



City of Flagstaff

August 1, 2024

Ms. Kelly Tulloss
111 N Beaver St
Flagstaff, AZ 86001

RE: **NOTICE OF DECISION** – Certificate of No Effect

Ms. Tulloss,

The Heritage Preservation Officer, in accordance with Section 10-30.30 of the Flagstaff Zoning Code, has considered the application for a Certificate of No Effect at the property 111 N Beaver St. (APN 100-19-018) in Central Business (Downtown Overlay) Zoning District of the City of Flagstaff Zoning Code.

The Heritage Preservation Officer found and determined that, based on the information provided in the application dated July 12, 2024, the facts exist as required by Section 10-30.30 of the Zoning Code to justify granting the Certificate of No Effect.

This action becomes final and effective ten (10) calendar days after the posting of this Notice of Decision on August 1, 2024, unless during these ten (10) days a written appeal to the City Clerk is filed or the City Council elects to review the application. Either appeal or City Council review shall stay the Certificate until the City Council holds the required public hearing to consider the request.

Should you have any questions, comments, or concerns, please do not hesitate to contact me.

Sincerely,

Sara Dechter

Sara Dechter, AICP, CP3
City of Flagstaff, Comprehensive and Neighborhood Planning Manager
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cc: City Clerk, City Council