

PIMA COUNTY CONSERVATION ACQUISITION COMMISSION

MEETING AGENDA

Manning House

THURSDAY September 13, 2007

2:00 P.M. – 4:30 P.M.

Pursuant to A.R.S. §38-431.02, notice is hereby given to the members of the Conservation Acquisition Commission and to the general public that the Conservation Acquisition Commission will hold a meeting open to the public on September 13, 2007 at 2:00 pm at the Manning House. As indicated in the agenda, pursuant to A.R.S. §38-431.03(A)(7), the Conservation Acquisition Commission may vote to go into executive session, which will not be open to the public, to discuss certain matters.

1. Roll Call
2. Executive Session – Closed to the Public
Pursuant to A.R.S. §38-431.03(A)(7), Commission may meet in executive session to discuss negotiations for the purchase of real property.
3. Approval of the August 23, 2007 Meeting Summary
4. Update on 1997/2004 Conservation Bond Program Expenditures
5. Proposed 2008 Cultural Resources Bond Project List
Continued from last meeting. Recommendations from Linda Mayro.
6. Proposed 2008 Open Space Bond Program Additions
 - A. Arivaca Watershed Education Taskforce proposed parcels with associated water rights
Staff report and recommendations.
 - B. Additional State Trust Lands in the Northwest – North of Tangerine Road
Recommendations from Coalition for Sonoran Desert Protection
 - C. Oracle Ridge Ventures Property in the Santa Catalina Mountains
Pima County received an application for the sale of a 286-acre property, located northeast of Summerhaven and 1 mile west of the Control Rd. (Mt. Lemmon Rd.). This property is not identified in the 1997 or 2004 Open Space Bond Program. The applicant is asking for \$1,859,000 (\$6,500/acre). If the Commission does not choose to amend the 1997 or 2004 Bond Program for acquisition of this property, the applicant requests that this item then be considered for addition under the 2008 Bond Program. An additional 1,024 acres are owned by Joe Goff, manager of the County's Six-Bar Ranch. Staff recommends that both properties be added to the 2008 bond program.

7. 1997 Open Space Bond Program - Remaining 1997 Bond Funds of \$3.3 Million and Potential Bond Ordinance Amendments

A. Application to Purchase Tumamoc Hill and Possible Ordinance Amendments

Staff recommends reactivating the application to purchase Tumamoc Hill at open auction, applying for matching Growing Smarter Funds, and discussion and consideration of reallocating the remaining \$1.9 million in 1997 open space bond funds to SD-10 Tumamoc Hill.

B. Cortaro Farms Land - 22-Acre Property in the Northwest

Pima County received an application for the sale of a 22-acre property, located just east of Cortaro Farms Rd. and Camino de Oeste. The applicant is asking for \$1,750,000 (\$78,125/acre). The property is not eligible for acquisition with 1997 or 2004 bond funds, without a bond ordinance amendment.

C. Other Potential Bond Ordinance Amendments

To include, but not limited to, adding 86 parcels and 1,360 acres to the 1997 Open Space bond program under project SD-05, Tortolita Mountain Park. The Commission recently added these to the 2008 program.

8. End of Fiscal Year 2006/07 Bond Program Summary

Per the County's Truth in Bonding Code, the Conservation Acquisition Commission is tasked with reviewing and accepting semi-annual and annual reports on the conservation portion of the 1997 and 2004 bond programs. A summary will be provided to the Commission. Staff recommends the Commission accept the report.

9. 2004 Bond Program – Properties Reclassified for Conservation under Arizona Preserve Initiative Program

Discussion and possible action on whether to apply to the State Land Department for sale at open auction or for purchase of development rights for API reclassified properties, other than Tumamoc Hill. See letter from Coalition for Sonoran Desert Protection.

10. Updates

- Sneed Property (Sabino Creek area)
- Stonehaven Development Property (Northwest area)
- Lewis Property (Agua Verde Creek)
- Boa Sorte (Brawley Wash area)
- Diamond Bell Ranch (Altar Valley)
- Bloom Property
- Los Morteros
- Avra/I-10 Wildlife Connection
- Green Valley Hills
- Las Cienegas Enhancement and Saguaro National Park Boundary Adjustment Act S. 1341
- Resolution Copper Exchange
- Catalina/Tortolita connection
- Rosemont Mine

- Buenos Aires National Wildlife Refuge inholding PDR
- Davidson Canyon PDR
- First United/Sopori Ranch Property
- Proposed Development Activities on Bond Parcels

11. Next Commission Meeting

If the Commission needs to meet again before the General Bond Advisory Committee meeting on October 26, 2007, the next Conservation Acquisition Commission meeting would be scheduled for October 11, 2007 at 2:00 pm at the **Manning House**.

12. Call to the Public

13. Adjournment

Reminder:

The scheduled Conservation Acquisition Commission meeting dates for the rest of the year will be:

October 11, 2007
November 8, 2007

The Manning House
The Manning House