BNSF Intermodal Hub – Key Community Concerns

Project Overview

- BNSF has purchased 4,400 acres of Arizona State Trust land near Wittmann, currently zoned RU-43 (rural residential), not industrial.
- The project would be the largest intermodal hub in the U.S., covering over 4,300 acres and costing more than $3 billion.
- Requires zoning changes from Maricopa County that conflict with existing land use protections.
- ? The Maricopa County Board of Supervisors is scheduled to vote on the rezoning on August 20th, 2025.

1. Infrastructure & Traffic Overload

- Projected to generate 22,000+ vehicle trips per day on highways 303, 60, SR 74, and 211th Ave.
- Roads in the area are already in poor condition with minimal maintenance.
- Local infrastructure is not designed to handle heavy freight traffic.

⚠ 2. Public Health & Safety Risks

- Many residents rely on well water, which is vulnerable to diesel and chemical spills.
- No known emergency response plan from BNSF for environmental disasters.
- Notable incidents:
- - 2023 East Palestine, OH train derailment
- - 2024 Rose Fire (caused by BNSF maintenance) destroyed 15 structures

3. Environmental Impact

- 18 million sq. ft. of concrete will disrupt natural drainage and increase flood risks during monsoon season.
- No plan to address the heat island effect.
- Air Quality Index is already deteriorating—diesel emissions and truck traffic will make it worse.
- Constant industrial lighting threatens:
- - Dark skies
- - Wildlife (pygmy owls, native bats, migratory birds)
- - Native vegetation (e.g., saguaro cacti)

4. Community & Lifestyle Degradation

- 90-foot warehouses will permanently block scenic views and rural character.
- Increased noise, vibration, and light pollution will impact quality of life, wildlife, and livestock.
- Elderly communities (e.g., Sun City West) face added respiratory health risks.

5. School & Child Safety Concerns

- Located near Nadaburg Elementary School—raising concerns about:
- - Noise exposure
- - Air pollution
- - Truck traffic endangering children

Call for Responsible Planning

- BNSF is the "cost causer" and should bear the full financial burden—not taxpayers.
- Maricopa County must require an Environmental Impact Statement (EIS) for a project of this scale.
- Alternative, industrial-zoned sites closer to interstate infrastructure are more appropriate.
- Current plan risks the health, safety, and character of communities across the West Valley and Valley of the Sun.

☑ Community Action Steps

Please contact the Board of Supervisors as well as your local and state representatives (list attached) with your comments or concerns and ask them to:

- Require full environmental and infrastructure impact assessments.
- Hold public hearings to ensure transparency and community input.
- Protect our land, water, air, and way of life.

ℹ For More Information

- For more detailed information, including references to the above concerns, please contact PORA at:
- 13815 W Camino Del Sol
- PORASCW.org

Local Elected Officials Contact List

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COPY AND PASTE INTO YOUR EMAIL

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