



BOARD OF SUPERVISORS AGENDA ITEM REPORT

Requested Board Meeting Date: 9/5/2023

*= Mandatory, information must be provided

Click or tap the boxes to enter text. If not applicable, indicate "N/A".

***Title:**

Establishment of Leon Ranch Rd under Road Proceeding 3037.

***Introduction/Background:**

Seeking approval by the Board of Supervisors to accept the Establishment of Leon Ranch Rd under Road Proceeding No. 3037. Leon Ranch Rd is a new roadway.

***Discussion:**

The purpose of Road Proceeding 3037 is to accurately establish the new alignment of Leon Ranch Rd from Vail Ranch Rd to Rolling Water Dr. This establishment would accept the new right-of-way for this road as a Pima County Highway.

Permission was granted by the Board of Supervisors to advertise the Establishment of this road at the August 8, 2023 Board Hearing.

***Conclusion:**

If Approved: The Department will accept the Establishment of the new right-of-way for Leon Ranch Rd into the Pima County Highway System.

If Denied: The Department will not pursue the establishment of Leon Ranch Rd and there will not be a clear delineation of the right-of-way for this road.

***Recommendation:**

The Department of Transportation recommends that the Board of Supervisors approve the Establishment of Leon Ranch Rd as a County Highway under Road Proceeding No. 3037.

***Fiscal Impact:**

Funding for future maintenance on this new roadway would come from Transportation Department operating funds.

***Board of Supervisor District:**

☐ 1 ☐ 2 ☐ 3 ☒ 4 ☐ 5 ☐ All

Department: Transportation

Telephone: 520-724-6410

Contact: Robin Freiman

Telephone: 520-724-6655

Department Director Signature: _____

Kathryn Skinner

Digitally signed by Kathryn Skinner
DN: cn=Kathryn Skinner, o=Transportation, ou=Pima
County, email=kathryn.skinner@pima.gov, c=US
Date: 2023.08.14 10:19:43 -07'00'

Date: 8/14/2023

Deputy County Administrator Signature: _____

Date: 8/15/2023

County Administrator Signature: _____

Date: 8/15/2023

RESOLUTION AND ORDER NO. 2023- _____

**A RESOLUTION AND ORDER OF THE BOARD OF SUPERVISORS OF
PIMA COUNTY, ARIZONA, PROVIDING FOR THE ESTABLISHMENT
OF LEON RANCH RD, A COUNTY HIGHWAY SITUATED WITHIN
SECTION 4, TOWNSHIP 16 SOUTH, RANGE 16 EAST, GILA AND SALT
RIVER MERIDIAN, PIMA COUNTY, ARIZONA.**

UNDER PROCEEDING NO. 3037

The Board of Supervisors of Pima County, Arizona finds:

1. The Pima County Engineer (“County Engineer”) has requested that the Pima County Board of Supervisors (the “Board”) establish a county highway to be known as Leon Ranch Road, located within a portion of Section 4, Township 16 South, Range 16 East, Pima County, Arizona, pursuant to A.R.S. § 28-6701(B), said road being more fully described in attached Exhibit “A”.
2. The County Engineer filed a report and map of the proposed highway with the Board in accordance with A.R.S. § 28-6702(A)(1).
3. Said petition for establishment was set for a hearing before the Board on September 5, 2023, in accordance with A.R.S. § 28-6703.
4. Notice of the hearing was published once a week for two consecutive weeks in a newspaper of general circulation prior to the hearing,
5. At the hearing on the 5th day of September 2023, the Board considered the feasibility, advantages and necessity of the highway sought to be established and determined the proposed highway to be a public necessity.

NOW, THEREFORE, BE IT RESOLVED THAT:

1. The Board hereby establishes the public roadway described in the attached Exhibit "A" and commonly referred to as Leon Ranch Road as a county highway.
2. The Clerk of the Board is hereby directed to record this Resolution and Order, together with a map of said highway, as Establishment Proceeding No. 3037 in the Office of the Pima County Recorder, Pima County, Arizona.
3. The appropriate County officers and employees are hereby authorized and directed to perform all acts necessary and desirable to give effect to this Resolution.

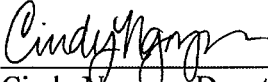
PASSED AND ADOPTED this 5th day of September 2023.

Adelita S. Grijalva, Chair
Pima County Board of Supervisors

ATTEST:

Melissa Manriquez, Clerk of the Board

APPROVED AS TO FORM:



Cindy Nguyen, Deputy County Attorney

PETITION FOR ESTABLISHMENT OF PUBLIC HIGHWAY

ROAD PROCEEDING No. 3037

Honorable Board of Supervisors
Pima County, Arizona

Honorable members of the Board of Supervisors:

The Pima County Engineer respectfully petitions that, pursuant to A.R.S. § 28-6701(B), the Board of Supervisors establish and declare Leon Ranch Rd as a County Highway; this road being more fully described in the attached Exhibit.

Dated this 19th day of July, 2023

Kathryn Skinner

Digitally signed by Kathryn Skinner
DN: cn=Kathryn Skinner, o=Transportation,
ou=Pima County,
email=kathryn.skinner@pima.gov, c=US
Date: 2023.07.19 13:57:28 -07'00'

Kathryn Skinner, P.E., Pima County Engineer

NOTICE OF PUBLIC HEARING

PIMA COUNTY BOARD OF SUPERVISORS

Notice is hereby given that the Pima County Board of Supervisors will hold a public hearing for the proposed Establishment of Leon Ranch Rd. This county road is situated within a portion of the east half of Section 4, Township 16 South, Range 16 East, Gila and Salt River Meridian, Pima County, Arizona.

MORE PARTICULARLY DESCRIBED AS FOLLOWS:

SEE EXHIBIT "A"

The public hearing for the Establishment of this road will be held on **Tuesday, September 5, 2023 at 9:00 A.M.**, or thereafter, located at the Pima County Administration Building, Board of Supervisors Hearing Room, 130 West Congress, 1st Floor, Tucson, Arizona.

A copy of the proposed Establishment for the aforementioned road can be obtained at the Pima County Department of Transportation, 201 North Stone Avenue, 4th Floor or by calling (520) 724-6410.

Dated this _____ 19th _____ day of _____ July _____, 2023

Kathryn Skinner

Digitally signed by Kathryn Skinner
DN: cn=Kathryn Skinner,
o=Transportation, ou=Pima County,
email=kathryn.skinner@pima.gov, c=US
Date: 2023.07.19 13:59:07 -07'00'

Kathryn Skinner, P.E., Director
Pima County Department of Transportation

Published: The Daily Territorial
August 18, 2023 and August 25, 2023

31 January 2022

EXHIBIT "A"
LEGAL DESCRIPTION

All that portion of Lots 3 and 4 of McCloskey Property Lots 1 – 29 and Common Area "A", a subdivision recorded in Book 63 of Maps and Plats at Page 14 as recorded in Sequence No. 20213160757 and a portion of Common Areas A-1, A-2 and B-1 of Riverwalk at Rancho Del Lago, Lots 1 – 85, a subdivision recorded in Book 63 of Maps and Plats at Page 01 as recorded in Sequence No. 20220100302, all being within Section 04, Township 16 South, Range 16 East, Gila & Salt River Meridian, Pima County, Arizona, being a strip of land 30 feet wide, 15 feet on each side of the following described centerline:

COMMENCING at the northwest corner of said Lot 4, a 1/2" rebar tagged "RLS17479" to which a southwesterly corner of said Common Area A-1, a 1/2" rebar tagged "RLS17479", bears South 01°14'37" East a distance of 1108.83 feet;

THENCE along the north line of Lot 4, North 89°50'05" East a distance of 194.19 feet to the **POINT OF BEGINNING** of said centerline;

THENCE South 33°17'08" East a distance of 196.86 feet to the beginning of a tangent curve concave to the southwest having a radius of 1400.00 feet and a central angle of 09°28'53";

THENCE along the arc of said curve to the right a distance of 231.67 feet to a point of tangency;

THENCE South 23°48'15" East a distance of 154.86 feet to the beginning of a tangent curve concave to the west having a radius of 590.00 feet and a central angle of 34°12'03";

THENCE along the arc of said curve to the right a distance of 352.18 feet to a point of tangency;

THENCE South 10°23'48" West a distance of 46.52 feet to the beginning of a tangent curve concave to the east having a radius of 950.00 feet and a central angle of 10°23'56";

THENCE along the arc of said curve to the left a distance of 172.42 feet to a point of tangency;

THENCE South 00°00'08" East a distance of 1028.03 feet;

THENCE South 03°16'53" East a distance of 271.24 feet;

THENCE South 04°04'06" East a distance of 271.77 feet;

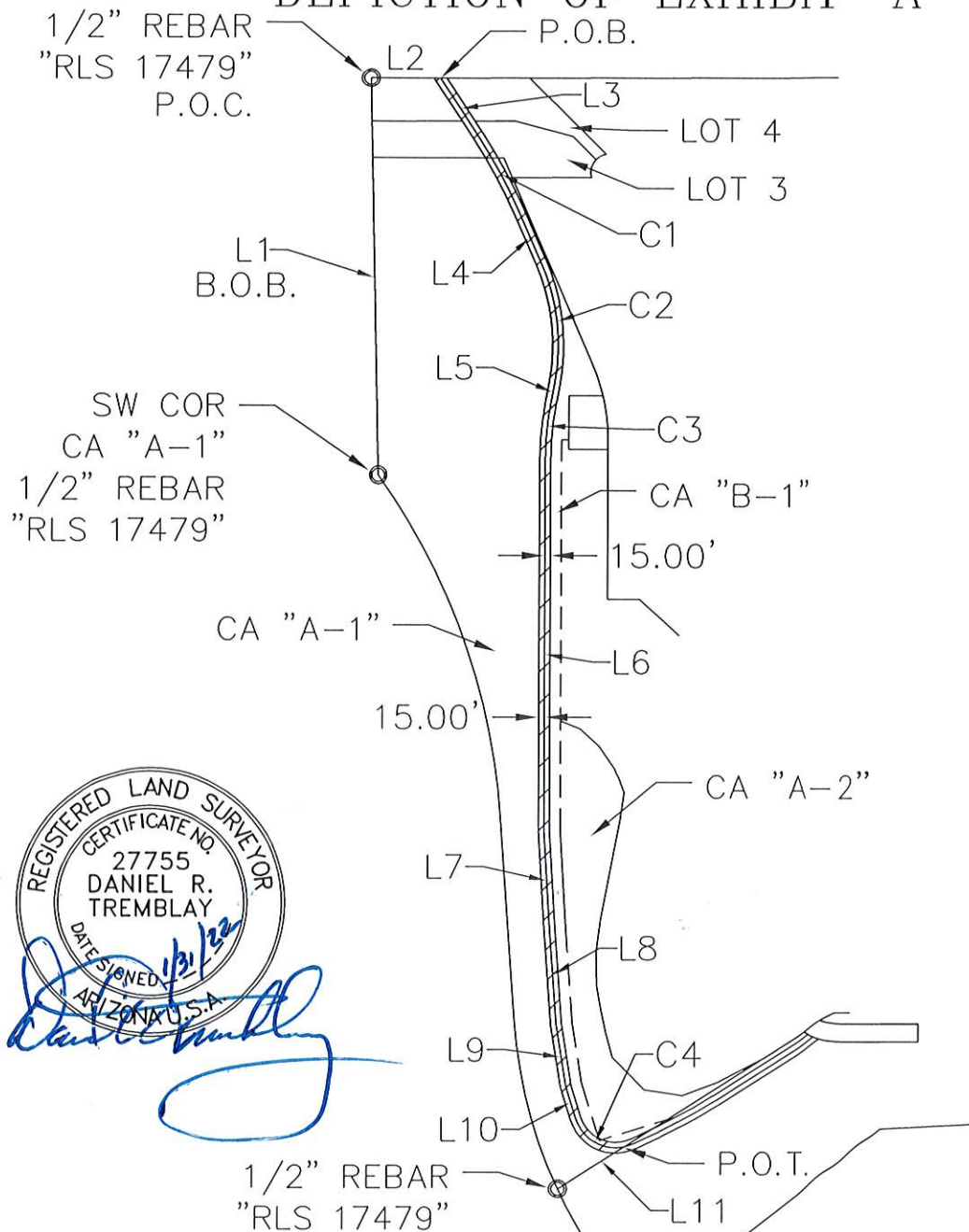
THENCE South 09°03'01" East a distance of 174.08 feet;

THENCE South 17°24'48" East a distance of 95.82 feet to the beginning of a tangent curve concave to the northeast having a radius of 115.00 feet and a central angle of 83°00'48";

THENCE along the arc of said curve to the left a distance of 166.62 feet to the end of said curve and the **POINT OF TERMINUS** of said centerline. Being a point on the south line of said Common Area B-1 of Riverwalk at Rancho Del Lago to which the southwest corner of said Common Area A-1 bears South 57°31'24" West a distance of 215.61 feet.



DEPICTION OF EXHIBIT "A"



AREA = 2.184 ACRES +/-



PIMA COUNTY SURVEY

A PORTION OF LOT 3, LOT 4,
AND COMMON AREAS "A-1", "A-2", AND "B-1", BK 63, M&P, PG 1,
LOCATED IN SECTION 4, TOWNSHIP 16 SOUTH, RANGE 16 EAST,
GILA AND SALT RIVER MERIDIAN, PIMA COUNTY, ARIZONA

Scale: 1" = 500'

Date: 31 January 2022

Drawn By: AJI

Sheet 3 of 4

DEPICTION OF EXHIBIT "A"

Parcel Line Table		
Line	Length	Direction
L1	1108.83'	S1° 14' 37"E
L2	194.19'	N89° 50' 05"E
L3	196.86'	S33° 17' 08"E
L4	154.86'	S23° 48' 15"E
L5	46.52'	S10° 23' 48"W
L6	1028.03'	S0° 00' 08"E
L7	271.24'	S3° 16' 53"E
L8	271.77'	S4° 04' 06"E
L9	174.08'	S9° 03' 01"E
L10	95.82'	S17° 24' 48"E
L11	215.61'	S57° 31' 24"W

Curve Table			
Curve #	Length	Radius	Delta
C1	231.67	1400.00	9°28'53"
C2	352.18	590.00	34°12'03"
C3	172.42	950.00	10°23'56"
C4	166.62	115.00	83°00'48"



PIMA COUNTY SURVEY

A PORTION OF LOT 3, LOT 4,
AND COMMON AREAS "A-1", "A-2", AND "B-1", BK 63, M&P, PG 1,
LOCATED IN SECTION 4, TOWNSHIP 16 SOUTH, RANGE 16 EAST,
GILA AND SALT RIVER MERIDIAN, PIMA COUNTY, ARIZONA

Scale: NA

Date: 31 January 2022

Drawn By: AJI

Sheet 4 of 4

01 February 2022

EXHIBIT "A"
LEGAL DESCRIPTION

All that portion of Block 33 and the abandoned Pugly Lake Drive as shown on Rancho Del Lago, Blocks 21 – 42 and Lift Station, a subdivision recorded in Book 55 of Maps and Plats at Page 87, being within the Southeast Quarter of Section 04, Township 16 South, Range 16 East, Gila & Salt River Meridian, Pima County, Arizona, more particularly described as follows:

COMMENCING at the northwest corner of Block 36 of said Rancho Del Lago, a ½" rebar tagged "RLS17479", to which a ½" rebar tagged "RLS17479" at the westerly corner of Common Area A-1 of Riverwalk at Rancho Del Lago, Lots 1 – 85, a subdivision recorded in Book 63 of Maps and Plats at Page 01, bears North 14°18'09" West a distance of 2053.59 feet;

THENCE along the common line of said Blocks 33, 36 and Common Area A-1, North 57°31'24" East a distance of 184.36 feet to the **POINT OF BEGINNING**;

THENCE continuing along said common line North 57°31'24" East a distance of 635.04 feet to a point on the west right-of-way line of Rolling Water Drive, being the beginning of a non-tangent curve concave to the northeast having a radius of 225.00 feet and a central angle of 13°26'43" and to which a radial line bears South 28°53'01" West;

THENCE along said west right-of-way line and arc of said curve to the left a distance of 52.80 feet to a non-tangent point;

THENCE South 57°31'24" West a distance of 346.25 feet to the beginning of a tangent curve concave to the north having a radius of 1515.00 feet and a central angle of 06°54'56";

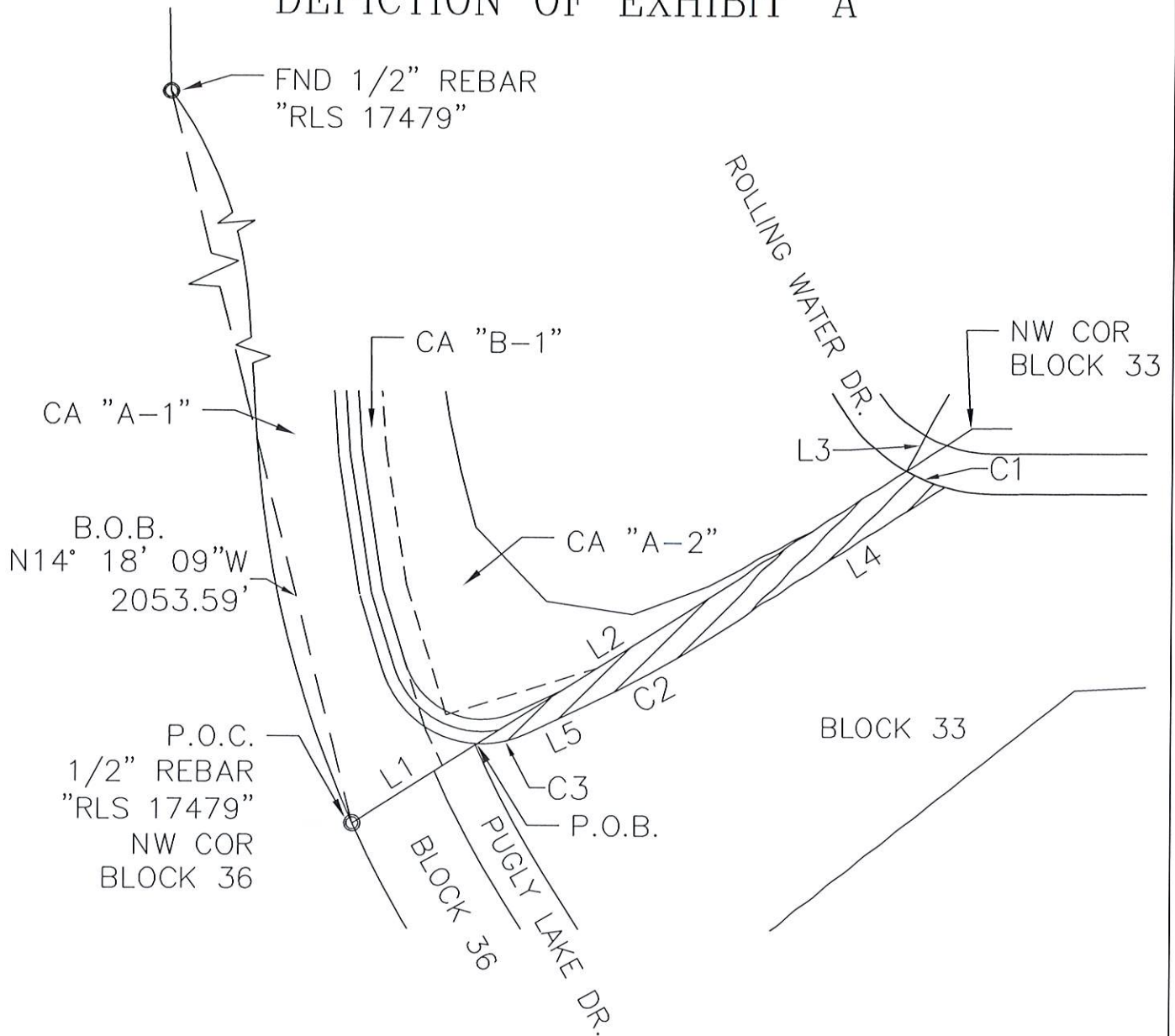
THENCE along the arc of said curve to the right a distance of 182.86 feet to a point of tangency;

THENCE South 64°26'20" West a distance of 78.67 feet to the beginning of a tangent curve concave to the north having a radius of 130.00 feet and a central angle of 28°00'31";

THENCE along the arc of said curve to the right a distance of 63.55 feet the **POINT OF BEGINNING**.



DEPICTION OF EXHIBIT "A"



AREA = 0.5574 ACRES +/-

N



PIMA COUNTY SURVEY

A PORTION OF BLOCK 33, BK 55, M&P, PG 87,
LOCATED IN SECTION 4, TOWNSHIP 16 SOUTH, RANGE 16 EAST,
GILA AND SALT RIVER MERIDIAN, PIMA COUNTY, ARIZONA

Scale: 1" = 200'

Date: 31 January 2022

Drawn By: AJI

Sheet 2 of 3

DEPICTION OF EXHIBIT "A"

Parcel Line Table		
Line	Length	Direction
L1	184.36'	N57° 31' 24"E
L2	635.04'	N57° 31' 24"E
L3	225.00'	S28° 53' 01"W
L4	346.25'	S57° 31' 24"W
L5	78.67'	S64° 26' 20"W

Curve Table			
Curve #	Length	Radius	Delta
C1	52.80	225.00	13°26'43"
C2	182.86	1515.00	6°54'56"
C3	63.55	130.00	28°00'31"



PIMA COUNTY SURVEY

A PORTION OF BLOCK 33, BK 55, M&P, PG 87,
LOCATED IN SECTION 4, TOWNSHIP 16 SOUTH, RANGE 16 EAST,
GILA AND SALT RIVER MERIDIAN, PIMA COUNTY, ARIZONA

Scale: N/A

Date: 31 January 2022

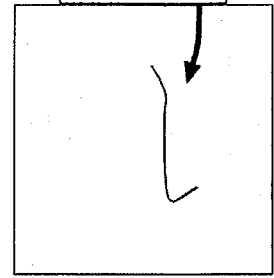
Drawn By: AJI

Sheet 3 of 3

DEPICTION OF EXHIBIT A

SECTION 04
TOWNSHIP 16 SOUTH
RANGE 16 EAST

SUBJECT AREA



SECTION 04 G&SRM
PIMA COUNTY, ARIZONA

Vail Ranch Rd

SEQ#20220610088

SEQ#20231580140


Rolling Water Dr

High Bluff Dr



**PIMA COUNTY DEPARTMENT OF TRANSPORTATION
ENGINEERING INFORMATION MANAGEMENT**

LEGEND

 Rd Proc - 3037
Leon Ranch Road

23083

DRAWING NOT TO SCALE

DRAWN BY: S BUTLER

DATE: JUN 2023