

ORDINANCE NO. (O)15-11

**AN ORDINANCE OF THE TOWN OF ORO VALLEY, ARIZONA,
AMENDING THE PLANNED AREA DEVELOPMENT FOR THE
EL CORREDOR PROJECT LOCATED AT THE NORTHEAST
CORNER OF LINDA VISTA AND ORACLE ROAD, TO
INCREASE THE ALLOWED BUILDING HEIGHT FOR FUTURE
COMMERCIAL DEVELOPMENT**

WHEREAS, the Applicant has requested a rezoning amendment to allow buildings within 100 feet of Oracle Road to be up to 25 feet in height, as opposed to the current 18 foot height limit; and

WHEREAS, the Applicant agrees to reduce the allowable building height for commercial buildings further than 100 feet from Oracle Road from 28 feet to 25 feet, resulting in a single 25 foot height limit for the entire commercial area; and

WHEREAS, the Applicant's request for an amendment to the El Corredor PAD is found to be in conformance with applicable policies of the Town's adopted General Plan; and

WHEREAS, the Planning and Zoning Commission held duly noticed public hearings on May 12, 2015 and June 2, 2015 and voted to recommend approval to the Town Council; and

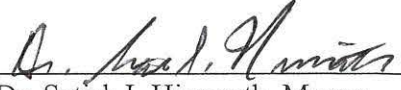
WHEREAS, the Town Council has duly considered the Applicant's proposal for the amendment to the El Corredor Planned Area Development.

NOW, THEREFORE BE IT ORDAINED by the Mayor and Council of the Town of Oro Valley, Arizona that:

- Section 1. The amendment to the El Corredor Planned Area Development for the project located at the northeast corner of Linda Vista and Oracle Road to establish the allowed building height of 25 feet for future commercial development is hereby approved.
- Section 2. All Oro Valley ordinances, resolutions or motions and parts of ordinances, resolutions or motions of the Council in conflict with the provision of this Ordinance are hereby repealed.
- Section 3. If any section, subsection, sentence, clause, phrase or portion of this Ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions thereof.

PASSED AND ADOPTED by the Mayor and Council of the Town of Oro Valley, Arizona on this 1st day of July, 2015.

TOWN OF ORO VALLEY



Dr. Satish I. Hiremath, Mayor

ATTEST:



Julie K. Bower, Town Clerk

Date: 7/6/15

PUBLISH: DAILY TERRITORIAL
JULY 9, 10, 13, 14, 2015

APPROVED AS TO FORM:



Tobin Sidles, Legal Services Director

Date: 7/2/15

POSTED: 7/9/15 - 8/9/15