

9630 BLOMBERG CUP

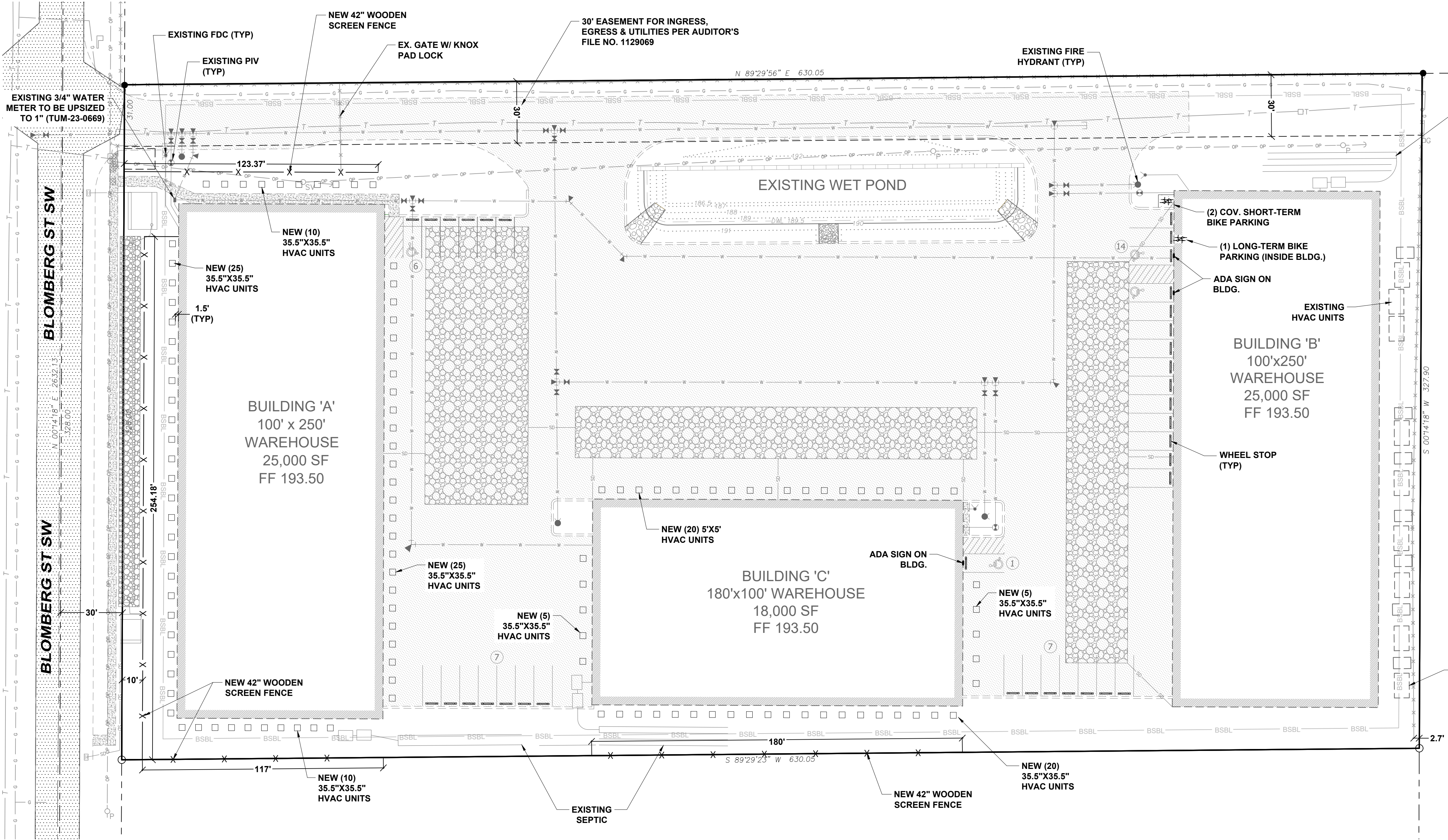
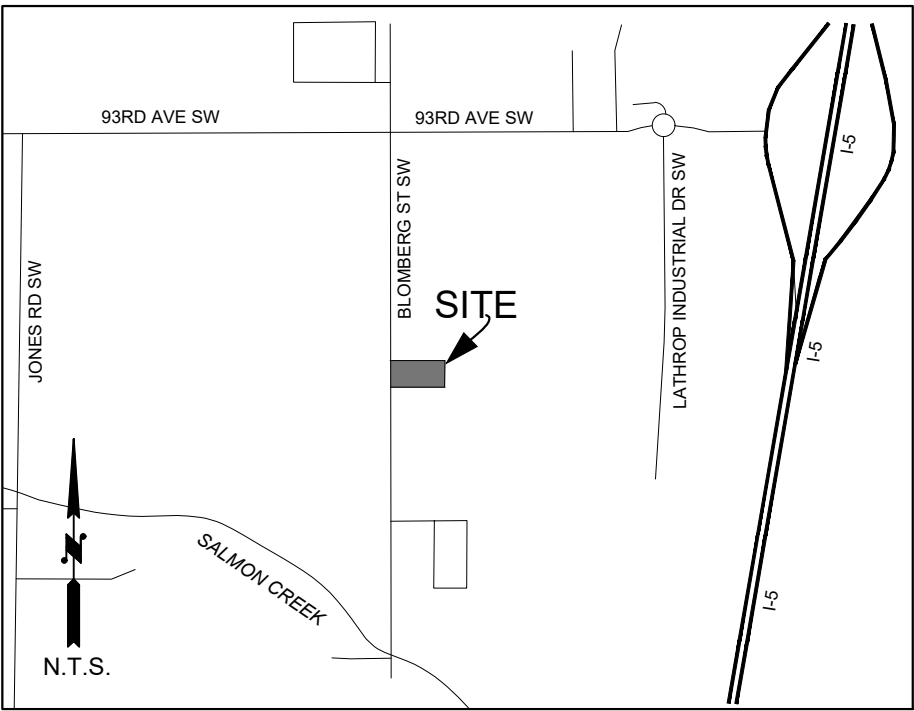
9630 BLOMBERG ST SW, TUMWATER, WA 98512

PROJECT PROPONENT

BLOMBERG LLC
SIAVOOSH PAZOOKI
4220 164TH STREET, UNIT 101
TUKWILA, WA 98189-3296



CITY OF TUMWATER	
VERTICAL DATUM	MERIDIAN HORIZONTAL DATUM
NGVD 29 THURSTON COUNTY TARGET # 196AT BRASS DISK AT INTERSECTION 93RD AVE. SW & BLOMBERG RD. ELEV. = 194.68	SURVEY RECORDED UNDER AUDITOR'S FILE NO. 9206250204
30 15 0 30 60 SCALE: 1" = 30'	



SITE DATA / PROJECT INFORMATION

PARCEL NUMBER, ADDRESS	#12721230500 9630 BLOMBERG ST SW, TUMWATER, WA 98501
ZONING:	LI (LIGHT INDUSTRIAL)
JURISDICTION:	TUMWATER
DENSITY REGULATIONS:	YARDS: FRONT = 20' SIDE = 10' REAR = 10' LOT COVERAGE (IMPERVIOUS) = 85% MAX
PROPOSED IBC TYPE:	TYPE IIB - F1
BUILDING SIZE:	BUILDING A: 25,000 SF BUILDING B: 25,000 SF BUILDING C: 18,000 SF
BUILDING HEIGHT:	30'
PARKING REQUIREMENTS:	MANUFACTURING: 1 STALL PER EMPLOYEE ON THE LARGEST SHIFT (5 STALLS MINIMUM) TOTAL EMPLOYEES: 32 TOTAL: 32 STALLS REQ. TOTAL PROVIDED: 35 STALLS (4 ADA) 10% INCREASE PER TMC 18.50.075.A
BIKE PARKING:	TOTAL REQ. STALLS: 2 (SHORT-TERM COVERED) TOTAL REQ. STALLS: 1 (LONG-TERM INSIDE WAREHOUSE 'B')
AREA SUMMARY:	TOTAL LOT AREA: 206,608 SF (4.74 ACRES) EXISTING BUILDING FOOTPRINTS: 68,000 SF ASPHALT: 84,545 SF CONCRETE: 802 SF TOTAL IMPERVIOUS COVERAGE: 153,346 SF (74%)
WATER PROVIDER:	CITY OF TUMWATER
SEWER PROVIDER:	ON-SITE SEPTIC

DESIGNED BY: SDH
DRAWN BY: MJM
CHECKED BY: SDH
DATE: JULY 2023
SCALE: H Y



HATTON GODAT PANTIER
AND SURVEYORS
ENGINEERS
3910 MARTIN WAY E, SUITE B
OLYMPIA, WA 98506
TEL: 360.943.1599 FAX: 360.357.6299
hatterpantier.com

DATE: _____
REVISIONS: _____

TPN# 12721230500
9630 BLOMBERG ST SW
9630 BLOMBERG ST SW, TUMWATER, WA 98512
PRELIMINARY SITE PLAN
A PORTION OF SECTION 21, TOWNSHIP 17 NORTH, RANGE 2 WEST, W.M.

AGENCY NO. _____
SHEET: 1 OF 1
H:\DGN\23-041\23-041\PRELIMINARY
INDEX: 23-041-cup.dwg
JOB: 23-041