



March 4th, 2025

Mr. Chris Gilbert
Lake Havasu City Planning and Zoning Administrator
2330 McCulloch Blvd. N.
Lake Havasu City, AZ 86403

In regards to: Havasu Riviera Resort Community – Tract 2399 Lot 75 Planned Development Amendment

Subject: Letter of Intent for a Zoning Use Change

As has been discussed with staff over the recent months we are looking to proceed with a planned development amendment on the 2.31-acre Lot 75 in Tract 2399 of Marina View at Havasu Riviera. The current zoning for Parcel #109-54-075 is MU-N/PD (Mixed Use Neighborhood Planned Development) with a general development plan for 17 townhome units. The proposed amendment would modify the general development plan to change from 17 townhome units to 8 single-family residential units with the following conditions:

- All existing conditions that exist on the property shall remain
- An exception from Section 14.02.04(b) Building and Site Design

The 8 units will become a new gated neighborhood within the larger Havasu Riviera Resort Community. All streets will be private.

Attached please find the following:

- Re-Zoning / Planned Development Application
- Re-Zoning Application Fee Check for \$ 2,950.43
- Project General Development Plan
- The list of property owners within 300' of subject property
- A copy of the notification for citizen review / public scoping meeting. Notifications were sent out to all property owners within 300' and a neighborhood meeting was held at the project site on Tuesday, March 4th, 2025.

If there are any questions or you need additional information to process to this application, please don't hesitate to contact me at 928-854-5436. Thank you for your consideration.

Sincerely,

Mychal Gorden
Desert Land Group