



BOARD OF SUPERVISORS AGENDA ITEM REPORT

Requested Board Meeting Date: 1/9/2024

*= Mandatory, information must be provided

Click or tap the boxes to enter text. If not applicable, indicate "N/A".

***Title:**

RESOLUTION: P23CA00002 SBH SENDERO LP – REPEAL OF REZONING POLICY RP-110 AJO HIGHWAY / VALENCIA ROAD PLAN AMENDMENT

***Introduction/Background:**

The Board of Supervisors approved the comprehensive plan amendment on September 5, 2023.

***Discussion:**

The comprehensive plan amendment repeals Rezoning Policy RP-110 as these policies have been included the Sendero Pass Specific Plan. The policy covers approximately 883.30 acres on parcels 209-15-006J, 209-15-006L, 209-15-006M, 209-15-006P, 209-16-006H and 209-16-006J located south and west of the intersection of W. Ajo Highway and W. Valencia Road, in Sections 13 and 14, Township 15 South, Range 11 East, in the Southwest Planning Area. The repeal grants the property owner the ability to follow-up with a Specific Plan amendment allowing light industrial/employment uses or to update the current uses to better address current market demands. This amendment does not change the Planned Development Community (PDC) land use designation.

***Conclusion:**

The Resolution reflects the Board of Supervisors' approval.

***Recommendation:**

Approval

***Fiscal Impact:**


0


***Board of Supervisor District:**

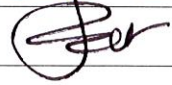
1 2 3 4 5 All

Department: Development Services - Planning Telephone: 724-6675

Contact: Anita McNamara, AICP, Senior Planner Telephone: 724-6692

Department Director Signature:  _____ Date: 12/15/23

Deputy County Administrator Signature:  _____ Date: 12/18/2023

County Administrator Signature:  _____ Date: 12/20/2023



Subject: P23CA00002

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JANUARY 9, 2024 MEETING OF THE BOARD OF SUPERVISORS

TO: HONORABLE BOARD OF SUPERVISORS
FROM: Chris Poirier, Planning Official
Public Works-Development Services, Department-Planning Division
DATE: December 19, 2023

RESOLUTION FOR ADOPTION

P23CA00002 SBH SENDERO LP – REPEAL OF REZONING POLICY RP-110 AJO HIGHWAY / VALENCIA ROAD PLAN AMENDMENT

Owner: SBH Sendero LP
(District 5)

If approved, adopt RESOLUTION NO. 2024 - _____

OWNER: SBH Sendero LP
6720 N. Scottsdale Road, Suite 250
Paradise Valley, AZ 85253

AGENT: Lazarus & Silvyn, PC
Attn: Keri Silvyn and Robin Large
5983 E. Grant Road, Suite 290
Tucson, AZ 85712

DISTRICT: 5

STAFF CONTACT: Anita McNamara, AICP, Senior Planner

STAFF RECOMMENDATION: APPROVAL

CP/AM/ds
Attachments

c: Tom Drzazgowski, Chief Zoning Inspector
Keri Silvyn and Robin Large, Lazarus & Silvyn, PC

RESOLUTION 2024-_____

A RESOLUTION OF THE BOARD OF SUPERVISORS OF PIMA COUNTY, ARIZONA; RELATING TO PLANNING; AMENDING THE PIMA COUNTY COMPREHENSIVE PLAN LAND USE MAP, IN P23CA00002 SBH SENDERO LP – REPEAL OF REZONING POLICY RP-110 AJO HIGHWAY / VALENCIA ROAD PLAN AMENDMENT, FOR APPROXIMATELY 883.30 ACRES ON PARCELS 209-15-006J, 209-15-006L, 209-15-006M, 209-15-006P, 209-16-006H AND 209-16-006J LOCATED SOUTH AND WEST OF THE INTERSECTION OF W. AJO HIGHWAY AND W. VALENCIA ROAD, IN SECTIONS 13 AND 14, TOWNSHIP 15 SOUTH, RANGE 11 EAST, IN THE SOUTHWEST PLANNING AREA.

IT IS RESOLVED BY THE BOARD OF SUPERVISORS OF PIMA COUNTY, ARIZONA AS FOLLOWS:

Section 1. The Pima County Comprehensive Plan Land Use Map, Southwest Planning Area, is hereby amended to repeal Rezoning Policy RP-110 Ajo Highway / Valencia Road, with the planned land use intensity category to remain Planned Development Community on approximately 883.30 acres, as referenced in P23CA00002 SBH Sendero LP – Repeal of Rezoning Policy RP-110 Ajo Highway / Valencia Road Plan Amendment, located south and west of the intersection of W. Ajo Highway and W. Valencia Road, in Sections 13 and 14, Township 15 South, Range 11 East, as shown on the map attached to this Resolution as Exhibit A and incorporated by this reference.

Section 2. The Pima County Comprehensive Plan Regional, Special Area and Rezoning Policies, Rezoning Policy RP-110 Ajo Highway / Valencia Road is hereby repealed.

Section 3. The various County officers and employees are authorized and directed to perform all acts necessary to give effect to this Resolution.

Section 4. This Resolution shall become effective on the date of adoption.

Passed and adopted, this _____ day of _____, 2024.

Chair, Pima County Board of Supervisors

ATTEST:

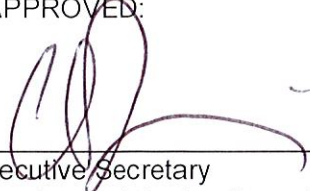
Clerk, Board of Supervisors

APPROVED AS TO FORM:



Deputy County Attorney

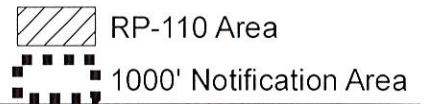
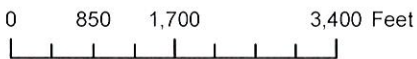
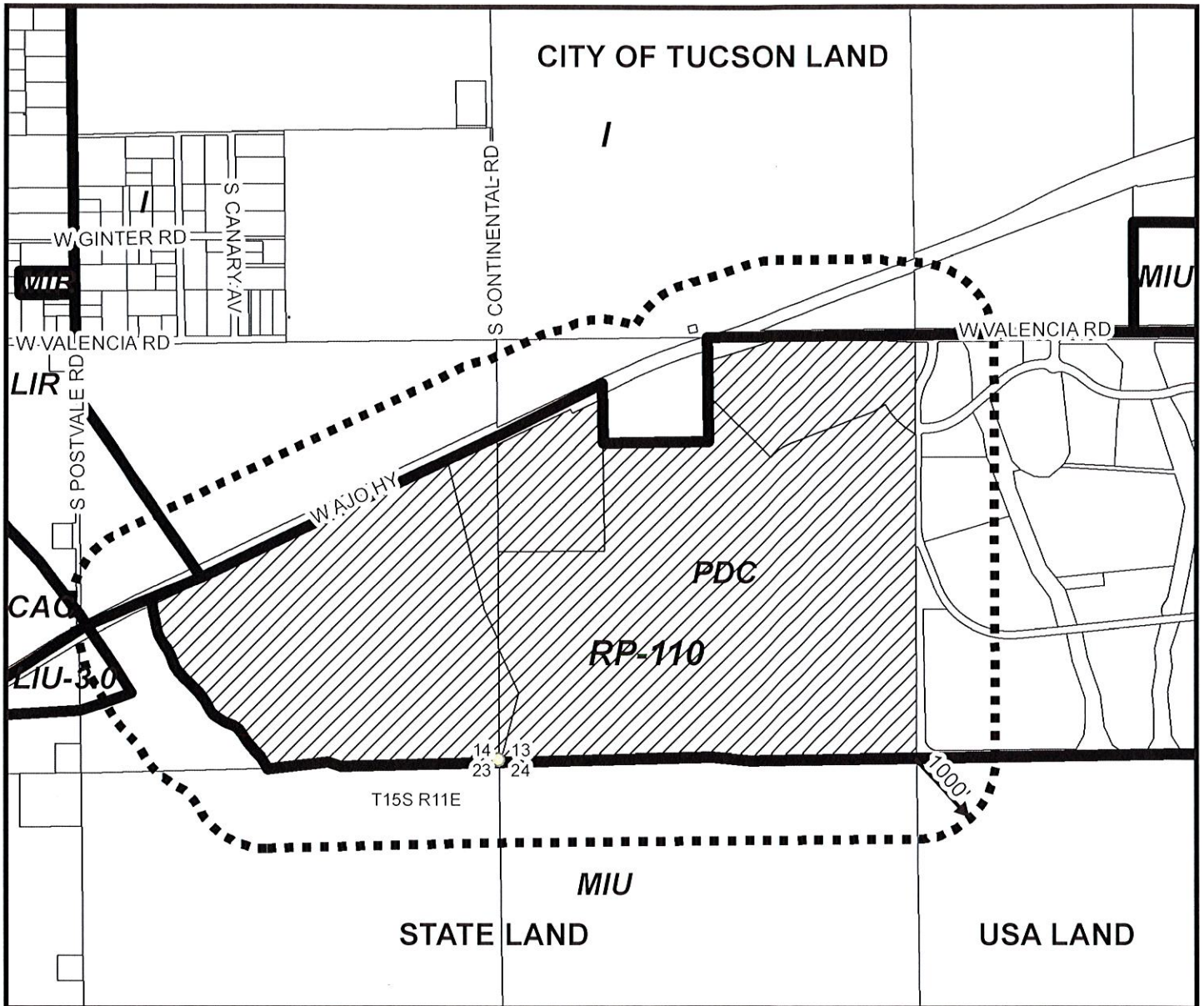
APPROVED:


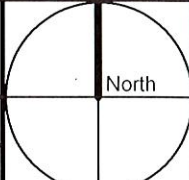


Executive Secretary
Planning and Zoning Commission

COMPREHENSIVE PLAN AMENDMENT

Planned Land Use



Taxcodes: 209-15-006J, 209-15-006L, 209-15-006M, 209-15-006P, 209-16-006H, 209-16-006J	P23CA00002 SBH SENDERO LP - REPEAL OF REZONNG POLICY RP-110 PLAN AMENDMENT	Districts 5 Location: South and West of the intersection of W. Ajo Highway & W. Valencia Road
Rezoning Policy RP-110 - Ajo Highway/Valencia Road 883.3 Acres +/-		
	Southwest Planning Area under Pima Prospers Sections 13 & 14, Township 15 South, Range 11 East	
Planning and Zoning Commission Hearing: June 28, 2023	Map Scale: 1:24,000	
Board of Supervisors Hearing: September 5, 2023	Map Date: May 19, 2023 / dms	