



The City of Seattle

Landmarks Preservation Board

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

Street Address: 600 4th Avenue, 4th Floor

LPB 37/23

STAFF SUMMARY

Address: 4914 Rainier Ave S.

Applicant representative: Rick Percival, Titan Remodel Services

Summary of proposed application:

Exterior alterations: Proposed replacement of the siding material on the west façade above the storefront.

See attached plans and photographs.

Staff comments:

- In 2021, staff administratively approved an application for replacement of the cladding on the south façade. Large wooden panels were replaced with Hardi panel siding.
- The applicant proposes to replace the existing wooden siding on the front of the building with the same materials that were installed on the south façade.

Relevant guidelines and standards:

GUIDELINES/SPECIFIC

2. Building Materials and Fixtures. Integrity of structure, form and decoration should be respected. Building facades should be brick, wood or other materials that are keeping with the historic character of the District. Exterior light fixtures shall be in keeping with the historic character of the District.

Secretary of the Interior's Standards

2. The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, spaces, and spatial relationships that characterize a property will be avoided.

Administered by The Historic Preservation Program
The Seattle Department of Neighborhoods

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6. Deteriorated historic features will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature will match the old in design, color, texture, and, where possible, materials. Replacement of missing features will be substantiated by documentary and physical evidence.

9. New additions, exterior alterations, or related new construction will not destroy historic materials, features, and spatial relationships that characterize the property. The new work shall be differentiated from the old and will be compatible with the historic materials, features, size, scale and proportion, and massing to protect the integrity of the property and its environment.