

RESOLUTION NO. 2026-10

A RESOLUTION OF THE MAYOR AND COUNCIL OF THE CITY OF PEORIA, ARIZONA ORDERING THE IMPROVEMENTS OF CERTAIN STREETS AND RIGHTS-OF-WAY WITHIN THE CORPORATE LIMITS OF THE TOWN AND CREATING AN IMPROVEMENT DISTRICT KNOWN AS THE CITY OF PEORIA STREETLIGHT IMPROVEMENT DISTRICT NO. 1195, MYSTIC A-3 PURSUANT TO TITLE 48, CHAPTER 4, ARIZONA REVISED STATUTES AND AMENDMENTS THERETO FOR THE PURPOSE OF PURCHASING ELECTRICITY, WHICH INCLUDES A CHARGE FOR THE USE OF LIGHTING FACILITIES AND OTHER RELATED ITEMS TOGETHER WITH ALL APPURTENANT STRUCTURES AS SHOWN ON THE PLANS, AND DECLARING AN EMERGENCY.

WHEREAS on the 27th day of January, 2026, the Mayor and Council of the City of Peoria, Arizona, passed and adopted Resolution No. 2026-09, declaring its intention to order the purchase of electricity for lighting the streets and public parks within the proposed district and that the cost of the purchase of electricity for lighting the streets and public parks be assessed upon a certain improvement district, to be known as City of Peoria Streetlight Improvement District No. 1157; providing that the cost of the electricity required to operate the system be assessed under the provisions of Title 48, Chapter 4, Article 2, Arizona Revised Statutes, as amended; and declaring an emergency; and

WHEREAS, a copy of Resolution No. 2026-09 has been published in the Peoria Times, a newspaper published and generally circulated in the City, as required by law or alternatively a petition has been filed with the City Clerk having been signed by all the owners of the real property; and

WHEREAS, the Superintendent of Streets of the City caused to be posted along the streets of the District, no more than three hundred (300) feet apart, notices of the passage of Resolution No. 2026-09, said notices being headed "Notice of Proposed Improvement", each heading in letters at least one (1) inch in height. Said notices stated the fact of the passage of said Resolution of

Intention No. 2026-09 or alternatively a petition has been filed with the City Clerk having been signed by all the owners of the real property; and

WHEREAS, more than fifteen (15) days have elapsed since the date of the last publication of said Resolution of Intention No. 2026-09 and since the completion of the posting of said notices or alternatively a petition has been filed with the City Clerk having been signed by all the owners of the real property; and

WHEREAS, no protests against the proposed improvement and no objections to the extent of the District were filed with the Clerk of the City during the time prescribed by law; and

WHEREAS, the Mayor and Council of the City having acquired jurisdiction to order the improvements as described in Resolution No. 2026-09; and

WHEREAS, the City Engineer acting as District Engineer has prepared and presented to the Mayor and Council of the City duplicate diagrams of the property contained within the District ("the Diagram") and legal description copies of which are attached and incorporated as Exhibits A and B.

NOW THEREFORE IT IS RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF PEORIA, ARIZONA, as follows:

Section 1. By virtue of the authority vested in the Mayor and Council of the City by Title 48, Chapter 4, Article 2, Arizona Revised Statutes and all amendments thereto, the Mayor and Council of the City orders the work or improvement done as described in Resolution No. 2026-09 and in accordance with the Plans and Specifications approved and adopted by the Mayor and Council of the City of Peoria, Arizona.

Section 2. The Superintendent of Streets of the City is authorized and directed to prepare and execute the notice of the passage of this Resolution, which is attached as Exhibit B. Such notice shall be posted and published as provided by law.

Section 3. That the Diagram, as prepared and presented to the Mayor and Council of the City is approved by the Mayor and Council of the City.

Section 4. That the Clerk of the City is authorized and directed to certify that the Diagram was approved by the Mayor and Council of the City on the 27th day of January, 2026, and after such certification, the Clerk of the City is authorized and directed to deliver the Diagram to the Superintendent of Streets of the City.

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PASSED AND ADOPTED by the Mayor and Council of the City of Peoria, Arizona, this 27th day of January, 2026.

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"
MYSTIC A3 (R250039) - SLID BOUNDARY DESCRIPTION

A PORTION OF EL MIRAGE ROAD OF THE "MYSTIC AT LAKE PLEASANT HEIGHTS", A MASTER FINAL, AS RECORDED IN BOOK 1458, PAGE 50, MARICOPA COUNTY RECORDS, (M.C.R.), PARCEL A3 OF THE "RE-PLAT FOR PARCELS E, F, & G, AS ORIGINALLY RECORDED IN THE MASTER PLAT OF MYSTIC AT LAKE PLEASANT HEIGHTS, BK. 1458, PG. 50, RECORDS OF MARICOPA COUNTY", AS RECORDED IN BOOK 1625 OF MAPS, PAGE 14, M.C.R., AND A PORTION OF FOREST PLEASANT PLACE, OF THE "FOREST PLEASANT PLACE", AS MASTER PLAT, AS RECORDED IN BOOK 1756, PAGE 30, M.C.R., LOCATED SECTION 13, TOWNSHIP 5 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 13, BEING MARKED BY A GLO CAP, FROM WHICH THE EAST QUARTER CORNER OF SAID SECTION 13 BEARS NORTH 00 DEGREES 04 MINUTES 37 SECONDS EAST, 2644.29 FEET;

THENCE NORTH 00 DEGREES 04 MINUTES 37 SECONDS EAST, ALONG THE EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 13, 1854.95 FEET;

THENCE DEPARTING SAID EAST LINE, NORTH 89 DEGREES 55 MINUTES 23 SECONDS WEST, 1627.42 FEET TO A POINT ON THE CENTER LINE OF EL MIRAGE ROAD, AS SHOWN IN "MYSTIC AT LAKE PLEASANT HEIGHTS", A MASTER PLAT RECORDED IN BOOK 1458, PAGE 50, M.C.R., THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY, FROM WHICH THE CENTER BEARS SOUTH 41 DEGREES 29 MINUTES 36 SECONDS WEST, 1200.00 FEET, AND THE POINT OF BEGINNING;

THENCE ALONG SAID CENTERLINE AND CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 30 DEGREES 26 MINUTES 30 SECONDS, AN ARC LENGTH 637.57 FEET;

THENCE DEPARTING SAID CENTERLINE, NORTH 89 DEGREES 37 MINUTES 34 SECONDS WEST, 1256.67 FEET TO A POINT ON THE NORTH-SOUTH MID-SECTION LINE OF SAID SECTION 13;

THENCE CONTINUING NORTH 89 DEGREES 37 MINUTES 34 SECONDS WEST, 4.03 FEET;

THENCE NORTH 00 DEGREES 22 MINUTES 23 SECONDS EAST, 189.76 FEET;

THENCE NORTH 01 DEGREES 08 MINUTES 37 SECONDS EAST, 211.57 FEET;

THENCE NORTH 18 DEGREES 18 MINUTES 59 SECONDS WEST, 167.10 FEET;

THENCE NORTH 18 DEGREES 48 MINUTES 00 SECONDS WEST, 142.50 FEET;

THENCE NORTH 19 DEGREES 34 MINUTES 42 SECONDS WEST, 183.73 FEET;

THENCE NORTH 18 DEGREES 25 MINUTES 04 SECONDS WEST, 126.25 FEET;

THENCE NORTH 08 DEGREES 50 MINUTES 23 SECONDS WEST, 180.68 FEET;

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THENCE NORTH 01 DEGREES 17 MINUTES 24 SECONDS WEST, 157.91 FEET TO A POINT ON THE EAST-WEST MID-SECTION LINE OF SAID SECTION 13;

THENCE CONTINUING NORTH 01 DEGREES 17 MINUTES 24 SECONDS WEST, 118.91 FEET;

THENCE NORTH 41 DEGREES 29 MINUTES 36 SECONDS EAST, 65.00 FEET TO A POINT ON THE CENTER LINE OF EL MIRAGE ROAD, AS SHOWN IN "MYSTIC AT LAKE PLEASANT HEIGHTS", A MASTER PLAT RECORDED IN BOOK 1458, PAGE 50, M.C.R.;

THENCE SOUTH 48 DEGREES 30 MINUTES 24 SECONDS EAST, ALONG SAID CENTERLINE, 255.25 FEET TO A POINT ON THE EAST-WEST MID-SECTION LINE OF SAID SECTION 13;

THENCE CONTINUING ALONG SAID CENTERLINE, SOUTH 48 DEGREES 30 MINUTES 24 SECONDS EAST, 4.22 FEET TO A POINT ON THE NORTH-SOUTH MID-SECTION LINE OF SAID SECTION 13;

THENCE CONTINUING ALONG SAID CENTERLINE LINE, SOUTH 48 DEGREES 30 MINUTES 24 SECONDS EAST, 1209.40 FEET TO SAID POINT OF BEGINNING;

SAID PARCEL CONTAINS 1,104,353 SQUARE FEET, OR 25.3525 ACRES, MORE OR LESS.



EXHIBIT "B"

IS ON FILE IN THE

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



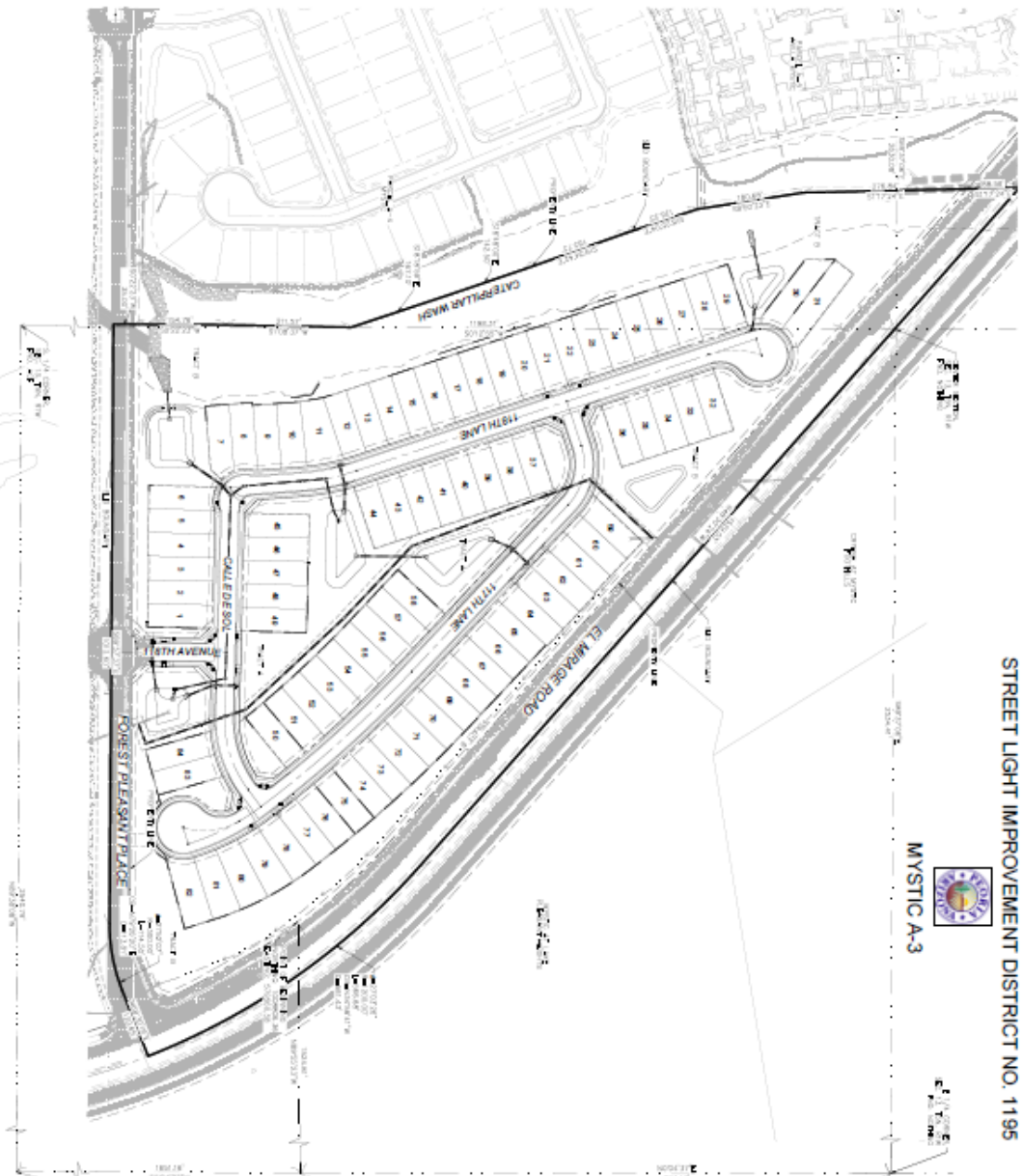
MYSTIC A-3

SLID DIAGRAM

REVISED



2025.08



ASSESSMENT DIAGRAM
 STREET LIGHT IMPROVEMENT DISTRICT NO. 1195



MYSTIC A-3

LEGEND
 DISTRICT BOUNDARY
 STREET LIGHT IMPROVEMENT DISTRICT NO. 1195
 LOT BOUNDARIES
 LOT NUMBERS
 STREET NAMES
 UTILITY LINES
 E - ELECTRIC
 G - GAS
 S - SANITARY
 W - WATER
 T - TELEPHONE
 U - UNIDENTIFIED



**CITY OF PEORIA, ARIZONA
NOTICE**

OF THE PASSAGE OF A RESOLUTION ORDERING
THE IMPROVEMENT CONSISTING OF
AUTHORIZING THE PURCHASE OF ELECTRICITY
FOR LIGHTING THE STREETS AND PUBLIC PARKS
FOR THE IMPROVEMENT DISTRICT KNOWN AS
CITY OF PEORIA STREETLIGHT IMPROVEMENT
DISTRICT NO. 1195, MYSTIC A-3.

This notice is given pursuant to the provisions of Title 48, Chapter 4, Article 2, Sections 48-571 to 48-619, both inclusive, Arizona Revised Statutes, as amended.

On the 27th day of January, 2026, the Mayor and Council of the City of Peoria adopted Resolution No. 2026-10; ordering the improvements of certain streets and rights-of-way within the corporate limits of the town and creating an Improvement District known as the City of Peoria Streetlight Improvement District No. 1195, pursuant to Title 48, Chapter 4, Arizona Revised Statutes; and amendments thereto for the purpose of purchasing electricity, which includes a charge for the use of lighting facilities and other related items, together with all appurtenant structures as shown on the plans; and directing that this notice been given.

Any owner, or any other person having an interest in any lot, piece or parcel of land situated within the above-described assessment district, who claims that any of the provisions, acts or proceedings relative to the above described improvements are irregular, defective, illegal, erroneous or faulty, may file with the City Clerk, Room 150, 8401 West Monroe Street, Peoria, Arizona 85345, within 15 days from the date of the first publication of this notice, a written notice specifying in what way said acts or proceedings are irregular, defective, illegal, erroneous or faulty.

Further information concerning City of Peoria Streetlight Improvement District No. 1195 may be obtained by contacting Mr. Jack Situ, Development & Engineering Director, City of Peoria, Arizona, 8401 West Monroe, Peoria, Arizona 85345, (623) 773-7548.

DATED AND SIGNED this _____ day of _____, 2026.

Jack Situ, P.E.
Superintendent of Streets
City of Peoria, Arizona