

PIMA COUNTY BOARD OF ADJUSTMENT, DISTRICT 2
PIMA COUNTY GOVERNMENT CENTER

MEMORANDUM OF DECISION

TO: Chris Poirier, Planning Official
FROM: Thomas Drzazgowski, Chief Zoning Inspector
DATE: July 15, 2020

The Pima County Board of Adjustment, District 1, at a regular hearing held on **Monday, July 6, 2020 at 1:00PM**, heard the following appeals and decided as noted:

NEW HEARINGS:

P20VA00006 SHAHEEN – E. RESORT VIEW PLACE. Montaser & Bsaili Shaheen on property located at 6840 E. Resort View Place in the CR-2 zone, request a variance **to reduce the side yard setback to 2 feet for the main dwelling.** Section 18.23.030D2 of the Pima County Zoning Code requires a 10 foot minimum setback.

The Board DENIED the variance request.

P20VA00007 ST ALBAN'S EPISCOPAL CHURCH OF TUCSON INC. - N. OLD SABINO CANYON ROAD St. Alban's Episcopal Church of Tucson Inc. on property located at 3738 N. Old Sabino Canyon Road in the CR-4 request the following variances:
1. **To increase the height of a proposed freestanding identification sign to 50 feet;**
2. **To increase the sign area to 48 square feet.** Section 18.79.110E8 of the Pima County Zoning Code limits the sign height to 6 feet and the sign area to 32 square feet.

The Board APPROVED request #1 and DENIED request #2

P20VA00010 WUNICKE MICHAEL OTTO ARTUR REVOC TR - N. AVENIDA DEL CAZADOR. Michael Wunicke on property located at 4285 N. Avenida del Cazador in the CR-1 zone, requests a variance **to reduce the front yard setback for a proposed detached garage to 30 feet.** Section 18.21.030D1 of the Pima County Zoning Code requires a 60 foot setback.

The Board APPROVED the variance request. Letter July 14, 2020

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.



Tom Drzazgowski, Chief Zoning Inspector.