

**RESOLUTION NO. 2017-22
SEDONA HARD CIDER
MAJOR COMMUNITY PLAN AMENDMENT
PZ 17-00007 (MAJOR CPA)**

**A RESOLUTION OF THE MAYOR AND COUNCIL OF THE CITY OF SEDONA,
ARIZONA, AMENDING THE SEDONA COMMUNITY PLAN FUTURE LAND USE
MAP BY RE-DESIGNATING APPROXIMATELY 3.63 ACRES OF PROPERTY
LOCATED AT 145 COPPER CLIFFS LANE FROM SINGLE FAMILY LOW DENSITY
RESIDENTIAL TO PLANNED AREA.**

WHEREAS, Arizona law (A.R.S. § 9-461.06) and the Sedona Community Plan (Chapter 9) require that any major amendments to the Community Plan are made only after a public hearing and approval of at least two-thirds of the City Council, and

WHEREAS, a major amendment, pursuant to A.R.S. § 9-461.06(H) is any “substantial alteration of the municipality’s land use mixture or balance” as defined by criteria set forth in the adopted Community Plan, and

WHEREAS, a major amendment under Chapter 9 of the Community Plan includes a change to the Future Land Use Map in land use designation from Residential to Planned Area, and

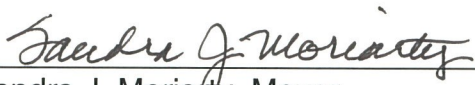
WHEREAS, an application for a major amendment to the Community Plan was properly submitted for consideration for the property designated herein, and

WHEREAS, the Sedona Planning and Zoning Commission duly considered the proposed major amendment on September 19, 2017 and approved said major amendment,

THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF SEDONA, ARIZONA:


1. The area to be re-designated consists of 3.63 acres of property located along the west of State Route 179 near the Canyon Drive roundabout, as depicted in Exhibit A. This property is further described as Coconino County Assessor’s Parcel No. 401-26-004.
2. That portion of the Sedona Community Plan Future Land Use Map depicting the aforementioned area is re-designated from “Single Family Low Density Residential” to “Planned Area.”
3. By making this re-designation of the Future Land Use Map, affected property owners have the opportunity to propose changes to the zoning of the designated property that are consistent with the Community Plan and Future Land Use Map as amended and the Sedona Land Development Code.

APPROVED AND ADOPTED by the Mayor and Council of the City of Sedona,
Arizona, this 25th day of October, 2017.



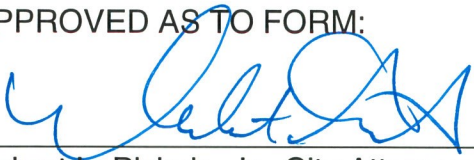
Sandra J. Moriarty, Mayor

ATTEST:



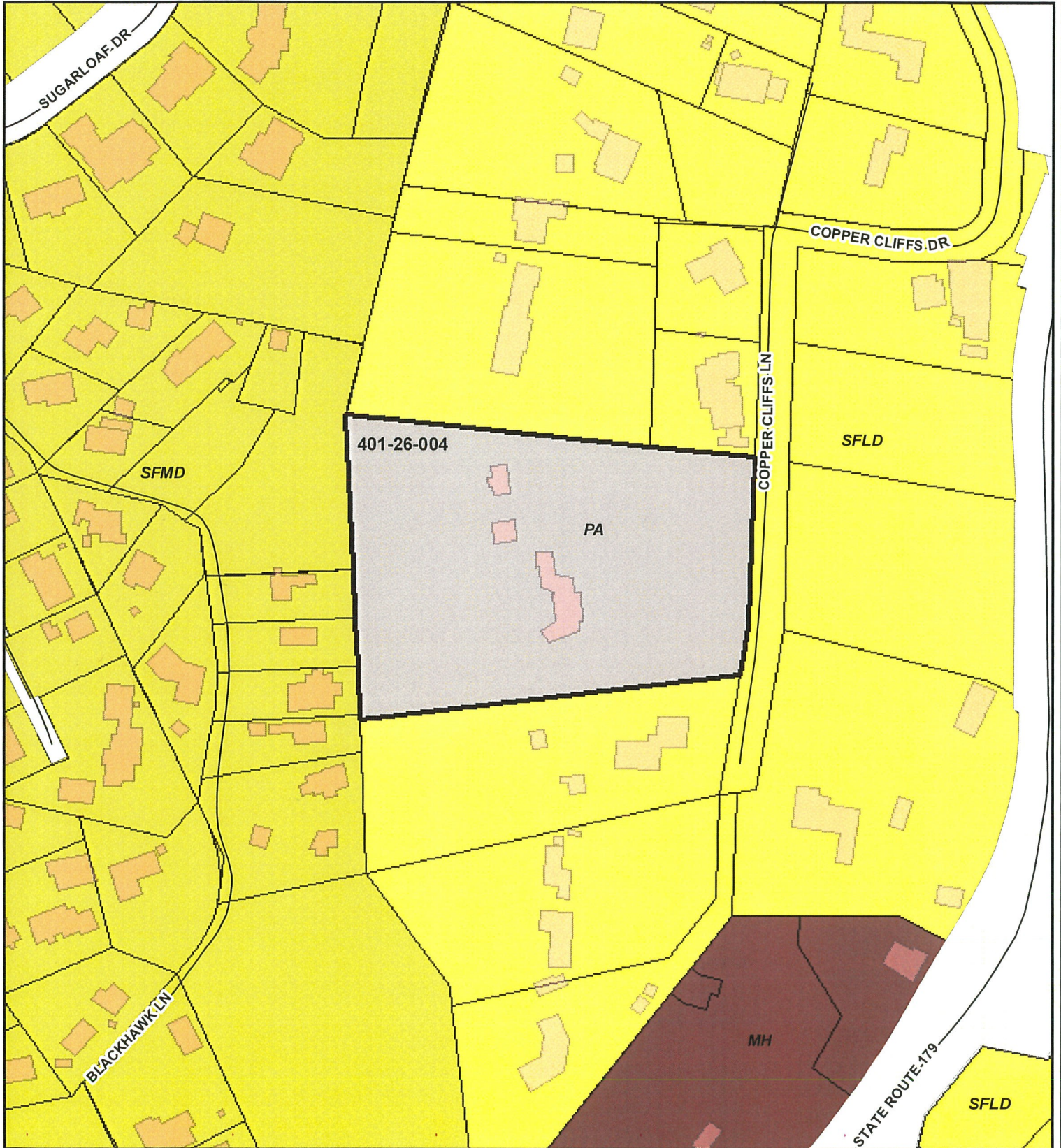
Susan L. Irvine, CMC, City Clerk

APPROVED AS TO FORM:



Robert L. Pickels, Jr., City Attorney

Exhibit A
PZ 17-00007 Sedona Hard Cider
Sedona Community Plan Future Land Use Map
Major Community Plan Amendment Request: Single Family Low Density (.5-2 DU/AC) to PA (Planned Area)



Community Plan 2013

- SFLD Single Family Low Density (.5 to 2 DU/AC)
- SFMD Single Family Medium Density (2 to 4 DU/AC)
- PA Planned Area
- MH Mobile Home

- Street Centerline
- Building Footprint
- Parcel #401-26-004
- Parcel Boundary

0 75 150 Feet



This map is designed to provide as-is information only. The data is not accurate to engineering or surveying standards. The City of Sedona is not liable or responsible for loss or damages arising from the data contained on this map.
 GIS, City of Sedona. 09/26/2017
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