

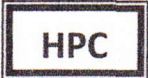


City of Flagstaff

Community Development Division

211 W. Aspen Ave
 Flagstaff, AZ 86001
 www.flagstaff.az.gov

P: (928) 213-2969
 F: (928) 779-7684



Date Received	Application to Heritage Preservation Commission		File Number
Property Owner(s) Loescher Living Trust	Title Owner	Phone 928-699-9405	Email pjloescher@msn.com
Mailing Address PO Box 30337		City, State, Zip Flagstaff, AZ 86001	
Applicant Tyler Scantlebury	Title Architect/ PM	Phone 928-779-5993	Email t.scantlebury@smith-arc.com
Mailing Address 1503 S. Yale St., Suite 200		City, State, Zip Flagstaff, AZ 86001	
Property Interest of Applicant(s) (Owner, contractual interest, or agent) Architect			
Site Address 312 N. Mogollon St		City, State, Zip Flagstaff, AZ 86001	
Project Name New Single Family Residence at 312 N. Mogollon St.			
Parcel Number(s) 100-07-008		Zoning District(s), including Overlays R1N, T4N.1, Townsite Design Review Overlay	
Type of HPC Application Requested:	<input type="checkbox"/> Historic Overlay District Designation (If new, Name: _____) <input type="checkbox"/> Landmark Overlay District Designation <input checked="" type="checkbox"/> Certificate of Appropriateness <input type="checkbox"/> Certificate of No Effect <input type="checkbox"/> Certificate of Economic Hardship <input checked="" type="checkbox"/> Cultural Resource Study Review - Please check all that apply: <input checked="" type="checkbox"/> Letter Report <input type="checkbox"/> Phase I <input type="checkbox"/> Phase II <input type="checkbox"/> Historic Facades and Signs Grant		
Property Information:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Listed on the National Register of Historic Places? (Name: _____) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Listed on the Arizona Register of Historic Places? (Name: _____) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Located in an existing City of Flagstaff Historic District? (Name: _____) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Has the structure every been inventoried or evaluated for the National Register? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Is the structure over 50 years old at the time of application? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Was all or a portion of the structure built before World War II as housing? Is the subject property: <input checked="" type="checkbox"/> Developed <input type="checkbox"/> Vacant Land?		
Note: Applications which are incomplete or not accompanied by the required information will not be accepted.			
Property Owner Signature: 	Date: 1-24-22	Applicant Signature: 	Date: 1-19-22
For City Use			
Date Filed: _____		HPC Hearing Date: _____	
Fee Receipt #: _____		Amount: _____ Date: _____	
Action by HPC:			
<input type="checkbox"/> Consent Approval by HPO <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions		<input type="checkbox"/> Denied <input type="checkbox"/> Continued	
		Staff Initial: _____ Date: _____	

Project Description (Insert additional pages if necessary)

Project site consists of an existing masonry storage garage to the west and an attached stone rubble/ wood framed storage unit building to the east.

Scope of work to include:

Demolition of eastern stone rubble building. The existing masonry garage will be preserved. The existing parapet and roof structure will be removed to accommodate a gabled roof truss. A new Single Family Dwelling addition is proposed to the east and on top of the existing garage.

The main level addition will include a new entry porch to help define pedestrian connection to the public way. Living, dining, and kitchen spaces will connect to an eastern exterior patio. The second level addition will accommodate 4 bedrooms, 3 full baths and a south facing exterior balcony.

Special design consideration has been given to blend with the surrounding architectural character and to comply with the Townsite historic design overlay district design standards and guidelines. Architectural style is intended to fall under a cottage/ bungalow appearance while maintaining a 1-1/2 story form, and a 6:12 roof pitch with gabled dormers similar to neighboring homes.

Appropriate exterior materials have been selected to rehabilitate the existing garage facade and enhance the new construction. A combination of horizontal lap and board/ batten siding, stucco (existing) and a rusted corrugated metal panel will be used on the building elevations. A corrugated metal roof panel is proposed for the lower slope roof elements while a more traditional asphalt shingle will be used for the larger main gabled roofs.

Submittal Requirements

An application to the Heritage Preservation Commission and Historic Preservation Officer shall contain at least the following information:

1. Completed Application including all signatures and payment of fees.
2. Eight copies of drawings as needed to describe the proposal, which may include a Site Plan, Floor Plans, Exterior Elevations, Building Sections, Exterior Details, Lighting Plan, and a Landscape Plan. All drawings shall be drawn to scale and dimensioned, and shall clearly and accurately represent the natural and built conditions of the context area and the project, including both existing conditions and proposed work.
3. Photographs of the context, including the property, surrounding properties, and the neighborhood.
4. A Color Board depicting all exterior materials and finishes associated with the work.
5. Proof of ownership, or letter of authorization from the current property owner, if the applicant and owner are not the same.
6. Statement of approval from a subdivision or property owners association, if applicable.
7. Filing fee.
8. Any other information which the applicant feels would be helpful and/or pertinent to the request.
9. Any other information as may be required by the Historic Preservation Officer or Heritage Preservation Commission to assist in the review of the requested application.