

MEMORANDUM

To: Chris Holland
City of Marysville
Community Development Department

From: Chris Rapp, PE
Civil Project Manager
Kimley-Horn

Date: October 6, 2022

Subject: **SAIA – Technical Review 1 – Project Resubmittal Responses**
PA22025
80 Columbia Avenue
Marysville, WA 98270

RESPONSE TO PLANNING DIVISION COMMENTS

1. File Number PA22025 has been added to the plan sheets for resubmittal and will be provided on all future submittals.
2. The project owner has been made aware that a noise analysis must be completed prior to occupancy permit issuance.
3. The signed Snohomish County Traffic Offer is included with this resubmittal. Payment will be made prior to building permit issuance.
4. The following comments apply to Sheet C4.0:
 - a) Bulk & dimensional calculations have been added to Sheet C4.0
 - b) Parking calculations and table have been added to Sheet C4.0
 - c) Carpool parking locations added to plans and calculations added to the parking calculations table on Sheet C4.0.
 - d) Required bicycle parking locations added to plans and calculations added to the parking calculations table on Sheet C4.0.
 - e) Drive-aisles at the northern entry way and employee parking lots have been widened to minimum 22-feet.
 - f) Pedestrian pathway has been relocated 5-feet south of the drive aisle with street trees added in between.
 - g) Pedestrian pathway decorative concrete will be shown on landscape plans to be included in the civil construction permit submittal.
 - h) A solid waste compactor adjacent to the loading dock has been noted on Sheet C4.0. Per email communication with Kristy Beedle at the City of Marysville dated 9/6/2022, no additional enclosure is required if no additional waste or recycling collection is proposed for the site. Per email communication with Chris Holland at the City of Marysville dated 9/8/2022 no additional screening of the compactor is required if the site meets screening standards outline in MMC 22C.120.160.
 - i) These details are included as a separate document in this submittal.
 - j) The proposed retaining wall on the north property boundary has been revised to be maximum 4-feet in height. It has also been shifted to allow for 5-feet of landscaping between the base of the wall and the property line.
 - k) All listed notes have been provided on Sheet C4.0.

5. A final landscaping plan depicting all of the applicable elements outlined in MMC 22C.120.030 will be provided with the civil construction plans. Several revisions had been made to address the comments provided:
 - a. Landscape buffer updated to comply with L3 standards.
 - b. Landscape buffer updated to comply with L3 standards.
 - c. Truck trailer and tractor parking screened to comply with standards.
 - d. Landscape buffer has been added to the pond's perimeter.
 - e. New landscape islands have been provided to meet requirements.
 - f. After correspondence with the City, the site perimeter was deemed as adequate screening for the compactor.
 - g. All listed notes have been provided in the Landscape plans.
 - h. Irrigation has been added to all landscaped areas.
 - i. All landscaping will comply with the mentioned standard.
6. Acknowledged.

RESPONSE TO NPDES COORDINATOR COMMENTS

1. The project will be designed in accordance with the 2019 Stormwater Management Manual for Western Washington.
2. A draft covenant/easement for all proposed runoff treatment and flow control facilities will be provided with the civil construction plans.
3. Acknowledged.

RESPONSE TO WATER COMMENTS

4. Acknowledged, information has been provided to MEP consultant.
5. Acknowledged, an RPBA has been added and called out on Sheet C6.0, downstream of the domestic water meter.
6. A DCDA will be located internal to the sprinkler riser room called out on Sheet C6.0.
7. An irrigation line with meter and backflow prevention has been added to Sheet C6.0.
8. Acknowledged, the contractor will schedule these inspections with 48 hours' notice.
9. Acknowledged, all required testing will occur prior to occupancy.

RESPONSE TO TRAFFIC ENGINEERING COMMENTS

1. Acknowledged, the Owner will process the impact fees when provided.
2. Acknowledged.
3. 128th St NE frontage improvements as directed by the City via email correspondence have been incorporated into this resubmittal.
4. Proposed street lighting is shown on sheet C7.0.
5. Channelization and signing plans will be included in the Civil Construction Plans.

RESPONSE TO BUILDING COMMENTS

1. The comments provided have been distributed to the project team and will be addressed for building permit submittals.

RESPONSE TO MARYSVILLE FIRE DISTRICT COMMENTS

Comments 1 through 7: Acknowledged, the project will comply with all standards listed, and obtain all permits through the departments listed.

Comments 8 through 9: Five additional fire hydrants have been provided to fulfill the 300' maximum spacing requirement, as shown on Sheet C6.0.

Comment 10: Acknowledged, fire hydrants will be located at approved locations.

Comment 11: Acknowledged.

Comment 12: DCDA backflow prevention for the fire sprinkler will be provided in the sprinkler riser room.

Comments 13 through 17: Acknowledged.