



The City of Seattle

Landmarks Preservation Board

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

Street Address: 600 4th Avenue, 4th Floor

STAFF REPORT

LPB 105/23

Property Name: Montlake Elementary School

Address: 2409 22nd Avenue E

Features and Characteristics for which a Certificate of Approval is required:

The site; the exteriors of the main building and covered play areas; and the following elements of the classroom interiors: original wood entry doors, built-in wardrobes, built-in storage, chalkboards, wood trim, and wood floors.

Summary of proposed changes: Proposed exterior rehabilitation including select window replacement, alterations to the chimney height, select demolition of covered play areas and the furnace room at the rear of the building. Proposed site alterations for accessibility, landscape improvements, and a new 3-story building addition with a mechanical penthouse. [Note: proposed interior classroom alterations will be submitted under a separate Certificate of Approval application.]

PROPOSED MOTION FOR APPROVAL

I move that the Seattle Landmarks Preservation Board approve the application and issue a Certificate of Approval for the proposed exterior alterations and rehabilitation, select demolition, site/landscape alterations, and new building addition at Montlake Elementary School, 2409 22nd Avenue E, as per the attached submittal.

EXPLANATION AND FINDINGS

This action is based on the following:

1. With regard to SMC 25.12.750 A, *the extent to which the proposed alteration or significant change would adversely affect the features or characteristics described in Ordinance 124778.*
 - a. While the proposal includes selective building demolition, the covered play areas and furnace room are less significant features at the rear of the building, and their removal will allow for the building rehabilitation and expansion.

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The Seattle Department of Neighborhoods**

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