

AGENDA

**WATER ISSUES COMMITTEE
NOTICE OF PUBLIC MEETING
Tuesday, August 2, 2016
9:30 AM**

**Prescott City Hall
Lower Level Conference Room
201 South Cortez St., Prescott, Arizona
(928) 777-1100**

The following Agenda will be considered by the Council Water Issues Committee at its meeting on **Tuesday, August 2, 2016, at 9:30 a.m.** in the Lower Level Conference Room, 201 South Cortez Street, Prescott, Arizona. One or more members of the Council may be attending this meeting through the use of a technological device.

- A. Call to Order.
- B. Roll Call.

COUNCIL WATER ISSUES COMMITTEE MEMBERS:

Chairman Jim Lamerson
Member Steve Blair
Member Steve Sischka

- C. Approval of minutes of the July 5, 2016, Water Issues Committee meeting
- D. Alternative Water Portfolio Update
- E. Water Service Agreement Applications
 - 1. WSA 16-008 Prescott Lake Villas
 - 2. WSA 16-013 Burford (vacant residentially-zoned tract)
 - 3. WSA 16-014 Millennium Holdings, LLC
 - 4. WSA 16-015 Pogue
 - 5. WSA 16-016 Stout
- F. Water Conservation Program
 - 1. WaterWays™
 - 2. Rainwater Harvesting Rebate
- G. Adjournment

CERTIFICATION OF POSTING OF NOTICE

The undersigned hereby certifies that a copy of the foregoing notice was duly posted at Prescott City Hall on _____
at _____ .m. in accordance with the statement filed by the Prescott City Council with the City Clerk.

Dana R. DeLong, City Clerk

COUNCIL WATER ISSUES
COMMITTEE
REGULAR MEETING
TUESDAY, JULY 5, 2016
PRESCOTT, ARIZONA

MINUTES OF THE REGULAR MEETING OF THE COUNCIL WATER ISSUES COMMITTEE HELD ON JULY 5, 2016, in the LOWER LEVEL CONFERENCE ROOM, located at CITY HALL, 201 SOUTH CORTEZ STREET, Prescott, Arizona.

A. Call to Order.

Chairman Lamerson called the meeting to order at 9:00 a.m.

B. Roll Call.

COUNCIL WATER ISSUES COMMITTEE MEMBERS:

Present:

Chairman Jim Lamerson
Member Steve Blair (arrived at 9:07 am)
Member Steve Sischka

Staff Present:

Leslie Graser, Water Resources Manager
Clyde Halstead, Assistant City Attorney
Rhonda K. Basore, Deputy City Clerk
Craig McConnell, City Manager

C. Approval of minutes of the June 14, 2016, Council Water Issues Committee meeting.

**MEMBER SISCHKA MOVED TO APPROVE THE MINUTES AS WRITTEN;
SECONDED BY CHAIR LAMERSON; PASSED 2-0.**

D. Alternative Water Portfolio Update

Leslie Graser, Water Resources Manager, presented. She reviewed balances in alternative water categories as of July 1, 2016. She said the alternative water General Pool balance (after set asides are deducted) that was available was 219.45 AF. She said this report was an update and no action was required.

E. Water Service Agreement Applications

1. WSA 16-010 Level Vision, LLC

Leslie Graser, Water Resources Manager, presented. She said the project was for seven (7) multi-family units; the water requirement was requirement was 1.75 acre-feet (AF) (7 units x 0.25 AF/unit). The total requirement of 1.75 AF would be met by a combination of 0.5 AF of groundwater and 1.25 AF of alternative water category for workforce/multi-family/apartments/duplex. She said items completed are pre-application conference, rezone (includes Site Plan) and Water Service Agreement Application and Site Plan, Round 1 comments. Items that remain to be completed are rezone (includes Site Plan) review, Water Issues Committee recommendation and City Council approval of WSA.

Chair Lamerson said Member Blair and himself attend the Planning & Zoning meetings in order to be prepared for when item(s) become before the Water Issues Committee.

Ms. Graser continued with the presentation. She said at the P&Z meetings, when reviewing the site plans, there needs to be a level of comfort in knowing what was required within code. So knowing about grading, transportation and water availability was important.

Chair Lamerson said it was important to streamline the process and have the information available. He said the submittal, review and approval process was expensive. He did not want to put someone through the expense just to be told no because there was no water available.

Ms. Graser said the city has a portfolio of water availability. She said the portfolio shows applicants how much water was available for a project. If there was not enough water for the project, the applicant could choose to use irrigation grandfather rights to make up the difference. This keeps everyone moving forward.

Ms. Graser continued with the presentation. She said the project was located at 780 Gail Gardner Way and requires 1.75 AF. She said there was 31.1 AF remaining in the portfolio.

Member Sischka asked if the Water Issues Committee could recommend the project move forward before it was approved the Planning Department.

Ms. Graser said yes. She said if the water was available and WSA meets all the requirements the Committee could forward to the City Council.

Chair Lamerson said if the water was available and it meets P&Z requirements he supported moving the WSA forward.

IT WAS THE CONSENSUS OF THE SUB-COMMITTEE TO FORWARD THIS ITEM TO THE CITY COUNCIL.

2. WSA 16-011 Redfoot Properties

Ms. Graser presented. She said the project was for seventy (70) apartment units, which requires 17.5 AF of water. This project was subject to the available volume and requirements defined in the Workforce/MF/Duplex/Apts policy. She said items completed are pre-application conference, re-plat application (including site plan) and Water Service Agreement application, and Site Plan, Round 1 comments. Items left to be completed are re-plat application (including site plan) approval, Planning Commission recommendation, Water Issues Committee recommendation, and City Council approval of WSA. She said the applicant asked a few days prior to the P&Z meeting to defer the project to work out issues with the surrounding neighbors. She said she was working with the applicant in determining water allocation.

IT WAS THE CONSENSUS OF THE SUB-COMMITTEE TO DEFER THIS ITEM TO A FUTURE MEETING DATE.

3. WSA 16-012 Robinson Duplexes, LLC

Ms. Graser presented. She said the project consists of six (6) duplex structures, totaling twelve (12) multi-family dwelling units. The water requirement for 12 multi-family units was 3 AF. This project was subject to the available volume and requirements defined in the Workforce/MF/Duplex/Apts category. She said the water was available. She said items completed are pre-application conference, Site Plan and Water Service Agreement Application, and Site Plan, Round 1 comments. Items left to be completed are Site Plan approval, Planning Commission recommendation, Water Issues Committee recommendation and City Council approval of WSA.

Chair Lamerson said if the water was available and it meets P&Z requirements he saw no reason in not moving the WSA forward.

Member Sischka said if this project was moved forward, then the Redfoot project has a further jump to meet the water requirement. Ms. Graser said staff continuously watches the numbers. She said she notifies interested applicants of water availability and works with them on available options. Member Sischka said the available water in the portfolio was at the time applicants submit. Ms. Graser said that was correct. She said she does not hold availability of water until after the Committee makes a recommendation.

IT WAS THE CONSENSUS OF THE SUB-COMMITTEE TO FORWARD THIS ITEM TO THE CITY COUNCIL.

F. Adjournment

There being no further business to be discussed, the Council Water Issues Committee adjourned the Public Meeting of July 5, 2016, at 10:10 a.m.

JIM LAMERSON, Chairman

ATTEST:

DANA R. DeLONG, City Clerk

| | |
|---|--|
| COUNCIL WATER ISSUES COMMITTEE AGENDA MEMO | |
| August 2, 2016 | |
| DEPARTMENT: | City Manager (Water Resource Management) |
| AGENDA ITEM: | Alternative Water Portfolio Update |

| | |
|--|--------------|
| Approved By: | Date: |
| Water Resource Manager: Leslie Graser | |
| City Manager: Craig McConnell | |

Summary

As of May 3, 2016, 479 acre-feet of "Alternative Water" remained for new development (uncommitted by a water service agreement).

For the balance of Calendar Year 2016 (May 3 through December 31, 2016), quantities were made available ("budgeted") in two residential categories:

- 1. Market **125 acre-feet**
- 2. Workforce **100 acre-feet**

According to policy, no one project is eligible for allocation of more than 50% of each of the preceding (market and workforce) quantities, or portions of these quantities remaining after such allocations.

At year-end 2016, if the preceding (market and workforce) quantities are fully allocated, 50 acre-feet would be the opening balance for Calendar Year 2017 due to the policy adopted May 3, 2016, which outlined a transfer of 50 acre-feet from the vacant, residentially-zoned tract reservation. This volume, 50 acre-feet, at this time, is the base water allocation budget for recommendation to Council in late 2016. Increases to the 50 acre-feet are anticipated; however, a certain volume will not be known until late 2016 due to continued requests for water supplies and placement of those supplies into contract.

As of July 26, 2016, of the 225 acre-feet, market and workforce budget above, 82.55 acre-feet remains, with the difference formally allocated by water service agreements approved by the City Council. In addition, the Council Water Issues Committee and/or Planning & Zoning Commission have recommended Council consideration/approval of projects for which the combined demand is 67.95 acre-feet. This 67.95 acre-feet includes applications that have been administratively approved in accordance with the current policy. If all of these projects are approved, the Calendar Year 2016 budget balances would be:

- 1. Market **23.50 acre-feet**
- 2. Workforce **26.85 acre-feet**

Requests for alternative water for the projects on this (August 2, 2016) agenda that have not already been to the Planning & Zoning Commission and received a recommendation of approval to the City Council, if viewed favorably by the Council Water Issues Committee, would further reduce the Calendar Year 2016 budget balances above to:

1. Market **23.50 acre-feet**
2. Workforce **11.60 acre-feet**

Note that the proceeding information solely provides tracking of the market and workforce portions of the budget adopted for the May 3 to December 31, 2016, timeframe. The total volume described in the current policy identifies and categorizes available supplies at 479 acre-feet. Recall this volume, also includes:

- 100 acre-feet side aside for a contractual obligation
- 99 acre-feet for commercial projects

| |
|---|
| Committee Recommendation to Council: Update; for Committee consideration in evaluating the requests for allocations of alternative water on this meeting agenda. |
|---|

COUNCIL WATER ISSUES COMMITTEE AGENDA MEMO

August 2, 2016

DEPARTMENT: City Manager (Water Resource Management)

AGENDA ITEM: Water Service Agreement Application No. 16-008 by Prescott Lakes Villas, for the construction of a 200-unit apartment complex on APN 106-13-031H at 2051 Willow Lake Road

Approved By:

Date:

Water Resource Manager: Leslie Graser

City Manager: Craig McConnell

Background

Resolution No. 4328-1537, adopted May 3, 2016, "Alternative Water Allocation Policy for Calendar Year 2016", identifies a supply for possible allocation to new projects not listed in Exhibit A thereto.

Summary

This project is a 200-unit apartment complex; the water requirement is 50 acre-feet (AF) (200 units x 0.25 AF/unit). This property is currently serviced by a well. Per Arizona Department of Water Resources Decision and Order No. 86-401501.0001 (the "D&O"), Attachment A.3.b.vi.:

"If any residential groundwater users, including residential groundwater uses served by any exempt well, in existence on August 21, 1998, have been replaced by permanent water service from the applicant after August 21, 1998, multiply one-half acre-foot of groundwater by the number of housing units receiving the service and then multiply that product by 100."

Therefore, if a property was served by a well in 1998 and a connection to City water replaces the well, the City can apply for a groundwater allocation increase of 0.5 AF/residence. The 0.5 AF credit will be applied to the property to cover water allocation needs and the allocation will be considered committed demand.

In order to maintain consistency with the D&O and among projects, Water Resources reviews the number of residential units served by a well in 2007 because it is the most recent date ADWR reviewed City water use in the Application to Modify the D&O. According to aerial photography, in 2007 the property had twenty-five (25) residential units served by the well; therefore, this property is eligible for a total credit of twelve and one-half (12.5) AF of committed groundwater.

Based on the Site Plan for Prescott Lakes Villas, Granite Basin Engineering, dated 5/6/2016, the applicant would like to seek alternative water supplies for Phase 1, consisting of the first three buildings (1, 2, and 3; 30, 30, and 39 units respectively, a total of 99 units). The Phase 1 water would consist of 12.5 AF of committed groundwater and 12.25 acre-feet of alternative water. The applicant is aware that the allocation of Phase 1 water does not obligate the City to allocate for Phase 2. Attachment 3 is the update the City provided to the applicant regarding available

Agenda Item: Water Service Agreement Application No. 16-008 by Prescott Lakes Villas, for the construction of a 200-unit apartment complex on APN 106-13-031H at 2051 Willow Lake Road

alternative water supplies and phasing. This information was discussed with the applicant's engineer on 7/7/2016 and emailed to the applicant on 7/7/2016.

Status of Project

Completed

- Pre-Application Conference (PAC) No. 16-033
- Site Plan and Water Service Agreement applications, May 6, 2016
- Planning Commission recommended approval of site plan at their meeting of June 30, 2016

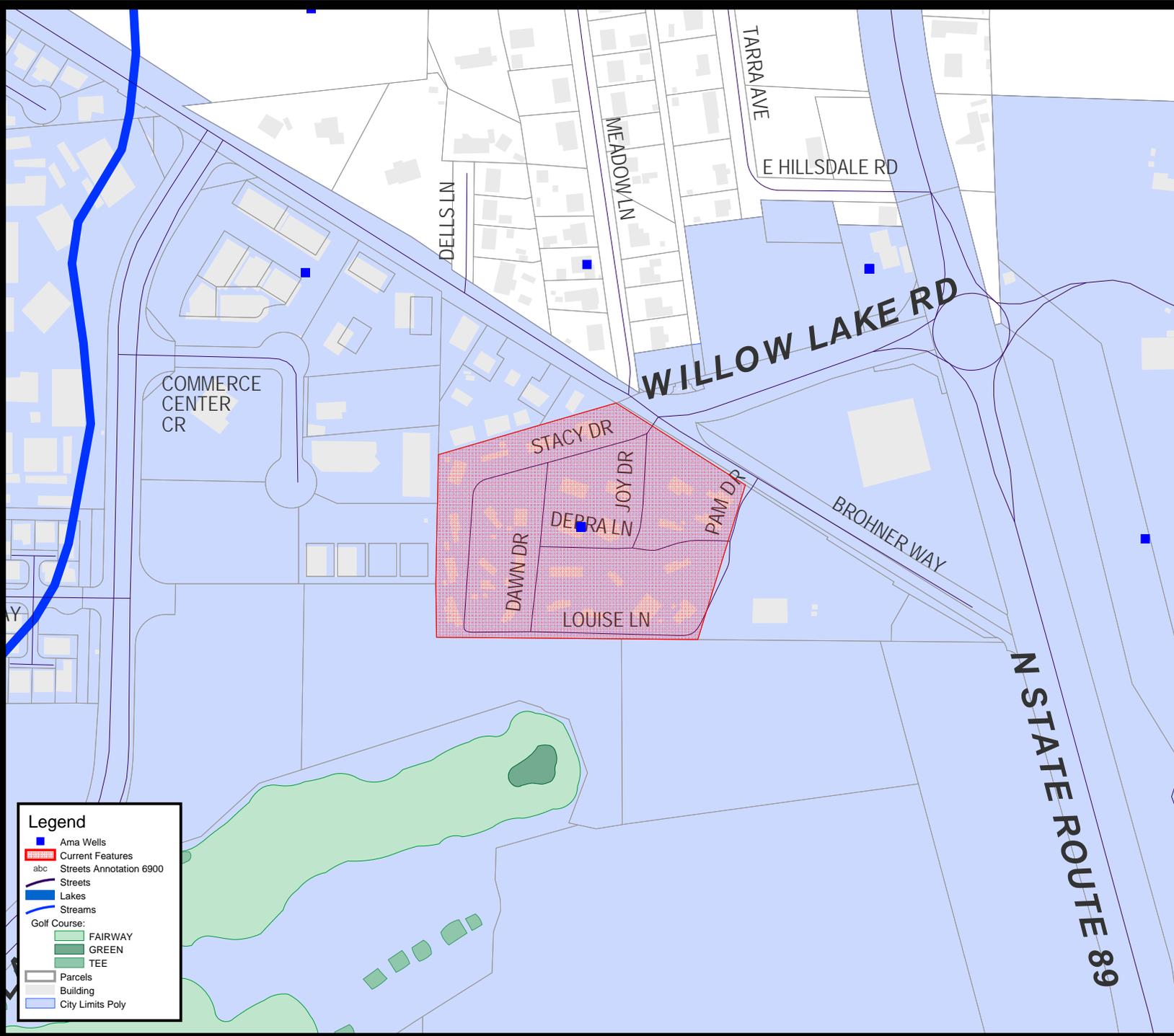
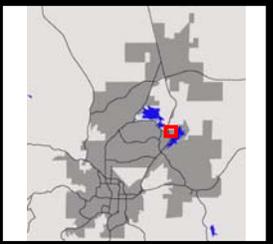
Remaining to be completed

- Council Water Issues Committee recommendation
- City Council approval of site plan and water service agreement

Attachments

- 1) Location Map
- 2) Site plan and Water Service Agreement Application
- 3) Water Service Agreement Application Status Update

Committee Recommendation to Council: The Committee recommends (or does not recommend) consideration of approval of the site plan and a water service agreement for Phase 1 (99 units) by the Council.



Legend

- Ama Wells
- CURRENT Current Features
- abc Streets Annotation 6900
- Streets
- Lakes
- Streams
- Golf Course:
 - FAIRWAY
 - GREEN
 - TEE
- Parcels
- Building
- City Limits Poly

This map is a product of
The City of Prescott






CITY OF PRESCOTT
COMMUNITY DEVELOPMENT DEPARTMENT
201 S. Cortez, Prescott, AZ 86301 (928) 777-1205

SITE PLAN APPLICATION

| (Staff Use Only) | | | |
|--------------------|--------------------|------------------|----------------------------------|
| SI# <u>16-002</u> | Zoning: _____ | Township _____ | Section _____ Range _____ |
| Taken in By: _____ | Assigned To: _____ | Receipt #: _____ | Date Application Complete: _____ |

Property Address: 2051 Willow Lake Rd., Prescott, AZ 86301

Assessor's Parcel Number (s)(APN): 106-13-031H

Total Acres: (if less than 1/2 acre provide square feet if known) 7.5+ Total Lots: _____

| | |
|---|---|
| Owner Name: <u>RAN & Associates</u> | Phone: <u>858-382-4050</u> |
| Address: <u>6170 Caminito Plata</u> | Fax: _____ |
| <u>San Diego, CA 92120</u> | Email: <u>rickanestor@earthlink.net</u> |

| | |
|--|--|
| Applicant/Agent Name: (If different than property owner, Agent letter must accompany submittal): <u>Granite Basin Engineering, Inc.</u> | |
| Address: <u>1981 Commerce Center Circle</u> | Phone: <u>928-717-0171</u> |
| <u>Suite B</u> | Fax: <u>928-717-0181</u> |
| <u>Prescott, AZ 86301</u> | E-mail: <u>davin@granitebasinengineering.com</u> |

Description of Request: 210 - Unit Apartment Complex

(If necessary: Attach additional sheet (s) to provided a detailed Description of Request)

Dan Bumer 5/6/2016
 Applicant/Agent Signature Date

May 6, 2016

GBE Project: 16010

Mr. Frank Hall
Community Planner
City of Prescott
201 S. Cortez Street
Prescott, Arizona 86303

Re: Site Plan Application for Prescott Lake Villas

Dear Frank;

Enclosed herewith please find the Site Plan submittal for the referenced project. The project consists of a 210-unit multi-family apartment project at 2051 Willow Lake Road on parcel 106-13-031H. The proposed development is a permitted use in the Multi-Family High Density (MF-H), zoning district per Article 2, Table 2.3 of the Land Development Code (LDC). Contiguous land uses include IT (Industrial Transition), BG (Business General) and similar MF-H zoning.

Changes have been made to the site plan in response to staff comments outlined in the Preliminary Application Conference (PAC) letter, dated 3/7/16. Noteworthy changes include an 18-unit reduction in the total number apartment units and combined access to Willow Lake Road from Brohner Way. Access to the project is proposed from Brohner Way with new turn lane improvements along Willow Lake Road. Proposed off-street parking is provided at one (1) space per bedroom plus twenty (20) guest parking spaces per Article 6, Section 6.2 of the LDC.

Detailed information about the proposed apartment development is included on the enclosed Site Plan in both graphical and tabular format. We are confident that the current Site Plan represents the highest and best use of the property and we look forward to presenting our proposal to the Planning and Zoning Commission and ultimately City Council. Please do not hesitate to contact us should you have any questions or comments.

Sincerely,



Davin Benner, P.E.
Granite Basin Engineering, Inc.

Enclosures:

1. Site plan application submittal checklist (1 copy)
2. Site plan application (1 copy)
3. PAC16-033 (1 copy)
4. 24x36 Site Plan (11 copies)
 - a. Reduced 8.5x11 (1 copy)
 - b. Electronic file (1 copy)
5. 11x17 Community Center Floor Plan (11 copies)
6. 11x17 Unit Floor Plans (11 copies)
7. 11x17 Typical Building Plan (11 copies)
8. Building Elevations (to be provided prior to P&Z)
9. Check for \$423 filing fee



WATER SERVICE AGREEMENT APPLICATION

Water Resource Management Division
201 S. Cortez St., Prescott, AZ 86303
(P) 928.777.1645 (F) 928.777.1255

Please complete the form and submit a legible legal description on a separate sheet of paper as well as a site plan of the subject property with proposed improvements. Submit all documents and the filing fee directly to the Community Development Department at 201 S. Cortez St, Prescott, AZ 86302.

APPLICANT INFORMATION

| | |
|--|--|
| Applicant: <u>PRESCOTT LAKE VILLAS</u> | Contact Person: <u>RICK A. NESTOR</u> |
| Address: <u>6170 CAMINITO PLATA</u> | City/State/Zip: <u>SAN DIEGO, CA 92120</u> |
| Phone: <u>858.382.4050</u> | Email: <u>RICK.A.NESTOR@EARTHLINK.NET</u> |

| | |
|-----------------|-----------------|
| Property Owner: | Contact Person: |
| Address: | City/State/Zip: |
| Phone: | Email: |

PROJECT SITE

Address: 2051 Willow Lake Road

Current Zoning: MF-H Proposed Zoning: _____

Assessor's Parcel Number(s) of Existing Property: _____ 106-13-031H _____

Existing Water Service (Y/N): NO Existing Sewer Service (Y/N): NO

Existing Well (Y/N): YES If Yes, Well Registry No.: _____

PROJECT DESCRIPTION

Is the project Residential or Commercial? _____

Please provide brief description:
THE PROJECT CONSISTS OF A 210 UNIT MULTI-FAMILY APARTMENT/CONDO DEVELOPMENT.

of Proposed Units: 210 # of Proposed Lots: _____

Has a Water Demand Analysis been completed (commercial)? _____

Has a building permit application been submitted? _____

Has a Planning and Zoning Recommendation been made? _____

FEES: subject to fees in effect at that time of application submittal

- | | | | |
|-----------------------------------|-------------------------|---|--|
| <input type="checkbox"/> \$ 50.00 | Single Family Residence | <input checked="" type="checkbox"/> \$ 200.00 | Multi-Family Residence, Mobile Home Park |
| <input type="checkbox"/> \$200.00 | Residential Subdivision | <input type="checkbox"/> \$ 200.00 | Commercial Subdivision |
| <input type="checkbox"/> \$ TBD | Commercial Project | <input type="checkbox"/> \$ TBD | Change of Use |

Applicant Signature: [Signature] Date: 5/6/2016

OFFICE USE ONLY

| | | | | |
|-------|-----------------------|-----------|----------|-----------------|
| DATE: | PERMIT #: WSA16-_____ | FEE PAID: | Trak It: | Legal Attached: |
|-------|-----------------------|-----------|----------|-----------------|



Water Service Agreement Application Status Update

201 S. Cortez St., Prescott, AZ 86303
(P) 928.777.1645 (F) 928.777.1255

Status update for Water Service Agreement (WSA) Application No. 16-008 by Prescott Lakes Villas, for the construction of a 200-unit apartment complex on APN 106-13-031H at 2051 Willow Lake Road

Summary: This 200-unit apartment complex requires 50 acre-feet (AF) (200 units x 0.25 AF/unit); however, the property carries forward 12.5 AF of committed demand as it has been serviced by a well. Therefore, the total additional water allocation requirement is 37.5 AF.

The Water Issues Committee meeting held on July 5, 2016, documented a remaining balance of 26.85 AF in the Workforce Housing/Multi-family/Apartments/Duplex category for Calendar Year 2016. The Alternative Water Allocation Policy for Calendar Year 2016 (Policy) states, “no one project can use more than 50% of the remaining volume.” Therefore, the maximum possible allocation that may be presented to the Committee on August 2, 2016 for this project is 13.43 AF or less.

The Applicant’s Site Plan by Granite Basin Engineering, dated 5/6/2016, Engineering Data section, proposed a two phase development plan, Phase 1 WSA request of 20.5 AF and Phase 2 WSA request of 17.0 AF. However, 20.5 AF exceeds 50% of the remaining volume. Therefore, the total water allocation requirement of 37.5 AF will require the following revised project phasing and/or the acquisition of Irrigation Grandfather Rights (IGFRs).

Revised Phase 1:

| | |
|--------------|--------------------------------------|
| Building 1: | 30 units/7.5 AF |
| Building 2: | 30 units/7.5 AF |
| Building 3: | 39 units/9.75 AF |
| Total | 99 units/24.75¹ AF |

Revised Phase 2 Options:

- IGFRs acquired by the applicant and pledged to the City: 25.25 AF of pledged Assured Water Supply (101 remaining units x 0.25). Note this volume will need to be converted into a 100 year supply to meet state requirements. *Acceptance of Extinguishment Credits factsheet included*

Or

- Request Phase II allocation in CY 2017 subject to 2017 Water Allocation Policy.

Note: Allocation of water supplies for Revised Phase 1 does not obligate the City to allocation for Revised Phase 2.

¹ 99 units (Buildings 1, 2 and 3) require 24.75AF. At this time, the 24.75 AF may be a combination of 12.5 AF of groundwater supplies and 12.25 AF of alternative water supplies pending alternative water availability on 8/2/16 and Water Issues Committee recommendation.

COUNCIL WATER ISSUES COMMITTEE AGENDA MEMO

August 2, 2016

DEPARTMENT: City Manager (Water Resource Management)

AGENDA ITEM: Water Service Agreement Application No. 16-013 by Burford, for the construction of a single-family residence on APN 109-09-086A at 488 McCormick Street

Approved By:

Date:

Water Resource Manager: Leslie Graser

City Manager: Craig McConnell

Background

Resolution No. 4328-1537, adopted May 3, 2016, "Alternative Water Allocation Policy for Calendar Year 2016" (Policy), recognizes a supply for properties that were identified as vacant, residentially-zoned tracts within existing City limits.

Summary

On April 19, 2016, a Revision of Plat No. LS16-003 was filed for a tract identified within the City's vacant, residentially-zoned reservation. The revised plat was identified with Parcel "A" at 0.33 acres and Parcel "B" at 1.15 acres. On June 1, 2016, Building Permit No. 1606-001 was filed to construct a single family residence on Parcel "A." As part of the building permit review, the applicant was notified of the requirement to complete a water service agreement application. On June 13, 2016, Water Service Agreement (WSA) Application No. 16-013 was filed for one (1) single family dwelling unit on the land consisting of 0.33 acres. Zoning is SF-9 which permits 1 single family unit. The water requirement for one single family unit is 0.35 acre-feet (AF) (1 units x 0.35 AF/unit).

This project was identified for supplies as part of the vacant, residentially-zoned tract reservation. As proposed, this project meets the requirements for water allocation as defined in the Policy which includes:

- Policy 1A – The City Manager may direct any requests for alternative water to the City Council for approval. Residential requests of less than 4 dwelling units may be approved by the City Manager administratively
- Policy 1G – No lot splits shall be approved that require alternative water, with the exception of vacant, residentially zoned tracts identified in reservation, and Resolution No. 4310-1519, Exhibit A.

Note that the original tract has not requested the entire reservation that was determined, 1.51 AF. The revised plat known as 109-09-086A (Parcel "A") resulted in a 0.33 acre parcel for which there is 0.36 AF of reservation. Parcel "A", with 1 single-family residential unit will have 0.35 AF placed into contract; with the difference returning to the vacant-residentially zoned portion of the portfolio. The remaining volume in original tract reservation for 109-09-086B is 1.15 AF.

Agenda Item: Water Service Agreement Application No. 16-013 by Burford, for the construction of a single-family residence on APN 109-09-086A at 488 McCormick Street

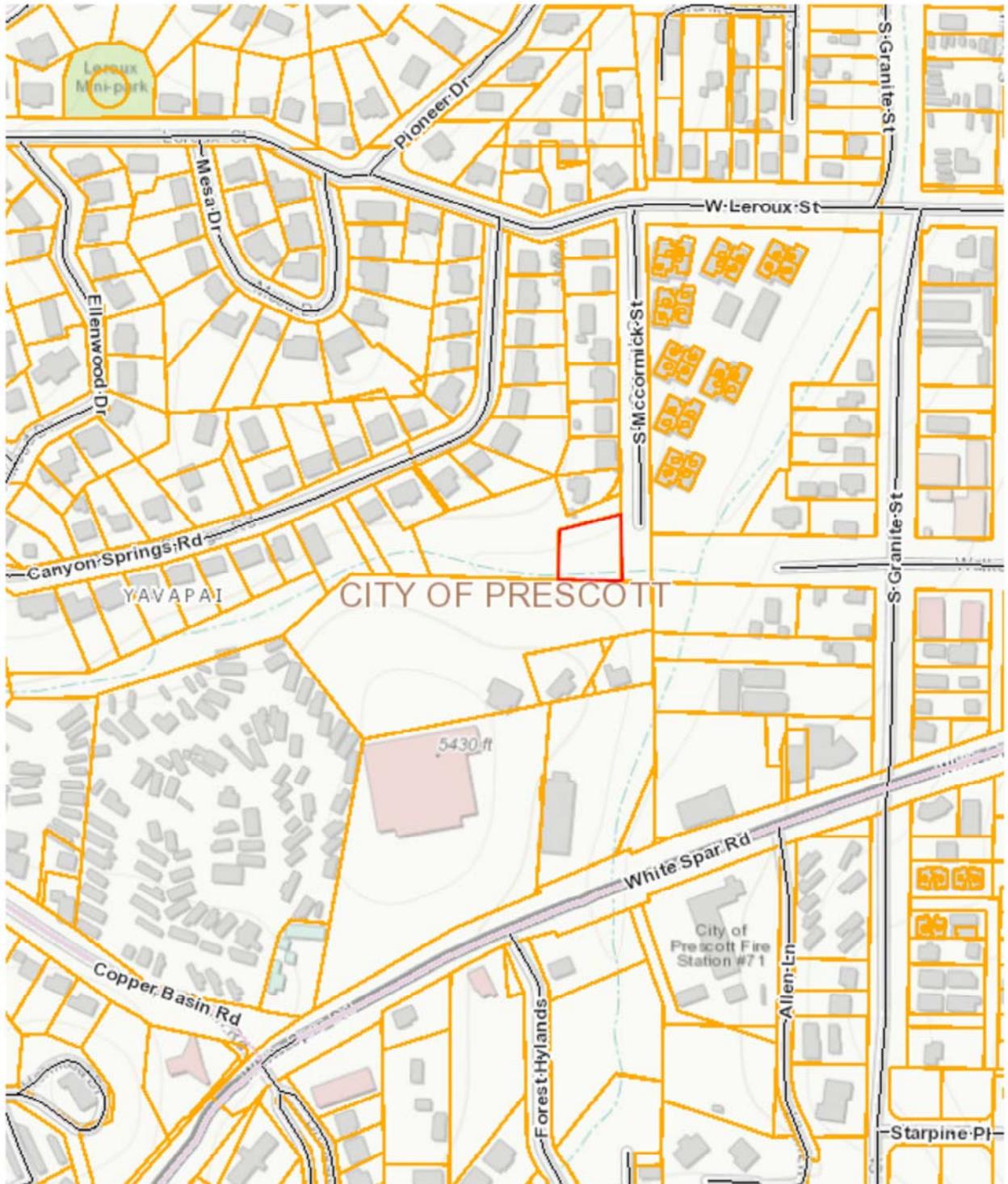
Attachments

- 1) Location Map
- 2) Revision of Plat, Building Permit, and Water Service Agreement applications

Committee Recommendation to Council: For Committee information only as it is associated with the vacant, residentially-zoned tract reservation and the request is for less than four units (administrative approval).

Agenda Item: Water Service Agreement Application No. 16-013 by Burford, for the construction of a single-family residence on APN 109-09-086A at 488 McCormick Street

APN 109-09-086A



Disclaimer: Map and parcel information is believed to be accurate but accuracy is not guaranteed. No portion of the information should be considered to be, or used as, a legal document. The information is provided subject to the express condition that the user knowingly waives any and all claims for damages against Yavapai County that may arise from the use of this data.

Map printed on: 7.12.2016



LAND SPLIT/REPLAT APPLICATION

LS# 16-003

RE# _____

Subdivision Plat Name: McCormick St Land Split

Current Assessor's Parcel Number (s)(APN): 109.09.096

Township 13N Section 04 Range 02W Zoning: SF9

| | | For Staff Use Only |
|---|--|----------------------------------|
| Owner Name & Address: <u>ROBERT F. BURFORD TRUST</u> <u>705 CAMPBELL ST.</u> <u>PRESCOTT, AZ. 86301</u> | | Date Received: _____ |
| Phone: <u>770.4157</u> Fax: _____ Email: <u>robertfrankburford@gmail.com</u> | | Taken In By: _____ |
| Applicant/Agent Name & Address (If different than property owner, Agent letter must accompany submittal): _____ _____ _____ | | Assigned To: _____ |
| Phone: _____ Fax: _____ Email: _____ | | Date Application Complete: _____ |
| Location of Property(Address): <u>484 McCORMICK ST. WADSWORTH AVE. & 488 McCORM. ST.</u> Description of request: <u>SPLIT ONE LOT INTO 2 LOTS</u> | | Fees & Charges: _____ |
| Total Acres: <u>1.48</u> Total Lots: <u>2</u> Min. Lot Size: <u>.33</u> Max. Lot Size: <u>1.15</u> Average Lot Size: _____ Existing Zoning: <u>SF9</u> | | Receipt #/Date: _____ |
| Is project in a Reimbursement District: <u>NO</u> If yes, what type: _____ | | P&Z Study: _____ |
| <u>ROBERT BURFORD</u> | | P&Z Vote: _____ |
| Name _____ Signature <u>[Signature]</u> Date <u>4.15.16</u> | | Council Study _____ |
| | | Council Vote: _____ |

WSA 16-013



CITY OF PRESCOTT
PUBLIC WORKS DEPARTMENT
BENJAMIN BURNS, SR. ENG TECHNICIAN
433 N VIRGINIA ST, PRESCOTT, AZ 86302
(928) 777-1130 (F) 928-771-5929

PERMIT #: WSA 16-013 WATER SERVICE AGREEMENT APPLICATION

Please complete the form and submit a legible legal description on a separate sheet of paper as well as a site plan of the subject property with proposed improvements. Submit all documents and the filing fee directly to the Community Development Department at 201 S. Cortez St, Prescott, AZ 86302.

APPLICANT NAME: ROBERT BURFORD

ADDRESS: 705 CAMPBELL ST.

CITY: PRESCOTT STATE: AZ ZIP: 86301

PHONE: 776-4157 CELL: _____

LEGAL OWNER NAME: ROBERT F BURFORD TRUST

ADDRESS: 705 CAMPBELL ST.

CITY: PRESCOTT STATE: AZ ZIP: 86301

PHONE: 776-4157 CELL: _____

PROJECT SITE ADDRESS: 486 & 488 McCORMICK ST. B1606-001

CURRENT ZONING: SF9 PROPOSED ZONING: SF9

ASSESSOR'S PARCEL NUMBER(S) OF EXISTING PROPERTY:
109-09-086 _____

EXISTING WATER/SEWER (Y/N): Y IF YES, WATER MAIN SIZE: 6", 2" SEWER MAIN SIZE: 6", 6" & 14"

EXISTING WELL (Y/N): N IF YES, Wells must be formally abandoned as part of this water service application. Contact the local office of the Arizona Dept of Water Resources (778-7202) for the requirements.

PROJECT DESCRIPTION: # OF PROPOSED UNITS 2 # OF PROPOSED LOTS 2
OTHER _____

- FEES:
- \$ 50.00 LOT SPLIT
 - \$200.00 SUBDIVISION
 - \$ 50.00 SINGLE FAMILY RESIDENCE
 - \$200.00 MULTI-FAMILY, MOBILE HOME PARK

COUNCIL WATER ISSUES COMMITTEE AGENDA MEMO

August 2, 2016

DEPARTMENT: City Manager (Water Resource Management)

AGENDA ITEM: Water Service Agreement Application No. 16-014 by Millennium Holdings, LLC, for the construction of 7 condominium units on APN 113-15-035A at 130 N. Granite Street

Approved By:

Date:

Water Resource Manager: Leslie Graser

City Manager: Craig McConnell

Background

Resolution No. 4328-1537, adopted May 3, 2016, "Alternative Water Allocation Policy for Calendar Year 2016", identifies a supply for possible allocation to new projects not listed in Exhibit A thereto.

Summary

Water Service Agreement (WSA) Application No. 16-014 was filed for seven (7) condominium units. The water requirement for 7 multi-family units is 1.75 acre-feet (AF) (7 units x 0.25 AF/unit). This property is within a groundwater subdivision and will maintain the existing structure for commercial purposes; the DTB zoning allows for the additional 7 unit condo development being proposed.

This project is subject to the available volume and requirements defined in the Workforce/MF/Duplex/Apts column of the Category 2 table of the Policy. As proposed, this project meets the requirements for water allocation as defined in the Policy.

Status of Project

Completed

- Pre-Application Conference (PAC) No. 16-061, April 28, 2016
- Preliminary Plat and Water Service Agreement applications, June 27, 2016

Remaining to be completed

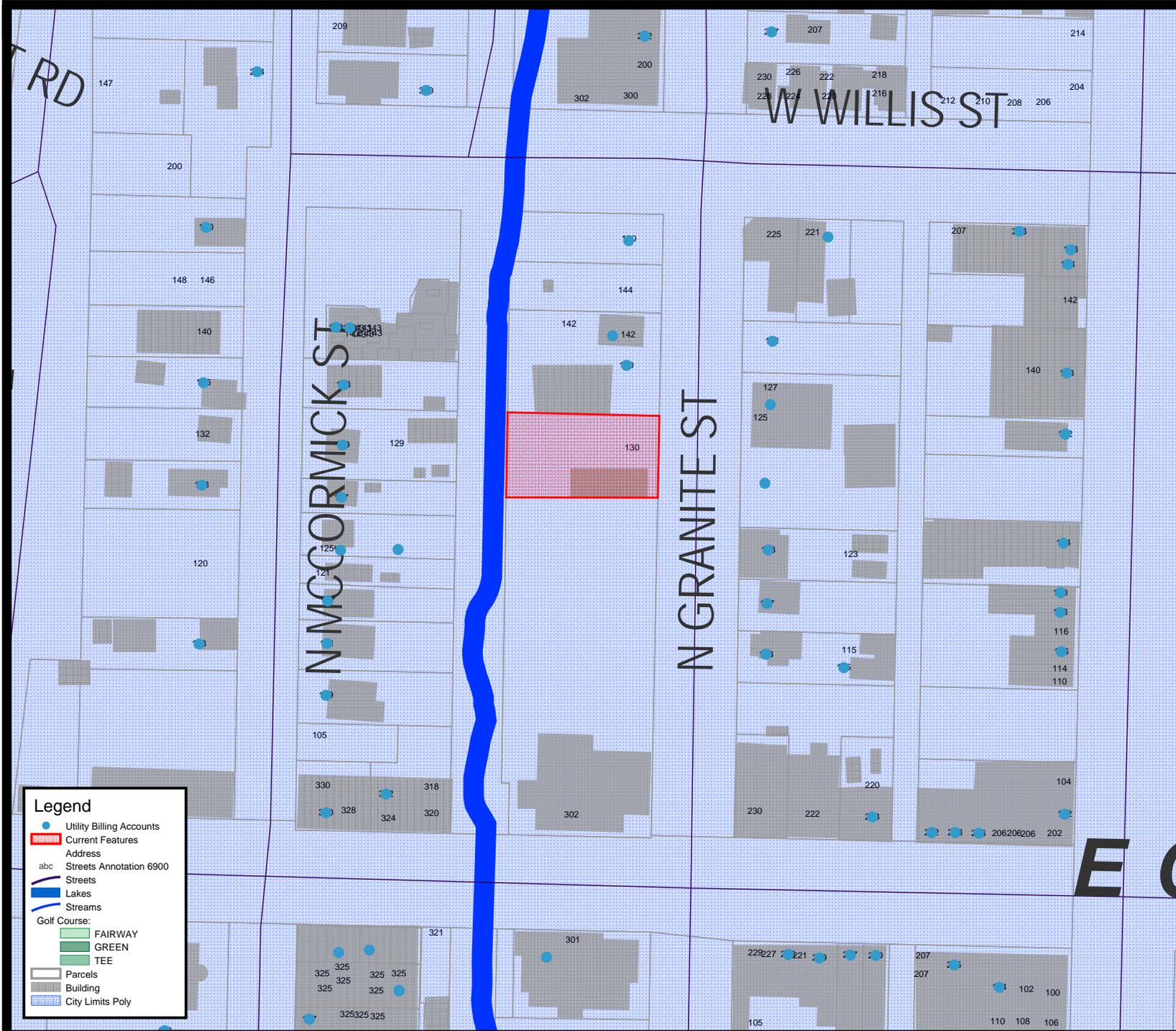
- Planning Commission recommendation
- Council Water Issues Committee recommendation
- City Council approval of preliminary plat and water service agreement

Attachments

- 1) Location Map
- 2) Preliminary Plat and Water Service Agreement Application

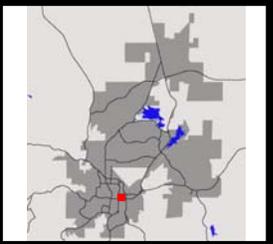
Agenda Item: Water Service Agreement Application No. 16-014 by Millennium Holdings, LLC, for the construction of 7 condominium units on APN 113-15-035A at 130 N. Granite Street

Committee Recommendation to Council: The Committee recommends (or does not recommend) consideration of approval of this preliminary plat and a water service agreement for 7 condo units by the Council.



Legend

- Utility Billing Accounts
- Current Features
- Address
- abc Streets Annotation 6900
- Streets
- Lakes
- Streams
- Golf Course:
 - FAIRWAY
 - GREEN
 - TEE
- Parcels
- Building
- City Limits Poly



This map is a product of
The City of Prescott



WATER SERVICE AGREEMENT APPLICATION

Water Resource Management Division
 201 S. Cortez St., Prescott, AZ 86303
 (P) 928.777.1645 (F) 928.777.1255

WSA 16-014

Please complete the form and submit a legible legal description on a separate sheet of paper as well as a site plan of the subject property with proposed improvements. Submit all documents and the filing fee directly to the Community Development Department at 201 S. Cortez St, Prescott, AZ 86302.

| | | | |
|--|-------------------------|---|--|
| APPLICANT INFORMATION | | | |
| Applicant: <u>Millennium Holdings, LLC</u> | | Contact Person: <u>STEPHEN J. CANZONERI</u> | |
| Address: <u>303 E. Gurley St #148</u> | | City/State/Zip: <u>Prescott, AZ 86301</u> | |
| Phone: <u>623-374-0155</u> | | Email: <u>SCANZONERI@CARLEONG.NET</u> | |
| <hr/> | | | |
| Property Owner: <u>millennium Holdings, LLC</u> | | Contact Person: <u>STEPHEN J. CANZONERI</u> | |
| Address: <u>303 E. Gurley St #148</u> | | City/State/Zip: <u>Prescott, AZ 86301</u> | |
| Phone: <u>623-374-0155</u> | | Email: <u>SCANZONERI@CARLEONG.NET</u> | |
| <hr/> | | | |
| PROJECT SITE | | | |
| Address: <u>130 N. Granite St</u> | | | |
| Current Zoning: <u>BG-DTB</u> | | Proposed Zoning: <u>BG-DTB</u> | |
| Assessor's Parcel Number(s) of Existing Property: <u>113-15-035A</u> | | | |
| Existing Water Service (Y/N): <u>Y</u> | | Existing Sewer Service (Y/N): <u>Y</u> | |
| Existing Well (Y/N): <u>Y</u> | | If Yes, Well Registry No.: <u>Y</u> | |
| <hr/> | | | |
| PROJECT DESCRIPTION | | | |
| Is the project Residential or Commercial? <u>Mixed Use. 2-Retail Condo, 6-Residential</u> | | | |
| Please provide brief description: <u>SUBJECT IS CURRENTLY A RETAIL BUILDING w/ EXCESS LAND. PROPOSAL IS TO ADD SIX (6) RESIDENTIAL CONDOS CREATING 7 UNITS TOTAL.</u> | | | |
| <hr/> | | | |
| # of Proposed Units: <u>7</u> | | # of Proposed Lots: <u>7</u> | |
| <hr/> | | | |
| Has a Water Demand Analysis been completed (commercial)? | | <u>No</u> | |
| Has a building permit application been submitted? | | <u>No</u> | |
| Has a Planning and Zoning Recommendation been made? | | <u>No</u> | |
| <hr/> | | | |
| FEES: subject to fees in effect at that time of application submittal | | | |
| <input type="checkbox"/> \$ 50.00 | Single Family Residence | <input checked="" type="checkbox"/> \$ 200.00 | Multi-Family Residence, Mobile Home Park |
| <input type="checkbox"/> \$200.00 | Residential Subdivision | <input type="checkbox"/> \$ 200.00 | Commercial Subdivision |
| <input type="checkbox"/> \$ TBD | Commercial Project | <input type="checkbox"/> \$ TBD | Change of Use |

Applicant Signature:  Date: 6/9/2016

| OFFICE USE ONLY | | | |
|-----------------|-----------------------------|-----------|--------------------------|
| DATE: | PERMIT #: WSA16- <u>014</u> | FEE PAID: | Trak It: Legal Attached: |



**CITY OF PRESCOTT
COMMUNITY DEVELOPMENT DEPARTMENT
PLANNING DIVISION
201 S. Cortez, Prescott, AZ 86301 (928) 777-1356**

Project #: 16-003 **PRELIMINARY PLAT - HEARING APPLICATION**

Subdivision Plat Name: Quantum Condominiums

Current Assessor's Parcel Number(s): 113-15-035 A

Township 14N **Section** 33 **Range** 2W **Zoning:** DTB

| | <i>For Staff Use Only</i> |
|--|--|
| Owner Name & Address: <u>Millennium Holdings LLC</u> <u>303 E. Gurley St #148</u> <u>Prescott, AZ 86301</u> Phone: <u>623-374-0155</u> Fax: _____ Email: <u>SCANZONERI@CARLEONE.NET</u> | Date Received: _____ Taken In By: _____ Assigned To: _____ Date Application Complete: _____ |
| Applicant Name & Address (If different than property owner, Agent letter must accompany submittal): <u>Michael Howard</u> <u>NEXUS SOUTH WEST, LLC</u> <u>212 S. MARINA ST, PRESCOTT AZ 86303</u> Phone: <u>778-5101</u> Fax: _____ Email: <u>mike@nexus-sw.net</u> | Fees & Charges: _____ Receipt #/Date: _____ P&Z Study: _____ P&Z Vote: _____ Council Study: _____ Council Vote: _____ |

Request For Preliminary Plat Approval:

Description of request: PLAT APPROVAL FOR 7 CONDOMINIUMS

Location of Property: 130 N. GRANITE ST 86301

Total Acres: .275 Total Lots: 7

Min. Lot Size: _____ Max. Lot Size: _____ Average Lot Size: _____

Existing Zoning: DTB Proposed Zoning: DTB

Is mass grading proposed: NO

Is project in a Reimbursement District: UNK If yes, what type: _____

If a Planned Area Development:

Total % Area of Open Space: _____ Total Open Space Area (acres): _____

Total Number of Dwelling Units: _____

Name STEPHEN J. CANZONERI Signature  Date 6-24-2016
 MANAGER

COUNCIL WATER ISSUES COMMITTEE AGENDA MEMO

August 2, 2016

DEPARTMENT: City Manager (Water Resource Management)

AGENDA ITEM: Water Service Agreement Application No. 16-015 by Pogue, for the construction of two duplexes (a total of four multi-family units) on APN 115-05-014 at 926 Whetstine Ave.

Approved By:

Date:

Water Resource Manager: Leslie Graser

City Manager: Craig McConnell

Background

Resolution No. 4328-1537, adopted May 3, 2016, "Alternative Water Allocation Policy for Calendar Year 2016", identifies a supply for possible allocation to new projects not listed in Exhibit A thereto.

Summary

In 2015, the property was rezoned from SF-9 to MF-High. A revision of plat has been filed showing the property to be divided such that the existing SFR and a new duplex will be on one portion of the property and another new duplex on the other portion. On June 30, 2016, Building Permit Application Nos. B1606-230 and B1606-232 were filed, one for each duplex. The applicant filed Water Service Agreement (WSA) Application No. 16-015 for two (2) duplex structures, totaling four (4) multi-family dwelling units. The water requirement for 4 multi-family units is 1.0 acre-foot (AF) (4 units x 0.25 AF/unit).

This project is subject to the available volume and requirements defined in the Workforce/MF/Duplex/Apts column of the Category 2 table of the Policy. As proposed, this project meets the requirements for water allocation as defined in the Policy.

Status of Project

Completed

- Pre-Application Conference (PAC) No. 15-027, March 5, 2015
- Building permit applications No. 1606-230 and 232, June 30, 2016

Remaining to be completed

- Building permit approval
- Planning Commission recommendation
- Council Water Issues Committee recommendation
- City Council Approval of water service agreement

Attachments

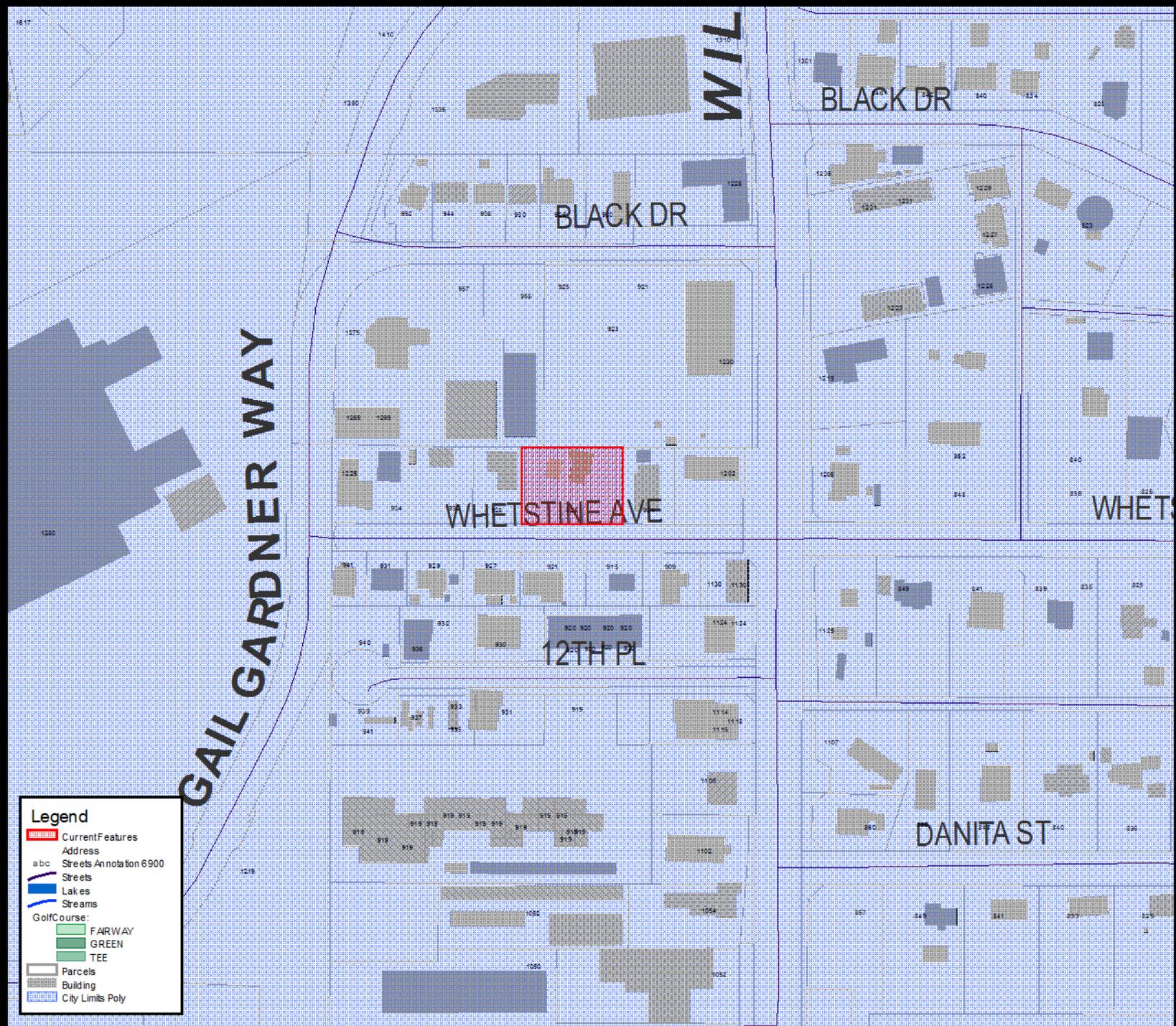
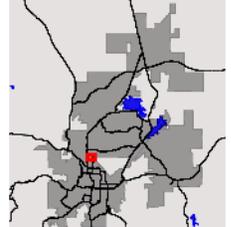
- 1) Location Map

Agenda Item: Water Service Agreement Application No. 16-015 by Pogue, for the construction of two duplexes (a total of four multi-family units) on APN 115-05-014 at 926 Whetstine Ave.

2) Building Permit and Water Service Agreement Application

Committee Recommendation to Council: The Committee recommends (or does not recommend) consideration of approval of the water service agreement for 4 multi-family units by the Council.

Agenda Item: Water Service Agreement Application No. 16-015 by Pogue, for the construction of two duplexes (a total of four multi-family units) on APN 115-05-014 at 926 Whetstine Ave.



Legend

- Current Features
- Address
- Streets Annotation 6900
- Streets
- Lakes
- Streams
- Golf Course:**
 - FARWAY
 - GREEN
 - TEE
- Parcels
- Building
- City Limits Poly

This map is a product of The City of Prescott



WSA 16 - 015



WATER SERVICE AGREEMENT APPLICATION

Water Resources: Annikki Chamberlain
201 S. Cortez St., Prescott, AZ 86303
(P) 928.777.1645 (F) 928.777.1255

Please complete the form and submit a legible legal description on a separate sheet of paper as well as a site plan of the subject property with proposed improvements. Submit all documents and the filing fee directly to the Community Development Department at 201 S. Cortez St, Prescott, AZ 86302.

APPLICANT INFORMATION

Applicant: Eric Pogue Contact Person: Eric Pogue
Address: 926 Whetstine Ave City/State/Zip: Prescott, AZ 86305
Phone: 928 308-2876 Email: ericdpogue@yahoo.com

PROPERTY OWNER INFORMATION

Owner: Eric Pogue Contact Person: Eric Pogue
Address: 926 Whetstine Ave City/State/Zip: Prescott AZ 86305
Phone: 928 308-2876 Email: ericdpogue@yahoo.com

PROJECT SITE

Address: 926 Whetstine Ave
Current Zoning: MF Proposed Zoning: (unchanged) MF
Assessor's Parcel Number(s) of Existing Property
115-05-014
Existing Water Service (Y/N): Y Existing Sewer Service (Y/N): Y
Existing Well (Y/N): NO If Yes, Well Registry No.:

PROJECT DESCRIPTION

Is the project Residential or Commercial? residential
Please provide brief description: new meter/sewer for one duplex and tie-in to existing meter for second duplex

of Proposed Units: 5 (4 new, 1 existing) # of Proposed Lots: 2

Has a Water Demand Analysis been completed (commercial)? Yes
Has a building permit application been submitted? Yes
Has a Planning and Zoning Recommendation been made? Yes

FEES: Fees are subject to change.

| Single Family Residence | Multi-Family/Apartments | Residential Subdivision | Commercial Subdivision or Individual Commercial Project |
|--------------------------------|---|--|---|
| <input type="checkbox"/> \$150 | 2-5 units <input checked="" type="checkbox"/> \$150 | 6-25 lots <input type="checkbox"/> \$300 | <2 acre feet <input type="checkbox"/> \$150 |
| | 6-10 units <input type="checkbox"/> \$200 | 26-100 lots <input type="checkbox"/> \$500 | 2-4.9 acre feet <input type="checkbox"/> \$200 |
| Existing Connection | 11-50 units <input type="checkbox"/> \$300 | 100+ lots <input type="checkbox"/> \$700 | 5-10 acre feet <input type="checkbox"/> \$250 |
| Change of Use | 51-99 units <input type="checkbox"/> \$400 | | >10 acre feet <input type="checkbox"/> \$300 |
| <input type="checkbox"/> \$150 | 100+ units <input type="checkbox"/> \$500 | | 100+ units <input type="checkbox"/> \$500 |

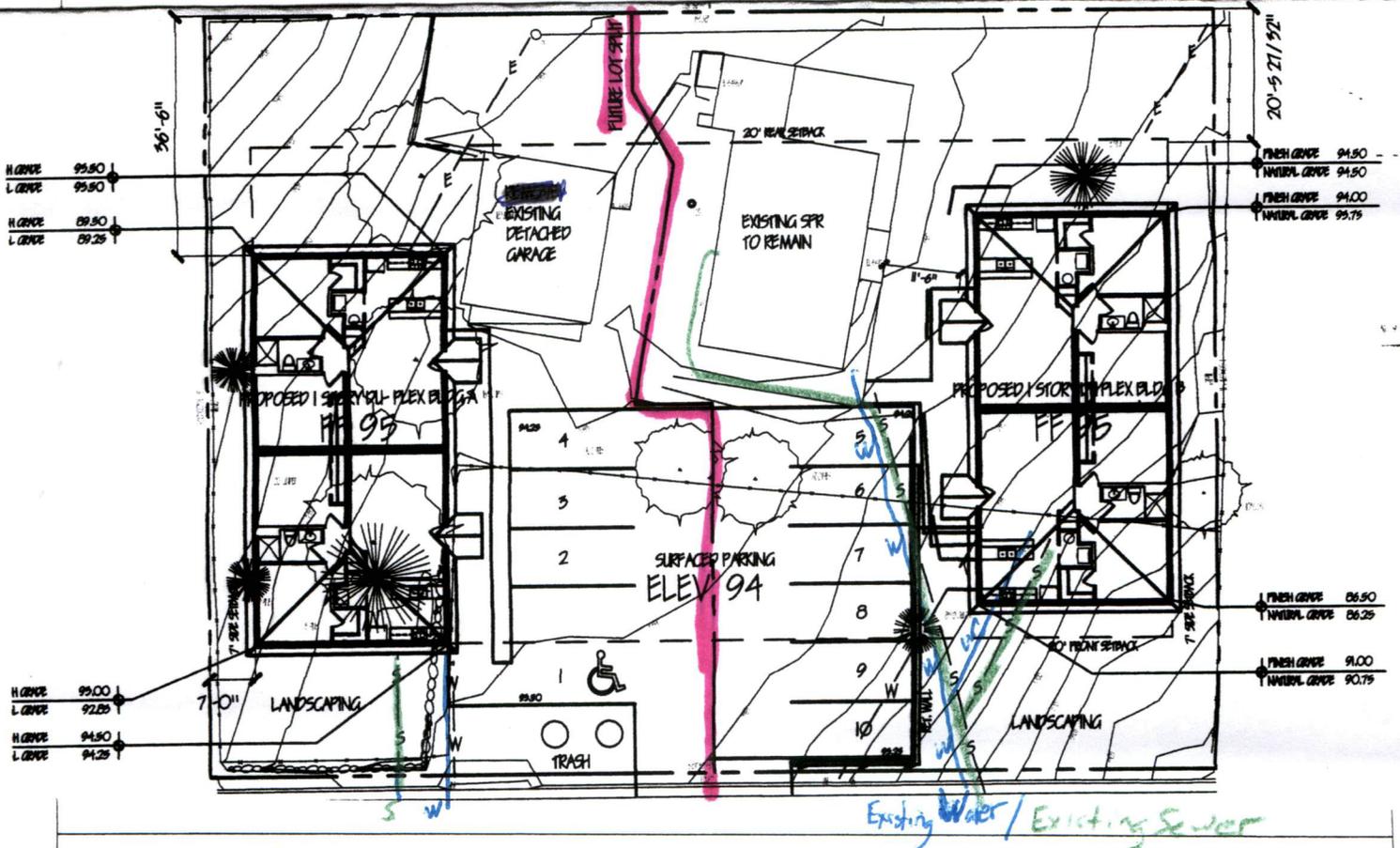
Applicant Signature: [Signature] Date: 7-11-16

Building Permit #: _____ Job Address: 926 Whetstone Ave Prescott 86305

Scale: 1 inch = 20 ft. Assessor's Parcel Number (s): 115-05-014

| | | | |
|--|--|--|--|
| City of Prescott Building Division APPROVED | City of Prescott Planning & Zoning APPROVED | City of Prescott Engineering APPROVED | City of Prescott Fire Department APPROVED |
|--|--|--|--|

1. It is the responsibility of the owner or contractor to field verify ALL UTILITY MAINS prior to construction.
2. Any improvement in City right-of-way requires permit issued by City Engineering Department per Ordinance #1338.
3. No structure shall encroach onto any easement or right-of-way. Driveway entrance may require dip section or minimum 12 inch corrugated metal pipe.
4. DO NOT ALTER SIDEWALK. SIDEWALK MUST MEET AMERICANS WITH DISABILITIES ACT (ADA) STANDARDS.
All mailbox installations must be to City of Prescott standard detail 1-08. Any deviation must be specially permitted by the Engineering Department.
6. Approval of the Planning & Zoning Department is subject to all other easements, encumbrances, etc. or restriction which may apply to said property by virtue of any City Ordinances and or state law and deed restrictions. The City takes no responsibility for said restrictions or requirements and the burden to comply with such restrictions lies solely with the property owner and or applicant.



I, Eric D. Pogue, the owner's agent or the owner of record, for the structure to be located at:
926 Whetstone Ave, parcel number 115-05-014, do certify that the structure will meet all required setbacks, the property corner pins are correct and the footings are excavated upon the property as shown on the City approved site plan. If for any reason any deviation from the approved site plan becomes necessary, a revised site plan will be submitted for approval before any additional construction takes place.

Owner/Contractor Signature: _____ Date: 6-29-16

Legal Descriptions on next page
Rev 9/2/2015

COUNCIL WATER ISSUES COMMITTEE AGENDA MEMO

August 2, 2016

DEPARTMENT: City Manager (Water Resource Management)

AGENDA ITEM: Water Service Agreement Application No. 16-016 by Stout, for the construction of an additional residential unit on APN 113-02-017 at 820 2nd Street

Approved By:

Date:

Water Resource Manager: Leslie Graser

City Manager: Craig McConnell

Background

Resolution No. 4328-1537, adopted May 3, 2016, "Alternative Water Allocation Policy for Calendar Year 2016", identifies a supply for possible allocation to new projects not listed in Exhibit A thereto.

Summary

On June 6, 2016, a Building Permit was filed for the construction of an additional residential structure on a property with an existing single family residential unit. The applicant was notified that additional water supplies would be necessary and an application would need to be filed. Water Service Agreement (WSA) Application No. 16-016 was subsequently made for one (1) additional residence on a property zoned as MF-M. This property is within a groundwater subdivision; the existing single-family residential unit will continue to be served with groundwater, and the new unit will require an alternative water allocation. The total water requirement for the 1 unit is 0.25 acre-feet (AF) (1 unit x 0.25 AF/unit).

This project is subject to the available volume and requirements defined in the Market column of the Category 2 table of the Policy. As proposed, this project meets the requirements for water allocation as defined in the Policy.

Status of Project

Completed

- Building permit application No. 1606-123, June 16, 2016

Remaining to be completed

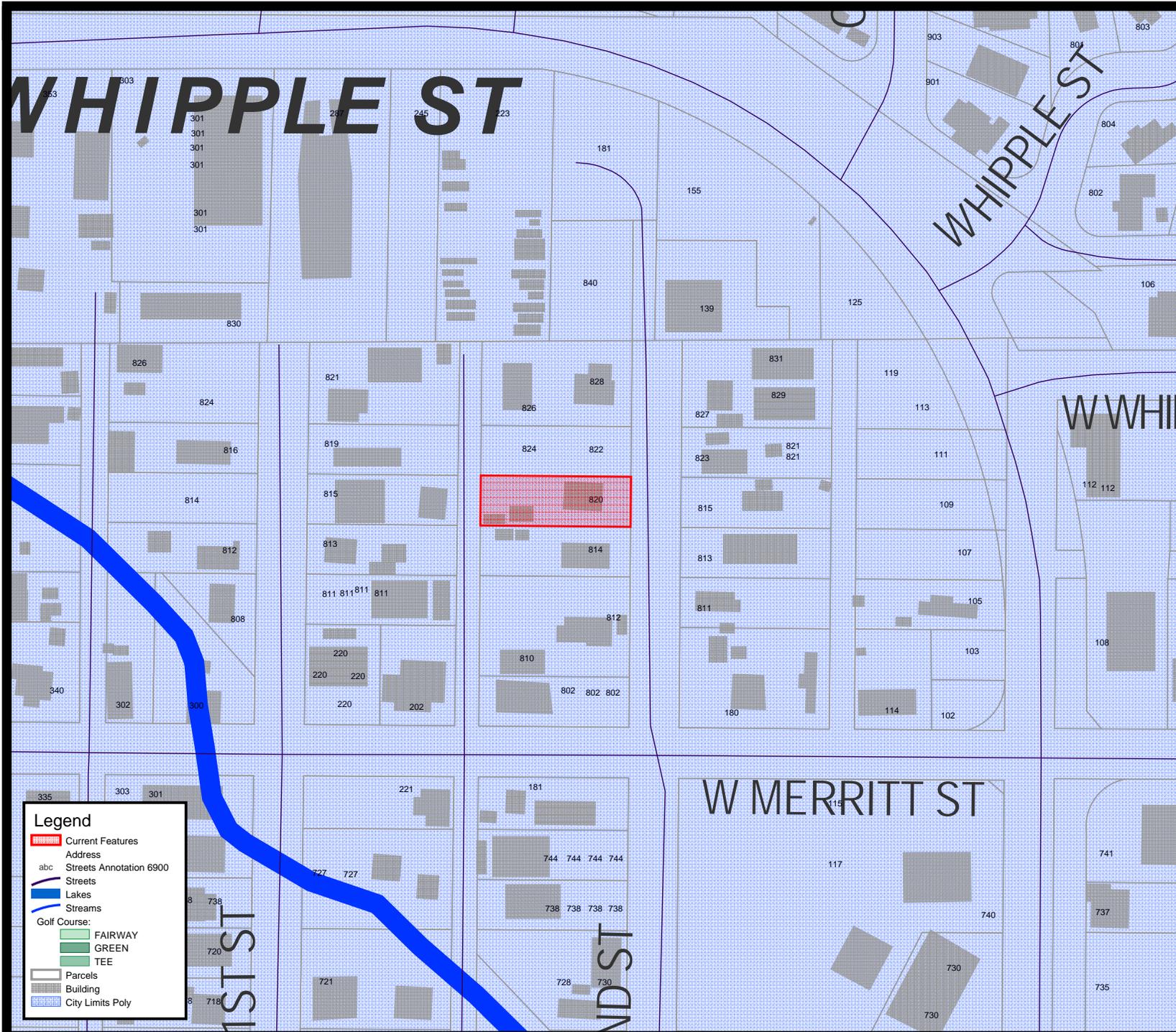
- Building permit approval
- City Manager Approval of WSA

Attachments

- 1) Location Map
- 2) Building Permit and Water Service Agreement Application

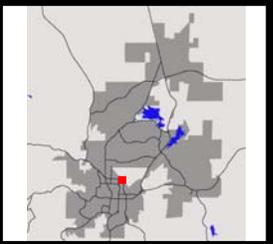
Agenda Item: Water Service Agreement Application No. 16-016 by Stout, for the construction of an additional residential unit on APN 113-02-017 at 820 2nd Street

Committee Recommendation to Council: For Committee information as this water allocation request per current policy can be administratively approved.



Legend

- Current Features
- Address
- abc Streets Annotation 6900
- Streets
- Lakes
- Streams
- Golf Course:
 - FAIRWAY
 - GREEN
 - TEE
- Parcels
- Building
- City Limits Poly



This map is a product of
The City of Prescott

WSA 16 - 016



WATER SERVICE AGREEMENT APPLICATION

Water Resources: Annikki Chamberlain
 201 S. Cortez St., Prescott, AZ 86303
 (P) 928.777.1645 (F) 928.777.1255

Please complete the form and submit a legible legal description on a separate sheet of paper as well as a site plan of the subject property with proposed improvements. Submit all documents and the filing fee directly to the Community Development Department at 201 S. Cortez St, Prescott, AZ 86302.

APPLICANT INFORMATION

Applicant: Asha Stout Contact Person: Asha Stout
 Address: PO Box 1132 City/State/Zip: Rancho De Taos, NM
 Phone: 928 273 4811 Email: ASHASTOUTE@gmail.com

PROPERTY OWNER INFORMATION

Owner: same Contact Person: same
 Address: _____ City/State/Zip: _____
 Phone: _____ Email: _____

PROJECT SITE

Address: 820 N. Second Street
 Current Zoning: MFM Proposed Zoning: same
 Assessor's Parcel Number(s) of Existing Property
113 - 02 - 017
 Existing Water Service (Y/N): Y Existing Sewer Service (Y/N): Y
 Existing Well (Y/N): N If Yes, Well Registry No.: NA

PROJECT DESCRIPTION

Is the project Residential or Commercial? Residential
 Please provide brief description: permitting mother in law cottage
as second residence

of Proposed Units: 2 # of Proposed Lots: 1

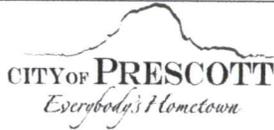
Has a Water Demand Analysis been completed (commercial)? NA
 Has a building permit application been submitted? Yes
 Has a Planning and Zoning Recommendation been made? Yes

FEES: Fees are subject to change.

| Single Family Residence | Multi-Family/Apartments | Residential Subdivision | Commercial Subdivision or Individual Commercial Project |
|-------------------------|---|--|---|
| ✓ \$150 | 2-5 units <input type="checkbox"/> \$150 6-10 units <input type="checkbox"/> \$200 | 6-25 lots <input type="checkbox"/> \$300 26-100 lots <input type="checkbox"/> \$500 | <2 acre feet <input type="checkbox"/> \$150 2-4.9 acre feet <input type="checkbox"/> \$200 |
| Existing Connection | 11-50 units <input type="checkbox"/> \$300 | 100+ lots <input type="checkbox"/> \$700 | 5-10 acre feet <input type="checkbox"/> \$250 |
| Change of Use | 51-99 units <input type="checkbox"/> \$400 | | >10 acre feet <input type="checkbox"/> \$300 |
| ✓ \$150 | 100+ units <input type="checkbox"/> \$500 | | 100+ units <input type="checkbox"/> \$500 |

Applicant Signature: Asha Stout

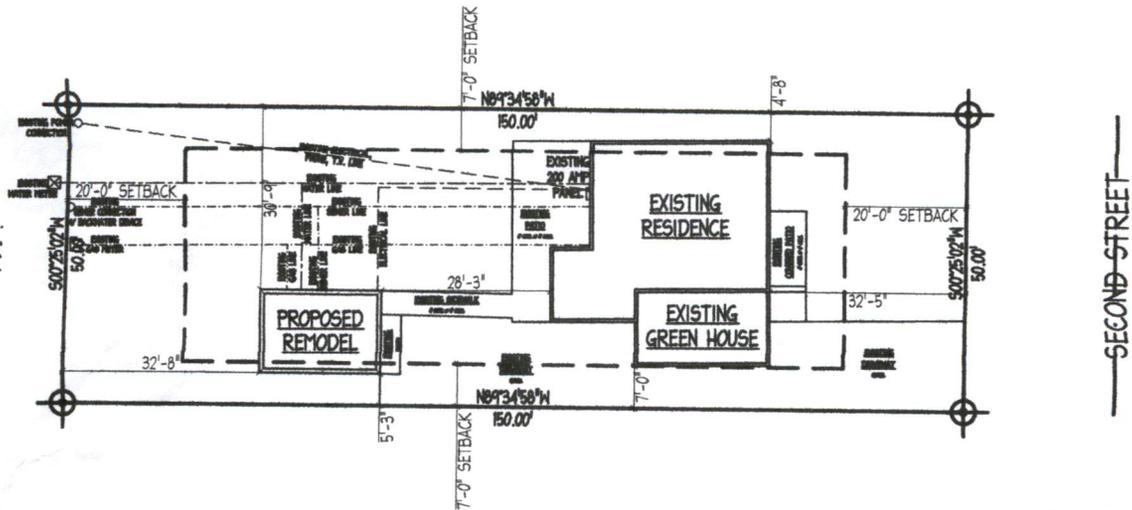
Date: 7/04/16



**CITY OF PRESCOTT
COMMUNITY DEVELOPMENT DEPARTMENT
BUILDING SAFETY DIVISION
PLOT PLAN SKETCH - 2012 CODES**

| | | | |
|--|--|--|--|
| Building Permit #: | | Job Address: | |
| Scale: 1 inch = _____ ft. | | Assessor's Parcel Number (s): <u>113-02-017</u> | |
| City of Prescott Building Division APPROVED | City of Prescott Planning & Zoning APPROVED | City of Prescott Engineering APPROVED | City of Prescott Fire Department APPROVED |

1. It is the responsibility of the owner or contractor to field verify ALL UTILITY MAINS prior to construction.
 2. Any improvement in City right-of-way requires permit issued by City Engineering Department per Ordinance #1338.
 3. No structure shall encroach onto any easement or right-of-way. Driveway entrance may require dip section or minimum 12 inch corrugated metal pipe.
 4. **DO NOT ALTER SIDEWALK. SIDEWALK MUST MEET AMERICANS WITH DISABILITIES ACT (ADA) STANDARDS.**
- All mailbox installations must be to City of Prescott standard detail 1-08. Any deviation must be specially permitted by the Engineering Department.
6. Approval of the Planning & Zoning Department is subject to all other easements, encumbrances, etc. or restriction which may apply to said property by virtue of any City Ordinances and/or state law and deed restrictions. The City takes no responsibility for said restrictions or requirements and the burden to comply with such restrictions lies solely with the property owner and/or applicant.



I, Asha Start, the owner's agent or the owner of record, for the structure to be located at:
113-02-017 820 N. 2nd St., parcel number _____, do certify that the structure will meet all required setbacks, the property corner pins are correct and the footings are excavated upon the property as shown on the City approved site plan. If for any reason any deviation from the approved site plan becomes necessary, a revised site plan will be submitted for approval before any additional construction takes place.

[Signature] _____ 7/4/16
Owner/Contractor Signature **Date**

COUNCIL WATER ISSUES COMMITTEE AGENDA MEMO

August 2, 2016

DEPARTMENT: City Manager (Water Resource Management)

AGENDA ITEM: Water Conservation Update

Approved By:

Date:

Water Resource Manager: Leslie Graser

City Manager: Craig McConnell

Summary

On February 10, 2015, Water Resource Management outlined a Calendar Year 2015-2018 Water Conservation Work Plan to the Council Water Issues Committee. To recap, key elements focus on outdoor water conservation and provision of an interface for the community to easily access information and share ideas.

Since February 2015, the Prescott WaterSmart Landscaping website has been upgraded, user features improved, and the design modernized. To continue on this path of improved information access and customer interface, recent efforts have been directed to the rebate program currently in place to support outdoor water conservation.

Since 2006, the City has offered water conservation rebates. Over 2,900 rebate applications have been subsequently received, with applicant information transferred to Microsoft Excel spreadsheets to track rebate statistics. In order to consolidate data processing steps and improve customer service, Water Resource Management has invested in WaterWays™, a cloud-based data management tool providing:

- Online, paperless rebate application submission
- Automatic email generation to alert customers to their application status
- Home water use reports for customer communication
- Industry-standard calculations to automatically quantify water and energy savings
- Real-time program statistics including water savings, rebate popularity, and budget
- Analysis of community water conservation trends

Implementation of WaterWays™ will streamline the water conservation program and enhance program communication and public outreach. Furthermore, this level of data management allows for assessment of program effectiveness to more efficiently direct resources and update program incentives.

The City of Prescott will host an InfoShare meeting on August 26, 2016, which will include showcasing WaterWays™ to other Arizona municipal water conservation professionals.

Committee Recommendation to Council: For informational purposes only.

COUNCIL WATER ISSUES COMMITTEE AGENDA MEMO

August 2, 2016

DEPARTMENT: City Manager (Water Resource Management)

AGENDA ITEM: City Code update to increase rainwater harvesting rebate amount

Approved By:

Date:

Water Resource Manager: Leslie Graser

City Manager: Craig McConnell

Background

The City's Water Conservation Program currently focuses primarily on reducing outdoor water use and rebates are made available to support this goal. Nationally, rainwater harvesting has increased in popularity over the past 10 years and is being adopted as a water conservation rebate option in many communities. In 2010, the City of Prescott added rainwater harvesting to the list of available rebates.

Research indicates rainwater harvesting is an effective tool for promoting water conservation and acts as a catalyst to increase citizen awareness of individual water use. Collecting water in a receptacle and applying it to a landscape provides a tangible connection between water availability and water demand. This visual example provides an understanding of water resource use and limitations. Even a single barrel can lead to an overall increase in awareness to water use leading to greater conservation efforts.

The current water conservation provision of the City Code offers \$0.10 per gallon of storage capacity and requires the installation of a minimum 500-gallon capacity rainwater catchment tank or engineered cistern. These capacity requirements would better support a community that is already active and mature in rainwater harvesting; however, the City of Prescott is still in the early stages of understanding and implementing rainwater harvesting as a water conservation tool and therefore requires a rebate more conducive to the installation of smaller scale systems, such as barrels and smaller cisterns.

Water Resource Management recommends a City Code update to increase the rainwater harvest rebate to \$0.50 per gallon with a minimum capacity of 100 gallons and a maximum lifetime rebate of \$500 for a property. The unit rebate is comparable to those of other community water conservation rebate programs; however, the maximum amount is significantly lower. A higher rebate offer, combined with a lower capacity requirement, will inspire greater interest and motivation for rainwater harvesting and help build momentum behind outdoor water conservation efforts in the City of Prescott.

Committee Recommendation to Council: The Committee recommends (or does not recommend) consideration of approval for a rainwater harvesting rebate increase by the Council.