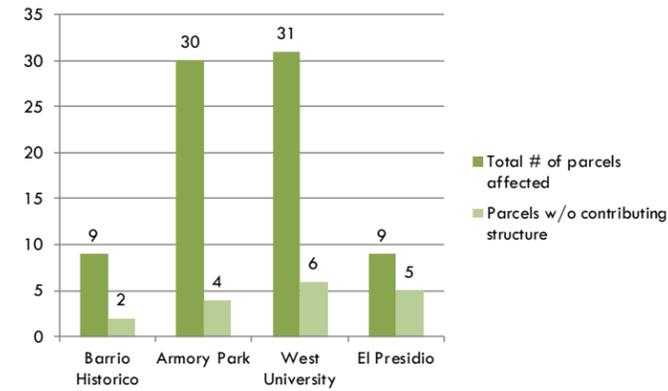


# HPZ Height Modification Analysis

Goal: To provide an option for the modification of allowed building height within Historic Preservation Zones when deemed appropriate.

Proposal: The following option allows for a building height of up to the tallest existing contributing structure within that HPZ, and alternative building materials with review by the Tucson-Pima County Historical Commission (TPC-HC) and the associated local Historic Preservation Zone (HPZ), when located within an HPZ and the Infill Incentive District (IID).



## 5.12.6. IID PLAN REVIEW AND APPROVAL PROCEDURES UNDER THE IID ZONING OPTION

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### E. IID Historic Preservation Review

#### 1. Projects in an HPZ

a. Proposed development projects within the boundaries of an HPZ must comply with HPZ Sections 5.8.7, Permitted Uses, 5.8.8, Design Review, and 5.8.9, Design Standards, except for building height, where projects may be allowed heights up to the equivalent of the tallest contributing structure within that HPZ. The project may also be allowed a modification for building material. Both exceptions require review from the Tucson-Pima County Historical Commission (TPCHC) Plans Review Subcommittee and the appropriate local HPZ board. Building height is measured by HPZ height measurement methods.

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## 5.12.14 FOURTH AVENUE AREA (FAA)

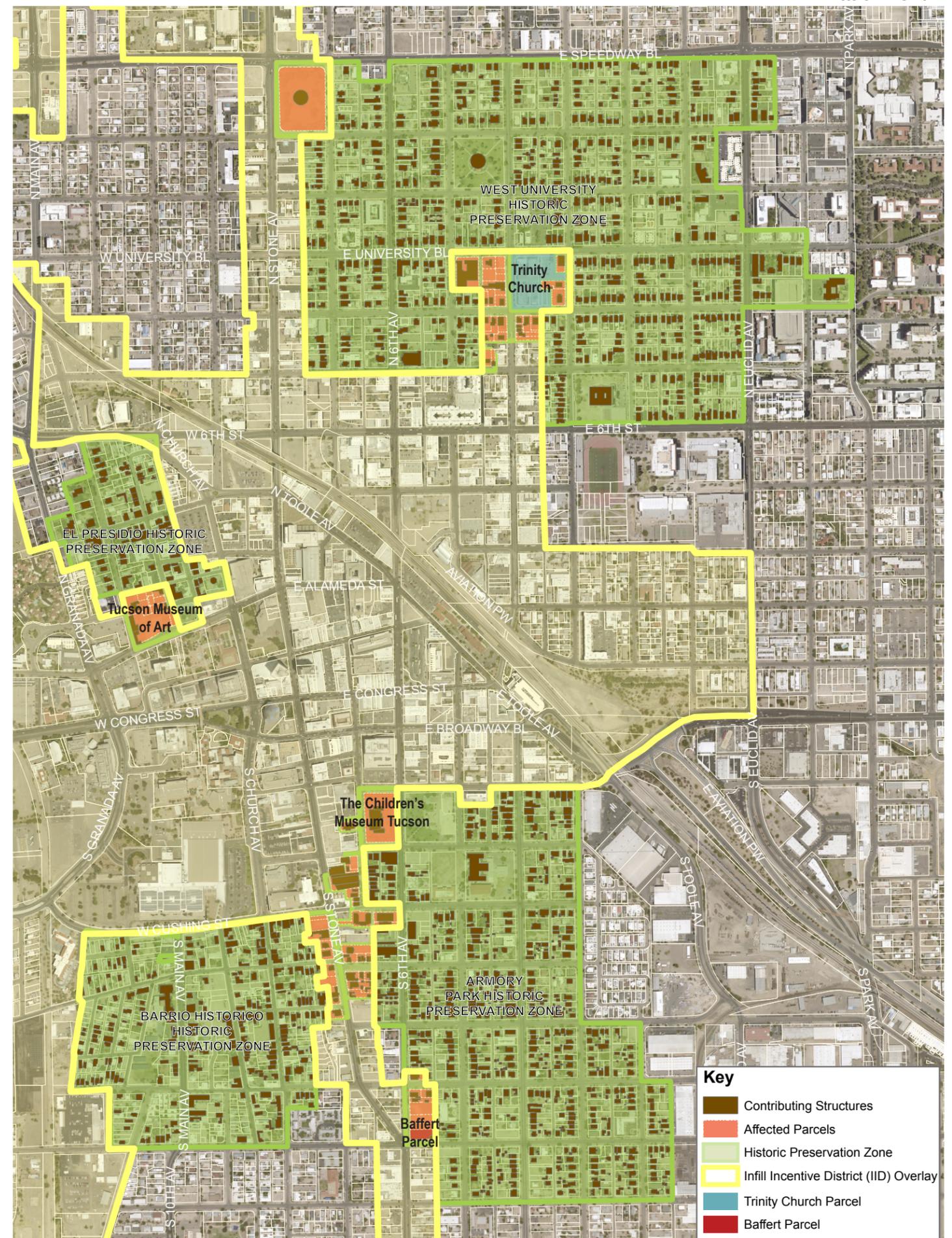
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### A. Fourth Avenue Historic Sub-Area (FHS)

#### 1. Standards

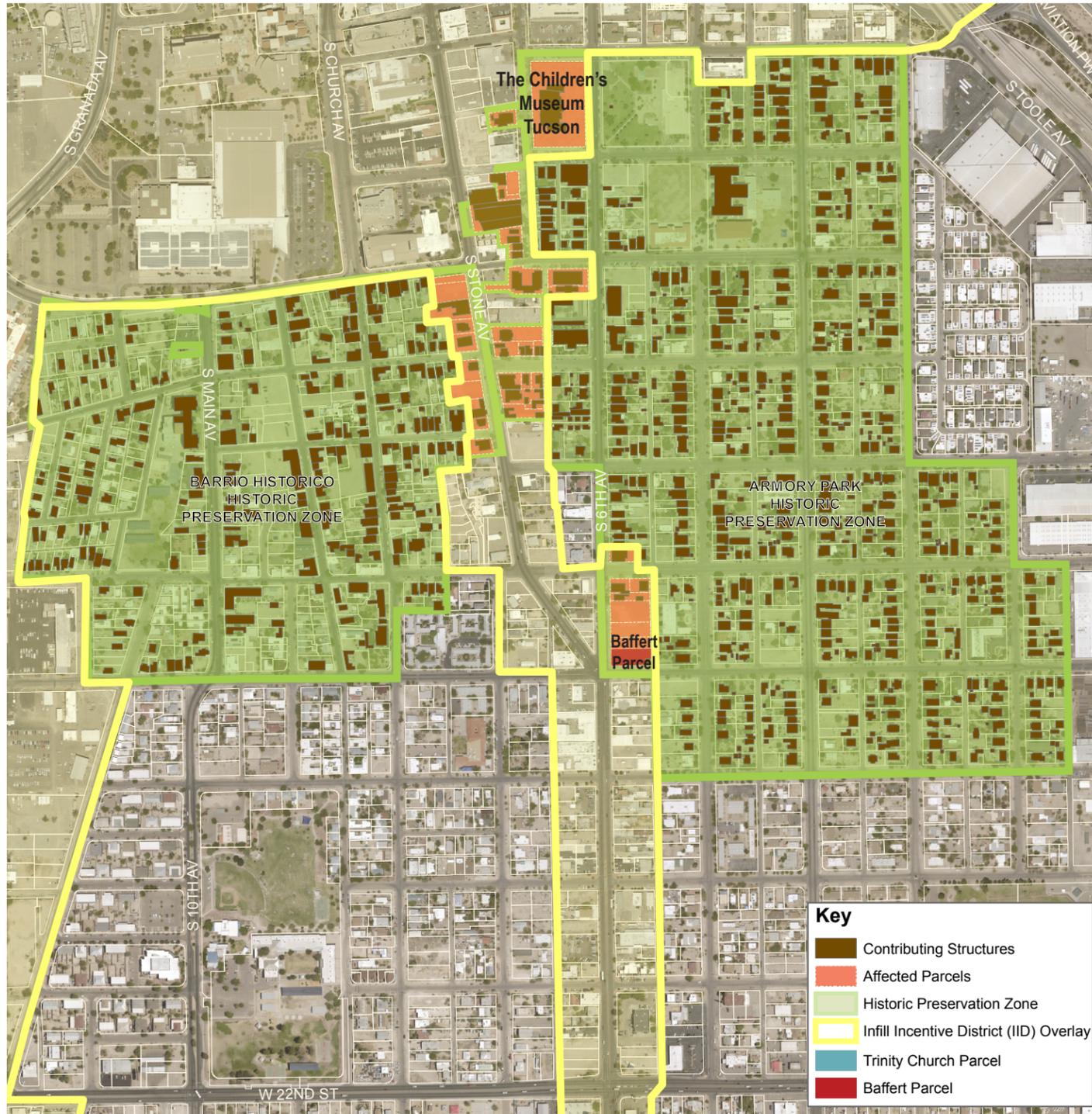
The Fourth Avenue Historic Sub-Area includes portions of the West University Historic Preservation Zone that overlap with the Downtown Links Sub-District. Properties within these areas may be developed using the optional parking standards contained herein, but remain subject to all other underlying zone requirements including, but not limited to, historic preservation zone design standards and design review. An exception to these requirements may be made for building height, where projects may be allowed heights up to the equivalent of the tallest contributing structure within that HPZ. The project may also be allowed a modification for building material. Both exceptions require review from the Tucson-Pima County Historical Commission Plans Review Subcommittee and the West University HPZ board. Building height is measured by HPZ height measurement methods.

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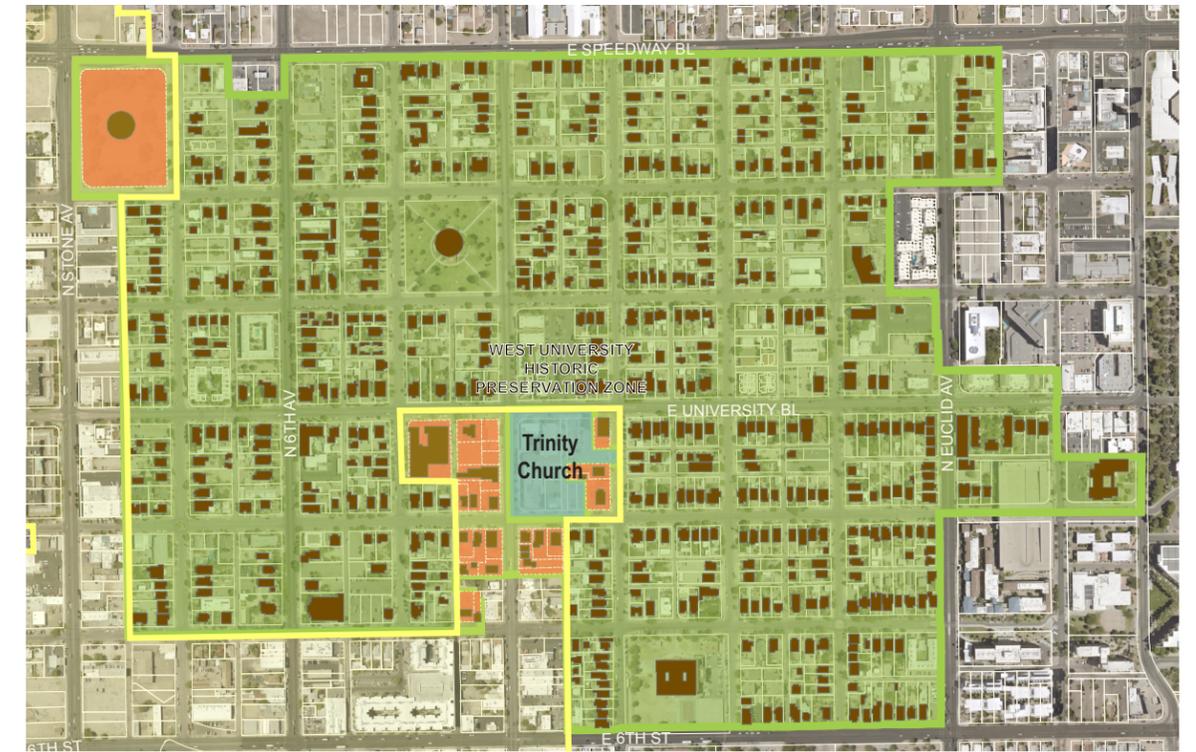


# HPZ Height Modification Analysis - Map Details

Barrio Historico Historic Preservation Zone and Armory Park Historic Preservation Zone



West University Preservation Zone



El Presidio Preservation Zone

