

# DOCKET SU24-18 (RINGTAIL RD FABRICATION)

\_\_\_\_ YES, I SUPPORT THIS REQUEST

Please state your reasons:

NO, I DO NOT SUPPORT THIS REQUEST

Please state your reasons: Noise from fabrication/manufacturing process travels long distances due to rural-quiet residential setting. Property values negatively affect due to manufacturing facility location within rural neighborhood. Employee and customer traffic on dirt roads. Precedent would be set for future resident/applicants. If approved there would be no monitoring of compliance by the county and that burden is on the current residents. Business is not appropriate for a rural/residential setting.

PRINT NAME(S):

Daniel and Darla Breuner

SIGNATURE(S):

Dan M. Breuner  
Darla L. Breuner

YOUR TAX PARCEL NUMBER:

124-30-020A0  
124-30-020B9

(eight-digit identification number found on your property tax statement)

Your comments will be made available to the Planning and Zoning Commission. Submission of this form or any other correspondence becomes part of the public record and is available for review by the applicant or other members of the public. Written comments must be received no later than 5pm on October 2, 2024.

RETURN COMMENTS TO:

Matthew Taylor  
Cochise County Development Services  
1415 Melody Lane, Building F  
Bisbee, AZ 85603  
[mtaylor@cochise.az.gov](mailto:mtaylor@cochise.az.gov)

Scan the QR code to the right to submit comments online.



September 25, 2024

Cochise County Planning and Zoning Commission

Re: Docket SU24-18 (Ringtail Road Fabrication) Special Use Authorization

Having spent hundreds of thousands of dollars to purchase this property over 3 years ago, as our retirement sanctuary, we thought we had found the perfect quiet, peaceful and rural home in a close-knit community.

Unfortunately we are now facing the possibility of a metal fabrication/manufacturing business operating in the middle of our neighborhood. We feel strongly that this business is not appropriate in our rural neighborhood, on multiple levels.

Our main concerns are:

Noise from manufacturing travels and is more prominent in this rural setting

Property values will suffer due to potential buyers not wanting to live near a manufacturing facility

Employee and customer traffic negatively impacts our dirt roads (which are maintained by residents

If this is allowed to pass, it sets a precedent for future applicants. This negative impact has the potential to change our community into something unrecognizable.

If approved, the county will not monitor compliance of the Special Use Authorization. Because the applicant is already out of compliance under his current "Home Occupation" permit, we do not expect good faith compliance under the Special Use Authorization, and it will once again place the burden back on residents.

In summary, we hope that the county will seriously take into account these concerns and not grant this Special Use Authorization.

Sincerely,

Dan and Darla Breuner  
2705 W Ringtail Road  
Saint David, AZ 85630

# DOCKET SU24-18 (RINGTAIL RD FABRICATION)

YES, I SUPPORT THIS REQUEST  
Please state your reasons:

NO, I DO NOT SUPPORT THIS REQUEST  
Please state your reasons:

We do not support projects in this area that increase traffic, dust, noise or increased unnatural light. Such projects inevitably lead to reduced enjoyment of this traditionally scenic, peaceful environment. If this project is accepted and moves forward, please require the applicant to consider these

PRINT NAME(S): issues and mitigation.

Sarah Miller

SIGNATURE(S): Sarah Miller

YOUR TAX PARCEL NUMBER: 124 21 012 F6 (eight-digit identification number found on your property tax statement) 124 21 012 H4

Your comments will be made available to the Planning and Zoning Commission. Submission of this form or any other correspondence becomes part of the public record and is available for review by the applicant or other members of the public. Written comments must be received no later than 5pm on October 2, 2024.

RETURN COMMENTS TO: Matthew Taylor  
Cochise County Development Services  
1415 Melody Lane, Building F  
Bisbee, AZ 85603  
[mtaylor@cochise.az.gov](mailto:mtaylor@cochise.az.gov)

Scan the QR code to the right to submit comments online.

