



TOVANI HART

Pre-Submission City of Olympia, WA
606 Columbia St. NW
Wednesday, October 15, 2025
Project Location: 606 Columbia St. NW

Narrative Description of the Proposed Land Use

The project includes construction of six individual garage units in the existing parking area of the subject property in support of alterations at the third floor where the Owner wants to convert existing office condominium space into six residential condominiums; changing the occupancy type of the third floor from Business to R-2 for the entire floor. The garage work in the existing parking area includes removing existing site trees, reducing planters, removing parking spaces, adding new trees and new curbs and constructing new, single story, enclosed garage units. The existing third floor is approximately 15,236 square feet. Modifications at the third floor include demolition of existing partitions, creating new door and window openings in the exterior wall, replacing all the existing windows, construction of new balconies at the exterior of the building, constructing new condominium demising walls, modifications to the existing plumbing and mechanical systems and modifications to the existing electrical power, lighting and data distribution.