



# Daisy's Residential Barbershop CUP25-03

Planning Commission Hearing – September 25, 2025

Alex Lerma  
Senior Planner





# Request

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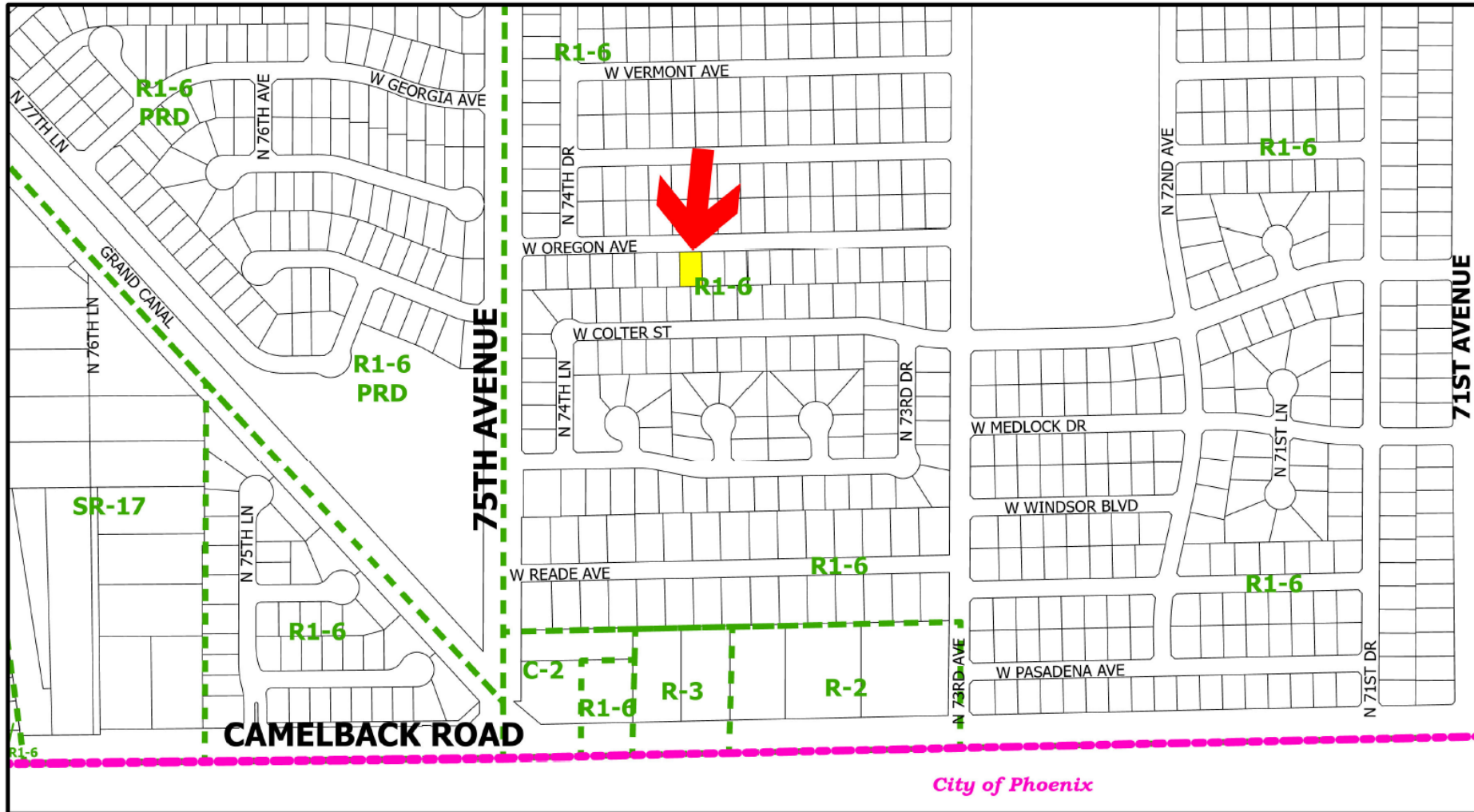
Request Conditional Use Permit (CUP25-03) to allow a barbershop as a Home Occupation (Class II) in the R1-6 (Single Residence-6) zoning district.

Applicant / Owner:

Daisy Martinez Sanchez



# Zoning Map

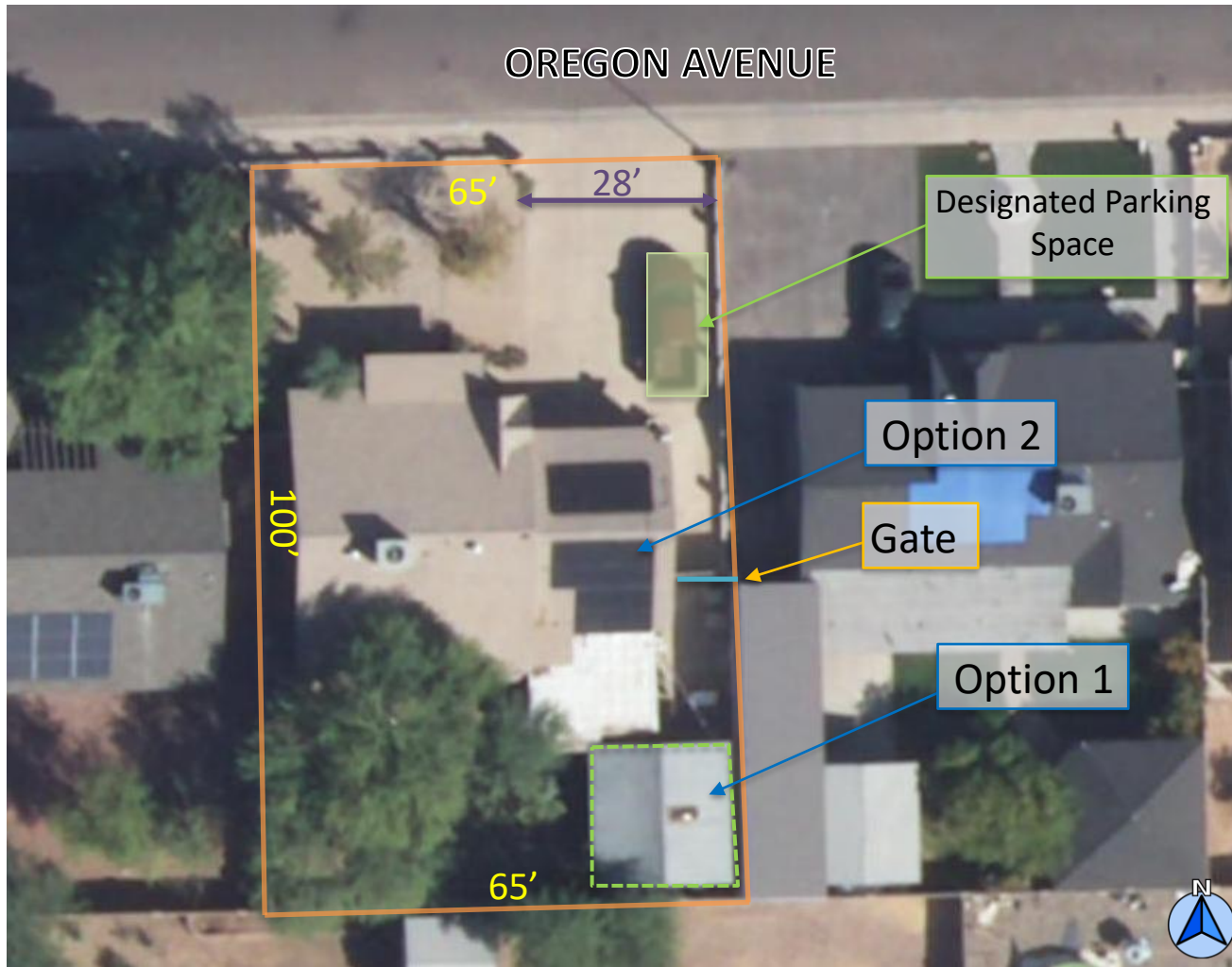




# Aerial Map



# Conceptual Site Plan





# Public Involvement

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- Notices mailed June 9, 2025.
- Virtual neighborhood meeting held July 21, 2025.
- Hearing notices mailed on August 29, 2025.
- Advertised in *The Arizona Republic* on September 3, 2025.
- Property posted on-site September 5, 2025.



# Findings & Analysis

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- Consistent with General Plan
- Not detrimental to health, safety, or general welfare; no adverse effects on the property, adjacent uses, nor surrounding neighborhood when consideration is given to the character and size of the use and hours of operation



# Findings & Analysis

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- Adequate size and shape, zoning district requirements are met
- Adequate access to public streets, safe and efficient on-site circulation
- Stipulations to mitigate anticipated detrimental effects



# Recommendation

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Staff recommends approval of CUP25-03 subject to the following stipulations:

1. Development shall be in substantial conformance with the project narrative and site plan, date stamped August 7, 2025.
2. Approval of this Conditional Use Permit is limited to the existing property owner on record, Daisy Martinez Sanchez. Any change of ownership shall deem the Conditional Use Permit void.



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