



**Chandler • Arizona**  
*Where Values Make The Difference*

#9  
APR 26 2007

**MEMORANDUM**

**Real Estate Council Memo No. RE07-282**

**DATE:** APRIL 26, 2007

**TO:** MAYOR AND COUNCIL

**THRU:** W. MARK PENTZ, CITY MANAGER  
DANIEL W. COOK, ACTING PUBLIC WORKS DIRECTOR  
MIKE NORMAND, ACTING ASSISTANT PUBLIC WORKS DIRECTOR-  
TRANSPORTATION & OPERATIONS

**FROM:** ERICH KUNTZE, REAL ESTATE OPERATIONS COORDINATOR

**SUBJECT:** ORDINANCE NO. 3907 GRANTING AN IRRIGATION EASEMENT TO SALT RIVER PROJECT AT NO COST TO ACCOMMODATE UNDERGROUND CONSTRUCTION OF RELOCATED IRRIGATION FACILITIES DUE TO ROAD IMPROVEMENTS FOR THE COOPER ROAD AND PECOS ROAD PROJECT.

RECOMMENDATION: Staff recommends approval of Ordinance No. 3907 granting an Irrigation Easement to Salt River Project ("SRP") at no cost to accommodate underground construction of relocated irrigation facilities due to road improvements for the Cooper Road and Pecos Road Project.

BACKGROUND/DISCUSSION: The City of Chandler is in the process of improving Cooper Road and Pecos Road from the Consolidated canal to the 202 Freeway. To accommodate these improvements it is necessary to grant SRP an Irrigation Easement for the relocation and underground construction of existing irrigation facilities. Construction of this project is anticipated to be completed by Spring 2008.

Because the City directly benefits from granting this easement, the easement is being granted at no cost. Staff has confirmed that SRP has prior rights.

FINANCIAL IMPLICATIONS: NONE

Cost: N/A  
Savings: N/A  
Long Term Costs: N/A

Page Two  
Council Meeting of 4/26/07  
Memo # RE07-282

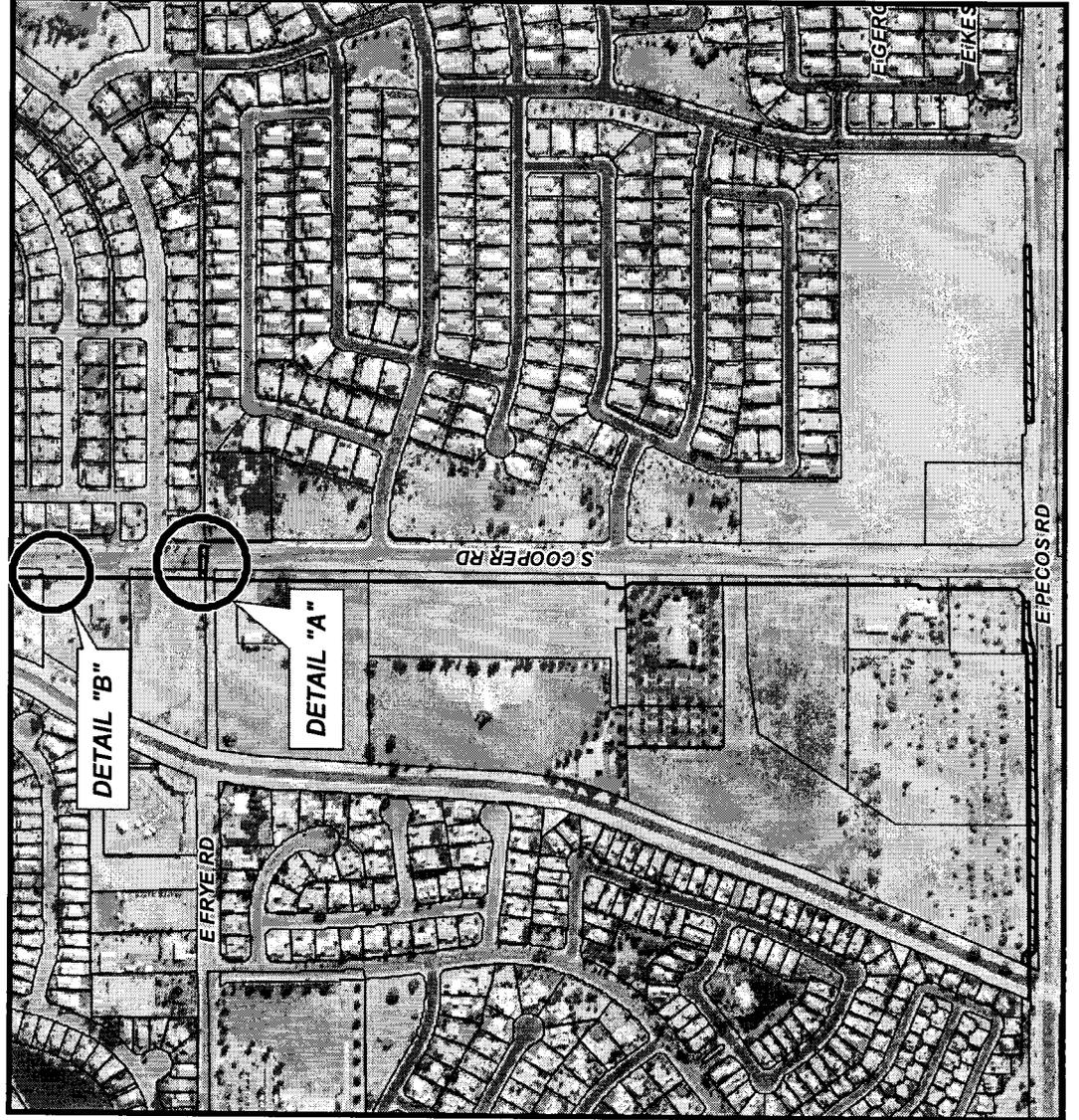
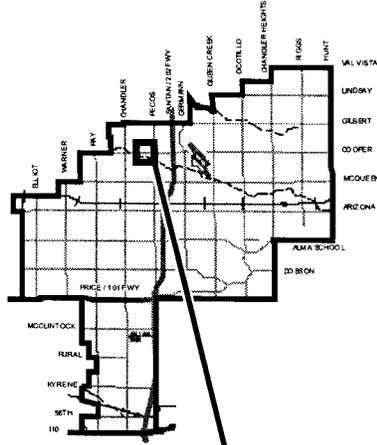
PROPOSED MOTION: Staff recommends approval of Ordinance No. 3907 granting an irrigation easement to Salt River Project at no cost to accommodate the underground construction of relocated irrigation facilities due to road improvements for the Cooper Road and Pecos Road Project.

Attachments: Ordinance No. 3907  
Easement  
Location/Site Map

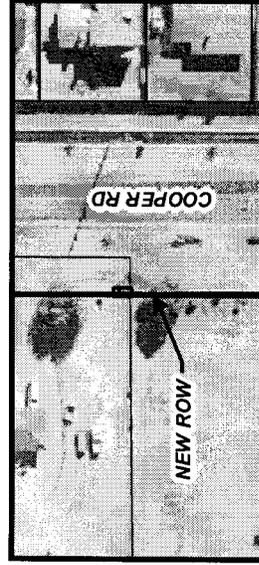
# GRANTING AN IRRIGATION EASEMENT TO SALT RIVER PROJECT



MEMO NO. RE07-282



DETAIL "A"



DETAIL "B"

**LEGEND**

- IRRIGATION EASEMENT
- NEW RIGHT-OF-WAY



ORDINANCE NO. 3907

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CHANDLER, ARIZONA, TO AUTHORIZE AND APPROVE GRANTING AN IRRIGATION EASEMENT TO SALT RIVER PROJECT AT NO COST TO ACCOMMODATE UNDERGROUND CONSTRUCTION OF RELOCATED IRRIGATION FACILITIES DUE TO ROAD IMPROVEMENTS FOR THE COOPER ROAD AND PECOS ROAD PROJECT.

WHEREAS, Salt River Project requested an irrigation easement from the City in order to relocate and underground a portion of existing irrigation facilities on Pecos Road west of Cooper Road and on Cooper Road north of Pecos Road; and

WHEREAS, because the relocation and construction of underground facilities is necessary to accommodate a City road widening and improvement project there are no costs charged to Salt River Project for the Irrigation Easement;

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 is authorized to approve the granting of an irrigation easement to Salt River Project through, over, under and across that certain property described in Exhibits "A" (Legal Descriptions) and Exhibits "B, B-1, B-2" (Drawings), attached hereto and made a part hereof by reference.

Section 2. That the granting of this irrigation easement shall be in the form as approved by the City Attorney.

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

INTRODUCED AND TENTATIVELY APPROVED by the City Council this \_\_\_\_ day of \_\_\_\_\_, 2007.

ATTEST:

\_\_\_\_\_  
CITY CLERK

\_\_\_\_\_  
MAYOR

PASSED AND ADOPTED by the City Council this \_\_\_\_ day of \_\_\_\_\_, 2007.

ATTEST:

\_\_\_\_\_  
CITY CLERK

\_\_\_\_\_  
MAYOR

CERTIFICATION

I HEREBY CERTIFY that the above and foregoing Ordinance No.3907 was duly passed and adopted by the City Council of the City of Chandler, Arizona, at a regular meeting held on the \_\_\_\_ day of \_\_\_\_\_, 2007, and that a quorum was present thereat.

\_\_\_\_\_  
CITY CLERK

APPROVED AS TO FORM:

\_\_\_\_\_  
CITY ATTORNEY *CA#3*

**EXHIBIT "A"**

LEGAL DESCRIPTION  
FOR  
PECOS ROADWAY IMPROVEMENTS  
SALT RIVER PROJECT IRRIGATION EASEMENT  
IN PECOS ROADWAY RIGHT-OF-WAY

**Area 1:**

That portion of a parcel of land described as Pecos Roadway Right-of-Way, records of MARICOPA COUNTY, ARIZONA located in the SOUTHEAST QUARTER of SECTION 35, TOWNSHIP 1 SOUTH, RANGE 5 EAST of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:

Commencing at the SOUTHEAST CORNER of SECTION 35, being monumented with a Brass Cap in Hand Hole, from which the NORTH QUARTER CORNER of SECTION 1 bears NORTH 89° 32' 24" EAST a distance of 2650.57 FEET, said line being the North line of the Northwest Quarter of said Section 1 and the basis of bearing for this description;

THENCE, SOUTH 89° 29' 13" WEST, a distance of 111.79 FEET;

THENCE, NORTH 01° 30' 58" WEST, a distance of 57.08 FEET, to the TRUE POINT OF BEGINNING;

THENCE, SOUTH 88° 29' 02" WEST, a distance of 116.22 FEET;

THENCE, SOUTH 74° 43' 13" WEST, a distance of 41.16 FEET;

THENCE, SOUTH 88° 18' 04" WEST, a distance of 314.42 FEET;

THENCE, SOUTH 89° 38' 24" WEST, a distance of 246.84 FEET;

THENCE, NORTH 89° 29' 56" WEST, a distance of 398.80 FEET;

THENCE, NORTH 45° 30' 47" WEST, a distance of 27.21 FEET, to a point on the proposed north right-of-way line of Pecos Road;

THENCE, NORTH 89° 29' 13" EAST, along said proposed right-of-way line of Pecos Road, a distance of 62.26 FEET;

THENCE, SOUTH 89° 29' 55" EAST, a distance of 355.84 FEET;

THENCE, NORTH 89° 38' 24" EAST, a distance of 246.59 FEET;

THENCE, NORTH 88° 18' 04" EAST, a distance of 311.81 FEET;

THENCE, NORTH 74° 42' 35" EAST, a distance of 41.19 FEET, to a point on the proposed north right-of-way line of Pecos Road;

THENCE, NORTH 89° 29' 13" EAST, along said proposed right-of-way line of Pecos Road, a distance of 118.66 FEET;



THENCE, SOUTH 01° 30' 58" EAST, a distance of 17.93 FEET to the TRUE POINT OF BEGINNING.

Area 1 containing an area of 22,391.6 SQUARE FEET or 0.51 ACRES, more or less.  
See Exhibit "B-1"

**Area 2:**

That portion of a parcel of land described as Pecos Roadway Right-of-Way, records of MARICOPA COUNTY, ARIZONA located in the SOUTHWEST QUARTER of SECTION 36, TOWNSHIP 1 SOUTH, RANGE 5 EAST of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:

Commencing at the SOUTHEAST CORNER of SECTION 35, being monumented with a Brass Cap in Hand Hole, from which the NORTH QUARTER CORNER of SECTION 1 bears NORTH 89° 32' 24" EAST a distance of 2650.57 FEET, said line being the North line of the Northwest Quarter of said Section 1 and the basis of bearing for this description;

THENCE, NORTH 89° 32' 24" EAST, a distance of 460.01 FEET;

THENCE, NORTH 00° 20' 56" WEST, a distance of 42.18 FEET to the TRUE POINT OF BEGINNING;

THENCE, NORTH 00° 20' 56" WEST, a distance of 20.00 FEET;

THENCE, NORTH 89° 39' 04" EAST, a distance of 559.19 FEET;

THENCE, SOUTH 00° 00' 00" EAST, a distance of 20.00 FEET;

THENCE, SOUTH 89° 39' 04" WEST, a distance of 559.07 FEET to the TRUE POINT OF BEGINNING.



Area 2 containing an area of 11,182.6 SQUARE FEET or 0.26 ACRES, more or less.  
See Exhibit "B-2"

Area 1 and Area 2 containing a total area of 33,574.2 SQUARE FEET or 0.77 ACRES, more or less.

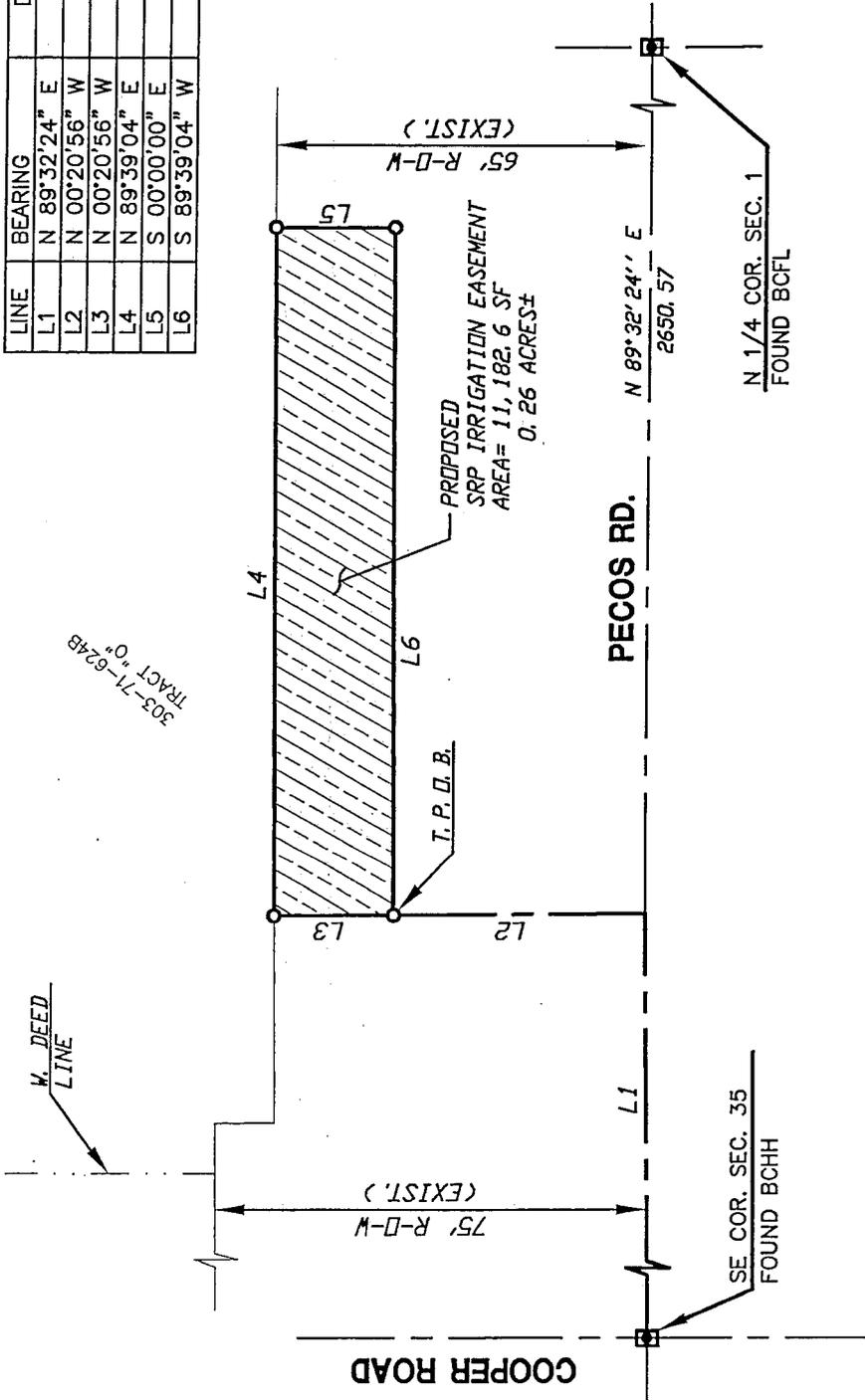
Note: The legal description above is based on recorded documents such as the subject parcel's deed, adjacent parcel deeds and/or plats. It is not based on a boundary survey of the subject parcel.



**Entellus**  
 2285 N. 44th Street Suite 135  
 Phoenix, AZ 85008-5279  
 Tel 602.544.2566  
 Fax 602.544.9947  
 E-Mail: www.entellus.com

# EXHIBIT "B-2"

## SALT RIVER PROJECT IRRIGATION EASEMENT IN PECOS ROAD RIGHT-OF-WAY



LINE	BEARING	DISTANCE
L1	N 89°32'24" E	460.01'
L2	N 00°20'56" W	42.18'
L3	N 00°20'56" W	20.00'
L4	N 89°39'04" E	559.19'
L5	S 00°00'00" E	20.00'
L6	S 89°39'04" W	559.07'

SCALE: N.T.S.



**CITY OF CHANDLER**  
 PECOS ROAD IMPROVEMENTS  
 SECTION 35, T.18, R.6E  
**PROPOSED SRP IRRIGATION EASEMENT**  
 DFT: 10/02/08 REVISED: / /  
 DRAWN BY: RT CHECKED: SB  
 FILE: SRP101PECOS-EAST 01 PAGE: 4 OF 4

**LEGEND**  
 PROPOSED SRP IRRIGATION EASEMENT  
**BASIS OF BEARING**  
 THE NORTH LINE OF THE NORTHWEST QUARTER  
 OF SECTION 1 BEARING N 89°32'24" E

NOTE: THIS EXHIBIT IS BASED ON RECORDED DOCUMENTS SUCH AS THE SUBJECT PARCEL'S DEED, AND ADJACENT DEEDS AND/OR PLATS. IT IS NOT BASED ON A BOUNDARY SURVEY OF THE SUBJECT PARCEL.

LEGAL DESCRIPTION  
FOR  
PARCEL NO. 303-02-009E  
PECOS ROADWAY IMPROVEMENTS  
SALT RIVER PROJECT IRRIGATION EASEMENT



That portion of a parcel of land as described in Deed #97-0303781, records of MARICOPA COUNTY, ARIZONA located in the SOUTHEAST QUARTER of SECTION 35, TOWNSHIP 1 SOUTH, RANGE 5 EAST of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:

Commencing at the SOUTHEAST CORNER of SECTION 35, being monumented with a Brass Cap in Hand Hole, from which the NORTH QUARTER CORNER of SECTION 1 bears NORTH 89° 32' 24" EAST a distance of 2650.57 FEET, said line being the North line of the Northwest Quarter of said Section 1 and the basis of bearing for this description;

THENCE, SOUTH 89° 29' 13" WEST, a distance of 1305.66 FEET to a point on the east right-of-way line of the Consolidated Canal;

THENCE, NORTH 23° 18' 13" EAST, along said east right-of-way line of the Consolidated Canal, a distance of 72.54 FEET to the TRUE POINT OF BEGINNING;

THENCE, continuing NORTH 23° 18' 13" EAST, along said east right-of-way line of the Consolidated Canal, a distance of 21.94 FEET;

THENCE, NORTH 89° 02' 22" EAST, a distance of 26.19 FEET;

THENCE, SOUTH 45° 30' 47" EAST, a distance of 29.73 FEET;

THENCE, SOUTH 89° 29' 55" EAST, a distance of 34.60 FEET, to a point on the proposed north right-of-way line of Pecos Road;

THENCE, SOUTH 89° 29' 13" WEST, along said proposed right-of-way line of Pecos Road, a distance of 62.26 FEET;

THENCE, NORTH 45° 30' 47" WEST, a distance of 2.22 FEET;

THENCE, SOUTH 89° 02' 22" WEST, a distance of 26.83 FEET to the TRUE POINT OF BEGINNING.

Containing an area of 868.7 SQUARE FEET or 0.02 ACRES, more or less.

See Exhibit "B"

Note: The legal description above is based on recorded documents such as the subject parcel's deed, adjacent parcel deeds and/or plats. It is not based on a boundary survey of the subject parcel.

**Entellus**  
 2265 N. 44th Street, Suite 126  
 Phoenix, AZ 85008-5279  
 Tel: 602.244.5268  
 Fax: 602.244.5947  
 E-Mail: www.entellus.com

# EXHIBIT "B"

APN# 303-02-009E

## SALT RIVER PROJECT IRRIGATION EASEMENT

PROPOSED  
 SRP IRRIGATION EASEMENT  
 AREA= 868.7 SF  
 0.02 ACRES±

CONSOLIDATED  
 CANAL

T. P. D. B.

PECOS RD.

S. 1/4 COR. SEC 35

(CALC. POSITION)

ESTABLISHED FROM BK 589, PG 48;  
 BK 439, PG 22; BK 425, PG 17;  
 AND C.O.C. CORNER RECORDS

65' R-D-W PROPOSED  
 33' R-D-W (EXIST.)

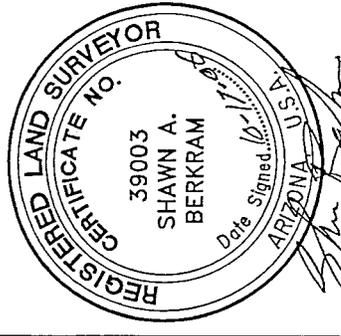
SCALE: N.T.S.

N 1/4 COR. SEC. 1  
 FOUND BCFL

N 89°32'24" E  
 2650.57

SE COR. SEC. 35  
 FOUND BCHH

LINE	BEARING	DISTANCE
L1	S 89°29'13" W	1305.66'
L2	N 23°18'13" E	72.54'
L3	N 23°18'13" E	21.94'
L4	N 89°02'22" E	26.19'
L5	S 45°30'47" E	29.73'
L6	S 89°29'55" E	34.60'
L7	S 89°29'13" W	62.26'
L8	N 45°30'47" W	2.22'
L9	S 89°02'22" W	26.83'



### LEGEND



PROPOSED SRP IRRIGATION EASEMENT

BASIS OF BEARING

THE SOUTH LINE OF THE SOUTHWEST QUARTER  
 OF SECTION 36 BEARING N 89°32'24" E

CITY OF CHANDLER

PECOS ROAD IMPROVEMENTS

SECTION 86, T.18, R.6E

PROPOSED SRP  
 IRRIGATION EASEMENT

DFT: 10/02/08

REVISION: / /  
 DRAWN BY: AL

CHECKED: SB

FILE: 303-02-009E-SRPI01

PAGE: 2 OF 2

NOTE: THIS EXHIBIT IS BASED ON RECORDED DOCUMENTS SUCH AS THE SUBJECT PARCEL'S DEED, AND ADJACENT DEEDS AND/OR PLATS. IT IS NOT BASED ON A BOUNDARY SURVEY OF THE SUBJECT PARCEL.

**EXHIBIT "A"**

**LEGAL DESCRIPTION  
FOR  
COOPER ROADWAY IMPROVEMENTS  
SALT RIVER PROJECT IRRIGATION EASEMENT  
IN COOPER ROADWAY RIGHT-OF-WAY**

**Area 1:**

That portion of a parcel of land as described as Cooper Roadway Right-of-Way, records of MARICOPA COUNTY, ARIZONA located in the NORTHEAST QUARTER of SECTION 35, TOWNSHIP 1 SOUTH, RANGE 5 EAST of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:

Commencing at the EAST QUARTER CORNER of SECTION 35, being monumented with a Brass Cap in Hand Hole (found buried), from which the NORTHEAST CORNER of SECTION 35 bears NORTH 00° 05' 02" EAST a distance of 2,658.54 FEET, said line being the East line of the Northeast Quarter of said Section 35 and the basis of bearing for this description;

THENCE, NORTH 00° 05' 02" EAST, a distance of 13.09 FEET to the TRUE POINT OF BEGINNING;

THENCE, SOUTH 88° 15' 37" EAST, a distance of 40.31 FEET;

THENCE, SOUTH 01° 44' 23" WEST, a distance of 20.00 FEET;

THENCE, NORTH 88° 15' 37" WEST, a distance of 96.80 FEET;

THENCE, NORTH 01° 57' 12" EAST, a distance of 4.64 FEET;

THENCE, SOUTH 89° 18' 45" WEST, a distance of 3.11 FEET;

THENCE, NORTH 00° 05' 03" EAST, a distance of 13.59 FEET;

THENCE, NORTH 89° 18' 27" EAST, a distance of 3.55 FEET;

THENCE, NORTH 01° 57' 12" EAST, a distance of 1.76 FEET;

THENCE, SOUTH 88° 15' 37" EAST, a distance of 56.42 FEET to the TRUE POINT OF BEGINNING.

Containing an area of 1980.5 SQUARE FEET or 0.05 ACRES, more or less.

See Exhibit "B-1"

Note: The legal description above is based on recorded documents such as the subject parcel's deed, adjacent parcel deeds and/or plats. It is not based on a boundary survey of the subject parcel.



**Area 2:**

That portion of a parcel of land as described as Cooper Roadway Right-of-Way, records of MARICOPA COUNTY, ARIZONA located in the NORTHEAST QUARTER of SECTION 35, TOWNSHIP 1 SOUTH, RANGE 5 EAST of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:

Commencing at the EAST QUARTER CORNER of SECTION 35, being monumented with a Brass Cap in Hand Hole (found buried), from which the NORTHEAST CORNER of SECTION 35 bears NORTH 00° 05' 02" EAST a distance of 2,658.54 FEET, said line being the East line of the Northeast Quarter of said Section 35 and the basis of bearing for this description;

THENCE, NORTH 00° 05' 02" EAST, a distance of 508.60 FEET;

THENCE, SOUTH 89° 54' 33" WEST, a distance of 54.67 FEET to the TRUE POINT OF BEGINNING;

THENCE, SOUTH 89° 49' 42" WEST, a distance of 5.33 FEET;

THENCE, NORTH 00° 05' 02" EAST, parallel to and 54.67 feet west of the East line of the Northeast Quarter of said Section 35, a distance of 13.00 FEET;

THENCE, NORTH 89° 49' 42" EAST, a distance of 5.28 FEET;

THENCE, SOUTH 00° 10' 18" EAST, a distance of 13.00 FEET to the TRUE POINT OF BEGINNING.

Area 2 containing an area of 69.0 SQUARE FEET or 0.002 ACRES, more or less.  
See Exhibit "B-2"

Area 1 and Area 2 containing a total area of 2,049.5 SQUARE FEET or 0.05 ACRES, more or less.

Note: The legal description above is based on recorded documents such as the subject parcel's deed, adjacent parcel deeds and/or plats. It is not based on a boundary survey of the subject parcel.



NOTE: THIS EXHIBIT IS BASED ON RECORDED DOCUMENTS SUCH AS THE SUBJECT PARCEL'S DEED, AND ADJACENT DEEDS AND/OR PLATS. IT IS NOT BASED ON A BOUNDARY SURVEY OF THE SUBJECT PARCEL.

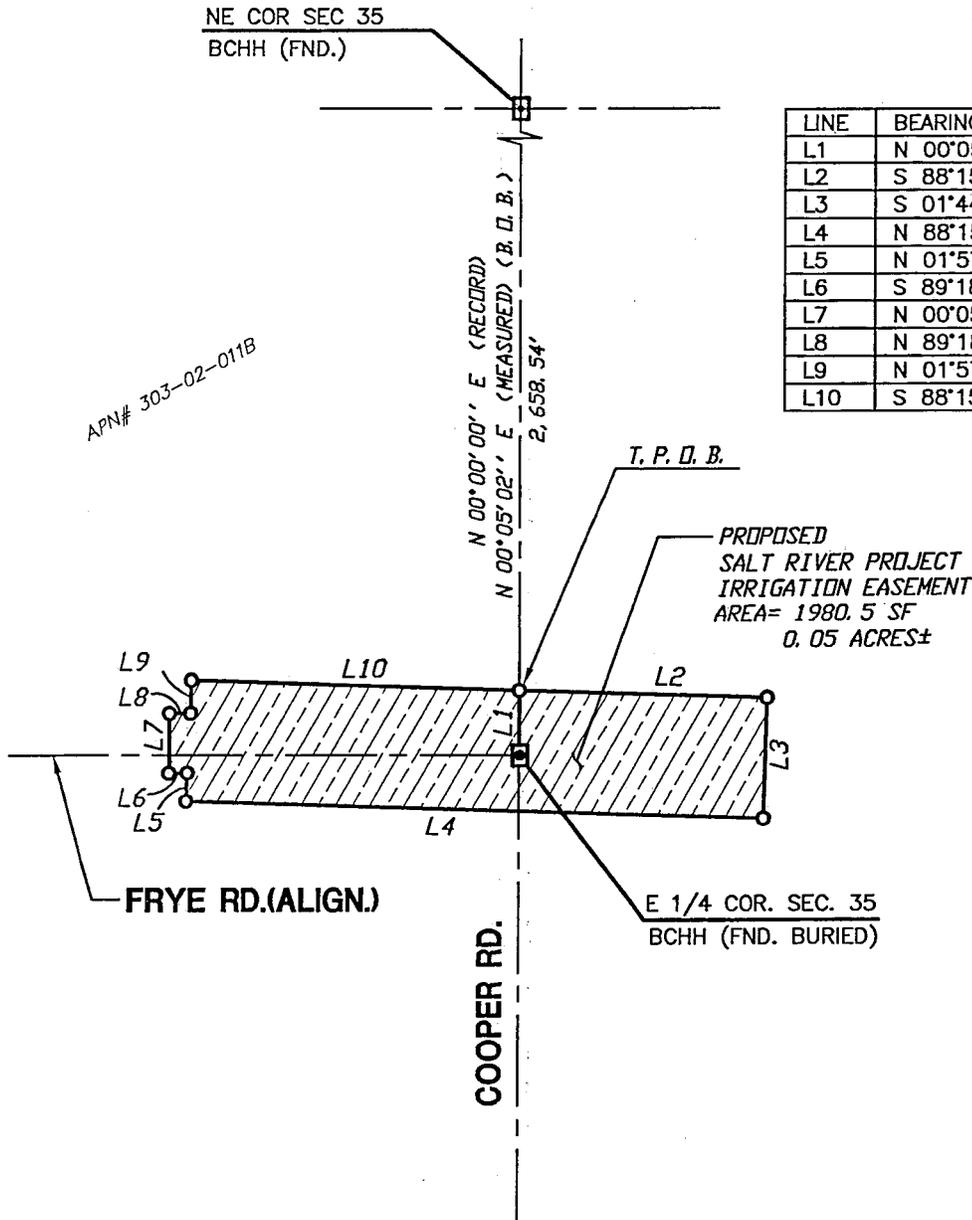
# EXHIBIT "B-1"

## SALT RIVER PROJECT IRRIGATION EASEMENT IN COOPER ROAD RIGHT-OF-WAY

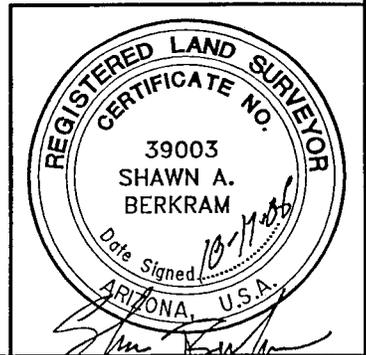


SCALE: N.T.S.

LINE	BEARING	DISTANCE
L1	N 00°05'02" E	13.09'
L2	S 88°15'37" E	40.31'
L3	S 01°44'23" W	20.00'
L4	N 88°15'37" W	96.80'
L5	N 01°57'12" E	4.64'
L6	S 89°18'45" W	3.11'
L7	N 00°05'03" E	13.59'
L8	N 89°18'27" E	3.55'
L9	N 01°57'12" E	1.76'
L10	S 88°15'37" E	56.42'



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 E-Mail: www.entellus.com



**LEGEND**



PROPOSED SALT RIVER PROJECT IRRIGATION EASEMENT

**BASIS OF BEARING**

THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 35 BEARING N 00°05'02" E

<b>CITY OF CHANDLER</b>	
COOPER ROAD IMPROVEMENTS	
SECTION 35, T.18, R.6E.	
<b>PROPOSED SALT RIVER PROJ. IRRIGATION EASEMENT</b>	
DFT: 10/04/08	REVISED: / /
DRAWN BY: RT	CHECKED: SB
FILE: SRPI COOPER STRUCT01	PAGE: 3 OF 4

NOTE: THIS EXHIBIT IS BASED ON RECORDED DOCUMENTS SUCH AS THE SUBJECT PARCEL'S DEED, AND ADJACENT DEEDS AND/OR PLATS. IT IS NOT BASED ON A BOUNDARY SURVEY OF THE SUBJECT PARCEL.

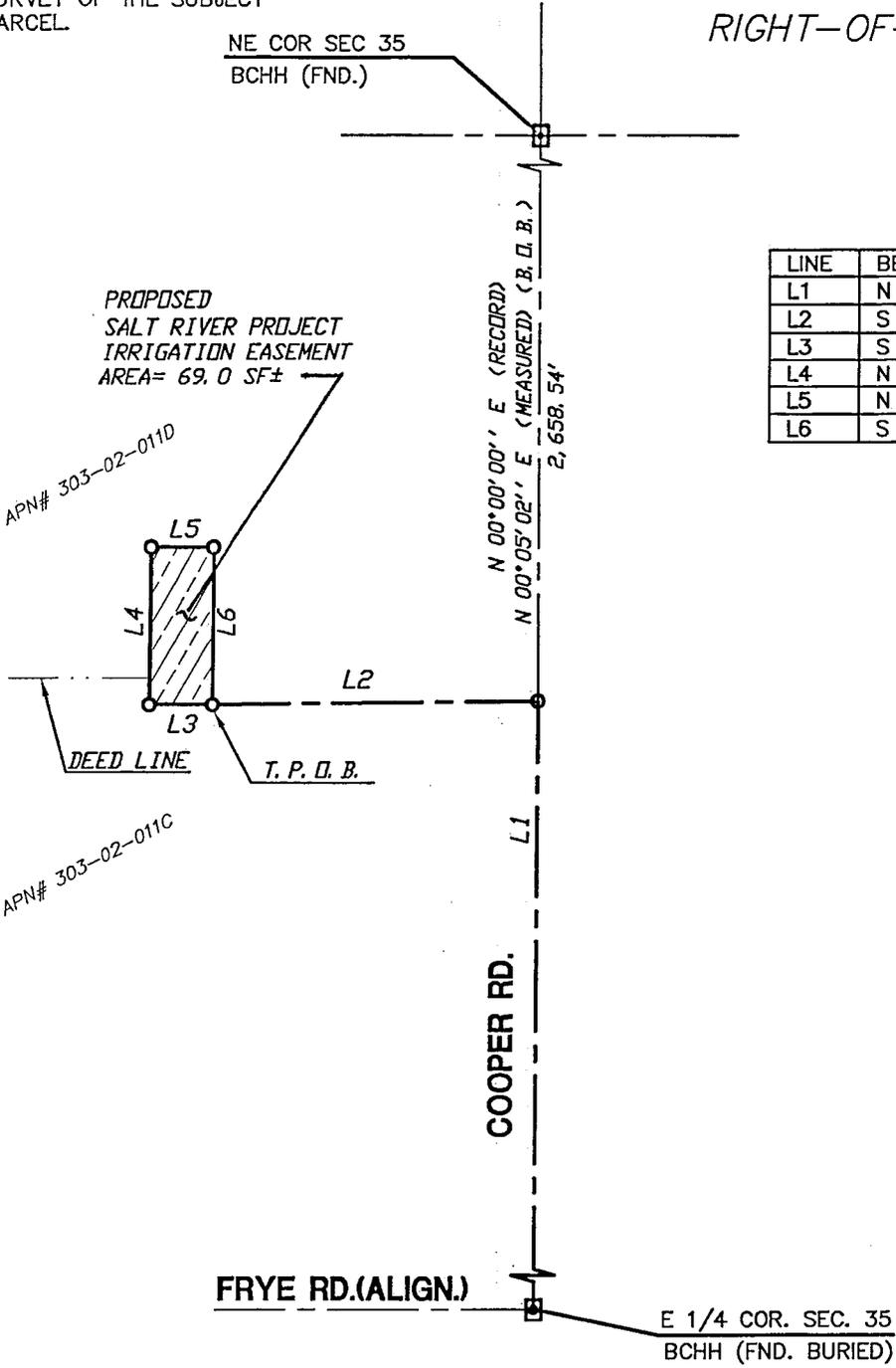
# EXHIBIT "B-2"

## SALT RIVER PROJECT IRRIGATION EASEMENT IN COOPER ROAD RIGHT-OF-WAY

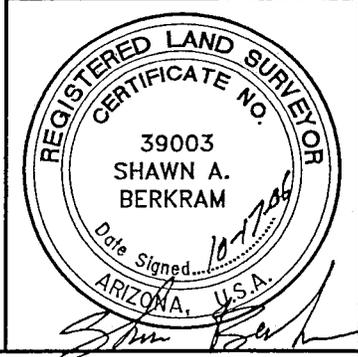


SCALE: N.T.S.

LINE	BEARING	DISTANCE
L1	N 00°05'02" E	508.60'
L2	S 89°54'33" W	54.67'
L3	S 89°49'42" W	5.33'
L4	N 00°05'02" E	13.00'
L5	N 89°49'42" E	5.28'
L6	S 00°10'18" E	13.00'



**Entellus**  
 2255 N. 44th Street Suite 125  
 Phoenix, AZ 85008.3279  
 Tel 602.244.2566  
 Fax 602.244.5947  
 E-Mail: www.entellus.com



**LEGEND**



PROPOSED SALT RIVER PROJECT IRRIGATION EASEMENT

**BASIS OF BEARING**

THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 35 BEARING N 00°05'02" E

<b>CITY OF CHANDLER</b>	
COOPER ROAD IMPROVEMENTS	
SECTION 35, T.13, R.6E	
<b>PROPOSED SALT RIVER PROJ. IRRIGATION EASEMENT</b>	
DFT: 10/04/06	REVISED: <u>   </u>
DRAWN BY: RT	CHECKED: SB
FILE: SRPI COOPER STRUCT02	PAGE: 4 OF 4

**WHEN RECORDED MAIL TO:**

**SALT RIVER PROJECT**

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

---

**IRRIGATION EASEMENT**

---

Maricopa County  
Parcel #303-02

R/W #744 Agt. PAR

Job #RD-62707

W PAR C \_\_\_\_\_

**KNOW ALL MEN BY THESE PRESENTS:**

That

**CITY OF CHANDLER**, ("Grantor"),  
an Arizona municipal corporation,

FOR AND IN CONSIDERATION OF THE SUM of One Dollar, and other valuable consideration, receipt of which is hereby acknowledged, do hereby grant to the **SALT RIVER PROJECT AGRICULTURAL IMPROVEMENT AND POWER DISTRICT**, ("Grantee"), an agricultural improvement district organized and existing under the laws of the State of Arizona, its successors and assigns, the non-exclusive right, easement and privilege to construct, reconstruct, operate and maintain an underground irrigation pipeline and irrigation turnout structure together with all the necessary and appurtenant facilities (collectively, the "Irrigation Facilities) through, over, under and across the following described property:

Said easement being more particularly described on EXHIBIT A  
attached hereto and by reference made a part hereof.

Grantee shall have the right, but not the obligation, to trim, cut and clear away trees or brush in the easement area whenever in its judgment the same shall be necessary for the convenient and safe exercise of the rights hereby granted. Grantor shall be responsible for the cost of removal of any trees or brush installed by Grantor that do not comply with the specifications in Exhibit B, attached hereto.

The Grantee shall at all times have the right of full and free ingress and egress to said easement for the purpose heretofore specified.

In the event the right, privilege and easement herein granted shall be abandoned and permanently cease to be used for the purpose herein granted, all rights herein granted shall automatically cease and revert to the Grantors, their heirs and assigns. This reversion is self-executing. However, in such event, and at Grantor's request, Grantee shall provide a quit claim deed or other recordable document sufficient to evidence the extinguishment of the easement and Grantee's interest in the real property described within this easement document.

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, successors in ownership and estate, assigns and lessees of the respective parties hereto.

Notwithstanding any of the aforesaid provisions, the easement rights granted herein shall be further subject to the following covenants, restrictions and conditions:

1. Grantor shall not erect, construct or permit to be erected or constructed any building, fence or other structure, drill any well or install swimming pools within the limits of said easement area, except Grantor reserves the right to construct, install, operate, maintain, repair, replace and reinstall surface parking areas, driveways, roadways, sidewalks, curbs and gutters, landscaping, irrigation lines, street lighting and public utilities in the easement area which comply with the specifications shown in Exhibit B attached hereto and by this reference made a part hereof, unless agreed to by Grantee in writing.
2. Other easements or permits for public utility purposes which Grantor grants in, upon, under, over and across the easement area described herein shall provide for compliance with the specifications shown in Exhibit B attached hereto and by this reference made a part hereof, unless agreed to by Grantee in writing.
3. In the event that any repair, maintenance, replacement or installation of the irrigation facilities and appurtenant conveniences will cause a disturbance or a disruption of any public street or paved roadway, Grantee shall notify Grantor, pursuant to existing practices, before Grantee undertakes any such action. In the event of an emergency, Grantee shall have use of any public street or paved roadway as it reasonably deems necessary and appropriate to correct, repair, replace or reconstruct irrigation facilities affected by the emergency and notify Grantor, pursuant to existing practices, as soon as practical after responding to the emergency. Grantee shall provide for advance warning signs, barricades, flagmen, flares, and other devices when necessary to protect the roadway user as set forth by the City Traffic Engineer in the latest edition of the "Manual on Uniform Traffic Control Devices" and any amendments and/or revisions thereto.
4. Grantor shall warrant and defend the rights, easements, and privileges hereby granted and the priority of this easement against all acts of the Grantor and no other, subject to any matter that may appear of record.

5. If, in its use of the easement area for any purpose, Grantee disturbs or damages any property or improvements of Grantor constructed in accordance with Exhibit B, all such property or improvements so disturbed or damaged shall be restored as close to its previous condition as is reasonably possible at the expense of Grantee.

6. In no event shall Grantee cause any irrigation facility to be located closer than two (2) feet from back of the curb (existing or as planned and made known to Grantee before the execution of this easement) for the adjacent public street or paved roadway, except at the point where the irrigation facility will intersect and cross under any such public street or paved roadway.

7. Nothing herein or within the attached Exhibit B shall be construed to prohibit Grantor from installing any intersecting public street or paved roadway, including any related surface parking areas, curbs and gutters, landscaping irrigation lines, street lighting and public utilities related thereto, which intersects with and crosses over that portion of Grantor's road right of way in which the easement area lies, as indicated in the attached Exhibit A; provided, Grantor shall coordinate with Grantee to assure that such facilities will not damage or unreasonably interfere with Grantee's irrigation facilities.

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

**THE CITY OF CHANDLER,**  
an Arizona municipal corporation

By: \_\_\_\_\_

Its: \_\_\_\_\_

APPROVED AS TO FORM:

\_\_\_\_\_  
City Attorney for the City of Chandler *GAB*

STATE OF \_\_\_\_\_ )  
 ) ss.  
COUNTY OF \_\_\_\_\_ )

On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before me, the undersigned, personally appeared \_\_\_\_\_, as \_\_\_\_\_, 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.

\_\_\_\_\_  
Notary Public

My Commission Expires:  
\_\_\_\_\_

\_\_\_\_\_  
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 11-1131 and 11-1132 pursuant to the exemptions set forth in A.R.S. Sections 11-1134(A)(2) and (A)(3).**

EXHIBIT "A"

LEGAL DESCRIPTION  
FOR  
PECOS ROADWAY IMPROVEMENTS  
SALT RIVER PROJECT IRRIGATION EASEMENT  
IN PECOS ROADWAY RIGHT-OF-WAY

**Area 1:**

That portion of a parcel of land described as Pecos Roadway Right-of-Way, records of MARICOPA COUNTY, ARIZONA located in the SOUTHEAST QUARTER of SECTION 35, TOWNSHIP 1 SOUTH, RANGE 5 EAST of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:

Commencing at the SOUTHEAST CORNER of SECTION 35, being monumented with a Brass Cap in Hand Hole, from which the NORTH QUARTER CORNER of SECTION 1 bears NORTH 89° 32' 24" EAST a distance of 2650.57 FEET, said line being the North line of the Northwest Quarter of said Section 1 and the basis of bearing for this description;

THENCE, SOUTH 89° 29' 13" WEST, a distance of 111.79 FEET;

THENCE, NORTH 01° 30' 58" WEST, a distance of 57.08 FEET, to the TRUE POINT OF BEGINNING;

THENCE, SOUTH 88° 29' 02" WEST, a distance of 116.22 FEET;

THENCE, SOUTH 74° 43' 13" WEST, a distance of 41.16 FEET;

THENCE, SOUTH 88° 18' 04" WEST, a distance of 314.42 FEET;

THENCE, SOUTH 89° 38' 24" WEST, a distance of 246.84 FEET;

THENCE, NORTH 89° 29' 56" WEST, a distance of 398.80 FEET;

THENCE, NORTH 45° 30' 47" WEST, a distance of 27.21 FEET, to a point on the proposed north right-of-way line of Pecos Road;

THENCE, NORTH 89° 29' 13" EAST, along said proposed right-of-way line of Pecos Road, a distance of 62.26 FEET;

THENCE, SOUTH 89° 29' 55" EAST, a distance of 355.84 FEET;

THENCE, NORTH 89° 38' 24" EAST, a distance of 246.59 FEET;

THENCE, NORTH 88° 18' 04" EAST, a distance of 311.81 FEET;

THENCE, NORTH 74° 42' 35" EAST, a distance of 41.19 FEET, to a point on the proposed north right-of-way line of Pecos Road;

THENCE, NORTH 89° 29' 13" EAST, along said proposed right-of-way line of Pecos Road, a distance of 118.66 FEET;



THENCE, SOUTH 01° 30' 58" EAST, a distance of 17.93 FEET to the TRUE POINT OF BEGINNING.

Area 1 containing an area of 22,391.6 SQUARE FEET or 0.51 ACRES, more or less.  
See Exhibit "B-1"

**Area 2:**

That portion of a parcel of land described as Pecos Roadway Right-of-Way, records of MARICOPA COUNTY, ARIZONA located in the SOUTHWEST QUARTER of SECTION 36, TOWNSHIP 1 SOUTH, RANGE 5 EAST of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:

Commencing at the SOUTHEAST CORNER of SECTION 35, being monumented with a Brass Cap in Hand Hole, from which the NORTH QUARTER CORNER of SECTION 1 bears NORTH 89° 32' 24" EAST a distance of 2650.57 FEET, said line being the North line of the Northwest Quarter of said Section 1 and the basis of bearing for this description;

THENCE, NORTH 89° 32' 24" EAST, a distance of 460.01 FEET;

THENCE, NORTH 00° 20' 56" WEST, a distance of 42.18 FEET to the TRUE POINT OF BEGINNING;

THENCE, NORTH 00° 20' 56" WEST, a distance of 20.00 FEET;

THENCE, NORTH 89° 39' 04" EAST, a distance of 559.19 FEET;

THENCE, SOUTH 00° 00' 00" EAST, a distance of 20.00 FEET;

THENCE, SOUTH 89° 39' 04" WEST, a distance of 559.07 FEET to the TRUE POINT OF BEGINNING.



Area 2 containing an area of 11,182.6 SQUARE FEET or 0.26 ACRES, more or less.  
See Exhibit "B-2"

Area 1 and Area 2 containing a total area of 33,574.2 SQUARE FEET or 0.77 ACRES, more or less.

Note: The legal description above is based on recorded documents such as the subject parcel's deed, adjacent parcel deeds and/or plats. It is not based on a boundary survey of the subject parcel.



2255 N. 44th Street, Suite 1125  
 Phoenix, AZ 85008-3279  
 Tel 602.244.8296  
 Fax 602.244.8947  
 E-Mail: www.entellus.com

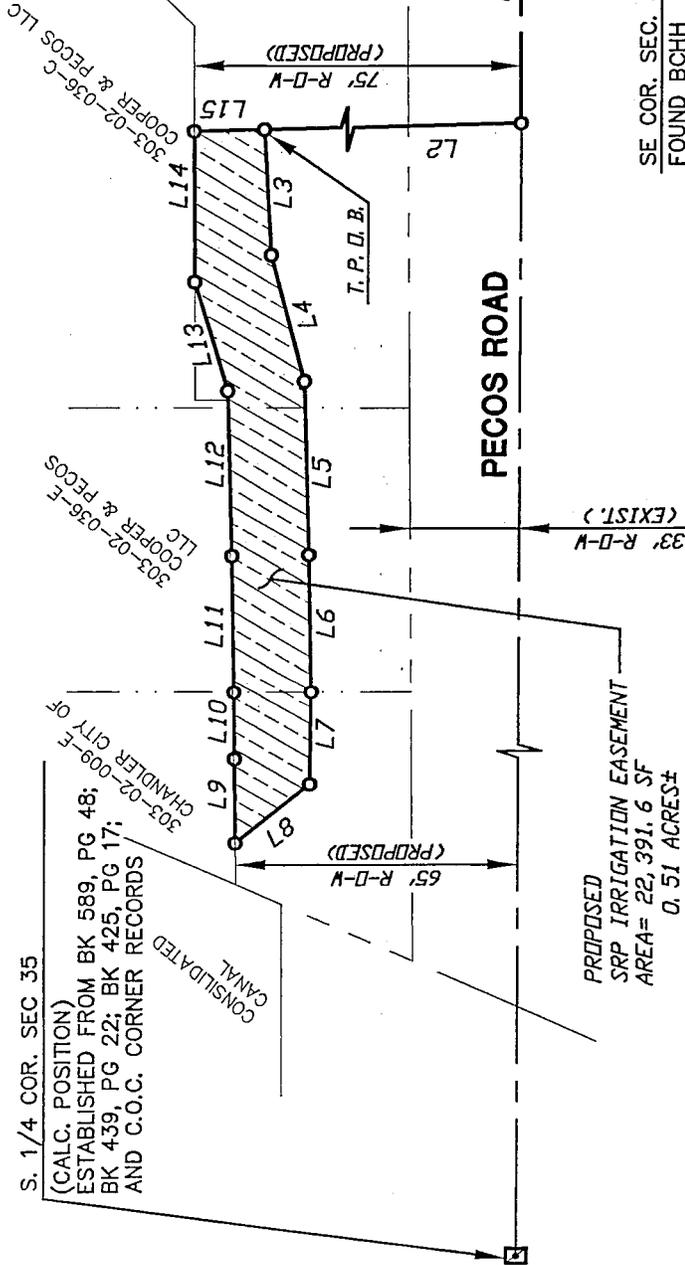
# EXHIBIT "B-1"

SALT RIVER PROJECT IRRIGATION EASEMENT  
 IN PECOS ROAD RIGHT-OF-WAY

S. 1/4 COR. SEC 35

(CALC. POSITION)  
 ESTABLISHED FROM BK 589, PG 48;  
 BK 439, PG 22; BK 425, PG 17;  
 AND C.O.C. CORNER RECORDS

CONSOLIDATED  
 CANAL  
 305-02-009-F  
 CHANDLER CITY OF  
 COOPER & PECOS  
 L.C.



PROPOSED  
 SRP IRRIGATION EASEMENT  
 AREA = 22,391.6 SF  
 0.51 ACRES±

LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
L1	S 89°29'13" W	111.79'	L9	N 89°29'13" E	62.26'
L2	N 01°30'58" W	57.08'	L10	S 89°29'55" E	355.84'
L3	S 88°29'02" W	116.22'	L11	N 89°38'24" E	246.59'
L4	S 74°43'13" W	41.16'	L12	N 88°18'04" E	311.81'
L5	S 88°18'04" W	314.42'	L13	N 74°42'35" E	41.19'
L6	S 89°38'24" W	246.84'	L14	N 89°29'13" E	118.66'
L7	N 89°29'56" W	398.80'	L15	S 01°30'58" E	17.93'
L8	N 45°30'47" W	27.21'			

**LEGEND**



PROPOSED SRP IRRIGATION EASEMENT

BASIS OF BEARING

THE NORTH LINE OF THE NORTHWEST QUARTER  
 OF SECTION 1 BEARING N 89°32'24" E

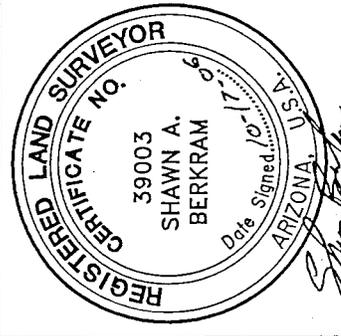
NOTE: THIS EXHIBIT IS BASED  
 ON RECORDED DOCUMENTS  
 SUCH AS THE SUBJECT  
 PARCEL'S DEED, AND ADJACENT  
 DEEDS AND/OR PLATS. IT IS  
 NOT BASED ON A BOUNDARY  
 SURVEY OF THE SUBJECT  
 PARCEL.

SCALE: N.T.S.

N. 1/4 COR. SEC. 1  
 FOUND BCFL

N 89°32'24" E  
 2650.57'

SE. COR. SEC. 35  
 FOUND BCHH



CITY OF CHANDLER

PECOS ROAD IMPROVEMENTS

SECTION 35, T.18, R.6E.

PROPOSED SRP  
 IRRIGATION EASEMENT

DFT: 10/02/08

REVISED: / /

DRAWN BY: RT

CHECKED: SB

FILE: SRP\onPECOS\_WEST 01

**Entellus**  
 2255 N. 44th Street, Suite 125  
 Phoenix, AZ 85008, 3279  
 Tel: 602.244.2566  
 Fax: 602.244.8947  
 E-Mail: www.entellus.com

# EXHIBIT "B-2"

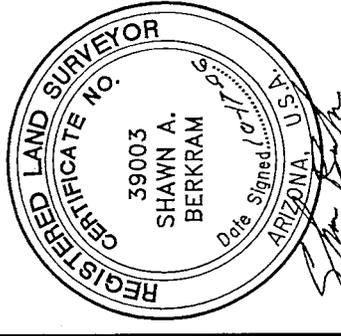
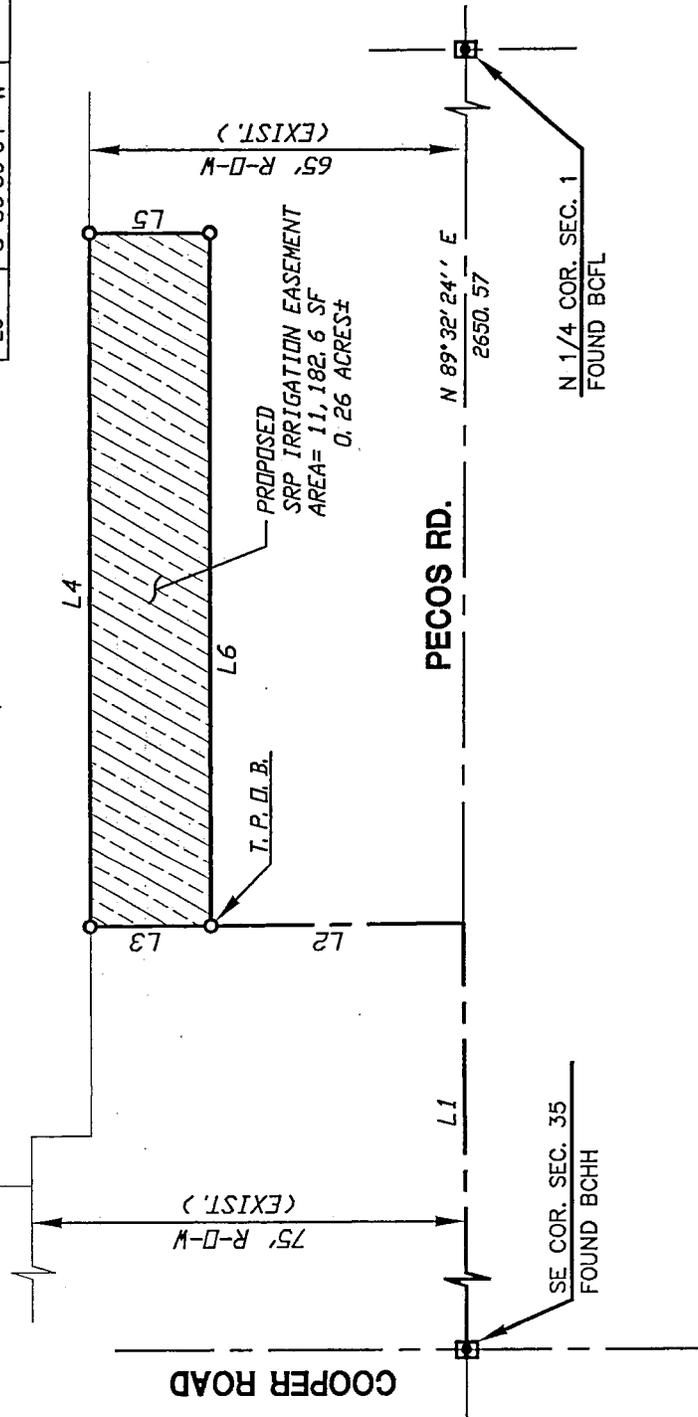
## SALT RIVER PROJECT IRRIGATION EASEMENT IN PECOS ROAD RIGHT-OF-WAY

H. DEED  
 LINE

303-71-624B  
 TRACT "D"

LINE	BEARING	DISTANCE
L1	N 89°32'24" E	460.01'
L2	N 00°20'56" W	42.18'
L3	N 00°20'56" W	20.00'
L4	N 89°39'04" E	559.19'
L5	S 00°00'00" E	20.00'
L6	S 89°39'04" W	559.07'

SCALE: N.T.S.



**CITY OF CHANDLER**  
 PECOS ROAD IMPROVEMENTS  
 SECTION 35, T.18, R.1E  
**PROPOSED SRP  
 IRRIGATION EASEMENT**  
 DFT: 10/02/06 REVISED: / /  
 DRAWN BY: RT CHECKED: SB  
 FILE: SRP10nPECOS-EAST 01 PAGE: 4 OF 4

**LEGEND**

 **PROPOSED SRP IRRIGATION EASEMENT**

**BASIS OF BEARING**  
 THE NORTH LINE OF THE NORTHWEST QUARTER  
 OF SECTION 1 BEARING N 89°32'24" E

NOTE: THIS EXHIBIT IS BASED ON RECORDED DOCUMENTS SUCH AS THE SUBJECT PARCEL'S DEED, AND ADJACENT DEEDS AND/OR PLATS. IT IS NOT BASED ON A BOUNDARY SURVEY OF THE SUBJECT PARCEL.

LEGAL DESCRIPTION  
FOR  
PARCEL NO. 303-02-009E  
PECOS ROADWAY IMPROVEMENTS  
SALT RIVER PROJECT IRRIGATION EASEMENT



That portion of a parcel of land as described in Deed #97-0303781, records of MARICOPA COUNTY, ARIZONA located in the SOUTHEAST QUARTER of SECTION 35, TOWNSHIP 1 SOUTH, RANGE 5 EAST of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:

Commencing at the SOUTHEAST CORNER of SECTION 35, being monumented with a Brass Cap in Hand Hole, from which the NORTH QUARTER CORNER of SECTION 1 bears NORTH 89° 32' 24" EAST a distance of 2650.57 FEET, said line being the North line of the Northwest Quarter of said Section 1 and the basis of bearing for this description;

THENCE, SOUTH 89° 29' 13" WEST, a distance of 1305.66 FEET to a point on the east right-of-way line of the Consolidated Canal;

THENCE, NORTH 23° 18' 13" EAST, along said east right-of-way line of the Consolidated Canal, a distance of 72.54 FEET to the TRUE POINT OF BEGINNING;

THENCE, continuing NORTH 23° 18' 13" EAST, along said east right-of-way line of the Consolidated Canal, a distance of 21.94 FEET;

THENCE, NORTH 89° 02' 22" EAST, a distance of 26.19 FEET;

THENCE, SOUTH 45° 30' 47" EAST, a distance of 29.73 FEET;

THENCE, SOUTH 89° 29' 55" EAST, a distance of 34.60 FEET, to a point on the proposed north right-of-way line of Pecos Road;

THENCE, SOUTH 89° 29' 13" WEST, along said proposed right-of-way line of Pecos Road, a distance of 62.26 FEET;

THENCE, NORTH 45° 30' 47" WEST, a distance of 2.22 FEET;

THENCE, SOUTH 89° 02' 22" WEST, a distance of 26.83 FEET to the TRUE POINT OF BEGINNING.

Containing an area of 868.7 SQUARE FEET or 0.02 ACRES, more or less.

See Exhibit "B"

Note: The legal description above is based on recorded documents such as the subject parcel's deed, adjacent parcel deeds and/or plats. It is not based on a boundary survey of the subject parcel.

**Entellus**  
 2255 N. 44th Street, Suite 125  
 Phoenix, AZ 85008, 3879  
 Tel: 602.244.2566  
 Fax: 602.244.8947  
 E-Mail: www.entellus.com

# EXHIBIT "B"

APN# 303-02-009E

## SALT RIVER PROJECT IRRIGATION EASEMENT

PROPOSED  
 SRP IRRIGATION EASEMENT  
 AREA= 868.7 SF  
 0.02 ACRES±

CONSOLIDATED  
 CANAL

T.P.D.B.

PECOS RD.

S. 1/4 COR. SEC 35  
 (CALC. POSITION)  
 ESTABLISHED FROM BK 589, PG 48;  
 BK 439, PG 22; BK 425, PG 17;  
 AND C.O.C. CORNER RECORDS

65' R-D-W PROPOSED  
 33' R-D-W (EXIST.)

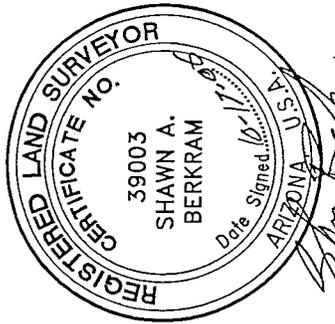
SCALE: N.T.S.

N 1/4 COR. SEC. 1  
 FOUND BCFL

N 89°32'24" E  
 2650.57

SE COR. SEC. 35  
 FOUND BCHH

LINE	BEARING	DISTANCE
L1	S 89°29'13" W	1305.66'
L2	N 23°18'13" E	72.54'
L3	N 23°18'13" E	21.94'
L4	N 89°02'22" E	26.19'
L5	S 45°30'47" E	29.73'
L6	S 89°29'55" E	34.60'
L7	S 89°29'13" W	62.26'
L8	N 45°30'47" W	2.22'
L9	S 89°02'22" W	26.83'



CITY OF CHANDLER

PECOS ROAD IMPROVEMENTS

SECTION 35, T.18, R.8E

PROPOSED SRP IRRIGATION EASEMENT

DFT: 10/02/08 REVISED: / /

DRAWN BY: AL CHECKED: SB

FILE: 303-02-009E-SRP101 PAGE: 2 OF 2

LEGEND



PROPOSED SRP IRRIGATION EASEMENT

BASIS OF BEARING

THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 36 BEARING N 89°32'24" E

NOTE: THIS EXHIBIT IS BASED ON RECORDED DOCUMENTS SUCH AS THE SUBJECT PARCEL'S DEED, AND ADJACENT DEEDS AND/OR PLATS. IT IS NOT BASED ON A BOUNDARY SURVEY OF THE SUBJECT PARCEL.

**EXHIBIT "A"**

**LEGAL DESCRIPTION  
FOR  
COOPER ROADWAY IMPROVEMENTS  
SALT RIVER PROJECT IRRIGATION EASEMENT  
IN COOPER ROADWAY RIGHT-OF-WAY**

**Area 1:**

That portion of a parcel of land as described as Cooper Roadway Right-of-Way, records of MARICOPA COUNTY, ARIZONA located in the NORTHEAST QUARTER of SECTION 35, TOWNSHIP 1 SOUTH, RANGE 5 EAST of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:

Commencing at the EAST QUARTER CORNER of SECTION 35, being monumented with a Brass Cap in Hand Hole (found buried), from which the NORTHEAST CORNER of SECTION 35 bears NORTH 00° 05' 02" EAST a distance of 2,658.54 FEET, said line being the East line of the Northeast Quarter of said Section 35 and the basis of bearing for this description;

THENCE, NORTH 00° 05' 02" EAST, a distance of 13.09 FEET to the TRUE POINT OF BEGINNING;

THENCE, SOUTH 88° 15' 37" EAST, a distance of 40.31 FEET;

THENCE, SOUTH 01° 44' 23" WEST, a distance of 20.00 FEET;

THENCE, NORTH 88° 15' 37" WEST, a distance of 96.80 FEET;

THENCE, NORTH 01° 57' 12" EAST, a distance of 4.64 FEET;

THENCE, SOUTH 89° 18' 45" WEST, a distance of 3.11 FEET;

THENCE, NORTH 00° 05' 03" EAST, a distance of 13.59 FEET;

THENCE, NORTH 89° 18' 27" EAST, a distance of 3.55 FEET;

THENCE, NORTH 01° 57' 12" EAST, a distance of 1.76 FEET;

THENCE, SOUTH 88° 15' 37" EAST, a distance of 56.42 FEET to the TRUE POINT OF BEGINNING.

Containing an area of 1980.5 SQUARE FEET or 0.05 ACRES, more or less.

See Exhibit "B-1"

Note: The legal description above is based on recorded documents such as the subject parcel's deed, adjacent parcel deeds and/or plats. It is not based on a boundary survey of the subject parcel.



**Area 2:**

That portion of a parcel of land as described as Cooper Roadway Right-of-Way, records of MARICOPA COUNTY, ARIZONA located in the NORTHEAST QUARTER of SECTION 35, TOWNSHIP 1 SOUTH, RANGE 5 EAST of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:

Commencing at the EAST QUARTER CORNER of SECTION 35, being monumented with a Brass Cap in Hand Hole (found buried), from which the NORTHEAST CORNER of SECTION 35 bears NORTH 00° 05' 02" EAST a distance of 2,658.54 FEET, said line being the East line of the Northeast Quarter of said Section 35 and the basis of bearing for this description;

THENCE, NORTH 00° 05' 02" EAST, a distance of 508.60 FEET;

THENCE, SOUTH 89° 54' 33" WEST, a distance of 54.67 FEET to the TRUE POINT OF BEGINNING;

THENCE, SOUTH 89° 49' 42" WEST, a distance of 5.33 FEET;

THENCE, NORTH 00° 05' 02" EAST, parallel to and 54.67 feet west of the East line of the Northeast Quarter of said Section 35, a distance of 13.00 FEET;

THENCE, NORTH 89° 49' 42" EAST, a distance of 5.28 FEET;

THENCE, SOUTH 00° 10' 18" EAST, a distance of 13.00 FEET to the TRUE POINT OF BEGINNING.

Area 2 containing an area of 69.0 SQUARE FEET or 0.002 ACRES, more or less.  
See Exhibit "B-2"

Area 1 and Area 2 containing a total area of 2,049.5 SQUARE FEET or 0.05 ACRES, more or less.

Note: The legal description above is based on recorded documents such as the subject parcel's deed, adjacent parcel deeds and/or plats. It is not based on a boundary survey of the subject parcel.



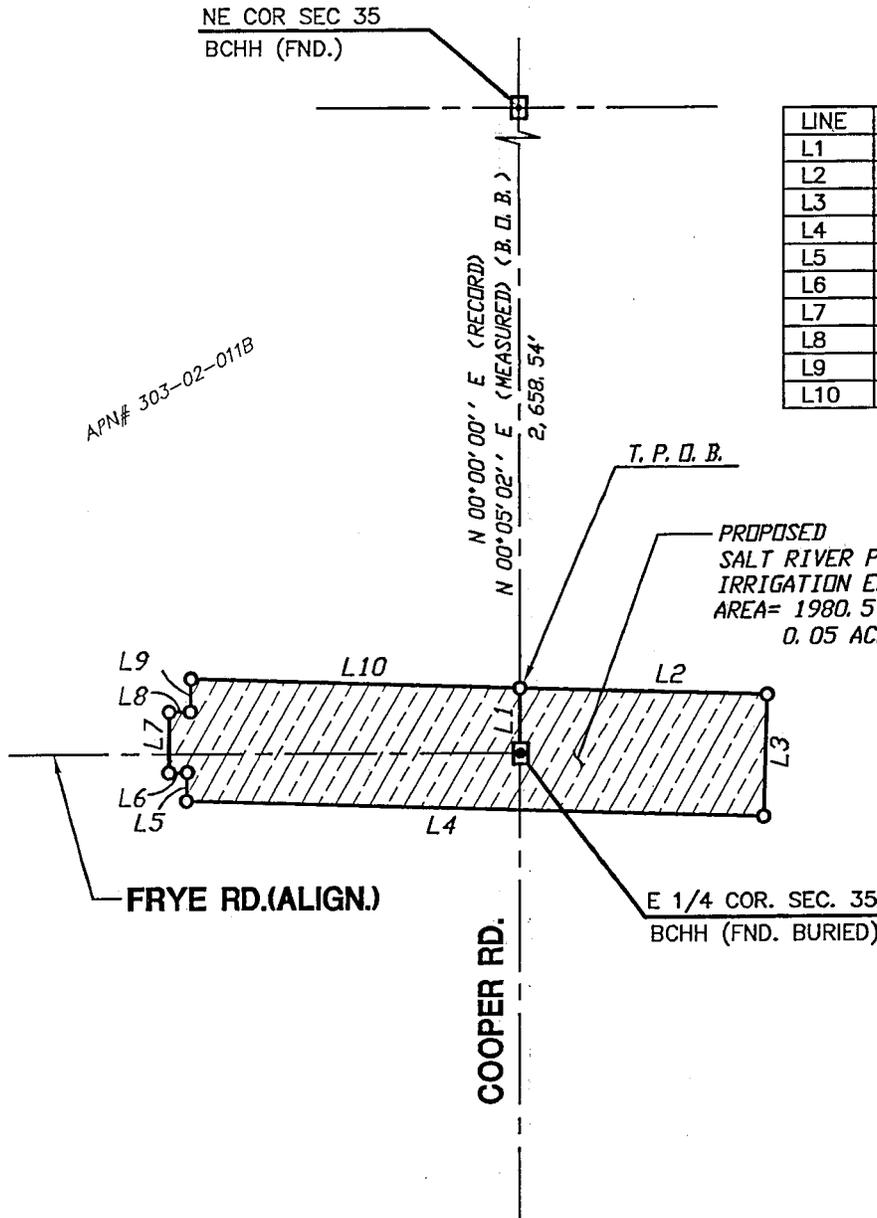
NOTE: THIS EXHIBIT IS BASED ON RECORDED DOCUMENTS SUCH AS THE SUBJECT PARCEL'S DEED, AND ADJACENT DEEDS AND/OR PLATS. IT IS NOT BASED ON A BOUNDARY SURVEY OF THE SUBJECT PARCEL.

# EXHIBIT "B-1"

## SALT RIVER PROJECT IRRIGATION EASEMENT IN COOPER ROAD RIGHT-OF-WAY

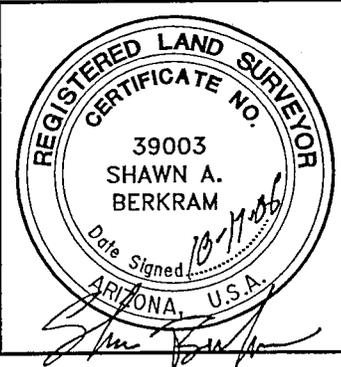


SCALE: N.T.S.



LINE	BEARING	DISTANCE
L1	N 00°05'02" E	13.09'
L2	S 88°15'37" E	40.31'
L3	S 01°44'23" W	20.00'
L4	N 88°15'37" W	96.80'
L5	N 01°57'12" E	4.64'
L6	S 89°18'45" W	3.11'
L7	N 00°05'03" E	13.59'
L8	N 89°18'27" E	3.55'
L9	N 01°57'12" E	1.76'
L10	S 88°15'37" E	56.42'

**Entellus**  
 2256 N. 44th Street Suite 125  
 Phoenix, AZ 85008-3279  
 Tel 602.244.2566  
 Fax 602.244.8947  
 E-Mail: www.entellus.com



**LEGEND**



PROPOSED SALT RIVER PROJECT IRRIGATION EASEMENT

**BASIS OF BEARING**

THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 35 BEARING N 00°05'02" E

**CITY OF CHANDLER**

COOPER ROAD IMPROVEMENTS

SECTION 36, T.18, R.6E.

**PROPOSED SALT RIVER PROJ. IRRIGATION EASEMENT**

DFT: 10/04/06

REVISED:   /  /  

DRAWN BY: RT

CHECKED: SB

FILE: SRPI COOPER STRUCT01

PAGE: 3 OF 4

NOTE: THIS EXHIBIT IS BASED ON RECORDED DOCUMENTS SUCH AS THE SUBJECT PARCEL'S DEED, AND ADJACENT DEEDS AND/OR PLATS. IT IS NOT BASED ON A BOUNDARY SURVEY OF THE SUBJECT PARCEL.

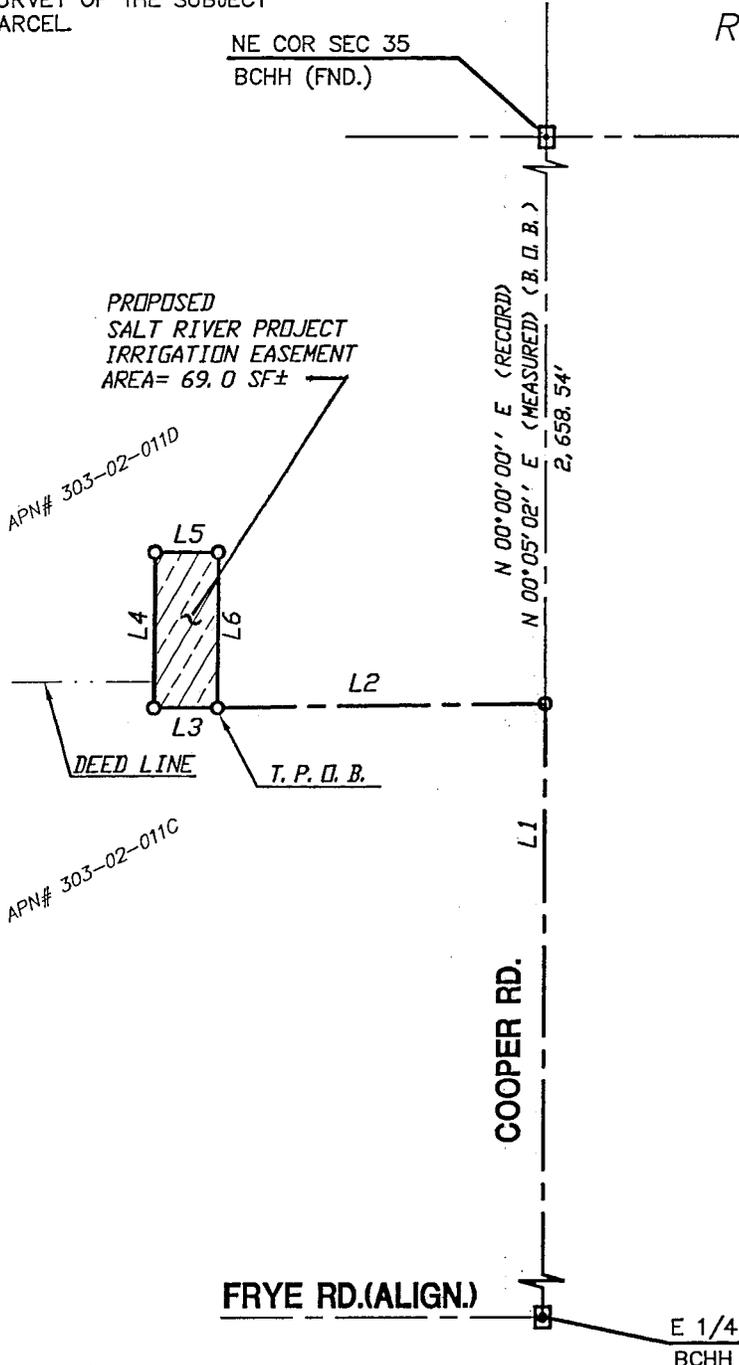
# EXHIBIT "B-2"

## SALT RIVER PROJECT IRRIGATION EASEMENT IN COOPER ROAD RIGHT-OF-WAY

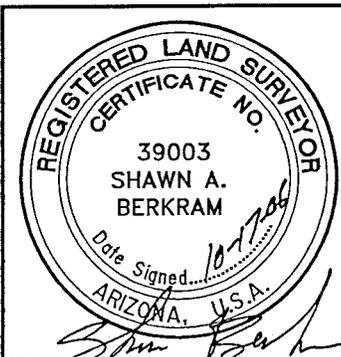


SCALE: N.T.S.

LINE	BEARING	DISTANCE
L1	N 00°05'02" E	508.60'
L2	S 89°54'33" W	54.67'
L3	S 89°49'42" W	5.33'
L4	N 00°05'02" E	13.00'
L5	N 89°49'42" E	5.28'
L6	S 00°10'18" E	13.00'



**Entellus™**  
 2256 N. 44th Street Suite 125  
 Phoenix, AZ 85008.3279  
 Tel 602.244.2566  
 Fax 602.244.8947  
 E-Mail: www.entellus.com



**LEGEND**



PROPOSED SALT RIVER PROJECT IRRIGATION EASEMENT

**BASIS OF BEARING**

THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 35 BEARING N 00°05'02" E

**CITY OF CHANDLER**

COOPER ROAD IMPROVEMENTS

SECTION 35, T.18, R.6E.

**PROPOSED SALT RIVER PROJ. IRRIGATION EASEMENT**

DFT: 10/04/06

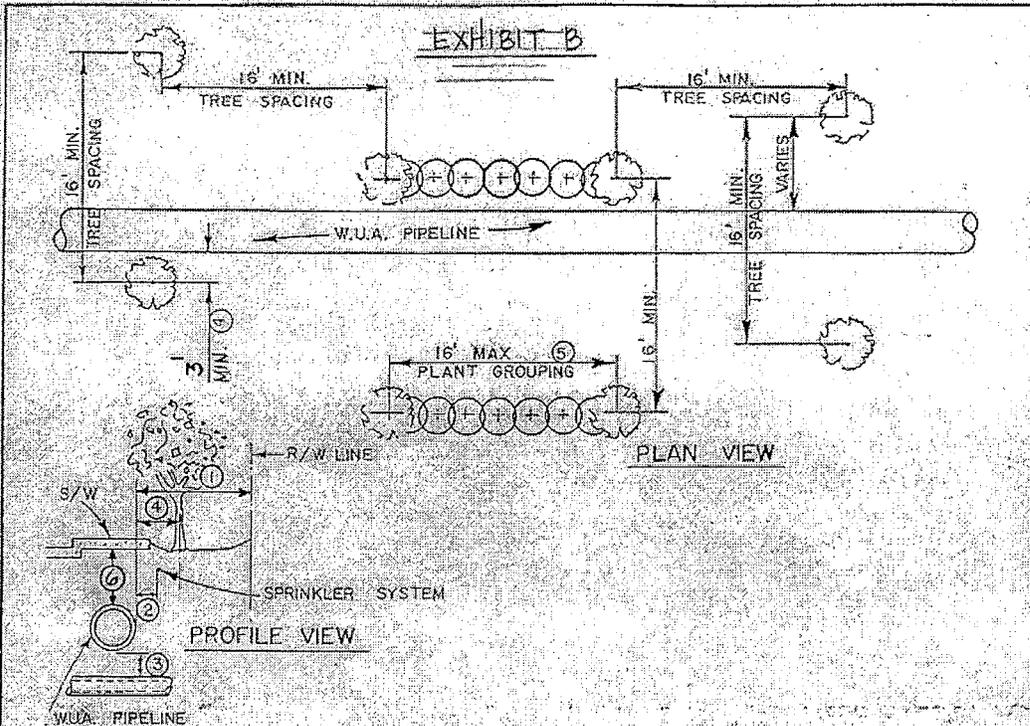
REVISED:     

DRAWN BY: RT

CHECKED: SB

FILE:SRPI COOPER STRUCT02 PAGE: 4 OF 4

EXHIBIT B



UNDERGROUND IRRIGATION PIPELINE

- ① MINIMUM 2' CLEARANCE TO POLES, FENCE OR BUILDING IN PUBLIC R/W. AREA MAY BE USED FOR DRIVEWAY, PARKING, SIDEWALK, LAWN OR ALLEY.
- ② MINIMUM 2' CLEARANCE TO UNDERGROUND UTILITY LINES EXCEPT SPRINKLER SYSTEM. CITY RESPONSIBLE FOR REPAIRING SPRINKLER SYSTEM INSTALLED CLOSER THAN 2'. UTILITY EXCAVATION SHALL BE MINIMUM 2' FROM OUTSIDE EDGE OF C.I.P.P.
- ③ UNDER OR OVER CROSSING MINIMUM 1'.
- ④ MINIMUM 3' TO TREES IN PUBLIC R/W. SEE PLAN VIEW FOR OTHER REQUIREMENTS.
- ⑤ PLANT GROUPINGS SHALL NOT EXCEED 16'; GROUPINGS ON SAME SIDE OF PIPE SHALL BE MINIMUM 16' APART.
- ⑥ MAINTAIN 2' OF COVER

ADDED NOTE 6.				
05-18-00	JWS	QWT	QWT	2
REVISED	BY	CHK'D	ISSUE AUTH	REV.
SALT RIVER VALLEY WATER USERS' ASS'N PHOENIX, ARIZONA				
S.R.P. R/W GUIDELINES FOR MUNICIPAL PRIOR RIGHTS AGREEMENT				
DESIGNED A.R.	CHECKED GENJ			
DRAWN A.K.	RECOMMENDED QWT			
TRACED 6-28-79	APPROVED TMS			
SCALE NONE				
6-28-79		C-8-131		

ORIGINAL

□/W

**EXHIBIT B**

IF GRANTOR (CITY) INSTALLS TREES, SHRUBBERY OR OTHER PLANTS IN A MANNER INCONSISTENT WITH EXHIBIT B, GRANTEE MAY REQUIRE GRANTOR TO REMOVE THEM AT GRANTOR'S SOLE EXPENSE. FURTHER, GRANTOR SHALL REIMBURSE GRANTEE FOR ALL COSTS INCURRED TO REMEDY ANY DAMAGE TO OR INTERFERENCE WITH ANY IRRIGATION FACILITIES, CAUSED BY ROOTS FROM TREES, SHRUBBERY OR OTHER PLANTS INSTALLED BY OR CAUSED TO BE INSTALLED BY GRANTOR, UNLESS GRANTEE REASONABLY DETERMINES THAT TIME DOES NOT PERMIT, GRANTEE SHALL PROVIDE GRANTOR WITH REASONABLE NOTICE AND A DAMAGE ESTIMATE IN ADVANCE OF INCURRING COSTS TO REMEDY ROOT PROBLEMS. WHENEVER GRANTEE HAS INCURRED SUCH COSTS WITHOUT ADVANCE NOTICE TO GRANTOR, GRANTEE SHALL PROVIDE GRANTOR WITH VISUAL EVIDENCE OF THE DAMAGE ALONG WITH GRANTEE'S REQUEST FOR REIMBURSEMENT WITHIN TEN (10) DAYS OF THE COMPLETION OF THE DAMAGE OF REPAIRS. UNLESS CAUSED BY GRANTEE NEGLIGENCE, GRANTOR SHALL INDEMNIFY AND SAVE HARMLESS GRANTEE AGAINST AND FROM ANY LIABILITY FOR CLAIMS FOR DAMAGE OR INJURY ARISING OUT OF INTERFERENCE WITH OR DAMAGE TO ANY IRRIGATION FACILITIES CAUSED BY ROOTS FROM TREES, SHRUBBERY OR OTHER PLANTS INSTALLED BY OR CAUSED TO BE INSTALLED BY GRANTOR.