

May 2, 2025

To whom it may concern;

This letter is to inform you of a General Plan minor amendment request in your neighborhood for the property at 1955 Palmer Drive, APN 109-01-069. The property owner recently acquired a triangular piece of property from the Lake Havasu Golf Course. The future land use designation for the recently acquired triangle is Open Space and Park. The designation must be changed to Low Density Residential in order to allow the owner to rezone the portion purchased from the Lake Havasu Golf Course. The process is to notify adjoining properties within 300 feet of the subject property and meet with you to discuss our plan for the property. The owners and I will be conducting a meeting at 1955 Palmer Drive at 10:00 am on the 16th of May to provide additional information and answer any questions. If you cannot attend the meeting and have questions, please contact [REDACTED] or email [REDACTED]

In addition, we will be discussing the rezoning of the new property at 1955 Palmer Drive, including the piece obtained from the golf course. The property is currently zoned RE, Residential Estates District and GC, Golf Course. Last year the owner purchased a triangular shaped parcel of property adjacent to the Lake Havasu Golf Club. We are submitting a request to Lake Havasu City for this General Plan amendment and to rezone the triangle portion of the property to RE, Residential Estates in order to match the existing residential property.

Once our meeting is completed, Lake Havasu City will hold two public hearings on this item which you may also attend and express concerns. The Planning Commission will hold a hearing and make a recommendation to the Lake Havasu City Council the rezoning request. The entire process will take 60 to 90 days to complete. The City will mail you individual notice for their meetings advising you of those dates. We look forward to seeing you at the meeting to answer any questions you may have.

Sincerely,

Mike Bolin, property owner
Stuart Schmeling, applicant

May 16, 2025

1955 Palmer Drive Citizen meeting minutes:

Meeting started at 10:00 as scheduled. Four neighbors attended the meeting, Dave and Jill Conner, Nancy Pochird and Brad Chapman. (see attached sheet)

I explained the reason for the requested rezoning and General Plan amendment. We proceeded to back yard to see the triangular property purchased from the Course.

Question 1. Who will be responsible for cleanup once activity on the site is completed.
Answer: The golf course will be responsible for cleanup outside the existing wall and the contractors doing the work on the property will be responsible for that cleanup.

Question 2. How long is entire process? Answer: Lake Havasu City will hold two public hearings on this item which you may also attend and express concerns. The Planning Commission will hold a hearing and make a recommendation to the Lake Havasu City Council the rezoning request. The entire process will take 60 to 90 days to complete. The City will mail you individual notice for their meetings advising you of those dates.

Neighbors wished the owner luck with his new rear yard.
Meeting completed 10:25.

Stuart Schmeling

1955 PALMER CITIZENS MEETING
SIGN IN SHEET 10:00 5/16/25

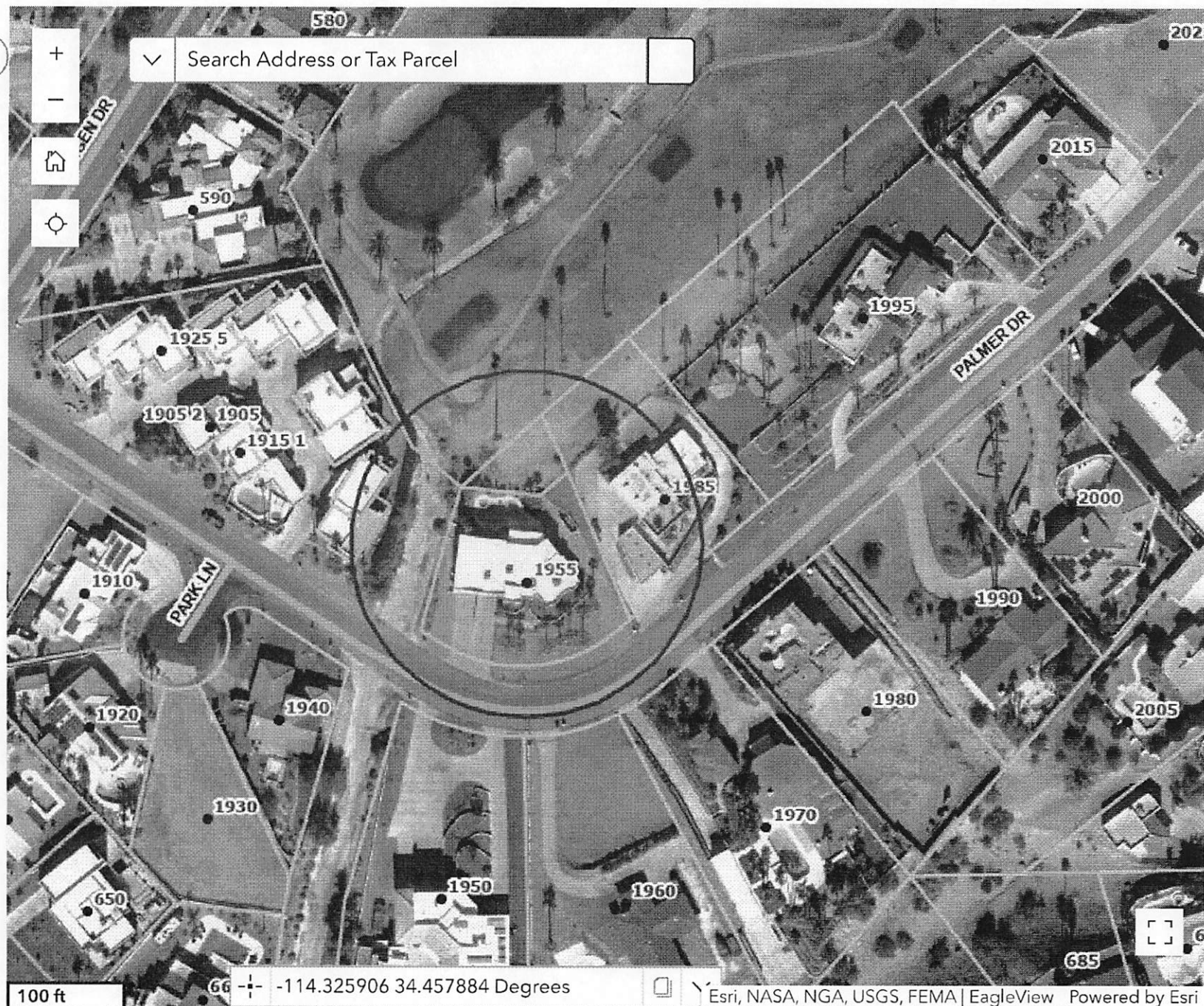
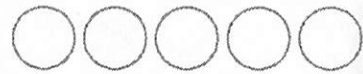
1. DAVE + JILL CONNER
2. NANCY POCHIRO Brad Chapman
- 3.

MEETING ENDED 10:25

- EXPLAINED GP AMEND. PROCESS/REZONE
- EXPLAINED CITY PROCESS
- TIMELINE 60/90 DAYS
- EXPANDING REAR YARD AS A RESULT OF REZONE



Lake Havasu City ❖ City Map Viewer





Lake Havasu City ❖ Zoning & General Plan Map

