



The City of Seattle

Pioneer Square Preservation Board

Mailing Address: PO Box 94649 Seattle WA 98124-4649
Street Address: 700 5th Ave Suite 1700

PSB 48/10

MINUTES for Wednesday, February 17, 2010

Board Members

Lorne McConachie
Ann Brown
Erin Doherty
Ryan Hester
Adam Hasson
Doug Ito
Catherine Person
Elizabeth Read
Jeremie Lipton
Willie Parish

Staff

Genna Nashem
Melinda Bloom

Chair Doug Ito called the meeting to order at 9:00 a.m.

021710.1 APPROVAL OF MINUTES: There were no minutes to review.

021710.2 APPLICATIONS FOR CERTIFICATES OF APPROVAL

021710.21 **Millstream**
City Club Building
112 1st Ave S

Placement of an A-Board sign

ARC Report: Mr. Ito reported that ARC found the sign compliant and that the colors work well with the District.

Cheryl Spink, Millstream, brought material samples to show the color and size.

Public Comment: There was no public comment.

Board Discussion:

Mr. Hester said that the color and style were compatible with the District and the design was nice.

**Administered by The Historic Preservation Program
The Seattle Department of Neighborhoods**

"Printed on Recycled Paper"

Ms. Doherty agreed.

Ms. Nashem said that size and letter size is in compliance.

Action: I move to approve a Certificate of Approval for the A-Board sign as presented. The A- Board is to be placed at the curb or next to the building per

Code Citations:

District Rules XX Rules for Transparency, Signs, Awnings and Canopies
F. Sandwich board Signs

MM/SC/LM/RH 10:00 Motion carried.

021710.22

Pho Fushcia

Rocker Building
213 First Ave S

Installation of exhaust system and make up air on the alley façade of the building.

ARC Report: Mr. Ito reported that ARC reviewed the drawings provided. ARC asked for a cut sheet of the make-up air unit, a detail showing the bracket in the grout lines and a close up picture of the windows. The applicant confirmed that the duct will be left unpainted, the brackets are black and the makeup unit is off-white. He also confirmed that one of the windows that the unit will penetrate is currently infilled with plywood.

Philip Liu, representing the owner, said the commercial hood would go in the alley way. He said the cooler would be attached by brackets closest to the window while the galvanized duct will go out upwards and inwards toward the roofline and be attached to the exhaust vent.

Ms. Nashem said it complies with the District Rules for locating on the alley side.

Mr. Ito noted it steps back at the roof.

Responding to Board questions Mr. Liu said they are just removing the plywood from the window and the sash will remain intact.

Public Comment: There was no public comment.

Board Discussion:

Board members discussed whether or not the galvanized steel duct should be painted to diminish its presence. It was noted that the alley is full of clutter and that the zinc color is within the language of the alley materials that are traditionally found in the district. Since this is not a primary façade, but an alley, Board members agreed it could be left unpainted.

Action: I move to approve a Certificate of Approval for installation of exhaust system and make up air on the alley façade of the building as presented per

Code Citations:

District Rules VIII Mechanical Systems

MM/SC/RH/WP 10:00 Motion carried.

021710.23

Pizza Professionals

Interurban Building
102 Occidental Ave Suite 108

Installation of new sidewalk café with railing
Installation of signage per the building signage plan

ARC Report: Mr. Ito reported that ARC reviewed the plans drawings and renderings provided. ARC found the signage to meet District Rules and to be consistent with the building signage plan. ARC requested cut sheets of the proposed furniture for the Board meeting. They also asked the applicant to explore color options for the railing, feeling that the black provided a high contrast to the grey granite base of the building. ARC thought that the design and materials of the railing is compatible.

Dan Rustler, Workshop AD, represented the owner. He brought color samples of the “Blue Navy” building window infill and a proposed graphite color for the railing. He showed the graphite color in comparison the originally proposed black. The metal railing is 42” high. He said the sign band spans above the door between two windows and is a steel blade sign and the raised letters will match the building’s standard.

Public Comment: There was no public comment.

Board Questions:

Responding to Board questions Mr. Rustler went over the proposed furniture noting shiny stainless aluminum tables and two options for chairs. He went over the options for the chairs with the likely option being dark graphite all metal.

Ms. Brown expressed a desire for consistency in color for the chair, tables and railing but the applicant noted the railing was in the language of the storefront’s dark blue and dark glass while the street furniture was independent of that. He said they looked for a combination of color compatibility, durability and affordability.

Mr. Rustler went on to say that he could get the table in a dark color for consistency with tables and chairs.

Ms. Doherty appreciated the applicant’s adjustment of the color.

Board members pointed out that it was not appropriate to hang banners on the railing and that any signage needs to be approved by the Board; it was unlikely the Board would approve of banners on the rail.

Ms. Doherty said that the examples shown were appropriate for the character of Pioneer Square. She noted the importance of the color of the tables and chairs being consistent.

Mr. McConachie agreed and said he thought either color was appropriate as long as it was a set.

Action: I move to approve a Certificate of Approval for signage and installation of a sidewalk café as presented with the proviso that the tables and chairs be of a color family either dark gray or anodized aluminum; the rail is a dark gray Benjamin Moore Black Horizon 2132-30 as presented.

Code Citations:

District Rules:

XX Rules for Transparency, Signs, Awnings and Canopies

B General Signage

C. 1. Letter size

3. Projecting Elements

XIII Sidewalk Cafes

MM/SC/LM/CP 10:00 Motion carried.

021710.3 BOARD BUSINESS

021710.4 REPORT OF THE CHAIR: Doug Ito, Chair

021710.6 STAFF REPORT: Genna Nashem

Genna Nashem
Pioneer Square Preservation Board Coordinator
206.684.0227