



BOARD OF SUPERVISORS AGENDA ITEM REPORT

Requested Board Meeting Date: October 18, 2016

Title: Final Plat: Mead Acres II Lots 1 & 2

Introduction/Background:

Final Plat: Previously rezoned and subdivided to five lots, re-platting to original configuration.

Discussion:

N/A

Conclusion:

N/A

Recommendation:

Staff recommends approval.

Fiscal Impact:

N/A

Board of Supervisor District:

1 2 3 4 5 All

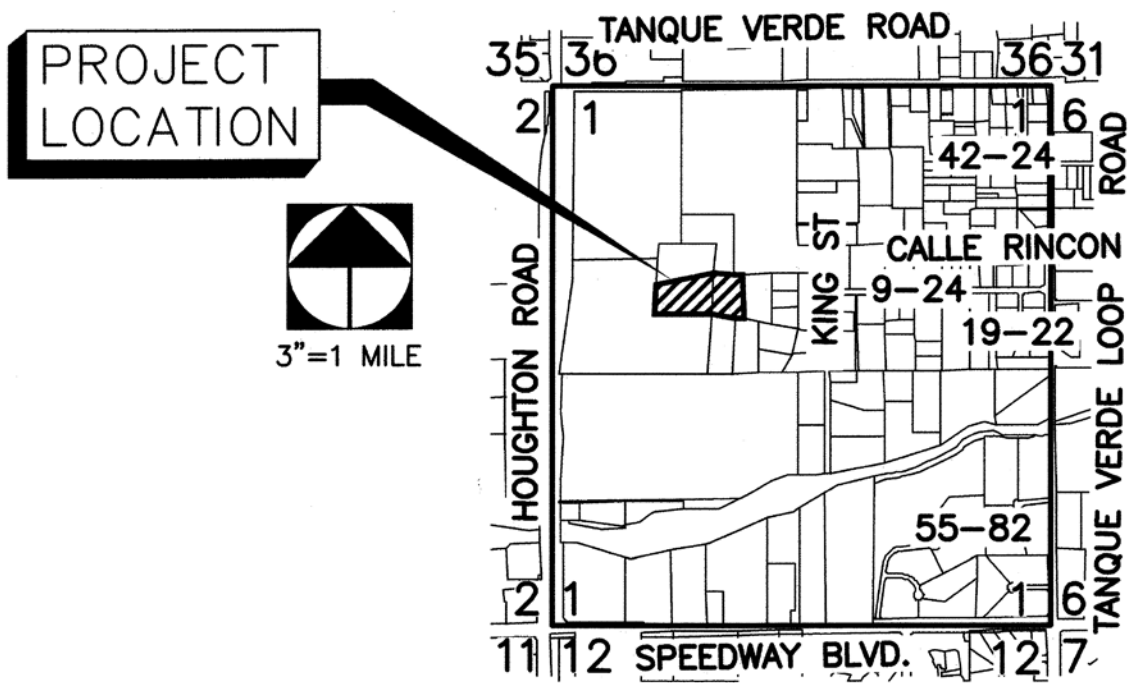
Department: Development Services Telephone: 724-6490

Department Director Signature/Date: _____

Deputy County Administrator Signature/Date: [Signature] 9/28/16

County Administrator Signature/Date: [Signature] 9/28/16

Location Map



LOCATION MAP

A PORTION OF THE NORTHWEST QUARTER
(NW 1/4) OF SECTION 1, T-14-S, R-15-E,
G.&S.R.M. PIMA COUNTY, ARIZONA

Final Plat

P16FP0001

Mead Acres II

Lots 1 & 2

SEQUENCE

DEDICATION

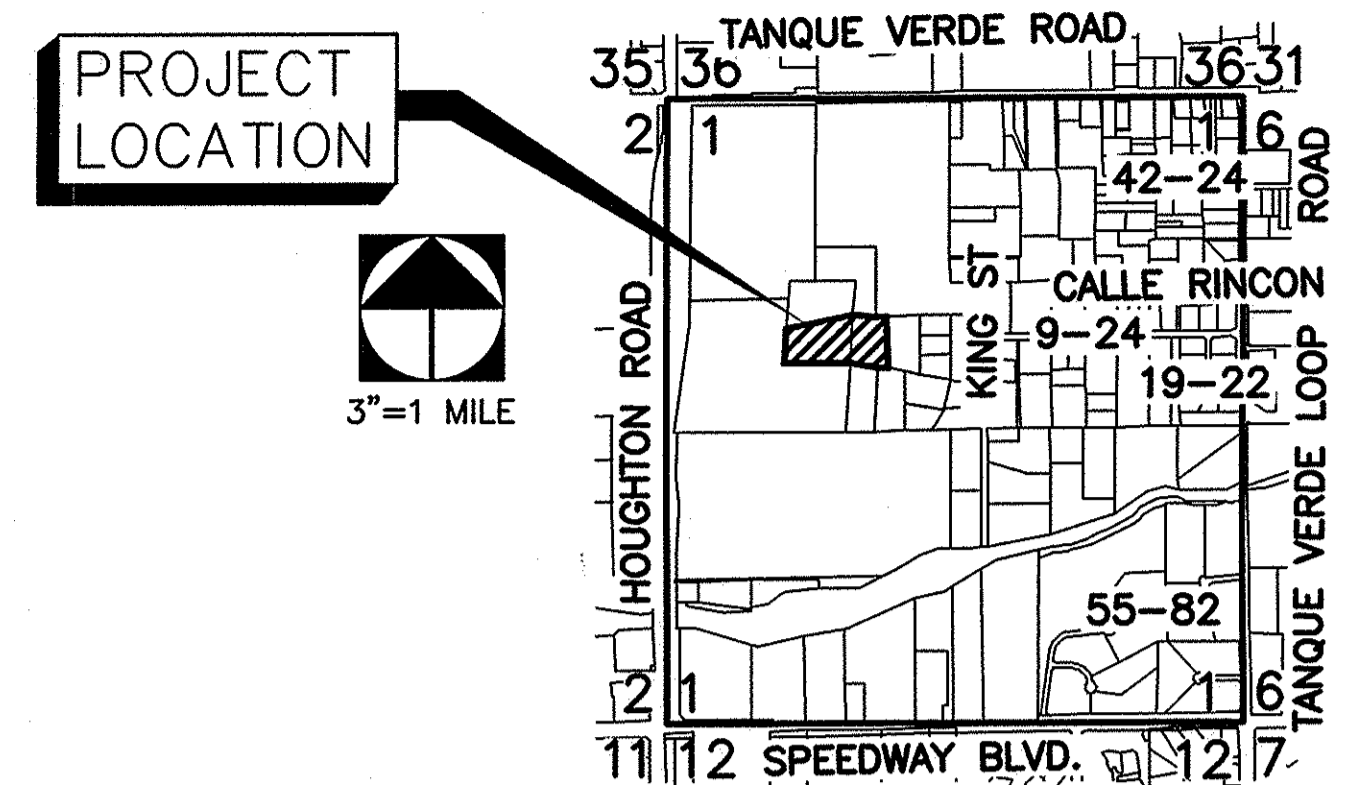
I, THE UNDERSIGNED, HEREBY WARRANT THAT I AM ALL AND THE ONLY PARTY HAVING ANY TITLE INTEREST IN THE LAND SHOWN ON THE PLAT, AND I CONSENT TO THE SUBDIVISION OF SAID LAND IN THE MANNER SHOWN HEREON.

I, THE UNDERSIGNED, DO HEREBY HOLD HARMLESS PIMA COUNTY AND PIMA COUNTY FLOOD CONTROL DISTRICT, THEIR SUCCESSORS, ASSIGNS, EMPLOYEES, OFFICERS, AND AGENTS FROM ANY AND ALL CLAIMS FOR DAMAGES RELATED TO THE USE OF THE PROPERTY DEPICTED ON THIS PLAT NOW AND IN THE FUTURE BY REASON OF FLOODING, FLOWAGE, EROSION, OR DAMAGE CAUSED BY WATER, WHETHER SURFACE, FLOOD OR RAINFALL.

ROSA M. MEAD AS SUCCESSOR TRUSTEE OF THE ORVIS O. MEAD LIVING TRUST.

[Signature]
ROSA M. MEAD

07-25-16
DATE



LOCATION MAP
A PORTION OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 1, T-14-S, R-15-E, G.&S.R.M. PIMA COUNTY, ARIZONA

RECORDING DATA

STATE OF ARIZONA) NO:
COUNTY OF PIMA) FEE:

THIS INSTRUMENT WAS FILED FOR RECORD AT THE REQUEST OF THE WLB GROUP, INC., ON THIS DAY OF 2016, AT M. IN SEQUENCE NUMBER OF MAPS AND PLATS THEREOF AT PIMA COUNTY.

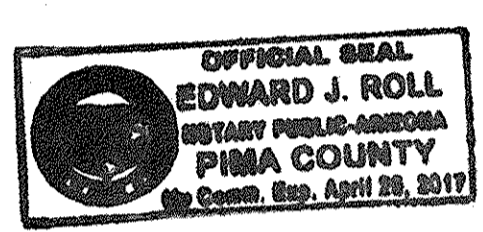
F. ANN RODRIGUEZ, PIMA COUNTY RECORDER

BY: DEPUTY FOR PIMA COUNTY RECORDER

STATE OF ARIZONA) FEE
COUNTY OF PIMA) No.

ON THIS 25 DAY OF July, 2016, BEFORE ME PERSONALLY APPEARED ROSAMEAD WHO ACKNOWLEDGED HERSELF TO BE THE SUCCESSOR TRUSTEE OF THE ORVIS O. MEAD LIVING TRUST, AND BEING AUTHORIZED SO TO DO, EXECUTED THE FORGOING INSTRUMENT FOR THE PURPOSE THEREIN.

April 25, 2017
MY COMMISSION EXPIRES:



[Signature]
NOTARY PUBLIC

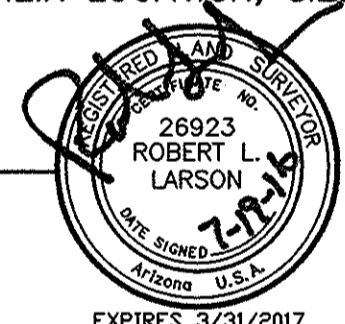
GENERAL NOTES

- 1. THE GROSS AREA OF THE SUBDIVISION IS 8.35 ACRES.
2. BASIS OF BEARING IS: EAST LINE OF THE NORTHWEST 1/4 OF SECTION 1, T. 14 S., R. 15 E., G&S.R.M., PIMA COUNTY, ARIZONA PER DEED RECORDED IN DKT. 5339, PAGE 678. SAID BEARING BEING N00°15'39"E.
3. THE TOTAL MILES OF NEW PRIVATE STREETS = 0 MILES. THE TOTAL MILES OF NEW PUBLIC STREETS = 0 MILES.
4. THIS SUBDIVISION LIES WITHIN AN AREA DESIGNATED AS HAVING AN ASSURED WATER SUPPLY.
5. BASIS OF ELEVATION IS BENCHMARK #FC23 BEING A 1/2" PK NAIL IN 2" ALUMINUM CITY OF TUCSON GPS SHINER. UP 0.02' PAVEMENT LOCATED IN KING STREET. NAVD 1988 ELEVATION = 2592.00 (FB 1989E-1, PG 72) CONVERTED TO FEMA DATUM NGVD 1929 (SUBTRACT 2.14 FEET). ELEVATION = 2589.86.
6. THE PROPERTY LIES WITHIN THE FEMA AE ZONE AS PER FEMA FIRM PANEL NO. 2257 MAP No. 04019C2257K, DATED FEBRUARY 8, 1999. SPECIAL FLOOD HAZARD AREAS INUNDATED BY 100-YEAR FLOOD: AE ZONE: BASE FLOOD ELEVATIONS DETERMINED.
7. ANY FUTURE DEVELOPMENT ON THE LOTS MUST CONFORM TO ALL THE REGULATIONS AND REQUIREMENTS OF THE PIMA COUNTY REGIONAL FLOOD CONTROL DISTRICT.
8. PER AN AGREEMENT WITH THE DIRECTOR OF THE PIMA COUNTY REGIONAL FLOOD CONTROL DISTRICT, THE REQUIREMENT FOR ALL-WEATHER ACCESS TO THE LOTS HAS BEEN WAIVED.
9. THIS PROJECT DOES NOT LIE WITHIN THE EROSION HAZARD SETBACK LIMITS FOR THE TANQUE VERDE CREEK OR AGUA CALIENTE CREEK.
10. TOTAL NUMBER OF LOTS: 2.

CERTIFICATION OF SURVEY

I HEREBY CERTIFY THAT THIS PLAT REPRESENTS A SURVEY MADE BY ME OR UNDER MY SUPERVISION AND THAT ALL BOUNDARY MONUMENTS INDICATED HEREON ACTUALLY EXIST, AND THEIR LOCATION, SIZE AND MATERIAL ARE CORRECTLY SHOWN.

ROBERT L. LARSON R.L.S. NO. 26923



PERMITTING NOTES

- 1. THE INTENT OF THIS PLAT IS TO REDUCE THE NUMBER OF LOTS FROM FIVE AS RECORDED IN BOOK 62, M&P PAGE 93. THE RECORDED PLAT WAS RECORDED AS CR-1 PER THE CONDITIONS OF THE AGUA CALIENTE SABINO CREEK ZONING PLAN WHICH NO LONGER EXISTS. THIS PLAT RETURNS THE PROPERTY TO THE ORIGINAL CONFIGURATION OF TWO PARCELS. THE INTENT OF THIS PLAT IS TO RESTRICT EXISTING ZONING OF CR-1 TO SR REQUIREMENTS AND LIMIT ANY ADDITIONAL LOT SPLITS, UNLESS APPROVED BY THE BOARD OF SUPERVISORS, TO THE ORIGINAL TWO PARCELS. INGRESS/EGRESS TO THESE PARCELS REMAINS PER THE EXISTING 60 FOOT PRIVATE INGRESS/EGRESS EASEMENT DOCKET 5339, PAGE 678.

LEGEND

- 1 NEW LOT NUMBER
o INDICATES BOUNDARY, SET 1/2" PIN TAGGED RLS 12214
• FOUND SURVEY MONUMENT AS NOTED (IRON PIN, BRASS DISK, ETC.)
Δ FOUND SECTION CORNER MONUMENT AS NOTED (IRON PIN, BRASS DISK, ETC.)
10' PUE 10' PUBLIC UTILITY EASEMENT
SUBDIVISION BOUNDARY

FINAL PLAT FOR:
MEAD ACRES II
LOTS 1 & 2

BEING A RESUBDIVISION OF MEAD ACRES, LOTS 1-5 & COMMON AREA "A" AS RECORDED IN BOOK 62 MAPS & PLATS AT PAGE 93 IN THE OFFICE OF THE PIMA COUNTY RECORDER, WITHIN SECTION 1, TOWNSHIP 14 SOUTH, RANGE 15 EAST, GILA & SALT RIVER MERIDIAN, PIMA COUNTY, ARIZONA



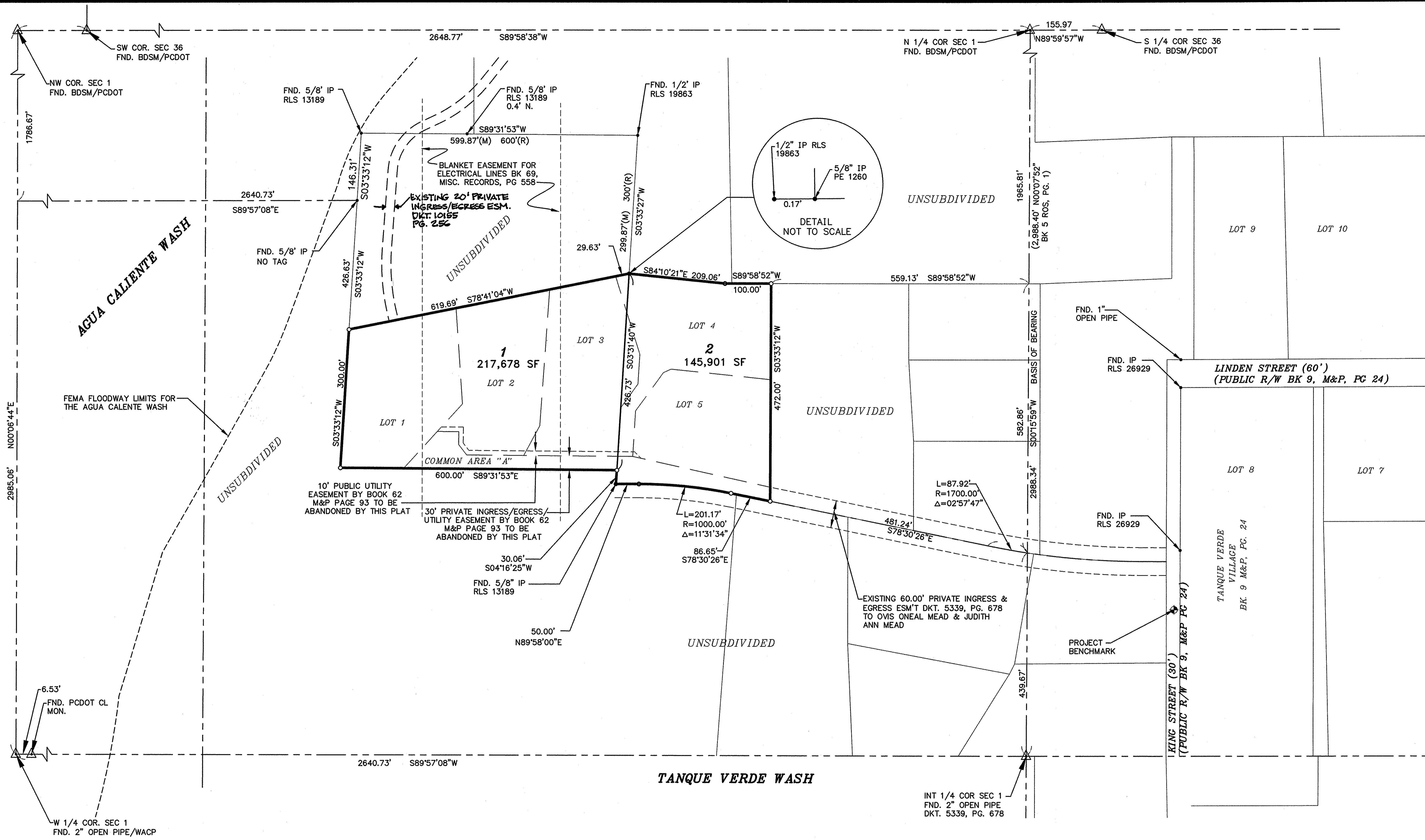
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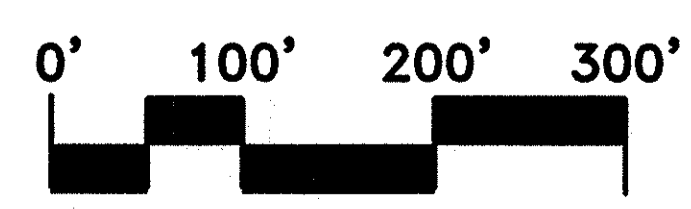
SHEET 1 OF 2

SEQUENCE

N:\106000A083\FINAL\FP-1 MEAD.DWG



The WLB Group, Inc. **WLB**
 Engineering • Planning • Surveying
 Landscape Architecture • Urban Design
 Offices located in: Tucson, Phoenix and
 Flagstaff, Arizona & Las Vegas, Nevada.
 4444 E. Broadway Tucson, Az 85711
 (520) 881-7480



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P16FP0001

WLB 15000A263-0106 JANUARY 2016

SHEET 2 OF 2