



**Beaver
Creek
Regional
Council**



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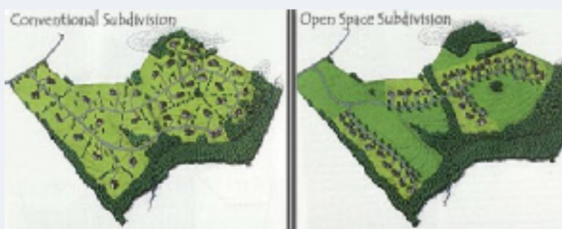
Serving the Beaver Creek Communities of Lake Montezuma ~ Rimrock ~ McGuireville of Arizona

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Planning & Zoning / Land Use

The purpose of the Planning and Zoning Committee is to communicate on all matters dealing with zoning, building, and growth in the Communities of Beaver Creek. Accordingly, its goal is to help preserve the rural lifestyle of the communities of Beaver Creek by representing the purpose and goals of the Council.

The Committee interacts and consults with the Water and Transportation Committees on all key development and zoning issues related to the Beaver Creek communities and neighborhoods. A chief role of the committee is the cooperation with Yavapai County officials in upholding County Ordinances and advise and comments on Yavapai County ordinance changes and Public Hearings



Chairperson:
Sharon Brooks

Members:
Steve Sprinz
Kala Pearson
Ray Michalowski
Bob Bruno
Bob McClarin

The Stats

Housing Change from 1990 to 2000

	1990	2000	% Change
Total	1109	1660	50%
Owner Occupied	685	1105	59%
Renter Occupied	136	366	169%
Medium House Value	£78,800	£105,700	34%
Average Household Size	2.22	2.22	0

Beaver Creek Community Zoning Chart

Type	Zoning	No.	%	Acres	%
C	Commercial; neighborhood Sale and Services	197	3.42%	56.69	0.5%
C	Commercial; Gen. Sales & Services	6	0.1%	15.03	0.13%
I	Industrial; General Limited	18	0.31%	156.62	1.39%
I	Performance Industrial	1	0.02%	7.75	0.07%
R	Residential; Single Fam. Limited	2815	48.88%	1651.39	14.67%
R	Residential; Single Fam.	968	16.81%	989.41	8.79%
R	Residential; Rural Core Area	1232	21%	6934.45	61.59%
R	Residential; Rural Outlying Area	7	0.12%	1150	10.21%

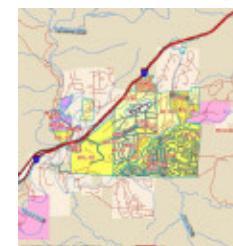
Community Commercial Needs And the Survey Said:

- Community Shopping Center
- Medical Service Providers
- Pharmacy - Urgent Care
- Grocery Store, e.g., IGA - Fry's
- Privately owned Restaurants
- Dry Cleaning Store

Community Preferred Industry And the Survey Said...

- Small Office & Service Buildings - Tourist Center
- R&D - Energy - Hi Tech - Green Tech Industries

B.C. Zoning Map



Scroll maps for larger view

Beaver Creek Commercial District Maps



McGuireville Commercial District

Blade to maintain about 20% of any downloaded file. Download through the
 We would love to hear from you! Contact Kala Pearson at Kala.Pearson@beavercreekaz.org or 928-771-3464.
 The storage of any building material, equipment, tires, auto parts, appliances and personal items that are not
 Yavapai County Code 2003 Yavapai County General Plan

Planned Urban Development	11	0.19%	1.05	0.01%
Yavapai County Administrative Code	100	1.58%	1.00%	

Willow Development
 Lot Splitting & Development Regulation

Grading, erecting fences, placement of manufactured homes and buildings etc. with the proper permits.

ALL COMMERCIAL	203	3.52%	71.72	0.64%
ALL INDUSTRIAL	19	0.33%	164.37	1.46%

ALL RESIDENTIAL	5771	96.04%	1473.72	97.9%
OPEN SPACE CORE AREA	6	0.1%	0	0%

Accumulation of Horse Manure and/or animal feces.

Open Space	6	0.1%	0	0%
Subdivision	589	9.77%	2719.86	24.16%

Planned Area Development
 RCU-2 Residential

Planned Area Development	303	5.26%	219.41	1.95%
RCU-2 Residential	1232	21.39%	6934.45	61.59%
Buses	22	0.37%	136.09	1.2%

Ugly or unattractive automobiles, trucks and recreational vehicles.

Weeds in the ditch along the roadway should be maintained by the property owner or reported to the Public Works.

Violations of CC&R's.

Excessive dust during construction should be reported to ADEQ at (800) 234-5677

Legally parked vehicles on the public right-of-way. If inoperable or abandoned notify the Yavapai County Sheriff's Office.

Excessive barking or dogs at large (report to **Sheriff's Office - Animal Control**).

Social nuisances and noisy activities should be reported to the **Sheriff's Office**.

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