



The City of Seattle

Pike Place Market Historical Commission

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

COMMISSION MEETING AGENDA

(Re-issued with revision to items 121025.21 and 121025.8)

MHC 168a/25

Date: Wednesday, December 10, 2025

Time: 4:30 p.m.

Hybrid meeting physical location: PDA Meeting Room: 93 Pike Street # 317

Hybrid meeting virtual location: <https://seattle.webex.com/seattle/j.php?MTID=md2377191f31077a63a4897d2fed041c6>

Hybrid meeting phone access: 206-207-1700, meeting ID number: 2491 088 8472, password: 1234

Additional required meetings:

In addition to attending the commission meeting, all applicants seeking approval must appear before a review committee prior to the commission meeting date. Use applicants will appear before the Use Review Committee (URC). Design applicants will appear before the Design Review Committee (DRC). Use and Design applicants will appear before both the URC and the DRC. Please refer to the accompanying URC and DRC Meeting Notices for further details.

You may submit written public comment any time. We encourage you to submit written comment well in advance of the meeting to give the commission sufficient time to review them. If you would like to ensure that your written public comment is forwarded to the commission prior to the applicable commission meeting, please submit your comment to minhchau.le@seattle.gov no later than 4:30 p.m. the day prior to the meeting. Members of the public may sign up to address the commission for up to 3 minutes on matters on this agenda. Register online to speak during the public comment period here: [Public Comment Sign-up Form](#). Online registration will begin two hours before the 4:30 p.m. meeting start time and will end at the start of the commission meeting. Members of the public who wish to speak can attend in person, use the call-in number, or join using the WebEx meeting link provided.

Presentation documents are on our website under the meeting date December 10, 2025: [Presentation Documents](#)

THE CHAIR RESERVES THE RIGHT TO ALTER THE ORDER OF THE AGENDA. THE ASSIGNED TIME IS APPROXIMATE.

121025.1 APPLICATIONS FOR CERTIFICATE OF APPROVAL – USE 4:30 p.m.

121025.11 Baiana Kitchen
1505 Pike Pl, Fairley Building
Emme Collins, Business Co-Owner

Proposal for a new food business specializing in Afro-Brazilian cuisine. To be operated by Baiana Kitchen LLC owned by Emme Collins (50%), Maria Ribeiro (25%), Antonio Ribeiro (25%).

121025.2 APPLICATIONS FOR CERTIFICATE OF APPROVAL – USE & DESIGN 4:50 p.m.

121025.21 Tarot Crow
1501 Pike Pl #512, Fairley Building
Andrew Corax

Use: Proposal for a new retail business specializing in apothecary and tarot-related products. To be operated by Tarot Crow LLC owned by Andrew Corax (100%).

Design: Proposal for temporary signs: storefront sign and hanging sign in walkway adjacent to the store.

121025.22	<u>Offsite Freezer Unit</u> Right of way adjacent to: 1509 Pike Pl Zack Cook, PDA Use: Proposal for temporary placement of a freezer in the right of way December 2025 – May 2026. Freezer to be used by Maximilien Restaurant. Design: Proposed freezer unit.	
121025.3	INFORMATIONAL BRIEFINGS	5:30 p.m.
121025.31	<u>MarketFront Plaza Design</u> Alex Shapleigh, PDA Presentation on potential repairs and enhancements of the upper MarketFront Plaza. Two design options will be presented which include options for seating, planters, signage, and art.	
121025.4	APPROVAL OF MINUTES September 24, 2025; May 28, 2025; April 23, 2025; April 9, 2025; February 12, 2025; January 8, 2025; December 18, 2024; December 11, 2024; September 25, 2024; September 11, 2024; August 28, 2024; August 14, 2024; July 24, 2024; July 10, 2024; June 26, 2024; June 12, 2024; May 22, 2024; May 8, 2024, January 4, 2024.	6:00 p.m.
121025.5	REPORT OF THE STAFF	6:05 p.m.
121025.6	REPORT OF THE CHAIR	6:10 p.m.
121025.7	REPORTS OF THE STANDING COMMITTEES Use Review Committee Design Review Committee	6:15 p.m.
121025.8	REPORT OF THE SPECIAL COMMITTEE Guideline Review Committee: commission review of draft guideline revisions dated November 2, 2025.	6:20 p.m.
121025.9	NEW BUSINESS Standing item: MHC coordination with PDA and community stakeholders. Standing item: Discussion of public ways and amenities. Recurring item: Commission work group updates.	6:30 p.m.

First issued: November 21, 2025
Re-issued: December 5, 2025

Minh Chau Le
Commission Coordinator

Meetings of this commission are open to the public. The commission and district guidelines were established under the authority of SMC 25.24. Accommodations for persons with disabilities will be provided upon request. Contact the commission coordinator upon receipt of this agenda to make arrangements. Phone: 206-684-0229. Email: minhchau.le@seattle.gov. Mail: PO Box 94649, Seattle, WA 98124-4649.

Agendas are available online: [Link to meeting agendas](#)
To receive agendas via e-mail: [Link to subscribe to distribution list](#)
The next scheduled meeting of the Pike Place Market Historical Commission will be January 14, 2026.

USE REVIEW COMMITTEE (URC) MEETING NOTICE

Date: Wednesday December 3, 2025
Time: 4:30 p.m.
Location: Virtual Meeting
Join Online: <https://seattle.webex.com/seattle/j.php?MTID=md6575ccdc65b930e9069450530b74b9c>
Join By Phone: 206-207-1700, meeting ID number: 2487 241 2510, password: 1234

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Baiana Kitchen 4:30 p.m.
1505 Pike Pl, Fairley Building
Emme Collins, Business Co-Owner

Proposal for a new food business specializing in Afro-Brazilian cuisine. To be operated by Baiana Kitchen LLC owned by Emme Collins (50%), Maria Ribeiro (25%), Antonio Ribeiro (25%).

Tarot Crow 4:40 p.m.
1501 Pike Pl #512, Fairley Building
Andrew Schepers

Proposal for a new retail business specializing in apothecary and tarot-related products. To be operated by Tarot Crow LLC owned by Andrew Schepers (100%).

Offsite Freezer Unit 4:50 p.m.
Right of way adjacent to: 1509 Pike Pl
Zack Cook, PDA

Use: Proposal for temporary placement of a freezer in the right-of way for use by Maximilien Restaurant, December 2025 – May 2026.

DESIGN REVIEW COMMITTEE (DRC) MEETING NOTICE

Date: Wednesday December 3, 2025
Time: 4:50 p.m. (the meeting start time is approximate)
Location: Virtual Meeting
Join Online: <https://seattle.webex.com/seattle/j.php?MTID=md6575ccdc65b930e9069450530b74b9c>
Join By Phone: 206-207-1700, meeting ID number: 2487 241 2510, password: 1234

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Tarot Crow 5:00 p.m.
1501 Pike Pl #512, Fairley Building
Andrew Schepers

Proposal for temporary signs: storefront sign and hanging sign in walkway adjacent to the store.

Offsite Freezer Unit 5:15 p.m.
Right of way adjacent to: 1509 Pike Pl
Zack Cook, PDA

Proposed freezer unit for temporary placement in the right of way December 2025 – May 2026. Freezer to be used by Maximilien Restaurant.