



Board of Supervisors Memorandum

July 11, 2023

Petition for the Calling of an Election to Incorporate the Town of Vail

Background

The last update I provided on the Vail incorporation effort was on [April 27, 2023](#). It referenced the required public notice for the Incorporate Vail Arizona! (IVA/petitioners) town incorporation petition, which included a boundary map and metes and bounds. The notice provided 60 days for the public to submit requests for boundary modifications to IVA. The memorandum also referenced pending approval by Tucson's Mayor and Council of a resolution consenting to IVAs attempt to incorporate, as well as the fact that the boundaries provided at that time would result in the creation of three unincorporated County islands.

Present Consideration

On June 29, IVA filed the attached documents with the Elections department that require two actions of the Board:

- A. Authorizing circulation of the petition for signatures, pursuant to A.R.S. 9-101(C)(3) and (D), and
- B. Approving the creation of unincorporated County islands pursuant to A.R.S. 9-101(G)

Note that the final proposed boundary map is included in the petitioners attached filing as Exhibit One.

The first item, authorizing circulation of the petition, is a ministerial action of the Board. The petitioners have provided the petition in the required form pursuant to ARS 9-101(C)(3) and therefore pursuant to A.R.S. 9-101(D) the Board shall authorize circulation of the petition at the next regularly scheduled Board meeting, which is July 11, 2023.

Authorizing circulation of the petition will provide petitioners up to 180 days after the Board meeting to obtain the required 1,537 signatures (which is 10 percent of the registered voters within the proposed town boundaries). Pursuant to A.R.S. 9-101(B), if the required number of valid signatures are submitted within the required 180 days, the Board shall call the election. As the petitioners are seeking to have the item placed on the November 7, 2023 election ballot, the Recorder's office and Elections Department have requested the signed petitions be submitted to the County no later than August 8, 2023, for the Board's August 21 meeting agenda.

The second item, approving creation of unincorporated islands, is caused by the proposed Town boundary excluding three areas that are predominately vacant State Trust Land located between Houghton and Colossal Cave Roads, south of the railroad. IVA excluded these three areas from the proposed Town boundaries at the request of the Arizona State Land Department. The City of Tucson is working with the State Land Department to annex these areas, which are part of planned area development that is already largely located within the City. Pursuant to A.R.S. 9-101(G), territory shall not be incorporated if, as a result of such incorporation, unincorporated territory is completely surrounded by incorporated areas nor shall an area to be incorporated exclude interior county streets and roads, unless the Board of Supervisors approves the exclusion of such territory, streets and roads. As stated in my previous memorandum, staff have reviewed these three areas from the perspective of continued service delivery, and recommend the Board approve the exclusion of these areas. The areas are mostly vacant and contain roads that are either already managed and maintained by the City of Tucson under an existing agreement, a private road, and one road segment that would remain under the management of Pima County temporarily until the City completes the annexation.

Board offices have received several emails and letters from residents in the Vail community requesting that the Board exclude them from the incorporation boundary or not approve the circulation of petitions for a number of reasons. To be clear, this process is strictly dictated in statute and the Board does not have the discretion to change the proposed boundaries submitted by the petitioners to meet these requests. The petitioners submitted a letter, also attached, that summarizes the requests for exclusion and how they did or did not address such requests.

Attachments

The attached documents include:

- An application for an incorporation petition serial number.
- Letter addressed to the Pima County Elections Director summarizing the request, including why the petitioners excluded from the final boundaries certain areas and not other areas.
- Map of the Town of Vail proposed boundaries.
- Affidavit of publication for the most recent public notice.
- City of Tucson Resolution No. 23605, whereby Tucson's Mayor and Council consented on May 9, 2023 to IVA's attempt to incorporate. Note the map has changed slightly since Mayor and Council approval of the Resolution and is still consistent with the terms of the Resolution.
- Map showing two State Trust Land parcels that the City of Tucson intends to annex, which are excluded from the proposed incorporation boundaries. Note that a third State Trust land parcel is not shown on this specific map but is excluded from the proposed incorporation boundaries for the same reason.
- A blank petition setting forth the metes and bounds stating the desire for the community to become incorporated as the Town of Vail.

Recommendation

It is recommended that the Board of Supervisors take the following actions on July 11, 2023 regarding the Petition to the Pima County Board of Supervisors for the Calling of an Election to Incorporate the Community of Vail as the Town of Vail:

- A. Authorize circulation of the petition for signatures pursuant to A.R.S. 9-101(C)(3) and (D), and
- B. Approve the creation of unincorporated County islands pursuant to A.R.S. 9-101(G)

Sincerely,



Jan Lesher
County Administrator

JKL/anc – July 3, 2023

Attachments

- c: The Honorable Gabriella Cazares-Kelly, Pima County Recorder
The Honorable Chris Nanos, Pima County Sheriff
Hilary Hiser, Chief Deputy Recorder
Carmine DeBonis, Jr., Deputy County Administrator
Francisco Garcia, MD, MPH, Deputy County Administrator & Chief Medical Officer
Steve Holmes, Deputy County Administrator
Kathryn Skinner, Director, Transportation Department
Carla Blackwell, Director, Development Services Department
Constance Hargrove, Director, Elections Department
Victor Pereira, Director, Natural Resources Parks & Recreation Department
Nicole Fyffe, Senior Advisor, County Administrator's Office

20130629 2449075

APPLICATION FOR INCORPORATION PETITION SERIAL NUMBER

Pima County Elections
6550 S. Country Club Rd.
Tucson, Arizona 85756
520-724-6830

David Hook
Signature of Applicant

David Hook
Printed Name of Applicant

13599 E Cienega Drive
Address

Vail Az 85641
City State Zip

520-777-4401
Telephone Number

Incorporate Vail Arizona
*Name of Organization (if any)

P. O. Box 194
Address

Vail Az. 85641
City State Zip

520-415-0263
Telephone Number

David Hook, President
Name of Officer and Title

13599 E. Cienega Drive
Address

Vail Az. 85641
City State Zip

520-777-4401
Telephone Number

Marico Tippett, Vice President
Name of Officer and Title

13323 E. Almond Crest Drive
Address

Vail Az. 85641
City State Zip

520-861-5675
Telephone Number

For Office Use Only	
Date of Application	<u>6/29/2023</u>
Signatures Required	<u>1537</u>
Deadline for Filing	<u>12/26/2023</u>
Serial Number Issued	<u>I-1-2023</u>



2023 JUN 29 2:46PM A55

INCORPORATE VAIL ARIZONA (IVA)

"To educate and advocate with community input and participation the incorporation of Vail, Arizona."

June 29, 2023

Constance Hargrove, Director
Pima County Elections
6550 South Country Club Road
Tucson, Arizona 85756

Re: Petition to Incorporate the Town of Vail

Dear Director Hargrove,

Incorporate Vail Arizona (IVA) is requesting the approval of the Pima County Board of Supervisors to circulate petitions for the purpose of placing the question of the incorporation of the Town of Vail before the voters in an election to be held in November of 2023.

As required, we are submitting the attached "Application for Incorporation Petition Serial Number." (Attachment One)

IVA, the applicant, is an Arizona non-profit corporation composed of residents of the Vail community. For the past year, IVA has been evaluating the merits of incorporation and seeking community input.

The proposed incorporation of the Town of Vail meets the two basic legal requirements of state law: (1) have a population of more than 1,500 people (A.R.S. 9-101 A) and (2) is defined as "community" (A.R.S. 9-101 E).

Vail's roots as a community date back to the 1880's. There is a strong sense of community among the residents of Vail as expressed in the surveys and public opinion poll conducted by IVA. Based on population estimates provided by Pima County, there are 20,953 people living within the proposed incorporation boundaries. The majority of Vail residents live within one of the 47 neighborhoods. (Exhibit One)

In October of 2022, IVA provided notice to the Pima County Board of Supervisors of its intent to move forward with incorporation, and as required by law, published a draft boundary in the Arizona Daily Star. On April 27, 2023, again as required by law, IVA published the proposed petition and boundaries including metes and bounds for 14 days in the Arizona Daily Star.

A copy of that notice is attached. (Exhibit Two)

From April 27 to June 27, a 60-day period prescribed by law, IVA, as the petitioner, has been receiving public comment on the proposed boundaries including alternative boundary proposals.

During the public comment period, IVA has worked collaboratively with Pima County, City of Tucson, and Arizona State Land Department on defining boundaries acceptable to each of those governmental entities. The final boundary proposal reflects those agreements.

Officers : President David Hook, Vice President MaRico Tippet. Treasurer/Asst. Secretary Pam Kelty, Secretary Elaine Schmerbeck.

Directors: Peter Backus, Linda Broadwater, Jerrie Jean (JJ) Lamb, Jonathan Lounds, Brent Nichols, Karl Nussag, Rob Samuelsen.

Incorporate Vail Arizona is a 501 (C) (4) EIN: 88-0858768 Website: www.incorporatevailaz.org
Phone: (520) 415-0263 Mailing Address: P.O. Box 194, Vail, Arizona, 85641 E-Mail: info@incorporatevailaz.org

In addition, state law requires that the petitioner secure the consent of any incorporated town or city within six miles of the proposed incorporation. The City of Tucson falls within the six-mile limit. On May 9, 2023, the Tucson Mayor and Council passed a resolution consenting to the incorporation of the Town of Vail. A copy of the resolution (23605) is attached. (Exhibit Three)

At the request of the State Land Department, the proposed boundaries exclude three parcels of state land located between Houghton and Colossal Cave Roads. These three parcels are part of a City of Tucson planned area development project known as H2K. Their exclusion from the Vail incorporation area would temporarily create "county islands" requiring approval by the Board of Supervisors. However, the City of Tucson and the State Land Department have agreed to annex these three parcels into the City of Tucson. The Tucson Mayor and Council will vote to approve this annexation during its July Mayor and Council meeting thereby eliminating these county islands. (Exhibit Four)

The proposed boundaries included with this petition reflect considerable neighborhood and community input that IVA received before and during the public comment period. Over the past year, IVA held six neighborhood meetings and two town halls seeking input from Vail residents on the merits of incorporation and the issues of concern to the community. In December and January, IVA conducted a third party administered public opinion survey showing support for incorporation.

During the public comment period, IVA has received several requests to remove neighborhoods from the incorporation boundaries. IVA used a consistent methodology for evaluating each request.

- Under state law (A.R.S. 101.01 F), Diamond Ventures (DV), acting as the declarant for Rocking K, requested that their planned community known as Rocking K be excluded from incorporation. They cited the terms and conditions of their development agreement with Pima County. We have respected that request and have excluded this development from the incorporation area. However, with the consent of Pima County, DV agreed that a small parcel of land in the southwest corner of their property could be included in the incorporation boundary to allow for a connection to the neighborhood of Rocking K Estates immediately to the north.
- Under Arizona law, HOAs that are not under declarant control have no legal standing to request exclusion from the incorporation boundaries. However, IVA honored its word to the community and responded to two HOA requests. The Academy Village HOA Board of Directors submitted a formal request to IVA and provided a survey from a majority response from a survey of its residents. This request was accepted. Academy Village was excluded from the proposed incorporation area.
- The Rincon Desert Estates HOA requested exclusion from the area of incorporation and submitted a poll taken from owners of only six of the twenty-seven residences in the neighborhood. Despite lacking verification that a majority of the residents oppose incorporation, IVA honored our commitment and excluded this neighborhood from the proposed incorporation area.

The proposed boundaries included with this application reflect the exclusions discussed above.

Officers : President David Hook, Vice President MaRico Tippett, Treasurer/Asst. Secretary Pam Kelty, Secretary Elaine Schmerbeck.
Directors: Peter Backus, Linda Broadwater, Jerrie Jean (JJ) Lamb, Jonathan Lounds, Brent Nichols, Karl Nusshag, Rob Samuelsen.

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In addition, IVA received numerous other requests for exclusions. Our response to these requests are summarized below:

- There are an estimated 21,000 people living within the proposed boundaries of the Town of Vail. IVA received 951 individual letters requesting that their properties be excluded from incorporation. These represents only 3.5% of the total population. After accounting for multiple submissions, it was determined that 524 residences requested exclusion. These requests represent “islands” of unincorporated lands within the proposed boundaries. There is no requirement under state law that these properties be excluded from incorporation. To do so would create many county islands and would impede and complicate service delivery in those areas. As a result, IVA has not considered these requests for exclusion. The residents will have the opportunity to vote for or against incorporation during the election in November.
- Inform Vail submitted a request to exclude an area from incorporation that lies between Rocking K to the north and Del Lago to the south and is bounded on the west by Tewa Trails and on the east by First Mesa Trail. While there are several residents in this area that have individually requested exclusion, none of the neighborhoods in this area have submitted a formal request for exclusion. Inform Vail is an informal community organization and does not have the legal standing to represent this area or its neighborhoods. Furthermore, Inform Vail has not presented IVA with any resident surveys or other documentation that indicates the majority of residents in the area want to be excluded. As such, IVA is not required by law to exclude this area. The residents of these neighborhoods will have an opportunity to vote for or against incorporation during the election in November.
- Inform Vail also submitted a proposed alternative incorporation boundary area that only includes the commercial areas along Colossal Cave Road and vacant private and state lands in the vicinity of Colossal Cave Road and Interstate 10. This proposed area of incorporation does not meet the requirements of state law including the population thresholds.

Incorporate Vail Arizona (IVA) has met the requirements of state law and respectfully request that the Pima County Board of Supervisors approve during its July 11 board meeting the attached petition and metes and bounds and authorize IVA to begin circulating petitions among the qualified electors residing within the proposed area of incorporation. (Attachment Two)

Sincerely,



David Hook
President
Incorporate Vail Arizona

Officers : President David Hook, Vice President MaRico Tippett, Treasurer/Asst. Secretary Pam Kelty, Secretary Elaine Schmerbeck.
Directors: Peter Backus, Linda Broadwater, Jerrie Jean (JJ) Lamb, Jonathan Lounds, Brent Nichols, Karl Nussag, Rob Samuelsen.

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Attachments (2), Exhibits (4)

cc: Pima County Board of Supervisors
Pima County Recorder
Pima County Clerk of the Board
Pima County Attorney
Incorporate Vail Arizona Board of Directors
Jan Leshner, County Administrator
Carmine Debonis, Deputy County Administrator

Officers : President David Hook, Vice President MaRico Tippet. Treasurer/Asst. Secretary Pam Kelty, Secretary Elaine Schmerbeck.
Directors: Peter Backus, Linda Broadwater, Jerrie Jean (JJ) Lamb, Jonathan Lounds, Brent Nichols, Karl Nussag, Rob Samuelson.

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Incorporate Vail Arizona

Petition Submission

June 29, 2023

Attachments and Exhibits

Attachment One

Application for Incorporation Petition Serial
Number

APPLICATION FOR INCORPORATION PETITION SERIAL NUMBER

Pima County Elections
6550 S. Country Club Rd.
Tucson, Arizona 85756
520-724-6830

David Hook
Signature of Applicant

David Hook
Printed Name of Applicant

13599 E. Cienega Drive
Address

Vail Az 85641
City State Zip

520-777-4401
Telephone Number

Incorporate Vail Arizona
*Name of Organization (if any)

P. O. Box 194
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Telephone Number

Marico Tippett Vice President
Name of Officer and Title

13323 E Almond Crest Drive
Address

Vail Az. 85641
City State Zip

520-861-5675
Telephone Number

For Office Use Only	
Date of Application	_____
Signatures Required	_____
Deadline for Filing	_____
Serial Number Issued	_____

Exhibit One

Map of the Town of Vail
Proposed Boundaries

Town of Vail

- Street_Network
- +— Railroads
- Major_Wash_2000_CFS
- Street_Network_-_Major
- Town of Vail
- Jurisdictional_Boundaries
- TUCSON
- nps_boundary
- Wilderness_Areas_-_Fed

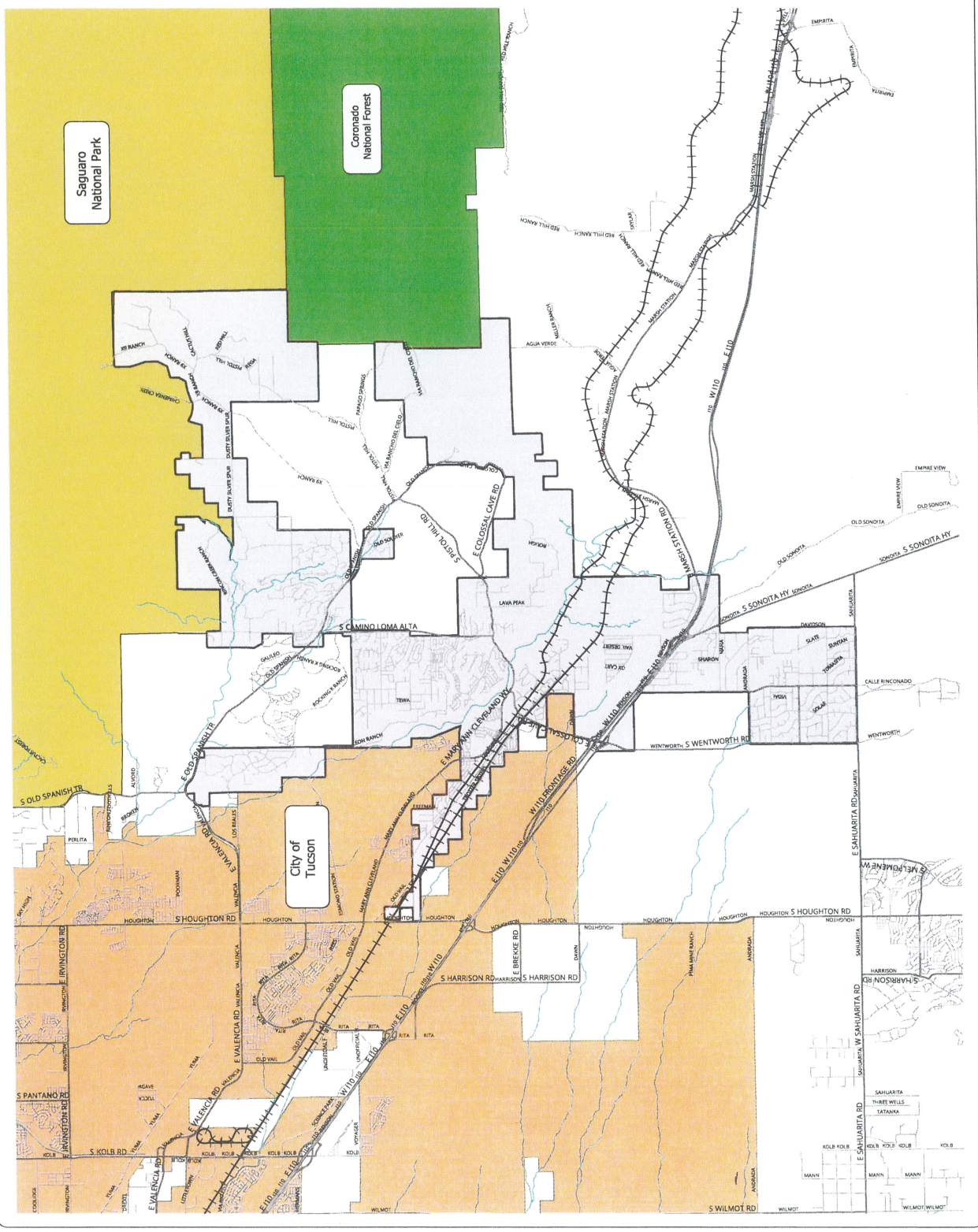


Exhibit Two

Affidavit of Publication
Arizona Daily Star

Public Notice

Arizona Daily Star

4061 W Costco Place, Tucson, AZ 85741

This is not an invoice

TUC-Arizona Daily Star

AFFIDAVIT OF PUBLICATION

HOOK
13599 E CIENEGA CREEK DR
VAIL, AZ 85641

This is not an invoice

Order # 0005676582 # of Affidavits

P.O #

Issues Dated:

04/27/23, 04/28/23, 04/29/23, 04/30/23, 05/

STATE OF WISCONSIN }
COUNTY OF BROWN } SS.

I, being first duly sworn deposes and says:
That I am the legal clerk of **TNI PARTNERS, a**
General Partnership organized and existing
under the laws of the State of Arizona, and
that it prints a publishes the Arizona Daily
Star, a daily newspaper printed and
published in the City of Tuscon, Pima
Country, state of Arizona, and having a
general circulation in said City, Country,
State and elsewhere, and that the
attached ad was printed and published
correctly in the entire issue(s) of the
said Arizona Daily Star on each of the
above dates.



Subscribed and sworn to before me this

10 TH day of MAY 2023



Notary Public, State of Wisconsin County of Brown

My Commission expires: 9/19/25

AD NO. 0005676582 _____

VICKY FELTY
Notary Public
State of Wisconsin

Public Notice:

Public notice is hereby given, as required by Arizona Revised Statutes (ARS) 9-101 C-2, that Incorporate Vail Arizona! (IVA), a non-profit Arizona corporation, is requesting the Board of Supervisors of Pima County to approve the petition below and its circulation within the boundaries depicted in the following map and metes and bounds for the purpose of placing a ballot measure to incorporate the Town of Vail as an Arizona town on the November 2023 general election ballot. Members of the public may request modifications to the boundary and the metes and bounds as described below by presenting alternatives to the petitioners by June 26, 2023, 5:00 pm at: <https://www.incorporateVailAZ.org>.

EXHIBIT A

METES AND BOUNDS OF THE PROPOSED TOWN OF VAIL

Beginning at the Section corner, coincident to Sections 28, 29, 32 and 33, T.15S., R.16E., Gila and Salt River Meridian, Pima County, Arizona; Thence south along the line coincident to said Sections 32 and 33 to the south Section corner thereof, being on the north line of Section 4, T.16S., R.16E., Gila and Salt River Meridian, Pima County, Arizona, and being on the north line of "The Vistas at Rincon Knolls" plat, Sequence 20152600506, P.C.R.; Thence east along the line coincident to said Sections 33 and 4, along the north line of said "The Vistas at Rincon Knolls" to the northeast corner thereof; Thence south along the east line of said "The Vistas at Rincon Knolls" plat, to the southeast corner thereof, to the north line of "Rancho Del Lago" plat, Book 57, Page 65, Maps & Plats, P.C.R.; Thence west along the line coincident to said "The Vistas at Rincon Knolls" and "Rancho Del Lago" plats and the "Rancho Del Lago Block 44" plat, Book 57, Page 98, Maps & Plats, P.C.R. to the Section corner coincident to Sections 4, 5, 8 and 9, T.16S., R.16E., Gila and Salt River Meridian, Pima County, Arizona; Thence west along north lines of said "Rancho Del Lago Block 44" plat and "Rancho Del Lago Blocks 43-49" plat, Book 55, Page 86, Maps & Plats, P.C.R., "Rancho Del Lago Block 45" plat, Book 59, Page 72, Maps & Plats, P.C.R. and "Rancho Del Lago" plat, Book 64, Page 26, Maps & Plats, P.C.R., also being the line coincident to Sections 5 and 8 to the Quarter corner thereof; Thence north along the north-south quarter-section line of said Section 5, being the east line "Vista Del Lago Norte" plat, Sequence 20140780198, P.C.R., to the northeast corner thereof; Thence west along the north line of said "Vista Del Lago Norte" plat to the southeast corner of "Seasons at Old Vail" plat, Sequence 20203240071, P.C.R; Thence north along the east lines of said "Seasons at Old Vail" plat and "MAC 25 LOTS 1-100" plat, Sequence 20191050576, P.C.R, to the

northeast corner thereof, being the east-west quarter section line of Section 5; Thence west along said east-west quarter section line, being the north line of said "MAC 25 LOTS 1-100" plat, to the Quarter corner coincident to Sections 5 and 6; Thence north along the line coincident to Sections 5 and 6, T.16S., R.16E. to the north Section corner thereof, being on south line of Section 31, T.15S., R.16E.; Thence west along the line coincident to said Sections 6 and 31, to the northeast corner of the "Mountain Vail Estates, Part 1" plat, Sequence 20171600823, P.C.R.; Thence south along the east line of said "Mountain Vail Estates, Part 1" plat, to the southeast corner thereof; Thence west along the south line of said "Mountain Vail Estates, Part 1" plat, to the southwest corner thereof; Thence north along the west line of said "Mountain Vail Estates, Part 1" plat, to the northwest corner thereof, being on the line coincident to Section 31, T.15S., R.16E. and Section 6, T.16S., R.16E.; Thence west along the line coincident to said Sections 6 and 31 to the south Section corner coincident to Section 31, T.15S., R.16E. and Section 36, T.15S., R.15E.; Thence west along the line coincident to said Sections 6 and 36, to the north Section corner coincident to Section 6, T.16S., R.16E. and Section 1, T.16S., R.15E.; Thence west along the line coincident to said Sections 1 and 36 to the south Quarter corner of Section 36, T.15S., R.15E.; Thence north along the north-south quarter-section line of said Section 36, and the east line of "Grabe Industrial Block" plat, Book 17, Page 11, Maps & Plats, P.C.R. to the northeast corner thereof, being the intersection with the southwest Right-of-Way of Southern Pacific Railroad; Thence north along said north-south quarter-section line of said Section 36 to it's intersection with the northeast Right-of-Way of said Union Pacific Railroad; Thence northwest along said northeast Right-of-Way, to it's intersection with the east line of the west half of the southwest quarter of said Section 36; Thence north along said east line to it's intersection with the east-west quarter-section line of said Section 36; Thence west along said east-west quarter-section line of said Section 36 to the east Right-of-Way of Houghton Road, Sequence 20161930532, P.C.R.; Thence south along said east Right-of-Way of Houghton Road, Sequence 20161930532, P.C.R. to the southeast corner thereof, being a point on the northeast Right-of-Way of said Union Pacific Railroad; Thence south to the east Right-of-Way of Houghton Road, Sequence 20142230392, P.C.R., being the northeast corner thereof and a point on the southwest Right-of-Way of said Union Pacific Railroad; Thence south along said east Right-of-Way of Houghton Road, Sequence 20142230392,

P.C.R. to the southeast corner thereof, being a point on the north line of the southwest quarter of the southwest quarter of said Section 36; Thence east along said north line of the southwest quarter of the southwest quarter of said Section 36 to the southwest Right-of-Way of said Union Pacific Railroad; Thence southeast along said southwest Right-of-Way to its intersection with the east line of the west half of the southwest quarter of said Section 36; Thence south along said east line to a point on the north Right-of-Way line of Nogales - Old Vail Connection, Proceeding No.167, being 30.00 feet north of the section line coincident to said Section 36, T.15S., R.15E. and Section 1, T.16S., R.15E.; Thence west along said north Right-of-Way line of Nogales - Old Vail Connection, Proceeding No.167 to the east Right-of-Way of Houghton Road, Book 7, Page 76, Roadmaps, P.C.R.; Thence south along the east Right-of-Way line and its prolongation of Houghton Road, through Section 36, T.15S., R.15E., and Section 1, T.16S., R.15E., to its intersection with the south line of Lot 4 of Section 1, T.16S., R.15E.; Thence east along said south line of Government Lots 4, 3 and 2 of said Section 1 to the southwest Right-of-Way of said Union Pacific Railroad; Thence southeast along said southwest Right-of-Way of said Union Pacific Railroad to the line coincident to Section 1, T.16S., R.15E. and Section 6, T.16S., R.16E.; Thence south along said line, coincident to said Section 1 and Section 6 to the west corner coincident to Government Lots 5 and 6 of said Section 6; Thence east along the line coincident to said Lots 5 and 6 to the east corner thereof; Thence south along the east line of said Lot 6 to the east corner, coincident to said Lot 6 and Lot 7 of said Section 6; Thence east along the south line of the northeast quarter of the southwest quarter of said Section 6 to the southeast corner thereof, being on the north-south quarter-section line of said Section 6; Thence south along said north-south quarter-section line to the quarter corner, coincident to Sections 6 and 7, T.16S., R.16E.; Thence east along the line coincident to said Sections 6 and 7, to the Section corner coincident to Sections 5, 6, 7 and 8, T.16S., R.16E.; Thence east along the line coincident to said Sections 5 and 8 to the southwest Right-of-Way of Union Pacific Railroad; Thence southeast along said southwest Right-of-Way to the north corner of the "Hanson Ridge" plat, Sequence 20211030882, P.C.R., being 75.00 feet east of the line coincident to Sections 7 and 8 and being on the east Right-of-Way line of Freeman Road, Book 10, Page 61, Road Maps, P.C.R.; Thence south along the west line of said "Hanson Ridge" plat, being the east line of said Freeman Road

to the southwest corner of Block 1 of said "Hanson Ridge" plat; Thence east along the south line of said Block 1 to the southwest corner coincident to Blocks 1 and 2 of said "Hanson Ridge" plat; Thence south along the west line of said Block 2 to the southwest corner thereof, being on the east-west quarter-section line of said Section 8; Thence east along the south line of said Block 2, being said east-west quarter-section line to the northeast corner of the northwest quarter of the southeast quarter of said Section 8; Thence south along the east line of said northwest quarter of the southeast quarter, being the west line of Block 3 of said "Hanson Ridge" plat, to the southwest corner thereof; Thence east along the south line of said Block 3, being the south line of the northeast quarter of the southeast quarter of said Section 8 to the southeast corner of said Block 3, being on the line coincident to Section 8 and Section 9, T.16S., R.16E.; Thence south along said line coincident to said Sections 8 and 9, being the west line of said "Hanson Ridge" plat to the southwest corner thereof and being the Section corner coincident to Sections 8, 9, 16 and 17, T.16S., R.16E.; Thence east along the line coincident to Section 9 and Section 16, T.16S., R.16E., being the south line of said "Hanson Ridge" plat to the west Right-of-Way of Trotter Sisters Drive, Sequence 20151600107, P.C.R.; Thence southerly and southeasterly along the west and southwesterly line of said Right-of-Way of Trotter Sisters Drive, Sequence 20151600107, P.C.R. to a point on the northwest Right-of-Way line of Colossal Cave Road (Vail Station - U.S. 80 Connection), Book 2, Page 92, Road Maps, P.C.R.; Thence southwest along said northwest Right-of-Way line of Vail Station-U.S. 80 Connection, now Colossal Cave Road, Book 2, Page 92, Road Maps, P.C.R. to the northeast corner of that parcel described in Docket 8793, Page 1803, P.C.R.; Thence west along the north line of said parcel described in Docket 8793, Page 1803, P.C.R. to the northwest corner thereof; Thence south along the west line of said parcel described in Docket 8793, Page 1803, P.C.R. to the southwest corner thereof; Thence east along the south line of said parcel described in Docket 8793, Page 1803, P.C.R. to the southeast corner thereof, being on the west Right-of-Way line of Vail Station-U.S. 80 Connection, now Colossal Cave Road, Book 2, Page 92, Road Maps, P.C.R. also being the east-west quarter-section line of said Section 16, T.16S., R.16E.; Thence east along said east-west quarter-section line of said Section 16 and the south line of the "Old Vail Village" plat, Book 49, Page 16, Maps & Plats, P.C.R. to the southwest Right-of-Way of Union Pacific Railroad; Thence southeast along said southwest Right-of-Way to the line coincident to Section 16

and Section 15, T.16S., R.16E.; Thence south along said line coincident to Sections 16 and 15 to the north Right-of-Way of Dawn Drive, Book 9, Page 13, Road Maps, P.C.R., being 75.00 feet north of the Section corner coincident to Sections 15, 16, 21 and 22, T.16S., R.16E.; Thence west along said north Right-of-Way line, and its westerly prolongation, to its intersection with the westerly Right-of-Way line of Vail Station-U.S. 80 Connection, now Colossal Cave Road, Book 2, Page 92, Road Maps, P.C.R.; Thence south along said west Right-of-Way line of Colossal Cave Road to its intersection with the line coincident to said Sections 16 and 21; Thence west along the lines coincident to Sections 16 and 21, lines coincident to Section corner coincident to Sections 16, 17, 20 and 21, T.16S., R.16E.; Thence south along the line coincident to said Section 20 and 21 to its intersection with the west Right-of-Way of Wentworth Road, Book 10, Page 56, Road Maps, P.C.R.; Thence south along said west Right-of-Way of Wentworth Road, Book 10, Page 56, Road Maps, P.C.R., through Section 20, 29 and 32, T.16S., R.16E. to its intersection with the line coincident to Sections 32 and 33, T.16S., R.16E.; Thence south along said line coincident to Sections 32 and 33 to the south corner coincident to said Sections 32 and 33, T.16S., R.16E.; Thence east along the south line of said Section 33, T.16S., R.16E., to the east prolongation of Right-of-Way of Wentworth Road, Book 10, Page 56, Road Maps, P.C.R., being on a line 75.00 east of the Section corner coincident to Sections 4 and 5, T.17S., R.16E.; Thence south along said east Right-of-Way of Wentworth Road and its prolongation, through Section 9, T.17S., R.16E., to a point of curvature at the southwest corner of Block 10, "New Tucson Unit No. 26" plat, Book 17, Page 34, Maps & Plats, P.C.R.; Thence southeasterly along a curve, turning to the left with a radius of 25.00 feet to a point of curvature at the southwest corner of said Block 10, being a point on the north Right-of-Way of Houghton Road, Book 9, Page 77, Road Maps, P.C.R.; Thence east along said north Right-of-Way and prolongation of Houghton Road, Book 9, Page 77, Road Maps, and Book 12, Page 34, Road Maps P.C.R., through Sections 9, 10, 11 and 12, T.17S., R.16E., to the west Right-of-Way and prolongation of Old Sonoita Highway; Thence north along said west Right-of-Way and prolongation of Old Sonoita Highway, through Sections 12, 1 and 2, T.17S., R.16E. to the line coincident to Section 2, T.17S., R.16E. and Section 35, T.16S., R.16E.; Thence east along said line coincident to Section 2, T.17S., R.16E. and Section 35, T.16S., R.16E. to the south Section corner coincident to Sections 35 and 36, T.16S., R.16E.; Thence north along the lines coincident to Sections 35 and 36, lines coincident to Sec-

tions 25 and 26 and lines coincident to Sections 23 and 24, T.16S., R.16E. to the Section corner coincident to said Sections 13, 14, 23 and 24, T.16S., R.16E.; Thence east along the lines coincident to said Sections 13 and 24 to the Section corner coincident to said Sections 13 and 24; Thence north or south to the Section corner coincident to Sections 18 and 19, T.16S., R.17E.; Thence east along the line coincident to said Sections 18 and 19 to the coincident quarter corner thereof; Thence north along said north-south quarter-section line to the center quarter corner of said Section 18; Thence east along the east-west quarter-section line of said Section 18 to the northeast corner of the northwest quarter of the southeast quarter of Section 18; Thence south along the east line of said northwest quarter of the southeast quarter of Section 18 to the southeast corner thereof; Thence east along the south line of the northeast quarter of the southeast quarter of said Section 18 to the line coincident to Sections 17 and 18, T.16S., R.17E.; Thence north along said line coincident to Sections 17 and 18 to the northwest corner of the southwest quarter of the southwest quarter of the northwest quarter of said Section 17; Thence east along the north line of said southwest quarter of the southwest quarter of the northwest quarter of said Section 17 to the northeast corner thereof; Thence south along the east line of said southwest quarter of the southwest quarter of the northwest quarter of said Section 17 to the southeast corner thereof, being on the east-west quarter-section line of said Section 17; Thence east along the east-west quarter-section line of said Section 17 to the center quarter corner of Section 17; Thence north along said north-south quarter-section line to the quarter corner coincident to Sections 17 and 8, T.16S., R.17E.; Thence east along the lines coincident to said Sections 17 and 8, lines coincident to Sections 9 and 16 and lines coincident to Sections 10 and 15, T.16S., R.17E. to the quarter corner coincident to said Sections 10 and 15; Thence north along the north-south quarter-section line to the center quarter corner of said Section 10; Thence west along the east-west quarter-section line of said Section 10 to the quarter corner coincident to said Sections 9 and 10; Thence north along the lines coincident to said Sections 9 and 10 and lines coincident to Sections 3 and 4, T.16S., R.17E. to the Section corner coincident to said Sections 3 and 4, being on the south line of Section 33, T.15S., R.17E.; Thence west along the line coincident to said Sections 4 and 33 to the south quarter corner of Section 33; Thence north along the north-south quarter-section line to the center quarter corner of said Section 33; Thence east along the east-west quarter-section line of said Section 33 to the quarter cor-

ner coincident to Sections 33 and 34, T.15S., R.17E.; Thence north along the lines coincident to said Sections 33 and 34 and lines coincident to Sections 27 and 28, T.15S., R.17E. to the Section corner coincident to said Sections 21, 22, 27 and 28, T.15S., R.17E.; Thence east along the line coincident to said Sections 22 and 27 to the Section corner coincident to said Sections 22, 23, 26 and 27, T.15S., R.17E.; Thence north along the lines coincident to said Sections 22 and 23, lines coincident to Sections 14 and 15 and lines coincident to Sections 10 and 11, T.15S., R.17E. to the Section corner coincident to said Sections 2, 3, 10 and 11, T.15S., R.17E.; Thence west along the line coincident to said Sections 3 and 10 and lines coincident to Sections 4 and 9, T.15S., R.17E to the northwest corner of Lot 32, "X-9 Ranch Phase II", Book 1, Page 38, Surveys, P.C.R.; Thence south along the west lines of Lots 32, 31, 30 and 29 of said "X-9 Ranch Phase II", to the southwest corner of said Lot 29; Thence southerly along the west line that parcel recorded in Sequence 20223080102, being a portion of Lot 69, "X-9 Ranch Phase IV", Book 1, Page 40, Surveys, P.C.R. to the southwest corner of said parcel; Thence southerly along the west line that parcel recorded in Sequence 20152510375, being a portion of said Lot 69, "X-9 Ranch Phase IV", to the southwest corner of said parcel; Thence westerly along the north line that parcel recorded in Sequence 20200280124, P.C.R., being portions of Lots 67, 68 and 69, of said "X-9 Ranch Phase IV", to the northwest corner of said parcel; Thence westerly along the north line that parcel recorded in Sequence 20151201078, being portions of Lots 62, 63 and 64, of said "X-9 Ranch Phase IV", to the northwest corner of said parcel; Thence southerly along the west line said parcel recorded in Sequence 20151201078, being portions of Lots 62, 63 and 64, of said "X-9 Ranch Phase IV", to the southwest corner of said parcel, being a point on the east-west quarter-section line of Section 17, T.15S., R.17E.; Thence west along said east-west quarter-section line of said Section 17 to the quarter corner coincident to Sections 17 and 18, T.15S., R.17E.; Thence north along the line coincident to said Sections 17 and 18 to the southwest corner of that parcel recorded in Docket 13754, Page 5338, P.C.R.; Thence east along the south line of said parcel recorded in Docket 13754, Page 5338, P.C.R. to the southeast corner thereof; Thence north along the east line of said parcel recorded in Docket 13754, Page 5338, P.C.R. to the northeast corner thereof; Thence west along the north line of said parcel recorded in Docket 13754, Page 5338, P.C.R. to the northwest corner thereof, being a point on the line coincident to said Sections 17 and 18; Thence north along the line coincident to said Sections 17

and 18 to the Section corner coincident to said Sections 7, 8, 17 and 18, T.15S., R.17E.; Thence west along the line coincident to said Sections 7 and 18 to the northeast corner of the northwest quarter of the northeast quarter of said Section 18; Thence south along the east line of said northwest quarter of the northeast quarter of said Section 18 to the southeast corner thereof; Thence west along the south line of said northwest quarter of the northeast quarter of said Section 18 to the southwest corner thereof, being on the north-south quarter-section line of said Section 18; Thence south along said north-south quarter-section line of said Section 18 to the center quarter corner of Section 18; Thence west along the east-west quarter-section line of said Section 33 to the east corner coincident to Lots 2 and Lot 3 of Section 18; Thence south along the east line of said Lot 3 to the east corner coincident to Lots 3 and 4 of Section 18; Thence west along line coincident to Lots 3 and 4 to the west corner coincident to said Lots 3 and 4, being on the line coincident to said Section 18 and Section 13, T.15S., R.16E.; Thence south along said line coincident to Sections 18 and 13 to the west Section corner coincident to said Sections 18 and 19, T.15S., R.17E.; Thence north or south to the Section corner coincident to said Sections 13 and 24, T.15S., R.16E.; Thence west along the line coincident to said Sections 13 and 24, T.15S., R.16E., to the southwest corner of the portion of the parcel within said Section 13, recorded in Sequence 20162380302, P.C.R., United States of America National Park; Thence northerly, westerly and easterly along the northwesterly line of said parcel within said Section 13, recorded in Sequence 20162380302, P.C.R., United States of America National Park to the line coincident to Section 13, T.15S., R.16E. and Section 18, T.15S., R.17E.; Thence north along said line coincident to Sections 13 and 18 to the Section corner coincident to Sections 12 and 13, T.15S., R.16E.; Thence west along the line coincident to said Sections 12 and 13 to the northeast corner of the northwest quarter of the northeast quarter of the northeast quarter of said Section 13; Thence south along the east line of said northwest quarter of the northeast quarter of the northeast quarter of said Section 13 to the southeast corner thereof; Thence west along the south line of said northwest quarter of the northeast quarter of the northeast quarter of said Section 13 to the southwest corner thereof; Thence north along the west line of said northwest quarter of the northeast quarter of the northeast quarter of said Section 13 to the northwest corner thereof, being on the line coincident to said Sections 12 and 13; Thence west along the lines coincident to said Sections 12 and 13 and lines coincident to Sections 11 and 14, T.15S., R.16E. to the northwest

corner of the east half of the northeast quarter of said Section 14; Thence south along the east lines Lots 8, 7 and 1 of that survey recorded in Book 2, Page 12, Surveys, P.C.R. to the southeast corner of said Lot 1; Thence west along the south lines of Lots 1, 2 and 3 of said survey recorded in Book 2, Page 12, Surveys, P.C.R. to the southwest corner of said Lot 3, being on the east Right-of-Way line of Camino Loma Alta, book 10, Page 59, Road Maps, P.C.R.; Thence north along east line of said Right-of-Way, also being the west line of Lot 3 of that survey recorded in Book 2, Page 12, Surveys, P.C.R. to the intersection with the easterly prolongation of the east-west quarter-section line of Section 15, T.15S., R.16E.; Thence west along said prolongation of said east-west quarter-section line and the actual east-west quarter-section line of said Section 15 to the northwest corner of the east half of the southeast quarter of said Section 15; Thence south along the west line of said east half of the southeast quarter of said Section 15 to the southwest corner thereof, being on the line coincident to said Section 15 and Section 22, T.15S., R.16E.; Thence south along the west line of that parcel recorded in Sequence 20142390192, P.C.R. to the southwest corner thereof; Thence south along the west line of that parcel recorded in Sequence 20141340471, P.C.R. to the southwest corner thereof; Thence south along the west line of that parcel recorded in Docket 12969, Page 472, P.C.R. to the south corner thereof, being a point on the north line of "Rincon Desert Estates" plat, Book 16, Page 87, Maps & Plats, P.C.R.; Thence west along the north line of said "Rincon Desert Estates" plat to the northwest corner thereof; Thence south along the west line of said "Rincon Desert Estates" plat to the northeast corner of "The Academy Village" plat, Book 50, Page 84, Maps & Plats, P.C.R.; Thence west, northwesterly and southwesterly along the north lines of said "The Academy Village" plat to the west corner thereof, being on the northeast Right-of Way of Old Spanish Trail, Book 14 Page 78, Road Maps, P.C.R.; Thence southeast along said northeast Right-of-Way of Old Spanish Trail, being the southwest line of said "The Academy Village" plat, through Sections 22 and 27, T.15S., R.16E., to the south point thereof, being a point on the west line of the east half of the northeast quarter of Section 27, T.15S., R.16E.; Thence south along said west line of the east half of the northeast quarter of Section 27 and the west line of said "Rincon Desert Estates" plat, Book 16, Page 87, Maps & Plats, P.C.R. to the southwest corner of said east half of the northeast quarter of Section 27, being on the east-west quarter-section line of said Section 27; Thence east along the east-west quarter-section line of

said Section 27 to the west Right-of-Way line of Camino Loma Alta, Book 10, Page 23, Road Maps, P.C.R., being 75.00 feet west of the quarter corner coincident to Sections 27 and 26, T.15S., R.16E.; Thence south along said Right-of-Way line of Camino Loma Alta to the north Right-of-Way of Voyager Road, being 45.00 feet north of the line coincident to Sections 27 and 34, T.15S., R.16E.; Thence west along said north Right-of-Way of Voyager Road, parallel and 45.00 feet distant to said line coincident to said Sections 27 and 34 to a point on the west line of the east half of the of the southeast quarter of Section 27; Thence south along said west line of the east half of the of the southeast quarter of Section 27 to the line coincident to said Sections 27 and 34; Thence west along the lines coincident to said Sections 27 and 34 and lines coincident to Sections 28 and 33, T.15S., R.16E. to a point 100.00 east of the Section corner coincident to said Sections 28, 29, 32 and 33, T.15S., R.16E.; Thence north along a line parallel and 100.0 distant from the line coincident to said Sections 28 and 29 to the east-west quarter-section line of Section 28; Thence continue north along a line parallel and 100.0 distant from the line coincident to said Sections 28 and 29 to a point 100.00 feet north of said east-west quarter-section line of Section 28; Thence west along a line parallel and 100.00 feet distant from said east-west quarter-section line of Section 28 to a point on the line coincident to said Sections 28 and 29; Thence north along the lines coincident to said Sections 28 and 29, Sections 20 and 21, and lines coincident to Sections 16 and 17, T.15S., R.16E. to the south Right-of-Way of Old Spanish Trail, Book 12, Page 68, Road Maps, P.C.R.; Thence northwesterly along said south Right-of-Way of Old Spanish Trail to the north point of curvature at the northeast corner of Lot 19, "Ranchos Peuenos" plat, Book 21, Page 98, Maps & Plats, P.C.R.; Thence south along a curve, turning to the right with a radius of 25.00 feet to a point of curvature as the east point of curvature of said Lot 19, being on the northwest Right-of-Way of Camino Del Garanon, Book 21, Page 98, Maps & Plats, P.C.R.; Thence southwest along the southeast line of said Lot 19, being the northwest Right-of-Way of said Camino Del Garanon to the east corner coincident to Lots 19 and 18, "Ranchos Peuenos" plat, Book 21, Page 98, Maps & Plats, P.C.R.; Thence southwesterly and west along the southerly line of said Lot 18 to the south corner coincident to Lots 18 and 17, "Ranchos Peuenos" plat, Book 21, Page 98, Maps & Plats, P.C.R.; Thence north along the line coincident to Lots 17, 18 and 19 to the north corner coincident to Lots 17 and 19, being on the south line of Lot 20, "Ranchos Peuenos" plat, Book 21, Page 98, Maps & Plats,

P.C.R.; Thence east along the line coincident to Lots 19 and 20 to the south Right-of-Way of Old Spanish Trail, Book 12, Page 68, Road Maps, P.C.R.; Thence northwesterly along said south Right-of-Way and its prolongation of said Old Spanish Trail, being the north line of said "Ranchos Pequenos" plat to the northwest corner thereof and being on the north-south quarter-section line of said Section 17, T.15S., R.16E.; Thence south along said north-south quarter-section line to the center quarter corner of said Section 17 to the south line of Old Spanish Trail, Docket 12642, Page 1198, P.R.C.; Thence northwesterly along said south Right-of-Way of Old Spanish Trail to the southwest corner thereof, being a point on the south line of Old Spanish Trail, Sequence 20200970474, Surveys, P.R.C.; Thence northwesterly, westerly and southwesterly along said south Right-of-Way of Old Spanish Trail to a point on the east line of the northwest quarter of the northwest quarter of Section 17, T.15S., R.16E.; Thence south along said east line of the northwest quarter of the northwest quarter of Section 17 to the southeast corner thereof; Thence west along the south line of said northwest quarter of the northwest quarter of Section 17 to the southeast Right-of-Way of Old Spanish Trail, Sequence 20200970474, Surveys, P.R.C.; Thence southwest along said southeast Right-of-Way of Old Spanish Trail to the northwest corner of that parcel, recorded in Sequence 20210540700, P.C.R.; Thence south, west and south along the west line of said parcel, recorded in Sequence 20210540700, P.C.R. to a point on the east-west quarter-section line of Section 17, T.15S., R.16E.; Thence east along said east-west quarter-section line of said Section 17, being the south line of said parcel, recorded in Sequence 20210540700, P.C.R. to the southeast corner of the west half of the northwest quarter of said Section 17; Thence south along the east line of the west half of the southwest quarter of said Section 17 to the line coincident to Sections 17 and 20, T.15S., R.16E.; Thence south along the west line of said east half of the northwest quarter of said Section 20 to the southwest corner thereof; Thence south along the west line of said northeast quarter of the southwest quarter of said Section 20 to the southwest corner thereof; Thence east along the south line of said northeast quarter of the southwest quarter of said Section 20 to the southeast corner thereof, being on the north-south quarter-section line of Section 20; Thence south along said north-south quarter-section line to the quarter corner coincident to Sections 20 and 29, T.15S., R.16E.; Thence south along said north-south quarter-section line to the center quarter corner of said Section 29; Thence east along the east-west quarter-section line of

said Section 29 to the quarter section corner coincident to Sections 29 and 28, T.15S., R.16E.; Thence south along the line coincident to said Sections 29 and 28 to the Section corner coincident to said Sections 28, 29, 32 and 33, T.15S., R.16E., being the Point of Beginning.

A map depicting this boundary is available on the website www.incorporatevailaz.org

Published April 27 through May
10, 2023
Arizona Daily Star

Exhibit Three

City of Tucson Resolution 23605

Consenting with Conditions to the Incorporation of Vail
May 9, 2023

ADOPTED BY THE
MAYOR AND COUNCIL

May 9, 2023

RESOLUTION NO. 23605

RELATING TO MUNICIPAL INCORPORATION; PURSUANT TO ARIZONA REVISED STATUTES, §9-101.01(C)(1), CONSENTING WITH CONDITIONS TO AN ATTEMPT BY THE "INCORPORATE VAIL ARIZONA" INCORPORATION COMMITTEE TO MUNICIPALLY INCORPORATE "VAIL" IN CONFORMITY WITH THE PROVISION OF A.R.S. §§ 9-101 AND 9-101.01; AND DECLARING AN EMERGENCY.

WHEREAS, the City of Tucson and the proponents of the municipal incorporation of "Vail" agree that the Vail area is in unincorporated Pima County and is eligible to be included in an incorporation attempt; and

WHEREAS, all or part of the geographical limits of the proposed "Vail" incorporation boundaries are within the City of Tucson's six mile "urbanized area" and defined by A.R.S. § 101.01(A), and pursuant to A.R.S. § 9-101.01(C)(1). the City of Tucson's consent is required for any municipal incorporation of "Vail."

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

SECTION 1. The Mayor and Council of the City of Tucson hereby consent to an attempt by the Incorporate Vail Committee to incorporate "Vail" with proposed boundaries substantially as set forth in the attached map.

1(A) Each of the following deadlines shall be separate and distinct conditions of the City's consent.

- (i) On or before August 8, 2023, the Committee shall file its signed incorporation petitions with the Pima County Division of Elections, pursuant to A.R.S. § 9-101(B).
- (ii) Pursuant to A.R.S. § 9-101(B) and § 16-204, the municipal incorporation election for the proposed "Vail" shall be held by November 7, 2023.

1(B) The incorporation election and election canvass shall be completed on or before December 7, 2023. In the event that "Incorporate Vail Arizona" cannot complete an election by November 7, 2023, the City agrees that Incorporate Vail may have until May 31, 2024 to complete the incorporation process and election.

SECTION 2. Conditioned on the full and timely compliance with the conditions set forth in SECTION 1 from the date of enactment of this resolution and until May 31, 2024, the City of Tucson will not seek to annex any area which is contained in the area proposed for the municipal incorporation as "Vail."

SECTION 3. The various City officers and employees are authorized and directed to perform all acts necessary or desirable to give effect to this Resolution.

SECTION 4. WHEREAS, it is necessary for the preservation of the peace, health and safety of the City of Tucson that this Resolution become

...

...

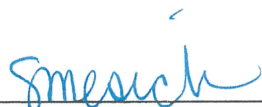
immediately effective, an emergency is hereby declared to exist and this Resolution shall be effective immediately upon its passage and adoption.

PASSED, ADOPTED AND APPROVED by the Mayor and Council of the City of Tucson, Arizona, May 9, 2023.




MAYOR

ATTEST:



CITY CLERK

APPROVED AS TO FORM:



CITY ATTORNEY

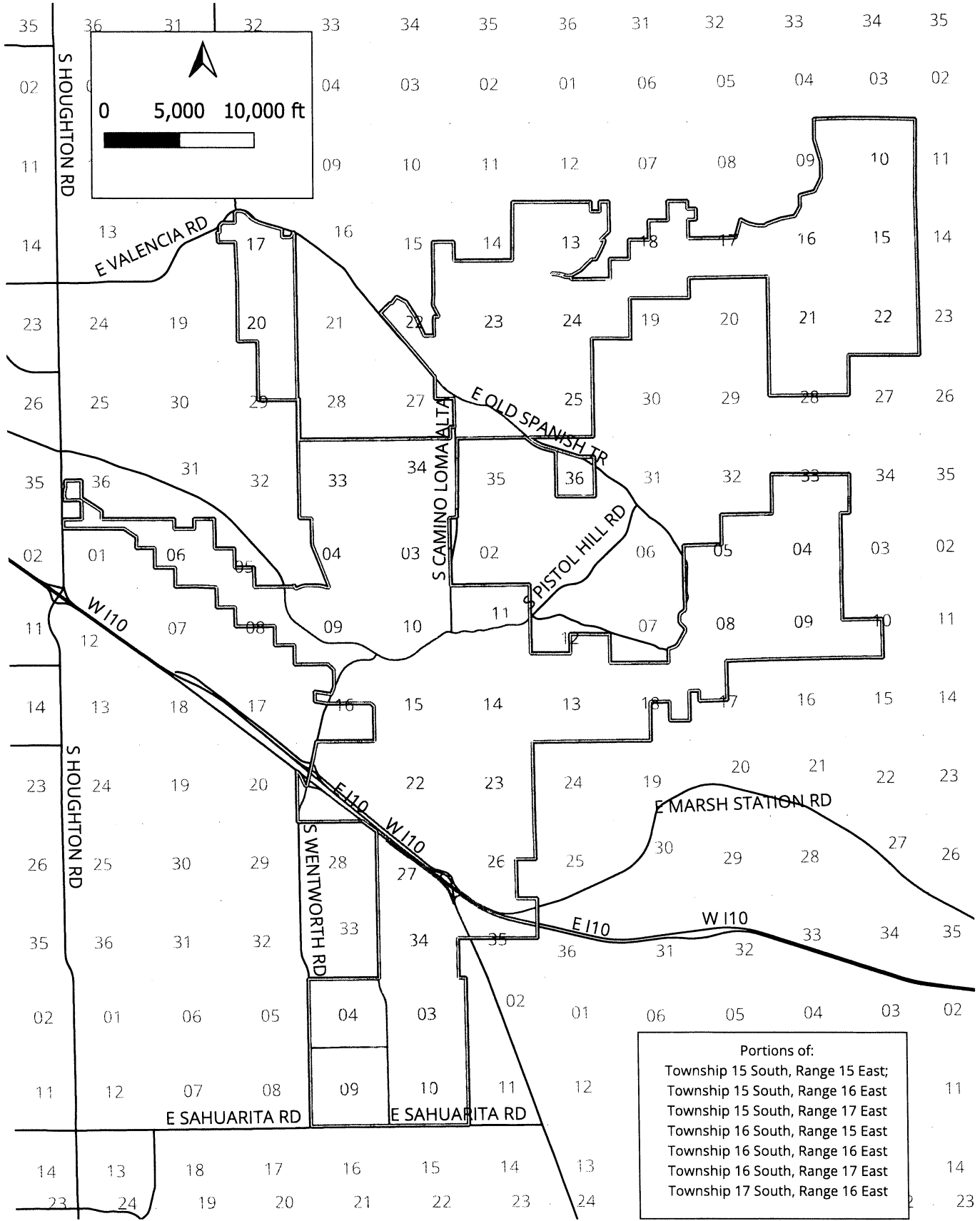
REVIEWED BY:



CITY MANAGER

CA/dg
4/27/23

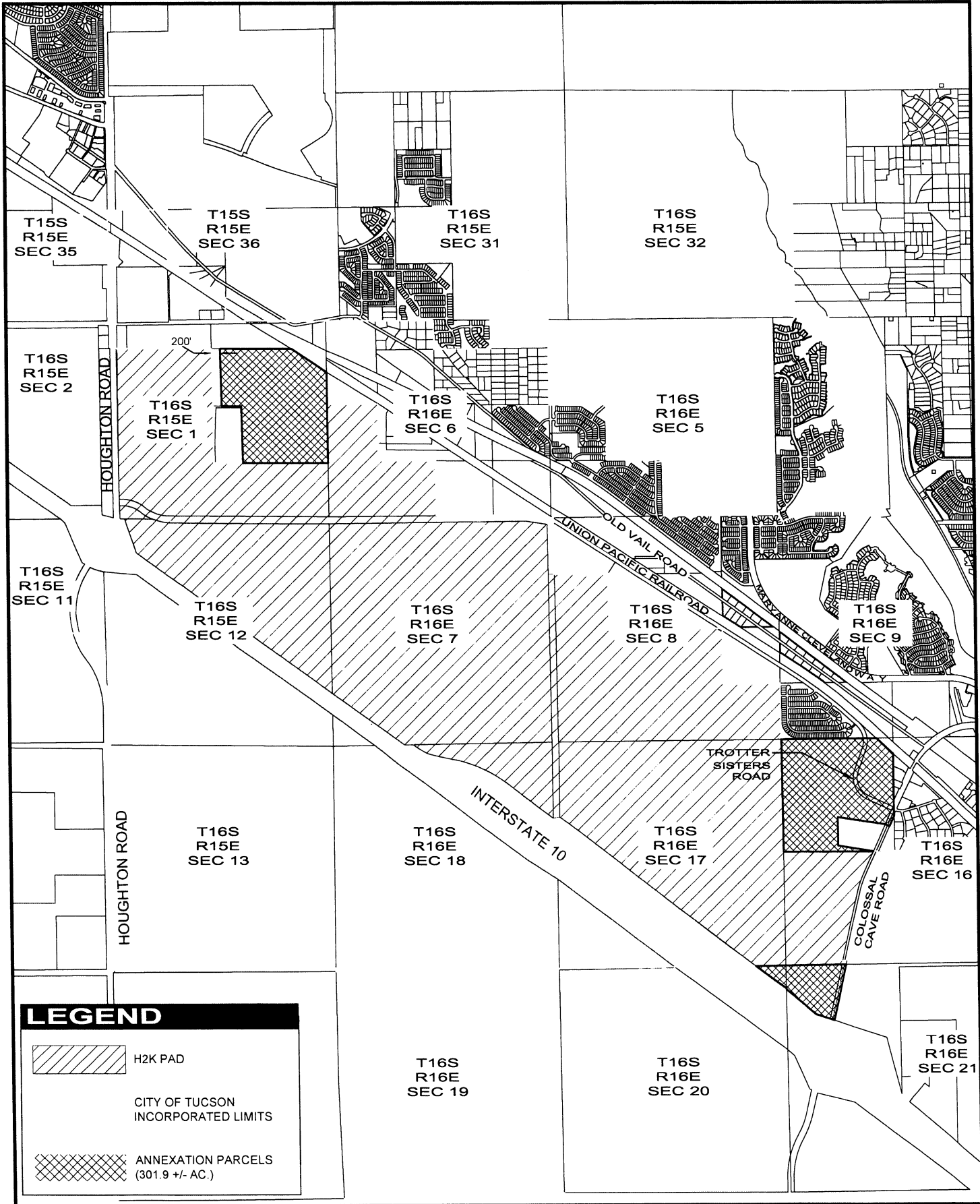
TOWN OF VAIL ARIZONA



Portions of:
 Township 15 South, Range 15 East;
 Township 15 South, Range 16 East
 Township 15 South, Range 17 East
 Township 16 South, Range 15 East
 Township 16 South, Range 16 East
 Township 16 South, Range 17 East
 Township 17 South, Range 16 East

Exhibit Four

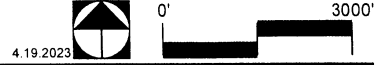
Arizona State Land Department Annexation
H2K Project



LEGEND

- H2K PAD
- CITY OF TUCSON INCORPORATED LIMITS
- ANNEXATION PARCELS (301.9 +/- AC.)

ARIZONA STATE LAND DEPARTMENT ANNEXATION OVERVIEW



Attachment Two

Petition and Legal Description (Metes and
Bounds and Map)

Initiative Description

PAID CIRCULATOR VOLUNTEER

PETITION TO THE PIMA COUNTY BOARD OF SUPERVISORS FOR THE CALLING OF AN ELECTION TO INCORPORATE THE COMMUNITY OF VAIL AS AN ARIZONA TOWN TO BE CALLED "TOWN OF VAIL". Notice: This is only a description of the proposed measure prepared by the sponsor of the measure. It may not include every provision contained in the measure. Before signing, make sure the title and text of the measure are attached. You have the right to read and examine the title and text before signing.

Initiative Measure to be Submitted Directly to Electors

We, the undersigned, citizens and qualified electors of the State of Arizona, and being residents within the metes and bounds of which are attached hereto as Exhibit A and incorporated herein by this reference, respectfully demand that the following proposed Incorporation of the Town of Vail, shall be submitted to the qualified electors of the State of Arizona, community of Vail, as previously described, for their approval or rejection at an election and each for him/herself says: I have personally signed this petition with my first and last names. I have not signed any other petition for the same measure. I am a qualified elector of the State of Arizona, County of Pima, and resident of the herein described unincorporated community of Vail.

WARNING: It is a class 1 misdemeanor for any person to knowingly sign an initiative or referendum petition with a name other than his/her own, except in a circumstance where he/she signs for a person, in the presence of and at the specific request of such person, who is incapable of signing his/her own name because of physical infirmity, or to knowingly sign his/her name more than once for the same measure, or to knowingly sign such petition when he/she is not a qualified elector.

Signature	Name <i>(first and last name printed)</i>	Actual address <i>(street & no. and if no street address, describe residence location)</i>	Arizona post office Address and zip code	City or town (if any)	Date Signed
1.					
2.					
3.					
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The validity of signatures of this sheet must be sworn to by the circulator before a notary public on the form appearing on the back of this sheet.

28 JUN 29 2:47PM '25

Instructions for Circulators

1. All petitions shall be signed by circulator.
2. Circulator is not required to be a resident of this state but otherwise must be qualified to register to vote in this state and, if not a resident of this state, shall register as a circulator with the secretary of state.
3. Circulator's name shall be typed or printed under such person's signature.
4. Circulator's actual residence address, or, if no street address, a description of residence location shall be included on the petition.

Affidavit of Circulator

State of Arizona)
)
 County of Pima _____)
 (where notarized)

I, _____, a person who is not required to be a resident of this state, but who is otherwise qualified to register to vote in county of _____ in the State of Arizona at
 (print name)

all times during my circulation of this petition sheet, and under the penalty of a class 1 misdemeanor, depose and say that subject to Section 19-115, Arizona Revised Statutes, each individual printed in the individual's own name and address and signed this sheet of the foregoing petition in my presences on the date indicated, and I believe that each signer's name and residence address or post office address are correctly stated and that each signer is a qualified elector of the state of Arizona (or in the case of a city, town or county measure, of the city, town, or county affected by the measure proposed to be initiated or referred to the people) and that at all times during circulation of this signature sheet Exhibit A, containing the metes and bounds of the proposed Town of Vail, was attached to the signature sheet.

(Signature of affiant)

(Typed or Printed Name)

(Residence address, street and number of affiant, or
If no street address, a description of resident location)

Subscribed and sworn to before me on _____
(Date)

Notary Public

_____, Arizona

My commission expires on _____
(Date)

Number _____

EXHIBIT A
METES AND BOUNDS OF THE PROPOSED TOWN OF VAIL

Beginning at the Section corner, coincident to Sections 28, 29, 32 and 33, T.15S., R.16E., Gila and Salt River Meridian, Pima County, Arizona; Thence south along the line coincident to said Sections 32 and 33 to the south Section corner thereof, being on the north line of Section 4, T.16S., R.16E., Gila and Salt River Meridian, Pima County, Arizona, and being on the north line of "The Vistas at Rincon Knolls" plat, Sequence 20152600506, P.C.R.; Thence east along the line coincident to said Sections 33 and 4, along the north line of said "The Vistas at Rincon Knolls" to the northeast corner thereof; Thence south along the east line of said "The Vistas at Rincon Knolls" plat, to the southeast corner thereof, to the north line of "Rancho Del Lago" plat, Book 57, Page 65, Maps & Plats, P.C.R.; Thence west along the line coincident to said "The Vistas at Rincon Knolls" and "Rancho Del Lago" plats and the "Rancho Del Lago Block 44" plat, Book 57, Page 98, Maps & Plats, P.C.R. to the Section corner coincident to Sections 4, 5, 8 and 9, T.16S., R.16E., Gila and Salt River Meridian, Pima County, Arizona; Thence west along north lines of said "Rancho Del Lago Block 44" plat and "Rancho Del Lago Blocks 43-49" plat, Book 55, Page 86, Maps & Plats, P.C.R., "Rancho Del Lago Block 45" plat, Book 59, Page 72, Maps & Plats, P.C.R. and "Rancho Del Lago" plat, Book 64, Page 26, Maps & Plats, P.C.R., also being the line coincident to Sections 5 and 8 to the Quarter corner thereof; Thence north along the north-south quarter-section line of said Section 5, being the east line "Vista Del Lago Norte" plat, Sequence 20140780198, P.C.R., to the northeast corner thereof; Thence west along the north line of said "Vista Del Lago Norte" plat to the southeast corner of "Seasons at Old Vail" plat, Sequence 20203240071, P.C.R; Thence north along the east lines of said "Seasons at Old Vail" plat and "MAC 25 LOTS 1-100" plat, Sequence 20191050576, P.C.R, to the northeast corner thereof, being the east-west quarter section line of Section 5; Thence west along said east-west quarter section line, being the north line of said "MAC 25 LOTS 1-100" plat, to the Quarter corner coincident to Sections 5 and 6; Thence north along the line coincident to Sections 5 and 6, T.16S., R.16E. to the north Section corner thereof, being on south line of Section 31, T.15S., R.16E.; Thence west along the line coincident to said Sections 6 and 31, to the northeast corner of the "Mountain Vail Estates, Part I" plat, Sequence 20171600823, P.C.R.; Thence south along the east line of said "Mountain Vail Estates, Part I" plat, to the southeast corner thereof; Thence north along the west line of said "Mountain Vail Estates, Part I" plat, to the northwest corner thereof, being on the line coincident to Section 31, T.15S., R.16E. and Section 6, T.16S., R.16E.; Thence west along the line coincident to said Sections 6 and 31 to the south Section corner coincident to Section 31, T.15S., R.16E. and Section 36, T.15S., R.15E.; Thence west along the line coincident to said Sections 6 and 36, to the north Section corner coincident to Section 6, T.16S., R.16E. and Section 1, T.16S., R.15E.; Thence west along the line coincident to said Sections 1 and 36 to the south Quarter corner of Section 36, T.15S., R.15E.; Thence north along the north-south quarter-section line of said Section 36, and the east line of "Grabe Industrial Block" plat, Book 17, Page 11, Maps & Plats, P.C.R. to the northeast corner thereof, being the intersection with the southwest Right-of-Way of Southern Pacific Railroad; Thence north along said north-south quarter-section line of said Section 36 to it's intersection with the northeast Right-of-Way of said Union Pacific Railroad; Thence northwest along said northeast Right-of-Way, to it's intersection with the east line of the west half of the southwest quarter of said Section 36; Thence north along said east line to it's intersection with the east-west quarter-section line of said Section 36; Thence west along said east-west quarter-section line of said Section 36 to the east Right-of-Way of Houghton Road, Sequence 20161930532, P.C.R.; Thence south along said east Right-of-Way of Houghton Road, Sequence 20161930532, P.C.R. to the southeast corner thereof, being a point on the northeast Right-of-Way of said Union Pacific Railroad; Thence south to the east Right-of-Way of Houghton Road, Sequence 20142230392, P.C.R., being the northeast corner thereof and a point on the southwest Right-of-Way of said Union Pacific Railroad; Thence south along said east Right-of-Way of Houghton Road, Sequence 20142230392, P.C.R. to the southeast corner thereof, being a point on the north line of the southwest quarter of the southwest quarter of said Section 36; Thence east along said north line of the southwest quarter of the southwest quarter of said Section 36 to the southwest Right-of-Way of said Union Pacific Railroad; Thence southeast along said southwest Right-of-Way to it's intersection with the east line of the west half of the southwest quarter of said Section 36; Thence south along said east line to a point on the north Right-of-Way line of Nogales – Old Vail Connection, Proceeding No.167, being 30.00 feet north of the section line coincident to said Section 36, T.15S., R.15E. and Section 1, T.16S., R.15E.; Thence west along said north Right-of-Way line of Nogales – Old Vail Connection, Proceeding No.167 to the east Right-of-Way of Houghton Road, Book 7, Page 76, Roadmaps, P.C.R.; Thence south along the east Right-of-Way line and it's prolongation of Houghton Road, through Section 36, T.15S., R.15E., and Section 1, T.16S., R.15E., to it's intersection with the south line of Lot 4 of Section 1,

T.16S., R.15E.; Thence east along said south line of Government Lots 4, 3 and 2 of said Section 1 to the southwest Right-of-Way of said Union Pacific Railroad; Thence southeast along said southwest Right-of-Way of said Union Pacific Railroad to the line coincident to Section 1, T.16S., R.15E. and Section 6, T.16S., R.16E.; Thence south along said line, coincident to said Section 1 and Section 6 to the west corner coincident to Government Lots 5 and 6 of said Section 6; Thence east along the line coincident to said Lots 5 and 6 to the east corner thereof; Thence south along the east line of said Lot 6 to the east corner, coincident to said Lot 6 and Lot 7 of said Section 6; Thence east along the south line of the northeast quarter of the southwest quarter of said Section 6 to the southeast corner thereof, being on the north-south quarter-section line of said Section 6; Thence south along said north-south quarter-section line to the quarter corner, coincident to Sections 6 and 7, T.16S., R.16E.; Thence east along the line coincident to said Sections 6 and 7, to the Section corner coincident to Sections 5, 6, 7 and 8, T.16S., R.16E.; Thence east along the line coincident to said Sections 5 and 8 to the southwest Right-of-Way of Union Pacific Railroad; Thence southeast along said southwest Right-of-Way to the north corner of the "Hanson Ridge" plat, Sequence 20211030882, P.C.R., being 75.00 feet east of the line coincident to Sections 7 and 8 and being on the east Right-of-Way line of Freeman Road, Book 10, Page 61, Road Maps, P.C.R.; Thence south along the west line of said "Hanson Ridge" plat, being the east line of said Freeman Road to the southwest corner of Block 1 of said "Hanson Ridge" plat; Thence east along the south line of said Block 1 to the southwest corner coincident to Blocks 1 and 2 of said "Hanson Ridge" plat; Thence south along the west line of said Block 2 to the southwest corner thereof, being on the east-west quarter-section line of said Section 8; Thence east along the south line of said Block 2, being said east-west quarter-section line to the northeast corner of the northwest quarter of the southeast quarter of said Section 8; Thence south along the east line of said northwest quarter of the southeast quarter, being the west line of Block 3 of said "Hanson Ridge" plat, to the southwest corner thereof; Thence east along the south line of said Block 3, being the south line of the northeast quarter of the southeast quarter of said Section 8 to the southeast corner of said Block 3, being on the line coincident to Section 8 and Section 9, T.16S., R.16E.; Thence south along said line coincident to said Sections 8 and 9, being the west line of said "Hanson Ridge" plat to the southwest corner thereof and being the Section corner coincident to Sections 8, 9, 16 and 17, T.16S., R.16E.; Thence east along the line coincident to Section 9 and Section 16, T.16S., R.16E., being the south line of said "Hanson Ridge" plat to the southwest Right-of-Way of Union Pacific Railroad; Thence southeast along said southwest Right-of-Way to the line coincident to Sections 15 and 16, T.16S., R.16E.; Thence south along said line coincident to said Sections 15 and 16 to a point on the northwest Right-of-Way line of Colossal Cave Road (Vail Station – U.S. 80 Connection), Book 2, Page 92, Road Maps, P.C.R.; Thence southwest along said northwest Right-of-Way line of Vail Station–U.S. 80 Connection, now Colossal Cave Road, Book 2, Page 92, Road Maps, P.C.R. to the northeast corner of that parcel described in Docket 8793, Page 1803, P.C.R.; Thence west along the north line of said parcel described in Docket 8793, Page 1803, P.C.R. to the northwest corner thereof; Thence south along the west line of said parcel described in Docket 8793, Page 1803, P.C.R. to the southwest corner thereof; Thence east along the south line of said parcel described in Docket 8793, Page 1803, P.C.R. to the southeast corner thereof, being on the west Right-of-Way line of Vail Station–U.S. 80 Connection, now Colossal Cave Road, Book 2, Page 92, Road Maps, P.C.R. also being the east-west quarter-section line of said Section 16, T.16S., R.16E.; Thence east along said east-west quarter-section line of said Section 16 and the south line of the "Old Vail Village" plat, Book 49, Page 16, Maps & Plats, P.C.R. to the southwest Right-of-Way of Union Pacific Railroad; Thence southeast along said southwest Right-of-Way to the line coincident to Section 16 and Section 15, T.16S., R.16E.; Thence south along said line coincident to Sections 16 and 15 to the north Right-of-Way of Dawn Drive, Book 9, Page 13, Road Maps, P.C.R., being 75.00 feet north of the Section corner coincident to Sections 15, 16, 21 and 22, T.16S., R.16E.; Thence west along said north Right-of-Way line, and its westerly prolongation, to its intersection with the westerly Right-of-Way line of Vail Station–U.S. 80 Connection, now Colossal Cave Road, Book 2, Page 92, Road Maps, P.C.R.; Thence south along said west Right-of-Way line of Colossal Cave Road to its intersection with the prolongation of the southwest Right-of-Way line of Interstate-10; Thence northwest along said southwest Right-of-Way line of Interstate-10 to the line coincident to Sections 20 and 21, T.16S., R.16E.; Thence south along the line coincident to said Section 20 and 21 to its intersection with the west Right-of-Way of Wentworth Road, Book 10, Page 56, Road Maps, P.C.R.; Thence south along said west Right-of-Way of Wentworth Road, Book 10, Page 56, Road Maps, P.C.R., through Section 20 to its intersection with the line coincident to Sections 20 and 29, T.16S., R.16E. being 75.00 feet west of the Section corner coincident to Sections 20, 21, 28 and 29, T.16S., R.16E.; Thence east to said Section corner coincident to Sections 20, 21, 28 and 29, T.16S., R.16E.; Thence east along the line coincident to said Sections 21 and 28 to the southwest Right-of-Way of Interstate-10; Thence southeast along said southwest Right-of-Way line of Interstate-10 to the line coincident to Sections 27 and 28, T.16S., R.16E.; Thence south along said line coincident to Sections 27 and 28, T.16S., R.16E. to Section corner coincident to Sections 27, 28, 33 and 34, T.16S., R.16E.; Thence south along said line coincident to Sections 33 and 34 to the south corner coincident to said Sections 33 and 34, T.16S., R.16E., and being on the north line of Section 4,

T.17S., R.16E.; Thence west along the line coincident to said Section 33, T.16S., R.16E. and Section 4, T.17S., R.16E., to the prolongation of east Right-of-Way line of Wentworth Road, Book 10, Page 56, Road Maps, P.C.R., being a point on a line 75.00 east of the Section corner coincident to Sections 4 and 5, T.17S., R.16E.; Thence south along said east Right-of-Way of Wentworth Road and it's prolongation, through Section 9, T.17S., R.16E., to a point of curvature at the southwest corner of Block 10, "New Tucson Unit No. 26" plat, Book 17, Page 34, Maps & Plats, P.C.R.; Thence southeasterly along a curve, turning to the left with a radius of 25.00 feet to a point of curvature at the southwest corner of said Block 10, being a point on the north Right-of-Way of Sahuarita Road, Book 9, Page 77, Road Maps, P.C.R.; Thence east along said north Right-of-Way and prolongation of Sahuarita Road, Book 9, Page 77, Road Maps, through Sections 9 and 10, T.17S., R.16E., to the line coincident to Sections 10 and 11, T.17S., R.16E.; Thence north along said line coincident to Sections 10 and 11, T.17S., R.16E. to Section corner coincident to Sections 10, 11, 2 and 3, T.17S., R.16E.; Thence north along the line coincident to Sections 2 and 3, T.17S., R.16E. to north Section corner coincident to said Sections 2 and 3, T.17S., R.16E. and being on the south line of Section 35, T.16S., R.16E.; Thence west along the line coincident to Section 3, T.17S., R.16E. and Section 35, T.16S., R.16E. to the south Section corner coincident to Sections 34 and 35, T.16S., R.16E.; Thence north along the line coincident to said Sections 34 and 35 to the coincident quarter-corner thereof, being the southwest corner of the "Mountain Vail Ranch" plat, Book 54, Page 5, Maps & Plats, P.C.R.; Thence east along the east-west quarter-section line of said Section 35, being the south line of said "Mountain Vail Ranch" plat to the quarter corner coincident to Sections 35 and 36, T.16S., R.16E, being the southeast corner of said "Mountain Vail Ranch" plat; Thence north along the lines coincident to said Sections 35 and 36, to the Section corner coincident to said to Sections 25, 26, 35 and 36, T.16S., R.16E. being the northeast corner of said "Mountain Vail Ranch" plat (Lot 140); Thence west along the north line of said "Mountain Vail Ranch" plat, being the line coincident to said Sections 26 and 35 to the nearest sixteenth corner thereof; Thence north along the east line of said "Mountain Vail Ranch" plat to the northeast corner thereof (Lot 166), being a point on the east-west quarter-section line of said Section 26, T.16S., R.16E; Thence east along said east-west quarter-section line of Section 26 to the quarter-corner coincident to said Sections 25 and 26; Thence north along the lines coincident to Sections 25 and 26 and lines coincident to Sections 23 and 24, T.16S., R.16E. to the Section corner coincident to said to Sections 13, 14, 23 and 24, T.16S., R.16E.; Thence east along the lines coincident to said Sections 13 and 24 to the Section corner coincident to said Sections 13 and 24; Thence north or south to the Section corner coincident to Sections 18 and 19, T.16S., R.17E.; Thence east along the line coincident to said Sections 18 and 19 to the coincident quarter corner thereof; Thence north along said north-south quarter-section line to the center quarter corner of said Section 18; Thence east along the east-west quarter-section line of said Section 18 to the northeast corner of the northwest quarter of the southeast quarter of Section 18; Thence south along the east line of said northwest quarter of the southeast quarter of Section 18 to the southeast corner thereof; Thence east along the south line of the northeast quarter of the southeast quarter of said Section 18 to the line coincident to Sections 17 and 18, T.16S., R.17E.; Thence north along said line coincident to Sections 17 and 18 to the northwest corner of the southwest quarter of the southwest quarter of the northwest quarter of said Section 17; Thence east along the north line of said southwest quarter of the southwest quarter of the northwest quarter of said Section 17 to the northeast corner thereof; Thence south along the east line of said southwest quarter of the southwest quarter of the northwest quarter of said Section 17 to the southeast corner thereof, being on the east-west quarter-section line of said Section 17; Thence east along the east-west quarter-section line of said Section 17 to the center quarter corner of Section 17; Thence north along said north-south quarter-section line to the quarter corner coincident to Sections 17 and 8, T.16S., R.17E.; Thence east along the lines coincident to said Sections 17 and 8, lines coincident to Sections 9 and 16 and lines coincident to Sections 10 and 15, T.16S., R.17E. to the quarter corner coincident to said to said Sections 10 and 15; Thence north along the north-south quarter-section line to the center quarter corner of said Section 10; Thence west along the east-west quarter-section line of said Section 10 to the quarter corner coincident to said Sections 9 and 10; Thence north along the lines coincident to said Sections 9 and 10 and lines coincident to Sections 3 and 4, T.16S., R.17E. to the Section corner coincident to said Sections 3 and 4, being on the south line of Section 33, T.15S., R.17E.; Thence east along the line coincident to said Sections 3 and 33 to the south Section corner coincident to Sections 33 and 34, T.15S., R.17E.; Thence north along the line coincident to said Sections 33 and 34 to the coincident quarter corner thereof; Thence west along the east-west quarter-section line of said Section 33 to the quarter corner coincident to Sections 32 and 33, T.15S., R.17E.; Thence south along the line coincident to said Sections 32 and 33, to the Section corner coincident to said Sections 32 and 33, being on the north line of Section 4, T.16S., R.17E.; Thence west along the line coincident to said Sections 4 and 32 to the north Section corner coincident to Sections 4 and 5, T.16S., R.17E.; Thence west along the line coincident to said Sections 5 and 32 to the north quarter corner of said Section 5, T.16S., R.17E.; Thence south along the north-south quarter-section line of said Section 5 to the center quarter corner thereof; Thence west along the east-west quarter-section line of said Section 5 to the quarter corner coincident to Sections 5 and 6, T.16S., R.17E.; Thence south along the line coincident to said Sections 5 and 6 to the

Section corner coincident to said to Sections 5, 6, 7 and 8, T.16S., R.17E.; Thence south along the line coincident to said Sections 7 and 8 to the south Right-of-Way line of Colossal Cave Access Road, Book 9, Page 53, Road Maps, P.C.R.; Thence southwest, south and southeast along said Right-of-Way of Colossal Cave Access Road to the northwest corner of that parcel recorded in Sequence 20172080004, P.C.R.; Thence south along the west line of said parcel recorded in Sequence 20172080004, P.C.R. to a point on the line to Sections 7 and 18, T.16S., R.17E.; Thence west along said line coincident to said Sections 7 and 18 to the west Section corner coincident to said to Sections 7 and 18, T.16S., R.17E.; Thence north along the line coincident to Section 7, T.16S., R.17E. and Section 12, T.16S., R.16E. to the northeast corner of the southeast quarter of the northeast quarter of the southeast quarter of said Section 12; Thence west along the south line of the north half of the north half of the southeast quarter of said Section 12 to the north-south quarter-section line of said Section 12; Thence south along said north-south quarter-section line of said Section 12 to the northeast corner of the south half of the south half of the southwest quarter of said Section 12; Thence west along south line said south half of the south half of the southwest quarter of said Section 12 to the northwest corner thereof, being a point on the line coincident to Sections 11 and 12, T.16S., R.16E.; Thence north along said line coincident to said Sections 11 and 12, to the Section corner coincident to said to Sections 1, 2, 11 and 12, T.16S., R.16E.; Thence west along the line coincident to Sections 2 and 11, to the Section corner coincident to said to Sections 2, 3, 10 and 11, T.16S., R.16E.; Thence north along the line coincident to said Sections 2 and 3, to the north Section corner coincident to said to Sections 2 and 3, T.16S., R.16E. being a point on the south line of Section 34, T.15S., R.16E.; Thence east along the line coincident to Section 34, T.15S., R.16E. and Section 2, T.16S., R.16E. to the south Section corner coincident to said to Sections 34 and 35, T.15S., R.16E.; Thence north along the line coincident to said Sections 34 and 35, to the Section corner coincident to said to Sections 26, 27, 34 and 35, T.15S., R.16E.; Thence east along the line coincident to said Sections 26 and 35 to its intersection with a line 200 feet southwest and parallel to the southwest Right-of-Way line of Old Spanish Trail, Book 2, Page 48, Surveys, P.C.R.; Thence southeast along said line 200 feet southwest and parallel to the southwest Right-of-Way line of Old Spanish Trail, Book 2, Page 48, Surveys, P.C.R. to its intersection with the north prolongation of the west line of the "Mountain Creek Ranch" plat, Book 54, Page 93, Maps & Plats, P.C.R.; Thence south along the said north prolongation of said west line of said "Mountain Creek Ranch" plat, Book 54, Page 93, Maps & Plats, P.C.R. to the northwest corner thereof; Thence south along the west line of said "Mountain Creek Ranch" plat, Book 54, Page 93, Maps & Plats, P.C.R. to the southwest corner thereof; Thence east along the south line of said "Mountain Creek Ranch" plat, Book 54, Page 93, Maps & Plats, P.C.R. to the southeast corner thereof; Thence north along the east line of said "Mountain Creek Ranch" plat, Book 54, Page 93, Maps & Plats, P.C.R. to the northeast corner thereof; Thence west along the north line of said "Mountain Creek Ranch" plat, Book 54, Page 93, Maps & Plats, P.C.R. to the northeast Right-of-Way line of said Old Spanish Trail, Book 2, Page 48, Surveys, P.C.R.; Thence northwest along said northeast Right-of-Way line of Old Spanish Trail, Book 2, Page 48, Surveys, P.C.R. to a point on the line coincident to Sections 16 and 35, T.15S., R.16E.; Thence east along the line coincident to Sections 26 and 35, to the Section corner coincident to said to Sections 25, 26, 35 and 36, T.15S., R.16E.; Thence east along the line coincident to Sections 25 and 36, to the southwest corner of the east half of the east half of said Section 25, T.15S., R.16E.; Thence north along the west line of said east half of the east half of Section 25, T.15S., R.16E. to a point on the line coincident to Sections 24 and 25, T.15S., R.16E.; Thence north along the west line of the southeast quarter of the southeast quarter of said Section 24 to the northwest corner thereof; Thence east along the north line of the southeast quarter of the southeast quarter of said Section 24 to the northeast corner thereof, being a point on the line coincident to Section 24, T.15S., R.16E. and Section 19, T.15S., R.17E.; Thence east along the north line of the southwest quarter of the southwest quarter of said Section 19 to the northeast corner thereof; Thence north along the east line of the west half of the west half of said Section 19 to the southeast corner of the northwest quarter of the northwest quarter of said Section 19; Thence east along the south line of the north half of the north half of said Section 19 to a point on the line coincident to Sections 19 and 20, T.15S., R.17E.; Thence north along the line coincident to said Sections 19 and 20, to the Section corner coincident to said to Sections 17, 18, 19 and 20, T.15S., R.17E.; Thence east along the line coincident to said Sections 17 and 20, to the Section corner coincident to said to Sections 16, 17, 20 and 21, T.15S., R.17E.; Thence south along the line coincident to said Sections 20 and 21, to the quarter corner coincident to said to Sections 20, 21, 28 and 29, T.15S., R.17E.; Thence south along the line coincident to said Sections 28 and 29, to the quarter corner coincident to said to Sections 28 and 29, T.15S., R.17E.; Thence east along the east-west quarter-section line of said Section 28 to the quarter corner coincident to Sections 27 and 28, T.15S., R.17E.; Thence north along the lines coincident to said Sections 33 and 34 and lines coincident to Sections 27 and 28, T.15S., R.17E. to the Section corner coincident to said Sections 21, 22, 27 and 28, T.15S., R.17E.; Thence east along the line coincident to said Sections 22 and 27 to the Section corner coincident to said Sections 22, 23, 26 and 27, T.15S., R.17E.; Thence north along the lines coincident to said Sections 22 and 23, lines coincident to Sections 14 and 15 and lines coincident to Sections 10 and 11, T.15S., R.17E. to the Section corner coincident to said Sections 2, 3, 10 and 11, T.15S., R.17E.;

Thence west along the line coincident to said Sections 3 and 10 and lines coincident to Sections 4 and 9, T.15S., R.17E to the northwest corner of Lot 32, "X-9 Ranch Phase II", Book 1, Page 38, Surveys, P.C.R.; Thence south along the west lines of Lots 32, 31, 30 and 29 of said "X-9 Ranch Phase II", to the southwest corner of said Lot 29; Thence southerly along the west line that parcel recorded in Sequence 20223080102, being a portion of Lot 69, "X-9 Ranch Phase IV", Book 1, Page 40, Surveys, P.C.R. to the southwest corner of said parcel; Thence southerly along the west line that parcel recorded in Sequence 20152510375, being a portion of said Lot 69, "X-9 Ranch Phase IV", to the southwest corner of said parcel; Thence westerly along the north line that parcel recorded in Sequence 20200280124, P.C.R., being portions of Lots 67, 68 and 69, of said "X-9 Ranch Phase IV", to the northwest corner of said parcel; Thence westerly along the north line that parcel recorded in Sequence 20151201078, being portions of Lots 62, 63 and 64, of said "X-9 Ranch Phase IV", to the northwest corner of said parcel; Thence southerly along the west line said parcel recorded in Sequence 20151201078, being portions of Lots 62, 63 and 64, of said "X-9 Ranch Phase IV", to the southwest corner of said parcel, being a point on the east-west quarter-section line of Section 17, T.15S., R.17E.; Thence west along said east-west quarter-section line of said Section 17 to the quarter corner coincident to Sections 17 and 18, T.15S., R.17E.; Thence north along the line coincident to said Sections 17 and 18 to the southwest corner of that parcel recorded in Docket 13754, Page 5338, P.C.R.; Thence east along the south line of said parcel recorded in Docket 13754, Page 5338, P.C.R. to the southeast corner thereof; Thence north along the east line of said parcel recorded in Docket 13754, Page 5338, P.C.R. to the northeast corner thereof; Thence west along the north line of said parcel recorded in Docket 13754, Page 5338, P.C.R. to the northwest corner thereof, being a point on the line coincident to said Sections 17 and 18; Thence north along the line coincident to said Sections 17 and 18 to the Section corner coincident to said Sections 7, 8, 17 and 18, T.15S., R.17E.; Thence west along the line coincident to said Sections 7 and 18 to the northeast corner of the northwest quarter of the northeast quarter of said Section 18; Thence south along the east line of said northwest quarter of the northeast quarter of said Section 18 to the southeast corner thereof; Thence west along the south line of said northwest quarter of the northeast quarter of said Section 18 to the southwest corner thereof, being on the north-south quarter-section line of said Section 18; Thence south along said north-south quarter-section line of said Section 18 to the center quarter corner of Section 18; Thence west along the east-west quarter-section line of said Section 33 to the east corner coincident to Lots 2 and Lot 3 of Section 18; Thence south along the east line of said Lot 3 to the east corner coincident to Lots 3 and 4 of Section 18; Thence west along line coincident to Lots 3 and 4 to the west corner coincident to said Lots 3 and 4, being on the line coincident to said Section 18 and Section 13, T.15S., R.16E.; Thence south along said line coincident to Sections 18 and 13 to the west Section corner coincident to said Sections 18 and 19, T.15S., R.17E.; Thence north or south to the Section corner coincident to said Sections 13 and 24, T.15S., R.16E.; Thence west along the line coincident to said Sections 13 and 24, T.15S., R.16E., to the southwest corner of the portion of the parcel within said Section 13, recorded in Sequence 20162380302, P.C.R., United States of America National Park; Thence northerly, westerly and easterly along the northwesterly line of said parcel within said Section 13, recorded in Sequence 20162380302, P.C.R., United States of America National Park to the northeast corner of that parcel, recorded in Docket 12579, Page 1021, P.C.R.; Thence west along the north line of said parcel, recorded in Docket 12579, Page 1021, P.C.R. to the southeast corner of that parcel, recorded in Sequence 20200790612, P.C.R.; Thence north along the east line of said parcel, recorded in Sequence 20200790612, P.C.R. and that parcel, recorded in Docket 12497, Page 7425, P.C.R. to the northeast corner thereof, being a point on the south line of that parcel, recorded in recorded in Docket 7787, Page 419, P.C.R.; Thence east along the south line of said parcel, recorded in recorded in Docket 7787, Page 419, P.C.R. to the southeast corner thereof; Thence north along the east line of said parcel, recorded in recorded in Docket 7787, Page 419, P.C.R. to the northeast corner thereof, being the southwest corner of the northeast quarter of the northeast quarter of said Section 13, T.15S., R.16E.; Thence east along the south line of said northeast quarter of the northeast quarter of said Section 13, T.15S., R.16E. to the southeast corner of that parcel, recorded in Sequence 20181030744, P.C.R., being the southeast corner of the west half of the east half of the northeast quarter of the northeast quarter of said Section 13; Thence north along the east line of said parcel, recorded in Sequence 20181030744, P.C.R., being the east line of the west half of the east half of the northeast quarter of the northeast quarter of said Section 13 to the northeast corner of said parcel, recorded in Sequence 20181030744, P.C.R., being the northeast corner of the west half of the east half of the northeast quarter of the northeast quarter of said Section 13; Thence west along the line coincident to said Sections 12 and 13 to the northeast corner of the northwest quarter of the northeast quarter of the northeast quarter of said Section 13; Thence south along the east line of said northwest quarter of the northeast quarter of the northeast quarter of said Section 13 to the southeast corner thereof; Thence west along the south line of said northwest quarter of the northeast quarter of the northeast quarter of said Section 13 to the southwest corner thereof; Thence north along the west line of said northwest quarter of the northeast quarter of the northeast quarter of said Section 13 to the northwest corner thereof, being on the line coincident to said Sections 12 and 13; Thence west along the lines coincident to said Sections 12 and 13 and lines coincident to Sections 11 and 14, T.15S.,

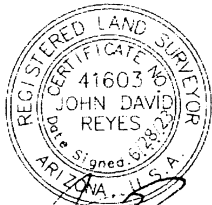
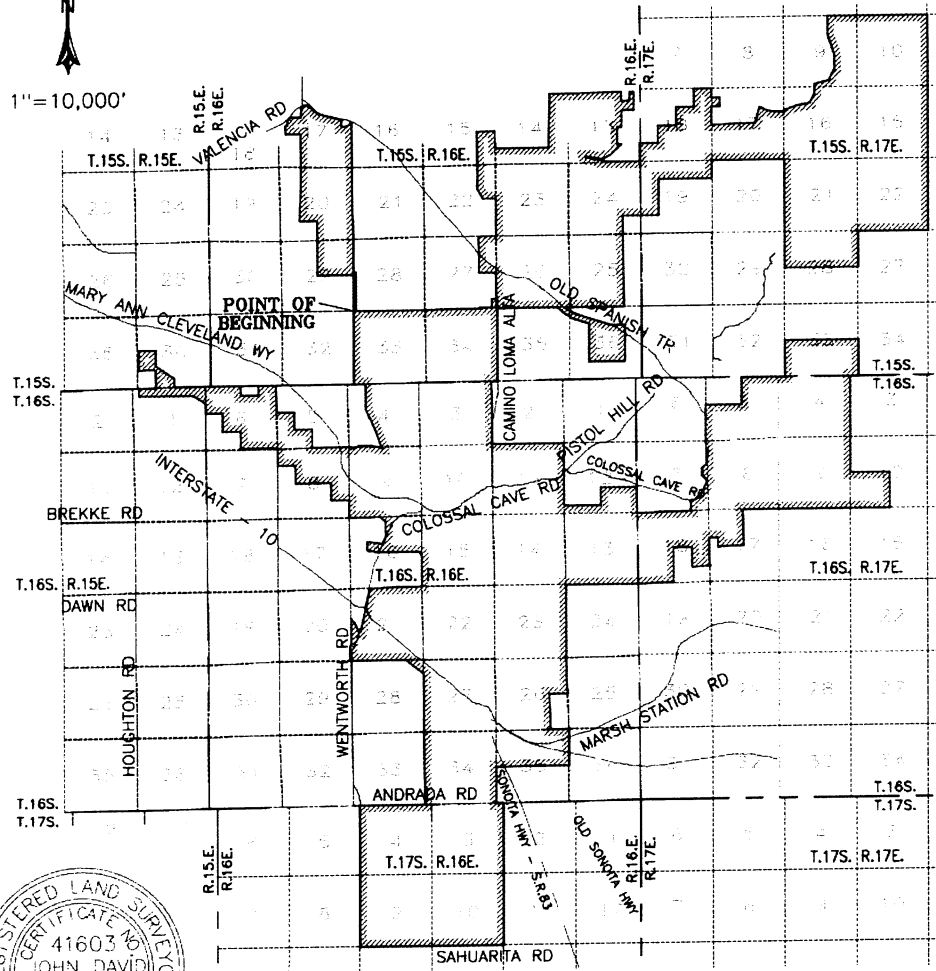
R.16E. to the northwest corner of the east half of the northeast quarter of said Section 14; Thence south along the east lines Lots 8, 7 and 1 of that survey recorded in Book 2, Page 12, Surveys, P.C.R. to the southeast corner of said Lot 1; Thence west along the south lines of Lots 1, 2 and 3 of said survey recorded in Book 2, Page 12, Surveys, P.C.R. to the southwest corner of said Lot 3, being on the east Right-of-Way line of Camino Loma Alta, book 10, Page 59, Road Maps, P.C.R.; Thence north along east line of said Right-of-Way, also being the west line of Lot 3 of that survey recorded in Book 2, Page 12, Surveys, P.C.R. to the intersection with the easterly prolongation of the east-west quarter-section line of Section 15, T.15S., R.16E.; Thence west along said prolongation of said east-west quarter-section line and the actual east-west quarter-section line of said Section 15 to the northwest corner of the east half of the southeast quarter of said Section 15; Thence south along the west line of said east half of the southeast quarter of said Section 15 to the southwest corner thereof, being on the line coincident to said Section 15 and Section 22, T.15S., R.16E.; Thence south along the west line of that parcel, recorded in Sequence 20142390192, P.C.R. to the southwest corner thereof; Thence south along the west line of that parcel recorded in Sequence 20141340471, P.C.R. to the southwest corner thereof; Thence south along the west line of that parcel recorded in Docket 12969, Page 472, P.C.R. to the south corner thereof, being a point on the north line of "Rincon Desert Estates" plat, Book 16, Page 87, Maps & Plats, P.C.R.; Thence east along the north line and its east prolongation of said "Rincon Desert Estates" plat to a point on the line coincident to Sections 22 and 23, T.15S., R.16E.; Thence south along the line coincident to said Sections 22 and 23 to the Section corner coincident to said Sections 22, 23, 26 and 27, T.15S., R.16E.; Thence west along the line coincident to said Sections 22 and 27 to the northwest corner of the east half of the northeast quarter of said Section 27; Thence south along said west line of the east half of the northeast quarter of Section 27, to the southwest corner thereof, being on the east-west quarter-section line of said Section 27; Thence east along the east-west quarter-section line of said Section 27 to the west Right-of-Way line of Camino Loma Alta, Book 10, Page 23, Road Maps, P.C.R., being 75.00 feet west of the quarter corner coincident to Sections 27 and 26, T.15S., R.16E.; Thence south along said Right-of-Way line of Camino Loma Alta to the northeast corner of that parcel, recorded in Sequence 20201960102, P.C.R.; Thence west along the north line of said parcel, recorded in Sequence 20201960102, P.C.R. to the northwest corner thereof; Thence south along the west line of said parcel, recorded in Sequence 20201960102, P.C.R. and the west line of that parcel, recorded in Docket 11525 Page 3494, P.C.R. to the southwest corner thereof, being a point on the north Right-of-Way of Voyager Road, being 45.00 feet north of the line coincident to Sections 27 and 34, T.15S., R.16E.; Thence west along said north Right-of-Way of Voyager Road, parallel and 45.00 feet distant to said line coincident to said Sections 27 and 34 to a point on the west line of the east half of the southeast quarter of Section 27; Thence south along said west line of the east half of the southeast quarter of Section 27 to the line coincident to said Sections 27 and 34; Thence west along the lines coincident to said Sections 27 and 34 and lines coincident to Sections 28 and 33, T.15S., R.16E. to a point 200.00 east of the Section corner coincident to said Sections 28, 29, 32 and 33, T.15S., R.16E.; Thence north along a line parallel and 200.0 distant from the line coincident to said Sections 28 and 29 to the east-west quarter-section line of Section 28; Thence continue north along a line parallel and 200.0 distant from the line coincident to said Sections 28 and 29 to a point 200.00 feet north of said east-west quarter-section line of Section 28; Thence west along a line parallel and 200.00 feet distant from said east-west quarter-section line of Section 28 to a point on the line coincident to said Sections 28 and 29; Thence north along the lines coincident to said Sections 28 and 29, Sections 20 and 21, and lines coincident to Sections 16 and 17, T.15S., R.16E. to the south Right-of-Way of Old Spanish Trail, Book 12, Page 68, Road Maps, P.C.R.; Thence northwesterly along said south Right-of-Way of Old Spanish Trail to the north point of curvature at the northeast corner of Lot 19, "Ranchos Pequenos" plat, Book 21, Page 98, Maps & Plats, P.C.R.; Thence south along a curve, turning to the right with a radius of 25.00 feet to a point of curvature as the east point of curvature of said Lot 19, being on the northwest Right of-Way of Camino Del Garanon, Book 21, Page 98, Maps & Plats, P.C.R.; Thence southwest along the southeast line of said Lot 19, being the northwest Right-of-Way of said Camino Del Garanon to the east corner coincident to Lots 19 and 18, "Ranchos Pequenos" plat, Book 21, Page 98, Maps & Plats, P.C.R.; Thence southwestly and west along the southerly line of said Lot 18 to the south corner coincident to Lots 18 and 17, "Ranchos Pequenos" plat, Book 21, Page 98, Maps & Plats, P.C.R.; Thence north along the line coincident to Lots 17, 18 and 19 to the north corner coincident to Lots 17 and 19, being on the south line of Lot 20, "Ranchos Pequenos" plat, Book 21, Page 98, Maps & Plats, P.C.R.; Thence east along the line coincident to Lots 19 and 20 to the south Right-of-Way of Old Spanish Trail, Book 12, Page 68, Road Maps, P.C.R.; Thence northwesterly along said south Right-of-Way and it's prolongation of said Old Spanish Trail, being the north line of said "Ranchos Pequenos" plat to the northwest corner thereof and being on the north-south quarter-section line of said Section 17, T.15S., R.16E.; Thence south along said north-south quarter-section line to the center quarter corner of said Section 17 to the south line of Old Spanish Trail, Docket 12642, Page 1198, P.R.C.; Thence northwesterly along said south Right-of-Way of Old Spanish Trail to the southwest corner thereof, being a point on the south line of Old Spanish Trail, Sequence 20200970474, Surveys, P.R.C.; Thence northwesterly, westerly and southwestly along said south Right-of-Way of Old Spanish Trail to a point on

the east line of the northwest quarter of the northwest quarter of Section 17, T.15S., R.16E.; Thence south along said east line of the northwest quarter of the northwest quarter of Section 17 to the southeast corner thereof; Thence west along the south line of said northwest quarter of the northwest quarter of Section 17 to the southeast Right-of-Way of Old Spanish Trail, Sequence 20200970474, Surveys, P.R.C.; Thence southwest along said southeast Right-of-Way of Old Spanish Trail to the northwest corner of that parcel, recorded in Sequence 20210540700, P.C.R.; Thence south, west and south along the west line of said parcel, recorded in Sequence 20210540700, P.C.R. to a point on the east-west quarter-section line of Section 17, T.15S., R.16E.; Thence east along said east-west quarter-section line of said Section 17, being the south line of said parcel, recorded in Sequence 20210540700, P.C.R. to the southeast corner of the west half of the northwest quarter of said Section 17; Thence south along the east line of the west half of the southwest quarter of said Section 17 to the line coincident to Sections 17 and 20, T.15S., R.16E.; Thence south along the west line of said east half of the northwest quarter of said Section 20 to the southwest corner thereof; Thence south along the west line of said northeast quarter of the southwest quarter of said Section 20 to the southwest corner thereof; Thence east along the south line of said northeast quarter of the southwest quarter of said Section 20 to the southeast corner thereof, being on the north-south quarter-section line of Section 20; Thence south along said north-south quarter-section line to the quarter corner coincident to Sections 20 and 29, T.15S., R.16E.; Thence south along said north-south quarter-section line to the center quarter corner of said Section 29; Thence east along the east-west quarter-section line of said Section 29 to the quarter section corner coincident to Sections 29 and 28, T.15S., R.16E.; Thence south along the line coincident to said Sections 29 and 28 to the Section corner coincident to said Sections 28, 29, 32 and 33, T.15S., R.16E., being the **Point of Beginning**.

TOWN of VAIL, ARIZONA



1" = 10,000'



JDR SURVEY, LLC
 6712 E. ROSEWOOD CIRCLE
 TUCSON, AZ 85710
 PH 520-307-6080
 JOB No. 23025 JUN 28, 2023

Portions of:
 Township 15 South, Range 15 East;
 Township 15 South, Range 16 East;
 Township 15 South, Range 17 East;
 Township 16 South, Range 15 East;
 Township 16 South, Range 16 East;
 Township 16 South, Range 17 East,
 Township 17 South, Range 16 East;
 Gila and Salt River Meridian,
 Pima County, Arizona

Town of Vail:
 Portions of Township 15 South, Range 15 East; Township 15 South, Range 16 East; Township 15 South, Range 17 East; Township 16 South, Range 15 East; Township 16 South, Range 16 East; Township 16 South, Range 17 East; Township 17 South, Range 16 East, Gila and Salt River Meridian, Pima County, Arizona.