

ORDINANCE NO. 744

AN ORDINANCE OF THE MAYOR AND COMMON COUNCIL OF THE TOWN OF PRESCOTT VALLEY, A MUNICIPAL CORPORATION OF ARIZONA, AMENDING THE TOWN ZONING MAP (ZMC10-001) BY CHANGING THE ZONING CLASSIFICATION OF LOT 6535, UNIT 16, FROM RS-3 (RESIDENTIAL AND SERVICES) TO C3 (COMMERCIAL; MINOR INDUSTRIAL); AND PROVIDING THAT THIS ORDINANCE SHALL BE EFFECTIVE THIRTY (30) DAYS AFTER ITS PASSAGE AND APPROVAL ACCORDING TO LAW.

WHEREAS, in January of 2010, Arizornia Development Inc., applied for a Zoning Map Change from RS-3 (Residential and Services) to C3 (Commercial; Minor Industrial) on Lot 6535, Unit 16, located on the north side of Laredo Drive between Sherrill Drive and Ranger Road; and

WHEREAS, the Prescott Valley Planning and Zoning Commission held a public hearing on said rezoning request (ZMC10-001) at its regular meeting on March 8, 2010, and recommended approval of the zoning change (subject to conditions) in that the request was consistent with the *General Plan 2020*; and

WHEREAS, the Town Council considered this recommendation at its regular meetings held April 22, 2010, and May 13, 2010, and has determined that such re-zoning (as conditioned) will be beneficial to the community and is in conformity with the Prescott Valley *General Plan 2020*; and

WHEREAS, the Town Council finds that the procedures required by ARS §§9-462.03 and 9.462.04 (and by Article 13-30 of the Prescott Valley Town Code) have been complied with in connection with this zoning action;

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Common Council of the Town of Prescott Valley, Arizona, as follows:

SECTION 1. That the Zoning Map of the Town of Prescott Valley be hereby amended from RS zoning to C3 zoning for the following-described real property:

Lot 6535, Unit 16, Prescott Valley, Arizona.

SECTION 2. That this amendment is hereby expressly conditioned as follows:

1. Development shall be in conformance with the standards of Article 13-15 (C3) and all other applicable Town Code requirements.

In the event of non-compliance with any of the above conditions, the zoning designation

for the described property shall revert from C3 back to the original designation of RS in accordance with the procedures set forth in ARS §9-462.01(E).

SECTION 3. That this Ordinance shall be effective thirty (30) days after its passage and approval according to law.

PASSED AND APPROVED by the Mayor and Common Council of the Town of Prescott Valley, Arizona, this 13th day of May, 2010.

HARVEY C. SKOOG, Mayor

ATTEST:

Diane Russell, Town Clerk

APPROVED AS TO FORM:

Ivan Legler, Town Attorney