

RESOLUTION NO. 23-34

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF APACHE JUNCTION, ARIZONA, APPROVING A PRELIMINARY PLAT EXTENSION FOR THE "OLD WEST HIGHWAY VILLAGE" SUBDIVISION, IN CASE P-21-98-SD, REQUESTED BY GALILEO CAPITAL PARTNERS, REPRESENTED BY GREG LOPER.

WHEREAS, the subdivider in Case P-21-98-SD proposed to subdivide Pinal County Assessor parcel numbers 102-03-3030 and 102-02-0050, approximately 7.7 net acres, located south of Old West Highway, between South Royal Palm Road and South Tomahawk Road, (collectively, the "subject property"), into approximately one-hundred-six (106) residential lots for a single-family homes subdivision to be called "Old West Highway Village," pursuant to Arizona Revised Statutes ("ARS") Title 9, Chapter 4, Article 6.2, and pursuant to the Apache Junction City Code, Volume II, Land Development Code, Chapter 1: Zoning Ordinance, Article 1-5: Zoning Bulk and Use Regulations, Section 1-5-1, Residential Use Regulations and Article 1-4: Zoning Districts, Section 1-4-3, Planned Development ("PD") Overlay District, and Chapter 2: Subdivision Regulations; and

WHEREAS, on November 1, 2022, the city council held a public hearing regarding the preliminary plat for case P-21-98-SD and voted to approve the preliminary plat by a vote of 6-0, subject to conditions; and

WHEREAS, the council finds this preliminary subdivision plat to be in compliance with the Apache Junction City Code, Volume II, Land Development Code, Chapter 1: Zoning Ordinance and Chapter 2: Subdivision Regulations, and the conditions of approval adopted in Ordinance No. 1501 in rezoning case PZ-1-20; and

WHEREAS, the Apache Junction City Code, Volume II: Land Development Code, Chapter 2: Subdivision and Minor Land Division Regulations, Article 2-2: Platting Procedures and Requirements, § 2-2-4 Preliminary Plat allows that a time extension for an additional 12 months may be granted by the city council if there had been no change in the city's policies or regulations which would affect the subdivision; and

WHEREAS, it has been determined that there has been no change to the city's subdivision standards from the time of the preliminary plat approval; and

WHEREAS, the development team is still found to be working towards the design and submittal of the final plat.

NOW, THEREFORE, BE IT RESOLVED by the mayor and city council of the City of Apache Junction, Arizona, that:

1. The approval of the preliminary plat for the Old West Highway Village subdivision, case P-21-98-SD, approved through Resolution 22-42 be extended for a period of 12 months from November 7, 2023, the approval of this resolution, to November 7, 2024. All conditions of approval of Resolution 22-42 remain applicable.

PASSED AND ADOPTED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF APACHE JUNCTION, ARIZONA, THIS 7TH DAY OF NOVEMBER, 2023.

SIGNED AND ATTESTED TO THIS _____ DAY OF _____, 2023.

WALTER "CHIP" WILSON
Mayor

ATTEST:

JENNIFER PENA
City Clerk

APPROVED AS TO FORM:

RICHARD J. STERN
City Attorney