

MHC STAFF REPORT SUMMARY: 4/23/25

Pursuant to SMC 25.24.070, the Commission shall consider whether each application for a Certificate of Approval is consistent with Commission guidelines adopted pursuant to SMC 25.24.040, and the Commission may approve the application, disapprove it, or approve it with conditions.

042325.1 APPLICATIONS FOR CERTIFICATE OF APPROVAL – USE

042325.11 Rummage Hall
1517 1st Ave, Sanitary Building
Applicant: Zack Cook, PDA

Proposal to re-locate the Rummage Hall, an existing Market use, to the Upper Sanitary Market.

Additional relevant information:

- Rummage Hall has existed at different location for decades, most recently in Steart House Building until 2024.
- Located in Zone 2, street level.
- Approved uses: Food (a-e), Retail (a-d).
- Previous Use: Retail (c), Magpie Mouse Studio.
- Proposed Use: Retail (a).

Exhibits:

- Site plan.
- Reference photos.

Relevant guidelines:

2.7 New Uses and Businesses

URC recommendation: To be determined April 16, 2025.

042325.2 APPLICATIONS FOR CERTIFICATE OF APPROVAL – USE & DESIGN

042325.21 Wayfinding Signage for Down Under and Western Avenue Shops
Stairwell north of 1526 Western Ave, Fairley Building
Hillclimb Level 3 outdoor landing, Leland Building
Hillclimb at Post Alley level, Leland Building
Applicant: Mallory Milke, Gradient Art Gallery

Exhibits:

- Site plan.
- Photos of existing sites.

- Renderings of proposed designs.
- Color information.

Use: Proposal for directional advertising signs at various locations on Fairley and Leland Building exteriors.

Relevant guidelines for Use:

3.6.6 Off-Premises Signs

URC recommendation: To be determined April 16, 2025.

Design: Proposed designs for directional signs.

Relevant guidelines for Design:

- 3.1 General Principles for Design in the Market
- 3.6 Signs
- 3.8 Public Ways and Amenities

DRC recommendation: To be determined April 16, 2025

