



**COMMUNITY DEVELOPMENT DEPARTMENT  
501 N Anderson St, Ellensburg, WA 98926**

**State Environmental Policy Act (SEPA)  
DETERMINATION OF NON-SIGNIFICANCE (DNS)**

**Proponent: Miller Investments I, LLC, property owner**

**Description:** A proposal for the development of an automatic car wash facility and associated improvements.

**Location:** S. Opportunity St, Parcel ID #956115.

**Lead Agency:** City of Ellensburg

**File #:** P25-132

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 (EIS) 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 to the public upon request.

This **Determination of Non-Significance (DNS)** is issued after using the optional DNS process in WAC 197-11-355. There is no further comment period on the DNS. Any action to set aside, enjoin, review, or otherwise challenge this administrative SEPA action on the grounds of noncompliance with the provisions of Chapter 43.21C RCW shall be made to the Hearings Examiner within 14 days of this Notice of decision.

**Responsible Official:** Dan Carlson  
**Title:** Community Development Director  
**Address:** City of Ellensburg  
Community Development Dept.  
501 N Anderson St  
Ellensburg, WA 98926  
Phone: (509) 925-8608 Fax: (509) 925-8655

**Date:** 2/10/26 **Signature:** 

**Pursuant to ECC 15.270.200 the city of Ellensburg establishes administrative appeal procedures which are contained in ECC 15.230.040, which shall be made to the Hearing Examiner, as applicable to the matter being appealed.**