

ORDINANCE NO. (O)21-07

**AN ORDINANCE OF THE TOWN OF ORO VALLEY, ARIZONA,
AMENDING THE RANCHO VISTOSO PLANNED AREA
DEVELOPMENT TO REDUCE THE FRONT SETBACKS FOR
LAND ZONED LOW DENSITY RESIDENTIAL WITHIN THE
PLANNED AREA DEVELOPMENT**

WHEREAS, Fairfield Homes (Applicant), has requested a text amendment to the Rancho Vistoso Planned Area Development (PAD) to reduce the required front setbacks for land zoned low density residential within the PAD.; and

WHEREAS, the existing front setback requirements within the Rancho Vistoso PAD for land zoned low density residential are twenty-five (25) feet average and twenty (20) feet minimum. Applicant's proposed front setbacks are twenty (20) feet and fifteen (15) feet for homes with a side entry garage; and

WHEREAS, the Planning and Zoning Commission held a duly noticed public hearing on May 4, 2021 and voted to recommend approval to the Town Council; and

WHEREAS, the Town Council has duly considered the Applicant's proposal for the text amendment to the Rancho Vistoso Planned Area Development (PAD) to reduce the required front setbacks for land zoned low density residential within the PAD.

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

SECTION 1. Section 1.3(B)(2)(c)(5)(a) of the Rancho Vistoso Planned Area Development is hereby amended reducing the required front setbacks for land zoned low density residential as follows with ADDITIONS shown with ALL CAPS and deletions shown with ~~strikethrough text~~ as follows.

- a) Front: ~~Twenty five (25) feet average;~~Twenty (20) feet ~~minimum~~ ;FIFTEEN (15) FEET FOR HOMES WITH A SIDE ENTRY GARAGE

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parts of ordinances, resolutions or motions of the Council in conflict with the provision of this Ordinance are hereby repealed.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 2nd day of June, 2021.

TOWN OF ORO VALLEY

Joseph C. Winfield, Mayor

ATTEST:

APPROVED AS TO FORM:

Michael Standish, Town Clerk

Tobin Sides, Legal Services Director

Date: _____

Date: _____

PUBLISH: DAILY TERRITORIAL
JUNE 8, 9, 10, 11, 2021

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