




Underway or Completed

- 123 4th Ave:** 138 new apartment units with 7,000 sf of ground floor retail. Currently leasing. 
- 222 Market:** A Euro-style local artisan market, that includes a distillery, oyster bar, florist and more. 
- 321 Lofts:** 36 apartments (two two-bedroom apartments; four studio apartments; and seven one-bedroom apartments on each floor.) Currently leasing. 
- Annie's Artist Flats:** Rehab of existing Montgomery Ward building into an artists' space with 11 studios, open gallery space, 18 residential units with common areas. A new building with 48 mid-level rent units will replace the surface parking lot on 5th. 
- Billy Frank Jr Place:** 43 affordable housing units for homeless veterans and young adults, and the disabled. Opened June 2017. 
- Campus Lofts:** 43 units that include both apartment and town-home options located close to the Capital Campus.
- Columbia Place:** 7-story mixed use building approximately 300,000 sq. ft. Includes street level retail, office, 115 residential units and parking. 
- Legion Square Remodel:** Conversion of ground floor offices into retail space, with an awning and other pedestrian improvements along the Adams Street frontage.
- Mud Bay:** New location for Downtown Corporate Headquarters.
- Providence Community Care Center:** Several agencies under one roof to serve people who need treatment for mental illness, health conditions, drug abuse and personal trauma.
- State's 1063 Building:** 5-story state office building at 11th and Capitol.
- The Olympian:** The 6800 sq. ft building at 522 Franklin St is re-purposed for commercial use.
- Views on 5th:** Conversion of existing 9-story structure into mixed use with apartments, amenities and a restaurant/café. Demolition of a blighted 1-story structure for a new 3-story building with apartments and structured parking. Overall would have 140 residential units and structured parking.
- Well 80 Brewing Company:** Redevelopment of the former Olympia Fireplace Warehouse (destroyed by fire in 2011) into a 6000 sq. ft. brewery café.
- Westman Mill:** A 5-story mixed use with 74 apartment and 12 town-home units, 8,500 sq. feet of retail and a public walkway. 
- Laurana:** A redo of the former Les Schwab buildings to 3-story mixed use with 44 apartment units over 8,100 square feet of retails, including an outdoor restaurant on the water.
- Intercity Transit Center:** Expansion of the existing transit center to include a new 11,570 sf office building and new bus driveway. Improvements include 3 pedestrian plazas and landscaping. 


Key


-  City or State Park
-  State Capitol Campus
-  Downtown Projects
-  Prior to development this property was a **surface parking lot**
-  Last updated 03.25.2019
-  Updated since last version



Potential Projects

- 18. Condominium at Columbia:** A 7-story building with five stories including 28 units over two stories of parking. 
- 19. Market Flats:** Mixed Use redevelopment to include office/residential entry on the ground floor with 5 stories of apartments above and two levels of covered interior parking. 
- 20. Family Clinic:** 2-story, 10,218 sq. ft. medical clinic with on-site vehicle parking (115 Legion)
- 21. Olympia Federal Savings Block Redevelopment:** Future block redevelopment of former Schoenfeld site.
- 22. State & Water Mixed Use:** 5-story building with retail on ground floor and 60 residential units above, and parking for 40 vehicles. 

23. NP Devices: Headquarters for a medical prosthetics manufacture. 

24. Mixed Use: The City has acquired 112 & 116 4th Ave adjacent to a city-owned parking lot, for a potential mixed use building that could include structured parking, civic, commercial and/or residential uses. 

Sites Not Yet Determined

Thurston County Courthouse: Thurston County is exploring options for a new court complex, including a possible Downtown location.