

**TOWN OF PRESCOTT VALLEY
REQUEST FOR COUNCIL ACTION
Date: September 25, 2014**

SUBJECT: Final Development Plan (FDP14-009) – Villages at Lynx Creek

SUBMITTING DEPARTMENT: Community Development Department

PREPARED BY: Carmen Ogden, Planner, for Richard T. Parker, Community Development Director

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

ATTACHMENTS: a) Resolution No. 1888 b) Map c) Plot Plan

SUMMARY BACKGROUND: This request is for approval of a Final Development Plan for the construction of a one thousand (1,000) square foot pre-fabricated metal building and related parking area for use as a maintenance warehouse. The subject property is zoned R1MH-PAD (Residential Single Family Mobile /Manufactured Homes– Planned Area Development). Per Town Code §13-19-080(1)(b) this request requires an FDP to be reviewed by the Council. The building site is adjacent to the existing tennis courts and club house which provides recreational opportunities to the Community of the Villages at Lynx Creek. The site is located on Blue Spruce Drive in the Villages at Lynx Creek.

This Final Development Plan has been reviewed by Town Staff and meets Town standards. Final building and engineering plans will be reviewed at the time of building permit submittal. Landscaping and lighting will be installed pursuant to the requirements of Town Code Articles 13-26 and 13-26a, respectively. The use as proposed conforms to the R1MH-PAD Zoning District and to the *General Plan 2025*, designating the area for diverse housing opportunities and services for the surrounding communities.

ACTION OPTION: Motion to authorize the Mayor (or, in his absence, the Vice-Mayor) to sign Resolution No. 1888 adopting Final Development Plan FDP14-009 for Villages at Lynx Creek, **OR** Motion not to approve Resolution No. 1888. **VOTE.**

RECOMMENDATION: Staff recommends authorization to sign Resolution No. 1888 adopting Final Development Plan FDP14-0009.

FISCAL ANALYSIS: The Town will receive one-time transaction privilege tax revenues from the construction associated with this use.

REVIEWED BY:

Management Services Director _____

Town Clerk _____

Town Attorney _____

Town Manager _____

COUNCIL ACTION:

Approved Denied Tabled/Deferred Assigned to _____