



The City of Seattle

Pike Place Market Historical Commission

Mailing Address: PO Box 94649, Seattle WA 98124-4649
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MINUTES

MHC 76/18

Wednesday June 27, 2018

4:30 p.m.

PDA Meeting Room, 93 Pike Street, Room 317

COMMISSIONERS

Bob Hale

Michael Hammond

Lauren Rudeck

Christine Vaughan, Chair

Anais Winant

Staff

Heather McAuliffe

Melinda Bloom

Absent

Frank Albanese

Sam Farrazaino

Rachael Kitagawa

John Ogliore, Vice Chair

Chair Christine Vaughan determined that a quorum was present and called the meeting to order at 4:35 pm.

She reminded Commission members to announce any conflict of interest or ex parte communication prior to review of applications.

062718.1 APPLICATIONS FOR CERTIFICATES OF USE APPROVAL

062718.11 Seattle Burger Company
Cajetan Mendonca

Withdrawn.

062718.2 APPLICATIONS FOR CERTIFICATES OF DESIGN APPROVAL

062718.21 PDA – tenant improvement
Tabitha Kane

Administered by the Historic Preservation Program Seattle Department of Neighborhoods

“Printed on Recycled Paper”

Staff Report: Ms. McAuliffe explained the application to replace scissor gate at 1501 Pike Place #328, Fairley Building, with refurbished French doors. Exhibits reviewed included floor plans, elevation drawing, and photo. Guidelines that applied to this application included 3.1, 3.4.

DRC Report: Ms. McAuliffe said the Committee cited 3.1, 3.4.1 c and recommended to approve, with color sample requested.

Applicant Comment:

Tabitha Kane, PDA, explained they will remove the scissor gate and install refurbished French doors; a little drywall will be done on each side. She said the door will match the ones at Fabric Stash and Christopher's Lamps.

Ms. Vaughan asked why design is coming first.

Ms. Kane said it is a change note related to tenant; doors will remain.

There was discussion about proposed color; Ms. Kane said the door will be painted green; if it changes they will address it when they come back.

Landlord Comment:

PDA is landlord.

Public Comment:

Bob Messina said it is welcome improvement.

Commission Discussion:

Bob Hale said DRC reviewed and knows the doors will match others down the hall. He said a single door is not wheelchair accessible; both doors have to be open to provide ADA access. It is the intention to have both doors open during business hours.

Ms. Rudeck asked why they aren't adding another window because it seems like a lot of infill.

Ms. Kane said there is no way to do a nice-looking window there.

Action: Mr. Hammond made a motion to adopt a resolution to approve the application as presented.

MM/SC/MH/LR 5:0:0 Motion carried.

062718.3 COMMISSION BRIEFINGS

062718.31 PDA – Hildt-Licata Agreement
John Turnbull

Review agreement and solicit comment for 10-year review of Hildt-Licata Agreement - City-PDA agreement for management of Daystalls.

John Turnbull explained the agreement provides continuity and general rules for how the Daystalls are managed. He said the PDA provides active management of the Market. He said the agreement is up for renewal April 2019. He said they will do an evaluation for how effective the agreement has been and will make a recommendation to City Council to renew as is or with changes. He said that very few changes have been made but in the past couple years the Market has seen changes in use of street, new spaces, new hours, pavilion, etc. He said they want flexibility of use for example: do a pottery show with all potters in Market. He said they have met with crafts vendors. He said they are at the beginning of the process.

Ms. Winant asked who the direct contact is at City Council.

Mr. Turnbull didn't know.

Ms. Vaughan said it is very important and she noted the communication in advance is appreciated. She said with the agreement there is a guaranteed place for crafts which is good for continuity.

Mr. Turnbull noted greater attrition and they are bringing in new blood; he said their standards are high. He said the products are high quality, locally made.

Ms. McAuliffe asked why there is an attrition of farmers.

Mr. Turnbull said they are holding steady around 80. He said there were a number of farmers selling green vegetables, but many found that flowers sell better and for more money than vegetables. He said there are also many farmers markets all over the place now.

Ms. McAuliffe said the Market used to have a farm committee.

Mr. Turnbull said not anymore. He said at PDA Council meetings there are long discussions about farmers.

Ms. McAuliffe suggested forming a farm committee.

Ms. Vaughan asked about MHC role in Hildt Agreement.

Mr. Turnbull said the MHC approves any changes to definitions; PDA runs the day to day activities. He said that no changes are proposed in definitions.

Ms. McAuliffe cited 25.24.060 section E and 25.24.030 section C.

Mr. Turnbull said that predates the PDA.

Ms. McAuliffe said the PDA is supposed to buy Market buildings; she noted the Fairmount was purchased by an out of the country group.

062718.32 PDA – Capital Projects
John Turnbull

Briefing on current/upcoming PDA capital projects – major repairs and maintenance items for the Market.

John Turnbull noted there have been staff changes at the PDA. He said projects in process or coming up are building painting, work on elevators, in-kind repairs, fire alarm system upgrade, roof replacement projects, upscale apartment interiors. He said they are still working on leak issues and warranty repairs.

Ms. Winant asked about areaway between Livingston and Smith buildings; she noted rot and general bad condition.

Mr. Turnbull said they will be coming back on that one.

Ms. Vaughan asked when signage will be accurate.

Mr. Turnbull said it is still in process.

062718.4 APPROVAL OF MINUTES: June 13, 2018
MM/SC/BH/LR 2:0:3 Minutes approved. Mmes. Winant, Vaughan, and Mr. Hammond abstained.

062718.5 REPORT OF THE CHAIR No report.

062718.6 REPORT OF STANDING COMMITTEES: No report.

062718.7 STAFF REPORT: Next Commission meeting is July 25.

062718.8 NEW BUSINESS

5:30 p.m. Mr. Hammond made a motion to adjourn. Mr. Hale seconded.

Respectfully submitted,

Heather McAuliffe
Commission Coordinator