

**CITY OF LIBERTY LAKE NOTICE OF AVAILABILITY OF SEPA CHECKLIST & NOTICE OF PLANNING
COMMISSION PUBLIC HEARING ON THE CITY OF LIBERTY LAKE'S PROPOSED SIGN CODE
AMENDMENTS**

In accordance with WAC 197-11, notice is hereby given that a SEPA Checklist has been completed on the Proposed Amendments to the City of Liberty Lake's Development Code §10-3E, allowing Blade, Awning, Canopy and Marquee signs.. The City of Liberty Lake Planning, Engineering & Building Services has determined that the proposed amendments will have no significant adverse environmental impacts and has issued a Determination of Non-Significance (DNS). **Copies of the SEPA Checklist and the DNS Threshold Determination will be available for review on or before Tuesday, February 23, 2021. Comments on the SEPA Checklist and Threshold Determination should be sent to the contact person listed below, no later than 4 p.m., on Tuesday, March 9, 2021.** An appeal of the Threshold Determination, after it becomes final, may be made to the City of Liberty Lake Planning, Engineering & Building Services at 22710 E. Country Vista, Liberty Lake, WA 99019. The appeal deadline to request an 'open record' appeal to the Hearing Examiner is fourteen (14) calendar days after the threshold determination is issued. A notice of appeal must be delivered to the City by mail or personal delivery by 4 p.m. on March 9, 2021. Appeal requests shall contain all information and items required in the City Development Code Section 10-4B-4, subsection H and shall follow the procedures outlined in City Development Code Section 10-6A-7, Subsection C for SEPA Appeals and Section 10-4G-2, subsection H for Appeals of Administrative Interpretations by the Director.

NOTICE IS HEREBY GIVEN TO ALL INTERESTED PERSONS THAT: The Planning Commission of the City of Liberty Lake will conduct a public hearing on the proposed Amendments to the City of Liberty Lake's Development Code §10-3E, allowing Blade, Awning, Canopy and Marquee signs. Attendees will have the opportunity to testify on the above-mentioned proposed amendments. Written comments may also be submitted to the contact person below. **The public hearing will be held Wednesday, March 24, 2021 beginning at 4pm @ the Liberty Lake City Hall Council Chambers, 22710 E. Country Vista Drive, Liberty Lake, WA. In the event that Governor Inslee's Order 20-28 is extended to encompass the date of the hearing, a virtual hearing will be conducted via Zoom, and the log in information will be available on the City website, or by contacting the City contact listed below.** A City Staff Report presentation will be conducted and copies will be available on the City website listed below at least 10 days prior to the public hearing.

For more information or to receive copies of the DNS, SEPA Checklist, Threshold Determination, or the proposed amendments, please contact: Lisa D. Key, Director of Planning, Engineering & Building Services, 22710 E. Country Vista Drive, Liberty Lake, WA 99019. Phone: 509-755-6708, Fax: 509-755-6713, Email: lkey@libertylakewa.gov. Information is also available on the City website at <http://www.libertylakewa.gov/196/Public-Notices>. Individuals planning to attend the hearing who require special assistance to accommodate physical, hearing, or other impairments, please contact the City Clerk at (509) 755-6729 within at least 48 hours of the meeting so that arrangements may be made.

Hearing Date: March 24, 2021

Publication Date: February 26, 2021

**PROPOSED DEVELOPMENT CODE AMENDMENT
ALLOWING BLADE, AWNING, CANOPY & MARQUEE SIGNS**

Proposed Amendment to City Development Code §10- 1C, Definitions:

Awning Sign – Lettering or imagery placed on an awning, which is a movable hood or cover which projects from the wall of the building, which can be retracted, folded or collapsed against the face of a supporting structure. Decorative awnings without lettering or imagery are not considered signs.

Blade Sign - A rigid projecting or suspended sign that is perpendicular to the building (or mounted at a 135° angle when located on building corner), that is mounted below an awning, canopy, or other first floor overhang and/or over the building or store entryway and for which the primary audience is pedestrians.

Canopy Sign – Any sign attached to or constructed in, on or under a canopy, which is a structure of canvas, other fabric, plastic, metal or wood or other material, which is permanently attached to any exterior building wall in any manner, intended to shield any wall, window, door, sidewalk or roadway from sun, rain or any other element, and which is not retractable such as an awning.

Marquee Sign - Any sign attached to or constructed in a marquee, which is a permanent roof-like structure projecting beyond a building wall at an entrance to a building or extending along and projecting beyond the building's wall and generally designed and constructed to provide protection against weather.

Proposed Amendment to City Development Code §10-3E, Signage Standards

10-3E-1 Purpose

- A. As identified in the City Comprehensive Plan, an attractive urban landscape is an asset to the community. Aesthetically pleasing areas instill a sense of pride in the community and serve as a magnet for attracting new business. Signage regulation is one method to achieve an attractive urban landscape. The purpose and intent of this article is to maintain or enhance the visual environment of the City of Liberty Lake, to protect the public health, safety and welfare; and to increase the effectiveness of visual communication in the City while promoting commerce, traffic safety, and community identity and by providing opportunities for Liberty Lake businesses, residents and property owners to appropriately display signage.

- B. The regulations for signs have the following specific objectives:
1. To have signs that attract and invite rather than demand the public's attention along the City's streetscapes.
 2. To have streets that appear orderly and safe, because clutter is minimized.
 3. To have signs that enhance the visual environment of the City, because they are in harmony with building architecture and landscape design.
 4. To allow business identification that is not unduly hindered by regulatory standards.
 5. To ensure typical communication and civic discussion is fostered in the City's residential neighborhoods.
 6. To allow signs that utilize high quality construction materials, fine architectural detailing, harmonious proportionality, and that serve a multi-modal environment.

10-3E-2 Applicability and General Provisions

The signage standards shall apply to all development within the City, unless specifically exempted by City code or ordinance. A permit is required for any sign that is erected, re-erected, constructed, painted, posted, applied or structurally altered, as identified in this article. The Planning and Community Development Department shall review sign permit applications.

Notwithstanding any other provision of this article or of related standards referenced in this article, applications will be reviewed only with respect to sign structure or placement, or with reference to copy only to the extent of color, size, or typeface and excluding any reference to message, category, subject, topic, or viewpoint.

10-3E-3 Prohibited Signs

- A. Signs Prohibited in the City. The following signs are prohibited in all zones unless otherwise specifically permitted.
1. Signs, which by coloring, lighting, shape, wording or location resemble or conflict with traffic control signs or devices.
 2. Signs that create a safety hazard for pedestrian or vehicular traffic.
 3. Flashing signs.
 - ~~4. Flashing or neon lighting used as an alternative to signage. Exposed neon on signs.~~
 4. Portable signs exceeding six (6) square feet.
 5. Reader board signs (except as permitted herein).
 6. All electronically changeable message signs (except where permitted herein).
 7. Signs attached to or placed on a vehicle or trailer parked on public or private property, provided that this provision shall not be construed as prohibiting the

identification of a firm or its product on a vehicle operating during the normal course of business. Franchised buses and taxis are exempt from these provisions.

8. Roof signs.
9. Freestanding Signage with unconcealed pole supports.
10. Rotating, spinning, or motorized signs.
11. Billboards.
12. Signs attached to towers or wireless communication support towers.
13. Inflatable signs.
14. A-frame signs (except as permitted herein).
15. Signs attached to benches that advertise businesses, goods, services, etc.
16. Signage in residential areas (except as permitted herein).
17. Temporary signage (except as permitted herein).
18. Commercial off-premise signs.

B. Examples of Prohibited Signage

Portable Signs



Billboards



Inflatable Signs



Readerboards



Unconcealed Pole Signs



Rotating Motorized Signs



10-3E-4 Sign Permit Requirements

- A. Exempt Signs. The following shall not require a sign permit provided that these exemptions shall not be construed as relieving the owner from the responsibility to comply with the provisions of this Code or any other law or ordinance, including the

Building Code.

1. Signs that are attached to buildings provided such signs are not more than four (4) sq. ft. in area and project not more than 2 inches from any building surface.
2. The changing of the advertising copy or message on a lawfully erected sign, reader board, or similar sign specifically designed for replaceable copy.
3. Painting, repainting, or normal maintenance, unless a structural or electrical change is made.
4. Incidental signs.
5. Any sign located within a building not visible from the street or sidewalk.
6. Traffic or pedestrian control signs or signals, or signs indicating scenic, historic, or public points of interest (i.e. government services, parks, recreation, schools, transportation facilities), which are erected by or on the order of a public officer in the performance of his/her public duty;
7. Signs required by law;
8. Official public notices, official court notices or official law enforcement notices.

B. Temporary Signs. The following shall not require a complete sign permit application, however application for a temporary sign permit shall be required.

1. Temporary banners and temporary signs as permitted herein.
2. Real estate signs as permitted herein.
3. Temporary political signs as permitted herein.

C. Required Submittals for Sign Permits.

1. Completed & Signed Application with owner and contractor Information, project description, site address / location, etc., square footage of building façade, proposed sign type, area, etc., and value of sign.
2. Plans for the signs with dimensions
3. Building elevations with dimensions (wall signs / blade signs)
4. Setbacks (freestanding / monument signs)
5. Site Clearance (freestanding / monument signs)
6. Site Map (freestanding / monument signs)
7. Attachment Illustration (wall signs / blade signs)
8. Engineering (freestanding signs)
9. All permits for electronically changeable signs shall:
10. Provide evidence of manufacture and installation in compliance with NFPA 70, the National Electric Code (NEC).
11. Provide a Nationally Recognized Testing Laboratory (NRTL) file number from the sign manufacturer.
12. For signs intended to be visible from I-90, documentation from the Washington

State Department of Transportation that the proposed sign complies with the Scenic Vistas Act, RCW 47.42.

10-3E-5 Signs Permitted in All Zones in Connection with Specific Uses

- A. The following signs may be permitted in any zone, subject to the limitations as provided herein.
1. Temporary Banners, Flags, Pennants and Searchlights
 - a. A temporary banner, flag, or pennant may be permitted for by the Zoning Administrator for temporary on-premises use not exceeding thirty (30) days in any one year for special events such as grand openings, provided that such display does not have an adverse impact on nearby residences or institutions and banners shall not exceed 75 square feet in size. Except for properties within the Interstate 90 Corridor where 150 square feet shall be the maximum size. A temporary sign permit application must be submitted and approved for all temporary signage, prior to signage installation.
 - b. A searchlight may be permitted by the Zoning Administrator for temporary on-premises use only not exceeding three (3) days in any one year for special events such as grand openings, provided that such display does not have an adverse impact on nearby residences or institutions. A temporary sign permit application must be submitted and approved for all temporary signage, prior to signage installation.
 2. Temporary Construction Site Signs - One on premises construction sign that identifies the future use of a site, architects, engineers, contractors, financial institutions, and other individuals or firms involved with the construction of a project, may be approved under the following conditions:
 - a. The sign shall be a maximum area of thirty-two (32) square feet and shall not exceed six (6) feet above grade of the lot or parcel on which the sign is located.
 - b. The sign shall not include advertisement of any products, during the actual construction period.
 - c. The sign shall be removed prior to an occupancy permit being issued.
 - d. A temporary sign permit application must be submitted and approved for all temporary signage, prior to signage installation.
 3. Temporary Real Estate Wall Signs - Within all zones, excluding Residential Properties / Uses, a temporary real estate sign located on a wall or in a window advertising the prospective sale, lease or rental of the building, property or premises shall be permitted, subject to the following conditions:
 - a. The sign shall be located on the premises being sold or leased.
 - b. The banner or wall sign shall be flush mounted to the building wall surface below the roof eave and oriented to minimize visual exposure to existing residential areas.
 - c. The sign shall be non-illuminated.

- d. The sign shall not exceed a maximum ratio of: 1 square foot of signage per 10 square feet of building façade (sign area: building facade) up to a maximum area of 150 square feet.
 - e. A temporary sign permit application must be submitted and approved for all temporary signage, prior to signage installation.
 - f. The sign shall remain only as long as property remains unsold or unleased for a period not to exceed one (1) year. The Zoning Administrator may extend the one (1) year time period upon written request by the owners/ developers of the project.
4. Temporary Real Estate Freestanding Signs (Residential Properties / Uses): A temporary real estate sign advertising the prospective sale, lease or rental of the building, property or premises shall be permitted, subject to the following conditions:
- a. The sign shall be located on the premises being sold or leased.
 - b. Only 1 sign per frontage road, per parcel shall be permitted.
 - c. The sign shall be non-illuminated.
 - d. The sign shall be limited in size to five (5) square feet and limited in height to six (6) feet above grade. A sixteen (16) square foot sign limited in height to six (6) feet above grade is allowed on property of five (5) acres or more, with or without a dwelling on-site.
 - e. A temporary sign permit application must be submitted and approved for all temporary signage, prior to signage installation.
 - f. The sign shall remain only as long as property remains unsold or unleased for a period not to exceed one (1) year. The Zoning Administrator may extend the one (1) year time period upon written request by the owners/ developers of the project.
5. Temporary Real Estate Freestanding Signs (Commercial & Industrial Properties / Uses): A temporary real estate sign advertising the prospective sale, lease or rental of the building, property or premises shall be permitted, subject to the following conditions:
- a. The sign shall be located on the premises being sold or leased.
 - b. Only 1 sign per frontage road, per parcel shall be permitted.
 - c. The sign shall be non-illuminated.
 - d. The sign shall be limited in size to sixteen (16) square feet and limited in height to six (6) feet above grade on sites less than one (1) acre. A thirty two (32) square foot sign limited in height to six (6) feet above grade is allowed on property of one (1) acre or more. Within the Interstate 90 Corridor, the sign shall be limited in size to ninety six (96) square feet and limited in height to sixteen (16) feet.
 - e. A temporary sign permit application must be submitted and approved for all temporary signage, prior to signage installation.
 - f. The sign shall remain only as long as property remains unsold or unleased for a period not to exceed one (1) year. The Zoning Administrator

may extend the one (1) year time period upon written request by the owners/ developers of the project.

6. Real Estate Open House/ Directional Sign
 - a. Temporary open house/ directional sign(s) shall be allowed on the access street(s) to property that is for sale, lease, or rent while that property is open for inspection during an otherwise advertised "open house" or similar, non- recurring event. A maximum of three (3) open house / directional signs may be used for such "open house".
 - b. Such sign(s) shall not be placed in such a manner as to interfere with vehicular or pedestrian traffic.
 - c. The sign shall be non-illuminated.
 - d. Such signs may be in an A-board form if they are otherwise in compliance with this Code and the standards within this subsection.
 - e. Such sign(s) shall be limited in size to five (5) square feet and limited in height to three (3) feet above grade.
 - f. Such sign(s) shall not be considered temporary if advertising the same property, or portions thereof, for more than two (2) consecutive days, remains in place overnight, or is utilized for more than ten (10) days in any calendar month.
 - g. The above standards shall also apply to the advertisement of designated model homes or subdivision sales offices.
 - h. A temporary sign permit application must be submitted and approved for all temporary signage, prior to signage installation / use.
 - i. Any sign(s) not in compliance with the above standards shall be impounded by the City at the expense of the individual or entity advertising the sale of the property.
7. Bulletin Boards - Bulletin boards may be permitted on the premises of public, charitable or religious institutions, subject to the following:
 - a. Such sign shall contain not more than thirty-two (32) square feet in area on a face and may be double-faced.
 - b. No part of the sign shall exceed a height of six (6) feet above the grade.
 - c. The sign, if lighted, shall use low-intensity lighting.
8. Permanent Residential Subdivision or Area Name Signs - Decorative subdivision or area name signs of a permanent character at the street entrance or entrances to the subdivision or area which identifies the name of the subdivision or area only, shall be permitted, subject to the following conditions:
 - a. The sign shall be designed to achieve aesthetic harmony with the identifying neighborhood
 - b. The sign shall consist of decorative masonry walls, concrete, rock or wood with illuminated, indirectly lighted or non-illuminated name plates or letters
 - c. The sign shall be located in a maintained landscaped area.

9. Permanent City Gateway Signs / Community Message Boards - Decorative City signs of a permanent character at the entrances to the City of Liberty Lake or locations approved by the City Council, shall be permitted, subject to the following conditions:

- a. The signs shall be designed to achieve aesthetic harmony with a consistent design theme approved by the City Council.
- b. The signs shall consist of decorative masonry walls, concrete, rock or wood with illuminated, indirectly lighted or non-illuminated name plates or letters. Alternately, the name plate or lettered area may be an electronically changeable sign, provided the standards for electronically changeable sign controls of this code are met (10-3E-7, Subsection H-2).
- c. The signs shall be utilized to define the City boundaries and/or announce City events or other public service announcements and be located on public property or within a City easement.

10. Political Campaign Signs

- a. Signs promoting or publicizing candidates for public office or issues that are to be voted upon in a general or special election may be displayed on private property with the consent of the property owner.
- b. Signs shall not be located on public property, within public easements, or within street right-of-way.
- c. All political campaign signage shall be removed within 14 days following the general election. If a run-off election for a candidate or initiative is required, the signs may remain until 14 days following the run-off election.

11. Community Event Signs

- a. Community event signs shall be limited to announcing or promoting community events, as defined in Article 10-1C of this Code.
- b. Community event signs may be displayed no more than 8 calendar days prior to the start of the fair, festival, or event and must be removed within 2 days of the conclusion of the fair, festival, or event.
- c. Community event signs may be located on or over street right-of-way areas in such a manner as to not interfere with irrigation or utility lines, as determined by the City. Any sign(s) not in compliance with the standards shall be impounded by the City at the expense of the event sponsor.
- d. Community event signs shall not be placed in such a manner as to interfere with vehicular or pedestrian traffic.
- e. The signs shall be non-illuminated.
- f. Such signs may be in an A-board form if they are otherwise in compliance with this Code and the standards within this subsection.
- g. Such sign(s) shall be limited in size to five (5) square feet and limited in height to three (3) feet above grade, within the right-of-way.
- h. A temporary sign permit application must be submitted and approved for

all temporary signage, prior to signage installation / use.

B. Examples of Permitted Signage.

Permanent City Gateway Signs



Real Estate Sign



Temporary Banners, Flags, Pennants, and Searchlights



Construction Site Sign



Permanent Residential Subdivision or Area Name Signs



10-3E-6 Sign Standards in Residential Zones

Sign structures are permitted in the residential zones in accordance with the following uses and standards:

- A. Nameplates. A nameplate, which indicates no more than the name and address of the occupant of the premises, is permitted, provided that such sign shall not exceed a maximum area of three (3) square feet.
- B. Permitted Signs by Use. The following categories of uses are defined to apply to signage standards provided in Tables 1 and 2 below:
 - 1. Semi-Public uses include a church, public park, multiple-family dwelling, dormitory, fraternity, sorority, nursing home, retirement apartment, public building, child day-care center, family day-care provider, nonprofit community hall or lodge, animal clinic, cemetery, sanitarium.
 - 2. School/Public uses include a school (kindergarten through university), hospital, police station, fire station, post office or public golf course, incinerator, solid waste recycling transfer site, or landfills.
 - 3. Office uses include a business or professional office.
 - 4. Commercial Use/Other shall include commercial uses other than those listed in above and other than home industry or home profession.
- C. Wall Signs. On-Premises wall signs are permitted not to exceed the maximum number and size as shown in Table 1 below. Wall signs shall be unlighted or have low-intensity lighting, and shall be placed flat against the outside wall of the main building.

| TABLE 1 Use | Max # of Signs | Max Sign Area |
|------------------------|-----------------------|----------------------|
| Semi-Public | 1 | 10 sq. ft. |
| Schools/Public Use | 1 | 20 sq. ft. |
| Office | 1* | 16 sq. ft.** |
| Commercial Uses, Other | 1 | 20 sq. ft. |

* Multiple office complexes shall be allowed one wall sign per building.

** An office building containing four (4) or more offices shall be allowed a maximum aggregate sign area of 64 sq. ft.

D. Blade Signs. Blade signs, attached to and projecting from a public, semi-public, or commercial building face or wall at a ninety-degree (90°) angle or from a building corner on a corner lot at a one hundred thirty-five-degree (135°) angle to the façade are permitted, provided they meet the following standards:

1. Shall not project more than eight feet (8') from the building, inclusive of sign and mounting structure;
2. Shall not exceed a maximum height of four feet (4');
3. Shall not exceed a maximum area of twenty (20) square feet per side of sign when double sided;
4. Shall be located a minimum of eight feet (8') and a maximum of fourteen feet (14') above the sidewalk grade, as measured from the sidewalk to the bottom of the frame of the sign;
5. May extend into the public right-of-way above a public sidewalk;
6. Shall not extend into the public right-of-way beyond the outer edge of the sidewalk or above the planting strip or curblin;
7. Are permitted to be double sided;
8. Top of sign shall not extend above roof line or parapet wall of a single-story building;
9. For multi-storied buildings, top of sign shall not be higher than sill or bottom of the lowest second story window height; and,
10. For buildings with multiple commercial tenants, each business may be permitted one blade sign, provided that the blade signs are separated by a minimum of twenty feet (20'). Businesses with two street facing façades are allowed a maximum of two blade signs, one per street facing façade, with each setback a minimum of ten feet (10') from the building corner; or, one single corner sign.

D-E. Monument Signs. On-Premises monument signs are permitted not to exceed the maximum number, size, and height as shown in Table 2 below. On-Premises monument signs shall be unlighted or have low-intensity lighting.

| TABLE 2 Use | Max # of Signs | Max Sign Area | Max Sign Height |
|------------------------|-----------------------|----------------------|------------------------|
| Semi-Public | 1 | 16 sq. ft. | 6 feet |

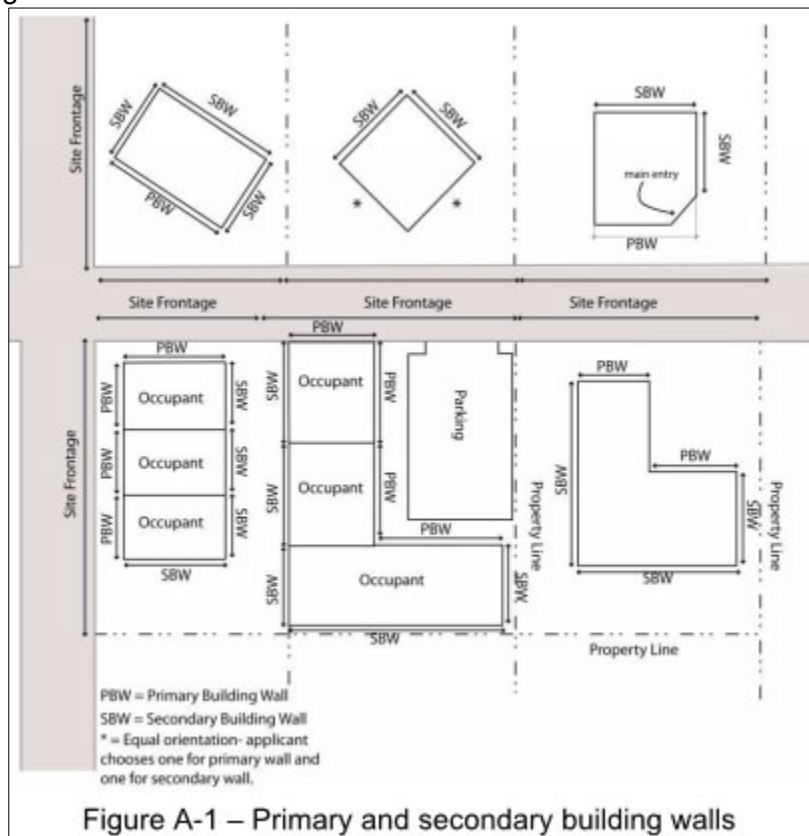
| | | | |
|------------------------|---|------------|--------|
| Schools/Public Use | 1 | 32 sq. ft. | 6 feet |
| Office | 1 | 32 sq. ft. | 6 feet |
| Commercial Uses, Other | 1 | 32 sq. ft. | 6 feet |

10-3E-7 Sign Standards for Other Zones

Any sign which pertains only to the identification of a permitted use in any non-residential zone and is located entirely on the property (with the exception of consolidated multi-business freestanding / monument signs and Campus Monument Signs), provided that it complies with the following conditions:

A. Wall Signs – Individual and Multiple Businesses.

1. Wall Area - Wall area is calculated by multiplying the height of the primary building wall by the length of the primary building wall. In the case of multi-story buildings or buildings taller than 30 feet only the first 30 feet shall be used to calculate wall area. Walls are defined as either primary or secondary as provided in Figure A-1.



2. Wall Sign Standards

| TABLE 3 | Total Square Feet | Maximum Sign Area ** | Maximum Copy Lines |
|---------------------------|---|---|---------------------------|
| All Non-Residential Zones | 1 sq ft sign area per 10 sq ft of PBW | 150 sq ft | 3 lines per sign |
| Interstate 90 Corridor* | 1 sq ft sign area per 10 sq ft of PBW and SBW | 150 sq ft per PBW and 300 sq ft per SBW | 3 lines per sign |

* Within the Interstate 90 Corridor, the Primary Building Wall is the side of the building that provides access to the business.

** See sub-section (A)(4) below

3. Building Façade – Wall signs must be mounted parallel to building façade.
4. Exchange Ratio – To improve streetscape views by minimizing sign clutter while continuing to provide for adequate business identification, applicants may exchange one freestanding or one monument sign for an exemption to the wall sign maximum area limitations, or reduce the size or quantity of freestanding or monument signage and increase the size or quantity of wall signage by the same amount. The sign permit shall be conditioned to prohibit a future freestanding and/or monument sign due to the approved increased wall signage.
5. Wall Signs Facing Residential Zones – Wall signs facing a residential zoning district shall not exceed twenty-five percent (25%) of the maximum square footage allowed.

B. Blade Signs. Blade signs, attached to and projecting from a public, semi-public, or commercial building face or wall at a ninety-degree (90°) angle or from a building corner on a corner lot at a one hundred thirty-five-degree (135°) angle to the façade are permitted, provided they meet the following standards:

1. Shall not project more than eight feet (8') from the building, inclusive of sign and mounting structure;
2. Shall not exceed a maximum height of four feet (4');
3. Shall not exceed a maximum area of twenty (20) square feet per side of sign when double sided;
4. Shall be located a minimum of eight feet (8') and a maximum of fourteen feet (14') above the sidewalk grade, as measured from the sidewalk to the bottom of the frame of the sign;
5. May extend into the public right-of-way above a public sidewalk;
6. Shall not extend into the public right-of-way beyond the outer edge of the sidewalk or above the planting strip or curblines;
7. Are permitted to be double sided;
8. May incorporate lighting such as neon, LED and other illumination techniques that do not include elements that are prohibited by other sections of the sign code;
9. Top of sign shall not extend above roof line or parapet wall of a single-story building;
10. For multi-storied buildings, top of sign shall not be higher than sill or bottom of the lowest second story window height; and,
- 4-11. For buildings with multiple commercial tenants, each business may be permitted one blade sign, provided that the blade signs are separated

by a minimum of twenty feet (20'). Businesses with two street facing façades are allowed a maximum of two blade signs, one per street facing façade, with each setback a minimum of ten feet (10') from the building corner; or, one single corner sign.

C. Awning, Canopy and Marquee Signs:

1. Sign lettering and logos shall not comprise more than thirty percent (30%) of the total exterior surface of the awning, canopy and/or marquee.
2. Bottom the sign shall be located a minimum of eight feet (8') above ground level.
3. Architectural canopy and marquee signs may incorporate lighting such as neon, LED and other illumination techniques that do not include elements that are prohibited by other sections of the sign code. For example, flashing lights.

B.D. Freestanding / Monument Signs – Individual Business. One (1) on-premises freestanding / monument sign for an individual business is permitted, not to exceed the area and height limits as provided in Table 4 below.

| TABLE 4 Zone | Max Sign Area | Max Sign Height | Sign Type |
|------------------------------|----------------------|------------------------|------------------|
| M-1 | 50 sq. ft. | 8.5 feet | Monument |
| M-2 / M-3 / RD-M | 75 sq. ft. | 8.5 feet | Monument |
| C-1 / C-2 / I / P / O / RD-C | 75 sq. ft. | 8.5 feet | Monument |
| M-2 / C-2 / P / RD-C* | 150 sq. ft.* | 30 feet* | Freestanding* |

* Parcel is within Interstate 90 Corridor

CE. Freestanding / Monument Signs – Multiple Business. Freestanding on-premises sign(s) for multiple businesses are permitted, not to exceed the number, maximum area and height limits as provided in Table 5. Freestanding signage allowed for an individual business shall not be combined with the signage allowed for multiple businesses. Multiple businesses located on one parcel and/or within one building shall be required to utilize multiple business freestanding / monument signage standards, rather than individual business freestanding / monument signage standards. A group of businesses may consolidate their allowed freestanding / monument signs into one location to provide better overall business exposure while reducing signage clutter created by several signs as long as the maximum number and size allowed for the zone in Table 5 are not exceeded.

| TABLE 5 Zone | Max # of Signs | Max Sign Area | Max Sign Height | Sign Type |
|-------------------------|-----------------------|----------------------|------------------------|------------------|
| M-1 | 1 | 75 sq. ft. | 8.5 feet | Monument |
| M-2 / M-3 / RD-M | 1 per street frontage | 100 sq. ft. | 8.5 feet | Monument |

| | | | | |
|--------------------------|-----------------------|-------------|----------|---------------|
| C-1 / C-2 / P / O / RD-C | 1 per street frontage | 100 sq. ft. | 8.5 feet | Monument |
| M-2 / C-2 / P / RD-C* | 1 per I-90 frontage | 250 sq. ft* | 30 feet* | Freestanding* |

* Parcel is within Interstate 90 Corridor

Figure C-1 – Example of maximum allowed signage on a parcel with single street frontage.

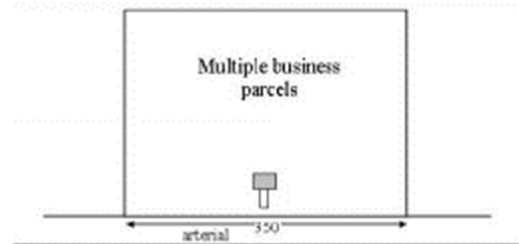
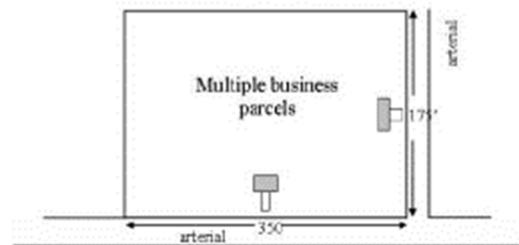


Figure C-2 – Example of maximum allowed signage on a parcel with dual frontage.



DE. Large-Scale Retail Establishments

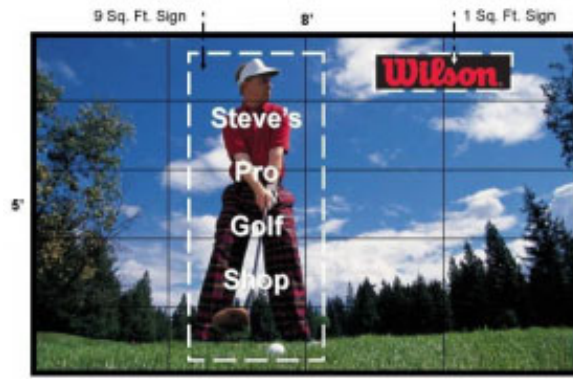
On properties whose principal exposure is from Interstate 90 and the property does not have frontage along another public right-of-way, the allowed 300 aggregate square feet of signage can be used on any wall of the building if the following conditions are met:

1. Freestanding sign is not provided for the building or development along I-90;
2. Only 1 monument sign is provided along the access street for the building or development; and
3. The building / development signage selection is reviewed and approved by the Zoning Administrator.

F. Window Signs.

Signs applied to a window or mounted or suspended directly behind a window of a business are permitted on any window of a building based on a 20% bonus to the allowed wall signage in 10-3E-7(A) above or a maximum of 10 sq. ft., whichever is less. Window signage can be placed on one or more windows as long as the aggregate area of window signage does not exceed the allowed bonus or maximum, whichever is less. Window sign size shall be calculated in the same manner as wall signage (see Section 10-3E-8, subsection C1 below). Only those portions of the window(s) which contain signage shall be calculated. Graphics or symbols that do not meet the definition of a sign or colored film used for shading do not reduce the amount of allowed window signage; however, the colors must comply with the Architectural Guidelines and Special Standards of the zone. Window signage can be changed throughout the year as long as

the overall maintained.



allowed area is

If a business is allowed 50 sq. feet of wall signage, then they would be allowed 10 sq. feet of window signage which can be placed on one or more windows up to the aggregate total of 10 sq. feet of window signage. See single window example above.

G. Business A-Boards

Businesses are permitted to utilize one (1) A-Board / A-Frame sign on their property if the following conditions are met:

1. Only one (1) A-Board / A-Frame sign will be permitted per business.
2. The A-Board / A-Frame sign shall not exceed three (3) feet in height and six (6) sq. ft. in area. The sign may be double-sided.
3. The A-Board / A-Frame sign shall not be lighted or contain any moving image or text.
4. Signs may only be displayed during business hours. If business hours continue past daylight hours, precautions should be taken to place the sign in a location where it is readily visible after dark. This shall not be construed to allow the wiring of a sign for lighting.
5. The A-Board / A-Frame sign must be located on the business parcel, no further than twelve feet from the entrance to the business, unless otherwise permitted by the Zoning Administrator or designee for unique situations. The sign shall not be placed in a location which is within the clear view triangle or any location which will impede vehicular traffic. Further, the sign shall not be placed in a manner which will block or otherwise obstruct the safe use of sidewalks, building entrances or stairs by pedestrians, including pedestrians who are visually impaired or otherwise handicapped. At least three (3) foot clearance width on sidewalks must be maintained. The City may require re-location of the A-Board / A-Frame sign if it is determined that an interference is occurring.
6. The A-Board / A-Frame sign shall not be located in any right-of-way.
7. The A-Board / A-Frame sign shall be constructed out of materials able to withstand typical northwest weather. Such materials may be metal, finished wood, chalkboard, whiteboard, or plastic; signs and copy shall be of professional quality. Owners of A- Board / A-Frame signs shall be required to keep their signs in a legible, intact, and well-maintained manner. Damaged signs shall be repaired or removed immediately.
8. A sign permit application must be approved by the City prior to utilizing the A-Board / A-Frame sign.



G-H. Campus Monument Signs

1. For the purpose of calculating signage, a campus is defined as a planned commercial, light industrial, or mixed use development that contains multiple parcels which encompass a minimum of one block or 10 acres of land and which some of the parcels do not have frontage on an arterial or collector street and/or some businesses within the campus are located more than 300 feet from an arterial or collector street. Typically a campus would be contained within a singular land division.
2. A Campus Monument Sign may be utilized to provide off-site exposure to multiple parcels or businesses within a campus in an aesthetically pleasing manner that is a coordinated effort where at least some parcels or businesses participate in the Campus Monument Sign program and the sign is designed to accommodate future participation by all properties within the campus.
3. Campus Monument Signs may be located at primary entrances to the campus from the arterial or collector street, on private property only with the property owner's permission, Campus Monument Sign(s) shall not be located in the right-of-way. Each sign must have the same design but may include different parcels / businesses within the campus. Alternatively, the Campus Monument Sign(s), may be located on private property within the campus along the street connecting to the arterial / collector street in order to achieve the purpose of the program.
4. The amount of allowable signage area for Campus Monument Signs shall be dependent on the total acreage of the campus and set forth as follows:
 - a. Less than 20 acres = 36 square feet maximum
 - b. 20 to 50 acres = 72 square feet maximum
 - c. 51 – 75 acres = 108 square feet maximum
 - d. Greater than 75 acres = 144 square feet maximum
5. Maximum height of monument sign shall be 8.5 feet.
6. The sign must be set back a minimum of 10 feet from the right-of-way and the area within 10 feet surrounding the sign must be landscaped. The setback may be required to be increased to comply with the clear view triangle, as determined by the City Engineer.
7. Campus Monument Sign size shall not be calculated as part of the individual or multi- business signage. Campus Monument Signs are a separate category; however they cannot be closer than 150 feet from any other freestanding or monument sign.
8. The sign must be a monument style that achieves aesthetic harmony with the overall campus design.

9. An easement and/or agreement must be recorded which encompasses the area where the signage is installed, including the landscaping.
10. A sign permit application must be submitted and approved prior to signage installation. All parcels / businesses within the campus shall be given the opportunity to participate in a Campus Monument Sign program and a listing of the parcels / businesses within the campus shall be submitted with the sign permit application that includes signatures for parcels / businesses that will be and will not be participating.

H. Electronically Changeable Signs

1. Size, Type, Location, and Hours of Use
 - a. Maximum electronically changeable sign area and height shall be as indicated in Section 10-3E-7, subsections B and C, Tables 4 and 5 for freestanding and monument signs. Electronically changeable wall signs are not permitted in any zone.
 - b. Type and Location.

| TABLE 6 Zone | Location | Permitted Sign Type |
|---|-------------------------|----------------------------|
| P Zone | All | Monument |
| M-2 / C-2 / RD-C | Interstate 90 Frontage | Monument |
| M-2 / C-2 / RD-C | Interstate 90 Frontage | Freestanding |
| All Non-Residential and Mixed Use Zones | Publicly-owned Property | Monument |

2. All electronically changeable signs are subject to the following provisions:
 - a. All electronic message centers shall come equipped with automatic dimming technology which automatically adjusts the sign's brightness based on ambient light conditions.
 - b. No electronic message center shall exceed a brightness level of 0.3 foot candles above ambient light as measured using a foot candle (Lux) meter at a preset distance depending on sign area, measured as follows:

| Area of Sign (sq. ft.) | Measurement Distance (ft.) |
|------------------------|----------------------------|
| 10 | 32 |
| 15 | 39 |
| 20 | 45 |
| 25 | 50 |
| 30 | 55 |

| | |
|-----|-----|
| 35 | 59 |
| 40 | 63 |
| 45 | 67 |
| 50 | 71 |
| 55 | 74 |
| 60 | 77 |
| 65 | 81 |
| 70 | 84 |
| 75 | 87 |
| 80 | 89 |
| 85 | 92 |
| 90 | 95 |
| 95 | 97 |
| 100 | 100 |
| 110 | 105 |
| 120 | 110 |
| 130 | 114 |
| 140 | 118 |
| 150 | 122 |

- i. Measure 30 minutes after sunset using lux meter
- c. Duration of Message Display shall be subject to the following:
 - i. Electronically changeable signs along I-90 shall display images for a period of at least three (3) seconds before transitioning to another image.
 - ii. Community electronic changeable signs shall display images for at least five (5) seconds before transitioning to another image.
- d. Message transition and frame effects shall be subject to the following:
 - i. Transition and frame effects employing fade, dissolve, or similar lasting between 1 and 2 seconds are allowed.
 - ii. Transition and frame effects employing continuous scrolling and/or traveling, flashing, spinning, rotating, and similar moving effects, and all dynamic frame effects or patterns of illusionary movement or simulating movement are not allowed.
- e. Full motion video or film display or streamed in real time is not permitted.

J. Neon signs:

1. Neon signs are allowed but must be erected within the allotted signs attributed to a building.
2. Maximum area. Established by maximum attached sign square footage to building.
3. Display. Neon signs are prohibited from pulsing, flashing, or any other function that would create a moving sign. The display of neon signs is to provide a form of fixed illumination.
4. Illuminance. Neon signs in excess of 750 delivered lumens shall comply with lighting standards detailed in §10-3F-2 of this code.
5. An "open" neon sign within a window of a business or attached to the exterior of the business shall not be counted as sign square footage for a building allotment. An "open" sign shall be limited to four (4) square feet.

10-3E-8 Sign Location, Setback, Area Calculations, Maintenance and Lighting

- A. Sign Location. All signs shall be so located that they:
1. Do not interfere with vehicular or pedestrian accessibility or sight distance.
 2. Conform to the provisions of Section 10-3B-2, subsection "N", vision clearance areas.
 3. Do not overhang or are not located in any public right-of-way, except as explicitly permitted for blade signs located above a public sidewalk.
 4. All freestanding and monument signs shall be located in a maintained landscaped area.
- B. Sign Setback. Any portion of a sign (including structural supports) that is higher than three (3) feet above grade shall be located a minimum of ten (10) feet back from any public right- of-way.
- C. Sign Area Calculations. Sign area is the total area of a sign visible from any on viewpoint or direction, excluding the sign support structure, and its size shall be calculated using the methods described in items 1-4 below.
1. A wall sign shall be calculated by measuring the area created by drawing imaginary straight lines around the entire copy or grouping of such letters, words or symbols, and then multiplying A x B as illustrated in figure 3 below.

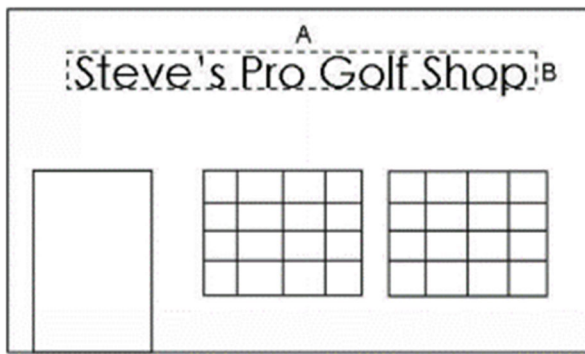


Figure 3

2. The area of a blade sign shall be calculated by multiplying the height of the sign face by the width of the sign face.

2.3. The sign area of a freestanding sign consisting of one sign shall be calculated as shown in Figure 4 below. The sign area of a freestanding sign consisting of more than one (1) sign shall be computed by adding together the total area(s) of all signs as shown in Figure 5 below.

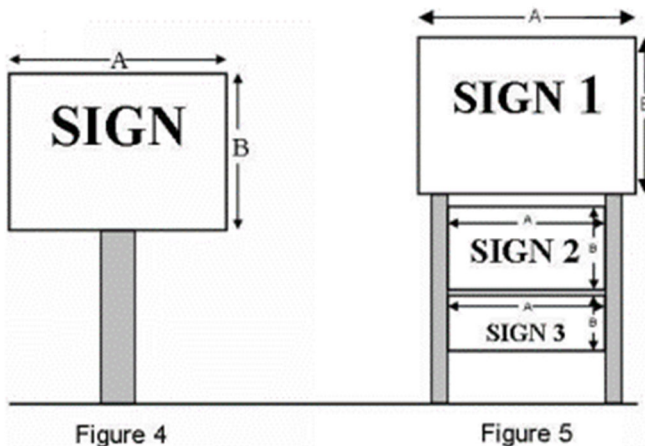


Figure 4

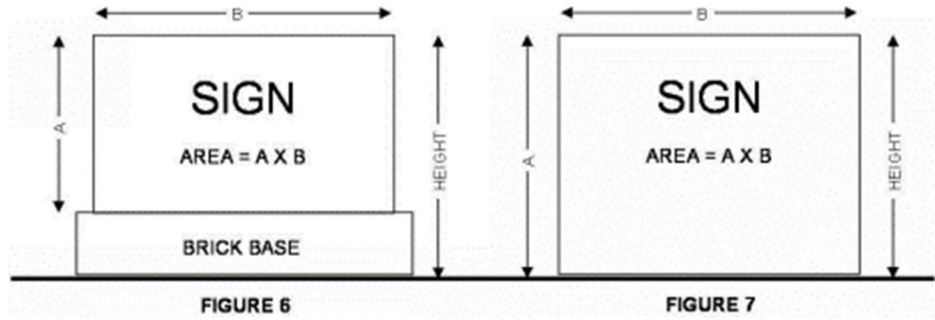
Figure 5

3.4. The sign area for multiple-sided signs shall be calculated as follows:

- a. The total sign area for a two-sided (back to back) sign shall be calculated using one (1) face, therefore allowing both faces to be of equal size (for example, a two-sided sign has two faces with 18 square feet per side, therefore the sign area is 18 square feet).
- b. The sign area for a three-sided sign shall be equal to the total area of signage permitted for a two-sided sign, for example, in item 3a above, a two-sided sign is allowed 18 square feet of sign area per side which equals 36 total square feet. If a three-sided sign is used instead of a one-sided or two-sided sign, the three-sided sign may allocate the 36 total square feet among three sides, therefore allowing three sides with 12 square feet per face for a total of 36 square feet of sign area.

4.5. The sign area of a monument sign consisting of a sign with a solid base shall be calculated as shown in Figure 6 below. The sign area of a monument

sign consisting of signage within the base area shall be calculated as shown in Figure 7 below.



- D. Maintenance of Signs. Signs that have been approved or that have been issued a permit shall be maintained by the owner or person in possession of the property on which the sign is located. Maintenance shall be such that the signage continues to conform to the conditions imposed by the sign permit.
 - 1. A damaged sign shall be repaired within thirty (30) days.
 - 2. A sign, which has been damaged, to such extent that it may pose a hazard to passersby shall be repaired or removed immediately.

- E. Lighting. Internal and external sign illumination shall be of low intensity. External sign illumination shall be down shielded and confined to the sign to minimize impacts to the surrounding area. Illuminated Signs require an electrical permit that is obtainable from the Washington State Department of Labor & Industries.

10-3E-9 City Wayfinding Signage Program

Consult with the City of Liberty Lake Planning & Building Services for more information on the City Wayfinding Signage Program.

DETERMINATION OF NON-SIGNIFICANCE (DNS) & ADOPTION OF EXISTING ENVIRONMENTAL DOCUMENT

Proposal Description: City of Liberty Lake Proposed Amendments to the City of Liberty Lake Development Code §10-3E Allowing Blade, Awning, Canopy & Marquee Signs

Location of Current Proposal: All property within the corporate boundaries of the City of Liberty Lake

Title of Document Being Adopted: Final Supplemental Environmental Impact Statement for the Spokane County Comprehensive Plan & Final Environmental Impact Statement for the City of Liberty Lake Urban Growth Area Boundary Alternatives

Date Adopted Document was Prepared: November 22, 2000 & December 13, 2006

Description of document (or portion) being adopted: Final Supplemental Environmental Impact Statement for the Spokane County Comprehensive Plan & Final Environmental Impact Statement for the City of Liberty Lake Urban Growth Area Boundary Alternatives

If the document being adopted has been challenged (WAC 197-11-630), please describe: No challenges known

The document is available to be read at (place/time): Liberty Lake City Hall, Monday through Friday, 8am to 5pm

Comment Deadline: 4 p.m., March 9, 2021

We have identified and adopted this document as being appropriate for this proposal after independent review. The document meets our environmental review needs for the current proposal and will accompany the proposal to the decision maker.

Name of agency adopting document: City of Liberty Lake

LEAD AGENCY: CITY OF LIBERTY LAKE

The lead agency for the 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). The SEPA Determination of Nonsignificance (DNS) Threshold Determination was made after review of completed environmental checklists and other information on file with the lead agency. This information is available to the public on request. The complete record in this matter is on file during the appeal period with the review authority listed below and is available to the public upon request.

This DNS is issued after using the optional DNS process in WAC 197-11-355. There is no further comment period on the DNS.

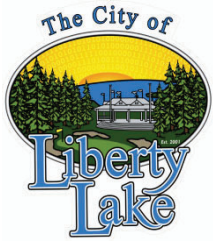
This DNS is issued under WAC 197-11-340(2): the lead agency will not act on the proposal for 14 days from the date below. Comments must be received by: **4 p.m., March 9, 2021.**

An appeal of the Threshold Determination, after it becomes final, may be made to the City of Liberty Lake Planning, Engineering & Building Services at 22710 E. Country Vista, Liberty Lake, WA 99019. The appeal deadline to request an 'open record' appeal to the Hearing Examiner is fourteen (14) calendar days after the comment period closes. A notice of appeal must be delivered to the City by mail or personal delivery and the appeal must be received by 4:00 p.m. on the last day of the appeal period (August 5, 2019). Appeal requests shall contain all information and items required in the City Development Code Section 10-4B-4, subsection H, as applicable and shall follow the procedures outlined in City Development Code Section 10-6A-7, Subsection C for SEPA Appeals and Section 10-4G-2, subsection H for Appeals of Administrative Interpretations by the Director.

A copy of this SEPA determination has been provided to the Dept. of Ecology - Olympia, Dept. of Transportation - Spokane County, and Other Reviewing Agencies.

A Notice of SEPA Availability will also be printed in the February 26, 2021 edition of the Spokane Valley News Herald.

RESPONSIBLE OFFICIAL: Lisa D. Key TITLE: Director of Planning, Engineering & Building Services



Planning, Engineering & Building Services

22710 E. Country Vista, Liberty Lake, WA 99019

Phone: (509) 755-6708, Fax: (509) 755-6713, www.libertylakewa.gov

Date Issued: February 19, 2021

Signature: Lisa D Key



SEPA CHECKLIST

Liberty Lake Planning & Building Services
22710 E. Country Vista Drive, Liberty Lake WA 99019
Phone: (509) 755-6707 Fax: (509) 755 6713
Website: www.libertylakewa.gov

City Development Code Article 10-6A, Environmental Ordinance

PURPOSE OF CHECKLIST

The State Environmental Policy Act (SEPA) chapter 43.21C RCW, requires all governmental agencies to consider the environmental impacts of a proposal before making decisions. An environmental impact statement (EIS) must be prepared for all proposals with probable significant adverse impacts on the quality of the environment. The purpose of this checklist is to provide information to help you and the agency identify impact from your proposal (and to reduce or avoid impacts from the proposal, if it can be done) and to help the agency decide whether an EIS is required.

INSTRUCTIONS FOR APPLICANTS

This environmental checklist asks you to describe some basic information about your proposal. Governmental agencies use this checklist to determine whether the environmental impacts or your proposal are significant, requiring preparation of an EIS. Answer the questions briefly, with the most precise information known, or give the best description you can.

You must answer each question accurately and carefully, to the best of your knowledge. In most cases, you should be able to answer the questions from your own observations or project plans without the need to hire experts. If you really do not know the answer, or if a question does not apply to your proposal, write "do not know" or "does not apply". Complete answers to the questions now may avoid unnecessary delays later.

Some questions ask about governmental regulations, such as zoning, shoreline, and landmark designations. Answer these questions if you can. If you have problems, the governmental agencies can assist you.

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.

USE OF CHECKLIST FOR NON-PROJECT PROPOSALS

Complete this checklist for non-project proposals, even though questions may be answered "does not apply." IN ADDITION, complete the SUPPLEMENTAL SHEET FOR NON-PROJECT ACTIONS (part D).

For non-project actions, the references in the checklist to the words "project," "applicant," and "property or site" should be read as "proposal," "proposer," and "affected geographic area," respectively.

A. BACKGROUND

| | | |
|-----|---|---|
| 1. | Name of proposed project & file #, if applicable: | City of Liberty Lake Proposed Sign Code Amendment |
| 2. | Name of applicant: | City of Liberty Lake |
| 3. | Address and phone number of applicant: | City of Liberty Lake: 22710 E. Country Vista, Liberty Lake, WA 99019 509-755-6700 |
| 4. | Name of contact person: | Lisa D. Key, Director of Planning & Engineering |
| 5. | Address and phone number of contact person: | 22710 E. Country Vista, Liberty Lake, WA 99019 509-755-6708 |
| 6. | Date checklist prepared: | September 18, 2020 |
| 7. | Agency requesting checklist: | City of Liberty Lake Planning, Engineering & Building Services |
| 8. | Proposed timing or schedule (including phasing, if applicable): | Adoption by City Council in April of 2021. |
| 9. | a. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain. | This proposal is for a non-project action. In the future, the City will continue to engage in code amendments and project specific planning activities, many of which will address topics identified in the Comprehensive Plan and Development Codes. |
| | b. Do you own or have options on land nearby or adjacent to this proposal? If yes, explain. | This does not apply, this is a city wide, non project action. |
| 10. | List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal. | The City of Liberty Lake prepared SEPA analyses prior to the adoption of the current Comprehensive Plan and Development Codes. |
| 11. | Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain. | This is a city wide proposal, within the city there are proposals pending. These amendments might affect future permit applications and approvals. |
| 12. | List any government approvals or permits that will be needed for your proposal, if known. | The proposed code amendments will require approval by the City Council prior to their adoption. |

| |
|---|
| <p>13. 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.</p> <p>See attached Proposed Sign Ordinance Amendments.</p> |
| <p>14. 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 application related to this checklist.</p> <p>This is a non project action that encompasses all of the City of Liberty Lake.</p> |
| <p>15. Does the proposed action lie within the Aquifer Sensitive Area (ASA)? The General Sewer Service Area? The Priority Sewer Service Area? (See: Spokane County's ASA Overlay zone Atlas for boundaries).</p> <p>Yes, all three.</p> |

B. ENVIRONMENTAL ELEMENTS:

| |
|--|
| <p>1. EARTH</p> |
| <p>a. General description of the site (circle one): flat, rolling, hilly, steep slopes, mountainous, other: Non project action, does not apply.</p> |
| <p>b. What is the steepest slope on the site (approximate percent slope)? Non project action, does not apply.</p> |
| <p>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 prime farmland. Non project action, does not apply.</p> |
| <p>d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe. Non project action, does not apply.</p> |
| <p>e. Describe the purpose, type and approximate quantities of any filling or grading proposed. Indicate source of fill. Non project action, does not apply.</p> |
| <p>f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe.</p> |

Non project action, does not apply.

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

Non project action, does not apply.

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

Non project action, does not apply.

2. AIR

a. What type of emissions to the air would result from the proposal (i.e., dust, automobile, odors, industrial, wood smoke) during construction and when the project is completed? If any, generally describe and give approximate quantities, if known.

Non project action, does not apply.

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

Non project action, does not apply.

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

Non project action, does not apply.

3. WATER

a. Surface:

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.

Non project action, does not apply.

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.

Non project action, does not apply.

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.

Non project action, does not apply.

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

Non project action, does not apply.

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

Non project action, does not apply.

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.

Non project action, does not apply.

b. Ground:

1) Will groundwater be withdrawn, or will water be discharged to ground water? Give general description, purpose, and approximate quantities if known.

Non project action, does not apply.

2) Describe waste material that will be discharged into the ground from septic tanks or other sanitary waste treatment facility. Describe the general size of the system, the number of houses to be served (if applicable), or the number of persons the system(s) are expected to serve.

Non project action, does not apply.

3) Describe any systems, other than those designed for the disposal of sanitary waste, installed for the purpose of discharging fluids below the ground surface (including systems such as those for the disposal of storm water or drainage from floor drains). Describe the type of system, the amount of material to be disposed of through the system and the types of materials likely to be disposed of (including materials which may enter the system inadvertently through spills or as a result of fire fighting activities).

Non project action, does not apply.

4) Will any chemicals (especially organic solvents or petroleum fuels) be stored in above-ground or underground storage tanks? If so, what types and quantities of materials will be stored?

Non project action, does not apply.

5) What protective measures will be taken to ensure that leaks or spills of any chemicals stored or used on site will not be allowed to percolate to groundwater (this includes measures to keep chemicals out of disposal systems described in 3b(2) and 3b(3)?

Non project action, does not apply.

c. Water Runoff (including storm water)

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.

Non project action, does not apply.

2) Will any chemicals be stored, handled or used on the site in a location where a spill or leak will drain to surface or groundwater or to a storm water disposal system discharging to surface or groundwater?

Non project action, does not apply.

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

Non project action, does not apply.

d. Proposed measures to reduce or control surface, ground, and runoff water impacts, if any (if the proposed action lies within the Aquifer Sensitive Area be especially clear on explanations relating to facilities concerning Sections 3b(4), 3b(5), and 3c(2) of this checklist).

Non project action, does not apply.

4. PLANTS

a. Check 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
- wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other
- water plants: water lily, eelgrass, milfoil, other
- other types of vegetation: Non project action, does not apply.

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

Non project action, does not apply.

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

Non project action, does not apply.

5. ANIMALS

a. Check any birds and animals which have been observed on or near the site or are known to be on or near the site:

birds: hawk heron eagle songbirds other: Non project action, does not apply.

mammals: deer bear elk beaver other: Non project action, does not apply.

fish: bass salmon trout herring shellfish other: Non project action, does not apply.

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

Non project action, does not apply.

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

Non project action, does not apply.

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

Non project action, does not apply.

6. ENERGY AND NATURAL RESOURCES

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.

Non project action, does not apply.

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

Non project action, does not apply.

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:

Non project action, does not apply.

7. ENVIRONMENTAL HEALTH

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

| |
|--|
| Non project action, does not apply. |
| 1) Describe special emergency services that might be required. Non project action, does not apply. |
| 2) Proposed measures to reduce or control environmental health hazards, if any: Non project action, does not apply. |
| b. Noise |
| 1) What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)? Non project action, does not apply. |
| 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. Non project action, does not apply. |
| 3) Proposed measure to reduce or control noise impacts, if any: Non project action, does not apply. |
| 8. LAND AND SHORELINE USE |
| a. What is the current use of the site and adjacent properties? Non project action, does not apply. |
| b. Has the site been used for agriculture? If so, describe. Non project action, does not apply. |
| c. Describe any structures on the site. Non project action, does not apply. |
| d. Will any structures be demolished? If so, which? Non project action, does not apply. |
| e. What is the current zoning classification of the site? Non project action, does not apply. |
| f. What is the current Comprehensive Plan land use designation of the site? Non project action, does not apply. |

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| <p>g. If applicable, what is the current shoreline master program designation of the site?</p> <p>Non project action, does not apply.</p> |
| <p>h. Has any part of the site been classified as an "environmentally sensitive" area? If so, specify.</p> <p>Non project action, does not apply.</p> |
| <p>i. Approximately how many people would reside or work in the completed project?</p> <p>Non project action, does not apply.</p> |
| <p>j. Approximately how many people would the completed project displace?</p> <p>Non project action, does not apply.</p> |
| <p>k. Proposed measures to avoid or reduce displacement impacts, if any:</p> <p>Non project action, does not apply.</p> |
| <p>l. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any:</p> <p>Non project action, does not apply.</p> |
| <p>9. HOUSING</p> |
| <p>a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.</p> <p>Non project action, does not apply.</p> |
| <p>b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing.</p> <p>Non project action, does not apply.</p> |
| <p>c. Proposed measures to reduce or control housing impacts, if any:</p> <p>Non project action, does not apply.</p> |
| <p>10. AESTHETICS</p> |
| <p>a. What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed?</p> <p>Non project action, does not apply.</p> |
| <p>b. What views in the immediate vicinity would be altered or obstructed?</p> |

Non project action, does not apply.

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

Non project action, does not apply.

11. LIGHT AND GLARE

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

Non project action, does not apply.

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

Non project action, does not apply.

c. What existing off-site sources of light or glare may affect your proposal?

Non project action, does not apply.

d. Proposed measures to reduce or control light and glare impacts, if any:

Non project action, does not apply.

12. RECREATION

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

Non project action, does not apply.

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

Non project action, does not apply.

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

Non project action, does not apply.

13. HISTORIC AND CULTURAL PRESERVATION

a. Are there any places or objects listed on, or proposed for, national, state, or local preservation registers, known to be on or next to the site? If so, generally describe.

Non project action, does not apply.

b. Generally describe any landmarks or evidence of historic, archaeological, scientific or cultural importance known to be on or next to the site.


Non project action, does not apply.

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| <p>c. Proposed measures to reduce or control impacts, if any:</p> <p>Non project action, does not apply.</p> |
| <p>14. TRANSPORTATION</p> |
| <p>a. Identify public streets and highways serving the site and describe proposed access to the existing street system. Show on site plans, if any.</p> <p>Non project action, does not apply.</p> |
| <p>b. Is site currently served by public transit? If not, what is the approximate distance to the nearest transit stop?</p> <p>Non project action, does not apply.</p> <p>c. How many parking spaces would the completed project have? How many would the project eliminate?</p> <p>Non project action, does not apply.</p> |
| <p>d. Will the proposal require any new roads or streets, or improvements to existing roads or streets, not including driveways? If so, generally describe (indicate whether public or private).</p> <p>Non project action, does not apply.</p> |
| <p>e. Will the project use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.</p> <p>Non project action, does not apply.</p> |
| <p>f. How many vehicular trips per day would be generated by the completed project? If known, indicate when peak volumes would occur.</p> <p>Non project action, does not apply.</p> <p>g. Proposed measures to reduce or control transportation impacts, if any:</p> <p>Non project action, does not apply.</p> |
| <p>15. PUBLIC SERVICES</p> |
| <p>a. Would the project result in an increased need for public services (for example: fire protection, police protection, health care, schools, other)? If so, generally describe.</p> <p>Non project action, does not apply.</p> |
| <p>b. Proposed measures to reduce or control direct impacts on public services, if any.</p> <p>Non project action, does not apply.</p> |

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| 16. | UTILITIES |
| <p>a. Check utilities currently available at the site:</p> <p> <input type="checkbox"/> electricity <input type="checkbox"/> natural gas <input type="checkbox"/> water <input type="checkbox"/> refuse service <input type="checkbox"/> telephone <input type="checkbox"/> sanitary sewer <input type="checkbox"/> septic system <input type="checkbox"/> other: </p> | |
| <p>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.</p> <p>Non project action, does not apply.</p> | |

C. SIGNATURE

I, the undersigned, swear under the penalty of perjury that the above responses are made truthfully and to the best of my knowledge. I also understand that, should there be any willful misrepresentation or willful lack of full disclosure on my part, the agency may withdraw any determination of non-significance that it might issue in reliance upon this checklist.

| | | |
|---|------------------------|---|
| Proponent: | Lisa D. Key |  |
| | PRINT NAME | SIGNATURE |
| Proponent Address: | 22710 E. Country Vista | Liberty Lake WA 99019 |
| | STREET ADDRESS | CITY STATE ZIP |
| Proponent Phone: | 509-755-6700 | Proponent Fax: 509-755-6713 |
| Person completing the form: Lisa D. Key, Director of Planning & Engineering Services | | |
| Phone: | 509-755-6708 | Date: February 19, 2021 |

FOR PLANNING & BUILDING SERVICES USE ONLY

Staff Member(s) Reviewing Checklist:

Date Checklist Reviewed

Based on this staff review of the environmental checklist and other pertinent information, the staff:

- A. Concludes that there are no probable significant adverse impacts and recommends a determination of nonsignificance (DNS).

- B. Concludes that probable significant adverse environmental impacts do exist for the current proposal and recommends a mitigated determination of nonsignificance with conditions (MDNS).
- C. Concludes that there are probable significant adverse environmental impacts and recommends a determination of significance (DS).

REFER TO FEE SCHEDULE FOR FILING FEE

NON-PROJECT ACTIONS MUST ALSO COMPLETE THE SUPPLEMENTAL SHEET - PART D

D. SUPPLEMENTAL SHEET FOR NONPROJECT ACTIONS

(Do not use this sheet for project actions)

Because these questions are very general, it may be helpful to read them in conjunction with the list of 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?

No adverse impacts are anticipated as a result of the proposed amendments to the City of Liberty Lake Landscape Code.

Proposed measures to avoid or reduce such increases are:

All future project proposals will be subject to applicable regulations relating to land and shoreline use.

2. How would the proposal be likely to affect plants, animals, fish or marine life?
- No adverse impacts are anticipated as a result of the proposed amendments .

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

All future project proposals will be subject to applicable regulations relating to land and shoreline use.

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

No adverse impacts are anticipated as a result of the proposed amendment.

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

All future project proposals will be subject to applicable regulations relating to land and shoreline use.

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, flood plains or prime farmlands?

No adverse impacts are anticipated as a result of the proposed amendments.

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

All future project proposals will be subject to applicable regulations relating to environmentally sensitive areas and areas designated, eligible, or under study for governmental protection.

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?
- No adverse impacts are anticipated as a result of the proposed amendments.

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

All future project proposals will be subject to applicable regulations relating to land and shoreline use.

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

No impact to transportation or public services and utilities is anticipated to arise from the proposed amendments.

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

Not applicable, as no impact is anticipated.

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

No conflicts are anticipated.

For More Information Please Contact the

City of Liberty Lake Planning & Building Services

22710 E. Country Vista Drive
Liberty Lake , WA 99019

Phone: 509-755-6707, Fax: 509-755-6713

www.libertylakewa.gov