

**CITY OF PEORIA, ARIZONA
COUNCIL COMMUNICATION**

CC: 2C
Amend No.: _____

Date Prepared: May 6, 2009

Council Meeting Date: June 2, 2009

TO: Carl Swenson, City Manager

FROM: Susan J. Daluddung, AICP, Deputy City Manager 

THROUGH: Glen Van Nimwegen, AICP, Community Development Director 

THROUGH: Chris Jacques, AICP, Planning Manager 

PREPARED BY:  Edward Boik, Planner

SUBJECT: Baker Annexation, ANX 07-05: Annexation of approximately five and a half acres of privately-owned property located at the southeast corner of 83rd Avenue and Butler Drive.

RECOMMENDATION:

The Mayor and Council adopt an Ordinance approving the annexation of approximately five and a half acres of privately-owned property located at the southeast corner of 83rd Avenue and Butler Drive.

SUMMARY:

The subject annexation consists of four properties under a single ownership at the southeast corner of 83rd Avenue and Butler Drive. The proposed annexation area is contiguous to the City's jurisdictional boundaries and lies within the City's Planning Area (General Plan). There is no current development request proposed for this site. However, the owner intends to develop the site with an *undetermined industrial use*. Upon development, the site is able to be serviced by an existing 8-inch and 16-inch water line within the 83rd Avenue right-of-way and an existing 10-inch sewer line within the Butler Drive right-of-way.

On May 9, 2008 a valid Blank Petition was filed with the Maricopa County Recorder's Office thereby initiating the 30-day wait period to gather signatures. Accordingly, a Public Hearing was held before the City Council on June 3, 2008, within the time limits prescribed under A.R.S. §9-471. There was no action authorized at that hearing and no comments

CITY CLERK USE ONLY:

- Consent Agenda
- Carry Over to Date: _____
- Approved
- Unfinished Business (Date heard previous: _____)
- New Business
- Public Hearing: No Action Taken

ORD. # 09-16 RES. # _____
LCON# _____ LIC. # _____
Action Date: _____

were received from the general public.

A notice of the City's intent to annex has been posted on the site and published in the

Peoria Times. State and County officials have been notified as to the City's intent to annex the subject property. On July 3, 2008, the blank petition was distributed to the property owner for signature. The signed petitions in support of the annexation has been received and filed with the County Recorder.

The proposed annexation is in conformance with Arizona State Statutes and the City's adopted annexation policy.

ANX 07-05

Maricopa County Assessor				
Parcel Number	Property Owner	Acreage	Assessed Value	Petition Received
142-22-007D	Paul & Lorena Baker	0.564	\$19,440	Yes
142-22-007H	Paul & Lorena Baker	1.002	\$28,640	Yes
142-22-007J	Paul & Lorena Baker	1.002	\$28,640	Yes
142-22007K	Paul & Lorena Baker	2.834	\$30,200	Yes
Department of Revenue				
No centrally assessed utilities identified by DOR*	N/A	N/A	N/A	N/A

*Entities were notified of the annexation request by the DOR on October 31, 2007 and by the City on May 19, 2008 in accordance with State Law. No response has been received to date.

ATTACHMENTS:

- Exhibit A Copy of signed petitions
- Exhibit B.1 Location Map
- Exhibit B.2 Expanded Location Map
- Exhibit C Project Map (aerial)

Ordinance

SUPPORTING DOCUMENTATION
PERTAINING TO THIS
AGENDA ITEM IS ON FILE IN THE
OFFICE OF THE CITY CLERK