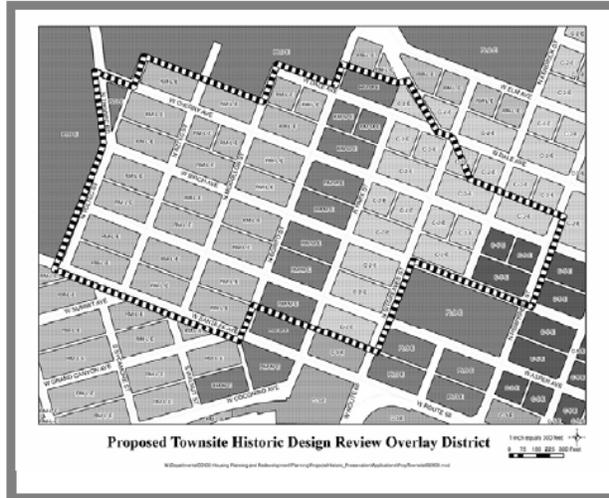


Information Sheet: Historic Townsite neighborhood

- > Flagstaff has four neighborhoods listed on the NPS National Register of Historic Places: Railroad Addition (downtown); North End (north of downtown); Townsite (west of downtown); South Side.
- > Flagstaff has three local historic districts (which provide protections): Railroad Addition; Landmarks; Townsite.



Note, Townsite neighborhood is essentially bounded by Dale Ave. on the north, Thorpe Rd. on the west, Santa Fe Ave. on the south and Humphreys St. on the east.

(Map Source: Townsite Historic Design Review Overlay District Design Standards and Guidelines and Historic Preservation Resources, City of Flagstaff, April 2007 <http://www.flagstaff.az.gov/DocumentView.aspx?DID=10944>, Retrieved 23 October 2011.)

- > Townsite was listed on the National Register in April, 1986; local district was created in April, 2007.
- > In the petition drive to create the District, 79% of the definitive responses were in favor.
- > Townsite was identified as Flagstaff's #1 favorite neighborhood. The other two top areas were Downtown and North End—all are historic. (Source: Flagstaff Neighborhoods Character June 11, 2009 <http://www.flagstaff.az.gov/DocumentView.aspx?DID=9287> Retrieved 23 October 2011)

> 2001 Regional Plan has Townsite on both the Historic Properties and Districts Map #21 and the Redevelopment Map #23—this seems contradictory.

> A governmental body must meet at least three of the six following metrics to legally allow the neighborhood to be identified as appropriate for infill and/or redevelopment.

Arizona Revised Statute 9-499.10. Infill incentive districts.

(<http://www.azleg.gov/FormatDocument.asp?inDoc=/ars/9/00499-10.htm&Title=9&DocType=ARS>)

A. The governing body of a city or town may designate an infill incentive district in an area in the city or town that meets at least three of the following requirements:

1. There is a large number of vacant older or dilapidated buildings or structures.
2. There is a large number of vacant or underused parcels of property, obsolete or inappropriate lot or parcel sizes or environmentally contaminated sites.
3. There is a large number of buildings or other places where nuisances exist or occur.
4. There is an absence of development and investment activity compared to other areas in the city or town.
5. There is a high occurrence of crime.
6. There is a continuing decline in population.

> Properties in Townsite do not meet any of these metrics.

> Please keep this information in mind when making recommendations or decisions that affect this cherished 100 year old neighborhood.

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