



NOTICE OF PUBLIC HEARING AND SEPA DETERMINATION

You are receiving this notice because you are a property owner or tenant near a proposed land use action. You do not need to respond if you do not have any questions or comments.

Notice Mailed: March 13th, 2026

File Number: 25-0980

Project Name: Springwood Garden Plat

Project Location: 1609 Springwood Ave NE

Applicant: Sheri Green, AHBL

Lead Planner: Jackson Ewing, jewing@ci.olympia.wa.us, 360.570.3776

Project Description: Subdivision of 7.2 acres into 37 residential lots. Project includes street connections, a stormwater pond, and a tree protection tract.

Public Hearing Date/Time: Monday, April 13th, 2026, 5:30 p.m.

Public Hearing Location: Hybrid; Registration Link:

https://us02web.zoom.us/webinar/register/WN_QFS3APeOTKGOMIPqa0WvKA

In person: Olympia City Hall, 601 4th Ave E, Olympia, WA, Room 207

PUBLIC HEARING DATE:
April 13th, 2026 @ 5:30
p.m.

Notice Of Public Hearing

The City of Olympia Hearing Examiner will hold a public hearing to receive public comments prior to making a decision on the above referenced project. Anyone interested is invited to attend via Zoom Webinar or in person and present testimony regarding the above proposal. At the time of registration and sign up, attendees will have the option to indicate the desire to give public testimony. To register for the virtual meeting, use the zoom link listed above.

Written statements may be submitted to the staff contact email above or to Olympia Community Planning and Economic Development Department, PO Box 1967, Olympia, WA 98507-1967 for consideration by the Hearing Examiner. Written statements must be received prior to the public hearing. They can also be submitted by e-mail to the staff contact listed above up to two hours prior to the public hearing. All public comments previously submitted are also provided to the Hearing Examiner for consideration.

If you require special accommodations to attend and/or participate in this meeting, please contact Community Planning and Economic Development by 10 a.m., 48 hours in advance of the meeting or earlier, if possible; phone: 360.753.8314; e-mail: cpdinfo@ci.olympia.wa.us. For individuals with hearing impairment, please contact us by dialing the Washington State Relay Service at 7-1-1 or 1.800.833.6384. The City of Olympia is committed to the non-discriminatory treatment of all persons in the delivery of services and resources.

The staff report and supporting documents will be available for review through the following link 10 days prior to the scheduled public hearing. <https://olympia.legistar.com/Calendar.aspx>

SEPA Threshold Determination: The lead agency for this proposal has determined that this action is not likely to have a significant adverse impact upon the environment. Therefore, an Environmental Impact Statement is not required under RCW 43.21C.030(2)(C). The environmental review and SEPA threshold determination of this proposed action are based

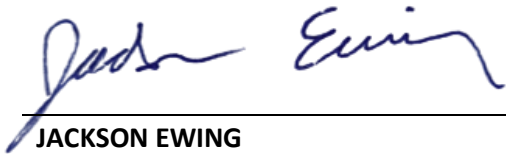
upon the environmental checklist and related information on file with the City. This information is available to the public on request.

This DNS is issued under Washington Administrative Code 197-11-340. The applicant shall not begin work until after the appeal deadline has expired and any other necessary permits have been granted.

Comments Deadline: 5 p.m., March 27th, 2026. All comments regarding this Determination of Non-Significance (DNS) should be directed to the SEPA Official at the address above. If conditions are added, deleted or modified during or following the 14-day comment period, a revised threshold determination will be issued.

Appeal Deadline: 5 p.m.; April 3rd, 2026. Pursuant to RCW 43.21C.075(3) and Olympia Municipal Code 14.04.160(A), this DNS may be appealed by any agency or aggrieved person. Appeals must be filed with the Community Planning and Economic Development Department at the address above within twenty-one (21) calendar days of the date of issue. Any appeal must be accompanied by an administrative appeal fee.

Decision: Upon request, you will be provided with a copy of the decision regarding this project. Anyone who does not agree with the decision will have an opportunity to file an appeal of the decision. Email the lead planner to become a party of record and receive project notices.

A handwritten signature in blue ink, appearing to read "Jackson Ewing", is positioned above a horizontal line.

JACKSON EWING

Senior Planner, SEPA Official