

**MHC STAFF REPORT SUMMARY: 10/09/24**

Pursuant to SMC 25.24.070, the Commission shall consider whether each application for a Certificate of Approval is consistent with Commission guidelines adopted pursuant to SMC 25.24.040, and the Commission may approve the application, disapprove it, or approve it with conditions.

**100924.1 APPLICATIONS FOR CERTIFICATE OF APPROVAL – USE**

100924.11 City Fish  
1906 Pike Pl Unit # 6, Stewart Building  
David Delafield, Business Owner

Proposal for an offsite storage and office space for existing Market business, City Fish.

Additional relevant information:

- Zone 2, street level, Food (a-e) and Retail (a-d) uses permitted.
- Current use: vacant.
- Proposed new use: Other (c), an unpermitted use for this location.
- Size: 225 sf.
- Office hours: 10:00 am – 5:00 pm seven days/week.

Exhibits:

- Site plan.

Relevant guidelines cited by staff:

- 2.7 New Uses and Businesses
- 2.8 Existing Uses and Businesses

URC recommendation: To be determined October 2, 2024.

100924.12 Jacobs Agro  
1509 Pike Pl #7, Fairley Building  
Mark Jacobs, Business Owner

Proposal for a new business specializing in fresh produce and value-added farm products. To be operated by Jacobs Agro LLC owned by Mark Jacobs (100%).

Additional relevant information:

- Zone 1, street level, Food (a-b) and Retail (b) uses permitted.
- Current use: vacant. Prior to vacancy: Food (a) and (b).
- Proposed new use: Food (a), (c). Food (c) represents the value-added goods and is a non-permitted use for this location.
- Size: TBA.

- Proposed ownership structure: LLC
- Owner financial affiliations: None reported.
- Owner operator: Mark Jacobs to be onsite regularly for day to day operations.
- Business hours: 7:00 am – 5:00 pm 7 days/week.

Exhibits:

- Applicant’s statement.
- LLC information.
- Sample product list.

Relevant guidelines cited by staff:

- 2.6 Styles and Methods of Business Operations
- 2.7 New Uses and Businesses
- 2.13 Highstalls

URC recommendation: To be determined October 2, 2024.

100924.13

Rummage Hall

1530 Post Alley #4, Post Alley Market Building  
Zack Cook, PDA

Proposal to re-locate the Rummage Hall to a new location.

Additional relevant information:

- Space is administered by the PDA; renters use the space to sell used goods.
- Rummage Hall has operated in lower Post Alley, Sanitary Market, upper Post Alley, and most recently in the Stewart Building.
- Zone 2, street level, Food (a-e) and Retail (a-d) uses permitted.
- Current use: TBA.
- Proposed new use: Retail (a), a permitted use for this location.
- Size: 320 sf.
- Business hours: 10:00 am – 6:00 pm 7 days/week.

Exhibits:

- Site plan.
- Photos
- Program information.

Relevant guidelines cited by staff:

- 2.7 New Uses and Businesses
- 2.8 Existing Uses and Businesses

URC recommendation: To be determined October 2, 2024.

