

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

Thursday, October 8, 2020

**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, October 8, 2020 at 9:00 a.m. at the Arizona State Land Department, 1616 West Adams Street, Room 321, Phoenix, AZ 85007.

DUE TO THE CURRENT COVID-19 CRISIS AND, PURSUANT TO CURRENT RECOMMENDATIONS, IT IS ENCOURAGED THAT ANY PERSON WHO WISHES TO ATTEND THE MEETING DO SO BY PARTICIPATING VIA TELECONFERENCE CALL. A PERSON WISHING TO PARTICIPATE VIA TELECONFERENCE CALL MAY DO SO BY CALLING 1-559-556-0569 AND ENTERING PIN: 437 393 660#

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. INTRODUCTION OF NEW BOARD MEMBER

Introduction of Mr. Bruce Francis as the newest member to join the Board

II. MINUTES

Approval of September 10, 2020 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/MINERAL 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 September 28, 2020 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>
November 12, 2020	Phoenix
December 10, 2020	Pending
January 14, 2021	Pending

- B. Schedule of Pending Appeals:

A.B. 1238 Tucson Trap & Skeet Club
Sales Application No. 53-121019-00
Appeal of Appraisal

Board may consider and act upon withdrawal of the appeal based on the settlement reached by the parties.

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

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, October 8, 2020**

A. CONSENT AGENDA

RIGHTS OF WAY - ROW-AG-MIN DIVISION

	<u>Application #</u>	<u>Applicant and County</u>	<u>Purpose</u>
1.	14-120750 Scott Sherwood	DCR Transmission, LLC (DCRT) aka Ten West Link (Maricopa & La Paz Counties)	Aboveground 500kV electric transmission line with internal-use only fiberoptic ground wires
2.	14-120862 Scott Sherwood	Chirreon Solar, LLC (Pinal County)	Purpose roads and Solar to Battery Connector – Underground 25kV electric distribution line
3.	14-121399 Gloria Nichols	Sulphur Springs Valley Electric Coop, Inc. (Cochise County)	Overhead double circuit 69kV electric sub-transmission line, including a 48-count fiber optic ground wire for internal use only
4.	14-121400 Gloria Nichols	Arizona Electric Power Coop. (Cochise County)	Overhead double circuit 69kV electric sub-transmission line, including a 48-count fiber optic ground wire for internal use only
5.	16-112195 Scott Sherwood	Rail X ROW, LLC (Pinal County)	Access road
6.	16-121599 & 16-121600 Scott Sherwood	PCI (Maricopa County)	Public Roads and Drainage Channel

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>
7.	03-000577 Barbara Delsman	Arizona Department of Transportation (Pinal County)	Material storage yard
8.	66-113741 Van Robinson	United State of America on behalf of the Dept. of Homeland Security, Customs and Border Protection	Radio Repeater site

BOARD

Thursday, October 8, 2020

Page 2 of 2

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>	<u>Purpose</u>
	NONE		

Other

	<u>Application #</u>	<u>Applicant and County</u>	<u>Purpose</u>
9.	53-119692 including 16- 121599 & 16- 121600 Joe Charles	PCI (Maricopa County)	Land Sale
10.	53-121101 Joe Charles	Arizona Public Service Company (Maricopa County)	Land Sale

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

**RESULTS / ARCHIVE PAGE
 SEPTEMBER 2020**

04-MINERAL
 21-WATER
 53-LAND

APP. NO.	AUCTION DATE	LOCATION, COUNTY & ACREAGE +/-	APPRAISED VALUE	BENEFICIARY	TOTAL SELLING PRICE	SUCCESSFUL BIDDER & # OF BIDS	TERMS
04-108113	09/01	T4N, R1W, SEC. 36 MARICOPA 252.00	\$1.00 PER TON 80,000 MINIMUM ANNUAL TONNAGE \$40,320.00 RENT	PERMANENT COMMON SCHOOLS	\$1.00 PER TON 80,000 MINIMUM ANNUAL TONNAGE \$40,320.00 RENT	VULCAN MATERIALS COMPANY & 1	
04-118079	09/01	T2N, R1W, SEC. 13 MARICOPA 50.00	\$1.00 PER TON 10,000 MINIMUM ANNUAL TONNAGE \$7,200.00 RENT	PERMANENT COMMON SCHOOLS	\$1.00 PER TON 10,000 MINIMUM ANNUAL TONNAGE \$7,200.00 RENT	A.B.C. SAND AND ROCK COMPANY, INC. & 1	
53-121237	09/10	T4N, R4E, SEC. 36 MARICOPA 73.57	\$31,710,000.00	PERMANENT COMMON SCHOOLS	\$49,100,000.00	AXON ENTERPRISE, INC. & 27	10% DOWN, BALANCE DUE IN 30 DAYS

PUBLIC AUCTIONS BEING ADVERTISED

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

**AUCTION CALENDAR
 OCTOBER 2020**

04-MINERAL
 21-WATER
 53-LAND

APP. NO.	AUCTION DATE & TIME	LOCATION, COUNTY & ACREAGE +/-	APPRAISED VALUE	BENEFICIARY
53-120190; 16-121118; 16-121120; 16-121121; 16-121123; 16-121125 BROOKFIELD RESIDENTIAL (ARIZONA) LLC; KIMLEY-HORN AND ASSOCIATES, INC.	10/20 1:00 P.M.	T1S, R8E, SECS. 17, 18, 19, 20 & 30; T1S, R8E, SECS. 18, 19, 30 & 31; T1S, R8E, SECS. 18, 19 & 30; T1S, R8E, SECS. 19, 20 & 30; T1S, R8E, SECS. 17 & 18; T1S, R8E, SECS. 17, 18, 19 & 20 PINAL 2,783.13; 46.119; 26.481; 19.465; 22.008; 0.449	\$68,000,000.00	COUNTY BOND; PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS)
53-120834 SYMMETRY DEVELOPMENT COMPANY, INC.	10/22 11:00 A.M.	T21N, R7E, SEC. 26 COCONINO 405.360	\$10,536,000.00	UNIVERSITY OF ARIZONA (ACT 2/18/1881)

53-121172 VESTAR LPST, LLC	10/27 11:00 A.M.	T4N, R1E, SEC. 4 MARICOPA 26.143	\$3,775,000.00	PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS)
16-121187 CITY OF BUCKEYE	10/28 1:00 P.M.	T1N, R4W, SECS. 16 & 17 MARICOPA 9.752	\$232,822.00	PERMANENT COMMON SCHOOLS; MINERS HOSPITAL FOR DISABLED MINERS
53-120823 D R.HORTON, INC.	10/29 11:00 A.M.	T4N, R3E, SEC. 10 MARICOPA 0.595	\$60,475.00	PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS)
16-117055-00-100 PIMA COUNTY	10/29 11:00 A.M.	T16S, R16E, SEC. 8 PIMA 0.071	\$2,400.00	STATE CHARITABLE, PENAL, AND REFORMATORY INSTITUTIONS

PUBLIC AUCTIONS BEING ADVERTISED

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

**AUCTION CALENDAR
NOVEMBER 2020**

04-MINERAL
21-WATER
53-LAND

APP. NO.	AUCTION DATE & TIME	LOCATION, COUNTY & ACREAGE +/-	APPRAISED VALUE	BENEFICIARY
53-121524; 16-121630; 16-121631; 16-121632; 16-121633 PER COMMISSIONER'S INITIATIVE	11/02 11:00 A.M.	T5N, 52E, SECS. 8, 9, 16 & 17; T5N, 52E, SECS. 8, 9, 16 & 17; T5N, 52E, SECS. 8, 9, 10, 15 & 16; T5N, 52E, SECS. 9, 10, 15 & 16; T5N, 52E, SECS. 14, 15, 16, 17 & 18 MARICOPA 1,128.47; 31.153; 41.715; 31.410; 46.205	\$89,000,000.00	PERMANENT COMMON SCHOOLS; 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
DECEMBER 2020**

04-MINERAL
21-WATER
53-LAND

APP. NO.	AUCTION DATE & TIME	LOCATION, COUNTY & ACREAGE +/-	APPRAISED VALUE	BENEFICIARY
53-121194 ASHTON WOODS ARIZONA L.L.C.	12/09 11:00 A.M.	T4N, R1E, SEC. 2 MARICOPA 327.850	\$46,925,000.00	PERMANENT COMMON SCHOOLS
53-120944 SHEA HOMES LIMITED PARTNERSHIP	12/16 11:00 A.M.	T5N, R1E, SEC. 36 MARICOPA 415.410	\$46,770,000.00	PERMANENT COMMON SCHOOLS
53-121248 LEGACY COMMERCIAL REAL ESTATE LLC	12/17 1:00 P.M.	T20N, R22E, SEC. 20 MOHAVE 269.780	\$1,520,000.00	PERMANENT COMMON SCHOOLS (INDEMNITY SELECTIONS)