

City of Prescott

City Council - Study Session



February 24, 2026 | 1:00 PM
201 N Montezuma Street
City Council Chambers, 1st Floor
Prescott, AZ 86301

AGENDA

The following Agenda will be considered by the **Prescott City Council** at its **Study Session** pursuant to the Prescott City Charter, Article II, Section 13. Notice of the meeting is given pursuant to Arizona Revised Statutes, Section 38-431.02. One or more members of the Council may be attending the meeting through the use of a technological device.

Viewing & Participation

This meeting may be viewed on Channel 64, Facebook Live or on the City's website: [City of Prescott Live Meeting Feed](#)

Public comments for Council may be submitted through the City website: [Public Comment Form](#)

1. **CALL TO ORDER**
2. **ROLL CALL**
3. **DISCUSSION**
 - A. Presentation & Discussion Regarding the City of Prescott Historic Preservation Master Plan Update.
4. **ADJOURNMENT**

Upon a public majority vote of a quorum of the City Council, the Council may hold an executive session, which will not be open to the public, regarding any item listed on the agenda but only for the following purposes:

- (1) Discussion or consideration of personnel matters (A.R.S. §38-431.03(A)(1));
- (2) Discussion or consideration of records exempt by law (A.R.S. §38-431.03(A)(2));
- (3) Discussion or consultation for legal advice with the city's attorneys (A.R.S. §38-431.03(A)(3));
- (4) Discussion or consultation with the city's attorneys regarding the city's position regarding contracts that are the subject of negotiations, in pending or contemplated litigation, or in settlement discussions conducted in order to avoid litigation (A.R.S. § 38-431.03(A)(4));
- (5) Discussion or consultation with designated representatives of the city to consider its position and instruct its representatives regarding negotiations with employee organizations (A.R.S. §38-431.03(A)(5));

- (6) Discussion, consultation or consideration for negotiations by the city or its designated representatives with members of a tribal council, or its designated representatives, of an Indian reservation located within or adjacent to the city (A.R.S. §38-431.03(A)(6));
- (7) Discussion or consultation with designated representatives of the city to consider its position and instruct its representatives regarding negotiations for the purchase, sale or lease of real property (A.R.S. §38-431.03(A)(7)).

CERTIFICATION OF POSTING OF NOTICE

The undersigned hereby certifies that a copy of the foregoing notice was duly posted at Prescott City Hall on 2/19/26 at 11:00 a.m. in accordance with the statement filed by the Prescott City Council with the City Clerk.

Sarah M. Thornhill

Sarah M. Thornhill, City Clerk



TO: MAYOR AND CITY COUNCIL
AGENDA: February 24 Study Session
DATE: February 24, 2026
DEPT: Community Development
ITEM #: 3.A
SUBJECT: Presentation & Discussion Regarding the City of Prescott Historic Preservation Master Plan Update.

ITEM SUMMARY

This item is for a discussion regarding the city's Historic Preservation Master Plan update. The Historic Preservation Master Plan (HPMP) originated and was adopted in January 1998. It, as well as its subsequently adopted ordinances, serve as the primary resource for the public, staff and the Preservation Commission when work on a historic property is proposed. It is referenced in Prescott's City Code as well as the Land Development Code as the document governing historic properties and districts.

Staff have been working on updates to the HPMP and have a draft that is ready for consultant engagement. Staff are looking for Council direction and feedback on our draft review and adoption process, and project deliverables, as outlined below.

BACKGROUND

The Historic Preservation Master Plan is a proactive means of planning for the identification, preservation, and protection of Prescott's character and historic resources in order to enhance the quality of life and economic well-being of current and future generations. It is intended to serve as a basic operational tool to assist the City, the Preservation Commission, and the public in understanding and applying preservation principles to our historic areas. The plan provides a descriptive overview of preservation in general, and the resources of Prescott in particular, and outlines the philosophical goals and recommendations for preservation and development.

Essential to the plan is an analysis of each existing National and Local Preservation District, defining the essential character of each district and recommending design guidelines to follow to retain architectural integrity. Another essential element of the plan is the identification of areas within Prescott that may be candidates for National or Local Preservation District status, and a plan and prioritization for the documentation of these resources.

The reasons for developing this plan are the following:

1. To state clearly the goals of historic preservation in Prescott
2. To strengthen the understanding of and support for historic preservation policies
3. To create a plan for future preservation activities and to prioritize and provide a timeline for those activities.
4. To clarify the meaning and content of the Prescott Historic Preservation Ordinance
5. To attempt to provide consistency between existing policies and ordinances that affect Prescott's historic resources
6. To establish criteria to avoid arbitrary decisions by government
7. To let current and future property owners and residents know in advance how Prescott intends to grow and what the community wants to protect
8. To address issues related to zoning, traffic patterns, tourism, design and development patterns, and pressures that may impact existing and potential historic districts

9. To educate and inform the citizens of Prescott about our heritage and its value to the community

In order to achieve the purposes of the Historic Preservation Master Plan, the basic goals were established:

- To preserve and maintain sites and structures that serve as significant visible reminders of Prescott's past as well as the city's role in regional and state history
- To preserve the character and livability of Prescott's neighborhoods and strengthen civic pride through neighborhood preservation
- To integrate historic preservation more fully into Prescott's planning system
- To contribute to the economic development and vitality of Prescott by encouraging restoration work, adaptively reusing buildings to improve their viability and economic contribution, and promoting tourism related to historic resources

Next Steps

Staff are drafting a scope and looking for Council feedback on the review and adoption process prior to initiating the request for proposal process and engaging a consultant. Below is an outline of the proposed draft timeline.

- March 2026: Complete RFP
- April–June 2026: Send out RFP, interview consultants, and make selection
- June–August 2026: Consultant onboarding (finalizing public participation plan/timeline, reviewing the updated draft HPMP to ensure consistency, maintain quality of information, and reformat, updating the ordinances and design guidelines)
- September–December 2026: public outreach, open houses, community events, and educational opportunities
- January–May 2027: Public hearing process through Prescott Preservation Commission (PPC) and City Council
- June 2027: Adoption of the new Historic Preservation Master Plan

Project deliverables:

- New Historic Preservation Master Plan
- Updated ordinances for each local preservation district
- Staff report templates for each district with checklists addressing the design criteria

FINANCIAL IMPACT

Funds are available from recently accepted SHPO grant, as well as Community Development budget.

RECOMMENDED ACTION

This item is for discussion only. No formal action will be taken.

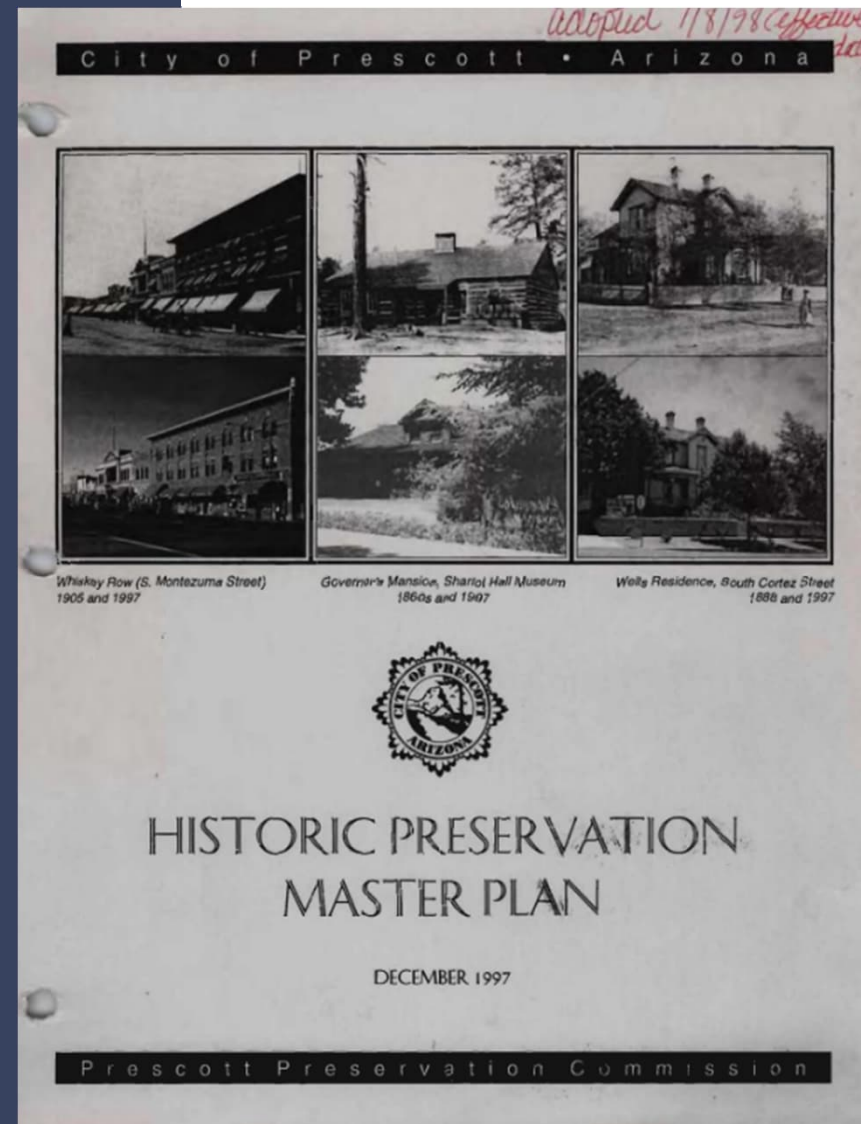
ATTACHMENTS

1. HPMP Presentation

Historic Preservation Master Plan














City Council Study Session
February 24, 2026

Alex Bramlette Planning Manager



Local Historic Preservation Districts


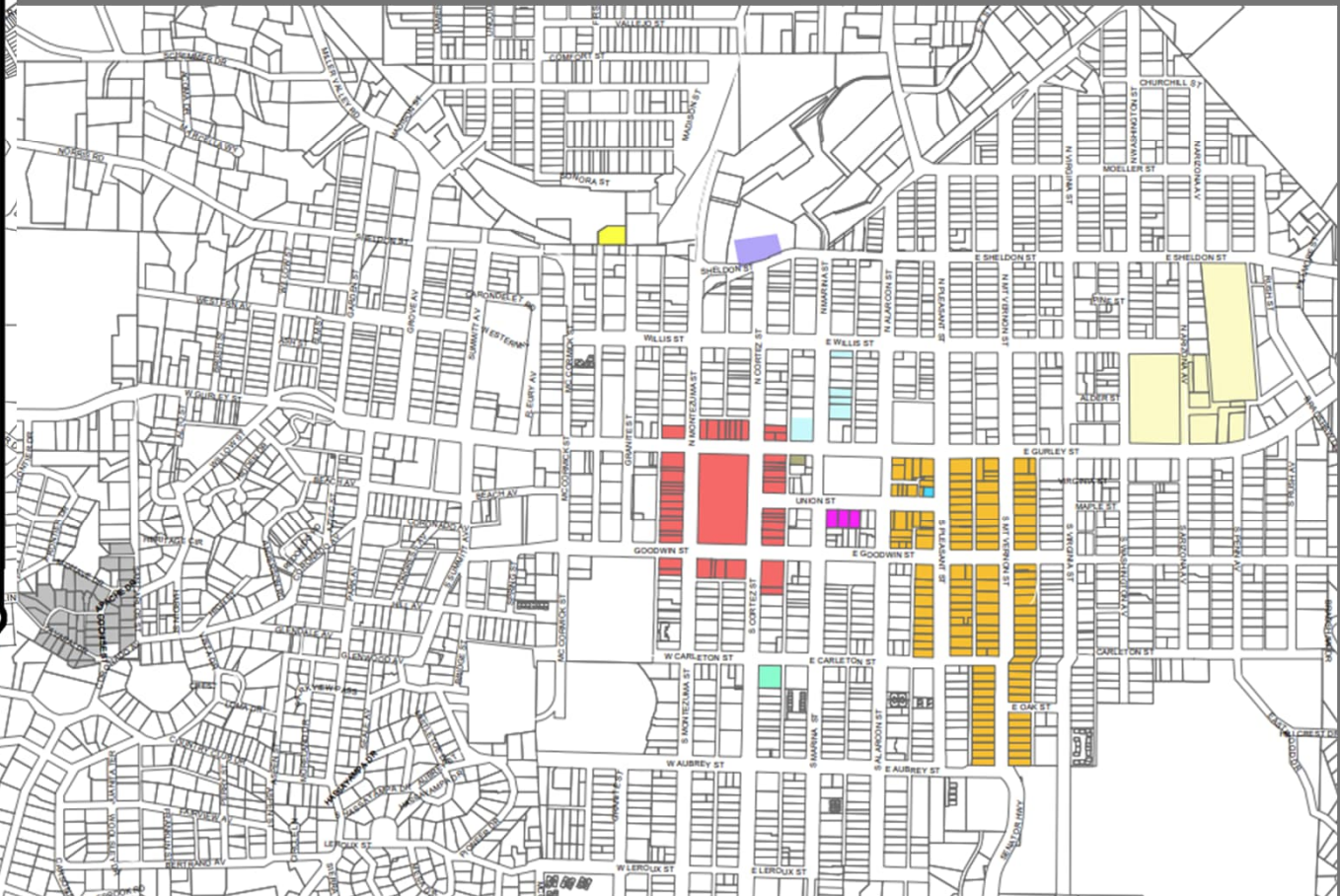
**City of Prescott
Historic Preservation Districts**

-  Courthouse Plaza
-  Edmund Wells Residence
-  Elks Opera House/Theatre
-  Ft. Necessity
-  Hassayampa
-  Pine Crest
-  Prescott Army
-  Rev. E. Meany Residence
-  Sam Hill Warehouse
-  Santa Fe Depot
-  Southeast Prescott
-  Union Street
-  Historic Homes at Hassayampa

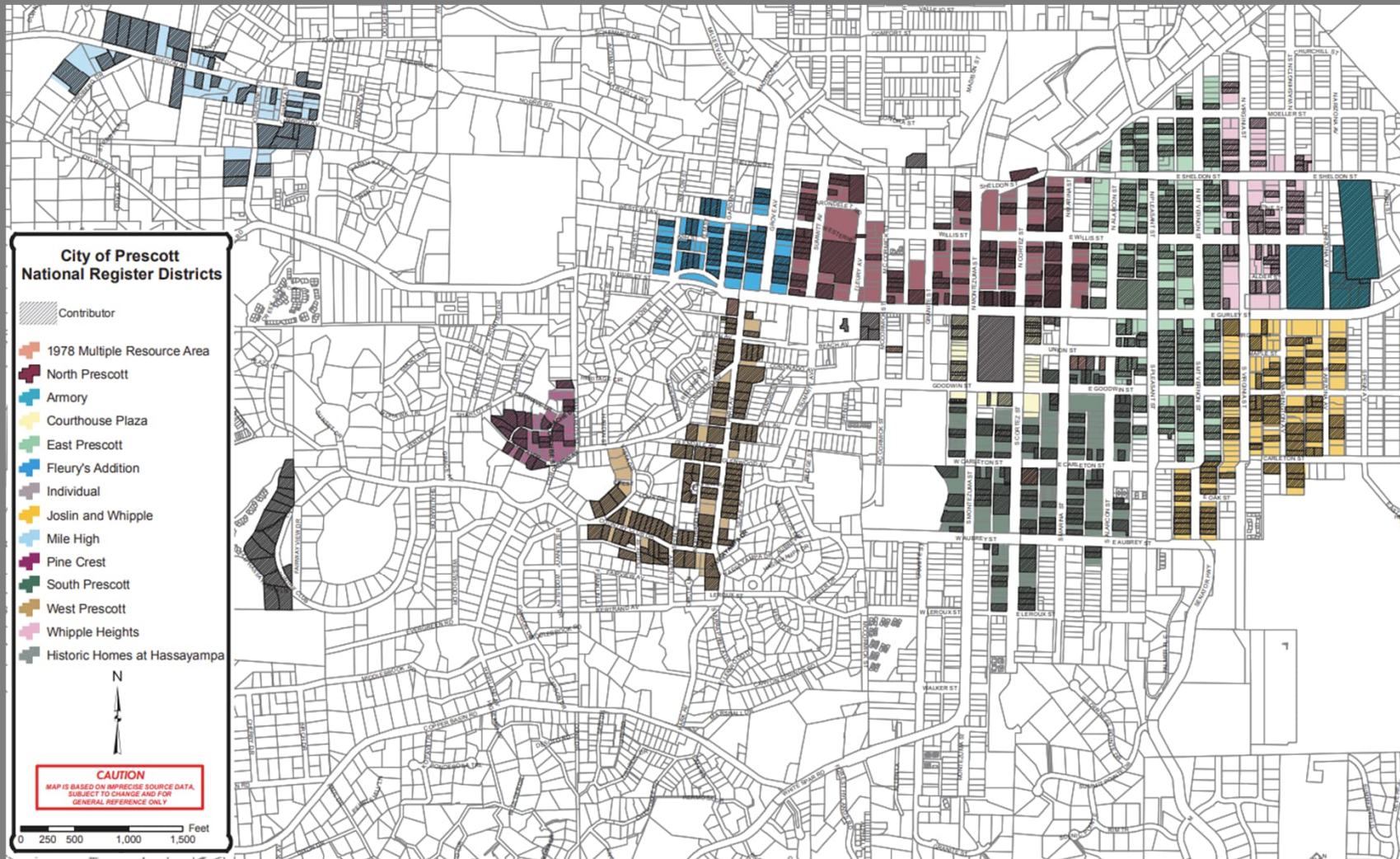
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CAUTION
MAP IS BASED ON IMPRECISE SOURCE DATA,
SUBJECT TO CHANGE AND FOR
GENERAL REFERENCE ONLY

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National Historic Preservation Districts



Purpose of the HPMP

- To state clearly the goals of historic preservation in Prescott
- To clarify the meaning and content of the Historic Preservation Ordinance
- To establish criteria to avoid arbitrary decisions by government
- To let current and future property owners and residents know in advance how Prescott intends to grow and what the community wants to protect
- To address issues related to zoning, traffic patterns, tourism, design and development patterns, and pressures that may impact existing and potential historic districts



View of Downtown Prescott from 1883

Goals of the HPMP

- To preserve/maintain sites and structures service as significant visible reminders of Prescott's past
- To preserve the character and livability of Prescott's neighborhoods
- To integrate historic preservation more fully into Prescott's planning system



Prescott's First Schoolhouse - location was beside Granite Creek where the present-day Mile High Middle School Athletic Field is now

- To contribute to the economic development and vitality of Prescott by encouraging restoration work, adaptively reusing buildings to improve their viability and economic contribution, and promoting tourism related to historic resources

Next Steps

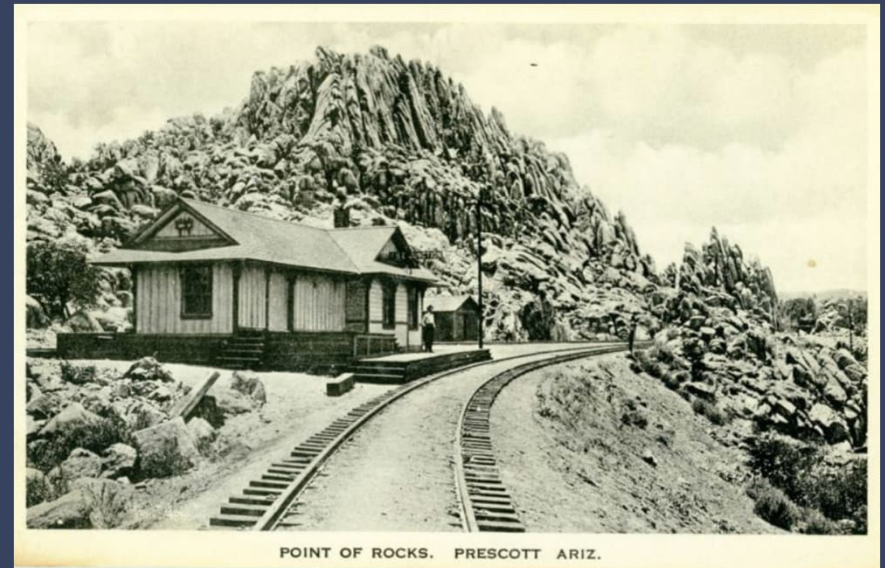
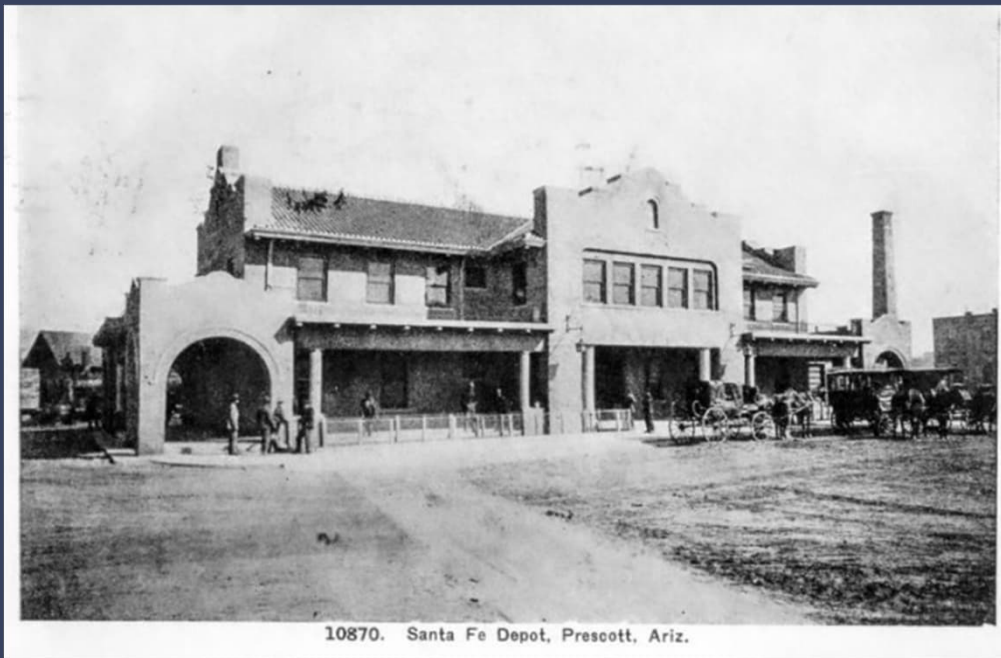
- March 2026
 - Complete RFP
- April–June 2026
 - Send out RFP, interview consultants, and make selection
- June–August 2026
 - Consultant onboarding
 - finalize public participation plan/timeline
 - review the updated draft HPMP to ensure consistency, maintain quality of information, and reformat
 - update the ordinances and design guidelines



Montezuma and Gurley Streets, Prescott c.1870s

Next Steps, continued

- September–December 2026
 - public outreach
 - open houses
 - community events



- January–May 2027
 - Public hearing process through Prescott Preservation Commission (PPC) and City Council
- June 2027
 - Adoption of the new Historic Preservation Master Plan by City Council

Discussion & Questions

