

AGENDA MATERIAL

DATE 6/4/19 ITEM NO. CC 10

From: Carrie Cote
To: David Badger
Cc: Stefanie Thrush; Bruce Brown
Subject: RE: 3TPBBS_Segment 1 & 3 Legal Descriptions_EEC Costs
Date: Thursday, December 20, 2018 9:49:54 AM

This message and sender come from outside Pima County. If you did not expect this message, proceed with caution. Verify the sender's identity before performing any action, such as clicking on a link or opening an attachment.

David,

Below is a revised cost for preparing the legals for Segment 1. This includes the field work:

Cost Incurred for Seg 1 (exhibits):	\$22,898.65
Cost Incurred for Seg 1 (field work):	+\$ 3,647.53
Less Cost for ASLD legal:	-\$ 972.50
Total Cost for Seg 1:	<u>\$25,573.68</u>

-

Let me know if you have any questions.

Carrie Cote, PE
 Phoenix Office Manager
 Engineering and Environmental Consultants, Inc. (EEC)
 7740 N. 16th Street, Suite 135, Phoenix, AZ 85020
 Tel 602-248-7702 | Ext 7322 | Fax 602-248-7851
ccote@eecorp.com
 Visit us @ eec-info.com

An Employee Owned Company

Customer Focus | Commitment | Communication

"CONFIDENTIALITY NOTICE: This E-mail and any attachments are private and are intended only for the use of the addressee, and may contain privileged and/or confidential information. If you are not the intended recipient, you are hereby notified that the use, distribution, or copying of this E-mail and/or the attachments is strictly prohibited."

From: David Badger [mailto:David.Badger@pima.gov]
Sent: Monday, December 17, 2018 1:16 PM
To: Carrie Cote
Cc: Stefanie Thrush
Subject: RE: 3TPBBS_Segment 1 & 3 Legal Descriptions_EEC Costs

Does that cost include the surveying to create the legal or just the writing time? Or did write the emails with out surveying.

Thank you,

JUN 07 19 11:44 PCC/KCF/HD

AK3

David Badger, PE
Project Manager

From: Carrie Cote <ccote@eecorp.com>
Sent: Monday, December 17, 2018 11:22 AM
To: David Badger <David.Badger@pima.gov>
Cc: Stefanie Thrush <sthrush@eecorp.com>
Subject: 3TPBBS_Segment 1 & 3 Legal Descriptions_EEC Costs

This message and sender come from outside Pima County. If you did not expect this message, proceed with caution. Verify the sender's identity before performing any action, such as clicking on a link or opening an attachment.

David,
The following is our cost for preparing the legals for Segment 1:

Current Cost Incurred for Seg 1:	\$22,898.65
Less Cost for ASLD legal:	<u>\$ 972.50</u>
Total Cost for Seg 1:	<u>\$21,926.15</u>

-

-

Let me know if you have any questions.

Carrie Cote, PE
Phoenix Office Manager
Engineering and Environmental Consultants, Inc. (EEC)
7740 N. 16th Street, Suite 135, Phoenix, AZ 85020
Tel 602-248-7702 | Ext 7322 | Fax 602-248-7851
ccote@eecorp.com
Visit us @ eec-info.com

An Employee Owned Company

Customer Focus | Commitment | Communication

"CONFIDENTIALITY NOTICE: This E-mail and any attachments are private and are intended only for the use of the addressee, and may contain privileged and/or confidential information. If you are not the intended recipient, you are hereby notified that the use, distribution, or copying of this E-mail and/or the attachments is strictly prohibited."

Twin Peaks Utility Easement IGA Cost Eastimate

Parcel Acquisition

Legal Preparation EEC's

Cost Incurred for Seg 1 (exhibits):	\$22,898.65
Cost Incurred for Seg 1 (field work):	\$3,647.53
Less Cost for ASLD legal:	(\$972.50)
Total Cost for Seg 1:	\$25,573.68

Easement Acquisition

Owners	ACQ#	Parcel Numbers	Easement Value
Redwing Investment	809	21601004C	\$35,745
TRP	810	21602015A	\$48,544
Linda Fortman	811	21602016A	\$24,649
Cramer	812	21603002A	\$16,202
Kapson	813	21603004A	\$15,307
Brooks	814	21603005P	\$47,595
TJ Bednar	815	21603005Q	\$8,338
		21603005R	
Ringgold	816	21603006L	\$8,417
		21603006M	
Copeland	818	21625013H	\$11,051
		21625014H	
Lam	819	21625015H	\$39,213
		21625015M	
		21625019B	
		21625020C	
		21625020E	
MacMorran	820	21625019E	\$559
Marana Manana LLC (estimate)	822	216-26-003C	\$20,000
TOTAL		TOTAL	\$275,620

Riparian Mitigation	\$ 67,733.40
----------------------------	---------------------

Total Easement Acquisition Amount	\$368,927.08
Split Cost	
Total Per Government Entity	\$184,463.54

ASSIGNMENT OF EASEMENT

Pursuant to rights granted to it under that certain Easement, recorded at _____ of the official records of Pima County Recorder's Office (the "Original Easement"), Pima County, a political subdivision of the State of Arizona ("Assignor"), does, for valuable consideration, hereby assign to the Town of Marana, a municipal corporation of the State of Arizona ("Assignee"), a permanent easement (the "Easement") for the construction, installation, maintenance, repair, operation, replacement, and removal of water lines, valves, manholes, and appurtenances (collectively, "Facilities") in, over, under, and across a portion of the Original Easement depicted and described on Attachments "A" and "A-1" hereto. The portion of the Original Easement assigned to Assignee by this instrument is depicted and described on Attachments "B" and "B-1" hereto.

Assignee releases Assignor from any and all obligations, responsibilities, and duties under the Original Easement from and after the date of execution by Assignor (the "Effective Date"); provided, Assignor shall indemnify, defend, and hold Assignee harmless from any and all penalties, liabilities, losses, claims, actions, judgments, liabilities, proceedings, and costs, including reasonable attorneys' fees, arising directly or indirectly out of any damage or injury to persons or property by reason of the actions or omissions, intentional or otherwise, of Assignor in exercising any of the privileges granted or in consequence thereof under the Original Easement prior to the Effective Date.

This Easement and the covenants, terms, and conditions contained herein are intended to and will run with the Property and will be binding upon Assignee and Assignor and their respective successors, heirs, and assigns. Upon execution, the Easement will be recorded with the Pima County, Arizona, Recorder's Office.

The grants, covenants, and provisions herein will be binding on and inure to the benefit of the heirs, successors, and assigns of the parties hereto. Assignee may grant or assign its rights under this Easement, or portions thereof, to a public utility company or an Arizona municipal corporation.

REMAINDER OF PAGE INTENTIONALLY BLANK

Board of Supervisors Approval:		S____/T____/R	
Agent:	File #:	Activity #:	P [] De [] Do [] E []

EXHIBIT E

IN WITNESS WHEREOF this Assignment of Easement Deed has been executed this _____
day of _____, 20 ____.

ASSIGNOR:

Pima County

BY: _____

(printed name)

(Title)

STATE OF ARIZONA)

) ss

COUNTY OF PIMA)

This instrument was acknowledged before me this _____ day of _____, 20____,
by

_____ as _____ of Pima County

Notary Public _____

My Commission Expires:

Board of Supervisors Approval:		S____/T____/R	
Agent:	File #:	Activity #:	P [] De [] Do [] E []