



The City of Seattle

# Pioneer Square Preservation Board

Mailing Address: PO Box 94649, Seattle WA 98124-4649  
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PSB 52/24

## ARC/Staff Report

for Board meeting February 21, 2024

Board Members Please Note: The citations from the District Ordinance, Rules for the Pioneer Square Preservation District, and Secretary of the Interior’s Standards listed below are for your consideration in addition to any other citations you find relevant in considering each application.

022124.42	Pioneer Park 100 Yesler Applicant: Emily Hanson Seattle Parks and Recreation Proposed: Replacement planting of trees
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### ARC/ Staff report:

This project was not seen at ARC. The proposed is replacement of two diseased trees that were removed without prior approval in 2017. As noted the trees were removed were London Plane, but are proposed to be replaced with Japanese Stewartia. The Board has allowed substitution of other trees in some location when they are more suited for the location where they are being planted and because of a more recent understanding of the value of tree diversity.

The cobble work around the one tree planting area had been a circular hole rather than an irregular hole after the removal of the tree. The applicant does not intend to repair the missing cobble around the planting area. While there has been discussion about replacing this cobble area nothing has been proposed. The cobble is a historic material previously from the Seattle Streets but was not originally used in this way. Likely this cobble remains from the 1971 remodel of the park when the park was redone using historic cobble.

### Draft Motion:

I move to recommend granting a Certificate of Approval for replacement of two trees,  
All per the applicant’s submittal.

The Board directs staff to prepare a written recommendation of approval based on considering the application submittal and Board discussion at the *February 21, 2024* public meeting and forward this written recommendation to the Department of Neighborhoods Director.

Code Citations:

### Seattle Municipal Code

Administered by The Historic Preservation Program  
The Seattle Department of Neighborhoods

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### 23.66.030 Certificates of Approval required

Certificate of approval required. No person shall alter, demolish, construct, reconstruct, restore, remodel, make any visible change to the exterior appearance of any structure, or to the public rights-of-way or other public spaces in a special review district, and no one shall remove or substantially alter any existing sign or erect or place any new sign or change the principal use of any building, or any portion of a building, structure or lot in a special review district, and no permit for such activity shall be issued unless a certificate of approval has been issued by the Department of Neighborhoods Director.

### **Rules for the Pioneer Square Preservation District**

#### XIV. STREET TREES AND VEGETATION

London Plane is the preferred street tree in Pioneer Square, and the required street planting in Occidental Mall, its future extension, and all north/south Avenues. Throughout the rest of the District's street right of ways, if physical site constraints preclude use of London Planes, a tree similar in habit and form may be substituted, subject to City Arborist approval. For individual small parks and spaces, a different, complementary tree may be proposed as a signature tree for that area. (7/99)

#### **Secretary of Interior's Standards**

4. Changes to a property that have acquired historic significance in their own right will be retained and preserved.
5. Distinctive materials, features, finishes, and construction techniques or examples of craftsmanship that characterize a property will be preserved.
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.

Issued: February 15, 2024  
Genna Nashem  
Pioneer Square Preservation Board Coordinator