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DEPARTMENT OF DEVELOPMENT SERVICES  
PLANNING & ZONING DIVISION  
CITY OF SAN LUIS

December 3, 2015

City of San Luis  
Attn: Chairman Javier Barraza  
1090 East Union Street  
San Luis, Arizona 85349

Dear Mr. Barraza and Distinguished Council Members;

During the Special P&Z Commission Meeting held Tuesday November 17, 2015, we discussed 702 E Mesa Drive as a suitable location for a medical marijuana dispensary. The vote on allowing the condition use permit was a split decision, 2 for and 2 against. The Hon. Chairman said the site-plan was the main reason for voting against the CUP and suggested we re-submit a more detailed and proper site plan.

Since our last meeting, a site plan was created to show the required 10-foot setbacks, detailed parking and location of security cameras. This site plan was submitted to Mr. Roman Pacheco who has packed it up for the Council review.

I will not be present at this current zoning meeting since most of the questions raised on this particular parcel were asked and answered in the Nov. 17<sup>th</sup> meeting. If the San Luis City Council has any new questions or concerns pertaining to this CUP or new drawings, I will be available to answer any of them by phone call during the time of the special review meeting December 8, 2016. I will be present for the next Regular City Council Meeting and open Public Forum held sometime in January 2016.


One of the biggest concerns that the Council has raised was parking. The dispensary will have 2 employees and a security guard posted during business hours. Additional parking is needed. The following are a few alternatives to the limited parking situation at the parcel.

1. Lease the empty lot adjacent to the North for parking.
2. Create an arrangement to use the land adjacent to the South of the parcel. There is enough room for at least 4 or 5 parking spaces.
3. Allow for over-flow parking on the street. I understand the City has classified this road as an alley easement, however, automobiles park along this street daily.

Please understand that my clients will work with the City and Fire Department to ensure all building codes and ordinances are met under the City and State requirements. However, we need to be awarded with the certificate for medical marijuana dispensary first before the detailed process may begin.

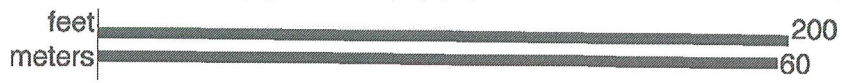
We look forward to working with the City of San Luis.

Thank you and regards,

  
Michael Gaida  
Sperry Van Ness, LLC  
3200 E. Camelback Road, Ste 280  
Phoenix, AZ 85018

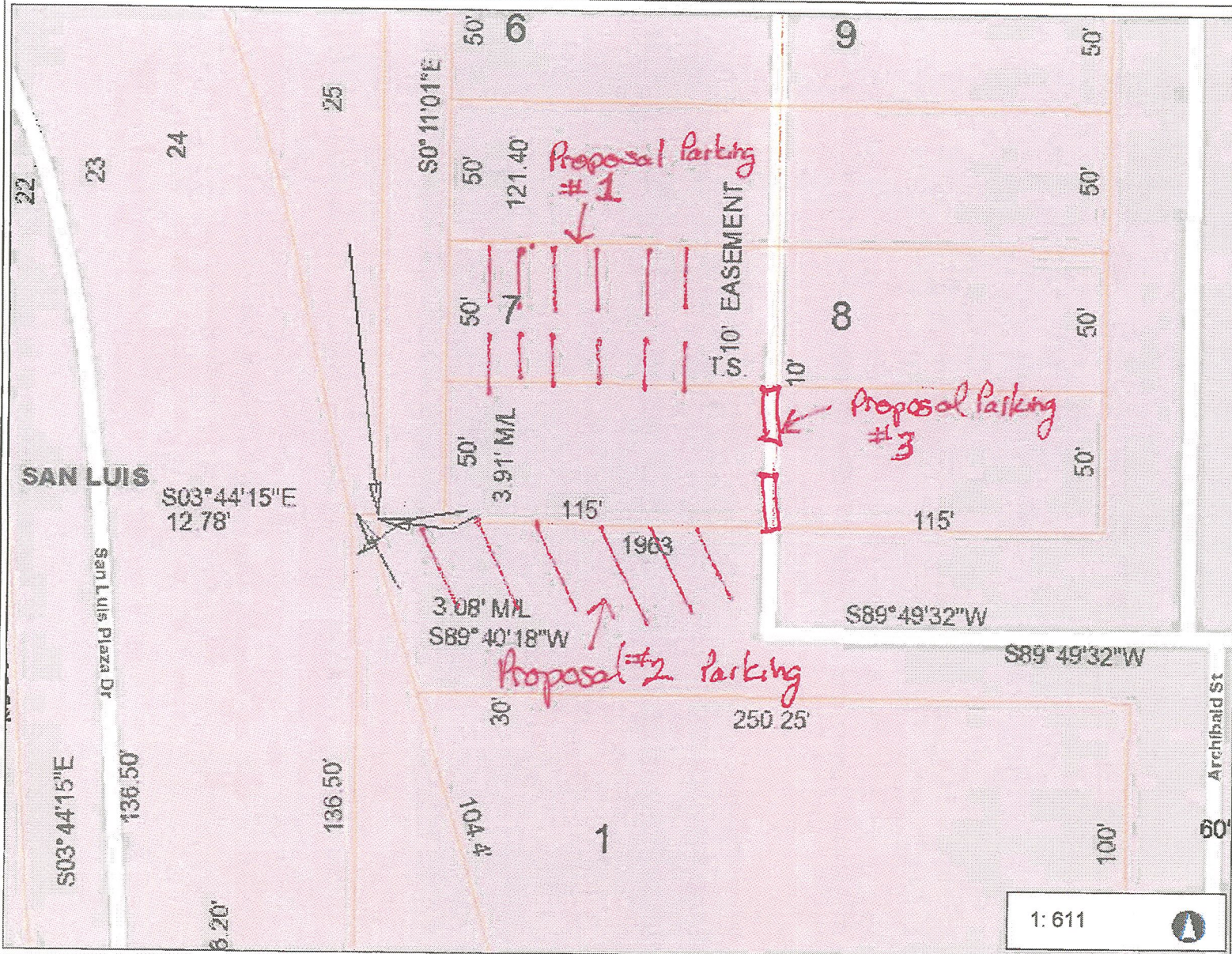
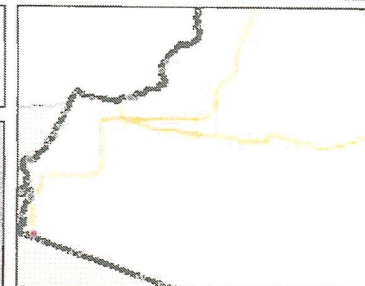


Google earth





# Yuma County GIS



## Legend

- Parcel Anno Leader
- Easement Anno Leader
- Parcels
- Vicinities
- Municipalities (color filled)
  - SAN LUIS
  - SOMERTON
  - WELLTON
  - YUMA

## Notes

0.0 0 0.01 0.0 Miles

NAD\_1983\_StatePlane\_Arizona\_West\_FIPS\_0203\_Feet  
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