



City of Puyallup
Development Services
333 S. Meridian
Puyallup, WA 98371
Tel. (253) 864-4165 Fax. (253) 840-6670

SEPA ENVIRONMENTAL CHECKLIST (2015 UPDATED VERSION)

Purpose of Checklist:

The State Environmental Policy Act (SEPA), Chapter 43.21 RCW, requires all governmental agencies to consider the environmental impacts of a proposal before making decisions. An environmental impact statement (EIS) must be prepared for all proposals probable significant adverse impacts on the quality of the environment. The purpose of this checklist is to provide information to help you and the agency identify impacts from your proposal (and to reduce or avoid impacts from the proposal, if it can be done) and to help the agency whether an EIS is required.

Instructions for Applicants:

This environmental checklist asks you to describe some basic information about your proposal. Please answer each question accurately and carefully, to the best of your knowledge. You may need to consult with an agency specialist or private consultant for some questions. You may use "not applicable" or "does not apply" only when you can explain why it does not apply and not when the answer is unknown. You may also attach or incorporate by reference additional studies reports. Complete and accurate answers to these questions often avoid delays with the SEPA process as well as later in the decision-making process.

Some questions ask about governmental regulations, such as zoning, shoreline, and landmark designations. Answer these questions if you can. If you have problems, the governmental agencies can assist you.

The checklist questions apply to all parts of your proposal, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. The agency to which you submit this checklist may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impact.

If you are not already submitting an 8-1/2" x 11" reduction of your project site plan to the city as part of a companion case submittal, please submit a copy as a part of this SEPA application.

Please submit eight (8) copies of the completed SEPA checklist application packet.

A. BACKGROUND

1. Name of proposed project:

Coastal Pacific Food Distribution (CPFD) Puyallp

2. Name of Applicant:

AHBL, Inc. (Agent)

3. Mailing address, phone number of applicant and contact person:

Todd Sawin, PE
2215 N. 30th St. Suite 300
Tacoma, WA 98403
253.383.2422

4. Date checklist prepared:

11/14/2023

5. Agency requesting checklist:

City of Puyallup

6. Proposed timing or schedule (including phasing, if applicable):

Construction Start: Spring 2024
Construction end: Spring 2025

7. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain.

None at this time.

8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal.

The site previously underwent SEPA review as part the permitting process to construct its current development in 2004. The SEPA review at the time included 28,500 SF of additional warehouse freezer facility for future phase of expansion. However, it was assumed this expansion would occur by 2015. Due to this fact, additional SEPA review is required for this proposal. The site is within the City's volcanic hazard area. The proposed building does not meet the definition of essential or hazardous facilities and will have an occupancy of less than 1,000 persons. Thus the proposed building is allowed under PMC 21.06.1260 and no report is required. The site is located within a critical aquifer recharge area. Stormwater runoff from the site will be treated and managed in accordance with the City's adopted stormwater manual and will not degrade ground water quality nor adversely affect the recharging the aquifer and no report is required. GeoEngineers prepared a geotechnical report for the previous project on the site and is dated 8/18/2004. A trip generation memo outlining the estimate traffic impacts for the project was provided by Heath & Associates and dated 11/8/2023.

9. Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain.

There are none known.

10. List any governmental approvals or permits that will be needed for your proposal, if known.

Preliminary Site Plan Review
Industrial Design Review
Design Review and Historic Preservation Board Review
Site Development Permit
Construction Stormwater General NPDES Permit
Building Permits

11. Give brief, complete description of your proposal, including uses and the size of the project and site. There are several questions later in this checklist that ask you to describe certain aspects of your proposal. You do not need to repeat those answers on this page. (Lead agencies may modify this form to include additional specific information or project description).

The project proposes expanding the existing cold storage building by adding freezer, dock, and dry storage capacity. Site improvements are limited to those necessary to support the building expansion and include additional pavement for loading dock and fire lane around building perimeter.

12. Location of proposal. Give sufficient information for a person to understand the precise location of your proposed project, including street address, if any, and section, township, and range, if known. If the proposal would occur over a range of area, provide the range of boundaries of the site(s). Provide a legal description, site plan, vicinity map, and topographic map, if reasonably available. While you should submit any plans required by the agency, you are not required to duplicate maps or detailed plans submitted with any permit applications related to this checklist.

The project is located at the existing Coastal Pacific Food distribution building located at 322 Valley Ave. Puyallup, WA 98371. P.C. parcel no. 0420215019 located in a portion of the NE 1/4 and the SE 1/4 of Section 21, Township 20N, Range 04E. Please refer to attached. vicinity map

B. ENVIRONMENTAL ELEMENTS

1. Earth

- a. General description of the site
(circle one): Flat rolling, hilly, steep, slopes, mountains, other _____
- b. What is the steepest slope on the site (approximate percent slope)? 33% in the rain garden
- c. What general types of soils are found on the site (for example: clay, sand, gravel, peat, muck)?
If you know the classification of agricultural soils, specify them and note any agricultural land of long-term commercial significance and whether the proposal results in removing any of these soils.

The upper 10 feet of subsurface soils consist generally of medium dense sand fill and loose to medium dense native silty sand, sand and gravel and medium stiff silt. Below 10 feet, the soils consist of medium dense to dense silty sand, sand with variable silt and occasional pockets of very stiff silt and dense gravel.

- d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe.

There is no known history of unstable soils. The City of Puyallup GIS notes two areas of moderate potential landslide areas on the site. Those areas are in the side slopes of the existing bioretention facilities and have had no indication of being unstable and are being replaced by this project.

- e. Describe the purpose, type and approximately quantities of any filling or grading proposed. Indicate source of fill.

Site work will include minimal grading and filling to accommodate the parking, circulation, buildings, and stormwater system. The site will import approximately 1,200 CY. of structural fill from off site gravel pits.

- f. Could erosion occur as a result of clearing, construction or use? If so, generally describe.

Due to the flat and developed nature of the site, there is little risk of erosion on site. The site will be managed in accordance with the Stormwater Management Manual for Western Washington as adopted by the City of Puyallup. Erosion control BMPs will be used to minimize erosion of onsite soils. Clearing will be limited to that necessary for the scope of work.

- g. About what percent of the site will be covered with impervious surface after project construction (for example: asphalt or buildings)?

The existing site impervious coverage of approximately 43% will be increased to 67% and consist of asphalt and concrete pavement and building.

- h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any:

The site will be permanently stabilized with landscape and paved surfaces. Stormwater runoff from proposed surfaces will be directed to stormwater facilities and managed in accordance with the City's adopted stormwater manual. Stormwater runoff from pollution generating surfaces will be treated prior to discharge.

2. Air

- a. What types of emissions to the air would result from the proposal during construction, operation, and maintenance when the project is completed? If any, generally describe and give approximate quantities if known.

Pollution to air will generally be from construction equipment exhaust and dust from construction operations. After project completion, the primary sources of emissions will be automobile exhaust. The quantities of these emissions are unknown but considered slight.

- b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.

No. There are no off-site sources of emissions or odor that would affect the project.

- c. Proposed measures to reduce or control emissions or other impacts to air, if any.

The construction equipment used will meet or exceed all Washington State requirements for exhaust controls. In drier months, water will be applied to dust generating surfaces to minimize dust during construction operations.

3. Water

- a. Surface Water:

1. Is there any surface water body on or in the immediate vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? If yes, describe type and provide names. If appropriate, state what stream and river it flows into.

The Puyallup River is located approximately 1,000 feet south of the site.

2. Will the project require any work over, in, or adjacent to (within 200 feet) the described waters? If yes, please describe and attach available plans.

No development is proposed within 200 feet of any water bodies.

3. Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material.

None. No surface water bodies will be modified.

4. Will the proposal requires surface water withdrawals or diversions? Give general description, purpose, and approximate quantities, if known.

No surface water withdrawals or diversions are proposed.

5. Does the proposal lie within a 100-year floodplain. If so, note location on the site plan.

No. According to Panel 53053 0333C of the National Flood Insurance Program's Flood Insurance Rate Maps, the proposed improvements do not lie within a 100-year flood plain.

6. Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge.

No. There will be no discharge of waste to the surface waters.

b. Ground:

1. Will groundwater be withdrawn from a well for drinking water or other purposes? If so, give a general description of the well, proposed uses and approximate quantities withdrawn from the well. Will water be discharged to groundwater? Give general description, purpose, and approximate quantities if known.

No. No water will be withdrawn from groundwater.

2. Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (for example: domestic sewage; industrial, containing the following chemicals.....; agricultural; etc.). Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve.

No waste material will be discharged into the ground. The site is currently served by City of Puyallup sewer.

c. Water Runoff (including storm water):

1. Describe the source of runoff (including storm water) the method of collection and disposal, if any (including quantities, if known). Where will this water flow? Will this flow into other waters? If so, describe.

Runoff from the building roof will flow to rain gardens to allow for infiltration into the underlying soils. The rain gardens will be equipped with overflow structures to direct runoff in excess to the storm drainage system. Runoff from pollution generating surfaces will be treated by underground mechanical treatment prior to being directed to the storm drainage system. The onsite storm drainage system connects to the existing municipal system located at the southern edge of the site. The existing municipal system outfalls at the Puyallup River approximately 1,000 feet south of the site.

2. Could waste materials enter ground or surface waters? If so, generally describe.

No. A waste enclosure is provided at the southwest corner of the building. Catch basins are equipped with a sump to collect any debris below the pipes and will be maintained.

3. Does the proposal alter or otherwise affect drainage patterns in the vicinity of the site? If so, describe.

No.

d. Proposed measures to reduce or control surface, ground, and runoff water, and drainage pattern impacts, if any:

Roof areas are directed to rain gardens to encourage infiltration into the underlying soils.

4. Plants

a. Check or circle types of vegetation found on the site:

- deciduous tree: alder, maple, aspen, other
- evergreen tree: fir, cedar, pine, other
- shrubs
- pasture
- crop or grain
- orchards, vineyards or other permanent crops.
- wet solid plants: cattail, buttercup, bullrush, skunk cabbage, other
- water plants: water lily, eelgrass, milfoil, other
- other types of vegetation

b. What kind and amount of vegetation will be removed or altered?

Approximately 1.21 acres of existing lawn area will be removed along with 39 trees. The lawn and trees were constructed as part of the previous development.

c. List threatened or endangered species known to be on or near the site.

To our knowledge, there are no threatened or endangered plant species known to exist on or near the site.

d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any.

The existing perimeter landscaping will be maintained. Disturbed vegetated areas to remain will be replanted as lawn. Other minimal landscaping consisting of shrubs and ornamental grass required by code will be planted adjacent to the proposed building expansion.

- e. List all noxious weeds and invasive species known to be on or near the site.

The site is maintained and there are no known species located on or near the site.

5. Animals

- a. Circle any birds and animals which have been observed on or near the site or are known to be on or near the site:

Birds: hawk, heron, eagle, songbirds, other _____

Mammals: deer, bear, elk, beaver, other squirrels _____

Fish: bass, salmon, trout, herring, shellfish, other: _____

- b. List any threatened or endangered species known to be on or near the site.

To our knowledge, there are no threatened or endangered animal species known to exist on or near the site.

- c. Is the site part of a migration route? If so, explain.

The site is located within the Pacific Flyway for migratory birds, as is most of western Washington.

- d. Proposed measures to preserve or enhance wildlife, if any.

There will be no significant impacts to on-site wildlife, therefore no mitigation is proposed or necessary.

- e. List any invasive animal species known to be on or near the site.

The site is maintained and there are no known species located on or near the site

6. Energy and Natural Resources

- a. What kind of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy needs? Describe whether it will be used for heating, manufacturing, etc.

Electricity will used for all energy needs onsite including heating and cooling.

- b. Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe.

No. The project is not expected to affect the potential use of solar energy since no built structure is closer than 55-feet to a property line.

- c. What kind of energy conservation features are included in the plans of this proposal? List other proposed measures to reduce or control energy impacts, if any.

In order to minimize energy usage of the freezer buildings we are proposing to use light colored exteriors. This will minimize the heat absorption of the buildings and reduce the energy required to maintain cold temperatures inside.

7. **Environmental Health**

- a. Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste, that could occur as a result of this proposal? If so, describe.

Minimal risks of fires may result from the proposed development as does the construction of any structure. The warehouse will not be used to store hazardous materials and hazardous waste exposure will not be an issue.

1. Describe any known or possible contamination at the site from present or past uses.

There is no known contamination.

2. Describe existing hazardous chemicals/conditions that might affect project development and design. This includes underground hazardous liquid and gas transmission pipelines located within the project area and in the vicinity.

There are no known hazardous chemicals/conditions.

3. Describe any toxic or hazardous chemicals that might be stored, used, or produced during the project's development or construction, or at any time during the operating life of the project.

No toxic or hazardous chemicals will be stored or produced onsite.

4. Describe special emergency services that might be required.

There are no special emergency services required above and beyond a typical industrial/commercial facility.

5. Proposed measures to reduce or control environmental health hazards, if any:

Design and construction of the project will be in accordance with current fire codes, including the installation of sprinklers to reduce the risk of fires.

b. Noise

1. What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)?

There are no known noise sources that would affect the proposal.

2. What types and levels of noise would be created by or associated with the project on a short-term or long-term basis (for example: traffic, construction, operation, other)? Indicate what hours noise would come from the site.

On a short-term basis, construction vehicles would travel to the site during standard working hours. On a long-term basis, employee vehicles will continue to use the site during. The office will be open from about 8AM to 5PM. The warehouse will be in operation from about 4PM to 4AM. The loading docks will be in operation from about 6AM to 2PM. These circulation areas are significantly removed from any non-industrial use and are buffered by on-site landscaping.

3. Proposed measures to reduce or control noise impacts, if any.

No mitigation measures are proposed since no significant adverse impacts will occur.

8. Land and Shoreline Use

- a. What is the current use of the site and adjacent properties? Will the proposal affect current land uses on nearby or adjacent properties? If so, describe.

The site is currently used for a cold storage facility that will be expanded on. The property to the north and east is an auto auction and sales facility. The property located west of the site is a commercial site used by a cable utility provider. The property to the south is cleared, vacant land owned by Washington State Department of Transportation. Since there is no change in use and the surrounding properties to the north, west, and east are already developed and in use, there will be no affect on current land uses adjacent to the site.

- b. Has the project site been used as working farmlands or working forest lands? If so, describe. How much agricultural or forest land of long-term commercial significance will be converted to other uses as a result of the proposal, if any? If resource lands have not been designated, how many acres in farmland or forest land tax status will be converted to non-farm or non-forest use?

The site is fully developed and has not been used for farming or forest lands since its current development. Based on historic aerial imagery, it appears the site was used for farming prior to the current development. No agriculture nor forest land will be converted to other uses as a result of this proposal.

1. Will the proposal affect or be affected by surrounding working farm or forest land normal business operations, such as oversize equipment access, the application of pesticides, tilling, and harvesting? If so, how:

No. There are no farms or forest land inf the vicinity of the development.

c. Describe any structures on the site.

There is an existing cold storage building with adjacent offices on the site. The building is approximately 20,000 SF.

d. Will any structures be demolished? If so, what?

No. No structures will be removed.

e. What is the current zoning classification of the site?

The site is in the Limited Manufacturing (ML) zone district. The proposal is a permitted use and is classified as a 'Warehouse Distribution' use in the ML use table PMC 20.35.010.

f. What is the current comprehensive plan designation of the site?

The site is in the Light Manufacturing/Warehousing (LM/W) Comprehensive Plan designated area. The proposal is aligned with the comprehensive plan use for the site.

g. If applicable, what is the current shoreline master program designation of the site?

There are no shorelines of the state within 200 feet, therefore, this does not apply.

- h. Has any part of the site been classified as a critical area by the city or county? If so, specify.

The site is within the City's volcanic hazard area. The proposed building does not meet the definition of essential or hazardous facilities and will have an occupancy of less than 1,000 persons. Thus the proposed building is allowed under PMC 21.06.1260 and no report is required. The site is located within a critical aquifer recharge area. Stormwater runoff from the site will be treated and managed in accordance with the City's adopted stormwater manual and will not degrade ground water quality nor adversely affect the recharging the aquifer and no report is required.

- i. Approximately how many people would reside or work in the completed project?

The office staff of approximately 13 people will work normal business hours. Warehouse crews of 11 people will typically work 4PM to 4AM. About 16 delivery personnel are scheduled to work 6AM to 2PM.

- j. Approximately how many people would the completed project displace?

The site is currently developed. Thus, no residences or employees would be displaced as part of this proposal.

- k. Proposed measures to avoid or reduce displacement impacts, if any?

There is no displacement and therefore no displacement impacts.

- l. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any.

The use of this land as a warehouse type facility was deemed consistent with the future and existing land uses when the original building was permitted and constructed. The proposed storage facility expansion is consistent with the City of Puyallup current zoning of the site. The existing, mature, required and additional buffer plantings on parcel boundaries that were constructed as part of the initial development will be maintained in order to minimize conflicts between adjacent parcels and uses. As part of the initial development, there were significant buffer plantings as well as significant building setbacks proposed as part of the project. These setbacks and plantings were in excess of those required by the City of Puyallup at the time. No new or increased intensity of use is proposed beyond what was previously approved for the site, therefore, the project continues to be compatible with the surrounding and projected land uses.

- m. Proposed measures to ensure the proposal is compatible with nearby agricultural and forest lands of long-term commercial significance, if any:

None. There are no agriculture or forest lands adjacent/near the site.

9. Housing

- a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.

None. No housing units are proposed by the project.

- b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle or low-income housing.

None. There are no existing housing units on this site.

- c. Proposed measures to reduce or control housing impacts, if any.

No special measures are proposed as no impacts are present.

10. Aesthetics

- a. What is the tallest height of any proposed structure(s), not including antennas; what is the principle exterior building material(s) proposed?

The proposed structure has a general max height of 45'-6". There are penthouse structures on the roof for mechanical equipment that extend the structure height to approximately 52' at those locations. The existing insulated metal panel building material will be maintained for the expansion.

- b. What views in the immediate vicinity would be altered or obstructed?

Due to the significant setbacks and limited building height, no views in the vicinity would be obstructed.

- c. Proposed measures to reduce or control aesthetic impacts, if any.

There are no significant adverse aesthetic impacts resulting from this proposal, therefore no measures are proposed.

11. Light and Glare

- a. What type of light or glare will the proposal produce? What time of day would it mainly occur?

The site is currently in use as a cold storage facility. As such, existing exterior building lighting and the lighting generated by automobile headlights will be generated by the completed project. Trucks associated with delivery services would provide the greatest potential for glare. These trucks operate from about 6AM to 2PM. However, due to the industrialized nature of the area, this would be consistent with the surrounding uses.

- b. Could light or glare from the finished project be a safety hazard or interfere with views?

As with the existing condition, there would be minimal impact as a result of lighting or glare.

- c. What existing off-site sources of light or glare may affect your proposal?

No off-site sources of light or glare will affect this proposal.

- d. Proposed measures to reduce or control light and glare impacts, if any?

The existing lighting will be maintained. No significant light or glare impacts are resulting as part of this proposal.

12. Recreation

- a. What designated and informal recreational opportunities are in the immediate vicinity?

The nearest recreation area is Puyallup Recreation Center Valley Sports Complex located approximately 1/4 of a mile to the northeast.

- b. Would the proposed project displace any existing recreational uses? If so, describe.

The completed project would not displace any existing recreational uses.

- c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any.

The previous development on the site included the City of Puyallup's required landscaping and open space areas. No other measures are proposed since there are no other impacts.

13. Historic and Cultural Preservation

- a. Are there any buildings, structures, or sites, located on or near the site that are over 45 years old listed in or eligible for listing in national, state, or local preservation registers located on or near the site? If so, specifically describe.

No. The site was fully developed in 2004. There was no evidence of structures prior to that development.

- b. Are there any landmarks, features, or other evidence of Indian or historic use or occupation? This may include human burials or old cemeteries. Are there any material evidence, artifacts, or areas of cultural importance on or near the site? Please list any professional studies conducted at the site to identify such resources.

No. The site was fully developed in 2004. There was no evidence of structures prior to that development. The area surrounding the site is also developed.

- c. Describe the methods used to assess the potential impacts to cultural and historic resources on or near the project site. Examples include consultation with tribes and the department of archeology and historic preservation, archaeological surveys, historic maps, GIS data, etc.

Prior work on the fully developed site did not discover any cultural or historic resources. Historic imagery and GIS data was consulted to verify no known historic evidence prior to that development.

- d. Proposed measures to avoid, minimize, or compensate for loss, changes to, and disturbance to resources. Please include plans for the above and any permits that may be required.

If culturally significant objects are found during site preparation work, the Washington State Office of Archaeology and Historic Preservation will be notified, and appropriate measures will be taken.

14. Transportation

- a. Identify public streets and highways serving the site or affected geographic area and describe proposed access to the existing street system. Show on site plans, if any.

The site is located approximately 350 feet to the southwest of Valley Avenue East. Access to the site is provided via a private easement from the parcel to an existing light on Valley Avenue.

- b. Is the site or affected geographic area currently served by public transit? If so, generally describe. If not, what is the approximate distance to the nearest transit stop?

The nearest bus stop is located about 1/4 mile to the east on Meridian East. Buses are available once an hour on weekdays. This service is provided by Pierce Transit Route 402 (Meridian).

- c. How many additional parking spaces would the completed project or non-project proposal have? How many would the project or proposal eliminate?

The project does not propose to add or eliminate any parking stalls. The site's existing parking stalls will be maintained.

- d. Will the proposal require any new or improvements to existing roads, streets, pedestrian, bicycle or state transportation facilities, not including driveways? If so, generally describe (indicate whether public or private).

Frontage improvements to correct existing deficiencies within the adjacent City right of way will likely be triggered by this project. This improvements include replacing 2 ADA ramps and noncompliant sidewalk at the southwest corner of the driveway intersection with Valley Ave., replacement of the existing valley gutter and crosswalk at said intersection, and grind and overlay of right lane of Valley Ave. along the frontage.

- e. Will the project or proposal use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.

No. No transportation other than road is proposed for this project.

- f. How many vehicular trips per day would be generated by the completed project or proposal? If known, indicate when peak volumes would occur and what percentage of the volume would be trucks (such as commercial and nonpassenger vehicles). What data or transportation models were used to make these estimates?

The total number of increase daily trips resulting from this phase of project is expected to increase by 92 to the site. Estimated peak hour trips are expect to increase by 5. This is based on analysis done by a traffic engineer using the Institute of Transportation Engineers (ITE) publication, Trip Generation, 11th Edition.

- g. Will the proposal interfere with, affect or be affected by the movement of agricultural and forest products on roads or streets in the area? If so, generally describe.

No. There is no agriculture or forest production adjacent to the site.

- h. Proposed measures to reduce or control transportation impacts, if any:

Traffic impact fees and a Pro Rate Share Developer's Agreement with WSDOT were paid as part of the initial development. Any further impacts to the City of Puyallup's transportation infrastructure will be mitigated through the City's environmental review.

15. Public Services

- a. Would the project result in an increased need for public services (for example: fire protection, police protection, public transit, health care, schools, other)? If so, generally describe.

The project would result in a minimal increase in the need for services. These would include increased fire protection, police protection and health care services.

- b. Proposed measures to reduce or control direct impacts on public services, if any.

The project will be built to City of Puyallup requirements, International Building Code standards, and will include fire suppression devices to limit the impacts to fire protection systems.

16. Utilities

- a. Circle utilities currently available at the site:

electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system, other:

The site is currently developed and served by utilities.

- b. Describe the utilities that are proposed for the project, the utility providing the service, and the general construction activities on the site or in the immediate vicinity which might be needed.

The proposal has minimal impact to the existing utilities onsite. Additional fire hydrants are proposed to the existing water main to provide necessary coverage to the building expansion. Other onsite utilities will be adjusted to make room for the proposed building expansion.

C. SIGNATURE

I hereby state that I am the owner or authorized agent listed above, and certify that all information contained above and in exhibits attached hereto are true and correct to the best of my knowledge and belief. I understand that the processing of this application may require additional supporting material upon request to City staff.

RIGHT OF ENTRY: By signing this application the applicant grants unto the City and its agents the right to enter upon the premises for purpose of conducting all necessary inspection to determine compliance with applicable laws, codes, and regulations. This right of entry shall continue until a certificate of occupancy is issued for the property.

Signature of Property Owner: _____

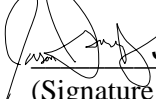
Date: _____

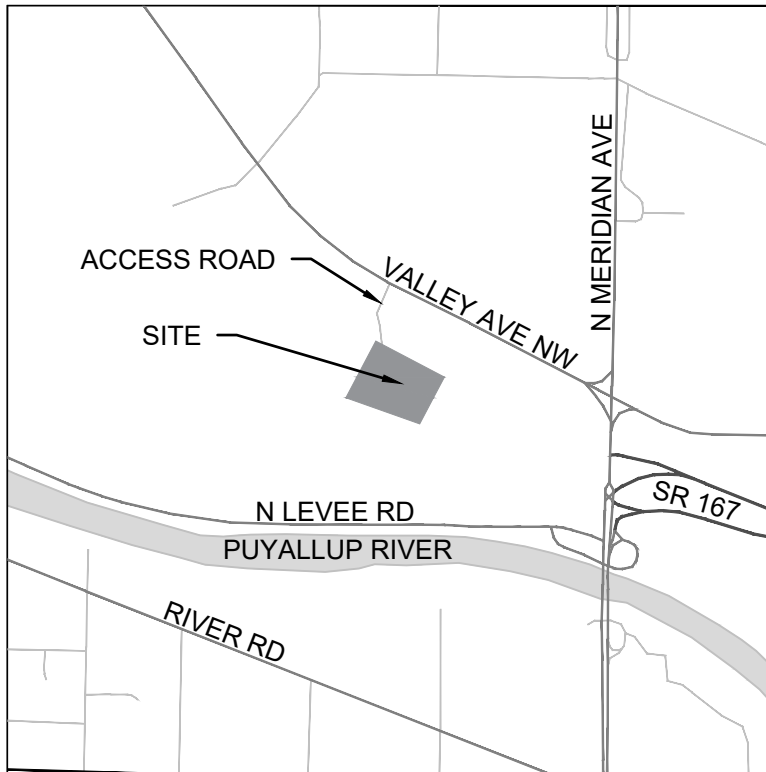
Signature of Agent:  _____ Jason Isenberg (Agent)

Date: 11/15/23 _____

I declare under penalty of perjury of the laws of the State of Washington that the foregoing is true and correct.

Dated: 11/15/23 in Tacoma, Washington.

 Jason Isenberg (Agent)
(Signature of Applicant)



VICINITY MAP

1" = 1/4 MILE



2215 North 30th Street,
Suite 300,
Tacoma, WA 98403
253.383.2422 TEL
253.383.2572 FAX

VICINITY MAP
COASTAL PACIFIC FOOD DISTRIBUTIONS

JOB NO:
2230491.11
DATE: DATE

A-1