



MEMORANDUM

DEVELOPMENT SERVICES DEPARTMENT - PLANNING DIVISION

TO: Chairman and Members, Pima County Planning and Zoning Commission
FROM: Chris Poirier, Executive Secretary
RE: Pima County Planning and Zoning Commission Hearing of **FEBRUARY 22, 2017**
DATE: FEBRUARY 28, 2017

This abstract is subject to editing and amending. Please let us know promptly if you believe there are any omissions or corrections; otherwise, we will proceed on this basis.

Chris Poirier, Executive Secretary

The meeting was called to order at 9:00 a.m. at Pima County Administration Building Board of Supervisors Hearing Room, 130 W. Congress St., 1st Floor, Tucson, AZ

1) **ROLL CALL:**

PRESENT

D4 Eddie Peabody, Jr., Chair
D1 Brad Johns, Vice-Chair
D4 William Matter
D2 Armando Membrilla
D5 Bruce Gungle
D3 Lynne Mangold
D1 Jodi Bain
D3 Peter Gavin
D2 Barbara Becker

ABSENT

D5 Bob Cook

NINE MEMBERS PRESENT

ALSO PRESENT

Chris Poirier, Planning Official
Mark Holden, Principal Planner
Tom Drzazgowski, Chief Zoning Inspector
David Petersen, Senior Planner
Celia Turner, Coordinator

Greg Saxe, Environmental Plan. Mgr., RFCD

2) **PLEDGE OF ALLEGIANCE**

3) **CONSENT AGENDA (UNADVERTISED PUBLIC HEARING)**

MONTHLY REPORTS TO THE P/Z COMMISSION

Monthly reports from Development Services Department for enterprise fund, total fees collected, services activity report and permits issued and from the planning division for total fees collected and services activity report.

ON MOTION, it was

Voted: To **APPROVE** January 11, 2017 checklist and consent agenda as presented by staff.

The motion **PASSED** (9 – 0; Commissioner Cook was absent)

4) **CALL TO THE AUDIENCE**

No one spoke.

TYPE III CONDITIONAL USE PERMITS

- 5) **P16CU00010 HUFFMAN TRUST – N. ANWAY RD.** Request of **Nancy Smith** with **Central States Towers (on behalf of Huffman Trust and Verizon Wireless)**, on property located at 11190 N. Anway Rd., in the RH Zone (Rural Homestead), for a conditional use permit for a communication tower, in accordance with Section 18.07.030H2e of the Pima County Zoning Code as a Type III conditional use permit. (District 3)

ON MOTION, it was

Voted: To **APPROVE** subject to standard and special conditions

Standard Conditions (per the Pima County Zoning Code)

1. Adherence to all requirements of Section 18.07.030.H and Section 18.07.040.A.4 (General Regulations and Exceptions) of the Pima County Zoning Code.

Special Conditions

1. To remove the faux pine tree (“monopine”). The tower shall be painted with an appropriate color to minimize its visual impact.
2. All associated antennae and the cabling necessary to serve them shall be painted the same color as the antennae.
3. The tower and its associated on-the-ground equipment area shall be located on the property as shown on the submitted revised site plan. The security fencing will feature tan-colored slatting, inserted into the cyclone fencing, to provide screening for the existing residences in the area.
4. The final elevations of all electrical equipment and finished floors shall be appropriately set, at the time of final permitting, in full accordance with Pima County Regional Flood Control District regulations regarding the sheet flow conditions that impact the property.

The motion **PASSED** (9 – 0; Commissioner Cook was absent).

MODIFICATION (SUBSTANTIAL CHANGE) OF REZONING CONDITIONS

6) Co9-76-45 ESTES – INA ROAD REZONING

Request of **Christopher** and **Carlee Korinek** for a modification (substantial change) of a rezoning condition which requires larger lots on higher elevations which are visible from Magee Road within the northwest portion of the rezoning site. The subject lot is 19,752 square feet and is proposed to be split into two parcels of approximately 8,925 and 10,827 square feet. The lot is zoned CR-3 and is located on the west side of Paul Revere Place, approximately 500 feet north of Liberty Tree Lane and 1,400 feet southwest of the intersection of Magee Road and Cortaro Farms Road. (District 1)

ON MOTION, it was

Voted: To **CONTINUE** until March 29, 2017

The motion **PASSED** (7 – 2; Commissioners Membrila and Bain voted **NAY**; Commissioner Cook was absent).

REZONING

9) NEW BUSINESS

A) Board of Supervisors disposition of cases.
Tom Drzazgowski, Chief Zoning Inspector, gave dispositions of cases.

10) ADJOURNMENT

Meeting was adjourned at 10:32 a.m. on motion by Commissioner Membrila seconded by Commissioner Bain.