



YUMA 2025

JOINT LAND USE PLAN

May 2024

What is the MCAS Yuma Joint Land Use Plan?

The Marine Corps Air Station Yuma (MCAS Yuma) Joint Land Use Plan (JLUP) is a land use planning effort between MCAS Yuma, the Cities of Yuma and Somerton, Yuma County, and other local stakeholders.

The JLUP will take into consideration operations associated with the Air Station and the Barry M. Goldwater Range.

The study is administered by the City of Yuma and is co-funded through a grant from the Department of Defense, Office of Local Defense Community Cooperation.

The MCAS Yuma JLUP will benefit both the Marine Corps and the surrounding region by:

- » Identifying ways to preserve long-term land use compatibility between MCAS Yuma installations and the surrounding communities;
- » Promoting the sustainment of the operational mission of the Marine Corps in southwestern Arizona while protecting the quality of life of nearby residents and businesses;
- » Enhancing communication and coordination among local stakeholders; and
- » Integrating the growth plans of the communities in the region with Marine Corps plans and mission operations.



What is the Purpose of the Joint Land Use Plan?

The purpose of the JLUP is to:

- » Identify means of promoting land uses near MCAS Yuma that are compatible with the base's military missions;
- » Accommodate compatible growth and economic development locally;
- » Protect public safety and quality of life; and
- » Sustain the mission of the Marine Corps in southwestern Arizona.

The JLUP will evaluate ways to enhance communication and coordination among local stakeholders with the goal of continued compatible land use strategies, as the community and the Marine Corps plan for the future.

The JLUP does not result in changes to land use, zoning, or how property owners may use their property, though it may identify regulatory changes for the community to consider after completion of the Joint Land Use Plan.

JLUP Contact

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What Will the Joint Land Use Plan Address?

The JLUP will provide:

- » An assessment of existing conditions near MCAS Yuma installations, identifying potential incompatibilities;
- » An assessment of potential future civilian and military land use conditions; and
- » Strategies to promote compatible land use planning around the Air Station and Goldwater Range.

Sample Military Compatibility Areas

The following maps illustrate the primary local operational areas of MCAS Yuma, which could impact, or could be impacted by, civilian land use activities in the vicinity.

How Long Will the Project Take?

The MCAS Yuma JLUP is expected to be complete by Summer 2025. Implementation of any actions recommended in the JLUP, should the community wish to take that step, would follow completion of this study and would follow community-wide consideration and input and action by local decision-makers.

Who Will Guide the Development of the JLUP?

The City of Yuma will act as the JLUP project manager. Development of the JLUP is guided by the Steering Committee, with input from the Working Group and the public.

The Steering Committee is comprised of local elected officials, the MCAS Yuma Commanding Officer, and other senior representatives from MCAS Yuma and the participating local governments.

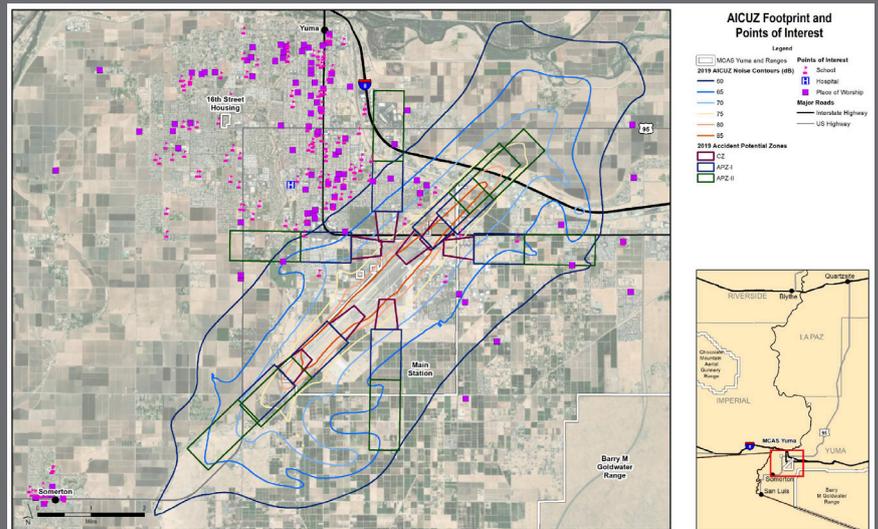
The Working Group is comprised of senior City and County staff members, the MCAS Yuma Community Planning & Liaison Officer and Staff, and representatives from the local community.



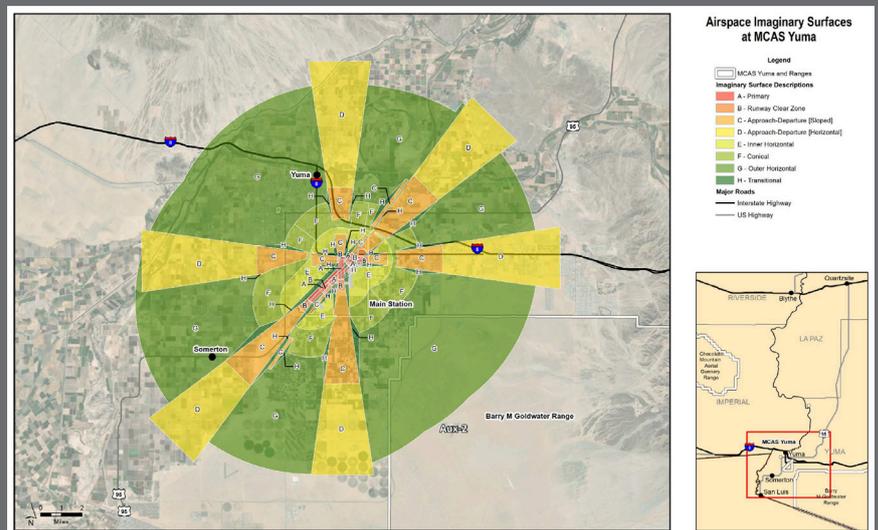
What is Compatible Land Use Planning?

In the military-civilian context, compatible land use planning can be defined as finding a balance between the needs and interests of the community and the operational requirements of local military installations.

To assess compatibility in the region around MCAS Yuma, the project team will identify current or potential encroachment issues, which may include noise, aircraft accident potential, endangered species/critical habitat, safety/security, regional airspace management, and housing stock available to local service members.



Noise & Accident Potential Zones, from 2019 MCAS Yuma AICUZ Update, Figure 6-1



Operational Airspace Surfaces, from MCAS 2019 Yuma AICUZ Update, Figure 5-4

Public Input Opportunities

There are many opportunities for public input during development of the JLUP. For example, the project team will hold Open House meetings throughout to inform the public about the progress of the JLUP and to seek input into the process and recommendations.

The first Open House meeting will occur May 8, 2024, at 5:00 p.m. in the Yuma City Hall, Room 190. At this meeting, the team will introduce the “joint land use plan” concept to the public and receive initial input on process, compatibility concerns, and other related matters.

At the second Open House, likely during Summer 2024, a live survey exercise will be conducted in order to gain direct input from community members and stakeholders. Those unable to attend will be invited to participate afterward by completing the survey at their own convenience, both online or by hardcopy submittal.

Finally, community members are always welcome to provide input by emailing or phoning the City’s project manager whose contact information is on the front of this brochure.