

DATE: 1-2-2010

EXTERIOR PROJECT DESCRIPTION FOR OLYMPIA FIG TREE LLC

ADDRESS: 1713 State Ave NE, Olympia, WA, 98506

BUSINESS OWNER: DAVID SLACK

LANDSCAPE DESIGNER: LINDA ANDREWS, Linda Andrews Landscape and Design

The structure at 1713 State Ave NE, Olympia, WA, has been in use as a certified commercial kitchen. The previous owner was operating the space as Olympia Honey Bakery. Mr. Slack would like to use the space as a small cooking school, while retaining the function of the commercial kitchen. The objectives for the exterior are to add functionality and accessibility, and to make the space more inviting from the street. The structure is on City sewer and water, and PSE. No changes are anticipated with regards to utilities. Current use code is 54 RETAIL FOOD.

SITE DESCRIPTION:

The existing single story rambler style building was built in 1951 and is 1250'sq. The Lot square footage is 5500. The site slopes gently uphill to the west. Existing concrete and asphalt are approximately 1284'sq. The remaining surface area is mostly turf grass. The location is near Ralph's Thriftway and other businesses. It is zoned commercial and has housed businesses in the past, most recently Olympia Honey Bakery. Parking access is in the rear of the property, on the south side.

- 1) Add more parking spaces on the south side of the property, and remove the parking space on the north side of the property, facing State Ave. This will include one handicapped parking spot.
- 2) Modestly enlarge the tiny deck on the south side of the property and redesign the wheelchair ramp. Provide stairs off of the deck as well, probably to the west.
- 3) Add a few raised beds on the south side of the property.
- 4) Possibly improve the existing low concrete block retaining wall (under 2') or replace it with a stone wall of similar height.
- 5) Redo the walk to the front door (north side) and add a small patio or labyrinth to provide interest to pedestrians and welcome guests.
- 6) Replace some or all of the lawn with more diverse and attractive plantings, including a few edibles and attractive low-water shrubs and groundcovers.
- 7) Meet City requirements for the proposed use of a cooking school.