

RESOLUTION NO. 2025-27

A RESOLUTION OF THE MAYOR AND COUNCIL OF THE CITY OF PEORIA, MARICOPA COUNTY, ARIZONA FINDING THAT PORTIONS OF A CERTAIN SLOPE AND DRAINAGE EASEMENT TO BE UNNECESSARY TO CITY PURPOSES AND NO LONGER REQUIRED TO BE RETAINED BY THE CITY AND DIRECTING THAT SUCH UNNECESSARY PORTIONS OF A CERTAIN SLOPE AND DRAINAGE EASEMENT BE DISPOSED OF IN THE MANNER PROVIDED BY LAW.

THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Peoria as follows:

WHEREAS, pursuant to A.R.S. 9-402, the City Council of the City of Peoria is vested with the power to determine and find that certain public easement may no longer be necessary to the City; and

WHEREAS, pursuant to A.R.S. 9-402, the City Council of the City of Peoria is vested with the power to vacate such easement by transferring title to adjacent property owners and others; and

WHEREAS, the Mayor and Council find and determine that portions of a certain Slope and Drainage Easement located in the City of Peoria, Maricopa County, Arizona, near the northeast corner of Saddleback Mountain Way and Galvin Street, and more specifically described in the Legal Descriptions (Exhibit A) attached to this Resolution are no longer needed by the City for slope and drainage purposes.

THEREFORE, BE IT RESOLVED AS FOLLOWS:

SECTION 1. That Mayor and Council find and determine that portions of a Slope and Drainage Easement within Lots 5 – 11, Lots 22 – 24, Lot 35, Tracts A and C and a portion of the Eagle Claw Drive right of way of Saddleback Village B Parcel 14, Phase 6 recorded in Maricopa County Recorder's Office per Book 1842 Page 33 more specifically set forth on Exhibit "A" attached to this Resolution be and is hereby declared abandoned as provided by Chapter 4, Article 1, Title 9 of the Arizona Revised Statutes.

Resolution No. 2025-27  
Slope & Drainage Easement Abandonment  
Saddleback Village B Parcel 14  
Phase 6 Lots 5-11, 22-24, 35, Tracts A&C  
Portions of Eagle Claw Dr R/W  
April 22, 2025  
Page: 2

SECTION 2. That the City Engineer is directed to prepare and provide descriptions for the retention of such easements for public utilities, if any, as may be deemed appropriate across the described property.

SECTION 3. That the City Clerk shall record the original of this Resolution with the Maricopa County Recorder's Office.

PASSED AND ADOPTED by the Mayor and Council of the City of Peoria, Arizona this 22<sup>nd</sup> day of April, 2025.

\_\_\_\_\_  
Jason Beck, Mayor

\_\_\_\_\_  
Date Signed

ATTEST:

\_\_\_\_\_  
Agnes Goodwine, City Clerk

APPROVED AS TO FORM:

\_\_\_\_\_  
Emily Jurmu, City Attorney

ATTACHMENT:

1. Exhibit A – Legal Descriptions

**EXHIBIT "A"**  
**SADDLEBACK VILLAGE B PARCEL 14 PHASE 6**  
**SLOPE & DRAINAGE EASEMENT RELEASE DESCRIPTION**

A PORTION OF THE SLOPE AND DRAINAGE EASEMENT, AS SHOWN IN "SADDLEBACK VILLAGE B PARCEL 14, A MASTER PLAT, RECORDED IN BOOK 1842, PAGE 4, MARICOPA COUNTY RECORDS (M.C.R.), LOCATED IN LOTS 5, 6, 7, 8, 9, 10, & 11, AS SHOWN IN "SADDLEBACK VILLAGE B PARCEL 14 – PHASE 6", A FINAL PLAT, RECORDED IN BOOK 1842, PAGE 33, M.C.R., LOCATED IN THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 5 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE WEST CORNER OF SAID LOT 5, FROM WHICH THE NORTH CORNER OF SAID LOT 5, BEARS NORTH 22 DEGREES 54 MINUTES 26 SECONDS EAST, 125.00 FEET;

THENCE NORTH 30 DEGREES 49 MINUTES 36 SECONDS EAST, 11.46 FEET;

THENCE SOUTH 68 DEGREES 22 MINUTES 50 SECONDS EAST, 82.32 FEET;

THENCE SOUTH 70 DEGREES 29 MINUTES 21 SECONDS EAST, 177.39 FEET;

THENCE SOUTH 04 DEGREES 34 MINUTES 58 SECONDS EAST, 22.00 FEET;

THENCE SOUTH 62 DEGREES 41 MINUTES 34 SECONDS EAST, 53.06 FEET;

THENCE SOUTH 57 DEGREES 03 MINUTES 36 SECONDS EAST, 59.89 FEET TO THE SOUTH CORNER OF SAID LOT 11;

THENCE NORTH 61 DEGREES 45 MINUTES 56 SECONDS WEST, ALONG THE SOUTH LINE OF SAID LOT 11, 54.53 FEET TO THE SOUTH CORNER OF SAID LOT 10;

THENCE DEPARTING SAID SOUTH LINE, NORTH 63 DEGREES 33 MINUTES 03 SECONDS WEST, ALONG THE SOUTH LINE OF SAID LOT 10, 54.53 FEET TO THE SOUTH CORNER OF SAID LOT 9;

THENCE DEPARTING SAID SOUTH LINE, NORTH 65 DEGREES 20 MINUTES 11 SECONDS WEST, ALONG THE SOUTH LINE OF SAID LOT 9, 54.53 FEET TO THE SOUTH CORNER OF SAID LOT 8;

THENCE DEPARTING SAID SOUTH LINE, NORTH 66 DEGREES 53 MINUTES 05 SECONDS WEST, ALONG THE SOUTH LINE OF SAID LOT 8, 54.77 FEET TO THE SOUTH CORNER OF SAID LOT 7;

THENCE DEPARTING SAID SOUTH LINE, NORTH 67 DEGREES 05 MINUTES 34 SECONDS WEST, ALONG THE SOUTH LINE OF SAID LOT 7, 55.00 FEET TO THE SOUTH CORNER OF SAID LOT 6;

THENCE DEPARTING SAID SOUTH LINE, NORTH 67 DEGREES 05 MINUTES 34 SECONDS WEST, ALONG THE SOUTH LINE OF SAID LOT 6, 55.00 FEET TO THE SOUTH CORNER OF SAID LOT 5;

THENCE DEPARTING SAID SOUTH LINE, NORTH 67 DEGREES 05 MINUTES 34 SECONDS WEST, ALONG THE SOUTH LINE OF SAID LOT 5, 55.00 FEET TO SAID **POINT OF BEGINNING**;

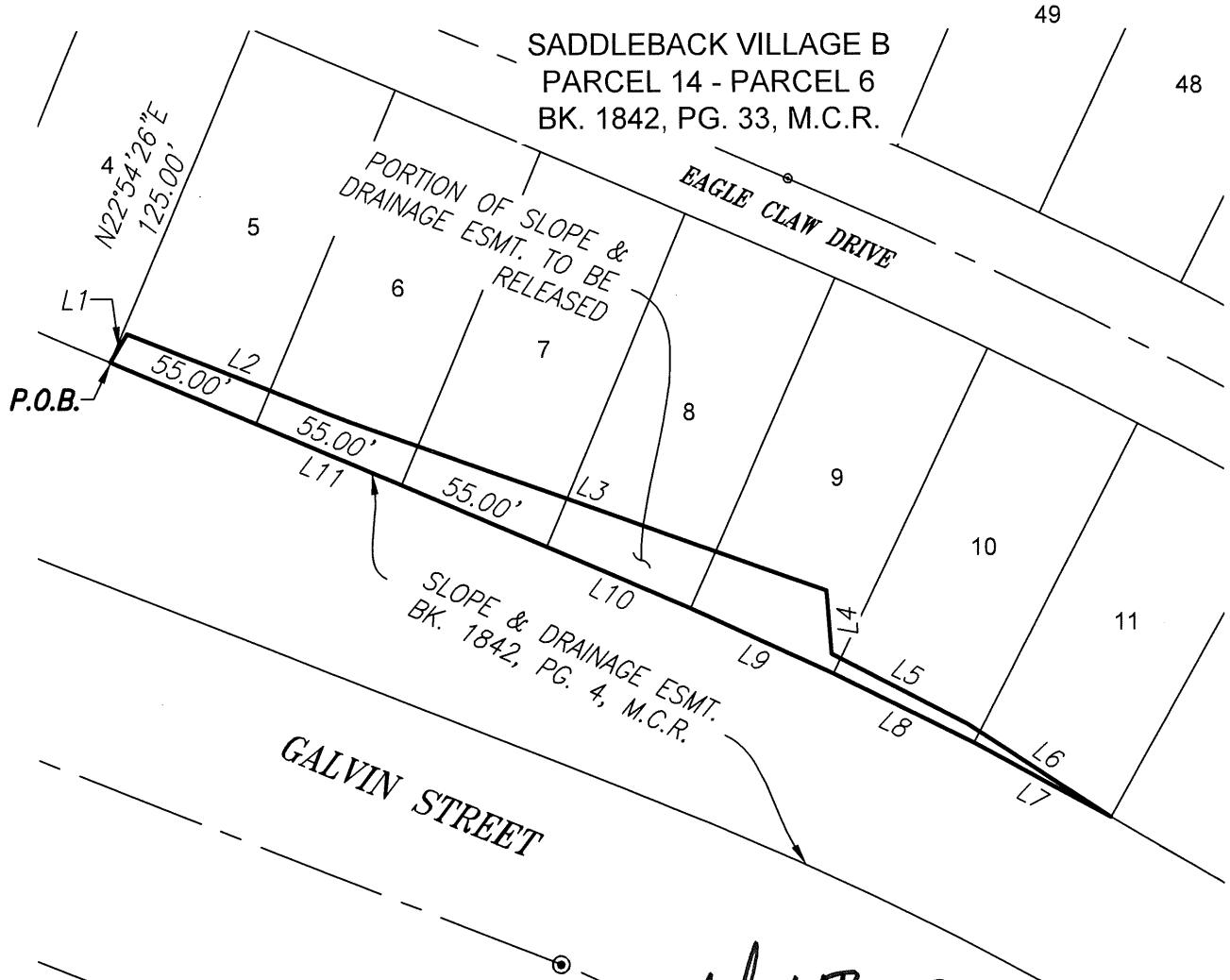
SAID PARCEL CONTAINS 4,922 FEET, OR 0.1130 ACRES, MORE OR LESS.





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 www.hubbardengineering.com

1201 S. Alma School Rd.  
 Suite 12000  
 Mesa, AZ 85210  
 Ph: 480.892.3313



SADDLEBACK VILLAGE B  
 PARCEL 14 PHASE 6 EASEMENT RELEASE  
 EXHIBIT "A"  
 City of Peoria, Maricopa County, Arizona

Project No. 21188	Date 03/12/25
Project Manager ADRIAN BURCHAM	Project Eng.



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LINE TABLE		
LINE #	BEARING	LENGTH
L1	N30°49'36"E	11.46'
L2	S68°22'50"E	82.32'
L3	S70°29'21"E	177.39'
L4	S4°34'58"E	22.00'
L5	S62°41'34"E	53.06'
L6	S57°03'36"E	59.89'
L7	N61°45'56"W	54.53'
L8	N63°33'03"W	54.53'
L9	N65°20'11"W	54.53'
L10	N66°53'05"W	54.77'
L11	N67°05'34"W	165.00'



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Project No. 21188	Date 03/12/25	Sht. 2 of 2
Project Manager ADRIAN BURCHAM	Project Eng.	

**EXHIBIT "A"**  
**SADDLEBACK VILLAGE B PARCEL 14 PHASE 6**  
**SLOPE & DRAINAGE EASEMENT RELEASE DESCRIPTION**

A PORTION OF THE SLOPE AND DRAINAGE EASEMENT, AS SHOWN IN "SADDLEBACK VILLAGE B PARCEL 14, A MASTER PLAT, RECORDED IN BOOK 1842, PAGE 4, MARICOPA COUNTY RECORDS (M.C.R.), LOCATED IN LOTS 22, 23, 24, & 35, TRACTS A & C, AND A PORTION OF THE RIGHT-OF-WAY FOR EAGLE CLAW DRIVE AS SHOWN IN "SADDLEBACK VILLAGE B PARCEL 14 – PHASE 6", A FINAL PLAT, RECORDED IN BOOK 1842, PAGE 33, M.C.R., LOCATED IN THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 5 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**COMMENCING** AT THE SOUTH CORNER OF SAID LOT 24, FROM WHICH THE WEST CORNER OF SAID LOT 24 BEARS NORTH 46 DEGREES 45 MINUTES 18 SECONDS WEST, 50.00 FEET;

THENCE NORTH 46 DEGREES 45 MINUTES 18 SECONDS WEST, ALONG THE WEST LINE OF SAID LOT 24, 17.59 FEET TO THE **POINT OF BEGINNING**;

THENCE CONTINUING ALONG SAID WEST LINE, NORTH 46 DEGREES 45 MINUTES 18 SECONDS WEST, 32.41 FEET TO THE SOUTH CORNER OF SAID LOT 23;

THENCE DEPARTING SAID WEST LINE, NORTH 46 DEGREES 45 MINUTES 18 SECONDS WEST, ALONG THE WEST LINE OF SAID LOT 23, 50.00 FEET TO THE SOUTH CORNER OF SAID LOT 22;

THENCE DEPARTING SAID WEST LINE, NORTH 46 DEGREES 45 MINUTES 18 SECONDS WEST, ALONG THE WEST LINE OF SAID LOT 22, 50.00 FEET TO THE SOUTH CORNER OF SAID LOT 22;

THENCE DEPARTING SAID WEST LINE, NORTH 46 DEGREES 45 MINUTES 18 SECONDS WEST, 23.13 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF SALTBRUSH STREET, AS SHOWN IN SAID MASTER PLAT;

THENCE NORTH 38 DEGREES 03 MINUTES 38 SECONDS EAST, ALONG SAID RIGHT-OF-WAY LINE, 49.42 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 59.00 FEET;

THENCE CONTINUING ALONG SAID RIGHT-OF-WAY LINE AND SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 19 DEGREES 10 MINUTES 21 SECONDS, AN ARC LENGTH OF 19.74 FEET TO THE BEGINNING OF A REVERSE CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 47.00 FEET;

THENCE CONTINUING ALONG SAID RIGHT-OF-WAY LINE AND SAID CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 13 DEGREES 22 MINUTES 13 SECONDS, AN ARC LENGTH OF 10.97 FEET;

THENCE CONTINUING ALONG SAID RIGHT-OF-WAY LINE, NORTH 46 DEGREES 46 MINUTES 22 SECONDS EAST, 29.92 FEET;

THENCE CONTINUING ALONG SAID RIGHT-OF-WAY LINE, NORTH 48 DEGREES 01 MINUTES 38 SECONDS WEST, 94.92 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE

SOUTHEASTERLY, WHOSE CENTER BEARS SOUTH 25 DEGREES 08 MINUTES 58 SECONDS EAST, 59.00 FEET;

THENCE CONTINUING ALONG SAID RIGHT-OF-WAY LINE AND SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 18 DEGREES 04 MINUTES 41 SECONDS, AN ARC LENGTH OF 18.62 FEET;

THENCE CONTINUING ALONG SAID RIGHT-OF-WAY LINE, SOUTH 46 DEGREES 46 MINUTES 22 SECONDS WEST, 73.18 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 50.00 FEET;

THENCE CONTINUING ALONG SAID RIGHT-OF-WAY AND SAID CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 75 DEGREES 09 MINUTES 25 SECONDS, AN ARC LENGTH OF 65.59 FEET;

THENCE DEPARTING SAID RIGHT-OF-WAY LINE, NORTH 33 DEGREES 02 MINUTES 52 SECONDS EAST, 34.28 FEET;

THENCE NORTH 59 DEGREES 43 MINUTES 57 SECONDS EAST, 127.18 FEET;

THENCE NORTH 80 DEGREES 08 MINUTES 58 SECONDS EAST, 25.35 FEET;

THENCE SOUTH 73 DEGREES 53 MINUTES 45 SECONDS EAST, 88.08 FEET;

THENCE SOUTH 12 DEGREES 11 MINUTES 23 SECONDS WEST, 70.56 FEET;

THENCE SOUTH 46 DEGREES 45 MINUTES 18 SECONDS EAST, 17.59 FEET TO THE NORTHWEST CORNER OF SAID LOT 22;

THENCE SOUTH 02 DEGREES 42 MINUTES 51 SECONDS WEST, 59.13 FEET;

THENCE SOUTH 11 DEGREES 14 MINUTES 41 SECONDS WEST, 62.37 FEET;

THENCE SOUTH 22 DEGREES 43 MINUTES 23 SECONDS EAST, 66.71 FEET TO SAID **POINT OF BEGINNING**;

SAID PARCEL CONTAINS 21,226 FEET, OR 0.4873 ACRES, MORE OR LESS.

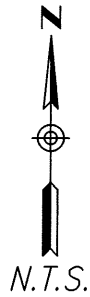
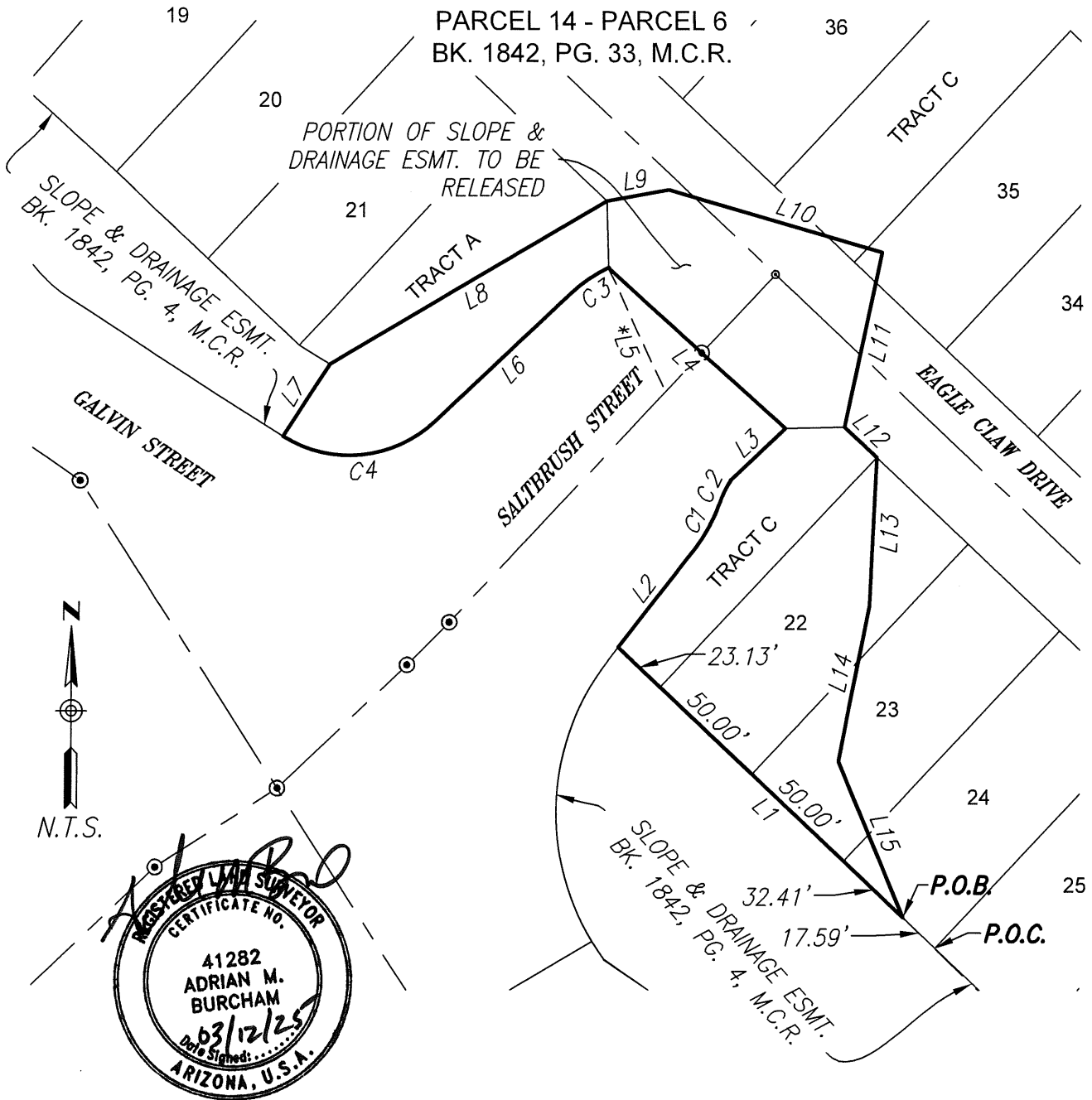




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**SADDLEBACK VILLAGE B**  
**PARCEL 14 - PARCEL 6**  
**BK. 1842, PG. 33, M.C.R.**



SADDLEBACK VILLAGE B  
 PARCEL 14 PHASE 6 EASEMENT RELEASE  
 EXHIBIT "A"  
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Project No. 21188	Date 03/12/25	Sht. 1 of 2
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LINE TABLE		
LINE #	BEARING	LENGTH
L1	N46°45'18"W	173.13'
L2	N38°03'38"E	49.42'
L3	N46°46'22"E	29.92'
L4	N48°01'38"W	94.92'
*L5	S25°08'58"E	59.00'
L6	S46°46'22"W	73.18'
L7	N33°02'52"E	34.28'
L8	N59°43'57"E	127.18'

LINE TABLE		
LINE #	BEARING	LENGTH
L9	N80°08'58"E	25.35'
L10	S73°53'45"E	88.08'
L11	S12°11'23"W	70.56'
L12	S46°45'18"E	17.59'
L13	S2°42'51"W	59.13'
L14	S11°14'41"W	62.37'
L15	S22°43'23"E	66.71'

\* = RADIAL BEARING

CURVE TABLE				
CURVE #	DELTA	RADIUS	LENGTH	CHORD
C1	19°10'21"	59.00'	19.74'	N28°28'28"E 19.65'
C2	13°22'13"	47.00'	10.97'	N25°34'24"E 10.94'
C3	18°04'41"	59.00'	18.62'	S55°48'42"W 18.54'
C4	75°09'25"	50.00'	65.59'	S84°21'04"W 60.98'



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Sht: 2 of 2