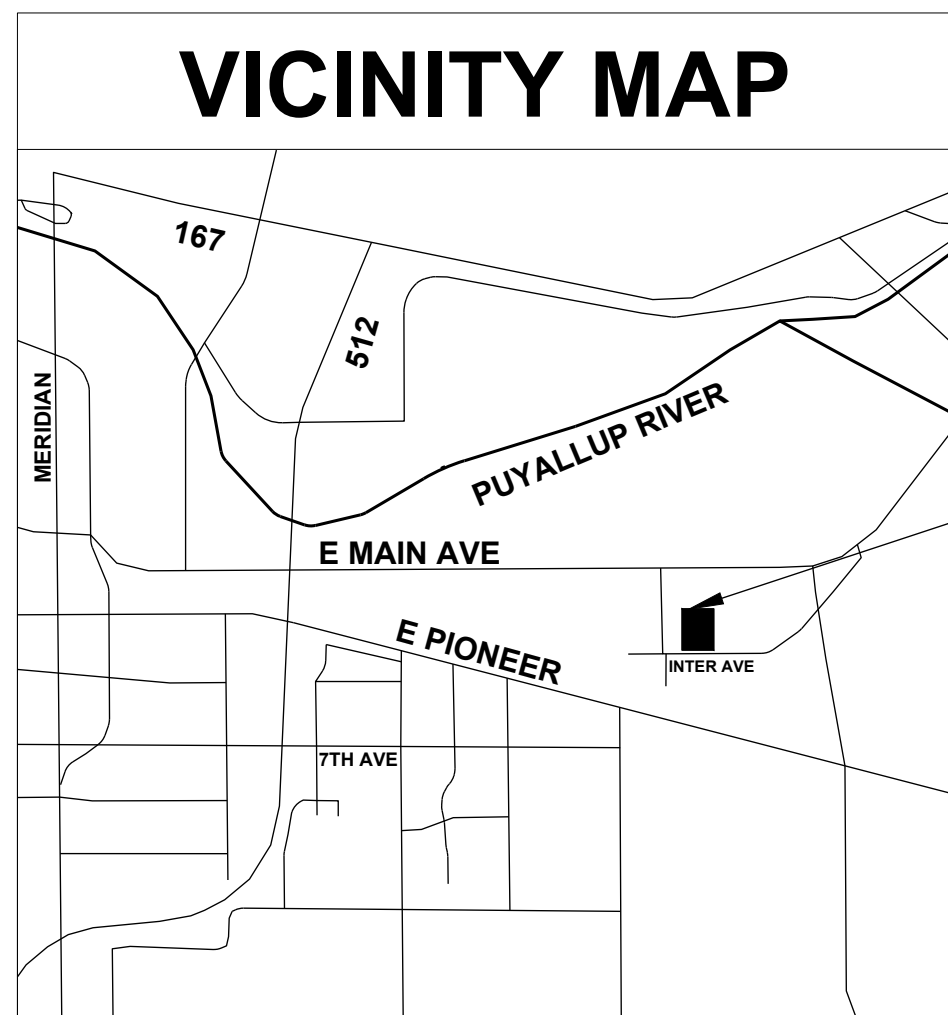


2401 INTER SITE PLAN

A PORTION OF THE SW 1/4 OF SECTION 26, TOWNSHIP 20 N, RANGE 4 E, W.M. PIERCE COUNTY, WA



SITE

PROJECT INFO

ENGINEER:
WILL MCINNIS
MCINNIS ENGINEERING
535 DOCK ST, #111
TACOMA, WA 98402
(253) 414-1992
WILL@MCINNISENGINEERING.COM

OWNER/CLIENT:
2401 INTER INC
BOX P.O.252
PUYALLUP, WA 98371
(253) 841-1388
MIKE@EJPOULTRY.COM

SURVEYOR:
ABBAY ROAD GROUP LAND
LARRY WALKER
2102 E MAIN SUITE 109
PUYALLUP, WA 98372
(253) 435-3699
LARRY.WALKER@ABBAYROADGROUP.COM

McInnis
ENGINEERING

253.414.1992
mcinnisengineering.com

2522 N. Proctor Street, Suite 283, Tacoma, WA 98406

PROJECT SPECIFICATIONS

PARCEL NO: 2105200150

ADDRESS: 2401 INTER AVE PUYALLUP, WA 98372

ZONING: LIMITED MANUFACTURING

PARCEL SIZE: 1.85 AC

IMPERVIOUS COVERAGE: 74.13%

PROPOSED LOT USE: LM

NO. OF DWELLING UNITS: 0

DOMESTIC WATER SOURCE: PUBLIC

SEWAGE DISPOSAL SYSTEM: PUBLIC

EXISTING PARKING TOTAL: 0

PROPOSED PARKING TOTAL: 3

SURVEY DATA

BASIS OF BEARINGS

HELD SOUTH 89° 59' 57" EAST ALONG THE CENTERLINE OF EASTERN AVENUE PER R.O.S. 200801255002.

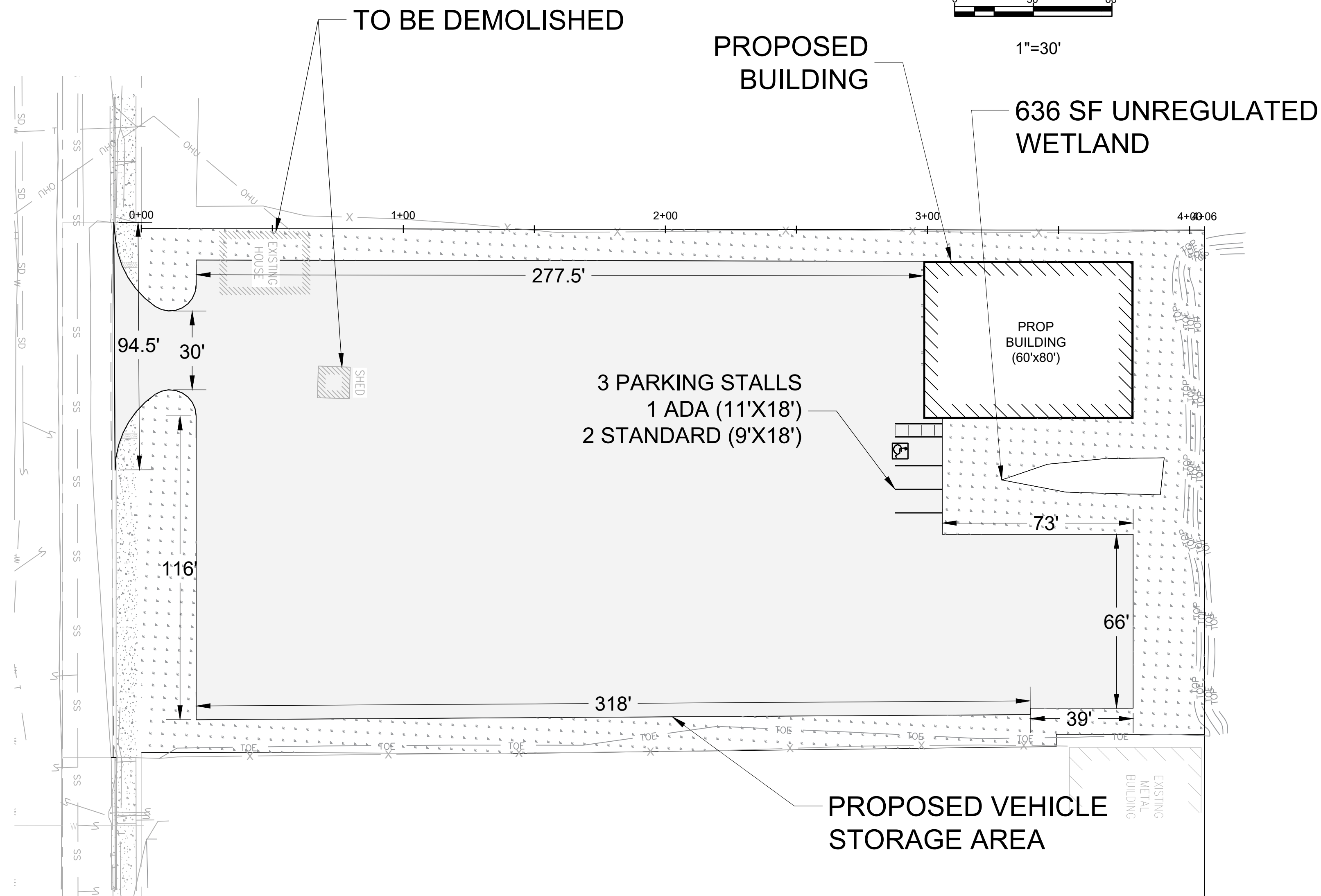
VERTICAL DATUM

NAVD 88, BY GPS OBSERVATION

LEGAL DESCRIPTION

LOT 8, ACKERSON'S 2ND ADDITION TO PUYALLUP, ACCORDING TO PLAT RECORDED IN BOOK 8 OF PLATS, AT PAGE 25, PIERCE COUNTY, WASHINGTON; SITUATE IN THE CITY OF PUYALLUP, COUNTY OF PIERCE, STATE OF WASHINGTON.

EXCEPT THAT OF LOT 8, ACKERSON'S 2ND ADDITION TO PUYALLUP, ACCORDING TO PLAT RECORDED IN BOOK 8 OF PLATS, AT PAGE 25, PIERCE COUNTY, WASHINGTON LAYING EASTERLY OF THE FOLLOWING DESCRIBED LINE; BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 8 THENCE NORTH 0° 18' 18" EAST ALONG THE EAST LINE OF LOT 8 A DISTANCE OF 146.28 FEET TO THE INTERSECTION OF THE CYCLONE FENCE AS IT EXISTS AS OF FEBRUARY 17, 2017; THENCE NORTH 0° 43' 59" WEST ALONG THE EXISTING CYCLONE FENCE A DISTANCE OF 202.91 FEET TO A POINT 5.00 FEET SOUTHERLY OF THE SOUTH FACE OF THE METAL BUILDING AS IT EXISTS AS OF FEBRUARY 17, 2017; THENCE NORTH 89° 46' 41" WEST PARALLEL WITH THE EXISTING METAL BUILDING A DISTANCE OF 4.65 FEET TO A POINT 5 FEET FROM THE WESTERLY FACE OF THE EXISTING METAL BUILDING; THENCE NORTH 0° 01' 42" EAST PARALLEL WITH THE WESTERLY FACE OF THE EXISTING METAL BUILDING A DISTANCE OF 56.50 FEET TO A POINT ON THE NORTHERLY LINE OF SAID LOT 8, SAID POINT LAYS SOUTH 89° 59' 48" WEST AND 7.85 FEET DISTANT FROM THE NORTHEAST CORNER OF SAID LOT 8; AREA OF EXCEPTION BEING 753 SQUARE FEET MORE OR LESS, CONTAINING 80436 SQUARE FEET (1.85 ACRES) MORE OR LESS.



SITE SPECIFICATIONS

SITE DATA:
ASSESSORS/TAX PARCEL NUMBER(S): 2105200150
PARCEL/SITE SIZE: 80,436 SF / 1.85 ACRES
SECTION/TOWNSHIP/RANGE: 26/20/04
DEVELOPMENT JURISDICTION: CITY OF PUYALLUP
SITE ADDRESS: 2401 INTER AV
PUYALLUP, WA 98372

ZONING: LIMITED MANUFACTURING
DENSITY: X
PRESENT USE: LIMITED MANUFACTURING
SENSITIVE AREAS: NO
WETLANDS: NO
FLOOD PLAIN HAZARD AREAS: NO
EROSION HAZARD AREAS: NO
LANDSLIDE HAZARD AREAS: NO
COAL MINE HAZARD AREAS: NO
SEISMIC HAZARD AREAS: NO
CREEKS/STREAMS: NO
LAKES: NO
STEEP SLOPES(10% OR GREATER): NO
VOLCANIC: NO
WILDLIFE HABITAT: NO
SHORELINE CLASSIFICATION: NO
IMPERVIOUS AREAS: 59625 SF
PERVIOUS AREAS: 25811 SF
ADJACENT ZONING:

NORTH: LIMITED MANUFACTURING
SOUTH: LIMITED MANUFACTURING
EAST: LIMITED MANUFACTURING
WEST: LIMITED MANUFACTURING

VERIFICATION NOTE

ALL EXISTING UTILITIES IN THE CONSTRUCTION AREA SHALL BE IDENTIFIED AND VERIFIED FOR DEPTH AND LOCATION PRIOR TO ANY CONSTRUCTION ACTIVITIES SO TO IDENTIFY ANY POTENTIAL CONFLICTS WITH PROPOSED CONSTRUCTION. CONTACT PROJECT ENGINEER IMMEDIATELY IF ANY CONFLICTS ARE IDENTIFIED.

PRIOR TO ANY CONSTRUCTION ACTIVITIES, VERIFY EXISTING TOPOGRAPHY IS CONSISTENT WITH WHAT IS SHOWN ON PLANS AND IF THERE ARE ANY POTENTIAL CONFLICTS WITH PROPOSED CONSTRUCTION ACTIVITIES, CONTACT PROJECT ENGINEER IMMEDIATELY IF ANY CONFLICTS ARE IDENTIFIED.

FILL SPECIFICATIONS

FILL MATERIAL SHALL NOT CONTAIN PETROLEUM PRODUCTS, OR SUBSTANCES WHICH ARE HAZARDOUS, DANGEROUS, TOXIC, OR WHICH OTHERWISE VIOLATE ANY STATE, FEDERAL, OR LOCAL LAW, ORDINANCE, CODE, REGULATION, RULE, ORDER, OR STANDARD.

TOPOGRAPHIC NOTE

THE EXISTING CULTURAL AND TOPOGRAPHICAL DATA SHOWN ON THESE DRAWINGS HAS BEEN PREPARED, IN PART, BASED UPON INFORMATION FURNISHED BY OTHERS. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, MCINNIS ENGINEERING CANNOT ENSURE ACCURACY AND THUS IS NOT RESPONSIBLE FOR THE ACCURACY OF THAT INFORMATION OR FOR ANY ERRORS OR OMISSIONS WHICH MAY HAVE BEEN INCORPORATED INTO THESE DRAWINGS AS A RESULT.

FIRE SPRINKLER NOTE

FIRE LINE SHALL BE SIZED BY A LICENSED FIRE PROTECTION ENGINEER. A SEPARATE, DETAILED PLAN SHALL BE APPROVED BY THE FIRE MARSHALL AND INSTALLED BY A WASHINGTON CERTIFIED LEVEL "U" CONTRACTOR IN ACCORDANCE WITH WAC 212-80-010. A POST INDICATOR VALVE SHALL BE INSTALLED ON THE SPRINKLER LINE TO ISOLATE THE FIRE SYSTEM FROM THE WATER SYSTEM WHEN REQUIRED.

CALL BEFORE YOU DIG
1-800-424-5555 OR 811

2401 INTER
COVER PAGE

2401 INTER AVE SE
PUYALLUP, WA 98372



DESCRIPTION

DATE

NUM

DESIGNED	SCALE
W. MCINNIS	1:30
DRAWN	CHECKED
W. MCINNIS	CHCK
DATE	APPROVED
12/19/22	APRD

SHEET

1 OF 1