

RESOLUTION NO. 2023-116

RESOLUTION OF THE MAYOR AND COUNCIL OF THE CITY OF PEORIA, ARIZONA DECLARING ITS INTENTION TO ORDER THE IMPROVEMENTS OF A CERTAIN AREA WITHIN THE CORPORATE LIMITS OF THE CITY AND CREATING AN IMPROVEMENT DISTRICT KNOWN AS THE CITY OF PEORIA MAINTENANCE IMPROVEMENT DISTRICT NO. 1279, BUCKSKIN ESTATES, PROVIDING THAT THE COST OF THE MAINTENANCE OF THE LANDSCAPING INCLUDED WITHIN, NEAR, AND ADJACENT TO A PARKWAY AND RELATED FACILITIES TOGETHER WITH APPURTENANT STRUCTURES AS SHOWN ON THE PLANS, SHALL BE ASSESSED UNDER THE PROVISIONS OF TITLE 48, CHAPTER 4, ARTICLE 2, ARIZONA REVISED STATUTES, AS AMENDED; AND DECLARING AN EMERGENCY.

BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF PEORIA, ARIZONA, THAT:

SECTION 1. The public interest or convenience require and it is the intention of the Mayor and Council of the City of Peoria, Arizona to order the maintenance of landscaping within the proposed district and that the cost of maintaining landscaping included within, near, and adjacent to a parkway and related facilities together with appurtenant structures be assessed upon a certain improvement district to be known as Peoria Maintenance Improvement District No. 1279.

The estimate of the cost and expenses for the maintenance of the landscaping on file with the Superintendent of Streets and the City Clerk is approved and adopted by the Mayor and Council of the City.

SECTION 2. The maintenance of the landscaping, therefore, in the opinion of the Mayor and Council of the City, are of more than local or ordinary public benefit, and are of special benefit to the respective lots, pieces and parcels

of land within the real property described herein. The Mayor and Council of the City make and order that the cost and expense for the maintenance of the landscaping included within, near, and adjacent to a parkway and related facilities together with appurtenant structures be chargeable upon a district to be known and designated as the City of Peoria Maintenance Improvement District No. 1279 and as described and bounded as set forth on Exhibits A and B attached, and declare that the district in the City benefited by the maintenance of landscaping included within, near, and adjacent to a parkway and related facilities together with appurtenant structures to be assessed, to pay the costs and expenses thereof in proportion to the benefits derived therefrom.

The City shall not assess the costs and expenses for the maintenance of landscaping included within, near, and adjacent to a parkway and related facilities together with appurtenant structures, which are for the general public benefit against the respective lots, pieces and parcels of land located within the boundaries of the City of Peoria Maintenance Improvement District No. 1279 and if a portion of the costs and expenses for the maintenance of landscaping is for the general public benefit, the City shall assess the boundaries of the City of Peoria Maintenance Improvement District No. 1279 only that portion of such costs and expenses which benefits the lots, pieces and parcels of land located within the boundaries of the City of Peoria Maintenance Improvement District No. 1279.

SECTION 3. The costs and expense for the maintenance of landscaping shall be made and all proceedings therein taken; that the Superintendent of Streets of the City shall post or cause to be posted notices thereof; that the City Clerk shall certify to the passage of this Resolution of Intention; that the Engineer shall prepare duplicate diagrams of the City of Peoria Maintenance Improvement District No. 1279 described in Section 2 of this Resolution to be assessed to pay the costs and expenses thereof, under and in accordance with the provisions of Title 48, Chapter 4, Article 2, Arizona Revised Statutes, as amended.

SECTION 4. The majority of owners of all of the real property within the proposed district have executed a Petition for formation of a Maintenance Improvement District and the City Council has verified the ownership of the property. Publication and posting of the notice of the passage of the Resolution of Intention will be completed as prescribed by the State Statues.

SECTION 5. Any Resolutions or parts of Resolutions in conflict with the provisions of this Resolution are hereby repealed.

SECTION 6. The immediate operation of the provisions of this Resolution is necessary for the preservation of the public peace, health and safety and an emergency is declared to exist, and this Resolution will be in full force and effect from and after its passage and approval by the Mayor and Council of the

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City of Peoria, Arizona as required by law and is exempt from the referendum provisions of the Constitution and laws of the State of Arizona.

PASSED AND ADOPTED by the Mayor and Council of the City of Peoria, Arizona, this 14th day of November, 2023.

CITY OF PEORIA, an Arizona
municipal corporation

Jason Beck, Mayor

Date Signed

ATTEST:

Agnes Goodwine, City Clerk

APPROVED AS TO FORM:

Emily Jurmu, City Attorney

Effective Date: _____

EXHIBIT A

A PARCEL OF LAND BEING LOCATED IN THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 4 NORTH, RANGE 1 EAST OF THE GILA & SALT RIVER MERIDIAN, CITY OF PEORIA, MARICOPA COUNTY, ARIZONA

COMMENCING AT A LOCALLY-ACCEPTED POSITION OF THE SOUTH QUARTER CORNER SECTION 1, TOWNSHIP 4 NORTH, RANGE 1 EAST (3IN. CITY OF PEORIA BRASS CAP FLUSH) FROM WHICH POINT THE LOCALLY-ACCEPTED SOUTHEAST CORNER THEREOF (MCDOT BRASS CAP IN HAND HOLE) BEARS S89°55'45"E A DISTANCE OF 2635.82 FEET;

THENCE N0°02'58"W, ALONG A LOCALLY-ACCEPTED WEST LINE OF SAID SOUTHEAST QUARTER, A DISTANCE OF 659.56 FEET;

THENCE S89°56'22"E, A DISTANCE OF 20.00 FEET TO A POINT ON THE CENTERLINE OF 71ST AVENUE, SAID POINT BEING THE POINT OF BEGINNING;

THENCE CONTINUING S89°56'22"E, A DISTANCE 309.53 FEET;

THENCE N0°02'43"W, A DISTANCE OF 354.39 FEET TO A POINT ON THE CENTERLINE OF CELESTINE DRIVE;


THENCE, S89°57'37"W, A DISTANCE OF 309.55 FEET TO A POINT ON THE CENTERLINE OF 71ST AVENUE;

THENCE SOUTH S0°02'58"E, A DISTANCE OF 353.85 TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL CONTAINS 2.5164 ACRES OF LAND (109,613.02 S.F.), MORE OR LESS, INCLUDING ANY EASEMENTS OF RECORD.

THE BASIS OF BEARING FOR THE ABOVE DESCRIPTION IS S89°55'45"E FOR THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 4 NORTH, RANGE 1 EAST OF THE GILA & SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA.



 ARDURRA <small>www.ardurra.com</small>	LEGAL DESCRIPTION					
MAINTENANCE IMPROVEMENT DISTRICT NO. _____ BUCKSKIN ESTATES	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 30%;">DATE: 12/8/22</td> <td rowspan="4" style="width: 70%; text-align: center; vertical-align: middle;">SHEET 1 OF 1</td> </tr> <tr> <td>DSN: ACK</td> </tr> <tr> <td>DRN: ACK</td> </tr> <tr> <td>CHK: ACK</td> </tr> </table>	DATE: 12/8/22	SHEET 1 OF 1	DSN: ACK	DRN: ACK	CHK: ACK
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CHK: ACK						

BUCKSKIN ESTATES - MAINTENANCE IMPROVEMENT DISTRICT

NORTH: 992980.3452' EAST: 592803.9013'

SEGMENT #1 : LINE

COURSE: S89° 56' 22"E LENGTH: 309.53'
NORTH: 992980.0180' EAST: 593113.4211'

SEGMENT #2 : LINE

COURSE: N0° 02' 43"W LENGTH: 354.39'
NORTH: 993334.4079' EAST: 593113.1411'

SEGMENT #3 : LINE

COURSE: S89° 57' 37"W LENGTH: 309.55'
NORTH: 993334.1933' EAST: 592803.5912'

SEGMENT #4 : LINE

COURSE: S0° 02' 58"E LENGTH: 353.85'
NORTH: 992980.3434' EAST: 592803.8965'

PERIMETER: 1327.31'
AREA: 109,613.02 SQ. FT. (2.5164 ACRES)
ERROR CLOSURE: 0.0051'
COURSE: S70° 18' 55"W
ERROR NORTH: -0.00171'
EAST: -0.00479'

PRECISION 1: 260,256.86



EXHIBIT "B"

IS ON FILE IN THE

**CITY OF PEORIA
CITY CLERK'S OFFICE
8401 W. MONROE STREET
PEORIA, AZ 85345**

