

AGENDA ITEM #: _____

DATE: June 1, 2020

CAR #: 2020-6979ws



CITY COUNCIL ACTION REPORT

SUBJECT: Proposed Glendale annexation and industrial project north of Camelback Road just West of Falcon Golf Course

STAFF PRESENTER(S): Christopher Baker, Development Services Director

OTHER PRESENTER(S): Sumeet Mohan, Engineering Director

Summary: Council discussion related to a proposed annexation and industrial zoning by the City of Glendale to allow an industrial warehouse and distribution project located on Camelback Road.

Recommendation:

Staff will present on an industrial warehouse and distribution project that is currently located in Maricopa County, north of Camelback Road, south of Luke Air Force Base and just west of the existing racetrack.

Fiscal Impact: No fiscal impact at this time.

Background and Previous Actions

The proposed project is located in Maricopa County and not directly within the jurisdiction of the City of Goodyear. The project is currently proposed for annexation and zoning by the City of Glendale.

The conceptual site plan provided to the City shows two buildings: 1) 731,305 sq. ft. and 2) 432,358 sq. ft. The site plan indicates the buildings to be industrial warehouse and distribution type uses. The project provides the following:

- Combined total square footage: 1,163,655
- Combined total trailer parking spaces: 420
- Combined total parking spaces: 746

It is unknown at this time if there are tenants or if it is a speculative project.

Goodyear's Neighborhood Services team provided a courtesy notice of the project to Palm Valley 5, Palm Valley North (Phase 9), and the Villas at Palm Valley communities. The notice

was sent directly to the 100 individual subscribers in these areas, the HOA managers, and also posted on the NextDoor web app for these three communities. The courtesy notice provided the relevant information so residents could participate in Glendale's approval process.

Staff Analysis

The proposed project is located in Maricopa County and not directly within the jurisdiction of the City of Goodyear. The project is being considered for annexation and zoning by the City of Glendale. Glendale's process requires a public hearing at both the Planning Commission and Council levels. Stipulations could be imposed regarding noise and street improvements. Camelback Road is a multi-jurisdictional roadway that includes Goodyear, Glendale, and the County.

Attachments

Notice provided to the City of Goodyear.