



# Cochise County

## Development Services

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### MEMORANDUM

**TO:** Board of Supervisors  
**FROM:** Daniel Coxworth, AICP, Development Services Director  
**FOR:** Richard Karwaczka, County Administrator  
**SUBJECT:** Ramsey Reserve Estates Plat Abandonment (S-06-10)  
**DATE:** August 30, 2021

### NATURE OF THE REQUEST

Staff-initiated request to abandon the Ramsey Reserve Estates final plat. Richard Lynton owns all parcels located in the subdivision. The County provided Mr. Lynton a 30-day notice of plat abandonment. Mr. Lynton does not object to the plat abandonment. If the Board of Supervisors abandons the plat, all property boundaries within the subdivision will be dissolved, and one large 32-acre parcel will remain. All existing easements for access and utilities that serve the neighboring properties will remain.

The Cochise County Subdivision Regulations, *Section 804.B Abandonment by the County* allows County staff to initiate the abandonment of a recorded plat if required improvements have not been completed in a timely fashion or if due to the passage of not less than ten (10) years, without substantial sales and improvements, it appears the subdivision will not be developed as originally intended. All parcels in the Ramsey Reserve Estates have not been developed and are vacant.

#### **Timeline:**

December 2007 – Final Plat approved by the Board of Supervisors and recorded. Docket S-06-10  
January 2013 – Assurance Agreement for improvements expired  
May 2014 – Substitute Assurance Agreement not approved by the Board of Supervisors  
July 21, 2021 – Staff provided Mr. Richard Lynton the required 30-day notice of plat abandonment

### RECOMMENDATION

Staff recommends the Board of Supervisors **approve** the abandonment of the Ramsey Reserve Estates final plat.

#### **Planning, Zoning and Building Safety**

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