



## RESOLUTION 2007- 736

**A RESOLUTION OF THE MAYOR AND COMMON COUNCIL OF THE TOWN OF CAMP VERDE, YAVAPAI COUNTY, ARIZONA, ADOPTING FINAL PLAT 2007-01 FOR SLEEPY HOLLOW TOWN HOMES LOCATED ON PARCEL 404-30-029D CONSISTING OF 20 TOWNHOME UNITS ON 2.40 ACRES. THIS PROJECT IS LOCATED OFF OF NICHOLS STREET AND EAST OF TOWN HALL.**

***WHEREAS***, a request for a final plat (2007-01) approval was filed by Dugan Lee McDonald and David Meier, owners of parcel 404-30-029D, for Sleepy Hollow, LLC, and

***WHEREAS***, a preliminary plat was approved by the Common Council on August 30, 2006 in public hearings that were advertised and posted according to state law, and

***WHEREAS***, the purpose of the Final Plat is to allow for the development of a residential subdivision and to subdivide 2.40 acres into 20 Town Home lots, and

***WHEREAS***, the site construction improvement plans have been reviewed and approved by the Town Engineer, and

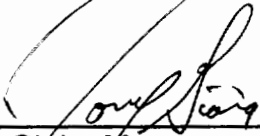
***WHEREAS***, the proposed subdivision will not constitute a threat to the health, safety, or welfare to the general public and should be approved;

**NOW, THEREFORE, THE MAYOR AND COMMON COUNCIL OF THE TOWN OF CAMP VERDE RESOLVE, TO ADOPT FINAL PLAT 2007-736 FOR SLEEPY HOLLOW TOWN HOMES WITH THE FOLLOWING STIPULATIONS:**

1. The Developer shall install a street light adjacent to Nichols Street near the entrance to the Sleepy Hollow Development.
2. The Developer shall construct vertical curb & gutter, and a 5-Foot sidewalk along the East side of Nichols Street and the South side of Fain Street to the intersection with Woods Street.
3. The Developer is to prepare and submit the legal documents required for the recordation of the dedication by the Town of the Town Property for the additional 20 and 25 Feet of ROW on Nichols and Fain Streets, respectively.

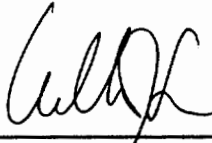
- 4. A Development Agreement for off-site and on site infrastructure improvements must be submitted for Council approval and recorded before, or at the same time as Final Plat recordation.


**PASSED AND APPROVED by a majority vote of the Town Council of Camp Verde, Arizona, this 19th day of December 2007.**

  
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Tony Gioia, Mayor

Date: 12.20.07

Approved as to Form:

  
\_\_\_\_\_  
Town Attorney

Attest:   
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Deborah Barber, Town Clerk