



City of Flagstaff



Community Development Division

211 W. Aspen Ave
Flagstaff, AZ 86001

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F: (928) 779-7684

www.flagstaff.az.gov

HPC-G

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|---|--|---|---|
| Date Received 10/30/24 | Application to Heritage Preservation for a Historic Signs and Facades Grant | | File Number PZ-24-00203 |
| Property Owner(s) Jonathan Warshaw | Title 104 East Route 66 Flagstaff LLC | Phone 928-225-9795 | Email |
| Mailing Address 1760 E Pecos Rd, Ste 332, Gilbert, AZ 85295 | | | City, State, Zip |
| Applicant Bob Harris III | Title | Phone 928-525-6667 | Email bob@b3-construction.com |
| Mailing Address 2420 N 3rd St, Ste B, Flagstaff, AZ 86004 | | | City, State, Zip |
| Property Interest of Applicant(s) (Owner, contractual interest, or agent) General Contractor | | | |
| Site Address 104 E Route 66, Flagstaff, AZ 86001 | | | City, State, Zip |
| Project Name Lumberjack Pizza | | | |
| Parcel Number(s) 101-21-011 | | Zoning District(s), including Overlays Railroad Addition | |
| Property Information: | | | |
| <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No | | Listed individually on the National or Arizona Register of Historic Places? (Name: <u>National Register District</u>) | |
| <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No | | Located in a National Register Historic District? (Name: <u>Railroad Addition</u>) | |
| <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No | | Is a structure on the property considered contributing to the District? | |
| <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No | | Located in a City of Flagstaff Landmark Overlay? (Name: <u>Downtown Overlay</u>) | |
| <input checked="" type="checkbox"/> Yes <input 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? | |
| Note: Applications which are incomplete or not accompanied by the required information will not be accepted. | | | |
| Property Owner Signature:  | Date: 10/30/24 | Applicant Signature:  | Date: 10/30/24 |
| 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"/> Denied | |
| <input type="checkbox"/> Approved | | <input type="checkbox"/> Continued | |
| <input type="checkbox"/> Approved with Conditions | | | |
| | | Staff Initial: _____ | Date: _____ |

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. If applying for multiple types of HPC reviews only one fee is collected at the time of the first application for the same work.
2. An electronic copy and one copy of drawings or documents as needed to describe the proposal, which may include Cultural Resource Studies, 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 (if requested).
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. Any other information which the applicant feels would be helpful and/or pertinent to the request.
8. 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.

Timing of Submission and Completeness Review

The Heritage Preservation Commission meets to review applications monthly on the third Wednesday of the month. If you are submitting an application for a Historic Signs and Facades Grant, the Community Development counter must receive your application by the submittal deadline posted to the Heritage Preservation program website.

In order for your item to be added to an agenda, the Heritage Preservation Officer (HPO) must deem the application complete and the information in it correct within 5 working days. The HPO will contact applicants for additional information as necessary.

Historic Signs and Facades Grant are provided at the discretion of the Commission based on the criteria in the [grant guidelines](#) posted to the City's website. Grants are administered by the HPO and they are available for consultation through the process. Documentation of completed work and receipts must be provided within one year of approval by the Commission or an extension must be applied for in order to receive reimbursement.

Before submitting for a grant related to a sign, a permanent sign application must be submitted, and comments returned to the owner. If the application pertains to a historic sign that does not conform to current regulations of Permanent Signs (10-50.100) or meet the criteria for a non-conforming sign (10-20.60.110) then the Heritage Preservation Commission must first determine that the sign meets the criteria of an Individual Signs of Historic or Cultural Significance (10-30.30.040.E) and may require the sign be placed in a Landmark Overlay.

We encourage you to reach out early in designing your projects so that the HPO may assist you and your clients. HPO contact information: Phone: (928) 213-2633; Email: Mark.Reavis@flagstaffaz.gov



Summary Statement of Significance:

National Register of Historic Places documentation or a Cultural Resource Study can be submitted in lieu of completing this page to demonstrate significance (Attach additional pages as necessary).

The significance of a resource is generally based on its potential to contribute to our understanding of the past. An object, structure, site, place, or area is significant if:

- a. It is associated with events or persons in the architectural, engineering, archeological, scientific, technological, economic, agricultural, educational, social, political, military, or cultural annals of the City of Flagstaff, the State of Arizona, or the United States of America.
- b. It embodies distinctive characteristics of type, period, region, artistic values, or methods of construction, including being the oldest of its type or the best example of its type, or, if it represents the work of, or for, an important individual.
- c. A resource is generally not significant if it is less than fifty (50) years old, or, if the features, materials, patterns, and relationships that establish its significance are no longer present or no longer have integrity. The integrity of a resource is judged by how evident the general character of the significant period is, the degree to which the characteristics that define its significance are present, and the degree to which incompatible elements are reversible.

Original Construction Date: 1881

Describe Previous Major Alterations (Include dates and changes of use):
Significant modified historic construction occurred in 1918. More modern modification were in 1955 with the over the sidewalk post and roof awning.

Describe the Significance of the Resource (In terms of a. or b., and c., above):
The building is associated with The New York Store to the west, inventory form notes the historic name as Nackard’s New York Market, photo documentation is also aka Flagstaff Grocery and Confectionery and currently houses “Lumberjack Pizza”. The stone flanking engaged columns/piers are from the 1918 addition that brought the building forward from its 1881 6-foot set back.

Source(s) of Information Used:
Mark Reavis, AICP, NCARB

Describe the Level of Integrity of the Resource (Existing and proposed):
Unknown

Preservation Budget Summary:

Complete this section only for consideration of Historic Sign and Facades Grants (Attach additional pages as necessary). Ensure all work proposed for the grant meets the [Grant Guidelines](#))

Total Construction Budget (including matching fund provided by the applicant):

\$20,000.00

Preservation Work Budget Detail:

| Item of Preservation Work: | Total Cost: | Grant Request: | Matching Funds: |
|--|-----------------|-----------------|-----------------|
| <i>EXAMPLE: New siding and paint</i> | \$6,000 | \$3,000 | \$3,000 |
| Post and beam replacement with canopy fascia and soffit repairs. | \$12,000 | \$6,000 | \$6,000 |
| Stone repairs. | \$2,000 | \$1,000 | \$1,000 |
| Building facade painting and sign trim. | \$4,000 | \$2,000 | \$2,000 |
| Roofing and flashing repairs. | \$2,000 | \$1,000 | \$1,000 |
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| Totals: | \$20,000 | \$10,000 | \$10,000 |

Notes:

1. Grant request cannot exceed 50% of Project Costs.
2. Grant request cannot exceed \$10,000 for Level 1 projects and \$20,00 for Level 2 projects.
3. Grant recipient or property owner labor cannot be used as matching funds.
4. Attach estimates, quotes and prices to verify the budget.

Reimbursement Requirements

Once the grant is approved, the property owner will need to submit a W-9 to the city before requesting reimbursement.

To request reimbursement, the property owner must provide documentation of completed work including photos and paid invoices and have had at least one on site inspection by the Heritage Preservation Officer. The Heritage Preservation Officer may be consulted throughout the project to confirm that ongoing work is in compliance with the Grant approval.