

ORDINANCE No. 114994

COUNCIL BILL No. 107819

AN ORDINANCE relating to historic preservation, imposing controls upon Summit School/ Northwest School, a Landmark designated by the Landmarks Preservation Board under Chapter 25.12 of the Seattle Municipal Code; and adding it to the Table of Historical Landmarks contained in Chapter 25.32 of the Seattle Municipal Code.

The City of

Honorable President:

Your Committee on Land Use

to which was referred the within Council report that we have considered the same

Pass 3-0 (SP)

Vote 7

COMPTROLLER FILE No. _____

Introduced: FEB 7 1990	By: Donaldson
Referred: FEB 7 1990	To: Land Use
Referred:	To:
Referred:	To:
Reported: MAR 1 1990	Second Reading: MAR 1 1990
Third Reading: MAR 1 1990	Signed: MAR 1 1990
Presented to Mayor: MAR 2 1990	Approved: MAR 2 1990
Returned to City Clerk: MAR 2 1990	Published:
Vetoed by Mayor:	Veto Published:
Passed over Veto:	Veto Sustained: <u>OK</u>

Law Department

The City of Seattle—Legislative Department

REPORT OF COMMITTEE

Date Reported
and Adopted

President:

Committee on

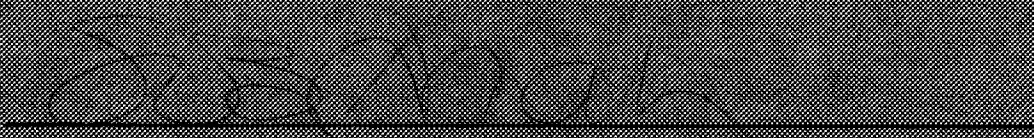
Land Use

was referred the within Council Bill No.

that we have considered the same and respectfully recommend that the same:

Pass 3-0 (SD GB, PK)

Vote 7-0



Committee Chair

CB 107819

ORDINANCE 114994

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5 AN ORDINANCE relating to historic preservation, imposing
6 controls upon Summit School\Northwest School, a
7 Landmark designated by the Landmarks Preservation Board
8 under Chapter 25.12 of the Seattle Municipal Code; and
9 adding it to the Table of Historical Landmarks
10 contained in Chapter 25.32 of the Seattle Municipal
11 Code.

12
13 WHEREAS, the Landmarks Ordinance, Chapter 25.12 of the
14 Seattle Municipal Code (SMC), establishes a procedure
15 for the designation and preservation of structures and
16 areas having historical, cultural, architectural,
17 engineering or geographic importance; and

18
19 WHEREAS, The Landmarks Preservation Board after a public
20 hearing on February 17, 1988, voted to approve the
21 nomination of Summit School\Northwest School at 1415
22 Summit Avenue in Seattle as a Landmark under SMC
23 Chapter 25.12; and

24
25 WHEREAS, after a public hearing on August 17, 1988, the
26 Board voted to approve the designation of Summit
27 School/Northwest School as a Landmark under SMC Chapter
28 25.12; and

WHEREAS, on September 6, 1989, the Board and the owners of
the designated property agreed to controls and
incentives; and

WHEREAS, the Board recommends to the City Council approval
of controls and incentives; Now, Therefore,

BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:

Section 1. That the designation by the Landmarks
Preservation Board of Summit School/Northwest School more
particularly described as:

Lot 3-7, Block 14, of the Supplementary Plat of
Union Addition to the City of Seattle according to
plat thereof recorded in Volume 9 of plats, page
12, records of King County, Washington.

as a Landmark based upon satisfaction of the following
criterion of SMC Section 25.12.350:

- 1) It embodies the distinctive visible characteristics of an architectural style, or period, or of a method of construction; and
- 2) Because of its prominence of spatial location, contrasts of siting, age, or scale, it is an easily identifiable visual feature of its

1 neighborhood or the city and contributes to the
2 distinctive quality or identity of such
neighborhood or the city.

3 is hereby acknowledged.

4 Section 2. The following controls upon alteration of
5 the landmark are hereby imposed:

6 A Certificate of Approval must be obtained or the time
7 for denying a Certificate of Approval must have expired
8 before the owner may make alterations to the entire
9 exterior of the building, including the roof; the
10 interior staircases, and the main corridors of the
first and second floors.

11 A Certificate of Approval is not required for the following:

- 12 (a) Replacement of carpeting in the designated
13 interior areas, with the stipulation that the
remaining original wood floor underneath be
retained and protected from further damage.
- 14 (b) Repainting of painted surfaces in the designated
interior areas.
- 15 (c) Any in-kind maintenance or repairs of the above-
16 noted features.

17 Section 3. The following incentives are hereby noted
18 as potentially available to the owner although the listing
19 shall not be construed as inclusive:

20 1) Section 24.74.020, of the Seattle Municipal Code
entitled Special Exceptions; and SMC Sections 23.44.26; or
21 23.45.124 Administrative Conditional Uses, authorize, under
certain circumstances, uses in a designated Landmark that
are not otherwise permitted in the zone the Landmark is
located.

22 2) Building and Energy Code exceptions on an
23 application basis.

24 3) Historic Preservation Special Tax Valuation
25 (Chapter 84.26. RCW) to all Seattle landmarks subject to
controls imposed by a designation ordinance on an
application basis.

26 Section 4. Enforcement of this Ordinance and penalties
27 for its violation shall be as provided in Section 25.12.910
28 of the Seattle Municipal Code.

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Section 5. The Summit School/Northwest School is hereby added to the Table of Historical Landmarks contained in Chapter 25.32 of the Seattle Municipal Code.

Section 6. The City Clerk is hereby directed to record this ordinance with the King County Director of Records and Elections, deliver two copies to the City Historic Preservation Officer, Arctic Building, and deliver one copy to the Director of the Department of Construction and Land Use.

Section 7. PASSED by the City Council the 19th day of March, 1990, and signed by me in open session in authentication of its passage this 19th day of March, 1990.

Alvaro Lopez
Pro Tem President of the City Council

Approved by me this 27th day of March, 1990.

Norman B. Fries
Mayor

Filed by me this 27th day of March, 1990.

ATTEST:

Norward J. Brooks
City Comptroller and City Clerk

Theresa Dunbar

(SEAL)

Published _____

LVE:jrs
11/27/89
l:summit.ord

MAY 23 10 14 AM '90

CB 107819

BY THE DIVISION OF
RECORDS & ELECTIONS
KING COUNTY

90/05/23 #0532 B
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REC FEE 2.00
CASHSL ****9.00
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ORDINANCE 114994

AN ORDINANCE relating to historic preservation, imposing controls upon Summit School\Northwest School, a Landmark designated by the Landmarks Preservation Board under Chapter 25.12 of the Seattle Municipal Code; and adding it to the Table of Historical Landmarks contained in Chapter 25.32 of the Seattle Municipal Code.

WHEREAS, the Landmarks Ordinance, Chapter 25.12 of the Seattle Municipal Code (SMC), establishes a procedure for the designation and preservation of structures and areas having historical, cultural, architectural, engineering or geographic importance; and

WHEREAS, The Landmarks Preservation Board after a public hearing on February 17, 1988, voted to approve the nomination of Summit School\Northwest School at 1415 Summit Avenue in Seattle as a Landmark under SMC Chapter 25.12; and

WHEREAS, after a public hearing on August 17, 1988, the Board voted to approve the designation of Summit School/Northwest School as a Landmark under SMC Chapter 25.12; and

WHEREAS, on September 6, 1989, the Board and the owners of the designated property agreed to controls and incentives; and

WHEREAS, the Board recommends to the City Council approval of controls and incentives; Now, Therefore,

BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:

Section 1. That the designation by the Landmarks Preservation Board of Summit School/Northwest School more particularly described as:

Lot 3-7, Block 14, of the Supplementary Plat of Union Addition to the City of Seattle according to plat thereof recorded in Volume 9 of plats, page 12, records of King County, Washington.

as a Landmark based upon satisfaction of the following criterion of SMC Section 25.12.350:

- 1) It embodies the distinctive visible characteristics of an architectural style, or period, or of a method of construction; and
- 2) Because of its prominence of spatial location, contrasts of siting, age, or scale, it is an easily identifiable visual feature of its

1 neighborhood or the city and contributes to the
2 distinctive quality or identity of such
neighborhood or the city.

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4 Section 2. The following controls upon alteration of
5 the landmark are hereby imposed:

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certain circumstances, uses in a designated Landmark that
are not otherwise permitted in the zone the Landmark is
located.

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23 application basis.

24 3) Historic Preservation Special Tax Valuation
25 (Chapter 84.26. RCW) to all Seattle landmarks subject to
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Section 5. The Summit School/Northwest School is hereby added to the Table of Historical Landmarks contained in Chapter 25.32 of the Seattle Municipal Code.

Section 6. The City Clerk is hereby directed to record this ordinance with the King County Director of Records and Elections, deliver two copies to the City Historic Preservation Officer, Arctic Building, and deliver one copy to the Director of the Department of Construction and Land Use.

Section 7. PASSED by the City Council the 19th day of March, 1990, and signed by me in open session in authentication of its passage this 19th day of March, 1990.

Pro Tem *Alfred Hoega*
President of the City Council

Approved by me this 27th day of March, 1990.

Norward J. Brooks
Mayor

Filed by me this 27th day of March, 1990.

ATTEST: *Norward J. Brooks*
City Comptroller and City Clerk
Theresa Dunbar

(SEAL)

Published _____

STATE OF WASHINGTON)
COUNTY OF KING) SS
CITY OF SEATTLE)

I, NORWARD J. BROOKS, Comptroller and City Clerk of the City of Seattle, do hereby certify that the within and foregoing is a true and correct copy of the original instrument as the same appears on file, and of record in this department.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of The City of Seattle, this **APR 2 4 1990**

NORWARD J. BROOKS
Comptroller and City Clerk

By: *Theresa Dunbar*
Deputy Clerk

STATE OF WASHINGTON - KING COUNTY

25003
City of Seattle

—ss.

No.

Affidavit of Publication

The undersigned, on oath states that he is an authorized representative of The Daily Journal of Commerce, a daily newspaper, which newspaper is a legal newspaper of general circulation and it is now and has been for more than six months prior to the date of publication hereinafter referred to, published in the English language continuously as a daily newspaper in Seattle, King County, Washington, and it is now and during all of said time was printed in an office maintained at the aforesaid place of publication of this newspaper. The Daily Journal of Commerce was on the 12th day of June, 1941, approved as a legal newspaper by the Superior Court of King County.

The notice in the exact form annexed, was published in regular issues of The Daily Journal of Commerce, which was regularly distributed to its subscribers during the below stated period. The annexed notice, a

ORD: 114994

was published on
04/03/90

The amount of the fee charged for the foregoing publication is the sum of \$ _____, which amount has been paid in full.

B. Baldwin

Subscribed and sworn to before me on

[Signature]

Notary Public for the State of Washington,
residing in Seattle

City of Seattle

ORDINANCE 11489

AN ORDINANCE relating to historic preservation, imposing controls upon Summit School/Northwest School, a landmark designated by the Landmarks Preservation Board under Chapter 25.12 of the Seattle Municipal Code; and adding it to the Table of Historical Landmarks contained in Chapter 25.12 of the Seattle Municipal Code.

WHEREAS, the Landmarks Ordinance, Chapter 25.12 of the Seattle Municipal Code (SMC), establishes a procedure for the designation and preservation of structures and areas having historical, cultural, architectural, engineering or geographic importance; and

WHEREAS, The Landmarks Preservation Board after a public hearing on February 17, 1988, voted to approve the nomination of Summit School/Northwest School at 1415 Summit Avenue in Seattle as a Landmark under SMC Chapter 25.12; and

WHEREAS, after a public hearing on August 17, 1988, the Board voted to approve the designation of Summit School/Northwest School as a Landmark under SMC Chapter 25.12; and

WHEREAS, on September 6, 1989, the Board and the owners of the designated property agreed to controls and incentives; and

WHEREAS, the Board recommends to the City Council approval of controls and incentives; Now, Therefore,

BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:

Section 1. That the designation by the Landmarks Preservation Board of Summit School/Northwest School more particularly described as:

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as a Landmark based upon satisfaction of the following criterion of SMC Section 25.12.350:

- 1) It embodies the distinctive visible characteristics of an architectural style, or period, or of a method of construction; and
- 2) Because of its prominence of spatial location, contrasts of siting, age, or scale, it is an easily identifiable visual feature of its neighborhood or the city and contributes to the distinctive quality or identity of such neighborhood or the city.

is hereby acknowledged.

Section 2. The following controls upon alteration of the landmark are hereby imposed:

A Certificate of Approval must be obtained or the time for denying a Certificate of Approval must have expired before the owner may make alterations to the entire exterior of the building, including the roof; the interior staircases, and the main corridors of the first and second floors.

A Certificate of Approval is not required for the following:

- (a) Replacement of carpeting in the designated interior areas, with the stipulation that the remaining original wood floor underneath be retained and protected from further damage.

(b) Repainting of painted surfaces in the designated interior areas.

(c) Any in-kind maintenance or repairs of the above-noted features.

Section 3. The following incentives are hereby noted as potentially available to the owner although the listing shall not be construed as inclusive:

1) Section 24.74.030, of the Seattle Municipal Code entitled Special Exceptions; and SMC Sections 23.44.36; or 23.45.124 Administrative Conditional Uses, authorize, under certain circumstances, uses in a designated landmark that are not otherwise permitted in the zone the landmark is located.

2) Building and Energy Code exceptions on an application basis.

3) Historic Preservation Special Tax Valuation (Chapter 84.26, RCW) to all Seattle landmarks subject to controls imposed by a designation ordinance on an application basis.

Section 4. Enforcement of this Ordinance and penalties for its violation shall be as provided in Section 25.12.910 of the Seattle Municipal Code.

Section 5. The Summit School/Northwest School is hereby added to the Table of Historical Landmarks contained in Chapter 25.12 of the Seattle Municipal Code.

Section 6. The City Clerk is hereby directed to record this ordinance with the King County Director of Records and Elections, deliver two copies to the City Historic Preservation Officer, Arctic Building, and deliver one copy to the Director of the Department of Construction and Land Use.

Section 7. PASSED by the City Council the 18th day of March, 1990, and signed by me in open session in authentication of its passage this 19th day of March, 1990.

DOLGRES SIBONGA,

Pro Tem President of the City Council.

Approved by me this 27th day of March, 1990.

NORMAN E. RICE,

Mayor.

Filed by me this 27th day of March, 1990.

Attest: NORWARD J. BROOKS,

City Comptroller and City Clerk.

(Seal) By THERESA DUNBAR,

Deputy Clerk.

Publication ordered by NORWARD J. BROOKS, Comptroller and City Clerk.

Date of official publication in Daily Journal of Commerce, Seattle, April 1, 1990.

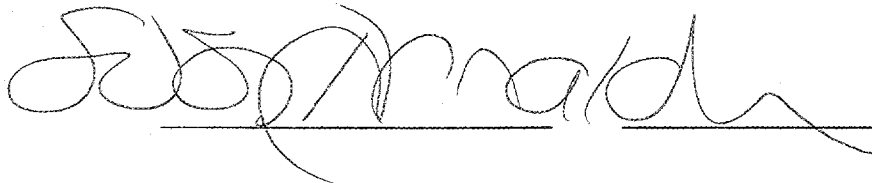
(19882)

TIME AND DATE STAMP

*** IT IS ASSUMED YOU ARE WILLING TO SPONSOR THIS LEGISLATION. IF NOT, PLEASE RETURN TO THE COUNCIL PRESIDENT'S OFFICE.

SPONSORSHIP

THE ATTACHED DOCUMENT IS SPONSORED FOR FILING WITH THE CITY COUNCIL BY THE MEMBER(S) OF THE CITY COUNCIL WHOSE SIGNATURE(S) ARE SHOWN BELOW:



FOR CITY COUNCIL PRESIDENT USE ONLY

COMMITTEE(S) REFERRED TO: _____

PRESIDENT'S SIGNATURE