



# STAFF REPORT

City of Arkansas City Neighborhood Services Division

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CASE NUMBER  
HR-2022-033

APPLICANT/PROPERTY OWNER  
FUJA Resources, LLC

PUBLIC HEARING DATE  
April 25, 2021

PROPERTY ADDRESS/LOCATION  
314 S Summit St

### PROJECT DESCRIPTION

The subject property is located at 314 S Summit Street. The building is located within the Eagle Block building. The proposed project is a store front replacement. Staff recommends approval of the storefront per the Illustrated Guidelines for Rehabilitating Historic Buildings: Storefronts in accordance with KSA 75-2724, Kansas State Historic Preservation Law.



Map data ©2022 Esri World Topographic map

CONSTRUCTION DATE  
1886

CONSTRUCTION TYPE  
Two Part Commercial Block  
Italianate Queen Anne

STATE/NATIONAL REGISTER STATUS  
Listed on the State and National Registers as a Contributing Building

BUILDING SIZE  
50X78  
22X30 addition

SIZE OF PROPERTY  
50' X 132'  
0.15 acres

### STAFF RECOMMENDATION

APPROVE

APPROVE WITH CONDITIONS

DENY

According to the Standards and Guidelines, “**Designing and constructing a new storefront when the historic storefront is completely missing. It may be an accurate restoration using historical, pictorial, and physical documentation; or be a new design that is compatible with the size, scale, material, and color of the historic building.**” The existing storefront is replacement aluminum-framed units over bulkhead with stone veneer. According to the estimate from the contractor, “The storefront will have the same dimensions and openings as the current storefront. The only difference in the new storefront plan will include an upper header along the entire storefront to match the door header. This new header addition will help reduce the weight and size of the glass. Even with this slight modification, the new design still does not detract from the historic character of the building and would meet the Standards and could be approved per KSA 75-2724.

### Project Type & Review Standards

|   | YES | NO | N/A |
|---|-----|----|-----|
| Historic use/reuse and minimal change to distinctive materials, features, etc.  |     |    | X   |
| Historic character retained; removal or alteration distinctive materials avoided  | X   |    |     |
| No changes that create a false sense of historical development  | X   |    |     |
| Changes that have acquired historical significance in their own right will be retained  | X   |    |     |
| Distinctive materials, features, examples of craftsmanship, etc. will be preserved  | X   |    |     |
| Repair deteriorated historic features; new features will match old in design  | X   |    |     |
| Chemical and physical treatments will be as gentle as possible  |     |    | X   |
| Protect and preserve archeological resources in place   |     |    | X   |
| New construction will not destroy historic features that characterize property and will be differentiated from the old; new work is compatible with size, scale, massing, etc | X   |    |     |
| New construction can be removed without destroying essential form & integrity   | X   |    |     |
|   |     |    |     |



Eagle Block. 312-314 S Summit. ca.1919 Historic View. Arkansas City Illustrated. Ark City: Cornish Photography Studio (1919) scanned by CC Historical Museum. Downloaded from KHRI 4/11/22. Emphasis added.



Eagle Block. 312-314 S Summit. Principal Elevation. ca. 1970. Downloaded from KHRI 4/11/22. Existing storefront is in place.



Eagle Block. 312-314 S Summit. Front/west facade. 12-11-2017. Photo by B. Spencer downloaded from KHRI 4/11/22.



Shown as a 1 color door decal & 4' diameter building sign  
Photo courtesy of Cardinal Sign 3/15/21 showing existing store front from previous sign review.