



# Docket Z-97-06A (Cooper)

A Request to Rezone a Parcel from  
MH-36 to R-36

Board of Supervisors  
7/9/2013



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- The Applicant is Patricia Cooper.
- Request to rezone ("downzone") a 5.32-acre parcel from MH-36 to R-36.
- Current MH-36 zoning (approved in 1997 to facilitate RV park) is conditional, and no conditions have been met.





SR80

East view of the Cooper property



# Factors in Favor

1. Allowing the request would be in keeping with the character of development in the area;
2. The Saint David Community Plan and Comprehensive Plan policies prescribe a low density of residential development in this area to protect the current character of the neighborhood, and the request would facilitate such a density; and
3. The request would remove the conditional zoning and permit the development of the property.



# Factors Against

1. None Apparent



# Recommendation: Conditional Approval

1. The Applicant shall provide the County with a signed Acceptance of Conditions and a Waiver of Claims form arising from ARS Section 12-1134 signed by the property owner of the subject property within thirty (30) days of Board of Supervisors approval of the rezoning.