

KAWAA NADER -- P23RZ00006
468 WEAVERVILLE RD
ASHEVILLE NC

To whom it may concern,

My name is Nader Kavar I own the property at 4315 W Ironwood Hill Drive, I am protesting the re-zoning of Case:
P23RZ00006 Case Name: YARBROUGH TR-W. IRONWOOD HILL DRIVE REZONING

My property line contains 4.9 acres in the re-zoning area from the map that was supported in the PDF emailed to me about this case. I have included that PDF in this email. I completely protest this re-zoning from SR to SR-2. I do not want my residential property in an area zoned for agricultural and horticultural uses.

I feel this will lower my residential property value and an increase in agricultural odor pollution. I have a high allergy to horses and horse manure. Order molecules and dander can travel many miles particularly with hot prevailing winds. My property line is less than a quarter mile from 4375 Ironwood Hills Drive.

When I originally bought this property, I was looking for property only zoned SR and not SR2 due to my allergies. Currently I am in Asheville, NC, but I want to be involved with the board hearing. I cannot physically attend. Please let me know you received this and what else I can do to protest this.

Thank-you

MAY 13 24 AM 11:40 PC CLK OF BD

CLERK'S NOTE:
COPY TO SUPERVISORS
COUNTY ADMINISTRATOR

DATE 5/13/24 CS
DSD → Chris Poirler & Donna Spicola



PIMA COUNTY
DEVELOPMENT SERVICES

**Scheduled Meeting of the
Pima County Board of Supervisors**

KAWAR NADER -- P23RZ00006
468 WEAVERVILLE RD
ASHEVILLE NC
28804-1121

This is a notice to inform you that a public hearing (meeting) will be held on **Tuesday, May 21, 2024 at 9:00 AM**, at the Pima County Administration Building - East, Board of Supervisors Hearing Room, 130 W. Congress St., 1st Floor, Tucson, AZ 85701, regarding the following case(s):

REZONING

P23RZ00006 YARBROUGH TR- W. IRONWOOD HILL DRIVE REZONING






Leland and Velma Yarbrough, represented by Stephen Yarbrough, request a **rezoning** of approximately 4.77 acres from the SR (BZ) (Suburban Ranch – Buffer Overlay) to the SR-2 (BZ) (Suburban Ranch Estate – Buffer Overlay) zone, located on the southside of W. Ironwood Hill Drive approximately 1,000 feet east of the T-intersection of W. Ironwood Hill Drive and N. Camino De Oeste, addressed as **4375 W. Ironwood Hill Drive**. The proposed rezoning conforms to the Pima County Comprehensive Plan which designates the property for Low Intensity Urban 1.2. (District 5)

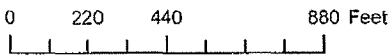
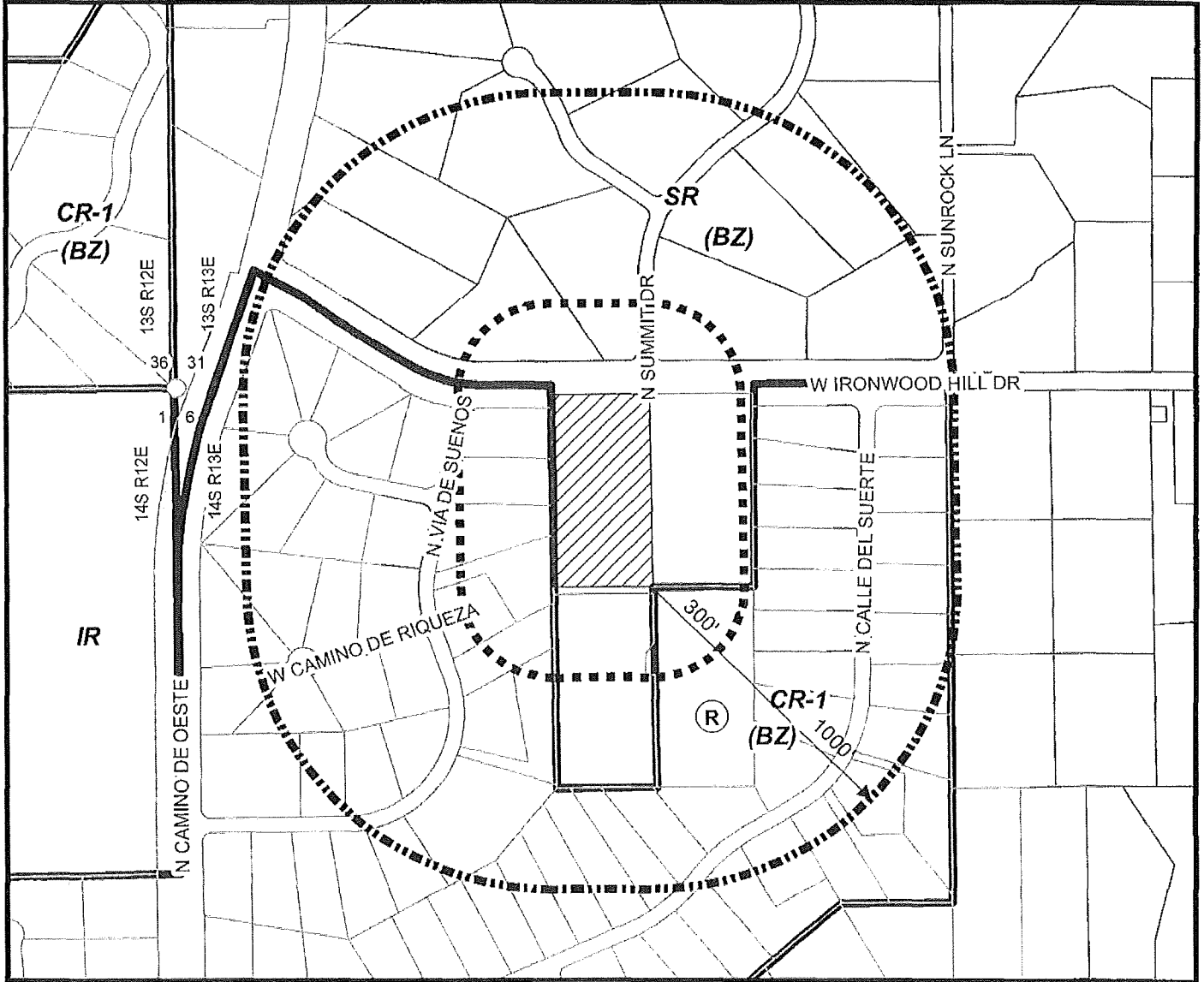
If you are interested in a case, information and an agenda listing all cases may be found on the Clerk of the Board's website at: <https://pima.legistar.com/Calendar.aspx>. During the meeting, a case may be approved, denied, or continued to a future date. If an item is continued, the new hearing date will be announced at the meeting. Written support or protest to the request may be submitted to the Clerk of the Board at: COB_Mail@pima.gov or to the Development Services Department, Planning Division, 201 N. Stone Avenue, 1st Floor, Tucson, AZ 85701, and at: DSDPlanning@pima.gov or by contacting the Planning Division at (520) 724-8800. A three-fourths majority vote applies to the Board of Supervisors when twenty percent of the property owners by area and number within 300 feet of the subject property protest the request for the following case types only: rezoning, substantial change, or specific plan and must be received at least two (2) business days prior to public hearing. No other case types are subject to the three-fourths majority vote.

You are advised that if you wish to attend, guidelines are implemented by the Clerk of the Board. For information, see: <https://pima.legistar.com/Calendar.aspx>, contact the Clerk of the Board at 520-724-8449, or via email COB_Mail@pima.gov

The Board Hearing Room at 130 W. Congress St., 1st Floor is wheelchair and handicapped accessible. Any person who is in need of special services (e.g., assistive listening device, Braille or large print agenda material, signer for hearing impaired, accessible parking, etc.) due to any disability will be accommodated. Please contact the Clerk of the Board at 520-724-8449 at least three (3) business days prior to the Board Meeting.



Case #: P23RZ00006
Case Name: YARBROUGH TR - W. IRONWOOD HILL DRIVE REZONING
Tax Code(s): 116-07-1580

-  Subject Property
-  300' Notification Area
-  1000' Notification Area
-  Zoning Boundary
-  Buffer Overlay Zone (BZ)



Area of proposed rezoning from SR (BZ) to SR-2 (BZ) 

**PIMA COUNTY DEVELOPMENT SERVICES DEPARTMENT
 PLANNING DIVISION**

	Notes:		
	PIMA COUNTY COMPREHENSIVE PLAN CO7-13-10		
	Planning & Zoning Hearing: 3/27/24 (scheduled)	Board of Supervisors Hearing: 5/21/24	
	Base Map(s): 20	Map Scale: 1:6,000	

Re: Protest Board Hearing P23RZ00006



Angela Eve Freese <angelaeve@entertheearth.com>
To Donna Spicola



Tue 5/14/2024 4:14 PM

Follow up. Start by Wednesday, May 15, 2024. Due by Wednesday, May 15, 2024.
Click here to download pictures. To help protect your privacy, Outlook prevented automatic download of some pictures in this message.

Start your reply all with: [Understood. Thank you.](#) [Thank you for the clarification.](#) [Ok, thank you.](#) [Feedback](#)

CAUTION: This message and sender come from outside Pima County. If you did not expect this message, proceed with caution. Verify the sender's identity before performing any action, such as clicking on a link or opening an attachment.

Ok then with us understanding this better and the parameters of the Zoning we do not protest this case. We are in SUPPORT of the rezoning.
THANK-YOU

On Tue, May 14, 2024 at 12:28 PM Donna Spicola <Donna.Spicola@pima.gov> wrote: