



City of Flagstaff

Community Development Division

211 W. Aspen Ave

P: (928) 213-2618

Flagstaff, AZ 86001

www.flagstaff.az.gov

| | | | |
|--|--|--|--|
| Date Received | Application for Subdivision Review | | File Number |
| Property Owner(s) CDR Devcorp LTD | | Phone | |
| Mailing Address 3605 S. Flagstaff Ranch Rd | | City, State, Zip Flagstaff, AZ 86005 | clintwhiting@capstonehomesaz.com |
| Applicant(s) EPS Group, Inc. and Capstone Homes | | Phone 480-503-2250 928-600-3594 | |
| Mailing Address 1130 N. Alma School Rd, Ste 120 | | City, State, Zip Mesa, AZ 85201 | Email clee@capstonehomesaz.com brennan.maher@epsgroupinc.com |
| Project Representative EPS Group - Brennan Maher - Project Manager Capstone Homes - Charity Lee - Entitlements | | Phone (480) 503-2250 (928) 600-3594 | |
| Mailing Address 1130 N. Alma School Rd, Ste 120 | | City, State, Zip Mesa, AZ 85201 | Email brennan.maher@epsgroupinc.com clee@capstonehomesaz.com |
| Requested Review: | <input type="checkbox"/> Development Master Plan | <input type="checkbox"/> Conceptual Plat | <input type="checkbox"/> Preliminary Plat P&Z and Council |
| | <input type="checkbox"/> Modified Subdivision | <input checked="" type="checkbox"/> Preliminary Plat | <input type="checkbox"/> Final Plat- Council |

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|--|---------------------------------|--|---------------------------------|--|
| Project Name: Canyon Del Rio - Parcel R1 | | Site Address Whetstone Drive, Flagstaff, AZ 86004 | | Parcel Number 106-08-039 |
| Proposed Use Medium density residential | | Existing Use Vacant / undeveloped | | Subdivision, Tract & Lot Number Canyon Del Rio - Parcel R1 |
| Zoning District MR with RPOZ | | Regional Plan Category Future suburban | | Flood Zone X |
| | | | | Size of Site (Sq. ft. or Acres) 24.53 acres |
| Property Information: | | <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Located in an existing Local/National Historic District? (Name: _____) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Existing structures are over 50 years old at the time of application? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Subject property is undeveloped land? | | |
| Surrounding Uses | North | South | East | West |
| (Res, Com, Ind) | Vacant/Future Canyon Del Rio | Vacant/Future Canyon Del Rio | Vacant/Future Canyon Del Rio | Vacant/Future Canyon Del Rio |

| | | | | |
|----------------------------|-----------------------|------------------------|--------------------------------|-----------------------------|
| Proposed Use: | Number of Lots | Number of Units | Number of acres per use | Building Square Feet |
| Medium density residential | 141 | | 24.53 | TBD |

Please complete a "Subdivision Review Application" and provide an initialed "Application and Information Checklist" form along with the required number of plans and information as appropriate for a Development Master Plan, Conceptual, Preliminary or Final Plat. **Incomplete submittals will not be scheduled.**

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|---|------------------------|-----------------------------|------------------------|
| Property Owner Signature: (Required) | Date: 8/9/24 | Applicant Signature: | Date: 8/9/24 |
|---|------------------------|-----------------------------|------------------------|

For City Use

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|--|--------------------------------------|------------------------------------|
| Date Filed: | Case Number (s) | |
| P & Z Hearing Date: | Publication and Posting Date: | |
| Council Hearing Date: | Publication and Posting Date: | |
| Fee Receipt Number: | Amount: | Date: |
| Action by Planning and Zoning Commission: | | Action By City Council: |
| <input type="checkbox"/> Approved | | <input type="checkbox"/> Approved |
| <input type="checkbox"/> Denied | | <input type="checkbox"/> Denied |
| <input type="checkbox"/> Continued | | <input type="checkbox"/> Continued |
| Staff Assignments | Planning | Engineering |
| | | Fire |
| | | Public Works/Utilities |
| | | Stormwater |