



7th Ave Place Narrative Olympia, WA

Buildings:

The proposed project is located at 3440 7th Ave SW in Olympia, WA (TPN 12817431103 & 12817431100). The site is approximately 2.975 acres (129,591 sq.ft) and is zoned PO/RM. The site currently has three, single family residences. All three will be removed during the course of the project. This project proposes a multifamily housing project. The site will consist of two 4 story buildings. Each building will be approximately 55,900 sq ft with a total gross floor area of 111,800 sq. ft. The project includes approximately 132 living units, including 4 accessible units.

Vehicle Access:

Access to the project is from two access points, the first driveway is located on the east side of the property and the second driveway is located on the west side of the property. On-site parking includes 192 standard parking stalls and 4 accessible stalls.

Utilities:

The proposed project will be serviced by the existing City of Olympia utilities on 7th Avenue SW, which are a 12-inch PVC sewer line and a 12-inch D.I water line.

Stormwater:

The project's stormwater will be contained on site and a stormwater plan will be prepared by a civil engineer in conformance with the City of Olympia Development Standards.