



BOARD OF SUPERVISORS AGENDA ITEM REPORT

Requested Board Meeting Date: 11/15/2022

**= Mandatory, information must be provided*

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

***Title:**

ORDINANCE: CO9-71-178 EMPIRE ACRES SUBDIVISION REZONING (LOT #31)

***Introduction/Background:**

The Board of Supervisors approved this rezoning on April 3, 1972.

***Discussion:**

The rezoning was for the Empire Acres subdivision (39 lots) from the SR (Suburban Ranch) to SH (Suburban Homestead) zone. Lots have been individually rezoned from SR to SH by ordinance over the years through owner requests. The owners of Lot #31, approximately 3.57 acres in area, made a written request for an ordinance to rezone to SH.

***Conclusion:**

The ordinance 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: 520-724-8800

Contact: Mark Holden, Principal Planner

Telephone: 520-724-6619

Department Director Signature: _____

Date: _____

Deputy County Administrator Signature: _____

Date: _____

County Administrator Signature: _____

Date: _____



Subject: Co9-71-178

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NOVEMBER 15, 2020 MEETING OF THE BOARD OF SUPERVISORS

TO: HONORABLE BOARD OF SUPERVISORS

FROM: Chris Poirier, Deputy Director
Public Works-Development Services Department-Planning Division

DATE: October 25, 2022

ORDINANCE FOR ADOPTION

Co9-71-178 EMPIRE ACRES SUBDIVISION REZONING (LOT #31)

Owners: Patricia Ann Payne-Kautenburger and David Scott Kautenburger
(District 4)

If approved, adopt ORDINANCE NO. 2022 - ____

OWNERS: Patricia Ann Payne-Kautenburger
and David Scott Kautenburger
15505 S. Empire Road
Benson, AZ 85602-7315

AGENT: N/A

DISTRICT: 4

STAFF CONTACT: Mark Holden, AICP, Principal Planner

STAFF RECOMMENDATION: APPROVAL

CP/MH/ds
Attachments

c: Patricia Ann Payne-Kautenburger and David Scott Kautenburger

ORDINANCE 2022-_____

AN ORDINANCE OF THE BOARD OF SUPERVISORS OF PIMA COUNTY, ARIZONA; RELATING TO ZONING; REZONING APPROXIMATELY 3.57 ACRES OF PROPERTY (EMPIRE ACRES LOT 31) FROM THE SR (SUBURBAN RANCH) ZONE TO THE SH (SUBURBAN HOMESTEAD) ZONE, IN CASE CO9-71-178 EMPIRE ACRES SUBDIVISION REZONING, LOCATED ON THE EAST SIDE OF S. EMPIRE ROAD, APPROXIMATELY 600 FEET NORTH OF THE INTERSECTION OF SOUTH EMPIRE ROAD AND EAST PATRICIA ROAD, AND AMENDING PIMA COUNTY ZONING MAP NO. 551.

IT IS ORDAINED BY THE BOARD OF SUPERVISORS OF PIMA COUNTY, ARIZONA:

Section 1. The approximately 3.57 acres (Empire Acres Lot 31) located on the east side of S. Empire Road, approximately 600 feet north of the intersection of South Empire Road and East Patricia Road and illustrated by the shaded area on the attached rezoning ordinance map (Exhibit A), which amends Pima County Zoning Map No. 551, is rezoned from the SR (Suburban Ranch) zone to the SH (Suburban Homestead) zone subject to the conditions in this ordinance.

Section 2. Rezoning conditions.

1. Recording of a covenant establishing 144,000 square feet as the minimum lot size.
2. A suitable arrangement with the Pima County Department of Environmental Quality regarding sanitary facilities.
3. Recording a covenant holding Pima County harmless in the event of flooding.

Section 3. The rezoning conditions of Section 2 may be amended or waived by resolution of the Board of Supervisors in accordance with Chapter 18.91 of the Pima County Zoning Code.

Section 4. The effective date of this Ordinance is the date the Chairman of the Board of Supervisors signs this Ordinance.

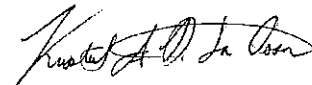
Passed and adopted by the Board of Supervisors of Pima County, Arizona, on this _____ day of _____, 2022.

Chair, Pima County Board of Supervisors

ATTEST:

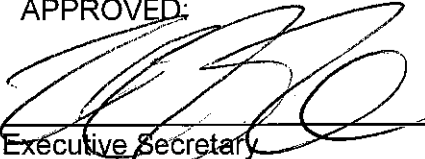
Clerk, Board of Supervisors

APPROVED AS TO FORM:



Deputy County Attorney

APPROVED:



Executive Secretary
Planning and Zoning Commission

EXHIBIT A

AMENDMENT NO. _____ BY ORDINANCE NO. _____
TO PIMA COUNTY ZONING MAP NO. 551 TUCSON AZ. PORTION OF
LOT 31 OF EMPIRE ACRES BEING A PART OF THE NE 1/4 OF
SECTION 12, T17S R18E.



0 80 160 320 Feet
[Scale bar with markings at 0, 80, 160, and 320 feet]

ADOPTED: _____

EFFECTIVE: _____



EXECUTIVE SECRETARY PIMA COUNTY PLANNING AND ZONING COMMISSION

(C) NO BUILDING PERMITS WITHOUT CERTIFICATE OF COMPLIANCE
FROM SR 3.57 ac
ds-August 4, 2022

Co9-71-178
30619035B

