



BOARD OF SUPERVISORS AGENDA ITEM REPORT

Requested Board Meeting Date: 9/7/2021

**= Mandatory, Information must be provided*

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

***Title:**

Resolution No. 2021-_____ providing for the vacation and abandonment of a portion of River Road and Release of Easement.

***Introduction/Background:**

An application has been received for the vacation and abandonment of a portion of River Road and Release of an Access and Maintenance Easement. The roadway is a public road lying within Section 30, Township 13, Range 15 G&SRM, Pima County, Arizona, as shown on attached Location Map. File #A-0055.

***Discussion:**

The subject roadway and easement was acquired by Pima County for a bridge widening project per recorded Document 11732 at Page 3920-28 on February 7, 2002. The project was subsequently terminated and the roadway and easement were never needed. The applicant is requesting the abandonment and release of easement to allow for assemblage with their adjacent property from which the land was acquired.

***Conclusion:**

This abandonment and release request has been reviewed and approved by appropriate County staff and applicable utility companies and no property will be left without public or private legal access. County has determined that the subject roadway and easement is not needed for public use and shall be vacated upon conveyance and release to the applicant.

***Recommendation:**

Staff recommends that the Pima County Board of Supervisors approve Resolution No. 2021-_____.

***Fiscal Impact:**

Pima County will be removed from liability and have no maintenance responsibilities toward the subject roadway.

Attachment: Location Map

***Board of Supervisor District:**

☒ 1 ☐ 2 ☐ 3 ☐ 4 ☐ 5 ☐ All

Department: Real Property Services

Telephone: 724-6313

Contact: Tim Murphy

Telephone: 724-6379

Department Director Signature: _____

Date: 8/16/2021

Deputy County Administrator Signature: _____

Date: 8/18/2021

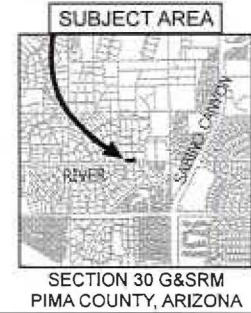
County Administrator Signature: _____

Date: 9/19/21

7/14/2021

EXHIBIT A-1

SECTION 30
TOWNSHIP 13 SOUTH
RANGE 15 EAST



AVENIDA LA VALLITA

RIVER RD



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

21033

DRAWING NOT TO SCALE DRAWN BY: A CHENEVERT-STEFFLER DATE: JUNE 2021

LEGEND

 Parcel 114-36-001A

RESOLUTION NO. 2021 - _____

**RESOLUTION OF THE PIMA COUNTY BOARD OF SUPERVISORS
FOR THE VACATION OF A PORTION OF RIVER ROAD, A PUBLIC
ROADWAY AS PIMA COUNTY ROAD ABANDONMENT NO. A-0055,
AND RELEASE OF EASEMENT WITHIN SECTION 30, TOWNSHIP 13
SOUTH, RANGE 15 EAST, G&SRM, PIMA COUNTY, ARIZONA**

The Board of Supervisors of Pima County, Arizona finds:

1. An application has been received by Pima County for the vacation of a portion of River Road, a public roadway, acquired by Pima County per recorded document 11732 at Page 3920-28 on February 7, 2002, and Release of Easement; said roadway and easement being more particularly described and depicted in attached **Exhibit "A" and "B"** (the "Roadway" and "Easement").
2. The Roadway and Easement was acquired by Pima County for a bridge widening project that was later terminated by Pima County. The County has determined that the portion of public right-of-way is not needed for public use pursuant to A.R.S. §§ 28-6701 and 28-7202.
3. Notice was provided under A.R.S. §§ 28-6701 and 28-7204, and no offer to purchase was submitted by a party other than the applicant, Teresa A. Bowman.
4. No land adjoining said roadway would be left without access to a public highway.
5. The purchase price of \$3,800.00 is an advisable amount of consideration under A.R.S. § 28-7204(E).

NOW, THEREFORE, BE IT RESOLVED,

The Roadway and Easement described and depicted in Exhibit "A" and Exhibit "B" will be disposed of by vacation by Quit Claim Deed and Release of Easement, respectively, to Grantee, in accordance with A.R.S. §§ 28-6701 and 28-7204, reserving any and all rights-of-way or easements for drainage and utilities, which shall continue as they existed prior to and after this conveyance.

Upon recordation of the Quit Claim Deed, the Roadway shall be deemed to be vacated and title shall vest in the Grantee. Upon recordation of the Release of Easement, the Easement shall be vacated.

Passed and adopted, this _____ day of _____, 2021.

Chair, Pima County Board of Supervisors

ATTEST:

APPROVED AS TO FORM

Clerk of the Board


Deputy County Attorney

July 7, 2021

| | | | |
|--------------------------|---------------|-------------|-----------|
| BOS Approval: 09/07/2021 | S30/T13S/R15E | File A-0055 | Agent: TM |
|--------------------------|---------------|-------------|-----------|

EXHIBIT A
LEGAL DESCRIPTION
RIGHT OF WAY ABANDONMENT

A PORTION OF LOT 1 OF AGUA LINDA, ACCORDING TO THE PLAT RECORDED IN BOOK 14 OF MAPS AND PLATS, AT PAGE 65, BEING A PORTION OF SECTION 30, TOWNSHIP 13 SOUTH, RANGE 15 EAST, GILA AND SALT RIVER MERIDIAN, PIMA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 1;

1) THENCE N 00° 01' 36" W UPON THE WESTERLY LINE OF SAID LOT FOR 25.00 FEET;

2) THENCE LEAVING SAID WESTERLY LINE N 89° 21' 30" E UPON A LINE LYING 75 FEET NORTH OF AND PARALLEL WITH THE SOUTHERLY LINE OF THE NORTHEAST QUARTER OF SECTION 30, TOWNSHIP 13 SOUTH, RANGE 15 EAST, GILA AND SALT RIVER MERIDIAN, PIMA COUNTY, ARIZONA FOR 60.22 FEET;

3) THENCE LEAVING SAID PARALLEL LINE, S 36° 32' 39" W FOR 13.40 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE SOUTH;

4) THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT HAVING A RADIUS OF 1001.43 FEET AND A CENTRAL ANGLE OF 07° 19' 35" FROM WHICH THE RADIUS POINT BEARS S 07° 58' 05" E, THENCE RIGHT ALONG SAID CURVE FOR AN ARC LENGTH OF 128.05 FEET, SAID CURVE HAVING A CHORD BEARING OF N 85° 41' 43" E FOR 127.97 FEET;

5) THENCE N 89° 21' 30" E FOR 1.72 FEET;

6) THENCE N 00° 38' 30" W FOR 22.50 FEET;

7) THENCE N 89° 21' 30" E FOR 10.67 FEET TO THE EASTERLY LINE OF SAID LOT 1;

8) THENCE S 00° 01' 36" E UPON SAID EASTERLY LINE FOR 45.00 FEET TO THE SOUTHEAST CORNER OF SAID LOT 1;

9) THENCE S 89° 21' 30" W UPON SAID EASTERLY LINE FOR 192.00 FEET TO THE POINT OF BEGINNING:

CONTAINING 4383 SQUARE FEET OF LAND MORE OR LESS.

RICHARD M. PEARSON, R.L.S.
6540 E PASEO DORADO
TUCSON, ARIZONA 85715
520 299-5808



SECTION 30
TOWNSHIP 13 SOUTH
RANGE 15 EAST
GILA & SALT RIVER MERIDIAN,
PIMA COUNTY, ARIZONA

| | | |
|-----------|-----------|----------|
| FILE NAME | | |
| 21042.TRV | | |
| SCALE | DATE | DRAWN BY |
| 43 Ftlm | 5-24-2021 | RMP |
| JOB | REVISION | SHEET |
| 21042 | 1/1 | 1/2 |

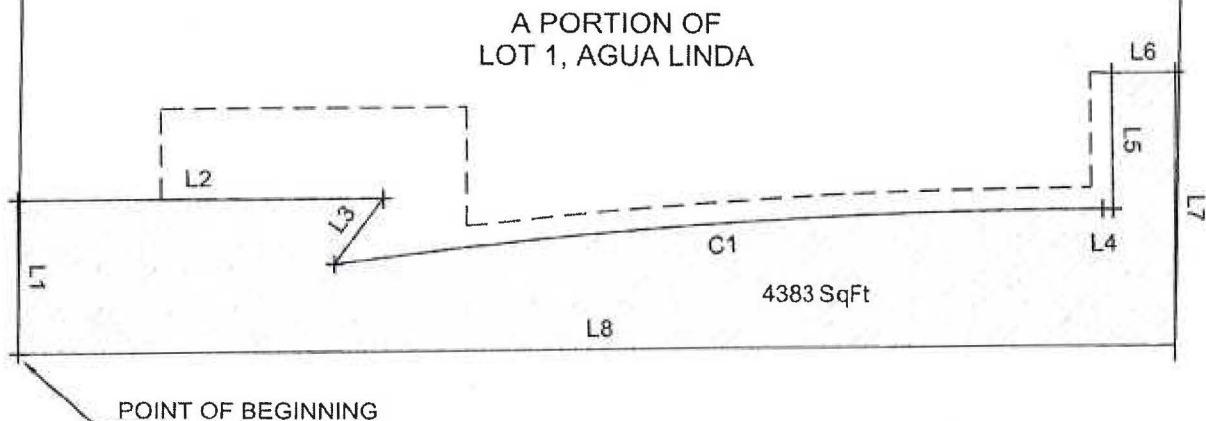
DEPICTION OF EXHIBIT "A" RIGHT OF WAY ABANDONMENT

A PORTION OF LOT 1 OF AGUA LINDA, ACCORDING TO THE PLAT
RECORDED IN BOOK 14 OF MAPS AND PLATS, AT PAGE 65, BEING A
PORTION OF SECTION 30, TOWNSHIP 13 SOUTH, RANGE 15 EAST,
GILA AND SALT RIVER MERIDIAN, PIMA COUNTY, ARIZONA.

| CURVE | BEARING | HORIZ DIST | RADIUS | ARC | DELTA | TANGENT |
|-------|-------------|------------|----------|---------|----------|---------|
| C1 | N85°41'43"E | 127.97' | 1001.43' | 128.05' | 7°19'35" | 64.11' |



| LINE | BEARING | HORIZ DIST |
|------|-------------|------------|
| L1 | N0°01'36"W | 25.00' |
| L2 | N89°21'30"E | 60.22' |
| L3 | S36°32'39"W | 13.40' |
| L4 | N89°21'30"E | 1.72' |
| L5 | N0°38'30"W | 22.50' |
| L6 | N89°21'30"E | 10.67' |
| L7 | S0°01'36"E | 45.00' |
| L8 | S89°21'30"W | 192.00' |



E. RIVER ROAD

RICHARD M. PEARSON, R.L.S.
6540 E PASEO DORADO
TUCSON, ARIZONA 85715
520 299-5808



SECTION 30
TOWNSHIP 13 SOUTH
RANGE 15 EAST
GILA & SALT RIVER MERIDIAN,
PIMA COUNTY, ARIZONA

| | | |
|------------------------|-------------------|-----------------|
| FILE NAME 21042.TRV | | |
| SCALE 30 Ft/In | DATE 6-24-2021 | DRAWN BY RMP |
| JOB 5-14-2021 | REVISION 1/1 | SHEET 2/2 |

EXHIBIT 'B.'
LEGAL DESCRIPTION
EASEMENT ABANDONMENT

A PORTION OF LOT 1 OF AGUA LINDA, ACCORDING TO THE PLAT RECORDED IN BOOK 14 OF MAPS AND PLATS, AT PAGE 65, RECORDS OF PIMA COUNTY, ARIZONA, BEING A PORTION OF SECTION 30, TOWNSHIP 13 SOUTH, RANGE 15 EAST, GILA & SALT RIVER MERIDIAN, PIMA COUNTY, ARIZONA DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 1 ;

THENCE N 00° 01' 36" W UPON THE WESTERLY LINE OF SAID LOT FOR 25.00 FEET;

THENCE LEAVING SAID WESTERLY LINE N 89° 21' 30" E UPON A LINE LYING 75 FEET NORTH OF AND PARALLEL WITH THE SOUTHERLY LINE OF THE NORTHEAST QUARTER OF SECTION 30, TOWNSHIP 13 SOUTH, RANGE 15 EAST, GILA AND SALT RIVER MERIDIAN, PIMA COUNTY, ARIZONA FOR 24.00 FEET TO THE POINT OF BEGINNING:

- 1) THENCE N 00° 01' 36" W FOR 15.00 FEET;
- 2) THENCE N 89° 21' 30" E FOR 50.00 FEET;
- 3) THENCE S 00° 01' 36" E FOR 19.59 FEET TO A POINT ON THE ARC OF A NON-TANGENT CURVE, CONCAVE TO THE SOUTH;
- 4) THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT HAVING A RADIUS OF 1004.93 FEET AND A CENTRAL ANGLE OF 05° 56' 45" FROM WHICH THE RADIUS POINT BEARS S 06° 41' 21" E, THENCE RIGHT ALONG SAID CURVE FOR AN ARC LENGTH OF 104.29 FEET, SAID CURVE HAVING A CHORD BEARING OF N 86° 17' 02" E FOR 104.24 FEET;
- 5) THENCE N 00° 38' 30" W FOR 19.00 FEET;
- 6) THENCE N 89° 21' 30" E FOR 3.50 FEET;
- 7) THENCE S 00° 38' 30" E FOR 22.50 FEET;
- 8) THENCE S 89° 21' 30" W FOR 1.72 FEET;
- 9) THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 1001.43 FEET AND A CENTRAL ANGLE OF 07° 19' 35" FOR AN ARC LENGTH OF 128.05 FEET, SAID CURVE HAVING A CHORD BEARING OF S 85° 41' 43" W FOR 127.97 FEET;
- 10) THENCE N 36° 32' 29" E FOR 13.40 FEET;
- 11) THENCE S 89° 21' 30" W FOR 36.22 FEET TO THE POINT OF BEGINNING;

CONTAINING 1355 SQUARE FEET OF LAND MORE OR LESS.

RICHARD M. PEARSON, R.L.S.
6540 E PASEO DORADO
TUCSON, ARIZONA 85715
520 299-5808



SECTION 30
TOWNSHIP 13 SOUTH
RANGE 15 EAST
GILA & SALT RIVER MERIDIAN,
PIMA COUNTY, ARIZONA

| | | |
|----------------------------|-------------------|-----------------|
| FILE NAME 21042ESMT.TRV | | |
| SCALE 30 Ft/in | DATE 6-24-2021 | DRAWN BY RMP |
| JOB 21042 | REVISION 1/1 | SHEET 1/2 |

DEPICTION OF EXHIBIT "B" EASEMENT ABANDONMENT

A PORTION OF LOT 1 AGUA LINDA SUBDIVISION AS RECORDED IN
BOOK 14 AT PAGE 65 OF THE RECORDS OF PIMACOUNTY, ARIZONA
SECTION 30, TOWNSHIP 13 SOUTH, RANGE 15 EAST, GILA & SALT
RIVER MERIDIAN, PIMA COUNTY, ARIZONA

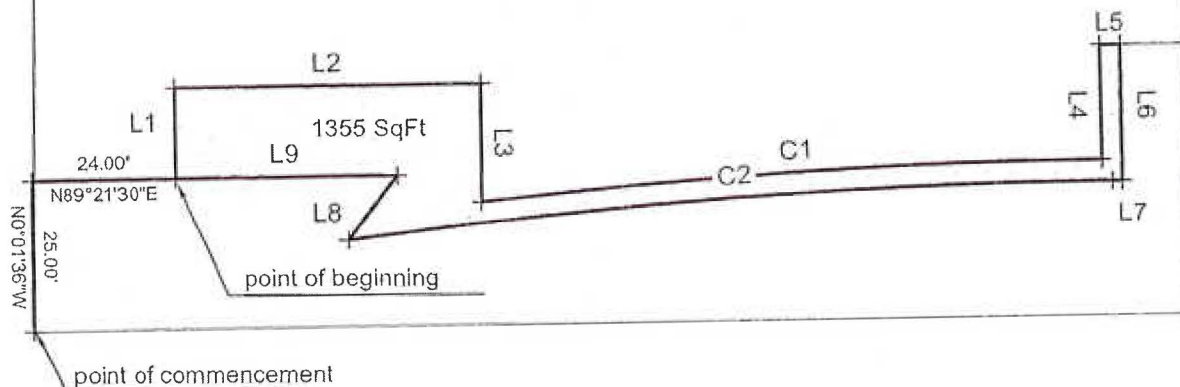
| CURVE | BEARING | HORIZ DIST | RADIUS | ARC | DELTA | TANGENT |
|-------|-------------|------------|----------|---------|----------|---------|
| C1 | N86°17'02"E | 104.24' | 1004.93' | 104.29' | 5°56'45" | 52.19' |
| C2 | S85°41'43"W | 127.97' | 1001.43' | 128.05' | 7°19'35" | 64.11' |



| LINE | BEARING | HORIZ DIST |
|------|-------------|------------|
| L1 | N0°01'36"W | 15.00' |
| L2 | N89°21'30"E | 50.00' |
| L3 | S0°01'36"E | 19.59' |
| L4 | N0°38'30"W | 19.00' |
| L5 | N89°21'30"E | 3.50' |
| L6 | S0°38'30"E | 22.50' |
| L7 | S89°21'30"W | 1.72' |
| L8 | N36°32'29"E | 13.40' |
| L9 | S89°21'30"W | 36.22' |



LOT 1
AGUA LINDA SUBDIVISION



E. RIVER ROAD

RICHARD M. PEARSON, R.L.S.
6540 E PASEO DORADO
TUCSON, ARIZONA 85715
520 299-5808



SECTION 30
TOWNSHIP 13 SOUTH
RANGE 15 EAST
GILA & SALT RIVER MERIDIAN,
PIMA COUNTY, ARIZONA

| | | |
|----------------------------|-------------------|-----------------|
| FILE NAME 21042ESMT.TRV | | |
| SCALE 30 F/In | DATE 6-24-2021 | DRAWN BY RMP |
| JOB 21042 | REVISION 1/1 | SHEET 2/2 |