

ZONING EXAMINER'S AGENDA

Thursday, December 1, 2016

City Hall - First Floor
Mayor and Council Chambers
255 West Alameda
Tucson, Arizona 85701

CALL TO ORDER - 6:00 P.M.

ADMINISTRATION OF OATH TO PERSONS WISHING TO TESTIFY

PUBLIC HEARING

1. Case: C9-16-10 Chamberlain – Tucson Boulevard (Ward 5)

Proposed Development: Request to rezone a 2.9 acre site from R-1 to I-1 to allow for, Phase 1 - 177 space parking lot, and Phase 2 - new 15,000 square foot two-story warehouse building. Proposed rezoning is located at 5975 South Tucson Boulevard at the northwest corner of Tucson Boulevard and Bilby Road.

- a. Review of Rezoning Process
- b. Interested Parties

Owners: Landmark Title Trust No. 18234-T
Attn: Ferr-Conn Partners, LLP
3333 E. Speedway Boulevard
Tucson AZ 85706

Applicant/Agent: Palice Kino, LLC and Ferr-Conn Partners, LLP
c/o Robert Tucker
2200 E. River Road, Suite 115
Tucson, AZ 85718

Engineer/Architect/other: Rick Engineering
c/o Dan Castro
3945 E. Fort Lowell Road, Suite 111
Tucson, AZ 85712

2. Case: C9-16-12 West University HPZ Boundary Amendment (Ward 6)

Proposed Development: Request to remove the Trinity Church block from the West University HPZ, HC-3/HR-3 to C-3/R-3. Applicant then proposes to rezone to PAD (H) to allow for a mix of land uses, commercial/retail, office, residential, with two new buildings, Building 1 - four stories/61,847 SF and Building 2 - three stories/20,924 SF, integrated with the existing historic Trinity Presbyterian Church complex.

- a. Review of Rezoning Process
- b. Interested Parties

Owners:

Applicant/Agent: R + R Develop
990 East 17th Street, Suite 100
Tucson, AZ 85719

Engineer/Architect/other: Cypress Civil Development
2030 East Speedway Boulevard, Suite 110
Tucson, AZ 85712

3. Case: C9-16-13 Trinity Presbyterian Church PAD – University Boulevard and 4th Avenue (Ward 6)

Proposed Development: Request to rezone a 2.79 acre site, the Trinity Church block, to replace the underlying zoning, C-3/R-3 with a PAD (H) for a mix of land uses, commercial/retail, office, residential, with two new buildings, Building 1 - four stories/61,847 SF and Building 2 - three stories/20,924 SF, integrated with the existing historic Trinity Presbyterian Church complex.

- a. Review of Rezoning Process
- b. Interested Parties

Owners:

Applicant/Agent: R + R Develop
990 East 17th Street, Suite 100
Tucson, AZ 85719

Engineer/Architect/other: Cypress Civil Development
2030 East Speedway Boulevard, Suite 110
Tucson, AZ 85712

ADJOURNMENT

Si usted tiene algunas preguntas respecto a estas peticiones de excepción especial, favor de llamar al Departamento de Planeación y Desarrollo, al número de teléfono 791-5550.

* The staff reports and related case maps are available online at <http://pdsd.tucsonaz.gov/pdsd/public-hearing-agenda-materials-rezoning-special-exceptions-original-city-zoning>