

Aliza Barraza

**From:** D Luna [REDACTED]  
**Sent:** Thursday, November 14, 2024 5:23 PM  
**To:** COB\_mail  
**Subject:** Charron Vineyards' Request for Conditional Use Permit

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Dear Pima County Board of Supervisors,

I am a tasting room attendant at Charron Vineyards and have been working there part-time for the last year and a half. Prior to that, my husband and I had visited the vineyard a handful of times to sample wines and enjoy the amazing views. We reside in the Corona de Tucson area and it takes us approximately 15 minutes to drive there from our home. For many years my husband and I traveled past the vineyard on Highway 83 on our way to Sonoita and did not even realize it existed as it is a hidden gem which maintains the beauty and integrity of the landscape. We were so pleasantly surprised on our first visit there to find a family-owned vineyard and tasting room so close to us. The views are unmatched and the overall quietness and peacefulness of the vineyard is extremely relaxing.

The request for the permit to allow improvements to the tasting room is much needed for this small business to continue to be a Vail treasure in our neighborhood as it is the only working farm winery in Vail.

The Vail/Corona de Tucson community would only suffer if another small family-owned business were to shutter without the support of the County.

As a constituent and community member of Pima County, I urge you to approve this submission.

Regards,

Diana Luna

## Aliza Barraza

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**From:** Elisha D [REDACTED] >  
**Sent:** Friday, November 15, 2024 5:17 AM  
**To:** COB\_mail  
**Subject:** Charron vineyards

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Please support a small business and approve the new tasting room for the vineyard. We love going there and would love to see the business prosper.

Thank you,

Elisha and Dan Caywood

03:40:10 01/23/2024 09:21 AM

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**Aliza Barraza**

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**From:** Brittany Chavez <[REDACTED]>  
**Sent:** Friday, November 15, 2024 8:51 AM  
**To:** COB\_mail  
**Subject:** Please Support Charron Vineyards' Tasting Room Permit

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Dear Pima County Board of Supervisors,

I am writing to express my enthusiastic support for approving the permit for Charron Vineyards' new tasting room. While I am not a resident of Pima County, I frequently recommend Charron Vineyards to out-of-state visitors and other tourists seeking exceptional wine experiences in Southern Arizona. I also visit the vineyard every chance I get!

Charron Vineyards is a gem in Arizona's wine country, offering a welcoming atmosphere, stunning views, and high-quality wines that showcase the region's unique terroir. A new tasting room would enhance their ability to provide these memorable experiences to even more visitors. This project also promises to boost local tourism, sustain jobs, and support small businesses in the area—benefiting the county's economy and reputation as a destination for wine enthusiasts.

I encourage you to approve the permit and support this valuable addition to Pima County's growing wine and tourism industry. Thank you for your consideration.

Sincerely,

Brittany Chavez

Phoenix, Arizona

NOV 15 2024 PM 08:51  
COB\_MAIL

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Melissa Whitney

**From:** Andrew H. [REDACTED]  
**Sent:** Friday, November 15, 2024 12:19 PM  
**To:** COB\_mail  
**Subject:** Charron Vineyards Conditional Use Permit

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Good Afternoon,

I wanted to send a note in support of the Charron Vineyard conditional use permit application. I have had the privilege of working with the owners Sarah and Colton on the construction of their new home near the vineyard. Through that process I got to know and understand their commitment to the community and their passion for any endeavor they take on.

After our completion of their home they purchased the Charron Vineyard and have done nothing but amazing things for it. They have transformed this space into a welcoming spot for community members and those visiting from out of town. They have created a unique place to take in the beauty of our southern Arizona desert while enjoying the company of our community. This new tasting room will only enhance that charm.

Not only that but they also have found opportunities to get the community involved with annual harvesting days where they invite the community to get their hands dirty and learn about the process of harvesting and making wine.

I have no doubt that the replacement of the old and worn down mobile home on the property with a fresh new site built tasting room will not only enhance the experience of the patrons but will also enhance the beauty to the neighboring property owners. I wholeheartedly support this conditional use permit application and new tasting room.

Andrew Hayes

Hayes Construction, Inc.  
 Office: 520-297-9643 [REDACTED]  
[www.HayesConstructionTucson.com](http://www.HayesConstructionTucson.com)  
[Google](#) - [Instagram](#) - [Facebook](#)

"Our name goes on every house we build and that makes us very particular".



NOV 15 2024 PM 12:19  
 COB\_MAIL

# AGENDA MATERIAL

Aliza Barraza

DATE 11/19/24 ITEM NO. RA 45

**From:** justin panda <[REDACTED]>  
**Sent:** Friday, November 15, 2024 4:17 PM  
**To:** COB\_mail  
**Subject:** In support for General Use Permit for Charron Vineyards Tasting Room

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As a neighbor, living on the road to the vineyard, I am sending in this message of support for Charron Vineyards. This is a small, family run farm and winery that has only done good things over the past years to bring the community together, provide a place to gather, immensely improve the road conditions, and promote events that allow us (neighbors) things to do without having to travel into town to do them.

The current activities and desire to grow will only help our community even more. The owners are courteous, caring and supportive of everyone in the area. If this business ceased to exist or was reduced in capacity, it would make the area much less appealing as a resident.

I am against paving the road. It would cause traffic to be way too fast and would lead to accidents. It's a rural area and maintained dirt roads are appropriate in my opinion. Plus, it is cost prohibitive to all.

I am for any development that improves the quality of a property. Getting rid of a manufactured home and replacing it with a more modern building for the winery will only help to increase the value of the surrounding area. It might even encourage some of the other neighbors to remove a bit of their junk accumulating on their land.

I'm sure there are reasonable accommodations that can be agreed upon to make the vineyard improvements possible without an unreasonable burden being placed on the owners. Wouldn't limiting noise and hours of operation (like they already do) be enough to keep the potential impact in check?

If you have any questions or concerns that I can help address, please contact me. My information is below

Thank you

Justin Peschka  
[REDACTED]  
[REDACTED]

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2/1/24