



City of Puyallup

Building Division

333 S. Meridian, Puyallup, WA 98371

(253) 864-4165

www.cityofpuyallup.org

Permit Review Correction Letter

Permit Application #PRCNC20231714

March 19, 2024

The City has completed the review of the above-mentioned permit submittal. All of your review comments, conditions, and redlined plans can be found on the [City's permit portal](#). Redlined plans can be found on the City's Permit Portal in the "Reviews" section under "Documents Returned for Corrections". Below please find the permit submittal review comments from your review team and re-submittal instructions. Should you have any questions regarding the review comments, please contact the plan reviewer associated with the comment listed below.

Re-submittal Instructions

To resubmit, you must address all comments and complete and submit the [resubmittal form](#) and a letter of transmittal. Letter of transmittal must be submitted to the 'resubmittal form' item listed in the submittal items list. Avoid using "upload additional docs" unless there is NO submittal item available for your document. Please Note: If you do not resubmit as instructed your re-submittal will be rejected. If you have any questions about how to resubmit, please contact the permit center.

- 1 Log in to your permits portal and navigate to the status page for this permit under the "My Items" tab by selecting the "Upload Submittals" button under the permit number.
- 2 For each submittal item listed re-submit a new version of the submittal item by clicking the "New Version" button next to the file name of the original file submitted. DO NOT click the 'browse' button unless the document you are submitting for that submittal item is not a new version of the originally submitted document. Click 'Upload Documents' at bottom of the page.
- 3 If any re-submittal fees have been assessed, you will need to pay your resubmittal fee at the time of resubmittal. Your resubmittal will not be processed until the fee has been paid.

Corrections

Corrections to be addressed on the next set of resubmitted plans:

Design Review	Chris Beale	(253)841-5418	CBeale@PuyallupWA.gov
Building Review	Brian Snowden	(253)435-3618	BSnowden@puyallupwa.gov
<ul style="list-style-type: none"> - Please provide the necessary 2018 WSEC Mechanical Summary Worksheet and Lighting Summary Worksheet. https://waenergycodes.com/ - 11-EV spaces shown on the site plan. [CONSTRUCTION PLAN SET, sheet AG1.1]. - Accessible parking spaces must be located on the shortest accessible route of travel to the building entrance. Please relocate the non-EV accessible space to a space nearer the building (spaces 1-11). The accessible EV parking space may be located where currently shown near the other EV spaces. [CONSTRUCTION PLAN SET, sheet AS1.0] - Please verify this building section (similar on sheet A1.1). The section facing South (as shown) appears to be section #9; whereas, the opposite facing section is #5 on sheet A3.1. [CONSTRUCTION PLAN SET, sheet A1.0] - If the building is categorized as separate occupancies per Section 508.4 of the IBC; 1-Hour separation is required between mixed A2 / B occupancies per Table 508.4 in the IBC. Please specify the requirements on the plan set. [CONSTRUCTION PLAN SET, sheet A1.1]. - The text in these notes have been cut off. [CONSTRUCTION PLAN SET, sheet A1.1]. - Please note the minimum height for this entrance into the bathroom corridor. [CONSTRUCTION PLAN SET, sheet A3.1] - The text in this note has been cut off. [CONSTRUCTION PLAN SET, sheet A3.1]. - The text in these notes have been cut off. [CONSTRUCTION PLAN SET, sheet A6.2]. - Please provide the geotechnical report referenced on sheet S1.0 under Site Work. [CONSTRUCTION PLAN SET, sheet S1.0]. - This note does not apply to this project and also references the 2015 IMC. Please remove this note from the plan set. [CONSTRUCTION PLAN SET, sheet M000] - Please provide a mechanical layout plan that shows all equipment, ductwork, returns, supplies, dampers, etc. [CONSTRUCTION PLAN SET]. - Please revise the Sheet Title to 'Roof Plan' to match the Table of Contents and label on the drawing. [CONSTRUCTION PLAN SET, sheet M201] - The title block is missing from this sheet. Please insert the title block and ensure the engineer's stamp is present and stamped. [CONSTRUCTION PLAN SET, sheet P4.00] - The title block is missing from this sheet. Please insert the title block and ensure the engineer's stamp is present and stamped. [CONSTRUCTION PLAN SET, sheet P4.01] - Please provide a Life Safety plan that shows maximum travel distances for each unit, maximum common paths of travel for each unit, exits, maximum exit separation calculation and provided exit separation distances (unit 1), etc. [CONSTRUCTION PLAN SET, sheet AG1.1] - Please verify whether the building will be categorized as unseparated or separated occupancy per Section 508 of the IBC. [CONSTRUCTION PLAN SET, sheet AG1.1] - If the units are separated per Section 508.4 of the IBC, a 1-hour rated demising wall is required between units 1 and 2 per Section 508.4 of the IBC. Please detail the requirements for this wall, including any separation or framing 			

requirements at the Structural Insulated Panels. [CONSTRUCTION PLAN SET, sheet A6.1]

- Please note the hanger required at the flush 4x12 beam to flush 8.75"x22.5" GLB connection. [CONSTRUCTION PLAN SET, sheet S3.2]

- Please note the hanger required at the flush 8.75"x22.5 GLB to flush 8.75"x28.5" GLB connection. [CONSTRUCTION PLAN SET, sheet S3.2]

- Please verify this connection. The different beam heights would appear to interfere with the 10x10 post when both beams are flush at the top. [CONSTRUCTION PLAN SET, sheet S3.2]

- Please verify the scale noted on this plan. [CONSTRUCTION PLAN SET, sheet S3.5]

- Please see the review comment on sheet S3.2 regarding the different beam heights and adjust the detail if needed. [CONSTRUCTION PLAN SET, sheet S4.2]

- Sheet WSWH2 was not included in this plan set. Please provide this sheet or add the referenced details and notes to this plan set and revise the call-outs. [CONSTRUCTION PLAN SET, sheet S4.4]

- Sheets WSWH1 and WSWH1.1 were not included in this plan set. Please provide these sheets or add the referenced details and notes to this plan set and revise the call-outs. [CONSTRUCTION PLAN SET, sheet S4.4]

- Sheet WSWH2 was not included in this plan set. Please provide this sheet or add the referenced details and notes to this plan set and revise the call-outs. [CONSTRUCTION PLAN SET, sheet S4.4]

- Sheet P7.0 was not provided with the plan set. [CONSTRUCTION PLAN SET, sheet R0.03]

- Please note where the cleanouts will be located per Section 719.0 of the 2018 UPC. [CONSTRUCTION PLAN SET, sheet P2.00]

- Emergency exit lighting required at both exits. [CONSTRUCTION PLAN SET, sheet E3.0].

- Accessible parking spaces must be located on the shortest accessible route of travel to the building entrance. Please relocate the non-EV accessible space to a space nearer the building (spaces 1-11). The accessible EV parking space may be located where currently shown near the other EV spaces. [SITE PLAN, sheet AS1.0]

- Please identify which windows are required to be tempered or safety glazed per Section 2406.4 of the IBC. [CONSTRUCTION PLAN SET, sheet A4.0].

- Please verify the water heaters and expansion tanks are located and labeled on the plans. [CONSTRUCTION PLAN SET, sheet R0.03]

Engineering Review	Linda Lian	(253)841-5577	LindaL@PuyallupWA.gov
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- The GI-1 is shown in a different location on the civil plans. Please show it and the 4"GW in the correct location [Construction Plan Set Sheet 38 of 51]			
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Engineering Traffic Review	Bryan Roberts	(253)841-5542	broberts@PuyallupWA.gov
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- Please provide an updated traffic scoping worksheet for commercial lot 2. Submitted scoping worksheet not consistent with building shown with current site plan.			
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Please provide information regarding the expected end users for these (3) commercial tenant spaces.

Building occupancy will not be granted until complete frontage improvements are fully constructed (Shaw Rd & E Pioneer frontages). This includes any roadway widening, City standard streetlighting, striping, signalization, signage, curb/gutter/sidewalk, reduced speed school zone, stormwater infrastructure, etc.

Planning Review	Chris Beale	(253)841-5418	CBeale@PuyallupWA.gov
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<ul style="list-style-type: none"> - No less than 60 percent of the surface area of any street-facing wall shall consist of windows and/or transparent doorways. This standard applies to the west facing elevation. Please revise. - Please demonstrate how the west facing elevation meets the roofline modulation standards of 20.26.300 (1)(C) - Please submit a architectural narrative letter from the project architect detailing compliance with design review code and overlay. 			
Design Review	Chris Beale	(253)841-5418	CBeale@PuyallupWA.gov
- See notes in planning section of review for compliance with design review.			

Conditions

The items listed in the table below are conditions of the permit that do not need to be addressed on the next resubmittal of plans but will need to be fulfilled at some point in the permit review process. The "Condition Category" indicates the approximate phase of the permit process by which the condition must be fulfilled in order for the City to continue processing this permit. "Condition Status" if "Open" means that the condition has not been fulfilled, if "Resolved" means the condition has been fulfilled successfully. For some conditions that require submittal of a document to the City, those documents can be submitted via the Conditions Section of the [City's permit portal](#).

Condition Category	Condition	Department	Condition Status
Prior to Occupancy	Building occupancy will not be granted until complete frontage improvements are fully constructed (Shaw Rd & E Pioneer frontages). This includes any roadway widening, City standard streetlighting, striping, signalization, signage, curb/gutter/sidewalk, reduced speed school zone, stormwater infrastructure, etc.	Traffic Division	Open
Prior to Issuance	Civil permit PRCCP20230970 must be issued prior to the release of this building permit. LL 1/18/2024	Engineering Division	Open
Prior to Occupancy	All work associated with civil permit PRCCP20230970 must be completed and a final approval granted prior to occupance. LL 1/18/2024	Engineering Division	Open
Prior to Issuance	IF THE CFG PERMIT HAS NOT BEEN ISSUED, THE CIVIL ADD REVIEW FEE \$720 WILL NEED TO BE PAID BEFORE THIS PERMIT CAN BE ISSUED. PRGR20230972 [Robyn Buck @ 01/09/2024 9:07 AM]	Development & Permitting Services	Open

If you need assistance with resubmitting your corrections, please contact the Permit Center.

Sincerely,

City of Puyallup Permit Center

(253) 864-4165 option 1

permitcenter@puyallupwa.gov