



The City of Seattle

Pioneer Square Preservation Board

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

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PSB32/26

Staff Report

Architectural Review Committee meeting Feb 25, 2026

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.

022525

King Street Station

303 S Jackson St Jackson St Plaza

Applicant: Caitlin Truong, Office of Arts and Culture

Proposed: temporary art installation

Staff report: The Board has approved temporary art installations on the plaza three times previously. The plaza was designed as part of the rehabilitation of the building, to include flexible space for various activations. No alterations to the building are needed to accommodate the installation. The art is not attached to the building but sits on a metal plate under the existing gravel. There is no lighting proposed. When the Board reviews art, free speech considerations need to be taken into account. Board review of art should primarily be guided by the Secretary of Interior Standards in terms of how the art physically impacts a building or site i.e. if it is attached to the building or interacts with a building, it should not cause harm – installation should not damage historic materials and installation should not cover or obscure architectural features, etc. Similar to other amenities in the public right of way or open spaces, the artwork should be durable, safe and not create any security issues or obstruct pedestrian flow. That the colors of the art are generally compatible with the history and character of the site/building and District. Board members should not consider if they personally like the style, quality, or theme of the art.

Draft Motion:

I move to recommend granting a Certificate of Approval for installation of temporary artwork located on the reconstructed Jackson Street Plaza. The artwork is not attached to the building. All per the applicant's submittal.

The Board directs staff to prepare a written recommendation of approval based on considering the application submittal and Board discussion at the March 4, 2025 public meeting and forward this written recommendation to the Department of Neighborhoods Director.

Code Citations:

Seattle Municipal Code

23.66.030 Certificates of Approval required

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.

Rules for the Pioneer Square Preservation District

III. GENERAL GUIDELINES FOR REHABILITATION AND NEW CONSTRUCTION

Rehabilitation is defined as the act or process of making possible a compatible use for a property through repair, alterations, and additions while preserving those portions or features which convey its historical, cultural, or architectural values.

Secretary of Interior Standards for Rehabilitation

1. A property will be used as it was historically or be given a new use that requires minimal change to its distinctive materials, features, spaces and spatial relationships.

9. New additions, exterior alterations, or related new construction will not destroy historic materials, features, and spatial relationships that characterize the property. The new work will be differentiated from the old and will be compatible with the historic materials, features, size, scale and proportion, and massing to protect the integrity of the property and its environment.

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.

Issued: February 25, 2026

Genna Nashem

Pioneer Square Preservation Board Coordinator