

**CITY OF BUCKEYE
Regular Council Meeting
COUNCIL ACTION REPORT**

MEETING DATE: 06/17/25	AGENDA ITEM: 4.K. ED - Appraisal of City of Buckeye property, specifically known as the A-Wing
DATE PREPARED: 06/16/25	DISTRICT NO.:
STAFF LIAISON: Suzanne Boyles, Economic Development Director, sboyles@buckeyeaz.gov, (623) 349-6970	
DEPARTMENT: Economic Development	AGENDA ITEM TYPE: Consent Agenda Items / New Business

ACTION/MOTION: (This language identifies the formal motion to be made by the Council)
Council to take action to ratify and approve the appointment of Arizona-Certified General Appraiser Stephen G. Leach, MAI, Realty Economic Advisors, LLC, as the appraiser for real property located at 902 East Eason Avenue, Buckeye, AZ 85326, also referred to as the A-Wing.

SUMMARY

PROJECT DESCRIPTION:

The City Council is asked to ratify and approve the appointment of Realty Economic Advisors as the appraiser for the A-Wing. Improvements identified as Maricopa County APN 400-16-004B have been improved with a 25,180 square foot office building constructed in 1940 and that has recently been renovated on an 86,355 square foot site (information per Maricopa County Assessor). The purpose of the appraisal is for the purpose of sale, acquisition, and/or planning.

The city has, or will enter into, a contract with Realty Economic Advisors through the city's procurement process in order to meet intended project and Council timelines to receive the results of the appraisal. Per A.R.S. § 37-603, the value of the parcel of land is to be determined by an appraisal to be made by a qualified appraiser appointed by the governing body. Council's ratification and approval of Realty Economic Advisors meets the statutory requirements listed.

BENEFITS:

Obtaining an appraisal of the city owned office building located at 902 E. Eason, Buckeye, AZ 85326 will be provided for the purpose of sale/acquisition/planning purposes.

FUTURE ACTION:

No future action required

FINANCIAL IMPACT STATEMENT:

The scope of work and cost proposal from Realty Economic Advisors is attached and will not exceed \$4,000.

CURRENT FISCAL YEAR TOTAL COST:

\$4,000

BUDGETED:

Yes

FISCAL YEAR:

FY25

FUND/DEPARTMENT:
Economic Development

Items related to a project or facility location must include an attached vicinity map for Council Review.

ATTACHMENTS:

[Leach CV.pdf](#)

[32500105 AOC Realty Economic Advisors Appraisal Engagement.pdf](#)