

When recorded mail to:
City of Mesa
Real Estate Services
P.O. Box 1466
Mesa, AZ 85211-1466

5351-7-2-2--
Yorkm

ANNEXATION ORDINANCE 5655

City of Mesa

DO NOT REMOVE

This is part of the official document

ORDINANCE NO. 5655

AN ORDINANCE EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF MESA, ARIZONA, PURSUANT TO THE PROVISIONS OF TITLE 9, CHAPTER 4, ARTICLE 7, ARIZONA REVISED STATUTES AND AMENDMENTS THERETO BY ANNEXING CERTAIN TERRITORY INTO THE EXISTING LIMITS OF THE CITY OF MESA.

WHEREAS, on October 21, 2021, the City of Mesa filed in the office of the Maricopa County Recorder a blank petition setting forth a description and an accurate map of the entire area to be annexed, showing the exterior boundaries of territory contiguous to the City of Mesa, and showing any county rights-of-way and roadways within or contiguous to the exterior boundaries; and

WHEREAS, a notice and copy of the filing was given to the Clerk of the Maricopa County Board of Supervisors and to the Maricopa County Assessor; and

WHEREAS, notice of public hearing to consider the proposed annexation was given as required by A.R.S. Section 9-471(A) (3) and the public hearing was held on November 15, 2021; and

WHEREAS, at least thirty (30) days have elapsed since the filing of the blank petition with the Maricopa County Recorder's Office; and

WHEREAS, a written petition has been filed in the office of the Maricopa County Recorder and signed by the owners of one-half or more in value of the real and personal property and more than one-half of the persons owning real and personal property that would be subject to taxation by the City of Mesa in the event of annexation within the territory and land hereinafter described as shown by the last assessment of said property; and

WHEREAS, the petition was circulated and filed in the office of the County Recorder within one (1) year after the last day of the thirty (30) day waiting period under the statute; and

WHEREAS, an affidavit was filed with the County Recorder along with said petition verifying that no part of the territory for which the filing is made is already subject to an earlier filing for annexation; and

WHEREAS, said territory satisfies A.R.S. Section 9-471(H), and is not currently embraced within its limits, and the petition is asking that the property more particularly hereinafter described be annexed to the City of Mesa, and that the corporate limits of the City of Mesa be extended and increased so as to embrace said territory; and

WHEREAS, the Mayor and Council of the City of Mesa desire to comply with said petition and extend and increase the corporate limits of the City of Mesa to include said territory; and

WHEREAS, said petition sets forth a true and correct description of all the exterior boundaries of the entire area proposed to be annexed to the City of Mesa, and has attached to it an accurate map of the territory desired to be annexed; and

WHEREAS, no alterations increasing or reducing the territory sought to be annexed have been made after said petition was signed by a property owner; and

WHEREAS, no state lands were encompassed in this annexation except for state land utilized as state rights-of-way; and

WHEREAS, said annexation consists of Maricopa County Assessor parcel number 304-17-014K; and

WHEREAS, the Assessor parcel numbers have pre-annexation Maricopa County zoning classification of RU-43; and

WHEREAS, the City of Mesa zoning classification and zoning entitlements for the territory annexed by this ordinance permit densities and uses that are no greater than those permitted by Maricopa County immediately before annexation; and

WHEREAS, proper and sufficient certification and proof of the foregoing facts are now on file with the City of Mesa together with the original petition referred to herein.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MESA, ARIZONA, AS FOLLOWS:

SECTION 1: That the following described territory is annexed into the City of Mesa and that the present corporate limits are extended and increased to include the following described territory completely surrounded by present City of Mesa limits, as shown on the petition and map of the boundaries, attached hereto as Exhibit A, and as legally described below:

A parcel of land lying within the southeast quarter of Section 18, Township 1 South, Range 7 East, of the Gila and Salt River Meridian, Maricopa County, Arizona, secondarily described as follows:

COMMENCING at a 3-inch MCDOT brass cap in a hand hole at the southeast corner of said Section 18, from which a 2-inch aluminum cap at the south quarter corner of said Section 18, bears North 89 degrees 41 minutes 04 seconds West (an assumed bearing) 2,644.07 feet;

thence along the south line of the Southeast Quarter of said Section 18, North 89 degrees 41 minutes 04 seconds West, 33.01 feet to the POINT OF BEGINNING;

thence continuing along said south line, North 89 degrees 41 minutes 04 seconds West, 2,611.06 feet to the south quarter corner of said Section 18;

thence along the south line of the Southwest Quarter of said Section 18, North 89 degrees 40 minutes 37 seconds West, 435.93 feet;

thence North 13 degrees 18 minutes 54 seconds East, 172.19 feet to the beginning of a curve, concave westerly, having a radius of 1,366.73 feet;

thence northerly 481.63 feet along the arc of said curve to the left through a central angle of 20 degrees 11 minutes 27 seconds;

thence North 6 degrees 52 minutes 33 seconds West, 831.24 feet to a point on the north line of the south 1,471 feet of said Southwest Quarter;

thence along said north line, South 89 degrees 40 minutes 37 seconds East, 440.05 feet;

thence along the north line of the south 1,471 feet of said Southeast Quarter, South 89 degrees 41 minutes 04 seconds East, 2,610.74 feet to a point on the west line of the east 33.00 feet of said Southeast Quarter;

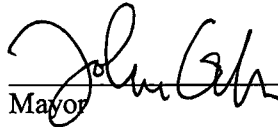
thence along said west line, South 1 degrees 08 minutes 06 seconds East, 1,471.47 feet to the POINT OF BEGINNING.

Containing an area of 4,411,308 square feet or 101.2697 acres, more or less.

SECTION 2: On the effective date of this Ordinance, the zoning of the annexed territory shall be zoned City of Mesa AG.


PASSED AND ADOPTED by the City Council of the City of Mesa, Arizona, this 8th day of December, 2021.

APPROVED:



Mayor

ATTEST:



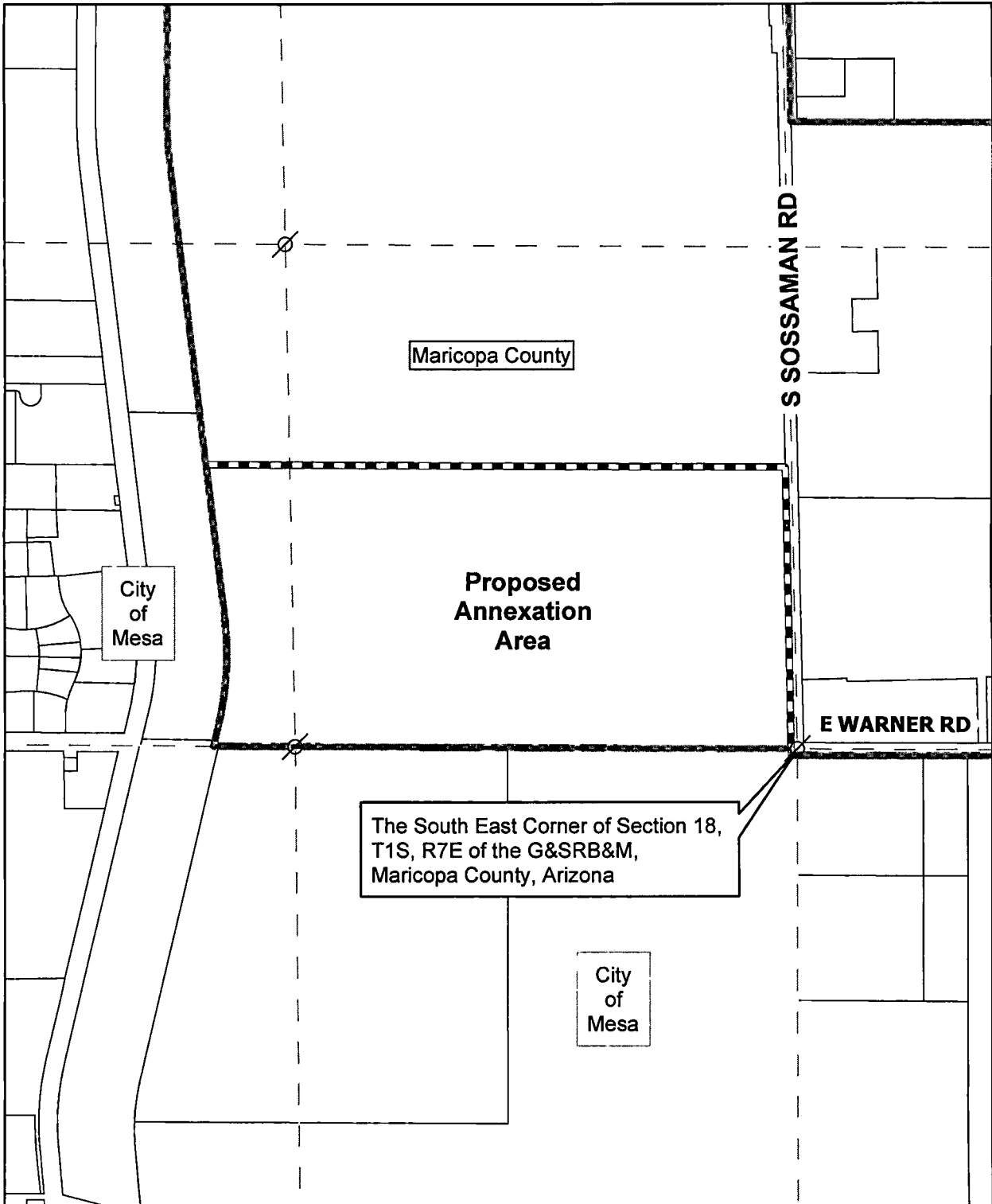
City Clerk



EFFECTIVE DATE: December 8, 2021

ANX21-00799

101± Acres



-  Legal Control Point
-  City of Mesa Boundary
-  Quarter Section
-  Proposed Annexation Boundary

EXHIBIT 'A'



**Legal Description
Warner & Sossaman Industrial
Annexation**

Job No. 21-0710

September 24, 2021

A portion of the South Half of Section 18, Township 1 South, Range 7 East, of the Gila and Salt River Meridian, Maricopa County, Arizona, and more particularly described as follows:

COMMENCING at a 3-inch MCDOT brass cap in a hand hole at the southeast corner of said Section 18, from which a 2-inch aluminum cap at the south quarter corner of said Section 18, bears North 89 degrees 41 minutes 04 seconds West (an assumed bearing) 2,644.07 feet;

thence along the south line of the Southeast Quarter of said Section 18, North 89 degrees 41 minutes 04 seconds West, 33.01 feet to the **POINT OF BEGINNING**;

thence continuing along said south line, North 89 degrees 41 minutes 04 seconds West, 2,611.06 feet to the south quarter corner of said Section 18;

thence along the south line of the Southwest Quarter of said Section 18, North 89 degrees 40 minutes 37 seconds West, 435.93 feet;

thence North 13 degrees 18 minutes 54 seconds East, 172.19 feet to the beginning of a curve, concave westerly, having a radius of 1,366.73 feet;

thence northerly 481.63 feet along the arc of said curve to the left through a central angle of 20 degrees 11 minutes 27 seconds;

thence North 6 degrees 52 minutes 33 seconds West, 831.24 feet to a point on the north line of the south 1,471 feet of said Southwest Quarter;

thence along said north line, South 89 degrees 40 minutes 37 seconds East, 440.05 feet;

thence along the north line of the south 1,471 feet of said Southeast Quarter, South 89 degrees 41 minutes 04 seconds East, 2,610.74 feet to a point on the west line of the east 33.00 feet of said Southeast Quarter;

thence along said west line, South 1 degrees 08 minutes 06 seconds East, 1,471.47 feet to the **POINT OF BEGINNING**.

Containing an area of 4,411,308 square feet or 101.2697 acres, more or less.



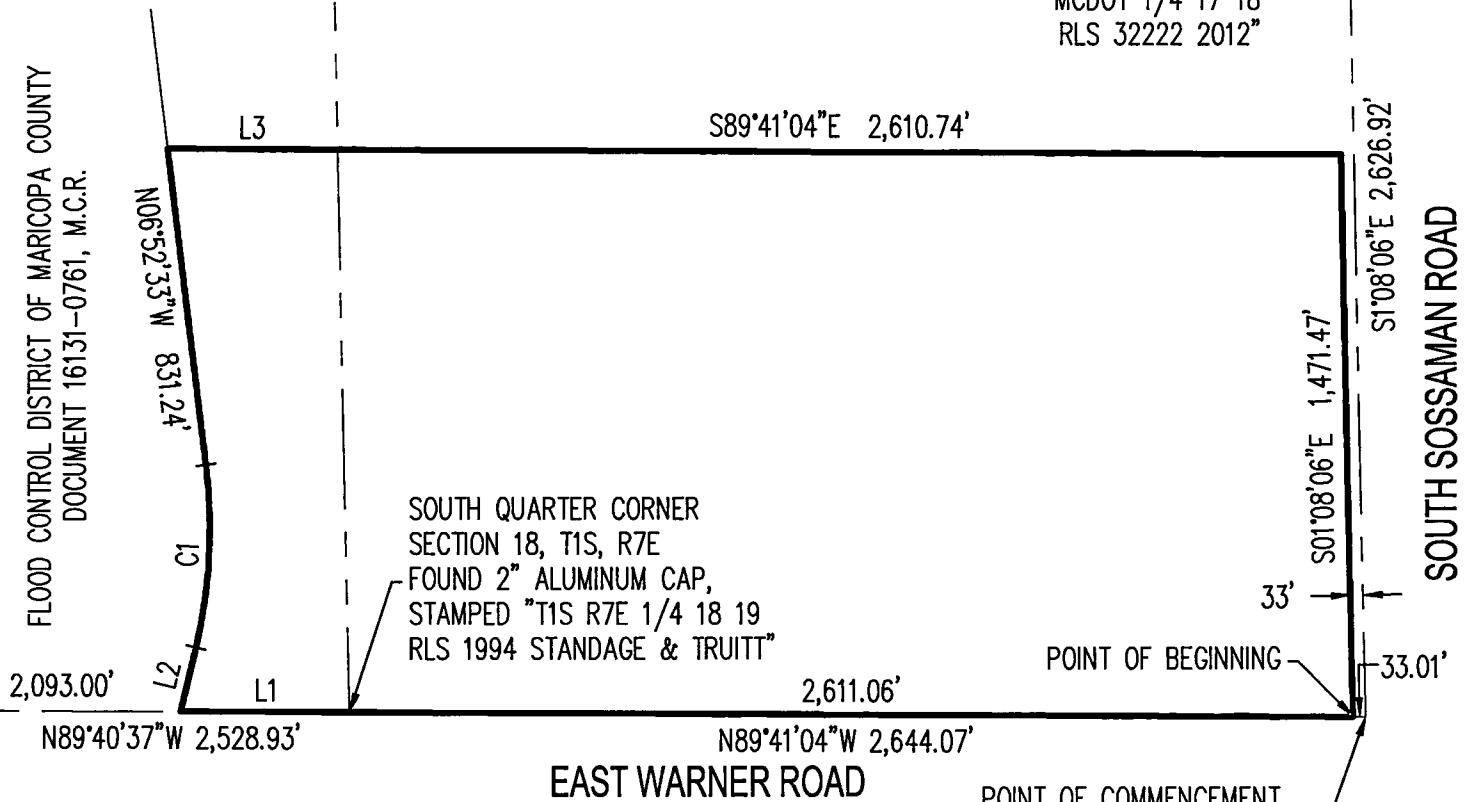
LINE TABLE

LINE	BEARING	LENGTH
L1	N89°40'37"W	435.93'
L2	N13°18'54"E	172.19'
L3	S89°40'37"E	440.05'

EAST QUARTER CORNER
SECTION 18, T1S, R7E
FOUND 3" BRASS CAP
IN HAND HOLE, STAMPED
"MCDOT 1/4 17 18
RLS 32222 2012"

FLOOD CONTROL DISTRICT OF MARICOPA COUNTY
DOCUMENT 16131-0761, M.C.R.

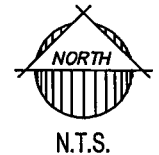
SOUTHWEST CORNER
SECTION 18, T1S, R7E
FOUND 3" BRASS CAP
IN HAND HOLE,
STAMPED "MCDH"



SOUTH QUARTER CORNER
SECTION 18, T1S, R7E
FOUND 2" ALUMINUM CAP,
STAMPED "T1S R7E 1/4 18 19
RLS 1994 STANDAGE & TRUITT"

POINT OF BEGINNING

POINT OF COMMENCEMENT
SOUTHEAST CORNER
SECTION 18, T1S, R7E
FOUND 3" BRASS CAP
IN HAND HOLE, STAMPED
"MCDOT T1S R7E
17 18 19 20 2010"



CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BRG
C1	481.63'	1366.73'	20°11'27"	479.14'	N03°13'11"E



21-0710	Warner & Sossaman Industrial Annexation
	EXHIBIT

	1130 N. Alma School Rd. Ste. 120 Mesa, AZ 85201 T:480.503.2250 F:480.503.2258 www.epsgroupinc.com
--	--