



**Planning & Community Development**  
818 East Edison Avenue  
Sunnyside, Washington 98944  
(509) 837-7999 Office, (509) 836-6383 Fax

### **NOTICE OF ENVIRONMENTAL REVIEW**

**DATE:** May 17, 2023  
**TO:** SEPA Reviewing Agencies, Applicant, and Adjoining Property Owners  
**FROM:** Trevor Martin, AICP, Community & Economic Development Director  
**APPLICANT:** Sunnyside RNG, LLC  
**FILE NUMBER:** SEPA-2022.0200  
**LOCATION:** Vicinity of 2711 and 334 Sunnyside Mabton Highway  
**TAX PARCEL NUMBER(S):** 220901-13001, -44401, -41404  
**DATE OF APPLICATION:** April 24, 2023  
**DATE OF COMPLETENESS:** May 17, 2023

**PROJECT DESCRIPTION** Environmental review for the proposed development of an approximately 50-acre digester within the Port of Sunnyside's (the "Port") Midvale Industrial Park in the Heavy Industrial (M-2) zoning district.

**NOTICE OF ENVIRONMENTAL REVIEW** This is to notify agencies with jurisdiction and environmental expertise and the public that the City of Sunnyside, Planning Division, has been established as the lead agency, under WAC § 197-11-928 for this project. The City of Sunnyside has reviewed the proposed project for probable adverse environmental impacts and expects to issue a Determination of Nonsignificance (DNS) per WAC § 197-11-355. The proposal may include mitigation measures under applicable codes and the project review process may incorporate or require mitigation measures regardless of whether an EIS is prepared. A copy of the subsequent threshold determination may be obtained by request and may be appealed pursuant to SMC Ch. 18.04.

**Required Permits:** The following local, state, and federal permits/approvals may or will be needed for this project: Building Permit, potentially other permits suggested by DST

**Required Studies:** SEPA Review, No others required at this time

**Existing Environmental Documents:** SEPA#2022.0046

**Development Regulations for Project Mitigation and Consistency Include:** the State Environmental Policy Act, International Fire Code, WAC 173-180-320, WAC 296-24-33005, the Sunnyside Zoning Ordinance, SMC Title 12—Development Standards, and the Sunnyside Comprehensive Plan.

**REQUEST FOR WRITTEN COMMENTS:** Agencies, tribes, and the public are encouraged to review and comment on the proposed project and its probable environmental impacts. There is a 14-day comment period for this review. This may be your only opportunity to comment. All written comments received by 5:00 p.m. on **May 31, 2023** will be considered prior to issuing the final SEPA determination. Please reference file numbers (SEPA-2022.0200) and applicant's name (Sunnyside RNG) in any correspondence you submit. You can mail your comments to:

**Trevor Martin, AICP, Community & Economic Development Director**  
**City of Sunnyside, Community and Economic Development Department**  
**818 E. Edison Ave., Sunnyside, WA 98944**

**NOTICE OF DECISION** A copy of the decision and the SEPA threshold determination will be mailed to parties of record and entities who were provided this notice once it is rendered. The file containing the complete application is available for public review at the City of Sunnyside, City Hall, 818 E. Edison Ave. If you have any questions on this proposal, please contact Trevor Martin, AICP, CED Director, at (509) 836-6393 or e-mail at [tmartin@sunntside-wa.gov](mailto:tmartin@sunntside-wa.gov).