



March 29, 2023

City of Coachella
53990 Enterprise Way
Coachella Ca 92236

Attn: Gabriel Perez, Planning Services Director

Re: Architectural Review No. 22-07 Jordan Central Implement Co.

Dear Mr Perez,

I am writing to address comments and concerns brought up at the planning commission meeting on March 15, 2023 regarding the approval of this project and the possibility of undergrounding the IID distribution line.

We were asked to provide a cost from the IID to underground the distribution lines that are currently on the transmission poles on Ave 54.

I contacted the IID immediately following the planning commission meeting and was unable to get a budget cost from them. They require us to submit a CSP and go through the process to generate the cost as requested. I was told this will be a 2-3 month process once I can put the necessary documentation together. The architectural review process has already taken 9 months so to add a 3 month delay to complete a process that City staff and the City Engineer deemed not necessary is an added burden to this project.

I spoke with local engineers and contractors and was told a good budget to use would be \$100,000 to complete the work as requested. This is not a firm budget and could easily cost more than anticipated. This is a financial burden on this project that will cause it to go away.

The comment was made that the planning commission does not want to set precedent by allowing the distribution lines to remain on the transmission poles. I argue that precedent has already been set by allowing multiple buildings to be built along Ave 54 in this area without the same requirements. For example the City of Coachella office that is only 2 properties west of this property was built without this requirement, as well as the facility directly East across the Polk St.

It is my belief that this project is being unfairly singled out and burdened with unnecessary delays and added costs and is at risk of not being built if it does not get approved per City staff and Engineer recommendations.

Respectfully submitted,

Allen Roben
General Manager
Duggins Construction