



BOARD OF ADJUSTMENT
Wednesday, October 30, 2024
(Zoom Meeting)

Legal Action Report

1. **CALL TO ORDER / ROLL CALL**

A quorum was established and the meeting started at 1:31 pm.

Members present: Michael Marks, Bruce Dawson, Miranda Schubert, and Bonnie Poulos.
Erma Duran was absent.

2. **C10-24-06 SANTANA RESIDENCE NEW DETACHED CARPORT AND SHED /
NATHANIEL SANTANA / 5902 E RYAN PL / R-1**

The applicant's property is an approximately 0.27-acre lot zoned R-1 "Residential" and is developed with a single-family dwelling. The applicant is proposing to construct a detached metal carport and to relocate an existing shed. Tucson *Unified Development Code (UDC)* sections applicable to this project include, but are not limited to, Section 4.7.8 and Table 4.8-2 which provide the criteria for residential development in the R-1 zone; Table 6.3-2.A and Section 6.4.5 which provide the dimensional standards and rules of measurement applicable to all principal and accessory uses, buildings, and structures; and Section 6.6.3 which provides the development standards specific to accessory structures for residential uses. The applicant is requesting the following variances: **1)** Allow the relocation of a shed with a reduced side perimeter yard setback from (10') to (0'), as measured to the west lot line, **2)** Allow the construction of a carport with a reduced side street perimeter yard setback from (20') to (0'-8"), as measured to the west lot line, **3)** Allow the construction of a carport with a reduced rear perimeter yard setback from (7'-11) to (0'-9"), as measured to the south lot line, and **4)** Allow the construction of a carport with a height of (13'-9"), measured from design grade to the midpoint between the eave and ridge of the pitched roof, which exceeds the maximum height of (12') for a detached accessory structure, all as shown on the submitted plans.

Motion by Ms. Poulos, duly seconded by Ms. Schubert, to grant variances 1, 2, 3, and 4. The motion passed by a voice vote of 4 - 0.

3. **ADJOURNMENT** Hearing was adjourned at 2:17 pm.