CITY OF SEQUIM

DEPARTMENT OF COMMUNITY DEVELOPMENT
152 W. Cedar Street, Sequim, WA 98382
(360) 683-4908

Exhibit F.2
City Council Public Hearing Staff Report

STATE ENVIRONMENTAL POLICY ACT
DETERMINATION OF NONSIGNIFICANCE (DNS) WAC197-11-340(2)

Date of Issuance: 1/23/2026

Lead Agency: City of Sequim, WA

Agency Contact: Travis Simmons, tsimmons@sequimwa.gov, (360)-683-4908

Lead Agency File Number: Sequim Municipal Code Development Code Update: Title 17 Land Divisions and Chapter 18.21 Supplemental Housing Requirements

Description of Proposal: Title 17 Land Division – a full rewrite of existing Title 17 Subdivisions to include all types of allowed land division processes. The division of land into lots is governed by Washington State through 58.17 RCW and by local ordinances adopted under that chapter's authority. Title 17 was last substantially updated in 1998, with periodically specific amendments since then. Title 17 Land Division full update modernizes the code, ensures compliance with recent changes in Washington State law, and improves clarity, consistency, and predictability for applicants, staff, and decision-makers, including new requirements related to lot splitting, unit lot subdivisions, and other housing-related reforms. Chapter 18.21 Special Housing Requirements – this chapter is being proposed to codify multiple state housing mandates such as ADUs, STEP housing, and residential parking requirements. In addition, this chapter has been expanded to include additional housing updates that the city is proposing to support other code updates such as Title 17.

Applicant: City of Sequim

Location of Proposal: The proposal are amendments to the Sequim Municipal Code, which can be found at this website: City of Sequim, WA Municipal Code

The lead agency for this proposal has determined that it does not have a probable significant adverse impact on the environment. An environmental impact statement is not required under RCW 43.21C.030(2)(c). This decision was made after review of a completed environmental checklist and other information on file with the lead agency.

This information is available at: Development Code Updates | Sequim, WA - Official Website

☒ This DNS is issued under WAC **197-11-340**(2); the lead agency will not act on this proposal for 14 days from the date of issuance. **Comments must be submitted by:** February 9, 2026 to dced@sequimwa.gov or mailed to 152 W. Cedar Street, Sequim, WA 98382

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Responsible Official: Karla Boughton
Position/Title: Interim Department of Community Development Director
Address: 152 W. Cedar Street Sequim, WA 98382
Phone: 360-683-4908
Email: dced@sequimwa.gov

X _____
Responsible Official

Signature Date: 1/23/26

You may appeal this determination in writing to the responsible official listed above no later than 14 calendar days from the date of this notice.

You should be prepared to make specific factual objections. Contact the City to read or ask about procedures for SEPA appeals.