

**TOWN OF PRESCOTT VALLEY  
REQUEST FOR COUNCIL ACTION  
Date: March 11, 2010**

**SUBJECT:** Final Development Plan 10-001 Granville Unit 3, Parcel 12

**SUBMITTING DEPARTMENT:** Community Development

**PREPARED BY:** Ruth Mayday, Planner for Richard Parker, Director of Community Development

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

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**ATTACHMENTS:** a) Resolution No. 1693 b) Site Map c) Final Development Plan

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**SUMMARY BACKGROUND:** Upon the request of Joseph Contadino and Granville Development Company of Prescott Valley LLC, Council is being asked to approve the above referenced Final Development Plan encompassing the Community Center and proposed exercise center and swimming pool, and to expand the boundary to include an approximately 1 acre (0.80 acre) parcel of land to provide additional parking for the Granville Community Center to support the new facilities at the Community Center.

The proposed project calls for the construction of an approximately 1400 square foot exercise center and an outdoor pool in addition to the existing Community Center. The addition of the proposed parking will provide an additional 44 parking stalls to accommodate the increased use of the new and existing facilities. The proposed exercise center and pool are similar to facilities found in other master planned communities throughout The Town of Prescott Valley.

The site is currently zoned R1L-PAD (Residential; Single Family Limited, Planned Area Development) and the proposed use is a use by right in accordance with Article 13-06-020 A (5). The land use designation is Low Density Residential, which also supports the proposed use.

As the proposed project will enhance the amenities available to the residents of Granville and the quality of life in The Town of Prescott Valley, staff supports approval of FDP01-001.

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**OPTIONS ANALYSIS:** Town Council may approve this Final Development Plan, table the item and direct staff to make modifications to the Final Development Plan prior to approval, or decline approval.

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**ACTION OPTION:** Motion to authorize the Mayor (or, in his absence, the Vice Mayor) to sign Resolution No. 1693 approving FDP 10-001, **OR** Motion not to approve Resolution No. 1693. **VOTE.**

[Note: it is understood that approval of the FDP Resolution also authorizes to sign the agreement related to Proposition 207.]

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**RECOMMENDATION:** The underlying zoning and land use designation support the Final Development Plan.

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**FISCAL ANALYSIS:** The fiscal impact would be minimal and derived from TPT on construction materials.

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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 \_\_\_\_\_