

**Town of Paradise Valley**  
**SUPPLEMENTAL**  
**Action Report**

**TO: Mayor and Town Council**

**FROM: George Burton, Planner**  
**Paul Michaud, Senior Planner**  
**Eva Cutro, Community Development Director**

**DATE: February 9, 2017**

**CONTACT:**

**..Staff Contact**

George Burton, 480-348-3525

**..End**

**AGENDA TITLE:**

**..Title**

Discussion of Intermediate Special Use Permit Amendment – Statement of Direction  
Sanctuary Resort (SUP 16-08)  
5700 E McDonald Drive

**..Body**

**BACKGROUND:**

**..Background**

This memo is intended to provide the Mayor and Town Council with information on an expansion to the intermediate application for the Sanctuary Resort that was sent in last week's Council packet. In addition to the original request detailed in your Action Report:

- To allow for additions to the existing casitas, two new casitas, a new pool, a new snack bar, and modified parking near the central part of the property.

The applicant has now expanded their request to include:

- A ballroom addition.

**REQUEST:**

Sanctuary Resort and Spa is requesting an amendment to allow an expansion of approximately 2,200 square feet to their existing ballroom. The expansion would occur at the north side of the ballroom. There is an existing function deck in this location. This deck shall be slightly expanded and enclosed to allow for a larger ballroom. Below this enclosed deck the applicant proposes an additional 1000 square feet of office and storage space. A patio expansion is also proposed on the west side of the ballroom, across from the Jade bar. This patio would be uncovered and approximately 1000 square feet in size (because it is uncovered it would not be included in any lot coverage or Floor Area Ratio calculations).

Lastly, the applicant is proposing a stairwell on the northeast corner of the ballroom to meet exiting requirements.

Attached is a copy of the revised draft SOD for Town Council review (it now also addresses the ballroom expansion). Staff will incorporate any changes from this meeting and present the updated SOD for Council review and action at the February 23<sup>rd</sup> meeting.

**ATTACHMENTS:**

Plans

Updated Draft Statement of Direction

CC: Don Larry, Applicant