

**PLANNING AND ZONING COMMISSION
RESOLUTION NO. 24-10**

**A RESOLUTION OF THE PLANNING AND ZONING COMMISSION OF LAKE
HAVASU CITY, ARIZONA, APPROVING A CONDITIONAL USE PERMIT FOR THE
OPERATION OF A MOBILE FOOD UNIT FOR A PERIOD OF ONE YEAR AT 1700
MCCULLOCH BOULEVARD NORTH**

RECITALS: Chatanya Patel, a mobile food vendor, (“applicant”) submitted an application requesting approval of a Conditional Use Permit for a Mobile Food Unit, Masala Kitchen, to be located in the parking lot of 1700 McCulloch Boulevard North as required by City Code § 5.24.070. The application meets the required findings set forth in City Code § 14.05.04.G.4. A public hearing was duly noticed for this application and conducted by the Planning and Zoning Commission on November 20, 2024, in accordance with City Code § 14.05.03.H.

IT IS RESOLVED that based on the evidence and testimony presented, the Lake Havasu City Planning and Zoning Commission approves a Conditional Use Permit granting approval to Chatanya Patel to operate a Mobile Food Unit, Masala Kitchen, in the parking lot of 1700 McCulloch Boulevard North, with the following conditions:

1. This Conditional Use Permit shall expire on November 20, 2025, and will require a renewal application to continue operating beyond this date.
2. No more than two parking spaces shall be used by the Mobile Food Unit on the subject property and the use shall be located on a paved surface at least 10 feet from any property lines.
3. All operational requirements contained in City Code Chapter 5.24 shall be complied with at all times.
4. The applicant may utilize either a single mobile food truck or a trailer as part of its operation, however the chosen vehicle must meet these conditions and all approval requirements contained in City Code Chapter 5.24.
5. All state, county, and local licensing requirements shall be completed prior to operation, including County Health Department Permit, Fire Inspection, and Lake Havasu City Business License issuance. City Code Chapter 5.24 provides details on these licensing requirements.
6. Written notification to the City by the property owner terminating the applicant’s permission to be on the property will immediately terminate this Conditional Use Permit without further action by the City.

PASSED AND ADOPTED by the Planning and Zoning Commission of Lake Havasu City, Arizona, on November 20, 2024.

Jim Harris
Planning and Zoning Commission Chairperson