



Pima County
Meeting Agenda

MEETING LOCATION
Administration Bldg. - East
130 W. Congress Street
1st Floor
Tucson, AZ 85701

District 3 Board of Adjustment

Due to the CoVid-19 pandemic, the Board of Adjustment meeting will be held in accordance with the attached [MEMORANDUM](#).

Thursday, July 9, 2020

9:00 AM

Board of Supervisor's Hearing Room

Board of Adjustment, District 3

*Carol Klamerus
John Bjelland, M.D.
Eric Greeson
Tina Whittemore
Hope Green*

Assistant Executive Secretary

Elva Pedregó

Agenda

At least 24 hours before each scheduled meeting, the agenda/addendum is available online at <http://pima.gov/DSDBCC/> or at Development Services, Planning Division 1st floor, 201 N. Stone Ave, Tucson, AZ 85701, Mon-Fri, 8am to 5pm.

Public Participation Speakers

For anyone interested in speaking, please see the [Memorandum](#) on ways to participate during the pandemic.

Accessibility

The Board Hearing Room is wheelchair and handicapped accessible. Any person who is in need of special services (e.g., assistive listening device, Braille or large print agenda material, signer for hearing impaired, accessible parking, etc.) due to any disability will be accommodated. Please contact Angie Rangel at (520) 724-8800 for these services at least three (3) business days prior to the Board of Adjustment Meeting.

1. ROLL CALL
2. PLEDGE OF ALLEGIANCE
3. CALL TO THE PUBLIC

HEARINGS

4. **P19VA00034 CARRANZA/BONILLAS – S. CAMINO VERDE.** Roxanne Carranza and Jesus Bonillas represented by Jenna Sanchez on property located at **6452 & 6620 South Camino Verde** in the GR-1 zone, requests a **temporary use permit to allow a contractor's yard and the parking and operation of a food truck.** Section 18.93.040 of the Pima County Zoning Code states the

board of adjustment may issue a temporary use permit for a building or premises in any zone for a use not therein permitted by this code or for a permitted use which requires an approved development plan.

Attachments: [Application Packet](#)
[Staff Report](#)

5. **P20VA00008 STATE OF ARIZONA - W. VALENCIA ROAD**

State of Arizona represented by GAS Star Valley/Sunbelt Holdings on property located at **6211 W. Valencia Road** in the RH zone request the following **variances**:

1. **To allow a residential entryway sign.** Section 18.79.020B33 defines a residential entryway sign as "A permanent freestanding, on-site sign identifying the names and addresses of up to three adjacent subdivisions or separately named portions of recorded subdivisions".
2. **To reduce front and side yard setbacks to 0 feet.** Section 18.79.110E21 of the Pima County Zoning Code requires a 10 foot front and side yard setback.

Attachments: [Application Packet](#)
[Staff Report](#)

6. **P20VA00015 MARANA UNIFIED SCHOOL DISTRICT NO 6 - N. COACHLINE BOULEVARD**

Marana Unified School District No 6 represented by KB Homes on property located at 7855 N. Coachline Boulevard in the TH zone, request the following **variances**:

1. **To reduce the minimum lot area to 4,400 square feet.** Section 18.11.040A of the Pima County Zoning Code requires 8,000 square feet;
2. **To reduce the minimum front yard requirement to 0 feet.** Section 18.11.040C1 of the Pima County Zoning Code requires a 30 foot setback;
3. **To reduce the minimum side yard requirement to 0 feet.** Section 18.11.040C2 of the Pima County Zoning Code requires a 10 foot setback;
4. **To reduce the rear yard requirement to 0 feet.** Section 18.11.040C3 of the Pima County Zoning Code requires a 30 foot setback.

Attachments: [Application Packet](#)
[Staff Report](#)
[Public Comment](#)
[Public Comment 2](#)
[Continuance Request](#)
[Applicant Presentation](#)

7. **ADJOURNMENT**

All final decisions and the recorded audio minutes will be posted on the website at <http://pima.gov/DsDBCC/>