

Puyallup Medical Offices- Project Narrative

At the vacant lot at the corner of S. Meridian and 17th Ave. SE, we are proposing a 6 story medical and general office building. Some of the interiors will be built-out for immediate tenant occupancy and some of it will remain as a shell structure. The parcel is in close proximity to the MultiCare Good Samaritan Hospital along with various nearby medical practices.

Level 1 includes the main lobby and building entrance at the corner, and also houses the lower level parking area. The lobby is a two-story open space that has access to an elevator and stairs. The corner entry plaza and canopy meet the design guidelines for a corner site.

Level 2 includes a future tenant space for either retail or service-type business which faces S. Meridian, has a full-length storefront for visibility and is also activated by a street-front public plaza. There is also a public street-front plaza along 17th Ave. SE, both as required by design guidelines.

Level 3 houses a day spa tenant, flexible event spaces, an outdoor courtyard and on-grade parking, which is accessed by vehicle from the L2 parking ramp. This level has direct access to a public way on 17th Ave. SE for pedestrian access. The event spaces will be used for after hours and weekend community gatherings and reserved events, which is how we are planning to comply with the parking requirement. (see cover sheet stats)

On the street facing facades, there will be eight foot wide plaza's for public use under a six foot wide canopy. The plaza area fronting S. Meridian adjacent to the deli/retail space will have cafe tables and stools for outdoor use. The plaza along S. Meridian can also serve as a shelter for the bus stop serving route 402. The plaza along 17th Avenue would have benches, planters and potential for artwork for public activation.

Level 4 is designed as a "shell" space for a future medical office tenant, as well as a future general office tenant(s)

Level 5 is designed as a "shell" space for a future general office tenant(s).

Level 6 includes a built-out medical office tenant, as well as a "shell" for future general office tenant(s)

We have also included a rooftop amenity space for small gatherings and occupant use.