

RESOLUTION NO. M-2473

**A RESOLUTION OF THE CITY OF OLYMPIA, WASHINGTON, SETTING NOVEMBER 14, 2023, AS THE DATE FOR A PUBLIC HEARING ON PROPOSED DESIGNATION OF CERTAIN ADDITIONAL AREAS OF THE CITY AS ADDITIONAL RESIDENTIAL TARGETED AREAS FOR PURPOSES OF MULTI-FAMILY TAX EXEMPTION**

**WHEREAS**, Under RCW 84.14.040 and OMC 5.86.020, the City Council may designate areas of the City as Residential Targeted Areas for purposes of multi-family tax exemption under RCW chapter 84.14 and OMC Chapter 5.86; and

**WHEREAS**, prior to designating an area as a Residential Targeted Area, the City Council must, pursuant to RCW 84.14.040 and OMC 5.86.020, hold a public hearing on such proposed designation; and

**WHEREAS**, the City Council previously designated certain areas of the City as Residential Target Areas, including a certain area designated as Eastside Residential Target Area (Area 2) and a certain area designated as Westside Residential Target Area (Area 3); those Residential Target Areas are described in OMC 5.06.030 B; and

**WHEREAS**, the City Council intends to designate certain additional areas of the City as Residential Targeted Areas. Two such areas are to be included in the Eastside Residential Target Area (Area 2) and the Westside Residential Target Area (Area 3) for purposes of multi-family tax exemption; those two additional areas are described as follows (with the underlined portion describing the additional areas):

Area 2 - Eastside Residential Target Area

All properties located along State Ave. and 4th Ave. which is bounded by Eastside St. on the West and Sawyer St. on the East; said area limited to a half block North of State Ave. west of Wilson St. and to south of State Ave. between Wilson and Sawyer Streets; and limited to a half block south of 4th Ave. west of Frederick St. and to north of 4th Ave. between Frederick St. and Sawyer St.; ALSO all properties located North of State Ave between East Bay drive and Eastside St. and South of Olympia Ave.; EXCEPTING THEREFROM the North half of the block which lies between Pear Street and Quince St., and Olympia Ave. and State St.; ALSO EXCEPTING THEREFROM the three lots located at the Southwest corner of Eastside St. and Olympia Ave.; ALSO all properties east of Sawyer St. and west of Chambers St. between Pacific and State Avenues, and all properties within the HDC-4, GC, and MHP zoning districts east of Chambers St., north of Pacific Ave, and west of Lilly Road; ALSO all properties east of Boulevard Rd., south of Pacific Ave. and north of Interstate 5 that are within the HDC-3, HDC-4, GC and RM-18 zoning districts.

Area 3 - Westside Residential Target Area

All properties located along Harrison Avenue which are currently bounded by: Cushing Street on the west; Foote Street on the east; extending only two lots deep both north and south of Harrison Avenue. Also included is the third lot north, located at the northeast corner of Harrison Avenue and Milroy Street; the third and fourth lot north, located at the northeast corner of Harrison Avenue and Decatur Street; the third and


fourth lots south, located at the southwest corner of Harrison Avenue and Decatur Street; and the block bounded by Perry Street on the west, Garfield Street on the north, Plymouth Street on the east and Harrison Avenue on the south; EXCEPT any portion lying within Woodruff Park. ALSO, all properties within the HDC-3 zoning district west of Cushing St. and east of Division St.; ALSO, all properties within the HDC-3 and HDC-4 zoning districts north of Harrison Avenue, west of Division St. and east of Yauger Way; ALSO, all properties in the area bounded by Harrison Avenue, Black Lake Blvd, and Cooper Point Rd.; ALSO, all properties west of Cooper Point Rd., south of Harrison Avenue, and north and east of Yauger Park; ALSO, all properties with frontage on the west side of Cooper Point Rd. south of Capital Mall Drive and north of 12<sup>th</sup> Avenue, and the property west of Cooper Point Rd. and south of 12<sup>th</sup> Avenue with frontage on both of those streets; ALSO, all properties within the HDC-4 zoning district east of Black Lake Blvd., north of Cooper Point Rd. and south of 9<sup>th</sup> Avenue with frontage on Black Lake Blvd., 12<sup>th</sup> Ct., Parkmont Lane, or 9<sup>th</sup> Avenue. EXEMPTING THEREFROM the property with frontage on both Black Lake Blvd. and Cooper Point Rd.

In addition, the City Council intends to designate four “Neighborhood Centers” as Residential Target Areas. Those four Neighborhood Centers are to be located at: Division and 20th Streets (Handy Pantry), San Francisco and Bethel Streets, Fones Road and 18th Avenue, and 3900 Boulevard Road. The areas that will be designated as Residential Target Areas, should these additional areas be added, are shown on the map attached to this Resolution as Exhibit 1 (the Neighbor Centers are shown on the map with stars).

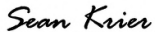
**NOW, THEREFORE, THE OLYMPIA CITY COUNCIL HEREBY RESOLVES AS FOLLOWS:**

The City Council hereby sets November 14, 2023, at 6:00 p.m., or thereafter, as stated upon the City Council’s agenda, at the Olympia City Hall Council Chambers, 601 4<sup>th</sup> Avenue E, Olympia, Washington, as the time and place for the public hearing on the proposed designation of certain additional areas as Residential Targeted Areas for purposes of multi-family tax exemption, such date being not fewer than seven days nor more than 30 days after the passage of this Resolution.

**PASSED BY THE OLYMPIA CITY COUNCIL** this 24<sup>th</sup> day of October 2023.

  
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MAYOR

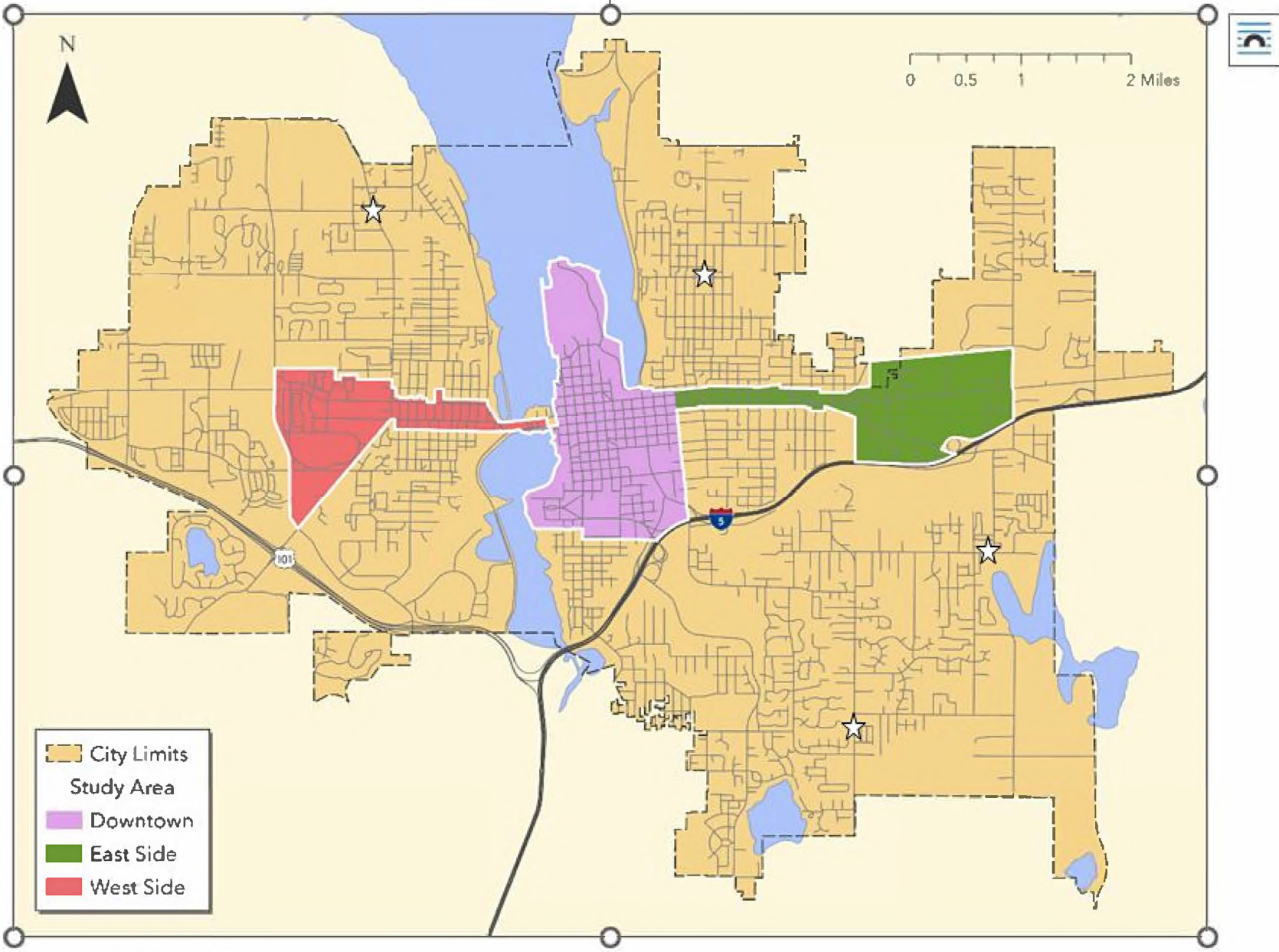
ATTEST:

  
\_\_\_\_\_  
CITY CLERK

APPROVED AS TO FORM:

  
\_\_\_\_\_  
DEPUTY CITY ATTORNEY

**Proposed Expanded MFTE Boundary**



**Neighborhood Centers**

1. Division and 20<sup>th</sup> Streets (Handy Pantry)
2. San Francisco and Bethel Streets
3. Fones Road and 18<sup>th</sup> Avenue
4. 3900 Boulevard Road