



Return Address: Skamania PUD  
Attn: Melanie Sharp  
PO Box 500  
Carson, WA 98610

**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:** Skamania County Public Utilities District #1

**FILE NO:** NSA-22-27

**DESCRIPTION:** Install six utility poles with whip antennas atop to 70 feet in height with associated trenching, cabling and supporting equipment for automatic metering infrastructure.

**LOCATION:** Skamania County rights-of-way: Krogstad Road ROW; Cook Underwood Road ROW; Duncan Creek Road ROW; Smith Cripe Road ROW *and*  
PID # 03-10-21-2-0-0900-00 PID # 03-10-22-0-0-0601-00

**LEGAL:** (45.733094, -121.568877), (45.7356, -121548),  
(45.589079, -122167004), (45.6315, -122.079), (45.7272, -121601),  
(45.6071, -122.118)

**ZONING:** SMA – Forest (F)  
GMA – Large Scale Agriculture (Ag-1)

GMA – Small Woodland (F-3)

**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 development shall be consistent with the approved plan sheets on file with Skamania County Community Development, unless modified by the following conditions of approval. If modified, the plan sheets shall be consistent with the conditions of approval.
3. Project applicants shall be responsible for the proper maintenance and survival of any planted vegetation required under chapter SCC §22.18.020.
4. The applicant shall achieve visual subordination prior to final inspection by the Community Development Department. The Community Development Department will conduct at least one site visit during construction. A site visit for Final Inspection shall also be conducted. Each inspection may take up to four business days from the time of calling for the inspection. Inspections should be arranged by calling the Community Development inspection line at 509-427-3922 or by emailing [permitcenter@co.skamania.wa.us](mailto:permitcenter@co.skamania.wa.us) prior to pouring the foundation.
5. Any previously vegetated areas disturbed and left bare shall be reseeded with native vegetation as soon as practicable and prior to project completion. The Skamania

County Public Utilities District #1 shall be responsible for the proper maintenance of planted vegetation, and replacement of such vegetation that does not survive.

6. The junction boxes and power poles shall be dark earth-tones in color. The following colors are consistent with this condition and are hereby approved: Junction boxes— dark green (appears dark green). Power poles – treated wood and laminate wood – (appears dark brown). Any proposed changes to the approved colors shall be submitted to the Community Development department for review and approval prior to installation.
7. Any exterior lighting associated with this project shall be hooded or shielded at a 90° angle. Hoods/shields should be made of a non-reflective, opaque material, which does not allow light to pass through.
8. The procedures set forth in Section SCC §22.22.060(A through D) are required to be followed when cultural resources are discovered during construction activities. an Inadvertent Discovery Plan (IDP) embodying the provisions of SCC §22.22.060 and SCC §22.22.070 shall be prepared and posted in a conspicuous place at the development site and shall remain posted until all project activities are concluded. Project leads and contractors shall be instructed on the provisions and importance of the IDP.
9. The procedures set forth in Section SCC §22.22.070(A through E) are required to be followed when human remains are discovered during construction activities.

Dated and signed this 1<sup>st</sup> February, 2023, at Stevenson, Washington.



Mandy Hertel  
Land Use Planner

**NOTE:**

Any new development not included in the approved site plan 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  
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