

**BEFORE THE GOODYEAR CITY COUNCIL
GOODYEAR, ARIZONA
PETITION FOR MODIFICATION OF
ASSESSMENTS**

**TO THE GOVERNING BODY OF MCDOWELL ROAD COMMERCIAL
CORRIDOR IMPROVEMENT DISTRICT IN THE CITY OF GOODYEAR,
ARIZONA:**

Pursuant to Arizona Revised Statutes (“A.R.S.”) Section 48-594, the undersigned hereby certify that they are all people who have an interest in lots subject to assessment within the McDowell Road Commercial Corridor Improvement District in the City of Goodyear, Arizona (the “District”).

The District was established and Assessment No. 11 was created on December 11, 2006, pursuant to Resolution 06-1110 of the City of Goodyear (the “City”). Pursuant to the City’s Resolution 2022-2204, dated January 24, 2022, Assessment No. 11 was divided into Assessment Nos. 11-01-001, 11-01-002, 11-01-003, 11-01-004, 11-01-005, 11-01-006, 11-01-007, 11-01-008 and 11-01-009 (no portion of the assessment was designated for Assessment No. 9, which is entirely right-of-way), for which \$140,148.93 was assessed to Assessment No. 11-01-001. Since the time Assessment No. 11-01-001 was created, payments have been received to reduce the outstanding assessment amount to \$109,133.72. The parcel of land subject to Assessment No. 11-01-001 was subdivided on March 13, 2024, pursuant to the final plat of “Goodyear Civic Square Lot 1 and 2,” according to Book 1789 of Maps, Page 9, Official Records of Maricopa County, into Lots 1-A and 1-B. An approximately .0441 acre portion of Lot 1-B was subsequently dedicated to the City of Goodyear for use as right-of-way (the “Right-of-Way Parcel”), as described in the Special Warranty Deed dated June 24, 2024, and recorded on June 26, 2024, at document number 2024-0340831, Official Records of Maricopa County (Lot 1-B, as modified after the right-of-way dedication, is referred to herein as “Modified Lot 1-B”). The owner of Lots 1-A and 1-B now desires to modify Assessment No. 11-01-001 to allocate it among Lots 1-A (Assessment No. 11-02-001) and Modified Lot 1-B (Assessment No. 11-02-002) as set forth below; no portion of Assessment No. 11-01-001 will be allocated to the Right-of-Way Parcel (Assessment No. 11-02-003).

(1) That the undersigned hereby request that the following assessment numbers:

Original Assessment No.	Original Assessment Amount	Unpaid Assessment Amount
11-01-001	\$ 140,148.93	<u>\$ 109,133.72</u>
		\$ 109,133.72

(2) Be modified in the following manner:

Assessment No.	Amount Assessments Bear After Modification
11-02-001	\$ 53,438.94
11-02-002	\$ 55,694.78
11-02-003	\$ 0.00
	<u>\$ 109,133.72</u>

Attached to this petition is the assessment modification table worksheet supporting the allocation of the assessments set forth above.

Attached to this petition and marked Exhibit A is a true and correct copy of the description of the property subject to the assessment to be modified.

Attached to this petition and marked Exhibit B is a legal description of the property for each respective assessment set forth above as modified in accordance with this request.

Attached to this petition and marked Exhibit C is a true copy of the amended portion of the assessment diagram with respect to the assessment set forth above.

The undersigned acknowledges (i) the completeness and accuracy of the modification table worksheet, Exhibit A, Exhibit B and Exhibit C, all of which are attached hereto and incorporated into this petition as if fully set forth herein, and (ii) that, upon approval by the Mayor and Council of the City, the corrected assessment shall be binding on the undersigned as provided by A.R.S. § 48-594. The undersigned hereby waives any notices, hearings, and objection rights as described in A.R.S. § 48-594.

WHEREFORE, the undersigned hereby requests that the Mayor and Council of the City modify the assessment number(s) set forth in Paragraph (1) to read in the manner set forth in Paragraph (2) hereof and direct the Superintendent of Streets to note the modification on the record of the assessments, together with the date the modification is made.

[Signatures on following page]

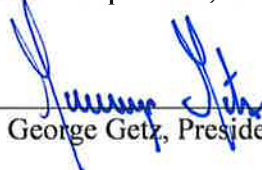
NOTE: ALL PERSONS CLAIMING AN INTEREST IN THE PARCEL(S) MUST EXECUTE THIS PETITION, INCLUDING MORTGAGE AND LIEN HOLDERS.

**OWNER OR PERSON CLAIMING
INTEREST IN PROPERTY**

ASSESSMENT NO. 11-01-001

Globe Land Investors, LLC
a Delaware Limited Liability Company

By: Globe Corporation,
an Illinois corporation, its Manager

By: 
George Getz, President

STATE OF ARIZONA
COUNTY OF MARICOPA

On this 26 day of August, 2024, before me personally appeared George Getz, the President of Globe Corporation, an Illinois corporation, as manager of Globe Land Investors, LLC, a Delaware limited liability company, whose identity was proven to me on the basis of satisfactory evidence to be the person who s/he claims to be, and acknowledged that s/he signed the Petition for Modification of Assessment on behalf of Globe Land Investors, LLC.

I certify under PENALTY OF PERJURY under the laws of the State of Arizona that the foregoing paragraph is true and correct.

(Seal and Expiration Date)


Notary Public in and for the State of Arizona

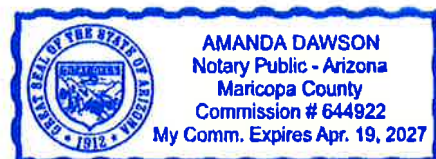


EXHIBIT A

DESCRIPTION OF PROPERTY

ASSESSMENT NO. 11-01-001 (ASSESSOR PARCEL 501-73-967)

LOT 1 OF FINAL PLAT OF GOODYEAR CIVIC SQUARE PARCEL "A" AT ESTRELLA FALLS, ACCORDING TO BOOK 1577 OF MAPS, PAGE 1, RECORDS OF MARICOPA COUNTY, ARIZONA.

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EXHIBIT B

LEGAL DESCRIPTION OF PROPERTY

ASSESSMENT NUMBER: 11-02-001 (ASSESSOR PARCEL NUMBER: 501-73-981)

LOT 1A PER FINAL PLAT "GOODYEAR CIVIC SQUARE LOT 1 AND 2", ACCORDING TO BOOK 1789 OF MAPS, PAGE 9, RECORDS OF MARICOPA COUNTY, ARIZONA.

ASSESSMENT NUMBER: 11-02-002 (ASSESSOR PARCEL NUMBER: 501-73-982A)

LOT 1B PER FINAL PLAT "GOODYEAR CIVIC SQUARE LOT 1 AND 2", ACCORDING TO BOOK 1789 OF MAPS, PAGE 9, RECORDS OF MARICOPA COUNTY, ARIZONA EXCEPT THAT PORTION OF RIGHT-OF-WAY DESCRIBED IN SPECIAL WARRANTY DEED, DOCKET NO. 20240340831, OFFICIAL RECORDS OF MARICOPA COUNTY, ARIZONA.

CITY OF GOODYEAR, ARIZONA

MCDOWELL ROAD

COMMERCIAL CORRIDOR

IMPROVEMENT DISTRICT

(AMENDED)



INDEX OF SHEETS
NOT TO SCALE

MAYOR
JOE PIZZILLO

VICE MAYOR
LAURA KAINO

COUNCIL MEMBERS

STIERI LAURITANO
WALLY CAMPBELL
BILL STIPP
BRANNON HAMPTON
VICKI GILLIS

PREPARED BY:



CERTIFICATION

I, _____, CITY CLERK OF THE CITY OF GOODYEAR, ARIZONA, DO HEREBY CERTIFY THAT THIS IS THE AMENDED ASSESSMENT DIAGRAM OF THE MCDOWELL ROAD COMMERCIAL CORRIDOR IMPROVEMENT DISTRICT, APPROVED BY THE MAYOR AND COMMON COUNCIL OF THE CITY OF GOODYEAR AT A MEETING ON THE _____ DAY OF _____, 20____, AND THAT A QUORUM WAS PRESENT.

BY _____ FILED BY _____
CITY CLERK REPRESENTATIVE OF FINANCE

ASSESSMENT DIAGRAM SUBMITTED THIS _____ DAY OF _____
20____

SUBMITTED BY _____
REPRESENTATIVE OF FINANCE

APPROVAL

APPROVED BY RESOLUTION NO. _____ AT A MEETING OF THE COMMON COUNCIL OF THE CITY OF GOODYEAR, ARIZONA HELD THIS _____ DAY OF _____ 20____.

BY _____
MAYOR

ATTEST _____
CITY CLERK

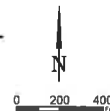


CITY OF GOODYEAR IMPROVEMENT DISTRICT ASSESSMENT DIAGRAM

SCALE: 1" = 200' - 0"

ASSESSMENT NUMBER	PARCEL NUMBER
(1-01-001)	501-69-977
(1-01-002)	501-69-978
(1-01-003)	501-69-979
(1-01-004)	501-69-980
(1-01-005)	501-69-981
(1-01-006)	501-69-982
(1-01-007)	501-69-983
(1-01-008)	501-69-984
(1-01-009)	501-69-985

LEGEND	DESCRIPTION
(1-01-001)	BOUNDARY
(1-01-002)	AREA OF IMPROVEMENT
(1-01-003)	PARCEL NUMBER
(1-01-004)	ASSESSMENT NUMBER
(1-01-005)	MODIFIED ASSESSMENT NUMBER



REVISED 8-26-2024
REVISED 4-9-2024
ORIGINAL 9-24-2007



1000 N. CENTRAL AVE
SUITE 100
PHOENIX, AZ 85004
WWW.ARDURRA.COM

MCDOWELL ROAD COMMERCIAL CORRIDOR IMPROVEMENT DISTRICT CITY OF GOODYEAR, AZ			
DESIGNED	BY	DATE	SCALE: 1" = 200' - 0"
2/28/24	2/28/24	8-26-24	
CHECKED	BY	DATE	
2/28/24	2/28/24	8-26-24	

SHEET 2 OF 4

