

# 606 N Beaver – Miller Façade Grant Request

## CITY OF FLAGSTAFF HERITAGE PRESERVATION COMMISSION STAFF REPORT

HPC review – Grant Request  
PZ-21-00053  
Address: 606 N Beaver St

DATE: March 4, 2021  
MEETING DATE: March 17, 2021  
REPORT BY: Mark Reavis, AICP, NCARB

### **BACKGROUND**

As included in the HPC application and accompanying design packet the proposal is to replace non-divided light windows with divided-light look windows more in keeping with the 1935 Malapai Stone original portion of the building. The door and railing are included in the rehabilitation.

### **Previous Decisions**

None are known regarding this historic building.

### **Request**

Applicant is requesting review and approval of the Grant Application.

### **Staff Recommendation**

Approve the submitted Façade Grant Request.

### **Intent & Purpose**

The intent and purpose of HPC grant review within this area is to improve historic compatibility with funding for projects that rehabilitate, restore, or preserve Flagstaff’s heritage building by investing in heritage resources in neighborhoods and districts, fostering private investment in significant heritage resources.

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### **DISCUSSION**

The project is not located within the North End Historic Residential District, but that district is immediately adjacent across the alley to the east. Beaver Street is highly traveled, and the project will be visible to the public.

The Heritage Preservation Officer (HPO) finds that the application submitted by the property owner does meet the intent of improving the historic compatibility of the existing stone building by reintroducing the look of divided-light windows. Window divisions are currently missing from the majority of the windows that were replaced at a past date with picture units. Only 2 original metal divided-light windows remain with all other windows changed out in a variety of ways. The proposed windows are simulated true divided-

light windows that have an exterior grill bonded to the exterior double glazing (not the internal grill). The proposed windows are to have a bronze exterior finish (a original meatal window look) and an interior of wood with an interior wood grill work.

Though the selected windows that replace the remaining metal window do not match the grill pattern count exactly, the intent of restoring the more detailed window configuration of divided-light windows is being accomplished overall. There was no original photo documentation found for the building to document the buildings original appearance.

The front door is proposed to be replaced and the current door with the arch top window is not original and very inappropriate for the building's architecture with its colonial appearance. The selected new door and color are a compatible selection for the building. The railing is to be replaced and replicated to some extent in detailing in meeting modern requirements and stability.

The grant monies provided are utilized on the 1935 stone building while the applicant is striving to make appropriate compatible improvements to the wood sided east additions to the original building.