



SPECIAL DISTRICTS APPLICATION

Application Stage: Pre-application Application

Permit Activity Number: DP21-0187 **T21SA00389** Case Number: DRB-21-15 Date Accepted: 10/4/2021

PROPERTY LOCATION AND PROPOSED DEVELOPMENT

Project / Development Name (if applicable): Wells Fargo - Tucson Main Parking Garage

Property Address: 35 E Alameda St, Tucson AZ 85710

Pima County Tax Parcel Number/s: 11711096C

Current Zoning: OCR-2

Applicable Overlay/ Infill Incentive District Rio Nuevo Area
Special Districts: Main Gate Overlay District Grant Road Overlay District
 Neighborhood Preservation Zone Historic Preservation Zone

Neighborhood Association (if any):

PROJECT TYPE (check all that apply): Change of use to existing building
New building on vacant land New building on developed land
New addition to existing building Other

Description of Proposed Use: Addition of single solar carport to existing parking garage

Number of Buildings and Stories/Height of Proposed Structure(s): 1 tilted carport; 8'6 on low side, 13' on high side

Site Area (sq ft): Area of Proposed Building (sq ft):

HISTORIC STATUS

Site is within a: Historic Preservation Zone Please List:
National Register District Please List: Downtown Tucson National Historic District
Site is/includes: A contributing structure Non-contributing structure
 Is adjacent to a contributing structure Vacant

APPLICANT INFORMATION (The person processing the application and designated to receive notices):

APPLICANT NAME: Jovanka Potkonjak - Ameresco, Inc.

ROLE: Property owner Architect Engineer Attorney Developer
Other: _____

EMAIL: jpotkonjak@ameresco.com PHONE: 480-499-9143

ADDRESS: 2375 E Camelback Rd #400, Phoenix, AZ 85016

PROPERTY OWNER NAME(S) (If ownership in escrow, please note): Wells Fargo Bank NA

PHONE: _____

I hereby certify that all information contained in this application is complete and true to the best of my knowledge.

SIGNATURE OF OWNER/APPLICANT* *Jovanka Potkonjak*

*If an authorized representative is signing on behalf of the property owner, please provide a letter of authorization Date



To: City of Tucson Planning and Development Services Department

RE: Letter of Authorization for development at 35 E Alameda St
Activity Number DP21-0187
Date: September 20, 2021

To Whom It May Concern,

Wells Fargo Bank N.A., the system owner of proposed solar project at **35 E Alameda St**, authorizes the applicant, Jovanka Potkonjak, with Ameresco, Inc., the Developer, to submit the Special Districts application required by the City on our behalf. The activity number associated with this project is DP21-0187.

Thank you,

A handwritten signature in black ink, appearing to read "Anmar Baban".

Anmar Baban
VP Corporate Properties Group
Wells Fargo Bank, N.A





To: City of Tucson Planning & Development Department

RE: Project Statement

Date: Sept. 9, 2021

To Whom It May Concern,

Ameresco, Inc. is proposing to install a single solar carport on top of an existing parking garage in the downtown Tucson area at 35 E Alameda St. This parking garage serves the Wells Fargo bank branch at 150 N Stone Ave. The plans currently follow all NEC and City of Tucson guidelines and have been submitted to Tucson Electric Power for utility review and interconnection approval. Additionally, the plans have been submitted to the City of Tucson as a development package (activity number DP21-0187). The comments provided are in progress with resubmission forthcoming. Ameresco, Inc. is not requesting any special modifications or exemptions at this time.

Please contact the applicant, Jovanka Potkonjak, at (480)-499-9143 or jpotkonjak@ameresco.com for any questions or concerns.

Sincerely,

Jovanka Potkonjak

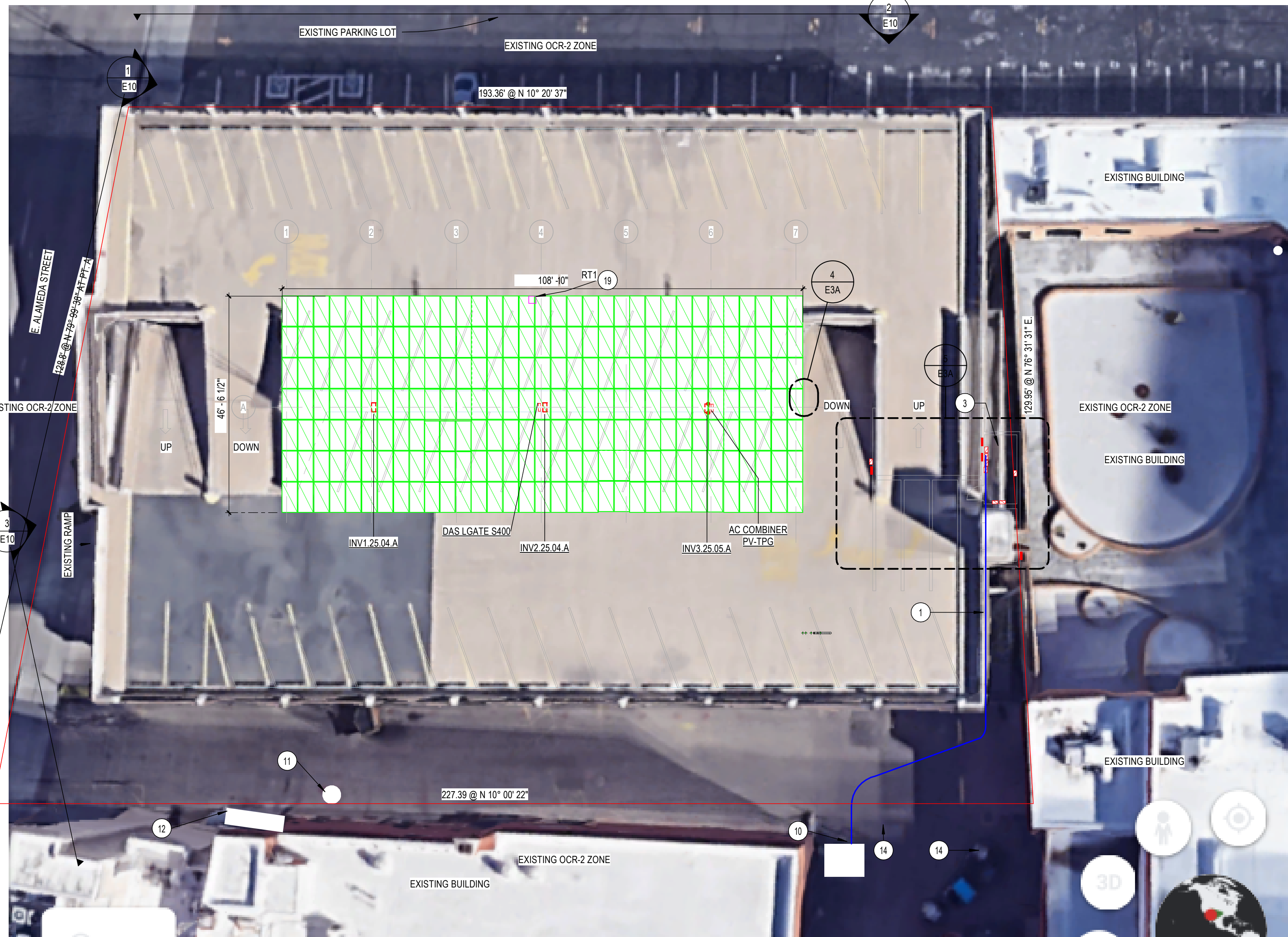


AMERESCO
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2375 EAST CAMELBACK
ROAD, SUITE 400
PHOENIX, AZ 85016
480.499.9200
www.ameresco.com

DLR Group
7290 W 133RD ST,
OVERLAND PARK, KS 66213
913.897.7811
www.dlrgroup.com
PROJECT NO: 74040

BE #198359

TUCSON MAIN PARKING GARAGE
WELLS FARGO
35 E ALAMEDA ST.,
Tucson, AZ 85701
PHOTOVOLTAIC INSTALLATION



6 E3A CONDUIT ROUTING TO TOP OF PARKING GARAGE
NO SCALE

KEYED NOTES

- EXISTING SERVICE LATERALS FEED FROM TRANSFORMER WFB-1.
- EXISTING GUTTER IS ABOVE DOOR.
- APPROXIMATE ELEVATOR CONTROL ROOM ON MAIN LEVEL.
- APPROXIMATE LOCATION OF INCOMING UTILITY SERVICE LATERAL CONDUCTORS CT ENCLOSURE.
- REFER TO SHEET E5 FOR FURTHER INFORMATION.
- LOCATION OF EXISTING TEP METER, APPROXIMATE LOCATION ON EXTERIOR WALL OF ELEVATOR.
- ROUTE CONDUIT TO A WEATHER PROOF JUNCTION BOX TO CONNECT TO AC COMBINER LOCATED ON THE COLUMN.
- RACEWAY AND CONDUCTORS ROUTED ON TOP OF CONCRETE WALL TO CONNECT TO THE AC COMBINER.
- LOCATION OF EXISTING UTILITY PAD MOUNT TRANSFORMER.
- LOCATION OF EXISTING UNDERGROUND UTILITY VAULT.
- LOCATION OF EXISTING SERVICE SECTION SWITCHBOARD TO SERVE WELLS FARGO BUILDING.
- CONDUIT TO BE RAN TIGHT AGAINST THE SIDE OF THE BEAM.
- EXISTING SEWER MANHOLE.
- EQUIPMENT IS TO BE INSTALLED ON FLAT MAIN LEVEL NEXT TO THE GUARD RAIL. PARKING SPOT WILL BE PERMANENTLY OCCUPIED WITH ELECTRICAL EQUIPMENT AND BOLLARDS.
- CONDUIT IS ROUTED ON THE UPPER MOST PART OF THIS SIDE OF BEAM PER VIEW 5/E3A.
- CONDUIT TO BE ROUTED UP TO THE TOP OF THE PARKING GARAGE REFER TO 6/E3A FOR CONDUIT TO RUN VERTICAL THROUGH PARKING STRUCTURE TO THE TOP. REFER TO VIEW 4/E3A FOR EXACT LOCATION FOR CONDUIT POP OUT.
- PROVIDE BOLLARDS TO PROTECT ELECTRICAL EQUIPMENT.
- LOCATION OF IRRADIANCE SENSOR.
- CONDUIT MOUNTED TO STRUCTURE ROUTED VERTICAL THROUGH THE PARKING GARAGE TO THE AC COMBINER PANEL LOCATED ON CARPORT PER 4/E3A.
- PROVIDE CONDUIT SUPPORT AS NEEDED PER NEC 344.30

GENERAL NOTES

- PROVIDE CONDUIT EXPANSION JOINTS WHERE THE DISTANCE OF ANY CONDUIT EXCEEDS 75' IN ANY DIRECTION OR WHERE ANY CONDUIT CROSSES A BUILDING EXPANSION JOINT.
- PROVIDE PULLBOXES AS REQUIRED IN CONDUIT RUNS TO ALLOW NO MORE THAN FOUR 90 DEGREE BENDS IN ANY RUN. PULLBOXES SHALL BE NEMA 3R AND SIZED IN ACCORDANCE WITH THE NEC ARTICLE 314.28.
- INSTALL MODULES AND ALL ASSOCIATED CABLING (INCLUDING GROUNDING) PER THE MANUFACTURER'S INSTALLATION INSTRUCTIONS. DO NOT DRILL HOLES OR MODIFY THE FRAMES OF THE MODULES AS IT WILL VOID THE WARRANTY.
- ALL CONDUCTORS INSTALLED WITHIN RACKING SYSTEM SHALL BE INSTALLED PER NEC REQUIREMENTS. SUPPORT CONDUCTORS PER RACKING MANUFACTURER'S INSTALLATION INSTRUCTIONS AND PROVIDE SUPPORT CLIPS AS REQUIRED. CONDUCTORS SHALL NOT LAY ON THE ROOF.
- ALL BRANCH CIRCUIT CONDUITS SHALL BE PROVIDED WITH GROUND BONDING BUSHINGS AT THE CONNECTION TO THE ASSOCIATED PANELBOARD ENCLOSURE.
- WHERE REQUIRED DUE TO LAYOUT, PROVIDE #10AWG COPPER 2000VDC PV-WIRE MODULE JUMPERS TO EXTEND MODULE LEADS TO COMPLETE STRING(S). COORDINATE CONNECTORS WITH MODULE MANUFACTURER.
- COORDINATE ALL CONDUIT ROUTING IN FIELD AND WITH OWNER PRIOR TO INSTALLATION.
- PAINT ALL VISIBLE EXPOSED CONDUITS TO MATCH BUILDING COLOR.
- ALL NON-METALIC SHEATHED CABLE (INCLUDING THE WIRE WHIPS AT THE JUNCTION BOX BEHIND THE MODULE) SHALL BE SUPPORTED AND SECURED EVERY 54" AND WITHIN 12" OF EVERY JUNCTION BOX OR FITTING IN ACCORDANCE WITH NEC 334.30.

OVERALL SITE PLAN
SCALE: 1/16" = 1'-0"

Solar Array Schedule - SERVICE TUCSON PARKING GARAGE

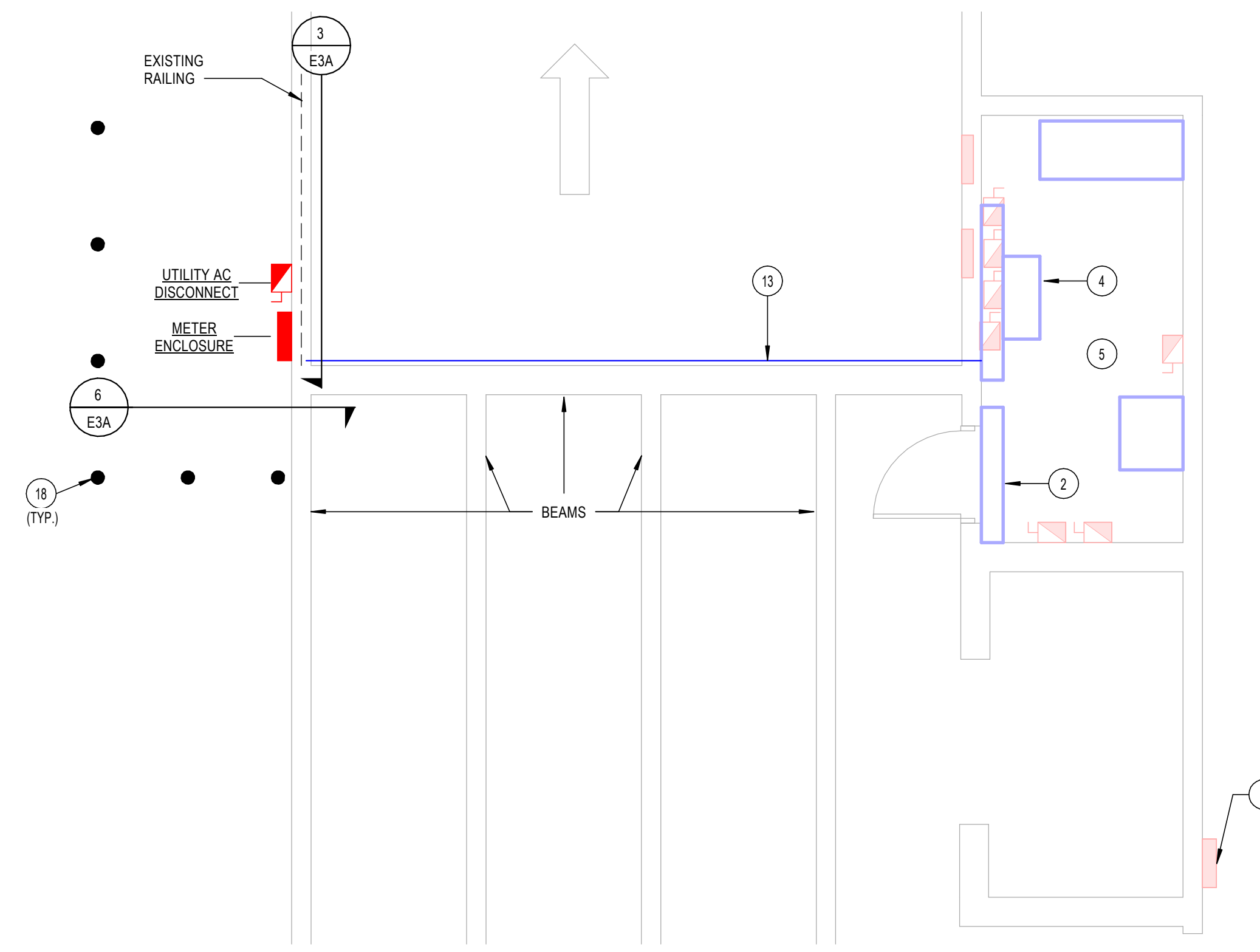
INVERTER	MODULE MANUFACTURER	MODULE MODEL	Sub-Array	TOTAL # OF MODULES	STC WATTS	DC SYSTEM SIZE	AZIMUTH	TILT ANGLE	MODULES PER STRING	# OF STRINGS	SYSTEM SIZE AC (kWp)	DC/AC RATIO
INV1.25.04.A	JA Solar	JAM72S09-385/PR	1	72	385 W	27.7 kW	260°	5°	18	4	25 kW	1.1088
INV2.25.04.A	JA Solar	JAM72S09-385/PR	1	72	385 W	27.7 kW	260°	5°	18	4	25 kW	1.1088
INV3.25.05.A	JA Solar	JAM72S09-385/PR	1	87	385 W	33.5 kW	260°	5°	17	5	25 kW	1.3398
				231		88.9 kW			13	75 kW	1.1853	



3 E3A NEW PV EQUIPMENT ON MAIN LEVEL
NO SCALE



4 E3A OVERALL SITE PLAN CONDUIT LOCATION
NO SCALE



5 E3A ELECTRICAL ROOM
SCALE: 1/4" = 1'-0"

- 385W PHOTOVOLTAIC MODULE
- 25KVA INVERTER, DAS, AC COMBINER PANEL
- LIGHTING

SEALS AND SIGNATURES

REV	ISSUED FOR	DATE
A	60% AECOM RESPONSE	8/17/21
B	PERMIT SET	08/02/21

DRAWING TITLE
OVERALL SITE PLAN

PROJECT NO. 76070

DRAWING NUMBER
E3A

9/17/2021 2:09:06 PM
NOTICE: THE DESIGNS SHOWN AND DESCRIBED HERE INCLUDING ALL TECHNICAL DRAWINGS, GRAPHICS AND MODELS ARE PROPRIETARY AND CANNOT BE COPIED, DUPLICATED OR COMMERCIALY EXPLOITED, IN WHOLE OR IN PART, WITHOUT THE EXPRESS WRITTEN PERMISSION OF AMERESCO

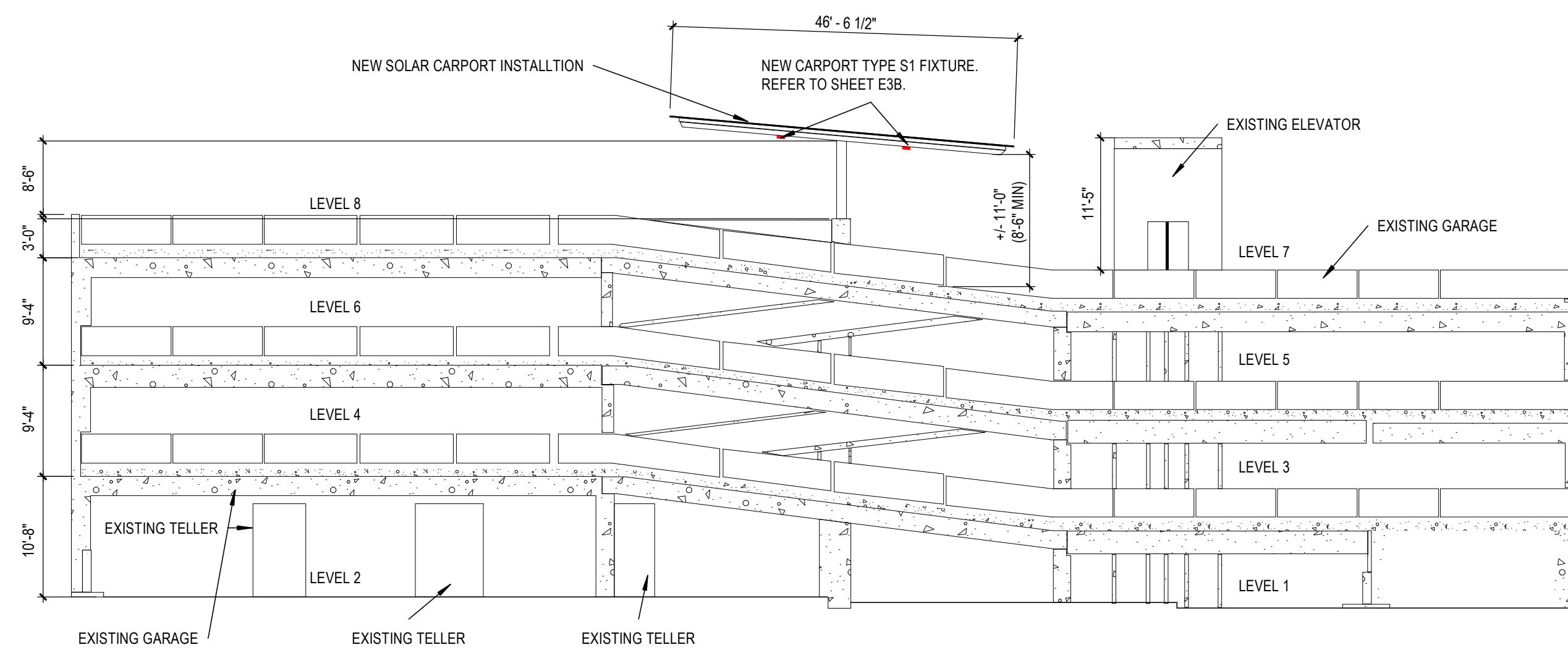


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TUCSON MAIN PARKING GARAGE
WELLS FARGO
35 E ALAMEDA ST,
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PHOTOVOLTAIC INSTALLATION



1 NORTH PARKING GARAGE SECTION VIEW
SCALE: 1/16" = 1'-0"



2 WEST PARKING GARAGE SECTION VIEW
SCALE: 1/16" = 1'-0"



3 NORTH EAST PARKING GARAGE SECTION VIEW
SCALE: 1" = 10'-0"

SEALS AND SIGNATURES

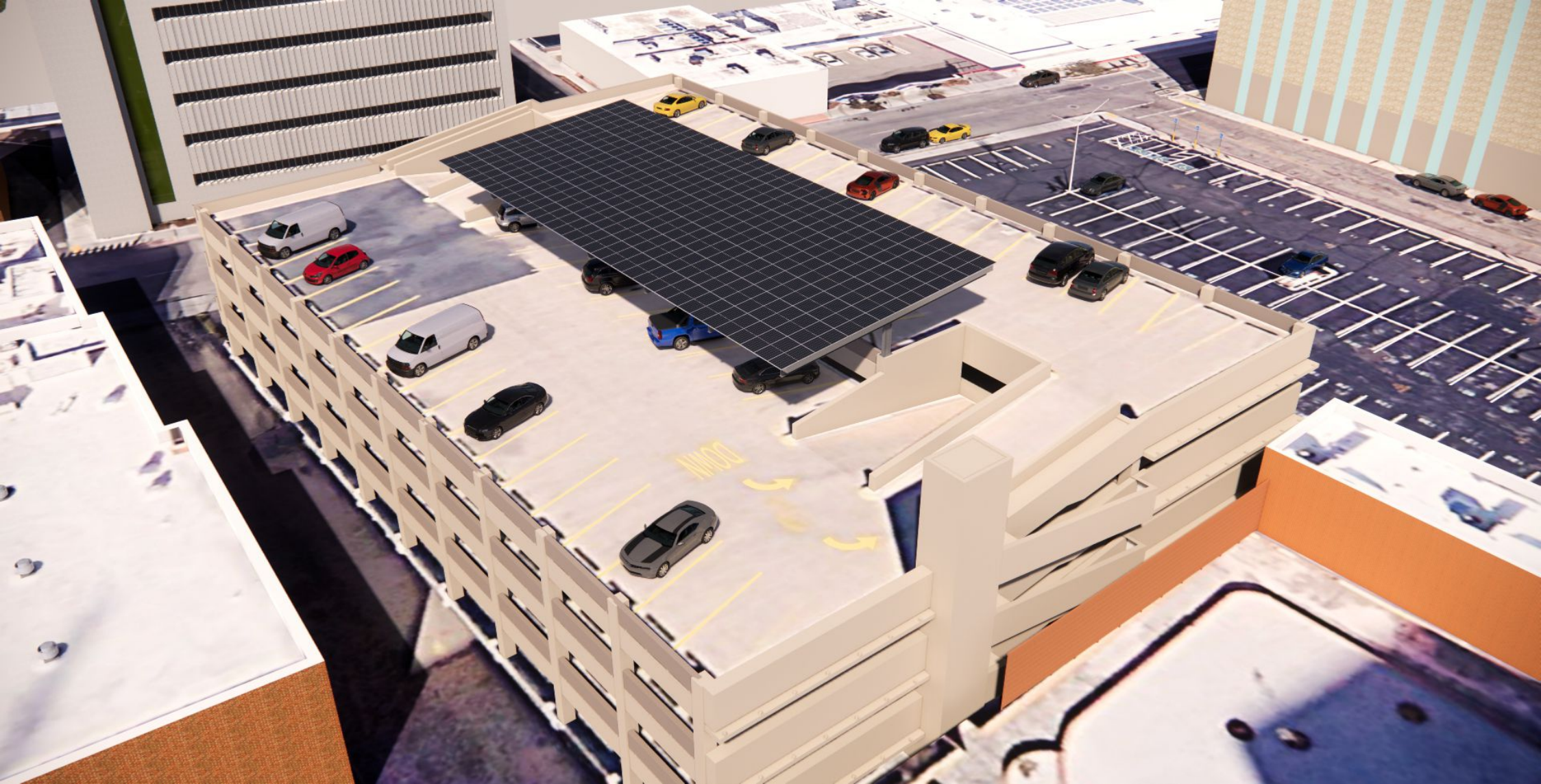
REV	ISSUED FOR	DATE
A	60% AECOM RESPONSE	8/17/21
B	PERMIT SET	08/02/21

DRAWING TITLE
**ELEVATION
PLANS**

PROJECT NO. **76070**

DRAWING NUMBER
E10













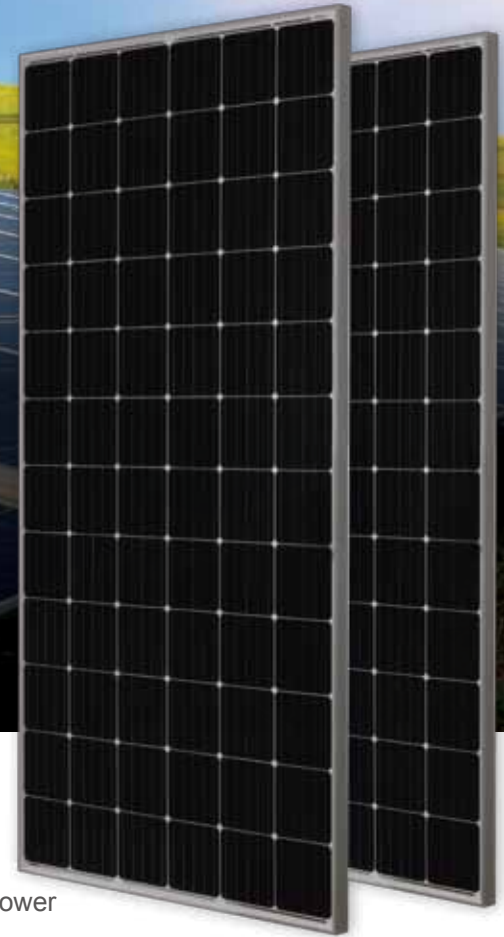


385W PERC Module

JAM72S01 365-385/PR Series

Introduction

Powered by high-efficiency PERCIUM cells, this series of high-performance modules provides the most cost-effective solution for lowering the LCOE of any PV systems large or small.



5 busbar solar cell design



Higher output power



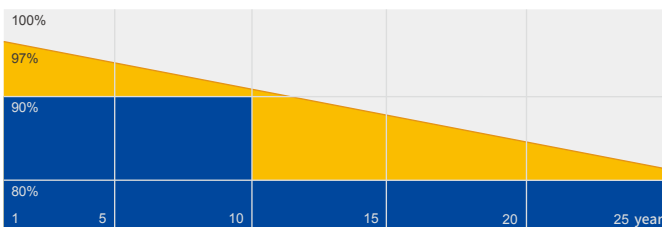
Excellent low-light performance



Lower temperature coefficient

Superior Warranty

- 12-year product warranty
- 25-year linear power output warranty



■ JA Linear Power Warranty ■ Industry Warranty

Comprehensive Certificates

- IEC 61215, IEC 61730, UL 1703, IEC TS 62804, IEC 61701, IEC 62716, IEC 60068-2-68
- ISO 9001: 2015 Quality management systems
- ISO 14001: 2015 Environmental management systems
- OHSAS 18001: 2007 Occupational health and safety management systems
- IEC TS 62941: 2016 Terrestrial photovoltaic (PV) modules – Guidelines for increased confidence in PV module design qualification and type approval



25kW 208V, 1000Vdc String Inverters for North America

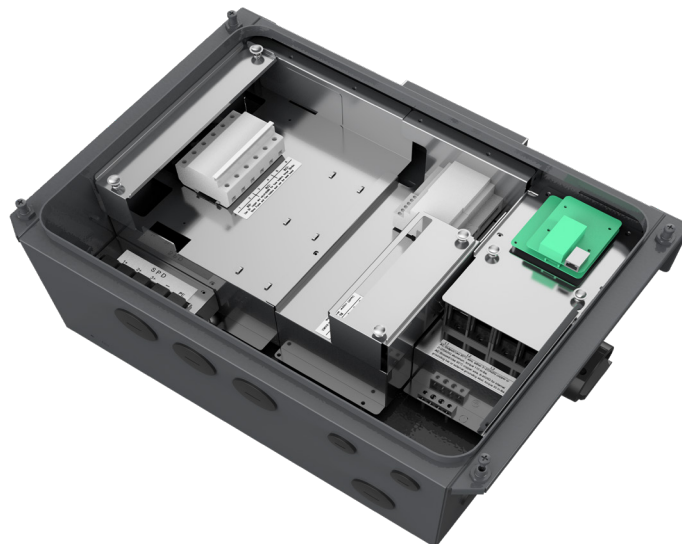
The 25kW (25kVA) CPS three phase string inverters are designed for rooftop and carport applications. The units are high performance, advanced and reliable inverters designed specifically for the North American environment and grid. High efficiency at 97.0% peak and 96.5% CEC, wide operating voltages, broad temperature ranges and a NEMA Type 4X enclosure enable this inverter platform to operate at high performance across many applications. The CPS 25KTL product ships with the Rapid Shutdown wire-box, fully integrated and separable with touch safe fusing, monitoring, and AC and DC disconnect switches. The integrated PLC transmitter in the Rapid Shutdown wire-box enables PVRSS certified module-level rapid shutdown when used with the Tigo TS4-F/TS4-A-F products, APS RSD-S-PLC-A products, and NEP PVG-4 products. The CPS Flex Gateway enables monitoring, controls and remote product upgrades.

Key Features

- NEC 2017 PVRSS Certified Rapid Shutdown
- NEC 2014/17 compliant & UL listed Arc-Fault circuit protection
- 15-90° Mounting orientation for low profile roof installs
- Optional Flex Gateway enables remote FW upgrades
- Integrated AC & DC disconnect switches
- 3 MPPT's with 2 inputs each for maximum flexibility
- Copper and Aluminum compatible AC connections
- NEMA Type 4X outdoor rated, tough tested enclosure
- UL1741 SA Certified to CA Rule 21, including SA14 FW and SA15 VW
- Separable wire-box design for fast service
- Standard 10 year warranty with extensions to 20 years
- Generous 1.5 DC/AC Inverter Load Ratio



CPS SCA25KTL-DO/US-208



25KTL Rapid Shutdown Wire-box



Model Name	CPS SCA25KTL-DO/US-208
DC Input	
Max. PV Power	37.5kW (12.5kW per MPPT)
Max. DC Input Voltage	1000Vdc
Operating DC Input Voltage Range	200-950Vdc
Start-up DC Input Voltage / Power	330V / 80W
Number of MPP Trackers	3
MPPT Voltage Range @ PF>0.99	480-850Vdc
Max. PV Short-Circuit Current (Isc x 1.25)	135A (45A per MPPT)
Number of DC Inputs	6 inputs, 2 per MPPT
DC Disconnection Type	Load-rated DC switch
DC Surge Protection	Type II MOV, 2800V _C , 20kA I _{TM} (8/20 μ S)
AC Output	
Rated AC Output Power @ PF>0.99	25kW
Max. AC Apparent Power (Selectable)	25kVA
Rated Output Voltage	208Vac
Output Voltage Range ¹	183 - 228Vac
Grid Connection Type	3 Φ / PE / N (Neutral optional)
Max. AC Output Current @480Vac	69.5A
Rated Output Frequency	60Hz
Output Frequency Range ¹	57 - 63Hz
Power Factor	>0.99 (\pm 0.8 adjustable)
Current THD @ Rated Load	<3%
Max. Fault Current Contribution (1 Cycle RMS)	64.1A (0.92 PU)
Max. OCPD Rating	110A
AC Disconnection Type	Load-break rated AC switch
AC Surge Protection	Type II MOV, 1240V _C , 15kA I _{TM} (8/20 μ S)
System and Performance	
Topology	Transformerless
Max. Efficiency	97.0%
CEC Efficiency	96.5%
Stand-by / Night Consumption	<1W
Environment	
Enclosure Protection Degree	NEMA Type 4X
Cooling Method	Variable speed cooling fans
Operating Temperature Range ²	-22°F to +140°F / - 30°C to +60°C
Non-Operating Temperature Range ³	No low temp minimum to +158°F / +70°C maximum
Operating Humidity	0 to 100%
Operating Altitude	13,123.4ft / 4000m (derating from 9842.5ft / 3000m)
Audible Noise	<60dBA @ 1m and 25°C
Display and Communication	
User Interface and Display	LCD+LED
Inverter Monitoring	SunSpec, Modbus RS485
Site Level Monitoring	CPS Flex Gateway (1 per 32 inverters)
Modbus Data Mapping	CPS
Remote Diagnostics / FW Upgrade Functions	Standard / (with Flex Gateway)
Mechanical	
Dimensions (HxWxD)	39.4 x 23.6 x 10.24in. (1000 x 600 x 260mm)
Weight	Inverter: 123.5lbs/56kg; Wire-box: 33lbs/15kg
Mounting / Installation Angle ⁴	15 to 90 degrees from horizontal (vertical or angled)
AC Termination	M8 Stud Type Terminal Block (Wire range: #6 - 3/0AWG CU/AL, Lugs not supplied)
DC Termination ⁵	Screw Clamp, Neg. Busbar ⁵ Wire range: #14 - #6AWG CU
Fused String Inputs (2 per MPPT) ⁶	20A fuses provided (Fuse values up to 30A acceptable)
Safety	
Certifications and Standards	UL1741-SA, UL1699B, UL1998, CSA-C22.2 NO.107.1-01, IEEE1547, FCC PART15
Selectable Grid Standard	IEEE 1547, CA Rule 21, ISO-NE, HECO
Smart-Grid Features	Volt-RideThru, Freq-RideThru, Ramp-Rate, Specified-PF, Volt-VAr, Freq-Watt, Volt-Watt
Warranty	
Standard	10 years
Extended Terms	15 and 20 years

1) The "Output Voltage Range" and "Output Frequency Range" may differ according to the specific grid standard.

2) Active Power Derating begins; at 45°C when PF=1 and MPPT \geq V_{min}, and at 50°C when PF=1 and MPPT V \geq 700Vdc.

3) See user manual for further requirements regarding non-operating conditions.

4) Shade Cover accessory required for installation angles of 75 degrees or less.

5) RSD wire-box only includes fuses/fuseholders on the positive polarity, compliant with NEC 2017, 690.9 (C).

6) Fuse values above 20A have additional spacing requirements or require the use of the Y-Comb Terminal Block. See user manual for details.

STATE OF ARIZONA

HISTORIC PROPERTY INVENTORY FORM

Please type or print clearly. Fill out each applicable space accurately and with as much information as is known about the property. Use continuation sheets where necessary. Send completed form to: State Historic Preservation Office, 1300 W. Washington, Phoenix, AZ 85007

PROPERTY IDENTIFICATION

For properties identified through survey: Site No: 117-11-096C Survey Area: Downtown Tucson Historic District

Historic Name(s): Parking Garage

(Enter the name(s), if any that best reflects the property's historic importance.)

Address: 35 E. Alameda Street

City or Town: Tucson vicinity County: Pima Tax Parcel No.: 117-11-096C

Township: 14S Range: 13E Section: 12 Quarter Section: Acreage: <=1

Block: 0 Lot(s): 0 Plat (Addition): Tucson Townsite Year of plat (addition): 1871

UTM reference: Zone 12 Easting: 992502 Northing: 446597 USGS 7.5' quad map: Tucson, Arizona

Architect: not determined known (source:)

Builder: not determined known (source:)

Construction Date: 1968 known estimated (source: Pima County Assessor)

STRUCTURAL CONDITION

- Good (well maintained, no serious problems apparent)
Fair (some problems apparent) Describe:
Poor (major problems; imminent threat) Describe:
Ruin/Uninhabitable

USES/FUNCTIONS

Describe how the property has been used over time, beginning with the original use.

Historic and Current: TRANSPORTATION/ Road Related

Sources: Pima County Assessor, Field Observation

PHOTO INFORMATION

Date of photo: 6/19/2012 View Direction (looking towards) Southwest Negative No.: 06-19-12 091



SIGNIFICANCE

To be eligible for the National Register of Historic Places, a property must represent an important part of the history or architecture of an area. Note: a property need only be significant under one of the areas below to be eligible for the National Register.

- A. HISTORIC EVENTS/TRENDS (On a continuation sheet describe how the property is associated either with a significant historic event, or with a trend or pattern of events important to the history of the nation, the state, or a local community.)
- B. PERSON (On a continuation sheet describe how the property is associated with the life of a person significant in the past.)
- C. ARCHITECTURE (On a continuation sheet describe how the property embodies the distinctive characteristics of a type, period, or method of construction, or that represents the work of a master, or possesses high artistic values.)

Outbuildings: (Describe any other buildings or structures on the property and whether they may be considered historic.)
None

INTEGRITY

To be eligible for the National Register, a property must have integrity, that is, it must be able to visually convey its importance. Provide detailed information below about the property’s integrity. Use continuation sheets if necessary.

- 1. LOCATION Original Site Moved (date _____) Original Site: _____
- 2. DESIGN (Describe alterations from the original design, including dates – known or estimated – when alterations were made)
No apparent alterations
- 3. SETTING (Describe the natural and/or built environment around the property) Describe how the setting has changed since the property’s period of significance: Across Alameda St. to the north, a new Pima County government complex was constructed in 2014. This large-scaled development demolished numerous buildings fronting opposite this 1968 parking garage. Likewise, many historic-period commercial stores immediately to the east have been demolished to create a surface parking lot.
- 4. MATERIALS (Describe the materials used in the following elements of the property)
Walls (structure): Concrete Foundation: Concrete Roof: Concrete
Windows: n/a If the windows have been altered, what were they originally? n/a
Wall Sheathing: exposed concrete If the sheathing has been altered, what was it originally? n/a
- 5. WORKMANSHIP (Describe the distinctive elements, if any, of craftsmanship or method of construction)
Very good example of precast concrete construction methods in a multi-level parking garage.

NATIONAL REGISTER STATUS (if listed, check the appropriate box)

Individually listed; Contributor Non-contributor to _____ Historic District
Date Listed: _____ Determined eligible by Keeper of National Register (date: _____)

RECOMMENDATIONS OF ELIGIBILITY (opinion of SHPO staff or survey consultant)

Property is is not eligible individually.
Property is is not eligible as a contributor to a potential historic district.
More information needed to evaluate.
If not considered eligible, state reason: _____

FORM COMPLETED BY:

Name and Affiliation: Don W. Ryden, AIA - Ryden Architects, Inc.
Mailing Address: 902 W. McDowell Rd, Phoenix, AZ 85007

Date: 15 January 2015
Phone No.: 602-253-5381

STATE OF ARIZONA

**HISTORIC PROPERTY INVENTORY FORM
CONTINUATION SHEET**

Name of property: 35 E. Alameda St Tucson, AZ Continuation Sheet No. 1

=====

A. HISTORIC EVENTS/TRENDS (describe how the property is associated either with a significant historic event, or with a trend or pattern of events important to the history of the nation, the state, or a local community.)

This 1968 pre-cast concrete parking garage reflects the moment when the economic viability of Downtown Tucson ended as the community's central business district. Earlier retail buildings on this site were demolished to make room for this multi-level parking garage in an attempt to provide better access for suburban customers to shop in the remaining Downtown stores. The construction of the garage coincides with the on-set of urban renewal in the west end of Downtown and in the Barrio and with the opening of the I-10 freeway that replaced the earlier highway route running through Downtown.

B. PERSON (describe how the property is associated with the life of a person significant in the past.)

None determined.

C. ARCHITECTURE (describe how the property embodies the distinctive characteristics of a type, period, or method of construction, or that represents the work of a master, or possesses high artistic values.)

The pre-cast concrete structural system of this four-level parking garage clearly expresses its bays, decks, and ramps in the state-of-the-art technology and typology of this post-WWII building type. The expression of modular structure and of texture in concrete is typical of the Brutalism interpretation of the Modern architectural movement.

Outbuildings:

None.

220 N STONE
AVE

200 N STONE
AVE



160 N STONE
AVE

35 E ALAMEDA
ST



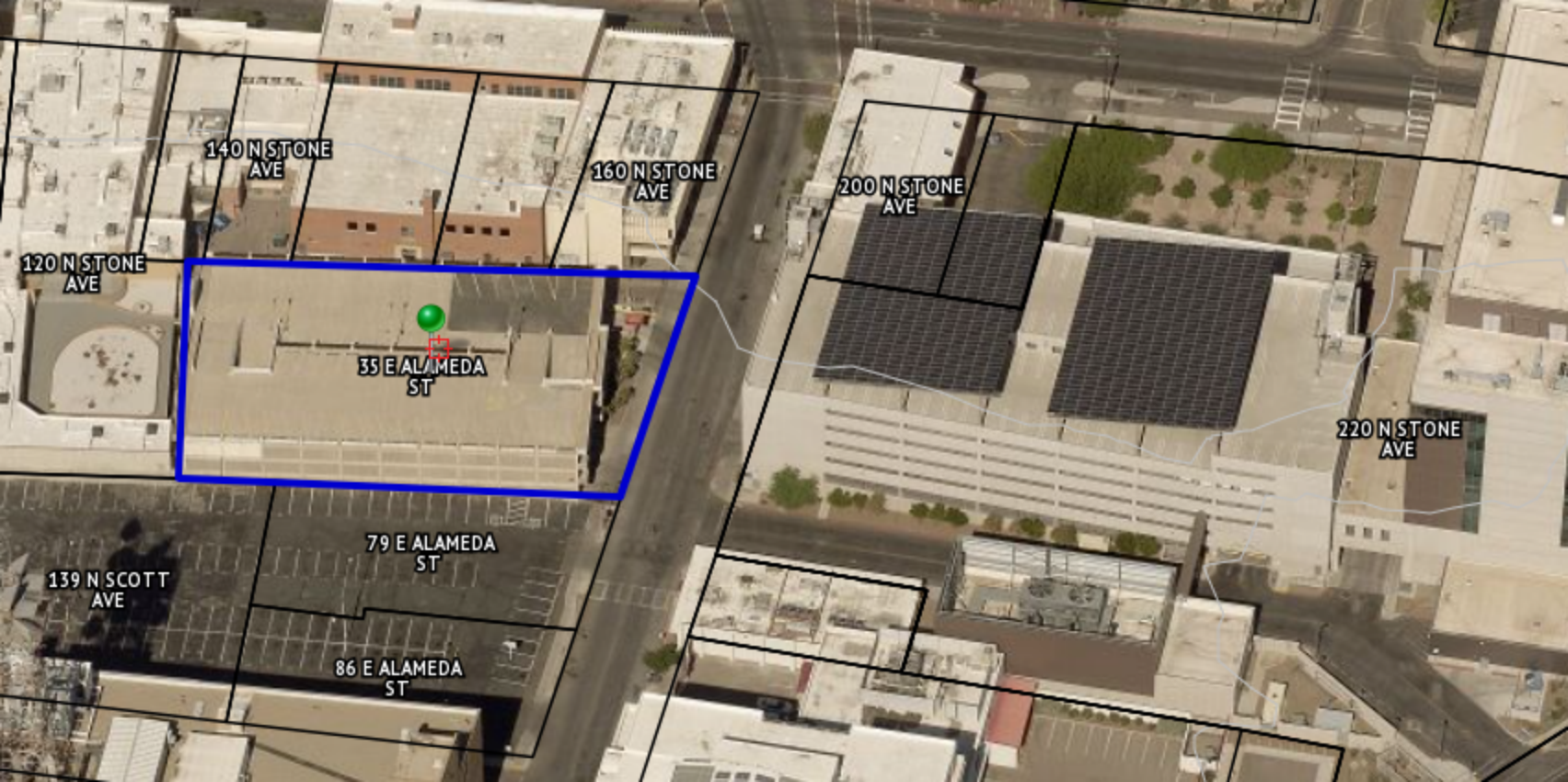
79 E ALAMEDA
ST

86 E ALAMEDA
ST

150 N STONE
AVE

139 N SCOTT
AVE

140 N STONE



140 N STONE AVE

160 N STONE AVE

200 N STONE AVE

220 N STONE AVE

120 N STONE AVE

35 E ALAMEDA ST

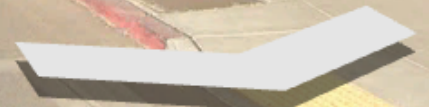
79 E ALAMEDA ST

86 E ALAMEDA ST

139 N SCOTT AVE



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86 E ALAMEDA ST

75 E ALAMEDA ST

79 E ALAMEDA ST

139 N

96 N STONE AVE

35 E ALAMEDA ST

200 N STONE AVE

160 N STONE AVE

150 N STONE AVE

140 N STONE AVE

To: City of Tucson Planning & Development Department

RE: Zoning Review Comments

Date: Sept. 9, 2021

To Whom It May Concern,

Please see below for the zoning comments provided on development package DP21-0187 for the 'Wells Fargo – Tucson Main Parking Garage' site.

Zoning Comments:

1. City Comment: Provide a Development Package (DP) that meets the minimum requirements of the Checklist for Minor Changes to a Commercial/Industrial Sites.
 - a. **Ameresco Response: Ameresco and our engineering partners have reviewed the checklist referenced. Existing zoning and zoning of adjacent property has been called out on sheet E3A. Additionally, the title sheet has been updated to include surrounding areas on the site map, appropriate contact information, and legal description. All formatting requirements have been adhered to throughout the plan set.**
 - b. **For other checklist items, there are no motorcycle or bicycle parking spaces in the area of disturbance. Pedestrian walkways will not be affected by the installation of the carport. Refuse collection areas are not in the area of disturbance. As landscaping will not be affected at all by the installation, a landscape plan is not required.**
2. City Comment: Provide the development package case number, DP21-0187, adjacent to the title block on all sheets.
 - a. **Revised – the development package number has been added to the title block.**
3. City Comment: As this site is located within Rio Nuevo Area (RNA) Design review is required prior to approval of this DP contact Maria Gayosso at Maria.Gayosso@tucsonaz.gov.
 - a. **Ameresco has contacted Maria Gayosso – she has been made aware of this special districts submittal.**
4. City Comment: Once design review is completed provide the RNA case number adjacent to the title block on all pages of the DP and provide a general note stating the RNA case number, date of approval, what was approved and if applicable any conditions of approval.
 - a. **Noted. The RNA case number and approval information will be added once the review is complete.**

Please contact the applicant, Jovanka Potkonjak, at (480)-499-9143 or jpotkonjak@ameresco.com for any questions or concerns.

Sincerely,

Jovanka Potkonjak

ASSESSOR'S RECORD MAP

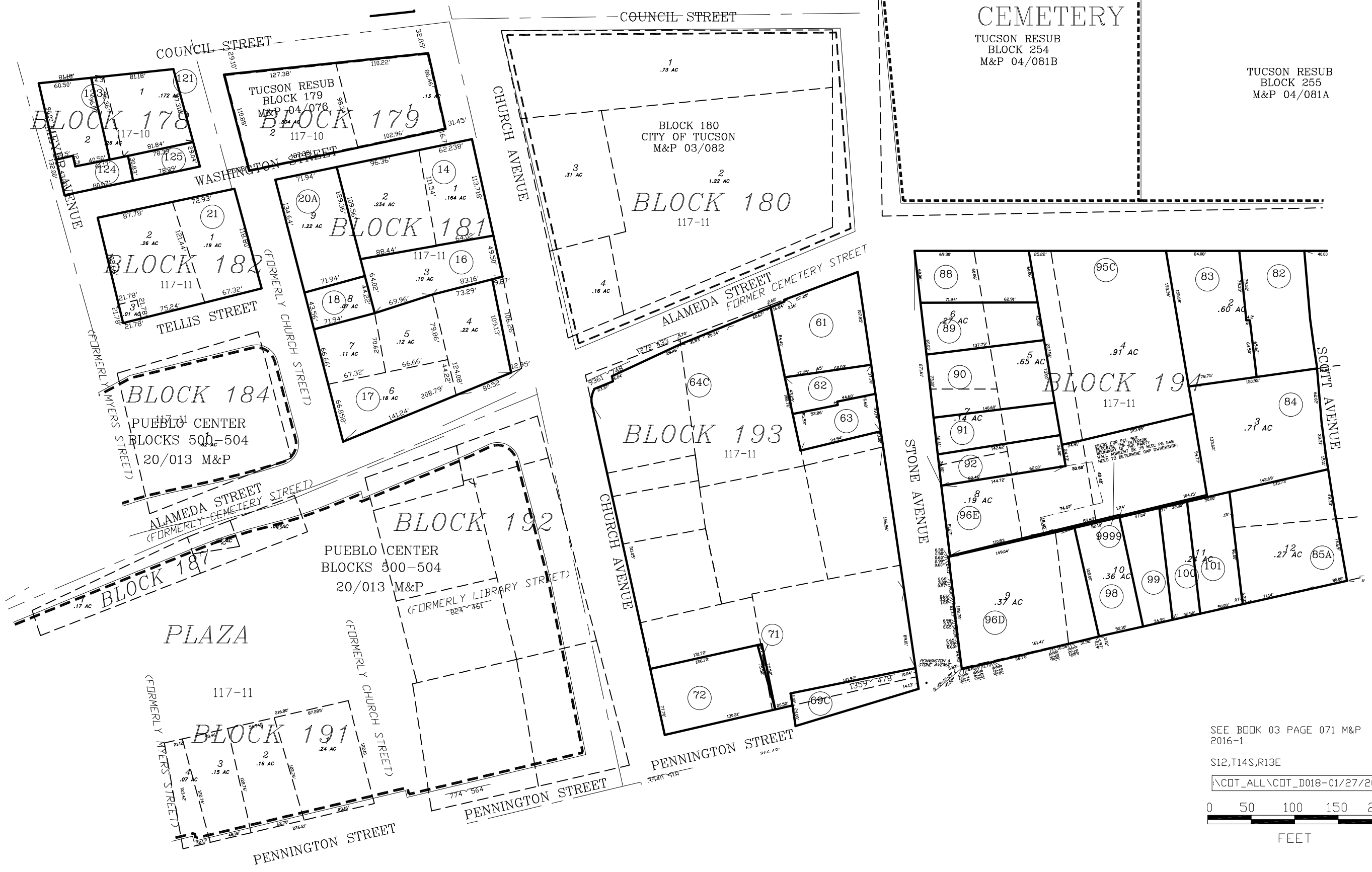
DETAIL 18

(COTALL)

117-10
117-11

CITY OF TUCSON

BLOCKS 178-182, 184, 187, 191-194



SEE BOOK 03 PAGE 071 M&P
2016-1

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