Rezone
Application Checklist

- ❑ The application must be executed by the owner(s) of the subject property or an authorization letter executed by the owner(s) of the subject property shall be provided stating that the applicant is authorized to represent the property owner(s) in this application.

- ❑ One (1) digital copy of the entire application. Each document needs to be saved on a cd in .pdf format in accordance with the following the naming convention:
    1. Owner Authorization Letter [R-OAL.PDF]
    2. Completed Application Checklist [R-CKLST.PDF]
    3. Narrative [R-N.PDF]
    4. Development Plan [R-DP.PDF]
    5. Preliminary Drainage Report [R-PDR.PDF]
    6. Preliminary Water Report [R-PWR.PDF]
    7. Preliminary Sewer Report [R-PSR.PDF]
    8. Traffic Impact Study [R-TIS.PDF]

- ❑ Two (2) copies of a Project Narrative providing a description of what is being proposed on the property, including:
    1. The reason(s) for the Rezone, how the amendment may impact adjacent properties, and any City policies supporting the proposed zone change;
    2. Adjacent developments; and,
    3. Proposed development timing (including phasing if applicable).

- ❑ Two (2) copies of a Development Plan (8½" x 11" in size with graphics that are typically 11" x 17" in size) and a supplemental report that demonstrates consistency with Goodyear codes, policies and plans, and shall include the following:
    1. Location information including an area map showing adjacent property ownership and existing uses within five hundred (500) feet of the parcel;
    2. Legal description of the metes and bounds of the parcel;
    3. Physical constraints to the site's development:
        a. Existing topographical features;
        b. Portions of the site that are subject to flooding (include the extent and frequency, retention areas, calculations and maintenance responsibility);
    4. Proposed roadways which may impact the development;
    5. Proposed infrastructure improvements that would serve the property;
    6. Areas within aircraft approach and holding patterns;
    7. Any other impediments to the property's use and improvement as may be present or planned for the future.
    8. Proposed site development that depicts the following:
        a. The location and nature of the various uses and their areas in acres;
        b. Summary of land use areas;
        c. Total number of dwelling units (if applicable);

   d. Approximate percentage allocation by dwelling type (if applicable);
   e. Calculation of the residential density in dwelling units per gross acre as defined in the General Plan (if applicable);
9. The proposed circulation system;
   a. Including any improvements or modifications (public or private) needed to accommodate additional traffic;
10. The open space system;
   a. Ownership and maintenance information;
   b. Responsiveness to General Plan recreation/open space and perimeter treatments;
11. Relationship of the project to surrounding land uses; and,
12. Evidence of proposed land use compatibility with existing and projected community requirements, with the goals of the General Plan.

- ❑ Two (2) copies of a Preliminary Drainage Report (prepared in compliance with the Engineering Standards);

- ❑ Two (2) copies of a Preliminary Water Report (prepared in compliance with the Engineering Standards);

- ❑ Two (2) copies of a Preliminary Sewer Report (prepared in compliance with the Engineering Standards);

- ❑ Two (2) copies of a Traffic Impact Study (prepared in compliance with the Engineering Standards);

- ❑ Application fees: Residential $2,000 + $40/acre
  Amendment $1,000 + $15/acre
  Non-Residential $2,000 + $60/acre
  Non-Residential Amendment $1,000 + $35/acre