

SEPA¹ 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.

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

A. Background

1. Name of proposed project, if applicable:

Wet Rabbit Express Car Wash

2. Name of applicant:

Wet Rabbit Express Car Wash (Contact: Chris McClure)

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

Applicant: Chris McClure; 3213 W Wheeler Street #750, Seattle, WA 98199

Contact: Travis Cheshire, PE (PACLAND); 5416 Greenwood Ave N, Seattle, WA 98103

4. Date checklist prepared:

12/12/2023

5. Agency requesting checklist:

City of Arlington

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

Summer 2024 or Spring 2025 for phase I (Car Wash). Development of second parcel TBD.

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

Yes. There are plans to develop the 2nd parcel in the future with a different use.

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

A Phase I ESA has been prepared.

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.

There are no known pending applications or other proposals affecting the property.

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

City of Arlington Zoning Permit, Building Permit, Civil Construction Permit, Department of Ecology NOI for construction stormwater.

11. Give brief, complete description of your proposal, including the proposed uses and the size of the project and site. There are several questions later in this checklist that ask you to describe certain aspects of your proposal. You do not need to repeat those answers on this page. (Lead agencies may modify this form to include additional specific information on project description.)

Construct an approximate +/- 4,920 sf Wet Rabbit Express Car Wash (conveyor type) Tunnel and a +/- 450 sf canopy structure for unattended, point-of-sale transactions. Additional site improvements will include surface parking for thirteen (13) vehicles with vacuum stations,

one (1) accessible parking stall, and three (3) employee parking stalls located on the adjacent parcel, a gated trash enclosure, supporting utility infrastructure, and perimeter landscaping.

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.

Assessor Map: NE-14-31-5
Tax Parcel: 31051400100600 & 31051400101000
Zoning District: General Commercial (GC)
Comprehensive Plan: General Commercial (GC) w/ Horizontal Mixed-Use Overlay
Site Size: +/- 0.76 AC Parcel 31051400100600
+/- 0.76 AC Parcel 31051400101000
Address: 7530 204th St NE (Parcel 31051400100600)
Unassigned (Parcel 31051400101000)

B.Environmental Elements

1. Earth

a. General description of the site:

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

Flat

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

2%-5%

c. What general types of soils are found on the site (for example, clay, sand, gravel, peat, muck)? If you know the classification of agricultural soils, specify them, and note any agricultural land of long-term commercial significance and whether the proposal results in removing any of these soils.

Per the Geotechnical Report prepared by Zipper Geo, dated October 30, 2023 classified the soil as glacial recessional outwash deposits of the Marysville Sand Member

extending to depths of 60 feet. In general, the upper 5 to 7½ feet of the outwash consists of loose to medium dense sand with variable silt and silt with variable sand content. Soil mottling was observed in some of the samples collected in this depth range. From about 5 to 7½ feet down to about 15 to 17½ feet, the outwash generally consists of medium dense to very dense gravelly sand to sandy gravel with trace to some silt. From about 15 to 17½ feet to the maximum depth explored at 60 feet below grade, the outwash generally consists of loose to medium dense sand with trace to some silt.

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

There are no indications or history of unstable soils in the immediate vicinity.

- 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.**

CUT=1,165 CY; FILL=1,798 CY; NET FILL 633 CY

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

Depending on the weather conditions during construction, erosion could occur. The project will implement Best Management Practices (BMPs) per the current Stormwater Design Manual to limit erosion potential.

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

Approximately 75% of the surface in the post development condition will be impervious.

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

As part of construction, the contractor will implement a SWPPP. This will include various BMPs to limit the possibility of erosion. During periods of extended dry weather, dust suppression methods as approved by the City will be implemented. The project proposes to retain existing vegetation to the maximum extent feasible.

2. Air

- 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.**

Dust and vehicle emissions will occur during construction of the proposed project. Vehicle emissions will occur after completion of the project due to customer, employee, and service vehicles.

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

There are no known off-site sources of emissions that may affect our proposal.

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

Vehicles and equipment will not be left to idle when not in use. Water will be used as needed during construction to control dust. Following construction, any remaining soil will be landscaped to minimize potential for wind erosion.

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.**

No.

- 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.**

No.

- 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.**

None.

- 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.**

Based on a review of FEMA Flood Insurance Map panel 53061C0392E dated 11/8/1999, the site is in Zone X and is not located in a floodplain.

- 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:

- 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.**

There is no plan to discharge waste materials into the ground. The project is serviced by public sanitary and storm sewer systems.

c. Water Runoff (including stormwater):

1. **Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe.**

Process wash water within the wash tunnel will be collected and reclaimed/reused using a proprietary treatment system. Process wash water will then be routed through an oil/water separator prior to discharging to the public sanitary sewer system. Storm water runoff from the paved parking areas on-site will be collected within catch basin strategically placed at low points. The runoff will then be conveyed via underground piping to an oil/water separator prior to entering an underground infiltration gallery. Water quality treatment will be provided by in-situ soils below the infiltration gallery. A piped overflow will be routed to the public stormwater system.

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

With the development of the proposed project, there is the potential that waste material associated with construction activities could enter groundwater or surface water. However, temporary and permanent stormwater controls will be implemented in accordance with the Stormwater Design Manual to prevent this occurrence to the greatest extent feasible.

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

Existing drainage patterns in the vicinity of the site will be primarily maintained.

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

4. Plants

- 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?

The existing vegetation (landscaping) on the developed parcel will be cleared. A portion of the undeveloped parcel will be cleared for the private access road construction.

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

There are no known endangered species on or near the site.

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

As part of the proposed project, landscaping (per City of Arlington requirements) will be incorporated along the 204th St NE frontage and throughout the site. The site will include a mix of native, native-adapted and ornamental trees, shrubs, grasses and groundcovers to increase plant diversity and habitat. Landscape elements will meet or exceed City of Arlington requirements to reduce Heat Island Effect and other city requirements.

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

No known noxious weeds or invasive species are known to be on or near the site. If found during construction, they will be eliminated.

5. Animals

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

Examples include:

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

Songbirds, crows, rodents

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

There are no known threatened or endangered species on or near the site.

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

Washington State is part of the Pacific Flyway. Birds that inhabit the area vary seasonally. The site does not provide any known significant habitat for migratory birds, and is not contiguous with a larger preserved habitat area.

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

Vegetation will be preserved to the maximum extent feasible during construction. Landscaped areas will be enhanced.

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

No known invasive animal species are on or near the site.

6. Energy and natural resources

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.

Electricity - lighting, heating, power

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

No.

b. 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.

A high efficiency building envelope, mechanical systems, and electrical systems are included in the project design. The car wash process will utilize a reclaimed water system to reduce water demand/usage.

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 because of this proposal? If so, describe.

None anticipated. The project will meet all applicable health and safety standards. There is a low risk of spills of oil-based materials during construction from heavy equipment. This construction project will include an established Accidental Spill Prevention Plan and BMPs for control of any and all pollutants on-site.

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

Per the Phase I Site Assessment prepared by ZipperGeo Geoprofessional Consultants, dated October 24, 2023, Recognized Environmental Conditions (RECs) as defined by ASTM E 1527-21 were not identified.

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.

There are no known hazardous chemicals/conditions that might affect project development and design. Contingency plans for work around gas mains, power mains, and for any necessary mitigation/abatement work will be implemented prior to beginning construction.

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.

Typical chemicals and materials used in the construction of commercial projects include petroleum, paints, and solvents. Refueling will occur on-site from fuel delivery trucks. Large quantities of fuel will not be stored at the site. Chemicals and materials stored at the site during construction will be addressed in the project SWPPP. No toxic or hazardous chemicals storage or use are anticipated after the project is completed.

4. Describe special emergency services that might be required.

No special emergency services are anticipated to be required. Fire, ambulatory, and police community services will be required as typically associated with a commercial use.

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

Risks will be addressed through workplace safety training and proper storage and handling of chemicals. All local, state, and federal required safety measures will be implemented and/or installed to prevent the spilling of fuel on-site. The project will implement a SWPPP and Accidental Spill Prevention Plan.

b. Noise

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

The primary source of noise in the area is related to traffic on adjacent streets. It is not expected to impact the proposed project.

2. What types and levels of noise would be created by or associated with the project on a short-term or a long-term basis (for example: traffic, construction, operation, other)? Indicate what hours noise would come from the site)?

The project will generate short-term noise associated with construction activities. Construction hours will conform to City Noise Ordinance requirements. Long term noise levels will be generated from customer vehicles, car wash operations, and vacuum stall usage.

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

Construction work will be performed during specific hours as determined by the City of Arlington. Mechanical equipment will be properly screened. The site is located amongst other commercial uses and adjacent to a highway.

8. Land and shoreline use

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

The developed parcel is comprised of an existing medical office building with parking area, landscaping, and supporting utility infrastructure. Adjoining and nearby properties are developed commercially or are vacant.

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

No, the car wash site is currently developed. No agricultural or forest land of long-term commercial significance will be impacted as part of the project.

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.**

An existing medical office building (+/- 3,523 sf) is currently on the development parcel.

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

The structure referenced above will be demolished.

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

General Commercial (GC)

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

General Commercial (GC) w/ Horizontal Mixed-Use Overlay

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

Not Applicable.

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

No.

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

The Car Wash will have three (3) employees actively working at any given time with a total staff of approximately twelve (12) employees.

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

None.

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

There are no displacement impacts based on zoning and current site occupancy.

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

The project will be subject to a Zoning Permit along with Design Review by the City of Arlington to ensure land use compatibility and integration with the surrounding area.

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

Not applicable.

9. Housing

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

No housing is provided as part of this project.

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

No housing is provided as part of this project.

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

No housing is provided as part of this project.

10. Aesthetics

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

± 32'; Primary exterior building materials are masonry and glass.

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

There are no views within the immediate vicinity of the site that would be obstructed.

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

The building will be designed in accordance with guidelines presented in City of Arlington Municipal Code and Building Code and will be subject to Design Review.

11. Light and glare

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

The lighting will be designed to comply with the City of Arlington Municipal Code and a photometric will be prepared to identify potential issues. Exterior lighting will be fully shielded, downward-directed, and LED.

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

Light and glare from the completed project are not anticipated to be a safety hazard or to interfere with views.

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

None are anticipated.

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

Light and glare impacts will be mitigated through materials selection, a photometric analysis, fixture placements, and shielding to minimize light trespass.

12. Recreation

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

No designed or informal recreational opportunities are in the immediate vicinity of the site.

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

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

There are no known buildings, structures, or sites located on or near the site that are in (or candidates for) the local historic preservation register.

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.

There are no known landmarks, features, or other evidence that would indicate Indian or historic use or occupation.

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.

Local registries were searched and it appears that no impacts to existing cultural and historic resources are anticipated to occur as a result of the proposed project.

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.

An Unanticipated Discovery Plan or Archaeological Monitoring and Treatment Plan will be prepared as part of this project if required by the City of Arlington.

14. Transportation

- 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.**

Access to the site will be achieved from 204th St NE (right-in/right-out only) and 77th Ave NE (full access). A private access drive from 77th Ave to the car wash parcel will be constructed.

- 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?**

Yes. The nearest bus stop is located on 204th St NE 150 feet east along the McDonalds frontage. This stop is served by Community Transit.

- 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).**

No public street improvements will be included as part of this project.

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

The property is located in the City of Arlington subdistrict C which may require an avigation easement to be recorded with the County.

- 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?**

The net new number of daily trips is forecast to be 170 trips. PM peak volumes are expected to occur between the period of 4:00 to 6:00 P.M. The PM peak hour net new trips are forecast to be 18 (12 in, 6 out). ITE's Trip Generation Manual was used to calculate existing land use trips, and local observations at two Wet Rabbit carwashes in Marysville and Lake Stevens helped establish a PM peak hour trip rate for the proposed carwash. Truck volumes are forecast to be low as the carwash has certain height and width requirements that do not allow for large or heavy-duty trucks to be served by the facility.

- 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.**

It is not anticipated that the project will affect or be affected by the movement of agricultural and forest products on roads or streets in the area.

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

Based on trip generation to/from the site, the project will be subject to Traffic Impact Fees.

15. Public services

- 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.**

The project does not result in an increased need for the above referenced public services beyond what is typical for commercial uses.

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

None.

16. Utilities

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

All utilities referenced above apart from a septic system are currently in place or available within the public right-of-way.

- 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.**

Sewer (City of Arlington), water (City of Arlington) power (SnoPUD), communication (Comcast), and stormwater utilities/facilities (City of Arlington) will be constructed as part of the project and connected to existing facilities located in the adjacent ROW. It is anticipated that a water main extension may be required.

C. Signature

The above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

X 

Type name of signee: Chris McClure

Position and agency/organization: Owner/Manager – Wet Rabbit LLC

Date submitted: 12/20/2023

D. Supplemental sheet for nonproject actions

Do not 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?

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

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

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

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

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

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?

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

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?

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

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

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

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