



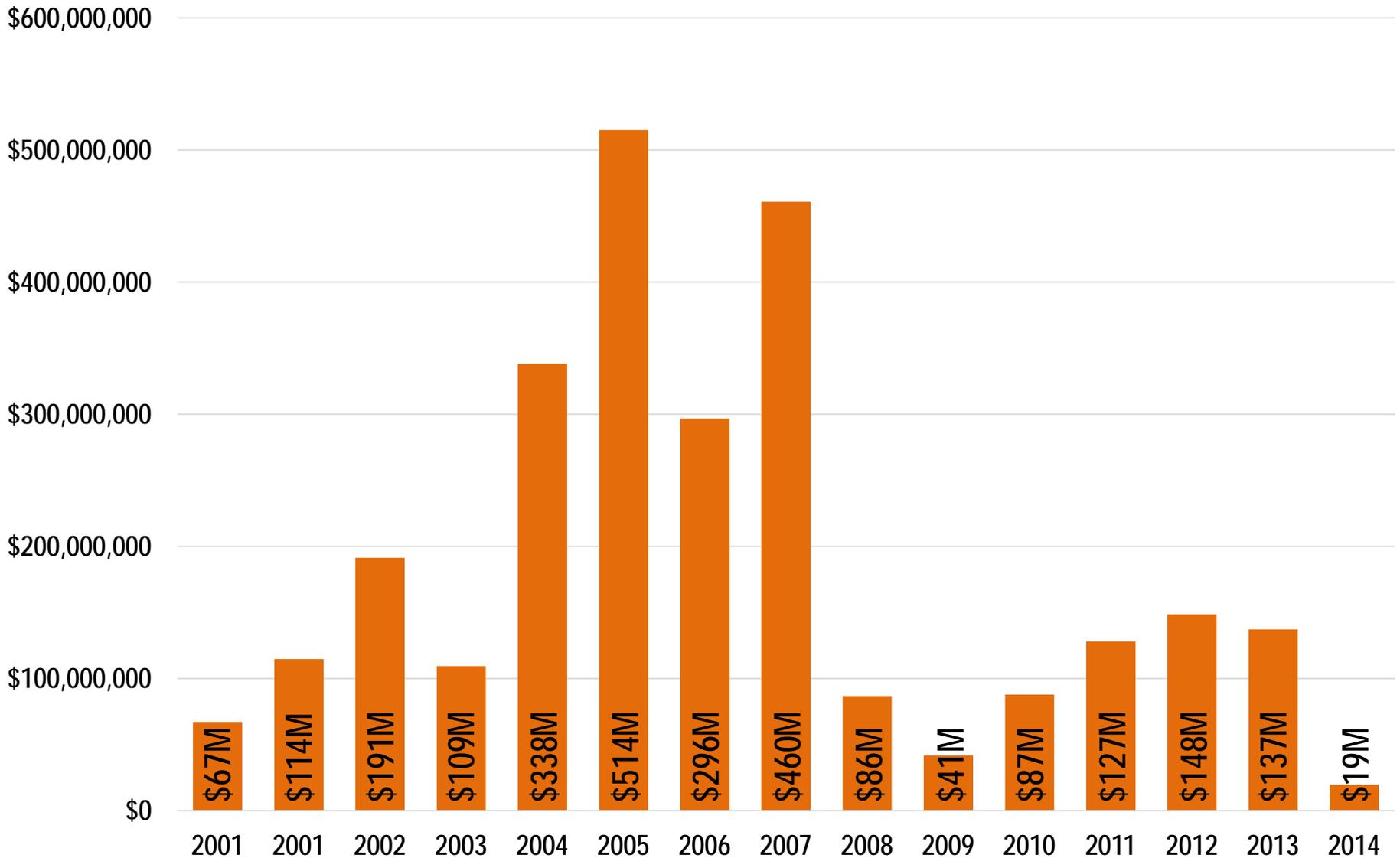
WESTERN STATE LAND CONFERENCE

JANUARY 2015



Land Advisors
ORGANIZATION

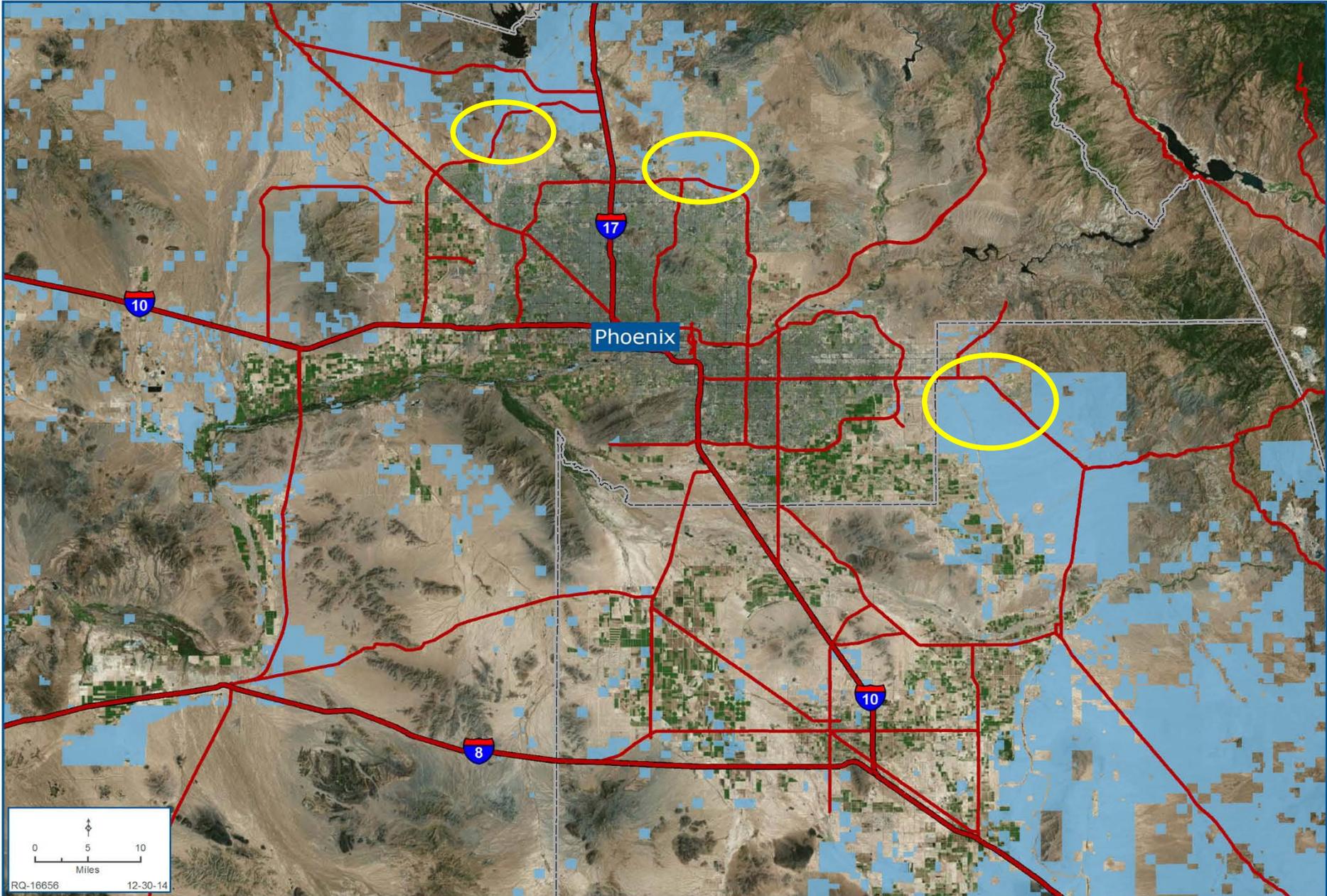
Total State Land Sales

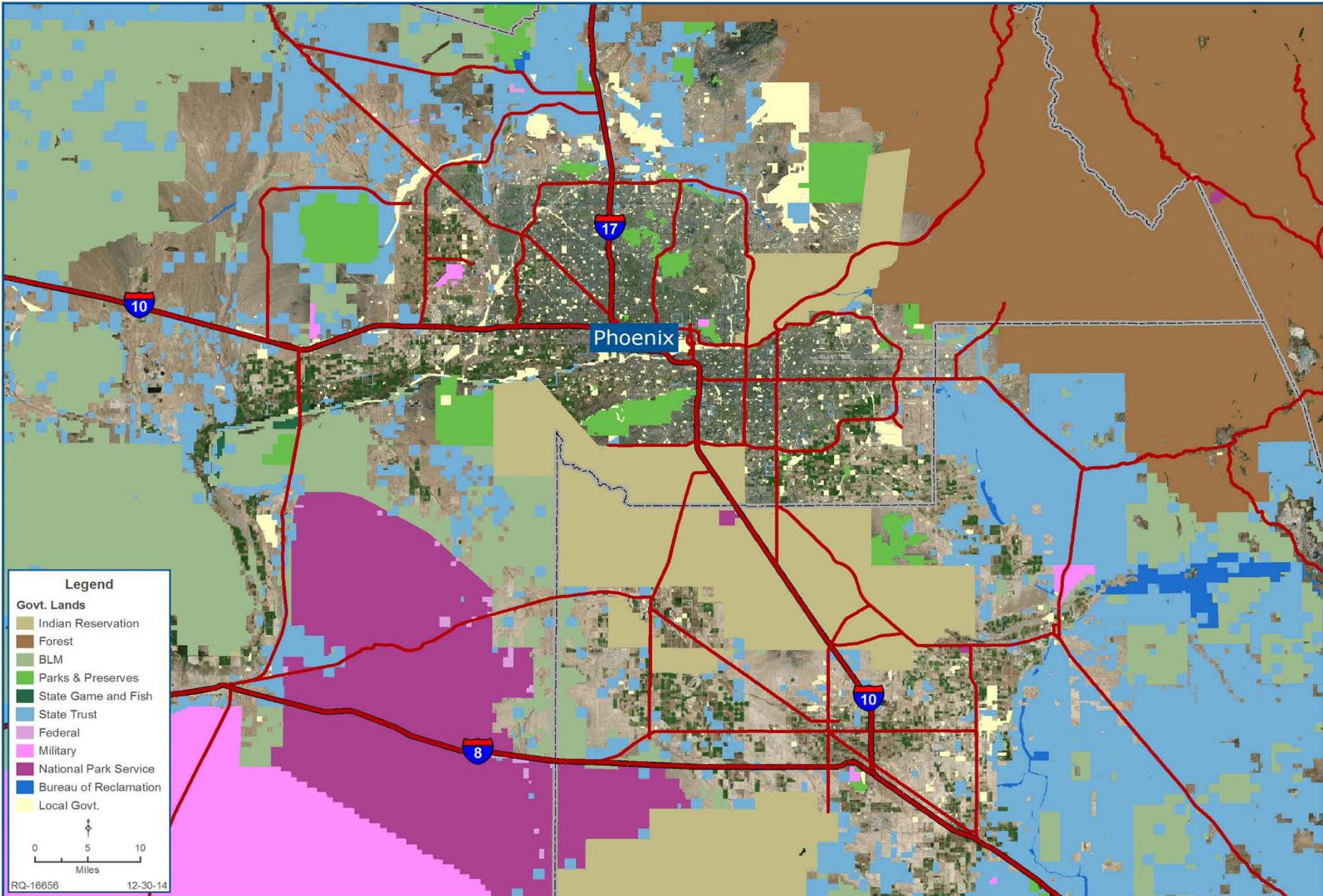


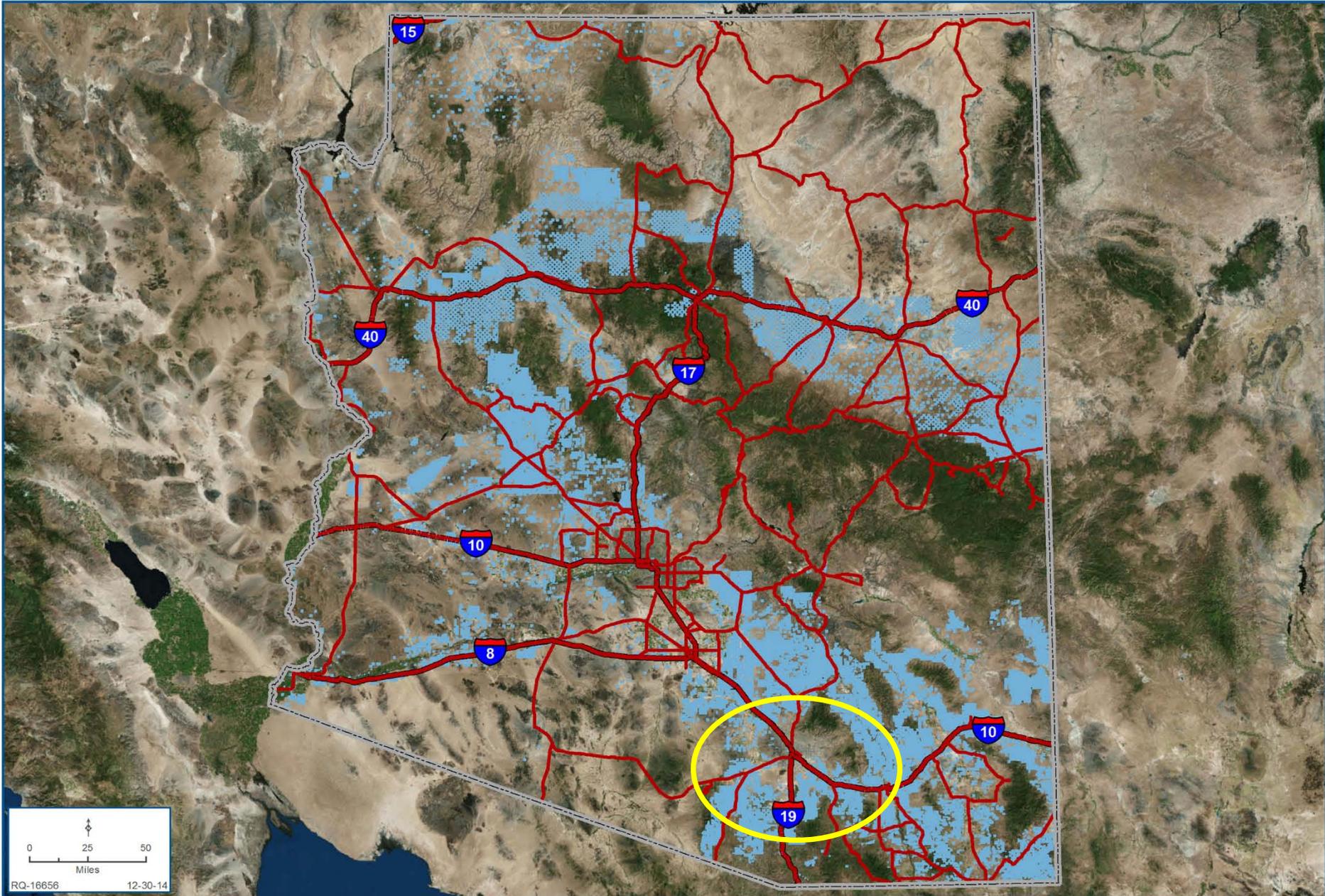
Source: Arizona State Land Department, 2015

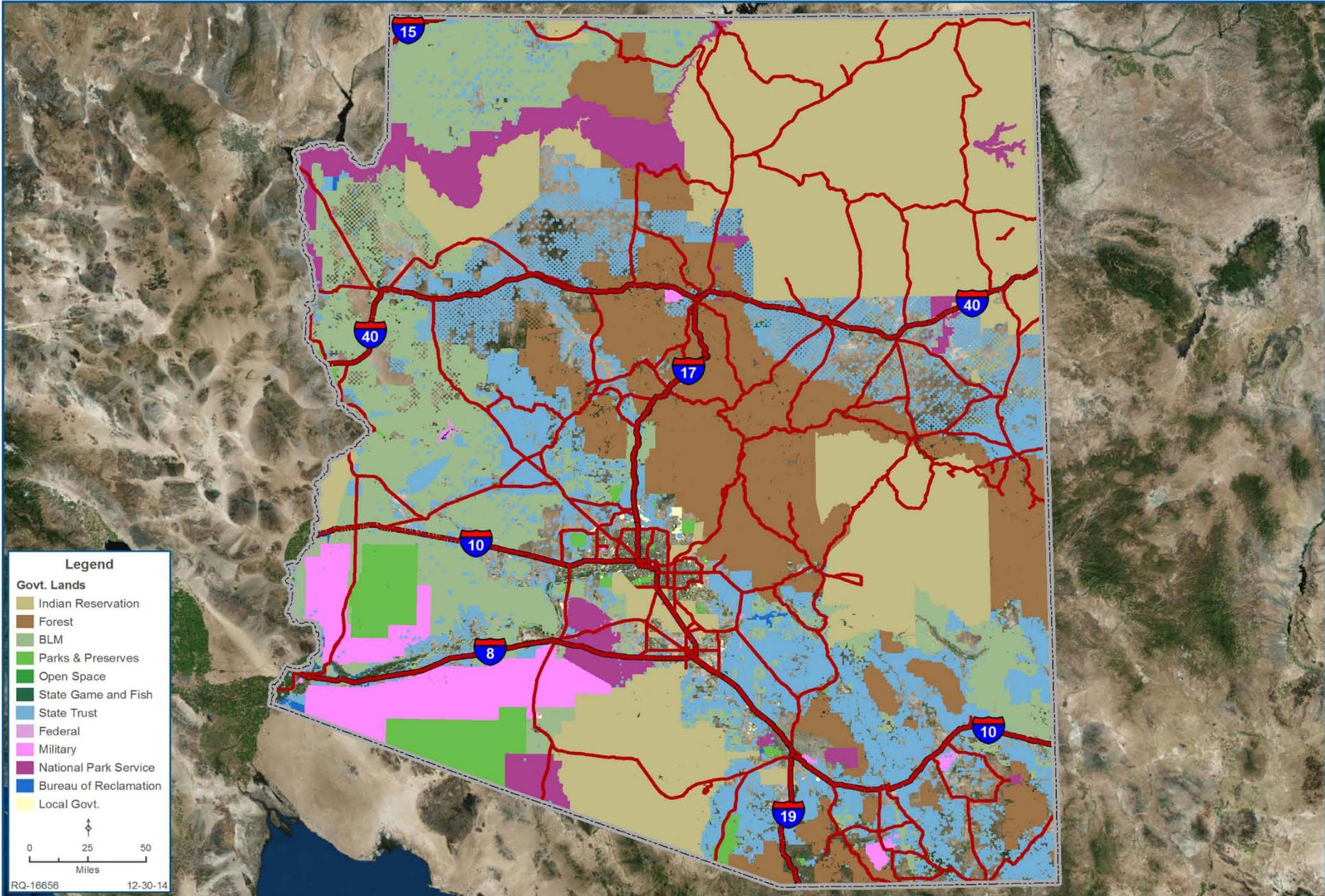
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McDowell Mountain Regional Park

Fountain Hills

Scottsdale

Fort McDowell Indian Reservation



- State Land
- Fountain Hills Zoning Plan
- R1-35
- R1-18
- R1-10
- R1-8
- R1-6
- C-1
- OSR - Park
- OSR
- OSP
- L-2
- Roadway

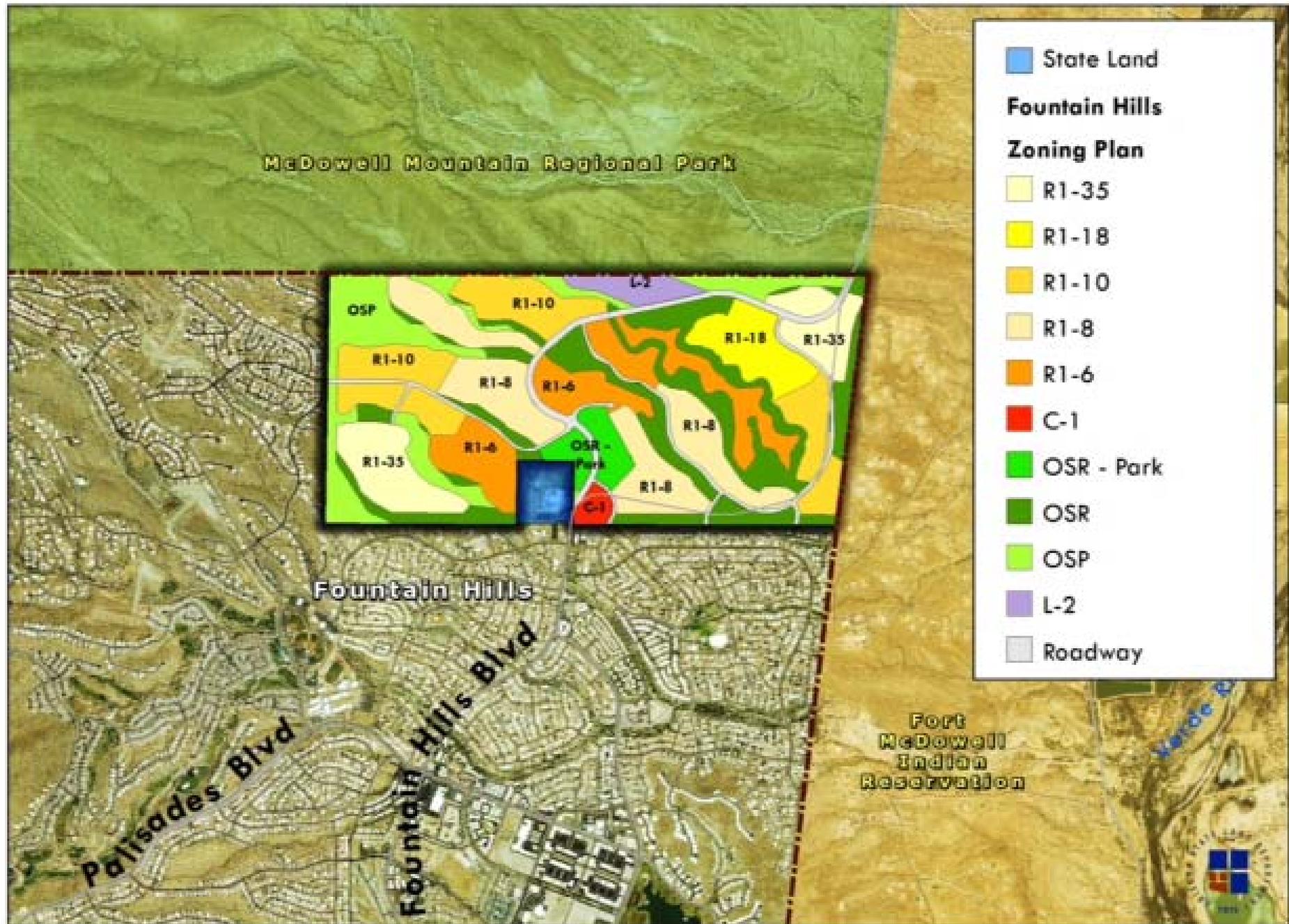
136th St
Via Linda

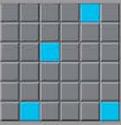
Palmades Blvd
Palomino Blvd

Shea Blvd

Fountain Hills Blvd

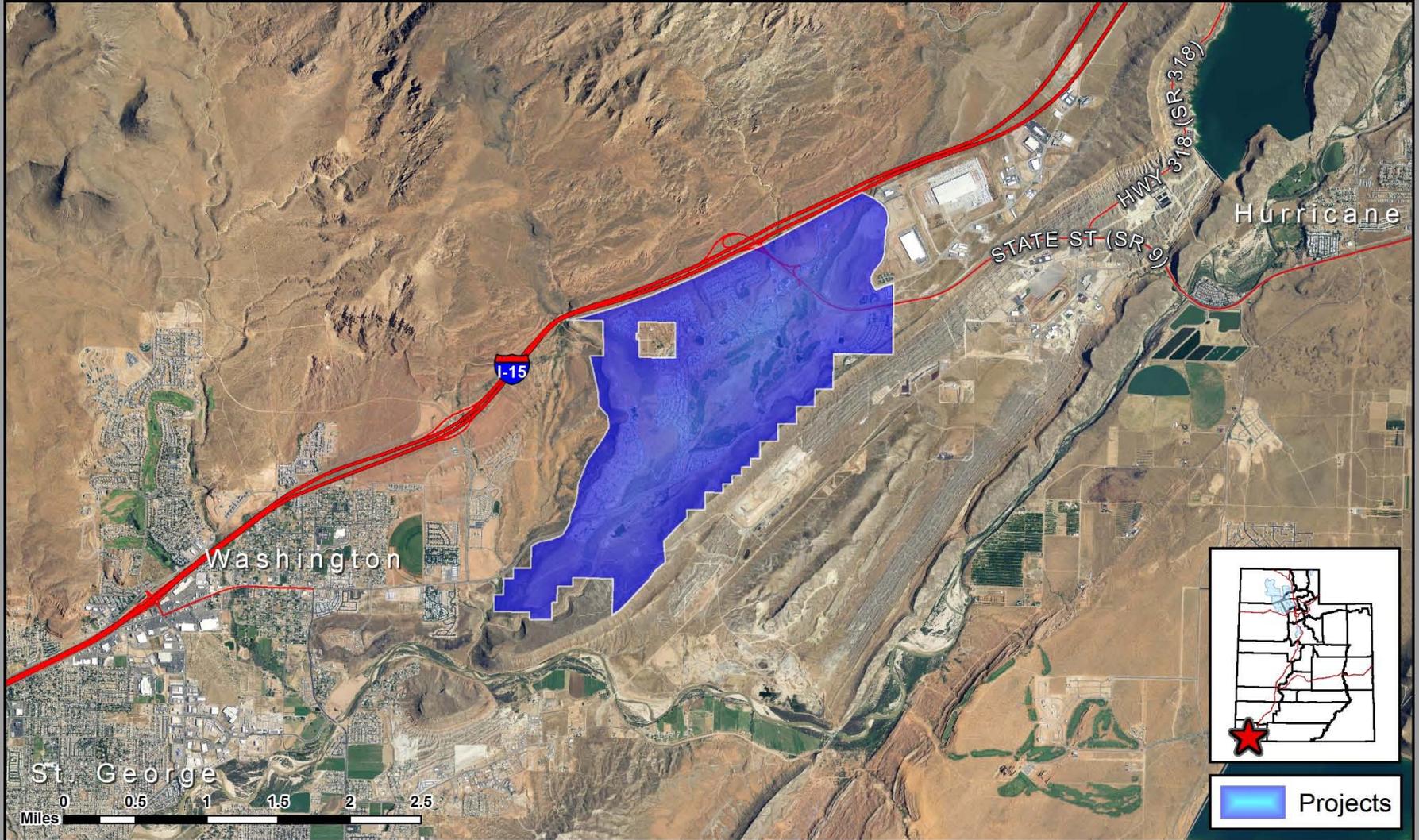
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Coral Canyon Project Area

Within Sec. 33, T41S, R14W; also within Sec 4, 5, 6, 7, 8 & 18, T42S, R14W;
also within Sec 13 T42S, R15W, SLB&M; Washington County, Utah



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AMENDED LAND USE MASTER PLAN for **CORAL CANYON**

A PLANNED COMMUNITY DEVELOPMENT

WASHINGTON and HURRICANE, UTAH

by



Land Planning by



HODGES ORGANIZATION
LANDSCAPE ARCHITECTURE - COMPREHENSIVE PLANNING



ALLIANCE CONSULTING
A Planning and Engineering Firm

PCD ZONING LEGEND

STANDARD RESIDENTIAL	COMMERCIAL
CUSTOM RESIDENTIAL	RESORT
MULTIFAMILY RESIDENTIAL	CLUBHOUSE
GOLF COURSE	SCHOOL
COMMERCIAL/INDUSTRIAL	CHURCH
OPEN SPACE	PARKS/TRAILWAYS
UNDEVELOPED AREA	



SECTION	LAND USE	AREA	UNITS	SQ. FT.
A	UNDEVELOPED	14.7	284	
	MULTIFAMILY (EXPANDED)	0.4	64	
	RESIDENTIAL (OPEN SPACE)	1.0	160	65,000
	COMMERCIAL (OFFICE)	0.4	64	
	COMMERCIAL (RETAIL)	0.4	64	
	RESIDENTIAL-CUSTOM	30.5	37	
	OPEN SPACE	17	272	
	SCHOOL	0.4	64	
	CHURCH	0.4	64	
	SEC-TOTAL UNITS		112	
B	RESIDENTIAL	0.6	100	
	SEC - MULTIFAMILY	0.1	16	
	SEC-TOTAL UNITS		116	
C	RESIDENTIAL	1.0	160	60,000
	COMMERCIAL	0.4	64	
	CHURCH	0.4	64	
	OPEN SPACE	0.2	32	
D	RESIDENTIAL	0.6	100	40,000
	COMMERCIAL	0.4	64	
	SCHOOL	0.4	64	
	SEC-TOTAL UNITS		168	
E	RESIDENTIAL	0.6	100	
	OPEN SPACE	1.4	224	
	SEC-TOTAL UNITS		224	
F	RESIDENTIAL	45.1	722	138,880
	RESIDENTIAL-CUSTOM	1.4	224	
	CHURCH	0.4	64	
	SEC-TOTAL UNITS		112	
G	RESIDENTIAL	25.8	413	100,000
	RESIDENTIAL-CUSTOM	1.4	224	
	COMMERCIAL	0.4	64	
	OPEN SPACE	0.4	64	
H	SEC-TOTAL UNITS		184	
	RESIDENTIAL	47	752	190,000
	RESIDENTIAL-CUSTOM	0.4	64	
I	SEC-TOTAL UNITS		192	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
J	SEC-TOTAL UNITS		200	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
K	SEC-TOTAL UNITS		208	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
L	SEC-TOTAL UNITS		216	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
M	SEC-TOTAL UNITS		224	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
N	SEC-TOTAL UNITS		232	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
O	SEC-TOTAL UNITS		240	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
P	SEC-TOTAL UNITS		248	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
Q	SEC-TOTAL UNITS		256	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
R	SEC-TOTAL UNITS		264	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
S	SEC-TOTAL UNITS		272	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
T	SEC-TOTAL UNITS		280	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
U	SEC-TOTAL UNITS		288	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
V	SEC-TOTAL UNITS		296	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
W	SEC-TOTAL UNITS		304	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
X	SEC-TOTAL UNITS		312	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
Y	SEC-TOTAL UNITS		320	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
Z	SEC-TOTAL UNITS		328	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AA	SEC-TOTAL UNITS		336	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AB	SEC-TOTAL UNITS		344	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AC	SEC-TOTAL UNITS		352	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AD	SEC-TOTAL UNITS		360	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AE	SEC-TOTAL UNITS		368	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AF	SEC-TOTAL UNITS		376	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AG	SEC-TOTAL UNITS		384	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AH	SEC-TOTAL UNITS		392	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AI	SEC-TOTAL UNITS		400	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AJ	SEC-TOTAL UNITS		408	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AK	SEC-TOTAL UNITS		416	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AL	SEC-TOTAL UNITS		424	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AM	SEC-TOTAL UNITS		432	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AN	SEC-TOTAL UNITS		440	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AO	SEC-TOTAL UNITS		448	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AP	SEC-TOTAL UNITS		456	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AQ	SEC-TOTAL UNITS		464	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AR	SEC-TOTAL UNITS		472	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AS	SEC-TOTAL UNITS		480	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AT	SEC-TOTAL UNITS		488	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AU	SEC-TOTAL UNITS		496	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AV	SEC-TOTAL UNITS		504	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AW	SEC-TOTAL UNITS		512	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AX	SEC-TOTAL UNITS		520	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AY	SEC-TOTAL UNITS		528	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
AZ	SEC-TOTAL UNITS		536	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BA	SEC-TOTAL UNITS		544	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BB	SEC-TOTAL UNITS		552	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BC	SEC-TOTAL UNITS		560	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BD	SEC-TOTAL UNITS		568	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BE	SEC-TOTAL UNITS		576	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BF	SEC-TOTAL UNITS		584	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BG	SEC-TOTAL UNITS		592	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BH	SEC-TOTAL UNITS		600	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BI	SEC-TOTAL UNITS		608	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BJ	SEC-TOTAL UNITS		616	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BK	SEC-TOTAL UNITS		624	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BL	SEC-TOTAL UNITS		632	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BM	SEC-TOTAL UNITS		640	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BN	SEC-TOTAL UNITS		648	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BO	SEC-TOTAL UNITS		656	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BP	SEC-TOTAL UNITS		664	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BQ	SEC-TOTAL UNITS		672	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BR	SEC-TOTAL UNITS		680	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BS	SEC-TOTAL UNITS		688	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BT	SEC-TOTAL UNITS		696	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BU	SEC-TOTAL UNITS		704	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BV	SEC-TOTAL UNITS		712	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BW	SEC-TOTAL UNITS		720	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BX	SEC-TOTAL UNITS		728	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BY	SEC-TOTAL UNITS		736	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
BZ	SEC-TOTAL UNITS		744	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
CA	SEC-TOTAL UNITS		752	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
CB	SEC-TOTAL UNITS		760	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
CC	SEC-TOTAL UNITS		768	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
CD	SEC-TOTAL UNITS		776	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	
CE	SEC-TOTAL UNITS		784	
	RESIDENTIAL	1.0	160	80,000
	COMMERCIAL	0.4	64	

CORAL CANYON

Master Planned Community



CORAL CANYON

Master Planned Community



CORAL CANYON

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