

COUNCIL DECISION REQUEST

SUBJECT: 500 South Rim Club Parkway Preliminary Plat Extension

MEETING DATE: May 1, 2008

PAYSON GOAL: NEW: EXISTING:

ITEM NO.:

TENTATIVE SCHEDULE:

SUBMITTED BY: Jerry Owen

AMOUNT BUDGETED: \$0.00

SUBMITTAL TO AGENDA
APPROVED BY TOWN MANAGER

EXPENDITURE REQUIRED: \$0.00

CONT. FUNDING REQUIRED:

EXHIBITS (If Applicable, To Be Attached):
Letter from Ralph Bossert, Tetra Tech
Conditions of Preliminary Plat Approval

POSSIBLE MOTION

"I move to approve the extension of 500 South Rim Club Parkway Preliminary Plat for six months through December 7, 2008."

SUMMARY OF THE BASIS FOR POSSIBLE MOTION:

This preliminary plat was approved by the Planning and Zoning Commission and approved by Town Council on June 7, 2007. It consists of 20 lots on 11.01 acres located at 500 South Rim Club Parkway.

PROS:

The extension would allow this owner more time to proceed to the final plat stage.

CONS:

None noted.

PUBLIC INPUT (if any):

BOARD/COMMITTEE/COMMISSION ACTIONS/RECOMMENDATIONS (if any) (give dates and attach minutes):

The Town Council approved this preliminary plat on June 7, 2007, subject to 9 conditions.

FUNDING:

Account Number:	Title:	Amount: \$
Account Number:	Title:	Amount: \$
Account Number:	Title:	Amount: \$
Account Number:	Title:	Amount: \$
		Total Cost: \$

CFO: _____ Date: _____

MAY 01 2008 I.4*



TETRA TECH, INC.

RECEIVED
TOWN

APR 14 2008

A. Smith

April 11, 2008

Town of Payson

Ms. Sylvia Smith, Town Clerk
Town of Payson
303 North Beeline Highway
Payson, AZ 85541

**RE: 500 South Rim Club Parkway (S-137-07)
Project No. 6149.0012**

Dear Sylvia:

The Mayor and Common Council approved the Preliminary Plat for the subject property on June 7, 2007. Current economic conditions do not warrant moving forward with the Final Plat at this time.

On behalf of Chris and Gina Perkes, owners of the property, we respectfully request the Common Council to extend the Preliminary Plat approval for six (6) months.

Very truly yours,

Ralph O. Bossert, PE, RLS
Sr. Project Manager

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cc: Jerry Owen
LaRon Garrett
Chris and Gina Perkes

S-137-07 – Conditions for Preliminary Plat – 500 South Rim Club Parkway

1. The final plat shall be in substantial conformance with the preliminary plat as submitted.
2. That the applicant comply with all standard Town of Payson development requirements.
3. If a subdivision sign is planned, a sign easement shall be created on the lot where the subdivision sign will be placed.
4. That the improvement plans indicate the number and location of water valves and fire hydrants necessary to meet Water and Fire Department requirements.
5. That the final plat be submitted within 12 months of Council approval of the preliminary plat.
6. The developer shall provide sanitary sewer facilities in accordance with Northern Gila County Sanitary District requirements and be annexed into the District prior to Council approval of the Final Plat.
7. The pathway along South Rim Club Parkway shall be detached from the roadway improvement by at least eight feet.
8. The slopes along South Rim Club Parkway shall be a maximum of 2:1.
9. That all other provisions of the Unified Development Code be met.