

**COCONINO COUNTY, ARIZONA RECORDER
CONDITIONAL USE PERMIT**

**FROM GRANTOR: CITY OF FLAGSTAFF
COCONINO COUNTY, ARIZONA
OFFICE OF PLANNING AND ZONING**

**TO GRANTEE: HEBETS REVOCABLE TRUST
DTD 03-28-95**

Permit No. **PZ-24-00064**

October 23, 2024

Permission is hereby granted to HEBETS REVOCABLE TRUST DTD 03-28-95 to establish a High Occupancy Housing Development, Single-Family use pursuant to Section 10-40.30.030.B of the *Flagstaff Zoning Code*. The High Occupancy Housing Development, Single-Family consists of an existing 7,950 square foot single-family residence with 11 bedrooms and 11 bathrooms on approximately 1.46 acres located at 5015 East Lake Country Road in the Rural Residential (RR) Zone, and legally described as Coconino County Assessor parcel number 114-11-049-D in the city of Flagstaff, Arizona.

After a public hearing held on October 23, 2024, the Planning and Zoning Commission voted to grant this Conditional Use Permit subject to the following conditions:

1. The development of the site shall substantially conform to the plans as presented with the Conditional Use Permit application.

Furthermore, this permit is issued on the express condition that the use permitted herein shall conform in all relevant respects to the ordinances of the City of Flagstaff and the laws of the State of Arizona.

Any and all conditions endorsed on this permit are subject to periodic review by the City of Flagstaff's Planning Director. Following review, the Planning and Zoning Commission shall be notified when the conditions of operation imposed in the approval and issuance of this permit have not been or are not being complied with.

The Planning and Zoning Commission shall consider the matter of revocation and set the permit for public hearing. If the Planning and Zoning Commission finds, following the public hearing, that the conditions imposed in the issuance of this permit are not being complied with, this permit may be revoked and further operation of the use for which this permit was approved shall constitute a violation of the Zoning Code.

