



AGENDA

**PIMA COUNTY
PLANNING AND ZONING COMMISSION
REGULAR MEETING
WEDNESDAY, OCTOBER 28, 2015**

AT OR AFTER 9:00 A.M.

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

SCHEDULE

8:30 A.M. BRIEFING SESSION

Board of Supervisors Conference Room

9:00 A.M. REGULAR SESSION

Board of Supervisors Hearing Room (Unless otherwise noted)

Consent Agenda
Call to the Audience
Rezoning
Code Text Amendment
Initiation of Code Text Amendment
New Business
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.

REGULAR HEARING AGENDA

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

ROLL CALL:

- | | |
|---------------------------------------|----------------------|
| () #5 Jenny Neeley, Chair | () #5 Bob Cook |
| () #4 Eddie Peabody, Jr., Vice-Chair | () #1 Jodi Bain |
| () #4 William Matter | () #1 Brad Johns |
| () #2 Randall R. Holdridge | () #3 Lynne Mangold |
| () #2 Armando Membrila | () #3 Peter Gavin |

2) PLEDGE OF ALLEGIANCE

3) CONSENT AGENDA (UNADVERTISED PUBLIC HEARING)

MONTHLY REPORTS TO THE P/Z COMMISSION

A) APPROVAL OF SEPTEMBER 30, 2015 CHECKLIST

B) 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.

- a) Staff Report
- b) Action

4) CALL TO THE AUDIENCE

REZONING FOR CONTINUED PUBLIC HEARING

5) **Co9-15-05 JT RP LLC – EAST EAGLE FEATHER ROAD (EASEMENT) REZONING**

Request by **JT RP LLC**, represented by **Kathy Gormally**, for a rezoning of approximately 3.81 acres from SR (Suburban Ranch) Zone to CR-1 (Single Residence) Zone on property located approximately 800' east of Bear Canyon Road on the south side of East Eagle Feather Road (Easement). The proposed rezoning conforms to the Pima County Comprehensive Plan (Co7-00-20). (District 4)

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

- [Letters](#)

REZONINGS FOR PUBLIC HEARING

6) **P15RZ00006 – SCHOCKET - INA ROAD REZONING #2**

Request of **Evis Schocket**, represented by **Michael Marks MJM Consulting, Inc.**, for a rezoning of approximately 7.37 acres from the CR-1 (Single Residence) zone to TR (Transitional) zone, on property located at the southeast corner of North First Avenue and East Ina Road. The proposed rezoning conforms to the Pima County Comprehensive Plan - Pima Prospers (Co7-13-10) which designates the property for Medium Intensity Urban (MIU). (District 1)

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

- [Site Analysis](#)
- [Letters](#)

7) **P15RZ00007 ESTATE OF EMILY STOWELL STRATTON – W. ANKLAM ROAD REZONING**

Request of **David Stowell and Gloria Stowell Hastie Stueland**, for a rezoning of approximately 1.0 acres from the SR (BZ) (Suburban Ranch - Buffer Overlay) zone to the CR-1 (BZ) (Single Residence - Buffer Overlay) zone, on property located approximately three-quarters of a mile southeast of W. Speedway Boulevard and W. Anklam Road intersection and approximately 750 feet south of W. Anklam Road. The proposed rezoning conforms to the Pima County Comprehensive Plan Co7-13-10 (District 5).

- a) [Staff Report](#)

- b) Public Hearing
 - c) Action
- [Letters](#)

CODE TEXT AMENDMENT FOR CONTINUED PUBLIC HEARING

8) Co8-15-02 WALLS, FENCES AND HOME OCCUPATIONS

Proposal to amend by ordinance the Pima County Zoning Code Title 18, Section 18.03 to revise the definition of a structure to exempt walls and fences with a height of 84 inches or less from permit requirements, and to amend Section 18.09 General Residential and Rural Zoning Provisions to revise the Home Occupations section to align it with changes in the Arizona State Statutes. (All districts)

- a) [Staff Report](#)/Discussion
- b) Action

CODE TEXT AMENDMENT FOR INITIATION

9) INITIATION OF ZONING CODE TEXT AMENDMENT – ELIMINATION OF 30’ STREET SETBACK REQUIREMENT

Staff requests that the Planning and Zoning Commission authorize and initiate a revision to the Pima County Zoning Code, Chapter 18.77 Roadway Frontage Standards to delete or reduce the requirement for an additional 30’ setback for Major Streets and Routes, as designated on the Major Streets and Scenic Route Plan (Co14-14-02). This text amendment would implement Goal 1, Policy 6 of the Pima County Comprehensive Plan (Pima Prospers) Transportation Element.

- a) [Staff Report](#)/Discussion
- b) Action

10) NEW BUSINESS

- A) Board of Supervisors disposition of cases.
 - B) Expiration of trial agenda placement as Item#4 of “Call to the Audience “.
- a) Discussion
 - b) Direction/Action

11) ADJOURNMENT