



# REQUEST FOR CITY COUNCIL ACTION

**MEETING DATE:**

September 16, 2020

**DEPARTMENT:**

Community Development

**DIVISION:**

Community Planning

- ☐ Motion
- ☒ Resolution
- ☐ Ordinance - Introduction
- ☐ Ordinance - Adoption
- ☐ Public Hearing

**TITLE:**

Development Agreement: 4550 and 4560 E. 32nd Street

**SUMMARY RECOMMENDATION:**

Authorize a Development Agreement with LLT Development, LLC for approximately 10 acres of property located at 4550 and 4560 E. 32nd Street, Yuma, Arizona 85365 (Community Development/Community Planning) (Randall Crist)

**REPORT:**

LLT Development, LLC (Owner), is the current owner of a parcel of real property located at 4550 and 4560 E. 32<sup>nd</sup> Street, Yuma, Arizona 85365 (APN 697-27-001, 697-27-002, 697-27-003 and 697-27-004) consisting of approximately 10 acres (Property). The Owner desires to utilize the Property for the storage of a portable generation system for a utility company. The proposed use would require substantial improvements under the City's current development standards, which would be cost prohibitive for the proposed temporary use of the Property.

Community Development has agreed to enter into a 5-year contract with the Owner to allow for the temporary use of the Property as a storage location for a utility company. Staff and the Owner have been working closely for the past year to reach an agreement that works for both parties. With the agreement, the Owner will install aggregate base material on the surface of the Property, security lighting, and screen fencing along the southern portion of the Property that is adjacent to 32<sup>nd</sup> Street. The proposed temporary use for the Property is for the storage of a portable generation system which is deployed yearly during the summer months to nearby communities. At the conclusion of the deployment, the system would be returned to the Property where it will be stored for approximately eight months. Generally the system is deployed during the months of May through September.

In exchange for the temporary use, the Owner has agreed to install a 10" water line along the frontage of the Property, which measures 1,393 linear feet.

The attached resolution authorizes a Development Agreement with LLT Development, LLC.

FISCAL REQUIREMENTS	CITY FUNDS:	\$0.00	BUDGETED:	\$0.00
	STATE FUNDS:	\$0.00	AVAILABLE TO TRANSFER:	\$0.00
	FEDERAL FUNDS:	\$0.00	IN CONTINGENCY:	\$0.00
	OTHER SOURCES:	\$0.00 \$0.00 \$0.00	FUNDING FOR THIS ITEM IS FOUND IN THE FOLLOWING ACCOUNT / FUND / CIP: \$0.00	
	TOTAL:	\$0.00		
	FISCAL IMPACT STATEMENT:			
ADDITIONAL INFORMATION	SUPPORTING INFORMATION NOT ATTACHED TO THE CITY COUNCIL ACTION FORM THAT IS ON FILE IN THE OFFICE OF THE CITY CLERK: 1. 2. 3. 4. 5.			
	IF CITY COUNCIL ACTION INCLUDES A CONTRACT, LEASE OR AGREEMENT, WHO WILL BE RESPONSIBLE FOR ROUTING THE DOCUMENT FOR SIGNATURE AFTER CITY COUNCIL APPROVAL?  <input checked="" type="radio"/> Department <input type="radio"/> City Clerk's Office <input type="checkbox"/> Document to be recorded <input type="checkbox"/> Document to be codified			
SIGNATURES	CITY ADMINISTRATOR:		DATE:	
	Philip A. Rodriguez		9/9/2020	
	REVIEWED BY CITY ATTORNEY:		DATE:	
	Richard W. Files		9/9/2020	
RECOMMENDED BY (DEPT/DIV HEAD):		DATE:		
WRITTEN/SUBMITTED BY:		DATE:		
Alyssa Linville		8//31/2020		