



## Building Permit P25BP02757

Applicant Name: Coppersons  
Site Address: 1121 W WALKER RD  
Legal: PCL 2 RS 20242700190 AKA PTN E225.42' W451.34' GOV LOT 7 1.58 AC SEC 3-12-6W  
TaxCode: 40105003C  
Owner Name: COPPER SONS LLC  
Owner Address: 6140 N CALLE PLATINA TUCSON AZ  
Issued Date: 05/28/2025  
Expiration Date: 05/28/2026  
TRS: 12S-06W-3  
AppType: Single Family Residence New

**Description:** Custom tiny single family residence (zoning only)

This permit becomes null and void if work or construction does not begin within 365 days or if work or construction is suspended or abandoned for a period of 365 days at any time. Such time periods shall be evidenced by a recorded inspection demonstrating progress. Permit holder shall adhere to all approved construction plans/documents.

### SPECIAL PERMIT CONDITIONS

**Please note that the validity of this permit is contingent on the following conditions:**

- 1: Pima County does not verify the location of underground facilities or easements. State statute (ARS 40-360.22) requires that underground utilities be located prior to excavation activities. Information on the presence of underground utilities is available by contacting Arizona blue stake.
- 2: Pima County building inspectors do not verify location of property lines when inspecting construction. It is strictly the responsibility of the owner and person doing the work to ensure that structures are sited in accordance with the approved plans. Failure to adhere to approved setbacks may require structures to be moved at owner's expense.
- 3: Remote Inspections: please note that in lieu of onsite building inspections you may schedule virtual remote building inspections up to 15 minutes prior to the desired inspection time by going to [pima.gov/BuildingInspection](http://pima.gov/BuildingInspection).
- 4: This project may be subject to fire safety requirements imposed by your local fire service provider. It is your responsibility to contact the fire service provider prior to start of construction. Failure to do so may result in delays in the inspection and occupancy of your project and may result in additional expenses associated with retrofitting missing systems.



5: A permanent address must be posted (per Pima County addressing standards) prior to final inspection.

6: Onsite field inspections for this property are only conducted on Tuesday, excluding holidays. Remote inspections can be scheduled for any work day at [pima.gov/BuildingInspection](http://pima.gov/BuildingInspection).

7: The septic system to which this building intends to connect has not been approved for construction. Owner/contractor shall proceed entirely at own risk with the understanding that the septic system construction may be denied thereby resulting in the revocation of this permit. It is strictly the responsibility of the owner and person doing the work to ensure that the septic system is approved prior to connecting and occupying the building. Note that final inspections shall not be released prior to septic system approval.

8: Your project is not eligible for coverage under Pima County's Section 10 permit. This notice does not affect the terms, conditions, or validity of this permit. For more information see [www.pima.gov/S10PrivateLand](http://www.pima.gov/S10PrivateLand) or contact the Office of Sustainability and Conservation at [S10PrivateLandAdmin@pima.gov](mailto:S10PrivateLandAdmin@pima.gov); (520)724-6940.

**NOTE: Permit & approved plans/document must be posted at job site!**  
**To schedule inspections, use the [Pima County Building Inspection Portal](#).**  
**Virtual remote video inspections can be scheduled up to 15 minutes prior to the desired inspection time (depending on availability).**  
**For field inspections, schedule by 4:00 PM for the next business day.**  
**Inspection results may be verified at: <https://permits.pima.gov>**

Please consult "Inspection requirements" posted at [www.pima.gov/developmentservices](http://www.pima.gov/developmentservices) for detailed instructions, including re-inspection fees, prior to scheduling an inspection.

## **REQUIRED INSPECTION(S)**