

City of Flagstaff Development Status Report  
Community Development Division, August 2, 2021

Project Name	Designated Use	Location	Acres	Square Feet	Unit/Lot/Room Quantity	Unit/Lot/Room Type	Zoning/Project Description	Status
Flagstaff Tiny House Village - AP	Residential	APN 107-16-016/1411 N Fourth St	2.92		29	Dwelling Units	MH/Mobile Home Park	Site Plan approved 1/15/19 - ext thru road construction
Aura Flagstaff - AP	Residential	APN 112-05-011/3401 Lake Mary Rd	21.98		160	Dwelling Units	ER to MR/Multi-family Residential	Site Plan approved 8/10/20/ <b>Zoning Map Amendment approved 7/6/21</b>
Beaver Street Condos - GP	Residential	APN 101-07-003-004/609 & 613 N. Beaver St	0.32		8	Dwelling Units	T4N.1/Multi-family Residential	Site Plan approved 3/16/20 - ext to 3/16/22; Under Construction
Miramonte at Ponderosa Parkway - GP	Residential	APN 107-07-002E1650 E Ponderosa Pkwy	11.97		169	Dwelling Units	RR to HR/Multi-family Residential	Under Construction; Phase 1 & 2 Condo plat approved, Phase 3 in review
Apartments at Lone Tree/Pine Knoll - TA	Residential	APN 104-14-003G, H & J/778 E Pine Knoll	10.10	66,543	133	Dwelling Units	SC & HR/Multi-family Residential	Concept Plan in review/ <b>Zoning Map Amendment</b> required
Woodshire on Butler - GP	Residential	APN 106-04006C & 007B/3001 E. Butler	4.06		50	Dwelling Units	HR & HC/Multi-family Residential	Final Plat approved 11/5/19; Under Construction
Miramonte @ Birch - TA	Residential	APN 101-16-009, 10 & 11/304 E Birch	0.61		28	Dwelling Unit	T4N.1Multi-family Residential	Site Plan approved 6/17/19 - ext 6/17/21; Civil Plans in review
Cortland Lofts - TA	Residential	APN 113-37-002F/5255 E Cortland Blvd	7.17		60	Dwelling Units	HR/Multi-family Residential	Site Plan approved 7/9/19; Civil and Building plans in review
McGrath Real Estate Partners/Alara - PS	Residential	APN 104-03-005B & 002B/825 E Butler	12.27		333 /764	Dwelling Units/Beds	HR/Multi-family Residential	Under Construction
Rio Homes Unit 4 - GP	Residential	APN 104-17-180/1221 E Emma Dr	5.10		46	Dwelling Units	MR/Multi-family Residential	Site Plan approved 3/26/2020; Final Plat approved 10/20/20; Permits in review
Rail Yard Lofts - PS	Residential	APN 100-41-002,5A,18/43 S San Francisco	0.66		32	Dwelling Units	T4N.10/Multi-family Residential	Site Plan approved 12/10/20, Permits in review
Towns on Lone Tree - AP	Residential	APN 105-10-205/1380 E JW Powell	15.64		210	Dwelling Units	HR/Multi-family Residential	Site Plan approved 1/25/21
The Railway Yard - AP	Residential	APN 104-01-099B310 E Cottage	0.40		7	Dwelling Units	T4N.10/Multi-family Residential	Concept Plan in review
Fort Valley Apartments - GP	Residential	APN 102-07-079A,B,C/1576 N Fort Valley	3.98		77	Dwelling Units	HR/Multi-family Residential	Under Construction
214 E Ellery Duplex - AP	Residential	APN 103-14-016/214 E Ellery	0.25	5,376	4	Dwelling Units	HR/Multi-family Residential	Site Plan approved 6/18/21
Taney Multi-Family- PS	Residential	APN 104-11-014/42 S Trail of the Wood	0.19		3	Dwelling Units	MR/Multi-family Residential	Concept Plan complete 7/20/20;
Sky Cottages - TA	Residential	APN 112-01-019/2710 S Woody Mountain Rd	20.00		199	Dwelling units	RR/Multi-family Residential	<b>Zoning Map Amendment</b> approved 2/16/21; Site plan in review
Lofts on the Mesa - PS	Residential	APN 101-46-002B/1571 N Pine Cliff	19.93		154	Dwelling Units	HR/Multi-family Residential	Site Plan approved 4/28/21
Lofts at Continental - TA	Residential	APN 113-37-001E/5531 E Cortland	10.57		142	Dwelling Units	HC/Multi-family Residential	Concept Plan in review; <b>Zoning Map Amendment req</b>
FSL San Francisco Square - AP	Residential	APN 101-13-008A/320 N Humphreys	2.06		142	Dwelling Units	T5O/Multi-family Residential (afford)	Site plan in review
Oak Street North Apartments - GP	Residential	APN 110-06-036E/302 W Oak Street	0.90		12	Dwelling Units	MR/Multi-family Residential	Concept Plan in review
Plaza Way Condos - TA	Residential	APN 112-24-010B/1580 S Plaza Way	1.91		40	Dwelling Units	HC/Multi-family Residential	Site Plan in review; subject to a <b>Conditional Use Permit</b>
The Villas on Lake Mary Road - GP	Residential	APN 105-03-026B/4000 S Lake Mary Rd	5.47		76	Dwelling Units	SC/Multi-family Residential	Concept Plan complete; waiting for site plan submittal
Ghost Tree at Pine Canyon - GP	Residential	APN 105-10-206/3201 S Clubhouse Cir	6.55		18	Dwelling Units	R1 /Multi-family Residential	Concept Plan in review
Mill Town (P3 Mixed Use) - TA	Mixed Use	APN 103-21-001&002/1801 S. Milton Road	17.60	48,400	330 /1186	Dwelling Units	HC/Horizontal Mixed Use	Site Plan approved
Miramonte @ Butler - GP	Mixed Use	APN 103-07-011,12,13A,14A/207 S Beaver	0.54	2,704	32	Dwelling Units	T5/Vertical Mixed Use	Final Plat approved 1/19/21; Under Construction
Uncommon Flagstaff - AP	Mixed Use	APN 103-04-005,007/910 & 914 S Milton	2.07	10,450	180	Dwelling Units	HC/Vertical Mixed Use	Under Construction
Flagstaff at 4th Apartments - PS	Mixed Use	APN 106-08-005J/1002 N. Fourth Street	13.65	6,000	224	Dwelling Units	MR to HC/Horizontal Mixed Use	Site Plan approved 12/23/19; <b>Zoning Map Amendment approved</b>
500 West Forest Meadows - AP	Mixed Use	APN 103-32-007/500 W Forest Meadows	10.18	11,000	317 / 756	Dwelling Units/Beds	HC/Horizontal Mixed Use	Site Plan approved 7/15/20 - ext to 7/15/22
Park Place Flagstaff - AP	Mixed Use	APN 103-24-002L/240 W Saunders	2.91	3,299	200 / 613	Dwelling Units/Beds	HC/Vertical Mixed Use	Site Plan approved 3/27/20 - ext to 3/17/22
Highgate Senior Living - PS	Institutional/Industrial	APN 101-46-012A/1831 N Jasper Drive	3.34	84,462	76	Beds	CC/Congregate Care Facility	Under construction
U-Haul of Flagstaff - AP	Institutional/Industrial	APN 106-01-011T/1920 E Huntington	2.16	69,855			LI/Self-storage Facility	Under Construction
Cedar Medical Collaborative Phase 1- PS	Institutional/Industrial	APN 101-46-011/1840 N Jasper Drive	2.62	26,400			RD/Medical Office	Under Construction
Cedar Medical Collaborative Phase 2- PS	Institutional/Industrial	APN 101-46-012B/1895 N Jasper Drive	4.66	44,702			RD/Medical Office	Site Plan approved 4/6/21
Jett Towing - AP	Institutional/Industrial	APN 113-26-014/3700 N Eagle Mountain Driv	1.06	7,925			LI/Maintenance Bldg/Office/Caretaker	Site Plan approved 7/31/20
Wildcat Industrial Park - GP	Institutional/Industrial	APN 113-07-004/6500 E Route 66	18.94				RR to HI/Construction yard	Site Plan approved 6/11/20, <b>Zoning Map Amendment required</b>
LNN RV Storage - PS	Institutional/Industrial	APN 107-12-008S/2690 E Huntington Drive	6.10		152	Spaces	LI/RV Storage yard	Site Plan approved 5/5/21
Lowell Astronomy Discovery Center - TA	Institutional/Industrial	APN 100-14-001C/1400 W Mars Hill Rd	35.27	32,000			PF & RR/Discovery Center Building	Site Plan approved; Conditional Use Permit approved
Mountain View Church Addition - PS	Institutional/Industrial	APN 108-01-001V/2150 E Linda Vista	2.99	2,929			RR/Church Addition	Concept Plan in review
Switzer Senior Living - PS	Institutional/Industrial	APN 101-25-004/500 N Circle View Dr	5.66		150	Units	R1/Congregate Care Facility	Concept Plan expired
Kendrick Peak Mechanical Yard -PS	Institutional/Industrial	APN 116-04-007F/4250 W Kiltie	21.54	621			RD/Storage Building	Concept Plan in review, waiting for permit submittal
Migrant Glass Warehouse - TA	Institutional/Industrial	APN 107-30-016B/2163 N Vickey St	6.64	72,000			LI/New warehouse	Site Plan approved 9/10/20
Shamrock Foodservice Warehouse - TA	Institutional/Industrial	APN 113-23-008C/3615 E Industrial	1,71	8,800			LI/New warehouse	Site Plan in review
Joy Cone Phase VI Add/Remodel - AP	Institutional/Industrial	APN 116-61-007A/2843 W Shamrell	31.00	1,917			LI-O/Addition	Under Construction
DCS Office - TA	Institutional/Industrial	APN 107-30-016B/2163 N Vickey Street	6.64	25,000			LI/Offices	Site Plan approved 12/8/20 ; <b>Conditional Use Permit</b> approved 1/14/21
FMC Hybrid OR - PS	Institutional/Industrial	APN 101-01-014E/1200 N Beaver	13.33	2,087			HR/Surgical center expansion	Concept Plan complete, waiting for permit submittal
Newman Center - GP	Institutional/Industrial	APN 103-04-006D/520 Riordan Ranch St	1.21	38,000			HC/Place of Worship	Concept Plan in review
Killip Elementary - PS	Institutional/Industrial	APN 109-09-002A/2300 E Sixth Ave	9.49	52,000			PF/School	Under Construction
Flag Landscaping Building - PS	Institutional/Industrial	APN 113-11-007L/5470 E Commerce	0.64	4,990			LI/Commercial Building	Site Plan approved 5/6/21
ARC-Flagstaff - GP	Institutional/Industrial	APN 301-05-005G/7000 N Highway 89	10.06	74,733	174	Beds	HC to HC&RR/Mental/Behavioral Health	<b>Annexation and Zoning Map Amendment</b> applications in review
Mountain Line Downtown Connection Center-TA	Institutional/Industrial	APN 100-43-003B & 100-44-005A/216 W Pho	4.28	21,000			CS/Transit Center	Concept Plan in review; <b>Conditional Use Permit</b> required
Trails End Contractor Yard - PS	Institutional/Industrial	APN 113-10-001R/4950 E Trails End Dr	8.58				HI/Contractor Storage Yard	Concept Plan in review

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Flagstaff Liquors - AP	Commercial	APN 107-08-002E/1700 E Route 66	1.50	6,000		Other/NA	HC/Retail	Site Plan approved 12/17/18, Extension granted til 12/17/20; BP ready to issue
Hyatt Place Hotel - AP	Commercial	APN 103-02-030A/397 S Malpais Lane	1.80	60,347	93	Rooms	HC/Hotel	Under Construction
Budget Host Inn Expansion - AP	Commercial	APN 103-02-019/820 W Route 66	1.51	37,285	85	Rooms	HC/Hotel	Building plans in review
Flagstaff Townplace Suites - AP	Commercial	APN 107-10-002A/2000 E Route 66	1.71	58,000	90	Rooms	HC/Hotel	Site Plan approved 12/19/18; extension granted till 12/19/20; BP in review
Hwy 89 & Cummings - AP	Commercial	APN 113-22-027B,29B/4429 N Highway 89	0.95	6,148			HC/Retail	Site Plan/Annexation approved; Under Construction
West Side Veterinary Clinic - PS	Commercial	APN 112-29-001/2507 S Woodlands Village	0.87	4,500			HC/Veterinary Clinic	Site plan in approved 5/27/20; civil & building plans in review
Monte Vista Hotel - PS	Commercial	APN 101-19-005/100 N San Francisco	0.56	1,692			CB/Hotel/Restaurant remodel/expansion	Site Plan in review
Route 66 Auto Plaza - PS	Commercial	APN 103-02-009A/800 W Route 66	1.87	4,500			HC/Auto Repair	Site Plan approved 8/31/20; civil and building plans in review
Loven Office Addition - GP	Commercial	APN 112-04-003A/1100 S Pinnacle St	0.64	3,420			CS/Office & Warehouse Additions	Site Plan approved 10/23/20; Civil plans approved; Building plans approved
Bullwhip Verizon Cell Facility - PS	Commercial	APN 111-01-006C/3100 N Fort Valley Road	13.62	900			PF/70 ft Monopine Wireless Tower	Site Plan in review, requires <b>Conditional Use Permit</b>
Continental Country Club Parking - GP	Commercial	APN 107-18-140C/2380 N Oakmont	0.89				HR/Add 41 parking spaces	Concept Plan in review
El Pueblo - AP	Commercial	APN 108-08-002/3120 E Route 66	1.55		14	Rooms	HC/Remodel of existing motel	Concept Plan complete; Under Construction
Panda Express - PS	Commercial	APN 113-28-003D/4800 N Highway 89	0.74	2,300			HC/New drive thru restaurant	Site Plan approved 4/9/21, permits in review
Fry's Fuel Center 104 - GP	Commercial	APN 104-06-006B/1322 E Route 66	0.58	1,986			HC/Expand existing fuel station	Site Plan approved 6/3/21, Permits in review
CIC Flagstaff - PS	Commercial	APN 109-09-011A/2301 N Fourth St	0.66	200			CC/Addition to existing medical office	Under Construction
In n Out Burger - AP	Commercial	APN 103-22-006/1860 S Milton	2.64	3,885			HC/New Drive Thru Restaurant	Site Plan approved, Permits in review
1600 E Butler Redevelopment - TA	Commercial	APN 104-07-001C/1600 E Butler	12.71	77,000			LI/Commercial Shopping Center	Site Plan approved, <b>Conditional Use Permit</b> approved
OneAZ-Sawmill - PS	Commercial	APN 104-03-005/829 E Butler	2.24	8,700			HC/Commercial Building - Bank	Under Construction
Historic Brewing Tasting Room - GP	Commercial	APN 113-26-003W/4366 E Huntington	1.17	2,400			HC/Tasting Room	Concept Plan in review
Ocean Blue Express Car Wash - PS	Commercial	APN 107-13-017/2301 E Route 66	1.37	7,700			HC/Car Wash	Concept Plan complete 7/21/21, waiting for Site Pan submittal
1070 & 1050 N Country Club Drive - TA	Commercial	APN 113-29-011/ 1070 N Country Club Dr	0.90	6,100			HC/3 New Drive Thru Restaurants	Concept Plan in review
PuttTek - GP	Commercial	APN 108-09-001/ 3126 E Route 66	0.57	1,500			HC/Change to Putting Course & ProShop	Concept Plan in review
Homewood Suites - GP	Commercial	APN 112-04-002P & 009E & F/1400 W Route	2.55	99,669	154	Rooms	HC/New Hotel	Concept Plan in review
Cidery - PS	Commercial	APN 100-37-003B/ 101 S Milton Rd	0.11	1,480			HC/Change of Use to Cidery	Concept Plan approved, Building Permit in Review
Liminal Community Arts & Café - TA	Commercial	APN 103-09-004A/ 217 S San Francisco St	0.16	1,900			T5/Change of Use to Café & Art Studio	Concept Plan approved
Kachina Kitchen - PS	Commercial	APN 103-22-004D/1800 S Milton Rd	6.20	855			HC/Outdoor Patio	Concept Plan approved
Human Bean Coffee Shop - GP	Commercial	APN 108-06-005G/3506 E Route 66	10.55	600			HC/New Drive Thru Coffee Shop	Concept Plan complete, waiting on Site Plan submittal
Dark Sky Brewing - CR	Commercial	APN 100-19-017/103 W Birch Ave	0.21	2,635			CB/Change of Use to Bar/Brewery	Concept Plan in review
Crestview - AP	Subdivisions	W Route 66	32.00		119	Dwelling Units	MH/Single Family	Under Construction
Presidio in the Pines SF/TH - AP	Subdivisions	S Woody Mountain Road	82.00		470	Dwelling Units	HR/Single Family/Townhomes	Under Construction
Adora @ Timber Sky Block 3A - TA	Subdivisions	W Route 66	7.53		35	Other/NA	MR/Single Family attached	Final plat approved; under construction
Aries @ Timber Sky Block 7A - TA	Subdivisions	W Route 66	12.86		35	Other/NA	R1/Single Family	Final plat approved; under construction
Orion @ Timber Sky Block 8 -TA	Subdivisions	W Route 66	22.43		89	Other/NA	R1/Single Family	Final plat approved; under construction
Trails End Mesa Estates - AP	Subdivisions	E Trails End	5.54		30	lots	R1/Single Family	Final plat approved; under construction
The Wedge - AP	Subdivisions	APN 112-08-004B/3501 S Woody Mtn	47.00		47	lots	RR/Single Family	Final plat approved; under construction
Miramonte at Presidio VI - TA	Subdivisions	APN 112-62-483/2940 S Woody Mtn	2.77		36	Dwelling Units	HC/Multi Family Condos	Civil plans in review; DA approved 12/1/20; requires <b>Conditional Use Permit</b>
Estates at Pine Canyon Pine Run - GP	Subdivisions	APN 105-10-183A/2080 E Del Rae Drive	17.50		26	lots	R1/Single Family	Final Plat approved 6/15/21; Civil Plans in review
Canyon Del Rio Phase 1 Block Plat - TA	Subdivisions	APN 106-08-005L,5M,5N,5P/3200 E Butler	262.00		1426	Dwelling Units	Mixed Residential & Commercial	Final Plat approved 6/1/21
Canyon Del Rio Parcel I - TA	Subdivisions	APN 106-08-005N/3200 E Butler	13.40		50	lots	R1/Single Family	Preliminary Plat approved; Final Plat in review; Civil Plans in review
Canyon Del Rio Parcel G - TA	Subdivisions	APN 106-08-005N/3200 E Butler	9.10		50	lots	R1/Townhomes	Preliminary Plat approved; Final Plat in review; Civil Plans in review
Juniper Point Phase 1 - GP	Subdivisions	APN 104-14-001B	5.65		30	lots	RR/Single Family	Final Plat approved 6/15/21; Civil Plans in review
Vintage 80 - AP	Subdivisions	No APN/South of Getaway Trail	79.95		43	lots	RR/Single Family	Concept Plat in review
Fimbrez Subdivision - TA	Subdivisions	1300 W Lower Coconino Ave	10.04		6	lots	ER/Single Family	Concept Plat in review
Timber Sky Phase II Block Plat - TA	Subdivisions	3501 W Route 66	112.85		5	Blocks	R1/MR/Single-Family	Final Plat in review
MMV Parcel D3 - TA	Subdivisions	APN 101-46-006/1800 N Gemini Dr	6.31		41	lots	MR/Single-Family	Concept Plat in review
Ghost Tree at Pine Canyon - GP	Subdivisions	APN 105-10-206/3201 S Clubhouse Cir	1.32		3	lots	R1/Single-Family	Concept Plat in review
Sears Redevelopment- GP	Subdivisions	APN 113-28-003H & 003, 113-76-005A	6.52		3	lots	HC/Commercial	Final Plat approved 7/6/21

**Project Managers**

Patrick St. Clair - PS  
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