

**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 Nathan L Miller, Planning Case No. PLPSP20250082, in the manner indicated.

Party	Method of Service
Publication Notice: Tacoma Weekly Publication Date: December 17, 2025	<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)	<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: December 12, 2025 – Materials submitted by Senior Planner Chris Beale

*Michelle Hannah*

Michelle Hannah  
 Administrative Assistant



# CITY OF PUYALLUP

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Development Services Center

333 S Meridian, Puyallup, WA 98371

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

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## DECLARATION OF SIGN POSTING

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**Date of Sign Posting:**

**Case No(s):**

**Project Name:**

**Applicant:**

**Applicant Email:**

**Site Address:**

**Parcel No.:**

**Notice of Hearing      or      Notice of Application**

**Attached photo of sign posted (required)**

**Description of sign location:**

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 \_\_\_\_\_, 20\_\_\_\_, at \_\_\_\_\_, \_\_\_\_\_

Date

City

State

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Print Name

**Please send Declaration of Sign Posting to:**

Planning@PuyallupWA.gov



# CITY OF PUYALLUP

Development Services Center

333 S Meridian, Puyallup, WA 98371

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

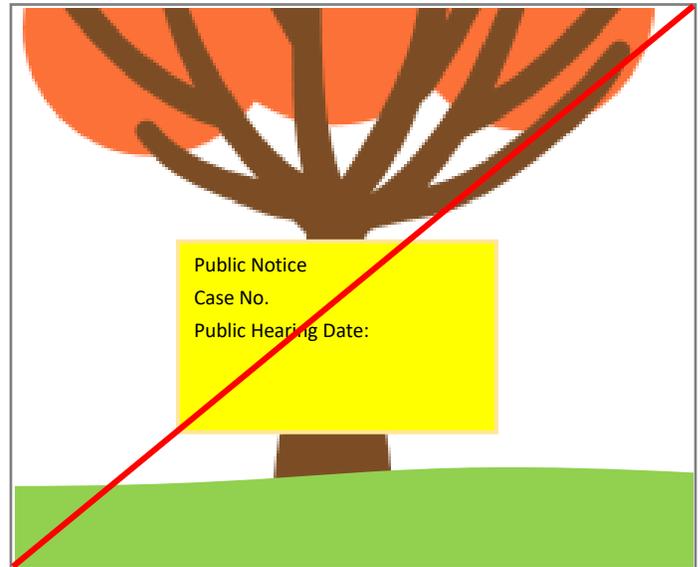
## **SIGN POSTING INSTRUCTIONS**

1. Place the sign on the site in a prominent and visible location so it can be easily seen by the public from the city right of way. Signs shall be placed on the property near the street and securely fastened to 4"X4" pressure treated wood post(s) fastened with 2.5" wood screws.
2. All signs must be posted by a specific date, typically 14 calendar days prior to the hearing/meeting, unless specified otherwise, if not posted by the specified date, the processing of application and/or meeting date will be suspended and any associated public hearing/meeting will be postponed.
3. The applicant is responsible to ensure the notice is firmly attached, legible, and remains in good condition throughout the entire posting period.
4. After the completion of all public hearings, appeals, and other actions, the sign(s) shall be removed within 15 calendar days following final action. Signs may be retained by the applicant or returned to the Development Services Department for recycling. If the sign is not removed within the 15 day period, the City may remove and retain it.
5. Should Development Services staff find that such notice is not posted, the processing of your application and/or scheduled meeting will be suspended and any public hearing postponed.

THIS IS ACCEPTABLE



UNACCEPTABLE



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

## NOTICE OF LAND USE PERMIT APPLICATION



**PERMIT TYPE: PRELIMINARY SITE PLAN & SEPA**

**PROJECT DESCRIPTION:** PROPOSED CONSTRUCTION OF A FIVE-STORY MULTIFAMILY BUILDING CONTAINING 100 RESIDENTIAL UNITS. THE PROJECT INCLUDES 70 PARKING SPACES WITHIN A GROUND-FLOOR PARKING GARAGE, A LOBBY AND LEASING OFFICE ON LEVEL 1, AND AN AMENITY DECK AND DOG RUN ON LEVEL 2. THE STRUCTURE WILL BE APPROXIMATELY 114,000 SQUARE FEET IN SIZE AND 55 FEET IN HEIGHT. DESIGN ELEMENTS CONSISTENT WITH THE DOWNTOWN DESIGN GUIDELINES HAVE BEEN INCORPORATED.

**PERMIT CASE #:** PLPSP20250082

**LOCATION:** 204 4TH ST SW, PUYALLUP, WA 98371

**ZONING:** RM-CORE

**APPLICANT:** NATHAN L MILLER, C2K ARCHITECTURE, INC.

**DATE OF APPLICATION:** DECEMBER 10, 2025

**STATUS OF ENVIRONMENTAL REVIEW:** PROJECT LOCATED IN DOWNTOWN SEPA PLANNED ACTION AREA

**DATE OF PUBLIC HEARING, IF APPLICABLE:** N/A

**City Staff Contact:** CHRIS BEALE, SENIOR PLANNER - 253-841-5418; CBEALE@PUYALLUPWA.GOV

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

## NOTICE OF LAND USE PERMIT APPLICATION



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DATE OF PUBLIC HEARING, IF APPLICABLE: N/A

City Staff Contact: CHRIS BEALE, SENIOR PLANNER • 253-841-5416 • CBEALE@PUYALLUPWA.GOV

In order to be considered for the appointment, Applications for Appointment are due to the Town of Eatonville by 1:00pm on January 6, 2026. Published in the Dispatch December 17 & 24, 2025

### VACANCY ON THE TOWN OF EATONVILLE POLICE CIVIL SERVICE COMMISSION

The Town of Eatonville is seeking applications from interested residents to fill a vacancy on the Police Civil Service Commission. Persons appointed to the Commission shall serve without compensation. No person shall be appointed a member of such commission who is not a citizen of the United States, a resident of the Town for at least three years immediately preceding such appointment, and an elector of the county wherein they resides. The term of office of the members of the Commission shall be for six years. Please see the Eatonville Municipal Code for additional information on the Police Civil Service Commission, <https://ecode360.com/46528858#46528858>.

Those interested must complete an Application for Appointment that is available at Town Hall, 201 Center St W, Eatonville, WA 98328 or on our website <https://eatonville-wa.gov/forms-publications/>. Applications may be emailed to [townclerk@eatonville-wa.gov](mailto:townclerk@eatonville-wa.gov). Published in the Dispatch December 17 & 24, 2025

IN ACCORDANCE WITH THE REVISED CODE OF WASHINGTON (RCW 46.55.130), BURNS TOWING #5143 WILL SELL TO THE HIGHEST BIDDER THE FOLLOWING VEHICLES ON 12/23/2025 AT 11:00 am. PRIOR INSPECTION WILL BE FROM 8:00 am UNTIL 11:00 am. THIS COMPANY CAN BE CONTACTED AT 253-472-4496 FOR QUESTIONS REGARDING THIS AUCTION. THE SALE LOCATION IS: 7401 McKinley Ave E Tacoma LOT # YEAR MAKE MODEL LICENSE PLATE/VIN

4	2007	CHRYSLER	300
4	2007	DODGE	CHARGER
4	2013	FORD	FUSION
4	2014	MERCEDES-BENZ	E-CLASS
4	2004	FTWD	GEARBOX
4	1989	EXCL	27/FW
4	2008	VOLVO	S40
4	2010	NISSAN	SENTRA
4	2001	DODGE	DURANGO
4	2015	NISSAN	LEAF
4	1998	HONDA	CIVIC
4	2015	TOYOTA	COROLLA
4	1997	ACURA	RL
4	2001	FORD	EXPLORER
4	2016	DODGE	CHALLENGER
4	1996	FORD	ECONOLINE
4	1994	HONDA	ACCORD
4	2007	BMW	5-SERIES
4	1993	LEXUS	LS
4	2007	AUDI	A4
4	2008	CHEVROLET	IMPALA
4	2020	HYUNDAI	SONATA
4	2004	PONTIAC	GRAND AM
4	2004	CHEVROLET	CAVALIER
4	2002	HONDA	ACCORD
4	2005	SUBARU	OUTBACK
4	2008	KIA	OPTIMA
4	2000	HONDA	ODYSSEY
4	2001	CHEVROLET	TAHOE
4	1999	ISUZU	RODEO
4	2006	HONDA	CIVIC
4	2010	DODGE	CHALLENGER
4	2008	HYUNDAI	ELANTRA
4	1999	CHRYSLER	TOWN & COUNTRY

CSD6300/1C4GT64L0XB610301  
1 2002 MAZDA PROTEGE BWK4417/JM-1BJ25921619445  
1 2014 NISSAN SENTRA WRONG PLATE/3N1AB7AP7EL612471  
1 2001 TOYOTA HIGHLANDER BKV6607/JTEHF21A710029836  
4 1985 FORD ECONOLINE D95960G/1FTFS24G9FHB44082  
Published in the Tacoma Weekly & Dispatch December 17, 2025

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF PIERCE In re the Estate of: DORIS LEE LESTER, Deceased. NO. 25-4-02885-5 NOTICE TO CREDITORS The person named below has been appointed as Personal Representative of this estate. Any person having a claim against the Decedent must, before the time such claim would be barred by any otherwise applicable statute of limitations, present the claim as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below, a copy of the claim and filing of the original of the claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of (1) Thirty days after the Personal Representative served or mailed this notice to the creditor as provided by RCW 11.40.010(1)(c); or (2) four months after the date of first publication of this notice. If the claim is not presented within this time, then the claim is forever barred, except as provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the Decedent's probate assets and non-probate assets. DATE OF FIRST PUBLICATION: December 17, 2025 PERSONAL REPRESENTATIVE: Linda Sue Wegner MCCARTHY LAW OFFICE, PLLC By /s/ Conor E. McCarthy WSBA No 35497 1109 Tacoma Ave. South Tacoma, WA 98402 Phone: 253-484-0142 Fax: 253-572-8957 conor@conormccarthylaw.com Attorney for Personal Representative Address for Mailing or Service: 1109 Tacoma Ave. South Tacoma, WA 98402 Published in the Tacoma Weekly & Dispatch December 7, 24 & 31, 2025

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF PIERCE In re the Estate of: MONIKA CULBERTSON, Deceased. NO. 25-4-02886-3 NOTICE TO CREDITORS The person named below has been appointed as Personal Representative of this estate. Any person having a claim against the Decedent must, before the time such claim would be barred by any otherwise applicable statute of limitations, present the claim as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below, a copy of the claim and filing of the original of the claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of (1) Thirty days after the Personal Representative served or mailed this notice to the creditor as provided by RCW 11.40.010(1)(c); or (2) four months after the date of first publication of this notice. If the claim is not presented within this time, then the claim is forever barred, except as provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the Decedent's probate assets and non-probate assets. DATE OF FIRST PUBLICATION: December 17, 2025 PERSONAL REPRESENTATIVE: Kim Michele Culbertson MCCARTHY LAW OFFICE, PLLC By /s/ Conor E. McCarthy WSBA No 35497 1109 Tacoma Ave. South Tacoma, WA 98402 Phone: 253-484-0142 Fax: 253-572-8957 conor@conormccarthylaw.com Attorney for Personal Representative Address for Mailing or Service: 1109 Tacoma Ave. South Tacoma, WA 98402 Published in the Tacoma Weekly & Dispatch December 17, 24 & 31, 2025

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON IN AND FOR THE COUNTY OF PIERCE In re the Estate of: VICTOR HACKNEY, Deceased. NO. 25-4-02730-1 NOTICE TO CREDITORS The person named below has been appointed as Personal Representative of this estate. Any person having a claim against the Decedent must, before the time such claim would be barred by any otherwise applicable statute of limitations, present the claim as provided in RCW 11.40.070 by serving on or mailing to the Personal Representative or the Personal Representative's attorney at the address stated below, a copy of the claim and filing of the original of the claim with the court in which the probate proceedings were commenced. The claim must be presented within the later of (1) Thirty days after the Personal Representative served or mailed this notice to the creditor as provided by RCW 11.40.010(1)(c); or (2) four months after the date of first publication of this notice. If the claim is not presented within this time, then the claim is forever barred, except as provided in RCW 11.40.051 and 11.40.060. This bar is effective as to claims against both the Decedent's probate assets and non-probate assets. DATE OF FIRST PUBLICATION: December 3, 2025 PERSONAL REPRESENTATIVE: YVETTE MARIE PENNETTA MCCARTHY LAW OFFICE, PLLC By /s/ Conor E. McCarthy WSBA No 35497 1109 Tacoma Ave. South Tacoma, WA 98402 Phone: 253-484-0142 Fax: 253-572-8957 conor@conormccarthylaw.com Attorney for Personal Representative Address for Mailing or Service: 1109 Tacoma Ave. South Tacoma, WA 98402 Published in the Tacoma Weekly & Dispatch December 3, 10 & 17, 2025

### NOTICE DETERMINATION OF NON-SIGNIFICANCE

The City of Puyallup, as lead agency on the following described project, has issued a Determination of Non-Significance (DNS) under the State Environmental Policy Act Rules (Chapter 197-11 WAC) for the following project:

Permit # PLCTA20250096  
Applicant: City of Puyallup - Planning  
Location: 333 S MERIDIAN, PUYALLUP, WA 98371  
Staff Contact: Chris Beale, Senior Planner, 2538415418, CBeale@PuyallupWA.gov  
Request: Proposed update to PMC Title 19-Plats and Subdivisions, which regulates the division and adjustment of land for development. The update aligns local regulations with recent state legislation, the Comprehensive Plan, and the Housing Action Plan while improving clarity, consistency, and processing efficiency. Additional amendments relating to Title 20 (Zoning) relating to permit processing procedures and noticing requirements - are included. See [www.puyallupwa.gov/2435/](http://www.puyallupwa.gov/2435/) Title-19—Plats-subdivisions for more information.  
Comments Due Date: December 22, 2025  
SEPA Status: SEPA Determination Issued  
After review of a completed environmental checklist and other information on file, the City of Puyallup has determined this proposal will not have a probable significant adverse impact on the environment. To obtain copies of the DNS, please visit <https://permits.puyallupwa.gov/portal/>, select 'Application Search' from the 'Planning Division' section to navigate to the Planning Division Permit Application Search page. Enter the permit #PLCTA20250096 into the search field and select the permit number from the search list to navigate to the permit status page for this permit. Scroll to the bottom of the page to view a list of all documents associated with the permit file, including the SEPA DNS.  
Comments

Comments on this preliminary DNS must be submitted within 14 days or by 5:00 p.m. on December 22, 2025 (14 days from issuance date) to the Responsible Official at City of Puyallup Development Services Center. Comments will be accepted by mail, or (preferably) by email. Please mail to: Development Services Department, Attn: Michelle Ochs, 333 S Meridian, Puyallup, WA 98371. To submit comments electronically, please send via Email to: [Planning@PuyallupWA.gov](mailto:Planning@PuyallupWA.gov); or contact the case planner below. Chris Beale, Senior Planner at (253) 841-5418 or CBeale@PuyallupWA.gov  
Appeals

Consistent with WAC 197-11-545 regarding commenting parties and agencies, an appeal the subject DNS may be filed via a written request with the SEPA Responsible Official by applicable parties and agencies by 5:00 pm on January 05, 2026.  
Published in the Tacoma Weekly & Dispatch December 17, 2025

### 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. PLPSP20250082:  
Applicant: Nathan L Miller, C2K Architecture, Inc.  
Location: 204 4TH ST SW, PUYALLUP, WA 98371;

Zoning: RM-CORE  
Request: Proposed construction of a five-story multifamily building containing 100 residential units. The project includes 70 parking spaces within a ground-floor parking garage, a lobby and leasing office on Level 1, and an amenity deck and dog run on Level 2. The structure will be approximately 114,000 square feet in size and 55 feet in height. Design elements consistent with the Downtown Design Guidelines have been incorporated.

Comment Due Date: Written comments will be accepted if filed with the Development and Permitting Services Department on or before 3:00PM on December 31, 2025.

SEPA status: The project is located in the City's Downtown Planned Action Environment Impact Statement (EIS) area. The City's SEPA Responsible Official Anticipates the subject project will qualify as a project covered by the previous environmental review under the Downtown Planned Action SEPA EIS. The Responsible Official is presently evaluating the project and submitted SEPA checklist. If the project is consistent with and qualifies under the planned action EIS, no new SEPA Threshold Determination will be made for this project. More information may be found here: [www.cityofpuyallup.org/1462/Downtown-Planned-Action-EIS](http://www.cityofpuyallup.org/1462/Downtown-Planned-Action-EIS)

Environmental mitigation measures under consideration: None identified as of the date of this mailer; staff reviewing SEPA checklist. Public Comments: Please be advised that any response to this letter will become a matter of Public Record. 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. General application information is available for public review at [www.cityofpuyallup.org/ActivePermits](http://www.cityofpuyallup.org/ActivePermits). The application file is available for review at <https://permits.puyallupwa.gov/portal/>. Please click on the 'Application Search' button under the 'Planning Division' header. Once you have navigated to the Planning Division Application search page, you can search by the case number or site address. The file can also be viewed in person at Puyallup City Hall during normal business hours (9:00am-3:00pm) at the Development and Permitting Services Center at 333 South Meridian, 2nd floor, Puyallup, WA 98371).

Americans with Disabilities Act (ADA) Information  
The City of Puyallup in accordance with Americans with Disabilities Act (ADA), commits to nondiscrimination on the basis of disability. This material can be made available in an alternate format by emailing Dan Vessels Jr. at

DVessels@PuyallupWA.gov, by calling (253) 841-5480, writing us via mail (333 South Meridian, Puyallup, WA 98371) or by visiting the Development and Permitting Services Center at 333 South Meridian, 2nd floor, Puyallup, WA 98371).

Staff contact: Chris Beale, Senior Planner - (253) 841-5418 | CBeale@PuyallupWA.gov  
Published in the Tacoma Weekly & Dispatch December 17, 2025

### SUMMARY OF ORDINANCE NO. 3332 City of Puyallup, Washington

On the 9th day of December, 2025, the City Council of the City of Puyallup passed Ordinance No. 3332. A summary of the content of said Ordinance, consisting of the title, is provided as follows:

AN ORDINANCE OF THE CITY OF PUYALLUP APPROVING A SIX-MONTH EXTENSION OF THE INTERIM ZONING REGULATIONS, PASSED JUNE 17, 2025, IMPLEMENTING THE REQUIREMENTS OF RCW 36.70A.635 IN RESPONSE TO E2SHB 1110 AND ESHB 2321, RELATED TO MIDDLE HOUSING REGULATIONS.

The full text of this Ordinance will be mailed upon request.

FILED WITH THE CITY CLERK: December 10, 2025

PASSED BY THE CITY COUNCIL: December 9, 2025

PUBLISHED: December 17, 2025 Tacoma Weekly & Dispatch

EFFECTIVE DATE: December 22, 2025

ORDINANCE NO.: 3332

### SUMMARY OF ORDINANCE NO. 3333 City of Puyallup, Washington

On the 9th day of December, 2025, the City Council of the City of Puyallup passed Ordinance No. 3333. A summary of the content of said Ordinance, consisting of the title, is provided as follows:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PUYALLUP, WASHINGTON, GRANTING FORGED FIBER 37, LLC, AND ITS AFFILIATES, SUCCESSORS AND ASSIGNS, THE RIGHT, PRIVILEGE, AUTHORITY AND NONEXCLUSIVE FRANCHISE TO CONSTRUCT, MAINTAIN, OPERATE, REPLACE, AND REPAIR A TELECOMMUNICATIONS NETWORK IN, ACROSS, OVER, ALONG, UNDER, THROUGH AND BELOW CERTAIN DESIGNATED PUBLIC RIGHTS-OF-WAY IN THE CITY OF PUYALLUP; PROVIDING FOR SEVERABILITY; AND ESTABLISHING AN EFFECTIVE DATE.

The full text of this Ordinance will be mailed upon request.

DAN VESSELS JR. CITY CLERK  
FILED WITH THE CITY CLERK: December 10, 2025

PASSED BY THE CITY COUNCIL: December 9, 2025

PUBLISHED: December 17, 2025 Tacoma Weekly & Dispatch

EFFECTIVE DATE: December 22, 2025

ORDINANCE NO.: 3333

### SUMMARY OF ORDINANCE NO. 3334 City of Puyallup, Washington

On the 9th day of December, 2025, the City Council of the City of Puyallup passed Ordinance No. 3334. A summary of the content of said Ordinance, consisting of the title, is provided as follows:

AN ORDINANCE OF THE CITY OF PUYALLUP, WASHINGTON, RELATING TO MUNICIPAL FINANCE, AMENDING THE 2025 BUDGET ADOPTED BY ORDINANCE NO. 3310, AND AMENDED BY ORDINANCE NO. 3328 AND AUTHORIZING CERTAIN EXPENDITURES IN THE AMOUNTS SPECIFIED IN THIS ORDINANCE TO CONFORM WITH PREVIOUS DIRECTION PROVIDED BY THE CITY COUNCIL.

The full text of this Ordinance will be mailed upon request.

DAN VESSELS JR. CITY CLERK  
FILED WITH THE CITY CLERK: December 10, 2025

PASSED BY THE CITY COUNCIL: December 9, 2025

PUBLISHED: December 17, 2025 Tacoma Weekly & Dispatch

EFFECTIVE DATE: December 22, 2025

ORDINANCE NO.: 3334

### SUMMARY OF ORDINANCE NO. 3335 City of Puyallup, Washington

On the 9th day of December, 2025, the City Council of the City of Puyallup passed Ordinance No. 3335. A summary of the content of said Ordinance, consisting of the title, is provided as follows:

AN ORDINANCE OF THE CITY OF PUYALLUP AMENDING SECTION 10.40.026 OF THE PUYALLUP MUNICIPAL CODE PERTAINING TO TIME LIMITS IN CITY OWNED PARKING LOTS.

The full text of this Ordinance will be mailed upon request.

DAN VESSELS JR. CITY CLERK  
FILED WITH THE CITY CLERK: December 10, 2025

PASSED BY THE CITY COUNCIL: December 9, 2025

PUBLISHED: December 17, 2025 Tacoma Weekly & Dispatch

EFFECTIVE DATE: December 22, 2025

ORDINANCE NO.: 3335

Superior Court of Washington, County of Pierce In re the Guardianship of: Plumeria Anderson-Peabody No. 25-4-02439-6 Summons Served by Publication (SMPB) Summons Served by Publication To: John Doe, unknown biological father of PLUMERIA ANDERSON-PEABODY; DOB: 01/18/2025; Cause No. 25-4-02439-6. The Petitioner has started a case asking for guardianship of the above-named child under RCW 11.130.185. If the Minor Guardianship Petition is approved, the rights of the parents or legal custodians could be substantially restricted. The name of the Petition is: Minor Guardianship Petition filed October 21, 2025. A Court Review Hearing will be held on January 30, 2026, at 9:00

a.m. at Pierce County Superior Court, 930 Tacoma Ave. S., Tacoma, WA 98402. On day of hearing check Link with case number to determine the room number. You are summoned to appear at the hearing on the date, time, and place set forth above. You must respond to this Summons and Petition by serving a copy of your written response on the person signing this Summons, any other party, and by filing the original response with the Clerk of the Court. If you do not serve your written response within 20 days after the date this summons was served on you (or 60 days if you are served outside the state of Washington or in a jail, detention, or prison facility), exclusive the day of service, the court may enter an order of default against you and the court may, without further notice to you, enter an order and approve or provide for the relief requested in the Petition. If the Petition has not been filed, you may demand that the Petitioner file this lawsuit with the court. If you do so, the demand must be in writing and must be served upon the person signing this Summons. Within 14 days after you serve the demand, the Petitioner must file this lawsuit with the court, or the service on you of this Summons and Petition will be void. If you wish to seek the advice of a lawyer in this matter, you should do so promptly so that your written response, if any, may be served on time. This Summons is issued pursuant to Rule of the Superior Court Civil Rules of the State of Washington. Objection to Minor Guardianship You can get the Response form and other forms you may need at: • The Washington State Courts' website: [www.courts.wa.gov/forms](http://www.courts.wa.gov/forms) • Washington LawHelp: [www.washingtonlawhelp.org](http://www.washingtonlawhelp.org), or • The Superior Court Clerk's office or county law library (for a fee). 3. Serve (give) a copy of your Response to the person who filed this Summons at the address below, and to any other parties. You may use certified mail with return receipt requested. For more information on how to serve, read Superior Court Civil Rule 5. File your original Response with the court clerk at this address: Superior Court Clerk, Pierce County County-City Building, 930 Tacoma Ave. S., Rm 110 Tacoma, WA, 98402 5. Lawyer not required: It is a good idea to talk to a lawyer, but you may file and serve your Response without one. Person filing this Summons fills out below: /s/ Deanna Luke Date 10/21/2025 /s/ David Luke Date 10/21/2025 I agree to accept legal papers for this case at the following address: 1238 South State Street, Tacoma, Washington 98405 (if this address changes before the case ends, you must notify all parties and the court in writing. You may use the Notice of Address Change form (FL All Family 120). You must also update your Confidential Information Form (FL All Family 001) if this case involves parentage or child support.) Note: You and the other party/ies may agree to accept legal papers by email under Superior Court Civil Rule 5 and local court rules. This Summons is issued according to Rule 4.1 of the Superior Court Civil Rules of the state of Washington. Published in the Tacoma Weekly & Dispatch November 19, 26, December 3, 10, 17, & 24 2025.

Superior Court of Washington, County of Pierce In re: Petitioner/s (person/s who started this case): Alexus Oglennon And Respondent/s (other party/parties): John Doe No. 25-4-02538-4 Summons Served by Publication (SMPB) Summons Served by Publication To (other party's name/s): John Doe I have started a court case by filing a petition. The name of the Petition is: Objection Form GDN M 307 You must respond in writing if you want the court to consider your side. Deadline! Your Response must be filed and served within 60 days of the date this Summons is published: November 26, 2025. If you do not file and serve your Response or a Notice of Appearance by the deadline: • No one has to notify you about other hearings in this case, and • The court may approve the requests in the Petition without hearing your side (called a default judgment). Follow these steps: 1. Read the Petition and any other documents that were filed at court with this Summons. Those documents explain what the other party is asking for. 2. Fill out a Response on this form (check the Response that matches the Petition): [x] Other (specify): Objection Form GDN M 307 You can get the Response form and other forms you may need at: • The Washington State Courts' website: [www.courts.wa.gov/forms](http://www.courts.wa.gov/forms) • Washington LawHelp: [www.washingtonlawhelp.org](http://www.washingtonlawhelp.org), or • The Superior Court Clerk's office or county law library (for a fee). 3. Serve (give) a copy of your Response to the person who filed this Summons at the address below, and to any other parties. You may use certified mail with return receipt requested. For more information on how to serve, read Superior Court Civil Rule 5. 4. File your original Response with the court clerk at this address: Superior Court Clerk, Pierce County PIERCE COUNTY SUPERIOR COURT 930 TACOMA AVE SOUTH TACOMA, WA 98402 5. Lawyer not required: It is a good idea to talk to a lawyer but you may file and serve your Response without one. Person filing this Summons or his/her lawyer fills out below: /s/ Alexus Oglennon Date 11/19/2025 I agree to accept legal papers for this case at (check one): [x] the following address (this does not have to be your home address): 6505 Carolina St. S.E. Lacey WA 98513 (If this address changes before the case ends, you must notify all parties and the court in writing. You may use the Notice of Address Change form (FL All Family 120). You must also update your Confidential Information Form (FL All Family 001) if this case involves parentage or child support.) Note: You and the other party/ies may agree to accept legal papers by email under Superior Court Civil Rule 5 and local court rules. This Summons is issued according to Rule 4.1 of the Superior Court Civil Rules of the state of Washington. Published in the Tacoma Weekly & Dispatch November 26, December 3, 10, 17, 24 & 31, 2025



City of Puyallup

**Planning Division**

333 S. Meridian, Puyallup, WA 98371

(253) 864-4165

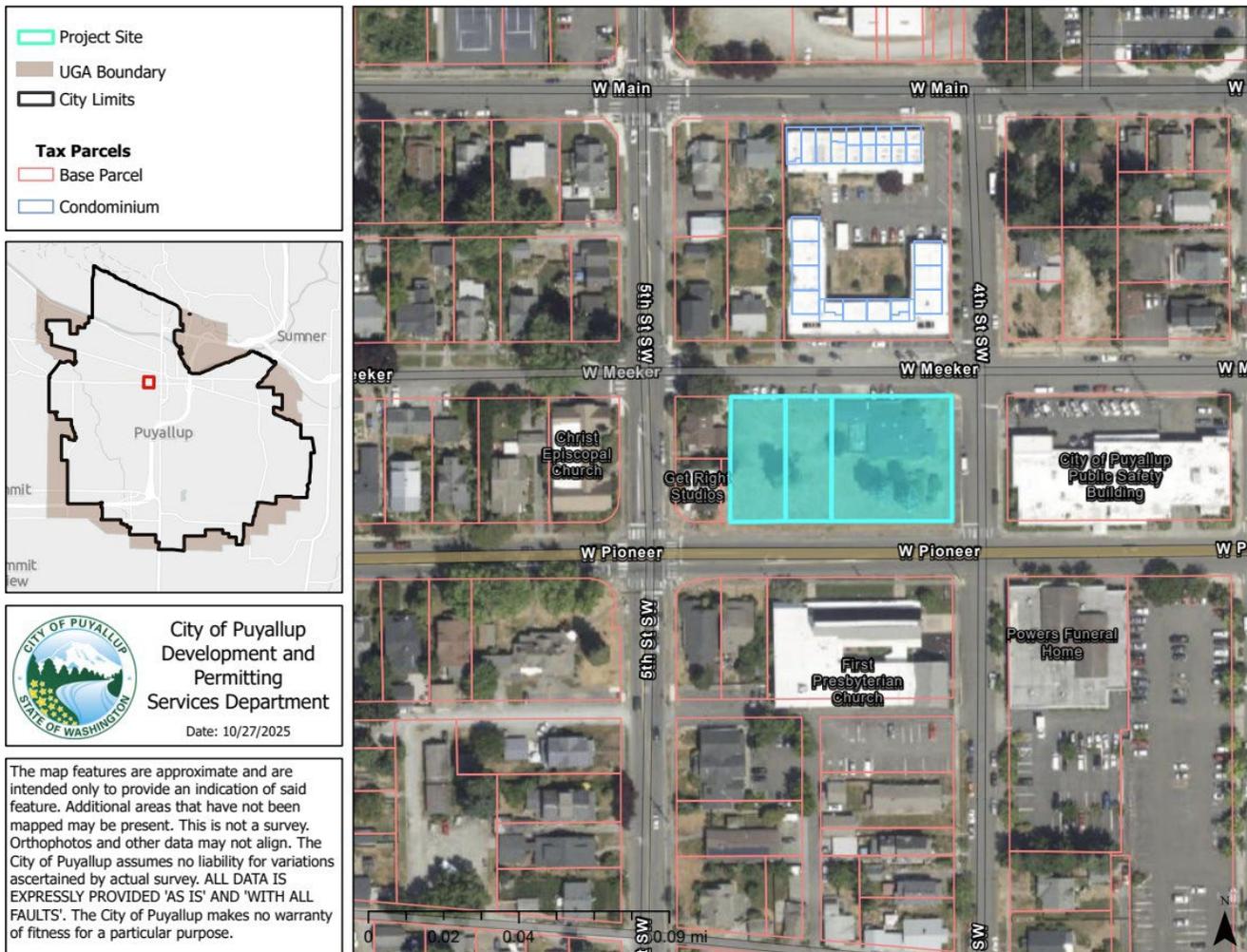
www.cityofpuyallup.org

December 17, 2025

## NOTICE OF COMPLETE LAND USE PERMIT APPLICATION

The following land use permit application was 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:



 City of Puyallup  
Development and  
Permitting  
Services Department  
Date: 10/27/2025

The map features are approximate and are intended only to provide an indication of said feature. Additional areas that have not been mapped may be present. This is not a survey. Orthophotos and other data may not align. The City of Puyallup assumes no liability for variations ascertained by actual survey. ALL DATA IS EXPRESSLY PROVIDED 'AS IS' AND 'WITH ALL FAULTS'. The City of Puyallup makes no warranty of fitness for a particular purpose.

## Application Information

Case Number:	PLPSP20250082
Permit Type:	Preliminary Site Plan & SEPA
Proposal:	Proposed construction of a five-story multifamily building containing 100 residential units. The project includes 70 parking spaces within a ground-floor parking garage, a lobby and leasing office on Level 1, and an amenity deck and dog run on Level 2. The structure will be approximately 114,000 square feet in size and 55 feet in height. Design elements consistent with the Downtown Design Guidelines have been incorporated.
Applicant(s):	Nathan L Miller, C2K Architecture, Inc.
Owner(s):	URBAN PUYALLUP MIXED USE LLC
Site Address:	204 4TH ST SW, PUYALLUP, WA 98371;
Parcel Number:	5745001631; 5745001632; 5745001641;
Date of Application:	October 17, 2025
Date of complete application determination:	December 10, 2025
Date of Public Hearing (if set):	Public Hearing is not required.
Environmental documents/studies required:	SEPA Checklist, Storm water report, traffic scoping report, critical areas report, landscape plan, geotechnical report, and other reports, as required for review
Identified critical areas on or adjacent to the site:	None identified as of the date of this mailer; staff reviewing SEPA checklist.

## Public Comments

Please be advised that any response to this letter will become a matter of Public Record. 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 review at <https://permits.puyallupwa.gov/portal/>. Please click on the 'Application Search' button under the 'Planning Division' header. Once you have navigated to the Planning Division Application search page, you can search by the case number or site address.

- The file can also be viewed in person at Puyallup City Hall during normal business hours (9:00am – 3:00pm) at the Development and Permitting Services Center at 333 South Meridian, 2nd floor, Puyallup, WA 98371).
- Written comments will be accepted if filed with the staff contact listed below on or before 3:00PM on: December 31, 2025.

### **Americans with Disabilities Act (ADA) Information**

The City of Puyallup in accordance with Americans with Disabilities Act (ADA), commits to nondiscrimination on the basis of disability. This material can be made available in an alternate format by emailing Dan Vessels Jr. at DVessels@PuyallupWA.gov, by calling (253) 841-5480, writing us via mail (333 South Meridian, Puyallup, WA 98371) or by visiting the Development and Permitting Services Center at 333 South Meridian, 2nd floor, Puyallup, WA 98371).

### **Downtown Planned Action Environmental Impact Statement Area**

The project is located in the City's Downtown Planned Action Environment Impact Statement (EIS) area. The City's SEPA Responsible Official Anticipates the subject project will qualify as a project covered by the previous environmental review under the Downtown Planned Action SEPA EIS. The Responsible Official is presently evaluating the project and submitted SEPA checklist. If the project is consistent with and qualifies under the planned action EIS, no new SEPA Threshold Determination will be made for this project. More information may be found here:  
[www.cityofpuyallup.org/1462/Downtown-Planned-Action-EIS](http://www.cityofpuyallup.org/1462/Downtown-Planned-Action-EIS)

### **Staff Contact**

If you have any comments, please email them to Chris Beale, Senior Planner at CBeale@PuyallupWA.gov or call (253) 841-5418.



# Building Elevations

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EAST ELEVATION - 4TH ST SW



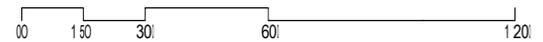
NORTH ELEVATION - W MEEKER



WEST ELEVATION

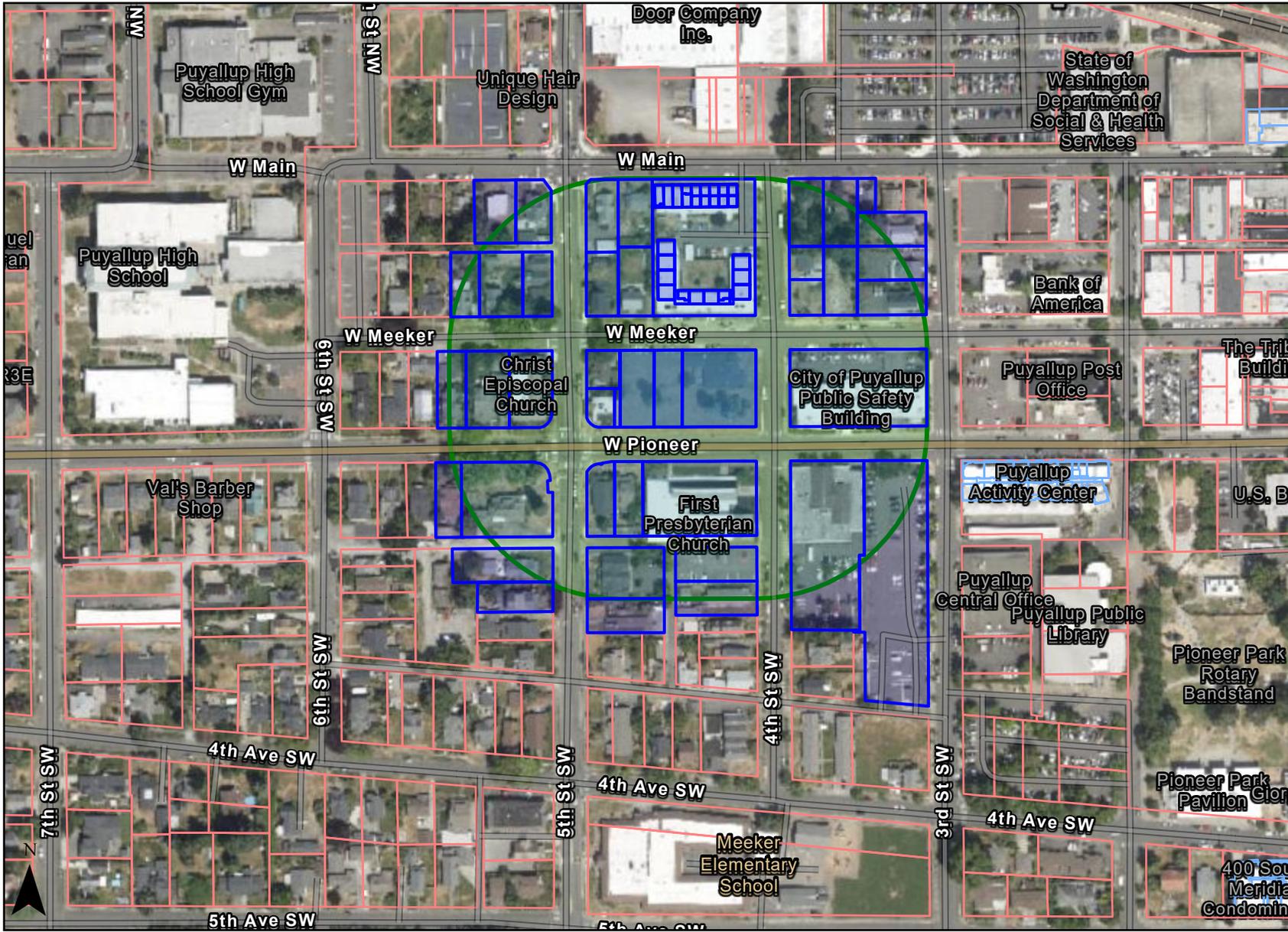
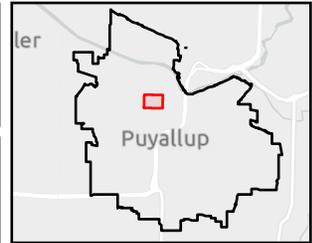


SOUTH ELEVATION - W PIONEER AVE



# City of Puyallup Planning Division

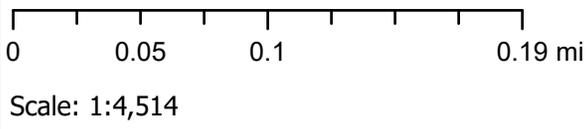
## Owner Notify Map



**Owner Notification**

**Tax Parcels**

- Base Parcel
- Condominium
- Puyallup City Limits



Map produced using City of Puyallup GIS web apps.

Date: 12/12/2025

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.

Meeker TNC LLC  
1120 E Terrace St, Suite 300  
Seattle, WA 98122-7405

Yang Hengzhi  
300 SW 104<sup>th</sup> St  
Seattle, WA 98146

City of Puyallup Federal CU  
303 W Meeker  
Puyallup, WA 98371-5377

Christ Episcopal Church  
210 5<sup>th</sup> St SW  
Puyallup, WA 98371-5383

Murphy J LLC  
3008 38thSt SE  
Puyallup, WA 98374

421 Pioneer LLC  
11416 Vickery Ave E  
Tacoma, WA 98446

Venzone Jeanne/Skene Robert  
316 Main Ave  
Puyallup, WA 98371

Daniels Jordan/Penalver Mario  
323 5<sup>th</sup> St SW  
Puyallup, WA 98371

1<sup>st</sup> United Presbyterian Church  
412 W Pioneer  
Puyallup, WA 98371-5368

Venzone John & Tamara  
PO Box 823  
Puyallup, WA 98371-0075

Advay Investment LLC  
2629 170<sup>th</sup> St Ct E  
Tacoma, WA 98445-7328

Urban Puyallup Mixed Use LLC  
206 State Ave NW  
Olympia, WA 98501

Demaray Rebecca & Jason  
PO Box 731737  
Puyallup, WA 98373-0018

Gaskill Jason & Kimberly  
PO Box 7133  
Bonney Lake, WA 98391-0927

Britton-Stuart Shandon D  
PO Box 1741  
Sumner, WA 98390

Tucker Rex  
509 W Pioneer Ave  
Puyallup, WA 98371

Kline Sharon L TTEE  
Sharon Louise Kline Revocable Trust  
6223 Cooper Point Rd NW  
Olympia, WA 98502-3489

Schoner Alexander & Anna  
421 W Meeker  
Puyallup, WA 98371

Acebedo & Johnson Holdings LLC  
112 3<sup>rd</sup> St SW  
Puyallup, WA 98371

Stratford Carole & Timothy  
2858 Pearblossom Dr  
Santa Rosa, CA 95407-5048

Penalver Ovidio & Margaret  
205 5<sup>th</sup> Ave SW  
Puyallup, WA 98371

Butterfield John & Marcie  
513 W Pioneer  
Puyallup, WA 98371

Hodges Denise  
314 5<sup>th</sup> St SW  
Puyallup. WA 98371

Gaffney Properties LLC  
1002 Yakima Ave  
Tacoma, WA 98405-4829

Hobble James O  
316 5<sup>th</sup> St SW  
Puyallup, WA 98371-5829

Duran Jennifer D  
513 W Meeker  
Puyallup, WA 98371-5381

El Patron Rosales LLC  
10712 Sales Rd S  
Tacoma, WA 98444-1623

Moeller John J  
504 W Main  
Puyallup, WA 98371j

9008070340  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

9008070370  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

5760000070  
YANG HENGZHI  
300 SW 104TH ST  
SEATTLE, WA 98146

9008070110  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

7060000220  
CITY OF PUYALLUP FEDERAL CREDIT UN  
303 W MEEKER  
PUYALLUP, WA 98371-5377

9008070400  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

5745001660  
CHRIST EPISCOPAL CHURCH  
210 5TH ST SW  
PUYALLUP, WA 98371-5383

9008070310  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

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MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

9008070170  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

7060000320  
MURPHY J LLC  
3008 38TH ST SE  
PUYALLUP, WA 98374

5745001642  
421 PIONEER LLC  
11416 VICKERY AVE E  
TACOMA, WA 98446

5745001371  
CITY OF PUYALLUP  
333 S MERIDIAN  
PUYALLUP, WA 98371-5904

9008070140  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

9008070320  
MEEKER TNC LLC  
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MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

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MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

9008070150  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

7060000241  
VENZONE JEANNE A & SKENE ROBERT M  
316 W MAIN AVE  
PUYALLUP, WA 98371

5745001560  
DANIELS JORDAN & PENALVER MARIO  
323 5TH ST SW  
PUYALLUP, WA 98371

5745001590  
1ST UNITED PRESBY CHURCH  
412 W PIONEER  
PUYALLUP, WA 98371-5368

7060000250  
VENZONE JOHN & TAMARA  
PO BOX 823  
PUYALLUP, WA 98371-0075

9008070030  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

5745001430  
1ST UNITED PRESBY CHURCH  
412 W PIONEER  
PUYALLUP, WA 98371-5368

9008070430  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

5760000130  
CHRIST EPISC OF PUY  
210 5TH ST SW  
PUYALLUP, WA 98371-5383

7060000350  
ADVAY INVESTMENT LLC  
2629 170TH STREET CT E  
TACOMA, WA 98445-7328

5745001641  
URBAN PUYALLUP MIXED USE LLC  
206 STATE AVE NW  
OLYMPIA, WA 98501

0420284001  
DEMARAY REBECCA & JASON  
PO BOX 731737  
PUYALLUP, WA 98373-0018

9008070290  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

7060000260  
VENZONE JOHN & TAMARA  
PO BOX 823  
PUYALLUP, WA 98371-0075

9008070460  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

9008070270  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

5760000080  
GASKILL JASON B & GASKILL KIMBERLY  
PO BOX 7133  
BONNEY LAKE, WA 98391-0927

5745001440  
BRITTON-STUART SHANDON D  
PO BOX 1741  
SUMNER, WA 98390

5760000140  
TUCKER REX  
509 W PIONEER AVE  
PUYALLUP, WA 98371

5760000020  
KLINE SHARON L TTEE OF SHARON LOUISE KLINE REVOCABLE TRUST  
6223 COOPER POINT RD NW  
OLYMPIA, WA 98502-3489

9008070260  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

9008070040  
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SEATTLE, WA 98122-7405

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MEEKER TNC LLC  
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SEATTLE, WA 98122-7405

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MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

5745001631  
URBAN PUYALLUP MIXED USE LLC  
206 STATE AVE NW  
OLYMPIA, WA 98501

5745001632  
URBAN PUYALLUP MIXED USE LLC  
206 STATE AVE NW  
OLYMPIA, WA 98501

7060000330  
SCHONER ALEXANDER J & ANNA C  
421 W MEEKER  
PUYALLUP, WA 98371

9008070350  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

9008070130  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

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MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

7060000230  
CITY OF PUYALLUP  
333 S MERIDIAN  
PUYALLUP, WA 98371-5904

9008070070  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

5745001650  
421 PIONEER LLC  
11416 VICKERY AVE E  
TACOMA, WA 98446

5745001661  
REFERENCE  
REFERENCE  
PIERCE COUNTY, WA

9008070210  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

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SEATTLE, WA 98122-7405

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MEEKER TNC LLC  
1120 EAST TERRACE ST. SUITE 300  
SEATTLE, WA 98122

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CITY OF PUYALLUP  
333 S MERIDIAN  
PUYALLUP, WA 98371-5904

7060000210  
ACEBEDO & JOHNSON HOLDINGS LLC  
112 3RD ST SW  
PUYALLUP, WA 98371

9008070060  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

9008070470  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

0420284012  
STRATFORD CAROLE A & TIMOTHY R  
2858 PEARBLOSSOM DR  
SANTA ROSA, CA 95407-5048

5745001601  
PENALVER OVIDIO M & MARGARET A  
205 5TH AVE SW  
PUYALLUP, WA 98371

7060000290  
VENZONE JOHN & TAMARA  
PO BOX 823  
PUYALLUP, WA 98371-0075

9008070080  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

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REFERENCE  
REFERENCE  
PIERCE COUNTY, WA

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PENALVER OVIDIO M MD PS  
205 5TH AVE SW  
PUYALLUP, WA 98371-5840

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MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

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SEATTLE, WA 98122-7405

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MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

5760000150  
BUTTERFIELD JOHN L & MARCIE A  
513 W PIONEER  
PUYALLUP, WA 98371-5365

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MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

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1120 E TERRACE ST STE 300  
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MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
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0420284011  
HODGES DENISE  
314 5TH ST SW  
PUYALLUP, WA 98371-5829

5745001671  
PUYALLUP CITY OF  
333 S MERIDIAN  
PUYALLUP, WA 98371-5904

5745001361  
GAFFNEY PROPERTIES LLC  
1002 YAKIMA AVE  
TACOMA, WA 98405-4829

9008070300  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

0420284098  
HOBBLE JAMES O  
316 5TH ST SW  
PUYALLUP, WA 98371-5829

9008070050  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

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1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

5760000090  
DURAN JENNIFER D  
513 W MEEKER  
PUYALLUP, WA 98371-5381

5745001602  
PENALVER OVIDIO M & MARGARET A  
205 5TH AVE SW  
PUYALLUP, WA 98371-5840

7060000270  
VENZONE JOHN & TAMARA  
PO BOX 823  
PUYALLUP, WA 98371-0075

9008070420  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

9008070190  
MEEKER TNC LLC  
1120 E TERRACE ST STE 300  
SEATTLE, WA 98122-7405

7060000340  
EL PATRON ROSALES LLC  
10712 SALES RD S  
TACOMA, WA 98444-1623

5760000010  
MOELLER JOHN J  
504 W MAIN  
PUYALLUP, WA 98371-5322

**From:** [Robin Loewen](#)  
**To:** [Andrew Annanie](#); [Andy Whitener, Squaxin](#); [Angela Angove, PC surface water](#); [Annette Bullchild, Nisqually](#); [Brad Beach, Nisqually](#); [Cassie Moeller](#); [City of Edgewood](#); [City of Fife](#); [City of Sumner Planning](#); [Claudia Henry Pierce County](#); [Clay Gustaves Williams Pipeline](#); [DAHPC](#); [Dan Krenz - USACE](#); [David Troutt - Nisqually Natural Resources](#); [Dept of Commerce](#); [Dr. Martin Fox, Muckleshoot](#); [Erick Thompson, PC surface water](#); [Fruitland Mutual Water Co.](#); [George Walter - Nisqually Environmental](#); [Greta Holmstrom, PC Stormwater planning](#); [Hannah Elwell](#); [Heidi Thomas - Nisqually Transportation](#); [KBelin TWD](#); [Laura Murphy - Muckleshoot Indian Tribe](#); [Mary Nicholl](#); [Matthew Herrington, Comcast](#); [MBA Pierce County](#); [Mike Burger](#); [PALS - Pierce County](#); [Pierce County Permit Center](#); [Pierce County Surface Water](#); [Pierce Transit](#); [Planning](#); [P-S Chamber of Commerce](#); [PSCAA](#); [Puyallup Planning](#); [Puyallup School District - Brian Devereux](#); [Puyallup Tribe - SEPA Review](#); [Sandy Leek - South Region Municipal Liaison Manager](#); [Sarah Grice](#); [Sean Vance](#); [Shaun Dinubilo](#); [Shelley Shaffer](#); [Tacoma Water](#); [Tim Susee, Central Pierce Fire](#); [TPCHD](#); [WA Dept of Natural Resources](#); [WDFW Region 6, South Sound](#); [WSDOT](#); [Yakama Nation](#); [Yakama Nation - Cultural Resources](#)  
**Cc:** [Chris Beale](#)  
**Subject:** Notice of Complete Application - Project # PLPSP20250082 - UPMU-Bell Place - Preliminary Site Plan - City of Puyallup  
**Date:** Friday, December 12, 2025 4:10:00 PM  
**Attachments:** [Notice of Application.pdf](#)  
[SEPA Checklist.pdf](#)  
[Site Plan.pdf](#)  
[image001.png](#)  
[image002.png](#)

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## CITY OF PUYALLUP

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### Development Services Center

333 S Meridian, Puyallup, WA 98371  
(253) 864-4165 Fax (253) 840-6678

### NOTICE OF COMPLETE LAND USE APPLICATION

#### **Re: PROJECT ID: PLPSP20250082 - NOTICE OF COMPLETE APPLICATION**

**Brief Project Description:** Proposed construction of a five-story multifamily building containing 100 residential units. The project includes 70 parking spaces within a ground-floor parking garage, a lobby and leasing office on Level 1, and an amenity deck and dog run on Level 2. The structure will be approximately 114,000 square feet in size and 55 feet in height. Design elements consistent with the Downtown Design Guidelines have been incorporated.

Please find attached to this email the notice of application, SEPA checklist, and submitted site plan for the above referenced project; the City of Puyallup is the SEPA Lead Agency for this permit(s).

**Where to find permit materials:** Permit specific information may be found on the attached notice and on the [Cityview Portal](#).

**Submitting comments/questions:** Please provide comments within by 12/31/2025. If you'd like to be added to the Party of Record list on the project and receive future review letters and public hearing notices (if applicable), please reply to this email requesting to be placed on the party of record list for this case. Please reference the case number or the project name in future correspondence or emails. Comments may be provided by replying to the Case Planner Chris Beale via email at [CBeale@PuyallupWA.gov](mailto:CBeale@PuyallupWA.gov).

**SEPA Planned Action:** The project is located in the City's Downtown Planned Action Environmental Impact Statement area. The City's SEPA Responsible Official anticipates the subject project will qualify as a project covered by the previous environmental review under the Downtown Planned Action SEPA EIS. The Responsible Official is presently evaluating the project and submitted SEPA checklist. If the project is consistent with and qualifies under the planned action EIS, no new SEPA

Threshold Determination will be made for this project. More information may be found here:  
[www.cityofpuyallup.org/1462/Downtown-Planned-Action-EIS](http://www.cityofpuyallup.org/1462/Downtown-Planned-Action-EIS).

Thank you,

Robin Loewen  
DPS Support Specialist  
City of Puyallup  
333 S Meridian  
Puyallup, WA 98371  
253-841-5439

*To apply for a permit, click here to access the [City's Permit Portal](#). Or scan this QR code with your phone to learn more.*

