

MARTIN WAY HEIGHTS

GENERAL NOTES:

ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THESE PLANS AND SPECIFICATIONS AND THE REQUIREMENTS AND STANDARDS OF THE LOCAL AND STATE CODES AND ORDINANCES.

THE CONTRACTOR SHALL FIELD CHECK ALL DIMENSIONS AND VERIFY LOCATION OF THE WORK WITH THE ARCHITECT. NO SCALED MEASUREMENT SHALL BE USED AS A DIMENSION FOR THE WORK. NOTIFY ARCHITECT IF DIMENSIONAL DISCREPANCIES ARE DISCOVERED. CONTRACTOR IS TO VERIFY ALL DIMENSIONS PRIOR TO PROCEEDING WITH THE WORK.

THE CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS AT THE SITE AND SHALL NOTIFY ARCHITECT IMMEDIATELY OF ANY UNCERTAINTIES OR DISCREPANCIES.

THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UTILITIES AT THE SITE, PROTECT THEM FROM DAMAGE, AND REPORT ANY DISCREPANCIES.

THE CONTRACTOR SHALL PROVIDE ALL ARTICLES, MATERIALS, OPERATIONS AND METHODS LISTED AND SCHEDULED ON THE DRAWINGS, INCLUDING ALL LABOR, MATERIALS, EQUIPMENT AND INCIDENTALS NECESSARY AND REQUIRED FOR THE COMPLETION OF THE WORK.

THE ARCHITECT WILL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES OR PROCEDURES, OR FOR THE SAFETY PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE WORK, AND HE WILL NOT BE RESPONSIBLE FOR ANY FAILURE OF THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS. THE ARCHITECT WILL NOT BE RESPONSIBLE FOR THE ACTS OR OMISSIONS OF THE CONTRACTOR, ANY SUBCONTRACTOR, OR ANY OF THEIR AGENTS OR EMPLOYEES, OR ANY PERSONS PERFORMING ANY OF THE WORK.

THE CONTRACTOR SHALL PROVIDE ALL SHORING, BARRICADING AND BRACING NECESSARY TO ASSURE THE STRUCTURAL STABILITY OF THE BUILDING AND THE HEALTH AND SAFETY OF THE PUBLIC AND ALL WHO ENTER THE BUILDING DURING CONSTRUCTION.

VERIFY LOCATION OF UNDERGROUND FACILITIES. IT SHALL BE THE CONTRACTORS FULL RESPONSIBILITY TO CONTACT THE VARIOUS UTILITY COMPANIES TO LOCATE THEIR FACILITIES PRIOR TO STARTING CONSTRUCTION. NO ADDITIONAL COMPENSATION SHALL BE PAID TO THE CONTRACTOR FOR DAMAGE AND REPAIR TO THESE FACILITIES CAUSED BY HIS WORK FORCE.

THE CONTRACTOR SHALL INSTALL ROOFING MATERIALS ACCORDING TO THE MANUFACTURES RECOMMENDATIONS FOR THE AREA AND CLIMATE, INCLUDING BUT NOT LIMITED TOSHINGLES, TILES, FELTS, FLASHING & FASTENING DEVICES.

THE CONTRACTOR SHALL INSTALL ALL EXTERIOR FINISH MATERIALS PER MANUFACTURES RECOMMENDATIONS (I.E. CONTROL JOINTS, ATTACHMENT/ANCHORING DEVICES, FLASHING, SEALANTS AND ETC.)

PROJECT DESCRIPTION

ADDRESS:
2640 MARTIN WAY EAST
OLYMPIA, WA 98506

ZONING: HDC-4

COUNTY: THURSTON

PARCEL NO: 11818320800

PARCEL SIZE: .82 ACRES (35,701 SQFT.)

PROJECT TEAM

OWNER:
MULTI-STORY
APARTMENTS

ARCHITECT
REVIVAL ARCHITECTURE & DESIGN
PO BOX 249
TENINO, WA 98589
PHONE: (417) 522-1241

CONTACT: JOSH SNODGRASS
JOSH@REVIVALARCHITECTS.COM

SQUARE FOOTAGE - OVERALL	
FLOOR LEVEL	AREA
1ST FIN. FLR.	23400 SF
2ND FIN. FLR.	23400 SF
3RD FIN. FLR.	19614 SF
4TH FIN. FLR.	19607 SF
5TH FIN. FLR.	18647 SF
6TH FIN. FLR.	18647 SF
7TH FIN. FLR.	18647 SF
TOTAL SQUARE FOOTAGE	141963 SF

- PROJECT SHEET LIST -	
SHEET TITLE	SHEET NAME
GENERAL	
G0.00	COVER SHEET
G4.01	AREA PLANS
G4.02	AREA PLANS
ARCHITECTURAL	
A1.01	SITE PLAN
A1.02	SITE SURVEY
A2.00	FIRST FLOOR PLAN - OVERALL
A2.01	SECOND FLOOR PLAN - OVERALL
A2.02	THIRD FLOOR PLAN - OVERALL
A2.03	FOURTH FLOOR PLAN - OVERALL
A6.01	BUILDING SECTIONS

APPLICABLE BUILDING CODES

APPLICABLE BUILDING AND ZONING CODES:

- WASHINGTON STATE BUILDING CODE (IBC), 2021
- WASHINGTON ELECTRICAL CODE (NFPA 70) 2023
- WASHINGTON STATE MECHANICAL CODE (IMC), 2021
- WASHINGTON PLUMBING CODE (UPC), 2021
- WASHINGTON FUEL GAS CODE (IFGC), 2021

WASHINGTON ACCESSIBILITY CODE (A117.1) 2017

BUILDING DATA

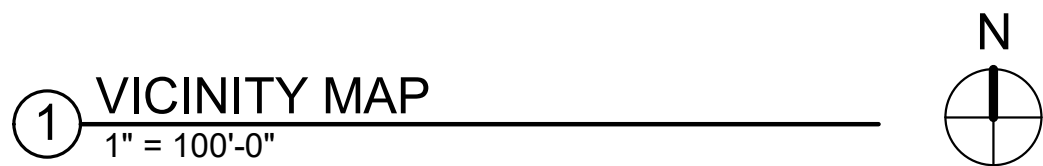
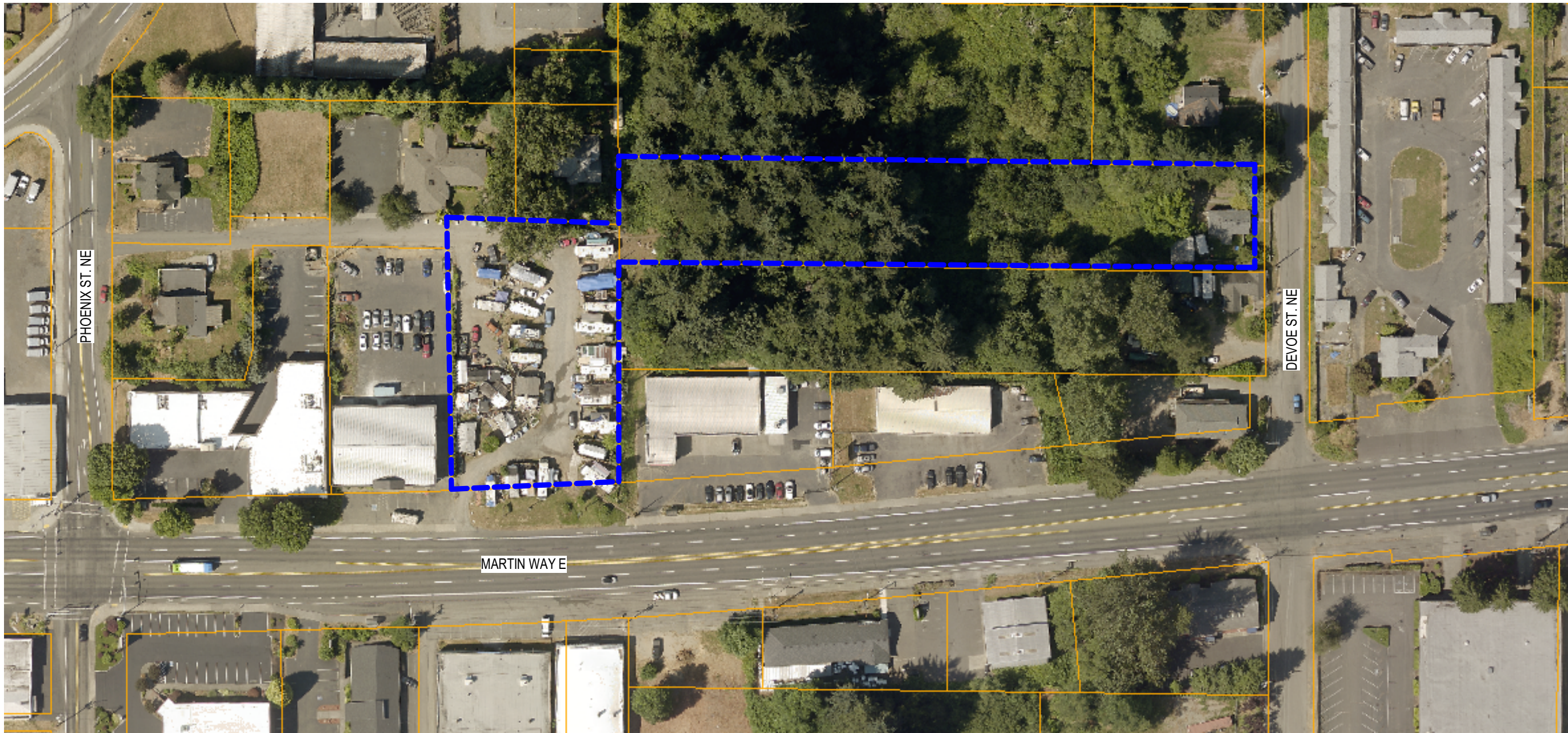
BUILDING STORIES: 7

OCCUPANCY GROUP: R-2 (131 APARTMENTS)

CONSTRUCTION TYPE: IIA (3 FLOORS), VA (4 FLOORS)

BUILDING HEIGHT: 63 FT (AVERAGE HEIGHT OF HIGHEST ROOF)

SPRINKLER TYPE: NFPA 13



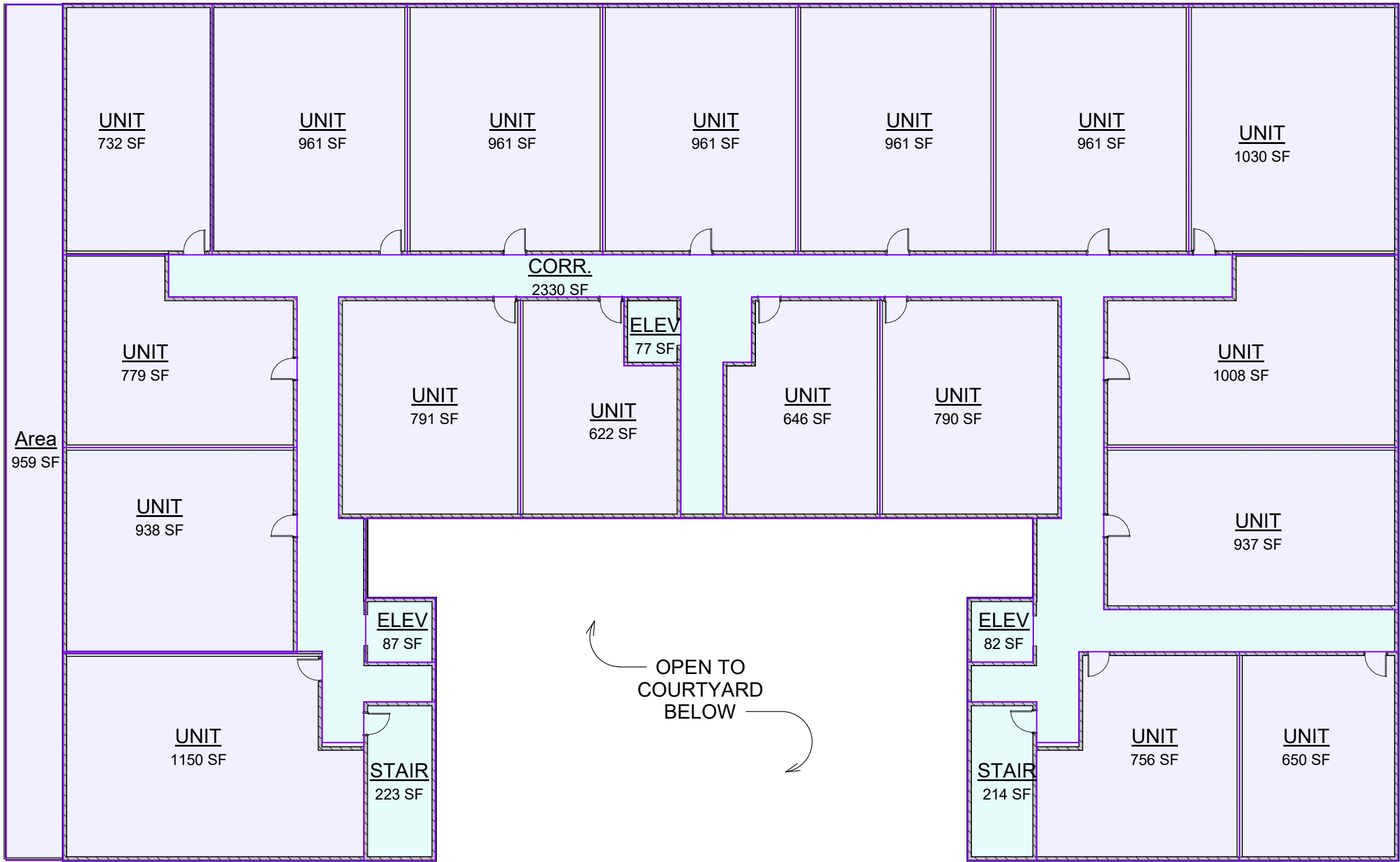
MULTI-STORY APARTMENTS
MARTIN WAY HEIGHTS
2640 MARTIN WAY EAST
OLYMPIA, WA 98506

COVER SHEET

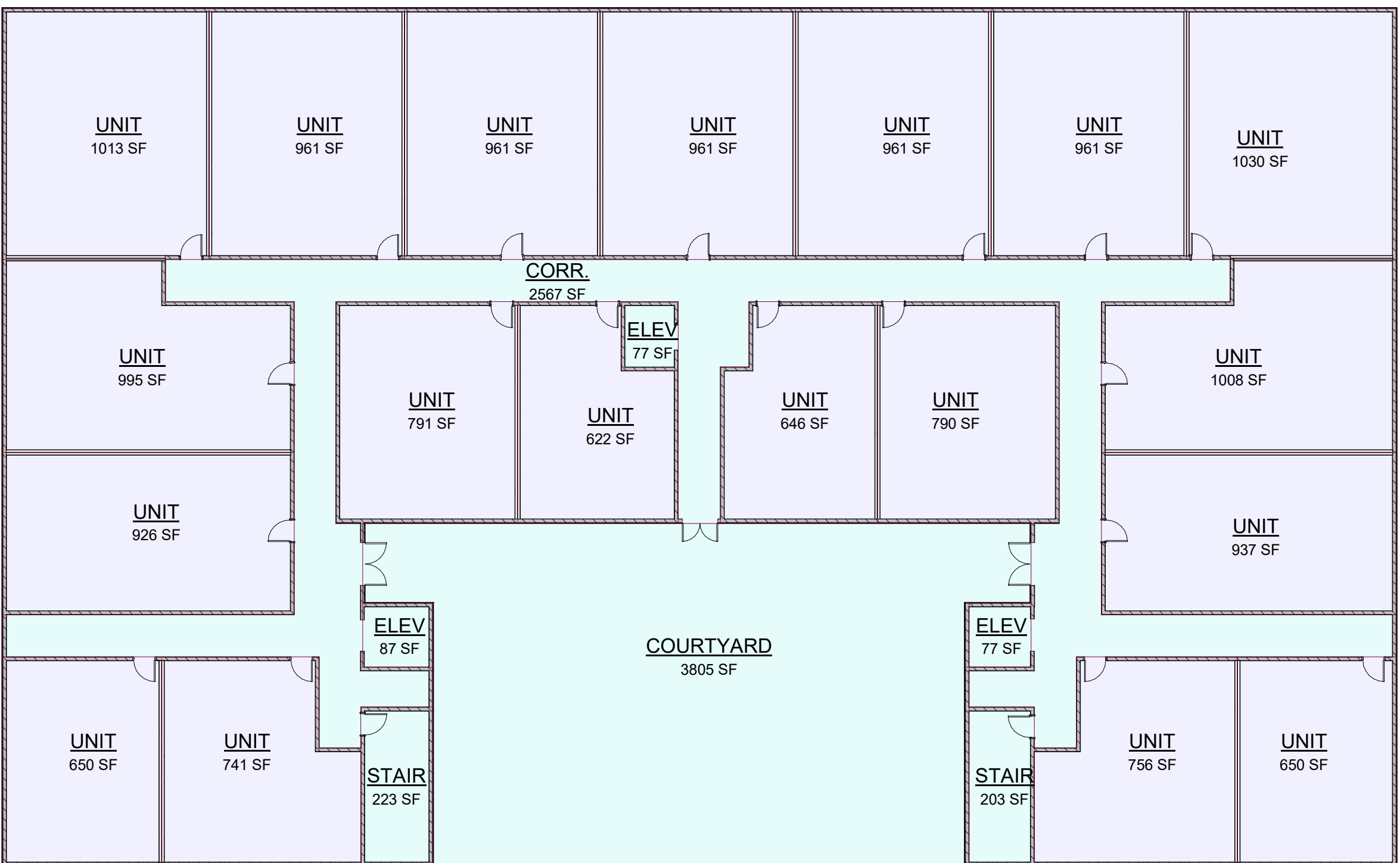
SCALE As indicated
DATE 06/23/25

Project Status
G0.00

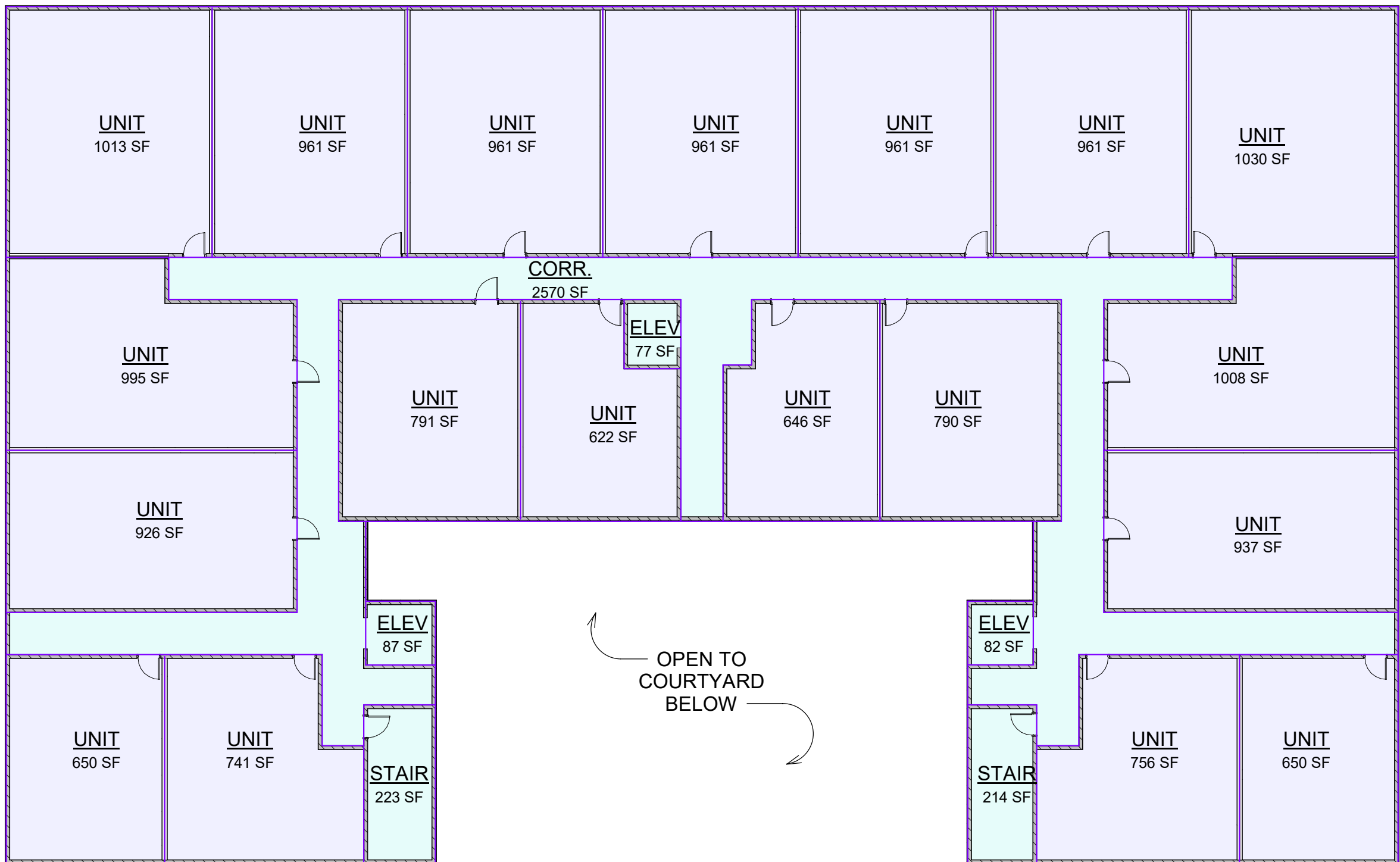
PROJECT NO. 23-08



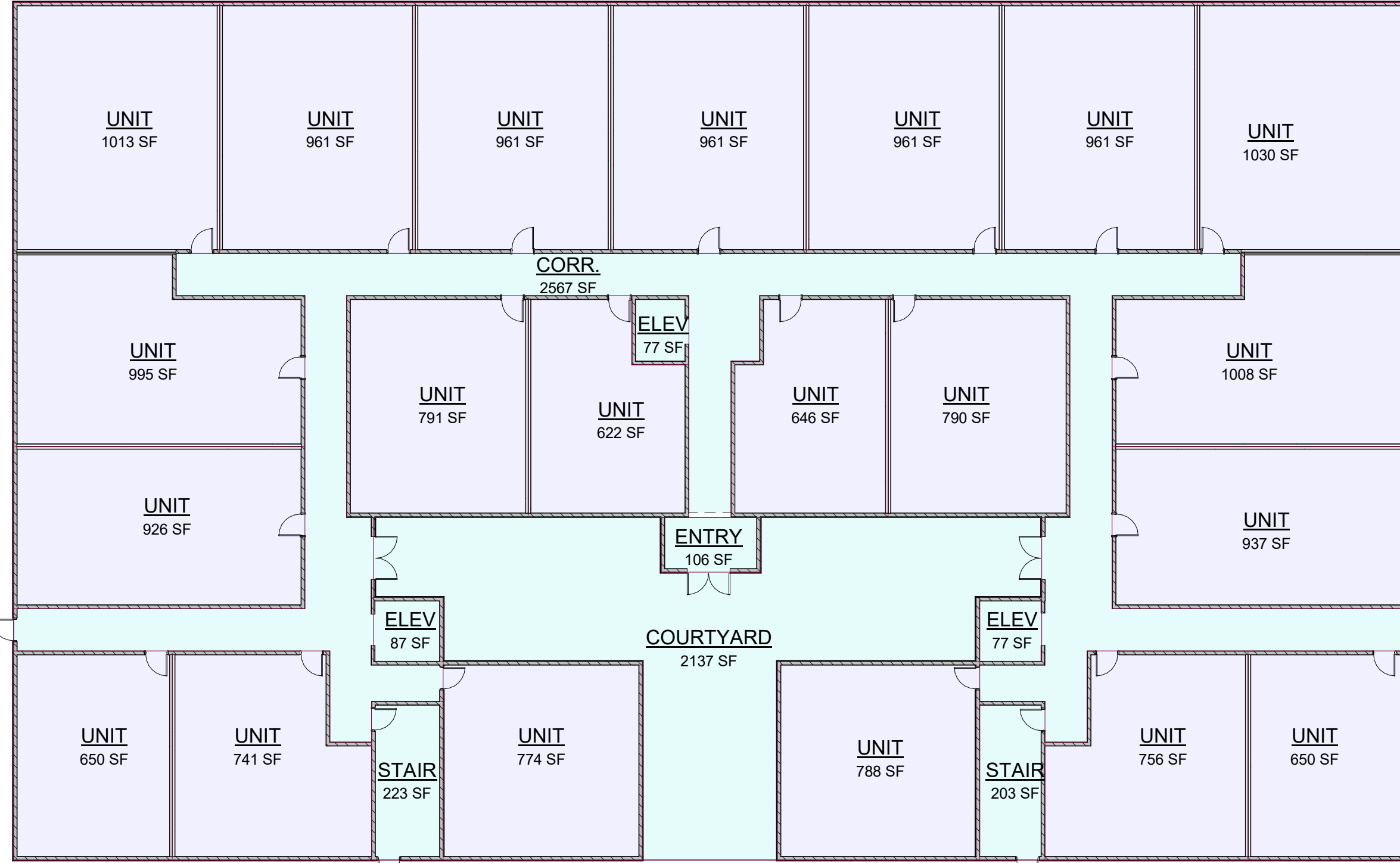
④ FOURTH FLOOR PLAN
1/16" = 1'-0"



② SECOND FLOOR PLAN
1/16" = 1'-0"



③ THIRD FLOOR PLAN
1/16" = 1'-0"



① FIRST FLOOR PLAN
1/16" = 1'-0"

1ST FLOOR AREAS		
Area	OCCUPANCY GROUP	Associated Level

5478 SF	N/A	1
17922 SF	R-2 RESIDENTIAL	1
23400 SF		

2ND FLOOR AREAS		
Area	OCCUPANCY GROUP	Associated Level

7040 SF	N/A	2
16360 SF	R-2 RESIDENTIAL	2
23400 SF		

3RD FLOOR AREAS		
Area	OCCUPANCY GROUP	Associated Level

3254 SF	N/A	3
16360 SF	R-2 RESIDENTIAL	3
19614 SF		

4TH FLOOR AREAS		
Area	OCCUPANCY GROUP	Associated Level

3014 SF	N/A	4
16593 SF	R-2 RESIDENTIAL	4
19607 SF		

5TH FLOOR AREAS		
Area	OCCUPANCY GROUP	Associated Level

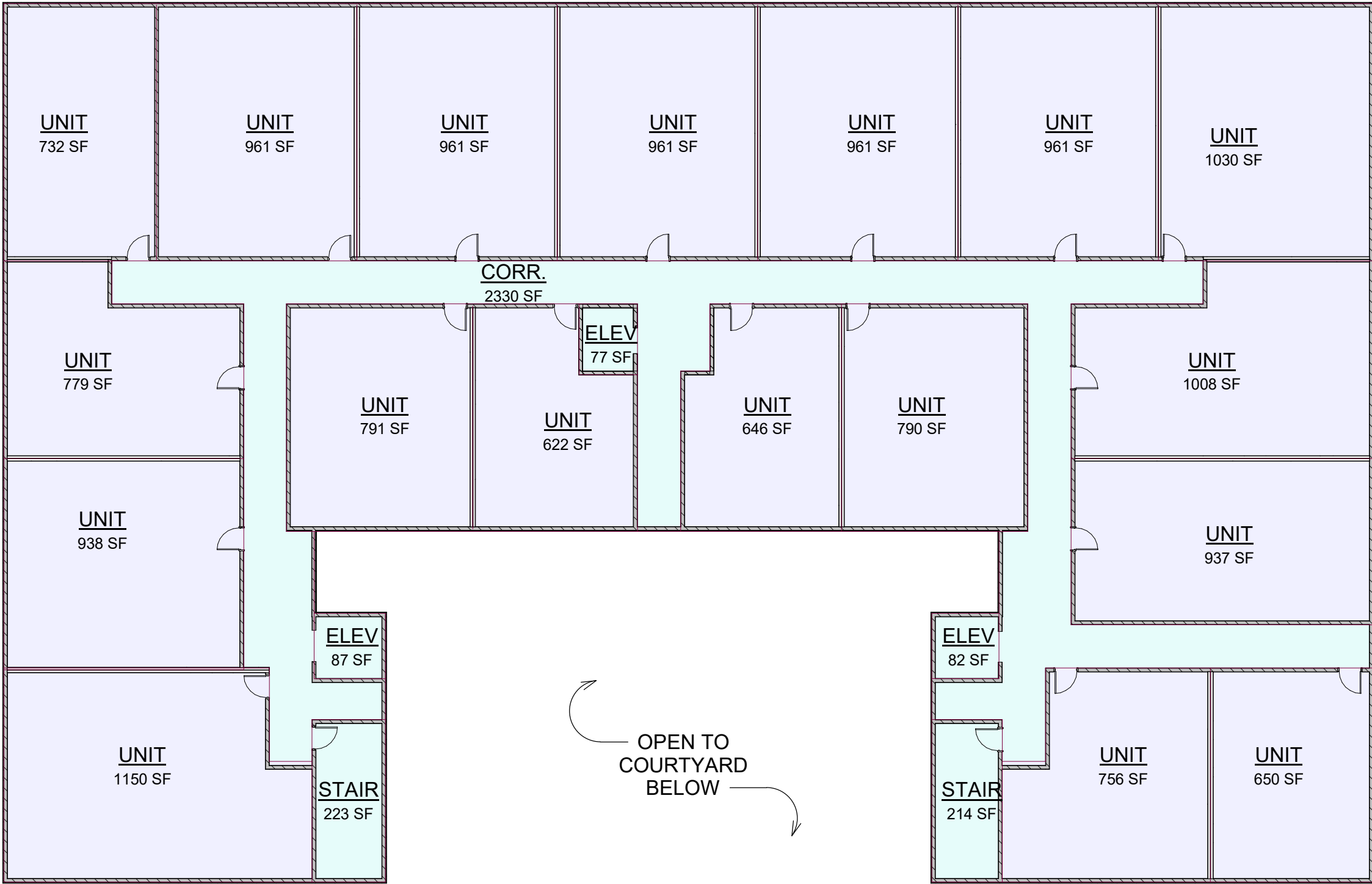
3014 SF	N/A	5
15634 SF	R-2 RESIDENTIAL	5
18647 SF		

6TH FLOOR AREAS		
Area	OCCUPANCY GROUP	Associated Level

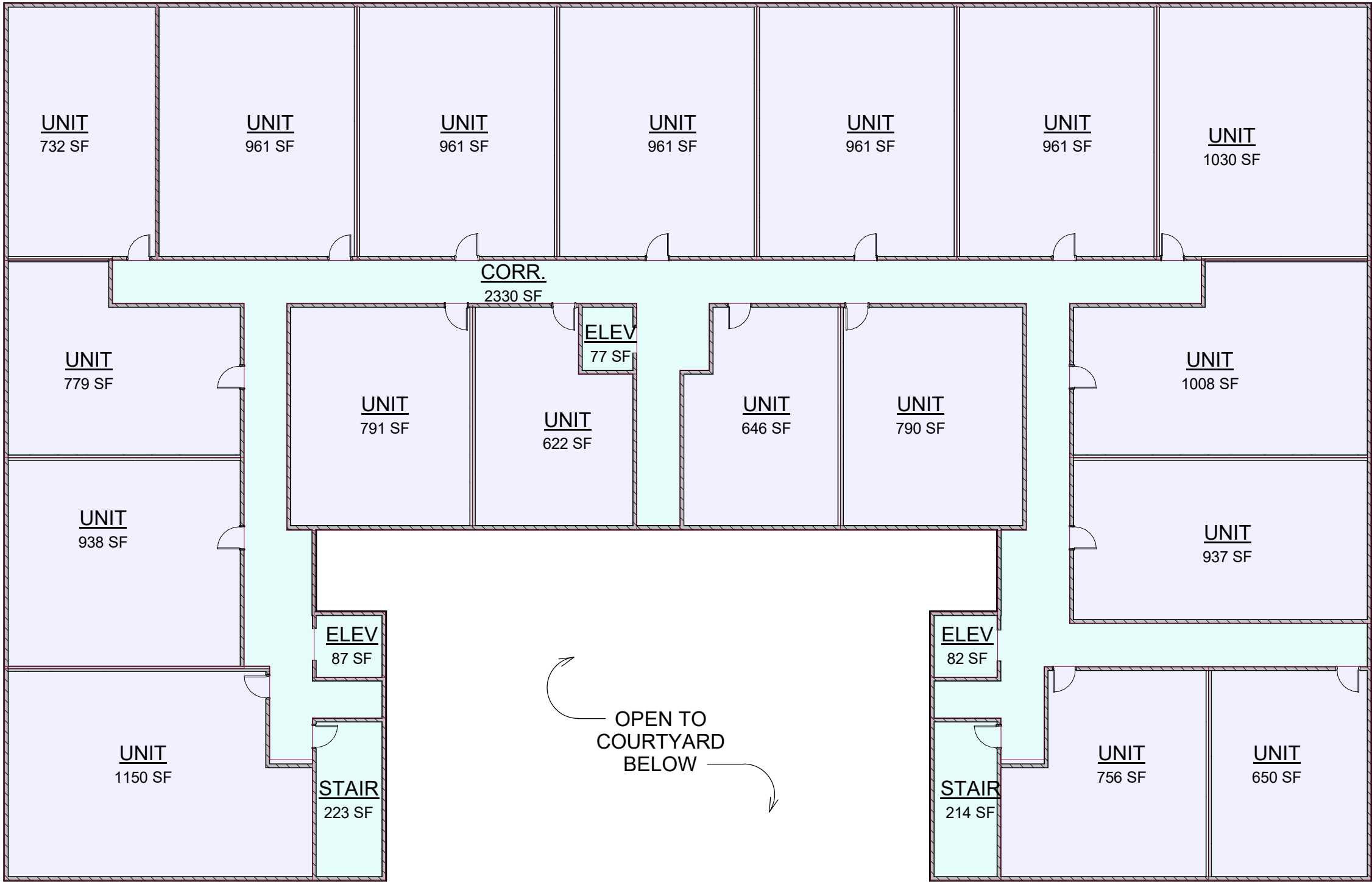
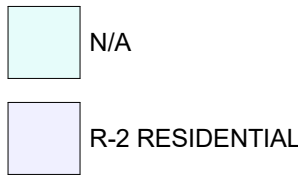
3014 SF	N/A	6
15634 SF	R-2 RESIDENTIAL	6
18647 SF		

7TH FLOOR AREAS		
Area	OCCUPANCY GROUP	Associated Level

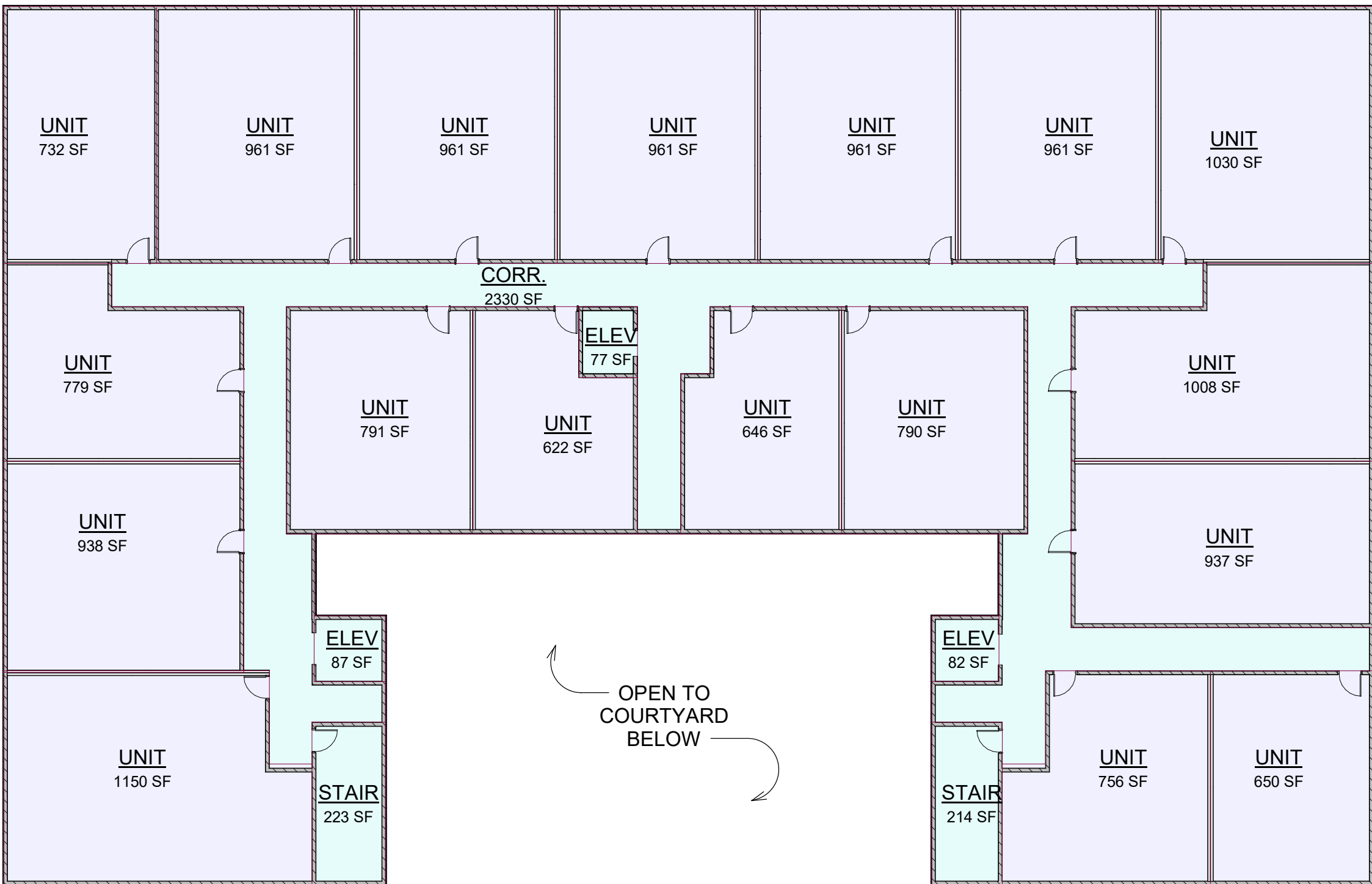
3014 SF	N/A	7
15634 SF	R-2 RESIDENTIAL	7
18647 SF		



② SIXTH FLOOR PLAN
1/16" = 1'-0"



③ SEVENTH FLOOR PLAN
1/16" = 1'-0"



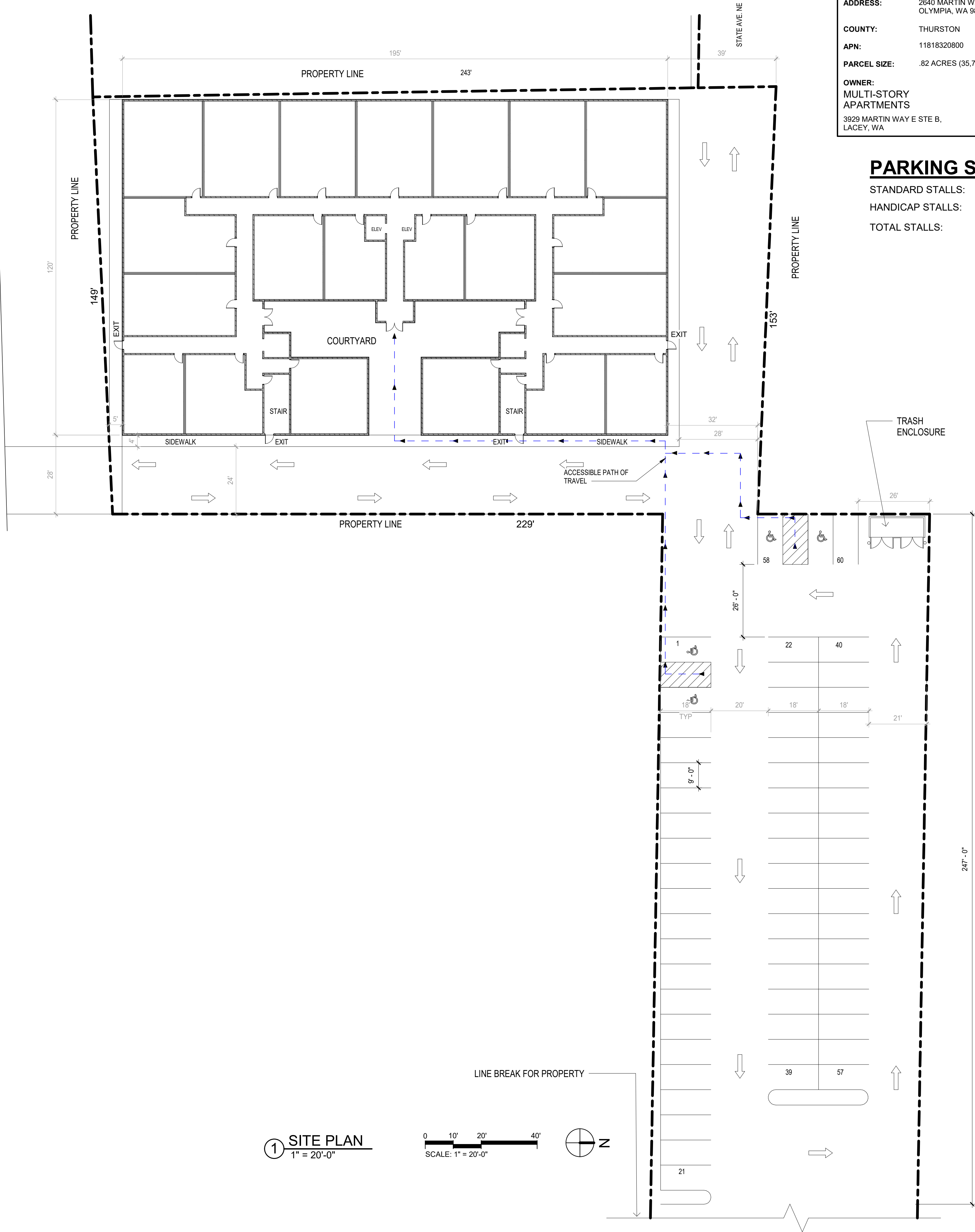
① FIFTH FLOOR PLAN
1/16" = 1'-0"



SITE

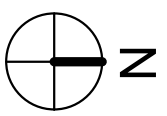
(NTS)

MARTIN WAY E.



1 SITE PLAN
1" = 20'-0"

0 10' 20' 40'
SCALE: 1" = 20'-0"



PROJECT DESCRIPTION
ADDRESS: 2640 MARTIN WAY EAST
OLYMPIA, WA 98506
COUNTY: THURSTON
APN: 11818320800
PARCEL SIZE: .82 ACRES (35,701 SQFT.)
OWNER: MULTI-STORY APARTMENTS
3929 MARTIN WAY E STE B,
LACEY, WA

PARKING STALLS

STANDARD STALLS:	56
HANDICAP STALLS:	4
TOTAL STALLS:	60

REVIVAL ARCHITECTS
PO BOX 249, TENINO, WA 98589
JOSH@REVIVALARCHITECTS.COM
PHONE: 888-663-7199

MULTI-STORY APARTMENTS
MARTIN WAY HEIGHTS
2640 MARTIN WAY EAST
OLYMPIA, WA 98506

SITE PLAN

SCALE As indicated
DATE 06/23/25

Project Status

A1.01

1. INSTRUMENT USED: SOKKIA SRX 3 TOTAL STATION.
2. THIS SURVEY MEETS OR EXCEEDS THE STANDARDS OF WAC 332-130-090
3. SURVEY COMPLETED 5/30/2018.
4. ALL MONUMENTS SHOWN AS FOUND VISITED 5/2018.
5. DEED OVERLAP CREATED BY ADJACENT DEEDS, 3.1 TO 3.6 FEET WIDE.
6. WELL ESTABLISHED CHAIN LINK FENCE EXIST BETWEEN FOUND SURVEY MARKERS AT BOTH ENDS.
DID NOT FIND SURVEY LINE, HEDL FENCE AND ESTABLISHED USE LINE AS PROPERTY LINE.
7. WEST LINE OF BERRY ROAD, LOT 6, AND WESTERLY OF CENTER LINE DEVOE ST.
8. ESTABLISHED DEVOE STREET, QUOTED MONUMENTS AND RS 1, 2, AND 5.
9. ESTABLISHED SOUTH LINE OF LOT 6 BY HOLDING THE SOUTH LINE OF LOT 4 PER RS 1 AND 2
AND HOLDING PLAT DISTANCES BETWEEN LOTS TO RS 8 AND 9.

BEGINNING AT A POINT IN THE CENTER OF SOUTH BAY ROAD AT THE QUARTER SECTION CORNER ON THE WEST SIDE OF SECTION 18, TOWNSHIP 18 NORTH, RANGE 1 WEST OF THE W.M.; THENCE EAST ON THE CENTERLINE OF SECTION 18, 135 FEET; THENCE SOUTH 378 FEET; THENCE EAST 345.2 FEET, MORE OR LESS, TO THE BERRY FARMS TRACT AND TRUE POINT OF BEGINNING; THENCE NORTH 273; THENCE WEST 150 FEET; THENCE SOUTH 273 FEET; THENCE EAST 150 FEET TO THE TRUE POINT OF BEGINNING.

PHOENIX ST NE

DEVVOE ST NE

MARTIN WAY E

LEGAL DESCRIPTION

THE SOUTH HALF OF TRACT NO. 6 OF BERRY FARMS ADDITION TO OLYMPIA, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 8 OF PLATS, PAGE 28; IN THURSTON COUNTY, WASHINGTON

FOUND

Found PK nail near fence corner

Found rebar & no cap near the Utility pole

Found rebar & cap just north of stump

FOUND 1.5" OD IRON PIPE 6" ABOVE GROUND WITH MALE PIPE END 0.97' WEST OF CALC LOCATION.

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DEED 378

1. SURVEY AFN 3785911.
2. SURVEY AFN 8502010047.
3. BLA-06-0569-OL AFN 3841262.
4. BERRY FARMS ADDITION TO OLYMPIA B8 P28.
5. SURVEY AFN 1090345 V11 P150.
6. SURVEY AFN 8609260003 V21 P26.
7. SPM AFN 9410040062 V27 P592.
8. SPM AFN 3924167
9. BLA AFN 4138771

1. FOUND 3" BRASS CAP WITH "X" IN MONUMENT CASE
2. MAG NAIL WITH WASHER 0.55" S/SE OF FENCE POST.
3. REBAR 5/8" AND CAP UNREADABLE.
4. REBAR 1/2" AND UNREADABLE CAP
5. 2" BRASS CAP WITH PUNCH SET IN CONCRETE.
6. MAG NAIL WITH WASHER MARKED BEEHLER.
7. REBAR 1/2" AND CAP MARKED "LS 17656 BEEHLER".

THE SOUTH HALF OF TRACT NO.6 OF BERRY FARMS ADDITION TO OLYMPIA,
ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 8 OF PLATS, PAGE 28;
IN THURSTON COUNTY, WASHINGTON

Found rebar &

found Rebar &
cap just south of
an ex tree, North
of the fence

Found rebar & cap just north of stump

FILED FOR RECORD THIS 5th DAY OF
JUNE 2018 UNDER AUDITOR'S FILE NO.
4631498
AT THE REQUEST OF _____

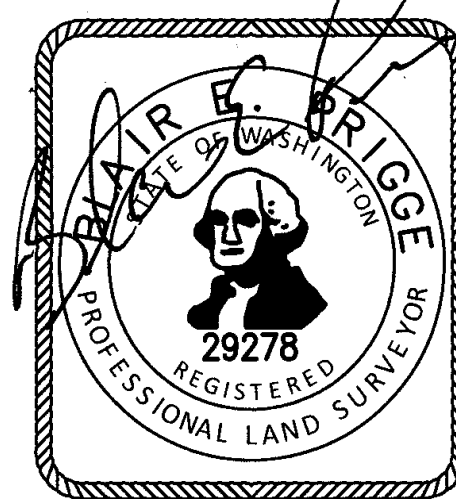
MIN2COAST

Mary Fall
COUNTY AUDITOR

[Signature]
DEPUTY AUDITOR

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE
BY ME OR UNDER MY DIRECTION IN CONFORMANCE
WITH THE REQUIREMENTS OF THE SURVEY
RECORDING ACT AT THE REQUEST OF: DAVE
KNITTLE, IN APRIL, 2018

BLAIR E. PRIGGE, PLS #29278

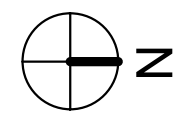
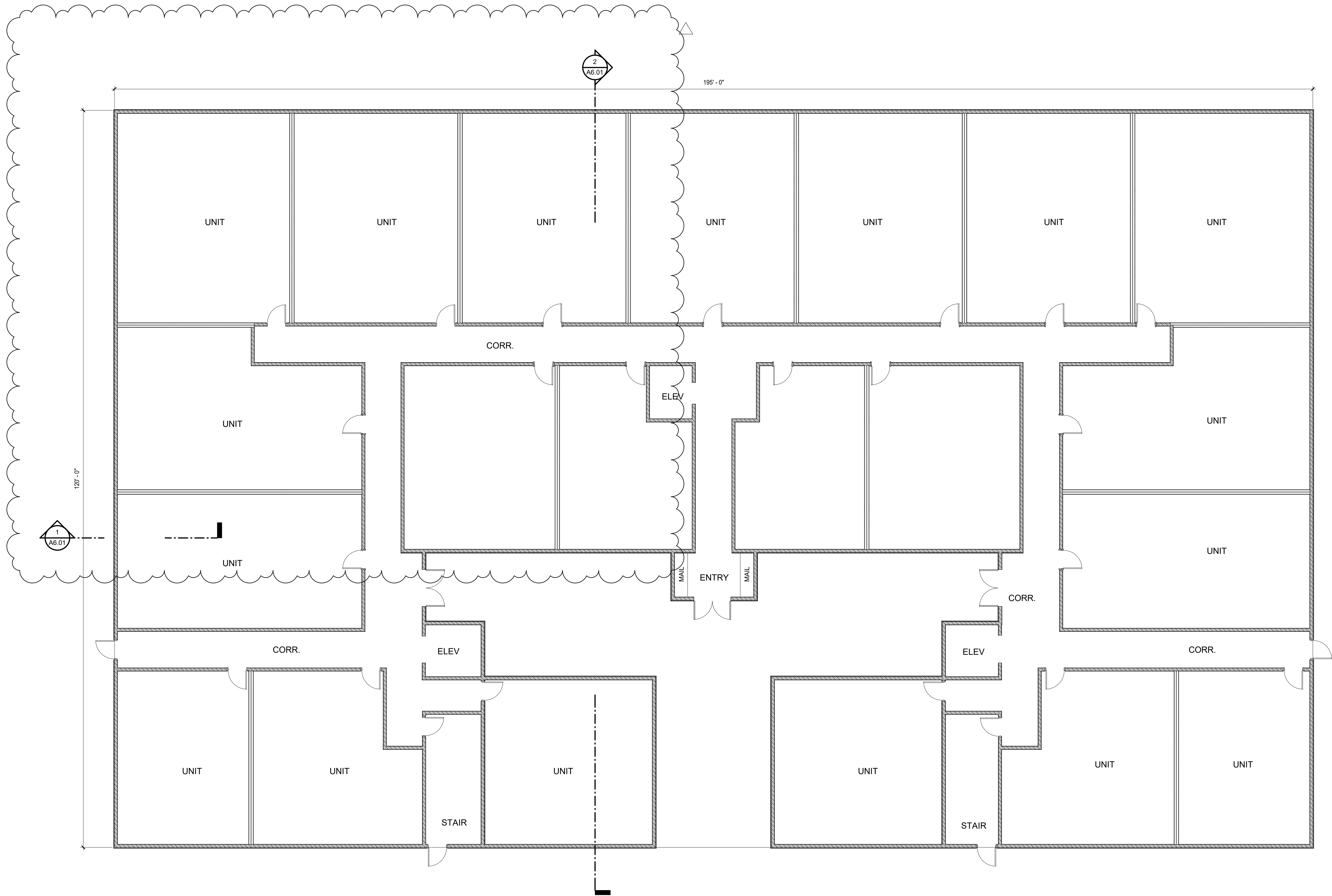


PROFESSIONAL LAND SURVEYORS
2320 MOTTMAN RD SW, STE 106
TUMWATER, WA 98512
360.239.1497

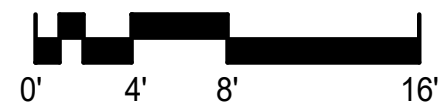
DRAWN BY S. PRIGGE	DATE 6/7/2018	JOB NUMBER 18-763
CHECKED BY B. PRIGGE	SCALE 1"=60'	SHEET NUMBER SV 1
AUDITORS INDEX		

SVR 4631498 1/1

4631498 10:25 AM Survey
Pages: 1



① FIRST FLOOR PLAN - OVERALL
1/8" = 1'-0"



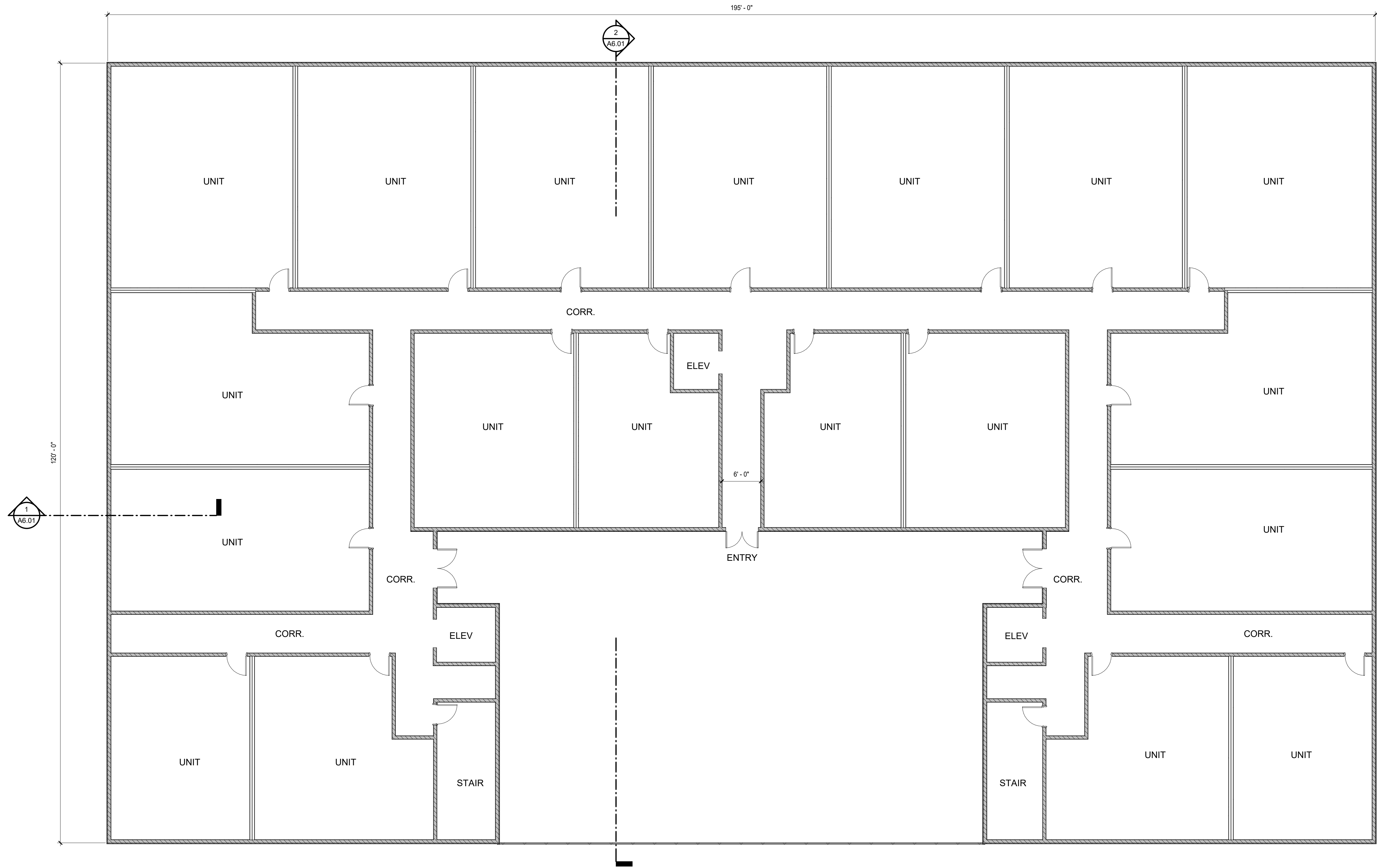
MULTI-STORY APARTMENTS
MARTIN WAY HEIGHTS
2640 MARTIN WAY EAST
OLYMPIA, WA 98506

FIRST FLOOR
PLAN -
OVERALL

SCALE 1/8" = 1'-0"
DATE 06/23/25

Project Status

A2.00



⊕ z ① SECOND FLOOR PLAN - OVERALL
1/8" = 1'-0"

0' 4' 8' 16'

MULTI-STORY APARTMENTS
MARTIN WAY HEIGHTS
2640 MARTIN WAY EAST
OLYMPIA, WA 98506

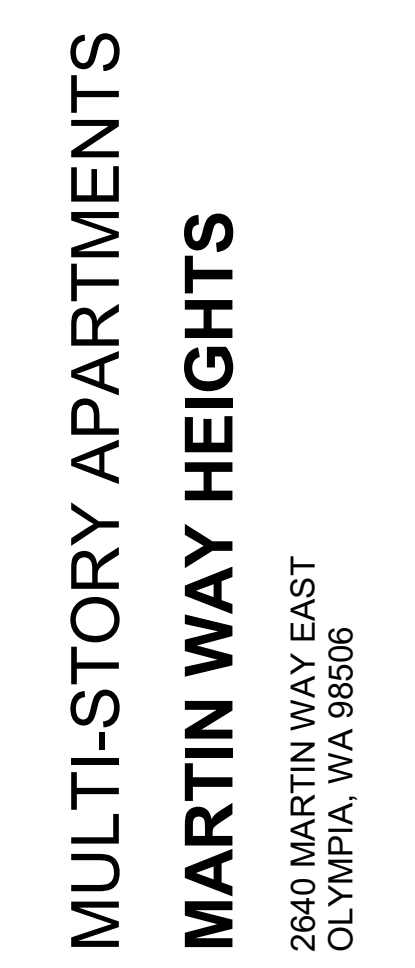
SECOND
FLOOR PLAN -
OVERALL

SCALE 1/8" = 1'-0"
DATE 06/23/25

Project Status

A2.01

PROJECT NO. 23-08



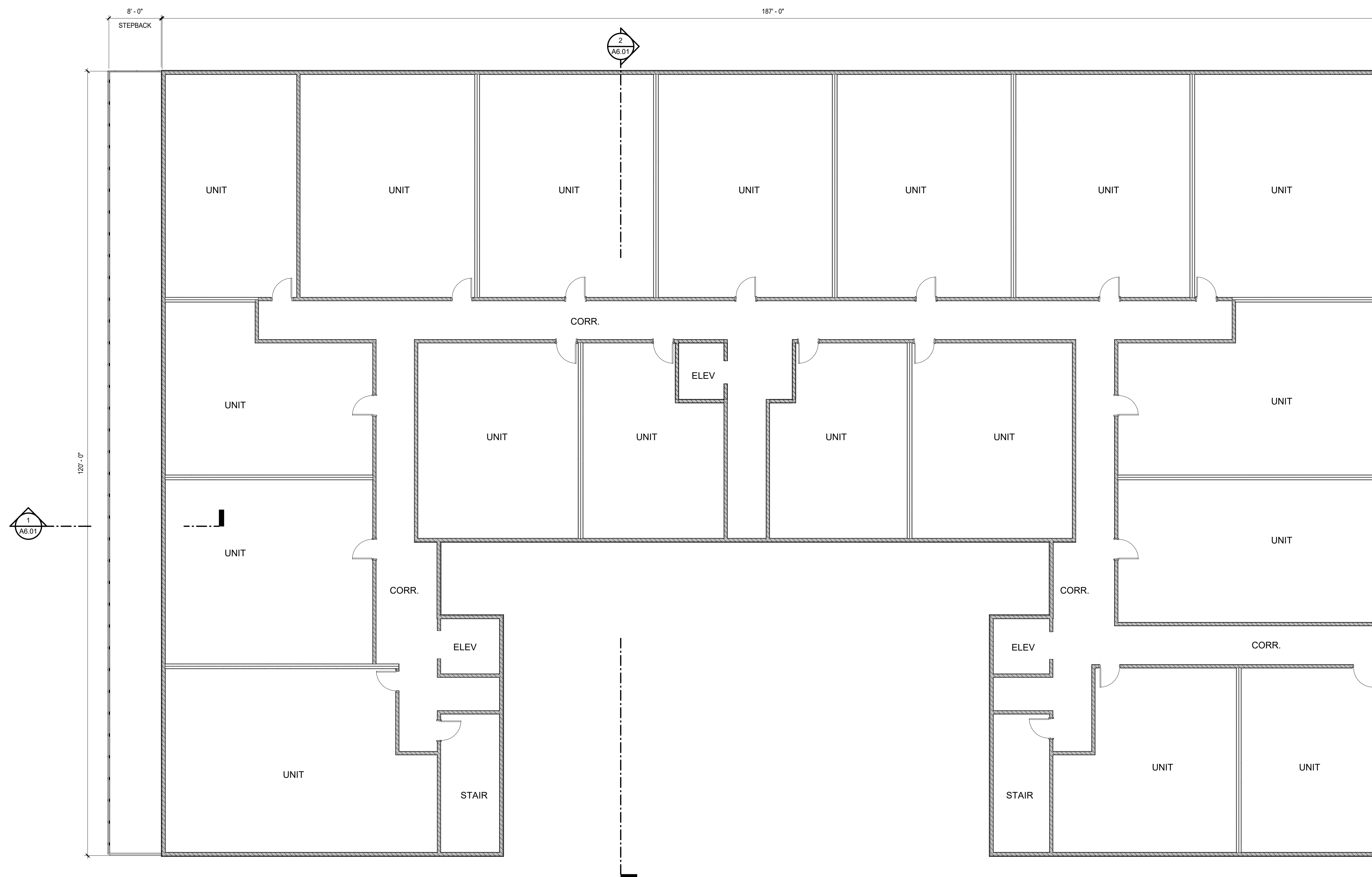
THIRD FLOOR
PLAN -
OVERALL

SCALE 1/8" = 1'-0"
DATE 06/23/25

Project Status

A2.02

PROJECT NO. 23-08



 N  **FOURTH FLOOR PLAN (FIFTH, SIXTH & SEVENTH FLOOR)**
1/8" = 1'-0"



**MULTI-STORY APARTMENTS
MARTIN WAY HEIGHTS**

2640 MARTIN WAY EAST
OLYMPIA, WA 98506

FOURTH
FLOOR PLAN -
OVERALL

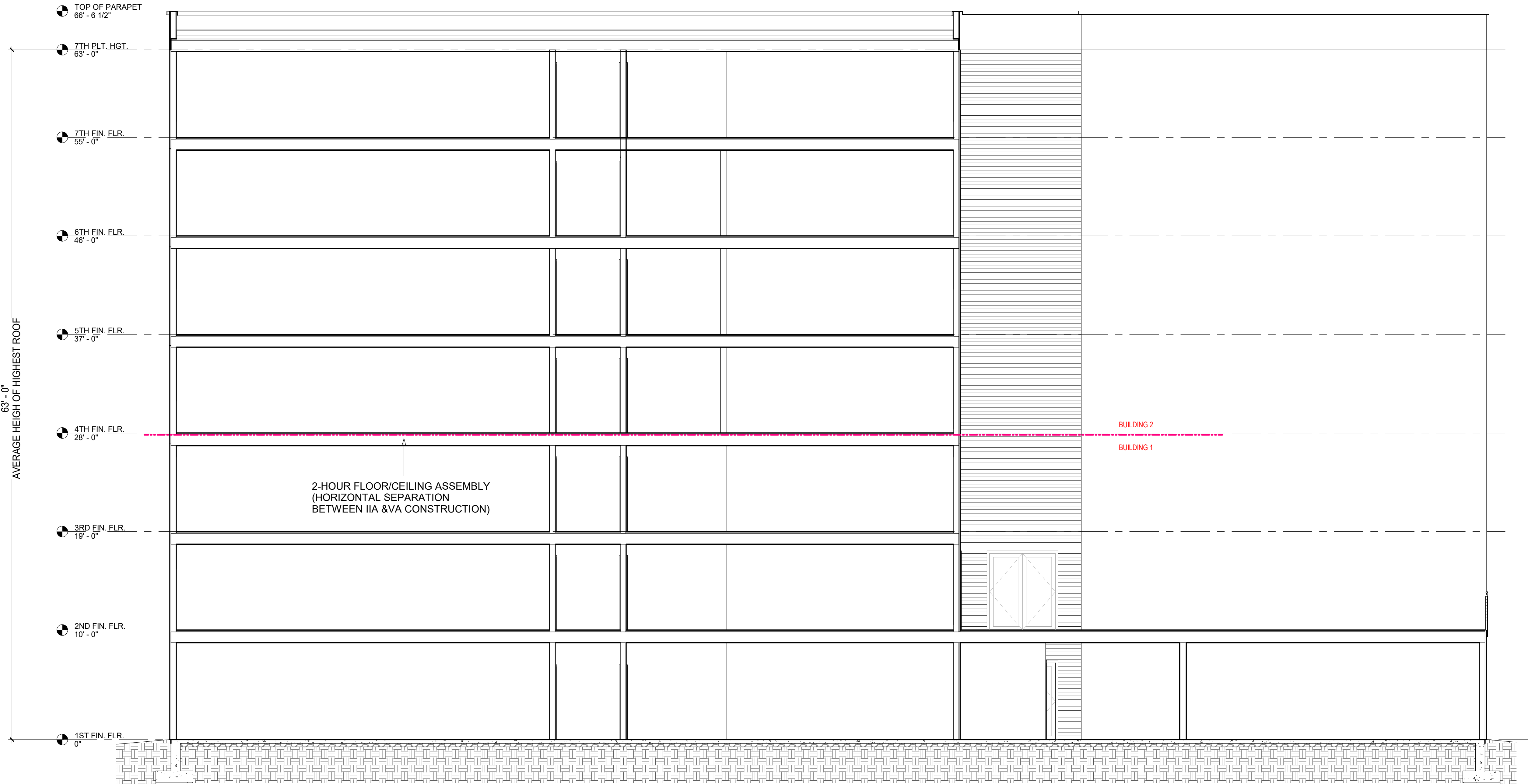
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DATE 06/23/25

Project Status

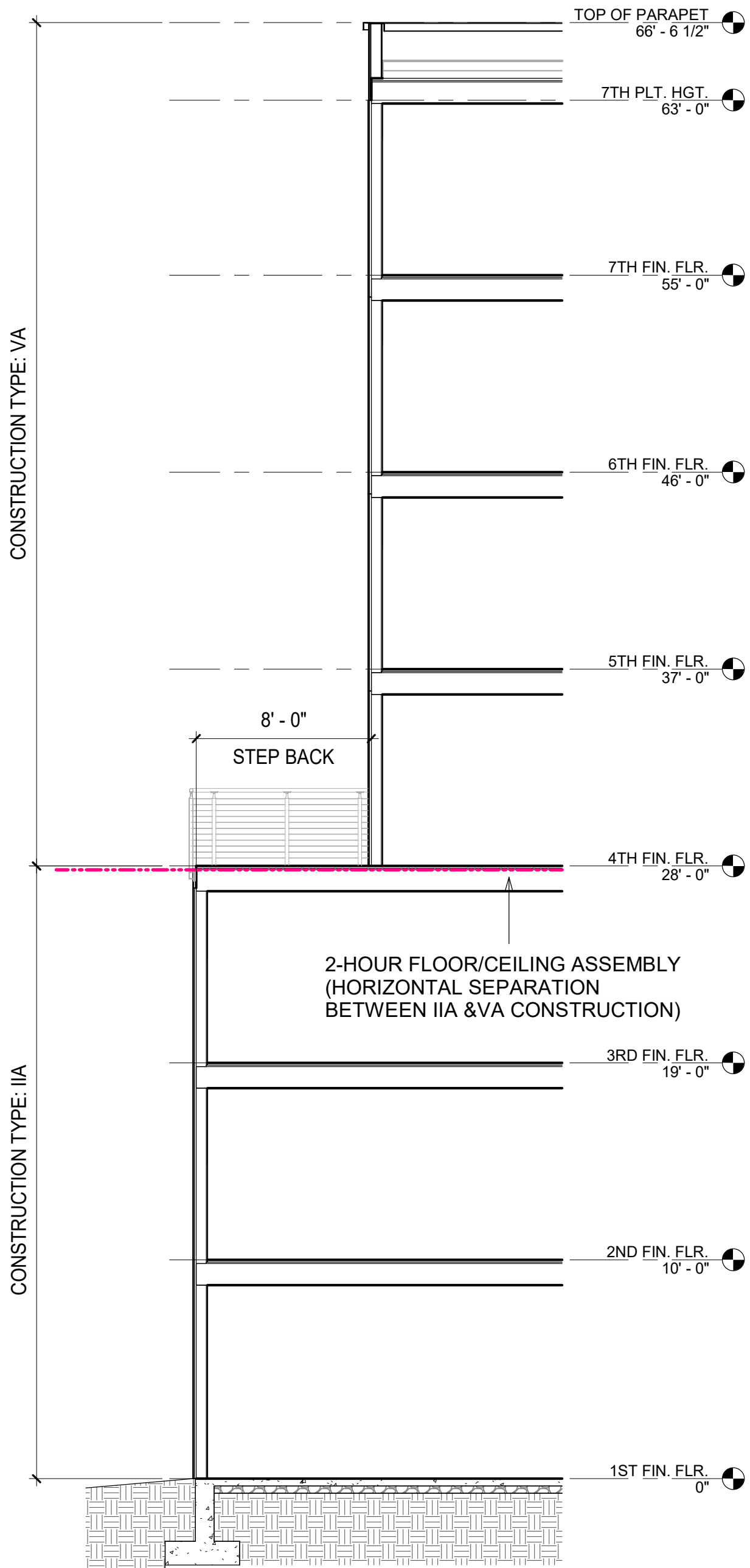
A2.03

PROJECT NO. 23-08

75' - 0"
MAX BLDG. HT. FOR HDC-4 (R-2 MULTI-FAMILY)



2 BUILDING SECTION
3/16" = 1'-0"



1 STEPBACK WALL SECTION
3/16" = 1'-0"

MULTI-STORY APARTMENTS
MARTIN WAY HEIGHTS
2640 MARTIN WAY EAST
OLYMPIA, WA 98506

BUILDING
SECTIONS

SCALE 3/16" = 1'-0"
DATE 06/23/25

Project Status

A6.01