

# MINUTES

Pike Place Market Constituency • General Assembly Meeting • August 18, 2009

## ATTENDANCE

Tom Graham, chair; Dale Kennedy, secretary; David Ghodoussi, Patrick Kerr and Gloria Skouge, PDA Council representatives; Jill Andrews, Liza Couchman and Ben Kirchner, members-at-large; Geof Logan; Sharon Mukai, Joan Paulson, Mike Skouge, John Turnbull, members.

## CALL TO ORDER

The meeting was called to order at 6:08 P.M.

## APPROVAL OF AGENDA

Upon motion made and seconded, the General Assembly voted (8 for, 0 against, 3 abstaining) to substitute Discussion of Review of Membership Roster and Practices at 7:20 P.M., instead of Discussion of Need for More Volunteers/Paid Part-time Staffer. In the absence of additional changes or additions, the revised agenda was approved by acclamation.

## COMMUNITY REPORTS

None.

## RENOVATION UPDATE

Chair Tom Graham welcomed John Turnbull in his capacity as PDA Director of Asset Management & Development to present an update on the Market renovation. Highlights of Mr. Turnbull's presentation on the progress of the \$28 million Phase I addressing sewer, electrical, HVAC, elevators and seismic retrofit of the Fairley and LaSalle buildings included:

- brief review of work to date with emphasis on excavation and reinforcement of the Hillclimb;
- acknowledgement that Phase I is three weeks behind schedule, but the backup affects indoor work and does not pose additional disruption to peak season operations;
- upcoming work through March '10 includes the Fairley Building electrical vault, additional electrical work, elevator and a new central plant north of the garage below Heritage Center with central chiller and hot and cold loops to Market buildings;
- a three-week break from work in retail areas is planned for December;
- no work is anticipated to affect the main Arcade level until March '10;
- as work progresses to the higher levels, hours will be 7:00 A.M. – 4:00 P.M. outside retail areas, 4:00 A.M. – Noon inside retail areas, and evenings and early mornings for utility changeovers;
- the cycle of planning and communications is:
  - 8 to 12 weeks' look-ahead schedule for PDA,
  - 4 to 6 weeks' notice for work planned,
  - 30-day formal notice to affected merchants,Building meetings twice monthly, and  
Weekly coordination with tenants of affected areas;
- work to be done between August '09 and March '10 includes:
  - extending the Hillclimb elevator up to the Leland Apartments above the Arcade level and down to Western Avenue,
  - retrofitting the Fairley Building roof for HVAC, restaurant and other merchant compressors, vents, emergency generator - and elevator room, and
  - drain and sewer replacement implementing stainless steel in place of rotting iron and copper;
- the south public restroom will be out of service during January '10;
- modifications to the Arcade level for elevator, access and line of sight are currently pending Market Historical Commission (MHC) approval, and are anticipated to be performed February – March '10;
- work related to utility shafts through all levels will be performed through June '10
- the west windows of the Fairley Building are still in question on several counts:
  - a decision by MHC on replacement may be forthcoming in the fall,
  - the sequence of restoration/replacement is uncertain,
  - there is asbestos in the putty and lead in the paint to be mitigated on the pre-school level, and
  - MHC disapproval of replacement will necessitate many expensive air handling and safety measures required by code for the pre-school level.

Mr. Turnbull concluded his update in response to the question of how the Constituency can show its support with the assurance that notice will go out regarding the MHC meeting at which the Fairley Building windows are decided, and public comment will be welcome. The General Assembly expressed appreciation for the thoroughness and clarity of Mr. Turnbull's presentation.

### **DISCUSSION OF MARKET SECURITY ISSUES**

During discussion, the following points were offered:

- It has been over 10 years since a paid off-duty SPD officer was stationed at the intersection of Pike Place, Virginia Street and Western Street.
- "Officer Bob" now roves Pike Place, with quite a bit of time at that intersection and cross-overs to Steinbrueck Park.
- That intersection is actually fairly safe because of slow traffic.
- Presence of a uniformed officer for traffic control would serve as a deterrent to crime.
- Perhaps the Market should consider close-circuit television cameras.
- There are no funds for retaining the services of retired SPD officers.

Upon motion made and seconded, the Constituency voted (7 for, 2 against, 2 abstentions) to support hiring of an off-duty SPD officer during peak season, Memorial Day through Labor ay, to provide traffic and pedestrian control.

During further discussion, the following additional points were offered:

- Recently PPM Security was focused on logistics of set-up for the annual Sunset Supper to the exclusion of Market security concerns.
- This seems to be more so the case with each year, and blurs the line between PDA and Market Foundation.
- The issue of Market Foundation imposition on PDA and Market resources should be put on the Constituency Executive Committee agenda and considered for communication to the PDA Council.

### **DISCUSSION OF MEMBERSHIP ROSTER & PRACTICES**

During discussion, the following points were offered:

- Recent Election Committee experience showed that PDA staff are not doing a good job of maintaining the membership database.
- A working committee should be formed to review and make corrections to the database.
- A review should be done annually a month prior to elections, not in the week prior to voting.

Upon motion made a seconded, the Constituency voted (10 for, 0 against, 1 abstention) to form a working committee to review the Constituency membership roster and practices.

### **OFFICER REPORTS**

Gloria Skouge extended thanks to Tom, Ben, Teagan, Mike, Rolf and Sharon for helping with the Market Anniversary celebration and serving cake to over 500 people in a record 22 minutes.

### **ADJOURNMENT**

The meeting was adjourned at 7:43 P.M.

Respectfully submitted,

Liza Jayne Couchman  
Acting Secretary