#5

DEC 08 2014

ORDINANCE NO. 4575

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CHANDLER, ARIZONA, TO AUTHORIZE AND APPROVE GRANTING A POWER DISTRIBUTION EASEMENT, AT NO COST, TO SALT RIVER PROJECT ON A PORTION OF VALENCIA PARK

WHEREAS, the City of Chandler will require electrical service for its facilities at Valencia Park; and

WHEREAS, in order to provide the electrical service Salt River Project (SRP) requires an easement; and

WHEREAS, the City of Chandler is willing to grant a power distribution easement, at no cost, to SRP for that purpose.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Chandler, Arizona, as follows:

Section 1. That the City Council of the City of Chandler, Arizona, authorizes and approves the granting of a power distribution easement, at no cost, to Salt River Project, through, over, under, and across that certain property described and depicted in Exhibit "A" attached hereto and made a part hereof by this reference.

Section 2. That the granting of said power distribution easement shall be in a form approved by the City Attorney.

Section 3. That the Mayor of the City of Chandler, Arizona, is hereby authorized to execute the easement and this Ordinance on behalf of the City.

INTRODUCED AND TENTATIVELY APPROVED by the City Council this_____ day of _____, 2014.

ATTEST:

_____ _____

CITY CLERK MAYOR

PASSED AND ADOPTED by the City Council this _____ day of _____, 2014.

ATTEST:

_____ _____

CITY CLERK MAYOR

CERTIFICATION

I HEREBY CERTIFY that the above and foregoing Ordinance No. 4575 was duly passed and adopted by the City Council of the City of Chandler, Arizona, at a regular meeting held on the _____ day of _____, 2014, and that a quorum was present thereat.

_____

CITY CLERK

APPROVED AS TO FORM:

_____

CITY ATTORNEY GAB

WHEN RECORDED MAIL TO:

SALT RIVER PROJECT
Land Department/PAB350
P. O. Box 52025
Phoenix, Arizona 85072-2025

POWER DISTRIBUTION EASEMENT

Maricopa County
Parcel #302-82-486
NE ¼ SEC 30, T2S, R6E

Agt. KB
AMP # T2003672

W KB C JBC
JRS 6.17.14

CITY OF CHANDLER,
an Arizona Municipal Corporation,

hereinafter called Grantor, for and in consideration of the sum of One Dollar, and other valuable consideration, receipt of which is hereby acknowledged, does hereby grant and convey to **SALT RIVER PROJECT AGRICULTURAL IMPROVEMENT AND POWER DISTRICT**, an agricultural improvement district organized and existing under the laws of the State of Arizona, its agents, employees, contractors and permittees and its and their respective successors and assigns, hereinafter called the Grantee, a non-exclusive easement in, upon, over, under, across, through and along the lands hereinafter described (such lands hereinafter described being sometimes referred to herein as the "Easement Parcel") to construct, install, reconstruct, replace, remove, repair, operate and maintain underground electrical conductors, conduits, pipes, cables, vaults, pads, switching equipment, enclosures, manholes and transformers and all other appliances, appurtenances and fixtures (collectively "Facilities") for the transmission and distribution of electricity and for all other purposes connected therewith at such locations and elevations, in, upon, over, under, across, through and along the Easement Parcel as Grantee may now or hereafter deem convenient or necessary from time to time, together with the right of ingress and egress to, from, across and along the Grantor's Property.

The lands in, upon, over, under, across, through and along which this easement is granted are situated in the County of Maricopa, State of Arizona, and are more particularly described as:

Grantor's Property:

A portion of PARCEL 7, VALENCIA II, according to Book 717 of Maps, Page 49, records of Maricopa County, Arizona, more particularly described in Instrument Number 2007-0954313, Official Records of Maricopa County, Arizona.

Easement Parcel:

Said easement being a strip of land 8.00 feet in width, lying 4.00 feet on each side of the line described as "CENTERLINE OF 8' EASEMENT" delineated on Exhibit "A" (VALENCIA PARK, AMP # T2003672), prepared by Salt River Project A.I. & Power District, dated 6-10-14, said Exhibit "A" attached hereto and made a part hereof.

CAUTION: Facilities placed within the Easement Parcel may contain high voltage electrical equipment. Notice is hereby given that the location of underground electrical conductors or facilities must be verified as required by Arizona Revised Statutes, Section 40-360.21, et. seq., Arizona Blue Stake Law, prior to any excavation.

Grantor shall maintain a clear area that extends 3.00 feet from and around all edges of all transformer pads and other equipment pads, and a clear operational area that extends 12.00 feet immediately in front of all transformer and other equipment openings. No obstruction, trees, shrubs, fixtures or permanent structures shall be placed within said areas.

Grantor shall not construct, install or place, or permit to be constructed, installed or placed any building or other structure, plant any trees, drill any well, store materials of any kind, or alter ground level by cut or fill, within the area of the Easement Parcel.

Grantee shall have the right (but not the obligation) to trim, cut and clear away trees, brush or other vegetation on, the Easement Parcel whenever in its judgment the same shall be necessary for the convenient and safe exercise of the rights herein granted.

In the event Grantee records a document to formally abandon the easement granted herein, all Grantee's rights hereunder shall cease, except the right to remove any and all property placed upon the Easement Parcel within a reasonable time subsequent to such abandonment.

The covenants and agreements herein set forth shall extend and inure in favor and to the benefit of and shall be binding on the heirs, administrators, executors, personal representatives, legal representatives, successors (including successors in ownership and estate), assigns and lessees of the Grantor and Grantee.

IN WITNESS WHEREOF, **CITY OF CHANDLER,** an Arizona municipal corporation, has caused its name to be executed by its duly authorized representative(s) this _____ day of _____, 20___.

CITY OF CHANDLER,
an Arizona municipal corporation

By: _____
Mayor

Attest:

_____
Clerk

APPROVED AS TO FORM:

_____
City Attorney for the
City of Chandler

STATE OF _____)
) ss.
COUNTY OF _____)

On this _____ day of _____, 20_____, before me, the undersigned, personally appeared _____ and _____, the Mayor and Clerk of the **CITY OF CHANDLER,** an Arizona municipal corporation, and such authorized representative acknowledged that this document was executed on behalf of the corporation for the purposes therein contained.

My Commission Expires:

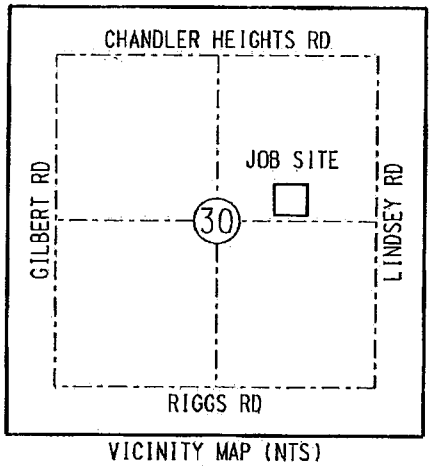
_____ _____
Notary Public

_____
Notary Stamp/Seal

Note: This instrument is exempt from the real estate transfer fee and affidavit of legal value required under A.R.S. Sections 11-1132 and 11-1133 pursuant to the exemptions set forth in A.R.S. Sections 11-1134(A)(2) and (A)(3).

Approved Greg Moore, SRP, 3/05-jcm – Note: Changes made and approved by EMN 7/15/05
S/Landform/Negotiated Easements/City of Chandler
Cimage

EXHIBIT "A"



VICINITY MAP (NTS)
T2S R6E
G&SRM

NORTH

ABBREVIATION TABLE

APN	ASSESSOR'S PARCEL NUMBER
BCHH	BRASS CAP IN HANDHOLE
BK	BOOK
COR	CORNER
DKT	DOCKET
DOC	DOCUMENT
EPAD	EQUIPMENT PAD
FND	FOUND
LVI	LAST VISUAL INSPECTION
MCR	MARICOPA COUNTY RECORDS
PUE	PUBLIC UTILITY EASEMENT
PG	PAGE
RBR	REBAR

LEGEND

- SECTION AND CENTERLINE
- PROPERTY LINE
- CENTERLINE OF 8' EASEMENT
- EXISTING EASEMENT
- SECTION CORNER AS NOTED
- EQUIPMENT PAD(S) UNLESS OTHERWISE NOTED ARE PART OF THE EASEMENT

BASIS OF BEARING:
SOUTH LINE OF THE NORTHEAST 1/4
OF SECTION 30,T2S,R6E
AS SHOWN IN BOOK 717 OF MAPS, PAGE 49,MCR

UNDERGROUND ELECTRIC POWER LINE RIGHT-OF-WAY MARICOPA COUNTY, ARIZONA

CAUTION

THE EASEMENT LOCATION AS HEREON DELINEATED MAY CONTAIN HIGH VOLTAGE ELECTRICAL EQUIPMENT, NOTICE IS HEREBY GIVEN THAT THE LOCATION OF UNDERGROUND ELECTRICAL CONDUCTORS OR FACILITIES MUST BE VERIFIED AS REQUIRED BY ARIZONA REVISED STATUTES, SECTION 40-380.21, ET. SEQ., ARIZONA BLUE STAKE LAW, PRIOR TO ANY EXCAVATION.

NOTES

THIS EXHIBIT IS INTENDED TO ACCOMPANY AN EASEMENT. ALL PARCELS SHOWN WERE PLOTTED FROM RECORD INFORMATION, AND NO ATTEMPT HAS BEEN MADE TO VERIFY THE LOCATION OF ANY BOUNDARIES SHOWN. THIS IS NOT AN ARIZONA BOUNDARY SURVEY.

ALL ELECTRIC LINES SHOWN ARE MEASURED TO THE WINDOW OF THE EQUIPMENT PAD UNLESS OTHERWISE NOTED.

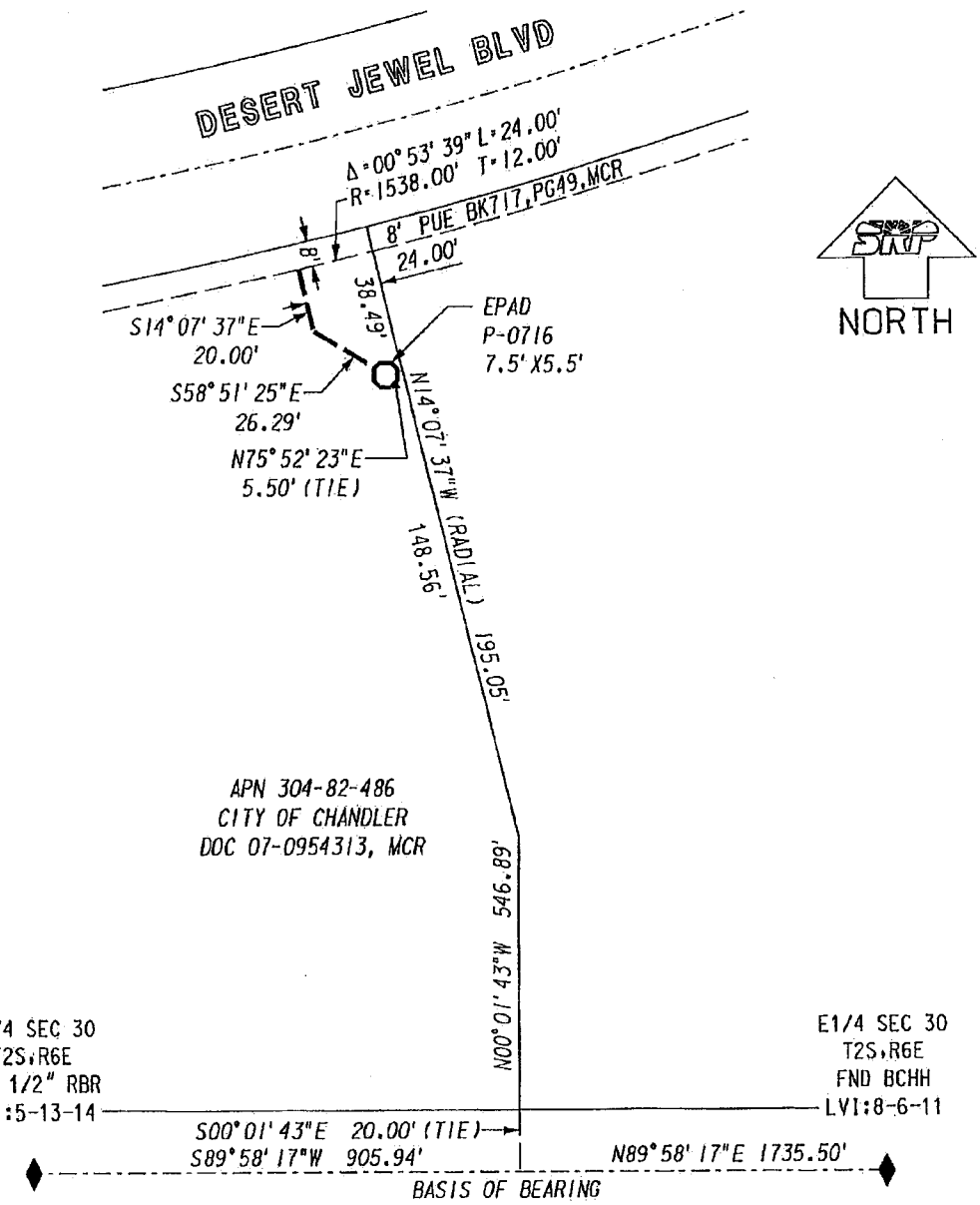
SALT RIVER PROJECT
AGRICULTURAL IMPROVEMENT & POWER DISTRICT

SURVEY DIVISION
LAND DEPARTMENT

SRP JOB NUMBER: 8600	SCALE: NTS
AMP/LDWR NO.: T2003672	SHEET: 1 OF 2
AGENT: K.BOCKMAN JRS 6-17-14	SHEET SIZE: 8.5"x11"
DRAWN: J.ZAPPELA	REVISION: 0
CHECKED BY: K.GOREHAM	CREW CHIEF: J.GREIFE
DATE: 6-10-14	FIELD DATE: 5-13-14

VALENCIA PARK
NE 1/4, SECTION 30
T.2 S., R.6 E
30.8 EAST-10.2 SOUTH

EXHIBIT "A"



SALT RIVER PROJECT AGRICULTURAL IMPROVEMENT & POWER DISTRICT		SURVEY DIVISION LAND DEPARTMENT
SRP JOB NUMBER: 8600	SCALE: NTS	VALENCIA PARK NE 1/4, SECTION 30 T.2 S., R.6 E 30.8 EAST-10.2 SOUTH
AMP/LDWR NO.: T2003672	SHEET:2 OF 2	
AGENT:K.BOCKMAN JRS 6-17-14	SHEET SIZE: 8.5"x11"	
DRAWN:J.ZAPPELA	REVISION: 0	
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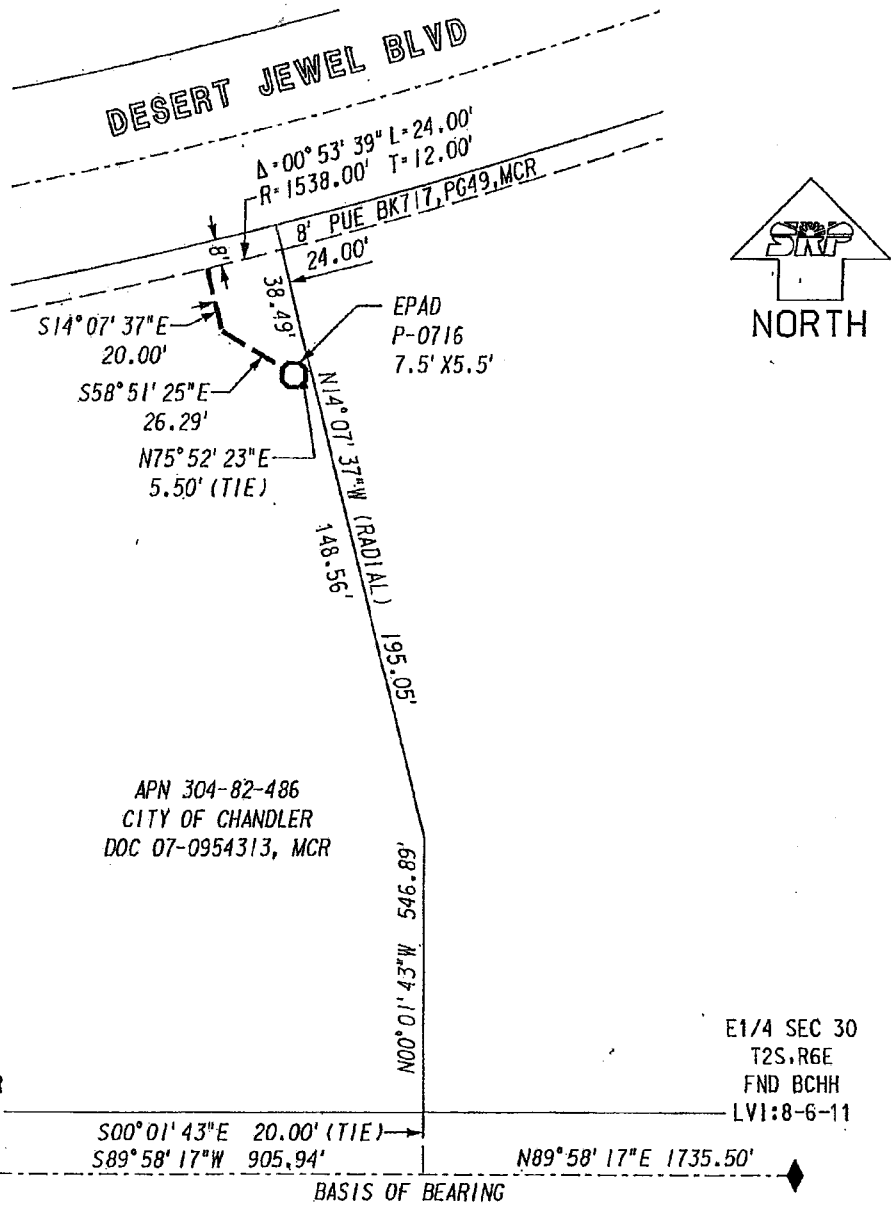

SALT RIVER PROJECT AGRICULTURAL IMPROVEMENT & POWER DISTRICT		SURVEY DIVISION LAND DEPARTMENT
SRP JOB NUMBER: 8600	SCALE: NTS	VALENCIA PARK
AMP/LDWR NO.: T2003672	SHEET: 2 OF 2	NE 1/4, SECTION 30
AGENT: K.BOCKMAN JRS 6-17-14	SHEET SIZE: 8.5"x11"	T.2 S., R.6 E
DRAWN: J.ZAPPELA	REVISION: 0	30.8 EAST-10.2 SOUTH
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