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**TUCSON-PIMA COUNTY HISTORICAL COMMISSION'S  
PLANS REVIEW SUBCOMMITTEE (PRS)**

**MEETING NOTICE AND AGENDA-REVISED\***

Pursuant to A.R.S. § 38-431.02, notice is hereby given to the members of the Tucson-Pima County Historical Commission and to the general public that the Plans Review Subcommittee (PRS) of the Tucson-Pima County Historical Commission will hold the following virtual special meeting, which will be open to the public on:

**THURSDAY, MARCH 12, 2026, AT 1:00 P.M.**

If a member of the public wishes to join through the remote format via Zoom on a computer, smart phone, room device, or telephone:

[Click Here to Join Meeting](#)

Meeting ID: 810 5006 8784

**To Join by Phone:**

**One tap mobile**

+17193594580,,81050068784# US

**Or call in (audio only)**

+1 719 359 4580

Meeting ID: 810 5006 8784

Members of the public may also join in online by going to the PRS' website and clicking "Click Here To Join Meeting" at the top of the page. This agenda is also available on the PRS website:

[www.tucsonaz.gov/Departments/Planning-Development-Services/Public-Meetings-Boards-Committees-Commissions/Tucson-Pima-County-Historical-Commission-Plans-Review-Subcommittee](http://www.tucsonaz.gov/Departments/Planning-Development-Services/Public-Meetings-Boards-Committees-Commissions/Tucson-Pima-County-Historical-Commission-Plans-Review-Subcommittee)

*For materials in accessible formats, and/or materials in a language other than English, please contact [PDSHistoric@tucsonaz.gov](mailto:PDSHistoric@tucsonaz.gov), no later than Tuesday, March 10, 2026.*

*Para solicitar materiales es formatos accesibles, y/o materiales en español, por favor comuníquese con María Gayosso al (520) 837-6972, [María.Gayosso@tucsonaz.gov](mailto:María.Gayosso@tucsonaz.gov), a más tardar el 10 de Marzo de 2026.*

## AGENDA

### 1. Call to Order / Roll Call

Terry Majewski (Chair)  
Andrew Christopher  
Blake Houghton  
Joel Ireland  
Savannah McDonald

### 2. Review and approval of 2/26/2026 Legal Action Report (LAR)/Mtg Minutes Action

### 3. Summary of Public Comments Informational

Note: Public comment on any of the items on this agenda or other matters relevant to this subcommittee can be made prior to the meeting by emailing [PDSHistoric@tucsonaz.gov](mailto:PDSHistoric@tucsonaz.gov), by 5:00 P.M. Wednesday, March 11, 2026. Any comments received will be provided to PRS members in advance of the meeting.

### 4. Historic Preservation Zone (HPZ) Review Cases

*UDC Section 5.8/TSM 9-02.0/Historic District Design Guidelines/Revised Secretary of the Interior's Standards and Guidelines*

#### a. SD-0226-00023/TS-PRM-0126-00027/TC-COM-0326-00316 Action 2445 N Oracle Road (Parcel 10709049C)

The proposed signs and awning have been designed and are being installed as part of mitigation for the approved Memorandum of Agreement with the State Historic Preservation Office (SHPO) for the adaptive reuse/new construction of Milagro on Oracle. These are not intended to be historical replicas, restorations, or reconstructions but rather evocative or commemorative reconstructions. In collaboration with SHPO, they were designed to honor the original historic properties (Don Motel and De Anza Motel) with representative font, color, style, and lighting, but with language modified to more accurately reflect the current use. TPCHC, PRS may recommend approval, approval with conditions, or denial of the application, or continue it to a future meeting.

*Full Review/Miracle Mile Historic District and UOD-2 (GRID Urban Overlay District)\**

*Contributing Resource/Rehabilitation Standards*

*Staff Contact: Desiree Aranda, Historic Preservation Officer*

*Estimated time: 20 minutes*

#### b. SD-0225-00018/TC-RES-0423-04425 Action 746 S Osborne Avenue (Parcel #11714383G, 11714383C, 11714383E)

Garage and 2nd dwelling addition, existing buildings renovation. This item was continued from the August 28, 2025 PRS meeting. TPCHC, PRS may recommend approval, approval with conditions, or denial of the application.

*Full Review/Barrio Historico HPZ*

*Contributing Resource/Rehabilitation Standards*

*Staff Contact: Desiree Aranda, Historic Preservation Officer*

*Estimated time: 25 minutes*

- c. **SD-0226-00017/SD-0723-00076/TC-RES-0825-04240/TD-DEV-0723-00304** **Action**  
**925 N Jacobus Avenue, formerly 818 E Speedway (Parcel 11702294A)**

This is a request to revise a previously approved design package. Revised plans would include replacing existing damaged wood siding at north, south, and west facades with stucco to match that of the existing house. The wood siding is not salvageable due to severe water damage. Stucco joints would be utilized and placed to define areas where old stucco meets new. Windows along the north (secondary) façade would be replaced and non-original window openings would be modified. A revision to the plan for the east façade is also proposed. Instead of removing the original second entry door as previously approved, the applicant proposes to retain the original entry and repair/restore it. This item was continued from the February 12, 2026 meeting. TPCHC, PRS may recommend approval, approval with conditions, or denial of the application, or continue it to a future meeting.

*Full Review/West University HPZ*

*Contributing Resource/Rehabilitation Standards*

*Staff Contact: Desiree Aranda, Historic Preservation Officer*

*Estimated time: 25 minutes*

- d. **SD-0126-00008/TC-RES-1125-005718** **Action**  
**5491 E Placita del Mesquite (Parcel # 110093940)**

Propose to enclose a portion of the rear porch into conditioned space. Rear porch roof to be modified in pitch and material. Height of rear chimney and parapet to be modified. On East elevation, existing kitchen window opening altered for a door opening. Two new skylights to be installed on roof over kitchen. The FLHZAB may recommend approval, approval with conditions, denial, or may continue the item to a future meeting.

*Full Review/Fort Lowell HPZ*

*Contributing Non-Historic Resource/Rehabilitation Standards*

*Staff Contact: Jason Lilienthal, Historic Preservation Lead Planner*

*Estimated time: 15 minutes*

## 5. National Register Nominations

*The following items have been forwarded to the City of Tucson for comment from the Arizona State Historic Preservation Office ahead of the March 27, 2026 Historic Sites Review Committee (HSRC) meeting.*

- a. **Sam Hughes Neighborhood Historic District (Additional Documentation)** **Courtesy**

Reclassification of four properties to Noncontributing:

2427 East 1st Street, Tucson

2025 East 5th Street, Tucson

2221 East 5th Street, Tucson

2327 East 6th Street, Tucson

*Staff Contact: Jason Lilienthal, Historic Preservation Lead Planner*

*Estimated Time: 10 minutes*

- b. **San Rafael Estates Historic District (Additional Documentation)** **Courtesy**

Reclassification of 6338 East Calle De San Alberto, Tucson, to Contributing.

*Staff Contact: Jason Lilienthal, Historic Preservation Lead Planner*

*Estimated Time: 10 minutes*

**6. Current Issues for Information/Discussion**

**a. Minor Reviews**

Staff will provide an update on recent Minor Reviews.

**b. Appeals**

Staff will provide an update on any appeals.

**c. Zoning Violations**

Staff will provide an update on any on-going zoning violations.

**d. Review Process Issues**

Staff will report on any updates to review process, and commissioners may discuss any review process issues.

**7. Future Agenda Items for Upcoming Meetings**

Next regular meeting is scheduled for March 26, 2026.

**8. Adjournment**