



The City of Seattle

Pioneer Square Preservation Board

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

Street Address: 600 4th Avenue, 4th Floor

PSB 113/23

Staff REPORT

for Board meeting May 3, 2023

Board Members Please Note: The citations from the District Ordinance, Rules for the Pioneer Square Preservation District, and Secretary of the Interior's Standards listed below are for your consideration in addition to any other citations you find relevant in considering each application.

050323.31

Sidewalk

1051 1st Ave S

Presenters: J Jenson, Ancher Qea, LLC, Cassandra Maneta, WSDOT

Amendment to the previous Certificate of Approval PSB4723 to add street trees to new sidewalk. Trees will be Village Green Zelkova

Staff report: The Board reviewed and recommended approval for the project for new sidewalk on March 1. The project is amended to add street trees with flexible pavement in the tree pits. While our District Rules call for London Plane trees on north-south streets, the rules also say if there are condition constraints, that another appropriate tree can be used. This side of the street has high powered transmission lines so they have worked with SDOT Urban Forestry staff (City Arborist) to find an alternative tree that is shorter and more appropriate for this location. Village Green Zelkova is proposed. Chestnut is the proposed color for the flexible pavement, which has been used at other locations in Pioneer Square.

Draft Motion: I move to recommend granting a Certificate of Approval for:
Amendment to the previous Certificate of Approval PSB4723 to add street trees to new sidewalk. Trees will be Village Green Zelkova flexible pavement will be Chestnut.
All as presented.

The Board directs staff to prepare a written recommendation of approval based on considering the application submittal and Board discussion at the *May 3, 2023* public meeting and forward this written recommendation to the Department of Neighborhoods Director.

Code Citations:

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

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SMC 23.66.030 Certificates of Approval required

- A. Certificate of approval required. No person shall alter, demolish, construct, reconstruct, restore, remodel, make any visible change to the exterior appearance of any structure, or to the public rights-of-way or other public spaces in a special review district, and no one shall remove or substantially alter any existing sign or erect or place any new sign or change the principal use of any building, or any portion of a building, structure or lot in a special review district, and no permit for such activity shall be issued unless a certificate of approval has been issued by the Department of Neighborhoods Director.

Pioneer Square Preservation District Rules

XIV. STREET TREES AND VEGETATION

London Plane is the preferred street tree in Pioneer Square, and the required street planting in Occidental Mall, its future extension, and all north/south Avenues. Throughout the rest of the District's street right of ways, if physical site constraints preclude use of London Planes, a tree similar in habit and form may be substituted, subject to City Arborist approval. For individual small parks and spaces, a different, complementary tree may be proposed as a signature tree for that area. (7/99)

Issued: April 26, 2023

Genna Nashem
Pioneer Square Preservation Board Coordinator