

**HOUSING IMPACT STATEMENT**  
**PZ-23-00137 MANUFACTURED HOME ZONE LOT DEVELOPMENT STANDARDS**

Pursuant to ARS 9-462.01 (J) a Housing Impact Statement shall be considered by the City Council prior to adopting a Zoning Code Text Amendment regarding the impact of the amendment on the following:

1. A general estimate of the probable impact on the average cost to construct housing for sale or rent within the zoning districts to which the zoning text amendment applies.

*The proposed zoning code text amendment is to modify the minimum lot size from 5 acres to 4,000 square feet. This is likely to encourage additional housing units within this zoning district by allowing for the creation of additional lots. This amendment will not affect the average cost to construct housing for sale or rent.*

2. A description of any data or reference material on which the proposed zoning text amendment is based.

*The former Land Development Code was utilized to develop a minimum lot size for the Manufactured Home zone to ensure consistency with our existing developments within this zoning district.*

3. A description of any less costly or less restrictive alternative methods of achieving the purpose of the proposed zoning text amendment.

*None. The current minimum lot size of 5 acres is too restrictive. The proposal is to allow 4,000 square feet instead which is the least restrictive option.*