



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

Permit No:
 PRCA20240148

COMMERCIAL - ADDITION
 Puyallup, WA

Job Address	Address: 1400 RIVER RD, PUYALLUP, WA 98371 Parcel # 4920000031	ISSUED March 20, 2024
Owner		
Applicant Tim Rusher P.O. Box 1195 Tacoma, WA 98401 Tim@LanwayGeneral.com		
Contractor LANWAY GENERAL CONTRACTOR INC PO BOX 1195 TACOMA, WA 98401-1195 WA L&I #:		
Description of Work Build a 416 SF unconditioned covered, parcel/freight receiving area connected to the exterior of the existing service garage (add a roof structure ledgered to existing building over an existing concrete slab). Tie into existing roof drain system. - TOYOTA OF PUYALLUP		
Permit Types	Commercial - Addition	
Expiration Date: September 16, 2024		
Total ESU's		

Building Components:

Quantity	Units	Description
416	SQ FT	Commercial Addition
416	SQ FT	Storage

Total Value of Work: \$0.00

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 with 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. Fire Sprinkler system will be required to extend into new covered area under NFPA 13 requirements.

3. Development Engineering standard commercial conditions:

** Prior to STARTING work the applicant shall request an erosion and sediment control inspection using the CityView permit portal at least 48 hours in advance of job start **

** Control of roof downspouts is required. Refer to city standard details for typical control methods, attached in CityView**

- 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.

- 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.

- Any code requirement that may have been overlooked in this plan review does not imply that the requirements have been waived.

4. The subject property is located within a FEMA designated Levee Seclusion Zone which is an area currently being studied for potential flood hazards by FEMA. Although the proposed construction is not required to incorporate specific flood protection measures under current floodplain regulations, the applicant should contemplate incorporating flood control measures (elevating, venting, anchoring, etc.) in anticipation of this area being mapped into a regulated flood zone in the future.

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 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.

Applicant:
Tim Rusher