

IHB Architects

Architecture * Planning * Feasibility * Project Management

Imad H. Bahbah, Principal

May 28, 2023

Re: TREE RISK ASSESSMENT
Puyallup Medical Office Building Project
1617 S. Meridian, WA 98371

To Whom It May Concern:

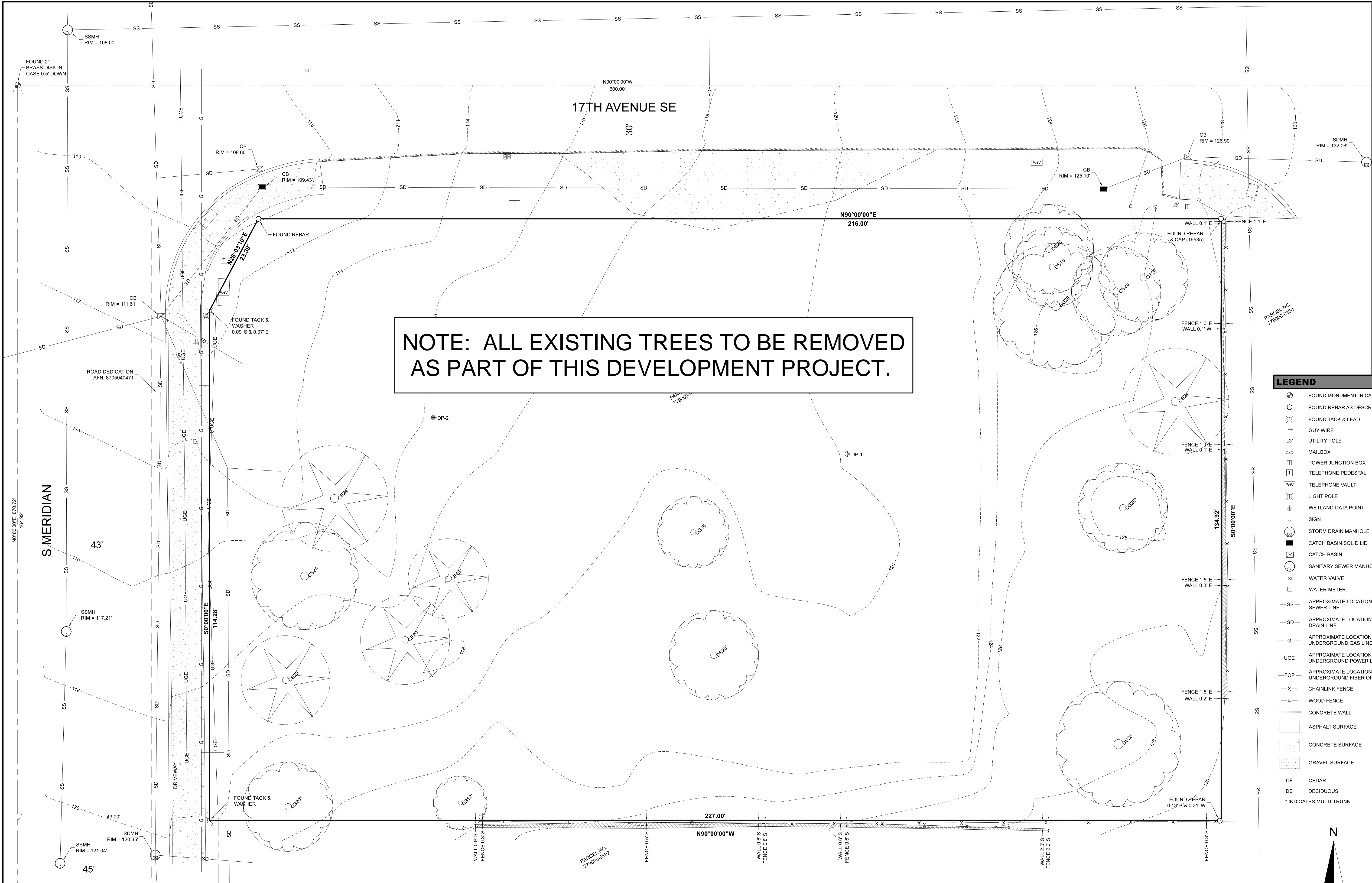
There are several significant trees on-site, as depicted in the attached survey. All trees are required to be removed for this project, regardless of their condition.

On-site replacement trees and/or credits will be accepted according to the criteria set forth in the Puyallup Municipal Code. Please provide your assessment of these potential tree replacement credits as part of the Site Plan Review process.

Sincerely,



Imad H. Bahbah / Principal
IHB Architects



NOTE: ALL EXISTING TREES TO BE REMOVED AS PART OF THIS DEVELOPMENT PROJECT.

LEGEND

	FOUND MONUMENT IN CASE
	FOUND REBAR AS DESCRIBED
	FOUND TACK & LEAD
	GUY WIRE
	UTILITY POLE
	MAILBOX
	POWER JUNCTION BOX
	TELEPHONE PEDESTAL
	TELEPHONE VAULT
	LIGHT POLE
	WETLAND DATA POINT
	SIGN
	STORM DRAIN MANHOLE
	CATCH BASIN SOLID LID
	CATCH BASIN
	SANITARY SEWER MANHOLE
	WATER VALVE
	WATER METER
	APPROXIMATE LOCATION SANITARY SEWER LINE
	APPROXIMATE LOCATION STORM DRAIN LINE
	APPROXIMATE LOCATION UNDERGROUND GAS LINE
	APPROXIMATE LOCATION UNDERGROUND POWER LINE
	APPROXIMATE LOCATION UNDERGROUND FIBER OPTIC LINE
	CHAINLINK FENCE
	WOOD FENCE
	CONCRETE WALL
	ASPHALT SURFACE
	CONCRETE SURFACE
	GRAVEL SURFACE
	CEDAR
	DECIDUOUS
	* INDICATES MULTI-TRUNK

REVISION

NO.	DATE	REVISION

LEGAL DESCRIPTION	PROJECT INFORMATION	GENERAL NOTES	VERTICAL DATUM & CONTOUR INTERVAL
<p>A PORTION OF LOT 2, BLOCK 1, SOUTH SIDE ADDITION OF PUYALLUP, PIERCE COUNTY, WASH., ACCORDING TO PLAT RECORDED IN VOLUME 6 OF PLATS, PAGE 90, DESCRIBED AS FOLLOWS:</p> <p>BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 2; THENCE NORTH ALONG THE EAST LINE OF MERIDIAN STREET, 135.00 FEET; THENCE EAST 240.00 FEET; THENCE SOUTH 135.00 FEET TO SOUTH LINE OF LOT 2; THENCE WEST 240.00 FEET TO THE POINT OF BEGINNING.</p> <p>EXCEPT THE PORTION CONVEYED TO CITY OF PUYALLUP FOR RIGHT OF WAY PURPOSES AS RECORDED IN DEED UNDER RECORDING NO. 8705040471.</p> <p>SITUATE IN THE CITY OF PUYALLUP, COUNTY OF PIERCE, STATE OF WASHINGTON.</p>	<p>PROPERTY OWNER: PURITY MEDICAL SPA OF WASHINGTON, LLC 117 15TH AVENUE SE PUYALLUP, WA 98372</p> <p>TAX PARCEL NUMBER: PARCEL</p> <p>PROJECT ADDRESS: 1617 S MERIDIAN PUYALLUP, WA 98371</p> <p>ZONING: CG</p> <p>JURISDICTION: CITY OF PUYALLUP</p> <p>PARCEL ACREAGE: 30,513 S.F. (0.700 ACRES) AS SURVEYED</p>	<p>1. THIS SURVEY WAS COMPLETED WITHOUT BENEFIT OF A CURRENT TITLE REPORT. EASEMENTS AND OTHER ENCUMBRANCES MAY EXIST ON THIS PROPERTY THAT ARE NOT SHOWN HEREON.</p> <p>2. INSTRUMENTATION FOR THIS SURVEY WAS A 3-SECOND SPECTRAPRECISION FOCUS 35 TOTAL STATION. PROCEDURES USED IN THIS SURVEY MEET OR EXCEED STANDARDS SET BY WAC 332-130-090.</p> <p>3. THE INFORMATION ON THIS MAP REPRESENTS THE RESULTS OF A SURVEY MADE IN MAY 2023 AND CAN ONLY BE CONSIDERED AS INDICATING THE GENERAL CONDITIONS EXISTING AT THAT TIME.</p> <p>4. UTILITIES SHOWN ON THIS SURVEY ARE BASED UPON ABOVE GROUND OBSERVATIONS AND AS-BUILT PLANS WHERE AVAILABLE. ACTUAL LOCATIONS OF UNDERGROUND UTILITIES MAY VARY AND UTILITIES NOT SHOWN ON THIS SURVEY MAY EXIST ON THIS SITE.</p> <p>5. ALL MONUMENTS WERE LOCATED DURING THIS SURVEY UNLESS OTHERWISE NOTED.</p>	<p>ELEVATIONS SHOWN ON THIS DRAWING WERE DERIVED FROM INFORMATION PROVIDED BY THE CITY OF PUYALLUP GIS.</p> <p>2' CONTOUR INTERVAL - THE EXPECTED VERTICAL ACCURACY IS EQUAL TO 1/2 THE CONTOUR INTERVAL OR PLUS / MINUS 1.0' FOR THIS PROJECT.</p>
<p>BASIS OF BEARINGS</p> <p>AN ASSUMED BEARING OF NORTH FOR THE CENTERLINE OF S MERIDIAN STREET BASED ON FOUND MONUMENTS.</p>	<p>DATUM</p>	<p>SURVEY / EXISTING SITE CONDITIONS</p> <p>1" = 10'-0"</p>	<p>TOPOGRAPHIC SURVEY</p> <p>PURITY MEDICAL SPA OF WASHINGTON, LLC 1617 S MERIDIAN PUYALLUP, WA 98371</p> <p>PROJECT NO. 23-181</p> <p>DRAWN BY: MTS CHECKED BY: TNW DATE: 5/11/2023</p> <p>SHEET 1 OF 1</p>

Site Surveying, Inc.

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TOPOGRAPHIC SURVEY

PURITY MEDICAL SPA OF WASHINGTON, LLC
 1617 S MERIDIAN
 PUYALLUP, WA 98371

PROJECT NO. 23-181

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SHEET 1 OF 1