

Items 1-9 are issues and concerns that must be addressed by the applicant. If additional reports, supporting documents and attachments are necessary to clarify/support this request, material shall be listed in item 9 and referenced within items 1-9.

1. Describe the proposed modification (from what requirements are you seeking relief?).

Section 101.10.1 of the Puyallup Public Works Engineering & Construction Standards restricts driveway spacing on arterials to no closer than 300 feet to an intersection or another driveway.
The project proposes to locate the driveway to 2nd St NE, a Major Arterial, at reduced spacing. The proposed driveway would be spaced approximately 223 feet from the intersection and 65' from the adjacent driveway north of the project.

2. Describe how the proposed modification is based on sound engineering principles. (Granting the modification will not result in risk or harm to the public related to storm drainage, traffic, water, sanitary sewer, transportation, fire protection or structural matters).

The driveway location has been selected to provide the maximum possible spacing from the intersection. This will provide the maximum possible entering sight distance from the driveway looking south. Since 2nd St NE is one-way and flows from south to north, the proximity to the adjacent driveway to the north is not a concern. There is no crossing movement coming from the adjacent driveway. It is typical for driveways to be located close to intersections in dense urban areas, and this is not expected to result in harm to the public with regards to infrastructure.

3. Describe how a strict application of the requirement would impose an undue hardship on the applicant.

The parcel is only 280 feet in length along 2nd Street NE, which is the longer frontage on the parcel. A strict application of the requirement would preclude access from 2nd Street NE, and force all traffic to the 5th Ave driveway. That driveway will be restricted and would not be appropriate for a single access point as traffic would need to circle the block and would increase the local traffic.

4. Describe how the requirements for safety, environmental considerations, function, appearance and maintainability would be fully met, assuming the granting of your request.

The proposed driveway would still meet the city's standards for driveway construction, so it should provide the same environmental considerations, function, appearance and maintainability.

5. Describe how the granting of the modification provides adequate protection of the public health, safety and welfare.

The requested modification does not require any different maintenance cycles, equipment, or skills.

6. Does this request require different maintenance cycles, equipment or skills?

The requested modification does not require any different maintenance cycles, equipment, or skills.


7. Does this request provide for a service life equal to or greater than the City requirement?

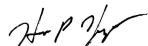
The project will still provide the proposed driveway to match the city's standards for driveway. Therefore the driveway will have the same service life.

8. Describe how the granting of the modification will be in the best interest of the public?

The project has proposed to locate the driveway as far from the intersection as possible to provide the safest driveway to road users and the general public.

9. List reports, supporting documents and attachments accompanying this request:

STAFF RECOMMENDATIONS	APPROVED	DENIED	DATE
Development Engineering			1/24/2022
Conditions: No objections due to lot size and existing constraints...see additional Reviewer comments below.			
Planning Department	N/A		
Conditions:			
Traffic Engineering	X		1/21/2022
Conditions: During civil review, the applicant will provide an entering sight distance analysis to ensure there are no sight obstructions. Driveway must provide pavement markings & signage indicating right-in/right-out operation at 2nd St NE			
Public Works - Streets	N/A		
Conditions:			
Public Works - Water	per CHale email dated 11/16/21		11/16/2021
Conditions: The Water Division has no comments on this AMR, we defer to the City Engineer			
Public Works - Collections	per JWikander email dated 11/16/21		11/16/2021
Conditions: If approved, please make sure all storm and/or sewer structures will be updated as needed should they conflict with the new entrance(s). Otherwise, no comments.			
Stormwater Engineer	N/A		
Conditions:			
Fire Code Official	N/A		
Conditions:			
Police Department	N/A		
Conditions:			

	APPROVED	DENIED	DATE
City Engineer			1/24/2022

CONDITIONS: _____

