CITY OF KIRKLAND
Planning and Community Development Department
123 Fifth Avenue, Kirkland, WA 98033 425.587-3225
www.ci.kirkland.wa.us

MEMORANDUM

To: Eric R. Shields, AICP
Planning Director

From: Angela Ruggeri, AICP AR
Senior Planner

Date: March 29, 2006

Subject: Environmental Determination for Juanita Beach Park Master Plan
File No SEPA 06-00010

The City of Kirkland Department of Parks and Community Services has submitted a proposal for a master plan to guide future park development at the Juanita Beach Park site located at 9703 NE Juanita Drive and 11829 97th Avenue NE.

Development of the Juanita Beach Park Master Plan will be completed in three phases which will be implemented as funding becomes available. Phase 1 focuses on development of the southern portion of the park along Lake Washington, including the south plaza entry, the south parking lot, grading, and planting of the community commons, the new bathhouse, the new group picnic shelter, the lakefront promenade, renovation of the over-water pier, Lake Washington shoreline habitat restoration, and stormwater facilities including biofiltration swales, rain gardens, and a constructed water quality marsh. Elements in the north portion of the park include the north plaza entry, the skate park, and temporary parking. Phase 2 has elements in both the north and south portions of the park including the community events plaza, restroom, parking, Juanita Drive pedestrian crossings, a new playground, community commons landscaping, south side pedestrian trails, and Juanita Creek restoration. Phase 3 focuses on the restoration of the Forbes House, a new group picnic area and playground on the north side of the park, non-motorized boat facilities on the pier, and more stream habitat enhancement.

The master plan will be used to guide the development of Juanita Beach Park. This SEPA review is a programmatic, non-project review of the master plan design. If the master plan is adopted, each phase of the master plan will include site-specific design and each phase will also undergo project-specific SEPA environmental review and other necessary permit reviews. WAC 197-11-060 (5) allows for phased review of a project when the scope and level of review will become more intense as the sequence moves from the non-project to the project state.

I have had an opportunity to visit the site and review the environmental checklist for the project referenced above. The proper time to analyze the potential impacts of site-specific development proposals for Juanita Beach Park is when the principal characteristics are readily identifiable. Therefore, I recommend that a Determination of Non-Significance be issued for this proposed non-project action and that according to WAC 197-11-060(5) a phased review be done.

Should you have any questions, please contact me.

Review by Responsible Official:

I concur ☑

I do not concur ☐

Comments:

Eric R. Shields, AICP
Planning Director

3/29/06
Date

Document3 rev050101sjc

CITY OF KIRKLAND
123 FIFTH AVENUE, KIRKLAND, WASHINGTON 98033-6189
(425) 587-3225

DETERMINATION OF NONSIGNIFICANCE (DNS) .

CASE #: SEP06-00010 DATE ISSUED: 3/30/2006

DESCRIPTION OF PROPOSAL

Phased SEPA review for the Juanita Beach Park Master Plan

PROPONENT: **MICHAEL COGLE**

LOCATION OF PROPOSAL

9703 NE JUANITA DRIVE AND 11829 97TH AVENUE NE

LEAD AGENCY IS THE CITY OF KIRKLAND

The lead agency for this proposal has determined that it does not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) is not required under RCW 43.21.030 (2) (c). This decision was made after review of a completed environmental checklist and other information on file with the lead agency. This information is available to the public upon request.

This DNS is issued under 197-11-340 (2); the lead agency will not act on this proposal for 14 days from the date above. Comments must be submitted by 5:00 p.m. 4/13/2006

Responsible official: 3/30/06

Eric Shields, Director Date
Department of Planning and Community Development
425-587-3225

Address: City of Kirkland
123 Fifth Avenue
Kirkland, WA 98033-6189

You may appeal this determination to NANCY COX at Kirkland City Hall, 123 Fifth Avenue, Kirkland, WA 98033 no later than 5:00 p.m., April 13, 2006 by WRITTEN NOTICE OF APPEAL.

You should be prepared to make specific factual objections. Contact Nancy Cox to read or ask about the procedures for SEPA appeals.

Please reference case # SEP06-00010.

Publish in the Eastside Journal (date): 4/4/06, Tuesday

Distribute this form with a copy of the checklist to the following:

✓ Environmental Review Section, Department of Ecology,
P.O. Box 47703, Olympia, WA 98504-7703

✓ Department of Fish and Wildlife (for streams and wetlands - with drawings)
North Lake Washington Tributaries Area Habitat Biologist
16018 Mill Creek Boulevard, Mill Creek, WA 98012

✓ Department of Fish and Wildlife (for shorelines and Lake Wa. - with drawings)
Lake Washington Tributaries Area Habitat Biologist
C/O DOE
3190 160th Avenue SE, Bellevue, WA 98008

✓ Seattle District, U.S. Army Corps of Engineers,
P.O. Box C-3755
Seattle, WA 98124

____ Attn: Lynn Best, Acting Director, Environmental Division, Seattle City Light
700 5th Avenue, Suite 3316
P.O. Box 34023
Seattle, WA 98125-4023

✓ Muckleshoot Tribal Council, Environmental Division, Fisheries Department
39015 172nd SE
Auburn, WA 98092

____ Northshore Utility District,
P.O. Box 82489
Kenmore, WA 98028-0489

✓ Shirley Marroquin
Environmental Planning Supervisor
King County Wastewater Treatment Division
201 South Jackson Street, MS KSC-NR-0505
Seattle, WA 98104-3855 - and -

✓ Gary Kriedt
King County Metro Transit Environmental Planning
201 South Jackson Street, MS KSC-TR-0431
Seattle, WA 98104-3856

____ Director of Support Services Center
Lake Washington School District No. 414
P.O. Box 97039
Redmond, WA 98073-9739

✓ John Sutherland, Developer Services
Washington State Department of Transportation
15700 Dayton Ave. N., MS 240
P.O. Box 330310
Seattle, WA 98133-9710

✓ Tim McGruder, Conservation Chair
East Lake Washington Audubon Society
13450 NE 100th St.
Kirkland, WA 98033

Applicant / Agent _____

cc: Case # MIS06-00018

Distributed to agencies along with a copy of the checklist. (see attached).

Suzanne Kerschke

Distributed By:

SEPA_C_A, rev: 3/29/2006

3/30/06

Date:

CITY OF KIRKLAND ENVIRONMENTAL CHECKLIST

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 City identify impacts from your proposal, and to reduce or avoid impacts from the proposal, whenever possible

Instructions for Applicants:

This environmental checklist asks you to describe some basic information about your proposal. 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 City staff 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 City may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impacts.

Use of Checklist for Non-project Proposals:

Complete this checklist for non-project proposals also, 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, if applicable: ***Juanita Beach Park Master Plan***

2. Name of applicant: ***City of Kirkland Parks and Community Services***

3. Tax parcel number: ***1791500425***

4. Address and phone number of applicant and contact person: ***Michael Cogle, Director, 505 Market Street, Suite A, Kirkland, Washington 98033-6189***

5. Date checklist prepared: ***February 13, 2006***

6. Agency requesting checklist: ***City of Kirkland Planning Department***

7. Proposed timing or schedule (including phasing, if applicable): ***Development of the Juanita Beach Park Master Plan will be completed in three phases with the phases implemented as funding becomes available. Phase 1 focusses on development of the southern portion of the park, along Lake Washington, including the south plaza entry, the south parking lot, grading, and planting of the community commons, new bathhouse, new group picnic shelter, the lakefront promenade, renovation of the over-water pier, Lake Washington shoreline habitat restoration, and stormwater facilities including biofiltration swales, rain gardens, and constructed water quality marsh. Two elements in the north portion of the park include the north plaza entry, skate park, and temporary parking. Phase 2 includes elements in both the north and south portions of the park including the community events plaza, restroom, parking, Juanita Drive pedestrian crossings, new playground, community commons landscaping, south side pedestrian trails, and Juanita Creek habitat restoration. Phase 3 focusses on the restoration of the Forbes House, an new group picnic area and playground on the north side of the park, non-motorized boat facilities on the pier, and more stream habitat enhancement.***

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

   The Juanita Beach Park Master Plan is the planning document that will guide the development of Juanita Beach Park. Ther are no plans to add to or expand the park facilities beyond those proposed in the Master Plan. This SEPA review is a programmatic, non-project review for the Master Plan design. After City approval and adoption of the Master Plan, each phase of the Master Plan will have site-specific design and will undergo project-specific SEPA environmental review and other necessary permit reviews.

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

Environmental documents and information that have been compiled in relation to this Master Plan include:

Juanita Beach Park Master Plan Site Inventory and Analysis Report by MacLeod Reckord Landscape Architects, B-Twelve Associates, Inc. and Summit Technology Consulting Engineers, Inc. P.S., August 1999

Juanita Beach Park Natural Resource Inventory and Analysis Report, Douglass Consulting, December 9, 2004

Juanita Beach Park Pier Inspection & Condition Report, Summit Technology, April 1999

Juanita Beach Park Recreational Master Plan, Chaffee – Zumwalt and Associates, Landscape Architects and Site Planners, January 1970
Juanita Park Breakwater Repairs, King County Department of Planning and Community Development, Architecture Division, 1976

Architectural Program Memo, by MAKERS, January 19, 2005

Juanita Beach Park Wetland Delineation Report, Juanita Bay Pump Station and Forcemain Upgrade Projects, HDR, July 31, 2002.

Kerwin, J. Salmon and Steelhead Habitat Limiting Factors for the Cedar-Sammamish Basin (Water Resource Inventory Area 8). Washington Conservation Commission, Olympia, Washington. 2001.

King County. Habitat Inventory and Assessment of Juanita Creek in 2000. Prepared for the City of Kirkland, WA. 2002.

Landscape Plans for Juanita Beach Creek, King County Natural Resources and Parks Division, December 20, 1988

Master Plan Report Juanita Beach Park, Ned Gulbran, ASLA, Landscape Architect, King County Division of Natural Resources and Parks, September 1987

Report of Inspection Juanita Park Breakwater Repairs, Dames and Moore, January 3, 1977

Specifications for Juanita Beach Park, Juanita Creek Settling Basin, Joseph J. Millegan & Associates, Inc., Consulting Engineers and Chaffee-Zumwalt & Associates, Landscape Architects and Site Planners, 1972

Wetland, Stream, and Wildlife Report Draft, Juanita Beach Park, King County Parks Department, B-Twelve Associates, Inc., September 1988

Environmental Documents that are anticipated to be prepared in relation to this Master Plan include:

Traffic Study
Biological Assessment
Wetland Determination Report
Cultural Resources Study
Visual Study
Lake Washington, Juanita Creek, and Wetland Habitats Mitigation Plan
Stormwater Management Plan
Stormwater Pollution Prevention Plan
Spill Prevention and Contingency Plan

10. Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain.

    No other applications are known to be pending for proposals that would directly affect the park property.

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

    This non-project SEPA review references the concepts of the Juanita Beach Park Master Plan and does not require additional approvals or permits, beyond the adoption of the Master Plan by City of Kirkland. Each phase of the Master Plan development will require additional project-specific approvals and permits. The following permits and approvals are anticipated to be required at the time of design and construction of specific elements of the Master Plan.

Permits and Approvals	***Required Documentation***

US Army Corps of Engineers (USACE)	
Clean Water Act Section 404 Wetland Fill Permit - Individual Permit (IP)	***Joint Aquatic Resource Permit Application (JARPA)***
USACE CWA Section 404 Wetland Fill Permit - Nationwide Permit 27 for Restoration	***JARPA***
USACE Section 401 Water Quality Certification	***JARPA***
USACE Section 10 Permit - Work in Navigable Waters (Individual Permit or Letter of Permission)	***JARPA***
Washington Department of Ecology (WDOE)	
Clean Water Act Section 402 NPDES Municipal Phase II permit	***Notice of Intent to be covered***
WDOE Clean Water Act Construction Stormwater Permit	***Notice of Intent to be covered***
WDOE Certification of Consistency with Coastal Management Zone (CZM)	***Certificate of Consistency with CZM***
Department of Natural Resource (DNR) Lease for Use of Aquatic Lands (12 years) Authorization	***Application for Aquatic Lands Use***
NOAA Fisheries and US Fish and Wildlife (USFWS)	
Endangered Species Act (ESA) Section 7 Consultation	***Biological Assessment (BA)***
National Historic Preservation Act (NHPA)	***Cultural Resources Assessment***
State Department of Fish and Wildlife Hydraulic Project Approval (HPA)	***JARPA***
Kirkland State Environmental Policy Act (SEPA)	***EIS, EA, or SEPA Checklist for projects***
Kirkland Shoreline Development Program (SMP) Permits	***SMP Substantial Development or Conditional Use Permit***
Kirkland Zoning Permit	***Zoning Permit Application***
Kirkland Zoning Code (KZC) Chapter 90 Critical Areas Review	***Zoning Permit for Streams and Wetlands and buffers***
Kirkland Land Surface Modification Permit	***LSM Permit Application***
Kirkland Road Right of Way Approval	***Request for work in Road ROW***
City of Kirkland Building Permit	***Building Permit Application***
City of Kirkland Tree Removal Approval	***Tree Removal Request***

12. Give brief, complete description of your proposal, including the proposed uses, the size and scope of the project and site including dimensions and use of all proposed improvements. 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.

The Juanita Beach Park Master Plan was developed as a collaboration with the City of Kirkland and the public to create a healthy place for the City with both passive and active recreational elements, meeting the needs of the community and regional park users. Meeting the needs of diverse users, from people to fish, the new Juanita Beach Park provides lake and beach access, beach volleyball, multi-use recreational fields, picnic facilities, boating facilities, a skate park, and community activity areas.

Juanita Beach Park character is defined by the history of lakefront recreation within the region as well as the history of recreational use on the site. The Forbes House provides an important historic treasure for the park. This park history is complemented by the natural landscape that defines the edges of Juanita Creek and the trees and lawn that define the remainder of the park. The landscape patterns and Juanita Drive divide the park into a series of use areas and outdoor rooms that define distinctive areas of the park. The north area is defined by attractive tree plantings, lawn areas, play fields and the Juanita Creek natural area to the west. The southern park area is defined by trees and lawn, a large parking area, the beach and pier. The connection of Juanita Creek to Lake Washington is an important landscape element for the park.

Juanita Drive defines two sections of the park. The north section provides the urban amenities for Juanita Village and other surrounding residential areas. Along NE 97th Ave. park visitors can stroll along a wide sidewalk or promenade defined by a double row of street trees. This urban space provides opportunities to sit, read the paper and on weekends attend a Saturday market. A paved area to the west of NE 97th Ave. provides parking for the ball fields, tennis courts and soccer green to the west. When appropriate the market functions can expand into the parking area. A picnic shelter, play ground, restroom and skate park enrich the plaza space located between the ball fields and parking. The Forbes House provides a focal point for public and private functions. The Historic residence provides space for park offices, meetings, family reunions, and weddings. The entry garden and small orchard provide outdoor rooms for events and celebrate the historic character of the house. Overflow parking is provided at the north edge of the park. This parking area provides parking for Forbes House activities as well as additional parking for baseball and soccer games. It will be constructed with a grass pave material that will provide a green turf surface and permeable paving. This will minimize the impact to surface water resources while providing a functional and aesthetically pleasing character.

The skate park plaza provides an important focal point and park entry gateway at the northwest corner of the NE 97th Ave. and Juanita Drive intersection. The skate park plaza provides color and activity that greet park visitors as they enter the park from the corner. Consideration should be given to lighting the skate park to extend the hours of use into the evening. From this area park visitors are linked to other areas in the north section of the park. The skate park plaza also provides a strong tie to the pedestrian crosswalk and plaza on the south side of Juanita Drive. Another pedestrian cross walk occurs in the center of the park. This crossing is marked by rows of trees that define the crossing and adjacent open spaces.

The southern section of the park is dominated by the large lawns defined by trees, beach and pier that provide park visitor with waterfront access. Pedestrian paths connection the two sections of park pass through a series of landscapes as the visitors proceed to the beach. The first is a transitional landscape on the south side of Juanita Drive. This landscape provides a buffer between the Juanita Drive and park areas to the south as well as framing views of the park and lake for travelers on Juanita Drive. The parking area is the next area encountered. Within this area the majority of parking for the beach is located. The parking area is diversified by biofiltration / raingarden areas and tree stands. Pedestrian ways through the parking area are strongly defined with paving patterns and landscape elements to announce the crossing points to drivers and pedestrians. Consideration should be

given to the use of permeable pavers to minimize the impact to surface water resources and to reduce costs for stormwater treatment facilities.

The lawn landscape is the next area the visitor passes through. Three lawn areas providing a striking series of landscape experiences. A central lawn area, defined by gentle landforms and formal rows of trees, provides an amphitheater for small scale performances. Within this area families could picnic on the lawn while watching the performances with the Lake providing a beautiful backdrop to the plaza "stage" area. The lawn areas to the west and east of the central space provide picnic and informal play opportunities within the lawn and scattered shade tree setting. Picnic shelters are located within each of these lawn areas.

The beach is the next area the visitor encounters. This area is defined by the lakefront promenade on its upland edge. The expansive beach area is softened by informal stands of trees which ad salmon habitat and aesthetic value. The trees in addition defining the beach areas provide shade and informal play spaces. The lakefront promenade connects the east and west edges of the beach as well as providing access to the two entries to the pier. The restroom / concession building are located adjacent to the western end of the lakefront promenade. This facility provides beach amenities as well as a food concession for the beach and lawn areas. A playground is to the east of this building. The pier provides park visitors with opportunities to get out over the lake, to fish, to dock a boat as well as rent a canoe or kayak. Another unique park area is the area on the west side of Juanita Creek. This area provides space for additional water quality treatment for stream flows as well as interpretive trails through this natural area.

13. 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.

Juanita Beach Park is located in the Juanita neighborhood of the City of Kirkland, on Lake Washington's Juanita Bay. The park is bisected into southern and northern sections by NE Juanita Drive (T26N, R5E, Section 30). The park's southern edge is bordered by 1,000 feet of Lake Washington shoreline, where a 1,350 foot long pedestrian pier extends 580 feet into Juanita Bay. The southern section of the park also includes the swimming beach, restroom, meadow areas, picnic areas, and Juanita Creek. The northern park area includes tennis courts, ballfields, open play areas, the historic Forbes house, and Juanita Creek. King County transferred ownership of the 29.5 acre park to the City of Kirkland in 2002.

TO BE COMPLETED BY APPLICANT

EVALUATION FOR
AGENCY USE ONLY
REVIEWED BY:

B. ENVIRONMENTAL ELEMENTS

1. EARTH

a. General description of the site (circle one): Flat, rolling, hilly, steep, slopes, mountainous, other

The site is generally flat with very gentle slopes toward Juanita Bay to the south

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

Slopes on the property range from 1% to 10% slope.

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.

Along NE Juanita Drive are alluvium and glacial till soils; along Juanita Creek and Lake Washington are Indianola soils, which are characterized by fast draining sandy soils. In the beach area are found sandy soils that have been imported and built up over the years over the native silty sands and gravels.

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

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

e. Describe the purpose, type, and approximate quantities of any filling or grading proposed. Indicate source of fill.

There will be some filling and grading to construct specific elements of the Master Plan. Overall, it is estimated that there will be approximately 2,800 cubic yards on on-site cut and fill work and approximately 650 cubic yards of imported fill that will be required to complete all elements of the Master Plan.

However, exact quantities are undetermined at this time as this is a non-project analysis for the Master Plan. Exact fill and grade quantities will be determined during design and engineering of each Master Plan element and will be addressed, as necessary, during future project-specific environmental review. Elements the will entail filling and grading include: New Bathhouse; Restroom; two Picnic Shelters; Interpretive Pavilion, Parking Areas; Skate Park; Lakefront Promenade; Sand Volleyball; Basketball Courts; Athletic Fields; and Pedestrian

Paths.

f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe.
The potential for erosion from the project would occur primarily during construction activities. Little potential for erosoin is anticipated after construction is complete and during normal operation of the park. Based on the soil erosion factors for the soils on-site, the potential for erosion is low.

Because this is a non-project analysis for the Master Plan, specific activities that could result in erosion are identified but not analyzed for quantitative erosion impacts. Specific erosion potentials will be determined during the project-level environmental review for each element of the Master Plan.

Elements of the Master Plan that will require specific attention to erosion control measures include all work within Juanita Creek and the buffers and any work within Lake Washington and its shorelines. Projects in the Master Plan within the creek and lake shoreline include: pedestrian bridge, creek restoration, bank stabilization and creek restoration projects, construction of bath house, retrofit and reconstruction of over-water pier, construction of the lakefront promenade and boardwalk, and the community commons with amphitheatre.

g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt, buildings)?
There will be increased impervious surfaces that will result from the specific elements of the Master Plan. The Master Plan includes recommendations for use of pervious pavements where appropriate to reduce new impervious surfaces and to promote infiltration of surface water. An estimate of the impervious surface that would result from construction of the Master Plan are FILL IN acres or FILL IN*** percent of the overall site.***

Because this is a non-project analysis for the Master Plan update, specific quantities of new impervious surface are undetermined at the time. Areas of impervious surface will be determined during design of each of the Master Plan elements and will be addressed during future project-specific environmental review.

h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any:
Because this is a non-project analysis for the Master Plan, specific measures to reduce or control erosion and other impacts to the earth are not specified for each Master Plan element at this time.

Temporary sedimentation and erosion control measures will be implemented for all construction. Permanent stormwater treatment facilities will be

implemented for all pollutant producing impervious surfaces such as the parking areas. Stormwater approaches include: infiltration, Low Impact Development (LID) design including rain gardens, biofiltration swales, and underground detention vaults.

Specific erosion control measures and stormwater treatment will be determined during the project-specific design and environmental review for each phase of theh Master Plan. As indicated under Section A.9, the project will require a Stormwater Pollution Prevention Plan (SWPPP), which will include Best Management Practices (BMPs) for control of construction-related sediments.

2. AIR

a. What types 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.
Emissions to the air during construction of the various elements of the Master Plan can occur from machinery and truck exhaust and from fine soil particles that become airborne as a result of construction disturbance. Dust generated from grading will be short term.

Because this is a non-project analysis for the Master Plan, quantitative analysis for specific activities that could result in emissions are not determined at this time. Each phase of the Master Plan will undergo separate environmental and permit review for development approval. Specific quantities and types of air emissions that could result from construction of the elements of the Master Plan will be determined during the project-specific environmental review for each phase of the Master Plan.

b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.
No off-site sources of emissions or odors are known at this time that would affect this proposal.

c. Proposed measures to reduce or control emissions or other impacts to air, if any:
Because this is a non-project analysis for the Master Plan, specific measures to reduce or control emissions or other impacts to the air are undetermined at this time. Typical measures generally include maintenance of construction vehicles, management of fine sediments at the construction site, securing construction entryways, and wetting dry soils during construction of the project.

Each element of the Master Plan will undergo separate environmental and permit review for development approval. Specific emission control measures and BMPs will be determined during the project-specific environmental review

for each phase of the Master Plan.

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.

Juanita Beach Park is uniquely sited on the northeast shore of Lake Washington in the Juanita Creek Drainage Basin. The watershed area is 6.6 square miles. The Lake Washington shoreline along Juanita Beach Park is shallow water with sandy or silty/organic substrate and minimal vegetation. No wood or overhanging vegetation for cover is present along the shoreline at the park. To the southeast of the park are the extensive wetlands in Juanita Bay Park. This area is indicative of the historic shoreline condition in Juanita Bay.

Juanita Creek is a perennial creek that flows from the north to the south through the park and has its mouth on Lake Washington through the beach portion of Juanita Beach Park. It is located in the Juanita Creek Drainage Basin, a Primary Drainage Basin under the City of Kirkland Code (KZC). Juanita Creek is approximately 3 miles in length, with approximately 9 miles of open stream in the basin. Base flows in Juanita Creek are approximately 5 cfs (with minimum discharges of 2-3 cfs).

Juanita Creek flows have been modified as a result of urbanization and removal of forested cover in the basin and can be considered to be typical of urban stream in western Washington with higher peak flows and larger runoff volumes during storm events. Annual peak flows range from 90-270 cfs.

Juanita Creek is rated as a Type A stream by the City of Kirkland code due to the use of the creek by salmonid species. Required buffers on Type A streams within Primary Drainage Basins are a minimum of 75 feet wide per the KZC Chapter 90.90. The City requires a 10-foot building setback from the stream buffer (KZC 90.45 and 90.90).

A review of historic to current aerial photos (1936, 1960, 1974) of Juanita Beach Park shows that there has always been a very shallow sandy beach and shoreline at the location of the Park beach and the north and east ends of the bay. In the oldest photos, there were long linear piers that went out to deep water, presumably to allow boats to tie up in deeper water. In the early 1970's, King County built the existing pier that entirely

encloses Juanita Beach and added planking on the north and west sides, presumably to reduce wave action at the beach, but perhaps also to prevent sediment from Juanita Creek from depositing at the beach. Juanita Creek delivers a significant load of sediment (approximately 20,000 tons/year) including small gravel, sands, and fine silts that are deposited in the bay. It is estimated that 10,000 tons per year to the delta, 4400 tons in the swimming area, and remaining 5200 tons is lost the deep sediments of Lake Washington.

In addition to Lake Washington and Juanita Creek, several wetland areas have been identified on the park property during previous wetland determination reviews (see Section A.9). In the latest review of on-site wetlands in 2002 by Adolfson, five wetland areas were identified along Juanita Creek. In addition, reviews in 1999 by B-Twelve Associates identified two large wetland areas within the shoreline of Lake Washington. However, in 2002 a wetland determination conducted by HDR indicated that hydrology in these areas did not meet the criteria for jurisdictional wetlands. The City of Kirkland is conducting hydrologic monitoring of these areas in the spring of 2006 to confirm HDR findings.

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.

The Master Plan includes plans to conduct a number of activities within Lake Washington and its shoreline and Juanita Creek and its buffers, including: Construction of a new bathhouse; community commons with amphitheatre, lakefront promenade, group picnic areas, over-water pier restoration, boat rental float, gangway, and kiosk, pedestrian bridge and trails, day-use morage float and gangway, sand volleyball, stream buffer enhancement, Lake Washington shoreline enhancement, and constructed water quality treatment wetlands.

The above projects represent projects that provide water-related recreational activities within an urban waterfront park setting while providing habitat enhancement and water quality improvement projects to enhance the Juanita Creek and Lake Washington environments. Because of the history and current use of the park as a popular swimming beach, there is a need to have recreational facilities within the shoreline zone. However, with thoughtful layout, use of LID design and construction techniques, and addition of habitat restoration elements, the impacts of these projects can be minimized. Pending confirmation of the absence of wetlands in the Lake Washington shoreline zone, no activities are anticipated to take place within any of the on-site wetland areas.

Because this is a non-project analysis for the Master Plan more specific

information regarding proposed activities within the Lake Washington and Juanita Creek environs and their buffers is not fully developed at this time. Each element of the Master Plan will undergo an environmental and permit review for development approval. Specific types, locations, and quantities of activities in or adjacent to the lake, stream, or wetlands that could result from construction of the Master Plan will be determined during the project-specific environmental review for each phase of the Master Plan.

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.

Because this is a non-project analysis for the Master Plan, specific quantities of fill that would be placed or removed from surface waters or wetlands is undetermined at this time. The Master Plan elements have been sited outside of the wetland boundaries. Various elements such as the over-water pier restoration, boat rental float, gangway, and kiosk, pedestrian bridge and trails, day-use morage float and gangway, the stream buffer enhancement, and the Lake Washington shoreline enhancement will require some work over, within, and adjacent to the surface waters.

Each element of the Master Plan will undergo environmental and permit review for development approval. Specific types, locatoins, and quantities of fill in or adjacent to the lake, streams, or wetlands that could result from construction of the elements of the Master Plan will be determined during the project-specific environmental review for each phase of the Master Plan.

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

Because this is a non-project analysis for the Master Plan, a specific determination of surface water withdrawals or diversions is undetermined at this time. However, no surface water withdrawals or diversions are anticipated to result from implementation of the Master Plan.

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

Due to the development and associated filling of this urbanized area, the only portion of the project area that lies within the 100-year floodplain is the portion of the park that lies downstream or south of Juanita Drive. Although Juanita Creek has generally always flowed through a narrow ravine and narrow floodplain, much of that former floodplain has now been developed. DOUBLE CHECK 100-YEAR FLOODPLAIN.

Review of floodplain will occur with specific plans when actual development proposals are reviewed.

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.

Because this is a non-project analysis for the Master Plan, a specific determination of waste discharges to surface waters is undetermined at this time. However, no discharges of waste materials to surface waters are anticipated. A WDOE NPDES construction permit will be required for construction of the new park facilities. Construction of the various Master Plan elements and the Juanita Creek and Lake Washington restoration projects will utilize BMPs to avoid discharges to surface waters.

A SWPPP will be prepared at the time of permitting to detail the BMPs and other measures to be taken to minimize any discharges of construction-related materials into surface waters during construction. In addition, the Juanita Creek buffer the Lake Washington shoreline enhancement projects will establish additional native plantings along the lake and creek and associated wetlands. These projects will further protect surface waters from discharges after construction is complete.

b. Ground

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

Because this is a non-project analysis for the Master Plan, a specific determination of ground water withdrawals or discharges is undetermined at this time. However, no ground water withdrawals or discharges are anticipated to result from the construction of the Master Plan.

2) Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (for example: Domestic sewage; industrial, containing the following chemicals...; agricultural; etc.) Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve.

No waste materials will be discharged into the ground from septic tanks or other sources. It is assumed that currently the existing bathhouse and restrooms utilize existing septic tanks. Under the Master Plan, new sewer connections will be provided for the new bathhouse and restrooms, thereby reducing discharges of wastewater to ground water..

c. Water Runoff (including storm water):

1) Describe the source of runoff (include 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.

There will be increased impervious surfaces that will result from specific elements of the Master Plan. The Master Plan elements that include impervious surfaces are anticipated to result in additional stormwater runoff. These elements include: park entry plazas, new bathhouse; restroom; two picnic shelters; community commons with amphitheatre, parking areas; skate park; lakefront promenade; sand volleyball; basketball courts; athletic fields; and pedestrian paths. The Master Plan includes recommendations for use of pervious pavements where appropriate to reduce new impervious surface and to promote infiltration.

Because this is a non-project analysis for the Master Plan, specific sources and quantities of stormwater runoff are undetermined at this time. Design for collection, treatment and discharge for stormwater are also undetermined at this time. Sources and quantities of stormwater, along with collection and treatment facilities will be determined during design of each of the Master Plan elements and will be addressed during future project-specific environmental review. A stormwater plan will be prepared for the construction of specific elements in the Master Plan in preparation for Clean Water Act, Section 401 Water Quality Certification permitting from the WDOE.

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

Because this is a non-project analysis for the Master Plan, a specific determination of waste discharges to surface waters is undetermined at this time. However, no discharges of waste materials to surface waters are anticipated. A WDOE NPDES construction permit will be required for construction of the new facilities. A SWPPP will be prepared at the time of permitting the specific elements in the Master Plan update to establish BMPs for all construction activities on the site and to detail the measures to be taken to minimize any discharges of construction-related materials into surface waters during construction.

Proposed measures to reduce or control surface, ground, and runoff water impacts, if any:

Specific erosion control measures and stormwater treatment will be determined during the project-specific design and environmental review for each phase of the Master Plan. As indicated under Section A.9, the project will require a Stormwater Pollution Prevention Plan (SWPPP), which will include Best Management Practices (BMPs) for control of construction-related sediments.

Permanent stormwater treatment facilities will be implemented for all pollutant producing impervious surfaces such as the parking areas. Stormwater approaches include: infiltration, Low Impact Development (LID) design including pervious pavements, rain gardens, biofiltration swales, and underground detention vaults.

4. PLANTS

a. Check or circle types of vegetation found on the site:

- [x] deciduous tree: alder, maple, aspen, other
- [x] evergreen tree: fir, cedar, pine, other
- [x] shrubs
- [x] grass
- [ ] pasture
- [ ] crop or grain
- [x] wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other
- [x] water plants: water lily, eelgrass, milfoil, other
- [ ] other types of vegetation:

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

Vegetation at Juanita Beach Park is highly urbanized and consists mostly of non-native landscape species. Along Lake Washington, south of NE Juanita Drive, vegetation is characterized by lawn grass species with plantings of landscaped trees, including black cottonwood (Populus balsamifera), Scarlet oak, and willow. On the north side of NE Juanita Drive are more large areas of lawn grass species with landscape tree species. Many of the trees, especially the cottonwoods (150 Cottonwoods were planted by Forbes in 1925) are reaching the end of their life spans.

Because this is a non-project analysis for the Master Plan, a specific determination of types and quantities of vegetation to be removed or altered is undetermined at this time. Some removal of existing landscaping and vegetation is anticipated to allow grading and fill activities at the time of project implementation. In addition, many of the existing planted trees at the park (primarily black cottonwoods) are reaching the end of their lifespan and will need to be replaced. Specific impacts to vegetation will be determined during the project-specific environmental review for each phase of the Master Plan.

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

Because this is a non-project analysis for the Master Plan, a specific determination of threatened and endangered plant species on the site is undetermined at this time. At the time of project-specific design for each of the Master Plan elements, a Biological Assessment will be prepared to identify the

presence of and address potential impacts to any threatened and endangered plant species.

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

Because this is a non-project analysis for the Master Plan, specific measures to preserve or enhance vegetation on the site are undetermined at this time. Landscaping, native plantings and other measures to preserve and enhance vegetation will be determined during the project-specific design and environmental review for each phase of the Master Plan. Some of the opportunities for enhancement of vegetation communities at the park are discussed in the Site Analysis Programming Technical Memorandum, dated February 6, 2006, and are summarized below:

1 .Restore shoreline between north pier and creek mouth to natural vegetation such as willows and cottonwoods to provide buffer and overhanging vegetation.

2. Revegetate clumps of willows along shoreline at swimming beach or eastern edge of property, in select locations to provide overhanging vegetation.

3. Restoration of the creek riparian zone will improve water quality, sediment quality and sediment loading to the lake, and significantly improve fish and wildlife habitats. Recommend an average 75 foot wide buffer on both banks to meet City of Kirkland requirements and provide significant habitat benefits. This buffer will be planted with native vegetation.

4. Excavate an overflow channel and floodplain in upper area of park (downstream of pedestrian bridge on right bank) through blackberry dominated site and revegetate with native trees and shrubs (cedar, hemlock, big leaf maple, crabapple, willow, salmonberry, twinberry, spirea, etc.).

5. Excavate floodplain in lower area of park (right bank across from existing maintenance building) and revegetate entire area with native trees, shrubs, and emergent vegetation (cedar, cottonwood, alder, crabapple, serviceberry, mock orange, willow, twinberry, red elderberry, sedges, etc.).

6. Remove maintenance building and revegetate with native plants as riparian/floodplain area.

7. Restore the shoreline between north pier and creek mouth to natural wetland and riparian area (willows, cattails, sedges, cottonwood, cedar).

As indicated in Section A.9, a stream and lake shoreline habitat enhancement plan will be prepared for the Master Plan. Landscape plans for each phase of

the Master Plan will also be prepared detailing the landscaping and native plantings proposed for each of the phases.

5. ANIMALS

a. Circle 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 ***Juanita Beach Park has some function as a wildlife refuge within the larger urban environment, the habitat has been degraded through human impact and lack of vegetative diversity. Wildlife habitat in the park is degraded by expanses of non-native lawn grass species and stands of invasive plant species, including primarily Himalayan blackberry. In addition, predatory animals including bullfrogs and domestic cats are a threat to the survival of small mammals, amphibians, and birds in the park. Wildlife at Juanita Beach Park is typical of an urban waterfront park with gulls, ducks, and Canada geese dominating the avian species along the shoreline. The heavy use of the park by Canada geese especially is noted to contribute to waste and water quality issues along the shoreline. Other species that are anticipated to be found at the park include herons, waterfowl, and songbirds, and potentially some presence of hawks and eagles.***

mammals: deer, bear, elk, beaver, other ***beaver, various small mammals, rodents, domestic cats and dogs. See discussion under 'birds', above for general wildlife conditions at the park.***

fish: bass, salmon, trout, herring, shellfish, other ***Juanita Creek and Juanita Beach both provide potential habitat for a variety of fish species. Species that are known to be present, or are likely to be present, in Juanita Creek include coho and sockeye salmon, kokanee, cutthroat and rainbow trout, longfin smelt, lamprey, three-spine stickleback, largescale sucker, dace, shiner, sculpins, and crayfish. Species that utilize the shoreline and beach area likely include chinook, coho, and sockeye salmon, steelhead, cutthroat and rainbow trout, peamouth chub, yellow perch, northern pikeminnow, largescale sucker, sunfish, bullhead, largemouth bass, smallmouth bass, carp, sculpins, and crayfish. (King County 2002; Kerwin 2001; Martz et al 1996)***

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

The presence of federally-listed threatened and endangered species is identified within the park in the shoreline environments of Lake Washington and Juanita Creek. Federally-protected fish species in these water bodies include:

- ***Chinook salmon (Oncorhynchus tshawytscha)(threatened) and present in Lake Washington, with potential presence in Juanita Creek only;***
- ***Coho salmon (Oncorhynchus kisutch); and***
- ***Cutthroat trout (Oncorhynchus clarki)***

State-listed fish species identified at Juanita Creek Park include:

- ***longfin smelt (Spirinchus thaleichthys);***
- ***sockeye salmon (Oncorhynchus nerka), and***
- ***kokanee (Oncorhynchus nerka).***

The nearest bald eagle nest is identified by the Washington Department of Fish and Wildlife (WDFW) priority habitats and species maps as being located 1.2 miles to the west of Juanita Beach Park (WDFW pers. comm. 12/6/04). Based on studies of wildlife use at the nearby Juanita Bay Park in 1992 (Watershed Dynamics 1992), other state-listed sensitive species that have the potential to be present at Juanita Beach Park include: great blue heron (Ardea herodias), bufflehead (Bucelphala albeola), hooded merganser (Lophodytes cucullatus), and western pond turtle (Clemmys marmorata). All of these species except for western pond turtle were identified at Juanita Bay Park during the 1992 wildlife study and have the potential to be found at Juanita Beach Park also.

c. Is the site part of a migration route? If so, explain.
The project site is located within the Pacific Flyway, which is a flight corridor for migrating waterfowl and other avian fauna. The Pacific Flyway extends from Alaska south to Mexico and South America.

d. Proposed measures to preserve or enhance wildlife, if any:
Because this is a non-project analysis for the Master Plan, specific measures to preserve or enhance wildlife on the site are undetermined at this time. Specific habitat enhancement measures will be determined during the project-specific design and environmental review for each phase of the Master Plan. Some of the opportunities for habitat enhancement at the park are discussed in the Site Analysis Programming Technical Memorandum, dated February 6, 2006, and are summarized below:

1 .All vegetation restoration and enhancement measures discussed in Section 4.d, above.

2. Excavate floodplain side channels/wetlands along Juanita Creek downstream of pedestrian bridge, in lower park where frequently flooded, where maintenance building currently resides.

3. Remove maintenance building and restore riparian and create floodplain.

4. Remove armoring on banks except where absolutely necessary.

5. Slope banks back and revegetation.

6. Restore riparian zone.

7. Place LWD in the creek channel.

8. Restoration of natural bay circulation and wave energy to the swimming beach will improve water quality, sediment quality, and reduce deposition of sediment along the park shoreline. It will also allow fish passage along the shoreline.

As indicated in Section A.9, a stream and lake shoreline habitat enhancement plan will be prepared for the Master Plan.

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.
The currently available resources include electricity and natural gas. Because this is a non-project analysis, all specific uses are not yet determined. It is anticipated that the primary energy uses will be for heating, lighting, irrigation and sewer system pumps, etc.). Energy uses and rates will be determined during the project-specific design and environmental review for each phase of the Master Plan.

b. Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe.
The proposal would not affect the potential use of solar energy by adjacent properties.

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:
Because this is a non-project analysis, specific energy conservation features are not yet determined. Energy conservation features will be determined during the project-specific design and environmental review for each phase of the Master Plan.

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.
None known or anticipated.

1) Describe special emergency services that might be required.
None anticipated.

2) Proposed measures to reduce or control environmental health hazards, if any:
None anticipated.

b. Noise

1) What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)?
Traffic from Juanita Drive and the overall urban environment in the community are the only sources of noise.

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.
Because this is a non-project analysis for the Master Plan, short and long-term generators of noise associated with the elements of the Master Plan have not been determined at this time. Potential noise impacts will be determined during the project-specific design and environmental review for each phase of the Master Plan. It is anticipated that potential noise impacts will be limited to short-term noise generated during normal construction activities. Long-term noise impacts are anticipated to be limited to the normal noise associated with recreational uses at a park.

3) Proposed measures to reduce or control noise impacts, if any:
Because this is a non-project analysis, specific measures to reduce or control noise are not yet determined. Noise reduction measures will be determined during the project-specific design and environmental review for each phase of the Master Plan. Typical noise control measures during construction include construction vehicle maintenance and working hours during daylight hours.

8. LAND AND SHORELINE USE

a. What is the current use of the site and adjacent properties?
The current use of the site is as a public park with a swimming beach and overwater pier. Adjacent uses include single- and multi-family residential, commercial, business, and retail, and a retirement community, as described

below:

- ***High-density multi-family zones: contain detached, attached or stacked dwelling units***
- ***Apartments and Condos flank the southern portion of the park and the west and north sides of the northern portion f the Park.***
- ***Commercial/business zoning: east of 97th Ave. NE***
- ***Spuds Restaurant***
- ***German Retirement Village***
- ***Chelsea at Juanita Village and Avalon Juanita Village east of park***
- ***Proposed: Juanita Village 5, east of park***

b. Has the site been used for agriculture? If so, describe.
No

c. Describe any structures on the site.

Picnic Shelter #1(SE): 24'x38' Open, wood, post and beam, flat-roofed shelter; not ADA accessible; 3-4 picnic tables, grill box, water and electricity. Reserve for up to 150 persons. Several outdoor grills nearby.

Picnic Shelter #2 (SW): 20'x30' Half open, wood, post and beam, gable-roofed shelter with 6 tables, nearby fire pit, water and electricity. Reserve for up to 150 persons. (Preferred)

Bath House: Built in 1965, CMU building: dressing rooms, restrooms and concession stand

Parks Maintenance Shop 4,500 SF CMU Building. Lacks adjacent supporting yard area and covered parking. Condition: good. Located within Juanita Creek buffer.

Restroom (North of Juanita Drive): 10'x32 Prefabricated' metal restroom building. Condition: fair to poor.

Concession Stand and Storage Shed. Condition: fair exterior

Pedestrian Pier/Breakwater Built in early 1970's; horseshoe-shaped. Projects 580 feet into Juanita Bay from the shoreline. 1350 foot long pier of timber bents and pile caps which support a concrete deck, and a bent-to-bent wood vertical planking system on the inner and outer faces on the west and south legs of the sections of the pier. Condition: Every other plank was removed from the south sections of the pier, where the greatest wave forces experienced. This modification reduced wave pier attenuation, but also silted in the diving area. Diving platform. "Juanita Beach Pier Inspection and Condition Report", April 1999, Summit Technology Consulting Engineers, Inc., P.S.

Pedestrian Bridge Provides access to Picnic Shelter #2 and a large scenic area with views of the Creek and Bay. Timber bridge and timber railings are in good condition. (not ADA accessible, because no ADA path on west side)

Conclusion: Except for Forbes House, the pier, and the pedestrian bridge, site structures are in poor locations, poor conditions, and/or functionally inadequate.

d. Will any structures be demolished? If so, what?
Several structures will be demolished and of these, some will be reconstructed in the same or close location. The following is a list of structures to be demolished:

Maintenance building - not replaced on-site
North Restroom - replace on-site
Concession stand and storage - replace on-site
Bathhouse - replace on-site
Picnic shelter - replace on-site
Backstop and bleacher at ballfield - replace on-site
Timber breakwater -

e. What is the current zoning classification of the site?
Park/Open Space

f. ~~If applicable, what is the~~ current shoreline master program designation of the site?
Urban Residential 1 or Urban Conservancy

Urban Residential 1

~~***NEED TO CONFIRM WITH PLANNING DEPARTMENT***~~

g. Has any part of the site been classified as an "environmentally sensitive" area? If so, specify.
While this is a non-project analysis for the Master Plan, environmentally sensitive areas have been identified on the site and include Lake Washington and shoreline environments, Juanita Creeks and its buffers, and wetlands associated with Juanita Creek. Additional environmentally sensitive areas include the cultural resource of the Forbes House..

h. Approximately how many people would reside or work in the completed project.
No residents are anticipated at the completed park. An estimated 4 to 7 persons are anticipated to work at the park, depending on the season and facilities open. Potential positions include: lifeguard, concession stand, boat rentals, maintenance staff, and event staff.

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

The proposed project would not dispace people.

j. Proposed measures to avoid or reduce displacement impacts, if any:
Not applicable.

k. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any:
Renovation of the Juanita Beach Park through a new Master Plan is identified in the City of Kirkland Comprehensive Park, Open Space, and Recreation Plan as one of the top priorities for the Comprehensive Plan.

The Master Plan has incorporated the goals and objectives expressed in the Plan, especially those associated with waterfront parks. The Master Plan has included key City goals for waterfront parks such as restrooms, small craft opportunities, teen recreation opportunities, water access, habitat restoration, and community gathering opportunities.

9. HOUSING

a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.
No housing units would be provided.

b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing.
No housing units would be eliminated.

c. Proposed measures to reduce or control housing impacts, if any:
Not applicable.

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?
Because this is a non-project analysis for the Master Plan, specific design of structures associated with the elements of the Master Plan have not been determined at this time. Design of structures will be determined during the project-specific design and environmental review for each phase of the Master Plan.

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

An assessment of potential impacts to views that could result from the proposed elements of the Master Plan has not been completed at this time, but as described under Section A.9, a Visual Study is anticipated to be prepared during project-specific design and environmental review for each phase of the Master Plan update. No views are anticipated to be obscured by the proposed Master Plan.

c. Proposed measures to reduce or control aesthetic impacts, if any:
Because this is a non-project analysis, measures to reduce or control any potential aesthetic impacts are not yet determined. Such measures will be determined during the project-specific design and environmental review for each phase of the Master Plan update. It is anticipated that new structures at the Juanita Beach Park will be designed to blend into the surrounding setting and to provide a visual amenity in the area.

11. LIGHT AND GLARE

a. What type of light or glare will the proposal produce? What time of day would it mainly occur?
Because this is a non-project analysis for the Master Plan, light and glare associated with the elements of the Master Plan has not been determined at this time. Potential sources of light and glare will be determined during the project-specific design and environmental review for each phase of the Master Plan. It is anticipated that the primary potential source of light and glare impacts will result from the construction of the proposed lighting for the tennis courts and skate park.

b. Could light or glare from the finished project be a safety hazard or interfere with views?
An assessment of potential light and glare impacts for the proposed elements of the Master Plan has not been fully determined at this time, but will be prepared during project-specific design and environmental review for each phase of the Master Plan update.

c. What existing off-site sources of light or glare may affect your proposal?
No off site sources of light or glare would affect this proposal.

d. Proposed measures to reduce or control light and glare impacts, if any:
Because this is a non-project analysis, specific measures to reduce or control light and glare are not yet determined. Such measures will be determined during the project-specific design and environmental review for each phase of the Master Plan update. Lights will be properly shielded and directed as necessary to reduce skyward glare.

12. RECREATION

a. What designated and informal recreational opportunities are in the immediate vicinity?
In the immediate vicinity of the Juanita Beach Park are a number of recreational opportunities. The park lies on the banks of Lake Washington. A number of parks lie within the area including: 144-acre Juanita Bay Park to the east, the Kiwanis and Waverly Parks, further east along the shoreline of Lake Washington; the North Kirkland Community Center to the northwest, and several neighborhood parks in the immediate vicinity. Walking trails are available at Juanita Beach Park and Juanita Bay Park, although there are no trail connections between the two parks. Numerous water-related recreational activities are available on Lake Washington including, sailing, boating, kayaking, canoeing, fishing, bird-watching, and water skiing.

b. Would the proposed project displace any existing recreational uses? If so, describe.
No. The Master Plan would greatly increase the availability of recreational opportunities in the area by adding boating, tennis, skateboarding, and community gatherings to the park.

c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any:
None necessary.

13. HISTORICAL AND CULTURAL PRESERVATION

a. Are there any places or objects listed in, or proposed for, national, state, or local preservation registers known to be on or next to the site? If so, generally describe.
The Dorr and Eliza Forbes House has been nominated for listing as a historic property on the federal register by the City. The original portion of the Dorr and Eliza Forbes House was constructed in 1905, after an earlier family home on the same site, was destroyed by fire. Dorr and Eliza Forbes were early settlers and important figures in local history, who continued to reside in the house until their deaths in 1919 and 1942, respectively. A major addition and remodel occurred in 1936-37, when a side-gable wing was adding to the original gable-front wing and the interior was updated. The current interior reflects this remodel and there is little evidence of the earliest interior construction. However, the original 1905 exterior form and finishes remain in place and the 193637 addition was designed and constructed in keeping with the vernacular character of the original section.

The wood-frame construction and vernacular design character of the initial wing of the house is typical of domestic designs built in Kirkland between the 1870s and 1920. The 1936-37 construction and interior remodel is associated with revival design styles that were popular in the 1920s and commonly constructed

in a minimal traditional mode throughout the 1930s and 1940s. The house was used by King County for various purposes after the property came into public ownership in 1956 and necessitated more recent relatively minor exterior alterations.

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

Because this is a non-project analysis, identification of specific cultural resources are not yet determined. As described in Section A.9, a Cultural Study is anticipated to be prepared to identify and describe any other cultural resources in the vicinity and to propose any measures to protect cultural resources. No other landmarks or evidence of historic, arcaeological, scientific, or cultural importance are known on or near the site at this time. A brief history of the Juanita Beach Park site is summarized in the bullets below:

- ***1876 Juanita Beach property homesteaded by Dorr and Eliza Forbes***
- ***Urania Dock – ferry Urania and Urania Club House (Scandinavian meeting place from Finn Hill) (west of Forbes property)***
- ***1906 Forbes House/Juanita House: Two story wood frame house constructed by the Forbes family.***
- ***1916 Construction of Lake WA Ship Canal caused Lake Washington to drop 8.8 feet, exposing vast expanse of fine white sand at Juanita. Sand shelf extended 500 ft. from shore, only 5 ft deep***
- ***1921 Forbes and Nelson constructed restrooms and 20x30 foot bath house and opened beach business for day use resort***
- ***1925 Forbes built open-air kitchen with tables, stove and hot water***
- ***1928 Forbes built a larger, two-story bath house with jukebox and dance floor, swimsuits for rent***
- ***After WW II Juanita Beach lost its appeal, people went into mountains instead.***
- ***1957 King County bought the Shady Beach and Sandy Beach properties***
- ***Forbes House/Juanita House: Two story wood frame house, 1906***
  - ***King County Parks used Forbes House for interpretive program offices***

The Forbes house is the only remaining structure on the property of cultural or historic interest.

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

The Master Plan includes restoration of the Forbes House and development of historical gardens around the house to showcase the house. Proposed restoration measures are based upon the historic designation report prepared for the house and surrounding grounds.

No other measures are proposed at this time. Because this is a non-project analysis, additional specific measures to reduce or control impacts to cultural resources are not yet determined. As described in Section A.9, a Cultural Study is anticipated to be prepared to identify and describe any other cultural resources in the vicinity and to propose any measures to protect cultural resources. If necessary, additional measures will be determined during the project-specific design and environmental review for each phase of the Master Plan through NHPA Section 106 coordination with City of Kirkland and SHPO.

14. TRANSPORTATION

a. Identify public streets and highways serving the site, and describe proposed access to the existing street system. Show on-site plans, if any.

Juanita Beach Park is bisected and accessed by NE Juanita Drive, a two-lane road with five-foot wide bicycle lanes in each direction, a planted median and sidewalks. The park is also accessed from 97th Avenue NE, also a two-lane road. Access to/from I-405 is 1.25 miles east of the park on NE 116th Street. There are entrys at the main south entry at 97th Avenue NE and NE Juanita Drive; Main north entry off 97th Avenue NE to gravel pit; and second north entry of 97th Avenue NE to the Forbes house loop driveway.

b. Is site currently served by public transit? If not, what is the approximate distance to the nearest transit stop?

~~***NEED TO FILL IN***~~

Public transit is available on 98th Ave NE just South of Juanita Drive

c. How many parking spaces would the completed project have? How many would the project eliminate?

The completed project will include parking for 350 stalls with 125 parking spaces located in the north parking lots and 225 parking spaces in the southern or waterfront portion of the park. Approximately two percent of the stalls will be ADA designated.

Currently the park has 270 parking stalls so no parking will be eliminated but rather will be increased under the Master Plan.

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).

No new roads or streets, public or private, are proposed under the Master Plan. There will be circulation improvements within the park and on Juanita Drive to improve the entryways, drop-off areas in the parking lots, and pedestrian circulation within the park. Key elements of the Master Plan include:

Entry signs and lockable entry gates at all four parking lot entries;
Two entry plaza/drop-off areas on the south side of the park with circular turn-arounds with landscaped islands;
Pedestrian crossing of Juanita Drive
Designated pedestrian crossings through the parking areas;
Emergency vehicle access to parking lots and beach area;
Service access near the bathhouse;
Looped pedestrian trails in the north and south sides of the park. These trails will generally be designed to be ADA accessible; and
Overwater pedestrian pier.

e. Will the project use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.
No

f. How many vehicular trips per day would be generated by the completed project? If know, indicate when peak volumes would occur.
Because this is a non-project analysis, average daily trips (ADT) and peak volumes are not yet determined. This analysis will be determined during the project-specific design and environmental review for each phase of the Master Plan. It is anticipated that a Traffic Study will be prepared for the project at that time. The traffic study will address access to the site from NE Juanita Drive and 97th Avenue NE, and, any additional traffic needs to facilitate access in these locations and pedestrian safety for pedestrians crossing NE Juanita Drive.

g. Proposed measures to reduce or control transportation impacts, if any:
Because this is a non-project analysis, additional specific measures to reduce or control traffic are not yet determined. Such measures, beyond the anticipated upgrade to park entryways, parking lots, and internal pedestrian trails will be determined during the project-specific design and environmental review for each phase of the Master Plan.

15. PUBLIC SERVICES

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.
No additional health care or school services are anticipated for the Master Plan.

Because this is a non-project analysis, specific needs for public services such as fire protection or police protection are not yet determined. Some additional fire and police protection services may be needed as some of the new elements in the Master Plan are developed, such as the community commons, amphitheatre, skate park, and other new elements that increase use of the park. The additional level of services that will be needed has not been determined at this time but will be determined during the project-specific environmental review for each Master Plan phase.

b. Proposed measures to reduce or control direct impacts on public services, if any.
Because this is a non-project analysis, specific measures to reduce or control impacts to public services are not yet determined. Such measures will be determined during the project-specific design and environmental review for each Master Plan phase.

16. UTILITIES

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

- ***Water lines area located on east side of Park with connections to existing facilities.***
- ***A water meter is located in southern portion of Park, serving both sides of the Park.***

Sanitary Sewer Systems

- ***Twin sanitary sewer force mains run south across Juanita Drive from the Metro Pump Station and then east along the south side of the Juanita Drive right-of-way.***
- ***Additional lines and manholes***
- ***Metro Pump Station – existing at NW corner of 93rd Ave. NE***
- ***Juanita Bay Pump Station – new***
- ***It is assumed that existing restrooms still utilize septic tanks.***

Stormwater Systems

There are storm sewer lines and catch basins located in the southern portion of the Park. None are visible on the northern portion. Upgrades to the stormwater system will be required in the master plan to improve water quality.

Electricity and Telephone

- ***The Juanita Drive Improvement Project placed power lines and telephone lines underground along Juanita Drive.***
- ***Services to the Forbes House are from sources along 97th Ave. NE***

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.

Irrigation:
Irrigation of the park is proposed through the Park.

Sanitary Sewer Systems
Provide sewer connection for the bathhouse and the restroom north of Juanita Drive.

Power Supply
Provide upgraded power supply to all park buildings and for site lighting. Power will also be provided for the stage area at the Community Commons.

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.

Signature: Michael Cogle (by Angela Ruggeri) City of Kirkland

Date Submitted: 2/13/06

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 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?
Potential discharges of waste materials to surface waters could result from construction activities at the park, especially for elements of the Master Plan located within the environs and shoreline of Lake Washington and the within Juanita Creek and its buffers. These elements include the overwater pier, the non-motorized boat facilities, the new bathhouse, lakefront promenade, and various habitat restoration projects. A WDOE NPDES construction permit will be required for construction of the new park facilities. Construction of the various Master Plan elements and the Juanita Creek and Lake Washington restoration projects will utilize BMPs to avoid discharges

to surface waters. A SWPPP will be prepared at the time of permitting to detail the BMPs and other measures to be taken to minimize any discharges of construction-related materials into surface waters during construction.

Potential increases in emissions to air are anticipated to be limited to temporary minor increases during construction related to operation of construction equipment. No permanent increases to air emissions are anticipated to result from the development of the Master Plan.

It is anticipated that potential noise impacts will be limited to short-term noise generated during normal construction activities. Long-term noise impacts are anticipated to be limited to the normal noise associated with recreational uses at a park.

It is anticipated that potential noise impacts will be limited to short-term noise generated during normal construction activities. Long-term noise impacts are anticipated to be limited to the normal noise associated with recreational uses at a park.

Proposed measures to avoid or reduce such increases are:
Measures to reduce discharges to water include implementation of a Stormwater Pollution Prevention Plan (SWPPP) with a Spill Prevention and Contingency Plan and Best Management Practices (BMPs). In addition, the Juanita Creek buffer the Lake Washington shoreline enhancement projects will establish additional native plantings along the lake and creek and associated wetlands. These projects will further protect surface waters from discharges after construction is complete.

Specific measures to reduce emissions to air and BMPs will be determined during the project-specific environmental review for each phase of the Master Plan. Typical measures generally include maintenance of construction vehicles, management of fine sediments at the construction site, securing construction entryways, and wetting dry soils during construction of the project. .

Because no impacts to environmental hazards are anticipated to result from implementation of the Master Plan, no mitigation measures to reduce environnmental hazards are proposed.

Noise reduction measures will be determined during the project-specific design and environmental review for each phase of the Master Plan. Typical noise control measures during construction include construction vehicle maintenance and working hours during daylight hours.

2. How would the proposal be likely to affect plants, animals, fish, or marine life?
There is the potential for temporary impacts to plants, animals, and fish and their

habitats during construction of some of the Master Plan elements due to temporary disturbance within the Lake Washington environs and shoreline and within the Juanita Creek environs and buffers. However, overall, implementation of the Master Plan is anticipated to improve vegetation communities, wildlife, and fish habitat at the Park through the Lake Washington shoreline, Juanita Creek, and wetland habitat enhancement plans that are included in the Master Plan.

Proposed measures to protect or conserve plants, animals, fish, or marine life are:
The Master Plan includes numerous measures to enhance vegetation communities, and improve fish and wildlife habitats at Juanita Beach Park, including:

1. Enhance native plantings wtihin Lake Washington shorelines and Juanita Creek buffers to provide more diverse habitat, overhanging vegetation for shade and fish habitat, and improved sedimentation capture.

2. Capture and reduce sedimentation from Juanita Creek to Lake Washington by developing constructed water quality wetlands and bioengineered streambank stabilization.

3. Improve water quality and fish passage at Juanita Beach by renovating the overwater pier to allow for improved water circulation and connectivity to the deep water habitats of Lake Washington. Dredging sediments at Juanita Beach will also be considered to reduce sedimentation at the beach.

4. Remove structures and buildings from the Juanita Creek buffer area and revegetate this area with native plantings.

5. Provide upgraded stormwater facilities to reduce sedimentation and bacteria inputs to Juanita Creek and Lake Washington.

6. Provide control of geese at the park to improve water quality and improve fish habitat.

Details of the above described proposed plant, wildlife and fish habitat enhancement measures are included in the Master Plan for Juanita Beach Park.

3. How would the proposal be likely to deplete energy or natural resources?
The Juanita Beach Park Master Plan is not anticipated to deplete energy or natural resources. Energy demands will be limited to power to provide lighting, heat, and power for the Forbes House, the bathhouse, restrooms, community commons, and lighting in specific outdoor areas at the park, such as the tennis courts, skate park, and parking lots.

Proposed measures to protect or conserve energy and natural resources are:
No specific measures are anticipated to be need to conserve energy or natural resources at the park. Solar energy options will be considered during project-specific design for each of the park elements.

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?
The Juanita Beach Park Master Plan will have no effect on wilderness, wild and scenic rivers, or prime farmlands as non of these features are found at the park. The Master Plan will enhance park resources, restore the cultural resource of the Forbes House, enhance threatened and endangered species habitat at Juanita Creek (chinook salmon habitat), enhance the on-site wetlands adjacent to Juanita Creek. Because portions of the park are within the 100-year floodplain of Lake Washington, there could be some impact to floodplains. However, additional impervious surfaces within the floodplain will be kept to a minimum and these impacts are anticipated to be minor.

Proposed measures to protect such resources or to avoid or reduce impacts are:
The Master Plan includes numerous measures to enhance parks, threatened and endangered species habitat, historic or cultural sites, and wetlands, as follows:

The Master Plan enhances Juanita Beach Park to provide a local and regional waterfront park with multiple recreational opportunities, community gathering facilities, water-related recreational opportunities, and habitat restoration and education.

The Master Plan enhances threatened and endangered species habitat by providing habitat restoration at Lake Washington shoreline and in Juanita Creek (chinook habitat).

The Master Plan enhances cultural resources by restoring the Forbes House, proposed for listing on the Federal list of historic resources.

The Master Plan provides for enhancement of the wetlands associated with Juanita Creek by increasing the buffers around Juanita Creek and providing for native plantings within the wetlands and buffers.

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?
The Master Plan is consistent with the City of Kirkland zoning designation for the site - Park/Open Space and will provide recreational and open space opportunities for the surrounding residential neighborhoods, as well as visitors to the business

and commercial areas, located in Juanita Village, north of the park. The Master Plan encourages appropriate land uses for the site that are consistent with the City of Kirklands Comprehensive Park, Recreation, and Open Space Plan. .

Proposed measures to avoid or reduce shoreline and land use impacts are:
The Master Plan optimizes the waterfront access and uses for the park while enhancing the natural environments of the Lake Washington shoreline and Juanita Creek and its buffers. The Master Plan proposes several measures to avoid or reduce impacts to shorelines and land use, including:

6. How would the proposal be likely to increase demands on transportation or public services and utilities?
Some increase in demand on transportation, especially along NE Juanita Drive and 97th Street NE, could result from the improvements at Juanita Beach Park as the park becomes a more desirable destination for locals and regional users.

No increase in health services or school facilities are anticipated to result from the Master Plan. However, there is the potential for some slight increase in demand for fire and police services with development of the Master Plan if use of the park increases. Such increases may be limited to special events scheduled at the community gathering facilities.

Some minor increases in utilities are anticipated with development of the Master Plan as the the park use increases.

Proposed measures to reduce or respond to such demand(s) are:
It is anticipated that a Traffic Study will be prepared prior to initiation of Phase 1 of the project. The traffic study will address access to the site from NE Juanita Drive and 97th Avenue NE, and, any additional traffic needs to facilitate access in these locations and pedestrian safety for pedestrians crossing NE Juanita Drive.

Review of existing public services availability will be conducted during the project-specific environmental review to ensure that the City can meet any increase in fire and police services associated with the development of the Master Plan.

Review of utility services and improvements to the current utilities at the park are included in the Master Plan design.

7. Identify, if possible, whether the proposal may conflict with local, state, or federal laws or requirements for the protection of the environment.
The proposed Master Plan has been designed to be in compliance with local, state, and federal laws protecting the environment. Key elements of the Master Plan that work to meet or exceed the environmental protection requirements are

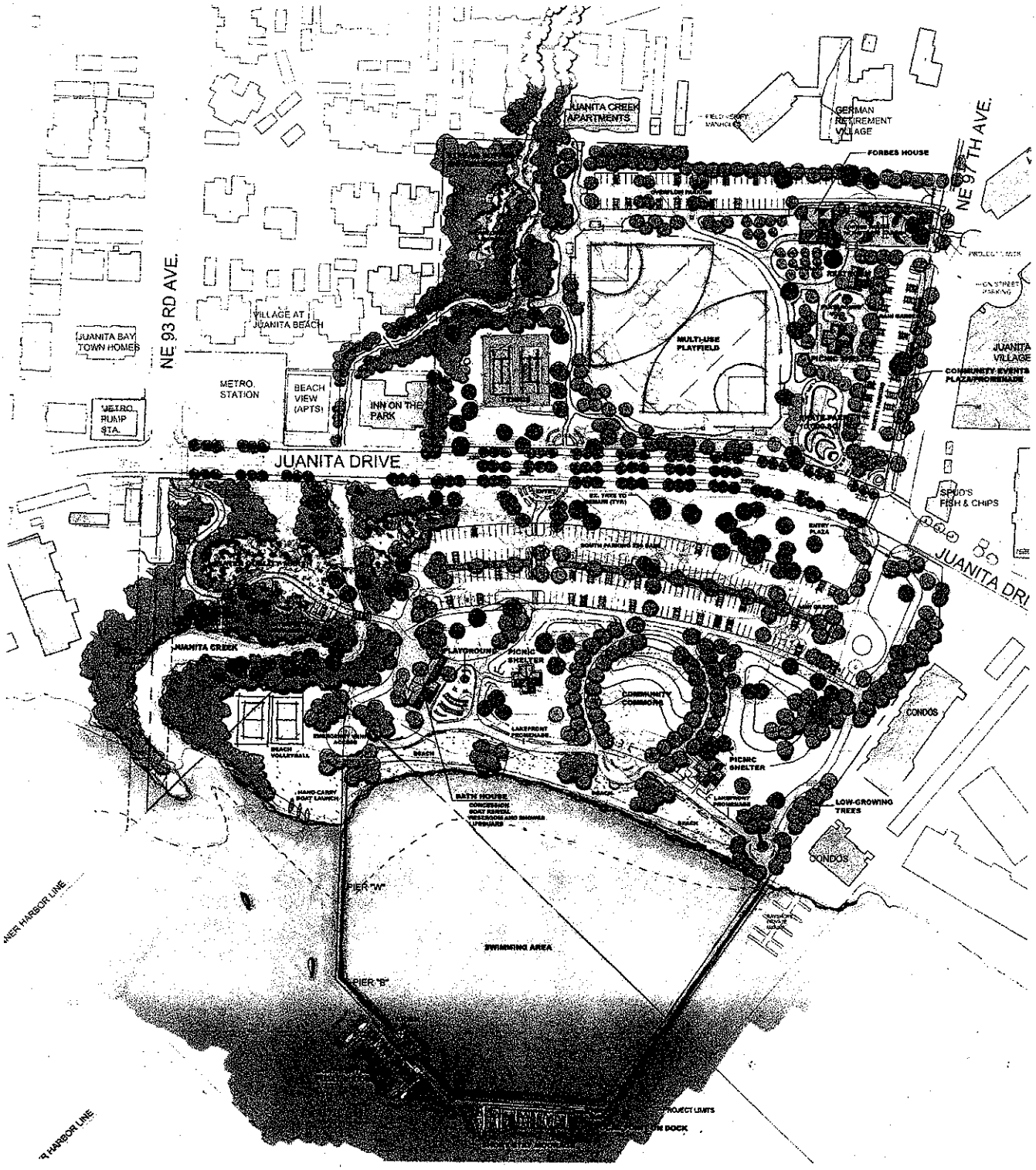
numerous. Some of the key elements are summarized below:

1. ***Protect and enhance the Lake Washington environs and shoreline with increased circulation at the beach, sediment control, water quality improvements, control of goose populations, and increased shoreline plantings of native species. Compliance with local, state, and federal water resource and threatened and endangered species protection laws and codes.***

2. ***Protect and enhance the Juanita Creek environs, wetlands, and buffers with bioengineered bank stabilization, increased buffers, water quality improvements, and increased plantings of native species. Compliance with local, state, and federal water resource and threatened and endangered species laws and codes.***

3. ***Improve water quality at the site through constructed water quality wetlands, new stormwater treatment facilities, implementation of low-impact development techniques, and control of goose populations. Compliance with local, state, and federal water quality laws and codes.***

4. ***Preserve the cultural resource of the Forbes House and restore this house and grounds. Compliance with state and federal historic resource laws and codes.***



MASTER PLAN

JUANITA BEACH PARK MASTER PLAN
CITY OF KIRKLAND PARKS AND COMMUNITY SERVICES

J.A. BRENNAN ASSOCIATES, PLLC
In Association with
J.T. ATKINS & COMPANY P.C.
MAKERS ARCHITECTURE AND URBAN DESIGN
TETRATECH
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