



SEATTLE CITY COUNCIL

Legislative Summary

CB 119348

Record No.: CB 119348

Type: Ordinance (Ord)

Status: Passed

Version: 1

Ord. no: Ord 125674

In Control: City Clerk

File Created: 07/24/2018

Final Action: 10/05/2018

Title: AN ORDINANCE relating to historic preservation; imposing controls upon Anhalt Hall, 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.

Date

Notes:

Filed with City Clerk:

Mayor's Signature:

Sponsors: Bagshaw

Vetoed by Mayor:

Veto Overridden:

Veto Sustained:

Attachments:

Drafter: erin.doherty@seattle.gov

Filing Requirements/Dept Action:

History of Legislative File

Legal Notice Published:

☐ Yes

☐ No

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Mayor	08/14/2018	Mayor's leg transmitted to Council	City Clerk			
	Action Text: The Council Bill (CB) was Mayor's leg transmitted to Council. to the City Clerk						
	Notes:						
1	City Clerk	08/14/2018	sent for review	Council President's Office			
	Action Text: The Council Bill (CB) was sent for review. to the Council President's Office						
	Notes:						
1	Council President's Office	08/17/2018	sent for review	Finance and Neighborhoods Committee			
	Action Text: The Council Bill (CB) was sent for review. to the Finance and Neighborhoods Committee						
	Notes:						

Legislative Summary Continued (CB 119348)

1	City Council	09/10/2018	referred	Finance and Neighborhoods Committee	
1	Finance and Neighborhoods Committee	09/19/2018	pass		Pass
	Action Text: The Committee recommends that City Council pass the Council Bill (CB).				
			In Favor: 2	Chair Bagshaw, Vice Chair González	
			Opposed: 0		
1	City Council	09/24/2018	passed		Pass
	Action Text: The Council Bill (CB) was passed by the following vote, and the President signed the Bill:				
	Notes:				
			In Favor: 8	Councilmember Bagshaw, Councilmember González , Council President Harrell, Councilmember Herbold, Councilmember Johnson, Councilmember Juarez, Councilmember O'Brien, Councilmember Sawant	
			Opposed: 0		
1	City Clerk	09/26/2018	submitted for Mayor's signature	Mayor	
1	Mayor	10/05/2018	Signed		
1	Mayor	10/05/2018	returned	City Clerk	
1	City Clerk	10/05/2018	attested by City Clerk		
	Action Text: The Ordinance (Ord) was attested by City Clerk.				
	Notes:				

CITY OF SEATTLE

ORDINANCE 125674

COUNCIL BILL 119348

AN ORDINANCE relating to historic preservation; imposing controls upon Anhalt Hall, 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 Preservation Ordinance, Chapter 25.12 of the Seattle Municipal Code (SMC), establishes a procedure for the designation and preservation of sites, improvements, and objects having historical, cultural, architectural, engineering, or geographic significance; and

WHEREAS, the Landmarks Preservation Board ("Board"), after a public meeting on April 4, 2018, voted to approve the nomination of the improvement located at 711 Northeast 43rd Street and the site on which the improvement is located (which are collectively referred to as "Anhalt Hall") for designation as a landmark under SMC Chapter 25.12; and

WHEREAS, after a public meeting on May 16, 2018, the Board voted to approve the designation of Anhalt Hall under SMC Chapter 25.12; and

WHEREAS, on July 18, 2018, the Board and Anhalt Hall's owner agreed to controls and incentives to be applied to specific features or characteristics of the designated landmark; and

WHEREAS, the Board recommends that the City Council enact a designating ordinance approving the controls and incentives; NOW, THEREFORE,

BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:

Section 1. Designation. Under Seattle Municipal Code (SMC) 25.12.660, the designation by the Landmarks Preservation Board ("Board") of the improvement located at 711 Northeast

43rd Street and the site on which the improvement is located (which are collectively referred to as “Anhalt Hall”) is acknowledged.

A. Legal Description. Anhalt Hall is located on the property legally described as:

Lots 51 & 52, Block 5, Lake View Addition to the City of Seattle according to the Plat recorded in Volume 5 of Plats, page 34, Records of King County, Washington.

B. Specific Features or Characteristics Designated. Under SMC 25.12.660.A.2, the Board designated the following specific features or characteristics of Anhalt Hall:

1. The site.

2. The exterior of the building.

C. Basis of Designation. The designation was made because Anhalt Hall is more than 25 years old; has significant character, interest, or value as a part of the development, heritage, or cultural characteristics of the City, state, or nation; has integrity or the ability to convey its significance; and satisfies the following SMC 25.12.350 provisions:

1. It is associated in a significant way with a significant aspect of the cultural, political, or economic heritage of the community, City, state, or nation (SMC 25.12.350.C).

2. It embodies the distinctive visible characteristics of an architectural style, or period, or of a method of construction (SMC 25.12.350.D).

3. 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 (SMC 25.12.350.F).

Section 2. Controls. The following controls are imposed on the features or characteristics of Anhalt Hall that were designated by the Board for preservation:

A. Certificate of Approval Process.

1. Except as provided in subsection 2.A.2 or subsection 2.B of this ordinance, the owner must obtain a Certificate of Approval issued by the Board according to SMC Chapter 25.12, or the time for denying a Certificate of Approval must have expired, before the owner may make alterations or significant changes to the features or characteristics of Anhalt Hall that were designated by the Board for preservation.

2. No Certificate of Approval is required for the following:

a. Any in-kind maintenance or repairs of the features or characteristics of Anhalt Hall that were designated by the Board for preservation.

b. Removal and replacement of the following landscape elements: trees less than 8 inches in diameter measured 4 1/2 feet above ground; shrubs; perennials; and annuals.

c. Installation, removal, or alteration (including repair) of underground irrigation and underground utilities, provided that the site is restored in kind.

d. Installation, removal, or alteration of the following site furnishings: benches, movable planters, trash/recycling receptacles, and bike racks.

e. Installation or removal of interior, temporary window shading devices that are operable, and therefore do not obscure the glazing when in the open position.

B. City Historic Preservation Officer (CHPO) Approval Process.

1. The City Historic Preservation Officer may review and approve alterations or significant changes to the features or characteristics listed in subsection 2.B.3 of this ordinance according to the following procedure:

1 a. The owner shall submit to the CHPO a written request for the
2 alterations or significant changes, including applicable drawings or specifications.

3 b. If the CHPO, upon examination of submitted plans and
4 specifications, determines that the alterations or significant changes are consistent with the
5 purposes of SMC Chapter 25.12, the CHPO shall approve the alterations or significant changes
6 without further action by the Board.

7 2. If the CHPO does not approve the alterations or significant changes, the
8 owner may submit revised materials to the CHPO, or apply to the Board for a Certificate of
9 Approval under SMC Chapter 25.12. The CHPO shall transmit a written decision on the owner's
10 request to the owner within 14 days of receipt of the request. Failure of the CHPO to timely
11 transmit a written decision constitutes approval of the request.

12 3. CHPO approval of alterations or significant changes to the features or
13 characteristics of Anhalt Hall that were designated by the Board for preservation is available for
14 the following:

15 a. The installation, alteration, or removal of ducts, conduits, HVAC
16 vents, grills, fire escapes, pipes, meters and utility connections, downspouts and gutters, and
17 other similar wiring or mechanical elements necessary for the normal operation of the building
18 and site.

19 b. Installation, removal, or alterations of exterior light fixtures,
20 exterior security lighting, and security system equipment for the building and site.

21 c. Removal of trees more than 8 inches in diameter measured 4 1/2
22 feet above ground, identified as a hazard by an International Society of Arboriculture (ISA)
23 Certified Arborist.

- d. Installation, removal, or alteration of signage.
- e. Installation of improvements for safety or accessibility compliance.
- f. Installation of fire and life safety equipment.
- g. Exterior paint colors, when painting previously painted materials.
- h. The alteration of the non-original egress stair structure at the south facade.
- i. The installation, alteration, or replacement of hardscape, and any alteration to parking curbs or parking materials in the existing parking area on the west side of the building
- j. The alteration of non-original window well protection at the west facade.
- k. The alteration or installation of fences or screens on the south property line or within the rear (south) yard of the property.

Section 3. Incentives. The following incentives are granted on the features or characteristics of Anhalt Hall that were designated by the Board for preservation:

- A. Uses not otherwise permitted in a zone may be authorized in a designated landmark by means of an administrative conditional use permit issued under SMC Title 23.
- B. Exceptions to certain of the requirements of the Seattle Building Code, adopted by SMC Chapter 22.100, and the Seattle Energy Code, adopted by SMC Chapter 22.700, may be authorized according to the applicable provisions.
- C. Special tax valuation for historic preservation may be available under chapter 84.26 RCW upon application and compliance with the requirements of that statute.

1 D. Reduction or waiver, under certain conditions, of minimum accessory off-street
2 parking requirements for uses permitted in a designated landmark structure may be permitted
3 under SMC Title 23.

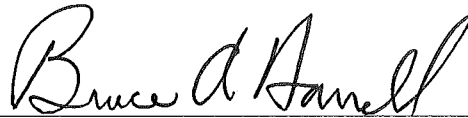
4 Section 4. Enforcement of this ordinance and penalties for its violation are as provided in
5 SMC 25.12.910.

6 Section 5. Anhalt Hall is added alphabetically to Section II, Buildings, of the Table of
7 Historical Landmarks contained in SMC Chapter 25.32.

8 Section 6. The City Clerk is directed to record a certified copy of this ordinance with the
9 King County Recorder's Office, deliver two certified copies to the CHPO, and deliver one copy
10 to the Director of the Seattle Department of Construction and Inspections. The CHPO is directed
11 to provide a certified copy of this ordinance to Anhalt Hall's owner.

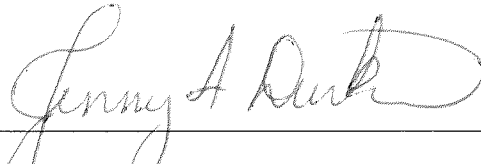
Section 7. This ordinance shall take effect and be in force 30 days after its approval by the Mayor, but if not approved and returned by the Mayor within ten days after presentation, it shall take effect as provided by Seattle Municipal Code Section 1.04.020.

Passed by the City Council the 24th day of September, 2018,
and signed by me in open session in authentication of its passage this 24th day of
September, 2018.



President _____ of the City Council

Approved by me this 5th day of October, 2018.



Jenny A. Durkan, Mayor

Filed by me this 5th day of OCTOBER, 2018.



Monica Martinez Simmons, City Clerk

(Seal)

STATE OF WASHINGTON -- KING COUNTY

--SS.

366713

No.

CITY OF SEATTLE, CLERKS OFFICE

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.

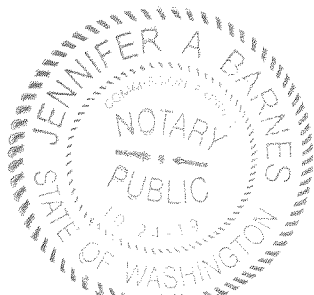
The notice in the exact form annexed, was published in regular issues of The Daily Journal of Commerce, which was regularly distributed to its subscribers during the below stated period. The annexed notice, a

CT:125669-681 TITLE ONLY

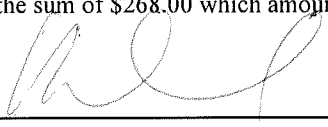
was published on

10/16/18

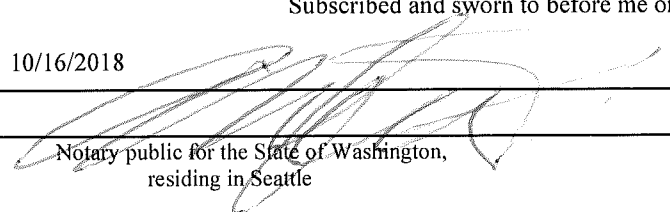
The amount of the fee charged for the foregoing publication is the sum of \$268.00 which amount has been paid in full.



Affidavit of Publication


Subscribed and sworn to before me on

10/16/2018


Notary public for the State of Washington,
residing in Seattle

State of Washington, King County

City of Seattle

The full text of the following legislation, passed by the City Council on September 24, 2018, and published below by title only, will be mailed upon request, or can be accessed at <http://seattle.legistar.com>. For information on upcoming meetings of the Seattle City Council, please visit <http://www.seattle.gov/council/calendar>.

Ordinance 125669

Council Bill 119345

AN ORDINANCE related to KeyArena; authorizing the renovation of KeyArena into a world-class, multi-purpose sports and entertainment arena at Seattle Center, including its design, construction, lease, financing, and future operation; authorizing the Mayor to execute agreements with Seattle Arena Company, LLC, for the renovation and lease of the Arena, including a lease agreement, a development agreement, an integration agreement, and other related agreements; exempting the renovation and future operation of the Arena from the requirements of Chapter 20.47 of the Seattle Municipal Code; authorizing the Seattle Center Director to execute future joint purchasing agreements with Seattle Arena Company, LLC, notwithstanding Seattle Municipal Code Chapter 20.60; and ratifying and confirming certain prior acts.

Ordinance 125670

Council Bill 119342

AN ORDINANCE relating to land use and zoning; extending a moratorium established by Ordinance 125425 for six months on the filing, acceptance, or processing of applications for the establishment, expansion, or change of use for certain uses on parcels with a Commercial 1, Commercial 2, or Neighborhood Commercial 3 zoning designation within the Aurora-Liction Urban Village; declaring an emergency, and establishing an immediate effective date for this extension; all by a 3/4 vote of the City Council.

Ordinance 125671

Council Bill 119360

AN ORDINANCE appropriating money to pay certain audited claims and ordering the payment thereof.

Ordinance 125672

Council Bill 119344

AN ORDINANCE pertaining to Admission Tax revenue received by the City; amending Section 5.40.120 of the Seattle Municipal Code to revise uses of Admission Tax revenue.

Ordinance 125673

Council Bill 119325

AN ORDINANCE relating to historic preservation; imposing controls upon the Colonnade Hotel/Gatewood Apartments, 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.

Ordinance 125674

Council Bill 119348

AN ORDINANCE relating to historic preservation; imposing controls upon Anhalt Hall, 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.

Ordinance 125675

Council Bill 119338

AN ORDINANCE authorizing, in 2018, acceptance of funding from non-City sources; authorizing the heads of the Executive Department, Department of Parks and

Recreation, Human Services Department, Seattle Information Technology Department, Seattle Fire Department, and Seattle Police Department to accept specified grants, private funding, and subsidized loans and to execute, deliver, and perform corresponding agreements; and ratifying and confirming certain prior acts.

Ordinance 125676

Council Bill 119339

AN ORDINANCE amending Ordinance 125493, which amended the 2018 Budget (Ordinance 125475), including the 2018-2023 Capital Improvement Program (CIP); changing appropriations to various departments and budget control levels, and from various funds in the Budget; adding new projects; revising project allocations for certain projects in the 2018-2023 CIP; creating non-exempt positions; creating a new budget summary level; amending existing CIP project descriptions; creating a new fund, and ratifying and confirming certain prior acts; all by a 3/4 vote of the City Council.

Ordinance 125677

Council Bill 119352

AN ORDINANCE relating to the City Light Department ("City Light"); amending Ordinance 125493, which amended the 2018 Budget (Ordinance 125475), including the 2018-2023 Capital Improvement Program (CIP); changing appropriations within City Light's Light Fund; revising project allocations for certain capital projects in the CIP; and ratifying and confirming certain prior acts.

Ordinance 125678

Council Bill 119297

AN ORDINANCE establishing a new SODO Parking and Business Improvement Area (BIA); levying special assessments upon owners of business, multi-family residential, and mixed-use properties within the area; providing for the deposit of revenues in a special account and expenditures therefrom; providing for collection of and penalties for delinquencies; providing for the establishment of a Ratepayers Advisory Board; providing for an implementation agreement with a program manager; providing for the continuity of services and the distribution of remaining funds from the current SoDo BIA account that was established in 2013 by Ordinance 124306; and ratifying and confirming certain prior acts.

Ordinance 125679

Council Bill 119218

AN ORDINANCE relating to surveillance technology implementation; amending Ordinance 125376 and Chapter 14.18 of the Seattle Municipal Code.

Ordinance 125680

Council Bill 119332

AN ORDINANCE relating to land use and zoning; amending Section 23.41.010 of the Seattle Municipal Code to approve the 2018 South Lake Union Neighborhood Design Guidelines.

Ordinance 125681

Council Bill 119333

AN ORDINANCE relating to land use and zoning; amending Sections 11.14.150, 23.53.006, 23.53.015, 23.53.020, 23.84A.002, 23.84A.006, and 23.84A.030 of the Seattle Municipal Code for pedestrian access and circulation and to make corrections.

Date of publication in the Seattle Daily Journal of Commerce, October 16, 2018.

10/16(366713)