



*STATE ENVIRONMENTAL POLICY ACT*  
DETERMINATION OF SIGNIFICANCE AND  
REQUEST FOR COMMENTS ON SCOPE OF ENVIRONMENTAL IMPACT  
STATEMENT

January 20, 2025

Lead agency: Mason County Department of Community Development

Agency Contact:

Marissa Watson, Senior Planner (Long Range)

Mason County Department of Community Development

260.427.9670 ext. 367

[MWatson@masoncountywa.gov](mailto:MWatson@masoncountywa.gov)

**Description of Proposal:** Mason County is undertaking a Comprehensive Plan and Development Regulations Update in accordance with the Growth Management Act (GMA). Mason County is required to complete its review and update of the Comprehensive Plan elements and development regulations by December 31, 2025. Mason County proposes to adopt a new Comprehensive Plan as a result of the update process.

**Location of Proposal:** The proposed action encompasses all of Mason County.

**Proponent & Lead Agency:** The proponent and lead agency of the proposal is Mason County.

**EIS Required:** Mason County has determined that this proposal is likely to have a significant adverse impact on the environment. An environmental impact statement (EIS) is required under RCW 43.21C.030 (2)(c) and will be prepared.

**Elements of the Environment to be Addressed:** The lead agency has identified the following areas for discussion in the EIS:

- Land Use
- Housing and Anti-Displacement
- Utilities and Infrastructure
- Transportation
- Cultural and Historic Resources
- Recreation
- Biological Resources and Critical Areas
- Aesthetics
- Climate
- Environmental Justice and Health Disparities

**Alternatives:** A comparative evaluation of alternative courses of action will be included in the EIS. Alternatives are anticipated to include a no-action alternative and two other alternatives that would consider different growth levels and/or patterns. The no-action alternative would assume that the existing Mason County Comprehensive Plan and growth projections are carried forward, which represents a lower growth option. Alternative 1 would focus growth in existing Urban Growth Areas (Allyn, Belfair, and Shelton). Alternative 2 would distribute growth throughout the county, particularly in hamlets and rural activity centers.

**Scoping:** Agencies, affected tribes, and members of the public are invited to comment on the scope of the EIS. You may comment on alternatives, mitigation measures, probable significant adverse impacts, and licenses or other approvals that may be required. The method and deadline for giving us your comments is:

Provide your written comments by 5:00 pm on Wednesday, February 19, 2025.


Send to Contact:

Marissa Watson, Senior Planner (Long Range)  
Mason County Department of Community Development  
615 W Alder Street  
Shelton, WA 98584

[planning@masoncountywa.gov](mailto:planning@masoncountywa.gov)

**SEPA Responsible Official:**

Marissa Watson, Senior Planner  
Department of Community Development  
615 W Alder Street, Shelton, WA 98584

Signature  Date January 13, 2025  
(electronic signature or name of signor is sufficient)

**Appeal process:** You may appeal this determination of significance per MCC 8.32.010 and 15.11.010. You should be prepared to make specific factual objectives. Contact Marissa Watson, 360.427.9670 ext. 367 or [MWatson@masoncountywa.gov](mailto:MWatson@masoncountywa.gov), to read or ask about the procedures for SEPA appeals.