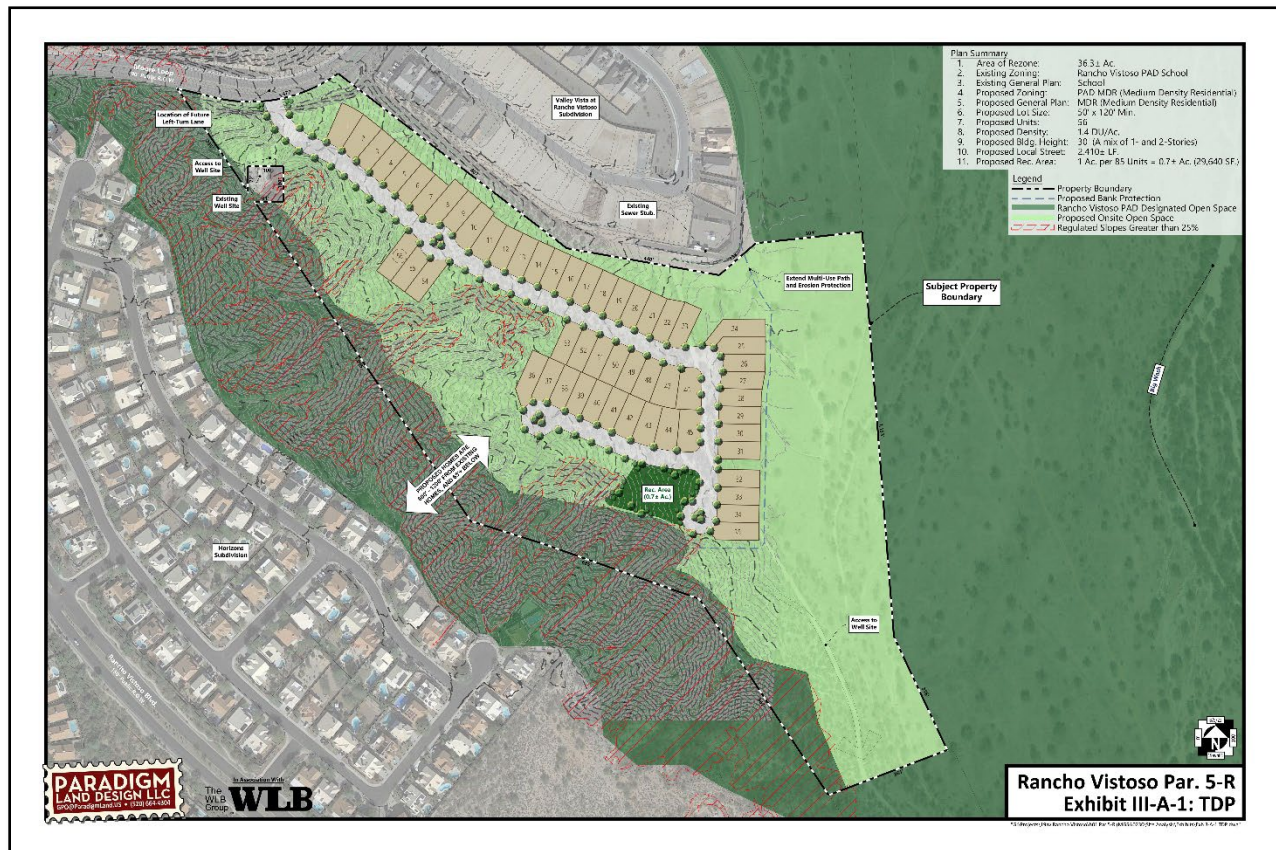


Area of Rezoning.....	36.3± Ac.
Existing General Plan Land Use.....	School
Proposed General Plan Land Use.....	Medium Density Residential
Existing Zoning.....	Rancho Vistoso PAD School
Proposed Zoning.....	Rancho Vistoso PAD Medium Density Residential
Proposed Land Uses.....	Single-Family Neighborhood
Proposed Building Height(s).....	30 Ft. (A Mix of 1- and 2-Story Homes)



The subject property was zoned for Medium-High Density Residential development (6-8 homes per acre) until 2009 when it was redesignated as a middle school site for Amphi School District. The District did not develop a school, and will not do so in the future, so the property is now proposed to be developed as a Medium Density single-family residential neighborhood (1.5 homes per acre) similar to the existing neighborhoods to the north and south. This development will not impact Pusch Ridge views because the existing homes to the west are 600' – 1,200' away and at least 60' higher in elevation. The west bank of Big Wash will be completed as part of this neighborhood that is entirely compatible with surrounding land uses.

QUESTIONS & COMMENTS?

PLEASE CONTACT:



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 PARADIGM #19AVH01