

# Exhibit A

CITY of UNIVERSITY PLACE  
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STAFF REPORT TO THE CITY COUNCIL  
December 5, 2016

## 2016 PUBLIC WORKS CODE AMENDMENTS

**PROPOSED AMENDMENTS:** The following chapters would be amended under this proposal. The italicized information denotes a description of the proposed change

### TITLE 13 PUBLIC WORKS CODE

### Exhibit 1

- [13.05.220](#) Definitions – *Definition of “Director” clarified*
- [13.05.320](#) Adopted guidelines and regulations – *Additional design standards added*
- [13.05.420](#) Modifications – *Expiration language added*
- [13.05.425](#) Right of Entry – *Legal authority clarification*
- [13.05.530](#) Right-of-way permits – *Clarification on provisions for annual right-of-way permits, permit fee waiver for work performed in conjunction with a City project, and proof of insurance provision added.*
- [13.05.540](#) Temporary right-of-way permits – *Provision for “Open for Business” signs*
- [13.05.630](#) Street use guarantee – *Provision for street use guarantee to cover multiple permits*
- [13.05.630](#) Erosion and sediment control/street cleaning guarantee – *Allows exception from Engineer Certification requirement for projects disturbing less than 5 acres in non-critical areas*
- [13.05.670](#) Insurance required – *Adds insurance provisions recommended by WCIA*
- [13.20.120](#) Additional design standards – *Adds reference to the Design Standards and Guidelines for Streetscape Elements (relocated from UPMC 19.54 )*
- [13.20.140](#) Development on substandard streets – *Reduces minimum substandard street width from 22 feet to 20 feet for minor developments in accordance with Fire Code Official recommendations with residential fire sprinkler provisions*
- [13.20.210](#) Design – *Revised design table to allow for 5.5-ft planter strips in local streets*
- [13.20.245](#) Driveways – *Clarification on driveway grade and material requirements, provision to provide relief from driveway separation and turn-around requirements on Neighborhood Collector Arterial Streets.*

[13.20.445](#) Pedestrian protection during construction (new section) – Added reference to pedestrian protection required by the International Building Code

[13.20.880](#) Temporary right-of-way signs, street banners and decorations – Clarification on temporary sign and banner sizes and allowed locations

[13.20.885](#) Temporary open during construction right-of way signs (new section) – Provisions for temporary “Open During Construction” signs

[13.25.120](#) Design standards – Addition of the Washington State Department of Ecology Stormwater Manual as an alternate design standard for storm water design

[13.25.210](#) Design – Provision to require low-impact development design to be considered when feasible

## **TITLE 19 ZONING**

## **Exhibit 2**

Chapters:

[19.54](#) Design Standards and Guidelines for Streetscape Elements – Deleted and moved to Title 13

## Chapter 13.05 ADMINISTRATION

### **13.05.220 Definitions and terms.**

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As used in this chapter:

“Director” means the City of University Place ~~Development Services~~ Director of Engineering or duly authorized representative.

### **13.05.320 Adopted guidelines and regulations.**

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A. The most current version of the following guidelines and standards are hereby adopted as part of this code.

The design detail, workmanship and materials for all projects constructed under this code shall meet the following guidelines and standards. In case of a conflict among standards, the ~~Director~~ City Manager or authorized designee shall determine which standard shall govern.

B. Standards Adopted.

1. City of University Place Comprehensive Storm Drainage Plan.
2. Conditions and standards as set forth in the Pierce County Health Department regulations.
3. Conditions and standards as set forth in the Pierce Transit regulations.
4. Conditions and standards as set forth in the University Place Comprehensive Land Use Plan.
5. King County Surface Water Design Manual.
6. U.S. Department of Transportation Manual on Uniform Traffic Control Devices (MUTCD), as amended and approved by Washington State Department of Transportation.
7. WSDOT Construction Manual as amended and approved by Washington State Department of Transportation.
8. Conditions and standards adopted by the State of Washington, Department of Labor and Industries.
9. Traffic Engineering Handbook, Institute of Traffic Engineers.

10. Highway Capacity Manual, Transportation Research Board.
11. ITE Trip Generation Manual.
12. AASHTO, A Policy on Geometric Design of Highways and Streets.
13. King County Road Standards (for drainage structures, and appurtenances only).
14. Tacoma Electrical Code.
15. Roundabouts: An Informational Guide, Federal Highway Administration.
16. City of University Place Town Center ~~Overlay~~ Design Standards.
- [17. City of University Place Community Commercial Design Standards](#)
- [18. City of University Place Standards and Guidelines for Streetscape Elements](#)
- [19. Washington State Department of Ecology Stormwater Management Manual for Western Washington](#)
- [2017](#). University Place Municipal Code.

(Ord. 518 § 1, 2008; Ord. 395 § 3, 2003).

### **13.05.420 Modifications.**

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A. Criteria. The Director may modify the requirements of this code after submittal of an application and approval of associated information, plans, and/or design data provided by the applicant. The application and associated information shall demonstrate to the satisfaction of the Director and City Engineer that: (1) the requested modification is based upon sound engineering principles; (2) strict application of the requirements of this code would impose an undue hardship on the applicant; (3) that the requirements for safety, environmental considerations, function, appearance, and maintainability are fully met; (4) granting the modification adequately protects the public health, safety, and welfare; and (5) granting the modification is in the best interest of the public.

B. Application. All applications for modifications shall be on a form provided by the City. All modifications must be approved by the Director in writing prior to the start of construction.

C. Notification.

1. Whenever the Director determines that a proposed modification has the potential to negatively impact surrounding properties, all adjacent property owners will be notified in writing of the application. The Director shall notify abutting property owners of the due date for any written comments about the application. The applicant shall be furnished a copy of all written comments from abutting property owners that will be considered by the Director in making a decision. Abutting property owners shall be mailed a copy of the decision.

2. The Director may require the notification of additional property owners if he determines they have a potential to be negatively impacted.

3. All costs associated with public notification shall be borne by the applicant.

D. Fees. All fees associated with a modification application shall be in accordance with the Development Services Fee Resolution.

E. Expiration.

1. A modification application shall expire when the applicant fails to provide necessary documentation and/or correction necessary to issue a permit in compliance with this code within 180 days of a request to provide such documentation and/or correction. A modification application may be extended for a single period not exceeding 180 days provided the applicant submits a request in writing and demonstrates that circumstances beyond the control of the applicant have prevented completion of the request for documentation and/or correction.

2. An approved modification shall expire two years after permit issuance.

F. Extension of Modification. A modification approval may be extended for a period not exceeding 180 days provided the applicant submits a request in writing and demonstrates that circumstances beyond the control of the applicant have prevented completion of the work under the modification. No modification shall be extended more than once.

L. Suspension or Revocation. The Director may suspend or revoke any modification issued in error or on the basis of incorrect information supplied by the applicant. The Director may also suspend or revoke any modification when the applicant fails to comply with the provisions of the modification. Any modification applicant aggrieved by the Director's decision to suspend or revoke a permit may appeal this action as provided in this chapter.

(Ord. 518 § 1, 2008; Ord. 395 § 3, 2003).

### **13.05.425 Right of entry.**

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Upon proper presentation of credentials, the Director or any duly authorized representative may, with the consent of the owner or occupant of a building, development, or premises, or pursuant to a lawfully issued inspection warrant, enter any building, development, or premises to perform the duties imposed by this code. Any applicant for a permit shall, as a condition of the permit, consent to entry of the Director or any duly authorized representative to inspect the building, development, or premises for compliance with the terms and conditions of the permit. In addition, the Director may enter any premises, with proper legal authorization, in the event of an imminent threat to the public health, safety, or welfare or to protect any persons or property.

(Ord. 518 § 1, 2008; Ord. 395 § 3, 2003).

### **13.05.530 Right-of-way permits.**

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A. Permit Required. A right-of-way permit is required before any person may cut or remove trees or other vegetation; grade or stockpile material; alter, construct, repair, remove, excavate, place, obstruct, damage or disturb any structure, utility, facility or improvement located in the public right-of-way; or commence any other activity that interferes with the free use of the public right-of-way. ~~An blanket~~ annual right-of-way permit for certain activities may be ~~obtained by utilities operating with a franchise~~ granted by the City. ~~The provisions for annual right-of-way permits are included in the annual right-of-way permit procedures.~~

B. Permit Exemptions. A right-of-way permit shall not be required for the activities listed below. Exemption from the permitting requirements of this section shall not constitute approval for any work done in violation of this code or any other City code.

1. Construction, improvement, maintenance, or repair of public roads or public storm drainage facilities when performed by the City.
2. Emergency sandbagging, diking, ditching, filling or similar work when done to protect life or property.
3. Any activity that the Director determines does not have the potential to significantly impact the right-of-way or the free use thereof. Any exemption granted under this section shall be issued in writing.

C. Permit Application. To obtain a right-of-way permit, an applicant shall file a written application on a form provided by the City. A permit application that does not comply with this section shall be ineligible for review. An application shall:

1. Identify and describe the work proposed to be covered by the permit.

2. Describe and locate the area where the proposed work is to be performed.
3. Indicate the use for which the work is intended.
4. Be accompanied by plans, diagrams, computations, specifications and other data required in subsection (D) of this section.
5. Be signed by the applicant, or the applicant's authorized agent.
6. Give such other data and information as may reasonably be required by the Director to carry out the objectives of this code and other provisions of the UPMC.
7. Pay the application fee. The permit fee may be waived if the work is done in conjunction with a city capital improvement project.
8. Proof of Insurance as required in UPMC 13.05.670.

I. Expiration. Except for annual right-of-way permits, All other right-of-way permits expire 180 days after permit issuance. The Director may extend the time for action by the applicant for a period not exceeding 180 days on written request by the applicant showing that circumstances beyond the control of the applicant have prevented work under the permit. No permit shall be extended more than once.

(Ord. 518 § 1, 2008; Ord. 395 § 3, 2003).

### **13.05.540 Temporary right-of-way sign permit.**

A. Permit Required. A temporary right-of-way sign permit is required to place any sign, street banner, or other decoration in, along, over, or across any public right-of-way. A temporary right-of-way sign permit may be issued only for placement of signs, street banners, or decorations to promote bona fide community events. A bona fide community event is a carnival, circus, exhibition, fair, farmers' market, festival, parade, holiday celebration, or other community or regional celebration or event that may be of interest to the entire City or a substantial portion thereof.

B. Permit Exemptions. A temporary right-of-way sign permit shall not be required for the following signs, street banners, or decorations. Exemption from the permitting requirements of this section does not constitute authorization to place any signs, street banners, or decorations in violation of the provisions of this code, the UPMC or other City ordinance.

1. Political signs regulated under Chapter [19.75](#) UPMC.
2. Advisory or regulatory signs installed under a right-of-way or site development permit.
3. Signs, street banners, or decorations of the City.
4. Public notice signs required by local and State law.

5. Temporary “Open During Construction” signs approved by the Director.

**13.05.630 Street use guarantee.**

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A. A street use guarantee ensures compliance with right-of-way permit conditions and warranties the design, materials, and workmanship associated with the work performed in a right-of-way. All applicants performing work that will, or has the potential to, disturb, modify, or damage anything within the City right-of-way will be required to post a street use guarantee with the City.

B. Prior to issuance of a right-of-way permit the applicant shall submit a street use guarantee.

C. Street use guarantees shall be in the amount of \$5,000 unless the Director determines after a review of a permit that a lower or higher amount is appropriate.

D. When an Applicant has multiple right-of-way permits, a single street use guarantee in the amount of \$20,000 may be submitted in lieu of individual \$5,000 street use guarantees.

~~D~~E. The applicant shall be responsible to repair all defects resulting from the applicant’s activity in the right-of-way. The applicant will not be relieved of this obligation until the right-of-way impacted by the applicant has remained free from defects for a consecutive period of two years. The applicant will be liable for any third party damages that result from a breach of these duties for the duration of the street use guarantee.

~~E~~F. During the period of the street use guarantee, City staff will periodically inspect the right-of-way impacted by the applicant. The City shall provide notice to the applicant when maintenance and/or repairs are necessary, specifying a reasonable timeframe within which such work is to be completed. In the event that the applicant does not complete such maintenance and/or repairs, the applicant will be in default subject to the provisions of this article, and the City may perform such work.



**FG.** If, on the basis of its inspections, the City determines that repairs must be performed immediately to prevent risk to person(s) or property, the City may make necessary repairs and the cost of those repairs shall be paid by the applicant upon demand. If the applicant fails to pay for the repairs by the time specified by the City, the applicant will be in default subject to the provisions of this article.

**GH.** The applicant shall pay for the inspections performed by the City during the duration of the street use guarantee. Inspection fees will be as specified in the development services fee resolution.

**HJ.** Release Procedures. Any release of the street use guarantee must be in writing to be effective. The City of University Place will release a street use guarantee only after each of the following have been met:

1. The right-of-way construction work completed by the applicant has remained free of defects for two consecutive years. This period can be reduced if the Director determines that the work associated with the right-of-way permit has been sufficiently completed and stabilized such that there is no further risk of damage to existing facilities.
2. The applicant or surety has requested in writing the release of the guarantee.
3. The applicant has paid all outstanding fees.

(Ord. 531 § 1 (Exh. A), 2008; Ord. 518 § 1, 2008; Ord. 395 § 3, 2003).

### **13.05.640 Erosion and sediment control/street cleaning guarantee.**

D. Release Procedures. Any release of the erosion and sediment control/street cleaning guarantee must be in writing to be effective. The Director will release the erosion and sediment control/street cleaning guarantee only after each of the following have been met:

1. The applicant's engineer has submitted a certification that all disturbed areas within the site have been stabilized in conformance with the permit conditions and the UPMC. The certification shall be as prescribed in Article VIII of this chapter. For ~~single family and duplex building sites~~ with less than 5 acres of disturbed area, the City may waive the requirement for certification unless the site is located within a landslide and erosion hazard area.
2. The applicant has requested a final inspection of the site.
3. Any deficiencies identified by the City in the final inspection have been corrected.

4. The applicant or surety has requested in writing the release of the guarantee.

5. The applicant has paid all outstanding fees.

(Ord. 518 § 1, 2008; Ord. 395 § 3, 2003).

### **13.05.670 ~~Liability i~~Insurance required.**

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A. The Applicant shall procure and maintain for the duration of the Permit, insurance against claims for injuries to persons or damage to property which may arise from or in connection with operations or activities performed by or on the Applicant's behalf with the issuance of this Permit.

B. No limitation. Applicant's maintenance of insurance as required by the Permit shall not be construed to limit the liability of the Applicant to the coverage provided by such insurance, or otherwise limit the City's recourse to any remedy available at law or in equity.

C. Minimum Scope of Insurance. The Applicant shall obtain insurance of the type described below:

1. Commercial General Liability insurance shall be written on Insurance Services Office (ISO) occurrence form CG 00 01 and shall cover products liability. The City shall be named as an insured under the Applicant's Commercial General Liability insurance policy using ISO Additional Insured-State or Political Subdivisions-Permits CG 20 12 or a substitute endorsement providing equivalent coverage.

2. Automobile Liability insurance covering all owned, non-owned, hired and leased vehicles. Coverage shall be written on Insurance Services Office (ISO) form CA 00 01 or a substitute form providing equivalent liability coverage. If necessary, the policy shall be endorsed to provide contractual liability coverage.

D. Minimum Amounts of Insurance. Applicant shall maintain the following insurance limits:

1. Commercial General Liability insurance shall be written with limits no less than \$1,000,000 each occurrence, \$2,000,000 general aggregate and a \$2,000,000 products- completed operations aggregate limit.

2. Automobile Liability insurance with a minimum combined single limit for bodily injury and property damage of \$1,000,000 per accident.

E. Other Insurance Provisions. The insurance policies are to contain, or be endorsed to contain, the following provisions for Commercial General Liability insurance:

1. The Applicant's insurance coverage shall be primary insurance as respect to the City. Any Insurance, self-insurance, or insurance pool coverage maintained by the City shall be excess of the Applicant's insurance and shall not contribute with it.

2. The Applicant's insurance shall be endorsed to state that coverage shall not be cancelled by either party, except after thirty (30) days prior written notice by certified mail, return receipt requested, has been given to the City.

F. Acceptability of Insurers. Insurance is to be placed with insurers with a current A.M. Best rating of not less than A:VII.

G. Verification of Coverage. Applicant shall furnish the City with original certificates and a copy of the amendatory endorsements, including the additional insured endorsement, evidencing the insurance requirements of the Applicant before issuance of the Permit.

~~Repealed by Ord. 518.~~

(Ord. 395 § 3, 2003).

(Ord. 518 § 1, 2008; Ord. 395 § 3, 2003).

## Chapter 13.20 TRANSPORTATION

### 13.20.120 Additional design standards.

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The “City of University Place Design Standards and Guidelines for Streetscape Elements” are adopted by reference and contained in a separate City design manual titled “Design Standards and Guidelines for Streetscape Elements.”

~~UPMC Title 19 presents additional design standards that apply to certain transportation facilities. These include the Design Standards and Guidelines for Streetscape Elements adopted by reference in Chapter 19.54 UPMC.~~

These standards and guidelines apply to neighborhood collector streets and local streets associated with new development as well as qualifying modifications to existing development.

(Ord. 565 § 1 (Exh. A), 2010; Ord. 518 § 1, 2008; Ord. 395 § 3, 2003).

### 13.20.140 Developments on substandard streets.

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A. The applicant shall be required to construct improvements to bring substandard streets up to current City standards prior to final approval for any development that obtains access from substandard public or private streets. Such improvements shall be made from the point of access to the closest intersection of an arterial street. Street improvements may include but are not limited to curb and gutter, sidewalk, street lighting, traffic signal modification, relocation or installation, utility relocation, street widening, and resurfacing.

B. Exceptions.

1. Any development that does not generate additional vehicular traffic is exempt from the requirements of this section.
2. The construction of or modification to a single-family or duplex residential unit will require the access to be improved up to emergency vehicle access standards in Article III of this chapter.
3. The development of short subdivisions that accommodate no more than four dwelling units will require the substandard street to be improved up to 20~~2~~ feet of paved driving surface and five-foot gravel shoulders on each side of the street provided any new dwelling units are equipped with residential fire suppression sprinkler systems.

(Ord. 518 § 1, 2008; Ord. 395 § 3, 2003).

### 13.20.210 Design.

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D. Specific street design standards are provided in Table I, below.

**Table I. Street Design Standards**

Design Standard	Major Arterial	Secondary Arterial	Collector Arterial	Neighborhood Collector	Local Feeder Street	Neighborhood Street	Access Lane	Private Street	Alley
Right-of-Way Width	85'-89'	63'-67'	60'-67'	60'	60'	53'	40'	26'	<sup>10</sup> 20'-24'
<sup>1</sup> Parking Lanes	<sup>2</sup> None	<sup>2</sup> None	<sup>2</sup> None	<sup>2</sup> None	Both sides: 7' wide parallel	One side: 7' parallel	Not permitted	Optional one side: 8' parallel	Not permitted
Grade (min./max.)	0.7%/8%	0.7%/8%	0.7%/15%	0.7%/15%	0.7%/15%	0.7%/15%	0.7%/15%	0.7%/15%	0.7%/15%
Cement Concrete Curb and Gutter	Both sides	Both sides	Both sides	Both sides	Both sides	Both sides	Per storm system design	Per storm system design	Per storm system design
Sidewalks	<sup>3</sup> Both sides: 6'	<sup>3</sup> Both sides: 6'	<sup>3</sup> Both sides: 6'	Both sides: 6'	Both sides: 5'	Both sides: 5'	One side/variable walkway	<sup>4</sup> One side: 5'	N/A
Planter Strip Width (including curb)	Both sides: 4'-5.5'	Both sides: 4'-5.5'	Both sides: 5.5'	Both sides: 5.5'-8'	Both sides: <u>5.5' - 8'</u>	Both sides: <u>5.5' - 8'</u>	10' (includes pedestrian walkway)	N/A	<sup>10</sup> Both sides: 2'-4'

**Table I. Street Design Standards**

<b>Design Standard</b>	<b>Major Arterial</b>	<b>Secondary Arterial</b>	<b>Collector Arterial</b>	<b>Neighborhood Collector</b>	<b>Local Feeder Street</b>	<b>Neighborhood Street</b>	<b>Access Lane</b>	<b>Private Street</b>	<b>Alley</b>
Bike Facilities/Shoulders	Both sides: 5'	Both sides: 5'	Both sides: 5'	<sup>5</sup> On-street, striped: 5' to 6'	<sup>5</sup> On-street, shared use	On-street, shared use	On-street, shared use	N/A	N/A
Intersection Curb Radius (inside)	35'	35'	30'	<sup>6</sup> 10'-20'	<sup>6</sup> 10'-20'	20'	20'	20'	N/A
Centerline Radius <sup>7</sup> (minimum)	600'	600'	150'	150'	150'	As approved	As approved	As approved	As approved
Raised Landscape Median	8'-12'	8'-12'	<sup>8</sup> 8'-12'	None	None	None	None	None	None
Through Travel Lanes	Variable	Variable	2	2	2	2	2	2	1
Travel Lane Width	11'	11'	11'	11'	10'	10'	10'	<sup>9</sup> 10'	16'

1. Parking bays are required when parking is provided on one side of a street and may be required when parking is provided on both sides of a street.

2. Parking lanes on arterials may be allowed with approval from the Director. Parking bays may be required on arterial streets.

3. Sidewalks in commercial areas shall be 10 feet wide when required by the Director.

4. Not required for two or less dwelling units.

5. A paved shoulder/bike lane shall be required if the neighborhood collector or local feeder street has been designated as a bike route.

6. A typical minimum curb return radius of 10 to 15 feet should be used where:

- high pedestrian volumes are present or reasonably anticipated;
- volumes of turning vehicles are low;
- the width of the receiving intersection approach can accommodate a turning passenger vehicle without encroachment into the opposing lane;
- passenger vehicles constitute the majority of turning vehicles; bicycle and parking lanes create additional space to accommodate the effective turning radius of vehicles;
- low turning speeds are required or desired; and
- occasional encroachment of a turning school bus, moving van, fire truck or oversized delivery truck into an opposing lane is acceptable.

Curb radii will need to be larger than 15 feet where:

- occasional encroachment of a turning school bus, moving van, fire truck or oversized delivery truck into an opposing lane is not acceptable;
- curb extensions are proposed or might be added in the future; and
- receiving street does not have parking or bicycle lanes and the receiving lane is less than 12 feet in width.

In such cases where a minimum curb return radius larger than 15 feet is proposed, it should be demonstrated that pedestrian safety will not be compromised beyond that which is necessary to accommodate other transportation facility requirements.

7. This radius may be reduced with superelevation in conformance with AASHTO if approved by the Director. Maximum equals six percent.

8. May be reduced or eliminated if approved by the Director.

9. Pavement width and tract width shall increase eight feet for each parking lane desired.

10. Alley right-of-way, tract or width may vary depending on type of development being served and be reduced to the minimum dimension shown; provided, that at least 24 feet of separation will be maintained between garages with garage doors facing each other from opposite sides of the alley.

(Ord. 565 § 1 (Exh. A), 2010; Ord. 518 § 1, 2008; Ord. 395 § 3, 2003).

### **13.20.245 Driveways.**

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#### **A. General.**

1. Driveways and driveway approaches shall be constructed in accordance with the University Place Standard Notes and Details.

2. All abandoned driveway approaches on the same frontage shall be removed and the curbing and sidewalk or shoulder and ditch section shall be properly restored.

3. All driveway approaches at locations with curb and gutter shall be constructed of Portland cement concrete and shall be subject to the same testing and inspection requirements as curb, gutter, and sidewalk construction. ~~Approaches at other locations may be asphalt concrete.~~

4. All driveway approaches at locations without curb gutter or sidewalk, may be constructed with either Portland cement concrete, asphalt concrete, or pervious pavement. Approach grade at these locations shall not exceed 2% within the right-of-way in order to accommodate future sidewalk construction.

54. Shared driveways are permitted upon formal written agreement by both property owners and approval of the Director. The agreement shall be a recorded easement for both parcels of land specifying joint usage. Shared driveways shall be a minimum of 15 feet wide and paved along that portion which serves both parcels. Shared driveway width may be reduced within small lot and innovative housing developments to achieve design goals and reduce impervious surface consistent with the City's low impact development goals and objectives.

65. Grade breaks, ~~including the tie to the roadway, shall be constructed as smooth vertical curves.~~ The maximum change in driveway grade shall be eight percent within any 10 feet of distance on a crest and 12 percent within any 10 feet of distance in a sag vertical curve. These grades may be exceeded with proper use of smooth vertical curbs in accordance with AASHTO guidelines.



~~76~~. No commercial driveway shall be allowed where backing onto a sidewalk or street will occur.

~~87~~. Driveway locations shall be unified whenever possible to create the fewest number of accesses onto a street.

~~98~~. Driveways that serve only one lot shall be located a minimum of seven and one-half feet from the property line where the driveway enters the right-of-way.

#### B. Arterial Streets.

1. No driveway may access an arterial street within 75 feet (measured along the arterial) of any other driveway access on either side of the street unless aligned directly opposite another driveway. This distance may be reduced to 35 feet for neighborhood collector arterial streets provided adequate sight distance is provided.

2. No driveway may access an arterial street within 150 feet of the nearest right-of-way line of an intersecting street. This distance may be reduced to 75 feet along neighborhood collector arterial streets provided adequate sight distance is provided.

3. Access to arterial streets may be limited to one driveway for each tract of property separately owned. Properties contiguous to each other and owned by the same person are considered to be one tract.

4. Driveways giving direct access onto arterials may be denied if alternate access is available.

5. Wherever a potential access exists to any property from both a public road and a private easement, the City may refuse access to the public road.

6. The Director and Pierce Transit will determine the minimum separation that will be allowed between an existing bus stop and a proposed driveway based on sight obstruction and vehicular and pedestrian traffic.

7. Residential driveways accessing arterial streets shall provide a turn-around for residential vehicles so these vehicles will not have to back out into the arterial. This may be waived along neighborhood collector arterial streets provided adequate sight distance is provided.

### **13.20.445 Pedestrian protection during construction**

Pedestrian protection during construction shall be provided in accordance with the International Building Code adopted by reference in UPMC 14.05.

### **13.20.880 Temporary right-of-way signs, street banners and decorations.**

A. Signs, street banners, or decorations may be permitted in City right-of-way only to promote bona fide community events. A bona fide community event is a carnival, circus exhibition, fair, farmers' market, festival, fiesta, parade, holiday celebration, or other community or regional celebration or event that may be of interest to the entire City or a substantial portion thereof.

B. Any temporary right-of-way sign permit shall be subject to the following conditions:

1. Signs, street banners, or decorations shall not promote or advertise the sale of any product, service, or commodity except that 10 percent of a sign may contain sponsor information. The remaining 90 percent will contain information promoting the community event or celebration.
2. Signs, street banners, or decorations shall not advertise or promote any religious or political message, except that political signs are regulated under Chapter [19.75](#) UPMC.
3. The City may remove any sign, street banner, or decoration if it obstructs any traffic sign, interferes with the safe movement of traffic, or otherwise interferes with the public health, safety or welfare.

C. Additional Conditions for Signs. Additional conditions for temporary signs placed in the City right-of-way are as follows:

1. Signs in the right-of-way shall be located as close as possible to the outside edge of the right-of-way.
2. The size of temporary right-of-way signs shall be as set forth for temporary signs as provided in Chapter [19.75](#) UPMC, except for street banners which are regulated below.
3. No sign shall obstruct safe visibility for vehicular or pedestrian traffic, or obstruct the clear-view triangle as described in Article II of this chapter.
4. All temporary right-of-way signs must be removed within three working days after the expiration of the permit. If the applicant fails to remove the sign in the time required, the City

may remove the sign and the applicant will not be eligible for another temporary right-of-way sign permit for 12 months.

5. Signs subject to temporary sign permits shall not be placed in medians or roundabouts.

D. Additional Conditions for Street Banners and Decorations. Additional conditions for temporary street banners or decorations placed in the City right-of-way are as follows:

1. Street banners and decorations shall be mounted and removed only by authorized City personnel on City-owned street light poles or other City-owned facilities approved by the Director for that purpose.
2. No more than 10 City street light poles shall be affixed with street banners at any one time unless the banners are owned by the City.
3. No street banner or decoration shall obstruct safe visibility for vehicular or pedestrian traffic, or obstruct the clear-view triangle as described in Article II of this chapter.
4. Street banner or decoration shall not interfere with any planned City street banner or decoration.
5. No street banner or decoration may be hung across the traveled portion of any public right-of-way.
6. Street banners and decorations shall be constructed in accordance with the University Place Standard Notes and Details.

7. Banners shall be no greater than 30 square feet.

8. Banners subject to temporary sign permits shall not be placed in medians or roundabouts.

(Ord. 518 § 1, 2008; Ord. 395 § 3, 2003).

### **13.20.885 Temporary “open during construction” right-of-way signs**

A. The Director may allow temporary “open during construction” signs placed in front of businesses affected by a City capital facility project provided:

1. The sign(s) shall be no larger than 12 square feet.

2. The sign(s) may include limited promotional messaging for the associated business provided the primary message is "Business Open During Construction."
3. The signs must be removed immediately following the construction activity that affects that business.

## Chapter 13.25 SURFACE WATER MANAGEMENT

### **13.25.120 Design standards.**

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A. The King County Surface Water Design Manual (KCSWDM) and the King County Stormwater Pollution Prevention Manual and the portions of the King County Road Standards referenced therein are hereby adopted and incorporated fully into this chapter by this reference. The King County Surface Water Design Manual sets forth the drainage and erosion control requirements as supplemented herein. In these documents, all references to King County or the County shall be construed to refer to the City of University Place; all references to the King County Department of Development and Environmental Services (DDES) or the Water and Land Resources Division of the King County Department of Natural Resources (WLR) shall be hereby revised to read the City of University Place Engineering Department or such other department as the City Manager may designate to enforce this chapter.

B. The design standards shall be applied in the following hierarchy of precedence:

1. University Place Municipal Code;
2. King County Surface Water Design Manual;
3. King County Stormwater Pollution Prevention Manual;
4. King County Road Standards;
5. Washington State Department of Transportation (WSDOT) Standard Specifications for Road, Bridge, and Municipal Construction;
6. WSDOT Design Manual;
7. WSDOT Construction Manual.

C. The term “critical drainage area” in the King County Surface Water Design Manual shall have the meaning of “critical area” as defined in Chapter [13.05](#) UPMC, Article II, and classified in UPMC Title [17](#).

D. The term “landslide hazard drainage area” in the King County Surface Water Design Manual shall have the meaning of “landslide and erosion hazard area” as defined in Chapter [13.05](#) UPMC, Article II, and classified in UPMC Title [17](#).

E. A site development permit is added to the permits and approvals listed in Section 1.1.1 of the King County Surface Water Design Manual.

F. Core Requirement No. 3, "Impervious Surface Performance Exemption," of the KCSWPM is deleted and not in effect.

G. Core Requirement No. 5 provision for the allowance for projects in the residential zone that result in no more than four percent total impervious surface and no more than 15 percent pervious surface is deleted and not in effect.

H. Soil equality and depth criteria located in reference Section 4-A of the KCSWPM are hereby specifically adopted by reference as the sole criteria.

I. King County's approved method for modeling impervious area for rain garden credits in the KCSWDM is hereby specifically adopted by reference as the method for determining credits for Treatment under Minimum Requirement No. 6.

J. Department of Ecology Stormwater Manual Wetlands Provisions Adopted. Minimum Requirement No. 8 of Appendix 1 of the Washington State Department of Ecology Stormwater Manual and Ecology's Guide Sheets 1B and 2B are hereby adopted and incorporated herein fully by this reference.

[K. The Washington State Department of Ecology Stormwater Management Manual for Western Washington is accepted as an alternate design standard to the King County Surface Water Design Manual.](#)

(Ord. 555 §§ 1, 2, 2009; Ord. 518 § 1, 2008; Ord. 423 § 40, 2004; Ord. 395 § 3, 2003).

### **13.25.210 Design.**

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A. When a storm drainage report is required, it must include any relevant data from the City comprehensive storm water plan.

B. The Leach Creek and Chambers Creek Drainage Basins are hereby designated as conservation flow control areas as defined in the KCSWDM.

C. The Morrison Pothole Drainage Area (sub-basin within the North Day Island Drainage Basin) is hereby designated as a flood problem flow control area as defined in the KCSWDM.

D. All other drainage basins are hereby designated as basic flow control areas as defined in the KCSWDM.

E. Certain portions of the storm system on 27th Street West within the Day Island Waterway Basin have been identified as a conveyance system nuisance problem (Type 1 downstream problem) as defined in the KCSWDM. Additional flow control, as identified in the KCSWDM, or system improvements are required for development projects that are tributary to the deficient portions of the system.

F. The Crystal Springs Creek Drainage Basin has been identified to have a severe erosion problem (Type 2 downstream problem) as defined in the KCSWDM.

G. For the purpose of rainfall modeling, the City of University Place will be considered to have the same rainfall characteristics as the City of Federal Way.

H. Low-Impact-Development design techniques shall be incorporated into storm drainage system designs when feasible in accordance with the Department of Ecology Stormwater Management Manual for Western Washington and the King County Surface Water Design Manual.

(Ord. 531 § 1 (Exh. A), 2008; Ord. 518 § 1, 2008; Ord. 395 § 3, 2003).

## **Chapter 19.54 DESIGN STANDARDS AND GUIDELINES FOR STREETSCAPE ELEMENTS**

### **Sections:**

~~19.54.010—Purpose.~~

~~19.54.020—Authority.~~

~~19.54.030—Applicability.~~

~~19.54.040—Review process.~~

~~19.54.050—Design standards and guidelines adopted.~~

### **19.54.010 Purpose.**

~~The purpose of this chapter is to establish streetscape standards and guidelines, including sidewalk, landscaping and street tree requirements, for neighborhood collector arterial, local, neighborhood, and access lane streets, alleys and paseos.~~

~~(Ord. 607 § 1 (Exh. A), 2012; Ord. 559 § 7 (Exh. A), 2009).~~

### **19.54.020 Authority.**

~~The provisions of this chapter shall augment and/or supersede existing regulations in this title and UPMC Title 13. When provisions included in these design standards and guidelines conflict with other requirements of this title or UPMC Title 13, these standards and guidelines shall apply unless otherwise provided.~~

~~(Ord. 607 § 1 (Exh. A), 2012; Ord. 559 § 7 (Exh. A), 2009).~~

### **19.54.030 Applicability.**

~~The standards and guidelines adopted pursuant to this chapter shall apply to streetscape improvements required in conjunction with development that includes or requires the construction of new streets and pedestrian facilities or the modification of existing streets that are classified as neighborhood collector arterial, local feeder street, neighborhood street, access lane, alley, paseo and multi-use path.~~

~~(Ord. 607 § 1 (Exh. A), 2012; Ord. 559 § 7 (Exh. A), 2009).~~

### **19.54.040 Review process.**

~~Site development permit review is required for development that is subject to compliance with the standards and guidelines adopted pursuant to UPMC 19.54.050.~~

~~(Ord. 607 § 1 (Exh. A), 2012; Ord. 559 § 7 (Exh. A), 2009).~~

### **19.54.050 Design standards and guidelines adopted.**

~~The “City of University Place Design Standards and Guidelines for Streetscape Elements” are adopted by reference and contained in a separate City design manual titled “Design Standards and Guidelines for Streetscape Elements.”~~

~~(Ord. 607 § 1 (Exh. A), 2012; Ord. 566 § 3, 2010; Ord. 559 § 7 (Exh. A), 2009).~~

~~The provisions of this chapter shall augment and/or supersede existing regulations in this title and UPMC Title 13. When provisions included in these design standards and guidelines conflict with other requirements of this title or UPMC Title 13, these standards and guidelines shall apply unless otherwise provided.~~

~~(Ord. 607 § 1 (Exh. A), 2012; Ord. 559 § 7 (Exh. A), 2009).~~