



West University Historic Zone Advisory Board  
Tuesday, October 15, 2019 at 6:00PM  
Trinity Presbyterian Church—Fellowship Hall  
400 E. University Blvd.  
Tucson, AZ

## Legal Action Report

### 1. Call to Order/Roll Call

The meeting was called to order at 6:02PM. A quorum was established with six (6) WUHZAB members present: Marcellus Rusk, Sarah Fajardo, John Birkinbine, Damon Turner, Darci Hazelbaker and Rachel Serra. Absent: Elizabeth Larson.

Guests: Michael Taku (COT PDSD), Shane Cady, Sam Ireland, and Joel Ireland.

### 2. Approval of Minutes: September 17, 2019

Fajardo motioned to approve the minutes, Serra seconded - motion passed unanimously (6-0).

#### Selection of Acting Chair

Rusk excused as Chair due to being an applicant for presentation of projects to the Board review. Birkinbine motioned to nominate Turner as Acting Chair. Fajardo seconded. Motion passed unanimously (5-0). Rusk presenting and did not vote

### 3. Reviews

#### a. HPZ-19-86, 926 N. 2nd Ave. (Rusk, Ireland)

1. Demolish non-contributing structure constructed in 1940.
2. Construct three detached houses and an attached two-car garage with one-car carport. Garage and carport will be corrugated galvanized steel.
3. It was noted that new detached houses are intended to be multifamily rental properties. No mini dorms and will not be rented by the bedrooms.

Serra motioned to recommend approval as presented. Fajardo seconded. Motion passed unanimously (5-0). Rusk presenting and did not vote

#### b. HPZ-19-87, 928 N. 2nd Ave. /929 N. Jacobus Ave. (Rusk, Ireland)

1. Demolish non-contributing building located at 929 N. Jacobus.
2. Demolish non-contributing addition at rear of 928 N. 2nd Ave.
3. Renovate the contributing resource at 928 N. 2nd Ave. and 927 N. Jacobus Ave. Renovation includes repair of existing windows and doors and in-kind replacement as necessary, stucco repair and wood repair.
4. Construct four-car carport. Carport will be corrugated galvanized steel.
5. It was noted that most of contributing resource at 928 N. 2nd Ave. will be owner occupied. Remaining rear portion and contributing resource at 927 N. Jacobus Ave. are intended to be rental properties and will not be rented by the bedrooms.

Serra motioned to recommend approval as presented. Hazelbaker seconded. Motion passed unanimously (5-0).Rusk presenting and did not vote

Rusk joins deliberations at 6:27PM

**4. Call to the Audience**

None.

**5. Future Agenda Items - Information Only**

Upcoming historic zoning violations

Next regularly scheduled meeting will be on 11/19/19 at 6:00 PM.

**6. Adjournment**

Fajardo motioned to adjourn. Serra seconded. Motion passed unanimously (6-0).

Meeting adjourned at 6:35PM

Damon Turner, Acting Chair / John Birkinbine, Secretary