



**COMMUNITY
DEVELOPMENT**

MEMORANDUM

Date: 3/28/2023

To: Flagstaff City Council

CC: Michelle McNulty, Daniel Folke, Greg Clifton

From: Mark Reavis, AICP, NCARB, Heritage Preservation Officer

Subject: Macy's Coffee House

PETITION REQUEST: "The Council locally recognizes Macy's European Coffeehouse as a historic place and recommends further action to the Heritage Preservation Commission". Submitted: Brendan Trachsel – (858) 880-5962 trachselbrendan@gmail.com

Building Address: 10,14,16,18 South Beaver St. Parcel # 100-41-013B. Ownership of building is by "South Beaver Historic Building Group LLC" C/O Kelsey Drayton.

Historic Building Name: Merle & Zetta Sauer Co. Building ca: 1959 – 1962,
currently Macy's Coffee House

Eligibility: The building is not currently listed on the National, State or Local Register based on eligibility requirements for the current Southside National Register District which establishes a period of significant of 1947 and prior. With support of a grant in 2021, an inventory update was prepared that would modify the period of significance of the Southside to 1962 and prior. This update needs to be submitted and reviewed by the Arizona Sites Committee.

This proposed update includes the recommendation that the Sauer building be listed as "contributing" to the Southside National Register District. Acceptance of the update by the Arizona Historical Sites Committee would list the property in the National Register. Staff plans to submit the update to the State in Summer 2023.

Effect of Listing: The listing in the National Register of Historic Places is an honor roll. Unless federal funds are utilized, it is up to the locality to place any protective restrictions on a particular property. If the Sauer Building is accepted as contributing, the provisions of 10-30.30 Zoning Code would be applicable and proposals of major changes or demolition would require a Phase 2 cultural resource study. Any additional protections would require a landmark or historic overlay designation be established (see 10-30.30 for additional information). Building owner approval is needed for designating an overlay.

Conclusion: The petition submitted by Mr. Trachsel has requested that Macy's Coffeehouse be listed locally as a historic landmark. Staff has already undertaken and plans to submit an application to the State to add the property to the National Register of Historic Places as a contributing property within the Flagstaff Southside District. Listing at the National and State level would automatically add the property to the Local Register of Historic Places. If the application to the State were not approved, the Council could advise the Heritage Preservation Commission to evaluate properties within the Southside for the Local Register of Historic Places.