

Cecil + Associates responses
March 6, 2026
Only pages with comments have
been included in this document.

GENERAL NOTES

1. ALL WORK IN CITY RIGHT-OF-WAY REQUIRES A PERMIT FROM THE CITY OF PUYALLUP. PRIOR TO ANY WORK COMMENCING, THE GENERAL CONTRACTOR SHALL ARRANGE FOR A PRECONSTRUCTION MEETING AT THE DEVELOPMENT SERVICES CENTER TO BE ATTENDED BY ALL CONTRACTORS THAT WILL PERFORM WORK SHOWN ON THE APPROVED ENGINEERING PLANS, REPRESENTATIVES FROM ALL APPLICABLE UTILITY COMPANIES, THE PROJECT OWNER AND APPROPRIATE CITY STAFF. CONTACT ENGINEERING SERVICES AT (253-841-5568) TO SCHEDULE THE MEETING. THE CONTRACTOR IS RESPONSIBLE TO HAVE THEIR OWN SET OF APPROVED PLANS AT THE MEETING.
2. AFTER COMPLETION OF ALL ITEMS SHOWN ON THESE PLANS AND BEFORE ACCEPTANCE OF THE PROJECT THE CONTRACTOR SHALL OBTAIN A "PUNCH LIST" PREPARED BY THE CITY'S INSPECTOR DETAILING REMAINING ITEMS OF WORK TO BE COMPLETED. ALL ITEMS OF WORK SHOWN ON THESE PLANS SHALL BE COMPLETED TO THE SATISFACTION OF THE CITY PRIOR TO ACCEPTANCE OF THE WATER SYSTEM AND PROVISION OF SANITARY SEWER SERVICE.
3. ALL MATERIALS AND WORKMANSHIP SHALL CONFORM TO THE STANDARD SPECIFICATIONS FOR ROAD, BRIDGE, AND MUNICIPAL CONSTRUCTION (HEREINAFTER REFERRED TO AS THE "STANDARD SPECIFICATIONS"), WASHINGTON STATE DEPARTMENT OF TRANSPORTATION AND AMERICAN PUBLIC WORKS ASSOCIATION, WASHINGTON STATE CHAPTER, LATEST EDITION, UNLESS SUPERSEDED OR AMENDED BY THE CITY OF PUYALLUP CITY STANDARDS FOR PUBLIC WORKS ENGINEERING AND CONSTRUCTION (HEREINAFTER REFERRED TO AS THE "CITY STANDARDS").
4. A COPY OF THESE APPROVED PLANS AND APPLICABLE CITY DEVELOPER SPECIFICATIONS AND DETAILS SHALL BE ON SITE DURING CONSTRUCTION.
5. ANY REVISIONS MADE TO THESE PLANS MUST BE REVIEWED AND APPROVED BY THE DEVELOPER'S ENGINEER AND THE CITY PRIOR TO ANY IMPLEMENTATION IN THE FIELD, THE CITY SHALL NOT BE RESPONSIBLE FOR ANY ERRORS AND/OR OMISSIONS ON THESE PLANS.
6. THE CONTRACTOR SHALL HAVE ALL UTILITIES VERIFIED ON THE GROUND PRIOR TO ANY CONSTRUCTION. CALL AT LEAST TWO WORKING DAYS IN ADVANCE. THE OWNER AND HIS/HER ENGINEER SHALL BE CONTACTED IMMEDIATELY IF A CONFLICT EXISTS.
7. ANY STRUCTURE AND/OR OBSTRUCTION THAT REQUIRES REMOVAL OR RELOCATION RELATING TO THIS PROJECT SHALL BE DONE SO AT THE DEVELOPER'S EXPENSE.
8. LOCATIONS OF EXISTING UTILITIES ARE APPROXIMATE. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE TRUE ELEVATIONS AND LOCATIONS OF HIDDEN UTILITIES. ALL VISIBLE ITEMS SHALL BE THE ENGINEER'S RESPONSIBILITY.
9. THE CONTRACTOR SHALL INSTALL, REPLACE, OR RELOCATE ALL SIGNS, AS SHOWN ON THE PLANS OR AS AFFECTED BY CONSTRUCTION, PER CITY STANDARDS.
10. POWER, STREET LIGHT, CABLE, AND TELEPHONE LINES SHALL BE IN TRENCH LOCATED WITHIN A 10-FOOT UTILITY EASEMENT ADJACENT TO PUBLIC RIGHT-OF-WAY. RIGHT-OF-WAY CROSSING SHALL HAVE A MINIMUM HORIZONTAL SEPARATION FROM OTHER UTILITIES (SEWER, WATER, AND STORM) OF 5 FEET.
11. ALL CONSTRUCTION SURVEYING FOR EXTENSIONS OF PUBLIC FACILITIES SHALL BE DONE UNDER THE DIRECTION OF A WASHINGTON STATE LICENSED LAND SURVEYOR OR A WASHINGTON STATE LICENSED PROFESSIONAL CIVIL ENGINEER.
12. DURING CONSTRUCTION, ALL PUBLIC STREETS ADJACENT TO THIS PROJECT SHALL BE KEPT CLEAN OF ALL MATERIAL DEPOSITS RESULTING FROM ON-SITE CONSTRUCTION, AND EXISTING STRUCTURES SHALL BE PROTECTED AS DIRECTED BY THE CITY.
13. CERTIFIED RECORD DRAWINGS ARE REQUIRED PRIOR TO PROJECT ACCEPTANCE.
14. A NPDES STORMWATER GENERAL PERMIT MAY BE REQUIRED BY THE DEPARTMENT OF ECOLOGY FOR THIS PROJECT. FOR INFORMATION CONTACT THE DEPARTMENT OF ECOLOGY, SOUTHWEST REGION OFFICE AT (360)407-6300.
15. ANY DISTURBANCE OR DAMAGE TO CRITICAL AREAS AND ASSOCIATED BUFFERS, OR SIGNIFICANT TREES DESIGNATED FOR PRESERVATION AND PROTECTION SHALL BE MITIGATED IN ACCORDANCE WITH A MITIGATION PLAN REVIEWED AND APPROVED BY THE CITY'S PLANNING DIVISION. PREPARATION AND IMPLEMENTATION OF THE MITIGATION PLAN SHALL BE AT THE DEVELOPER'S EXPENSE.

UTILITY CONFLICT NOTE:

CAUTION:

THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION, DIMENSION, AND DEPTH OF ALL EXISTING UTILITIES WHETHER SHOWN ON THESE PLANS OR NOT BY POT-HOLING THE UTILITIES AND SURVEYING THE HORIZONTAL AND VERTICAL LOCATION PRIOR TO CONSTRUCTION. THIS SHALL INCLUDE CALLING UTILITY LOCATE @ 811 AND THEN POT-HOLING ALL OF THE EXISTING UTILITIES AT LOCATIONS OF NEW UTILITY CROSSINGS TO PHYSICALLY VERIFY WHETHER OR NOT CONFLICTS EXIST. LOCATIONS OF SAID UTILITIES AS SHOWN ON THESE PLANS ARE BASED UPON THE UNVERIFIED PUBLIC INFORMATION AND ARE SUBJECT TO VARIATION. IF CONFLICTS SHOULD OCCUR, THE CONTRACTOR SHALL CONSULT THE SURVEYOR TO RESOLVE ALL PROBLEMS PRIOR TO PROCEEDING WITH.

CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR OBTAINING PERMITS FROM THE WASHINGTON STATE DEPARTMENT OF NATURAL RESOURCES FOR REMOVING AND REPLACING ALL SURVEY MONUMENTATION THAT MAY BE AFFECTED BY CONSTRUCTION ACTIVITY, PURSUANT TO WAC 332-120. APPLICATIONS MUST BE COMPLETED BY A REGISTERED LAND SURVEYOR. APPLICATIONS FOR PERMITS TO REMOVE MONUMENTS MAY BE OBTAINED FROM THE WASHINGTON STATE DEPARTMENT OF NATURAL RESOURCES, OR BY CONTACTING THEIR OFFICE BY TELEPHONE AT (206) 902-1190

WASHINGTON STATE DEPARTMENT OF NATURAL RESOURCES
PUBLIC LAND SURVEY OFFICE
1111 WASHINGTON STREET S.E.
P.O. BOX 47060
OLYMPIA, WASHINGTON 98504-7060

UPON COMPLETION OF CONSTRUCTION, ALL MONUMENTS DISPLACED, REMOVED, OR DESTROYED SHALL BE REPLACED BY A REGISTERED LAND SURVEYOR, AT THE COST AND AT THE DIRECTION OF THE CONTRACTOR, PURSUANT TO THESE REGULATIONS. THE APPROPRIATE FORMS FOR REPLACEMENT OF SAID MONUMENTATION SHALL ALSO BE RESPONSIBILITY OF THE CONTRACTOR.

STEP BY STEP PARKING LOT REVISION

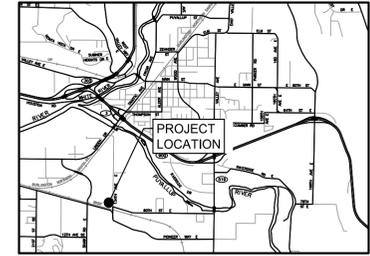
3303 8TH AVE SE, BLDG E
PUYALLUP, WA 98372

NOVEMBER 18, 2025
PERMIT #PRCCP20241731

2nd Submittal-1st Review of revised design.
PRCCP20241731
Dec 2025

SB 5290 requires local jurisdictions to conduct a formal meeting with the applicant after the second review cycle to discuss outstanding items. The meeting was held on 12/04/2025. After the 3rd review, the application must either be approved or denied UNLESS the applicant acknowledges in writing that they are willing to allow additional review cycles.

Acknowledged.



VICINITY MAP
SCALE: N.T.S.

OWNER/APPLICANT:
STEP BY STEP
3303 8TH AVE SE
PUYALLUP, WA 98372
CONTACT: JEFFREY E. BROWN
PHONE: (253) 606-8324
EMAIL: jeff@jeffbrownarchitecture.com

CIVIL ENGINEER:
CECIL & ASSOCIATES, LLC
PO BOX 598
BOTHELL, WA 98011
CONTACT: ROGER CECIL, P.E.
PHONE: (206) 484-3495
EMAIL: roger@cecilnassoc.com

LEGEND

- PROPERTY LINE
- EASEMENT LINE
- SETBACK LINE
- ROAD CENTERLINE
- ASPHALT PAVEMENT
- CONCRETE PAVEMENT

ABBREVIATIONS

- BSBL = BUILDING SETBACK LINE
- FF = FINISHED FLOOR (ELEVATION)
- DS = DOWNSPOUT
- SDCO = STORM DRAIN CLEANOUT
- BLDG = BUILDING

SITE INFORMATION:

SITE ADDRESS: 506 33RD ST SE PUYALLUP, WA 98372
TAX PARCEL NUMBER: 0420264069
ZONING: CMX-SHAW PIONEER COMMUNITY MIXED
USE
SITE AREA: 5.94 AC

HORIZONTAL DATUM:

NAID 83

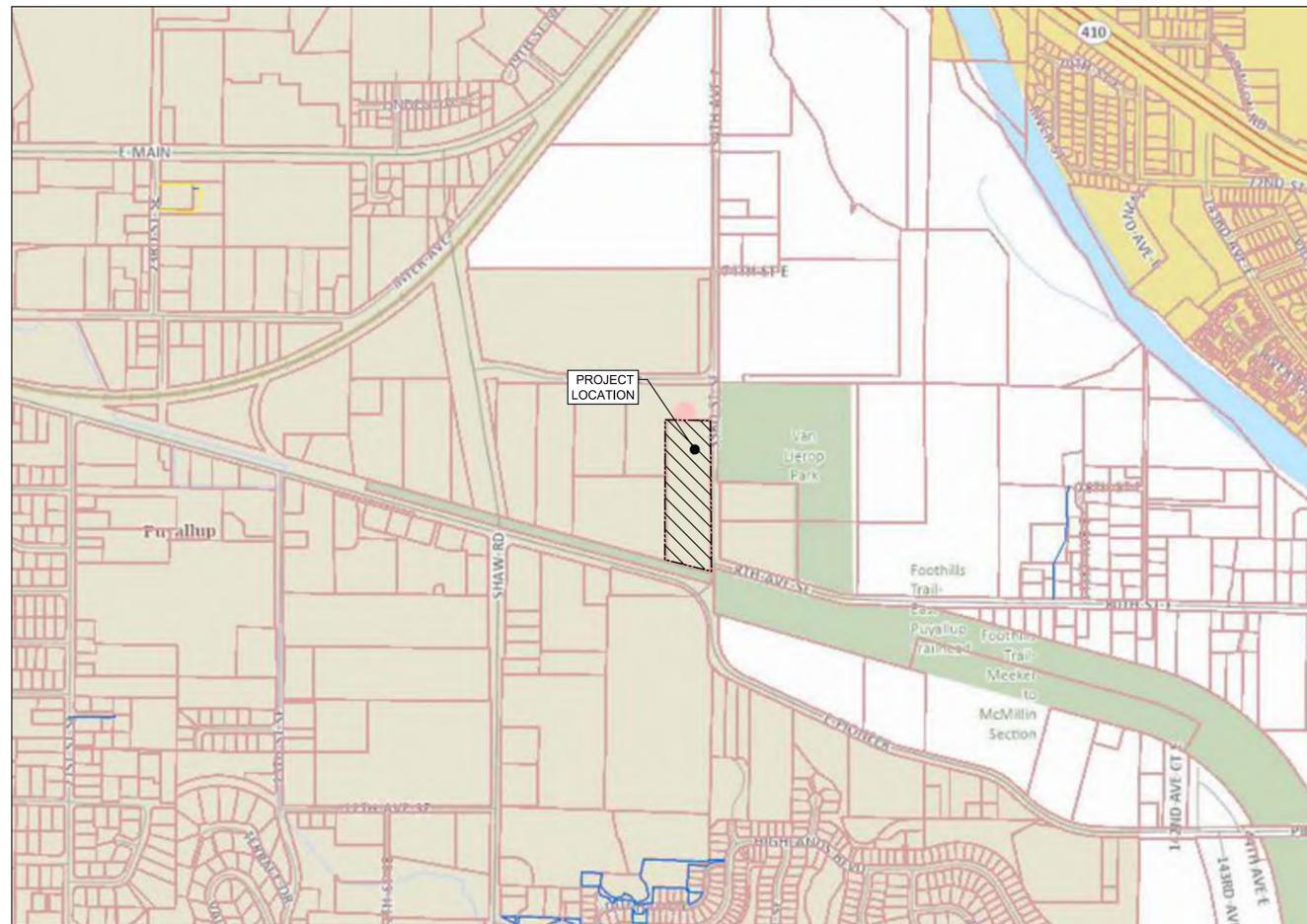
VERTICAL DATUM:

NAVD 88

LEGAL DESCRIPTION:
SECTION 26 TOWNSHIP 20 RANGE 04 QUARTER 44 LOT 2 OF BIA 2023-03-15-5002 COM AT INTER OF S LI OF RS MOORE DLC & E LI OF SE OF SEC TH S 00 DEG 44 MIN 18 SEC W 250.47 FT TH N 89 DEG 02 MIN 21 SEC W 20 FT TO POB TH N 89 DEG 02 MIN 21 SEC W 280.18 FT TH S 00 DEG 44 MIN 18 SEC W 887.38 FT TH S 74 DEG 08 MIN E 290.24 FT TH N 00 DEG 44 MIN 18 SEC E 962.04 FT TO POB EASE OF REC CURRENT USE RCW 84.34 AFN 2414198 AGRI 1971 AS AMEND 1973 AFN 2546752 OUT OF 04-20-26-4-007 & 4-019 SEC 2023-0331 03/24/23 JF/OH

SERVICE PROVIDERS:

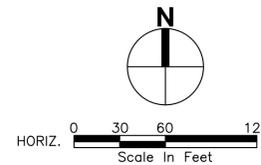
- WATER: CITY OF PUYALLUP
- SEWER: CITY OF PUYALLUP
- POWER: PUGET SOUND ENERGY
- GAS: PUGET SOUND ENERGY
- FIRE PROTECTION: PIERCE COUNTY FIRE DEPARTMENT



SITE MAP
SCALE: 1" = 60'

Sheet List Table

Sheet Number	Sheet Title
C0.00	COVER SHEET
C1.00	EXISTING CONDITIONS
C2.00	TESC PLAN
C2.10	TESC DETAILS
C3.00	SITE PLAN
C4.00	GRADING & DRAINAGE PLAN
C4.10	SITE SECTIONS
C4.11	SITE DETAILS



CALL BEFORE
YOU DIG 811
UNDERGROUND SERVICE (USA)

APPROVED
BY _____
CITY OF PUYALLUP
DEVELOPMENT ENGINEERING
DATE _____
NOTE:
THIS APPROVAL IS VOID AFTER 180
DAYS FROM APPROVAL DATE.
THE CITY WILL NOT BE RESPONSIBLE
FOR ERRORS AND/OR OMISSIONS ON
THESE PLANS.
FIELD CONDITIONS MAY DICTATE
CHANGES TO THESE PLANS AS
DETERMINED BY THE DEVELOPMENT
ENGINEERING MANAGER.

25-018 Project No. PFA Drawn By RJC Designed By RJC Approved By 11/18/2025 Date	REVISIONS	11/18/2025 12/12/2025 Date
		2 1 No. PERMIT DOCUMENTS CIVIL PERMIT APPLICATION Description
<p>CECIL + ASSOCIATES PO BOX 598 BOTHELL, WA 98011 (206) 484-3495 www.cecilnassoc.com</p>		
CLIENT	<p>STEP BY STEP FAMILY SUPPORT CENTER 3303 8TH AVENUE SE #A PUYALLUP, WA 98372</p>	
	<p>KRISTALINDEN CONTACT</p>	
<p>STEP BY STEP PARKING LOT REVISION COVER SHEET</p>		
<p>C0.00</p>		

SITE DATA

PROJECT SITE AREA: 258,473 SF (5.94 AC)
 TAX PARCEL NUMBER: 0420264069
 ZONING: CMX - SHAW-PIIONEER COMMUNITY MIXED USE

UPDATED

PROPOSED LOT COVERAGE:

PROJECT SITE AREA: 258,084 SF (5.95 AC)
 NEW + REPLACED GRAVEL AREA: 21,896 SF
 ONSITE: 1,988 SF
 OFFSITE R/W: 23,884 SF
 TOTAL ONSITE IMPERVIOUS: 25,053 SF (9.7%)
 TOTAL ONSITE PERVIOUS: 234,031 SF (90.3%)

THIS IS CORRECT

UPDATED

See markup in Storm Report Lot Coverage Table.

**THIS PROJECT IS RETROACTIVELY MITIGATING GRAVEL PARKING INSTALLED WITHOUT A PERMIT. THOSE IMPERVIOUS SURFACES ARE SHOWN AS "PROPOSED".

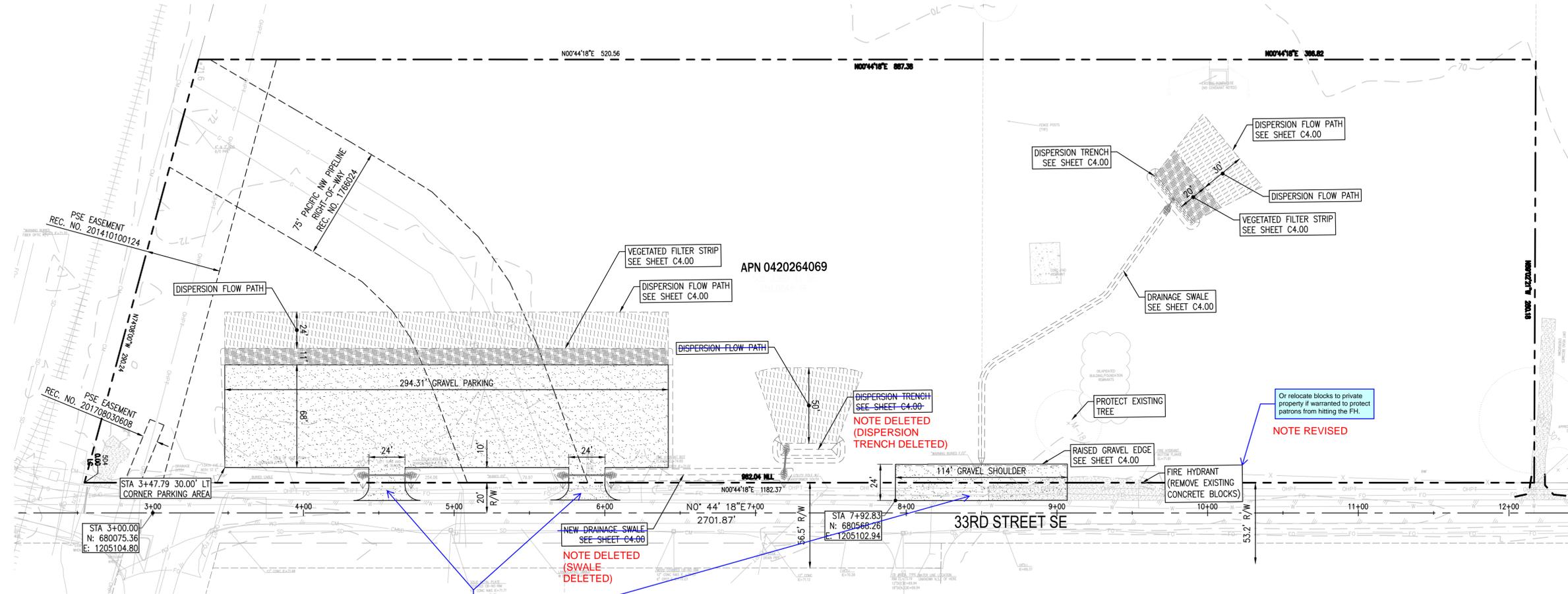
CONSTRUCTION NOTES

- ALL DISTURBED LAWN AND LANDSCAPED AREA TO BE AMENDED PER BMP T5.13 POST-CONSTRUCTION SOIL QUALITY AND DEPTH. SEE CITY STANDARD DETAIL 01.02.08A AT SHEET C4.11

LEGEND

- PROPERTY LINE
- ROAD CENTERLINE
- EASEMENT LINE
- [Hatched Pattern] GRAVEL SURFACING
- [Cross-hatched Pattern] COMPOST AMENDED FILTER STRIP
- [Dotted Pattern] VEGETATED FLOW PATH

PERMEABLE BALLAST ADDED



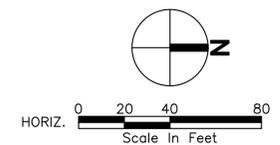
Per 12/04/25 meeting use Permeable Ballast (or sim. permeable material).
 NEW HATCH PATTERN USED TO INDICATE PERMEABLE BALLAST.

NOTE DELETED (SWALE DELETED)

NOTE DELETED (DISPERSION TRENCH DELETED)

NOTE REVISED

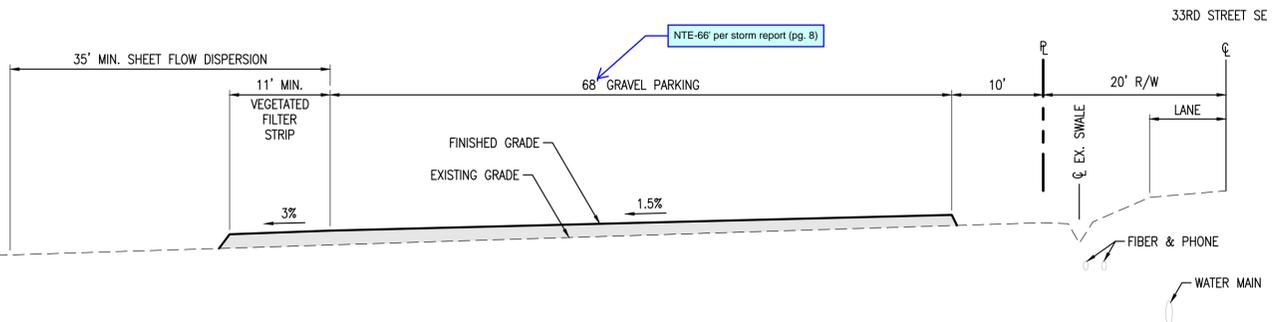
NTE-66ft used in Storm Report. STORM REPORT UPDATED



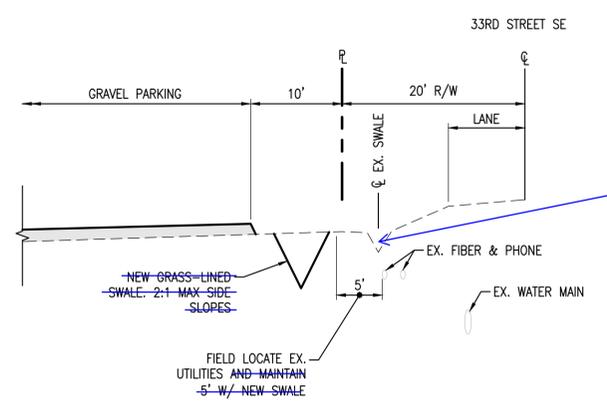
CALL BEFORE YOU DIG 811
 UNDERGROUND SERVICE (USA)

DATE: _____
 NOTE: THIS APPROVAL IS VOID AFTER 180 DAYS FROM APPROVAL DATE.
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 FIELD CONDITIONS MAY DICTATE CHANGES TO THESE PLANS AS DETERMINED BY THE DEVELOPMENT ENGINEERING MANAGER.

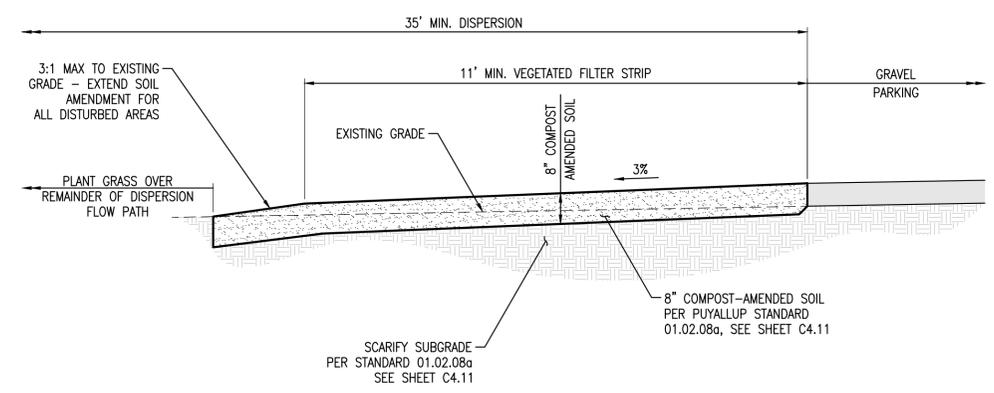
REVISIONS	No.	Description	Date
	2	PERMIT DOCUMENTS CIVIL PERMIT APPLICATION	11/18/2025
CLIENT	Project No.	25-018	
	Drawn By	PFA	
CONTACT	Designed By	RJC	
	Approved By	RJC	11/18/2025
STEP BY STEP PARKING LOT REVISION			
	PO BOX 598 BOTHELL, WA 98011 (206) 484-3495 www.cecilradsoc.com		
SITE PLAN		C3.00	



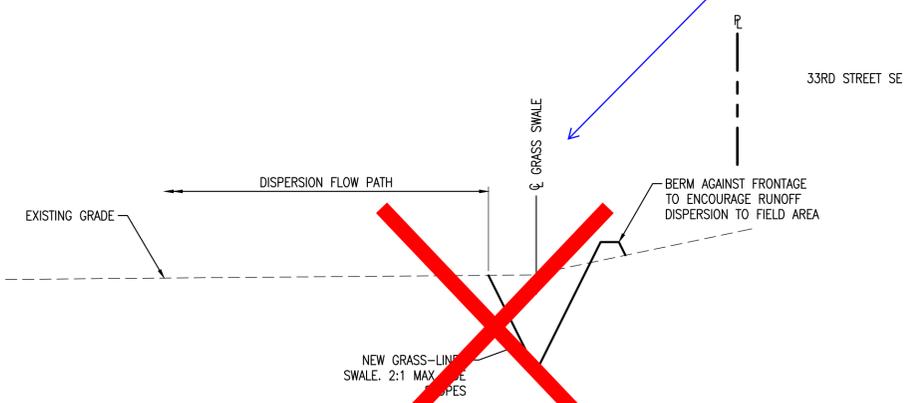
1 TYPICAL GRAVEL PARKING AREA SECTION
SCALE: H 1"=10'; V 1"=2'



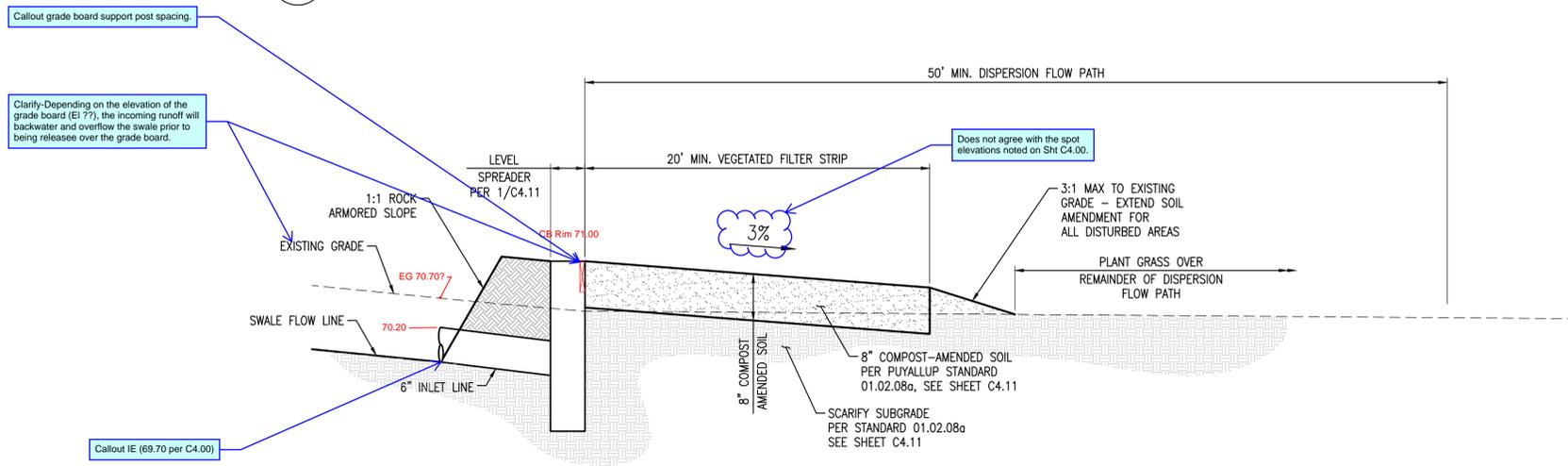
3 TYPICAL FRONTAGE W/ SWALE SECTION
SCALE: H 1"=10'; V 1"=2'



2 VEGETATED FILTER STRIP SECTION
SCALE: 1"=2'

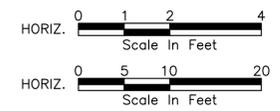


4 DISPERSION DITCH SECTION
SCALE: H 1"=10'; V 1"=2'



5 DISPERSION TRENCH W/ VEGETATED FILTER STRIP SECTION
SCALE: H 1"=5'; V 1"=1'

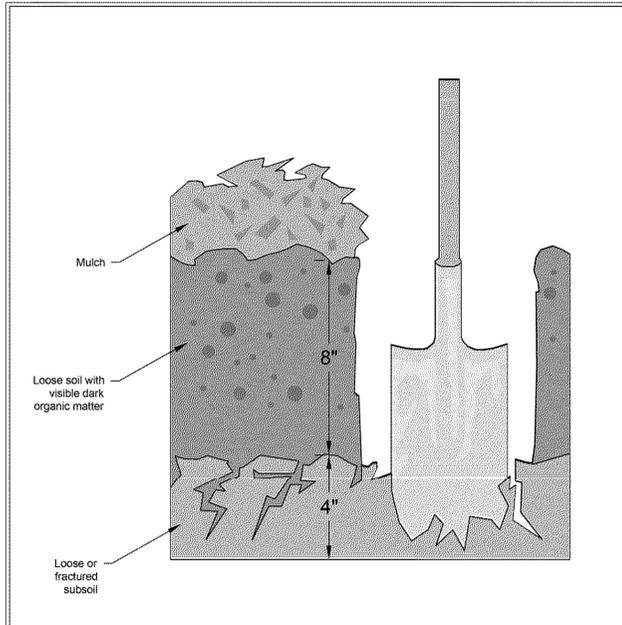
- SOIL/COMPOST MIX NOTE:**
1. PLACE AND ROTOTILL 1.75 INCHES OF COMPOSTED MATERIAL INTO 6.25 INCHES OF SOIL (A TOTAL AMENDED DEPTH OF ABOUT 9.5 INCHES), FOR A SETTLED DEPTH OF 8 INCHES.
 2. WATER OR ROLL TO COMPACT SOIL TO 85% MAXIMUM.
 3. PLANT GRASS.
 4. RECOMMEND MIXING 60% TO 65% LOAMY SAND MIXED WITH 25% TO 30% COMPOST OR 30% SANDY LOAM, 30% COURSE SAND, AND 30% COMPOST IN ORDER TO ACHIEVE ORGANIC CONTENT OF 5% BY DRY WEIGHT.
 5. FINAL SOIL MIXTURE TO BE TESTED PRIOR TO INSTALLATION FOR FERTILITY, MICRONUTRIENT ANALYSIS, AND ORGANIC MATERIAL CONTENT.



CALL BEFORE YOU DIG 811
UNDERGROUND SERVICE (USA)

DATE _____
NOTE: THIS APPROVAL IS VOID AFTER 180 DAYS FROM APPROVAL DATE.
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FIELD CONDITIONS MAY DICTATE CHANGES TO THESE PLANS AS DETERMINED BY THE DEVELOPMENT ENGINEERING MANAGER.

REVISIONS	2	11/18/2025	PERMIT DOCUMENTS	11/18/2025
	1	12/17/2023	CIVIL PERMIT APPLICATION	12/17/2023
25-018	PFA	RJC	RJC	11/18/2025
Project No.	Drawn By	Designed By	Approved By	Date
PO BOX 598 BOUTHILL, WA 98011 (206) 484-3495 www.cecilrassoc.com				
CLIENT	STEP BY STEP CENTER FAMILY SUPPORT CENTER 5303 8TH AVENUE #A PUYALLUP, WA 98072			CONTACT
STEP BY STEP		SITE SECTIONS		
PARKING LOT REVISION		C4.10		

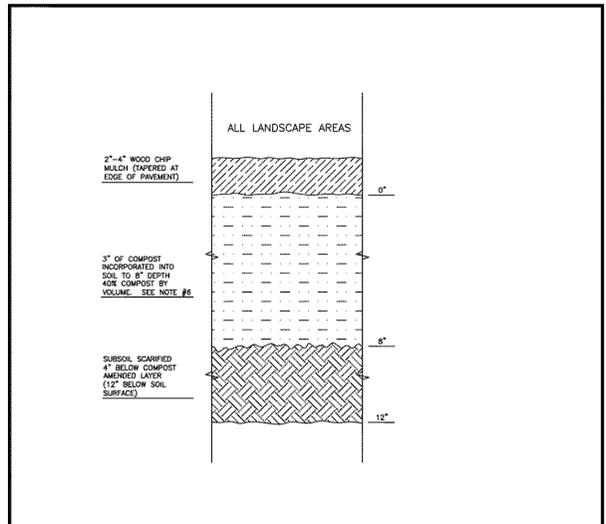


Reprinted from *Guidelines and Resources For Implementing Soil Quality and Depth BMP T5.13 in WDOE Stormwater Management Manual for Western Washington, 2010*, Washington Organic Recycling Council

Figure V-5.3.3
Planting Bed Cross-Section
Revised January 2016

DEPARTMENT OF **ECOLOGY**
State of Washington

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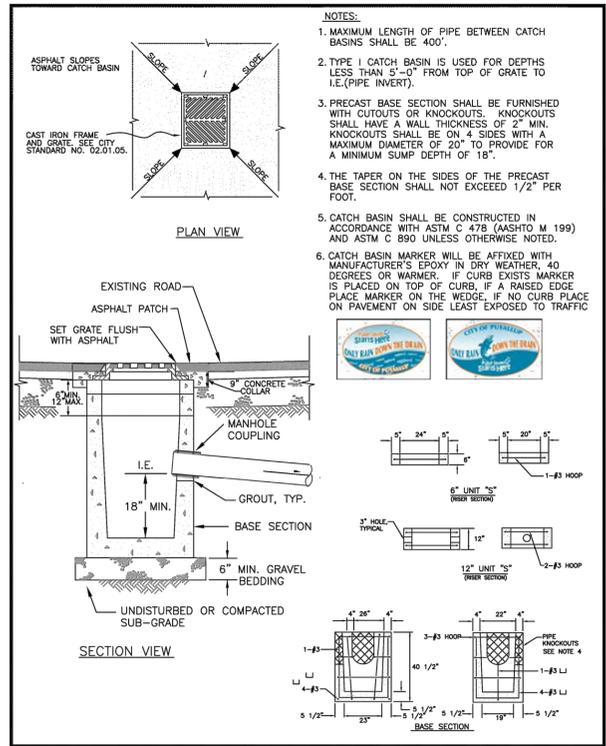


- NOTES:**
1. ALL SOIL AREAS DISTURBED OR COMPACTED DURING CONSTRUCTION, AND NOT COVERED BY BUILDINGS OR PAVEMENT, SHALL BE AMENDED WITH COMPOST AS DESCRIBED BELOW.
 2. SUBSOIL SHOULD BE SCARIFIED (LOOSENED) 4 INCHES BELOW AMENDED LAYER, TO PRODUCE 12-INCH DEPTH OF UN-COMPACTED SOIL, EXCEPT WHERE SCARIFICATION WOULD DAMAGE TREE ROOTS OR AS DETERMINED BY THE ENGINEER. SEE NOTE BELOW REGARDING PLANTING STEPS FOR STREET TREES.
 3. COMPOST SHALL BE TILLED IN TO 8 INCH DEPTH INTO EXISTING SOIL, OR PLACE 8 INCHES OF COMPOST-AMENDED SOIL, PER SOIL SPECIFICATION.
 4. PLANTING BEDS SHALL RECEIVE 3 INCHES OF COMPOST TILLED IN TO 8-INCH DEPTH, OR MAY SUBSTITUTE 8" OF IMPORTED SOIL CONTAINING 35-40% COMPOST BY VOLUME. MULCH AFTER PLANTING, WITH 4 INCHES OF AIRDRIED WOOD CHIP MULCH OR APPROVED SOIL (6" OF LOOSE WOOD CHIPS AT THE TIME OF PLANTING TO ALLOW SETTLING TO 4").
 5. SETBACKS: TO PREVENT UNEVEN SETTLING, DO NOT COMPOST-AMEND SOILS WITHIN 3 FEET OF UTILITY INFRASTRUCTURES (POLES, VAULTS, METERS ETC.). WITHIN ONE FOOT OF PAVEMENT EDGE, CURBS AND SIDEWALKS SOIL SHOULD BE COMPACTED TO APPROXIMATELY 90% PROCTOR TO ENSURE A FIRM SURFACE.
 6. SEE SECTION 6.2(B) OF THE WAS FOR SOIL AMENDMENT AND INSTRUCTION PROCEDURES FOR STREET TREE PLANTER STRIPS. ALL STREET TREE PLANTER STRIPS SHALL RECEIVE 40% COMPOST AMENDED SOIL TO THE FULL DEPTH OF THE STREET TREE ROOTBALL.

CITY OF PUYALLUP
DEVELOPMENT ENGINEERING and PUBLIC WORKS DEPARTMENTS

SOIL AMENDMENT AND DEPTH

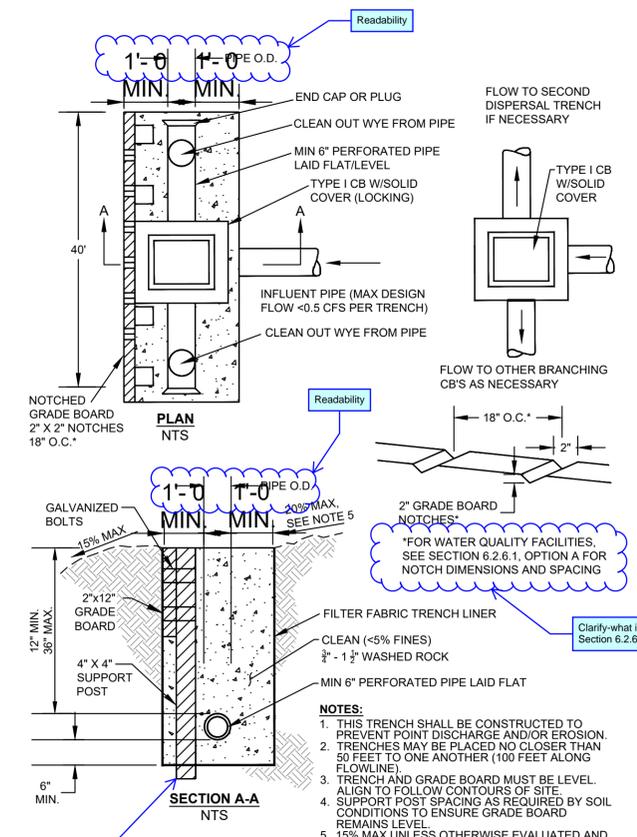
DESIGNED BY LINDA LIAN	CHECKED BY COLLEEN BARBER	APPROVED BY COLLEEN BARBER	DATE APPROVED 01.02.08	CITY STANDARD
FILE NAME F:\PROJECTS\CONSTRUCTION\2008\01\02\08	DATE REVISION 01.02.08	SCALE N.T.S.	01.02.08a	



CITY OF PUYALLUP
DEVELOPMENT ENGINEERING and PUBLIC WORKS DEPARTMENTS

CATCH BASIN TYPE 1 (AREA DRAIN)

DESIGNED BY LINDA LIAN	CHECKED BY COLLEEN BARBER	APPROVED BY COLLEEN BARBER	DATE APPROVED 02.01.02	CITY STANDARD
FILE NAME F:\PROJECTS\CONSTRUCTION\2008\02\01\02	DATE REVISION 02.01.02	SCALE N.T.S.	02.01.02	



1 DISPERSION TRENCH W/ NOTCHED BOARD DETAIL
N.T.S.

REPLACED WITH CITY DETAIL 02.05.06

11/16/2025	Date
12/17/2023	Date
PERMIT DOCUMENTS	Description
CIVIL PERMIT APPLICATION	Description
2	No.
1	No.

25-018
Project No.
PFA
Drawn By
RJC
Designed By
RJC
Approved By
11/18/2025
Date

CECIL ASSOCIATES
PO BOX 598 BOTHELL, WA 98011
(206) 484-3495
www.cecilradassoc.com

CLIENT
STEP BY STEP
FAMILY SUPPORT CENTER
5303 8TH AVENUE SE #A
PUYALLUP, WA 98012

KRISTALINDEN
CONTACT

STEP BY STEP
PARKING LOT REVISION

SITE DETAILS

C4.11

APPROVED

BY _____
CITY OF PUYALLUP
DEVELOPMENT ENGINEERING

DATE _____

NOTE:
THIS APPROVAL IS VOID AFTER 180 DAYS FROM APPROVAL DATE.

THE CITY WILL NOT BE RESPONSIBLE FOR ERRORS AND/OR OMISSIONS ON THESE PLANS.

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CALL BEFORE YOU DIG 811
UNDERGROUND SERVICE (USA)

STORMWATER SITE PLAN REPORT

FOR

FARM 12 – PARKING LOT REVISION

C&A PROJ # 25-018

PREPARED FOR:

FARM 12

3303 8TH AVENUE SE #A
PUYALLUP, WA 98372

PREPARED BY:



Cecil & Associates, LLC

PO BOX 598
BOTHELL, WA 98041

NOVEMBER 18, 2025
PERMIT #PRCCP20241731

1. PROJECT OVERVIEW

1.1: PROJECT DESCRIPTION

The Farm 12 Parking Lot Revision project is located at the intersection of 33rd St SE and E Pioneer in the City of Puyallup. The project site includes parcel 0420264069 and has a total lot size of 5.93 acres. The site is zoned CMX – Shaw Pioneer Community Mixed Use and within Agriculture Overlay Zone.

Historically, the site has been used for agricultural purposes as farmland. Sometime between 2022 and 2023 the site was developed with two gravel parking areas that providing parking for the adjacent Step by Step property across the street (east). This project will retroactively permit the parking area improvements and may require additional work to provide necessary stormwater treatment.

The project will be permitted by the City of Puyallup. The City has adopted the 2019 Department of Ecology Stormwater Management Manual for Western Washington (Stormwater Manual), Puyallup Municipal Code 17.42.010, as a basis for stormwater management requirements. The project will be under stormwater review for Minimum Requirements (MR’s) 1–9, assuming it is a new development project per Figure 1–3.1 of the Stormwater Manual. The primary components of the stormwater mitigation plan include BMP T9.40: Vegetated Filter Strip, so that runoff can sheet flow off the new parking surface and be filtered, BMP T5.11: Concentrated Flow Dispersion or BMP T5.12: Sheet Flow Dispersion, for onsite stormwater management BMP credit.

Project’s that discharge through a manmade conveyance network (stabilized from erosion) to a receiving water listed as a Flow Control Exempt Receiving water are not required to provide flow control per TDA Exemptions listed in I–3.4.7 MR7: Flow Control. This lot is currently graded for runoff to flow across the western/northwestern property line to an adjacent agricultural use lot.

Runoff is collected in a ditch located on the south side of 5th Avenue SE. That ditch is collected in a storm line that flows east in 5th Avenue SE to a storm line that flows north, generally following 33rd Street SE to the Puyallup River. Therefore, this project is considered exempt from flow control. However, runoff treatment and compliance with onsite stormwater BMPs (MR#5) is required.

This statement is not entirely correct. Runoff on the south side of 5th Ave SE within the ditch generally flows westward, but the raised grade of the roadway is collected in a conveyance system that flows east. However, the east end of the 5th Ave ditch may/may not flow eastward and overflow into the trunkline system. Please use language similar to the prior submittal's stormwater report noted under Minimum Requirement 7, Page 11 (Page 17 of 32 of the PDF version).

Updated as suggested.

1.2: EXISTING CONDITIONS SUMMARY

The Farm 12 Parking Lot Revision project site area is 258,473 SF (5.93 acres). The existing site consists of pasture-like grass vegetation. This project is retroactively permitting an existing gravel parking lot abutting 33rd Street SE. The mitigation may require grading/sloping the gravel parking area to direct runoff at stormwater treatment and dispersion BMPs. For purposes of this project 'existing conditions' are assumed to be pasture with farm roads, predating the installation of the gravel parking area.

The site is "flat" to the extent that its difficult to discern runoff patterns with the 'naked' eye. A topographic survey was conducted to determine the slopes and runoff flow patterns. Generally, the existing grade takes runoff to the northwest direction. The road, 33rd Street SE, is moderately elevated above the 'field' and serves as a tributary delineation line.

The parking area will be retroactively permitted with this project. In addition to the parking area, the site contains dirt/gravel roads (associated with farming activity) and multiple buildings assumed to include old farm homes and barns. Due to the nature of the property being farmed established roads, visible from County satellite imagery have changed over time. For purposes of this project the historic impervious surface areas have not been quantified.

The existing storm system consists of a ditch along the eastern property line that is part of the City's MS4 system. This ditch is part of the Southeast Puyallup Basin. The Southeast Puyallup Basin discharges to the Puyallup River. Runoff from 33rd Street SE sheet flows to the ditch and is eventually conveyed towards the Puyallup River located north of site. Runoff from existing gravel parking pad sheet flows towards the grass vegetation and existing ditch.

The road-side ditch that runs along the west side of 33rd Street conveys upstream runoff past the site. Eventually, the ditch becomes undetectable, indicating that road runoff currently disperses over the property area. Culverts will be installed to bypass upstream runoff around the project area, proposed with this permit.

This will require a separate stormwater discharge agreement to allow "public" runoff to discharge onto "private" property. (Per 12/04/25 meeting, use permeable ballast at the approaches).

USDA Soil Survey Map was utilized to analyze existing soils. On-site soils are predominantly Briscot loam (Group C soils).

Statement updated.

There are no critical areas within the site.

1.3: PROPOSED CONDITIONS SUMMARY

The proposed development will add stormwater treatment and dispersion to the existing gravel parking lot so that it meets the City of Puyallup Design and stormwater management standards.

The proposed development will result in 23,884 SF of new impervious surfaces within the project site area. Total land disturbing area will be approximately 46,634 SF. Therefore, Minimum Requirements 1-9 will apply to this project. The stormwater approach for this project is to provide runoff treatment via BMP T9.40: Vegetated Filter Strip and runoff dispersion to meet

runoff treatment and onsite stormwater BMP requirements. After runoff is treated with applicable BMPs runoff will follow the natural drainage patterns and be conveyed towards an existing ditch north of site (5th Avenue SE system) where it will eventually discharge into the Puyallup River.

Lot Coverage

The following tables show the proposed lot coverage for the Farm 12 Parking Lot Revision project site.

Proposed Lot Coverage (258,473 SF Site Area)			
Coverage	Area (SF)	Area (Acres)	% of Site
Impervious			
Gravel Parking Area	19,150	0.44	
Gravel Shoulder (24x114')	2,746	0.063	
New R/W Impervious Area	1,988	0.046	
Total New Impervious Area	23,884	0.548	
Total Site Impervious Area	25,053	0.575	9.69%
Pervious			
Grass Vegetation	233,420	5.36	
Total Site Pervious	233,420	5.36	90.3%

Verify-68x294 = 19,992sf (0.46ac)

Verify-0.46+0.046=0.51ac

good catch, this number included r/w area. the table has been updated.

2.1 MINIMUM REQUIREMENT #1 – PREPARATION OF STORMWATER SITE PLANS

Stormwater Site Plans have been prepared for this project. They are included in the Project’s Permit Drawings. The Stormwater Site Plans have been prepared in accordance with Volume I.3.4.1 Stormwater Manual.

2.2 MINIMUM REQUIREMENT #2 –STORMWATER POLLUTION PREVENTION PLANS (SWPPP)

A SWPPP, showing general construction BMPs, has been prepared. A Temporary Erosion Sedimentation Control Plan (CSWPPP) has also been prepared and included with the Permit Documents. Source control BMPs applicable to every site will be implemented on this project. See section 2.3 below for a list of applicable source control BMPs.

2.3 MINIMUM REQUIREMENT #3 – SOURCE CONTROL OF POLLUTION

Volume I.3.4.3 Stormwater Manual contains a list of operational and source control BMPs that projects must implement if the listed uses are proposed as part of the development. Operational and source BMPs are taken from Volume III, Section 1.1 of the Ecology Manual. The following BMPs are applicable to this project.

S417 BMPs for Maintenance of Stormwater Drainage and Treatment Systems: this is an operational BMP and not shown in the plans. An Operations & Maintenance Manual has been prepared to cover the upkeep of the proposed conveyance system. This project is not being permitted for maintenance activities that might result in point-source pollution such as oil spills, etc. Therefore, no additional point source BMPs are required for this project.

Section IV-1 contains a list of source control BMPs applicable to all construction sites including:
S410 BMPs for Correcting Illicit Discharges to Storm Drains

- S453 BMPs for Formation of a Pollution Prevention Team
- S454 BMPs for Preventive Maintenance / Good Housekeeping
- S455 BMPs for Spill Prevention and Cleanup
- S456 BMPs for Employee Training
- S457 BMPs for Inspections
- S458 BMPs for Record Keeping

These BMPs will be implemented for this project.

See markup
on Section 1.1.

updated

2.4 MINIMUM REQUIREMENT #4 – PRESERVATION OF NATURAL DRAINAGE SYSTEMS AND OUTFALLS

Natural drainage patterns will be maintained and discharges from the project will occur at the natural location to the extent practical. The proposed drainage design will discharge over the property line to the west/northwest direction. Runoff is eventually collected by the 5th Avenue SE public storm system. The to the City’s 33rd Street SE storm system. The 5th Avenue SE storm system flows east to a storm connection near the 33rd Street SE intersection and turns north, flowing toward the Puyallup River outfall.

updated

Verify-35ft req'd? (68ft*10/20)

updated

NTE-68ft noted on the plans

The gravel parking lot is approximately 66-feet wide. Using the design criteria above, a minimum of 30-foot-wide vegetated buffer is required to fully manage runoff from replaced gravel parking lot. The same vegetated buffer (flow path) width will be used at the gravel shoulder as well.

No other BMPs were analyzed as this BMP was determined to be feasible for this site.

Lawn and Landscaped Areas:

BMP T5.13 Post Construction Soil Quality and Depth:

The Farm 12 project proposes retain and protect undisturbed soil in areas not being developed and, prior to completion of the project, amend all new, replaced, and disturbed topsoil (including construction lay-down areas) with organic matter in accordance with BMP T5.13 of the 2019 DOE Manual and the City of Puyallup standard detail 01.02.08A.

**WWHM2012
PROJECT REPORT**

Project Name: CAVS For Parking Lot
Site Name: CAVS
Site Address:
City : Puyallup
Report Date: 11/7/2025
Gage : 38 IN CENTRAL
Data Start : 10/01/1901
Data End : 09/30/2059
Precip Scale: 1.00
Version Date: 2023/01/27
Version : 4.2.19

Low Flow Threshold for POC 1 : 50 Percent of the 2 Year

High Flow Threshold for POC 1: 50 year

PREDEVELOPED LAND USE

Name : Basin 1
Bypass: No
GroundWater: No

**THE ACTUAL GRAVEL
PARKING IS 0.47 AC.**

<u>Pervious Land Use</u>	<u>acre</u>
Pervious Total	0
<u>Impervious Land Use</u>	<u>acre</u>
ROADS FLAT	0.485
Impervious Total	0.485
Basin Total	0.485

Verify-See markup on Lot Coverage Table, Section 1.3. (0.505ac?)...likely won't change design.

21,138 SF GRAVEL

Element Flows To:

Surface	Interflow	Groundwater
---------	-----------	-------------

MITIGATED LAND USE

Name : Basin 1
Bypass: No
GroundWater: No

<u>Pervious Land Use</u>	<u>acre</u>
Pervious Total	0
<u>Impervious Land Use</u>	<u>acre</u>
PARKING FLAT	0.485
Impervious Total	0.485
Basin Total	0.485

Element Flows To:
 Surface Interflow Groundwater

ANALYSIS RESULTS

Stream Protection Duration

Predeveloped Landuse Totals for POC #1
 Total Pervious Area:0
 Total Impervious Area:0.485

Mitigated Landuse Totals for POC #1
 Total Pervious Area:0
 Total Impervious Area:0.485

Flow Frequency Return Periods for Predeveloped. POC #1

<u>Return Period</u>	<u>Flow(cfs)</u>
2 year	0.169969
5 year	0.228153
10 year	0.270442
25 year	0.328321
50 year	0.374772
100 year	0.424173

Flow Frequency Return Periods for Mitigated. POC #1

<u>Return Period</u>	<u>Flow(cfs)</u>
2 year	0.169969
5 year	0.228153
10 year	0.270442
25 year	0.328321
50 year	0.374772
100 year	0.424173

Water Quality BMP Flow and Volume for POC #1
On-line facility volume: 0.052 acre-feet
On-line facility target flow: 0.0718 cfs.
Adjusted for 15 min: 0.0718 cfs.
Off-line facility target flow: 0.0413 cfs.
Adjusted for 15 min: 0.0413 cfs.

ONLINE TREATMENT
RATE REQUIRED FOR
CAVFS



Perlnd and Implnd Changes

No changes have been made.

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Channel Report

Flow Depth (Y)

Rectangular

Bottom Width (ft) = 290.00

Total Depth (ft) = 1.00

Invert Elev (ft) = 10.00

Slope (%) = 4.00

N-Value = 0.350

Calculations

Compute by: Known Q

Known Q (cfs) = 0.07

PARKING IS APPROXIMATELY 294' WIDE

Highlighted

Depth (ft) = 0.01

Q (cfs) = 0.070

Area (sqft) = 2.90

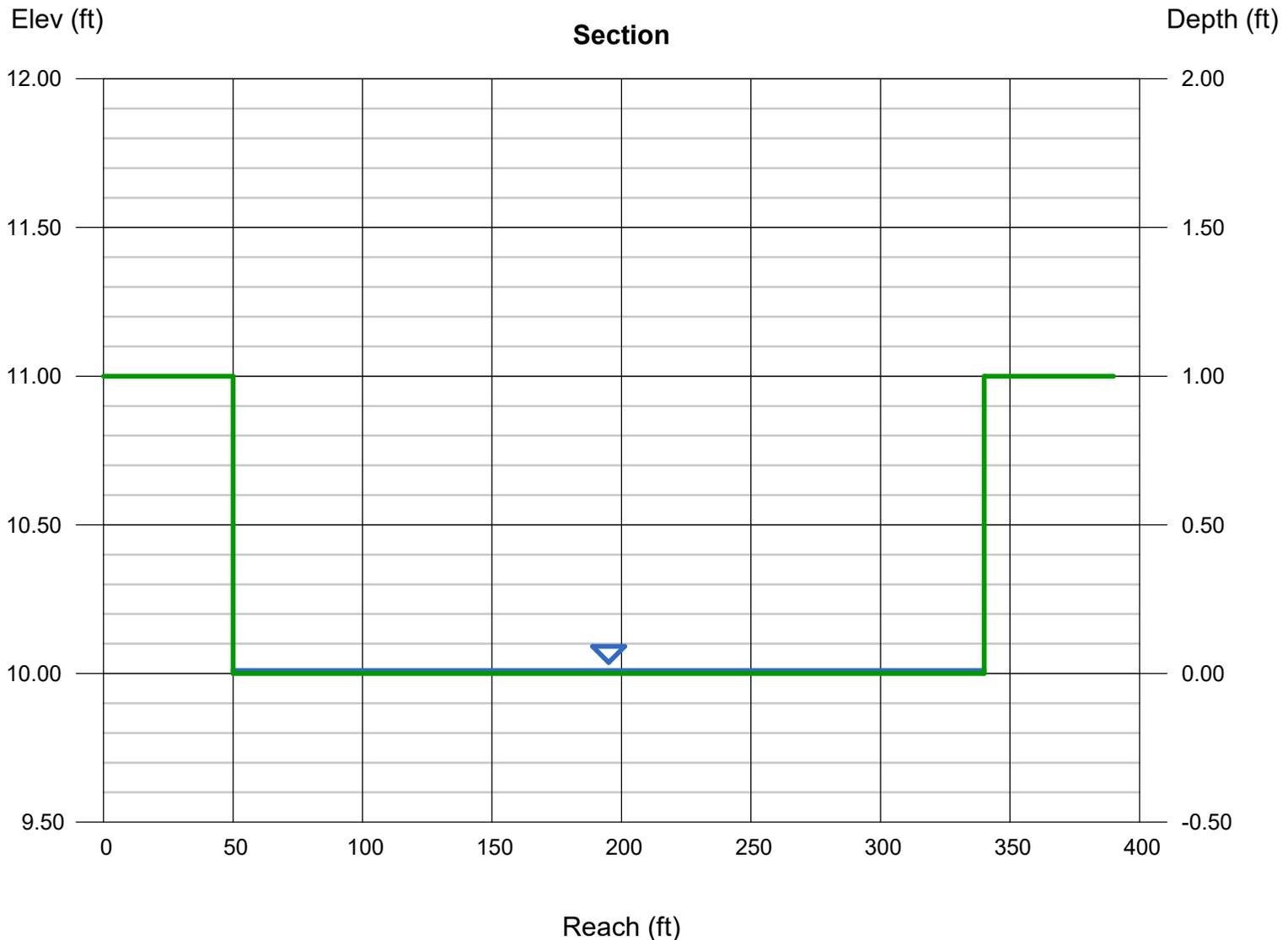
Velocity (ft/s) = 0.02

Wetted Perim (ft) = 290.02

Crit Depth, Yc (ft) = 0.01

Top Width (ft) = 290.00

EGL (ft) = 0.01



Design Parameter	Vegetated Filter Strip Sizing
Minimum length	Sufficient to achieve hydraulic residence time in the vegetated filter strip
Maximum sideslope	Inlet edge $\geq 1"$ <input type="checkbox"/> lower than contributing paved area
Max. tributary drainage flowpath	150 feet
Max. longitudinal slope of contributing area	0.05 (steeper than 0.05 needs upslope flow spreader and energy dissipation)
Max. lateral slope of contributing area	0.02 (at the edge of the vegetated filter strip inlet)
<p>1. Below the design water depth install an erosion control blanket, at least 4" of topsoil, and the selected biofiltration seed mix. Above the water line use a straw mulch or sod.</p>	

Washington State Department of Ecology

2019 Stormwater Management Manual for Western Washington (2019 SWMMWW)

Publication No.19-10-021

$$L = tV = 540 \times 0.02 \text{ f/s} = 10.8 \text{ feet}$$

GRAVEL SHOULDER
VEGETATED FILTER STRIP
WATER TREATMENT
CALCULATION

WWHM2012
PROJECT REPORT

Project Name: Gravel Shoulder
Site Name: CAVS
Site Address:
City : Puyallup
Report Date: 11/7/2025
Gage : 38 IN CENTRAL
Data Start : 10/01/1901
Data End : 09/30/2059
Precip Scale: 1.00
Version Date: 2023/01/27
Version : 4.2.19

Low Flow Threshold for POC 1 : 50 Percent of the 2 Year

High Flow Threshold for POC 1: 50 year

PREDEVELOPED LAND USE

Name : Basin 1
Bypass: No

GroundWater: No

Pervious Land Use acre

Pervious Total 0

Impervious Land Use acre

ROADS FLAT 0.485

Impervious Total 0.485

Basin Total 0.485

THE PREDEVELOPED CONDITION IS ERRONEOUS. THE PEAKS FROM THE PREDEVELOPED SCENARIO WERE NOT USED IN THE GRAVEL SHOULDER CALC. THE WQ RATE IS ONLY CALIBRATED FROM THE DEVELOPED CONDITION IN WWHM.

Element Flows To:

Surface	Interflow	Groundwater
---------	-----------	-------------

MITIGATED LAND USE

Name : Basin 1
Bypass: No

GroundWater: No

<u>Pervious Land Use</u>	<u>acre</u>
Pervious Total	0
<u>Impervious Land Use</u>	<u>acre</u>
PARKING FLAT	0.085
Impervious Total	0.085
Basin Total	0.085

SHOULDER AREA PLUS
HALF ROAD WIDTH
TRIBUTARY

Element Flows To:

Surface	Interflow	Groundwater
---------	-----------	-------------

ANALYSIS RESULTS

Stream Protection Duration

Predeveloped Landuse Totals for POC #1
Total Pervious Area:0
Total Impervious Area:0.485

Mitigated Landuse Totals for POC #1
Total Pervious Area:0
Total Impervious Area:0.085

Flow Frequency Return Periods for Predeveloped. POC #1

<u>Return Period</u>	<u>Flow(cfs)</u>
2 year	0.169969
5 year	0.228153
10 year	0.270442
25 year	0.328321
50 year	0.374772
100 year	0.424173

Flow Frequency Return Periods for Mitigated. POC #1

<u>Return Period</u>	<u>Flow(cfs)</u>
2 year	0.029788
5 year	0.039986
10 year	0.047397
25 year	0.057541
50 year	0.065682
100 year	0.07434

Water Quality BMP Flow and Volume for POC #1
On-line facility volume: 0.0091 acre-feet
On-line facility target flow: 0.0125 cfs.
Adjusted for 15 min: 0.0125 cfs. ←
Off-line facility target flow: 0.0072 cfs.
Adjusted for 15 min: 0.0072 cfs.

ONLINE TREATMENT
RATE REQUIRED FOR
FILTER STRIP

Perlnd and Implnd Changes

No changes have been made.

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Channel Report

Flow Depth (Y)

Rectangular

Bottom Width (ft) = 40.00

Total Depth (ft) = 1.00

Invert Elev (ft) = 10.00

Slope (%) = 4.00

N-Value = 0.350

Calculations

Compute by: Known Q

Known Q (cfs) = 0.01

Highlighted

Depth (ft) = 0.01

Q (cfs) = 0.010

Area (sqft) = 0.40

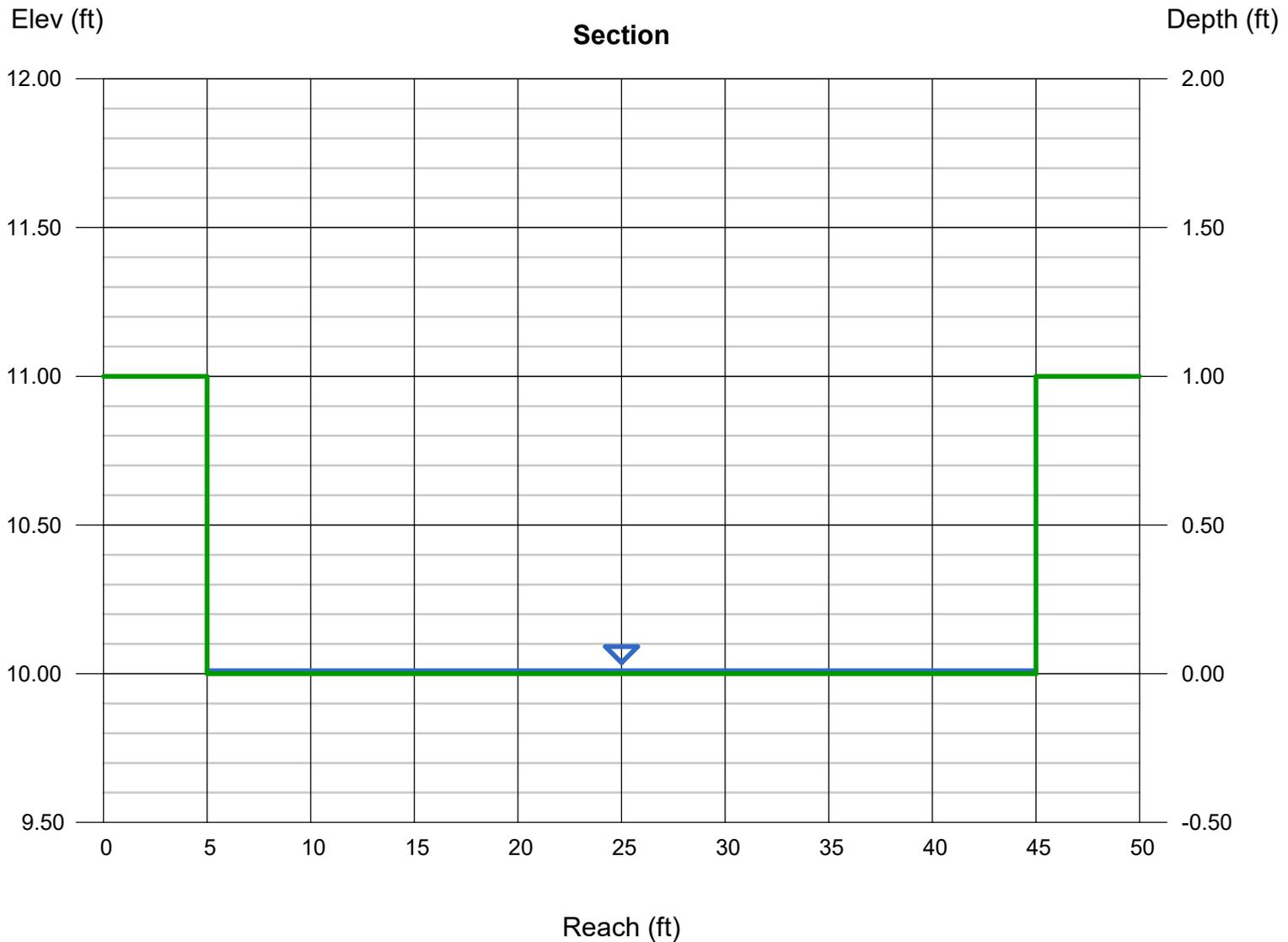
Velocity (ft/s) = 0.03

Wetted Perim (ft) = 40.02

Crit Depth, Yc (ft) = 0.01

Top Width (ft) = 40.00

EGL (ft) = 0.01



BMP T9.40: Vegetated Filter Strip

Description

A vegetated filter strip is flat with no side slopes ([Figure V-7.11: Typical Filter Strip](#)). Contaminated stormwater is distributed as sheet flow across the inlet width of the vegetated filter strip. Runoff Treatment is provided by passage of water over the surface and through grass.

Figure V-7.11: Typical Filter Strip



[pdf download](#)

Applications and Limitations

The vegetated filter strip is typically used on-line and adjacent and parallel to a paved area such as parking lots, driveways, and roadways.

Design Criteria

- Use the design criteria specified in [Table V-7.6: Sizing Criteria for Vegetated Filter Strips](#).
- Vegetated filter strips should only receive sheet flow.
- Use curb cuts \geq 12-inch wide and 1-inch above the vegetated filter strip inlet.
- Calculate the design flow depth using Manning's equation as follows:

$$KQ = (1.49AR^{0.67} s^{0.5})/n$$

Substituting for AR:

$$KQ = (1.49Ty^{1.67} s^{0.5})/n$$

Where:

$$Ty = A_{\text{rectangle}}, \text{ ft}^2$$

$$y \approx R_{\text{rectangle}}, \text{ design depth of flow, ft. (1 inch maximum)}$$

Q = peak Water Quality Design Flow Rate as described in [III-2.6 Sizing Your Runoff Treatment BMPs](#), ft³/sec

K = The ratio determined by using [Figure V-7.7: Ratio of SBUH Peak/WQ Flow \(Online\)](#)

n = Manning's roughness coefficient

s = Longitudinal slope of the vegetated filter strip, parallel to the direction of flow

T = Width of the vegetated filter strip, perpendicular to the direction of flow, ft.

A = Vegetated filter strip inlet cross-sectional flow area (rectangular), ft²

R = hydraulic radius, ft.

Rearranging for y:

$$y = [KQn/1.49Ts^{0.5}]^{0.6}$$

y must not exceed 1 inch

Note: As in biofiltration swale design, an adjustment factor of K accounts for the differential between the Water Quality Design Flow Rate calculated by an approved continuous simulation model and the SBUH design flow rate.

- Calculate the design flow velocity V, ft./sec., through the filter strip:

$$V = KQ/Ty$$

V must not exceed 0.5 ft./sec

- Calculate the required length, ft., of the vegetated filter strip at the minimum hydraulic residence time, t, of 9 minutes:

$$L = tV = 540V$$

Table V-7.6: Sizing Criteria for Vegetated Filter Strips

Design Parameter	Vegetated Filter Strip Sizing
Longitudinal Slope	0.01 - 0.33
Maximum velocity	0.5 ft / sec @ K multiplied by the WQ Design Flow Rate
Maximum water depth ¹	1-inch max.
Manning coefficient	0.35
Minimum hydraulic residence time at Water Quality Design Flow Rate	9 minutes

Design Parameter	Vegetated Filter Strip Sizing
Minimum length	Sufficient to achieve hydraulic residence time in the vegetated filter strip
Maximum sideslope	Inlet edge $\geq 1"$ <input type="checkbox"/> lower than contributing paved area
Max. tributary drainage flowpath	150 feet
Max. longitudinal slope of contributing area	0.05 (steeper than 0.05 needs upslope flow spreader and energy dissipation)
Max. lateral slope of contributing area	0.02 (at the edge of the vegetated filter strip inlet)
<p>1. Below the design water depth install an erosion control blanket, at least 4" of topsoil, and the selected biofiltration seed mix. Above the water line use a straw mulch or sod.</p>	

Washington State Department of Ecology

2019 Stormwater Management Manual for Western Washington (2019 SWMMWW)

Publication No.19-10-021

$$L = tV = 540 \times 0.03 \text{ f/s} = 16.2 \text{ feet}$$

Construction Stormwater General Permit (CSWGP)

Stormwater Pollution Prevention Plan (SWPPP)

for

STEP BY STEP FAMILY SUPPORT CENTER

Prepared for:
Department of Ecology
Southwest Regional Office

Permittee / Owner	Developer	Operator / Contractor
Krista Linden		TBD

506 33rd Street SE
Puyallup, WA 98372

Certified Erosion and Sediment Control Lead (CESCL)

Name	Organization	Contact Phone Number
TBD		

SWPPP Prepared By

Name	Organization	Contact Phone Number
John Farleigh, PE	Cecil & Associates, LLC	206-450-3068

SWPPP Preparation Date

July / 17 / 2025 **UPDATED**

Project Construction Dates

Activity / Phase	Start Date	End Date
Parking Improvements	8 / 01 / 2025	4 / 31 / 2026

UPDATED

Revise to reflect current project.

UPDATED

Element 3: Control Flow Rates (2.1.3)

The project will protect properties and waterways downstream of the project from increased speed and volume of stormwater by utilizing the existing storm system as a drainage element throughout construction. The site is already paved and near 100% impervious surface cover. As a result of the project perimeter landscaping and parking area landscaping will be provided which will decrease the overall impervious surface cover. The result will be a decrease in peak discharge rates and volumes from the site.

During the interim construction period a sediment pond will be installed to collect and temporarily retain stormwater onsite until water quality monitoring occurs. Runoff will then be discharged in a controlled manner to protect the downstream.

The project will construct an infiltration system as part of the permanent flow control system. The infiltration system cannot receive construction runoff. Inlet lines shall be plugged until the site is stable.

Will you construct stormwater retention and/or detention facilities?

Yes No

Will you use permanent infiltration ponds or other low impact development (example: rain gardens, bio-retention, porous pavement) to control flow during construction?

Yes No

List and describe BMPs:

Properties downstream from the development site shall be protected from erosion due to any increases in the volume, velocity, and peak flow rate stormwater runoff from the project site. If off-site discharges do occur, temporary basins shall be installed prior to the points of discharge.

Installation Schedules: Install during the first phase of construction and be maintain throughout construction until pavement is installed and all road surfaces have been paved.

Inspection and Maintenance plan:

Inspection **and** Maintenance plan:

Perform visual inspection once weekly and within 24-hours of a measurable rainfall event.

Note, turbidity monitoring from the pond is required prior to discharge so inspection should be performed at each monitoring period.

Responsible Staff: Excavation/Utility Contractor (CESCL in charge)

Revise to reflect current project.

Element 5: Stabilize Soils (2.1.5)

Efforts will be made to stabilize soils throughout construction. Immediately after mass excavation the pavement gravel sub-base and first lift of asphalt will be installed as a work surface. Stockpiles will be covered with plastic sheeting as required. The weather report will be monitored so that exposed soils can be covered with plastic or straw prior to a rain event. Excavation will occur during dry periods.

At a minimum soils will be covered if left un-worked as shown in the table below:

West of the Cascade Mountains Crest

Season	Dates	Number of Days Soils Can be Left Exposed
During the Dry Season	May 1 – September 30	7 days
During the Wet Season	October 1 – April 30	2 days

Soils must be stabilized at the end of the shift before a holiday or weekend if needed based on the weather forecast.

Anticipated project dates: Start date: April 2023 End date: December 2025

Will you construct during the wet season?

Yes No

List and describe BMPs: BMP C123 Plastic Covering; BMP C121 Mulching

Installation Schedules: As needed.

Inspection **and** Maintenance plan:

BMP C123 Plastic Covering:

Perform visual inspection once daily and within 24-hours of a measurable rainfall event. Inspect within 24-hours of wind storms.

- Torn sheets must be replaced and open seams repaired.
- Completely remove and replace the plastic if it begins to deteriorate due to ultraviolet radiation.
- Completely remove plastic when no longer needed.
- Dispose of old tires used to weight down plastic sheeting appropriately.

Revise to reflect current project.

UPDATED

Element 8: Stabilize Channels and Outlets (2.1.8)

The site will discharge to an un-named stream. Stormwater may not be discharged from the site without turbidity and pH testing. Discharging construction stormwater without turbidity testing may result in an illicit discharge and could result in penalty. Temporary channels and outfalls located onsite will be armored with rock, if needed during construction. Where feasible, the existing and/or permanent stormwater lines will be utilized for conveyance of construction stormwater.

Provide stabilization, including armoring material, adequate to prevent erosion of outlets, adjacent stream banks, slopes, and downstream reaches, will be installed at the outlets of all conveyance systems.

List and describe BMPs: BMP C200: Interceptor Dike and Swale

Installation Schedules: After site demolition during Mass Excavation

Inspection **and** Maintenance plan:

Perform visual inspection once weekly and within 24-hours of a measurable rainfall event.

Observe for scour and erosion. If scour is occurring take action to reduce water energy (velocity) by installing rock dams and armoring channel with rock and/or plastic.

Responsible Staff: Project CESCL

Revise to reflect current project.

Element 10: Control Dewatering (2.1.10)

This project does not contain shallow groundwater. Dewatering is not anticipated. However, if it is required the following dewatering BMPs will be implemented.

Table 4 – Dewatering BMPs

<input type="checkbox"/>	Infiltration
<input type="checkbox"/>	Transport off-site in a vehicle (vacuum truck for legal disposal)
<input type="checkbox"/>	Ecology-approved on-site chemical treatment or other suitable treatment technologies
<input type="checkbox"/>	Sanitary or combined sewer discharge with local sewer district approval (last resort)
<input checked="" type="checkbox"/>	Use of sedimentation bag with discharge to ditch or swale (small volumes of localized dewatering)

Disposal Methods:

Stormwater Discharge:

Any pH treatment options that generate treated water that must be discharged off site are subject to flow control requirements. Sites that must implement flow control for the developed site must also control stormwater release rates during construction. All treated stormwater must go through a flow control facility before being released to surface waters which require flow control.

List and describe BMPs: BMP C253: pH Control for High pH Water

Installation Schedules: During parking area improvements

Responsible Staff: Project CESCL

Element 11: Maintain BMPs (2.1.11)

All temporary and permanent Erosion and Sediment Control (ESC) BMPs shall be maintained and repaired as needed to ensure continued performance of their intended function.

Maintenance and repair shall be conducted in accordance with each particular BMP specification (see *Volume II of the SWMMWW* or *Chapter 7 of the SWMMEW*).

Visual monitoring of all BMPs installed at the site will be conducted at least once every calendar week and within 24 hours of any stormwater or non-stormwater discharge from the site. If the site becomes inactive and is temporarily stabilized, the inspection frequency may be reduced to once every calendar month.

All temporary ESC BMPs shall be removed within 30 days after final site stabilization is achieved or after the temporary BMPs are no longer needed.