



The City of Seattle

# Landmarks Preservation Board

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

LPB 25/25

## MINUTES

### Landmarks Preservation Board Meeting

Hybrid Meeting via Webex Webinar or Room L2-80 Boards & Commissions

Seattle City Hall, 600 4th Avenue, Floor L2

Wednesday, February 5, 2025 – 3:30 p.m.

#### Board Members Present

Roi Chang, Vice-Chair (RC)

Matt Inpanbutr (MI)

Ian Macleod, Chair (IM)

Lora-Ellen McKinney (LEM)

Lauren Miles (LM)

Lawrence Norman (LN)

Becca Pheasant-Reis (BP)

Harriet Wasserman (HW)

#### Board Members Absent

Dean Barnes (DB)

Taber Caton (TC)

Katie Randall (KR)

#### Staff Present

Sarah Sodt

Erin Doherty

Melinda Bloom

#### Key

BM Board Member

AP Applicant

SM Staff Member

Chair Ian Macleod called the meeting to order at 3:32 p.m.

### 020525.1 ROLL CALL

### 020525.2 PUBLIC COMMENT

None

### 020525.3 MEETING MINUTES

#### December 4, 2024

MM/SC/MI/HW

8:0:0

Minutes approved. BM Chang, Inpanbutr, Macleod, McKinney, Miles, Norman, Pheasant-Ries, and Wasserman approved.

#### December 18, 2024

MM/SC/HW/BP

6:0:2

Minutes approved. BM Inpanbutr, Macleod, Miles, Norman, Pheasant-Ries, and Wasserman approved. BM Chang and McKinney abstained.

### 020525.4 CONTROLS & INCENTIVES

#### 020525.41 Stewart House

10455 Maplewood Place SW

A Controls and Incentives Agreement has been signed. The property owner expressed strong support for the agreement and hoped that the Board would approve it. SM Doherty briefly described the agreement.

Action: Motion to approve the Controls and Incentives Agreement.

MM/SC/BP/MI

8:0:0

Motion approved. BM Chang, Inpanbutr, Macleod, McKinney, Miles, Norman, Pheasant-Ries, and Wasserman approved.

020525.42 Tolliver Temple

1915 E Fir Street

Request for extension

SM Doherty updated the Board about the on-going negotiation, noting that they met with representatives of the property around Thanksgiving. Bishop Moore was unable attend. SM Doherty needs to make sure he is satisfied with the draft before signing.

Action: Motion to extend negotiations of Controls & Incentives for three-months.

MM/SC/HW/LEM

8:0:0

Motion approved. BM Chang, Inpanbutr, Macleod, McKinney, Miles, Norman, Pheasant-Ries, and Wasserman approved.

020525.43 Queen Anne Pool

1920 1st Avenue W

Request for extension

Request for an extension for three months. SM Doherty has been meeting with Parks to discuss the draft. Hoping to finalize it in the next few months.

BM McKinney asked about whether there would be educational or interpretive information featured in the building about the architect and the history of the building. SM Doherty said there is a plaque inside the building, but will also share this interest with Parks staff

Action: Motion for an extension to the Controls & Incentives negotiation for three months.

MM/SC/LEM/BP

7:0:1

Motion approved. BM Inpanbutr, Macleod, McKinney, Miles, Norman, Pheasant-Ries, and Wasserman approved. BM Chang recused.

020525.44 Caroline Horton House

627 14th Avenue E

Request for extension

Request for extension for six months. SM Doherty has been working with the owner regarding their concern about imposition of controls.

Action: Motion for an extension to the Controls & Incentives negotiation for six months.

MM/SC/BP/MI

8:0:0

Motion approved. BM Chang, Inpanbutr, Macleod, McKinney, Miles, Norman, Pheasant-Ries, and Wasserman approved.

020525.45 Seattle Times Block  
1120 John Street  
Request for extension

Request for a four-month extension. Jessica Clawson, McCullough Hill gave an update on the development project on the site, for which the Board approved a Certificate of Approval. May decide to change one tower to residential from office. No Certificate of Approval would be required for the change at this time.

Action: Motion for an extension to the Controls & Incentives negotiation for four months.

MM/SC/BP/HW  
7:0:1

Motion approved. BM Chang, Inpanbutr, Macleod, Miles, Norman, Pheasant-Ries, and Wasserman approved. BM McKinney recused.

020525.46 Baker-Linen Building  
1101 E Pike Street  
Request for extension

Request for extension for between one and four months. Jessica Clawson, McCullough Hill representing the owner. SM Sodt said staff and the owner are very close to signing an agreement

Action: Motion for an extension to the Controls & Incentives negotiation for four months.

MM/SC/HW/BP  
7:0:1

Motion approved. BM Chang, Inpanbutr, Macleod, Miles, Norman, Pheasant-Ries, and Wasserman approved. BM McKinney recused.

020525.47 Knights of Columbus Building  
700-722 E Union Street  
Request for extension

Request for extension for four months. Jessica Clawson, McCullough Hill representing the owner. The building does have a tenant and is not vacant. Owner has been actively cleaning and removing any graffiti. Neighbors have been pleased with how quickly graffiti has been removed.

Action: Motion for an extension to the Controls & Incentives negotiation for four months.

MM/SC/RC/BP  
8:0:0

Motion approved. BM Chang, Inpanbutr, Macleod, McKinney, Miles, Norman, Pheasant-Ries, and Wasserman approved.

020525.48 Hotel Elliott / Hahn Building  
103 Pike Street  
Request for extension

Request for extension for four months. Staff has been working with the owner regarding their concerns about economic hardship. Currently staff is still waiting on information that the property owner representative Ian Morrison, McCullough Hill has said they would provide regarding the existing property.

Action: Motion for an extension to the Controls & Incentives negotiation for four months.

MM/SC/RC/HW

8:0:0

Motion approved. BM Chang, Inpanbutr, Macleod, McKinney, Miles, Norman, Pheasant-Ries, and Wasserman approved.

020525.49 Lloyd Building

601 Stewart Street

Request for extension

Request for extension to September 17, 2025. Jack McCullough, McCullough Hill representing the owner The property owner has briefed the Board at least twice on the plan to redevelop the large site, including rehabilitating the Lloyd Building. Building is currently secured and they are investigating work that needs to be done on the terra cotta features. Owner has been very responsive and good stewards of the building according to staff.

Action: Motion to approve an extension of Controls & Incentives negotiations to September 17, 2025.

MM/SC/RC/HW

8:0:0

Motion approved. BM Chang, Inpanbutr, Macleod, McKinney, Miles, Norman, Pheasant-Ries, and Wasserman approved.

*SM Doherty noted for the record that SM Sodt was present in City Hall Room L2-80 and that they were using a laptop camera rather than the typical room camera.*

*BM McKinney left the meeting at 5:00 p.m.*

**020525.5 NOMINATION**

020525.51 Sunset Hill Community Hall

3003 NW 66th Street

Holly Taylor, Past Forward NW Cultural Services presented the nomination (details in DON file).

Myron Sizer, Sunset Hill Community Hall Board Vice-President provided comments of support as a representative for the property.

Chair MacLeod asked if community halls were generally architect designed? Taylor explained that they are usually vernacular, the urban version of a grange hall. MacLeod asked if there is a common typology? Yes, big open flexible space, kitchen, sometimes a separate dining room and sometimes a stage.

BM Inpanbutr supported the nomination.

BM Miles supported the nomination and thanked the owner.

Vice-Chair Chang supported the nomination, and appreciated the information in the nomination presentation. Have there been any changes to the interior space? Minimal changes have been made to the interior. Updates have been made to the kitchen and bathroom. An elevator has been added.

BM Pheasant-Reis supported the nomination. Represents the local cultures and neighborhoods that make Seattle an interesting place.

Vice-Chair Chang asked if staff had discussed with the owner whether they are supportive of including interior spaces. AP Taylor said that the owner would be supportive of interior public spaces being included.

Board discussed what interior spaces to include. Board members decided to include the interior space and narrow down at designation. AP Taylor noted that there are many events at the community hall and open for the Board members to see it at that time, if interested.

Action: I move that the Board approve the nomination of the Sunset Hill Community Hall at 3003 NW 66th Street for consideration as a Seattle Landmark; noting the legal description in the Nomination Form; that the features and characteristics proposed for preservation include: the site; the exterior of the building; and the interior of the building; that the public meeting for Board consideration of designation be scheduled for March 19, 2025; that this action conforms to the known comprehensive and development plans of the City of Seattle.

MM/SC/BP/HW

7:0:0

Motion approved. BM Chang, Inpanbutr, Macleod, Miles, Norman, Pheasant-Ries, and Wasserman approved.

**020525.6      BRIEFING**

020525.61      Gas Works Park  
1901 N Northlake Way  
Briefing on proposed alterations to Kite Hill

Postponed to a future meeting; date to be determined.

**020525.7      BOARD BUSINESS**