

## Kaiser-Harrison 'Opportunity Area' Plan

In 2013, the City's consultant, ECONorthwest, completed a report, *Investment Strategy: City of Olympia Opportunity Areas*. The study analyzed five Opportunity Areas in the city outside of the downtown, and recommended actions the City could take to facilitate redevelopment of these areas.

For the Kaiser/Harrison Area (see map on the other side of this page), the Olympia Comprehensive Plan envisions a mix of medical services, retail and housing. The existing zoning segregates these uses in separate portions of this area. The *Investment Strategy* recommends re-examining these zoning issues as part of a broader planning process for this area.

The City is now conducting this planning process for the Kaiser-Harrison Area.\*

### Kaiser-Harrison Area Plan Schedule

TASK	DESCRIPTION	APPROXIMATE TIMELINE
Update Market Analysis	Update market research and analysis from 2013 <i>Investment Strategy</i> report.	August-October 2015
Interview Interested Parties	Interview a sample of property owners, neighbors, real estate professionals, and interested citizens.	September-October 2015
Develop alternative scenarios	Based on the results of Tasks 1 and 2, and other available information, develop two to four scenarios of future land uses and transportation for the area	November 2015
Review Scenarios	Extensive public review of the alternative scenarios. Also conduct required environmental review of each alternative.	January – March 2016
Planning Commission	Olympia Planning Commission review and recommendation of a preferred alternative.	April-May 2016
City Council	City Council review and adoption of amendments to comprehensive plan and/or zoning.	May-June 2016

