



**Land Use Services  
Department  
Planning**

**DATE:** September 18, 2025

**FROM:** DELANIE GARLICK, SENIOR PLANNER  
Land Use Services Department, Planning

**TO:** Honorable Zoning Administrator

**SUBJECT: AGENDA ITEM #2 - REQUEST TO CONTINUE PROJ-2024-00030**

Planning staff requests to continue the item, PROJ-2024-00030: Mavericks Gas Station, from the scheduled September 25, 2025, Zoning Administrator Hearing to a date uncertain. The continuance will allow sufficient time to address outstanding agency comments from Department of Public Works Traffic Division and make the requested revisions to satisfy the related record TRSTY-2024-00002. Once revisions are deemed accepted and TRSTY-2024-00002 is satisfied, the item will be scheduled and properly noticed for the next available Zoning Administrator Hearing.

**Proposal:** A request for a Minor Use Permit (MUP) for the construction and operation of a new gas station and 5,637-square-foot convenience store with 18 fuel dispenser islands on an 8.78-acre parcel designated as Commercial land use and zoned General Commercial (CG) located at the southwest corner of Oasis Road and Highway 138 in the unincorporated community of Phelan/Pinion Hills.

Sincerely,

A handwritten signature in cursive script that reads "Delanie Garlick".

Delanie Garlick, Contract Planner  
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