

WAC 197-11-970 Environmental Determination: Determination of Non-Significance (DNS)

Project Title and Description of Proposal:

Community Transit Casino Road Renovation – Administrative Headquarters

The Casino Road Renovation will convert a building owned by Community Transit to its administrative headquarters. The project will renovate part of an existing two-story building to create new administrative offices and related spaces supporting approximately 160 employees to be relocated from other Community Transit facilities. Work includes extensive interior renovations, exterior façade improvements, two small building additions, and site work to improve storm drainage, on-site parking, and traffic flow.

Proponent: Snohomish County Public Transportation Benefit Area Corporation
AKA Community Transit
Dan Jerome, Capital Project Manager
7100 Hardeson Road
Everett, WA 98204

Lead Agency: Community Transit

Location: 2312 W Casino Road
Everett, WA 98203

Threshold Determination:

Community Transit has determined that this proposal will 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 determination was made after review of a completed environmental checklist and other information on file with Community Transit. This information is available to the public upon request at the address below.

This determination is based on the following findings and conclusions:

1. The proposal is to renovate approximately two thirds (71,698 square feet) of an existing two-story building into new administrative offices and includes extensive interior renovations, exterior improvements, two additions totaling approximately 916 square feet, and site work to improve storm drainage, on-site parking, and traffic flow. Interior work includes new offices and related spaces to support about 160 FTEs and structural retrofit for seismic performance. Exterior façade improvements include construction of the additions and a new storefront, expanded window openings, and new skylights. Site work includes up to 5,870 cubic yards of earthwork to construct a new plaza, parking lot landscaping, and perimeter landscaping; new EV charging stations; a new stormwater management system; and utility improvements. No work will occur within the existing Facilities Maintenance work area, which occupies the south end of the first floor and mezzanine and will remain in operation through construction.
2. The existing building was originally constructed as an office/call center space in 1979-1980 and supported an estimated 337 FTEs. A renovation occurred in 1989. Community Transit

date this DNS is issued. Appeals must be in writing, set forth the information required by Community Transit's SEPA Rules and Procedures (Resolution 3-05), and be accompanied by the appeal fee. Further information about the administrative appeal process is available by contacting the SEPA Responsible Official at the address above.

Appeals Due: By 5:00 p.m. on April 21, 2020