

Oracle Foothills Neighborhood Association

Special Call Meeting
Chantilly Tea Room
May 17, 2014
5459 N. Agave Dr.

Minutes

The meeting was called to order by president Robert Bolton at 2pm. The subject of the meeting is the request by Tea Room owner Bruce Read to send a letter in support of his request to amend the Pima County Comprehensive Plan to allow for other types of businesses to operate at the current location of the Tea Room, 5185 N. Genematas Dr.

Board Members Present: Bente Jensen, John Battaile, Delann DeBenedetti, Robert Bolton, Mary Jo Schwartz, Tom Scarborough, Jay DeAngeli, Roxie Lopez, Susan Berger, Leo Roop, Ron Kuykendall.

Neighbors Present: Angelo Dellacona, Carole DeAngeli (Recording Secretary)

Two draft versions of a letter to Pima County planners were presented for discussion. The first version stated that OFNA would support a 'beauty shop/salon or office - business professional or semi/professional', requested that all current restrictions remain in place, stated our opposition to any business more intensive than the current one, requested that no on-street parking be allowed, and requested to be notified of any hearings on the matter.

The second version listed all of the businesses under CB-1 zoning that OFNA would support being allowed at the Tea Room location, made no mention of parking, and was the same in all other respects.

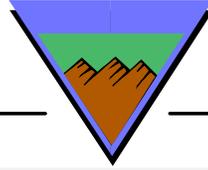
After discussion of all the ramifications, a motion was made and seconded that the OFNA Board accept and send version 1 of the letter with no changes. All board members voted in the affirmative. Version 1 is attached to these minutes.

The meeting was adjourned at 2:30pm

Subsequent to the meeting, two copies of the letter were signed by president Bolton, then were mailed to Pima County Development Services and to Bruce Read.

Carole DeAngeli
Recording Secretary

Attachment



Oracle Foothills Neighborhood Association

P.O. Box 35783 • Tucson, AZ 85740

May 17, 2014

Chris Poirier
Assistant Planning Director
Pima County Development Services
201 N. Stone Ave.
Tucson, AZ 85701

Re: Chantilly Tea Room

Chris,

The OFNA Board has been in contact with Bruce Read, owner of the Chantilly Tea Room at Oracle and Genematas, directly adjoining our neighborhood. The Board would like to offer our support for Mr. Read's request to amend the Pima County Comprehensive Plan to change the use of the current business, as follows:

- We would support language allowing the use to change to 'beauty shop/salon' or 'office - business professional/semi-professional'.
- We would not support any change in use that would be more intensive than what is presently in place.
- We request that the conditions currently restricting the Tea Room remain in place for any future business/use, i.e.,¹
 - D. No regular late night (after 10:00 p.m.) or early morning (midnight to 6:00 a.m.) hours of operation. This does not include use of the site when the business is closed or an occasional special event.
 - E. No liquor license.
 - F. No amplifiers or public address system will be allowed; no excessive noise or sound beyond the site.
 - G. Lighting shall not be directed toward the residential lots.
 - H. Dumpsters will be fully screened and located in the parking area.

1. Pima County Comprehensive Plan, Rezoning and Special Area Plan Policies, page 6.

- We request that on-street parking not be allowed. Genematas Drive is narrow with minimal shoulders and does not lend itself to having cars parked on both sides of the road. On-street parking has been an issue in the past at the Tea Room.

Lastly, the Board would like to request that we be notified of any hearings or requests for public input regarding this project. Our address is:

OFNA
P.O. Box 35783
Tucson, AZ 85740

You may also contact us by phone or e-mail:
Robert Bolton, 887-7919, babs7919@comcast.net
Jay DeAngeli, 690-1107, ejdeangeli@comcast.net

Thank you for your consideration in this matter.

Sincerely,

Robert Bolton

Robert Bolton
President
Oracle Foothills Neighborhood Association

cc: Bruce Read