Appendix B
SWPPP Short Form

CONSTRUCTION SWPPP SHORT FORM

The threshold for using the Port of Tacoma's (Port) short form is a project that proposes to clear or disturb less than one acre of land. Projects falling within this threshold may use this short form instead of preparing a professionally designed Construction Stormwater Pollution Prevention Plan (SWPPP). If project disturbance quantities exceed this threshold, you must prepare of formal Construction SWPPP as part of your submittal package. If your project is within the threshold and includes—or may affect—a critical area, please contact the Port to determine if the SWPPP short form may be used.

CONSTRUCTION STORMWATER POLLUTION PREVENTION PLAN SHORT FORM

Project Name:

Address:

Contact/Owner: Phone:

Erosion Control Supervisor:

Phone: Cell: Pager:

Emergency (After hours) Contact: Phone:

Permit No.:

Parcel No.:

Required Submittals

A Construction SWPPP consists of both a project narrative and a site plan. The project narrative describes existing conditions on the site, the proposed conditions, and how construction site runoff will be managed until final site stabilization is achieved. Any additional relevant information should be included in the project narrative. All Best Management Practices (BMPs) that will be utilized onsite must be included as part of the project narrative and provided (electronically or hard copy) as part of the submittal package. If additional BMPs beyond those included in the Washington Department of Ecology's (Ecology) Western Washington Stormwater Management Manual (Ecology SWMM) or the City of Tacoma's (City) Stormwater Management Manual (City SWMM) are proposed to be used, a narrative and appropriate details describing the BMP (its function, installation method, and maintenance activities) will be required.

The site plan is a drawing which shows the location of the proposed BMPs to control erosion and sedimentation during and after construction activities.

The City's govMe site (*http://www.govme.org*.) may be used to find much of the information needed to complete this form, such as adjacent areas, topography, critical areas, the downstream drainage path, and information concerning onsite features.

PROJECT NARRATIVE

The Construction SWPPP Short Form narrative must be completed at part of the submittal package. Any information described, as part of the narrative, should also be shown on the site plan.

Note: From October 1 through April 30, clearing, grading, and other soil disturbing activities shall only be permitted by special authorization from the Port.

A. Project Description (Check all that apply)

☐ New Structure ☐ Building Addition ☐ Grading/Excavation
☐ Paving ☐ Utilities ☐ Other:

1. Total project area _____ (square feet)
2. Total proposed impervious area _____ (square feet)
3. Total existing impervious area _____ (square feet)
4. Total proposed area to be disturbed _____ (square feet)
5. Total volume of cut/fill _____ (cubic yards)

Additional Project Information:

B. Existing Site Conditions (Check all that apply)

1. Describe the existing vegetation on the site. (Check all that apply)
   ☐ Forest ☐ Pasture/field grass ☐ Pavement ☐ Landscaping ☐ Brush
   ☐ Trees ☐ Other:
2. Describe how surface water (stormwater) drainage flows across/from the site. (Check all that apply)
   ☐ Sheet Flow ☐ Gutter ☐ Catch Basin ☐ Ditch/Swale ☐ Storm Sewer
   ☐ Stream ☐ Other:
3. Describe any unusual site condition(s) or other features of note.
   ☐ Steep Grades ☐ Large depression ☐ Underground tanks ☐ Springs
   ☐ Easements ☐ Existing structures ☐ Existing utilities ☐ Other:

C. Adjacent Areas (Check all that apply)

1. Check any/all adjacent areas that may be affected by site disturbance and fully describe below in item 2:
   ☐ Streams* ☐ Lakes* ☐ Wetlands* ☐ Steep slopes*
   ☐ Residential Areas ☐ Roads ☐ Ditches, pipes, culverts ☐ Other:

   ** If the site is on or adjacent to a critical area (e.g., waterbody), the Port may require additional information, engineering, and other permits to be submitted with this short form.*

2. Describe how and where surface water enters the site from properties located upstream:

3. Describe the downstream drainage path from the site to the receiving body of water (minimum distance of 0.25 mile [1320 feet]). (E.g., water flows from the site into a curb-line, then to a catch basin at the intersection of X and Y streets. A 10-inch pipe system conveys water another 1000 feet to a wetland.) Include information on the condition of the drainage structures.

D. Soils (Check all that apply)

The intent of this section is to identify when additional soils information may be required for applicants using this short form. There are other site-specific issues that may necessitate a soils investigation or more extensive erosion control practices. The Port will determine these situations on a case-by-case basis as part of their review.

1. Does the project propose infiltration? Infiltration systems require prior Port approval.

☐ Yes ☐ No

2. Does the project propose construction on or near steep slopes (15% or greater)?

☐ Yes ☐ No

If infiltration is proposed for the site or steep slopes (15% or greater) have been identified, the Port will require soils information as part of project design. The applicant must contact a soil professional or civil engineer that specializes in soil analysis and perform an in-depth soils investigation. If the Yes box is checked for either question, the Port may not permit the use of this short form.

E. Construction Sequencing/Phasing

1. Construction sequence: the standard construction sequence is as follows:
   - Mark clearing/grading limits.
   - Install initial erosion control Best Management Practices (BMPs) (e.g., construction entrance, silt fence, catch basin inserts, etc.).
   - Clear, grade, and fill project site as outlined in the site plan while implementing and maintaining proper temporary erosion and sediment control BMPs simultaneously.
   - Install permanent erosion protection as described in the specifications (e.g., impervious surfaces, landscaping, etc.).
   - Remove temporary erosion control methods as permitted. Do not remove temporary erosion control until permanent erosion protection is fully established.

   List any changes from the standard construction sequence outlined above:

2. Construction phasing: if construction is going to occur in separate phases, please describe:

F. Construction Schedule

1. Provide a proposed construction schedule (dates construction starts and ends, and dates for any construction phasing.)

   Start Date: **End Date:**

   Interim Phasing Dates:

   Wet Season Construction Activities: Wet season occurs from October 1 to April 30. Please describe construction activities that will occur during this time period.

Note: Additional erosion control methods may be required during periods of increased surface water runoff.

2. **Site plan**

A site plan, to scale, must be included with this checklist that shows the following items:

- ☐ a. Address, Parcel Number, Permit Number, and Street Names
- ☐ b. North Arrow
- ☐ c. Indicate boundaries of existing vegetation (e.g., tree lines, grassy areas, pasture areas, fields, etc.)
- ☐ d. Identify any onsite or adjacent critical areas and associated buffers (e.g., wetlands, steep slopes, streams, etc.).
- ☐ e. Identify any FEMA base flood boundaries and Shoreline Management boundaries.
- ☐ f. Show existing and proposed contours.
- ☐ g. Delineate areas that are to be cleared and/or graded.
- ☐ h. Show all cut and fill slopes, indicating top and bottom of slope catch lines.
- ☐ i. Show locations where upstream run-on enters the site and locations where runoff leaves the site.
- ☐ j. Indicate existing surface water flow direction(s).
- ☐ k. Label final grade contour and indicate proposed surface water flow direction and surface water conveyance systems (e.g., pipes, catch basins, ditches, etc.).
- ☐ l. Show grades, dimensions, and direction of flow in all (existing and proposed) ditches, swales, culverts, and pipes.
- ☐ m. Indicate locations and outlets of any dewatering systems (usually to sediment trap).
- ☐ n. Identify and locate all erosion control methods to be used during and after construction.

ONSITE FIELD VERIFICATION OF ACTUAL CONDITIONS IS REQUIRED.

Figure 1. (see page 5 for Site Plan requirements)

GUIDELINES FOR EROSION CONTROL ELEMENTS

This SWPPP must contain the 12 required elements, as required by Ecology. Check off each element as it is addressed in the SWPPP short form and/or on your site plan.

- ☐ 1. Mark Clearing Limits
- ☐ 2. Establish Construction Access
- ☐ 3. Control Flow Rates
- ☐ 4. Install Sediment Controls
- ☐ 5. Stabilize Soils
- ☐ 6. Protect Slopes
- ☐ 7. Protect Drain Inlets
- ☐ 8. Stabilize Channels and Outlets
- ☐ 9. Control Pollutants
- ☐ 10. Control Dewatering
- ☐ 11. Maintain BMPs
- ☐ 12. Manage the Project

The following is a brief description of each of the 12 required elements of a SWPPP. If an element does not apply to the proposed project site, please describe why the element does not apply. Applicable BMPs are listed with each element and in Table 1. Please note that this list is not a comprehensive list of BMPs available for small construction projects, but erosion and sediment control techniques most pertinent to small construction sites are included here. More detailed information on construction BMPs can be found in Ecology's SWMM Volume II and the City's SWMM Volume II (Ecology 2005; City of Tacoma 2012). Please provide hard copies of the BMPs that will be used for the project and include as part of this Construction SWPPP. BMPs that may be used if needed can be noted as being contingent in the event additional erosion control is needed. Describe any additional BMPs that will be utilized onsite and add them to the SWPPP short form.

For phased construction projects, clearly indicate erosion control methods to be used for each phase of construction.

Element #1 – Mark Clearing Limits

All construction projects must clearly mark any clearing limits, sensitive areas and their buffers prior to beginning any land disturbing activities, including clearing and grading. Clearly mark the limits both in the field and on the site plans. Limits shall be marked in such a way that any trees or vegetation that is to remain will not be harmed.

Applicable BMPs include:

- BMP C101: Preserving Natural Vegetation
- BMP C102: Buffer Zones
- BMP C103: High Visibility Plastic or Metal Fence
- BMP C104: Stake and Wire Fence

☐ The BMP(s) being proposed to meet this element are:

_____

_____

OR

☐ This element is not required for this project because:

_____

_____

_____

_____

Element #2 – Establish Construction Access

All construction projects subject to vehicular traffic shall provide a means of preventing vehicle "tracking" soil from the site onto streets or neighboring properties. Limit vehicle traffic on- and off-site to one route if possible. All access points shall be stabilized with a rock pad construction entrance or other Port-approved BMP. The applicant should consider placing the entrance in the area for future driveway(s), as it may be possible to use the rock as a driveway base material. The entrance(s) must be inspected weekly, at a minimum, to ensure no excess sediment buildup or missing rock.

Applicable BMPs include:

- BMP C105: Stabilized Construction Entrance
- BMP C106: Wheel Wash
- BMP C107: Construction Road/Parking Area Stabilization

☐ The BMP(s) being proposed to meet this element are:

OR

☐ This element is not required for this project because:

Element #3 – Control Flow Rates

Protect properties and waterways downstream of the project site from erosion due to increases in volume, velocity, and peak flow of stormwater runoff from the project site.

Permanent infiltration facilities shall not be used for flow control during construction unless specifically approved by the Environmental Department. Sediment traps can provide flow control for small sites by allowing water to pool and allowing sediment to settle out of the water.

Applicable BMPs include:

- BMP C207: Check Dams
- BMP C240: Sediment Trap

☐ The BMP(s) being proposed to meet this element are:

OR

☐ This element is not required for this project because:

Element 4 – Install Sediment Controls

Surface water runoff from disturbed areas must pass through an appropriate sediment removal device prior to leaving a construction site or discharging into a waterbody. Sediment barriers are typically used to slow stormwater sheet flow and allow the sediment to settle out behind the barrier.

Sediment controls must be installed/constructed prior to site grading.

Applicable BMPs include:

- BMP C208: Triangular Silt Dike
- BMP C232: Gravel Filter Berm
- BMP C233: Silt Fence
- BMP C235: Straw Wattles

☐ The BMP(s) being proposed to meet this element are:

_____

_____

OR

☐ This element is not required for this project because:

_____

_____

_____

_____

Element #5 – Stabilize Soils

Stabilize exposed and unworked soils by applying BMPs that protect the soils from raindrop impact, flowing water, and wind.

From October 1 through April 30, no soils shall remain exposed or unworked for more than 2 days. From May 1 to September 30, no soils shall remain exposed or unworked for more than 7 days. This applies to all soils whether at final grade or not.

Applicable BMPs include:

- BMP C120: Temporary and Permanent Seeding
- BMP C121: Mulching
- BMP C122: Nets and Blankets
- BMP C123: Plastic Covering
- BMP C140: Dust Control

☐ The BMP(s) being proposed to meet this element are:

OR

☐ This element is not required for this project because:

Element #6 – Protect Slopes

Protect slopes by diverting water at the top of the slope. Reduce slope velocities by minimizing the continuous length of the slope.

Applicable BMPs include:

- BMP C200: Interceptor Dike and Swale
- BMP C204: Pipe Slope Drains
- BMP C207: Check Dams

☐ The BMP(s) being proposed to meet this element are:

OR

☐ This element is not required for this project because:

Element #7 – Protect Drain Inlets

All operable storm drain inlets must be protected during construction so that stormwater runoff does not enter the conveyance system without first being filtered or treated to remove sediment. Install catch basin protection on all catch basins within 500 feet downstream of the project.

Applicable BMPs include:

- BMP C220: Storm Drain Inlet Protection

☐ The BMP(s) being proposed to meet this element are:

OR

☐ This element is not required for this project because:

Element #8 – Stabilize Channels and Outlets

Stabilize all temporary onsite conveyance channels. Provide stabilization to prevent erosion of outlets, adjacent stream banks, slopes, and downstream reaches at the conveyance system outlets.

Applicable BMPs include:

- BMP C202: Channel Lining
- BMP C209: Outlet Protection

☐ The BMP(s) being proposed to meet this element are:

OR

☐ This element is not required for this project because:

Element #9 – Control Pollutants

Handle and dispose of all pollutants, including demolition debris and other solid wastes in a manner that does not cause stormwater contamination. Provide cover and containment for all chemicals, liquid products (including paint), petroleum products, and other materials. Handle all concrete and concrete waste appropriately.

Applicable BMPs include:

- BMP C150: Materials on Hand
- BMP C151: Concrete Handling
- BMP C152: Sawcutting and Surface Pollution Prevention
- BMP C153: Material Delivery, Storage and Containment

☐ The BMP(s) being proposed to meet this element are:

OR

☐ This element is not required for this project because:

Element #10 – Control Dewatering

Clean, non-turbid dewatering water, such as groundwater, can be discharged to the stormwater system provided the dewatering flow does not cause erosion or flooding of receiving waters. All other dewatering water shall be pumped to a settling container and taken offsite or discharged to the City sewer system. All discharges to the City sewer system require City approval, which may include a Special Approved Discharge (SAD) permit.

Applicable BMPs include:

- BMP C150: Materials on Hand

☐ The BMP(s) being proposed to meet this element are:

OR

☐ This element is not required for this project because:

_____

_____

_____

_____

Element #11 – Maintain BMPs

Maintain and repair temporary erosion and sediment control BMPs as needed. Inspect all BMPs at least weekly and after every storm event.

Remove all temporary erosion and sediment control BMPs within 30 days after final site stabilization or if the BMP is no longer needed. Any sediment trapped during construction activities should be removed or stabilized onsite. No sediment shall be discharged into the stormwater drainage system or any natural conveyance system (e.g., streams).

Applicable BMPs include:

- BMP C160: Certified Erosion and Sediment Control Lead

☐ The BMP(s) being proposed to meet this element are:

_____

_____

OR

☐ This element is not required for this project because:

_____

_____

_____

_____

Element #12 – Manage the Project

Phase development projects to prevent soil erosion and the transport of sediment from the project site during construction. Coordinate all work prior initial construction with subcontractors and other utilities to ensure no areas are worked prematurely.\

A designated erosion and sediment control person is required for all construction projects. This person is responsible for ensuring that the project's erosion and sediment control BMPs are appropriate for the site and are functioning properly. They are also responsible for updating the

SWPPP as necessary as site conditions warrant. They must be available 24 hours a day to ensure compliance.

Applicable BMPs include:

- BMP C160: Certified Erosion and Sediment Control Lead
- BMP C162: Scheduling
- BMP C180: Small Project Construction Stormwater Pollution Prevention

☐ The BMP(s) being proposed to meet this element are:

OR

☐ This element is not required for this project because:

Table 1. Applicable BMPs for the 12 Elements of a SWPPP

Element #1 – Mark Clearing Limits		
BMP C101	Preserving Natural Vegetation	
BMP C102	Buffer Zones	
BMP C103	High Visibility Plastic and Wire Fence	
BMP C104	Stake and Wire Fence	
Element #2 – Establish Construction Entrance		
BMP C105	Stabilized Construction Entrance	
BMP C106	Wheel Wash	
BMP C107	Construction Road/Parking Area Stabilization	
Element #3 – Control Flow Rates		
BMP C207	Check Dams	
BMP C240	Sediment Trap	
Element #4 – Install Sediment Controls		
BMP C208	Triangular Silt Trap	
BMP C232	Gravel Filter Berm	
BMP C233	Silt Fence	
BMP C235	Straw Wattles	
Element #5 – Stabilize Soils		
BMP C120	Temporary and Permanent Seeding	
BMP C121	Mulching	
BMP C122	Nets and Blankets	
BMP C123	Plastic Covering	
BMP C140	Dust Control	
Element #6 – Protect Slopes		
BMP C200	Interceptor Dike and Swale	
BMP C204	Pipe Slope Drains	
BMP C207	Check Dams	
Element #7 – Protect Drain Inlets		
BMP C220	Storm Drain Inlet Protection	
Element #8 – Stabilize Channels and Outlets		
BMP C202	Channel Lining	
BMP C209	Outlet Protection	
Element #9 – Control Pollutants		
BMP C150	Materials on Hand	

Element #9 – Control Pollutants, cont.		
BMP C151	Concrete Handling	
BMP C152	Sawcutting and Surfacing Pollution Prevention	
BMP C153	Materials, Delivery, Storage and Containment	
Element #10 – Control Dewatering		
BMP C150	Materials on Hand	
Element #11 – Maintain BMPs		
BMP C160	Certified Erosion and Sediment Control Lead	
Element #12 – Manage the Project		
BMP C160	Certified Erosion and Sediment Control Lead	
BMP C162	Scheduling	
BMP C180	Small Project Construction Stormwater Pollution Prevention	

REFERENCES

City of Tacoma. 2012. Stormwater Management Manual 2012 Edition. Public Works/ Environmental Services, Maintenance Division, Tacoma, Washington.

Washington State Department of Ecology (Ecology). 2005. Stormwater Management Manual for Western Washington. Water Quality Program, Lacey, Washington.

Appendix C
Commercial Demolition Permit DEMOC19-0023

CITY OF TACOMA

Planning and Development Services
(253) 591-5030

747 Market St.
Tacoma, WA 98402
Building Inspections (253) 573-2587
Site Inspections (253) 573-2587

COMMERCIAL DEMOLITION PERMIT # DEMOC19-0023

ISSUED: 11/05/2019
PO Number: 101442.01 **EXPIRES: 5/3/2020**

SITE INFORMATION	PARCEL OWNER	ISSUED TO
Parcel No.: 2275200720 2306 E 11TH ST, TACOMA, WA 98421	PORT OF TACOMA FASTCO INC PO BOX 1837 TACOMA WA, 984011837	PORT OF TACOMA FASTCO INC PO BOX 1837 TACOMA WA, 984011837

Structure Type:

PROJECT DESCRIPTION

2306 E 11th St.
Demolition of existing commercial structure and foundation. Fill and compact area to match surrounding area.

Total Value: $380,400.00
Permit Fee: $272.61
Payment Info: Credit Card

Building Information

Number of Units:
Zoning: PMI
Estimated Value: 380400.00
Construction Type:
Occupancy Group:

Floor Count:
Total Floor Area: 5916
Attached Garage:
Deck:
Porches:

CONDITIONS OF APPROVAL

PRINTED PERMIT AND APPROVED PLANS MUST BE KEPT ON SITE DURING CONSTRUCTION

All plumbing, heating, and electrical work will be performed by either the home owner or by a contractor licensed to do the same. Separate permits are required for other work, including but not limited to, sanitary and storm sewer, sidewalk, curb and gutter, driveways, parking lot paving, street improvements, fire protection, and signs. Plumbing and mechanical permits can be incorporated to some permits.

X _____

THIS PERMIT SHALL BECOME NULL AND VOID IF ANY OF THE ABOVE INFORMATION IS FOUND TO BE INCORRECT

GENERAL:

PERMISSION IS HEREBY GIVEN TO DO THE DESCRIBED WORK, AS NOTED ON THE REVERSE SIDE, ACCORDING TO THE CONDITIONS HEREON AND ACCORDING TO THE APPROVED PLANS AND SPECIFICATIONS PERTAINING THERETO, SUBJECT TO COMPLIANCE WITH THE ORDINANCES OF THE CITY OF TACOMA.,

YOUR ATTENTION IS CALLED TO THE FACT THAT IT SHALL BE THE DUTY OF THE PERMITEE (General Contractor) to assure that all necessary inspections are called for and approved by the City Inspectors.

YOUR ATTENTION IS CALLED to the fact that in addition to the called for inspections specified by the applicable codes, the Building Official may make or require any other inspections of any construction work necessary to ascertain compliance with the provisions of City Codes and other laws which are enforced by the City of Tacoma.

YOUR ATTENTION IS CALLED to the fact that in addition to regularly scheduled inspections during construction there shall be a final inspection and approval on all buildings or structures when completed and ready for occupancy. All required off-site improvements (curbs, sidewalks, storm sewers, etc.) must be completed at time of final inspection and prior to occupancy of building. Construction of off-site improvements requires scheduled inspections during construction in addition to the final inspection.

SPECIAL PERMITS

The holder of Special Permits agrees to the following stipulations:

1. To complete the work encompassed by the Special Permit in accordance with the current edition of the WSDOT/APWA Standard Specifications as amended by the City of Tacoma General Special Provisions and in accordance with any special provisions or conditions set forth before final acceptance as required by the provisions of the Right of Way Bond.
2. To indemnify and hold the City of Tacoma harmless from any and all damages done to any person or property which may arise from the construction encompassed by the Special Permit.
3. To submit for review and approval to the Traffic Engineer a traffic control plan developed in accordance with the "Manual on Uniform Traffic Control Devices" {MUTCD). The traffic control plan shall show pedestrian access through the work zone.
4. To protect the public by placing adequate barricades, signs, cones, lights or other traffic control devices in accordance with the approved traffic control plan. It is understood that traffic lane closures and or sidewalk closures are limited to that which is specifically permitted herein. No other closures will be allowed without prior written approval of the City Engineer.
5. To provide and maintain protected pedestrian and ADA compliant disability access on walkways at all times.
6. The City of Tacoma does not guarantee sewer location or depth information. It shall be the permittee's responsibility to verify sewer and sewer stub locations and depths.
7. To restore Rights-of-Way in accordance with the City's Rights-of-Way Restoration Policy and City of Tacoma Standard Plans
8. Trench backfill within all improved streets or streets proposed for improvement shall be full depth bank run gravel or approved equal by the Site & Building Division.
9. All cuts in arterial streets shall be patched and maintained with Hot Mix Asphalt until permanent repairs are completed. All cuts in residential streets or alleys shall be patched and maintained with cold mix asphalt until permanent repairs are made. Permanent repairs shall be per current City of Tacoma Standard Plans. Streets and alleys shall be permanently repaired within 30 days.
10. To be responsible for the preservation of any utilities within the construction area.

CALL TOLL FREE BEFORE YOU DIG -1-800-424-5555 (Utilities Underground Location Center)

11. 24 Hour notice is required prior to any inspection. Site & Building Division 253-591-5760, Traffic Signal/Streetlight 253-591-5287.
12. The Special Permit Expiration date is 30 days from the issue date unless otherwise noted.

Appendix D
Commercial Demolition Permit DEMOC19-0022

CITY OF TACOMA

Planning and Development Services
(253) 591-5030

747 Market St.
Tacoma, WA 98402
Building Inspections (253) 573-2587
Site Inspections (253) 573-2587

COMMERCIAL DEMOLITION PERMIT # DEMOC19-0022

ISSUED: 11/05/2019
PO Number: 101442.02 **EXPIRES: 5/3/2020**

SITE INFORMATION	PARCEL OWNER	ISSUED TO
Parcel No.: 2275200710 2338 E 11TH ST, TACOMA, WA 98421	PORT OF TACOMA PO BOX 1837 TACOMA WA, 984011837	PORT OF TACOMA PO BOX 1837 TACOMA WA, 984011837

Structure Type:

PROJECT DESCRIPTION

2338 E 11th St
Demolition of existing commercial structure. Fill and compact area to match surrounding grade.

Total Value: $434,800.00
Permit Fee: $272.61
Payment Info: Credit Card

Building Information

Number of Units:
Zoning: PMI
Estimated Value: 434800.00
Construction Type:
Occupancy Group:

Floor Count:
Total Floor Area: 12105
Attached Garage:
Deck:
Porches:

CONDITIONS OF APPROVAL

PRINTED PERMIT AND APPROVED PLANS MUST BE KEPT ON SITE DURING CONSTRUCTION

All plumbing, heating, and electrical work will be performed by either the home owner or by a contractor licensed to do the same. Separate permits are required for other work, including but not limited to, sanitary and storm sewer, sidewalk, curb and gutter, driveways, parking lot paving, street improvements, fire protection, and signs. Plumbing and mechanical permits can be incorporated to some permits.

X _____

THIS PERMIT SHALL BECOME NULL AND VOID IF ANY OF THE ABOVE INFORMATION IS FOUND TO BE INCORRECT

GENERAL:

PERMISSION IS HEREBY GIVEN TO DO THE DESCRIBED WORK, AS NOTED ON THE REVERSE SIDE, ACCORDING TO THE CONDITIONS HEREON AND ACCORDING TO THE APPROVED PLANS AND SPECIFICATIONS PERTAINING THERETO, SUBJECT TO COMPLIANCE WITH THE ORDINANCES OF THE CITY OF TACOMA.,

YOUR ATTENTION IS CALLED TO THE FACT THAT IT SHALL BE THE DUTY OF THE PERMITEE (General Contractor) to assure that all necessary inspections are called for and approved by the City Inspectors.

YOUR ATTENTION IS CALLED to the fact that in addition to the called for inspections specified by the applicable codes, the Building Official may make or require any other inspections of any construction work necessary to ascertain compliance with the provisions of City Codes and other laws which are enforced by the City of Tacoma.

YOUR ATTENTION IS CALLED to the fact that in addition to regularly scheduled inspections during construction there shall be a final inspection and approval on all buildings or structures when completed and ready for occupancy. All required off-site improvements (curbs, sidewalks, storm sewers, etc.) must be completed at time of final inspection and prior to occupancy of building. Construction of off-site improvements requires scheduled inspections during construction in addition to the final inspection.

SPECIAL PERMITS

The holder of Special Permits agrees to the following stipulations:

1. To complete the work encompassed by the Special Permit in accordance with the current edition of the WSDOT/APWA Standard Specifications as amended by the City of Tacoma General Special Provisions and in accordance with any special provisions or conditions set forth before final acceptance as required by the provisions of the Right of Way Bond.
2. To indemnify and hold the City of Tacoma harmless from any and all damages done to any person or property which may arise from the construction encompassed by the Special Permit.
3. To submit for review and approval to the Traffic Engineer a traffic control plan developed in accordance with the "Manual on Uniform Traffic Control Devices" {MUTCD). The traffic control plan shall show pedestrian access through the work zone.
4. To protect the public by placing adequate barricades, signs, cones, lights or other traffic control devices in accordance with the approved traffic control plan. It is understood that traffic lane closures and or sidewalk closures are limited to that which is specifically permitted herein. No other closures will be allowed without prior written approval of the City Engineer.
5. To provide and maintain protected pedestrian and ADA compliant disability access on walkways at all times.
6. The City of Tacoma does not guarantee sewer location or depth information. It shall be the permittee's responsibility to verify sewer and sewer stub locations and depths.
7. To restore Rights-of-Way in accordance with the City's Rights-of-Way Restoration Policy and City of Tacoma Standard Plans
8. Trench backfill within all improved streets or streets proposed for improvement shall be full depth bank run gravel or approved equal by the Site & Building Division.
9. All cuts in arterial streets shall be patched and maintained with Hot Mix Asphalt until permanent repairs are completed. All cuts in residential streets or alleys shall be patched and maintained with cold mix asphalt until permanent repairs are made. Permanent repairs shall be per current City of Tacoma Standard Plans. Streets and alleys shall be permanently repaired within 30 days.
10. To be responsible for the preservation of any utilities within the construction area.

CALL TOLL FREE BEFORE YOU DIG -1-800-424-5555 (Utilities Underground Location Center)

11. 24 Hour notice is required prior to any inspection. Site & Building Division 253-591-5760, Traffic Signal/Streetlight 253-591-5287.
12. The Special Permit Expiration date is 30 days from the issue date unless otherwise noted.

Submittal Information
Permit: DEMOC19-0022
Applied: 9/4/19

Planning & Development Services
747 Market St.
Tacoma, WA 98402

BUILDING INFORMATION

Application Field	Entered Information
Number of Dwelling Units Removed	0
Total floor Area	12105

DATES

Application Field	Entered Information
Anticipated Start Date	12/30/1919

IMPERVIOUS SURFACE

Application Field	Entered Information
Total Disturbed Area (sqft)	12105

PARCEL AND ZONING INFORMATION

Application Field	Entered Information
Aquifer Recharge Area	
BLDINSPAREA	Northeast
City Council District	2
Conservation District	
Easements	E-1801,E-1799,E-1800
Flood Hazard Area	
Historic District	
Land Use Designations	Heavy Industrial
Liquefaction Susceptibility	high
Lot Area	15000
MECHINSPAREA	Port Of Tacoma
McChord Air Accident Zone	
McChord Noise Zone	
Mixed Use Center	
Mixed Use Center Type	
National Register	
Neighborhood Council District	NEW TACOMA
OVERTIMEPARKING	
Port of Tacoma Boundary	2
Puyallup Levy Overtopping	
Puyallup Tribe Boundary	
Reduced Parking Area	
SITEINSPAREA	Northeast
Shoreline District	
Slopes - Steep and Stability	
Streams	
Tacoma Register	
Washington Register	
Wetland Status	

Wind Zone	1
Zoning District	PMI

PROJECT DETAILS

Application Field	Entered Information
Company Job ID Number	101442.02
Night or Weekend Work	NO
Scope of Work	Demolition of existing structure. Fill and compact area to mat
Utility Work	Electrical, Water, Sewer, Gas

VALUATIONS

Application Field	Entered Information
Estimated Valuation	434800

Application Field	Entered Information

Contacts:

Contact Type	Name	Email
Applicant	WSP USA	joe.galloway@wsp.com

Appendix E
Commercial Demolition Permit DEMOC19-0024

CITY OF TACOMA

Planning and Development Services
(253) 591-5030

747 Market St.
Tacoma, WA 98402
Building Inspections (253) 573-2587
Site Inspections (253) 573-2587

COMMERCIAL DEMOLITION PERMIT # DEMOC19-0024

ISSUED: 10/28/2019
PO Number: 101442.03 **EXPIRES: 4/25/2020**

SITE INFORMATION	PARCEL OWNER	ISSUED TO
Parcel No.: 0321351039 3502 LINCOLN AVE, TACOMA, WA 98421	PORT OF TACOMA CARLISLE TRUCKING PO BOX 1837 TACOMA WA, 984011837	PORT OF TACOMA CARLISLE TRUCKING PO BOX 1837 TACOMA WA, 984011837

Structure Type:

PROJECT DESCRIPTION

3502 Lincoln Ave
Demolition of existing commercial structure and foundation. Hydroseed disturbed area to match surrounding grade.

Total Value: $7,874,800.00
Permit Fee: $297.61
Payment Info: Credit Card

Building Information

Number of Units:
Zoning: PMI
Estimated Value: 7874800.00
Construction Type:
Occupancy Group:

Floor Count:
Total Floor Area: 11069
Attached Garage:
Deck:
Porches:

CONDITIONS OF APPROVAL

PRINTED PERMIT AND APPROVED PLANS MUST BE KEPT ON SITE DURING CONSTRUCTION

All plumbing, heating, and electrical work will be performed by either the home owner or by a contractor licensed to do the same. Separate permits are required for other work, including but not limited to, sanitary and storm sewer, sidewalk, curb and gutter, driveways, parking lot paving, street improvements, fire protection, and signs. Plumbing and mechanical permits can be incorporated to some permits.

X _____

THIS PERMIT SHALL BECOME NULL AND VOID IF ANY OF THE ABOVE INFORMATION IS FOUND TO BE INCORRECT

GENERAL:

PERMISSION IS HEREBY GIVEN TO DO THE DESCRIBED WORK, AS NOTED ON THE REVERSE SIDE, ACCORDING TO THE CONDITIONS HEREON AND ACCORDING TO THE APPROVED PLANS AND SPECIFICATIONS PERTAINING THERETO, SUBJECT TO COMPLIANCE WITH THE ORDINANCES OF THE CITY OF TACOMA.,

YOUR ATTENTION IS CALLED TO THE FACT THAT IT SHALL BE THE DUTY OF THE PERMITEE (General Contractor) to assure that all necessary inspections are called for and approved by the City Inspectors.

YOUR ATTENTION IS CALLED to the fact that in addition to the called for inspections specified by the applicable codes, the Building Official may make or require any other inspections of any construction work necessary to ascertain compliance with the provisions of City Codes and other laws which are enforced by the City of Tacoma.

YOUR ATTENTION IS CALLED to the fact that in addition to regularly scheduled inspections during construction there shall be a final inspection and approval on all buildings or structures when completed and ready for occupancy. All required off-site improvements (curbs, sidewalks, storm sewers, etc.) must be completed at time of final inspection and prior to occupancy of building. Construction of off-site improvements requires scheduled inspections during construction in addition to the final inspection.

SPECIAL PERMITS

The holder of Special Permits agrees to the following stipulations:

1. To complete the work encompassed by the Special Permit in accordance with the current edition of the WSDOT/APWA Standard Specifications as amended by the City of Tacoma General Special Provisions and in accordance with any special provisions or conditions set forth before final acceptance as required by the provisions of the Right of Way Bond.
2. To indemnify and hold the City of Tacoma harmless from any and all damages done to any person or property which may arise from the construction encompassed by the Special Permit.
3. To submit for review and approval to the Traffic Engineer a traffic control plan developed in accordance with the "Manual on Uniform Traffic Control Devices" {MUTCD). The traffic control plan shall show pedestrian access through the work zone.
4. To protect the public by placing adequate barricades, signs, cones, lights or other traffic control devices in accordance with the approved traffic control plan. It is understood that traffic lane closures and or sidewalk closures are limited to that which is specifically permitted herein. No other closures will be allowed without prior written approval of the City Engineer.
5. To provide and maintain protected pedestrian and ADA compliant disability access on walkways at all times.
6. The City of Tacoma does not guarantee sewer location or depth information. It shall be the permittee's responsibility to verify sewer and sewer stub locations and depths.
7. To restore Rights-of-Way in accordance with the City's Rights-of-Way Restoration Policy and City of Tacoma Standard Plans
8. Trench backfill within all improved streets or streets proposed for improvement shall be full depth bank run gravel or approved equal by the Site & Building Division.
9. All cuts in arterial streets shall be patched and maintained with Hot Mix Asphalt until permanent repairs are completed. All cuts in residential streets or alleys shall be patched and maintained with cold mix asphalt until permanent repairs are made. Permanent repairs shall be per current City of Tacoma Standard Plans. Streets and alleys shall be permanently repaired within 30 days.
10. To be responsible for the preservation of any utilities within the construction area.

CALL TOLL FREE BEFORE YOU DIG -1-800-424-5555 (Utilities Underground Location Center)

11. 24 Hour notice is required prior to any inspection. Site & Building Division 253-591-5760, Traffic Signal/Streetlight 253-591-5287.
12. The Special Permit Expiration date is 30 days from the issue date unless otherwise noted.

Submittal Information
Permit: DEMOC19-0024
Applied: 9/4/19

Planning & Development Services
747 Market St.
Tacoma, WA 98402

BUILDING INFORMATION

Application Field	Entered Information
Number of Dwelling Units Removed	0
Total floor Area	11069

DATES

Application Field	Entered Information
Anticipated Start Date	03/09/2020

IMPERVIOUS SURFACE

Application Field	Entered Information
Total Disturbed Area (sqft)	11069

PARCEL AND ZONING INFORMATION

Application Field	Entered Information
Aquifer Recharge Area	
BLDINSPAREA	Northeast
City Council District	2
Conservation District	
Flood Hazard Area	AE
Historic District	
Land Use Designations	Heavy Industrial
Liquefaction Susceptibility	water
Lot Area	584575
MECHINSPAREA	Port Of Tacoma
McChord Air Accident Zone	
McChord Noise Zone	
Mixed Use Center	
Mixed Use Center Type	
National Register	
Neighborhood Council District	NORTH EAST
OVERTIMEPARKING	
Port of Tacoma Boundary	2
Puyallup Levy Overtopping	
Puyallup Tribe Boundary	805548000.22
Reduced Parking Area	
SITEINSPAREA	Northeast
Shoreline District	S13
Slopes - Steep and Stability	25% - 40%
Streams	
Tacoma Register	
Washington Register	
Wetland Status	
Wind Zone	1

Zoning District	PMI

PROJECT DETAILS

Application Field	Entered Information
Company Job ID Number	101442.03
Night or Weekend Work	NO
Scope of Work	Demolition of existing structure and foundation. Fill and comp
Utility Work	Electric, Water, Sewer

VALUATIONS

Application Field	Entered Information
Estimated Valuation	7874800

Application Field	Entered Information

Contacts:

Contact Type	Name	Email
Applicant	WSP USA	joe.galloway@wsp.com

Appendix F
Commercial Demolition Permit DEMOC19-0025

CITY OF TACOMA

Planning and Development Services
(253) 591-5030

747 Market St.
Tacoma, WA 98402
Building Inspections (253) 573-2587
Site Inspections (253) 573-2587

COMMERCIAL DEMOLITION PERMIT # DEMOC19-0025

ISSUED: 11/04/2019
PO Number: 101452.01 **EXPIRES: 5/2/2020**

SITE INFORMATION	PARCEL OWNER	ISSUED TO
Parcel No.: 2275200292 1110 E ALEXANDER AVE, TACOMA, WA 98421	PORT OF TACOMA PO BOX 1837 TACOMA WA, 984011837	PORT OF TACOMA PO BOX 1837 TACOMA WA, 984011837

Structure Type:

PROJECT DESCRIPTION

1110 Alexander Ave.
Demolition of existing structure and foundation, per approved plan set. Fill and compact area to match surrounding grade. Call to schedule site inspections - 253-591-5760.

Total Value: $2,285,100.00
Permit Fee: $297.61
Payment Info: Credit Card

Building Information

Number of Units:
Zoning: PMI
Estimated Value: 2285100.00
Construction Type:
Occupancy Group:

Floor Count:
Total Floor Area: 23629
Attached Garage:
Deck:
Porches:

CONDITIONS OF APPROVAL

PRINTED PERMIT AND APPROVED PLANS MUST BE KEPT ON SITE DURING CONSTRUCTION

All plumbing, heating, and electrical work will be performed by either the home owner or by a contractor licensed to do the same. Separate permits are required for other work, including but not limited to, sanitary and storm sewer, sidewalk, curb and gutter, driveways, parking lot paving, street improvements, fire protection, and signs. Plumbing and mechanical permits can be incorporated to some permits.

X _____

THIS PERMIT SHALL BECOME NULL AND VOID IF ANY OF THE ABOVE INFORMATION IS FOUND TO BE INCORRECT

GENERAL:

PERMISSION IS HEREBY GIVEN TO DO THE DESCRIBED WORK, AS NOTED ON THE REVERSE SIDE, ACCORDING TO THE CONDITIONS HEREON AND ACCORDING TO THE APPROVED PLANS AND SPECIFICATIONS PERTAINING THERETO, SUBJECT TO COMPLIANCE WITH THE ORDINANCES OF THE CITY OF TACOMA.,

YOUR ATTENTION IS CALLED TO THE FACT THAT IT SHALL BE THE DUTY OF THE PERMITEE (General Contractor) to assure that all necessary inspections are called for and approved by the City Inspectors.

YOUR ATTENTION IS CALLED to the fact that in addition to the called for inspections specified by the applicable codes, the Building Official may make or require any other inspections of any construction work necessary to ascertain compliance with the provisions of City Codes and other laws which are enforced by the City of Tacoma.

YOUR ATTENTION IS CALLED to the fact that in addition to regularly scheduled inspections during construction there shall be a final inspection and approval on all buildings or structures when completed and ready for occupancy. All required off-site improvements (curbs, sidewalks, storm sewers, etc.) must be completed at time of final inspection and prior to occupancy of building. Construction of off-site improvements requires scheduled inspections during construction in addition to the final inspection.

SPECIAL PERMITS

The holder of Special Permits agrees to the following stipulations:

1. To complete the work encompassed by the Special Permit in accordance with the current edition of the WSDOT/APWA Standard Specifications as amended by the City of Tacoma General Special Provisions and in accordance with any special provisions or conditions set forth before final acceptance as required by the provisions of the Right of Way Bond.
2. To indemnify and hold the City of Tacoma harmless from any and all damages done to any person or property which may arise from the construction encompassed by the Special Permit.
3. To submit for review and approval to the Traffic Engineer a traffic control plan developed in accordance with the "Manual on Uniform Traffic Control Devices" {MUTCD). The traffic control plan shall show pedestrian access through the work zone.
4. To protect the public by placing adequate barricades, signs, cones, lights or other traffic control devices in accordance with the approved traffic control plan. It is understood that traffic lane closures and or sidewalk closures are limited to that which is specifically permitted herein. No other closures will be allowed without prior written approval of the City Engineer.
5. To provide and maintain protected pedestrian and ADA compliant disability access on walkways at all times.
6. The City of Tacoma does not guarantee sewer location or depth information. It shall be the permittee's responsibility to verify sewer and sewer stub locations and depths.
7. To restore Rights-of-Way in accordance with the City's Rights-of-Way Restoration Policy and City of Tacoma Standard Plans
8. Trench backfill within all improved streets or streets proposed for improvement shall be full depth bank run gravel or approved equal by the Site & Building Division.
9. All cuts in arterial streets shall be patched and maintained with Hot Mix Asphalt until permanent repairs are completed. All cuts in residential streets or alleys shall be patched and maintained with cold mix asphalt until permanent repairs are made. Permanent repairs shall be per current City of Tacoma Standard Plans. Streets and alleys shall be permanently repaired within 30 days.
10. To be responsible for the preservation of any utilities within the construction area.

CALL TOLL FREE BEFORE YOU DIG -1-800-424-5555 (Utilities Underground Location Center)

11. 24 Hour notice is required prior to any inspection. Site & Building Division 253-591-5760, Traffic Signal/Streetlight 253-591-5287.
12. The Special Permit Expiration date is 30 days from the issue date unless otherwise noted.

Submittal Information
Permit: DEMOC19-0025
Applied: 9/4/19

Planning & Development Services
747 Market St.
Tacoma, WA 98402

BUILDING INFORMATION

Application Field	Entered Information
Number of Dwelling Units Removed	0
Total floor Area	23629

DATES

Application Field	Entered Information
Anticipated Start Date	05/06/2020

IMPERVIOUS SURFACE

Application Field	Entered Information
Total Disturbed Area (sqft)	23629

PARCEL AND ZONING INFORMATION

Application Field	Entered Information
Aquifer Recharge Area	
BLDINSPAREA	Northeast
City Council District	2
Conservation District	
Easements	E-1827,E-1829,E-1828
Flood Hazard Area	AE
Historic District	
Land Use Designations	Heavy Industrial
Liquefaction Susceptibility	water
Lot Area	224769
MECHINSPAREA	Port Of Tacoma
McChord Air Accident Zone	
McChord Noise Zone	
Mixed Use Center	
Mixed Use Center Type	
National Register	
Neighborhood Council District	NORTH EAST
OVERTIMEPARKING	
Port of Tacoma Boundary	2
Puyallup Levy Overtopping	
Puyallup Tribe Boundary	805548000.22
Reduced Parking Area	
SITEINSPAREA	Northeast
Shoreline District	S13
Slopes - Steep and Stability	25% - 40%
Streams	
Tacoma Register	
Washington Register	
Wetland Status	

Wind Zone	1
Zoning District	PMI

PROJECT DETAILS

Application Field	Entered Information
Company Job ID Number	101452.01
Night or Weekend Work	NO
Scope of Work	Demolition of existing structure and foundation. Fill and comp
Utility Work	Electric, Water

VALUATIONS

Application Field	Entered Information
Estimated Valuation	2285100

Application Field	Entered Information

Contacts:

Contact Type	Name	Email
Applicant	WSP USA	joe.galloway@wsp.com

Appendix G
SEPA DNS

Port of Tacoma
People. Partnership. Performance
P.O. Box 1837
Tacoma, WA 98401-1837
www.portoftacoma.com

DETERMINATION OF NON-SIGNIFICANCE
WAC 197-11-970

Project Name: Port of Tacoma 2019 Demolition Program

Description of proposal: The project involves the removal of vacant structures from four different Port owned properties. These include:

- 2306 E 11th St Tacoma, WA (~5,916 sq')
- 2336-2338 East 11th St Tacoma, WA (~12,105 sq')
- 3502 Lincoln Ave Tacoma, WA (~11,069 sq')
- 1110 Alexander Ave Tacoma, WA (~23,629 sq').

Hazardous materials will be remediated per the surveys for the structures in accordance with all applicable laws and requirements. This includes asbestos-containing materials, lead-based paint and polychlorinated biphenyls (PCBS) and any other hazardous materials found in the course of demolition. The demolition will be conducted mechanically (no explosives) and will include recycling materials from the structures as feasible. The work will include the removal of footings and foundations and the stabilization of soils with crushed rock to prevent erosion. It is anticipated approximately 700 cubic yards of rock total will be necessary for all four sites. The footprint of the building at 3502 Lincoln will be paved to match the surrounding grade.

Proponent: Port of Tacoma

Location of proposal, including street address, if any: All sites are on the Tacoma Tideflats on the Blair and General Central peninsulas. The addresses include:

- 2306 E 11th St Tacoma, WA
- 2336-2338 East 11th St Tacoma, WA
- 3502 Lincoln Ave Tacoma, WA
- 1110 Alexander Ave Tacoma, WA

Lead agency: Port of Tacoma

The lead agency for this proposal has determined that the project does not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) is not required under Revised Code of Washington (RCW) 43.21C.030(2)(c). This decision was made after review of a completed environmental checklist and other information on file with the lead agency. Additional project and/or State Environmental Policy Act (SEPA) information is available upon

request at the Port of Tacoma's Administration building, located at One Sitcum Plaza, Tacoma, WA 98421 or at the Port's website at http://www.portoftacoma.com/sepa.

Comments and Request for Reconsideration: This Determination of Non-Significance (DNS) is issued under Chapter 197-11-340(2) Washington Administrative Code (WAC). Pursuant to Port policy, all interested parties shall have 14 calendars days to comment on the proposed SEPA threshold determination. Only those who commented within the 14-day comment period shall have standing to file a Request for Reconsideration. Any challenge to a SEPA threshold determination shall be initiated by filing a Request for Reconsideration with the Responsible Official or designee no later than 7 calendar days following the end of the 14-day comment period for the SEPA determination. The lead agency will not act on this proposal for 14 days from the start date of the comment period described below. Comments shall be submitted to the Port of Tacoma, Environmental Programs, C/O Kim Mahoney at One Sitcum Plaza, Tacoma, WA 98421 or at the Port's website at http://www.portoftacoma.com/sepa.

Responsible official: Dakota Chamberlain

Position/title: Chief Facilities Development Officer

Signature _____ **Date:** 8/21/2019

Comment Start Date: 9/6/2019

Comment End Date: 9/20/2019

Request for Reconsideration End Date: 9/27/2019

Port of Tacoma
People. Partnership. Performance
P.O. Box 1837
Tacoma, WA 98401-1837
www.portoftacoma.com

Staff SEPA Determination Findings Report

Project Name: Port of Tacoma 2019 Demolition Program

Date: August 16, 2019

Project Manager: Tony Warfield

Proponent: Port of Tacoma

Locations:

- 2306 E 11th St Tacoma, WA
- 2336-2338 East 11th St Tacoma, WA
- 3502 Lincoln Ave Tacoma, WA
- 1110 Alexander Ave Tacoma, WA

Proposal: The project involves the removal of vacant structures from four different Port owned properties. These include:

- 2306 E 11th St Tacoma, WA (~5,916 sq')
- 2336-2338 East 11th St Tacoma, WA (~12,105 sq')
- 3502 Lincoln Ave Tacoma, WA (~11,069 sq')
- 1110 Alexander Ave Tacoma, WA (~23,629 sq').

Hazardous materials will be remediated per the surveys for the structures in accordance with all applicable laws and requirements. This includes asbestos-containing materials, lead-based paint and polychlorinated biphenyls (PCBS) and any other hazardous materials found in the course of demolition. The demolition will be conducted mechanically (no explosives) and will include recycling materials from the structures as feasible. The work will include the removal of footings and foundations and the stabilization of soils with crushed rock to prevent erosion. It is anticipated approximately 700 cubic yards of rock total will be necessary for all four sites. The footprint of the building at 3502 Lincoln will be paved to match the surrounding grade. No other re-development is proposed at this time. Any future re-development will undergo environmental review, as necessary.

Government Approvals/Permits:

SEPA Determination (Port of Tacoma), Demolition Permit, Grading/Building Permit Shoreline Review (City of Tacoma), Asbestos/Demolition Notification (Puget Sound Clean Air Agency), and Waste Disposal Authorization, if appropriate (Tacoma Pierce County Health Department).

SEPA FINDINGS:

Air:

1. Hazardous materials will be abated prior to demolition of structures, as described in the Hazardous Materials Surveys.

2. Construction equipment will meet all state and local emission standards, including Puget Sound Clean Air Agency regulations. The Port's anti-idling policy will be enforced. Dust control Best Management Practices will be implemented as necessary to control fugitive dust during demolition activities.

Water:

3. Temporary Erosion and Sediment Control (TESC) Plan and appropriate stormwater best management practices (BMPs) will be implemented during demolition.

4. Exposed soils will be covered with a course of gravel to level and stabilize the building footprints and as necessary for erosion control.

Plants:

5. No threatened or endangered plant species are expected to be impacted by the project.

Animals:

6. No threatened or endangered animal species are expected to be impacted by the project.

Environmental Health:

7. While no known significant concentrations of contamination were identified within the project areas, historic contamination may be present in soil and groundwater within these sites. The amount of ground disturbance will be limited to the amount necessary to remove the structures, foundations and footings.

Noise:

8. Noise will be generated during demolition activities. That noise level will be consistent with the surrounding industrial activities and the City of Tacoma Noise Ordinance.

Land (and Shoreline) Use:

9. The project is a permitted use within the Port Maritime Industrial District (PMI) and will not require a discretionary land use permit.

Historical and Cultural Preservation:

10. The only structure believed to be 45 years old or older was built in 1970 and was reviewed previously under the Blair Hylebos Terminal Redevelopment Project (though it was less than 45 years old at the time) and is not believed to be eligible for registration. However, should consultation conclude otherwise, the Port will work with DAHP and the City of Tacoma to develop and implement appropriate mitigation measures.
11. There is low potential to impact cultural resources because the project areas are to the north end of the peninsulas and will not contact native soils. The project will only demolish buildings and associated foundations and footings. In the event of unanticipated discovery of cultural resources, the Port will stop work in that area and implement its standing Inadvertent Discovery Plan with the Puyallup Tribe of Indians, the County Coroner's Office and DAHP.

Conclusion: Based on the above described Findings, staff recommends that the Port of Tacoma's responsible official adopt the attached determination of nonsignificance (DNS) for this project as permitted under the substantive authority of SEPA in accordance with the Port of Tacoma SEPA Resolution 2016-06-PT, as revised.

Director, Environmental and Planning Programs

Date 8/20/19

SEPA ENVIRONMENTAL CHECKLIST

Purpose of checklist:

Governmental agencies use this checklist to help determine whether the environmental impacts of your proposal are significant. This information is also helpful to determine if available avoidance, minimization or compensatory mitigation measures will address the probable significant impacts or if an environmental impact statement will be prepared to further analyze the proposal.

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.

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.

Instructions for Lead Agencies:

Please adjust the format of this template as needed. Additional information may be necessary to evaluate the existing environment, all interrelated aspects of the proposal and an analysis of adverse impacts. The checklist is considered the first but not necessarily the only source of information needed to make an adequate threshold determination. Once a threshold determination is made, the lead agency is responsible for the completeness and accuracy of the checklist and other supporting documents.

Use of checklist for nonproject proposals:

For nonproject proposals (such as ordinances, regulations, plans and programs), complete the applicable parts of sections A and B plus the SUPPLEMENTAL SHEET FOR NONPROJECT ACTIONS (part D). Please completely answer all questions that apply and note that the words "project," "applicant," and "property or site" should be read as "proposal," "proponent," and "affected geographic area," respectively. The lead agency may exclude (for non-projects) questions in Part B - Environmental Elements –that do not contribute meaningfully to the analysis of the proposal.

A. Background [HELP]

1. Name of proposed project, if applicable:

Port of Tacoma 2019 Demolition Program.

2. Name of applicant:

Hughes Wike, Project Manager, Port of Tacoma

3. Address and phone number of applicant and contact person:

One Sitcum Plaza
Tacoma, WA 98401

253-830-5303

4. Date checklist prepared:

August 5, 2019

5. Agency requesting checklist:

Port of Tacoma

6. Proposed timing or schedule (including phasing, if applicable): Demolition to commence once permits/approvals are obtained. Likely Q4 2019.

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

Yes. These facilities have outlived their useful lives. They are in disrepair. Removing these structures will make way for future Port redevelopment. That redevelopment, while not yet defined will support cargo handling activities and truck queuing on 11th Street between Milwaukee and Port of Tacoma Road.

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

Hazardous material surveys were conducted for each structure.

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.

None known.

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

Demolition permits and potentially grade and fill permits.

11. Give brief, complete description of your proposal, including the proposed 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 on project description.)

The project involves the removal of vacant structures from four different Port owned properties. See Figure 1 and Photos 1-4. Hazardous materials will be remediated per the surveys for the structures in accordance with all applicable laws and requirements. This includes asbestos-containing materials, lead-based paint and polychlorinated biphenyls (PCBS) and any other hazardous materials found in the course of demolition. The demolition will be conducted mechanically (no explosives) and will include recycling materials from the structures as feasible. The work will include the removal of footings and foundations and the stabilization of soils with crushed rock to prevent erosion. It is anticipated approximately 700 cubic yards of rock total will be necessary for all four sites. See 12 below for site locations and structure sizes. The footprint of the building at 3502 Lincoln will be paved to match the surrounding grade.

12. Location of the proposal. Give sufficient information for a person to understand the precise location of your proposed project, including a street address, if any, and section, township, and range, if known. If a proposal would occur over a range of area, provide the range or 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 properties in question are all located on the Tacoma Tideflats on the General Central Peninsula and the Blair Peninsula (see Figure 1). Specifically they are located at:

- 2306 E 11th St Tacoma, WA (see Figure 3)
- 2336-2338 East 11th St Tacoma, WA (see Figure 4)
- 3502 Lincoln Ave Tacoma, WA (see Figure 5)
- 1110 Alexander Ave Tacoma, WA (see Figure 6).

B. Environmental Elements [HELP]

1. *Earth* [help]

a. General description of the site:

(circle one): Flat, rolling, hilly, steep slopes, mountainous, other _____

b. What is the steepest slope on the site (approximate percent slope)?

With the exception of the waterway sides of 3502 Lincoln and 1110 Alexander Ave which have 2:1 slopes leading into the waterways the sites are flat with only a few percent change in grade across the sites.

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.

Soils on site are consistent with the dredge materials from which the industrial areas of the Tideflats were developed—silty sands with some cobble. There is also likely rock ballast under the foundations of the structures.

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

There are no signs of unstable slopes on site.

e. Describe the purpose, type, total area, and approximate quantities and total affected area of any filling, excavation, and grading proposed. Indicate source of fill.

Foundation backfill and stabilization of the sites will require approximately 700 yards of imported rock.

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

It is very unlikely the demolition of these buildings will cause erosion. The Port will stabilize the sites with crushed rock to further minimize that threat.

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

Given that crushed rock is considered an impervious surface, there will be no change in total site impervious surfaces.

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

Standard construction BMPs from the Western Washington Stormwater Manual will be employed both during demolition (water spray, track out control etc.). Those foundations that are removed will be back filled with crushed rock to stabilize the site and further control air or stormwater-based erosion.

2. Air [help]

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.

Emissions consistent with the use of diesel equipment will be present during the demolition of the buildings and site stabilization. After demolition there will be no emissions from the sites prior to site redevelopment. Those emissions would be evaluated at the time of the proposed redevelopment.

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

No.

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

Standard BMPs will be implemented to avoid or minimize adverse impacts to air quality during demolition. Measures include conducting regular inspections of equipment to ensure that uncontrolled emissions do not occur, enforcement of the Port's anti-idling policy, and dust control.

3. Water [help]

a. Surface Water: [help]

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 or river it flows into.

The Blair and Hylebos waterways are located near two of the properties. See Figure 1.

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.

Yes. The building at 1110 Alexander Ave. is within the 200' Shoreline zone.

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.

No fill or dredge material will be placed in or removed from surface waters or wetlands.

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

No.

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

No.

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 waste water will be discharged as part of this project.

b. Ground Water: [help]

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.

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.

NA

c. Water runoff (including stormwater):

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

There will be no change in impervious surfaces as the demolished buildings and foundations will be backed filled with compacted gravel. Discharge patterns will not materially change overall, though some stormwater may now infiltrate rather than runoff.

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

There will be no production type waste to enter surface or ground water. However, more stormwater may infiltrate rather than runoff under its current patterns.

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

There may be a minor change in runoff pattern if some stormwater infiltrates rather than runs off to its current location.

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

The Contractor will generate short-form Stormwater Pollution Prevention Plans for each

site that specify which Best Management Practices will be employed to prevent site erosion or contamination of stormwater during construction activities.

*4. **Plants*** [help]

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

___X_deciduous tree: alder, maple, aspen, other
___X_evergreen tree: fir, cedar, pine, other
__X__shrubs
__X__grass
____pasture
____crop or grain
____ Orchards, vineyards or other permanent crops.
____ wet soil 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?

Site ornamental landscaping will be removed as part of this project.

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

None known.

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

None proposed.

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

Known noxious weeds onsite include:

Himalayan blackberry
Butterflybush
Spotted knapweed
Tansy ragwort
Common fennel

*5. **Animals*** [help]

a. List any birds and other animals which have been observed on or near the site or are known to be on or near the site.

Examples include:

birds: hawk, heron, eagle, songbirds, other:
mammals: deer, bear, elk, beaver, other:
fish: bass, salmon, trout, herring, shellfish, other _____

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

Table 1. Species Listed under the Endangered Species Act (ESA) Known to be Near the Site.

Species Name			ESA Listing Status	Critical Habitat
Common Name	**Scientific Name**	**ESU or DPS[1]**		
Chinook Salmon	*(Oncorhynchus tshawytscha)*	Puget Sound ESU	Threatened	Designated
Steelhead	*(Oncorhynchus mykiss)*	Puget Sound DPS	Threatened	Designated
Bull Trout	*(Salvelinus confluentus)*	Puget Sound DPS	Threatened	Designated
Southern Resident Orca	*(Orcinus Orca)*	Southern Resident DPS	Endangered	Designated
Humpback Whale	*(Megaptera novaeangliae)*	N/A	Endangered	Not Designated or Proposed
Marbled Murrelet	*(Brachyramphus marmoratus)*	N/A	Threatened	Designated
Boccaccio	*(Sebastes paucispinis)*	Puget Sound/ Georgia Basin DPS	Endangered	Designated
Yelloweye Rockfish	*(Sebastes ruberrimus)*	Puget Sound/ Georgia Basin DPS	Threatened	Designated
Canary Rockfish	*(Sebastes pinniger)*	Puget Sound/ Georgia Basin DPS	Threatened	Designated
Pacific Eulachon	*(Thaleichthys pacificus)*	Southern DPS	Threatened	Designated

[1] ESU: Evolutionary Significant Unit, DPS: Distinct Population Segment

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

The Tacoma Tideflats are a part of the Pacific flyway for migrating birds. Adult salmon migrate

from Commencement Bay into the Puyallup River, Hylebos Creek or Wapato Creek systems, and juveniles migrate downstream into Commencement Bay as smolts.

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

None applicable.

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

Vineyard snails (small portion of Blair Peninsula).

6. Energy and Natural Resources [help]

a. What kinds 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.

The completed project will have no energy needs until future redevelopment.

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

No.

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

No energy conservation measures are proposed as part of this project other than to enforce the Port's anti-idling policy.

7. Environmental Health [help]

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.

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

None of the sites' upland areas are current MTCA sites and there are no known regulated levels of contaminants on these sites. However, each area has had various forms of industrial activities over the years and thus may contain unknown areas of 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.

None known.

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.

Fuel and lubricants are likely to be on site during demolition activities. Post construction there will not be hazardous materials produced, stored or used on site.

4) Describe special emergency services that might be required.

No special emergency services are required beyond those typical of this type of demolition/construction work.

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

The amount of ground disturbance will be limited to the amount necessary to remove the structures, foundations and footings. There are no additional measures proposed.

b. Noise

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

Noise sources in this area include truck, car, rail, and ship traffic associated with an international maritime port as well as industrial activities present in the general vicinity. None of these would affect demolition

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

Temporary sources of project noise would include vehicles, heavy equipment, tools, and activity associated with building demolition. This would be consistent with typical noise levels in the Port heavy industrial environment. Hours of construction operations will be consistent with the City of Tacoma Noise Ordinance.

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

Project noise is expected to be of the types and levels typical of the busy port heavy industrial environment. No impacts are expected and no special measures are proposed.

8. *Land and Shoreline Use* [help]

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 properties proposed for demolition are currently unoccupied. The City of Tacoma indicates that uses at properties adjacent to the demolition sites include industrial and commercial business common to the Tacoma Tideflats.

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 nonfarm or nonforest use?

None of these properties have been used for forest or farm land.

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.

c. Describe any structures on the site.

Each site has old industrial/commercial structures that are beyond their useful life. The building at 2306 East 11th is a metal/plywood structure once used by a fastener supplier. See Photo 1. The structure at 2336-2338 East 11th is a plywood structure once used for mini-storage and screen printing. See Photo 2. The structure at 3502 Lincoln was a small commercial/office building and has been vacant for many years. See Photo 3. The structure at 1110 Alexander Ave is a metal sided building on metal frame. It was used in vessel manufacturing and marine fabrication. See Photo 4.

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

Yes, all structures will be demolished.

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

PMI-Port Maritime Industrial

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

High intensity

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

S-10 Shoreline Port-Industrial

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

The structure at 1110 Alexander Ave is in the 50' critical area buffer for Commencement Bay.

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

None.

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

None.

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

None required.

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

These demolitions are preparing for future redevelopment to provide cargo handling support services and queuing opportunities along 11 Street between Milwaukee Way and Port of Tacoma Road.

m. Proposed measures to reduce or control impacts to agricultural and forest lands of long-term commercial significance, if any:

None required.

9. Housing [help]

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

No additional housing will be provided by this proposal.

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

No housing units will be eliminated by this proposal.

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

None proposed.

10. Aesthetics [help]

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

No structure will be constructed. One building being demolished is approximately 30+' tall.

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

No views will be obstructed. There will be an immaterial change in view with the removal of these structures and replacement with gravel surface.

b. Proposed measures to reduce or control aesthetic impacts, if any:

None proposed.

11. Light and Glare [help]

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

No light or glare will be generated from this proposal.

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

No.

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

None.

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

None required.

12. Recreation [help]

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

There are no on-site recreational opportunities on these properties. Commencement Bay accommodates many recreational users. This project will not impact those uses.

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

No.

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

None required.

13. Historic and cultural preservation [help]

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 ? If so, specifically describe.

The only structure known to be 45 years old or older is the metal framed structure at 1110 Alexander Ave. It was built in 1970. It was reviewed as part of the Cultural and Historic Report for the Blair Hylebos Terminal Redevelopment Environmental Impact Statement (though it was not 45 years old at the time). None of the structures are known to be eligible for listing in preservation registers.

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.

There are no landmarks, features or other evidence of Indian or historic use or occupation. There is low potential to impact cultural resources because the project will not contact native soils. The project will only demolish four buildings and associated concrete and foundations.

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.

The Port of Tacoma has conducted numerous studies on its properties and had many consultations with the Puyallup Tribe of Indians. It is broadly recognized that the further north any given site is on the Tideflats peninsulas the lower the risk for encountering cultural resources. That reduction in risk stems from the northern areas of the Tideflats being historical intertidal or even sub-tidal prior to European settlement. However, the properties at the more southern end of the Tideflats have a higher risk of encountering cultural resources as those areas were marshlands with seasonal living and fishing establishments used by Native Americans, primarily the Puyallup Tribe of Indians.

Further, it is unlikely any of the work will contact native soil. These buildings and their foundations were built on fill placed when the waterways were developed and rock ballast used to support the building load. These are highly disturbed sites.

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.

There is low potential to impact cultural resources because the project will not contact native soils. The project will demolish four buildings and associated concrete foundations. The Port will implement its standing Archaeological Inadvertent Discovery Plan if any archaeological or cultural resources are discovered. The Port will work with the Puyallup Tribe, DAHP, City of Tacoma, and the County Coroner's office and implement appropriate mitigation measures, as necessary.

14. Transportation [help]

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.

See Figure 1. There are multiple ways to get to each site. Taylor Way, Alexander Avenue, East 11th Street and Port of Tacoma Way will be the primary access routes.

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?

No. The nearest transit stop is several miles away from each site.

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

While it is likely at least some of the sites may be used for parking in the short-term, it is unlikely that parking will be public and will most likely be associated with cargo handling activities. No estimate of number of stalls has been developed.

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).

No.

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

Yes. All sites are within the Port Maritime Industrial area with its terminals, road and rail infrastructure.

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?

No trips will be generated by the completed project. When a redevelopment proposal is advanced, a full traffic study will be conducted analyzing that proposal.

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.

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

None proposed.

15. Public Services [help]

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.

No. Current services will cover any risks posed by the demolition process.

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

None proposed.

16. Utilities [help]

a. Circle utilities currently available at the site:
electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system, other _____

c. 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.

No services are proposed for the project. Required services will be evaluated at time of redevelopment.

C. Signature [HELP]

The above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

Signature: _____

Name of signee Hughes Wike

Position and Agency/Organization Project Manager, Port of Tacoma

Date Submitted: 8/19/2019

D. Supplemental sheet for nonproject actions [HELP]

(**IT IS NOT NECESSARY** to use this sheet for project actions)

FIGURE 1

2306 E 11th St: Parcel 127
2338 E 11th St: Parcel 96
3502 Lincoln Ave: Parcel 71
1110 Alexander: Parcel 115

Port Properties

SHEET: 1 OF 6
PURPOSE: VICINITY MAP
DATE: 7/23/2019
AUTHOR: Brian Archer

0 700 1,400 2,800 Feet

Port of Tacoma
PO Box 1837 Tacoma, WA 98401 (253) 383-5841

Document Path: L:\SmallProjects\19 General Projects\190723_0055_VicinityMap_11thSt\11thStVicinityMap.mxd

FIGURE 2

Demolition Legend

Demolish Building Structure.

Demolish/Remove Existing Vegetation.

Demolish/Remove Existing Debris.

Demolition Key Note Legend

1. Demolish building structure.
2. Aerial utilities between the pole and the building to be removed and disconnected at the pole. Coordinate with respective Utility Company.
3. Existing facilities shall remain.
4. Demolish/remove existing debris.
5. Demolish/remove existing vegetation.
6. Plug existing utility at ground or slab surface.
7. Existing concrete slab to remain. Demolish all slab/floor coverings, i.e. tile, carpets, etc…

General Notes

1. Dispose of building and site demolition debris in accordance with specification requirements.
2. Abate all regulatory materials prior to commencing building demolition work.
3. Plug all utility penetrations (i.e. conduit, plumbing, equipment, storm drain) below finish grades in accordance with specification requirements.
4. Remove all required vegetation per specifications.
5. Demolish building foundation to the existing adjacent building slab elevation that remains. There shall be no protrusions or dips above or below the adjacent slab elevation in the stem wall finished product. Backfill dips with ½" HMA to provide flush surface.

FIGURE 3

2306 E 11TH STREET
Port Parcel 127

SHEET 3 OF 6

PURPOSE: Demolition
DATE: 7/23/2019
AUTHOR: Brian Archer

Port of Tacoma

FIGURE 4

2336-2338 E 11TH STREET
Port Parcel 96

SHEET 4 OF 6

PURPOSE: Demolition
DATE: 7/23/2019
AUTHOR: Brian Archer

Port of Tacoma

FIGURE 5

3502 Lincoln Avenue
Port Parcel 71

SHEET 5 OF 6

PURPOSE: Demolition
DATE: 7/23/2019
AUTHOR: Brian Archer

Port of Tacoma

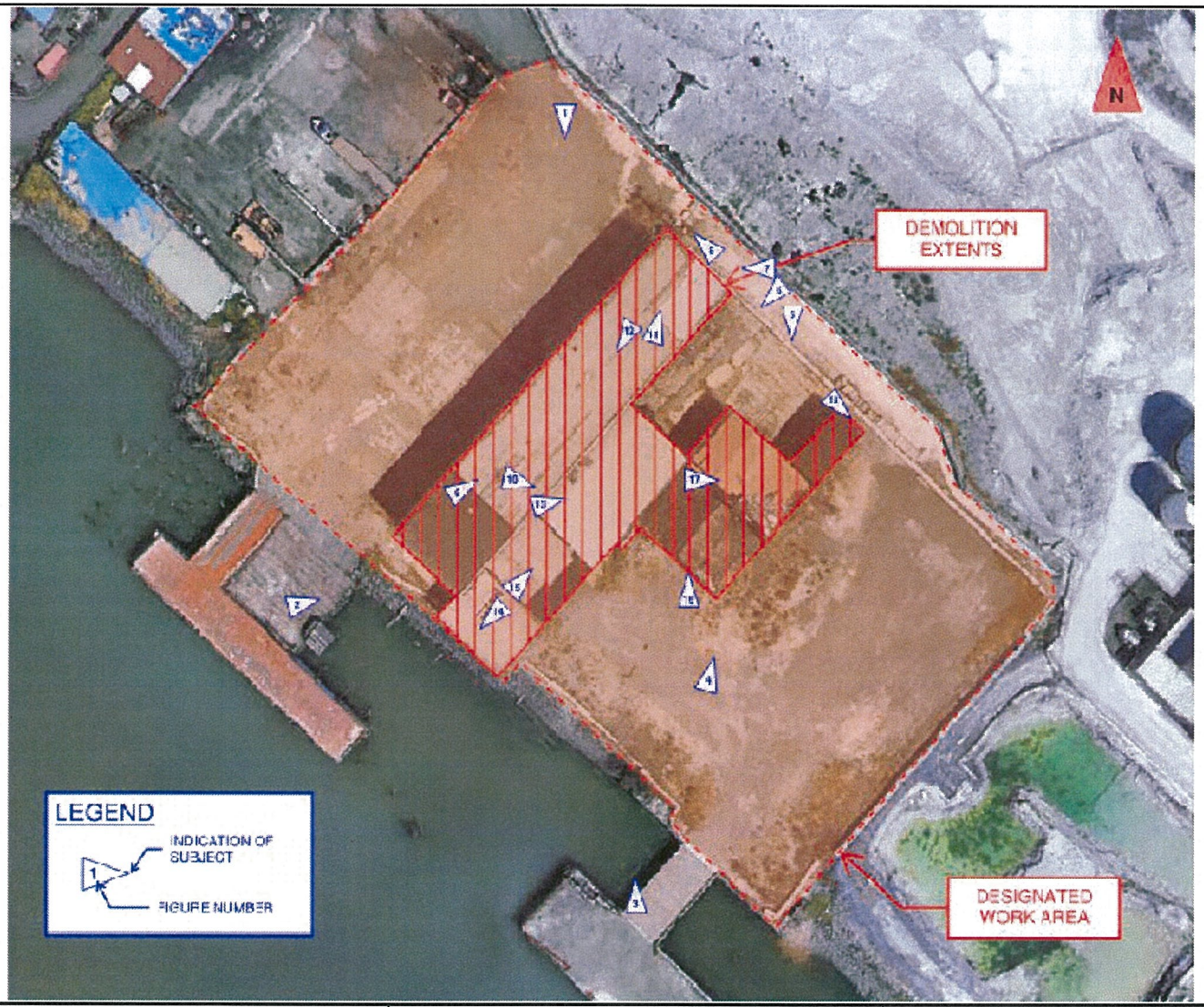

FIGURE 6

1110 Alexander Avenue
Port Parcel 115

SHEET 6 OF 6

PURPOSE: Demolition
DATE: 7/23/2019
AUTHOR: Brian Archer

Port of Tacoma

1

2

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1. 2306 East 11th Street. Site used by Fastco for approximately 50 years. See Figure 3.

2. 2336-2338 East 11th Street. Former mini-storage and screen printing business. See Figure 4.

3

4

Port of Tacoma
People. Partnership. Performance.

3. 3502 Lincoln Avenue. Building has been vacant for several years. See Figure 5.

4. 1110 Alexander Avenue. Former marine construction laydown yard used by Orion Marine Construction. See Figure 6.