



City of Flagstaff

October 28, 2024

STL405 LLC
8601 N SCOTTSDALE RD NO 335
SCOTTSDALE, AZ 85253

RE: **NOTICE OF DECISION** – Letter Report Approval

To Whom It May Concern:

The Heritage Preservation Officer, in accordance with Section 10-30.30 of the Flagstaff Zoning Code, has considered the application for approval of a Cultural Resource Study – Letter Report at the property 2830 E John Wesley Powell Blvd, Flagstaff, AZ, 86005 (APN 106-10-004) in Rural Residential (RR) Zoning District of the City of Flagstaff Zoning Code.

Based upon the letter from the State of Arizona, the Heritage Preservation Officer set conditions of approval that future development of the site should follow the State of Arizona's conditions of sale:

- 1) Prior to any ground disturbance in areas not previously subject to a cultural resources survey, Grantee shall arrange for a permittee of the Arizona State Museum to inspect the area for cultural, historical, and paleontological remains and submit two copies and a PDF copy of the inspection report to the Arizona State Land Department Cultural Resources Section for review and approval.
- 2) If, following receipt of ASLD Cultural Resources Section approval to proceed, any additional archaeological, paleontological, or historical site or object, or Human remains or funerary object that is at least fifty years old is discovered during the course of ground disturbing activities, all work shall cease and the grantee shall notify the Director of the Arizona State Museum pursuant to A.R.S. § 41-844, and the Arizona State Land Department Cultural Resources Section Manager.

The above conditions are deemed by the Officer to be required to assure that the requested use will meet the design standards of the district and follows the U.S. Secretary of the Interior Standards and Guidelines for Rehabilitation.

This action becomes final and effective ten (10) calendar days after the posting of this Notice of Decision on November 7, 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
City of Flagstaff, Heritage Preservation Officer
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