

**ARIZONA STATE LAND DEPARTMENT
BOARD OF APPEALS AGENDA
FINAL-REVISED (7-2-18)**

Thursday, July 12, 2018

**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, July 12, 2018 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 June 14, 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 July 2, 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> |
|--------------------|-----------------|
| July 12, 2019 | Pending |
| August 9, 2018 | Pending |
| September 13, 2018 | 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



For Trinity Perlberg, Clerk to the Board
1616 West Adams Street, Room 152
Phoenix, AZ 85007

Telephone: 602-542-2505 * FAX: 602-542-2508

**BOARD OF APPEALS
IV. AGENDA
Thursday, July 12th, 2018**

A. CONSENT AGENDA

RIGHTS OF WAY - ROW-AG-MIN DIVISION

| | <u>Application #</u> | <u>Applicant and County</u> | <u>Purpose</u> |
|----|----------------------|--|---|
| 1. | 14-113155 JR | Arizona Public Service Company (Maricopa County) | O/H double circuit 69kV/12kV power line w/96-count internal use only OPGW |
| 2. | 14-119769 JR | Transwestern Pipeline Company, LLC. (Maricopa County) | Underground 16" natural gas transmission pipeline |

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> |
|----|----------------------|---|--|
| 3. | 03-117853 RM | Crazy Horse Campgrounds, LLC (Mohave County) | RV park and campground, convenience store, water related recreational activities |

Renewals

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

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 | | |

BOARD

Thursday, July 12th, 2018

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C. LAND SALES – REAL ESTATE DIVISION

Urban Planning Projects

| | <u>Application #</u> | <u>Applicant and County</u> | |
|----|----------------------|--|-------------------------|
| 4. | 53-120192 TH | Per Commissioners Initiative SWC of Loop 202 & 40 th Street (Maricopa County) | Sale of 50.96 acres +/- |

Other

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

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

**RESULTS / ARCHIVE PAGE
 JUNE 2018**

04-MINERAL
 21-WATER
 53-LAND

| APP. NO. | AUCTION DATE | LOCATION, COUNTY & ACREAGE +/- | APPRAISED VALUE & 1ST YEAR'S RENT OR ROYALTY (03, 04, 21 ONLY) | BENEFICIARY | TOTAL SELLING PRICE | SUCCESSFUL BIDDER & # OF BIDS | TERMS |
|------------------|---------------------|---|--|---|----------------------------|--|----------------------------------|
| 53-119693 | 06/06 | T3N, R2E, SEC. 1 MARICOPA 93.257 | \$18,000,000.00 | PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS) | \$26,500,000.00 | SUNBELT LAND HOLDINGS LP & 37 | 10% DOWN, BALANCE DUE IN 30 DAYS |
| 16-119654 | 06/26 | T21N, R16W, SEC. 16 MOHAVE 24.187 | \$57,468.00 | PERMANENT COMMON SCHOOLS | \$57,468.00 | CITY OF KINGMAN & 1 | |

PUBLIC AUCTIONS BEING ADVERTISED

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

**AUCTION CALENDAR
 JULY 2018**

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 |
|---|--------------------------------|--|--|--|
| 16-119180 PIMA COUNTY | 07/03 11:00 A.M. | T16S, R14E, SECS. 4 & 9 PIMA 10.31 | \$24,862.00 | LEGISLATIVE, EXECUTIVE AND JUDICIAL BUILDINGS; PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS) |
| 16-119781 CITY OF PHOENIX | 07/10 10:00 A.M. | T4N, R2E, SEC. 15 MARICOPA 0.036 | \$2,851.00 | ARIZONA STATE HOSPITAL |
| 53-119298 PER COMMISSIONER'S INITIATIVE | 07/11 11:00 A.M. | T4N, R4E, SEC. 23 MARICOPA 10.021 | \$2,745,000.00 | PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS) |
| 53-119002 PER COMMISSIONER'S INITIATIVE | 07/17 11:00 A.M. | T4N, R1E, SEC. 20 MARICOPA 125.36 | \$31,350,000.00 | STATE CHARITABLE, PENAL, AND REFORMATORY INSTITUTIONS |
| 53-115510 ASARCO LLC | 07/23 11:00 A.M. | T4S, R13E, SECS. 2, 10, 11, 14, 15, 16, 21, 22, 23, 26, & 28 PINAL 7,390.51 | \$5,827,934.47 | PERMANENT COMMON SCHOOLS; PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS) |
| 16-119148 MARICOPA COUNTY | 07/24 10:00 A.M. | T1S, R2W, SEC. 30; T1N, R2W, SEC. 5; T4N, R1W, SEC. 1; T5N, R1E, SECS. 15 & 22; T6N, R1E, SEC. 35 MARICOPA 3.682 | \$108,038.00 | PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS) |

PUBLIC AUCTIONS BEING ADVERTISED

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

**AUCTION CALENDAR
AUGUST 2018**

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 |
|---|--------------------------------|---|--|---|
| 53-119694 PER COMMISSIONER'S INITIATIVE | 08/07 11:00 A.M. | T14S, R15E, SEC. 34 PIMA 209.67 | \$10,625,000.00 | STATE CHARITABLE, PENAL, AND REFORMATORY INSTITUTIONS |
| 16-119658 CITY OF SURPRISE | 08/14 10:00 A.M. | T4N, R1W, SEC. 8 MARICOPA 13.472 | \$366,775.00 | PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS) |
| 16-119660 CITY OF SURPRISE | 08/14 10:00 A.M. | T4N, R1W, SEC. 4 MARICOPA 7.082 | \$210,335.00 | PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS) |
| 53-120115 PER COMMISSIONER'S INITIATIVE | 08/28 11:00 A.M. | T2N, R2W, SEC. 26 MARICOPA 640.51 | \$100,000.00 | PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS) |

PUBLIC AUCTIONS BEING ADVERTISED

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

**AUCTION CALENDAR
 SEPTEMBER 2018**

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 |
|--|--------------------------------|--|--|--|
| 53-119887; 16-119941; 16-119942; 16-119943 CORE NORTH, INC.; PER COMMISSIONER'S INITIATIVE | 09/04 2:00 P.M. | T4N, R4E, SECS. 25 & 26; T4N, R4E, SECS. 25, 26, & 35; T4N, R4E, SECS. 25 & 36; T4N, R4E, SECS. 25 & 36 MARICOPA 133.949; 25.86; 65.87; 2.941 | \$83,000,000.00 | PERMANENT COMMON SCHOOLS; PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS) |
| 53-119602 PEDERSON GROUP, INC. | 09/06 11:00 A.M. | T4N R2E, SEC. 3 MARICOPA 23.063 | \$4,620,000.00 | STATE CHARITABLE, PENAL, AND REFORMATORY INSTITUTIONS |
| 16-119586 CITY OF PHOENIX | 09/11 10:00 A.M. | T5N, R2E, SEC. 3; T6N, R2E, SECS. 15, 22, 27 & 34 MARICOPA 33.19 | \$2,456,426.00 | PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS) |