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May 13, 2021

City of Glendale
Planning & Zoning Department
5850 West Glendale Avenue
Glendale, AZ 85301

Re: Annexation Application for Bickman Industrial – Approximately 75 Gross Acres at the NWC of Glendale Avenue and Reems Road

To Whom It May Concern:

The purpose of this correspondence is to request the annexation of approximately 75 gross acres located at the northwest corner of Glendale Avenue and Reems Road in the unincorporated area of Maricopa County, Arizona, also known as Assessor Parcel Number 501-49-006 (the "Property"). Enclosed with this correspondence is a legal description of the Property.

The Property has historically been used for agricultural purposes, which continues to this day. The Property is currently zoned RU-43. In conjunction with this request for annexation, we are submitting an application to rezone the Property to Planned Area Development to develop the Property with a modern industrial warehouse and distribution facility known as Bickman Industrial.

It is anticipated that water and sewer will both be provided by EPCOR with additional infrastructure for both services being constructed by the applicant. The Property is within the APS service area for electricity service. It is also anticipated that police and fire services will be provided by the City of Glendale upon annexation.

This annexation request is consistent with the Envision Glendale 2040 General Plan policy encouraging the City to work with landowners in Growth Areas to annex into the City of Glendale. Should you have any questions or concerns, please do not hesitate to contact me. Thank you for your attention to this matter.

Respectfully,
WITHEY MORRIS, PLC

By 
Benjamin L. Tate