

CITY OF PUYALLUP

AFFIDAVIT OF NOTICE

I certify under penalty of perjury under the laws of the State of Washington that on this date I sent true and correct copies of the attached **Notice of Application** to each person listed below, or on the attached mailing list, in the matter of **Betsy Dyer**, Planning Case No. **PLSSP20220087**, in the manner indicated.

Party	Method of Service
Publication Notice: Tacoma News Tribune Publication Date: June 13, 2022	<input type="checkbox"/> U.S. First Class Mail, postage prepaid <input type="checkbox"/> Inter-office Mail <input checked="" type="checkbox"/> E-mail <input type="checkbox"/> Fax <input type="checkbox"/> Hand Delivery <input type="checkbox"/> Legal Messenger
(Attached mailing list) Puyallup Tribe of Indians Puyallup School District	<input checked="" type="checkbox"/> U.S. First Class Mail, postage prepaid <input type="checkbox"/> Inter-office Mail <input type="checkbox"/> E-mail <input type="checkbox"/> Fax <input type="checkbox"/> Hand Delivery <input type="checkbox"/> Legal Messenger
	<input type="checkbox"/> U.S. First Class Mail, postage prepaid <input type="checkbox"/> Inter-office Mail <input type="checkbox"/> E-mail <input type="checkbox"/> Fax <input type="checkbox"/> Hand Delivery <input type="checkbox"/> Legal Messenger

Dated: June 30, 2022 – Materials submitted by Senior Planner Kendall Wals

Gabriel Clark

Gabriel Clark
Planning Technician



CITY OF PUYALLUP

Development Services Center

333 S Meridian, Puyallup, WA 98371

(253) 864-4165 | Fax (253) 840-6678

DECLARATION OF SIGN POSTING

Date of Sign Posting: June 23, 2022

Case No(s): PLSSP20220087

Project Name: Puyallup Corporate Center

Applicant: Betsy Dyer, Barghausen Consulting Engineers

Applicant Email: Bdyer@barghausen.com

Site Address: 2504 East Main

Parcel No.: 042026-4065

Notice of Hearing or X Notice of Application

Attached photo of sign posted (required)

Description of sign location:

Postage along frontage of site on East Main.

I certify (or declare) under penalty of perjury under the laws of the State of Washington that the foregoing is true and correct:

Signed on June 23, 2022, at Kent, WA
Date City State

Jeff Currie

Signature

Jeff Currie

Print Name

Please send Declaration of Sign Posting to:

Nabila Comstock

Planning Technician

(253) 770-3361

ncomstock@puyallupwa.gov

**CITY OF PUYALLUP
DEVELOPMENT SERVICES**
333 South Meridian
Puyallup, WA 98371
(253) 864-4165

NOTICE OF LAND USE PERMIT APPLICATION



PERMIT TYPE: SEPA STANDALONE

PROJECT DESCRIPTION: TENANT IMPROVEMENTS PROPOSED TO EXISTING WAREHOUSE FOR THE CHANGE OF USE FROM WAREHOUSE TO MANUFACTURING. PROJECT ALSO INCLUDES SITE WORK MODIFICATIONS TO REPLACE EXISTING TRAILER PARKING AREAS WITH AUTO PARKING AND ADDITIONAL LANDSCAPING.

PERMIT CASE #: PLSSP20220087

LOCATION: 2504 E. MAIN, PUYALLUP, WA 98372

ZONING: ML

APPLICANT: BETSY DYER, BARGHAUSEN CONSULTING ENGINEERS

DATE OF APPLICATION: JUNE 10, 2022

STATUS OF ENVIRONMENTAL REVIEW: SEPA UNDER REVIEW

DATE OF PUBLIC HEARING, IF APPLICABLE: N/A

City Staff Contact: KENDALL WALSH, SENIOR PLANNER - (253) 841-5462 OR KWALSH@PUYALLUPWA.GOV

CITY OF PUYALLUP
DEVELOPMENT SERVICES
1313 SOUTH WASHINGTON
PUYALLUP, WA 98371
360-838-4333

**NOTICE OF LAND USE PERMIT
APPLICATION**

PERMIT TYPE: SEPA STANDALONE

PROJECT DESCRIPTION: TENANT IMPROVEMENTS PROPOSED TO EXISTING WAREHOUSE FOR THE CHANGE OF USE FROM WAREHOUSE TO MANUFACTURING. PROJECT ALSO INCLUDES SITE WORK MODIFICATIONS TO REPLACE EXISTING TRAILER PARKING AREAS WITH AUTO PARKING AND ADDITIONAL LANDSCAPING.

PROJECT NO: PLSPP20220887
ADDRESS: 2204 E. MAIN, PUYALLUP, WA 98372
OWNER: MC
APPLICANT: BETSY DYER, BARGHAUSEN CONSULTING ENGINEERS
DATE OF APPLICATION: JUNE 15, 2022
DATE OF ENVIRONMENTAL REVIEW: SEPA UNDER REVIEW
DATE OF PUBLIC HEARING, IF APPLICABLE: N/A
FOR MORE INFORMATION: KENDALL WALK, SENIOR PLANNER, 360-841-4600 OR DWALK@PUYALLUPWA.GOV







NOTICE TO LAND USE PERMIT APPLICANTS

FOR THE NEW DEVELOPMENT

THE CITY OF JACKSONVILLE HAS ADOPTED A NEW TREE PROTECTION ORDINANCE. THIS ORDINANCE REQUIRES THE PROTECTION OF ALL TREES WITH A DBH OF 4 INCHES OR GREATER. ANY TREES WITH A DBH OF 4 INCHES OR GREATER MUST BE PROTECTED AND MAINTAINED THROUGHOUT THE CONSTRUCTION PROCESS. ANY TREES THAT ARE DAMAGED OR REMOVED WITHOUT THE NECESSARY PERMITS WILL BE REPLACED AT THE APPLICANT'S EXPENSE.

FOR MORE INFORMATION, PLEASE CONTACT THE CITY ENGINEER'S OFFICE AT (904) 255-3300.

THANK YOU for your legal submission!

Your legal has been submitted for publication. Below is a confirmation of your legal placement. You will also receive an email confirmation.

ORDER DETAILS**Order Number:**

IPL0077199

Order Status:

Submitted

Classification:

Legals & Public Notices

Package:

TAC - Legal Ads

Total Savings

(9.85)

Final Cost:

412.94

Promotional Code:

TACAffidavit

Payment Type:

Account Billed

User ID:

IPL0019819

PREVIEW FOR AD NUMBER IPL00771990**NOTICE OF COMPLETE LAND USE APPLICATION(S)**

The City of Puyallup Development Center hereby announces that the following complete land use application(s) have been submitted for processing.
Planning Case No. PLSSP20220087:

Applicant: Betsy Dyer, Barghausen Consulting Engineers**Location:** 2504 E MAIN, PUYALLUP, WA 98372**Zoning:** ML – Limited Manufacturing**Request:** Tenant improvements proposed to existing warehouse for the change of use from warehouse to manufacturing. Project also includes site work modifications to replace existing trailer parking areas with auto parking and additional landscaping.**Comment Due Date:** June 30, 2022**SEPA status:** The City may issue a Determination of Non-Significance (DNS) or Mitigated Determination of Non-Significance (MDNS) for this proposal under the optional DNS SEPA process, provided in WAC 197-11-355.

This may be your only opportunity to comment on the environmental impacts of the proposed project. The proposal may include mitigation measures under applicable codes, and the project review process may incorporate or require mitigation measures regardless of whether an EIS is prepared. A copy of the subsequent threshold determination for the proposal may be obtain upon request.

Environmental mitigation measures under consideration:

None identified at the time of this notice.

Public Comments: The public, consulted agencies and other agencies are encouraged to contact the staff listed below to become a 'Party of Record' on the subject permit application(s). The public may review contents of the official file for the subject proposal, provide written comments, participate in public hearings/meetings for the subject permit(s), and request a copy of the final decision. The application file is available for public review at www.cityofpuyallup.org/ActivePermits

***Consistent with WAC 197-11-545 regarding consulted agencies, other agencies and the public, comments must be received on this notice to retain future rights to appeal the subject Determination.**

Staff contact: Kendall Wals, Senior Planner - (253) 841-5462 |

KWals@PuyallupWA.gov

W00000000

Publication Dates

[<< Click here to print a printer friendly version >>](#)

ACCOUNT INFORMATION

CITY OF PUYALLUP DEVELOPMENT SERVICE IP

333 S MERIDIAN

PUYALLUP, WA 98371-5913

253-841-5479

Sharon@ci.puyallup.wa.us

CITY OF PUYALLUP DEVELOPMENT SERVICE

TRANSACTION REPORT**Date**

June 13, 2022 1:54:09 PM EDT

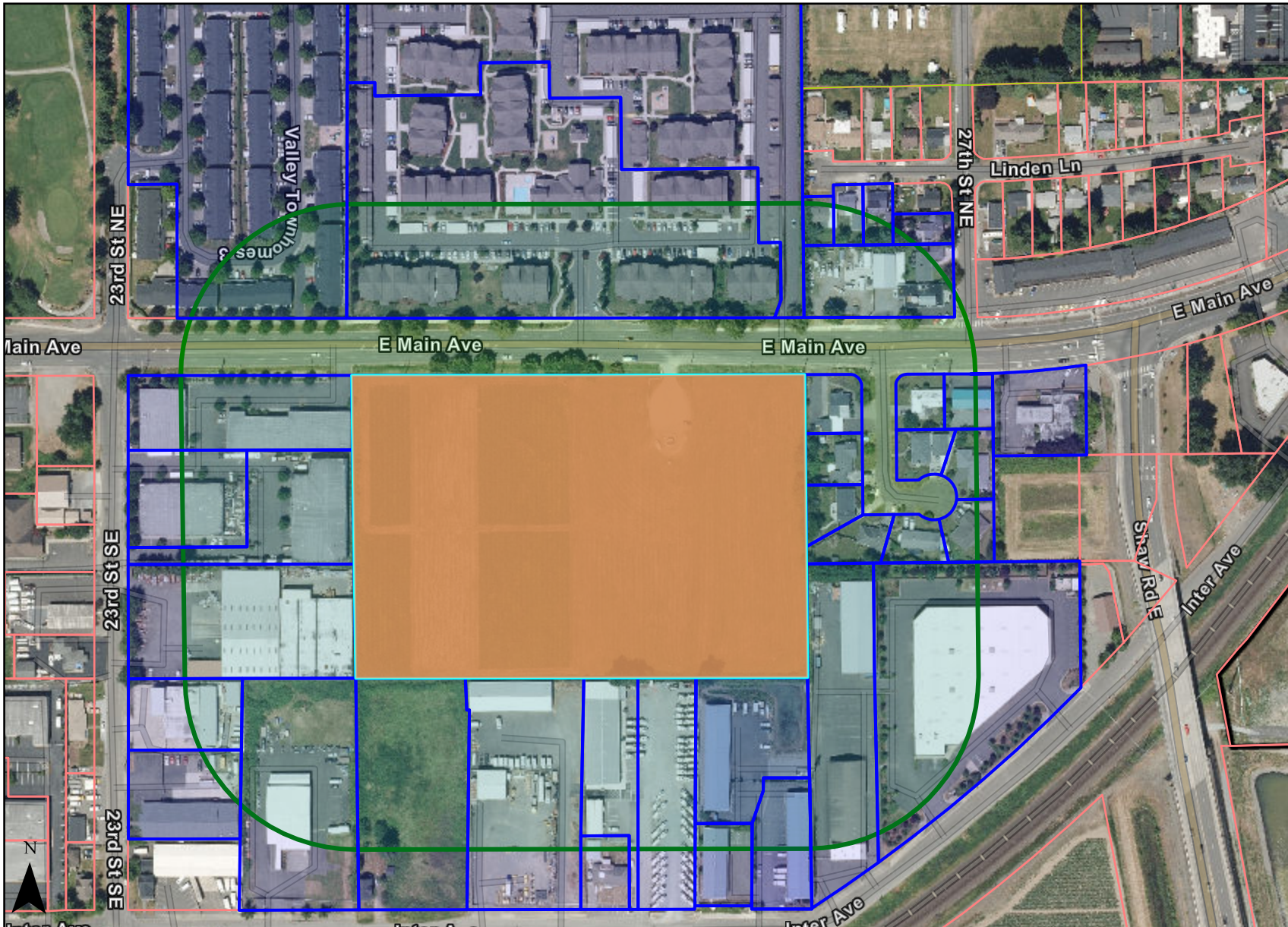
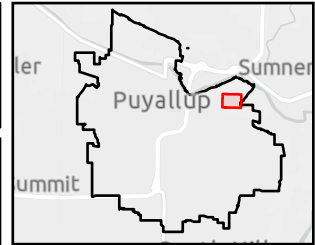
Amount:

412.94

SCHEDULE FOR AD NUMBER IPL00771990

June 16, 2022

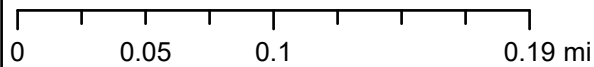
The News Tribune (Tacoma)



Tax Parcels

- Condominium
- Base Parcel
- Other

Puyallup City Limits



Scale: 1:4,514

Map produced using City of Puyallup GIS web apps.

Date: 6/13/2022

The printed information was derived from digital databases within the City of Puyallup GIS Portal. The City of Puyallup cannot accept responsibility for any errors, omissions, or positional accuracy, and therefore, there are no warranties which accompany this product. Users of this information should review or consult the primary data and information sources to ascertain the usability of the information.

0420261056
LINDEN LANE APARTMENT HOMES LLC
2505 E MAIN
PUYALLUP, WA 98372-7052

0420261047
SORENSEN ASSOCIATES LLC
2615 E MAIN
PUYALLUP, WA 98372-3163

2105200150
2401 INTER LLC
PO BOX 252
PUYALLUP, WA 98371-0027

2105200192
BPLC PROPERTIES LLC
2412 INTER AVE
PUYALLUP, WA 98372-3425

5290000050
MEIER JOHN R & PATRICIA M
120 RAINIER ST
PUYALLUP, WA 98372-3433

0420264065
IDIL PUYALLUP LLC
1197 PEACHTREE ST STE 600
ATLANTA, GA 30361

5290000070
KRETZ DINA C
2507 CHATEAU DR
PUYALLUP, WA 98373

2105200180
BPLC PROPERTIES LLC
2412 INTER AVE
PUYALLUP, WA 98372-3425

0420262024
TA MAIN FEE OWNER LLC
333 S GRAND AVE FL 28TH
LOS ANGELES, CA 90071

0420268011
TPLM LLC
PO BOX 310
PUYALLUP, WA 98371-0032

5295000030
NELSON JOYCE A
8711 164TH ST E
PUYALLUP, WA 98375

0420263034
JPLR LLC
PO BOX 1044
PUYALLUP, WA 98371

0420267030
LJS PROPERTIES LLC
111A 23RD ST SE
PUYALLUP, WA 98372

2105200134
ENGINEERING AN EMPIRE LLC
121 23RD ST SE
PUYALLUP, WA 98372-4117

0420267029
LJS PROPERTIES LLC & MSSM LLC
111 23RD ST SE
PUYALLUP, WA 98372-4163

2105200170
HANSEN 2415 LLC
237 MCELROY PL
PUYALLUP, WA 98371-5088

5290000020
PAGENKOPF TYLER J
108 RAINIER ST
PUYALLUP, WA 98372-3433

5290000080
DENN JERRY E & MARY J
109 RAINIER ST
PUYALLUP, WA 98372-3434

5290000040
MEIER JOHN & PATRICIA
120 RAINIER ST
PUYALLUP, WA 98372-3433

2105200140
VELASQUEZ RICK & ELLEN RAEANN
13615 122ND ST E
PUYALLUP, WA 98374-4510

5295000040
GIEFER MICHAEL J & NORMA E
5808 160TH AVE E
SUMNER, WA 98390-3122

5290000100
KALLES HAROLD E & DEBORAH L
2702 E MAIN STE B
PUYALLUP, WA 98372-7049

2105200201
HOOKNOSE LLC
PO BOX 2214
TACOMA, WA 98401

2105200135
LAKES PROPERTIES LLC
767 VALENTINE AVE SE
PACIFIC, WA 98047-2124

9010280020
CHINOOK INVESTMENT LLC
11012 CANYON RD E STE 8 PMB 941
PUYALLUP, WA 98373-3002

0420263015
CJD EXCHANGE LLC
PO BOX 2740
REDMOND, WA 98073-2740

0420268012
TPLM LLC
14807 172ND ST E
ORTING, WA 98360-7416

5290000010
VIRTUAL LAND OFFICE LLC
2606 E MAIN
PUYALLUP, WA 98372

0420264037
CRH INVESTMENTS
5312 PACIFIC HWY E
FIFE, WA 98424-2602

5290000030
JOHNSON JOSHUA JC
112 RAINIER ST
PUYALLUP, WA 98372-3433

5290000090
KAM VI INC
2811 E MAIN
PUYALLUP, WA 98372

2105200203
REFERENCE
7316 EAST SIDE DR NE
TACOMA, WA 98422-1122

5295000050
BELMAN JAKE I
1530 BLACK LAKE BLVD SW STE F
OLYMPIA, WA 98502-5613

9010280010
LUCILLA INVESTMENT LLC
PO BOX 2214
TACOMA, WA 98401

5290000060
FOLK SCOTT F & CYNTHIA J
PO BOX 414
SUMNER, WA 98390-0070

0420261055
LINDEN LANE APARTMENT HOMES LLC
2505 E MAIN
PUYALLUP, WA 98372-7052

2105200191
BPLC PROPERTIES LLC
2412 INTER AVE
PUYALLUP, WA 98372-3425

5295000020
KINDEL MARK E
114 27TH ST NE
PUYALLUP, WA 98372-3101



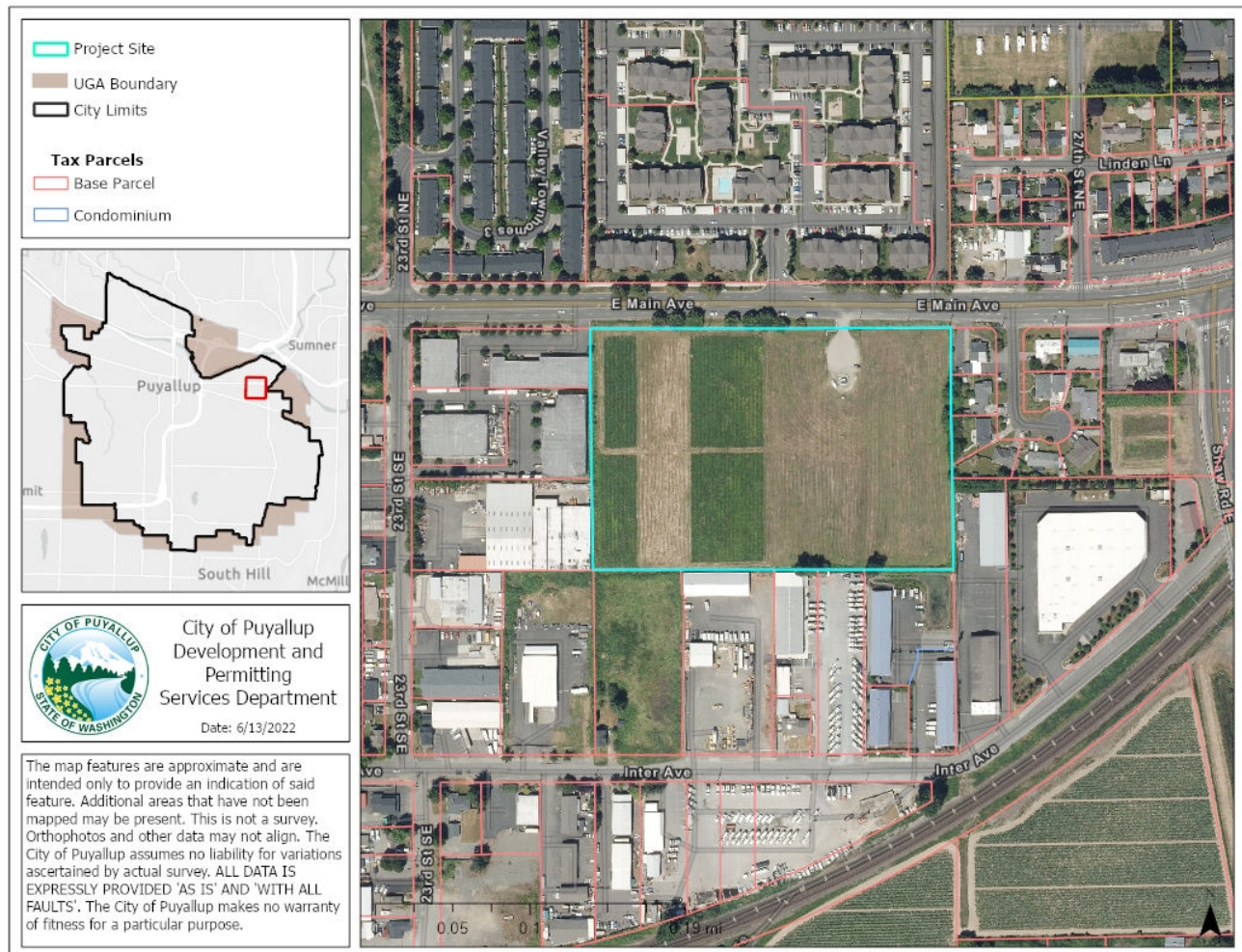
City of Puyallup
Planning Division
333 S. Meridian, Puyallup, WA 98371
(253) 864-4165
www.cityofpuyallup.org

June 13, 2022

NOTICE OF COMPLETE LAND USE PERMIT APPLICATION

The following land use permit application has been submitted to the Development and Permitting Services Department for review. This notice was sent to all property owners within a specified radius of the site.

Vicinity Map:



Application Information

The following information is provided regarding this application:

Case Number:	PLSSP20220087
Permit Type:	SEPA Standalone
Proposal:	Tenant improvements proposed to existing warehouse for the change of use from warehouse to manufacturing. Project also includes site work modifications to replace existing trailer parking areas with auto parking and additional landscaping.
Applicant(s):	Betsy Dyer, Barghausen Consulting Engineers
Owner(s):	IDIL PUYALLUP LLC
Site Address:	2504 E MAIN, PUYALLUP, WA 98372;
Parcel Number:	0420264065
Date of Application:	June 1, 2022
Date of complete application determination:	June 10, 2022
Date of Public Hearing (if set):	N/A
Environmental documents/studies required:	Traffic Impact Analysis
Identified critical areas on or adjacent to the site:	Volcanic hazard area, Aquifer Recharge Area, Wetland

Public Comments

Please be advised that any response to this letter will become a matter of Public Record. Recipients of this notice, consulted agencies and other agencies are encouraged to contact the staff listed below to become a 'Party of Record' on the subject permit application (s). The public may review contents of the official file for the subject proposal, provide written comments, participate in public hearings/meetings for the subject permit (s), and request a copy of the final decision. The application file is available for review at [click here to open on Portal](#) by searching the case number or site address.

Environmental Review (SEPA)

The City may issue a Determination of Non-Significance (DNS) or Mitigated Determination of Non-Significance (MDNS) for this proposal under the optional DNS SEPA process, provided in WAC 197-11-355. This may be your only opportunity to comment on the environmental impacts of the proposed project. The proposal may include mitigation measures under applicable codes, and the project review process may incorporate or require mitigation measures regardless of whether an EIS is prepared. A copy of the subsequent threshold determination for the proposal may be obtained upon request. Environmental mitigation measures under consideration: None identified as of the date of this mailer.

Written comments will be accepted if filed with the Development and Permitting Services Department on or before 3:00PM on: June 30, 2022.

If you have any comments or suggestions, please email them to Kendall Wals at KWals@PuyallupWA.gov or call (253) 841-5462.