



The City of Seattle

## International Special Review District

Mailing Address: PO Box 94649, Seattle WA 98124-4649  
Street Address: 600 4th Avenue, 4th Floor

ISR 132/19

### MINUTES FOR THE MEETING OF TUESDAY, July 23, 2019

Time: 4:30pm  
Place: Bush Asia Center  
409 Maynard Avenue S.  
Basement meeting room

#### **Board Members Present**

Stephanie Hsie, Chair  
Yuko Kunugi  
Tim Lee  
Sergio Legon-Talamoni  
Russ Williams  
Tanya Woo  
Andy Yip

#### **Staff**

Rebecca Frestedt  
Melinda Bloom

#### **Absent**

Chair Stephanie Hsie called the meeting to order at 4:31 pm.

#### **072319.1 APPROVAL OF MINUTES**

May 14, 2019  
MM/SC/SLT/TW 5:0:0 Motion carried.

#### **072319.2 CERTIFICATES OF APPROVAL**

072319.21 625 5<sup>th</sup> Ave. S. – 625 Union Station  
*Applicant:* Hyuna Chong, Tous les Jour Bakery

Staff Report: Ms. Frestedt summarized the scope of the proposed signage, consisting of:

- One (1) illuminated, channel letter sign installed on the surface of the canopy (Dimensions: 18”h x 16”x24” l);
- Two (2) two-sided blade signs installed under the canopy (Dimensions: 24”x24”) and,
- Vinyl window decal graphics and signs.

Administered by The Historic Preservation Program  
The Seattle Department of Neighborhoods

“Printed on Recycled Paper”

Exhibits included photographs, plans and renderings. She said the building is a non-contributing building located outside of the Asian Design Character District and Retail Core.

Applicant Comment:

Hyuna Chong, business owner, oriented board members to the location, which was the former Tully's. She said it is not highly visible from the street and is hidden by bamboo trees. She proposed two blade signs west of the Wells Fargo signs.

*Ms. Kunugi arrived at 4:35 pm.*

Ms. Chong indicated placement of signs on photo. She proposed window covering film on windows to disguise expanded kitchen. She said there are no other options for kitchen expansion or relocation due to tunnel below which precludes drilling. She proposed covering window to disguise back of walk in cooler using the same film as what is on the door now. She provided three options of transparency.

*Mr. Yip arrived at 4:40 pm.*

Ms. Chong said the landlord preferred Option 1; she preferred options 1 or 3.

Ms. Hsie clarified that the film will only be on the kitchen side. She said screening elsewhere is to prevent sun impact/damage to product.

Ms. Woo asked about the origins of the business, French or Korean bakery?

Ms. Chong said it is a franchise from Korea. She noted that there is also a location in Bellevue.

Ms. Woo asked if Korean signage is planned.

Ms. Chong said no but they could add signage in Korean. The bakery is well-known in China; it is an international brand.

Ms. Woo asked about exhaust.

Ms. Chong said they must install a Type 2 hood under awning and behind sign.

Ms. Frestedt said if it isn't visible the board won't need to review but she needs to see drawing.

Mr. Williams asked for clarification on drawing as presented.

Ms. Frestedt said clarification is needed on plans; plans must show exactly what will be done.

Ms. Chong said she can re-submit final drawing.

There was discussion about size of cooler and how much it would extend into the window. Some board members expressed a preference for no window film on that side even if a

small portion of the cooler was visible through windows. Board members suggested minimizing the amount of vinyl and the size of the cooler, if possible, so it won't block window.

Public Comment:

A community member asked clarifying questions about a drawing.

Ms. Hsie said there is not enough information about the ducting to review and said size, color, and appearance are needed.

Ms. Chong said the drawing is what she got from the landlord.

Ms. Hsie recommended returning with venting information.

Ms. Chong said she can obtain drawings from the company that will install vent.

Ms. Hsie said she to bring options, painted / unpainted.

Regarding the sign, Mr. Legon-Talamoni said the sign appears to hang below the awning.

Ms. Frestedt confirmed it is on a raceway and will hang below.

Ms. Hsie said she had no issue with the circular sign but noted a preference for original language, Korean.

Ms. Chong said it is in English, even in Korea. She said she would see about doing lettering in Korean and Chinese.

Ms. Frestedt noted that degree of transparency on gradation of vinyl should be noted as the same type as used on other parts of the building.

It was noted that no vinyl was preferred on the second bay to the left of the graphic and to let the cooler show.

Action: I move that the International Special Review District Board recommend conditional approval of a Certificate of Approval, as proposed, with the exception of the graphic on the north elevation, pending submission of the final plan set and vinyl decal and translation, if proposed. The motion included a preference for option 1 or 3.

The Board directs staff to prepare a written recommendation of approval, based on consideration of the application submittal and Board discussion at the July 23, 2019 public meeting, and forward this written recommendation to the Department of Neighborhoods Director.

This action meets the following sections of the **International Special Review District Ordinance and applicable Design Guidelines:**

**SMC 23.66.338 – Signs**  
**Secretary of the Interior's Standard #10**

MM/SC/SLT/YK 7:0:0 Motion carried.

**072319.3 BOARD BUSINESS**

**Adjourn 5:30 pm.**

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