

An architectural rendering of a modern, two-story commercial building. The building features a prominent stone chimney on the left side and large glass windows. A yellow semi-transparent box is overlaid on the upper part of the building, containing the title text. The background shows a clear sky with some clouds.

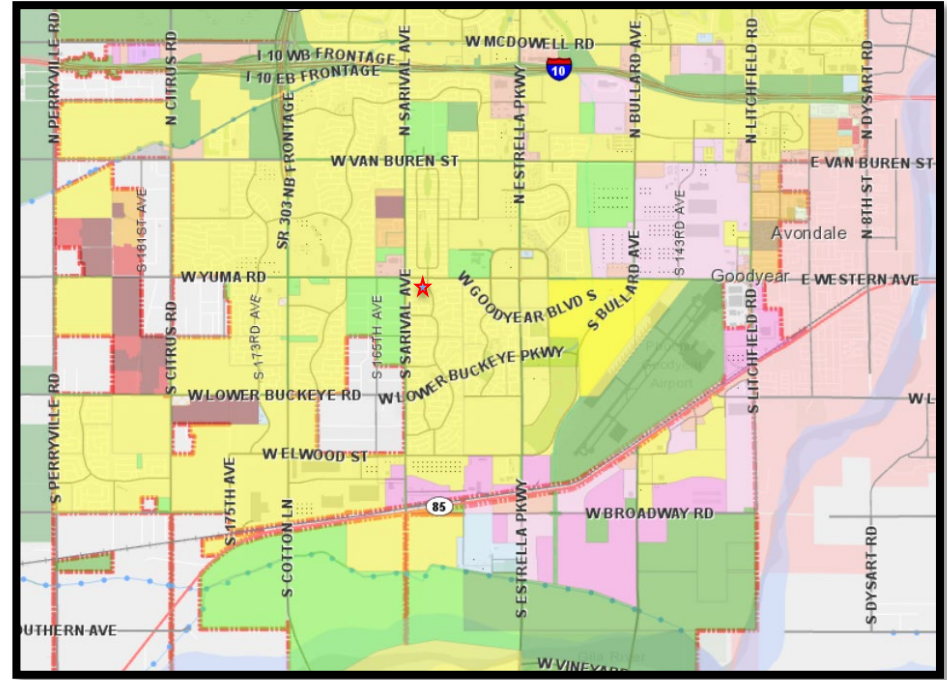
Pueblo Verde Special Use Permit

City Council Meeting
April 26, 2021

Location



- Central Goodyear
 - SE Corner of Sarival and Yuma
 - Approximately 3.8 Acres
 - Currently zoned C-1 (Neighborhood Commercial)



Location



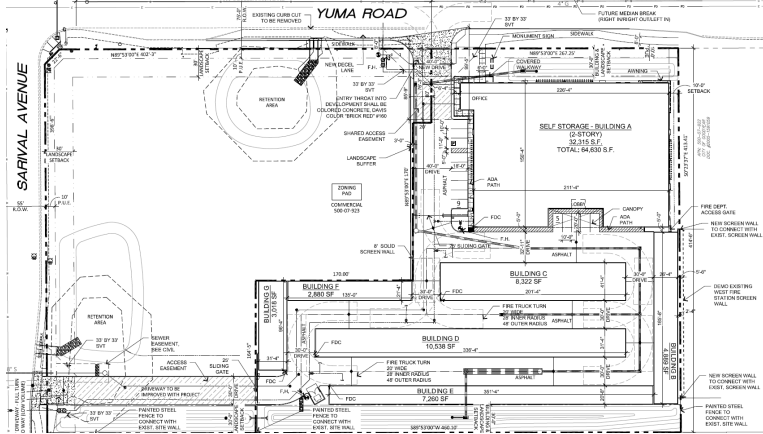
- Pueblo Verde Neighborhood Commercial
 - West of Fire Station 184
 - South of Wildflower Ranch (residential)
 - North of Glenmont Estates/Pueblo Verde (residential)
 - West of Vanderbilt Farms/Sarival Gardens (residential)
 - In portion of future commercial center



Proposal



- Convenience Storage
- 101,537 square foot building
- Two-Stories,
- Multi-building indoor and outdoor



NORTH ELEVATION (YUMA ROAD)

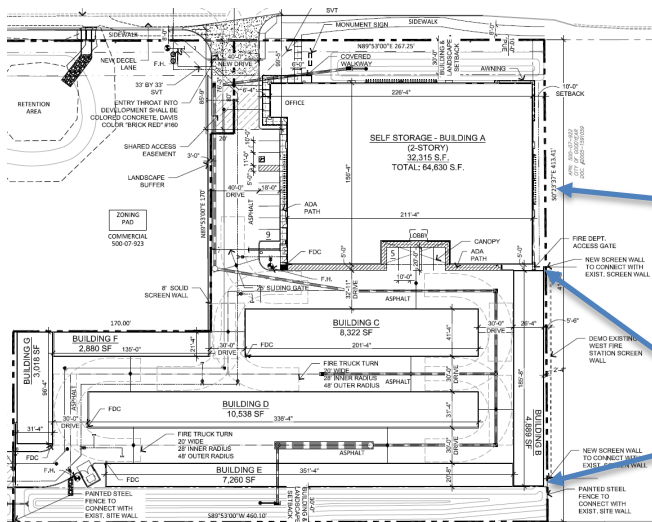


SOUTH ELEVATION-SINGLE STORY (RESIDENTIAL SIDE)



WEST ELEVATION (SARIVAL ROAD)





Stipulation Highlights



- Windows and Light
- Lighting Reductions
- Hours of Operations
- Fire Station Wall and East Setback
- Screening of Interior Yards



^ Typical Storage Units at 8 p.m.

V Proposed Storage Unit



^ Typical Commercial/Neighborhood Office at 8 p.m.



NORTH ELEVATION (YUMA ROAD)



WEST ELEVATION (CARROLL ROAD)

Recommendation



- Approve:
 - Special Use Permit for a convenience storage (mini-storage) in the C-1 Neighborhood Commercial zoning district subject to stipulations.



CITY OF
Goodyear

Thank You!