

**PIMA COUNTY
BOARD OF ADJUSTMENT DISTRICT 1
PIMA COUNTY GOVERNMENT CENTER**

MEMORANDUM OF DECISION

TO: Thomas Drzazgowski, Chief Zoning Inspector

FROM: Thomas Coyle, Asst. Executive Secretary

DATE: February 7, 2020

The Pima County Board of Adjustment, District 1, at a regular hearing held on Monday, October 7, 2019, heard the following appeals and decided as noted:

HEARING

P19VA00018 T-MOBILE – N. CRAYCROFT ROAD

T-Mobile on property located immediately west of **4100 North Craycroft Road** in the CR-1 zone, requests the following **variance**:

1. **To allow for replacement of an existing pole with a Monopalm 23 feet from that existing placement.** Section 18.07.030.H.2.e.7.b of the Pima County Zoning Code provides of an exemption from the Conditional Use Permit for replacement within six feet of the existing pole.

The Board APPROVED the requested variance.

An application for necessary permits for use of the property and construction shall be made within nine months of the granting of a variance and within thirty days of the issuance of a temporary use permit. Failure to apply for necessary permits within the time limit shall render the variance or temporary use permit null and void.



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HEARING

P19VA00019 DIN & RUBBANI – WEST INA ROAD

Din and Rubbani on property located at **1230 West Ina Road** in the CR-1 zone, requests the following **variance**:

1. **To allow placement of a freestanding business sign with a zero setback from West Ina Road.** Section 18.79.110.E.8 of the Pima County Zoning Code requires a ten foot setback from front property line in the CR-1 zone for freestanding identification signs.

The Board APPROVED the requested variance.

An application for necessary permits for use of the property and construction shall be made within nine months of the granting of a variance and within thirty days of the issuance of a temporary use permit. Failure to apply for necessary permits within the time limit shall render the variance or temporary use permit null and void.



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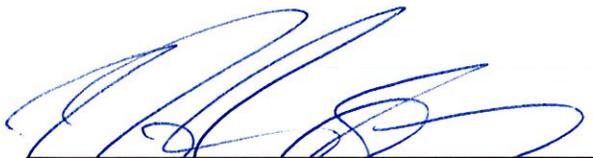
P19VA00021 PARTNERS LAND, LLC – NORTH ORACLE ROAD.

Partners Land, LLC on property located at **16473 and 16515 North Oracle Road** in the GR-1 zone, request the following **variances**:

1. **To allow reductions from the setbacks for a contractors yard.** Section 18.12.030.B.15.b of the Pima County Zoning Code requires a minimum setback of one hundred feet from any property line;
2. **To reduce the setback from North Oracle Road.** Section 18.77.030 of the Pima County Zoning Code requires a 150 foot setback from approved centerline.

The Board APPROVED the requested variance.

An application for necessary permits for use of the property and construction shall be made within nine months of the granting of a variance and within thirty days of the issuance of a temporary use permit. Failure to apply for necessary permits within the time limit shall render the variance or temporary use permit null and void.


Thomas Coyle, Asst. Executive Secretary