



## City of Needles, California Request for City Council Action

☒ CITY COUNCIL ☐ NPUA

☒ Regular ☐ Special

**Meeting Date:** August 13, 2024

**Title:** Tenant Improvements of the River's Edge Golf Course, Golf Concession and Pro Shop Building – Kitchen Remodel

**Background:** On June 9, 2020, the City Council approved a Consent to Assignment and Assumption of the River's Edge Snack Bar Concession/Lease Agreement between assignor Joseph and Loretta LaCarte and Assignee Kristin and Scott Baran and Landlord City of Needles.

Section 9 of the lease requires that the lessee seek and receive written approval from the landlord (City) prior to making any physical changes to the building. 19<sup>th</sup> Hole is requesting modifications to the kitchen, food counter, and storage area to increase the kitchen size to accommodate additional equipment and food prep area.

If approval is granted, the Lessee shall obtain San Bernardino County Health Department approval and submit stamped engineered plans to the City of Needles Building & Safety Department and San Bernardino County Fire for review and approval and pay associated fees for the application and permits required. Tenant to be responsible for all costs of improvements.

**Fiscal Impact:** Increase in property value

**Environmental Impact:** N/A

**Recommended Action:** Approve Tenant Improvements of the River's Edge Golf Course, Golf Concession and Pro Shop Building – Kitchen Remodel

**Submitted By:** Kathy Raasch, Interim Development Services Director

**City Manager Approval:** Patrick J. Martinez Date: 8/9/2024

**Other Department Approval (when required):** Barbara DiLeo Date: 8/9/2024

Approved: ☐

Not Approved: ☐

Tabled: ☐

Other: ☐

Agenda Item: \_\_\_\_\_