



Pima County

Meeting Agenda

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

Planning and Zoning Commission

Due to the CoVid-19 pandemic, the January 27<sup>th</sup> meeting will be held in accordance with the attached [MEMORANDUM](#).

Wednesday, January 27, 2021

Board of Supervisor's Hearing Room

9:00 AM for Scheduled Hearings

**Planning and Zoning Commissioners**

- District 1*      *Jodi Bain*  
*Brad Johns, Chair*
- District 2*      *Barbara Becker, Vice-Chair*  
*Armando Membrila*
- District 3*      *Ryan Maese*  
*Tom Tronsdal*
- District 4*      *David Hook*  
*William Matter*
- District 5*      *Bob Cook*  
*Bruce Gungle*

**Executive Secretary**

*Chris Poirier, Planning Official*

**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 1<sup>st</sup> floor, 201 N. Stone Ave, Tucson, AZ 85701, Mon-Fri, 8am to 5pm.*

**Public Participation Speakers are Limited to 3 Minutes**

*For anyone interested in speaking, please complete a Speaker's Card available in the Hearing Room and include agenda item number and other requested information. Speaker Cards are required for each item of interest including Call to the Public. Place the completed Speaker Card(s) in the labeled baskets located on the dais. When the Chairman announces your name, step forward to the podium and state your name and affiliation (if applicable) for the record. The Chairman reserves the right to ensure all testimony is pertinent or non-repetitive so the matter will be handled fairly and expeditiously, and that all speakers abide by rules of civility. Any questions pertaining to the meeting can be directed to the Coordinator for the Commission.*

**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 the Planning Official, Chris Poirier at (520) 724-8800 for these services at least three (3) business days prior to the Planning and Zoning Commission Meeting.*

1. ROLL CALL 9:00 AM
2. PLEDGE OF ALLEGIANCE
3. APPROVAL OF THE [NOVEMBER 25, 2020](#) MEETING SUMMARY
4. CALL TO THE PUBLIC

## NEW HEARINGS

### REZONING

5. **P20RZ00011 MORTGAGE EQUITIES XVI, LLC – S. SORREL LANE REZONING**  
Mortgage Equities XVI, LLC represented by Rick Engineering Company, Inc., requests a **rezoning** of approximately 139.4 acres (parcel codes 138-29-002B, 002C, 002D, 002E, 002F, 002G and 002H) from the GR-1 (Rural Residential) to the CR-4 (Mixed-Dwelling Type) zone located at the northeast corner of the T-intersection of W. Hermans Road and S. Sorrel Lane. The proposed rezoning conforms to the Pima County Comprehensive Plan which designates the property for Low Intensity Urban 3.0. (District 5)

**Attachments:** [Application](#)  
[Staff Report](#)  
[Site Analysis](#)

6. **P20RZ00012 ARIAS, ET AL. - W. DREXEL ROAD REZONING**  
Andres Arias and Yesenia Fimbres request a **rezoning** of approximately .83 acres from the GR-1 (Rural Residential) to the CMH-1 (County Manufactured and Mobile Home-1) zone, located at the southwest corner of W. Drexel Road and S. Cardinal Avenue, and addressed as **2905 W. Drexel Road**. The proposed rezoning conforms to the Pima County Comprehensive Plan which designates the property as Low Intensity Urban 3.0. (District 5)

**Attachments:** [Staff Report](#)

7. **P20RZ00013 BORK - N. TOMAHAWK TRAIL REZONING**  
Jeffrey and Jasmine Daneri Bork request a **rezoning** of approximately 3.3 acres from the SR (Suburban Ranch) to the CR-1 (Single Residence) zone, located at the northeast corner of E. Glenn Street and N. Tomahawk Trail and addressed as **2840 N. Tomahawk Trail**. The proposed rezoning conforms to the Pima County Comprehensive Plan which designates the property as Low Intensity Urban 1.2. (District 4)

**Attachments:** [Staff Report](#)  
[Public Comment](#)

8. **P20RZ00014 STEWART TITLE AND TRUST TR 3734 – W. CURTIS ROAD REZONING**

Stewart Title and Trust TR 3734, represented by The WLB Group, requests a **rezoning** of approximately 1.28 acres from the CR-5 (Multiple Residence) to the CI-1 (Light Industrial- Warehousing) zone located at the southwest corner of W. Curtis Road and N. Davis Avenue, addressed as **2811 W. Curtis Road**. The proposed rezoning conforms to the Pima County Comprehensive Plan which designates the property for Higher Intensity Urban. (District 3)

**Attachments:** [Staff Report](#)  
[Site Analysis](#)  
[Supplemental Document](#)  
[Applicant's Presentation](#)

9. **P20RZ00015 CASAS ADOBES BAPTIST CHURCH – W. INA ROAD REZONING**

Casas Adobes Baptist Church, represented by Paradigm Land Design LLC, requests a **rezoning** of approximately 1.5 acres from the CB-1 (Local Business) to the CB-2 (General Business) zone, located 800 feet west of the intersection of W. Ina Road and N. La Cholla Boulevard and addressed as **2265 W. Ina Road**. The proposed rezoning conforms to the Pima County Comprehensive Plan which designates the property as Community Activity Center (CAC). (District 1)

**Attachments:** [Staff Report](#)

10. BOARD OF SUPERVISORS DISPOSITION OF CASES

11. ADJOURNMENT

The meeting summary will be posted on the website at <http://pima.gov/DSDBCC/>