

LEHR
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December 11, 2025

Re: Letter of Intent for Parking-In-Common Amendment to 1060 Acoma Blvd. S.

To Whom It May Concern:

The corner property situated at 1060 Acoma Blvd. S. is identified as Lot: 04 Block: 03 Tract: 2287. Our client is proposing to develop this vacant property as a food establishment with drive-thru lanes and pick-up window.

This parcel is located with-in the C-SGD; Commercial Southgate District which includes an adopted Parking-In-Common Plan. In response to the proposed building and drive-thru configuration along with potential grade changes between the alley and building pad and in recognition of the Acoma Blvd./Highway 95 intersection traffic, our team is proposing to amend the Parking-In-Common Plan for this parcel.

Please refer to the proposed Site Plan dated December 11, 2025.

In total 21 parking spaces are proposed on site along with the potential for a future drive-aisle connection to the adjacent lot 05 Parking-In-Common area. Additionally, the proposed drive-thru configuration allows for approximately 6 cars per lane for stacking prior to the pick-up window.

Our team looks forward to presenting this positive development at the earliest possible Planning & Zoning Commission meeting.

Please do not hesitate to contact my office with any questions or concerns regarding this request.

Sincerely,

[REDACTED]

Paul R. Lehr, AIA, Architect
President
Lehr Architecture, Inc.