



City of Puyallup

Building Division

333 S. Meridian, Puyallup, WA 98371

(253) 864-4165

www.cityofpuyallup.org

Permit Review Correction Letter

Permit Application #PRPF20241231

November 06, 2024

The City has completed the review of the above-mentioned permit submittal. All 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 upload a ~~Correction Response Letter~~ that states how the corrections have been addressed in your resubmitted documents. Avoid using "upload additional docs" unless there is NO submittal item available for your document. Please Note: 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:

Building Review	Stan Kinnear		SKinnear@puyallupwa.gov
<p>- Update code reference to 2021 Washington State Building Code. (Construction Plans, Sheet SC100, Structural Notes, Design Information & Loading 2.1.1)</p> <p>- Per General Note 1.3, the assumed soil bearing capacity stated as being "minimum values for soil". Either correct plans and calculations to the minimum presumptive load-bearing values as reflected in Table 1806.2, or provide a geotechnical report. (Construction Plans, Sheet SC100, Structural Notes, Design Information & Loading 2.6)</p> <p>- Update site address and insure that all site specific engineering has been updated as well. (Construction Set, Sheet AM001)</p> <p>- Structural Notes, 5.3. Update to meet Washington State Building Code, 2304.12.1.1 (Plan Set, Sheet SC100, Wood Note 5.3)</p>			
Engineering Review	Adam Hunt	(253)841-5577	AHunt@PuyallupWA.gov
<p>- The PRPF20241231 building site plan must match the approved PRCCP20241229 civil plan. It is the applicants responsibility to coordinate resubmissions of the building plan to avoid redundant reviews and fees prior to civil permit approval.</p>			
Planning Review	Katie Baker	(253)435-3604	kbaker@PuyallupWA.gov

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 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 Issuance	Issuance of this building permit is dependent upon Conditional Use Permit approval (PLCUP20240037). With the approval of the current CUP proposal (PLCUP20240037), the vested capacity would increase to 1185 students. Detailed traffic analysis is required and must evaluate traffic impacts associated with increasing student enrollment to this new vested amount (616 to 1185). As of 9/4/2024, the City has not received a traffic analysis for this proposal.	Traffic Division	Open
Prior to Issuance	Issuance of this building permit is dependent upon Conditional Use Permit approval (PLCUP20240037). With the approval of the current CUP proposal (PLCUP20240037), the vested capacity would increase to 1185 students. Detailed traffic analysis is required and must evaluate traffic impacts associated with increasing student enrollment to this new vested amount (616 to 1185). As of 9/4/2024, the City has not received a traffic analysis for this proposal.	Traffic Division	Open
Prior to Issuance	Permit scope subject to SEPA Environmental Review. Permit cannot be issued until associated SEPA Determination appeal period has expired without appeal.	Planning Division	Open
Prior to Occupancy	In accordance with Puyallup Municipal Code 11.08.135, new commercial projects that have a structure improvement value exceeding \$200,000 in valuation are required to complete improvements along the property's street frontage. Your project will be required to complete frontage improvements which may include curb, gutter, planter strips, street trees, sidewalks, storm drainage, street lighting, and one-half street paving (only required if the existing pavement condition is poor) as determined by Development Engineering. The building permit shall not be issued until the frontage improvement designs have been approved by the City and a civil permit issued. The building permit shall be conditioned in such a manner that building occupancy will not be granted until the frontage improvements are completed and approved. You can initiate the civil permit by completing and submitting an application found here: https://www.cityofpuyallup.org/450/Permits-and-Applications .	Engineering Division	Open
Prior to Occupancy	The approved Stormwater Maintenance Agreement shall be recorded prior to the City granting a certificate of occupancy. Once recorded, provide the City with the Auditor File Number (AFN) for verification.	Engineering Division	Open

Condition Category	Condition	Department	Condition Status
Prior to Completion	N.A, no backflow associated with these specific portables.	Engineering Division	Resolved
Prior to Issuance	Building permit PRPF20241231 cannot be issued until civil construction permit PRCCP20241229 is issued first.	Development & Permitting Services	Open
Prior to Occupancy	Occupancy shall not be granted until all civil work associated with PRCCP20241229 has been completed and approval has been provided.	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