



WATER AND SEWER AVAILABILITY REQUEST

Community and Economic Development

City of Arlington • 18204 59th Avenue NE • Arlington, WA 98223 • Phone (360) 403-3551

Submittal Requirements:

1. Complete Application
2. 8-1/2" x 11" Site Plan/Sketch of the Proposal

Type of Request: Water Only Sewer Only Water and Sewer

Location/Legal Property Address: 7755 204th Street NE, Arlington, WA 98223

Lot #: parcel A Parcel ID No(s): 00847300000200 Subdivision: _____

Project Scope of Work: new fast food restaurant

Owner Name: Northwest Restaurants, Inc. Office No.: (206) 741-2000

Email Address: fboll@nri-inc.com Cell No.: (206) 741-2000

Mailing Address: 18815 139th Ave NE, St City: Woodinville State: WA Zip: 98072

Owners Agent: Pedro DeGuzman, PE Office No.: (206) 795-9023

Email Address: pedro@terraformadesigngroup.inc Cell No.: (206) 795-9023

Mailing Address: 5027 51st Ave SW City: Seattle State: WA Zip: 98136

RESIDENTIAL INFORMATION

Proposed Single Family Residence Existing Single Family Residence Accessory Dwelling Unit
 Proposed Multi-Family Residence: # of Units _____ # of Buildings _____ Residential Plat: # of Lots _____

COMMERCIAL INFORMATION

Binding Site Plan/Plat: # of Lots _____ # of Phases 1 # of Buildings 1 Total Square Footage 2240

TYPE OF COMMERCIAL USE

Hotel/Motel Food Service Medical/Dental Office Retail
 Vehicle Service Warehouse/Storage Industrial Other (specify): _____

Commercial Water Usage: Monthly Estimation: 30,000 Gallons

WATER, SEPTIC SYSTEM AND FIRE

Is there an existing Well on the property? Yes No Is there an existing Septic System on-site? Yes No
Water Meter Size Requested? 5/8" 1" 1.5" 2" 3" 4" 6"
Type of Fire Protection Requested? Fire Sprinkler System Fire Hydrant Unknown

I, the undersigned, request City of Arlington Utilities Division to certify willingness to provide water and/or sewer as indicated. The above information is complete and accurate to the best of my knowledge. I understand that any changes to the above information must be reported immediately to the City of Arlington Utilities Division as a condition of Utility Availability approval.

Pedro DeGuzman Digitally signed by Pedro DeGuzman
DN: c=US, E=pedro@terraformadesigngroup.com, O=Terraforma
Design Group, Inc., CN=Pedro DeGuzman
Date: 2025.11.19 12:03:01-0800
Signature (owner/agent)

Pedro DeGuzman, PE
Print Name

11/19/25
Date

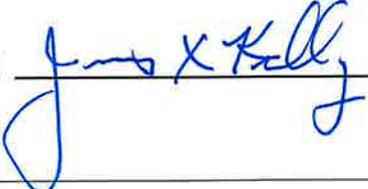
TO BE COMPLETED BY THE CITY OF ARLINGTON

CITY OF ARLINGTON UTILITIES DIVISION - PRELIMINARY INFORMATION / CERTIFICATION

This non-binding preliminary commitment is only valid for the above referenced property in accordance with City of Arlington policies and for only 18 months.

<u>NO</u>	A water main or other capital facility improvement <input type="checkbox"/> is required; <input checked="" type="checkbox"/> is not required <i>(If required, refer to below conditions)</i>
<u>YES</u>	Water is presently available from City of Arlington to service the above referenced property and specified number of connections per the below conditions and upon payment of applicable connection fees and charges. <i>Fire Flow Estimate: STATIC PRESSURE <u>87</u> PSI RESIDUAL PRESSURE <u>62</u> PSI FLOW <u>4,892</u> GPM</i>
<u>NO</u>	A sanitary sewer main or other capital facility improvement <input type="checkbox"/> is required; <input checked="" type="checkbox"/> is not required <i>(If required, refer to attached conditions)</i>
<u>YES</u>	Sanitary sewer is presently available from City of Arlington to service the above referenced property and specified number of connections per the below conditions and upon payment of applicable connection fees and charges.

Other: Water and Sewer service is available at this location per the below conditions.

Approved By: 

Date: 12/16/2025
EXPIRES 18 MONTHS FROM DATE OF ISSUE

- COMMENTS:**
1. Water service is available for this application. Please coordinate with the Arlington City Engineer for water service line connection, meter locations, backflow protection, utility easements, and any other water supply requirements.
 2. Sewer service is available for this project. Please coordinate with the Arlington City Engineer for specifics pertaining to off-site sewer connection point, service location, utility easements, required pipe slope, monitoring manhole location, pretreatment requirements, and any other City of Arlington sewer requirements.
 3. Any wells and septic systems on the development property are to be abandoned per Arlington Municipal Codes 13.04.140 and 13.08.160 as a condition of service.
 4. Water and Sewer system improvements shall be designed and constructed in accordance with City of Arlington Design and Construction Standards.
 5. Fire flow data is from Node 2025-J-225, near fire hydrant H-238 located at the NE corner of the 204th St and Olympic Place intersection.

