



Resolution

NO. 2022

OFFICE OF THE
MAYOR
CITY OF SAN LUIS

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF SAN LUIS, ARIZONA, CREATING AN ENHANCED MUNICIPAL SERVICES IMPROVEMENT DISTRICT AND DECLARING ITS INTENTION TO PROVIDE THE ENHANCED MUNICIPAL SERVICES OF OPERATING AND MAINTAINING CERTAIN RETENTION BASINS WITHIN THE AREA DESCRIBED AS SAN LUIS PORT SUBDIVISION, YUMA COUNTY, ARIZONA.

WHEREAS, a petition for enhanced municipal services has been presented by all of the real property owners of record for the real property described as San Luis Port Subdivision, Yuma County, Arizona.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and City Council of the City of San Luis, Arizona, as follows:

Section 1: The City of San Luis hereby creates an enhanced municipal services district to be tentatively known as San Luis Port Municipal Services Improvement District for the area described as San Luis Port Subdivision, City of San Luis, Yuma County, Arizona, and as further shown on the subdivision plat or plats of record for San Luis Port Subdivision with the Office of Public Works Director and the Office of City Engineer of the City of San Luis, Arizona. The legal description for the district is as follows:

See exhibit A attached hereto.

Section 2: That the public interest and convenience requires, and it is the intention of the governing body of the City of San Luis to provide, for the enhance municipal services of the operation and maintenance of retention basins described as San Luis Port Subdivision, City of San Luis, Yuma County, Arizona.

Section 3: That the operation and maintenance of said retention basins shall be in accordance with the plan showing location, type and character of the enhanced municipal services, as well as duplicate diagrams of the property contained within the improvement district which is hereby approved and adopted by the City Council of the City of San Luis, Arizona, and on file in the office of the City Engineer, tentatively known as San Luis Port Municipal Services Improvement District.

Section 4: That all lots within the Improvement District will benefit by the enhanced municipal services of the operation and maintenance of said retention basins at a higher level or greater degree than provided in the remainder of the City of San Luis that is not included in the Improvement District.

Section 5: That the City Council shall make an annual statement and/or statements of the expenses relative to the District for the operation and maintenance of said retention basins which shall be provided by the levy and collection of the ad valorem taxes of the assessed value of all property, real and personal, in the District as provided in title 48 of the Arizona Revised Statutes, which taxes shall be collected in the amount shown by the statement adopted by the City Council.

PASSED AND ADOPTED by the Mayor and City Council of the City of San Luis, Arizona, this _____ day of _____, 2018.

Gerardo Sanchez, Mayor

ATTEST:

Sonia Cornelio, City Clerk

APPROVED AS TO FORM:

Kay Marion Macuil, City Attorney

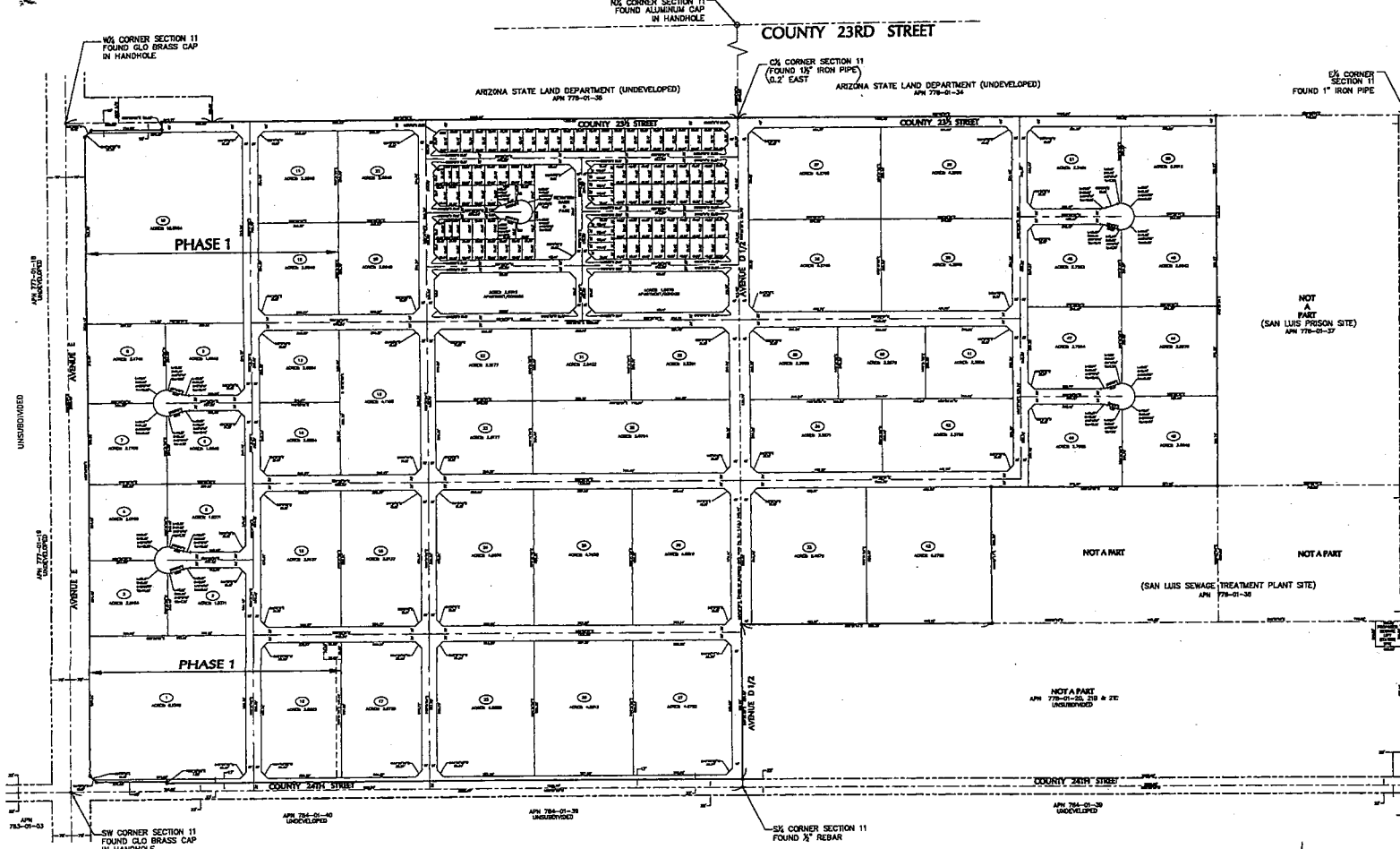
**PETITION, WAIVER AND CONSENT TO FORMATION
OF AN ENHANCED MUNICIPAL SERVICES IMPROVEMENT DISTRICT
BY THE CITY OF SAN LUIS FOR THE NEW SUBDIVISION,
SAN LUIS PORT
(OWNER: SAN LUIS PORT L.L.C.)**

**To: Honorable Mayor and City Council
 City of San Luis, Arizona**

Pursuant to Arizona Revised Statutes, Section 48-571 to 48-617, as amended , and specifically A.R.S. §48-575 and §48-576 the undersigned property owner respectfully petitions the City Council of the City of San Luis, Arizona (City Council) to order the formation of an Enhancement Municipal Service District under Arizona Revised Statutes, Title 48 Chapter 4, Article 2. In support of this petition, the undersigned agrees to waive certain rights under the Arizona Improvement District Law and to consent to the formation and completion of the District.

1. Area of District. The proposed district is described by a map and by a legal description of Exhibit "A" which is attached hereto and incorporated herein by reference. The proposed district consists of approximately 228 acres and is entirely within the corporate boundaries of the City of San Luis.
2. Ownership. The undersigned (is) (are) the sole owner(s) of the real property within the proposed district.
3. Purpose. The district is proposed to be formed for the purpose of the operation, maintenance, repair and improvements of retention basins described by the City of San Luis.
4. Public Convenience and Necessity. The necessity for the proposed district is for the operation, maintenance, repair and improvements of retention basins within the proposed district by the levying of special assessments in the proposed district.
5. Waiver and Consent. The petitioners with full knowledge of their rights being waived hereunder, hereby expressly waive;
 - (a) Any and all irregularities, illegalities or deficiencies which may exist in adoption of Resolution Ordering the work;
 - (b) Any necessity for publication and posting of the Resolution of Intention and the Note of Proposed Improvements;
 - (c) All protest rights, whatsoever under A.R.S. §48-579 (A) and (B), which provide for protests against the work; and
 - (d) All objections to the filing of and adoption by the City of the plans and specifications, the Engineer's estimate and the Assessment Diagram, all of which provide for the completion of the District.

PRELIMINARY PLAT
SAN LUIS PORT SUBDIVISION
 A SUBDIVISION OF A PORTION OF THE SOUTH HALF OF SECTION 11, TOWNSHIP 11 SOUTH, RANGE 24 WEST
 OF THE GILA AND SALT RIVER BASE AND MERIDIAN, YUMA COUNTY, ARIZONA
 TOTAL = 227.9 ACRES



LEGAL DESCRIPTION
 The South half of Section 11, Township 11 South, Range 24 West of the Gila and Salt River Base and Meridian, Yuma County, Arizona:
 EXCEPT the East 33 feet; and
 EXCEPT the South 33 feet; and
 EXCEPT the West 75 feet; and
 EXCEPT BEGINNING at the Southwest corner of the Southeast quarter of Section 11;
 Thence North 0 degrees 28 minutes 23 seconds East, a distance of 33 feet along the West line of the Southeast quarter to the TRUE POINT OF BEGINNING;
 Thence North 0 degrees 28 minutes 29 seconds East, a distance of 828.65 feet to a point;
 Thence South 89 degrees 31 minutes 30 seconds East, a distance of 2506.18 feet to a point;
 Thence South 0 degrees 27 minutes 38 seconds West, a distance of 623.94 feet to a point;
 Thence North 89 degrees 32 minutes 25 seconds West, a distance of 2805.96 feet to the TRUE POINT OF BEGINNING; and
 EXCEPT beginning at the center quarter corner of Section 11, at a found iron pin;
 Thence South 89 degrees 56 minutes 51 seconds East along the East-West Mid Section line of Section 11, a distance of 1882.26 feet to the TRUE POINT OF BEGINNING;
 Thence South 89 degrees 56 minutes 51 seconds East containing along the East-West Mid Section line of Section 11, a distance of 793.23 feet to a found 1" pipe, said pipe being the East quarter corner of Section 11;
 Thence South 00 degrees 01 minutes 00 seconds East, a distance of 1449.58 feet to a set iron pin & cap (R.L.S. #16328);
 Thence North 89 degrees 56 minutes 51 seconds West, a distance of 751.25 feet to a point for corner;
 Thence North 00 degrees 01 minutes 00 seconds West, a distance of 1449.58 feet to the TRUE POINT OF BEGINNING; and
 EXCEPT beginning at the NE corner of said Section 11;
 Thence South 89 degrees 58 minutes 51 seconds East along the East-West Mid Section line of Section 11, a distance of 2957.72 feet to a point;
 Thence South 00 degrees 01 minutes 00 seconds East a distance of 1449.58 feet to the TRUE POINT OF BEGINNING;
 Thence South 89 degrees 56 minutes 51 seconds East a distance of 1852.78 feet to a point on the East line of said Section 11;
 Thence South 00 degrees 01 minutes 00 seconds East along the East line of said Section 11, a distance of 526.11 feet to a point;
 Thence South 89 degrees 59 minutes 00 seconds West a distance of 1852.78 feet to a point;
 Thence North 00 degrees 01 minutes 00 seconds West a distance of 526.10 feet to the TRUE POINT OF BEGINNING.

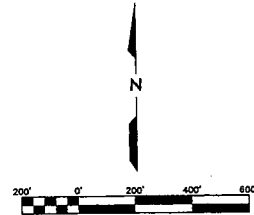


**PRELIMINARY PLAN
 NOT FOR CONSTRUCTION**

OWNER/SUBDIVIDER
 SAN LUIS PORT L.L.C., AN
 ARIZONA LIMITED LIABILITY COMPANY
 833 E. PLAZA CIRCLE
 YUMA, AZ 85385

PRELIMINARY PLAT PREPARER
 NICKLAUS ENGINEERING, INC.
 1851 W. 24TH STREET
 TOMB, AZ 85384
 TIMOTHY V. EISENMANN - CIVIL ENGINEER/LAND SURVEYOR

- LEGEND**
- FOUND SURVEY MONUMENT AS NOTED
 - EXISTING SECTIONAL LINE, PROPOSED CENTERLINE
 - EXISTING SUBDIVISION BOUNDARY LINE
 - EXISTING RIGHT OF WAY LINE
 - NEW LOT LINE
 - NEW LOT NUMBER



SAN LUIS PORT SUBDIVISION	
MASTER SUBDIVISION PLAN OF A PORTION OF THE SW 1/2 SECTION 11, T11S, R24W, YUMA COUNTY, ARIZONA	
SCALE: AS SHOWN	DATE: DEC. 2010
DRAWN BY: R.J.L.	DES. BY: T.V.E.
SURVEYED BY: R.J.L.	FILE NO.: 910-01-30
FILE NO.: V-8-40	
NEL Nicklaus Engineering Inc. 1851 West 24th Street P.O. Box 8028 YUMA, ARIZONA 85384 (928)344-6374 Email: nel@nelinc.com	
SHEET 1 OF 17	