



## City of Goodyear

### Meeting Minutes

#### City Council Work Session

Meeting Location:  
Goodyear Municipal Court  
and Council Chambers  
14455 W. Van Buren St.,  
Suite B101  
Goodyear, AZ 85338

Mayor Georgia Lord

Vice Mayor Bill Stipp

Councilmember Joe Pizzillo

Councilmember Sheri Lauritano

Councilmember Wally Campbell

Councilmember Brannon Hampton

Councilmember Laura Kaino

---

Monday, August 26, 2019

Goodyear Municipal Court and Council  
Chambers

---

**Immediately following the Regular Meeting that begins at 6:00 PM**

#### **CALL TO ORDER**

Mayor Lord call the Work Session to order at 7:26 p.m.

#### **ROLL CALL**

**Present** 6 - Mayor Lord, Vice Mayor Bill Stipp, Councilmember Pizzillo, Councilmember Campbell, Councilmember Hampton, and Councilmember Kaino

**Excused** 1 - Councilmember Lauritano

Staff Present: City Manager Julie Arendall, City Attorney Roric Massey and City Clerk Darcie McCracken

#### **AGENDA ITEMS FOR DISCUSSION:**

1. [2019-6719ws](#) Staff will provide information regarding housing trends for single and multi-family housing. (Christopher Baker, Development Services Director)

Christopher Baker, Development Services Director, Katie Wilken, Planning Manager, and Alex Lestinsky, Planner III, presented information regarding housing trends for single and multi-family housing. Ms. Wilken discussed the different types of dwelling units throughout Goodyear along with the different features included in each type of dwelling. Ms. Lestinsky reviewed the general plan requirements and guidelines which encourage diversity in the housing products. Ms. Wilken provided a comparison to multi-family development trends with trends in the valley compared to Goodyear. The geographic distribution was presented to Council and information about why the trend matters was shared. Staff requested Council direction on policy and if it was time to address the pace of single-family rental growth.

Council asked about adding how jobs relate to these trends and discussed the statistics involved with these trends. Council asked if the concept was relatively new and if Goodyear was a test ground.

Ms. Wilken stated the Avilla community was the second such community in the valley and it was built

in about 2015. Council stated they would like the same design standards and guidelines applied to single family rentals that are applied to multi-family homes which include a variety of elevations versus each building looking the same. Council stated there were not many condo products in Goodyear and noted attainable housing was important. Council commented on the aesthetics of the different communities in Goodyear and expressed a preference for the varied elevations that showed a little more creativity.

Council consensus was that the single-family rental type of development was a product that has a place in Goodyear with development standards similar to that of a single-family detached home.

### **INFORMATION ITEMS**

None.

### **ADJOURNMENT**

There being no further business to discuss, Mayor Lord adjourned the Work Session at 8:08 p.m.

\_\_\_\_\_  
Darcie McCracken, City Clerk

\_\_\_\_\_  
Georgia Lord, Mayor

Date: \_\_\_\_\_