

A 3D perspective view of a grid of white, glossy cubes. One cube in the upper right quadrant is red and stands slightly taller than the others, which are all white and of uniform height. The lighting creates soft shadows and highlights on the surfaces of the cubes.

Mahoney Capital LP GPA/Rezone

Paradise Town Council
October 14, 2025

GPA/Rezone Request

- Mahoney Capital requests that the 2.6-ac property at 8822 Skyway be rezoned from TR ½ to MF to accommodate a 12-unit multi-family development (6 duplexes)



Purpose of Rezone

- The rezone will allow the establishment of a 12-unit multi-family development on a 2.6-acre property.



ARTIST'S RENDERING - FRONT

- The rezone will further the Housing Element which calls for increased density within the Sewer Service Area.

WALLS: HARDIE PANELING OR EQUIVALENT NON-COMBUSTIBLE SIDING



FRONT ELEVATION - FRONT

Town Council Action Requested

- Concur with the project recommended General Plan Land Use Map amendment and rezone and CEQA determination embodied within Planning Commission Resolution 2025-07; AND
- Adopt Town of Paradise Resolution 2025-_____ “A Resolution of the Town Council of the Town of Paradise amending the Land Use Map of the 1994 Paradise General Plan (Mahoney Capital LP: PL25-00056)”; AND
- Waive the 1st reading of Town of Paradise Ordinance No. _____ and introduce “An Ordinance Rezoning Certain Real Property from “TR 1/2” (Town Residential ½-acre minimum) to a “M-F” (Multiple-Family Residential) Zone Pursuant to Paradise Municipal Code Section 17.45.500 Et. Seq (Mahoney Capital LP: PL25-00056)”

Questions?