



Report to the Board of Adjustment

Prepared by the Maricopa County Planning and Development Department

Case: BA2022012 – DeGiovanni Property

Hearing Date: May 19, 2022

Supervisor District: 4

Applicant / Owner: Tom Stitt / Michael DeGiovanni

Findings: Applicant will adhere to the 20' street-side building setback with new building permit application. The variance application is no longer needed and has been withdrawn.

Site Location: APN 502-03-092 @ 14041 N 184th Ave. in the Surprise area

Site Size: 44,400 sq. ft.

Current Use / Zoning: Single-family residence / Rural-43

Open Violation: None

***Citizen Support/Opposition:** No opposition received

Previous Request: **Variance to reduce street-side setback from 20' to 16'.**

Attachments: Withdrawal request (1 page)
Withdrawal notice (2 pages)

Daniel Johnson (PND)

From: Tom Stitt <tomstitt@prosteelstr.com>
Sent: Friday, April 29, 2022 3:12 PM
To: Daniel Johnson (PND)
Cc: gsfulton@gmail.com
Subject: RE: Question BA2022012

Daniel, talked with the customer. He wants to withdraw the variance. We will submit with the 10 ft sideyard. Thanks for your time. Tom ProSteel

From: Daniel Johnson (PND) <Daniel.Johnson@Maricopa.Gov>
Sent: Thursday, April 28, 2022 1:27 PM
To: Tom Stitt <tomstitt@prosteelstr.com>
Subject: Question BA2022012

Mr. Stitt, I have a question regarding the proposed location of the garage, what is the reason for not moving the garage 4 feet out of the required setback? If you were to keep the street side setback, you can go straight to building permit now. Let me know at your earliest, thank you.

Daniel Johnson
Planner

[Maricopa County Planning & Development Department](#)

301 W. Jefferson St., Suite 170, Phoenix, AZ 85003

Desk: 602-506-4242 Cell: 602-341-8080

daniel.johnson@maricopa.gov

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Find information on our new permit process [here](#).

Daniel Johnson (PND)

From: Daniel Johnson (PND)
Sent: Tuesday, May 3, 2022 12:29 PM
To: kbeneli@whitetank.org; kokok@mdaz.com; jsantoli@mastertitle.net; goldenranch@msn.com; ken.nyman@azag.gov; janet@wickenburgsun.com; swilken@azmag.gov; VWolfley@azmag.gov; Eva.Pearce@Dysart.org; Kevin.Shipman@Dysart.org; 56fw.cit.communityinitiative@us.af.mil; ggehlert@glendaleaz.com; planning@surpriseaz.gov; Eileen Baden (PRK); kcotner@azmag.gov; ridgeway.d@gmail.com; c4rd85340@cox.net; shircath@tabletoptelephone.com; contact@fosmaz.org; kbeneli@whitetank.org
Subject: RE: CASE WITHDRAWN County Planning Opportunity for Comment: BA2022012

Case withdrawn, thank you.

Daniel Johnson

Desk: 602-506-4242 Cell: 602-341-8080
daniel.johnson@maricopa.gov

From: Daniel Johnson (PND) <Daniel.Johnson@Maricopa.Gov>
Sent: Friday, April 8, 2022 9:36 AM
To: kbeneli@whitetank.org; kokok@mdaz.com; jsantoli@mastertitle.net; goldenranch@msn.com; ken.nyman@azag.gov; janet@wickenburgsun.com; swilken@azmag.gov; VWolfley@azmag.gov; Eva.Pearce@Dysart.org; Kevin.Shipman@Dysart.org; 56fw.cit.communityinitiative@us.af.mil; ggehlert@glendaleaz.com; planning@surpriseaz.gov; Eileen Baden (PRK) <Eileen.Baden@maricopa.gov>; kcotner@azmag.gov; ridgeway.d@gmail.com; jhull@azlandbroker.com; c4rd85340@cox.net; shircath@tabletoptelephone.com; contact@fosmaz.org; kbeneli@whitetank.org
Cc: Daniel Johnson (PND) <Daniel.Johnson@Maricopa.Gov>
Subject: County Planning Opportunity for Comment: BA2022012

Good afternoon,

This e-mail serves as notification of an application we have received from Tom Stitt of ProSteel Structural, LLC for a Residential Variance. Applicable documents for review are available on the Online Permit Manager at: [Accela Citizen Access \(maricopa.gov\)](#) and searching by case number BA2022012, select the drop down menu under 'record info' and find 'attachments' for download and review.

The request will be tentatively scheduled to be heard at the May 19th meeting pending County Agency sign-off. Attendance is hybrid virtual & in person. Please submit written comments to our Department prior to the date of the meeting here: <https://apps.pnd.maricopa.gov/contact/> or directly to me.

Attendance instructions and registration may be found at our website [Planning & Development | Maricopa County, AZ](#) one week prior to the hearing date.

Please let me know if you have any questions or concerns.

Best regards,

Daniel Johnson
Planner
[Maricopa County Planning & Development Department](#)

301 W. Jefferson St., Suite 170, Phoenix, AZ 85003

Desk: 602-506-4242 Cell: 602-341-8080

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