

## ORDINANCE 2019-07

AN ORDINANCE OF THE MAYOR AND COUNCIL OF THE CITY OF SURPRISE, ARIZONA EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF SURPRISE MARICOPA COUNTY STATE OF ARIZONA PURSUANT TO THE PROVISIONS OF ARIZONA REVISED STATUTES TITLE 9 CHAPTER 4 ARTICLE 7 AND AMENDMENTS THERETO BY ANNEXING THERETO CERTAIN TERRITORY CONTIGUOUS TO THE EXISTING CITY LIMITS OF THE CITY OF SURPRISE, CONSISTING OF 201.54 ACRES LOCATED WITHIN SECTIONS 5 AND 6, TOWNSHIP 4 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, GENERALLY LOCATED AT THE NORTHEAST CORNER OF N 163RD AVENUE AND W HAPPY VALLEY ROAD.

**WHEREAS**, a petition in writing accompanied by a map or plot of said real property having been filed and presented to the Mayor and Council of the City of Surprise, Arizona, signed by the owners of more than one-half in value of the real and personal property and more than one-half of the persons owning real and personal property as would be subject to taxation by the City of Surprise in the event of annexation within the territory and land hereinafter described in the attached **Exhibit A** (the "Annexation Area") and as shown by the last assessment of said property which said Annexation Area is contiguous to the City of Surprise, and not now embraced within its limits, asking that the Annexation Area be annexed to the City of Surprise, and to extend and increase the corporate limits of the City of Surprise so as to embrace the same;

**WHEREAS**, the Mayor and Council of the City of Surprise Arizona are desirous of complying with said petition and extending and increasing the corporate limits of the City of Surprise to include said territory;

**WHEREAS**, the said petition sets forth a true and correct description of all the exterior boundaries of the entire area proposed to be annexed to the City of Surprise and had attached thereto at all times an accurate map of the territory, as shown in **Exhibit B**, desired to be annexed;

**WHEREAS**, no alterations increasing or reducing the territory sought to be annexed have been made after the said petition had been signed by any owner of real and personal property in such territory;

**WHEREAS**, the provisions of A.R.S. § 9-471, and amendments thereto, have been fully observed;

**WHEREAS**, proper and sufficient certification and proof of the foregoing facts are now on file in the office of the City Clerk of the City of Surprise, Arizona, together with a true and correct copy of the original petition referred to herein, which is on file in the office of the County Recorder for Maricopa County, Arizona;

**WHEREAS**, certain of the properties, as shown in **Exhibit C**, are zoned Rural-43 (R-43) in Maricopa County;

**WHEREAS**, other of the properties, as shown in **Exhibit C**, are zoned Multi-Family Residential with a Residential Unit Plan of Development Overlay (R-5 RUPD) in Maricopa County under Maricopa County Zoning Case Z2016025 with conditions a-n;

**WHEREAS**, the Mayor and City Council, pursuant to A.R.S. § 9-471(L), shall adopt and apply to the properties, as shown in **Exhibit C**, zoned Rural-43 and Multi-Family Residential with a Residential Unit Plan of Development Overlay (R-5 PUD) in Maricopa County, the City of Surprise zoning districts that permit densities and uses no greater than those permitted by the Maricopa County zoning immediately before annexation; and

**WHEREAS** the Annexation Area is within the “Benefited Area,” as defined and depicted in Exhibit A to the “Rancho Mercado Supplemental Development Agreement (Regional Improvements Overlay Agreement)”, for water, wastewater, and roadway improvements, by and between the City of Surprise and William Lyons Homes, Inc. (“William Lyons”), approved by Resolution #2017-71, and recorded as Document No. 20170526362 on July 19, 2017, in the Office of the County Recorder of Maricopa County, Arizona.

**NOW, THEREFORE, BE IT ORDAINED** by the Mayor and Council of the City Of Surprise Arizona as follows

**SECTION 1.** That the Annexation Area described in the attached **Exhibit A** and depicted in the attached **Exhibit B** be and the same hereby is annexed to the City of Surprise and that the present corporate limits be and the same hereby are extended and increased to include the Annexation Area described in **Exhibit A** and depicted in the attached **Exhibit B** contiguous to the present City limits.

**SECTION 2.** That a copy of this Ordinance together with an accurate map of the territory hereby annexed, as shown in **Exhibit B**, to the City of Surprise certified by the Mayor of the City of Surprise shall be recorded in the Office of the County Recorder of Maricopa County, Arizona, and that a copy of this ordinance shall be provided to the Clerk of the Board of Supervisors of Maricopa County, Arizona.

**SECTION 3.** That the property described in SECTION 1 of this Ordinance with Maricopa County zoning of Rural-43 (R-43), as shown in **Exhibit C**, shall be designated with City of Surprise zoning district Residential Ranch (RR) pursuant to A.R.S § 9-471(L).

**SECTION 4.** That the property described in SECTION 1 of this Ordinance with Maricopa County zoning of Multi-family Residential with a Residential Unit Plan of Development Overlay (R-5 RUPD), as shown in **Exhibit C**, shall be designated with City of Surprise zoning district Medium Density Residential (RM-9) with a maximum overall density of five dwelling units per acre (5 DU/ac) pursuant to A.R.S § 9-471(L), upon the effective date of this Ordinance, unless amended under a future ordinance.

**SECTION 5.** That prior to the City approving a final plat, site plan, or building permit within the Annexation Area, the applicant shall provide the City with a Notice of Payment from William Lyons that the “Buy-in Fee” has been paid, all as defined and described in the Rancho Mercado Supplemental Development Agreement (Regional Improvements Overlay Agreement).

**SECTION 6.** That the City of Surprise zoning map is herewith amended to reflect the change in districts referred to in SECTIONS 3 and 4 above.

**SECTION 7.** This Ordinance shall take effect and the annexation of the subject property shall become effective at the time and in the manner prescribed by law.

**SECTION 8.** This Ordinance is not of general application throughout the City and therefore will not be codified.

**SECTION 9.** That the provisions of this Ordinance are not severable, and the entirety of this Ordinance shall become null and void and of no effect in the event any provision is finally determined to be illegal or invalid by a court of competent jurisdiction or if any provision should be invalidated by a referendum vote.

**PASSED AND ADOPTED** this 5 day of September, 2019.

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Skip Hall, Mayor

Attest:

Approved as to form:

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Sherry Aguilar, City Clerk

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Robert Wingo, City Attorney

## CERTIFICATION OF MAP

### MAP OF AREA TO BE ANNEXED

I, \_\_\_\_\_ Mayor of the City of Surprise Arizona do hereby certify that the foregoing map as expressed in Exhibit A is a true and correct map of the territory annexed under and by virtue of the petition of the real and personal property owners in the said territory and by Ordinance No \_\_\_\_\_, annexing the territory described in Ordinance No \_\_\_\_\_ and as shown on said map as a part of the territory to be included within the corporate limits of the City of Surprise Arizona

\_\_\_\_\_  
Mayor

ATTEST

\_\_\_\_\_  
Clerk

**FOR A COPY OF EXHIBITS A, B AND C**

**CONTACT THE SURPRISE CITY CLERK**

**16000 N CIVIC CENTER PLAZA**

**SURPRISE AZ 85374**

**623-222-1200**

## ORDINANCE 2019-07

AN ORDINANCE OF THE MAYOR AND COUNCIL OF THE CITY OF SURPRISE, ARIZONA EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF SURPRISE MARICOPA COUNTY STATE OF ARIZONA PURSUANT TO THE PROVISIONS OF ARIZONA REVISED STATUTES TITLE 9 CHAPTER 4 ARTICLE 7 AND AMENDMENTS THERETO BY ANNEXING THERETO CERTAIN TERRITORY CONTIGUOUS TO THE EXISTING CITY LIMITS OF THE CITY OF SURPRISE, CONSISTING OF 201.54 ACRES LOCATED WITHIN SECTIONS 5 AND 6, TOWNSHIP 4 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, GENERALLY LOCATED AT THE NORTHEAST CORNER OF N 163RD AVENUE AND W HAPPY VALLEY ROAD.

**WHEREAS**, a petition, as shown in *Exhibit D*, in writing accompanied by a map or plot of said real property having been filed and presented to the Mayor and Council of the City of Surprise, Arizona, signed by the owners of more than one-half in value of the real and personal property and more than one-half of the persons owning real and personal property as would be subject to taxation by the City of Surprise in the event of annexation within the territory and land hereinafter described in the attached *Exhibit A* (the "Annexation Area") and as shown by the last assessment of said property which said Annexation Area is contiguous to the City of Surprise, and not now embraced within its limits, asking that the Annexation Area be annexed to the City of Surprise, and to extend and increase the corporate limits of the City of Surprise so as to embrace the same;

**WHEREAS**, the Mayor and Council of the City of Surprise Arizona are desirous of complying with said petition and extending and increasing the corporate limits of the City of Surprise to include said territory;

**WHEREAS**, the said petition sets forth a true and correct description of all the exterior boundaries of the entire area proposed to be annexed to the City of Surprise and had attached thereto at all times an accurate map of the territory, as shown in *Exhibit B*, desired to be annexed;

**WHEREAS**, no alterations increasing or reducing the territory sought to be annexed have been made after the said petition had been signed by any owner of real and personal property in such territory;

**WHEREAS**, the provisions of A.R.S. § 9-471, and amendments thereto, have been fully observed;

**WHEREAS**, proper and sufficient certification and proof of the foregoing facts are now on file in the office of the City Clerk of the City of Surprise, Arizona, together with a true and correct copy of the original petition referred to herein, which is on file in the office of the County Recorder for Maricopa County, Arizona;

**WHEREAS**, certain of the properties, as shown in **Exhibit C**, are zoned Rural-43 (R-43) in Maricopa County;

**WHEREAS**, other of the properties, as shown in **Exhibit C**, are zoned Multi-Family Residential with a Residential Unit Plan of Development Overlay (R-5 RUPD) in Maricopa County under Maricopa County Zoning Case Z2016025 with conditions a-n;

**WHEREAS**, the Mayor and City Council, pursuant to A.R.S. § 9-471(L), shall adopt and apply to the properties, as shown in **Exhibit C**, zoned Rural-43 and Multi-Family Residential with a Residential Unit Plan of Development Overlay (R-5 PUD) in Maricopa County, the City of Surprise zoning districts that permit densities and uses no greater than those permitted by the Maricopa County zoning immediately before annexation; and

**WHEREAS** the Annexation Area is within the “Benefited Area,” as defined and depicted in Exhibit A to the “Rancho Mercado Supplemental Development Agreement (Regional Improvements Overlay Agreement)”, for water, wastewater, and roadway improvements, by and between the City of Surprise and William Lyons Homes, Inc. (“William Lyons”), approved by Resolution #2017-71, and recorded as Document No. 20170526362 on July 19, 2017, in the Office of the County Recorder of Maricopa County, Arizona.

**NOW, THEREFORE, BE IT ORDAINED** by the Mayor and Council of the City Of Surprise Arizona as follows

**SECTION 1.** That the Annexation Area described in the attached **Exhibit A** and depicted in the attached **Exhibit B** be and the same hereby is annexed to the City of Surprise and that the present corporate limits be and the same hereby are extended and increased to include the Annexation Area described in **Exhibit A** and depicted in the attached **Exhibit B** contiguous to the present City limits.

**SECTION 2.** That a copy of this Ordinance together with an accurate map of the territory hereby annexed, as shown in **Exhibit B**, to the City of Surprise certified by the Mayor of the City of Surprise shall be recorded in the Office of the County Recorder of Maricopa County, Arizona, and that a copy of this ordinance shall be provided to the Clerk of the Board of Supervisors of Maricopa County, Arizona.

**SECTION 3.** That the property described in SECTION 1 of this Ordinance with Maricopa County zoning of Rural-43 (R-43), as shown in **Exhibit C**, shall be designated with City of Surprise zoning district Residential Ranch (RR) pursuant to A.R.S § 9-471(L).

**SECTION 4.** That the property described in SECTION 1 of this Ordinance with Maricopa County zoning of Multi-family Residential with a Residential Unit Plan of Development Overlay (R-5 RUPD), as shown in **Exhibit C**, shall be designated with City of Surprise zoning district Medium Density Residential (RM-9) with a maximum overall density of five dwelling units per acre (5 DU/ac) pursuant to A.R.S § 9-471(L), upon the effective date of this Ordinance, unless amended under a future ordinance.

**SECTION 5.** That prior to the City approving a final plat, site plan, or building permit within the Annexation Area, the applicant shall provide the City with a Notice of Payment from William Lyons that the “Buy-in Fee” has been paid, all as defined and described in the Rancho Mercado Supplemental Development Agreement (Regional Improvements Overlay Agreement).

**SECTION 6.** That the City of Surprise zoning map is herewith amended to reflect the change in districts referred to in SECTIONS 3 and 4 above.

**SECTION 7.** This Ordinance shall take effect and the annexation of the subject property shall become effective at the time and in the manner prescribed by law.

**SECTION 8.** This Ordinance is not of general application throughout the City and therefore will not be codified.

**SECTION 9.** That the provisions of this Ordinance are not severable, and the entirety of this Ordinance shall become null and void and of no effect in the event any provision is finally determined to be illegal or invalid by a court of competent jurisdiction or if any provision should be invalidated by a referendum vote.

**PASSED AND ADOPTED** this \_\_\_\_\_ day of \_\_\_\_\_ 2019.

\_\_\_\_\_  
Skip Hall, Mayor

Attest:

Approved as to form:

\_\_\_\_\_  
Sherry Aguilar, City Clerk

\_\_\_\_\_  
Robert Wingo, City Attorney



## CERTIFICATION OF MAP

### MAP OF AREA TO BE ANNEXED

I, \_\_\_\_\_ Mayor of the City of Surprise Arizona do hereby certify that the foregoing map as expressed in Exhibit A is a true and correct map of the territory annexed under and by virtue of the petition of the real and personal property owners in the said territory and by Ordinance No \_\_\_\_\_, annexing the territory described in Ordinance No \_\_\_\_\_ and as shown on said map as a part of the territory to be included within the corporate limits of the City of Surprise Arizona

\_\_\_\_\_  
Mayor

ATTEST

\_\_\_\_\_  
Clerk

## Exhibit A

### SURPRISE ANNEXATION PARCEL LEGAL DESCRIPTION

That portion of Sections 5 and 6, Township 4 North, Range 1 West of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, described as follows:

**BEGINNING** at the West quarter corner of said Section 5;

Thence South 89° 41' 02" East along the North line of the Southwest quarter of Section 5 a distance of 654.57 feet to the West line of the East 655.08 feet of the North half of Northwest quarter of the Southwest quarter of the Section 5;

Thence South 00° 05' 23" West along said West line a distance of 660.04 feet to the South line of the North half of the Northwest quarter of the Southwest quarter of the Section 5 and the North line of that Parcel Annexed by the City of Surprise per Ordinance 05-60 as recorded in Document No. 2006-104870, Official Records;

Thence North 89° 39' 59" West along said line a distance of 655.22 feet to the common line between Sections 5 and 6;

Thence North 89° 47' 36" West along the South line of the Northeast quarter of the Northeast quarter of the Southeast quarter of Section 6 and the North line of said Annexation Parcel a distance of 657.76 feet;

Thence South 00° 06' 30" West along the East line of the Southwest quarter of the Northeast quarter of the Southeast quarter of Section 6 and the West line of said Annexation Parcel a distance of 659.68 feet;

Thence North 89° 46' 48" West along the North line of the South half of the Southeast quarter of Section 6 and the North line of said Annexation Parcel a distance of 1971.96 feet;

Thence South 00° 00' 23" East along the North-South mid-section line of Section 6 and the West line of said Annexation Parcel a distance of 1318.45 feet to the South quarter corner of Section 6;

Thence North 89° 45' 13" West along the South line of Section 6 and the North line of said Annexation Parcel a distance of 1795.95 feet to the East line of the West 55.00 feet of the Southwest quarter of Section 6 and the East line of that Parcel Annexed by the City of Surprise per Ordinance 88-24 as recorded in Document No. 1988-594510, Official Records;

Thence North 00° 23' 29" East along said East line a distance of 2635.25 feet to the East-West mid-section line of Section 6;

Thence North 00° 22' 45" East along the East line of the West 55.00 feet of the Northwest quarter of Section 6 and the East line of said Annexation Parcel a distance of 1317.51 feet to the North line of Lot 5 of Section 6;

Thence South 89° 50' 48" East along said North line a distance of 450.04 feet to the Northeast corner of said Lot 5;

**Exhibit A**

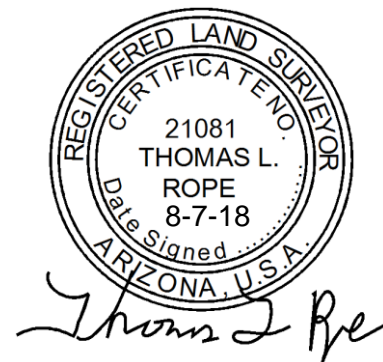
**SURPRISE ANNEXATION PARCEL LEGAL DESCRIPTION**

Thence South 00° 06' 11" East along the East line thereof a distance of 1317.84 feet to the East-West mid-section line of Section 6;

Thence South 89° 48' 24" East along said mid-section line a distance of 1316.52 feet to the Center of Section 6;

Thence continuing South 89° 48' 24" East along said mid-section line a distance of 2632.80 feet to the **POINT OF BEGINNING**.

Containing 201.54 acres



Land Survey Services PLC  
3160 N. 302nd Lane  
Buckeye, AZ 85396

Expires 3-31-2019

Job No. 10019

# Exhibit B

**ANNEXATION PARCEL LYING WITHIN  
SECTIONS 5 AND 6, T4N, R1W  
G&SRBM, MARICOPA COUNTY, AZ**

LINE TABLE		
LINE NO.	BEARING	LENGTH
L1	S89°41'02"E	654.57
L2	S00°05'23"W	660.04
L3	N89°39'59"W	655.22
L4	N89°47'36"W	657.76
L5	S00°06'30"W	659.68
L6	S89°50'48"E	450.04

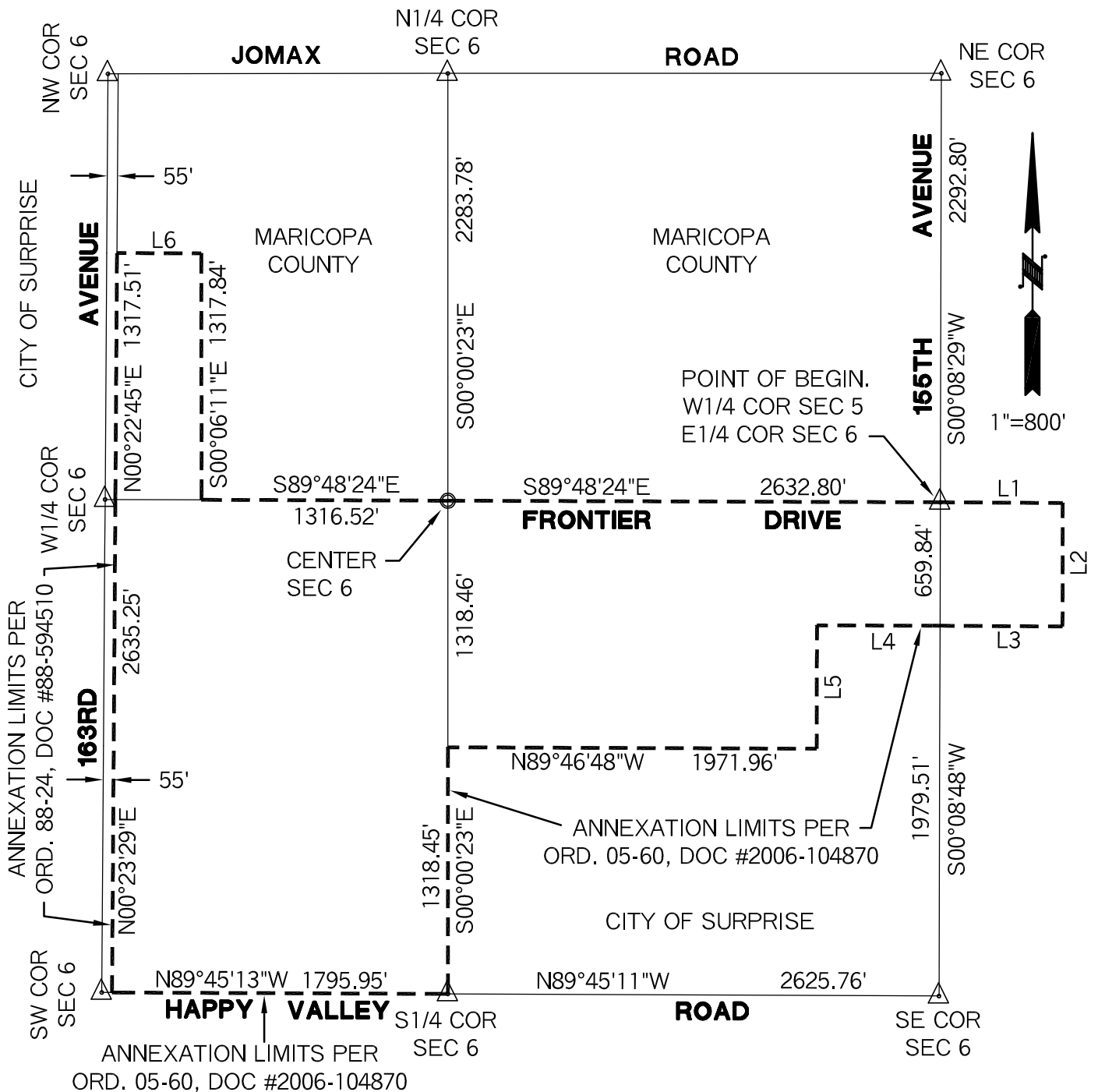


Exhibit C

Annexation Area Assessor Parcel numbers	Maricopa County Zoning	City of Surprise Zoning	Density (DU/ac)
1. 503-55-013B	R-5 RUPD	RM-9 PUD	5 (gross)
2. 503-55-014B	R-5 RUPD	RM-9 PUD	5 (gross)
3. 503-55-012A	R-5 RUPD	RM-9 PUD	5 (gross)
4. 503-55-012G	R-5 RUPD	RM-9 PUD	5 (gross)
5. 503-55-012D	R-5 RUPD	RM-9 PUD	5 (gross)
6. 503-55-012F	R-5 RUPD	RM-9 PUD	5 (gross)
7. 503-55-012E	R-5 RUPD	RM-9 PUD	5 (gross)
8. 503-55-011	R-5 RUPD	RM-9 PUD	5 (gross)
9. 503-54-011C	R-5 RUPD	RM-9 PUD	5 (gross)
10. 503-55-002B	R-5 RUPD	RM-9 PUD	5 (gross)
11. 503-55-002E	R-5 RUPD	RM-9 PUD	5 (gross)
12. 503-55-002A	RU-43	RR	1 (net)
13. 503-55-002C	RU-43	RR	1 (net)
14. 503-55-002D	RU-43	RR	1 (net)
15. 503-55-004	RU-43	RR	1 (net)
16. 503-55-016	RU-43	RR	1 (net)

# Exhibit D

## ANNEXATION PETITION

### TO THE HONORABLE MAYOR AND COUNCIL OF THE CITY OF SURPRISE, ARIZONA:

We, the undersigned, the owners of one-half or more of the real and personal property that also represents one-half or more of the value of the real and personal property that would be subject to taxation by the City of Surprise in the event of annexation within the territory proposed to be annexed, which is hereafter described, said territory being contiguous to the corporate limits of the City of Surprise, with the exterior boundaries of the territory proposed to be annexed shown on the map attached hereto, marked Exhibit "B" and made a part hereof, request the City of Surprise to annex the following described territory, provided that the requirements of A.R.S. §9-471, and amendments thereto are fully observed.

The description of the territory proposed to be annexed, not already within the present limits of the City of Surprise and located in Maricopa County, Arizona, is as described and attached hereto, marked Exhibit "A" and made part thereof:

DATE	NAME OF PROPERTY OWNER	MAILING ADDRESS	PHONE NO	PARCEL NUMBER OR LEGAL DESCRIPTION
3-1-19	Pennscot Trust FBO Kent A. Xander <i>Kent Alexander</i> OWNER	10973 N. 138 <sup>th</sup> Way, Scottsdale, AZ 85259	602-499 9305	503-54-011C
3-1-19	KAX, LLC <i>Kent Alexander</i> Manager	10973 N. 138 <sup>th</sup> Way, Scottsdale, AZ 85259	602- 499-9305	503-55-002D

# Exhibit D

## ANNEXATION PETITION

### TO THE HONORABLE MAYOR AND COUNCIL OF THE CITY OF SURPRISE, ARIZONA:

We, the undersigned, the owners of one-half or more of the real and personal property that also represents one-half or more of the value of the real and personal property that would be subject to taxation by the City of Surprise in the event of annexation within the territory proposed to be annexed, which is hereafter described, said territory being contiguous to the corporate limits of the City of Surprise, with the exterior boundaries of the territory proposed to be annexed shown on the map attached hereto, marked Exhibit "B" and made a part hereof, request the City of Surprise to annex the following described territory, provided that the requirements of A.R.S. §9-471, and amendments thereto are fully observed.

The description of the territory proposed to be annexed, not already within the present limits of the City of Surprise and located in Maricopa County, Arizona, is as described and attached hereto, marked Exhibit "A" and made part thereof:

DATE	NAME OF PROPERTY OWNER	MAILING ADDRESS	PHONE NO	PARCEL NUMBER OR LEGAL DESCRIPTION
3-7-19	TK Cowley Investments, LLC	1242 E. Jackson St.		503-55-011
	X <i>Timothy N Cowley</i>	Phoenix, AZ 85034	(602) 385-4200	
3-7-19	LS Tyler Investments, LLC	1242 E. Jackson St.		503-55-011
	X <i>Scott Tyler</i>	Phoenix, AZ 85034	(602) 385-4200	
3-7-19	Acate Capital, LLC	1242 E. Jackson St.		503-55-011
	X <i>Tim Tyler</i>	Phoenix, AZ & 85034	(602) 385-4200	
3-7-19	San Felipe Neri Investments	1242 E. Jackson St.		503-55-011
	X <i>Tim Tyler</i>	Phoenix, AZ 85034	(602) 385-4200	
3-7-19	Grape Ape Investments LLC	1242 E. Jackson St.		503-55-011
	X <i>Tim Tyler</i>	Phoenix, AZ 85034	(602) 385-4200	

# Exhibit D

## ANNEXATION PETITION

### TO THE HONORABLE MAYOR AND COUNCIL OF THE CITY OF SURPRISE, ARIZONA:

We, the undersigned, the owners of one-half or more of the real and personal property that also represents one-half or more of the value of the real and personal property that would be subject to taxation by the City of Surprise in the event of annexation within the territory proposed to be annexed, which is hereafter described, said territory being contiguous to the corporate limits of the City of Surprise, with the exterior boundaries of the territory proposed to be annexed shown on the map attached hereto, marked Exhibit "B" and made a part hereof, request the City of Surprise to annex the following described territory, provided that the requirements of A.R.S. §9-471, and amendments thereto are fully observed.

The description of the territory proposed to be annexed, not already within the present limits of the City of Surprise and located in Maricopa County, Arizona, is as described and attached hereto, marked Exhibit "A" and made part thereof:

DATE	NAME OF PROPERTY OWNER	MAILING ADDRESS	PHONE NO	PARCEL NUMBER OR LEGAL DESCRIPTION
3-7-19	SCM-Hansen, LLP	1242 E. Jackson St. Phoenix, AZ 85034	(602)385-4200	503-55-011
X	<i>[Signature]</i>			
3-7-19	SCM-Zaharis, LLP	1242 E. Jackson St. Phoenix, AZ 85034	(602)385-4200	503-55-011
X	<i>[Signature]</i>			
3-7-19	SCM-Pendleton, LLP	1242 E. Jackson St. Phoenix, AZ 85034	(602)385-4200	503-55-011
X	<i>[Signature]</i>			
3-7-19	SCM Woolley, LLP	1242 E. Jackson St. Phoenix, AZ 85034	(602)385-4200	503-55-011
X	<i>[Signature]</i>			
3-7-19	Allen-Lowley Living Trust	1242 E. Jackson St. Phoenix, AZ 85034	(602)385-4200	503-55-011
X	<i>[Signature]</i>			







## ANNEXATION PETITION

TO THE HONORABLE MAYOR AND COUNCIL OF THE CITY OF  
SURPRISE, ARIZONA:

We, the undersigned, the owners of one-half or more of the real and personal property that also represents one-half or more of the value of the real and personal property that would be subject to taxation by the City of Surprise in the event of annexation within the territory proposed to be annexed, which is hereafter described, said territory being contiguous to the corporate limits of the City of Surprise, with the exterior boundaries of the territory proposed to be annexed shown on the map attached hereto, marked Exhibit "B" and made a part hereof, request the City of Surprise to annex the following described territory, provided that the requirements of A.R.S. §9-471, and amendments thereto are fully observed.

The description of the territory proposed to be annexed, not already within the present limits of the City of Surprise and located in Maricopa County, Arizona, is as described and attached hereto, marked Exhibit "A" and made part thereof:

DATE	NAME OF PROPERTY OWNER	MAILING ADDRESS	PHONE NO	PARCEL NUMBER OR LEGAL DESCRIPTION
3-11-19	HVID, LLC	18835 N. Thompson Peak Parkway, #215 Scottsdale, AZ 85255	602-469- 8050	503-55-002B 503-55-002E
By:	 MANAGER			
3-11-19	HV31, LLC	18835 N. Thompson Peak Parkway, #215 Scottsdale AZ 85255	602-469 8050	503-55-013B 503-55-014B
By:	 MANAGER			
3-11-19	Happy Valley Twenty Five, LLC	18835 N. Thompson Peak Parkway #215, Scottsdale AZ 85255	602-469 8050	503-55-012A 503-55-012D 503-55-012F 503-55-012G
By:	 MANAGER			
3-11-19	Hatfield 15, LLC	18835 N. Thompson Peak Parkway, #215, Scottsdale AZ 85255	602-469 8050	503-55-012E
By:	 MANAGER			