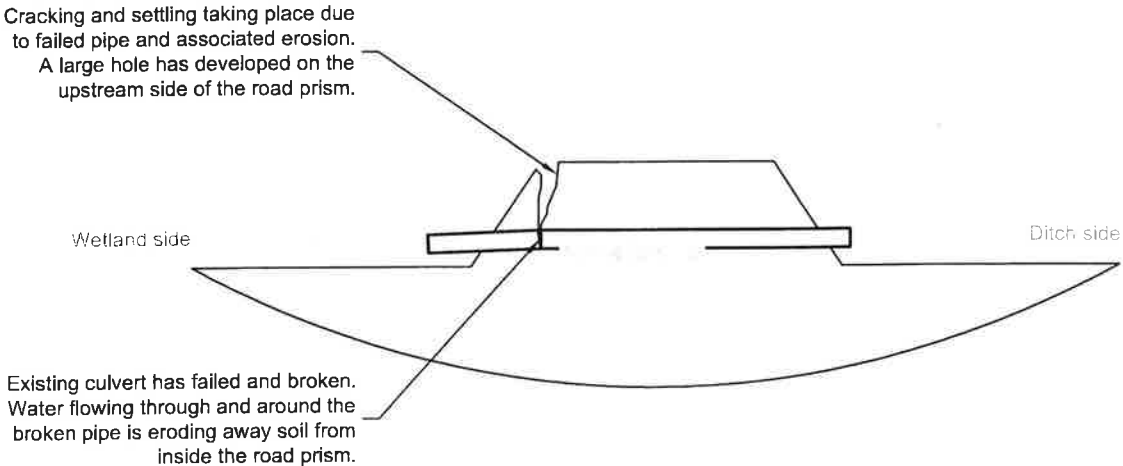
SHEET

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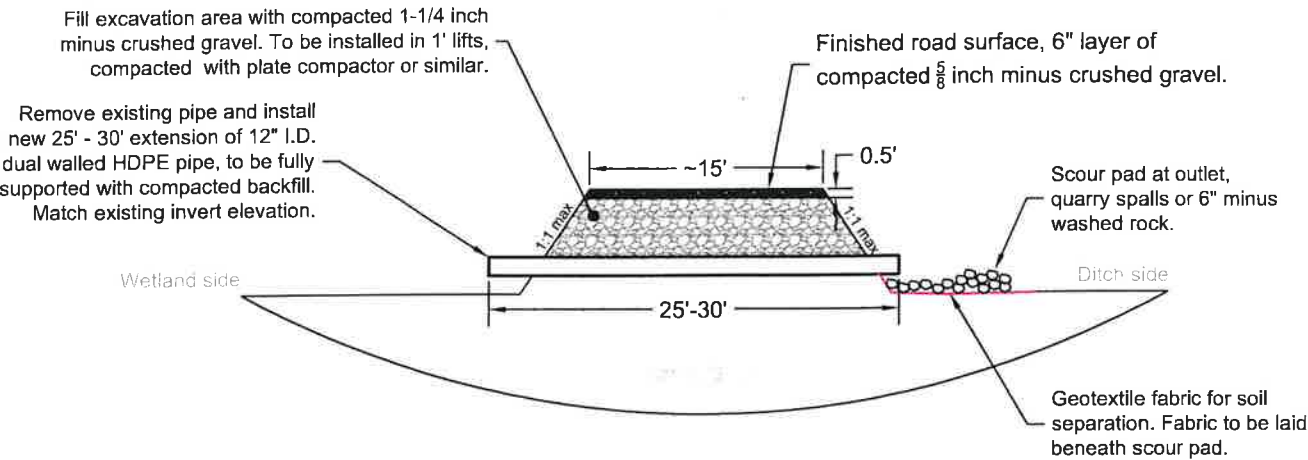
Site 5 - Existing Conditions

Section View, Scale: 1" = 10'



Site 5 - Finshed Conditions

Section View, Scale: 1" = 10'



Cranguyma Farms Erosion Control

Material and Construction Specifications

1. Access Improvement

To facilitate work site access and hauling, 2,100 linear feet of road will be graded smooth and a skim coat of 1-1/4 minus crushed gravel will be applied to the treated roadway.

2. Geotextile Fabric for Soil Separation

Geotextile fabric will be placed to create a separation layer between native ground and base rock, as well as between base rock and road prism material. The contractor shall provide and place the geotextile per the plans and specifications. This material shall be woven monofilament fabric, such as "US Fabric 670" or equivalent.

The fabric will be placed loosely to accommodate settlement and will extend from the edge of scour pads/base rock and below material for rebuilding road prism. All seams shall have a minimum 3' overlap. Material placement and backfilling shall be done in a manner to prevent puncture or tearing of the geotextile.

2. Base Rock and Scour Pad Materials

Base rock and scour pads will be constructed with quarry spalls or 6 inch minus washed rock. Geotextile fabric will be placed or floated to the extent of the scour pads. Base rock placement will start at the toe/extent of fabric and proceed up the fill areas back towards existing road prism, and compacted with excavator bucket. Backfill all voids in the riprap with smaller stone to ensure the geotextile is fully covered. Base rock will be installed up to the existing water surface elevation to ensure that road prism materials are installed "in the dry" in order to achieve desired compaction to prevent water piping through the newly constructed road.

3. Road Prism Repair Materials

Eroded road prism will be reconstructed using 1-1/4 inch crushed gravel (1 inch minus crushed gravel acceptable substitute). The rock will be placed in 1' lifts, leveled and compacted with plate compactor or similar before next lift is installed. Geotextile will provide separation layer between base rock layer and road prism material.


4. Finished Road Running Material

Finished road running material will be 5/8 inch minus crushed gravel and compacted with plate compactor or similar. The finished road running material will be 6" thick (after compaction).

5. New Pipe and Pipe Extension

New pipe will be dual walled HDPE corrugated pipe, see section details for length and diameters for each work site. Sites 1, 2,3 and 5 will require removing the existing pipe and laying new pipe, matching the existing invert elevations. Site 4 will require a 10' extension on the existing pipe (on pond-side outlet), utilizing a water-tight band/gasket at the connection location. Newly installed pipes will be fully supported with base rock or road prism material for the full length.


Final Design
For Bidding and Construction

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|--|--|-----------------------------|---------|--|--|---|---------|
|  | SCALE: HOR: 1" = N/A VER: 1" = N/A | BY DATE REVISIONS | | | FOR: Lorenzo Churape Voluntary Stewardship Program Coordinator & Agricultural Specialist Pacific Conservation District South Bend, WA 98586 (360) 875 - 6735 | Existing and Treatment Section View Site 5 & Construction Specifications | JOB NO. |
| | | GG | 6/07/23 | Conceptual drawings for review and discussion. | | | |
| | DESIGNER: GG DRAFTER: GG DATE: 7/28/23 | GG | 7/28/23 | Final designs for bidding and construction. | | Owner: Erin Glen, Berry LLC (Cranguyma Farms) 3206 113th Lane Long Beach, WA 98631 | SHEET |
| | | | | | | | 05 |
| | | | | Print on 11" x 17" paper to preserve scale. | | | 06 |

Cranguyma Farms - Construction Quantities for Bidding

| Item | Description | Units | Quantity | Unit Cost | Total Cost |
|-----------------------------------|--|-------------|-----------------------|-----------|------------|
| 1 | Mobilization | Lump Sum | 1 | | |
| 2 | Access Improvement, Grade and Skim Coat 2,100' of Existing Roadway | Lump Sum | 1 | | |
| 3 | Install Geotextile Fabric | Square Yard | 500 | | |
| 4 | Install Base Rock/Scour Pads | Cubic Yard | 160 | | |
| 5 | Provide and install 12" I.D. dual walled HDPE Pipe, Site 1 | Lump Sum | 1 | | |
| 6 | Provide and install 18" I.D. dual walled HDPE pipe, Site 2 | Lump Sum | 1 | | |
| 7 | Provide and install 36" I.D. dual walled HDPE pipe, Site 3 | Lump Sum | 1 | | |
| 8 | Provide and install 10' long extension, 12" I.D. dual walled HDPE Pipe, Site 4 | Lump Sum | 1 | | |
| 9 | Provide and install 12" I.D. dual walled HDPE Pipe, Site 5 | Lump Sum | 1 | | |
| 10 | Construct Road Prism, 1-1/4 inch crushed gravel, compacted in lifts | Cubic Yard | 200 | | |
| 11 | Install Finished Road Running Surface, 5/8 inch crushed gravel, compacted | Cubic Yard | 50 | | |
| 12 | Project Clean Up | Lump Sum | 1 | | |
| | | | Subt Total | | |
| | | | Pacific Co Tax (8.1%) | | |
| Total Estimated Construction Cost | | | | | |

Final Design
For Bidding and Construction

| | | | | | | | | | |
|--|--|----|--|---------|--|--|--|---|----------|
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| | | GG | | 6/07/23 | | Conceptual drawings for review and discussion. | | | |
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