



DIAL-IN CONTACT PHONE NUMBER: (US) +1(253) 215-8782/MEETING ID: 824 0965 8362

The Granite Falls Planning Commission meeting will be held both in-person and online (hybrid) in the Civic Center of City Hall at 7PM. If you would like to join telephonically, the dial-in number is listed above. You also have the option of joining by computer at the Zoom meeting link: <https://us06web.zoom.us/j/82409658362>

**CITY OF GRANITE FALLS
PLANNING COMMISSION
MAY 10, 2022
7:00 PM
MEETING AGENDA**

1. **CALL TO ORDER**
2. **FLAG SALUTE**
3. **ROLL CALL**
4. **APPROVAL OF MINUTES:**
 - A. **Approval of March 8, 2022 Minutes**
5. **PUBLIC COMMENTS/RECOGNITION OF VISITORS-NON ACTION ITEMS**
(Speakers must sign up prior to the meeting. Individual comments will be limited to three minutes. Group comments shall be limited to five minutes.)
6. **NEW BUSINESS:**
 - A. **Miscellaneous Minor Updates to Title 19**
 - B. **Please REVIEW Comprehensive Plan Section II (in your binders):**
 - *Natural Features Element
 - *Land Use Element**Be prepared for discussion**
 - C. **Comprehensive Plan Update Webinar**
7. **CURRENT BUSINESS:**
8. **REPORTS:**
 - A. **City Clerk Reports**
 - B. **Homework**
9. **CORRESPONDENCE:**
10. **ADJOURN:**

Approval of March 8, 2022 Minutes



PLANNING COMMISSION

MEETING

MARCH 8, 2022

7:00 PM

MINUTES

1. CALL TO ORDER (Via Zoom)

Commissioner Cruger called the Planning Commission meeting to order at 7:00 p.m.

2. FLAG SALUTE:

Commissioner Cruger led the Planning Commission, Staff and Audience in the Pledge of Allegiance to the Flag.

3. ROLL CALL:

Planning Commission

Commissioner Frederick Cruger – Present
Commissioner Ron Stephenson– Present
Commissioner Scott Morrison – Present
Commissioner Bruce Straughn – Present
Commissioner Chris Marsh – Present

City Staff

Darla Reese, City Clerk

Consultants

Ryan C. Larsen, Consultant Planner

4. APPROVAL OF MINUTES

A. Approval of February 8, 2022 Minutes

Commissioner Straughn moved to approve the meeting minutes. Commissioner Morrison seconded.

5. PUBLIC COMMENTS/RECOGNITION OF VISITORS – NON-ACTION ITEMS

No one was present online to speak during this portion of the meeting, and no written correspondence had been received.

6. NEW BUSINESS

A. 2024 Comprehensive Plan Update

*Discussion of Population Update

*Discussion of Puget Sound Regional Council (PSRC) Manual

*2024 Comprehensive Plan Schedule/Timing

*Open House Discussion

Consultant Planner Larsen discussed and briefly highlighted the following items:

- **2024 Comprehensive Plan Update:**
 - No Comprehensive Plan Amendments were submitted last year, so there will be no changes
 - A few minor code changes may occur (nothing substantial)
- **Discussion of Population Update:**
 - Per conversation with Steve Toy, the City will not have to down zone population or make any changes whatsoever
 - We will be allowed to exceed the population allocation by a certain percentage = not much work needed to address the zoning map or Comprehensive Plan FLUM map
- **Vision 2050 Planning Resource Document by Puget Sound Regional Council (PSRC):**
 - All cities within Snohomish County must abide by this document in addition to the Department of Commerce checklist
 - Planning Commission will start using document as a basis to the 2024 Comprehensive Plan document
 - Need to utilize the checklists in the back of the document by PSRC
 - Asked the Planning Commission to start reviewing the documents and checklists contained within the report
 - Explained how the checklists work (check box/addressed items, policies and goals)
 - State Legislature checklist changes
 - Need to incorporate a Climate Element to the Comprehensive Plan (can make stand alone or include in environmental element)
- **2024 Comprehensive Plan Schedule/Timing:**
 - Asked the Planning Commission to keep the schedule in their binder and hold Consultant Planner Larsen accountable
 - Reviewed the 2022 portion of the schedule
- **Open House Discussion:**
 - How to get the community engaged/notified
 - Open houses – how many necessary?
 - Before Planning Commission
 - Before the City Council?
 - What time of day or a Saturday?

Planning Commission/Consultant Planner Larsen discussion and input:

- Open discussion an hour before the meeting – 6pm (to address issues brought up)
- People working during day – gives time for the public to participate in process (non-working hours)
- Hold before both the Planning Commission and City Council meetings

- Hold an open house at least two-three times May, June?
- Make sure to take the time to check Consultant Planner Larsen's work and include comments
- Get changes for review as early as possible to Planning Commission
- Introduction section of Comprehensive Plan – can we make available to the public to review somewhere? (place on page of City website?)
- Do the current checklists align with the elements in the Comprehensive Plan – do you need to know where to go find items? = yes, some are easy to find, some are harder
- Is it expected to just give a place where a checklist item is addressed or are you supposed to find all places included and identify them? = Identify all places
- Do you need to identify office name? (for when asked if you work well with other jurisdictions?)

B. Discussion of In-Person Meetings

Consultant Planner Larsen asked if the Planning Commission would be comfortable with holding in-person meetings in April. All were in agreement = so next meeting will be in person at City Hall.

7. CURRENT BUSINESS

There were no Current Business items for the Agenda.

8. REPORTS:

A. City Clerk Report

There were questions regarding "the Stoat" business. Mayor Hartman attended the meeting and was able to answer questions as this is his daughter and son-in-law's business.

B. Homework

There was nothing additional to discuss other than to start reviewing the Comprehensive Plan.

9. CORRESPONDENCE:

There were no correspondence items for the Agenda.

10. ADJOURNMENT:

Commissioner Cruger adjourned the meeting.

Miscellaneous Minor Updates to Title 19



**CITY OF GRANITE FALLS
PLANNING COMMISSION STAFF REPORT**

DATE: May 10, 2022
SUBJECT: Miscellaneous Minor Updated to Title 19
CONTACT PERSON: Ryan C. Larsen, Planning Consultant
ATTACHMENTS: A. Miscellaneous Code Edits

ISSUE

1. The issue before Planning Commission is to review several miscellaneous code edits.

POLICY

Planning Commission is being asked to review the proposed changes to various code sections to address changes in code references. These changes are proposed to ensure consistency between code sections and references. These changes will require SEPA review, public hearing with the planning commission, recommendation from the planning commission to the city council, and adoption by city council via an ordinance. I anticipate this process will likely take approximately 90 to 120 days. Final adoption of the ordinance will be sent to commerce as a final action.

DISCUSSION

City staff and planning consultant are proposing to modify various code section to correct reference to address changes caused by Ordinance 1020-2022 recently adopted by City Council.

The proposed ordinance is in Attachment A below and is done in ~~strike-through~~ for deletions and underline for additions. Below is a summary of the proposed change.

- Amended section 19.01.030 by adding new (C), (G), (H) and (I) and amending (F). Changes are due to the recent adoption of Ordinance 1020-2022 to clarify rules of interpretation.

- Amended section 19.04.040(C)(1) and (2) to address the addition of an enforcement section in new Title 19.11. Change is due to the recent adoption of Ordinance 1020-2022 where the enforcement section in advertently was left out.
- Amended section 19.04A.350(B)(3)(a)(vi) to remove binding site plans from the hearing examiners review since these are to be done administratively. Also amended (B)(3)(b) to address the addition of an enforcement section in new Title 19.11. Change is due to the recent adoption of Ordinance 1020-2022 where the enforcement section in advertently was left out.
- Amended section 19.06.040(R)(1) to address the addition of an enforcement section in new Title 19.11. Change is due to the recent adoption of Ordinance 1020-2022 where the enforcement section in advertently was left out.
- Amended section 19.07.040(A)(3) to address the addition of an enforcement section in new Title 19.11. Change is due to the recent adoption of Ordinance 1020-2022 where the enforcement section in advertently was left out.
- Added new Title 19.11 Enforcement. Change is due to the recent adoption of Ordinance 1020-2022 where the enforcement section in advertently was left out so created new chapter to address this addition.

ALTERNATIVES

1. None at this time.

RECOMMENDED ACTION

No Recommendation at this time.

ATTACHMENT A

AMENDED SECTION

19.01.030 Interpretation and application – General.

(A) Minimum Requirements. In interpreting and applying the provisions of this UDC, they shall be held to be minimum requirements, adopted for the promotion of the public health, safety, and general welfare. It is not intended by this UDC to interfere with or revoke or invalidate any easement, covenant, or other agreement between parties.

(B) Greater Restrictions. When the provisions of this UDC impose greater restrictions than are imposed by other applicable city, Snohomish County, state, and federal regulations, the provisions of this UDC shall control.

(C) For the purpose of the unified development code, all words used in the code shall have their normal and customary meanings, unless specifically defined otherwise in this code.

(D) Ambiguities or Differences. In case of any ambiguity or difference of meaning or inconsistencies between the text and any illustrations or other graphics, the text throughout this UDC shall control.

~~(D)~~(E) Construction of Words. Unless the context clearly indicates otherwise, words in the present tense can include the future tense, and words in the singular can include the plural, or vice versa. Except for words and terms defined in Chapter 19.02 GFMC and in Chapter 19.07GFMC, all words and terms used in this UDC shall have their customary meanings.

~~(E)~~(F) Shall, Should, May, Will. The words “shall” and “should” and “will” are always mandatory and not discretionary. The word “may” is discretionary.

(G) The word “used” includes designed, intended, or arranged to be used.

(H) The masculine gender includes the feminine and vice versa.

(I) Distance shall be measured horizontally unless otherwise specified.

AMENDED SECTION

19.04A.040 Compliance with this title required.

(A) All land uses, activities, construction, clearing, grading, filling, development, and structural modifications or alterations shall comply with this title and with all permits and approvals granted for the use, activity, construction, clearing, grading, filling, development, intensification, or structural modifications or alterations. Except as required by state law, no permit or approval shall be issued for any parcel of land developed or divided in violation of this title.

(B) All divisions of land shall comply with this title. Any portion of a lot or lots that was used to calculate compliance with this title, standards, or regulations shall not be subsequently subdivided or segregated from such lot or lots or sold or transferred separately from such lot or lots.

© Violations and Penalties.

(1) Any person violating any provisions of this title shall be subject to **GFMC 19.04.120 Chapter 19.11**, Enforcement.

(2) Any building, structure, development, activity, land use, or division of land not in conformance with this title, and not a legal nonconformance or exempted by a policy governing existing nonconforming structures or uses, is declared to be unlawful, substandard, and a public nuisance, and is subject to the enforcement and abatement provisions in **GFMC 19.04.120 Chapter 19.11**, Enforcement.

AMENDED SECTION

19.04A.350 Hearing examiner.

(A) The purpose of establishing a “hearing examiner” is to separate the application of land use regulations from policy making; to provide a level of expertise to conduct administrative and quasi-judicial hearings arising from the application of this title and the rules and procedures developed under it; to better protect and promote the interests of the community; and to expand the principles of fairness and due process in public hearings.

(B) Authority and Duties. The “hearing examiner” shall serve at the pleasure of the mayor. The hearing examiner shall interpret, review and make recommendations on implementation of land use regulations as provided by ordinance and may perform other quasi-judicial functions as are delegated by ordinance. Unless otherwise specified, the term “hearing examiner” shall also mean deputy examiners and examiners pro tem. Hearing examiners shall be appointed based on their qualifications for the duties of the office including education and experience.

(1) Influence and Conflict of Interest. No person, including city officials, elected or appointed, shall attempt to influence the hearing examiner in any matter pending before him/her, except at an open record hearing duly called for such purpose, or to interfere with the hearing examiner in the performance of his/her duties in any way; provided, that this section shall not prohibit the city attorney from rendering legal service to the hearing examiner upon request. The hearing examiner shall be subject to the same code of ethics as set forth in Chapter 42.23 RCW.

(2) Rules. The hearing examiner shall have the power to prescribe rules for the scheduling and conduct of hearings and other procedural matters related to his/her duties.

(3) Powers. The hearing examiner shall have the authority to:

(a) Review and make decisions on the following land use permit matters pursuant to RCW 35A.63.170:

(i) Conditional use permits;

(ii) Variances;

(iii) Preliminary plats;

(iv) Appeals of administrative decisions or determinations;

(v) Planned residential developments (PRDs);

(vi) **Binding site plans**;

(vii) Appeals of administrative decisions or determinations pursuant to Chapter 43.21C RCW, the State Environmental Policy Act (SEPA);

- ~~(viii)~~ (vii) Amortization periods for nonconforming signs;
 - ~~(ix)~~ (viii) Manufactured/mobile home parks;
 - ~~(x)~~ (ix) Nonconforming use permits; and
 - ~~(xi)~~ (x) Appeals of SEPA determinations of the underlying land use action.
- (b) Review and decide civil violations in conjunction with enforcement actions of the city as described in **GFMC19.04.120 Chapter 19.11, Enforcement**.
 - (c) Review and make recommendations to city council regarding a proposed development agreement in compliance with GFMC 19.04C.045.
 - (d) Hear and make decisions under GFMC 15.04.050 and 15.04.060.
- (4) Procedures. The hearing examiner shall:
- (a) Receive and examine available information;
 - (b) Conduct public hearings in accordance with the provisions of this UDC and Chapter 36.70B RCW and ensure that the city makes a recording of the open record hearing;
 - (c) Administer oaths and affirmations;
 - (d) Issue subpoenas and examine witnesses; provided, that no person shall be compelled to divulge information which he/she could not be compelled to divulge in a court of law;
 - (e) Regulate the course of the hearing;
 - (f) Make and enter findings of fact and conclusions to support his/her decisions;
 - (g) Conduct conferences for the settlement or simplification of the issues;
 - (h) Conduct discovery;
 - (i) Dispose of procedural requests or similar matters;
 - (j) Take official notice of matters of law or material facts;
 - (k) Issue summary orders in supplementary proceedings; and
 - (l) Take any other action authorized by or necessary to carry out this chapter;
 - (m) The above authority may be exercised on all matters for which jurisdiction is assigned to the hearing examiner by city ordinance, code or other legal action of the city council. The nature of the hearing examiner's decision shall be as specified in this chapter and in each ordinance or code which grants jurisdiction to the hearing examiner.

AMENDED SUBSECTION

19.06.040 Sign regulations.

(R) Administration and Enforcement.

- (1) Authority. The process and requirements for administration and enforcement are defined in **GFMC19.04.120 Chapter 19.11, Enforcement**. If the enforcement process in **GFMC19.04.120 Chapter 19.11, Enforcement** has been pursued to the point of fines, then the city of Granite Falls may also file criminal charges against the violator.
- (2) Responsibility. The ultimate responsibility for any sign shall be borne by the legal owner of the property or business where the sign is located. The city's

designated official may require, when necessary, that the property owner or agent be party to, or applicant for, a sign permit.

AMENDED SECTION

19.07.040 Penalties and enforcement.

(A) Enforcement – Penalties.

(1) Site Inspections. The designated official is authorized to make site inspections and take such actions as necessary to enforce this title. The designated official shall present proper credentials and make a reasonable effort to contact any property owner before entering onto private property.

(2) Order Remedial Action. The designated official shall have the authority to order restoration, rehabilitation or replacement measures to compensate for the destruction or degradation of critical area lands at the owner's expense, and may force compliance by suit filed in a court having jurisdiction.

(3) Penalty Imposed. Any person who fails to comply with the provisions of this title shall be subject to a penalty as provided in **GFMC19.04.120 Chapter 19.11, Enforcement** per day for each day of noncompliance, measured from the date the violation begins until the person complies with the requirements of this title.

(B) Appeals.

(1) Filing. An appeal of the designated official's decision to require a critical area study must be filed with the city clerk within 10 working days after said decision. The hearing examiner shall initially hear the appeal as provided for in GFMC 19.04B.140, Appeal of Type I decision.

(2) Procedure. Any decision to approve, condition or deny a development or alteration proposal based on the requirements of this title may be appealed in accordance with the procedures and standards applicable to the subject development or alteration proposed.

NEW CHAPTER

Chapter 19.11

Enforcement

(A) Enforcing Official – Authority. The designated official shall be responsible for enforcing this UDC and this code and may adopt administrative rules to meet that responsibility. The designated official may delegate enforcement responsibility to other department heads, building inspector, fire chief, or chief of police as appropriate.

(B) General Penalty. Compliance with the requirements of this UDC shall be mandatory. The general penalties and remedies established in subsections (D) and (E) of this section for such violations shall apply to any violation of the UDC. The enforcement actions authorized under this chapter shall be supplemental to those general penalties and remedies.

(C) Application.

(1) Action Taken. Actions under this chapter may be taken in any order deemed necessary or desirable by the designated official to achieve the purpose of this chapter or of the development code.

(2) Violation. Proof of a violation of a development permit or approval shall constitute prima facie evidence that the violation is that of the applicant and/or owner of the property upon which the violation exists. An enforcement action under this chapter shall not relieve or prevent enforcement against any other responsible person.

(D) Civil Regulatory Order.

(1) Authority. A civil regulatory order may be issued and served upon a person if any activity by or at the direction of that person is, has been, or may be taken in violation of the development code.

(2) Notice. A civil regulatory order shall be deemed served and shall be effective when posted at the location of the violation and/or delivered to any suitable person at the location or delivered by mail or otherwise to the owner or other person having responsibility for the location.

(3) Content. A civil regulatory order shall set forth:

(a) The name and address of the person to whom it is directed.

(b) The location and specific description of the violation.

(c) A notice that the order is effective immediately upon posting at the site and/or receipt by the person to whom it is directed.

(d) An order that the violation immediately cease, or that the potential violation be avoided.

(e) An order that the person stop work until correction and/or remediation of the violation as specified in the order.

(f) A specific description of the actions required to correct, remedy, or avoid the violation, including a time limit to complete such actions.

(g) A notice that failure to comply with the regulatory order may result in further enforcement actions, including civil fines and criminal penalties.

(4) Remedial Action. The designated official may require any action reasonably calculated to correct or avoid the violation including, but not limited to, replacement, repair, supplementation, revegetation, or restoration.

(E) Civil Fines.

(1) Authority. A person who violates any provision of the development code, or who fails to obtain any necessary permit or who fails to comply with a civil regulatory order shall be subject to a civil fine.

(2) Amount. The civil fine assessed shall not exceed \$1,000 for each violation. Each separate day, event, action or occurrence shall constitute a separate violation.

(3) Notice. A civil fine shall be imposed by a written notice, and shall be effective when served or posted as set forth in subsection (D) of this section. The notice shall describe the date, nature, location, and act(s) comprising the violation, the amount of the fine, and the authority under which the fine has been issued.

(4) Collection. Civil fines shall be immediately due and payable upon issuance and receipt of the notice. The designated official may issue a regulatory order stopping work until such fine is paid. If remission or appeal of the fine is sought, the fine

shall be due and payable upon issuance of a final decision. If a fine remains unpaid 30 days after it becomes due and payable, the designated official may take actions necessary to recover the fine. Civil fines shall be paid into the city's general fund.

(5) Application for Remission. Any person incurring a civil fine may, within 10 days of receipt of the notice, apply in writing to the designated official for remission of the fine. The designated official shall issue a decision on the application within 10 days. A fine may be remitted only upon a demonstration of extraordinary circumstances.

(6) Appeal. A civil fine may be appealed to the hearing examiner as set forth in GFMC 19.04B.140.

City Clerk Reports

**City Clerk Staff Report
March 16, 2022**

Business Licenses (Inside City):

McCalco Painting Co (McCallum, Mary Kate)
107 Mt. View Ct.
Granite Falls, WA 98252
Painting and wallcovering

Rose Above Massage (Shank, Gracy R.)
106 Cascade Ave., Unit 203
Granite Falls, WA 98252
Massage therapist, massage facility, massage equipment and supplies

Business Licenses (Outside City):

Western Exterminator Company (Rentokil North America, Inc.)
1105-10th St.
Marysville, WA 98270-4217
Pest control services

Prodigy Construction LLC
2103-254th St. NW
Stanwood, WA 98292-9281
Construction, demolition-construction, construction cleanup

Building Permits Issued:

Brian Thatcher
501 Saratoga St.
Residential Re-Roof

Building Permit #2022-013

Gordon MacFarquhar
10101 Messner Ave.
Residential A/C Unit

Building Permit #2022-014

Shaunessy & Constance Slater
1311 W. Stanley St.
Residential detached pole garage

Building Permit #2021-102

City Clerk Staff Report April 6, 2022

Business Licenses (Inside City):

Supportive Home Services, LLC (Richey, Belinda L.)

710 S. Granite Ave.
Granite Falls, WA 98252
Home care agency

Eat Thai Cuisine (Sunrise Group LLC)

402 E. Stanley St.
Granite Falls, WA 98252
Restaurant

100 Mile Home Inspections LLC

10115 Messner Ave.
Granite Falls, WA 98252
Home inspections

Business Licenses (Outside City):

DNR Remodeling (Cowley, Dan E.)

19525-144th PL SE
Monroe, WA 98272
Repair work including; drywall, trim work, flooring, deck work scarier, painting and minor cleanup

Northwest Heavy Repair LLC

10614-329th Ave SE
Sultan, WA 98294
Mobile auto mechanic

BahnMiller Construction Inc.

1721 Hewitt Ave., Ste 504
Everett, WA 98201
Insulation sales and install, some small general construction projects

Champion Window Company of Seattle South, LLC dba CW of Seattle South, LLC

19406-68th Ave. S.
Kent, WA 98032

ACKS Demo & Abatement L.L.C.

12428 Hwy. 99, Ste. 53
Everett, WA 98204
Demolition – construction, asbestos removal, in-state trucking

Frontier Communications NW, Inc. (Zipty Fiber Northwest LLC)

135 Lake St. S., Ste. 155
Kirkland, WA 98033
Telecommunications services

Hartman Construction (Hartman, Kyle)
12015 Purple Pennant Rd.
Lake Stevens, WA 98258
General Construction

Northwest Surveying & GPS, Inc.
407-5th St.
Lynden, WA 98264
Land surveying services, land surveying mapping and related services

Brixton & Windsor Roofing, LLC
22817-42nd Dr. SE
Bothell, WA 98021
Roofing

Locus Telecommunications, LLC
2200 Fletcher Ave., Ste. 600
Fort Lee, NJ 07024
Telecommunications – wireless

Pilchuck Plumbing LLC
15717-112th St. NE
Granite Falls, WA 98252
Plumbing – install, repair, plumbing fixtures, parts and supplies, drafting, draftsman

Building Permits Issued:

Brett Cassese
17912 Maple St.
Residential A/C Unit

Building Permit #2022-015

Adam Thomas
104 E. Stanley St.
Commercial (1) Gas Piping Outlet and (1) Free Standing Gas Fireplace

Building Permit #2022-016

Stefan Welch
110 S. Granite Ave.
Commercial Granite Falls Hardware Storefront Remodel

Building Permit #2022-018

Sara Barlow
10411 Spruce Ave.
Residential A/C Unit

Building Permit #2022-020

City Clerk Staff Report

April 20, 2022

Business Licenses (Inside City):

G&M Precision MFG (G and M Precision MFG LLC)
11125 Mt. Loop Hwy.
Granite Falls, WA 98252
Sales, manufacturing, hardware manufacturing

Business Licenses (Outside City):

Propane Northwest (Thompsongas, LLC)
31510 Commercial Ave. NE
Kingston, WA 98346
Retail propane sales & service

Martin NW
7220-126th St. NW
Tulalip, WA 98271
Contractor, construction

Northwestern Handyman Services, LLC
18805-86th Dr. NW
Stanwood, WA 98292
Contractor, construction, handyman

MIBRE Plumbing (Mibre Co.)
34 Chick Rd.
Camano Island, WA 98282
Plumbing

Building Permits Issued:

Alex Ortiz
17602 Juniper St.
Residential Patio Cover

Building Permit #2022-017

SBA Monarch Towers III, LLC f/b/o T-Mobile
406 N. Alder Ave.
T-Mobile SE01762B WA40447-T-01 Anchor

Building Permit #2022-019

Nick Peterson
17910 Mill Valley Rd.
Residential Patio Cover

Building Permit #2022-021

Mark Ryer
10408 Tailspare Ave.
Residential Patio Cover

Building Permit #2022-022

-OVER-

Jim Eckels
607 Saratoga St.
Residential Re-Roof w/ Sheathing

Building Permit #2022-023

Gabriel Lopez
10312 Suncrest Blvd.
Residential A/C Unit

Building Permit #2022-024

Nancy Curry
17803 Mill Valley Rd.
Residential A/C Unit

Building Permit #2022-026

Checkmate Holdings, LLC
11125 Mt. Loop Hwy.
Granite Falls, WA 98252
New Commercial Building

Building Permit #2022-027

Snohomish County F.D.P. #17
20217 Gun Club Rd.
Plumbing for Storage Building

Building Permit #2022-028

Zack Rice
10102 Skyline Ave.
Residential A/C Unit

Building Permit #2022-029

Adam Thomas
104 E. Stanley St.

Building Permit #2022-030

Added (2) Commercial sinks and added/extended water line to sinks, and drinking water line

City Clerk Staff Report May 4, 2022

Business Licenses (Inside City):

Granite Falls Trucking LLC

10309 Messner Ave.
Granite Falls, WA 98252
Interstate trucking, trucking companies, out-of-state trucking

119TH ST NE LLC

17710 Mill Valley Rd
Granite Falls, WA 98252
Real estate investment; management, rental-long term (over 30 days), rental-short term residential

Subway 27108 (Fran Rest LLC)

703 W. Stanley St.
Granite Falls, WA 98252
Fast food restaurant

Checkmate Rigging, Inc.

11125 Mt. Loop Hwy.
Granite Falls, WA 98252
In-state trucking

Business Licenses (Outside City):

O'Connor Photography Studio LLC

9806-270th St. NE, Unit B
Stanwood, WA 98292
Photographer

All Day L.L.C.

8120-8th St. SE
Lake Stevens, WA 98258
Concrete repair and installation

Legacy First General Contractors LLC

5929-102nd St. NE
Marysville, WA 98270
Contracting, general business

Lumio HX, Inc.

1550 W. Digital Dr. Ste. 500
Lehi, UT 84043-6783
Construction; electrical contractor, sales and installation of solar and other home improvement projects

-OVER-

AM-West Company
2827 S. 368th St.
Federal Way, WA 98003
General construction

Westcoast Painting, LLC
274 SW 43rd St.
Renton, WA 98057
Provide painting services mostly commercial, with contracts

Home Pros Construction LLC
611-2nd St., Ste. G
Snohomish, WA 98290
Remodel & repair structures due to insurance losses

Building Permits Issued:

Wenjie Zheng
409 W. Stanley St.
Commercial building fire damage repair

Building Permit #2022-025

Warren Jones
504 N. Indiana Ave.
Granite Falls, WA 98252
Water damage repair

Building Permit #2022-031

Steve Foster
17711 Ashe Ct.
Residential A/C Unit

Building Permit #2022-032

Torrie Afshar
17908 Mill Valley Rd.
Residential A/C Unit

Building Permit #2022-033

Barry Gould
502 Eagle View Dr.
Residential forced air furnace

Building Permit #2022-034

Matt Brockett
401 N. Granite Ave.
Commercial HVAC Replacement

Building Permit #2022-035