Outlook

Fw: City of Grandview - 2026 Comprehensive Plan Periodic Update - SEPA Checklist & DNS WDFW Comments

From Anita Palacios <anitap@grandview.wa.us>
Date Thu 10/22/2026 8:12 AM
To Byron Gumz <byron.gumz@yvcog.us>

1 attachment (199 KB)
WDFW Comments on Grandview Comprehensive Plan Draft.pdf;

From: Downes, Scott G (DFW) <Scott.Downes@dfw.wa.gov>
Sent: Wednesday, October 21, 2026 9:40 AM
To: Anita Palacios <anitap@grandview.wa.us>
Cc: Didricksen, Daniel J (DFW) <Daniel.Didricksen@dfw.wa.gov>; Shah, J (DFW) <Janell.Shah@dfw.wa.gov>; Berejikian, Marian (DFW) <Marian.Berejikian@dfw.wa.gov>; Serr, Benjamin (COM) <benjamin.serr@commerce.wa.gov>
Subject: RE: City of Grandview - 2026 Comprehensive Plan Periodic Update - SEPA Checklist & DNS WDFW Comments

CAUTION: External Email

Please accept WDFW comments on the draft comp plan. We would be happy to discuss our comments if that is helpful to the city. Let me know a good time to discuss.

Thanks,

Scott
Scott Downes
Fish & Wildlife Habitat Regional Land Use Lead
Washington Department of Fish and Wildlife
Region 3 Habitat Program
1701 South 24th Ave
Yakima, WA 98902-5720
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From: Anita Palacios <anitap@grandview.wa.us>
Sent: Friday, October 9, 2026 1:12 PM
To: Alan Adolf <alan.adolf@yvcog.us>; Brandon Walker <walkerb@svid.org>; Byron Gumz <byron.gumz@yvcog.us>; DOH EPH ODW Operations <ODWOperations@doh.wa.gov>; Shreeve, Brad <bshreeve@gsd200.org>; DOH EPH Drinking Water E-mail <ODW.Mail@DOH.WA.GOV>; PORT OF GRANDVIEW <wineman@televar.com>; Ron Cowin <cowinr@svid.org>; ROZA IRRIGATION DISTRICT <wsonnichsen@roza.org>;

DAHP SEPA <sepa@dahp.wa.gov>; Shah, J (DFW) <Janell.Shah@dfw.wa.gov>; COM GMU Review Team <reviewteam@commerce.wa.gov>; DNR RE SEPACENTER <SEPACENTER@dnr.wa.gov>; WA STATE DEPT OF TRANSPORTATION <scplanning@wsdot.wa.gov>; Gonseth, Paul <paul.gonseth@wsdot.wa.gov>; Yakama Nation Cultural Resource Program <casey_barney@yakama.com>; Yakama Nation Tribal Historic Preservation <THPO@yakama.com>; YAKIMA CO ENVIRONMENTAL HEALTH <John.wilson@co.yakima.wa.us>; YAKIMA CO FIRE DISTRICT NO. 5 <payroll@ycfd5.org>; YAKIMA CO PLANNING DEPT <thomas.carroll@co.yakima.wa.us>; YAKIMA CO TRANSPORTATION SERVICES <matt.pietrusiewicz@co.yakima.wa.us>; YAKIMA CO ZONING & SUBDIVISION <jason.earles@co.yakima.wa.us>; YAKIMA COUNTY WATER RESOURCES <Nellie.Soptich@co.yakima.wa.us>; Yakima Health District <yhd.help.desk@co.yakima.wa.us>; admin@yrcaa.org; DFW R3planning <R3planning@dfw.wa.gov>
Subject: City of Grandview - 2026 Comprehensive Plan Periodic Update - SEPA Checklist & DNS

External Email

Attached is a SEPA Environmental Checklist and Notice of Determination of Non-significance for the City of Grandview's 2026 Comprehensive Plan Periodic Update.

Thanks,

Anita G. Palacios, MMC
City Clerk/Human Resources
City of Grandview
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Grandview, WA 98930
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State of Washington
Department of Fish and Wildlife
South Central Region 3 – 1701 S. 24th Ave., Yakima WA 98902-5720
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October 21, 2026

Anita G. Palacios, MMC
City Clerk/Human Resources
City of Grandview
207 West Second Street
Grandview, WA 98930

Subject: WDFW Comments on City of Grandview 2026 Periodic Update, PlanView case #2022-C-401

Dear Ms. Palacios,

The Washington Department of Fish and Wildlife (WDFW) has reviewed the draft of the updated City of Grandview Comprehensive Plan 2026. We provide these comments to help improve future iterations of the Comprehensive Plan in accordance with WDFW's mission to preserve, protect and perpetuate the state's fish, wildlife and ecosystems. We look forward to working with City of Grandview and would be happy to meet to discuss our comments.

Chapter 1. Physical Character Element
II. Existing Conditions
Surface Water
The narrative lists WAC 222-16-031 and stream Typing 1-5. The implementation of a permanent rule WAC 222-26-030 replaced the interim rule 222-16-031. Please remove references to WAC 222-16-031 and use the typology referenced in WAC 222-16-030 (Type F, Np, Ns).

National Hydrography Dataset (NHD) maps several streams within city limits with several having connections to fish-bearing waters, so likely fish are present during some portions of the year. Please update the narrative to reflect this information.

Wildlife
The narrative lists great blue heron breeding area for priority species found within the city. In addition, the following other species have been documented within the city and the UGA. Please add them to the narrative:
Townsend's ground squirrel (Washington Candidate for listing)
Monarch butterfly (Washington Candidate for listing)
Burrowing owl (Washington Candidate for listing)
Waterfowl concentration area-occur within the UGA.

For priority habitats, Palustrine Aquatic Habitat is listed. Instream habitat, riparian habitat and shrubsteppe habitat are priority habitats found within the city. Please add them to the narrative. The narrative lists "common snipe" under non-endangered bird species. The current name is "Wilson's snipe". Please update to the correct name.

We recommend including a figure that shows the priority habitats and streams listed. WDFW can help to provide the information if needed.

III. Grandview Natural Resource Lands and Critical Areas
Fish and Wildlife Habitat Conservation Areas
As noted above in comments, please add Townsend's ground squirrel, monarch butterfly, burrowing owl and waterfowl concentration area to the priority species. Add instream habitat, riparian habitat and shrubsteppe habitat to the priority habitats.

Goals and Policies
Goal 5: Establish critical areas protection measures to protect environmentally sensitive areas, and protect people and property from hazards.
Recommend adding a policy: Strive for no net loss of riparian functions and values. This would help to protect creeks and their associated riparian areas.

Chapter 2. Land Use Element
I. Introduction
URBAN GROWTH AREA
In the UGA boundary designation process, the following major findings or considerations contributed toward the final location of the boundary.
We suggest adding the following consideration: Avoid UGA expansions of areas that contain greater than or equal to 15 percent Critical Areas and Open space coverage required under RCW 36.70A.110.(8)(d).

II. Existing Conditions
Inventory of Land Uses within the City of Grandview
Parks, Recreation and Open Space Land
Sunnyside Wildlife Recreation Area is listed for fishing and hunting. Wildlife watching is also a stated goal of this unit of the Wildlife Area. Please add this to the narrative.

Open space corridors
We appreciate the mention of Yakima County Trails plan in this section, however open space corridors provide benefits to wildlife as well, including habitat connectivity. We appreciate the inclusion of policy 8.5 to identify and preserve open space corridors.

IV. Future Land Use Map Figure 2-6
There is a stream, likely fish-bearing, found in the residential portion of the city limits and UGA. When subdividing lots for future development, please ensure that the lots have sufficient space to accommodate the riparian management zones outlined in the city's CAO. We would recommend adding the streams to the future land use map to ensure future platting accounts for these critical areas. WDFW can assist if needed.

V. Goals and Policies
GOAL 2: Coordinate land uses to minimize the loss of natural resources due to urbanization, and reduce uncertainty and unpredictable development which sacrifices conservation and sound land management.
Policy 2.3 Encourage new developments to locate in areas that are relatively free of environmental problems relating to soil, slope, bedrock, and the water table. Proposed developments should be reviewed by the appropriate City staff or consultants to identify site-specific environmental problems.
We would recommend adding Fish and Wildlife Habitat Conservation Areas (FWHCA) to this list. We recommend using the WDFW PHS mapping information, WDFW is willing to assist if there are questions regarding potential habitats.

Goal 8: To maintain critical areas protection measures to protect environmentally sensitive areas, and protect people and property from hazards.
Policy 8.5 Identify and preserve open space corridors to enhance aesthetic of the community, to protect critical areas including flood prone lands, and to conserve fish and wildlife habitat.
We would recommend an addition: "connect" to conserve fish and wildlife habitat. Connecting open space areas is vital to ensure successful movement, particularly in a shifting climate. This can also help to support the resiliency sub-element (RCW36.70A.070(9)(ei)(A), which directs plans to identify, protect, and enhance natural areas to foster resiliency to climate impacts, as well as areas of vital habitat for safe passage and species migration.

Chapter 4. Transportation Element
Goals and Policies
Policy 5.5 We appreciate the inclusion of WDFW's guidance in this policy - Consider current guidance from the Washington State Department of Fish and Wildlife when designing water crossings (i.e. culverts)
We would recommend that this policy be amended to include climate resiliency. Suggested wording: Consider current guidance from the Washington State Department of Fish and Wildlife when designing water crossing. Water crossings should be designed to be climate resilient. Resources that can help are: Designing climate-change-resilient culverts, Water Crossing Design Guidelines (2026)

Chapter 8. Climate Resilience Element
III. Climate Hazards, Goals, and Policies
1. Drought
Goal CR 1 Improve Grandview's resilience to drought by promoting efficient water use, protecting water resources, supporting essential community functions, and improving its ability to adapt to changing water conditions.
Policy CR 1.3 Promote landscaping, site design, and development practices that reduce potable water demand while maintaining community character and supporting community livability.
We would recommend adding native xeric vegetation to the landscaping element.

3. Extreme Temperatures
Goal CR 3 Improve Grandview's resilience to extreme temperatures by reducing risks to public health, priority community assets, infrastructure, and essential services through coordinated planning, resilient development practices, and strategic public investment.
We would recommend adding streams under risks.
We would recommend adding a policy to protect and restore the riparian management zones along the stream. Riparian habitat will help to protect the streams from extreme heat by providing shade.

V. Community Asset Resilience Strategies
Parks & Recreation
Under community value. We would recommend adding wildlife habitat as these areas can provide habitat for various wildlife species.

Potential Implementation Strategies
We encourage the city to install habitat elements into the city parks, such as xeric native plant gardens. This can be paired with signage to increase the environmental knowledge for park visitors. WDFW would be happy to work with the city and supply our technical knowledge. We would encourage working with the South Yakima Conservation District through the Heritage Garden program Programs | SYCD.

Yakima River Corridor & Game Ponds
We would like clarification if the reference to "Game Ponds" refers to the Byron Unit of the WDFW Sunnyside-Snake River Wildlife Area which is located adjacent to the city's UGA and the wastewater treatment facility. If this does refer to WDFW lands, please add WDFW in any coordination regarding actions in or adjacent to this area. WDFW Sunnyside-Snake River Wildlife Area has a management plan which directs actions on the Wildlife Area: 2020 Sunnyside-Snake River Wildlife Area Management Plan

Thank you again for the opportunity to comment. Please contact Scott at 509-607-3578 or Scott.Downes@dfw.wa.gov if you have questions and to further discuss incorporating our comments into your comprehensive plan.

Sincerely,

Scott Downes
Regional Land Use Lead

Danny Didricksen
WDFW Region 3 Habitat Program Manager

Cc:

J. Shah, WDFW
Marian Berejikian, WDFW
Benjamin Serr, Commerce