



## Planning Commission

### Briefing on a Proposed Text Amendment Related to Multifamily Housing along Lilly Road Northeast in the Medical Services (MS) Zoning District (CPD File 18-3886)

**Agenda Date:** 11/19/2018  
**Agenda Item Number:**  
**File Number:** 18-1022

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#### **Title**

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#### **Recommended Action**

Information only. No action requested.

#### **Report**

##### **Issue:**

Discussion of a proposal submitted by the Thurston County Housing Authority to amend text in the Medical Service (MS) commercial zoning district to allow single-use multifamily housing development within 600 feet of Lilly Road NE.

##### **Staff Contact:**

Catherine McCoy, Associate Planner, Community Planning and Development Department,  
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##### **Presenter(s):**

Catherine McCoy, Associate Planner, Community Planning and Development Department

##### **Background and Analysis:**

The Community Planning & Development Department received a proposal from the Housing Authority of Thurston County to amend language in the Commercial Code, specifically in the Medical Services Zoning District (MS), related to residential development along Lilly Road.

Proponents of the text amendment would like to have the following language stricken from the commercial zoning code to allow single-use multi-family housing within 600 feet of Lilly Road NE.

##### **18.06.060 Commercial Districts' Use Standards:**

***T. Residential Restrictions in the Medical Services District (MS). Residential uses may not be constructed within six hundred (600) feet of Lilly Road except above the ground floor in mixed***

***-use buildings.***

Of the two MS districts, the current restriction on residential uses only applies to the Lilly Road corridor. The modification to the zoning ordinance would allow the Housing Authority to expand an existing low and middle-income multi-family housing development by approximately 24 units on one of two remaining undeveloped parcels within 600 feet of Lilly Road.

**Neighborhood/Community Interests (if known):**

The notice of the Planning Commission public hearing was mailed on September 26, 2018, and again on November 1, 2018, in accordance with Olympia Municipal Code 18.78, Public Notification. To date staff has received no written comment regarding the proposal.

**Options:**

Briefing only. No action required.

**Financial Impact:**

Not applicable.

**Attachments:**

Application Forms  
SEPA Checklist  
DRAFT Code Amendment  
Lilly Road Medical Service District Map