



April 21, 2025

Permit Center
City of Puyallup
333 South Meridian, 2nd Floor
Puyallup, WA 98371

RE: Responses to Civil Permit Comments
Fred Meyer Distribution Center
2200 North Meridian Puyallup, WA 98371
Permit No. PRCCP20241545
Our Job No. 18510

We have revised the plans and technical documents for the above-referenced project in accordance with the review comments from February 10, 2025. Enclosed are the following documents for your review and approval:

1. Revisions to Existing Residential or Commercial Applications Form dated April 21, 2025.
2. Revised Civil Plan set dated April 18, 2025
3. Civil plan response to comments dated April 18, 2025
4. Response to cost estimate comments dated April 18, 2025
5. Response to TIR comments dated April 18, 2025
- 6.. Civil cost estimate dated April 18, 2025
7. Revised Technical Information Report (TIR) dated April 21, 2025
8. Geotechnical Addendum/letter dated January 6, 2025.
9. Arborist Report dated January 6, 2025.
10. Inadvertent Discovery Plan (IDP) dated April 21, 2025

The following outline provides each of your comments in italics exactly as written, along with a narrative response describing how each comment was addressed:

Corrections

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

Engineering Civil Review – Sam Morman - (253)841-5411 - SMorman@PuyallupWA.gov

- o *Infeasibility criteria claim soils are not suitable for infiltration. The provided geotechnical report from Riley Group dated April 9, 2024 does not appear to discuss infiltration. Either provide further infiltration data and geotechnical recommendation around infiltration, or other infeasibility criteria, or incorporate BMPs into design. [Storm Report, pg 15]*

Response: A response letter from the Geotech has been provided addressing this (attached and included on page 178 of the TIR).

- *The definition of "project site" is "the portion of a property, properties, or right of way subject to land disturbing activities, new hard surfaces, or replaced hard surfaces". Please show how the replacement value of the project site is under 50% of the assessed value, else revise this area in the flow chart and update design accordingly. [Storm Report, pg 18]*

Response: The report has been revised to address all minimum requirements for the new and replaced surfaces to account for the project site definition.

- *See markups in the storm report regarding the water quality system. Update the plans accordingly. [Civil Plans, pg. 4]*

Response: Plans have been updated to include a Contech Stormfilter which provides basic water quality for an area larger than the proposed new and replaced pollution generating impervious area.

- *The definition of "project site" is "the portion of a property, properties, or right of way subject to land disturbing activities, new hard surfaces, or replaced hard surfaces". Please show how the replacement value of the project site is under 50% of the assessed value, else revise this area in the flow chart and update design accordingly. [Storm Report, pg 18]*

Response: See response above.

- *The water quality system used will need to meet the current requirements of the 2019 DOE SWMMWW. Please rectify. [Storm Report, pg. 27]*

Response: Updated narrative to reflect the 2019 DOE SWMMWW.

- *This red line depicts the downstream line from the catch basins involved in the project per City GIS. This differs from what is assumed based on the record drawings below. The new survey from the proposed plans looks to match what is shown by City GIS. This would bypass the on-site water quality system. Please propose basic treatment for the new and replaced hard surface area. [Storm Report, pg. 35]*

Response: Added a stormfilter for basic water quality treatment for an equivalent area to the new and replaced pollution generating impervious surface area.

- *Update to reflect any changes made to the civil plans. [Cost Estimate, pg. 1]*

Response: The cost estimate has been revised to include the proposed Stormfilter.

Conditions

- *Please contact the DPS Support Specialist, Robin Loewen at RLOEWEN@PUYALLUPWA.GOV to request a pre-construction meeting prior to starting site work.*

Response: Comment noted.

- *A Performance Bond must be received by the City of Puyallup prior to permit issuance. The Performance Bond shall be 150% of the estimated cost of work in the ROW per the approved cost estimate received prior to plan approval (attached in City View Portal under Documents & Images section). See <https://www.cityofpuyallup.org/DocumentCenter/View/16622/Performance-Bond-51122-appvd-by-Legal> for more information.*

Response: There is no work within the right-of-way.

- *Email a signed Inadvertent Discovery Plan to RLOEWEN@PUYALLUPWA.GOV.*

Response: A signed copy of the Inadvertent Discovery Plan is included in this resubmittal.

- *Overtime Inspection Fees / Main Shutdown Fees form is to be received prior to permit issuance. Signing this form is acknowledgement that there may be billed overtime inspection fees per the current fee schedule and that whenever the City Water Division staff is required to perform a mainline shutdown the fees shall be billed at \$134.00 per event plus \$10.00 per tag. Instances when a shutdown is performed outside regular working hour's additional overtime fees will be billed at the current overtime billing rate (3 hour minimum call out time).*

Response: Noted. Inspection/Shutdown Fees form to be provided to City prior to permit issuance.

- *Certificate or Insurance/CG2012 must be received prior to Issuance*

Response: Noted. Certificate to be provided by selected contractor to City prior to permit issuance.

- *A Clear, Fill and, Grade Bond must be received by the City of Puyallup prior to permit issuance. The amount of the bond shall not be less than the total estimated construction cost of the interim and permanent erosion and sediment control measures per the approved cost estimate received prior to plan approval. See <https://www.cityofpuyallup.org/DocumentCenter/View/16621/CFG-Bond-101822-appvd-by-Legal> for more information.*

Response: Acknowledged. Cost estimate included with resubmittal package to initiate required fees for Bond. Bond to be provided to the City prior to permit issuance.

We believe that the above responses, together with the enclosed revised plans and technical documents, address the comments in your email dated February 10, 2025. Please review and approve the enclosed at your earliest convenience. If you have questions or need additional information, please do not hesitate to contact me at this office. Thank you.

Sincerely,



Jason Hubbell, P.E.
Senior Civil Project Manager

JH/sdb [18510c.020]
enc: As Noted