

**CES ♦ NW**  
I N C O R P O R A T E D  
CIVIL ENGINEERING & SURVEYING

August 23, 2023

Rachael Brown  
City of Puyallup  
Planning Division  
333 S. Meridian  
Puyallup, WA 98371

**RE: Project Name, Permit No. PLSSP20220062, CES 20083**

Dear Rachael,

On behalf of our client, Olson Brother/Pro-Vac, we are resubmitting revised plans and documents for the above referenced project. Below are the comments as written, with a response explaining how each comment was addressed.

**Engineering Review (Jamie Carter)**

1. Page 3 and page 9 of the checklist state that onsite fueling will/may happen on the south site (2412 Inter Ave) via fuel cubes, yet the fuel cubes were removed some time ago at the City's request. If fueling is to resume at the south site then the application for SEPA for both sites and the civil application at 2412 Inter Ave should reflect this.

**Response: Fueling is to occur offsite at commercial fueling stations. The SEPA has been revised accordingly.**

2. Pages 9 and 15 of the SEPA checklist state that solid waste will be decanted at 2412 Inter Ave. Other communications from Pro-Vac and BPLC claim that the existing decant facility will not be used for solid waste. If this is going to be an approved disposal method then the facility must be properly depicted on other development plans and permits and it must be approved by the city. If this SEPA checklist is to be approved without a full design of the referenced facilities, then all references to the decant facility and the use of said facility must be removed from the SEPA checklist for 2511 Inter Ave.

**Response: The onsite decanter facility is to be removed as part of the redevelopment of the 2412 Inter Avenue Site. Solid and Liquid Waste is to be disposed at PRS Group in Tacoma until a new facility can be installed under a new site development permit with the City of Puyallup.**

3. Page 9 of the checklist states that the impervious portion of the site will be equipped with an oil/water separator prior to connection with the city system. But a review of the civil plans and associated stormwater report from E-21-0071 does not show an oil/water separator proposed.

**Response: Oil water separators are not proposed and the SEPA has been revised accordingly.**

4. Page 12 of the checklist states that there is an existing oil/water separator prior to connection with the city storm system, yet no separator is depicted on the plans. The fuel cubes are mentioned again on this page, as well.

**Response: Fueling is to occur offsite at commercial fueling stations and an oil water separator is not proposed. The SEPA has been revised accordingly.**

5. Page 13 of the checklist states that the indoor vehicle maintenance area is equipped with an oil/water separator, yet no separator is depicted on the plans. The fuel cubes are mentioned again on this page as well.

**Response: Fueling is to occur offsite at commercial fueling stations and an oil water separator is not proposed. The SEPA has been revised accordingly.**

6. The Operations Plan submitted in the Appendix (dated May 2022) states that waste is returned and processed at the 2412 Inter Ave location in bins made of ecology blocks and concrete pads. This document also states that future plans include a connection to the City of Puyallup Sanitary Sewer System and acquisition of an Industrial Wastewater Discharge Permit. This portion of the plan is inconsistent with other documents within this permit application (as well as other related applications) and also contradicts statements and emails made and sent by Pro-Vac/BPLC representatives. Because it is one business operation, all documents for these two properties must agree in order to be approved even if there are separate applicants.

**Response: The Operations Plan was removed from the Appendix. The client reports the decanting disposal facility located at 2412 has been shut down as of 8/11/23. Industrial Wastewater Discharge to the City's Saniary Sewer System is not proposed at this time.**

We believe we have addressed all your comments. Please review and approve at your earliest convenience. Let me know if you have any additional concerns or need additional information.

Regards,



Daniel P Smith  
Senior Project Manager

Prepared by AH