



CITY OF PUYALLUP
Development & Permitting Services
 333 S. Meridian, Puyallup, WA 98371
 (253) 864-4165
www.cityofpuyallup.org

Permit No:
 PRCA20231634

COMMERCIAL - ADDITION

Puyallup, WA

Job Address	Address: 304 2ND ST NE, PUYALLUP, WA 98372304 2ND AVE NE, PUYALLUP, WA 98372304 2ND ST NE, PUYALLUP, WA 98372 Parcel # 33300000117940100102	ISSUED August 06, 2024
Owner	KURKOV DMITRIY 13107 109TH AVENUE CT E PUYALLUP, WA 98374-3033 MC DONALD CORP 41/46 110 N CARPENTER STREET CHICAGO, IL 43218-2571	
Applicant	Amanda Martin 19401 40th Ave W, Suite 420 LYNNWOOD, WA 98036 (425) 967-8409 architect002@comcast.net	
Contractor	ZIVA ENTERPRISES INC. 1402 Lake Tapps Parkway SE, Ste 104-111 Auburn, WA 98092 ZivaBuildersTodd@Gmail.com WA L&I #:	
Plumbing Contractor	ZIVA ENTERPRISES INC. 1402 Lake Tapps Parkway SE, Ste 104-111 Auburn, WA 98092 ZivaBuildersTodd@Gmail.com WA L&I #:	
Description of Work	Remodel of existing McDonald's including: exterior facade upgrade w/kitchen area addition, demo and construction of non-structural partitions, remodel of dropped ceiling in Dining and Customer Service areas, new order counters, new menu boards, new kitchen equipment, new seating/decor in dining and revision of existing sidewalk to accommodate door relocation. McDONALD'S REMODEL/ADDITION	
Permit Types	Commercial - Addition	
Expiration Date:	February 02, 2025	
Total ESU's		

Building Components:

Quantity	Units	Description
5291	SQ FT	Commercial Tenant Improvement/Remodel
9	QTY	SDC - Commercial/Industrial Plumbing Fixtures (sewer)
1	QTY	SDC - Commercial/Industrial Plumbing Fixtures (water)
1	QTY	Backflow Preventor - interior device
1	QTY	Drinking Fountain, Water Cooler, Ice Machine
5	QTY	Plumbing Alterations per Fixture
30	DIFFUSERS	Mechanical Ducts

Standard Conditions:

1. * Final approval by the Building Official is required prior to use or occupancy.* Work shall not proceed until the inspector has approved the stages of construction.* Surface storm water shall be diverted from the building site and shall not drain onto adjacent properties.* I hereby acknowledge that I have read this Permit/Application, that the information given is correct; that I am the owner or the duly authorized agent of the owner; that plans submitted herewith are in compliance with all applicable city, county and state laws and that all construction will proceed in accordance with said laws. This permit shall expire if work is not commenced within 180 days or if the work is suspended for a period of 180 days. Permits expire two years from issuance. * By leaving the contractor information section blank, I hereby certify further that contractors (general or subcontractors) will not be hired to perform any work in association with this permit. I also certify that if I do choose to hire a contractor (general or subcontractor) I will only hire those contractors that are licensed by the State of Washington. If you are a property owner, contractor or permittee and you are paying for someone to perform the work, they must have a valid contractor registration and the person(s) installing plumbing inside a structure must meet the plumbing certification requirements. If you have any questions regarding these regulations, you may contact the Washington State Department of Labor and Industries or you can find more information on-line at: <http://www.lni.wa.gov/TradesLicensing/Contractors/HireCon/default.asp>

2. 1. INSTALL ADDRESS NUMBERS PER THE FOLLOWING DISTANCES:0-50FOOT SETBACK FROM STREET NUMBERS SHALL BE 6 INCHES IN HEIGHT; 51-100 FEET 12 INCHES IN HEIGHT. ALL NUMBERS SHALL CONTRAST WITH THEIR BACKGROUND. ADDITIONAL NUMBERS MAY BE NEEDED AT DRIVEWAY ENTRANCE IF BUILDING NUMBERS ARE NOT VISIBLE FROM THE STREET. REAR DOORS OF SUITES OR UNITS SHALL ALSO BE LABELED WITH MINIMUM 4 INCH NUMBERS.
2. FIRE HYDRANTS REQUIRED FOR CONSTRUCTION AND FIRE DEPARTMENT ACCESS SHALL BE INSTALLED AND APPROVED BY THE FIRE CODE OFFICIAL PRIOR TO THE STORAGE OR INSTALLATION OF ANY COMBUSTIBLE FRAMING MATERIAL. ACCESS ROADWAY SURFACES SHALL BE DESIGNED TO CITY STANDARDS AND BE DESIGNED TO MAINTAIN THE IMPOSED LOADS OF A 80,000 POUND FIRE APPARATUS. ASPHALT TREATED BASE, ASPHALT OR CONCRETE PAVEMENT CAN BE USED TO PROVIDE THE REQUIRED ALL-WEATHER DRIVING SURFACE.
3. ANY REQUIRED FIRE LANE MARKINGS SHALL BE INSTALLED PRIOR TO FINAL INSPECTION AND PER CITY ORDINANCE.
4. KNOX BOXES, WHEN REQUIRED, SHALL BE INSTALLED USUALLY TO THE RIGHT OF THE MAIN FRONT DOOR AND NO HIGHER THAN 6 FEET OFF OF THE GROUND. ONLY HINGED KNOX BOXES SHALL BE USED. KNOX BOXES AND KEY SWITCHES CAN BE ORDERED ONLINE AT THE "KNOX COMPANY"
5. FIRE EXTINGUISHERS WILL BE REQUIRED PER CHAPTER 9 OF THE INTERNATIONAL FIRE CODE. GENERALLY, 1 FIRE EXTINGUISHER WITH A MINIMUM RATING OF 2A 10BC SHALL BE INSTALLED PER EVERY 3,000 SQUARE FEET OF FLOOR AREA. THE LOCATION OF THE FIRE EXTINGUISHERS SHALL BE NEAR THE EXIT DOORS AND TRAVEL DISTANCE TO AN EXTINGUISHER SHALL NOT EXCEED 75 FEET. ADDITIONAL SIGNAGE MAY BE NECESSARY TO INDICATE THE FIRE EXTINGUISHER LOCATION.

3. Development Engineering standard commercial conditions:

** All new kitchen plumbing must be directed to the existing grease interceptor. See the Puyallup McDonald's Utility Plan Drawing C1.1 Sheet: 2 of 4 **

** Civil Sheets C-1 through C-5 have not been reviewed or approved under building permit PRCTI20231634. Please submit all civil plans for review via a Civil Construction permit application **

- Prior to starting site work request an inspection for erosion and sediment.
- Occupancy will not be granted until all civil work associated with prccpxxxx has been completed and approval has been provided.
- Sediment control and erosion procedures shall be practice to eliminate and prevent off site damage. Stormwater runoff originating upgrade of exposed areas shall be controlled to reduce erosion and sediment loss during the period of exposure. Attached to the site plan is the city of puyallup's stormwater fact sheet. or See approved civil plan PRCCPXXX for approved method of control.
- Stormwater control of roof downspouts required. Attached to the site plan is a typical infiltration system you may choose to follow.

- All commercial development, multi-family, mixed use facility, or irrigation systems water service connections must have installed an approved backflow prevention assembly installed as directed by the Puyallup Municipal Code 14.02.220(3) and conforming to city standard section 03.04 - backflow installation. A double detector check valve assembly (DDCVA) is required or A reduced pressure backflow assembly (RPBA) is required as directed by the City of Puyallup, Fruitland Mutual Water Company, Tacoma City Water or Valley Water District.
- Due to the proximity of this property to a secondary water source (i.e. clarks creek, meeker ditch, etc.) the applicant shall install a reduced pressure backflow assembly per city standards.
- A commercial development must have installed a side sewer sampling tee installed in conformance to city standard section 04.03 – side sewer.
- The applicant is responsible to schedule all utility inspections prior to backfilling
- Curb, gutter, sidewalk and approach must be poured per city standards.
- Driveway approach must be a minimum of 30' wide.
- The builder/owner shall be responsible for keeping the existing right-of-way free of debris and dirt. Any violation of PMC chapter 21.14 pertaining to clearing, filling and grading, erosion and sediment control, and storm water discharges shall be prosecuted to the fullest extent of the law.- Any addition/expansion to the footprint of the building including decks and porches not originally shown on the approved set of plans must obtain proper permits prior to construction.
- The applicant is responsible to call the utility notification center at 1-800-424-5555 before beginning any excavation. Call before you dig, it's the law.
- No work shall be done in or on the public right of way without a licensed and bonded contractor first obtaining a right of way permit.
- A separate right of way permit must be obtained is required by a licensed and bonded contractor to make the sanitary sewer main tap and or a water service connection.

- Water meter box grade may have to be adjusted, at owners expense, due to the grade of the proposed driveway.
- Any code requirement that may have been overlooked in this plan review does not imply that the requirements have been waived.
- This property lies within a regulated flood zone. both residential and non-residential must meet the following requirements in accordance with PMC 21.07:
 - (For AE Zone): New construction and substantial improvement of any structure will require that the lowest floor, including the basement, shall be elevated to a minimum of one foot or more above the base flood elevation. Please note additional freeboard increases safety and can reduce insurance premiums.
 - (For AO Zone): New construction and substantial improvement of any structure will require that the lowest floor, including the basement, shall be elevated 1-foot or more above the depth number on the firm (minimum of 2-feet above the highest natural grade).
- Crawlspace openings are required to allow the entry and exit of floodwaters. A minimum of two openings having a total net area of net less than 1 square inch for every square foot of enclosed area subject to flooding shall be provided. the bottom of openings shall be no higher than 1 foot above grade (PMC 21.07.060(2)).
- If fill is proposed on the lot, the applicant shall provide compensatory storage in accordance with the requirements of PMC 21.07.060(1)f. If less than 1:1 compensatory storage is proposed, the applicant will be required to provide a hydrologic and hydraulic analysis to determine any effects on floodplain storage capacity, increased flood heights, or increased velocities.
- No fill shall be placed unless specifically shown on the approved site plan. after site plan approval, any additional fill shall be submitted on a revised site plan to the city and shall propose mitigation in accordance with PMC 21.07.060(1)(f).

- Steps shall be taken to prevent drainage onto adjacent lots.

- No occupancy permit shall be issued until such time as a federal emergency management agency flood elevation certificate is completed based on "finished construction" and reviewed and accepted by the City of Puyallup.

Permit is valid 180 days from date of issuance. Permit validity is subject to all adhering to all applicable codes, ordinances and standards, and conditions of this permit.

I certify that I am the owner of this property or the owner's authorized agent, including an appropriately licensed contractor. I have read and examined this application and furnished true and correct information. I will comply with all provisions of law and ordinances governing this type of construction work, whether

Applicant:
Amanda Martin

specific herein or not. By submitting this application, I give the jurisdiction permission to enter the property to perform inspections. The granting of this permit does not presume or give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction. I understand that failure to comply with the above may result in revocation of the permit.