

## ZONING EXAMINER'S AGENDA

*REVISED*

Thursday, July 13, 2006  
City Hall - First Floor  
Mayor and Council Chambers  
255 West Alameda  
Tucson, Arizona 85701

**CALL TO ORDER - 7:30 P.M.**

**ADMINISTRATION OF OATH TO PERSONS WISHING TO TESTIFY**

### **PUBLIC HEARING**

**1. Case:** C9-06-10 LLDN – Valencia Rd (Ward 1)

*(continued from June 29, 2006)*

**Requested Zoning Change:** R-2 (Medium Density Residential) to C-2 (General Commercial)

**Proposed Development:** one-story convenience store with 14 gas pumps and 18,855 square feet of retail uses in two additional one-story buildings on 3.03 acres

- a. City Staff Presentation
- b. Applicant's Presentation
- c. Public Testimony

*Owner:* LLDN Development Company  
PO Box 30190  
Tucson, AZ 85751

*Applicant::* William Podolsky  
6375 E. Tanque Verde Road, Suite 10  
Tucson AZ 85715

**2. Case:** C9-06-09 ERZ/WASH Overlay Zone Map (City-wide)

*(continued from June 15, 2006)*

**Requested Zoning Change:** Mapping of wash areas for extension of ERZ/WASH overlay zones

**Proposed Development:** none

- a. City Staff Presentation
- b. Public Testimony

*Applicant:* City of Tucson

3. **Case:** C9-06-13 Brake Masters – Harrison Road (Ward 4)  
**Requested Zoning Change:** C-1 (Neighborhood Commercial) to C-2 (General Commercial)  
**Proposed Development:** 4,983 square foot, eight-bay, auto repair facility for the repair and installation of automobile brakes

- a. City Staff Presentation
- b. Applicant's Presentation
- c. Public Testimony

*Owner/Applicant:* Jim Egan  
Heights Properties LLP  
6179 E. Broadway  
Tucson AZ 85711

*Architect:* Philip Veneziano  
Architects Studio, Inc.  
6011 E. Grant Road  
Tucson, AZ 85712

4. **Case:** SE-06-09 Cingular – Rita Road (Ward 4)  
**Zoning:** I-1 (Light Industrial)  
**Proposed Development:** construct a new 50-foot tall monopole and associated equipment along the south property boundary approximately 55 feet east of the existing monopole on the site

- a. City Staff Presentation
- b. Applicant's Presentation
- c. Public Testimony

*Owner:* Mike Addams  
Ace Properties #5 LLC  
4951 E. Grant Rd. Ste 105  
Tucson, AZ 85712

*Applicant:* Randy Pridgeon  
Cortel- LLC For Cingular  
3221 N. 24<sup>th</sup> Street #13a  
Phoenix, AZ 85016

*Architect:* Lance Street  
Diamond Services  
3221 N. 24<sup>th</sup> Street #13b  
Phoenix, AZ 85016

5. **Case:** SE-06-11 Cingular – Silverlake Road (Ward 1)  
**Zoning:** C-2 (General Commercial)  
**Proposed Development:** collocating six panel antennas on an existing 80-foot high pole for a telecommunications facility

- a. City Staff Presentation
- b. Applicant's Presentation
- c. Public Testimony

*Owner:* Shiva Group LLC  
720 W. 29<sup>th</sup> Street  
Tucson AZ 85713

*Applicant:* Sissy McCabe  
Cortel- LLC For Cingular  
3221 N. 24<sup>th</sup> Street, 13A  
Phoenix, AZ 85016

*Architect:* Lance Street  
Diamond Services  
3221 N. 24<sup>th</sup> Suite 13B  
Phoenix AZ 85016

## ADJOURNMENT

Si usted tiene algunas preguntas respecto a estas peticiones, favor de llamar al Departamento de desarrollo, número de teléfono 791-4541.