



The City of Seattle

Landmarks Preservation Board

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

Street Address: 600 4th Avenue, 4th Floor

LPB 134/25

STAFF SUMMARY

050625.11

Address: 3704 S. Ferdinand St. – Cherubs Nursery School

Record number: DONH-COA-01561

Applicant representative: Michael Smith, RRA Architecture

Summary of proposed application:

Exterior alterations: Proposed window replacement on the west façade.

See attached plans and photographs.

Other work within the project scope, including, installation of bike racks, paint colors, signage, awnings and other exterior alterations are subject to administrative review.

Staff comments:

The building, previously home to Soreano's Plumbing, was constructed in 1953. It is located within the Columbia City National Register Landmark District and identified as a non-historic, non-contributing building in the National Register District listing.

In some instances, window removal and replacement can be reviewed administratively; however, in this case review by the Committee is necessary since the windows are original. The Committee will determine if the proposed design intent is consistent with the Secretary of the Interior's Standards for Rehabilitation.

Relevant land use code sections, guidelines and standards applicable to both applications:

SMC 23.66.080 – Board meeting on certificate of approval, sections A-B and C3.

GUIDELINES/SPECIFIC

2. Building Materials and Fixtures. Integrity of structure, form and decoration should be respected. Building facades should be brick, wood, or other materials that are in keeping with the historic

character of the District. Exterior light fixtures shall be in keeping with the historic character of the District.

Secretary of the Interior's Standards

2. The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, spaces and spatial relationships that characterize a property will be avoided.

5. Distinctive materials, features, finishes and construction techniques or examples of craftsmanship that characterize a property will be preserved.

10. New additions and adjacent or related new construction will be undertaken in such a manner that, if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.