

ATTENTION

IN-PERSON AUDIENCES AT CITY COUNCIL MEETINGS HAVE BEEN SUSPENDED UNTIL FURTHER NOTICE

Due to Covid 19 this meeting will be conducted electronically by Zoom and Facebook. The public can join, listen and view the meeting as follows:

- **City's Facebook page (<https://www.facebook.com/COB118Arizona/>). A Facebook account is not necessary.**
- **Zoom by calling in at 1-346-248-7799 or by the following link <https://us02web.zoom.us/j/87462199874> the meeting/webinar ID is 874 6219 9874.**
- **The public can submit comments that will be read at the dais by a staff member to publiccomment@bisbeeaz.gov. Citizens can also be recognized to speak during the meeting only if they sign up ahead of time at the email address above. Please indicate if you are signing up to speak under Call to the Public or a specific item number.**

AGENDA

AGENDA OF THE WORK SESSION OF THE MAYOR AND COUNCIL OF THE CITY OF BISBEE, COUNTY OF COCHISE, AND STATE OF ARIZONA, TO BE HELD ON TUESDAY, SEPTEMBER 8, 2020 AT 5:30 PM VIA ZOOM.

THE MEETING WAS CALLED TO ORDER BY _____ AT _____ PM.

ROLL CALL

COUNCIL

Councilmember Louis Pawlik, Ward III, Mayor Pro Tempore
Councilmember Joni Giacomino, Ward II
Councilmember Bill Higgins, Ward I
Mayor David M. Smith
Councilmember Leslie Johns, Ward I
Councilmember Joan Hansen, Ward II
Councilmember Anna Cline, Ward III

STAFF

Theresa Coleman, City Manager
Ashlee Coronado, City Clerk
Keri Bagley, Finance Director
Joelle Landers, Personnel Director
Jesus Haro, Public Works Director
Albert Echave, Police Chief
George Castillo, Fire Chief

CITY ATTORNEY

James Ledbetter

THE FOLLOWING ITEM WILL BE DISCUSSED AT THIS MEETING:

1. Discussion on the request for the transfer of certain city property located adjacent to and west of 104D and 144 Locklin Avenue.

Theresa Coleman, City Manager

2. Discussion on the request to abandon an easement adjacent to parcel 103-99-053B also known as 223 Youngblood Hill as described in the attached survey.
Theresa Coleman, City Manager
3. Discussion on the request to abandon the easements dividing Mr. Collins properties near Adams Avenue to exclude the Adams Avenue Easement, City Trail Easement and Ridge Trail Easement.
Theresa Coleman, City Manager
4. Discussion on the request from Marguerite Conners and Sean McIntire to grant a 20-foot wide easement adjacent to parcel 103-61-006.
Theresa Coleman, City Manager

ADJOURNMENT

Individuals with hearing disabilities can contact the City Clerk's Office (520) 432-6012 to request an Assisted Listening Device, at least 24 hours before the meeting.

Anyone needing special accommodation to attend this meeting should contact Ashlee Coronado at (520) 432-6012 at least twenty-four hours before the meeting.

Public documents referred to herein may be viewed during regular business hours at the City Clerk's Office at 915 S. Tovreaville Rd., Bisbee, AZ.

Pursuant to A.R.S. § 38-431.03(A) (3), the Council may vote to enter executive session at any point during this meeting for discussion or consultation for legal advice with its attorney(s), who may appear telephonically.



AGENDA ITEM NUMBER 1

MAYOR & COUNCIL WORK SESSION FOR SEPTEMBER 1, 2020

DATE ACTION SUBMITTED: September 2, 2020

PRESENTATION/ DISCUSSION ONLY

SUBJECT: DISCUSSION ON THE REQUEST FOR THE TRANSFER OF CERTAIN CITY PROPERTY LOCATED ADJACENT TO AND WEST OF 104D AND 144 LOCKLIN AVENUE

FROM: Theresa Coleman, City Manager

RECOMMENDATION: DISCUSSION ONLY

PROPOSED MOTION: WORK SESSION ONLY

DISCUSSION:

Ken and Sandra Heusman are requesting the Transfer of City Property located between their properties and the existing access road to 140 & 142 Locklin Ave. This property consists of approximately 6708 square feet of property, .154 of an acre. See the attached Survey map.

FISCAL IMPACT:

DEPARTMENT LINE ITEM ACCOUNT:

BALANCE IN LINE ITEM IF APPROVED:

Prepared by: Ashlee Coronado
Ashlee Coronado
City Clerk

Reviewed by: Theresa Coleman
Theresa Coleman
City Manager



APPLICATION FOR THE TRANSFER OF CITY PROPERTY or RIGHTS OF WAY

COMMUNITY DEVELOPMENT
PLANNING & ZONING

RECEIVED

OCT 31 2019

Finance Office
City of Bisbee

- 1. Applicant's name: Ken + Sandra Neusman
- 2. Mailing address: PO Box 1685, Bisbee, AZ 85603
- 3. Phone# _____ Cell Phone 520-353-5124
- 4. Email Address sjaudice@yachoo.com
- 5. Property address: 104 D Locklin Ave, Bisbee
- 6. Parcel number: _____

7. Please describe the reason for this request and the relationship of the subject property to any property currently owned by the applicant:

(See Attached - Exhibit B) Parcels 1 (lots 221, 222, 234, 337 + 338) are owned by Applicants.

Parcels 2 + 3 (City of Bisbee) will join Applicants' lots Together and allow access to lots 337 + 338 by existing dirt driveway.

Applicant's signature: Kenneth Neusman Date 10/31/19

Sandra Neusman

Administrative fee: \$300.00 plus costs.

Contact the Planning and Zoning Department at 432-6269 with any questions.

RECEIVED

OCT 31 2013

Finance Office
City of Bisbee

LEGAL DESCRIPTION Exhibit A

Parcel 1

A PORTION of Northeast quarter of Section 5, Township 23 South, Range 24 East, Gila and Salt River Meridian, Cochise County, Arizona, more particularly described as follows:

COMMENCING at the Southwest corner of Lot 234, Block 30, of the Bisbee Townsite, according to Book 00 of Maps and Plats, Page 541, Records of Cochise County, Arizona;

Thence N 20°14'42" E, a distance of 119.28 FEET;
Thence S 74°14'00" W, a distance of 8.39 FEET;
Thence S 52°38'20" W, a distance of 37.28 FEET;
Thence S 02°20'48" W, a distance of 87.08 FEET to the POINT OF BEGINNING;

Parcel 2

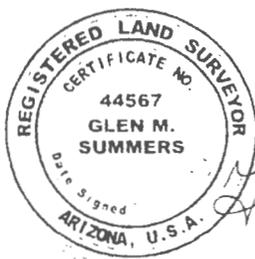
A PORTION of Northeast quarter of Section 5, Township 23 South, Range 24 East, Gila and Salt River Meridian, Cochise County, Arizona, more particularly described as follows:

COMMENCING at the Southwest corner of Lot 234, Block 30, of the Bisbee Townsite, according to Book 00 of Maps and Plats, Page 541, Records of Cochise County, Arizona;

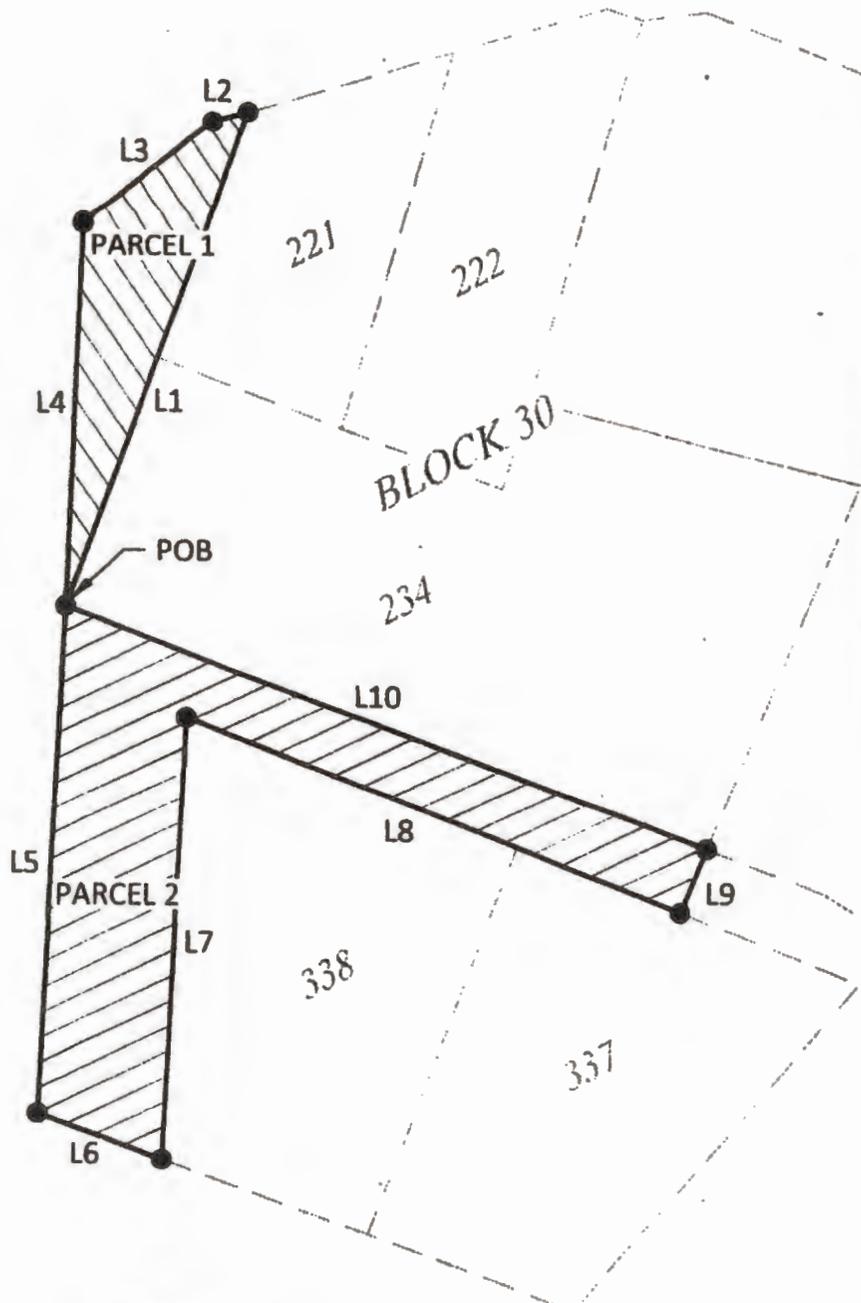
Thence S 03°05'00" W, a distance of 113.57 feet;
Thence S 69°45'00" E, a distance of 30.33 feet;
Thence N 03°05'00" E, a distance of 99.25 feet;
Thence S 68°58'31" E, a distance of 120.77 feet;
Thence N 22°50'00" E, a distance of 15.33 feet;
Thence N 69°45'00" W, a distance of 156.00 feet to the POINT OF BEGINNING;

THE TOTAL AREA of the parcels described is 0.154 acres, more or less.

Exhibit B is attached and made a part hereof.



BISBEE
LAND SURVEYING



SCALE
1" = 40'

LINE TABLE

LINE	BEARING	DIST.
L1	N 20°14'42" E	119.28
L2	S 74°14'00" W	8.39
L3	S 52°38'20" W	37.28
L4	S 02°20'48" W	87.08
L5	S 03°05'00" W	113.57
L6	S 69°45'00" E	30.33
L7	N 03°05'00" E	99.25
L8	S 68°58'31" E	120.77
L9	N 22°50'00" E	15.33
L10	N 69°45'00" W	156.00



Glen Summers

EXHIBIT B

BISBEE
LAND SURVEYING



AGENDA ITEM NUMBER 2

MAYOR & COUNCIL WORK SESSION FOR SEPTEMBER 1, 2020

DATE ACTION SUBMITTED: September 2, 2020

PRESENTATION/ DISCUSSION ONLY

SUBJECT: DISCUSSION ON THE REQUEST TO ABANDON AN EASEMENT ADJACENT TO PARCEL 103-99-053B ALSO KNOWN AS 223 YOUNGBLOOD HILL AS DESCRIBED IN THE ATTACHED SURVEY.

FROM: Theresa Coleman, City Manager

RECOMMENDATION: DISCUSSION ONLY

PROPOSED MOTION: WORK SESSION ONLY

DISCUSSION:

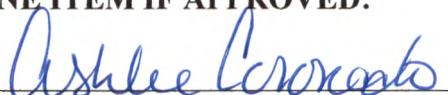
Mr. Conklin has requested that the City of Bisbee abandon the portion of an easement adjacent to parcel 103-99-059B also known as 223 Youngblood Hill. Please see the attached survey.

FISCAL IMPACT:

DEPARTMENT LINE ITEM ACCOUNT:

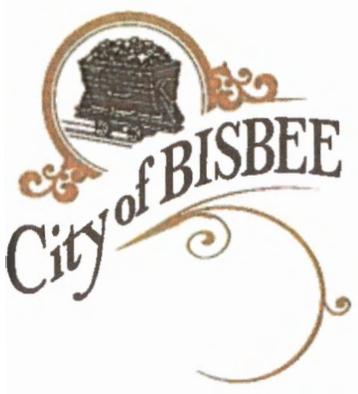
BALANCE IN LINE ITEM IF APPROVED:

Prepared by:


Ashlee Coronado
City Clerk

Reviewed by:


Theresa Coleman
City Manager



NOTICE OF PUBLIC HEARING

**THE MAYOR AND COUCIL WILL HOLD A PUBLIC HEARING ON
TUESDAY, FEBRUARY 4, 2020 AT 7:00PM**

**LOCATION: CITY OF BISBEE COUNCIL CHAMBERS
915 S. TOVREAVILLE RD., BISBEE, AZ 85603**

THE MAYOR AND COUNCIL WILL BE HOLDING A PUBLIC MEETING.
DURING THIS MEETING THE MAYOR AND COUNCIL WILL BE CONSIDERING:

THE REQUEST FROM TODD CONKLIN REQUESTING THAT THE CITY COUNCIL
ABANDON THE PORTION OF AN EASTMENT ADJACENT TO PARCEL #103-99-053B
"ALSO KNOW AS 223 YOUNGBLOOD HILL" AS DESCRIBED IN THE ATTACHED
SURVEY.

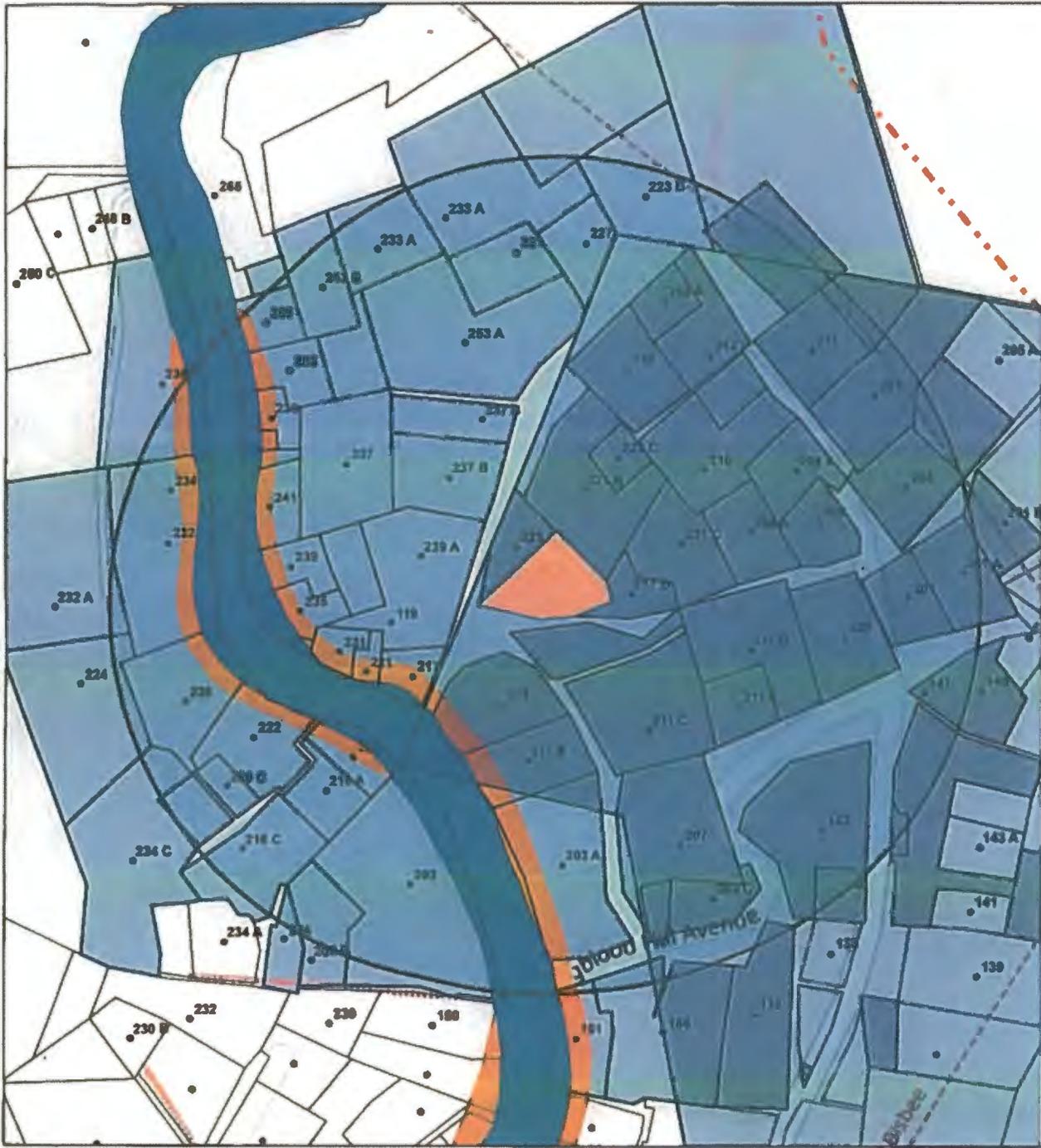
PUBLIC COMMENT REGARDING THIS PROPOSED APPROVAL IS REQUESTED.

COMMENT OR QUESTIONS MAY BE,

1. GIVEN IN PERSON AT THE PUBLIC MEETING
2. MAILED TO THE CITY OF BISBEE, P.O. BOX 4601 BISBEE, AZ 85603
3. E-MAILED TO NWilliams@BisbeeAZ.gov

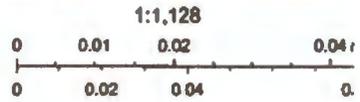
For additional information please contact Theresa Coleman, City Manager at 915
S. Tovreaville Road, Bisbee, Arizona or by calling (520) 432-6000.

**SHOULD ANYONE NEED ANY SPECIAL ACCOMMODATIONS FOR THIS
MEETING, PLEASE CONTACT THE CITY CLERK'S OFFICE AT (520) 432-6000 AT
LEAST 72 HOURS IN ADVANCE OF THE MEETING.**

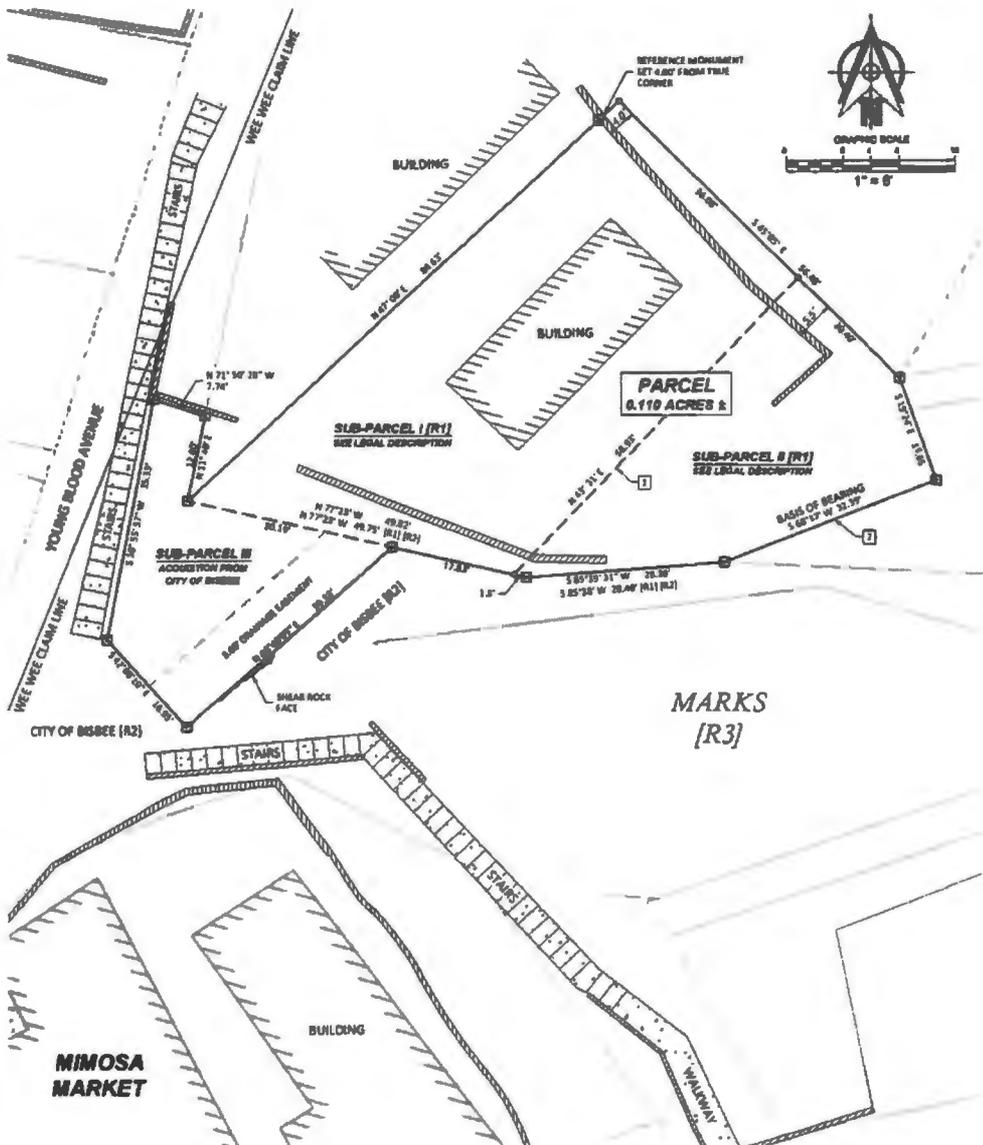


1/14/2020, 11:50:15 AM

- Address
- ▭ Parcels
- ▭ Incorporated Limits
- NFHL - Flood Hazard Zones
 - 1% Annual Chance Flood Hazard
 - 0.2% Annual Chance Flood Hazard



© OpenStreetMap (and) contributors. CC-BY-SA



LEGEND

- ⊙ 1/2" REBAR WITH BRASS TAG RLS 64567
- ⊙ CALCULATED CORNER
- [M] MEASUREMENT PER RECORDED DOCUMENT (SEE SUPPORTING DOCUMENTS)
- PROPERTY LINE (THIS SURVEY)
- - - DEED LINE
- - - EASEMENT LINE
- ▨ BISBEE TOWNSHIP LOTS
- ▨ CLAIM LINE (W/EE WEE PATENTED LOAD MIXING CLAIM)
- ▨ WALL

SUPPORTING DOCUMENTS

- [R1] DEED (SUBJECT PARCEL)
FSB NO. 2010-02 PPL, COCHISE COUNTY RECORDS
GRANTEE: FOOD CONNECTION
- [R2] BISBEE TOWNSHIP (SWM)
BOOK 14 OF MAPS AND PLATS, PAGE 61C AND 61D, COCHISE COUNTY RECORDS
ACQUIROR: UNKNOWN
- [R3] WEE WEE PATENTED LOAD MIXING CLAIM (SURVEY NO. 2718)
BOOK 17, DEEDS OF REAL ESTATE, PAGE 285, COCHISE COUNTY RECORDS
SURVEYOR: UNKNOWN

LEGAL DESCRIPTION [R1]

THE FOLLOWING DESCRIBED REAL PROPERTY, INCLUDING THE IMPROVEMENTS LOCATED THEREON, SITUATED IN THE CITY OF WARE, COUNTY OF COCHISE, STATE OF ARIZONA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 1

PART OF LOT 1A, BLOCK N, ON WEE WEE SURFACE TO A DEPTH OF 40 FEET ON A PART OF WEE WEE SURVEY 41725 PATENTED MINE IN MARSHEN MINE DISTRICT OF METES AND BOUNDS.

BEGINNING AT A POINT IN 45° 50' E, 188.1 FEET FROM CORNER 04 OF WEE WEE; THENCE S 80° 00' W 36.0 FEET; THENCE N 77° 27' W 1.8 FEET; THENCE N 40° 30' E, 58.0 FEET; THENCE S 80° 00' E, 26.0 FEET; THENCE S 20° 30' E, 15.80 FEET; THENCE S 85° 30' W, 23.30 FEET, TO THE POINT OF BEGINNING.

ASSESSOR PARCEL NUMBER 003-99-053-5

PARCEL 2

PART OF LOT 1A, BLOCK N, ON WEE WEE SURFACE TO A DEPTH OF 40 FEET ON A PART OF WEE WEE SURVEY 41725 PATENTED MINE IN MARSHEN MINE DISTRICT OF METES AND BOUNDS.

BEGINNING AT A POINT IN 40° 50' E 50.1 FEET AND THENCE S 80° 00' W, 26.4 FEET FROM THE CORNER 04 OF WEE WEE; THENCE N 77° 27' W, 47.85 FEET; THENCE N 47° E, 60.45 FEET; THENCE S 45° 00' E, 26.00 FEET; THENCE S 45° 31' W, 58.00, TO THE POINT OF BEGINNING.

ASSESSOR PARCEL NUMBER 160-99-053A-4

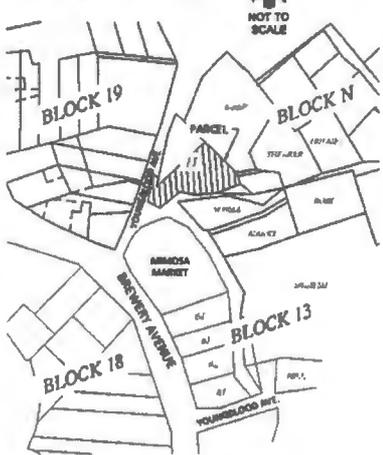
SURVEYOR'S BOUNDARY RESOLUTION NOTES

1. SIGNIFICANT EFFORT WAS MADE TO RE-Locate THE UPDATED MAPS OF THE BISBEE TOWNSHIP (R1) TO THE WEE WEE PATENTED LOAD MIXING CLAIM (R2) AND THEN RELATE THIS TO THE LEGAL DESCRIPTION OF RECORD (R3). DUE TO COMPLETING INFORMATION, I ELECTED TO CORRELATE THE LEGAL DESCRIPTION (R1) TO THE TOWNSHIP MAP (R2) AND CONSIDER LONG ESTABLISHED LINES OF OCCUPATION FOR MY FINAL VERDICT.
2. THE LEGAL DESCRIPTIONS FOR PARCELS 1 AND PARCELS 2 (R1) HAVE AN OVERLAP OF 1.80 FEET ALONG THE LINE NOTED [1]. THIS LINE WAS USED TO CORRELATE THE TWO LEGAL DESCRIPTIONS.
3. THE LINE NOTED [2] WAS USED TO CORRELATE THE LEGAL DESCRIPTION (R1) TO THE UNDATED BISBEE TOWNSHIP MAP (R2).

I, CLAY M. SUMMERS, HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR IN THE STATE OF ARIZONA; THAT THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION AND THAT IT ACCURATELY DEPICTS THAT SURVEY; THAT THE MEASUREMENTS SHOWN HEREON ACTUALLY EXIST AND THAT THEIR POSITIONS ARE SUFFICIENT FOR THE SURVEY TO BE RETRACED.



**PARCEL LOCATION
CITY OF BISBEE TOWNSITE**



BASIS OF BEARING

THE BASIS OF BEARING FOR THIS SURVEY IS REFERENCED TO [R1] AND [R2] AND IS 5.80° 27' W ALONG THE SOUTHEASTERLY LINE OF THE SUBJECT PARCEL.

RECORDATION

STATE OF ARIZONA
COUNTY OF COCHISE
THIS PLAN WAS FILED FOR RECORD AT THE OFFICE OF
BISBEE LAND SURVEYING ON THIS _____ DAY OF _____
20____
WITNESSED BY _____ THEREOF,
FEE \$ _____
WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND
YEAR ABOVE WRITTEN.

COCHISE COUNTY RECORDER

**BISBEE
LAND SURVEYING**
221 WEE WEE STREET - BISBEE - ARIZONA - 85804
WWW.BISBEE-SURVEYING.COM • (520) 380-2211

RECORD OF SURVEY
THE DOBSON LOT, BLOCK N OF
THE BISBEE TOWNSITE AND A
PORTION OF THE WEE WEE
P.L.M.C. BISBEE, ARIZONA
(SEC. 29 - T 29 S - R 24 E)

DATE: 06/11/2023	DATE: 11/28/2023
FILE NO: 000	BOOK: 2000-000
SECTION: 000	SHEET NO. 1 OF 1

Exhibit A

Legal Description

A PORTION of the Wee Wee Patented Lead Mining Claim, Federal Survey Number 1715, within the Warren Mining Claim District, on file at Book 17, Deeds of Real Estate, Records of Cochise County, Cochise County, Arizona, being more particularly described as follows:

BEGINNING at the most Westerly corner of Lot 13, Block N of the Bisbee Townsite, also being the most Westerly corner of that certain parcel as described in Document Number 2019-02191, Cochise County Records, Cochise County, Arizona;

Thence N 11° 40' E, a distance of 12.60 feet;

Thence N 71° 50' 28" W, a distance of 7.74 feet;

Thence S 10° 55' 57" W, a distance of 35.33 feet;

Thence S 42° 09' 10" E, a distance of 16.95 feet;

Thence N 48° 48' 03" E, a distance of 39.33 feet;

Thence N 77° 23' W, along the Southerly line of said Parcel Number 2019-02191, also being the Southerly line of said Lot 13, a distance of 30.19 feet to the **POINT OF BEGINNING**.

SUBJECT TO a drainage easement 4.00 feet on either side of the following described line:

COMMENCING at the most Westerly corner of said Lot 13, Block N of the Bisbee Townsite, also being the most Westerly corner of that certain parcel as described in said Document Number 2019-02191; thence S 47° 00' W, a distance of 25.24 feet to the **POINT OF BEGINNING**;

Thence S 48° 48' 03" W, a distance of 36.48 feet to the **POINT OF TERMINUS**;

THE SIDE LINES of said strip to be shortened or lengthened so as to terminate at the limits of the above described parcel.

The above described parcel contains 846.28 square feet or 0.019 acres more or less.

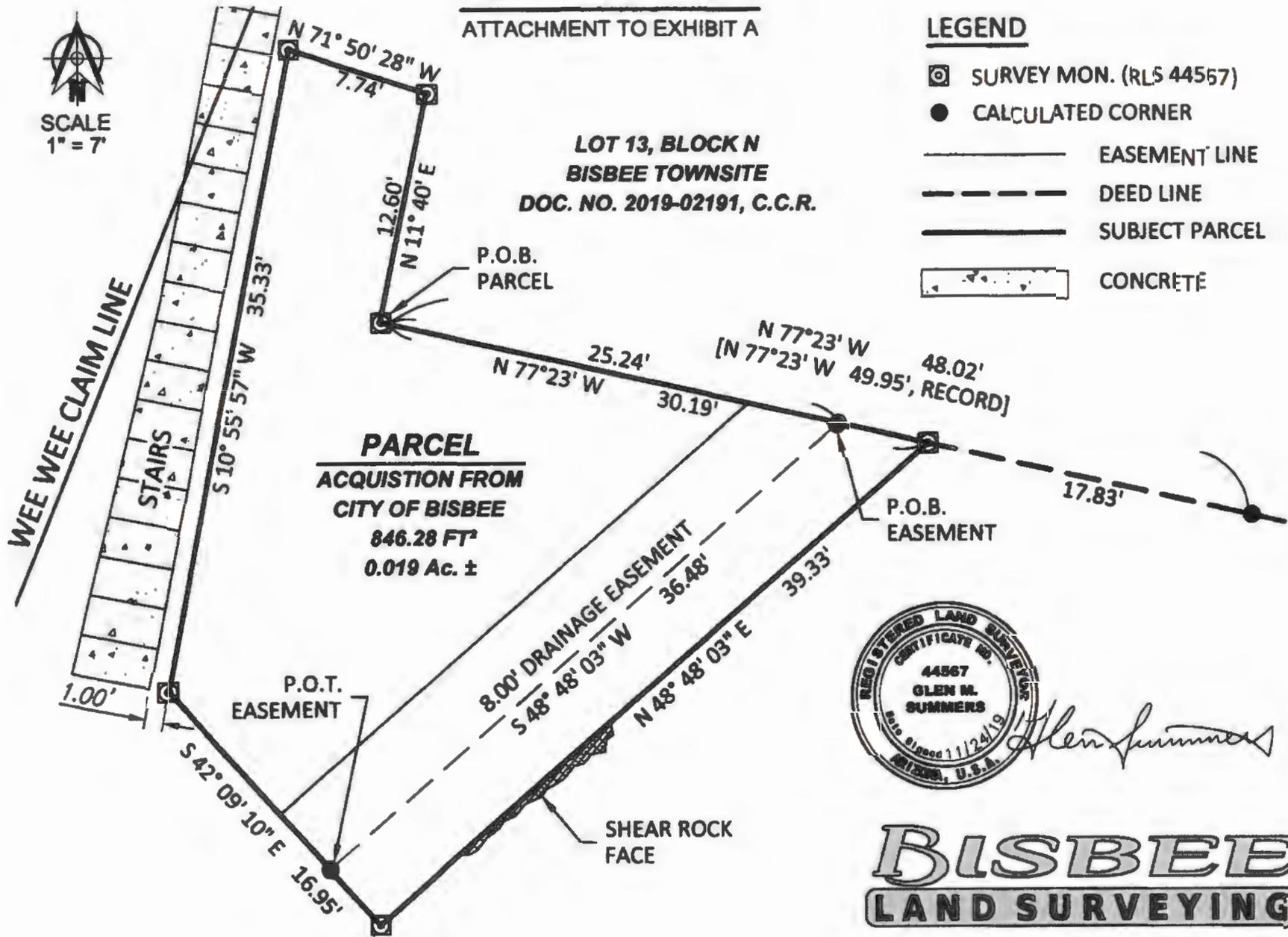
Exhibit B is attached and made a part hereof.

Glen Summers



EXHIBIT B

ATTACHMENT TO EXHIBIT A



**LOT 13, BLOCK N
BISBEE TOWNSITE
DOC. NO. 2019-02191, C.C.R.**

**PARCEL
ACQUISITION FROM
CITY OF BISBEE
846.28 FT²
0.019 Ac. ±**

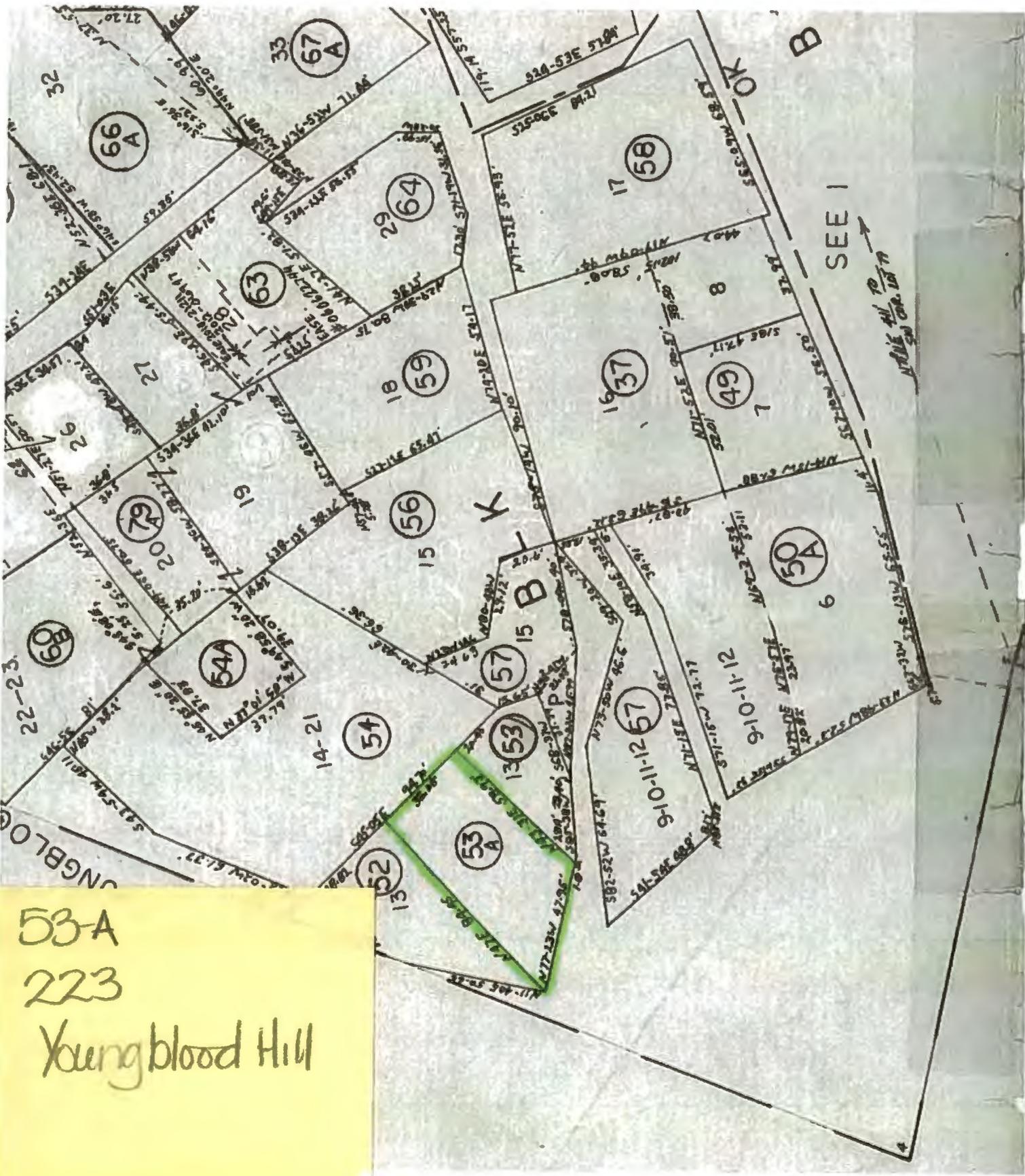
LEGEND

- SURVEY MON. (RLS 44567)
- CALCULATED CORNER
- EASEMENT LINE
- DEED LINE
- SUBJECT PARCEL
- CONCRETE

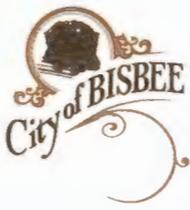


Glen Summers

**BISBEE
LAND SURVEYING**



53A
 223
 Youngblood Hill



MAYOR & COUNCIL WORK SESSION FOR SEPTEMBER 1, 2020

DATE ACTION SUBMITTED: September 2, 2020

PRESENTATION/ DISCUSSION ONLY

SUBJECT: DISCUSSION ON THE REQUEST TO ABANDON THE EASEMENTS DIVIDING MR. COLLINS PROPERTIES NEAR ADAMS AVENUE TO EXCLUDE THE ADAMS AVENUE EASEMENT , CITY TRAIL EASEMENT AND RIDGE TRAIL EASEMENT

FROM: Theresa Coleman, City Manager

RECOMMENDATION: DISCUSSION ONLY

PROPOSED MOTION: WORK SESSION ONLY

DISCUSSION:

Mr. Collins is requesting abandonment of the easements that currently divide his undeveloped properties primarily north of Adams Avenue. A survey of the property is attached.

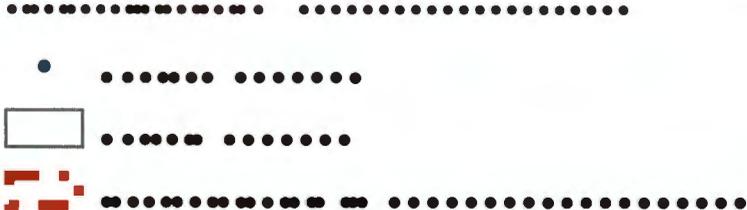
FISCAL IMPACT:

DEPARTMENT LINE ITEM ACCOUNT:

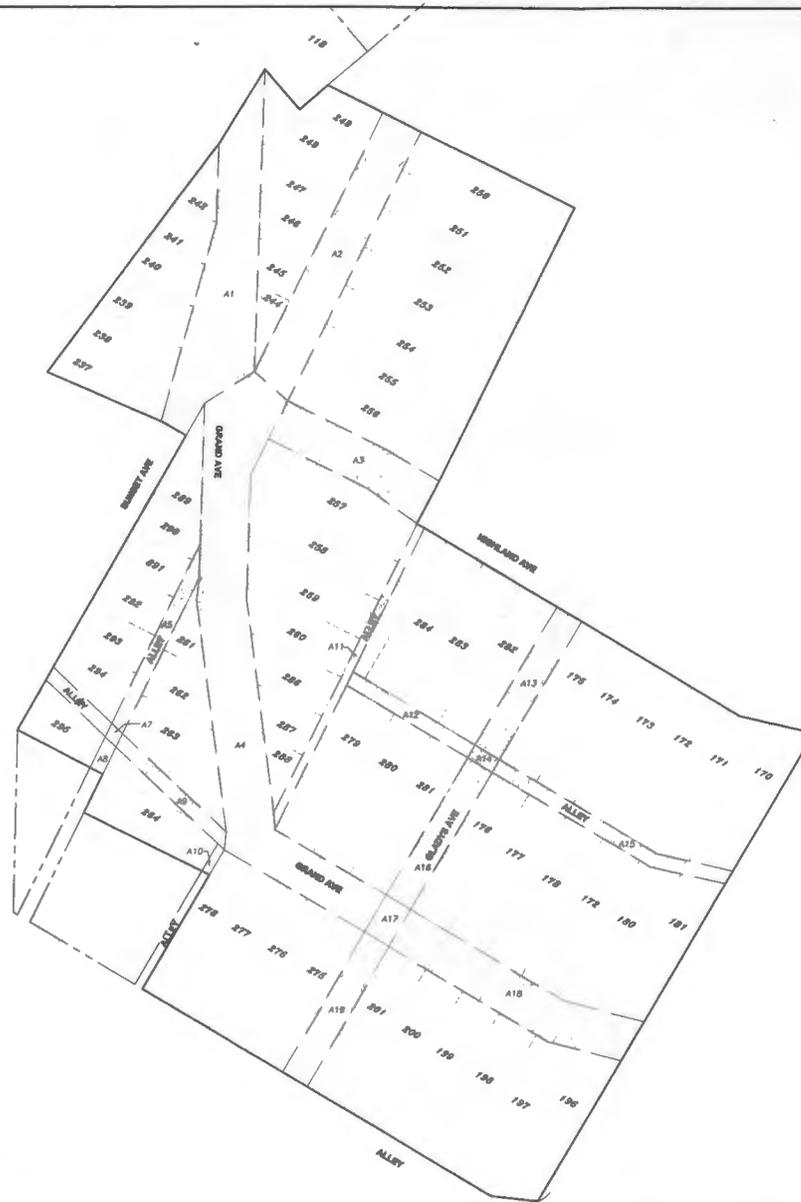
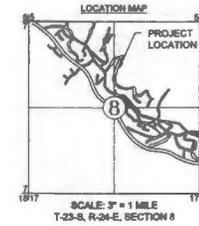
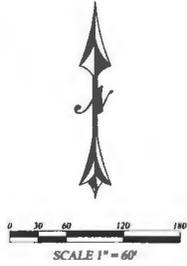
BALANCE IN LINE ITEM IF APPROVED:

Prepared by: Ashlee Coronado
Ashlee Coronado
City Clerk

Reviewed by: Theresa Coleman
Theresa Coleman
City Manager



RECORD OF SURVEY



Area	Sq. Feet	Acres
A1	11,000	0.25
A2	11,000	0.25
A3	11,000	0.25
A4	11,000	0.25
A5	11,000	0.25
A6	11,000	0.25
A7	11,000	0.25
A8	11,000	0.25
A9	11,000	0.25
A10	11,000	0.25
A11	11,000	0.25
A12	11,000	0.25
A13	11,000	0.25
A14	11,000	0.25
A15	11,000	0.25
A16	11,000	0.25
A17	11,000	0.25
A18	11,000	0.25
A19	11,000	0.25
A20	11,000	0.25
A21	11,000	0.25
A22	11,000	0.25
A23	11,000	0.25
A24	11,000	0.25
A25	11,000	0.25
A26	11,000	0.25
A27	11,000	0.25
A28	11,000	0.25
A29	11,000	0.25
A30	11,000	0.25
A31	11,000	0.25
A32	11,000	0.25
A33	11,000	0.25
A34	11,000	0.25
A35	11,000	0.25
A36	11,000	0.25
A37	11,000	0.25
A38	11,000	0.25
A39	11,000	0.25
A40	11,000	0.25
A41	11,000	0.25
A42	11,000	0.25
A43	11,000	0.25
A44	11,000	0.25
A45	11,000	0.25
A46	11,000	0.25
A47	11,000	0.25
A48	11,000	0.25
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A77	11,000	0.25
A78	11,000	0.25
A79	11,000	0.25
A80	11,000	0.25
A81	11,000	0.25
A82	11,000	0.25
A83	11,000	0.25
A84	11,000	0.25
A85	11,000	0.25
A86	11,000	0.25
A87	11,000	0.25
A88	11,000	0.25
A89	11,000	0.25
A90	11,000	0.25
A91	11,000	0.25
A92	11,000	0.25
A93	11,000	0.25
A94	11,000	0.25
A95	11,000	0.25
A96	11,000	0.25
A97	11,000	0.25
A98	11,000	0.25
A99	11,000	0.25
A100	11,000	0.25
Total	2,200,000	50.00

RECORDING DATA:

STATE OF ARIZONA }
 COUNTY OF COCHISE } SS

FILED FOR RECORD AT THE REQUEST OF ALTA LAND SURVEY, INC.
 ON THIS _____ DAY OF _____ 20____
 IN BOOK _____ OF MAPS OF SURVEYS AT PAGE _____ THEREOF.
 PER NO. _____

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR ABOVE WRITTEN

COCHISE COUNTY RECORDER/DEPUTY COUNTY RECORDER

ALTA ARIZONA
 SURVEY - ENGINEERING - GEOTECH
 2025 W. RUTHRAUFF ROAD, SUITE 125

FEE \$ _____ BOOK _____ SURVEY, PAGE _____

CERTIFICATION:

I HEREBY CERTIFY THIS PLAT REPRESENTS
 A SURVEY MADE BY ME OR UNDER MY
 DIRECTION AND THAT THE PROPERTY
 CORNERS AND SURVEY MONUMENTS EXIST
 AS SHOWN HEREON.

STEPHEN ALLEN SAMPLE R.L.S. 6 22378

RECORD OF SURVEY OF A PORTION OF BLOCK 26, ADAMS ADDITION, AS SHOWN ON THE BISBEE TOWNSHIP
 BEING A PORTION OF THE NORTH 1/2 OF SECTION 08, T-23-S, R-24-E OF THE G.&S.R.M., COCHISE
 COUNTY, ARIZONA



MAYOR & COUNCIL WORK SESSION FOR SEPTEMBER 1, 2020

DATE ACTION SUBMITTED: September 2, 2020

PRESENTATION/ DISCUSSION ONLY

SUBJECT: DISCUSSION ON THE REQUEST FROM MARGUERITE CONNERS AND SEAN MCINTIRE TO GRANT A 20 FOOT WIDE EASEMENT ADJACENT TO PARCEL 103-61-006.

FROM: Theresa Coleman, City Manager

RECOMMENDATION: DISCUSSION ONLY

PROPOSED MOTION: WORK SESSION ONLY

DISCUSSION:

Ms. Connors and Mr. McIntire are requesting a 20-foot easement adjacent to parcel 103-61-006 for the purpose of construction and maintenance of a retaining wall structure.

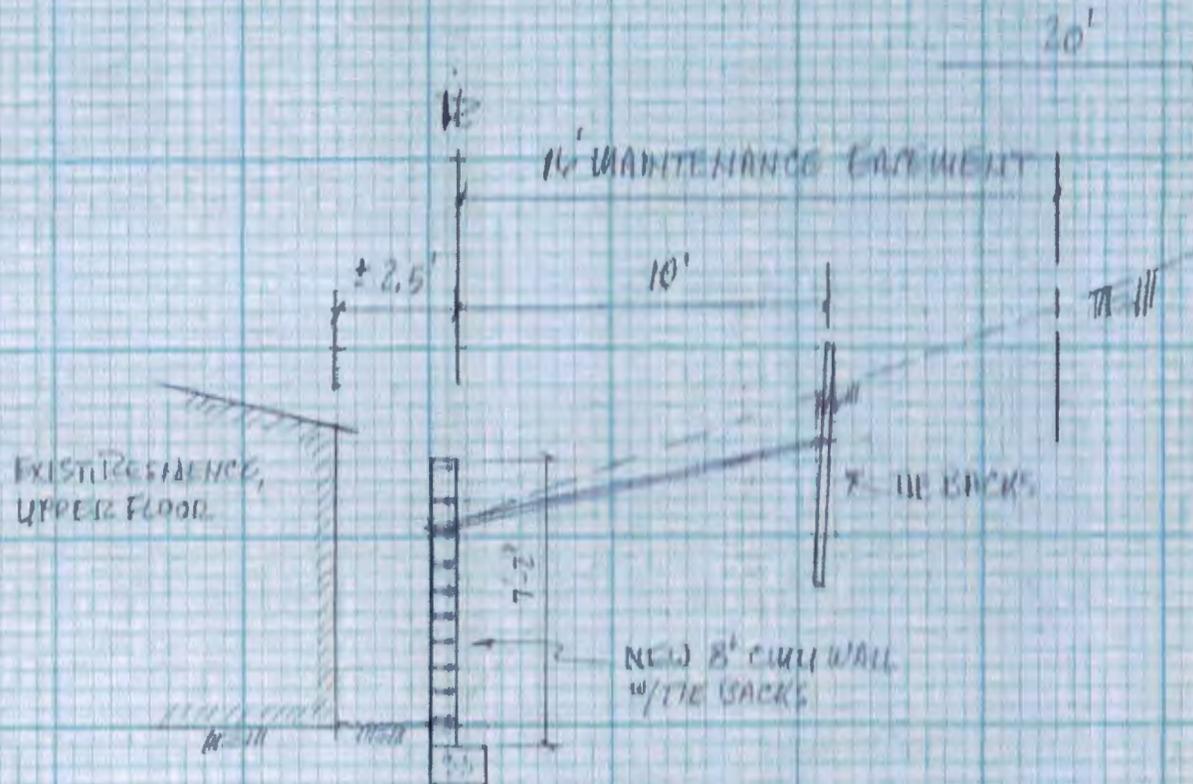
FISCAL IMPACT:

DEPARTMENT LINE ITEM ACCOUNT:

BALANCE IN LINE ITEM IF APPROVED:

Prepared by: *Ashlee Coronado*
Ashlee Coronado
City Clerk

Reviewed by: *Theresa Coleman*
Theresa Coleman
City Manager



SECTION A-A (CONCEPT)
 SCALE: 1" = 5'

MARGUERITE CONNERS
 526 B TOWNSHIP CANYON
 BISBEE, AZ

Buck Lewis Engineering, Inc
 PO Box 1173
 Sierra Vista, AZ 85636-1173

Recording Requested By:
Marguerite H. Conners/Sean Patrick McIntire
P. O. Box 1407
Bisbee, Az. 85603

DRAFT

When Recorded, Mail To:
Buck Lewis Engineering, Inc.
P. O. Box 1373
Sierra Vista, Az. 85636-1373

This Space For Use By Recorder

Section 8, Township 23 South, Range 24 East, Gila & Salt River Base and Meridian

GRANT OF EASEMENT

For and in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, the undersigned, hereinafter referred to as grantor, does hereby grant, convey quit claim and release onto MARGUERITE H. CONNERS & SEAN PATRICK McINTIRE, hereinafter referred to as Grantee, a permanent easement 20.00 feet wide for ingress and egress purposes for the construction and maintenance of a retaining wall structure across and through the following described property, to wit:

A 20.00 feet wide easement located on City of Bisbee owned lands in that portion of the Southwest Quarter of the Northeast Quarter of Section 8, Township 23 South, Range 24 East of the Gila & Salt River Base Meridian, Cochise County, Arizona, described as follows:

A 20 feet construction and maintenance easement situated southerly parallel and adjacent to the parcel boundaries of lots 84, 85, 86 and 87, Block 25, BISBEE TOWNSITE, in Cochise County, Arizona, according to Book 1 of Maps, pages 25 to 63, inclusive, records of the Cochise County Recorder.

The southerly easement line to be shortened to meet the westerly parcel boundary of the adjacent lot, together with the right of ingress and egress to the Grantee's property, for the purpose of constructing, repairing, and maintaining a Retaining Wall Structure in whole or in part, at will. See attached EXHIBIT 'A'.

Grantor agrees that no buildings, structures, other improvements, fences or trees shall be placed upon, over or under said parcel of land, which Grantor agrees shall not interfere, or in any manner be inconsistent, with Grantee's exercise of the rights herein granted.

Grantee agrees to work with due care in the exercise of its rights on the property and to restore it to reasonably the same condition which existed before the work was performed. Except as provided above, Grantee agrees to pay for all damages which are caused by the exercise of the rights herein granted.

Grantor covenants that they own the above described land and that said land is free and clear of encumbrances and liens.

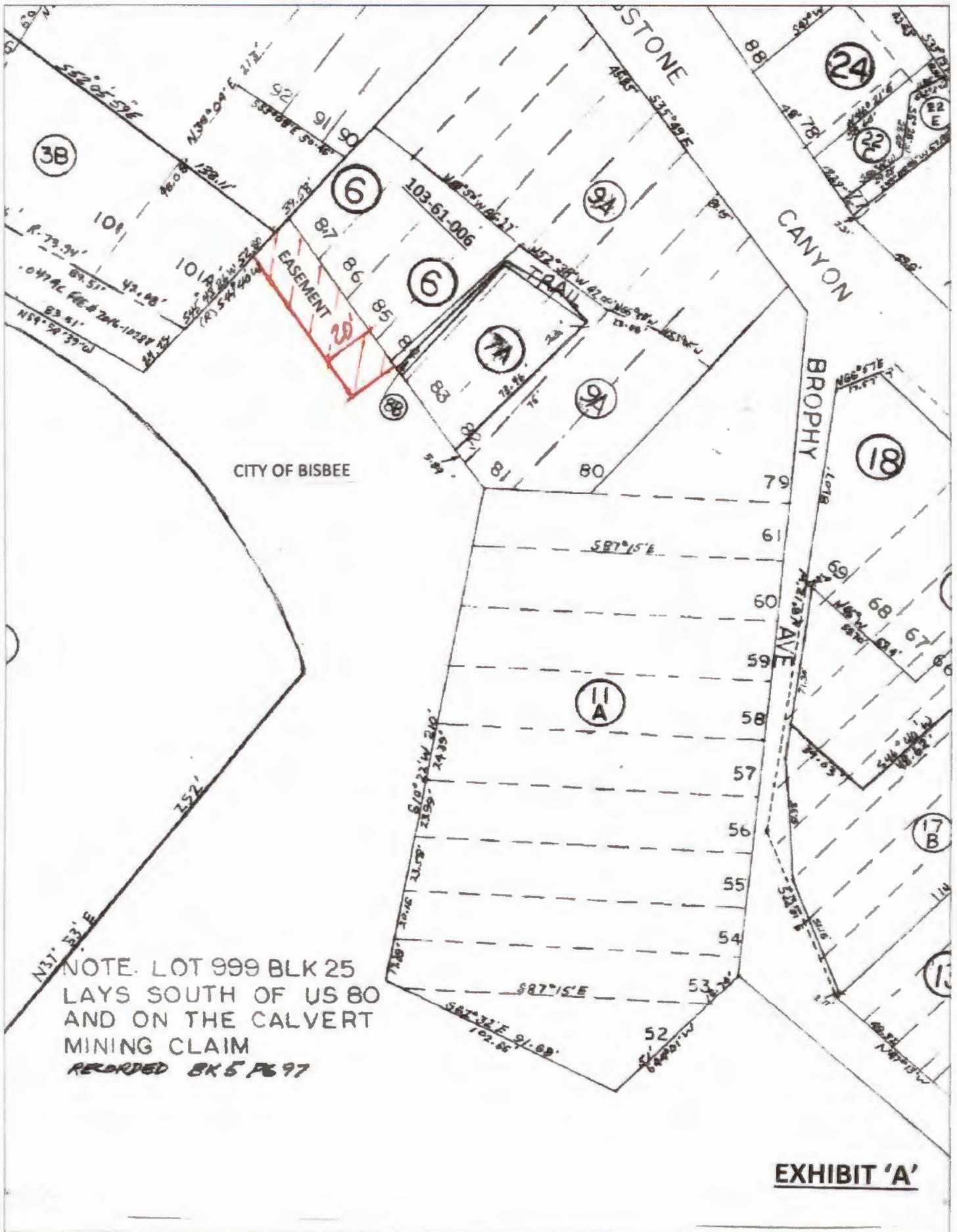
IN WITNESS WHEREOF, the undersigned has executed this Grant of Easement this ____ Day of _____, 2020.

David M. Smith, Mayor
CITY OF BISBEE

Signature

Jesus Haro, P.E.
Public Works Diector

Signature



NOTE. LOT 999 BLK 25
 LAYS SOUTH OF US 80
 AND ON THE CALVERT
 MINING CLAIM
 RECORDED BX 5 PG 97

EXHIBIT 'A'