

**TOWN OF PRESCOTT VALLEY  
REQUEST FOR COUNCIL ACTION  
Date: November 7, 2013**

**SUBJECT:** Reversionary Plat (RP13-002) – Miguel Olvera Bautista

**SUBMITTING DEPARTMENT:** Community Development Department

**PREPARED BY:** Joe Scott, Planner, for Richard T. Parker, Community Development Director

**AGENDA LOCATION:** Comments/Communications , Consent , Work/Study ,  
New Business , Public Hearing , Second Reading

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**ATTACHMENTS:** a) Location Map; b) Reversionary Plat

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**SUMMARY/BACKGROUND:** Council is being asked to consider a request by Miguel Olvera Bautista, for a Reversionary Plat to combine Prescott Valley Unit 14, Lot 3972 (103-31-004) and Prescott Valley Unit 7, Lots 2236, 2237 & 2238 (103-26-484A) into a new larger Lot 2236A. The combined property is located between Florentine Road and Valley Road approximately three hundred (300) feet east of Navajo Drive. Lot 3872 has an existing building that the owner wants to use for a tire store. The owner wants to use the adjacent vacant lots for storage related to the business. Combining the lots with the Reversionary Plat will allow the property to be used in conjunction with the primary building and business. Any outdoor storage will require fencing and screening, and landscaping adjacent to the roadways per Article 13-26 (Site Development Standards). The larger lot is in conformance with the C2 zoning district. At the Planning and Zoning Commission meeting on December 14, 2013, the Commission voted unanimously to recommend approval of Reversionary Plat RP13-002 and forwarded it to the Town Council for action.

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**OPTIONS ANALYSIS:** The Town Council may approve the Reversionary Plat, direct staff to address additional concerns prior to approval, or decline to approve the Reversionary Plat.

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**ACTION OPTION:** Motion to approve Reversionary Plat RP13-002. **VOTE.**

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**RECOMMENDATION:** Staff recommends approval of Reversionary Plat RP13-002.

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**FISCAL ANALYSIS:** There is no financial impact from this action.

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**REVIEWED BY:**

Management Services Director \_\_\_\_\_

Town Clerk \_\_\_\_\_

Town Attorney \_\_\_\_\_

Town Manager \_\_\_\_\_

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**COUNCIL ACTION:**

Approved  Denied  Tabled/Deferred  Assigned to \_\_\_\_\_