



## GOVERNING BOARD AGENDA ITEM AMPHITHEATER UNIFIED SCHOOL DISTRICT NO. 10

---

**DATE OF MEETING:**      **October 3, 2017**

**TITLE:**      **Review and Approve Resolution Authorizing the Acquisition Agreement for Fee Take, Temporary Construction Easement, and Right of Entry with Pima County for the Widening of the Glover Road and La Cholla intersection**

---

### **BACKGROUND:**

Pima County has approached the District seeking acquisition of 3,375 square feet of property owned by the District, located at the Wilson K-8 School, adjacent to the intersection of La Cholla and Glover Road, together with a temporary construction easement and right of entry on an additional 3,000 square feet for the widening of the La Cholla/Glover Road intersection. This acquisition of real property, construction easement and right of entry are required as part of an overall joint plan between Pima County and the Town of Oro Valley to improve mobility on La Cholla between Overton Road and Tangerine Road by widening the road from two to four lanes with multi-use paths, sidewalks and multi-use lanes.

Even though the Wilson K-8 School property may be perceived as one school site, it is actually composed of multiple contiguous parcels identified by five separate tax code numbers (224-11-030; 224-11-031; 224-11-033; 224-11-037B; and 224-11-038B). The two tax parcels directly impacted by the proposed Acquisition Agreement are those adjacent to La Cholla identified by tax code numbers 224-11-037B and 224-11-038B. The property to be acquired is small in size relative to the entire school site.

Pima County has prepared an Acquisition Agreement for its proposed fee purchase and temporary construction easement, and a copy of the agreement is attached. The exhibits to the agreement specifically describe the real property and easement to be conveyed under the agreement both through legal descriptions and through drawings which cite the specific parcels affected.

Pima County is required to offer just compensation for the acquisition. It is offering compensation in the amount of \$2,300.00 to purchase the 3,375 square feet plus rent in the amount of \$15.70 per month for the temporary construction easement. Pima County requires a resolution from this Governing Board approving the Acquisition Agreement and authorizing the Associate to the Superintendent to execute all necessary documents to effect the easements, including the Acquisition Agreement and title documents.

Jim Burns, Executive Manager of Operational Support and the Associate to the Superintendent (undersigned) have separately met with Pima County's representatives to discuss the County's offer and have reviewed the acquisition documents.

An appraisal of the value of the easements has also been received by the District. The appraisal sets the fair market value for the fee acquisition at \$2,300.00, and that is the amount offered by the County. Notably, the County does have authority to execute eminent domain, but is seeking an agreement.

---

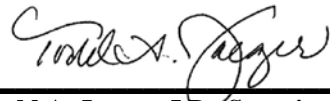
**RECOMMENDATION:**

It is recommended that the Board approve a resolution authorizing the "Acquisition Agreement for Fee Take; Temporary Construction Easement; Right of Entry" with Pima County and authorize the Associate to the Superintendent to execute all necessary documents to effect the easements, including the Acquisition Agreement and title documents.

---

**INITIATED BY:**

---

**Type Name, Title****Date: September 28, 2017**

---

**Todd A. Jaeger, J.D., Superintendent**