



Client	Location	Area	Date	Services
Montecito Communities, LLC	Pima County, Arizona	837 Acres	2007-2009	Specific Plan Site Design Graphic Design

In response to increasing demands for development in unincorporated areas, Pima County adopted the Southwest Infrastructure Plan (SWIP), identifying the Southwest Subregion of metropolitan Pima County as a growth area. Sendero Pass is located within this region, which has been targeted for development.

A unique combination of challenges accompanied this project. The Planning Center led efforts to:

- Introduce an out-of-town client to development in Southern Arizona.
- Work with Pima County on a new approach to incorporate design standards into specific plans.
- Integrate sustainable concepts and features into the project, in accordance with SWIP requirements.
- Cooperate with various stakeholders, including the Tucson Airport Authority and Kitt Peak Observatory, to ensure their concerns are addressed in the Plan.
- Strike a balance between local demands for sustainable and affordable development.