

**TOWN OF PRESCOTT VALLEY
REQUEST FOR COUNCIL ACTION**

Date: August 27, 2015

SUBJECT: Right-of-Way Lease – Arizona State Land Department

SUBMITTING DEPARTMENT: Utilities, Public Works, Parks and Recreation

PREPARED BY: Neil Wadsworth, PE – Utilities Director

AGENDA LOCATION: Comments/Communications , Consent , Work/Study ,
New Business , Public Hearing , Second Reading

ATTACHMENTS: a) Notification of Pending Sale from the Arizona State Land Department
b) Easement and trail exhibit

SUMMARY BACKGROUND: It has been a long term goal of the Town of Prescott Valley to enhance public access to the top of Glassford Hill. This topic has been the focus of many discussions and has been included in planning efforts and exhibits showing future trails. Town staff has been working on acquiring the needed rights-of-way (ROW) for several years. In March 2010, the Town contracted with the Town Engineer, Dava & Associates, Inc., to provide professional survey and engineering services related to the design of a pedestrian trail that would reach the summit of Glassford Hill from existing Town lease / ROW property near the Town’s “Summit Water Tank”.

As part of this effort, Town staff have also identified or redefined rights-of-way for water tanks and water mains as well as for a Multi-Use Path along the Castle Canyon Mesa drainage channel. An application to the Arizona State Land Department (ASLD) was submitted in May 2010 which proposed acquiring the additional ROW needed to reach the top of Glassford Hill and proposed changing the Town’s existing ROW from temporary leases to permanent leases. The resulting lease configuration is shown in Figure 1.

In July 2015, ASLD provided a copy of a sales notice for the additional land required to fulfill the proposed trail system. The sale included ROW No. 16-116654 at \$119,275.00 for 10.04 acres and ROW No. 16-116655 at \$43,663.00 for 4.76 acres, for a combined cost of \$167,826. The proposed easements and uses are provided in Table 1 below.

Table 1 – Easement Summary

Department	Purpose	Value	Size
Parks & Recreation	Trail	\$82,500	8.1 acres
Utilities	Tank Site and Water Main Easement	\$55,326	4.76 acres
Public Works	Drainage and multi-Use Path Access Easement	\$30,000	1.94 acres
Total		\$167,826	14.80 Acres

The ASLD process to provide the needed rights-of-way to the Town includes a 30 day public notice period and culminates in a public auction to be held on the Yavapai County Courthouse steps on September 22, 2015.

OPTION ANALYSIS: The Council may vote to:

- 1.) obtain the Rights-of-Way, **OR**
- 2.) not obtain the Rights-of-Way, **AND/OR**
- 3.) direct staff to pursue other options

ACTION OPTION: Motion to obtain the Rights-of-Way from the Arizona State Land Department for the sum of \$167,826.00 **OR** Motion not to obtain the Rights-of-Way. **VOTE.**

RECOMMENDATION: Staff recommends obtaining the Rights-of-Way from the Arizona State Land Department.

FISCAL ANALYSIS: The current budget and cost for Rights-of-Way by ASLD are outlined per Tables 1, 2 and 3.

Table 1

Utilities Department		
HTE Code(s): 511-7020-700-7120 Finance Proj. # CP0317		
FISCAL YR 2015/2016	Approved Budget:	\$75,000.00
	Expended & Encumbered:	
	ASLD Land Acquisition	<u><u>-\$55,326.00</u></u> < (this action)
	Balance:	\$19,674.00
		FISCAL YR 2015/2016

Table 2

Parks and Recreation		
HTE Code(s): 101-3540-700-7125 Finance Proj. # CP0317		
FISCAL YR 2015/2016	Approved Budget:	\$82,500.00
	Expended & Encumbered:	
	ASLD Land Acquisition	<u><u>-\$82,500.00</u></u> < (this action)
	Balance:	\$0.00
		FISCAL YR 2015/2016

Table 3

Public Works		
HTE Code(s): 202-5510-700-7110 Finance Proj. # CP0317		
FISCAL YR 2015/2016	Approved Budget:	\$30,000.00
	Expended & Encumbered:	
	ASLD Land Acquisition	<u><u>-\$30,000.00</u></u> < (this action)
	Balance:	\$0.00
		FISCAL YR 2015/2016

REVIEWED BY:

Management Services Director _____

Town Clerk _____

Town Attorney _____

Town Manager _____

COUNCIL ACTION:

Approved Denied Tabled/Deferred Assigned to _____