



The City of Seattle

Pike Place Market Historical Commission

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MINUTES

MHC 90/19

Wednesday August 14, 2019

4:30 p.m.

PDA Meeting Room, 93 Pike Street, Room 317

COMMISSIONERS

Sam Farrazaino

Bob Hale

Michael Hammond

John Ogliore, Vice Chair

Christine Vaughan, Chair

Anais Winant

Staff

Tom Quackenbush

Melinda Bloom

Absent

Rachael Kitagawa

Lauren Rudeck

Chair Christine Vaughan determined that a quorum was present and called the meeting to order at 4:35 pm.

She reminded Commission members to announce any conflict of interest or ex parte communication prior to review of applications.

081419.1 APPLICATIONS FOR CERTIFICATES OF USE APPROVAL

081419.11 Bonnie B's Peppers (formerly Britt's Pickles)
1506 Pike Place #15, Corner Market Building
Dylan Randolph

Staff Report: Mr. Quackenbush explained the application for new retail business specializing in onsite production and sale of pickled vegetables. Supplementary products to include specialty gift baskets (not to exceed 25% of display area) featuring Bonnie B's Peppers products and complementary artisan food products grown or made in Washington State. The space is in Zone 2, street level, food 1-3; retail a-3

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uses permitted. Exhibits reviewed included building floor plan, Washington Certificate of Formation, IRS Employer Identification Number, Bonnie B's Product List. Guidelines that applied to this application included 2.1, 2.4, 2.5, 2.6, and 2.7.

URC Report: Mr. Quackenbush said the Committee cited 2.1.2, 2.1.3, 2.1.4, 2.4, 2.5.1 a and c, 2.5.4 e, 2.6.1 – 2.6.10, and 2.7.1 and recommended to approve.

Applicant Comment:

Dylan Randolph proposed selling small batch artisanal pickles from local sourcing. He wants to produce in public; the space size is appropriate as it is what he works in now. He said he sells at farmers' markets and food and gift shows. He is the sole owner. He will be on site five days a week from 9:00 am – 5:00 pm.

Ms. Vaughan asked if he will continue to use another kitchen.

Mr. Randolph said his license there is active until 2020. He said it is a shared kitchen that he uses eight hours a week.

Mr. Ogliore went through the price list and said that any new products must come back to Commission.

Mr. Randolph said he wants to do gift baskets; his sister has been on the craft line for ten years.

Landlord Comment:

Jessica Carlson, PDA, said they are excited to welcome Mr. Randolph to the Market and said he fits with "Meet the Producer". She said the business stands on its own and she thinks it will flourish here.

Public Comment: There was no public comment.

Commission Discussion:

Mr. Hammond said URC reviewed and said it was a good fit.

Mr. Ogliore said it is a good application and a good fit.

Action: Mr. Hammond made a motion to adopt a resolution approving the application as presented.

MM/SC/MH/JO 6:0:0 Motion carried.

081419.12

Country Dough

1916 Pike Place #14, Soames Dunn Building

Wei “Luke” Liu

Staff Report: Mr. Quackenbush explained the change of ownership structure from Seattle Stars LLC (Chengbiao & Yue Yang) to Country Dough Inc. (owned by Wei “Luke” Liu, 95% interest; and Chengbiao Yang, 5% interest). The space is in Zone 2, street level, food a-e; retail a-d uses permitted. Exhibits reviewed included building floor plan, business information, Corporation Operation Agreement, and current menu. Guidelines that applied to this application included 2.1, 2.4, 2.5, 2.6, 2.7, and 2.10.

URC Report: Mr. Quackenbush said the Committee cited 2.1.4, 2.10.4, 2.4, 2.5.1 a-3, 2.6.8, 2.7.1, 2.10.1 – 2.10.4 and recommended to approve.

Applicant Comment:

Luke Liu explained the menu will remain the same. He said he will keep it traditional and keep his uncle’s recipes. He said he will focus on Market employees rather than tourists. His other business is a convenience store in Bellevue where he has a full-time employee. He will be on site in the Market.

Landlord Comment:

Jessica Carlson, PDA, said Mr. Liu has an employee and manager at the convenience store so it is not an issue – his focus will be here. She said his uncle has a health condition and can’t continue unless he gets better. He has kept 5% ownership. She said Mr. Liu has proven himself to her; the food will be the same. It will be good to see the corner flourish.

Mr. Liu said his uncle trusts him.

Public Comment: There was no public comment.

Commission Discussion:

Mr. Hammond said the URC had no problem and was satisfied Mr. Liu’s focus would be here.

Mr. Ogliore cited 2.6 and said there is zero correlation between convenience store and this business. He said the business has a great reputation among locals. He supported the application.

Ms. Winant said it is great that it is staying in the family.

Mr. Ogliore noted the local focus.

Mr. Hale said it is a unique business; he supported the application.

Action: Ms. Winant made a motion to adopt a resolution approving the application as presented.

MM/SC/AW/SF 6:0:0 Motion carried.

081419.2 PDA BRIEFING

Amy Wallsmith, PDA Director of Marketing, briefed the Commission on a special 1-hour musical event planned for August 25, 2019 in the Market, at the main entrance of Pike Street and Pike Place. She said they did it in 2015 and they will do it exactly the same way this time. She said a local indie band will play but at this point it was still a secret. She said they are reminding locals that the Market is here; August is its birthday month.

Mr. Quackenbush cited 2.11.1; it is allowable for three days or less. He said they felt it best to brief the Commission.

Mr. Ogliore said the Guideline on amplification is not approved yet.

Ms. Wallsmith said the concert will be livestreamed worldwide.

081419.3 APPROVAL OF MINUTES: July 10, 2019 Deferred.

081419.4 REPORT OF THE CHAIR

Ms. Vaughan said she is waiting for a phone call back from Mayor's Office. She said hopefully reappointments will be done at the September 11, 2019 Council meeting. Discussion ensued about time lag in reappointments and the process going forward. Ms. Vaughan reported that she has consulted with the City Attorneys Office on matters regarding the search for candidates for Position 12. Mr. Ogliore and Ms. Rudeck have agreed to serve with her on a Search Team. After discussion, the Commission agreed that Ms. Vaughan should send an email to the DON stating the Commission's intent to forward the proposed Guideline changes to the Attorneys Office, as the Commission believes they are ready for review.

081419.5 REPORT OF STANDING COMMITTEES:

081419.6 STAFF REPORT

081419.7 NEW BUSINESS

Duncan Thieme, Friends of the Market, attended the meeting.

Adjourn Ms. Winant made a motion to adjourn. Mr. Ogliore seconded.

Heather McAuliffe
Commission Coordinator