

**ARIZONA STATE LAND DEPARTMENT
BOARD OF APPEALS AGENDA
FINAL**

Thursday, January 10, 2019

**Location: Arizona State Land Department
1616 West Adams Street, Room 321
Phoenix, AZ 85007**

Pursuant to Arizona Revised Statutes (A.R.S.) § 38-431.02, notice is hereby given to the members of the Arizona State Land Department Board of Appeals and to the public that the Board will hold a meeting open to the public on Thursday, January 10, 2019 at 9:00 a.m. at the Arizona State Land Department, 1616 West Adams Street, Room 321, Phoenix, AZ 85007.

The agenda for this meeting follows. Any amendments or additions to the agenda will be made available at least twenty-four (24) hours prior to the meeting. The Board may discuss, deliberate, or vote on any item listed on the agenda. Pursuant to A.R.S. § 38-431.03(A)(3), the Board may vote to hold an executive session for consultation with its attorney for legal advice concerning any item on the agenda. Executive sessions are not open to the public. Except for matters listed for a specific time, the Board may take any item on the agenda out of order. Members of the Board may appear by telephone.

Pursuant to Title II of the Americans with Disabilities Act (ADA), the Board will not discriminate on the basis of disability in admission to and observation of its public meetings. Persons with a disability may request a reasonable accommodation such as a sign language interpreter, by contacting the ADA Coordinator at (602) 542-2629 to make their needs known. Requests should be made as early as possible to allow time to arrange the accommodation.

I. CALL TO ORDER

Roll call

II. MINUTES

Approval of December 13, 2018 Minutes

III. REPORT BY LAND DEPARTMENT STAFF

A. Report by Land Department staff and discussion by the Board regarding recent and future land auctions (See attached list)

B. Future Board Agenda Items

IV. REAL ESTATE AND RIGHTS OF WAY-AG-MIN DIVISIONS

Review, discussion, & possible legal action regarding the following:

A. Rights of Way & Commercial Leases-Short Term (for periods 10 years or less) on Consent Agenda (See attached) *

B. Commercial Leases-Long Term-for periods longer than 10 years (See attached) *

C. Land Sales (See attached) *

* Please note: The attachment with a detailed listing of agenda items I, II, and III will be available in the Board's office after December 31, 2018 or at least twenty-four (24) hours prior to the scheduled meeting.

V. **BOARD APPEALS**

None

VI. **OTHER BUSINESS**

A. Arrangements for Future Meetings:

<u>Date</u>	<u>Location</u>
February 14, 2019	Pending
March 14, 2019	Pending
April 11, 2019	Pending

B. Schedule of Pending Appeals:

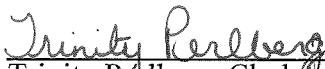
None

VII. **EXECUTIVE SESSION**

The Board may vote to go into Executive Session on any of the above agenda items for legal advice from its attorney, pursuant to A.R.S. § 38-431.03(A)(3).

VIII. **BOARD ADJOURNS**

STATE LAND DEPARTMENT
BOARD OF APPEALS



Trinity Perlberg, Clerk to the Board
1616 West Adams Street, Room 152
Phoenix, AZ 85007
Telephone: 602-542-2505

BOARD OF APPEALS
IV. AGENDA
Thursday, January 10th, 2019

A. CONSENT AGENDA

RIGHTS OF WAY - ROW-AG-MIN DIVISION

	<u>Application #</u>	<u>Applicant and County</u>	<u>Purpose</u>
1.	14-052160 G.N.	El Paso Natural Gas Company, LLC (La Paz County)	Flood control berm

COMMERCIAL LEASES - REAL ESTATE DIVISION – Short Term (for periods 10 years or less)

New

	<u>Application #</u>	<u>Applicant and County</u>	<u>Purpose</u>
	NONE		

Renewals

	<u>Application #</u>	<u>Applicant and County</u>	<u>Purpose</u>
2.	03-097312 J.C.	Arizona Department of Public Safety (Cochise County)	Communication site for law enforcement
3.	03-1045 J.C.	Freeport McMoRan Inc. (Gila County)	Settling basin

Amendments

	<u>Application #</u>	<u>Applicant and County</u>	<u>Purpose</u>
	NONE		

B. COMMERCIAL LEASES – REAL ESTATE DIVISION – Long Term (for periods longer than 10 years)

Urban Planning Projects

	<u>Application #</u>	<u>Applicant and County</u>	<u>Purpose</u>
	NONE		

Other

	<u>Application #</u>	<u>Applicant and County</u>	<u>Purpose</u>
	NONE		

C. LAND SALES – REAL ESTATE DIVISION

Urban Planning Projects

	<u>Application #</u>	<u>Applicant and County</u>	
	NONE		

Other

	<u>Application #</u>	<u>Applicant and County</u>	
4.	53-113873 T.H.	Per Commissioners Initiative (PCI) (Maricopa County)	Sale of 54.22 acres; SWC Greenfield Rd. & Loop 202; Mesa
5.	53-120348 T.H.	Vail School District #20 (Pima County)	Sale of 83.94 acres; East of SEC Houghton Rd & Valencia Rd.; Tucson

APP. NO.	AUCTION DATE	LOCATION, COUNTY & ACREAGE +/-	APPRAISED VALUE & 1 ST YEAR'S RENT OR ROYALTY (03, 04, 21 ONLY)	BENEFICIARY	TOTAL SELLING PRICE	SUCCESSFUL BIDDER & # OF BIDS	TERMS
53-117437	12/04	T5N, R2E, SEC. 13 MARICOPA 139.946	\$22,575,000.00	PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS)	\$22,575,000.00	LENNAR ARIZONA, INC. & 1	10% DOWN, SIMPLE INTEREST AT A FIXED RATE OF 6.25%, 3-YEAR TERM
53-119821	12/05	T5S, R4W, SEC. 32 MARICOPA 6.255	\$900,000.00	PERMANENT COMMON SCHOOLS	\$900,000.00	PILOT TRAVEL CENTERS, LLC & 1	10% DOWN, BALANCE DUE IN 30 DAYS
53-119648	12/06	T1N, R7E, SEC. 8 MARICOPA 40.006	\$5,340,000.00	PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS)	\$6,410,000.00	DESERT VISTA 100, LLC & 40	10% DOWN, SIMPLE INTEREST AT A FIXED RATE OF 5.50%, 1-YEAR TERM
16-119170-00-000	12/18	T5N, R1W, SECS. 13 & 24 MARICOPA 19.111	\$1,410,755.00	PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS)	\$1,410,755.00	CITY OF PEORIA & 1	
03-119745	12/18	T17S, R13E, SEC. 36 PIMA 72.13	\$272,363.00	PERMANENT COMMON SCHOOLS	\$272,363.00	SICAN, INC., AS TRUSTEE FOR COMMUNITY WATER COMPANY OF GREEN VALLEY ROW TRUST & 1	99-YEAR GROUND LEASE

PUBLIC AUCTIONS BEING ADVERTISED

03-COMMERCIAL-LONG TERM LEASE
14-RIGHT-OF-WAY (LONG TERM)
16-RIGHT-OF-WAY (PERPETUAL)

**AUCTION CALENDAR
JANUARY 2019**

04-MINERAL
21-WATER
53-LAND

APP. NO.	AUCTION DATE & TIME	LOCATION, COUNTY & ACREAGE +/-	APPRAISED VALUE & 1ST YEAR'S RENT OR ROYALTY (03, 04, 21 ONLY)	BENEFICIARY
16-120412-00-100 SHEA HOMES L.P.	01/04 & 10:00 A.M.	T5N, R1E, SEC. 36 MARICOPA 3.313	\$532,535.00	PERMANENT COMMON SCHOOLS

PUBLIC AUCTIONS BEING ADVERTISED

03-COMMERCIAL-LONG TERM LEASE
14-RIGHT-OF-WAY (LONG TERM)
16-RIGHT-OF-WAY (PERPETUAL)

**AUCTION CALENDAR
FEBRUARY 2019**

04-MINERAL
21-WATER
53-LAND

APP. NO.	AUCTION DATE & TIME	LOCATION, COUNTY & ACREAGE +/-	APPRAISED VALUE & 1ST YEAR'S RENT OR ROYALTY (03, 04, 21 ONLY)	BENEFICIARY
53-119770 SEQUOIA FARM FOUNDATION	02/26 11:00 A.M.	T16S, R25E, SEC. 13 COCHISE 321.06	\$963,200.00	COUNTY BOND

PUBLIC AUCTIONS BEING ADVERTISED

03-COMMERCIAL-LONG TERM LEASE
14-RIGHT-OF-WAY (LONG TERM)
16-RIGHT-OF-WAY (PERPETUAL)

**AUCTION CALENDAR
MARCH 2019**

04-MINERAL
21-WATER
53-LAND

APP. NO.	AUCTION DATE & TIME	LOCATION, COUNTY & ACREAGE +/-	APPRAISED VALUE & 1ST YEAR'S RENT OR ROYALTY (03, 04, 21 ONLY)	BENEFICIARY
16-120186 CITY OF PHOENIX	03/19 10:00 A.M.	T5N, R2E, SEC. 36 MARICOPA 2.549	\$542,555.00	PERMANENT COMMON SCHOOLS