



# **AGENDA**

**PIMA COUNTY  
PLANNING AND ZONING COMMISSION  
REGULAR MEETING  
WEDNESDAY, AUGUST 8, 2018  
(Re-Scheduled from July 25, 2018)**

**AT OR AFTER 2:00 P.M.**

Pima County Administration Building  
Board of Supervisors Hearing Room  
130 W. Congress St., 1<sup>st</sup> Floor  
Tucson, AZ 85701

## **SCHEDULE**

### **1:30 P.M. BRIEFING SESSION**

Board of Supervisors Conference Room

### **2:00 P.M. REGULAR SESSION**

Board of Supervisors Hearing Room (Unless otherwise noted)

Call to the Audience

Continued Cases from June 27, 2018

Rezoning – 1

Specific Plan Rezoning – 1

Initiation of Zoning Code Text Amendment - 1

Adjournment

**SPEAKING PROCEDURE**

1. All speakers will position themselves so they can approach the podium as quickly as possible.  
Please submit speaker's cards to the Staff members.
2. Those wishing to speak must sign in and state name and address.
3. **Speakers will have THREE minutes each to present testimony.** More time may be granted at the discretion of the Chairman. The Commission requests that they not be repetitive. When there is a large group wishing to speak, it will be appreciated if one or two persons could represent the group.
4. Public hearing will then be closed and debate will be limited to Commission and staff.
5. Commission votes on motion and the outcome is announced.

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**REGULAR HEARING AGENDA**

1) **CALL TO ORDER 9:00 A.M.**

**ROLL CALL:**

- |  |  |
|--|--|
| <input type="checkbox"/> Brad Johns, Chair (District 1)          | <input type="checkbox"/> David Hook (District 4)       |
| <input type="checkbox"/> Barbara Becker, Vice-Chair (District 2) | <input type="checkbox"/> Ryan Maese (District 3)       |
| <input type="checkbox"/> Jodi Bain (District 1)                  | <input type="checkbox"/> William Matter (District 4)   |
| <input type="checkbox"/> Bob Cook (District 5)                   | <input type="checkbox"/> Armando Membrila (District 2) |
| <input type="checkbox"/> Bruce Gungle (District 5)               | <input type="checkbox"/> Tom Tronsdal (District 3)     |

2) **PLEDGE OF ALLEGIANCE**

3) **CALL TO THE AUDIENCE**

**CONTINUED CASES FROM JUNE 27, 2018:**

**REZONING**

4) **P18RZ00003 - HILDRETH EUGENE LIVING TR – W. MICHIGAN STREET REZONING**

Request of Gene Hildreth, represented by Southwest Consulting Engineering, for a **rezoning** of approximately 7.66 acres from SR (Suburban Ranch) to the GR-1 (Rural Residential) zone, parcel codes 212-45-020A and 212-45-020B, located at the northwest corner of S. Camino Verde and W. Michigan Street for an 8-lot subdivision. The proposed rezoning conforms to the Pima County Comprehensive Plan which designates the property for Low Intensity Urban 3.0.  
(District 3)

- a) [Staff Report](#)  
[Site Analysis](#)
- b) Public Hearing
- c) Action

**SPECIFIC PLAN REZONING**

**5) P18SP00001 - FHM PARTNERS, LLC – FOOTHILLS MALL SPECIFIC PLAN REZONING**

Request of FHM Partners, LLC, represented by Lazarus, Silvyn & Bangs, P.C., for a **rezoning** of approximately 51 acres of the Foothills Mall from the CB-1 (Local Business) and CB-2 (General Business) zones to the SP (Foothills Mall Specific Plan) zone, parcel codes 225-44-315A, 225-44-316B, 225-44-316C, 225-44-317D, 225-44-318B, 225-44-319A, 225-44-319D, 225-44-320A, 225-44-320B, 225-44-320C, 225-44-321D, 225-44-321E, 225-44-321F, 225-44-321G, 225-44-321H, 225-44-321J, 225-44-322B, 225-44-323B, 225-44-324A, 225-44-324C, 225-44-324D and 225-43-018Q located approximately 450 feet north of the northwest corner of W. Ina Road and N. La Cholla Boulevard. The proposed specific plan rezoning conforms to the Pima County Comprehensive Plan Community Activity Center designation.  
(District 1)

- a) [Staff Report](#)  
[Specific Plan](#)  
[Appendix A](#)  
[Letter of Support](#)  
[Neighborhood Meeting Summary](#)  
[07-10-18 Neighborhood Meeting Summary](#)  
[Additional Letters of Support](#)  
[Additional Letters of Support - 2](#)  
[Additional Letters of Support – 3](#)  
[Comment Letter](#)  
[DSD Memos & Attachment](#)
- b) Public Hearing
- c) Action

**ZONING CODE TEXT AMENDMENT FOR INITIATION**  
**(REVISED)**

**6) MEDICAL MARIJUANA DESIGNATED CAREGIVER CULTIVATION LOCATION.**

Staff requests that the Planning and Zoning Commission authorize and initiate a revision to the Pima County Zoning Code to revise the medical marijuana designated caregiver cultivation location section in the CB-2 zone to remove the Type III Conditional Use Permit requirement and to allow medical marijuana designated caregiver cultivation locations in GR-1 and RH as a Type I Conditional Use Permit.

(All Districts)

- a) [Initiation Memo](#)
- b) Discussion / Action

**7) ADJOURNMENT**