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July 28, 2016

Re: Roosevelt Action Association Response

Dear Sherry Rampy and Members of the Roosevelt Action Association:

The Stewart team is very thankful for all of the time, effort and suggestions you and other members of the community have made to better The Stewart project. We also appreciate you requesting the City engage to allow us to answer all of your detailed questions about any potential GPLET (we acknowledge this in no way indicates support for a GPLET). We also appreciated the items you listed in your letter dated July 25, 2016 and wanted to address those briefly in writing so that you know we hear your concerns and are agreeable to resolving each of them.

1. "Further preservation of the building (not just the corner and facades)"

We agree. As a direct result of this request, the developer hired local Historic Preservation expert, Roger Brevoort, to analyze the structure as it stands today and to determine the character defining features in order to further preserve the building. The new design preserves the most significant as well as recognizable portions of the building – the showroom including the mezzanine, polished concrete floors with turntable, rotating neon tower sign, 100% of the facades along Central and along McKinley including a portion of the brick that wraps into the alley. We will be restoring storefront openings along McKinley per historic photographs as well as the service bay entrance and window openings on Central Avenue. The remaining trusses will be carefully removed and recycled. Most importantly, the new design does not permit any construction above the original showroom.

2. "Alternative Design Solutions"

We agree. Attached please find the revised elevations so you can see what we hope will set a new standard in design excellence not only for Downtown, but for multi-family housing in our State with plans showing what we believe will be the largest commitment to exterior art on a building in Phoenix history.

3. "Funding for Historic Preservation"

We agree and are committed to providing substantial funding to the Historic Preservation Office. We look forward to discussing a meaningful amount with the City in our upcoming discussions.

4. “Museum Space”

We agree that the building should display museum quality exhibits and tell a story about its history and we look forward to further conversations as to what would be most appropriate for the space and desirable to the community.

5. “Alternative Funding Sources”

We agree and will be able to provide you with a more detailed picture of any potential funding mechanism after our discussions with the City Economic Development Department.

We look forward to continued discussions with you and with the City of Phoenix. Again, thank you for all the time you have and are spending on this project and we hope in the end that what is built at The Stewart is something we can look at with pride for some bit of Phoenix history that we worked together to save.

Sincerely,

Jordan R. Rose



cc: City of Phoenix Mayor Stanton
City of Phoenix Councilmembers
City of Phoenix Community and Economic Development
Downtown Voices Coalition
Evans Churchill Neighborhood Association



THE STEWARD





