

Return Address: Verizon Wireless
c/o Josh McGrath
5430 NE 122nd Street
Portland, OR 97230

Skamania County, WA	2023-000792
Total: \$206.50 Pgs=4	
ADMIN	06/06/2023 01:56 PM
Request of: ACOM CONSULTING INC	
eRecorded by: Simplifile	

Skamania County

Community Development Department

Building/Fire Marshal • Environmental Health • Planning

Skamania County Courthouse Annex
Post Office Box 1009
Stevenson, Washington 98648
Phone: 509-427-3900 Inspection Line: 509-427-3922

ADMINISTRATIVE DECISION

APPLICANT: Josh McGrath for Verizon Wireless

FILE NO.: NSA-22-43

DESCRIPTION: Cellular tower equipment upgrade. Install (2) 1 ft microwave dishes on the roof of an existing shelter at an existing Verizon Wireless cellular site. The antennas will be on ballast mounts on either end of the shelter roof. The antenna and mounts will be approximately 32 inches in height on the shelter roof.

LOCATION: CG 2932, top of Underwood Mountain, Underwood and identified as Skamania County parcel #03-10-17-4-0-0400-00.

LEGAL: A rectangular tract of land situated in the East half of the SW ¼ of Section 17, township 3 north, Range 10 East W.M. and described as follows:
Beginning at the corner which is common to the NW ¼ of the NE ¼ of Section 20 and the SW ¼ of Section 17, said sections being in Township 3 N, Range 10 E, W.M., thence North 1002.9 feet to the true point of beginning: thence West 208.7 feet, thence North 208.7 feet, thence East 208.7 feet, thence South 208.7 feet to the true point of beginning.

ZONING: GMA – Commercial Forest (F-1)

DECISION: Based upon the record and the Staff Report, the applicant's proposal, described above, is found to be consistent with SCC Title 22 and is hereby **APPROVED** subject to the conditions set forth below.

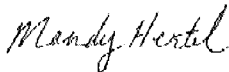
Approval of this request does not exempt the applicant or successors in interest from compliance with all other applicable local, state, and federal laws.

CONDITIONS OF APPROVAL:

The following conditions are required to ensure that the subject request is consistent with Skamania County Code Title 22. **THIS DOCUMENT, OUTLINING THE CONDITIONS OF APPROVAL, MUST BE RECORDED BY THE APPLICANT IN THE DEED RECORDS OF THE SKAMANIA COUNTY AUDITOR** in order to ensure notice of the conditions of approval to successors in interest. SCC §22.06.120(C)(2).

1. As per SCC §22.06.120(C)(2), this Administrative Decision **SHALL BE RECORDED** by the applicant in the County deed records prior to commencement of the approved project.
2. All new antennas, pipe mounts, microwave dishes, cabling and other tower or shelter mounted equipment approved in this decision shall be dark earth-tones found on site or the surrounding landscape. The use of "haze gray" is consistent with this requirement. All shelter and tower mounted equipment is required to be constructed with low or non-reflective building materials.
3. The following procedures shall be affected when cultural resources are discovered during construction activities:
 - a. Halt Construction. All construction activities within 100 feet of the discovered cultural resource shall cease. The cultural resources shall remain as found; further disturbance is prohibited.
 - b. Notification. The project applicant shall notify the Administrator and the Gorge Commission within twenty-four (24) hours of the discovery. If the cultural resources are prehistoric or otherwise associated with Native Americans, the project applicant shall also notify the Indian tribal governments within twenty-four (24) hours.
 - c. Survey and Evaluations. The Gorge Commission shall survey the cultural resources after obtaining written permission from the landowner and appropriate permits from the DAHP (See Revised Code of Washington 27.53). It shall gather enough information to evaluate the significance of the cultural resources. The survey and evaluation shall be documented in a report that generally follows the provisions in Section 22.22.030 of this Chapter. Based upon the survey and evaluation report and any written comments, the Administrator shall make a final decision on whether the resources are significant. Construction activities may recommence if the cultural resources are not significant.
 - d. Mitigation Plan. Mitigation plans shall be prepared according to the information, consultation and report provisions contained in Section 22.22.050 of this Chapter. Construction activities may recommence when conditions in the mitigation plan have been executed.
4. All new tower mounted equipment and associated support structures shall be of a size no larger than is required to provide the service.

Dated and signed this 5th day of June 2023, at Stevenson, Washington.



Mandy Hertel
Land Use Planner

NOTE:

Any new development not included in the approved decision on file with the Skamania County Community Development department will require a new application and review.

EXPIRATION:

As per SCC §22.06.150(A), this Administrative Decision approving a proposed development action shall become void in two years if the development is not commenced within that period, or once development has commenced the development action is discontinued for any reason for one continuous year or more.

If the development does not include a structure the permit shall expire two years after the date the land use approval was granted unless the use or development was established according to all specifications and conditions of approval in the approval. For land divisions, "established" means the final deed or plat has been recorded with the county auditor.

If the development includes a **structure** the permit shall expire when construction has not commenced within two (2) years of the date the land use approval was granted; or once the structure has been started and if the structure has not been completed within two (2) years of the date of commencement of construction the permit shall expire. Completion of the structure for this purpose means the completion of the exterior surface(s) of the structure; and compliance with all conditions of approval in the land use approval, including, but not limited to, painting of the exterior of the structure.

APPEALS:

The Director reserves the right to provide additional comment and findings of fact regarding this decision, if appealed.

This Administrative Decision shall be final unless reversed or modified on appeal. A written Notice of Appeal form must be filed by an interested person within 20 days from the date hereof. Appeals are to be made to the Skamania County Hearing Examiner, P.O. Box 1009, Stevenson, WA 98648. Notice of Appeal forms and mailing lists are available at the Community Development Department and must be accompanied by a \$2,450.00 nonrefundable-filing fee and a Certificate of Mailing.

The final determination of the Environmental Threshold Determination related to this underlying government action can be appealed to a court of competent jurisdiction, along with the underlying government action, only by the parties with standing to the Environmental Threshold Determination. If the underlying government action was exempt from SEPA review, this section does not apply.

A copy of this Decision, including the Staff Report, was sent to the following:

Persons submitting written comments in a timely manner
Yakama Indian Nation
Confederated Tribes of the Umatilla Indian Reservation
Confederated Tribes of the Warm Springs Reservation
Nez Perce Tribe
Cowlitz Tribe
Department of Archaeology and Historic Preservation

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Columbia River Gorge Commission
U.S. Forest Service –NSA Office
Board of County Commissioners
State of Washington Department of Commerce – Paul Johnson
Department of Fish and Wildlife

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