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JUL 31 2008



Chandler • Arizona
Where Values Make The Difference

MEMORANDUM

Council Memo No. RE 09-001

DATE: JULY 31, 2008

TO: MAYOR AND COUNCIL

THRU: W. MARK PENTZ, CITY MANAGER
R.J. ZEDER, PUBLIC WORKS DIRECTOR
DANIEL W. COOK, DEPUTY PUBLIC WORKS DIRECTOR
MIKE NORMAND, TRANSIT SERVICES AND PLANNING MANAGER

FROM: ERICH KUNTZE, REAL ESTATE OPERATIONS COORDINATOR

SUBJECT: RESOLUTION NO. 4064 ACCEPTING A SPECIAL WARRANTY DEED FOR 19,646.2 SQUARE FEET (0.451 ACRES) FROM THE INTEL CORPORATION AT NO COST FOR THE INSTALLATION OF A BUS SHELTER ON THE NORTH HALF OF CHANDLER BOULEVARD, AT INTEL WAY, WEST OF RURAL ROAD.

RECOMMENDATION: Staff recommends Council pass and adopt Resolution No. 4064 accepting a special warranty deed for 19,646.2 square feet (0.451 acres) from the Intel Corporation at no cost for the installation of a bus shelter on the north half of Chandler Boulevard, at Intel Way, west of Rural Road.

BACKGROUND/DISCUSSION: On March 19, 2008, Intel Corporation requested the City of Chandler install a bus shelter on Chandler Boulevard at Intel Way. Upon investigation it was found that the full 65 feet half-street right-of-way had never been dedicated to the City and the sidewalk and the proposed bus stop location are outside the City's right-of-way. Intel has agreed to dedicate the required right-of-way to the City. This dedication will establish the standard road right-of-way, allowing City installation of the bus shelter.

FINANCIAL IMPLICATIONS:

Costs: None
Savings: None
Long Term Costs: None
Fund Source: None

Page Two
Memo RE 09-001
Resolution No. 4064 / Council Mtg. of 7/31/08

PROPOSED MOTION: Move that Council pass and adopt Resolution No. 4064 accepting a special warranty deed for 19,646.2 square feet (0.451 acres) from the Intel Corporation at no cost for the installation of a bus shelter on the north half of Chandler Boulevard, west of Rural Road.

Attachments: Location/Site Map
Resolution No. 4064

RESOLUTION NO. 4064

A RESOLUTION OF THE COUNCIL OF THE CITY OF CHANDLER,
ARIZONA, AUTHORIZING THE ACCEPTANCE OF 19,646.2 SQUARE FEET
(0.451 ACRES) DEDICATION, LOCATED ON THE NORTH SIDE OF CHANDLER
BOULEVARD, AT INTEL WAY, WEST OF RURAL ROAD

WHEREAS, the City is agreeable to accepting the grant of a special warranty deed to the City of Chandler for the conveyance of 19,646.2 square feet (0.451 acres); and

WHEREAS, the property owner has granted a special warranty deed to the City of Chandler to accommodate the 19,646.2 square feet (0.451 acres) dedication; and

NOW, THEREFORE, BE IT RESOLVED 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 accept the special warranty deed for that certain property described in Exhibit "A", attached hereto and made a part hereof by reference.

Section 2. That the warranty deed will 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 sign, accepting the special warranty deed on behalf of the City.

Section 4. That the Real Estate Operations Coordinator is authorized to record the approved deed, and is hereby authorized to execute any other documents necessary to facilitate this transaction.

PASSED AND ADOPTED by the City Council of the City of Chandler, Arizona, this _____ day of _____, 2008.

ATTEST:

CITY CLERK

MAYOR

CERTIFICATION

I HEREBY CERTIFY that the above and foregoing Resolution No. 4064 was duly passed and adopted by the City Council of the City of Chandler, Arizona, at a regular meeting held on the _____ day of _____, 2008, and that a quorum was present thereat.

CITY CLERK

ACCEPTANCE

The CITY OF CHANDLER, an Arizona Municipal Corporation, does hereby accept the foregoing warranty deed and the terms and conditions thereof.

In witness whereof, the CITY OF CHANDLER has caused this ACCEPTANCE to be executed by its Mayor pursuant to authority granted by its City Council this ____ day of _____, 2008.

ATTEST:

CITY OF CHANDLER

By: _____
City Clerk

By: _____
Mayor

APPROVED AS TO FORM:

CITY ATTORNEY *GAS*

When recorded, mail to:
Real Estate Services
City of Chandler
Mail Stop 916
P.O. Box 4008
Chandler, AZ 85244-4008

APN: 301-87-009F
Section 27, Township 1 South, Range 4 East
RFJ

This document is exempt from Affidavit and Fee requirements pursuant to A.R.S. 11-1134(A)(3).

SPECIAL WARRANTY DEED

For and in consideration of the sum of Ten and no/100 dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged,

INTEL CORPORATION

("Grantor") do/does hereby grant and convey unto the CITY OF CHANDLER, an Arizona Municipal Corporation ("Grantee"), that certain real property ("the Property") situated in Maricopa County, Arizona, more particularly described in **Exhibit A** (Legal Description) and depicted in **Exhibit B** (Drawing) attached hereto and made a part hereof.

To have and to hold the Property, together with all improvements thereon and all rights, privileges, easements, tenements, hereditaments and appurtenances pertaining thereto, forever, free and clear of all liens, claims and encumbrances, SUBJECT ONLY TO taxes and assessments not yet due, matters of record and matters which a survey or inspection of the Property would disclose.

Grantor hereby binds themselves and their successors and assigns to warrant and forever defend the title to the Property against all acts of the Grantor and no other, subject to the matters set forth above.

Dated this _____ day of _____, 2008.

GRANTOR:

(name)

ACCEPTANCE

The CITY OF CHANDLER, an Arizona Municipal Corporation, does hereby accept the foregoing grant and deed and the terms and conditions thereof.

IN WITNESS WHEREOF, the CITY OF CHANDLER has caused this ACCEPTANCE to be executed by its Mayor pursuant to authority granted by its City Council this ____ day of _____, 2008.

ATTEST:

CITY OF CHANDLER:

City Clerk

Mayor

Approved as to form:



City Attorney

EXHIBIT "A"

LEGAL DESCRIPTION
CITY OF CHANDLER
RIGHT-OF-WAY (PARCEL 301-87-009F)

THE NORTH 25.00 FEET OF THE SOUTH 65.00 FEET OF THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 1 SOUTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA;

EXCEPT THE EAST 1866.76 FEET THEREOF;

TOGETHER WITH;

COMMENCING AT A POINT ON THE SOUTH LINE OF SAID SOUTHEAST QUARTER FROM WHICH THE SOUTHEAST CORNER OF SAID SECTION 27 BEARS NORTH 89 DEGREES 35 MINUTES 34 SECONDS EAST, A DISTANCE OF 1866.76 FEET, AND AT WHICH A BRASS CAP IN HANDHOLE WAS FOUND, AND FROM WHICH THE SOUTH QUARTER CORNER OF SAID SECTION 27 BEARS SOUTH 89 DEGREES 35 MINUTES 34 SECONDS WEST, A DISTANCE OF 744.08 FEET, AND AT WHICH A BRASS CAP IN HANDHOLE WAS FOUND;

THENCE NORTH 01 DEGREES 31 MINUTES 56 SECONDS EAST ALONG THE WEST LINE OF THE SAID EAST 1866.76 FOOT EXCEPTION, A DISTANCE OF 65.04 FEET TO THE POINT OF BEGINNING;

THENCE SOUTH 89 DEGREES 35 MINUTES 34 SECONDS WEST ALONG A LINE 65.00 FEET NORTH OF AND PARALLEL WITH SAID SOUTH LINE, A DISTANCE OF 60.03 FEET;

THENCE NORTH 45 DEGREES 35 MINUTES 39 SECONDS EAST, A DISTANCE OF 28.79 FEET;

THENCE NORTH 89 DEGREES 35 MINUTES 34 SECONDS EAST ALONG A LINE 85.00 FEET NORTH OF AND PARALLEL WITH SAID SOUTH LINE, A DISTANCE OF 40.00 FEET TO A POINT ON SAID EAST LINE;

THENCE SOUTH 01 DEGREES 31 MINUTES 56 SECONDS WEST ALONG SAID WEST LINE, A DISTANCE OF 20.01 FEET TO THE POINT OF BEGINNING.

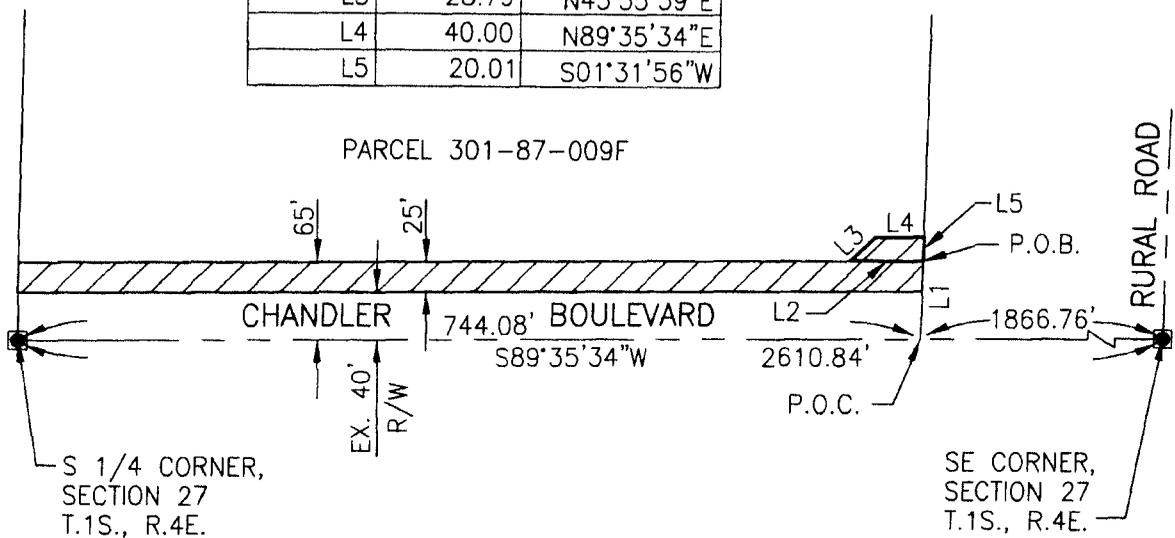
AREA CONTAINS 19,646.2 SQ. FT. (0.451 ACRES) AND IS SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.





0 75' 150' 225'
SCALE: 1" = 150'

LINE TABLE		
LINE	LENGTH	BEARING
L1	65.04	N01°31'56"E
L2	60.03	S89°35'34"W
L3	28.79	N45°35'39"E
L4	40.00	N89°35'34"E
L5	20.01	S01°31'56"W



P.O.C. POINT OF COMMENCEMENT
P.O.B. POINT OF BEGINNING



AREA OF RIGHT-OF-WAY

● BRASS CAP IN HANDHOLE



Stantec

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CLIENT/PROJECT
CITY OF CHANDLER
RIGHT-OF-WAY
PARCEL 301-87-009F

FIGURE NO.

1

TITLE

**EXHIBIT TO ACCOMPANY
LEGAL DESCRIPTION**

04/16/08
181922105

EXHIBIT "B"

EXHIBIT "A"

LEGAL DESCRIPTION
CITY OF CHANDLER
RIGHT-OF-WAY (PARCEL 301-87-009F)

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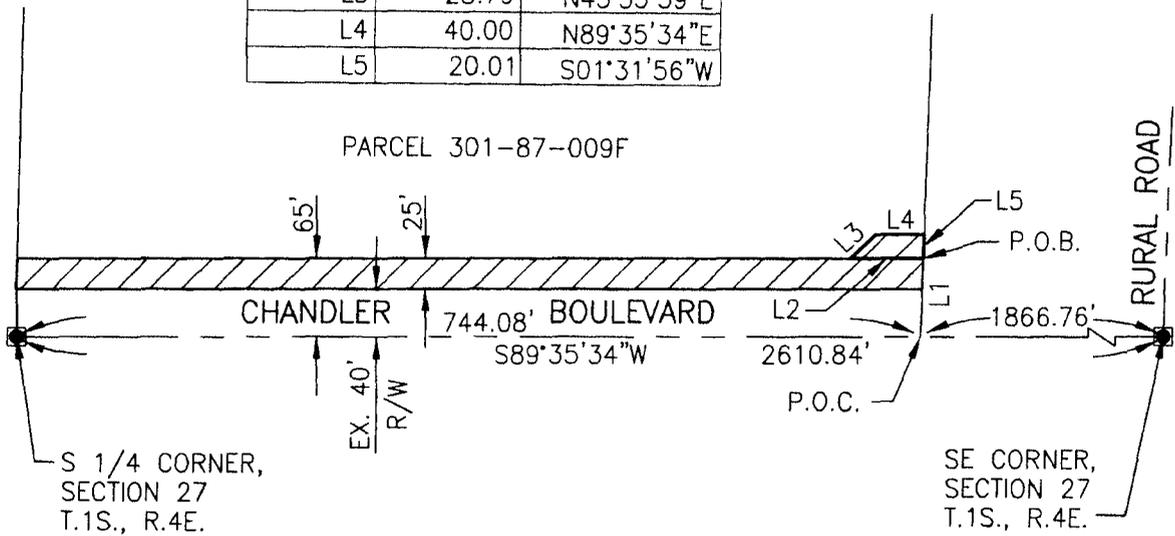
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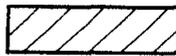


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P.O.B. POINT OF BEGINNING



AREA OF RIGHT-OF-WAY

● BRASS CAP IN HANDHOLE



Stantec

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CLIENT/PROJECT
CITY OF CHANDLER
RIGHT-OF-WAY
PARCEL 301-87-009F

FIGURE NO.

1

TITLE

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LEGAL DESCRIPTION**

04/16/08
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