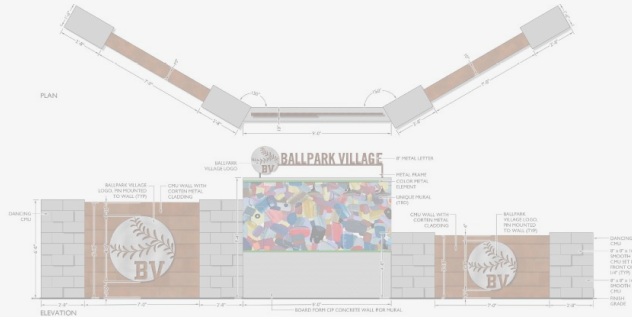




Anton at Ballpark Village

City Council Meeting
March 28, 2022



Ballpark Village



A UNIQUE DESTINATION AND VILLAGE CENTER FOR THE CITY

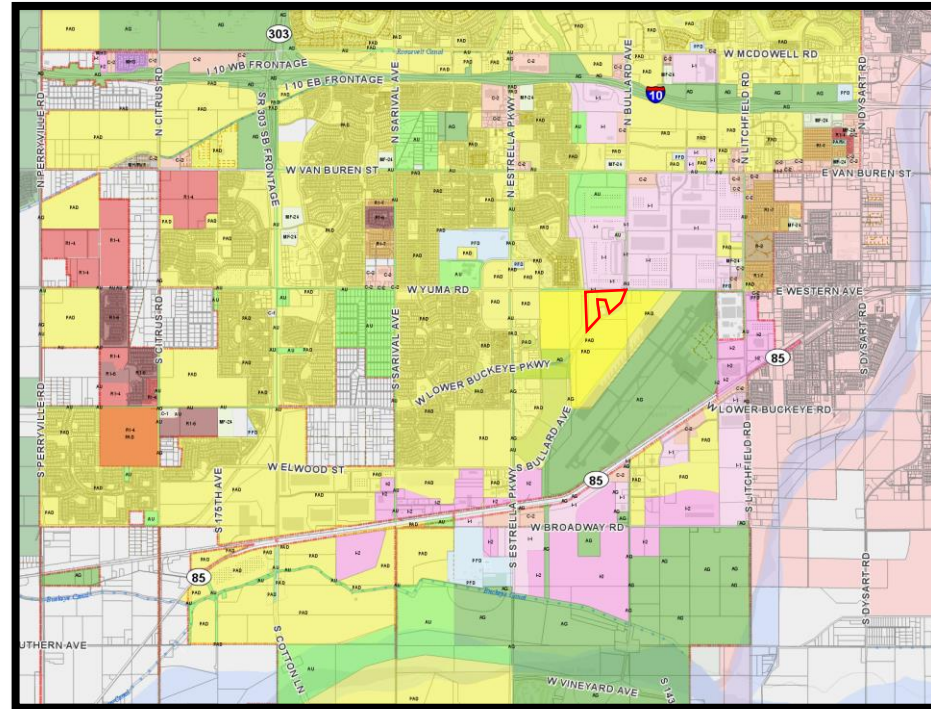
- From City Center
- To Village Center
 - Home of the Goodyear Ballpark



Location



- Central Goodyear
 - Southwest corner of Bullard and Yuma
 - Approximately 30.32 Acres
 - Currently zoned PAD
 - Underlying Commercial and Industrial



Specific Location



ZOOMED IN

- SWC of Bullard Avenue and Yuma Road
 - North
 - Compass Data Centers Development
 - South
 - Bullard Avenue and Goodyear Water Campus
 - East
 - Airpark Logistics Center
 - West
 - Bullard Wash



Zoning History



ANTON AT BALLPARK VILLAGE

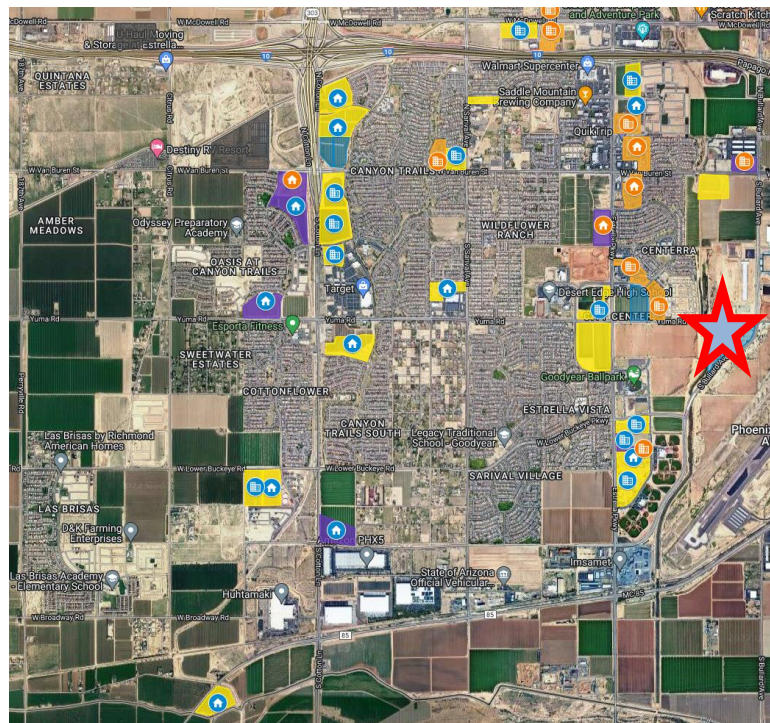
- City Center Airpark in 2006
- Area Character Changing
 - Goodyear Ballpark 2007
 - Village Center 2021



Area Multi-Family



MCDOWELL TO FUTURE SR 30 – PERRYVILLE TO BULLARD



=Established Multi-Family



=Under Construction or
Recently Completed
Multi-Family



=Zoned for Multi-Family



=Developer Interest
in Multi-Family
(Application Submitted)



= Anton at Ballpark Village

Proposal



ANTON AT BALLPARK VILLAGE

- MF-24 (Multi-Family 24 units per-acre max)
 - Minimum Density 16 units per-acre



ANTON
AT
BALLPARK



PAD Overlay



REQUESTS AND REGULATIONS

Design Standards



Bullard Wash



Setbacks



Parking



Private Open Space



Patio
Encroachment

Recommendation



APPROVE SUBJECT TO STIPULATIONS

- Recommend Approval to Rezone:
 - From Planned Area Development (PAD)
 - Underlying Commercial and Industrial
- To MF-24 with PAD Overlay
 - Subject to Stipulations



*Applicant Provided Renderings



