



# TOWN OF JEROME

Post Office Box 335, Jerome, Arizona 86331  
(928) 634-7943

## Zoning Administrator Analysis Design Review Board Tuesday, December 17, 2024

**Item :**

**Location:** 300 Hull Ave.  
**Applicant/Owner:** Randy & Cathy Brazil / Ghost Town Handicrafts  
**Zone:** C-1  
**APN:** 401-06-074  
**Prepared by:** Will Blodgett, Zoning Administrator  
**Recommendation:** Recommend Approval

**Background and Summary:** The applicant is seeking approval to install a

**Building Background:** Yavapai County records this structure as having been built in 1917, and it is listed on the Jerome 2007 Historic Inventory as in "Good" condition. The property is considered a contributor to our National Historic Landmark Status. The pages from this survey are provided at the end of this analysis.

**Purpose and Considerations:** The Design Review Board shall review a submitted application for Design Approval of Signs and shall have the power to approve, conditionally approve, or disapprove all such requests, basing its decisions on the following criteria; Materials- signs made of durable, weather resistant materials such as acrylic, resin, steel, aluminum, or composite materials are preferred. Lettering- Lettering and symbols on signs should be routed, applied or painted on the surface of the sign material. Colors- Colors of a sign shall be visually compatible to the colors of buildings, structures, and signs to which the sign is visually related. Exceptions- The design review board may waive the requirements of this section and section 507 in order to allow the preservation or restoration of signs or commercial graphics which are determined to be of historical significance or of particular interest.

**Signage Regulations:** Section 509.G establishes the requirements for signage in the C-1 Commercial district. Subsection 2 states; *"The area of any single wall, projecting, free-standing or canopy sign shall not exceed sixteen (16) square feet.* Subsection 4 also states: *"The bottom part of any projecting sign shall be no lower than eight (8) feet above the ground directly below it."*

**Response:** The new signage was designed with the Town of Jerome Zoning regulations in mind, and the packet provided by the applicant ( provided over the following pages ) show that the proposed sign, mounting location in addition to other regulations, such as set-back requirements, are all met with the proposed sign.

The proposed sign will be attached to an iron pole, 3" in diameter. It will stand roughly 8ft tall with a cross bar welded to the top where the sign will hang. The cross bar will measure 33".

The sign will hang appx 3" by heavy duty chain and affixed to the wooden sign by anchor/eyelet bolts.

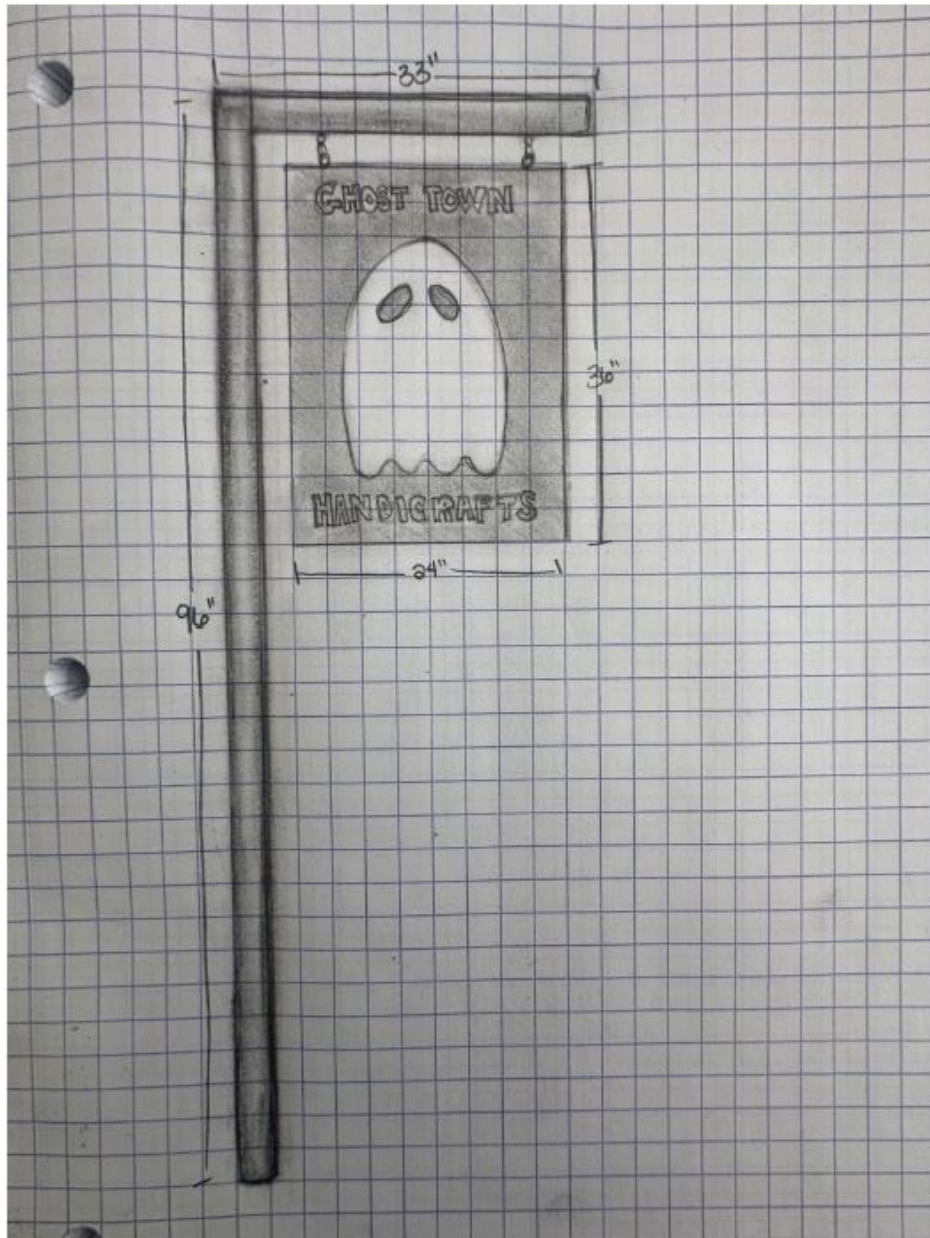
The sign will be made of wood- 24" wide, 36" tall, 1" depth.

The sign will be painted with our logo and name of the business and sealed for weather.

There is a hole currently in the ground that would fit perfectly if it's something we're able to use.(in picture) If not, we can contact utilities to help us find an appropriate place to dig a hole for the post.

The sign will leave enough room to access utilities and water access for the building while also hiding the ugly boxes from immediate view.

Please see attachments and let me know if there's anything else I need to provide.









# Application & Related Information









2007 Town of Jerome Arizona  
**HISTORIC PROPERTIES SUMMARY SURVEY**

**PROPERTY IDENTIFICATION**

For properties identified through survey: Site No. 095 Survey Area G.W. Hulls Plat

Historic Name(s) **Dicus Garage**  
*(Enter the name(s). If any, that best reflects the property's historic importance.)*

Address **300 Hull Ave (S.R. 89A)**

City or  Town **Jerome**  vicinity County **Yavapai** Tax Parcel No. **401-06-074**

Township **16** Range **2E** Section **23** Quarters Acreage **0.15**

Block Lot(s) **1** Plat (Addition) Year of plat (addition)

UTM reference: Zone Easting Northing

USGS 7.5' quadrangle map:

ARCHITECT  not determined  known Source

BUILDER  not determined  known Source

CONSTRUCTION DATE **1917**  known  estimated Source Co. Assessor

**STRUCTURAL CONDITION**

Good *(well maintained; no serious problems apparent)*

Fair *(some problems apparent)* Describe:

Poor *(major problems; imminent threat)* Describe:

Ruin/Uninhabitable

**USES/FUNCTIONS**

*Describe how the property has been used over time, beginning with the original use.*

1917-Grocery, Hay & Seed

1924- Auto Storage/gas

Retail

Sources 83 Historic Survey, Co. Assessor

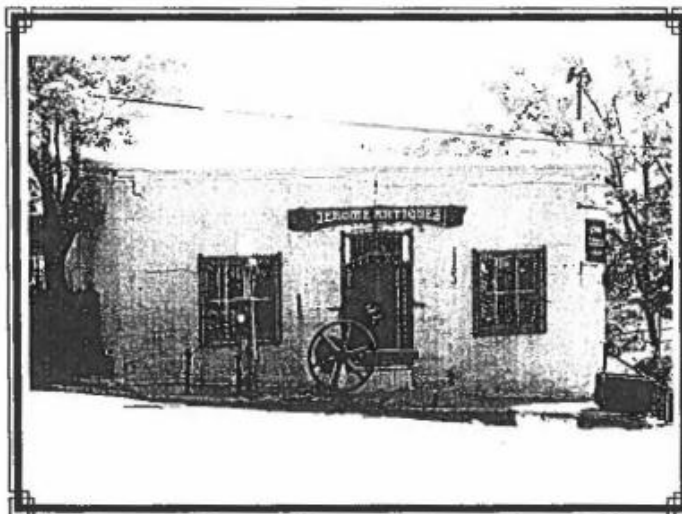
**PHOTO INFORMATION**


Date of photo **2007**

View Direction *(looking towards)*

North East

Negative No. **300 Hull Ave**





2007 Town of Jerome Arizona

## HISTORIC PROPERTIES SUMMARY SURVEY

A. HISTORIC EVENTS/TRENDS. Describe any historic events/trends associated with the property.

B. PERSONS. List and describe persons with an important association with the building.

C. ARCHITECTURE. Style  no style

Stories Two  Basement Roof form Flat

Describe other character-defining features of its massing, size, and scale This 4060 SF Structure is rectangular in form. Steps down hillside. Original Gas pump is still visible in front

**INTEGRITY**

To be eligible for the National Register, a property must have integrity, i.e., it must be able to visually convey its importance. The outline below lists some important aspects of integrity. Fill in the blanks with as detailed a description of the property as possible.

LOCATION.  Original Site  Moved: date original site

DESIGN. Describe alterations from the original design, including dates.

MATERIALS. Describe the materials used in the following elements of the property.

Walls (structure) Wood, Concrete Walls (sheathing) Stucco  
 Windows Wood, Steel Describe window structure Fixed, Casement and dbl hung  
 Roof Built up Foundation Concrete, Stone and wood

SETTING. Describe the natural and/or built environment around the property.

How has the environment changed since the property was constructed?

WORKMANSHIP. Describe the distinctive elements, if any, of craftsmanship or method of construction.

**NATIONAL REGISTER STATUS (if listed, check the appropriate box)**

Individually Listed;  Contributor  Noncontributor to Historic District  
 Date Listed  Determined eligible by Keeper of National Register (date)

**RECOMMENDATIONS ON NATIONAL REGISTER ELIGIBILITY (opinion of SHPO staff or survey consultant)**

Property  is  is not eligible individually.  
 Property  is  is not eligible as a contributor to a listed or potential historic district.  
 More information is needed to evaluate.  
 If not considered eligible, state reason:

**FORM COMPLETED BY** Gregory C. Hunt  
 Name and Affiliation: DAPA Studio  
 Mailing Address: P.O. Box 8 Cottonwood, Arizona 86326

Date: Nov., Dec. 2007  
 Phone #: 928-646-9205

