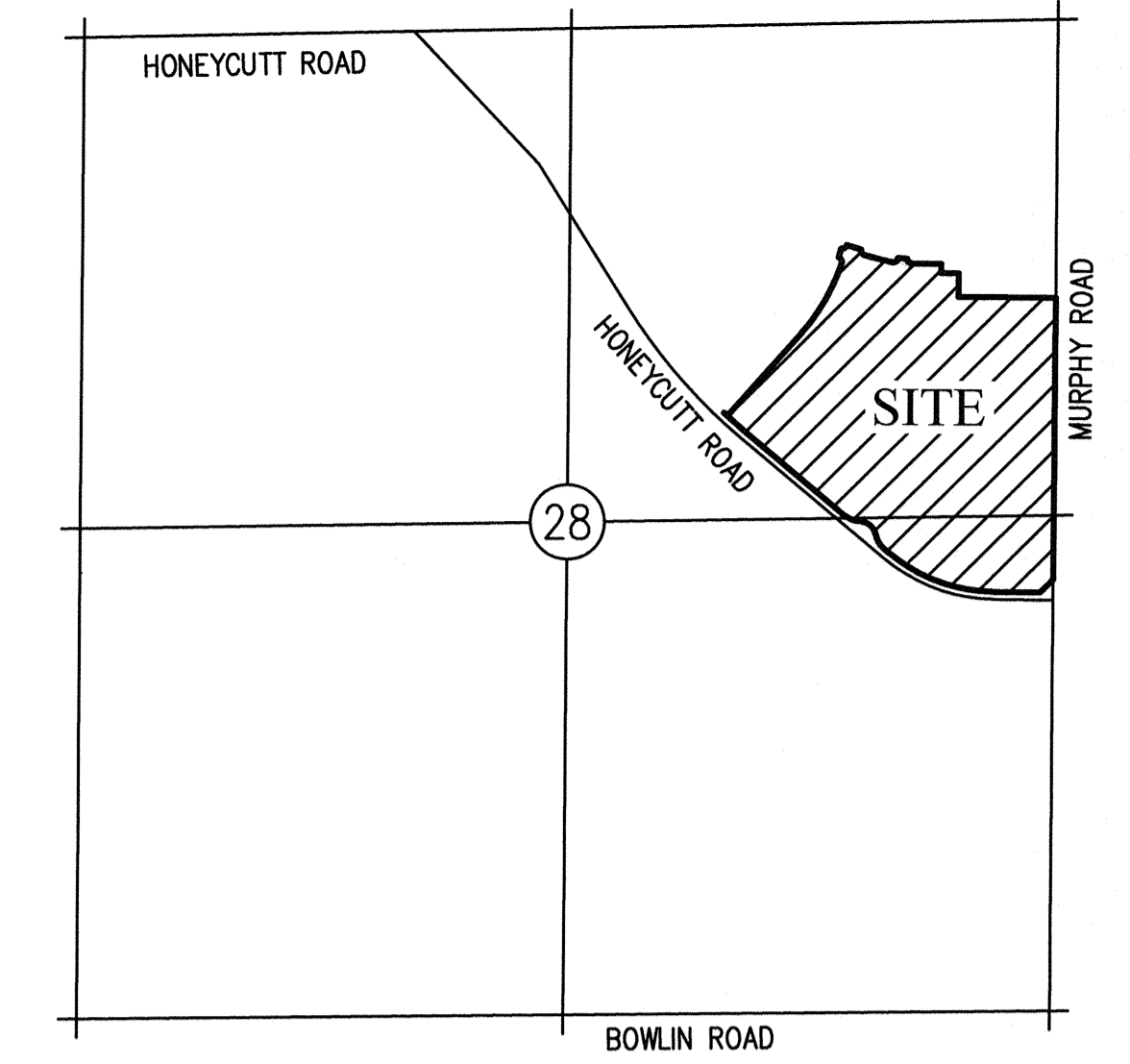


FINAL PLAT FOR THE TRAILS PHASE 1A

A PORTION OF SECTION 28, TOWNSHIP 4 SOUTH, RANGE 4 EAST OF THE GILA AND SALT RIVER MERIDIAN,
PINAL COUNTY, ARIZONA.



VICINITY MAP
SECTION 28, T4S, R4E
NOT TO SCALE

DEDICATION

STATE OF ARIZONA }
COUNTY OF PINAL } SS

KNOW ALL MEN BY THESE PRESENTS:

THAT CSWR121 TORTOSA LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS OWNER, DOES HEREBY PUBLISH THIS FINAL PLAT FOR "THE TRAILS PHASE 1A", SITUATED IN SECTION 28, TOWNSHIP 4 SOUTH, RANGE 4 EAST OF THE GILA AND SALT RIVER MERIDIAN, PINAL COUNTY, ARIZONA, AS SHOWN HEREON, AND HEREBY DECLARES THAT THIS PLAT SETS FORTH THE LOCATION AND GIVES THE DIMENSIONS OF EACH OF THE LOTS, TRACTS, STREETS AND EASEMENTS CONSTITUTING SAME, AND THAT EACH OF THE LOTS, TRACTS, STREETS AND EASEMENTS SHALL BE KNOWN BY THE NAME OR LETTER GIVEN TO IT RESPECTIVELY.

THE MAINTENANCE OF LANDSCAPING WITHIN THE PUBLIC RIGHT-OF-WAY TO BACK OF CURB SHALL BE THE RESPONSIBILITY OF THE TRAILS COMMUNITY ASSOCIATION OR THE ABUTTING PROPERTY OWNER. ALL PROPERTY, AMENITIES AND FACILITIES PROPOSED TO BE MAINTAINED BY THE TRAILS COMMUNITY ASSOCIATION ARE HEREWIT PLATTED AS COMMON PROPERTY WITH AN UNDIVIDED INTEREST OWNED IN COMMON BY EACH LOT OWNER.

TRACTS "A" THROUGH "P" INCLUSIVE, ARE NOT DEDICATED TO THE PUBLIC, BUT ARE PLATTED AS COMMON PROPERTY WITH AN UNDIVIDED INTEREST OWNED IN COMMON BY EACH LOT OWNER FOR LOT OWNER USE AND ENJOYMENT AS MORE FULLY SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS.

A DRAINAGE EASEMENT IS HEREBY DEDICATED OVER ALL OF TRACTS "A", "C", "I", "N".

EASEMENTS ARE DEDICATED AS SHOWN ON THIS PLAT. OTHER EASEMENTS ARE DEDICATED FOR THE PURPOSES SHOWN HEREON.

CSWR121 TORTOSA LLC, WARRANTS AND REPRESENTS TO THE CITY OF MARICOPA THAT IT IS THE SOLE OWNER OF THE PROPERTY COVERED BY THIS PLAT, AND THAT EVERY LENDER, EASEMENT HOLDER OR OTHER PERSON OR ENTITY HAVING ANY INTEREST THAT IS ADVERSE TO OR INCONSISTENT WITH THE FOREGOING DEDICATION, OR ANY OTHER REAL PROPERTY INTEREST CREATED OR TRANSFERRED BY THIS PLAT, HAS CONSENTED TO OR JOINED IN THIS PLAT AS EVIDENCED BY INSTRUMENTS WHICH ARE RECORDED WITH THE PINAL COUNTY RECORDER'S OFFICE OR WHICH CSWR121 TORTOSA LLC WILL RECORD NOT LATER THAN THE DATE ON WHICH THIS PLAT IS RECORDED.

IN WITNESS WHEREOF:

CSWR121 TORTOSA LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS OWNER, HAS HERETO CAUSED ITS NAME TO BE AFFIXED AND THE SAME TO BE ATTESTED BY THE SIGNATURE OF THE AUTHORIZED REPRESENTATIVE THIS

_____ DAY OF _____, 2019.

CSWR121 TORTOSA LLC, AN ARIZONA LIMITED LIABILITY COMPANY.

BY: _____

ITS: AUTHORIZED REPRESENTATIVE

TRACT AREA/USE TABLE			
PARCEL #	AREA (SQ.FT.)	AREA (ACRE)	USE
TRACT A	261,794	6.010	LANDSCAPE, DRAINAGE, SIDEWALK & UTILITIES
TRACT B	1,090	0.025	LANDSCAPE
TRACT C	22,730	0.522	LANDSCAPE, DRAINAGE, SIDEWALK & UTILITIES
TRACT D	2,100	0.048	LANDSCAPE
TRACT E	861	0.020	LANDSCAPE
TRACT F	2,180	0.050	LANDSCAPE
TRACT G	2,181	0.050	LANDSCAPE
TRACT H	2,406	0.055	LANDSCAPE
TRACT I	7,200	0.165	LANDSCAPE, DRAINAGE, SIDEWALK & UTILITIES
TRACT J	2,180	0.050	LANDSCAPE
TRACT K	2,180	0.050	LANDSCAPE
TRACT L	1,100	0.025	LANDSCAPE
TRACT M	1,100	0.025	LANDSCAPE
TRACT O	1,090	0.025	LANDSCAPE
TRACT P	1,090	0.025	LANDSCAPE

RIGHT-OF-WAY AREA/USE TABLE			
PARCEL #	AREA (SQ.FT.)	AREA (ACRE)	USE
MURPHY ROAD	85,220	1.956	PUBLIC ROAD
RIGHT-OF-WAY	497,119	11.412	PUBLIC ROAD & STREETS

PARK TRACT TABLE			
PARCEL #	AREA (SQ.FT.)	AREA (ACRE)	USE
TRACT N	200,724	4.608	LANDSCAPE, DRAINAGE, SIDEWALK, UTILITIES, RECREATION

NOTES

- CONSTRUCTION WITHIN UTILITY EASEMENTS SHALL BE LIMITED TO UTILITIES, FENCES AND DRIVEWAYS.
- ONLY GROUND COVER AND BUSHES ARE ALLOWED TO BE PLANTED WITHIN EASEMENTS DEDICATED FOR THE EXCLUSIVE USE OF WATER, SANITARY SEWER, RECLAIMED WATER OR ANY COMBINATION THEREOF. NO TREES ARE ALLOWED.
- VISIBILITY EASEMENT RESTRICTIONS: ANY OBJECT, WALL, STRUCTURE, MOUND, OR LANDSCAPING (MATURE) OVER 24" IN HEIGHT IS NOT ALLOWED WITHIN THE VISIBILITY EASEMENT.
- ALL TRACTS THAT WILL NOT BE DEDICATED TO THE CITY OF MARICOPA AND ALL COMMON PROPERTY SHALL BE IMPROVED IN ACCORDANCE WITH PLANS APPROVED BY THE CITY OF MARICOPA AND SHALL BE OWNED BY WARRANTY (OR SPECIAL WARRANTY) DEED TO THE TRAILS COMMUNITY ASSOCIATION. THE TRAILS COMMUNITY ASSOCIATION SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE COMMON PROPERTY.
- ALL TRACTS THAT WILL NOT BE DEDICATED TO THE CITY OF MARICOPA AND ALL COMMON PROPERTY SHALL BE IMPROVED IN ACCORDANCE WITH PLANS APPROVED BY THE CITY OF MARICOPA AND SHALL BE OWNED IN COMMON, WITH AN UNDIVIDED INTEREST BY ALL LOT OWNERS IN THIS SUBDIVISION. THE COMMON PROPERTY SHALL BE INCLUDED WITHIN THE SCOPE OF DEEDS TRANSFERRING OWNERSHIP OF LOTS IN THIS SUBDIVISION. THE LOT OWNERS SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE COMMON PROPERTY.
- UTILITY LINES TO BE CONSTRUCTED UNDERGROUND AS REQUIRED BY ARIZONA CORPORATION COMMISSION GENERAL ORDER R(42)33.
- ALL CORNERS SHALL BE MONUMENTED WITH 1/2" REBAR AND CAPPED OR TAGGED, BEARING THE REGISTRATION NUMBER OF THE SURVEYOR RESPONSIBLE FOR THEIR PLACEMENT AT THE TIME OF CONSTRUCTION.
- ALL CURVES ARE TANGENT, COMPOUND, OR REVERSE UNLESS NOTED OTHERWISE.
- NO STRUCTURES SHALL BE CONSTRUCTED IN OR ACROSS, NOR SHALL IMPROVEMENTS OR ALTERATIONS BE MADE TO THE DRAINAGE FACILITIES THAT ARE A PART OF THIS DEVELOPMENT WITHOUT THE WRITTEN AUTHORIZATION OF THE CITY OF MARICOPA.
- ELECTRICAL LINES TO BE CONSTRUCTED UNDERGROUND AS REQUIRED BY THE ARIZONA CORPORATION COMMISSION.
- THE VOLKSWAGEN PROVING GROUNDS IS LOCATED IMMEDIATELY EAST OF THE TRAILS PHASE 1A, ON THE EAST SIDE OF MURPHY ROAD. THE TRAILS PHASE 1A IS SUBJECT TO VEHICLE NOISE AND DUST FROM OPERATIONS AT THE VOLKSWAGEN PROVING GROUNDS, WHICH MAY TAKE PLACE 24 HOURS A DAY, 7 DAYS A WEEK.
- COVENANTS, CODES AND RESTRICTIONS FOR "THE TRAILS PHASE 1A" MARICOPA, ARIZONA ARE RECORDED IN _____, PINAL COUNTY RECORDS

APPROVALS

APPROVED: _____ DATE _____
DEVELOPMENT SERVICES DIRECTOR
CITY OF MARICOPA, ARIZONA

APPROVED: _____ DATE _____
CITY ENGINEER
CITY OF MARICOPA, ARIZONA

APPROVED BY THE COUNCIL OF THE CITY OF MARICOPA, ARIZONA, THIS ___ DAY OF _____, 2019.

BY: _____ DATE _____
MAYOR

ATTEST: _____ DATE _____
CITY CLERK

SHEET INDEX

- COVER, NOTES, TRACT AREA/USE TABLE
- SHEET LAYOUT
- CURVE/LINE DATA, DETAILS
- 4-8 - PLAT MAP

STATE OF ARIZONA COUNTY OF PINAL I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT IS FILED IN THE OFFICIAL RECORDS OF THIS COUNTY IN CABINET _____ SLIDE _____
DATE: _____
REQUEST OF: CITY OF MARICOPA
WITNESS MY HAND AND OFFICIAL SEAL.

PINAL COUNTY RECORDER
BY _____ DEPUTY

COUNTY SEAL

OWNER

CSWR121 TORTOSA LLC,
AN ARIZONA LIMITED LIABILITY COMPANY
7001 N. SCOTTSDALE ROAD
SUITE 1015
SCOTTSDALE, AZ 85253
TEL: (602) 315-2600
CONTACT: STEPHANIE CRERIE

ENGINEER/SURVEYOR

HOSKIN RYAN CONSULTANTS, INC
5050 N. 40TH STREET, SUITE 100
PHOENIX, AZ 85018
TEL: (602) 252-8384
FAX: (602) 252-8385
CONTACT: THOMAS E. GRANILLO, RLS

ZONING

SETBACKS FOR LOTS SHOWN HEREON ARE SUBJECT TO CITY OF MARICOPA REGULATIONS FOR ZONING CR-3, (SINGLE FAMILY) PAD - PINAL COUNTY CASE PZ-PD-022-2003.

FLOOD ZONE INFORMATION

THE PROJECT SITE IS WITHIN FLOOD ZONE "X", (UNSHADED) DEFINED AS AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, PER FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) NATIONAL FLOOD INSURANCE RATE MAPS, MAP NUMBER 04021C0765F, REVISED DATED JUNE 16, 2014.

BASIS OF BEARING:

THE EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 4 SOUTH, RANGE 4 EAST, OF THE GILA AND SALT RIVER MERIDIAN. BEARING IS SOUTH 1°48'47" EAST, PER (R1)

ASSURANCE STATEMENT

ASSURANCE IN THE FORM OF A _____, ISSUED FROM _____
IN THE AMOUNT OF \$ _____ HAS BEEN DEPOSITED WITH THE CITY ENGINEER TO GUARANTEE CONSTRUCTION OF THE REQUIRED SUBDIVISION IMPROVEMENTS.

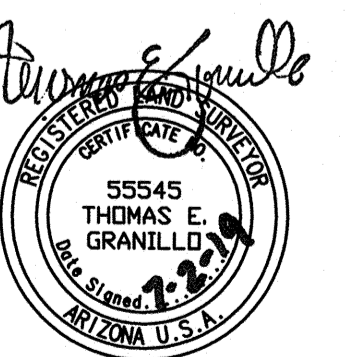
SURVEYOR'S CERTIFICATION

I, THOMAS E. GRANILLO, HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR IN THE STATE OF ARIZONA; THAT THIS MAP OR PLAT CONSISTING OF EIGHT (8) SHEETS, REPRESENTS A SURVEY PERFORMED UNDER MY SUPERVISION DURING THE MONTH OF MAY 2017; THAT THE SURVEY IS CORRECT AND ACCURATE TO THE BEST OF MY KNOWLEDGE; THAT THE BOUNDARY MONUMENTS EXIST AS SHOWN AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED; THAT THE CONTROL POINTS AND LOT CORNERS SHALL BE LOCATED AS SHOWN AT TIME OF CONSTRUCTION.

Thomas E. Granillo

THOMAS E. GRANILLO
ARIZONA REGISTERED LAND SURVEYOR
REGISTRATION 55545
HOSKIN RYAN CONSULTANTS, INC.
PHOENIX, AZ 85018

7/2/2019
DATE



EXPIRES 12/31/2019

ACKNOWLEDGMENT

STATE OF ARIZONA }
COUNTY OF PINAL } SS

ON THIS _____ DAY OF _____, 2019, BEFORE ME, THE UNDERSIGNED, PERSONALLY APPEARED

_____, WHO ACKNOWLEDGED SELF TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE INSTRUMENT WITHIN, AND WHO EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED.

IN WITNESS THEREOF, I HAVE HERETO SET MY HAND AND OFFICIAL SEAL.

NOTARY PUBLIC _____ DATE _____

MY COMMISSION EXPIRES: _____, 20_____

CERTIFICATE OF ASSURED WATER SUPPLY

THIS SUBDIVISION IS WITHIN THE SERVICE AREA OF GLOBAL WATER WHICH HAS BEEN DESIGNATED AS HAVING AN ASSURED WATER SUPPLY PURSUANT TO A.R.S. 45-576. A COMMITMENT TO SUPPLY WATER SERVICE TO THIS PLATTED SUBDIVISION HAS BEEN RECEIVED FROM SAID COMPANY AS EVIDENCED BY A WILL SERVE LETTER FROM GLOBAL WATER, DWR FILE NO. 56-001355.0000, A COPY OF WHICH IS SUBMITTED WITH THIS PLAT.

PROVISION FOR SANITARY SEWER SERVICE

GLOBAL WATER HAS AGREED TO SERVE THIS SUBDIVISION AND HAS NOT AGREED TO ALLOW THE SUBDIVISION TO USE AN ALTERNATIVE SEWAGE DISPOSAL METHOD.

BY: _____

UTILITY PROVIDERS

TELEPHONE	CENTURY LINK
CABLE TV	CENTURY LINK
ELECTRIC	ELECTRIC DISTRICT #3
GAS	SOUTHWEST GAS COMPANY
SEWER	GLOBAL WATER
WATER	GLOBAL WATER
POLICE	CITY OF MARICOPA
FIRE	CITY OF MARICOPA
REFUSE	WASTE MANAGEMENT

STATE OF ARIZONA }
COUNTY OF PINAL } SS

THE FOREGOING INSTRUMENT WAS EXECUTED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, THIS _____ DAY OF _____, 2019,

BY _____ THE _____
OF THE TRAILS COMMUNITY ASSOCIATION, AN ARIZONA NON-PROFIT CORPORATION,

MY COMMISSION EXPIRES: _____

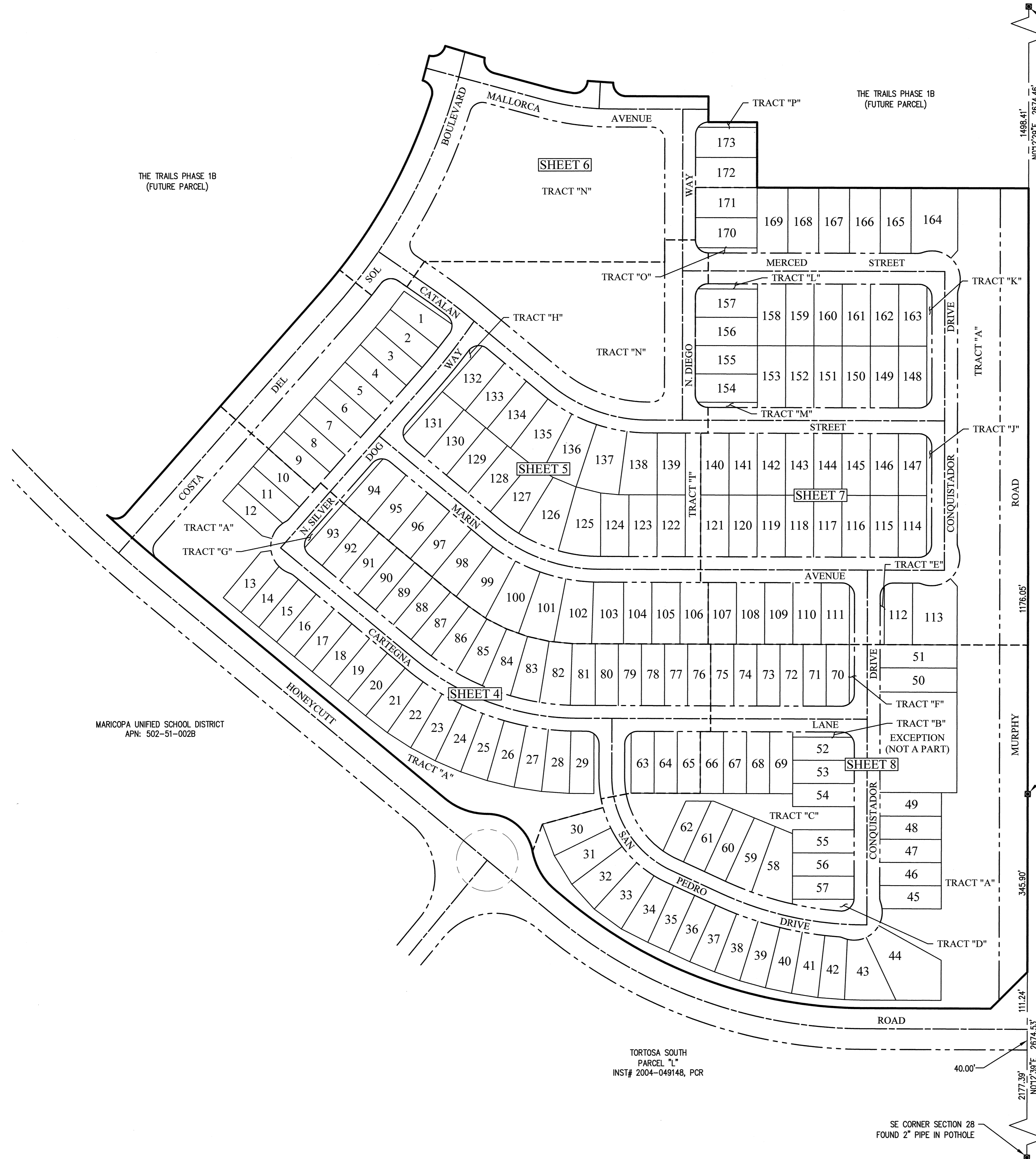
NOTARY PUBLIC _____

REVIEWED BY _____ DATE _____
DRAFTED BY _____ DATE _____
CHECKED BY _____ DATE _____

FINAL PLAT FOR THE TRAILS PHASE 1A		<p>Hoskin • Ryan Consultants Inc. creative engineering solutions</p>
AREA 51.029 AC	SHEET 1 OF 8	
Job No: 14-062-07		Date: 7/2/2019

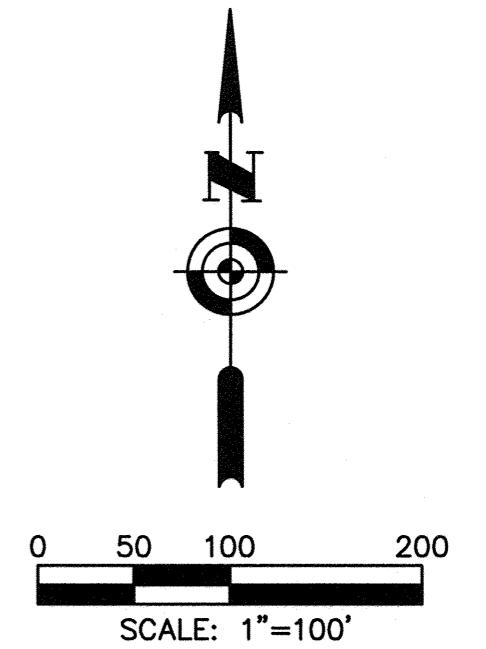
5050 N. 40th Street, Suite #100
Phoenix, Arizona 85018
Office: (602) 252-8384 Fax: (602) 252-8385 www.hoskinryan.com
Land Planning • Hydrology • Land Development • Civil Engineering • Surveying

REVIEWED BY _____ DATE _____
 DRAFTED BY _____ DATE _____
 CHECKED BY _____ DATE _____



STATE OF ARIZONA COUNTY OF PINAL I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT IS FILED IN THE OFFICIAL RECORDS OF THIS COUNTY IN CABINET _____ SLIDE _____
 DATE: _____
 REQUEST OF: CITY OF MARICOPA
 WITNESS MY HAND AND OFFICIAL SEAL.
 _____ PINAL COUNTY RECORDER
 BY _____ DEPUTY

LEGEND	
	INDICATES MONUMENT AS NOTED
	CENTER LINE MONUMENTATION - SET BRASS CAP PER MAG STD. DET. 120-1, TYPE "B"
C1	CURVE NUMBER
VNAE	VEHICULAR NON-ACCESS EASEMENT
	21' X 21' SIGHT VISIBILITY EASEMENT
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	RIGHT-OF-WAY
	CENTERLINE
	BOUNDARY
	SECTION LINE
	SIGHT VISIBILITY EASEMENT (SVE)
R/W	RIGHT-OF-WAY
PUE	PUBLIC UTILITY EASEMENT
SSE	SANITARY SEWER EASEMENT
EX	EXISTING
COR	CORNER
L1	LINE NUMBER
RE	ROADWAY EASEMENT
PCR	PINAL COUNTY RECORDS
SVE	SIGHT VISIBILITY EASEMENT



EXPIRES 12/31/2019

FINAL PLAT FOR THE TRAILS PHASE 1A		Hoskin • Ryan Consultants Inc. <i>creative engineering solutions</i> 5050 N. 40th Street, Suite #100 Phoenix, Arizona 85018 Office: (602) 252-8384 Fax: (602) 252-8385 www.hoskinryan.com
AREA 51.029 AC	SHEET 2 OF 8	
Job No: 14-062-07	Date: 7/2/2019	Land Planning • Hydrology • Land Development • Civil Engineering • Surveying

C:\Projects\14\14-062 Tortosa\07- Phase 1 Final Engineering\Survey\DWG's\140625-PH1A-FP02.dwg

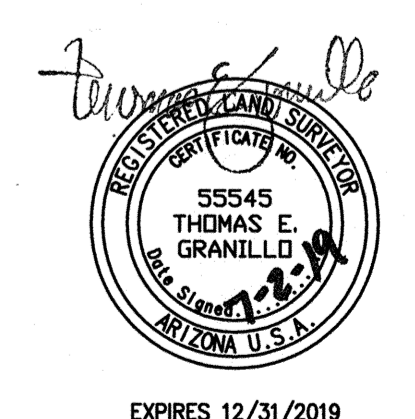
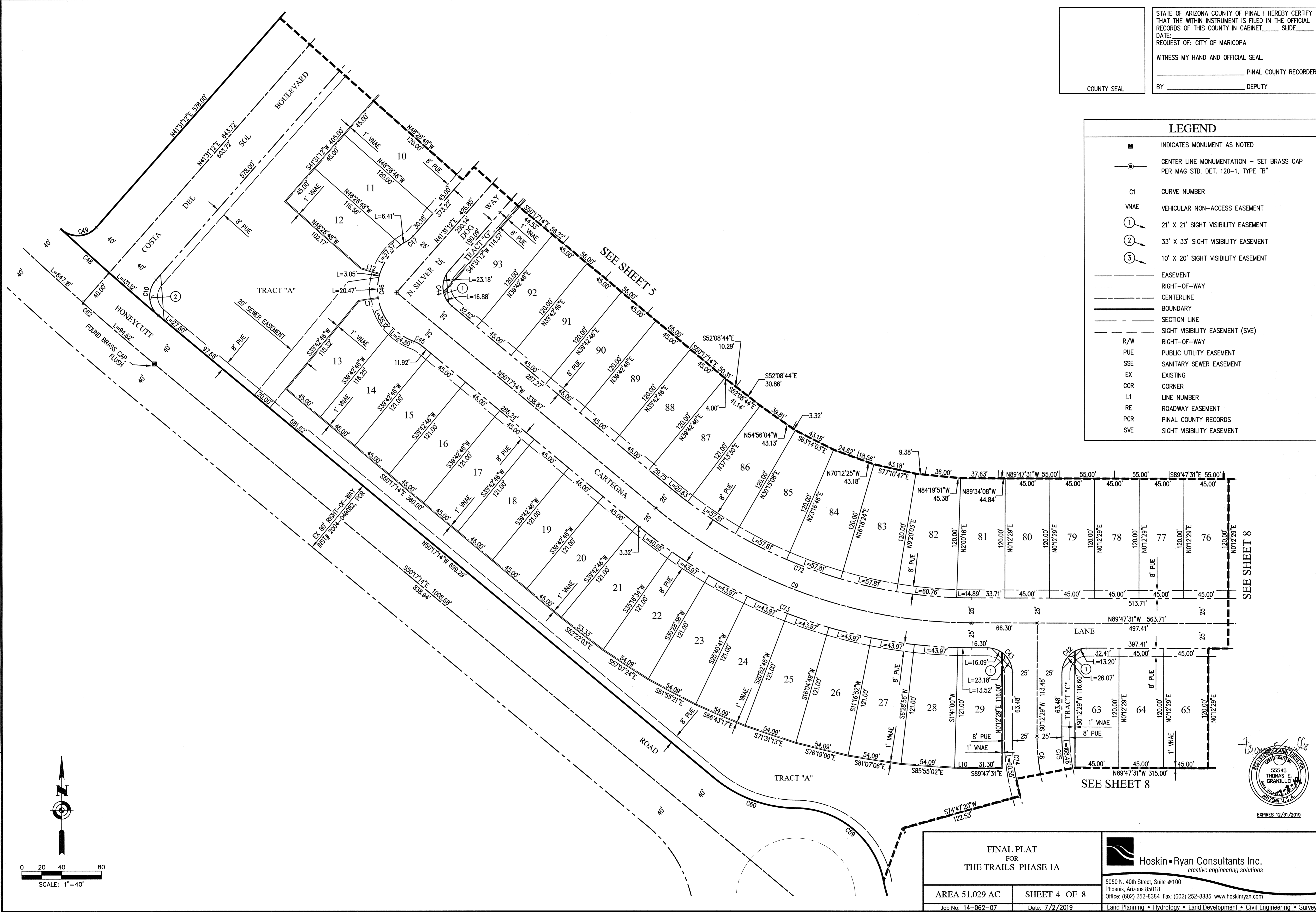
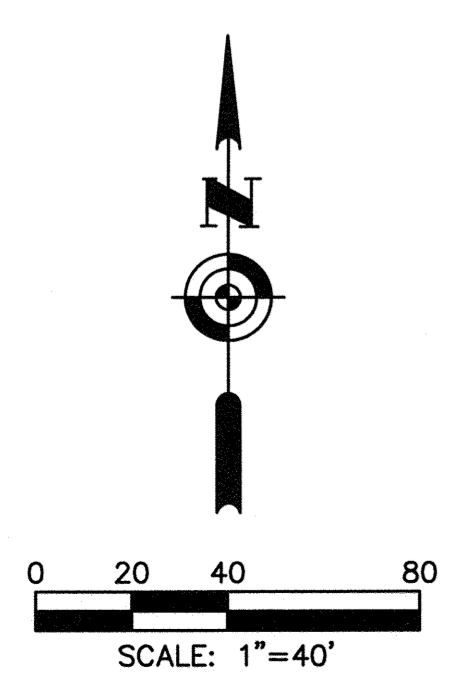
STATE OF ARIZONA COUNTY OF PINAL I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT IS FILED IN THE OFFICIAL RECORDS OF THIS COUNTY IN CABINET _____ SLIDE _____ DATE: _____ REQUEST OF: CITY OF MARICOPA
 WITNESS MY HAND AND OFFICIAL SEAL.
 _____ PINAL COUNTY RECORDER
 BY _____ DEPUTY

COUNTY SEAL

LEGEND

- INDICATES MONUMENT AS NOTED
- CENTER LINE MONUMENTATION - SET BRASS CAP PER MAG STD. DET. 120-1, TYPE "B"
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- EX EXISTING
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- PCR PINAL COUNTY RECORDS
- SVE SIGHT VISIBILITY EASEMENT

REVIEWED BY _____ DATE _____
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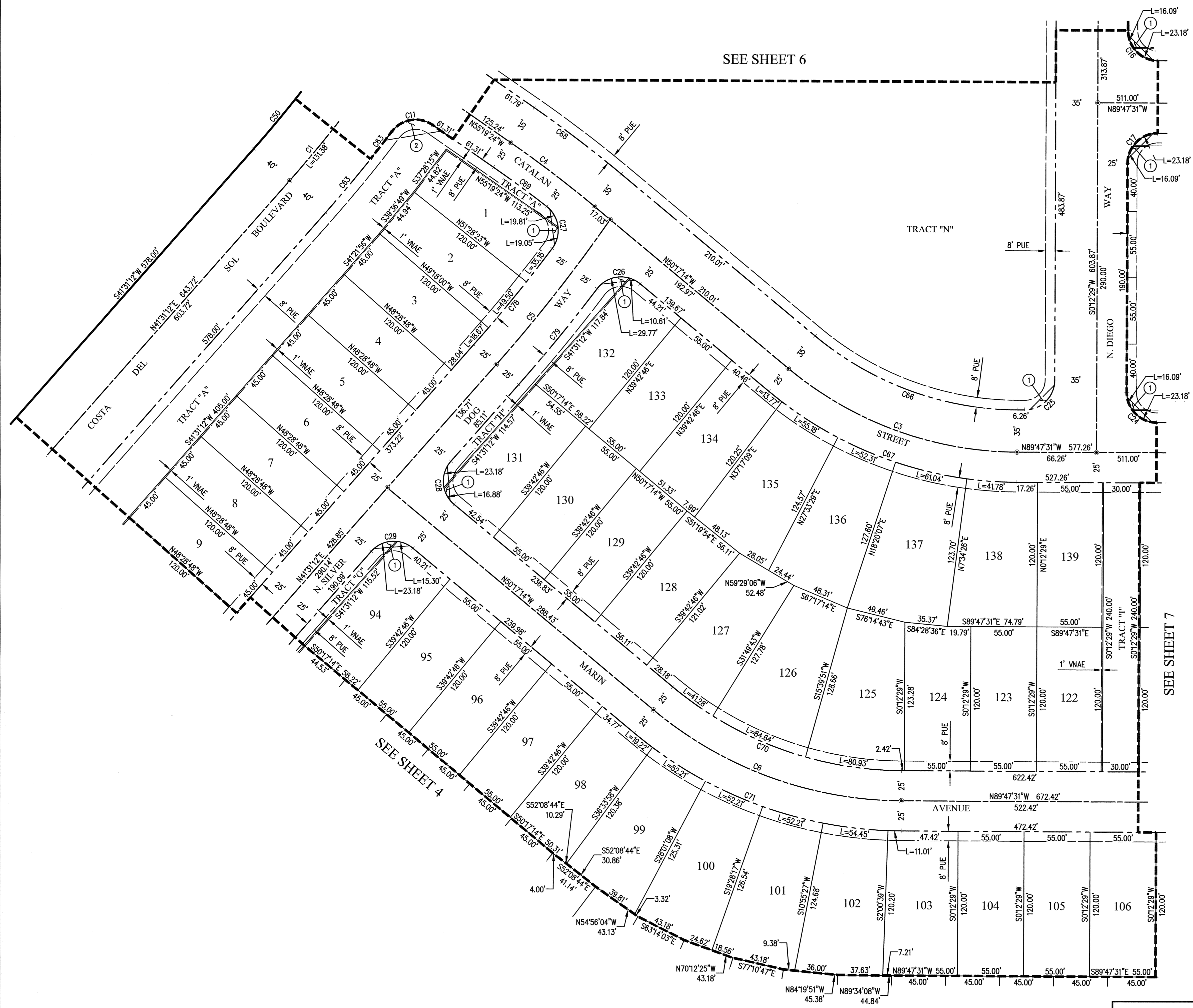
FINAL PLAT FOR THE TRAILS PHASE 1A		 Hoskin-Ryan Consultants Inc. <i>creative engineering solutions</i>
AREA 51.029 AC	SHEET 4 OF 8	
Job No: 14-062-07	Date: 7/2/2019	5050 N. 40th Street, Suite #100 Phoenix, Arizona 85018 Office: (602) 252-8384 Fax: (602) 252-8385 www.hoskinryan.com Land Planning • Hydrology • Land Development • Civil Engineering • Surveying

SEE SHEET 6

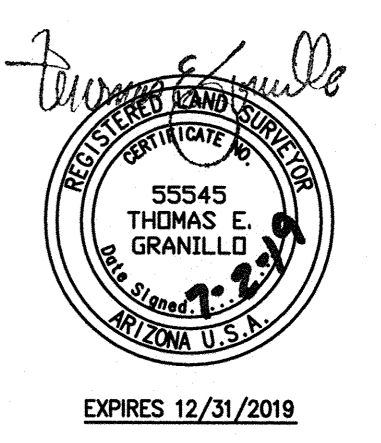
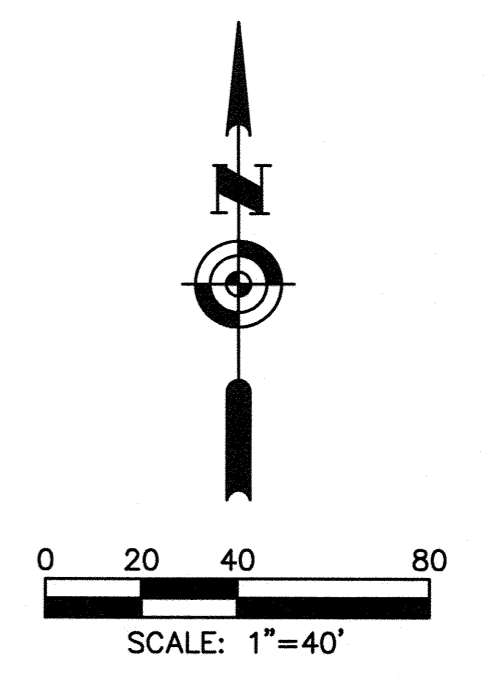
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WITNESS MY HAND AND OFFICIAL SEAL _____ PINAL COUNTY RECORDER BY _____ DEPUTY

LEGEND	
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RE	ROADWAY EASEMENT
PCR	PINAL COUNTY RECORDS
SVE	SIGHT VISIBILITY EASEMENT



REVIEWED BY _____	DATE _____
DRAFTED BY _____	DATE _____
CHECKED BY _____	DATE _____



FINAL PLAT
FOR
THE TRAILS PHASE 1A

AREA 51.029 AC	SHEET 5 OF 8
Job No: 14-062-07	Date: 7/2/2019

Hoskin • Ryan Consultants Inc.
creative engineering solutions

5050 N. 40th Street, Suite #100
Phoenix, Arizona 85018
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Land Planning • Hydrology • Land Development • Civil Engineering • Surveying

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STATE OF ARIZONA COUNTY OF PINAL I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT IS FILED IN THE OFFICIAL RECORDS OF THIS COUNTY IN CABINET _____ SLIDE _____ DATE: _____ REQUEST OF: CITY OF MARICOPA

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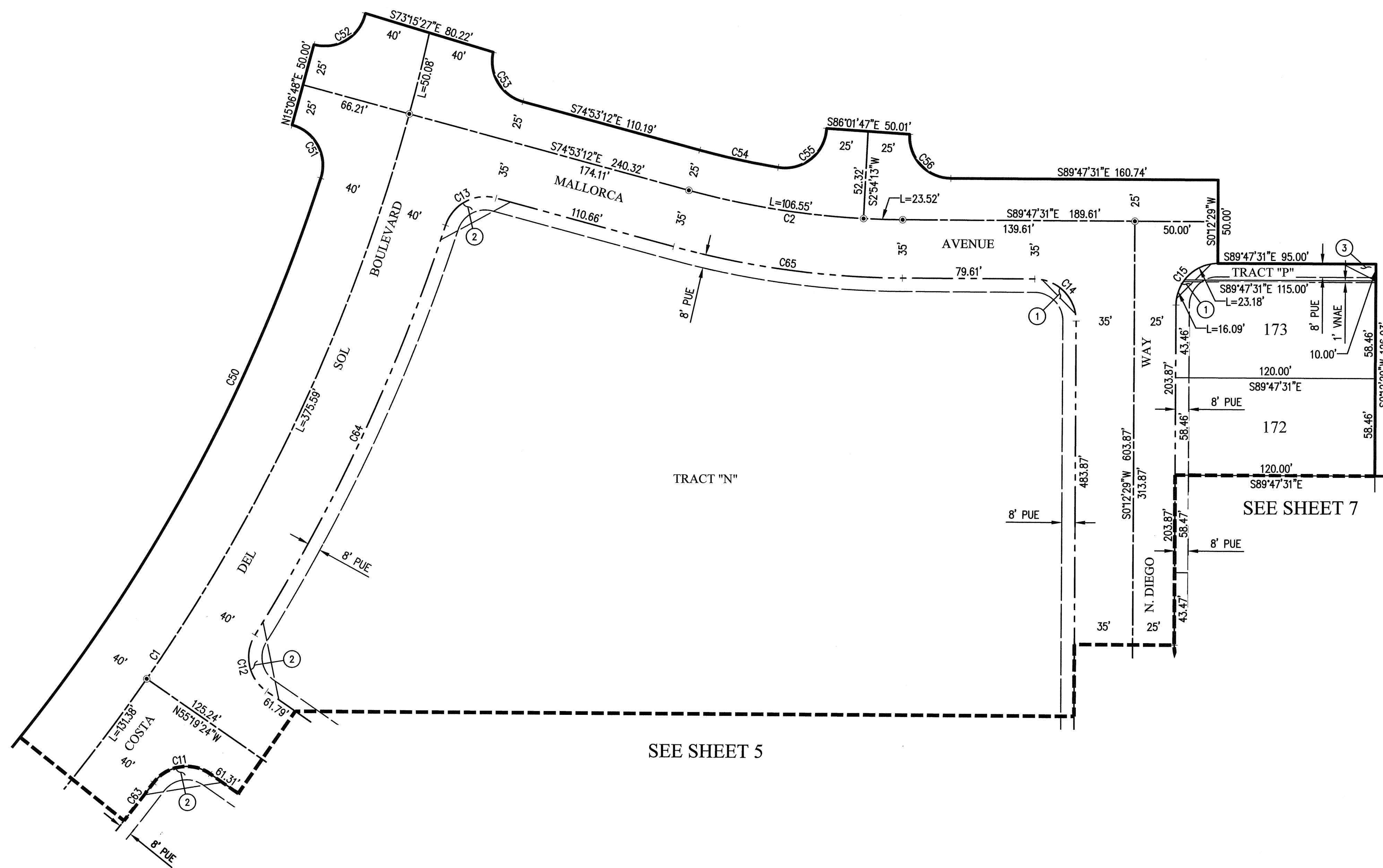
PINAL COUNTY RECORDER

BY _____ DEPUTY

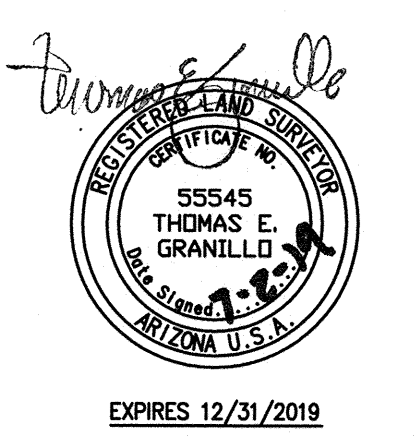
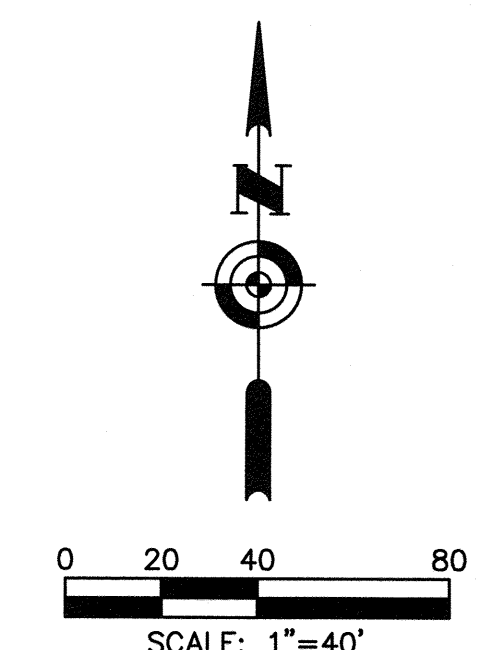
COUNTY SEAL

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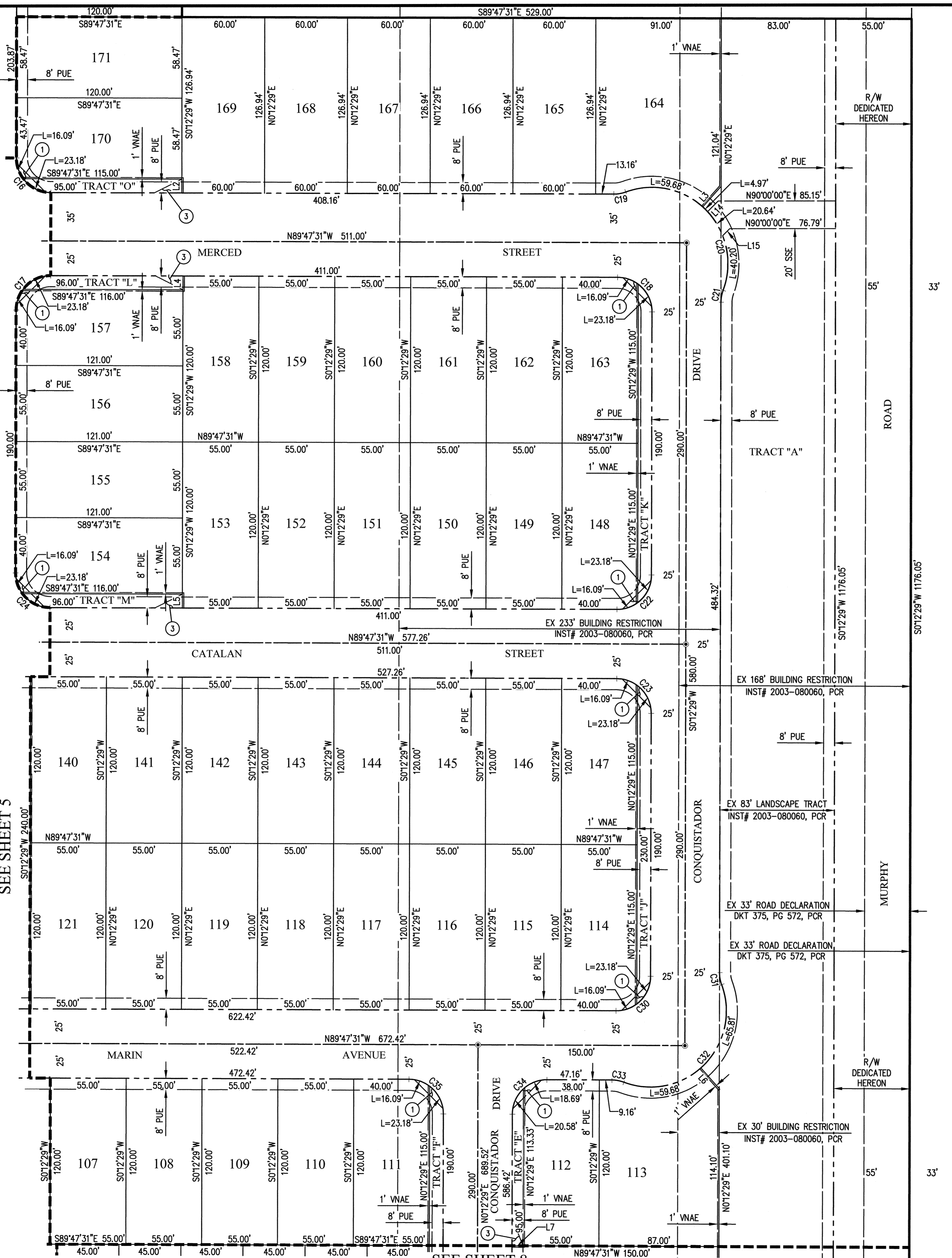


FINAL PLAT FOR THE TRAILS PHASE 1A		<p>Hoskin-Ryan Consultants Inc. creative engineering solutions</p> <p>5050 N. 40th Street, Suite #100 Phoenix, Arizona 85018 Office: (602) 252-8384 Fax: (602) 252-8385 www.hoskinryan.com</p>
AREA 51.029 AC	SHEET 6 OF 8	
Job No: 14-062-07	Date: 7/2/2019	Land Planning • Hydrology • Land Development • Civil Engineering • Surveying

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SEE SHEET 6

SEE SHEET 5



SEE SHEET 8

STATE OF ARIZONA COUNTY OF PINAL I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT IS FILED IN THE OFFICIAL RECORDS OF THIS COUNTY IN CABINET _____ SLIDE _____ DATE: _____ REQUEST OF: CITY OF MARICOPA

WITNESS MY HAND AND OFFICIAL SEAL.

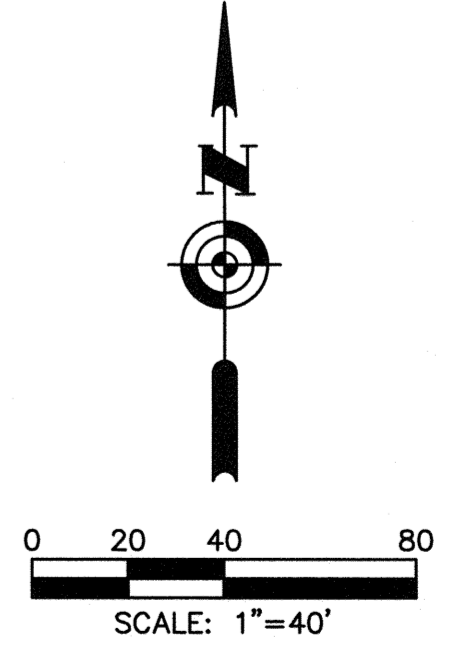
_____ PINAL COUNTY RECORDER

BY _____ DEPUTY

LEGEND

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- RE ROADWAY EASEMENT
- PCR PINAL COUNTY RECORDS
- SVE SIGHT VISIBILITY EASEMENT

APN: 502-03-016A
VOLKSWAGEN OF AMERICA
DBA VORELCO INC



REVIEWED BY _____	DATE _____
DRAFTED BY _____	DATE _____
CHECKED BY _____	DATE _____

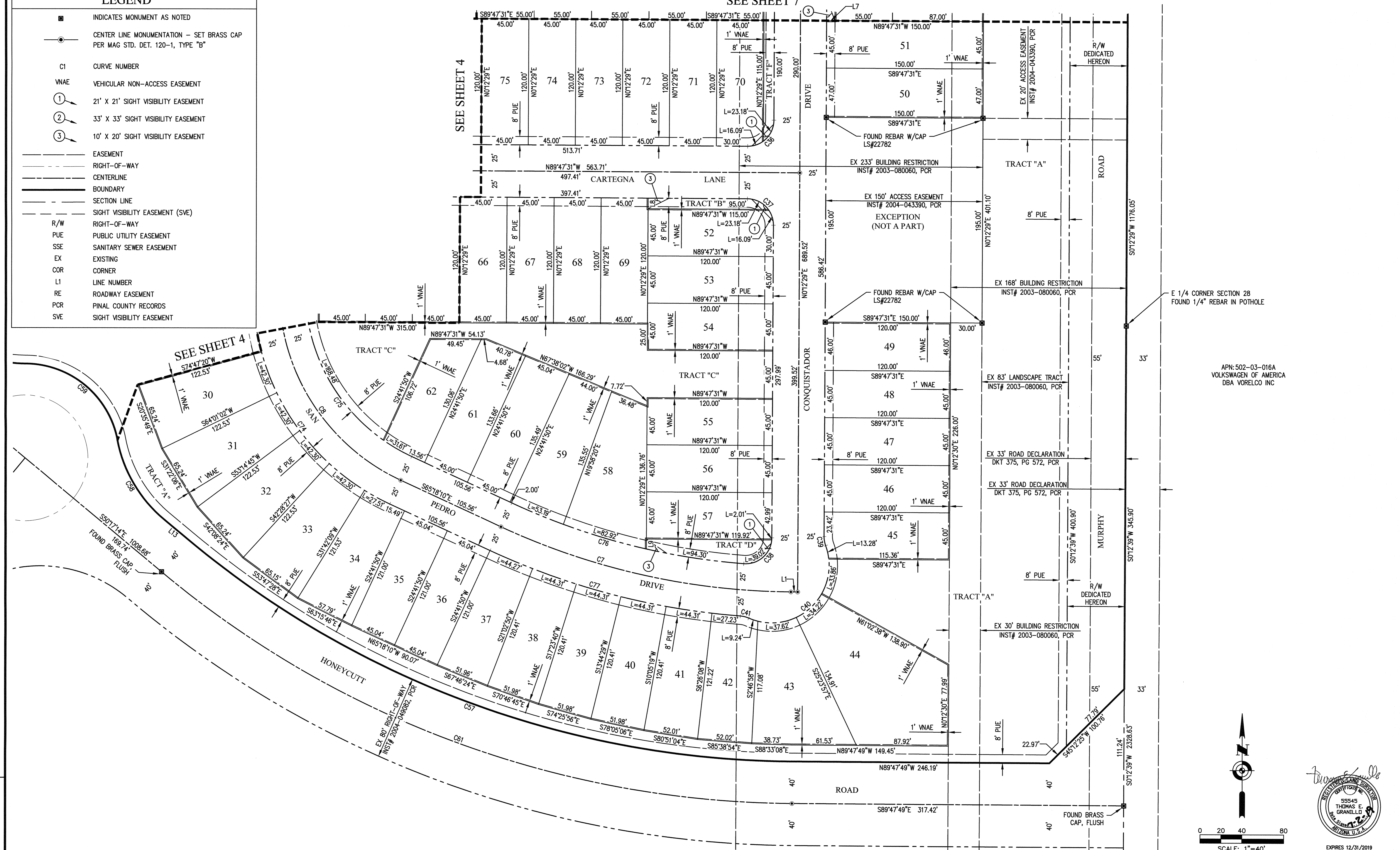
FINAL PLAT FOR THE TRAILS PHASE 1A		 Hoskin-Ryan Consultants Inc. creative engineering solutions 5050 N. 40th Street, Suite #100 Phoenix, Arizona 85018 Office: (602) 252-8384 Fax: (602) 252-8385 www.hoskinryan.com
AREA 51.029 AC <small>Job No: 14-062-07</small>	SHEET 7 OF 8 <small>Date: 7/2/2019</small>	
<small>Land Planning • Hydrology • Land Development • Civil Engineering • Surveying</small>		

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LEGEND

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- PUE PUBLIC UTILITY EASEMENT
- SSE SANITARY SEWER EASEMENT
- EX EXISTING
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- RE ROADWAY EASEMENT
- PCR PINAL COUNTY RECORDS
- SVE SIGHT VISIBILITY EASEMENT

SEE SHEET 7



APN: 502-03-016A
VOLKSWAGEN OF AMERICA
DBA VORELCO INC

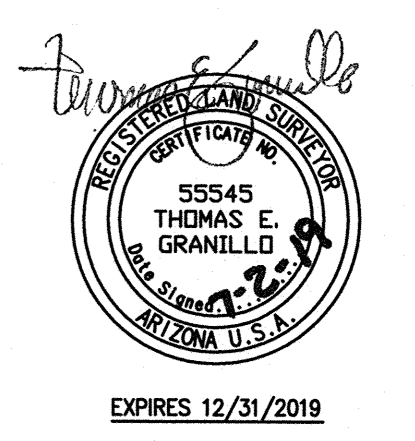
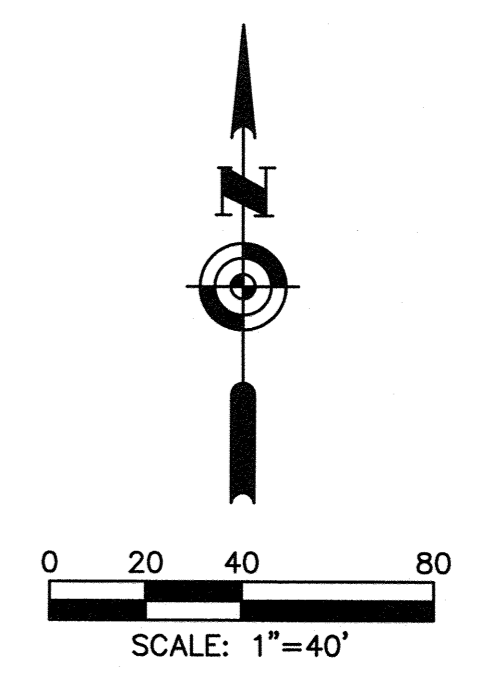
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DRAFTED BY	DATE
CHECKED BY	DATE

STATE OF ARIZONA COUNTY OF PINAL I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT IS FILED IN THE OFFICIAL RECORDS OF THIS COUNTY IN CABINET _____ SLIDE _____ DATE: _____ REQUEST OF: CITY OF MARICOPA WITNESS MY HAND AND OFFICIAL SEAL. _____ PINAL COUNTY RECORDER BY _____ DEPUTY

COUNTY SEAL

FINAL PLAT
FOR
THE TRAILS PHASE 1A
AREA 51.029 AC SHEET 8 OF 8
Job No: 14-062-07 Date: 7/2/2019

Hoskin•Ryan Consultants Inc.
creative engineering solutions
5050 N. 40th Street, Suite #100
Phoenix, Arizona 85018
Office: (602) 252-8384 Fax: (602) 252-8385 www.hoskinryan.com
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DEDICATION

STATE OF ARIZONA
COUNTY OF PINAL

KNOW ALL MEN BY THESE PRESENTS:

THAT CSWR121 TORTOSA LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS OWNER, DOES HEREBY PUBLISH THIS FINAL PLAT FOR "THE TRAILS PHASE 1B, SITUATED IN SECTION 28, TOWNSHIP 4 SOUTH, RANGE 4 EAST OF THE GILA AND SALT RIVER MERIDIAN, PINAL COUNTY, ARIZONA, AS SHOWN HEREON, AND HEREBY DECLARES THAT THIS PLAT SETS FORTH THE LOCATION AND GIVES THE DIMENSIONS OF EACH OF THE LOTS, TRACTS, STREETS AND EASEMENTS CONSTITUTING SAME, AND THAT EACH OF THE LOTS, TRACTS, STREETS AND EASEMENTS SHALL BE KNOWN BY THE NAME OR LETTER GIVEN TO IT RESPECTIVELY.

THE MAINTENANCE OF LANDSCAPING WITHIN THE PUBLIC RIGHT-OF-WAY TO BACK OF CURB SHALL BE THE RESPONSIBILITY OF THE TRAILS COMMUNITY ASSOCIATION OR THE ABUTTING PROPERTY OWNER. ALL PROPERTY, AMENITIES AND FACILITIES PROPOSED TO BE MAINTAINED BY THE TRAILS COMMUNITY ASSOCIATION ARE HEREWIT PLATTED AS COMMON PROPERTY WITH AN UNDIVIDED INTEREST OWNED IN COMMON BY EACH LOT OWNER.

TRACTS "A", "AA" THROUGH "HH", "Q" THROUGH "Z", INCLUSIVE, ARE NOT DEDICATED TO THE PUBLIC, BUT ARE PLATTED AS COMMON PROPERTY WITH AN UNDIVIDED INTEREST OWNED IN COMMON BY EACH LOT OWNER FOR LOT OWNER USE AND ENJOYMENT AS MORE FULLY SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS.

A DRAINAGE EASEMENT IS HEREBY DEDICATED OVER ALL OF TRACTS "R", "T", "V", "X", AND "Z", INCLUSIVE.

EASEMENTS ARE DEDICATED AS SHOWN ON THIS PLAT. OTHER EASEMENTS ARE DEDICATED FOR THE PURPOSES SHOWN HEREON.

CSWR121 TORTOSA LLC, WARRANTS AND REPRESENTS TO THE CITY OF MARICOPA THAT IT IS THE SOLE OWNER OF THE PROPERTY COVERED BY THIS PLAT, AND THAT EVERY LENDER, EASEMENT HOLDER OR OTHER PERSON OR ENTITY HAVING ANY INTEREST THAT IS ADVERSE TO OR INCONSISTENT WITH THE FOREGOING DEDICATION, OR ANY OTHER REAL PROPERTY INTEREST CREATED OR TRANSFERRED BY THIS PLAT, HAS CONSENTED TO OR JOINED IN THIS PLAT AS EVIDENCED BY INSTRUMENTS WHICH ARE RECORDED WITH THE PINAL COUNTY RECORDER'S OFFICE OR WHICH CSWR121 TORTOSA LLC WILL RECORD NOT LATER THAN THE DATE ON WHICH THIS PLAT IS RECORDED.

IN WITNESS WHEREOF:

CSWR121 TORTOSA LLC, AN ARIZONA LIMITED LIABILITY COMPANY, AS OWNER, HAS HERETO CAUSED ITS NAME TO BE AFFIXED AND THE SAME TO BE ATTESTED BY THE SIGNATURE OF THE AUTHORIZED REPRESENTATIVE THIS

DAY OF 2019.

CSWR121 TORTOSA LLC, AN ARIZONA LIMITED LIABILITY COMPANY.

BY: AUTHORIZED REPRESENTATIVE

ITS: AUTHORIZED REPRESENTATIVE

BY: AUTHORIZED REPRESENTATIVE

ITS: AUTHORIZED REPRESENTATIVE

ACKNOWLEDGMENT

STATE OF ARIZONA
COUNTY OF PINAL

ON THIS DAY OF 2019, BEFORE ME, THE UNDERSIGNED, PERSONALLY APPEARED

WHO ACKNOWLEDGED SELF TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE INSTRUMENT WITHIN, AND WHO EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED.

IN WITNESS THEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL.

NOTARY PUBLIC DATE

MY COMMISSION EXPIRES: 20

RATIFICATION AND APPROVAL OF PLAT

STATE OF ARIZONA
COUNTY OF PINAL

IN WITNESS WHERE OF:

THAT THE TRAILS COMMUNITY ASSOCIATION, AN ARIZONA NON-PROFIT CORPORATION, HEREBY RATIFIES, AFFIRMS AND APPROVES THIS FINAL PLAT FOR "THE TRAILS PHASE 1B" AND THE RESPONSIBILITIES IMPOSED UPON IT UNDER THIS PLAT.

IN WITNESS WHEREOF, THE TRAILS COMMUNITY ASSOCIATION, HAS CAUSED ITS NAME TO BE AFFIXED BY THE UNDERSIGNED, DULY AUTHORIZED OFFICER THIS DAY OF 2019.

THE TRAILS COMMUNITY ASSOCIATION, AN ARIZONA NON-PROFIT CORPORATION

BY: AUTHORIZED REPRESENTATIVE

ITS: AUTHORIZED REPRESENTATIVE

STATE OF ARIZONA
COUNTY OF PINAL

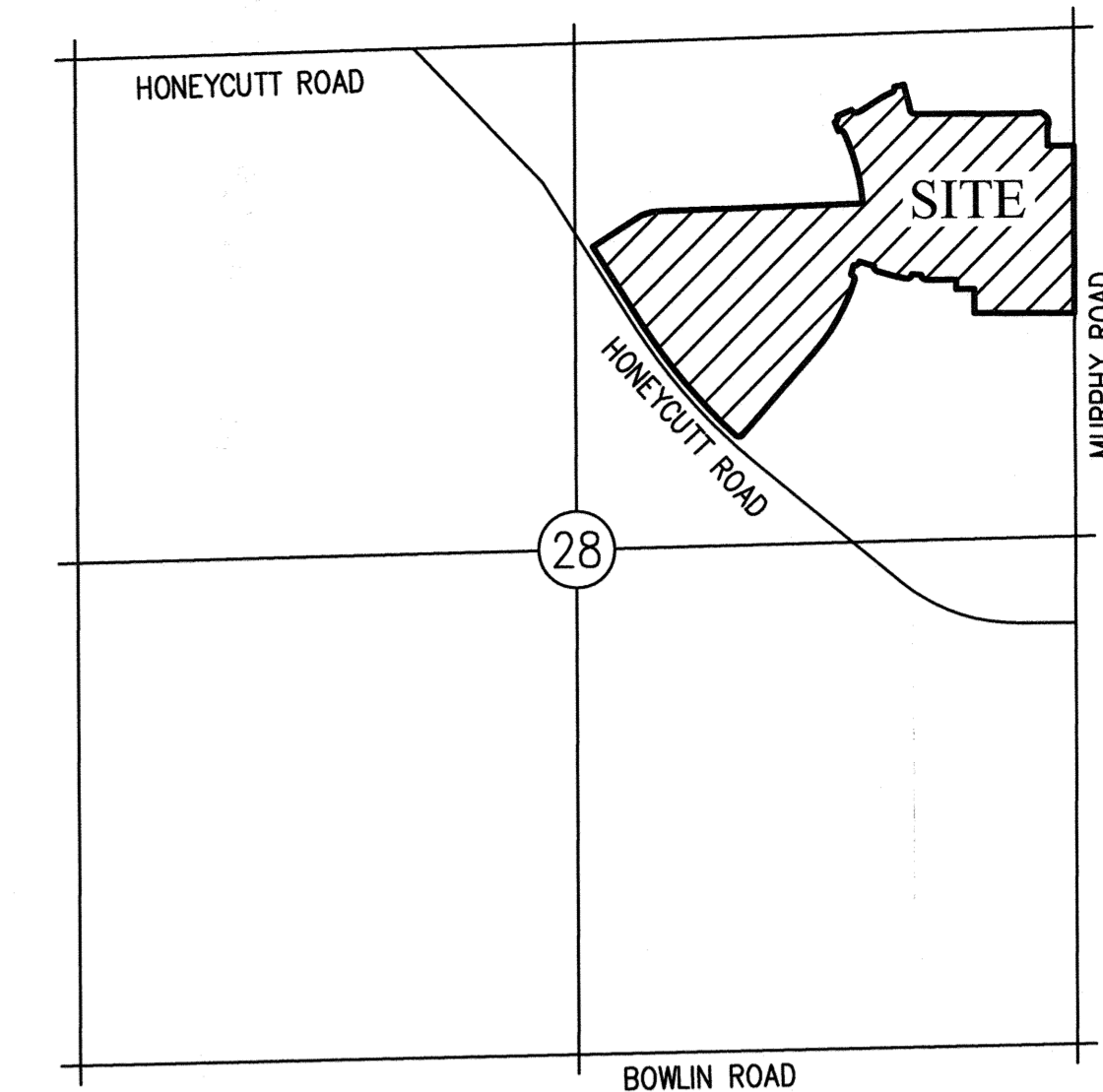
THE FOREGOING INSTRUMENT WAS EXECUTED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, THIS DAY OF 2019,

BY: THE AUTHORIZED REPRESENTATIVE OF THE TRAILS COMMUNITY ASSOCIATION, AN ARIZONA NON-PROFIT CORPORATION,

MY COMMISSION EXPIRES: NOTARY PUBLIC

FINAL PLAT FOR THE TRAILS PHASE 1B

A PORTION OF SECTION 28, TOWNSHIP 4 SOUTH, RANGE 4 EAST OF THE GILA AND SALT RIVER MERIDIAN, PINAL COUNTY, ARIZONA.



VICINITY MAP SECTION 28, T4S, R4E NOT TO SCALE

OWNER

CSWR121 TORTOSA LLC, AN ARIZONA LIMITED LIABILITY COMPANY 7001 N. SCOTTSDALE ROAD SUITE 1015 SCOTTSDALE, AZ 85253 TEL: (602) 315-2600 CONTACT: STEPHANIE CRERIE

ENGINEER/SURVEYOR

HOSKIN RYAN CONSULTANTS, INC 5050 N. 40TH STREET, SUITE 100 PHOENIX, AZ 85018 TEL: (602) 252-8384 FAX: (602) 252-8385 CONTACT: THOMAS E. GRANILLO, RLS

ZONING

SETBACKS FOR LOTS SHOWN HEREON ARE SUBJECT TO CITY OF MARICOPA REGULATIONS FOR ZONING CR-3, (SINGLE FAMILY) PAD - PINAL COUNTY CASE PZ-PD-022-2003.

FLOOD ZONE INFORMATION

THE PROJECT SITE IS WITHIN FLOOD ZONE "X", (UNSHADED) DEFINED AS AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, PER FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) NATIONAL FLOOD INSURANCE RATE MAPS, MAP NUMBER 04021C0765F, REVISED DATED JUNE 16, 2014.

BASIS OF BEARING:

THE EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 4 SOUTH, RANGE 4 EAST, OF THE GILA AND SALT RIVER MERIDIAN. BEARING IS SOUTH 1'48'47" EAST, PER (R1)

ASSURANCE STATEMENT

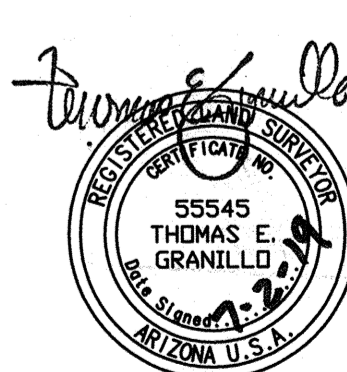
ASSURANCE IN THE FORM OF A HAS BEEN DEPOSITED WITH THE CITY ENGINEER TO GUARANTEE CONSTRUCTION OF THE REQUIRED SUBDIVISION IMPROVEMENTS.

SURVEYOR'S CERTIFICATION

I, THOMAS E. GRANILLO, HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR IN THE STATE OF ARIZONA; THAT THIS MAP OR PLAT CONSISTING OF NINE (9) SHEETS, REPRESENTS A SURVEY PERFORMED UNDER MY SUPERVISION DURING THE MONTH OF MAY 2017; THAT THE SURVEY IS CORRECT AND ACCURATE TO THE BEST OF MY KNOWLEDGE; THAT THE BOUNDARY MONUMENTS EXIST AS SHOWN AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED; THAT THE CONTROL POINTS AND LOT CORNERS SHALL BE LOCATED AS SHOWN AT TIME OF CONSTRUCTION.

THOMAS E. GRANILLO ARIZONA REGISTERED LAND SURVEYOR REGISTRATION 55545 HOSKIN RYAN CONSULTANTS, INC. PHOENIX, AZ 85018

7/2/2019 DATE



EXPIRES 12/31/2019

TRACT AREA/USE TABLE with columns: PARCEL #, AREA (SQ.FT.), AREA (ACRE), USE. Lists tracts A through Z with their respective areas and uses.

RIGHT-OF-WAY AREA/USE TABLE with columns: PARCEL #, AREA (SQ.FT.), AREA (ACRE), USE. Lists Murphy Road and Right-of-Way (East and West).

PARK TRACT TABLE with columns: PARCEL #, AREA (SQ.FT.), AREA (ACRE), USE. Lists tract DD.

CERTIFICATE OF ASSURED WATER SUPPLY

THIS SUBDIVISION IS WITHIN THE SERVICE AREA OF GLOBAL WATER WHICH HAS BEEN DESIGNATED AS HAVING AN ASSURED WATER SUPPLY PURSUANT TO A.R.S. 45-576. A COMMITMENT TO SUPPLY WATER SERVICE TO THIS PLATTED SUBDIVISION HAS BEEN RECEIVED FROM SAID COMPANY AS EVIDENCED BY WILL SERVE LETTER FROM GLOBAL WATER, DWR FILE NO. 56-001355.0000, A COPY OF WHICH IS SUBMITTED WITH THIS PLAT.

PROVISION FOR SANITARY SEWER SERVICE

GLOBAL WATER HAS AGREED TO SERVE THIS SUBDIVISION AND HAS NOT AGREED TO ALLOW THE SUBDIVISION TO USE AN ALTERNATIVE SEWAGE DISPOSAL METHOD.

BY: AUTHORIZED REPRESENTATIVE

UTILITY PROVIDERS

- TELEPHONE: CENTURY LINK
ELECTRIC: ELECTRIC DISTRICT #3
GAS: SOUTHWEST GAS COMPANY
CABLE TV: CENTURY LINK
SEWER: GLOBAL WATER
WATER: GLOBAL WATER
RECLAIMED WATER: GLOBAL WATER
POLICE: CITY OF MARICOPA
FIRE: CITY OF MARICOPA
REFUSE: WASTE MANAGEMENT

NOTES

- 1. CONSTRUCTION WITHIN UTILITY EASEMENTS SHALL BE LIMITED TO UTILITIES, FENCES AND DRIVEWAYS.
2. ONLY GROUND COVER AND BUSHES ARE ALLOWED TO BE PLANTED WITHIN EASEMENTS DEDICATED FOR THE EXCLUSIVE USE OF WATER, SANITARY SEWER, RECLAIMED WATER OR ANY COMBINATION THEREOF. NO TREES ARE ALLOWED.
3. VISIBILITY EASEMENT RESTRICTIONS: ANY OBJECT, WALL, STRUCTURE, MOUND, OR LANDSCAPING (MATURE) OVER 24" IN HEIGHT IS NOT ALLOWED WITHIN THE VISIBILITY EASEMENT.
4. ALL TRACTS THAT WILL NOT BE DEDICATED TO THE CITY OF MARICOPA AND ALL COMMON PROPERTY SHALL BE IMPROVED IN ACCORDANCE WITH PLANS APPROVED BY THE CITY OF MARICOPA AND SHALL BE CONVEYED BY WARRANTY (OR SPECIAL WARRANTY) DEED TO THE TRAILS COMMUNITY ASSOCIATION. THE TRAILS COMMUNITY ASSOCIATION SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE COMMON PROPERTY.
5. ALL TRACTS THAT WILL NOT BE DEDICATED TO THE CITY OF MARICOPA AND ALL COMMON PROPERTY SHALL BE IMPROVED IN ACCORDANCE WITH PLANS APPROVED BY THE CITY OF MARICOPA AND SHALL BE OWNED IN COMMON, WITH AN UNDIVIDED INTEREST BY ALL LOT OWNERS IN THIS SUBDIVISION. THE COMMON PROPERTY SHALL BE INCLUDED WITHIN THE SCOPE OF DEEDS TRANSFERRING OWNERSHIP OF LOTS IN THIS SUBDIVISION. THE LOT OWNERS SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE COMMON PROPERTY.
6. UTILITY LINES TO BE CONSTRUCTED UNDERGROUND AS REQUIRED BY ARIZONA CORPORATION COMMISSION GENERAL ORDER R(42)33.
7. ALL CORNERS SHALL BE MONUMENTED WITH 1/2" REBAR AND CAPPED OR TAGGED, BEARING THE REGISTRATION NUMBER OF THE SURVEYOR RESPONSIBLE FOR THEIR PLACEMENT AT THE TIME OF CONSTRUCTION.
8. ALL CURVES ARE TANGENT, COMPOUND, OR REVERSE UNLESS NOTED OTHERWISE.
9. NO STRUCTURES SHALL BE CONSTRUCTED IN OR ACROSS, NOR SHALL IMPROVEMENTS OR ALTERATIONS BE MADE TO THE DRAINAGE FACILITIES THAT ARE A PART OF THIS DEVELOPMENT WITHOUT THE WRITTEN AUTHORIZATION OF THE CITY OF MARICOPA.
10. ELECTRICAL LINES TO BE CONSTRUCTED UNDERGROUND AS REQUIRED BY THE ARIZONA CORPORATION COMMISSION.
11. THE VOLKSWAGEN PROVING GROUNDS IS LOCATED IMMEDIATELY EAST OF THE TRAILS PHASE 1B, ON THE EAST SIDE OF MURPHY ROAD. THE TRAILS PHASE 1B IS SUBJECT TO VEHICLE NOISE AND DUST FROM OPERATIONS AT THE VOLKSWAGEN PROVING GROUNDS, WHICH MAY TAKE PLACE 24 HOURS A DAY, 7 DAYS A WEEK.
12. COVENANTS, CODES AND RESTRICTIONS FOR "THE TRAILS PHASE 1B" MARICOPA, ARIZONA ARE RECORDED IN PINAL COUNTY RECORDS

APPROVALS

DEVELOPMENT SERVICES DIRECTOR CITY OF MARICOPA, ARIZONA DATE

APPROVED: CITY ENGINEER CITY OF MARICOPA, ARIZONA DATE

APPROVED BY THE COUNCIL OF THE CITY OF MARICOPA, ARIZONA, THIS DAY OF 2019.

BY: MAYOR DATE

ATTEST: CITY CLERK DATE

SHEET INDEX

- 1 - COVER, NOTES, TRACT AREA/USE TABLE
2 - SHEET LAYOUT
3 - CURVE/LINE DATA, DETAILS
4-9 - PLAT MAP

STATE OF ARIZONA COUNTY OF PINAL I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT IS FILED IN THE OFFICIAL RECORDS OF THIS COUNTY IN CABINET SLIDE DATE: REQUEST OF: CITY OF MARICOPA WITNESS MY HAND AND OFFICIAL SEAL. PINAL COUNTY RECORDER BY: DEPUTY

FINAL PLAT FOR THE TRAILS PHASE 1B. AREA 48.201 AC SHEET 1 OF 9. Job No: 14-062-07 Date: 7/2/2019. Hoskin•Ryan Consultants Inc. 5050 N. 40th Street, Suite #100 Phoenix, Arizona 85018 Office: (602) 252-8384 Fax: (602) 252-8385 www.hoskinryan.com Land Planning • Hydrology • Land Development • Civil Engineering • Surveying

REVIEWED BY DATE DRAFTED BY DATE CHECKED BY DATE

Projects V4\14-062-07-Phase 1-Final-Engineering\Survey DWG\14-062-07-PH1B-PP01.dwg

NE CORNER SECTION 28
FOUND 1.5" SOLID PIPE

THE TRAILS PHASE 2
(FUTURE PARCEL)

THE TRAILS PHASE 2
(FUTURE PARCEL)

APN: 502-03-016A
VOLKSWAGEN OF AMERICA
DBA VORELCO INC

THE TRAILS PHASE 1A
(FUTURE PARCEL)

TORTOSA-NW
PARCEL 11
INST# 2004-049090, PCR

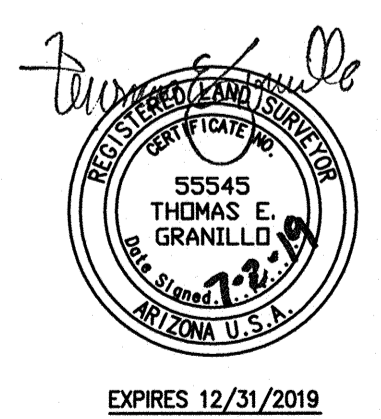
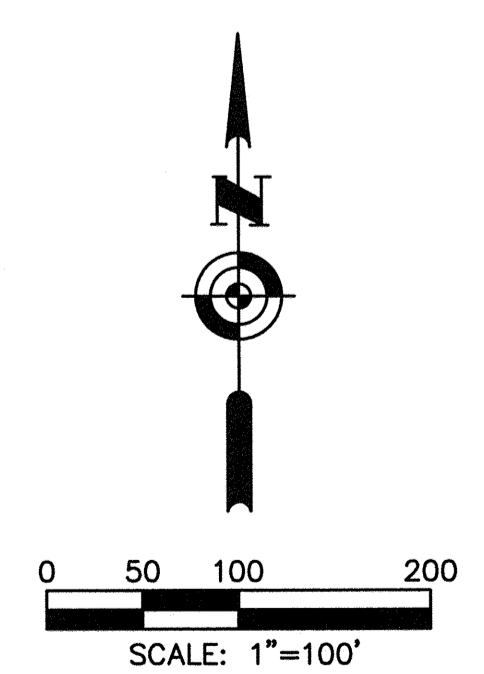
E 1/4 CORNER SECTION 28
FOUND 1/4" REBAR IN POTHOLE

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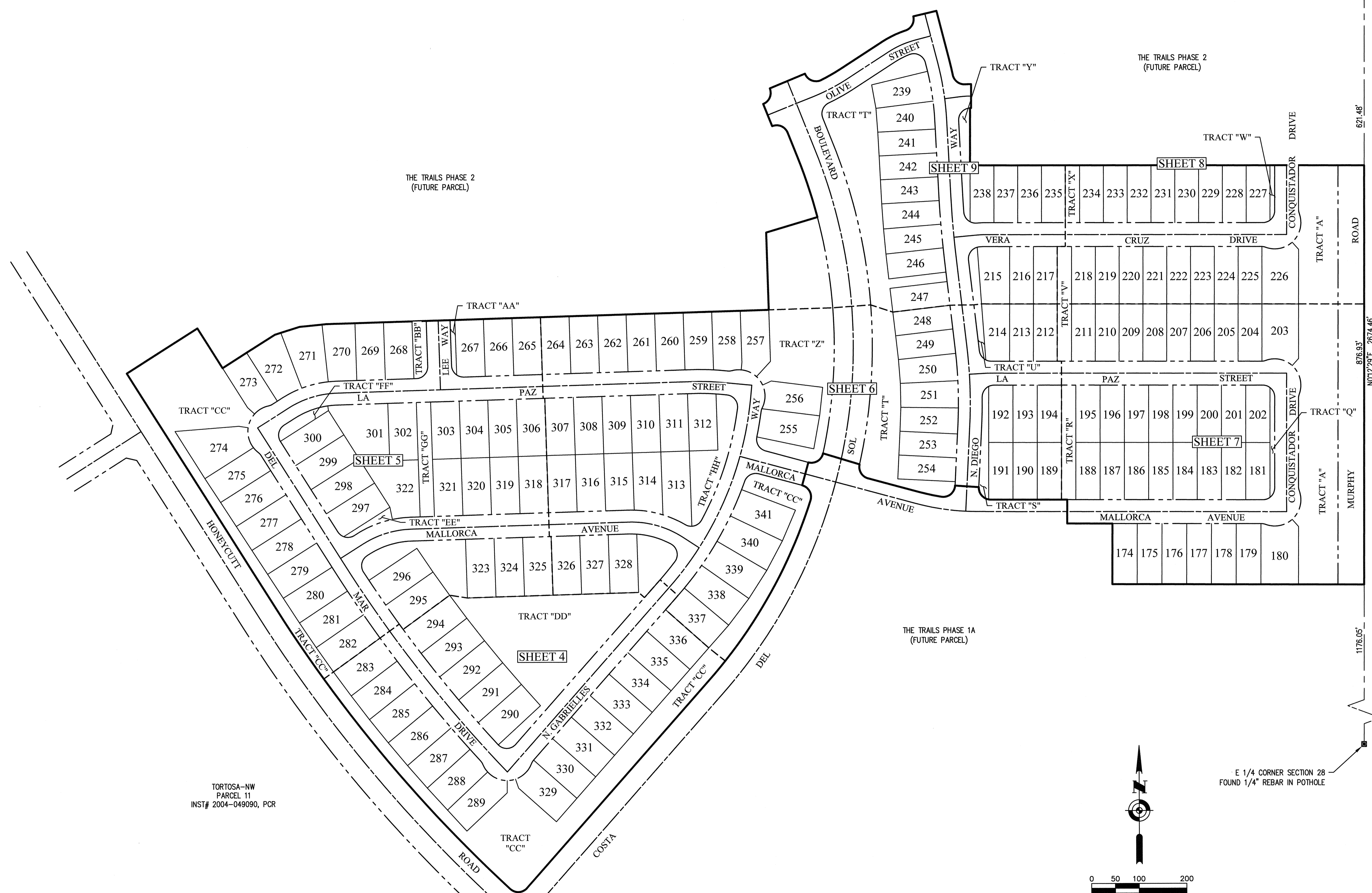
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PINAL COUNTY RECORDER
BY _____ DEPUTY



FINAL PLAT FOR THE TRAILS PHASE 1B		 Hoskin-Ryan Consultants Inc. <i>creative engineering solutions</i>
AREA 48.201 AC	SHEET 2 OF 9	
Job No: 14-062-07 Date: 7/2/2019		5050 N. 40th Street, Suite #100 Phoenix, Arizona 85018 Office: (602) 252-8384 Fax: (602) 252-8385 www.hoskinryan.com Land Planning • Hydrology • Land Development • Civil Engineering • Surveying



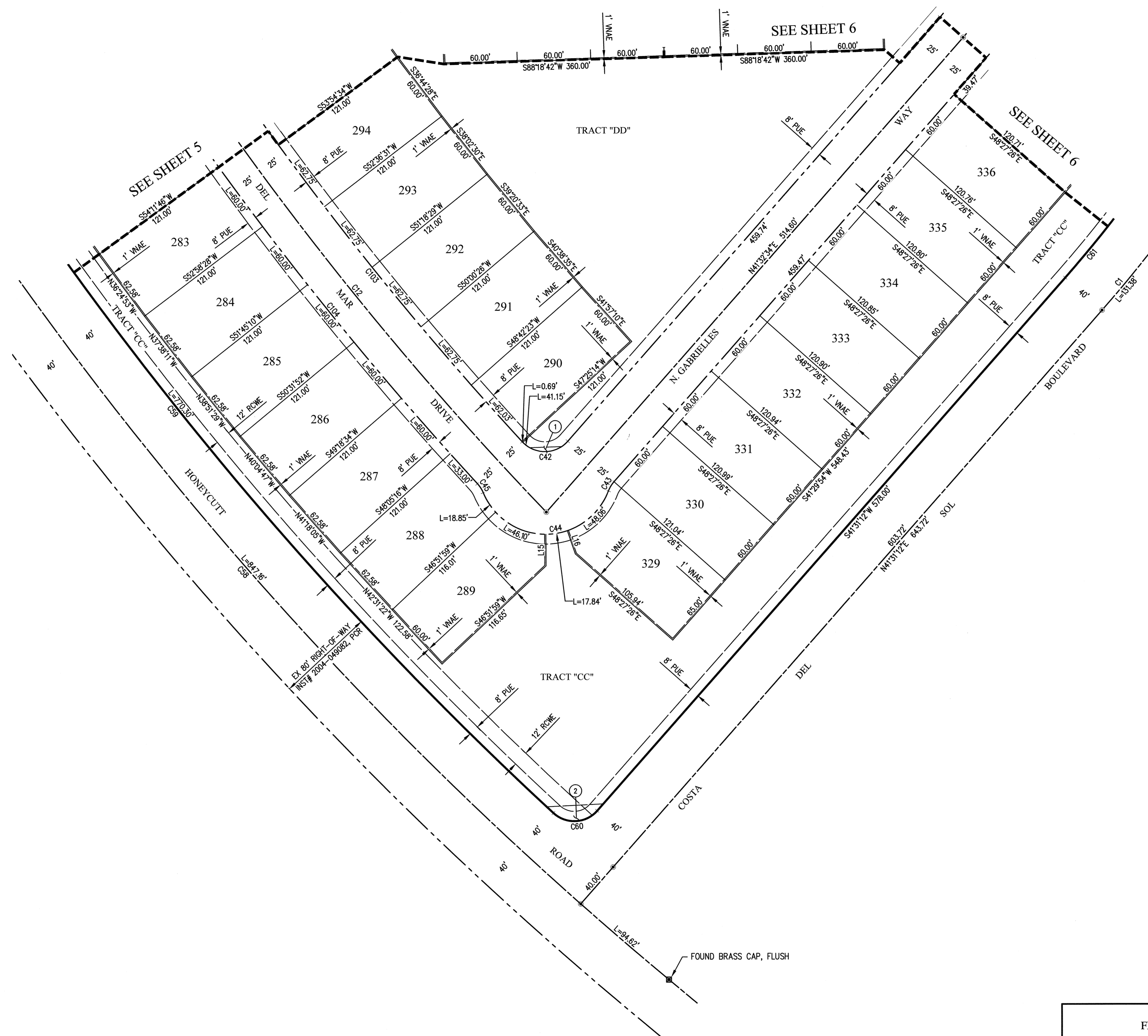
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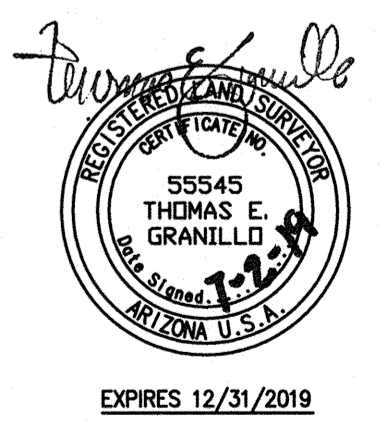
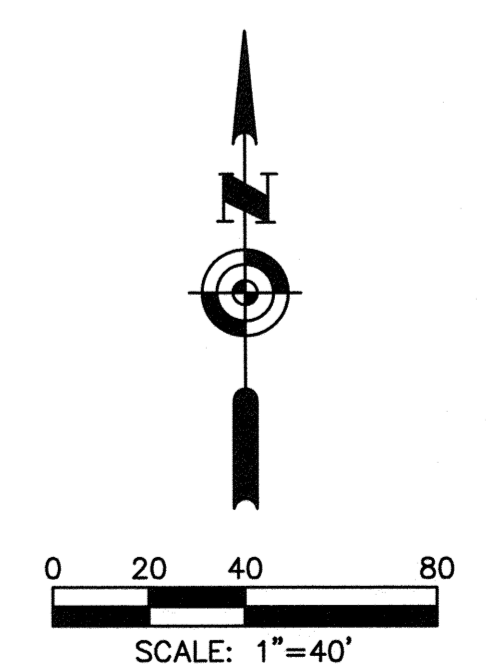
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REVIEWED BY _____ DATE _____
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FINAL PLAT FOR THE TRAILS PHASE 1B		<p>Hoskin • Ryan Consultants Inc. creative engineering solutions</p> <p>5050 N. 40th Street, Suite #100 Phoenix, Arizona 85018 Office: (602) 252-8384 Fax: (602) 252-8385 www.hoskinryan.com</p>
AREA 48.201 AC	SHEET 4 OF 9	
Job No: 14-062-07	Date: 7/2/2019	Land Planning • Hydrology • Land Development • Civil Engineering • Surveying

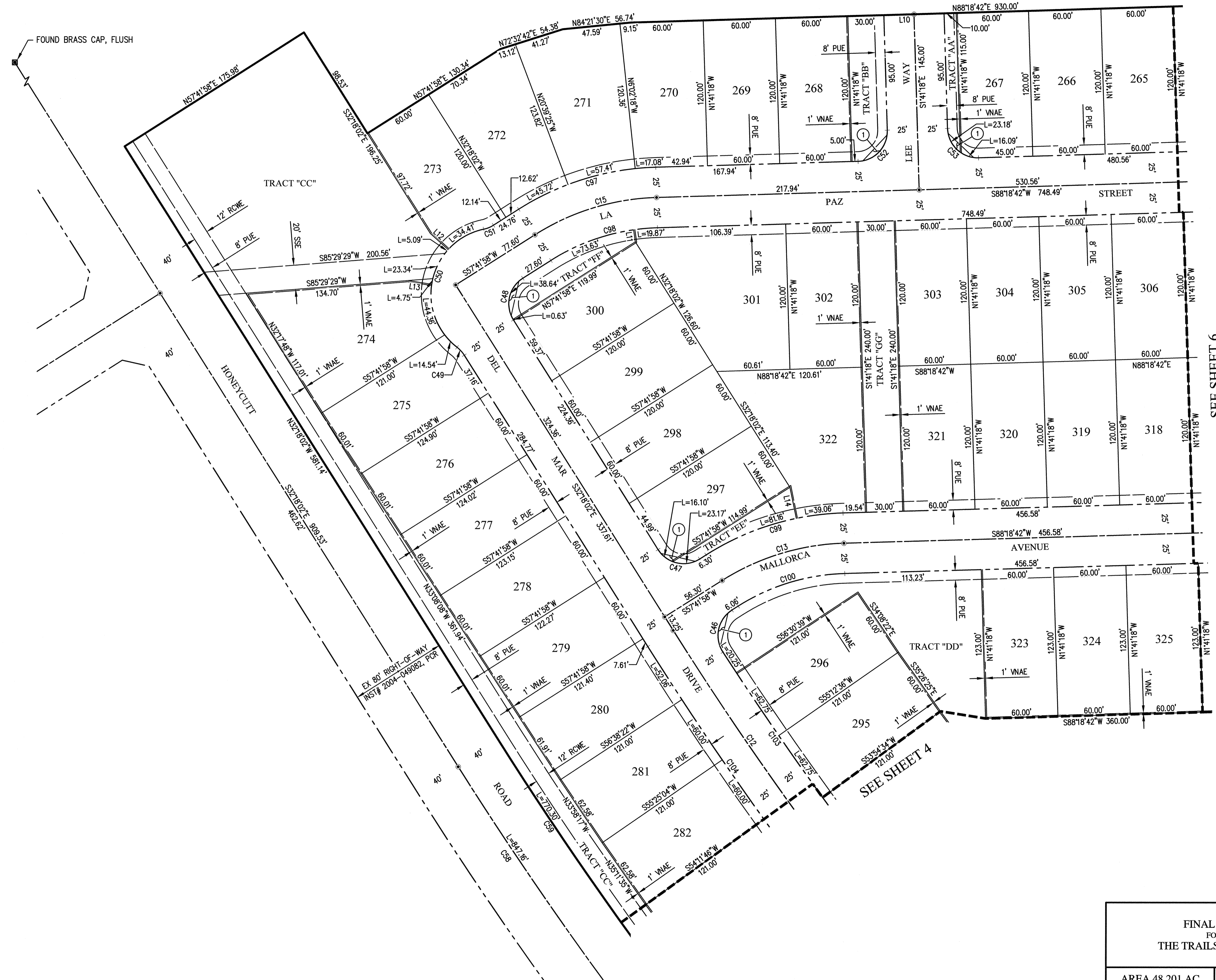
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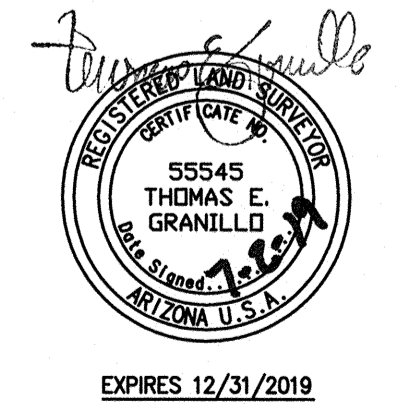
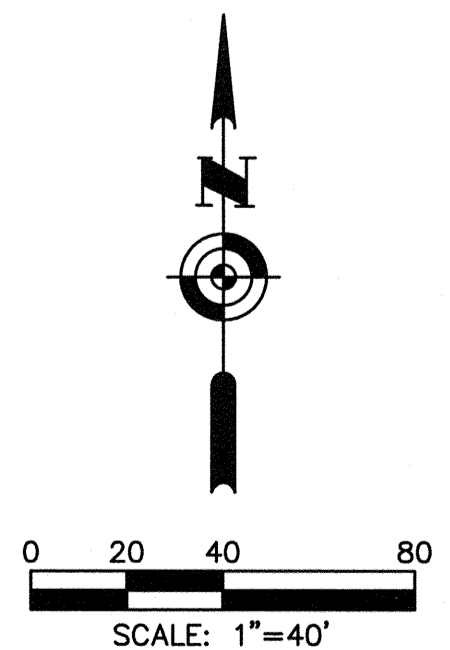
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FINAL PLAT
 FOR
 THE TRAILS PHASE 1B

AREA 48.201 AC	SHEET 5 OF 9
Job No: 14-062-07	Date: 7/2/2019

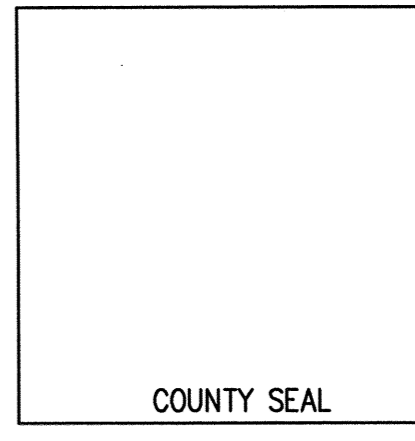
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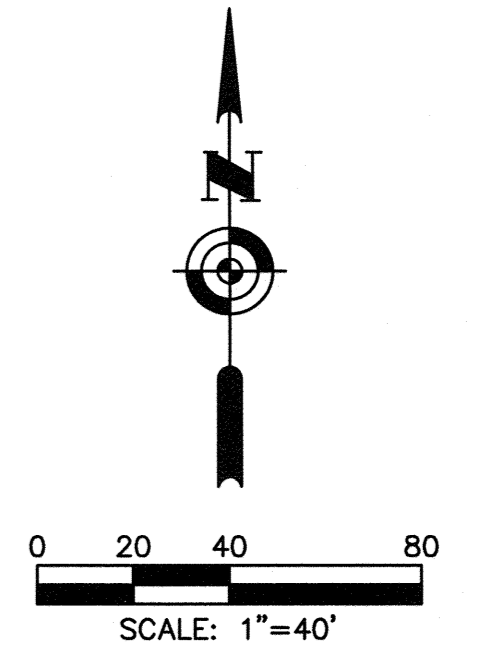


SEE SHEET 5

SEE SHEET 9

SEE SHEET 7

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AREA 48.201 AC	SHEET 6 OF 9
Job No: 14-062-07	Date: 7/2/2019

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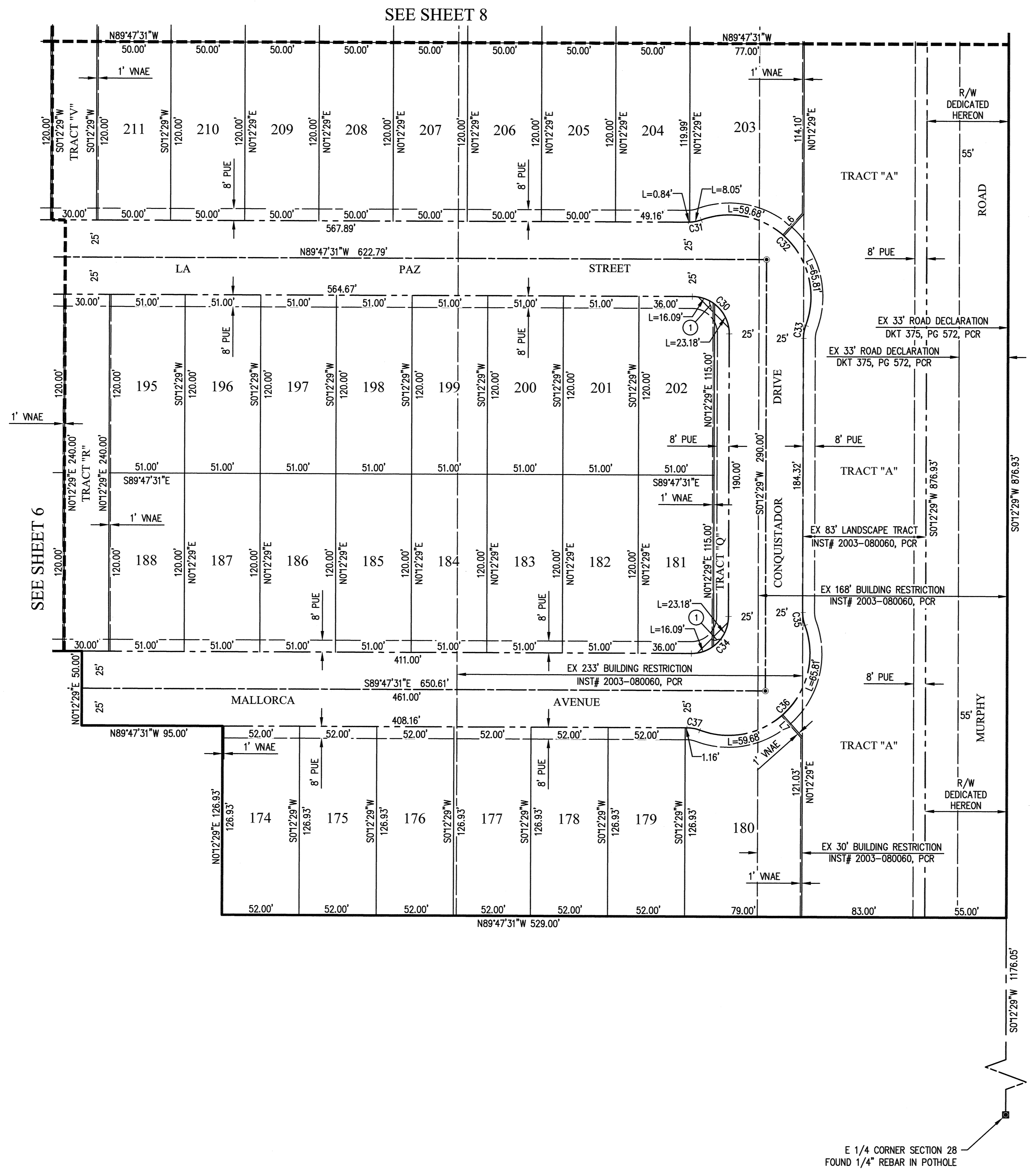
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Projects\14\14-062_Tortosa\07-Phase 1 Final Engineering\Survey\DWG's\140625-PH1B-FP06.dwg

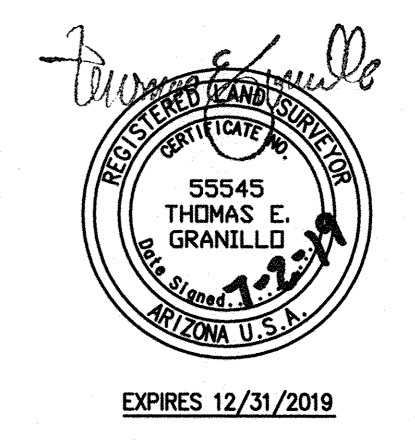
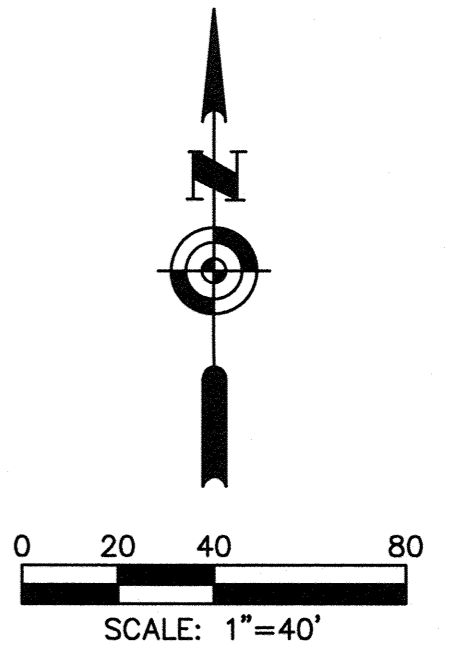
STATE OF ARIZONA COUNTY OF PINAL I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT IS FILED IN THE OFFICIAL RECORDS OF THIS COUNTY IN CABINET _____ SLIDE _____
 DATE: _____
 REQUEST OF: CITY OF MARICOPA
 WITNESS MY HAND AND OFFICIAL SEAL.
 _____ PINAL COUNTY RECORDER
 BY _____ DEPUTY

COUNTY SEAL

LEGEND	
	INDICATES MONUMENT AS NOTED
	CENTER LINE MONUMENTATION - SET BRASS CAP PER MAG STD. DET. 120-1, TYPE "B"
C1	CURVE NUMBER
VNAE	VEHICULAR NON-ACCESS EASEMENT
	21' X 21' SIGHT VISIBILITY EASEMENT
	33' X 33' SIGHT VISIBILITY EASEMENT
	10' X 20' SIGHT VISIBILITY EASEMENT
	EASEMENT
	RIGHT-OF-WAY
	CENTERLINE
	BOUNDARY
	SECTION LINE
	SIGHT VISIBILITY EASEMENT (SVE)
R/W	RIGHT-OF-WAY
PUE	PUBLIC UTILITY EASEMENT
SSE	SANITARY SEWER EASEMENT
RCWE	RECLAIMED WATER EASEMENT
EX	EXISTING
COR	CORNER
L1	LINE NUMBER
RE	ROADWAY EASEMENT
PCR	PINAL COUNTY RECORDS
SVE	SIGHT VISIBILITY EASEMENT



REVIEWED BY _____ DATE _____
 DRAFTED BY _____ DATE _____
 CHECKED BY _____ DATE _____



FINAL PLAT FOR THE TRAILS PHASE 1B		Hoskin • Ryan Consultants Inc. <i>creative engineering solutions</i> 5050 N. 40th Street, Suite #100 Phoenix, Arizona 85018 Office: (602) 252-8384 Fax: (602) 252-8385 www.hoskinryan.com Land Planning • Hydrology • Land Development • Civil Engineering • Surveying
AREA 48.201 AC Job No. 14-062-07	SHEET 7 OF 9 Date: 7/2/2019	

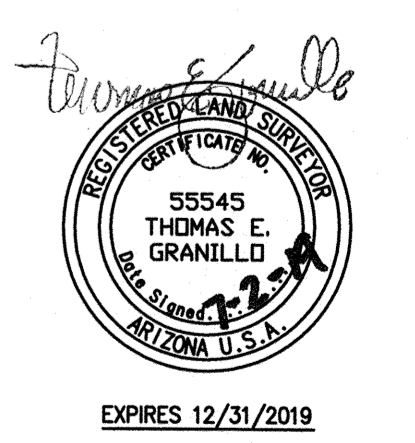
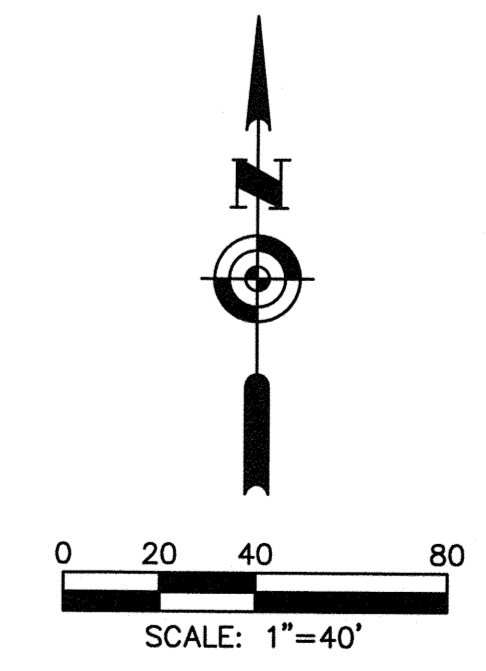
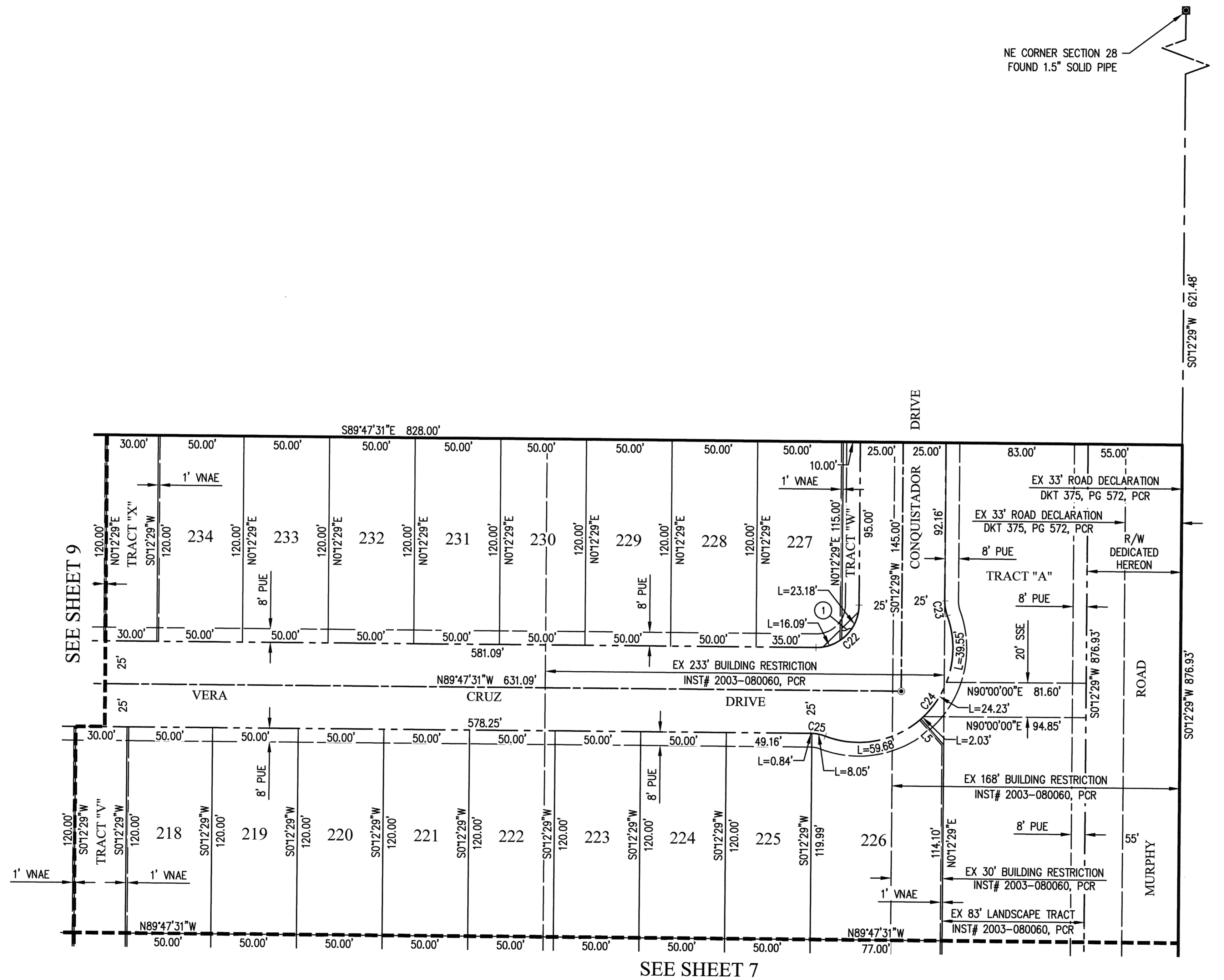
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STATE OF ARIZONA COUNTY OF PINAL I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT IS FILED IN THE OFFICIAL RECORDS OF THIS COUNTY IN CABINET _____ SLIDE _____ DATE: _____ REQUEST OF: CITY OF MARICOPA
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COUNTY SEAL

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- EASEMENT
- RIGHT-OF-WAY
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- SECTION LINE
- SIGHT VISIBILITY EASEMENT (SVE)
- R/W RIGHT-OF-WAY
- PUE PUBLIC UTILITY EASEMENT
- SSE SANITARY SEWER EASEMENT
- RCWE RECLAIMED WATER EASEMENT
- EX EXISTING
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- PCR PINAL COUNTY RECORDS
- SVE SIGHT VISIBILITY EASEMENT



REVIEWED BY _____ DATE _____
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FINAL PLAT FOR THE TRAILS PHASE 1B		 Hoskin-Ryan Consultants Inc. <i>creative engineering solutions</i>
AREA 48.201 AC Job No: 14-062-07	SHEET 8 OF 9 Date: 7/2/2019	
5050 N. 40th Street, Suite #100 Phoenix, Arizona 85018 Office: (602) 252-8384 Fax: (602) 252-8385 www.hoskinryan.com		Land Planning • Hydrology • Land Development • Civil Engineering • Surveying

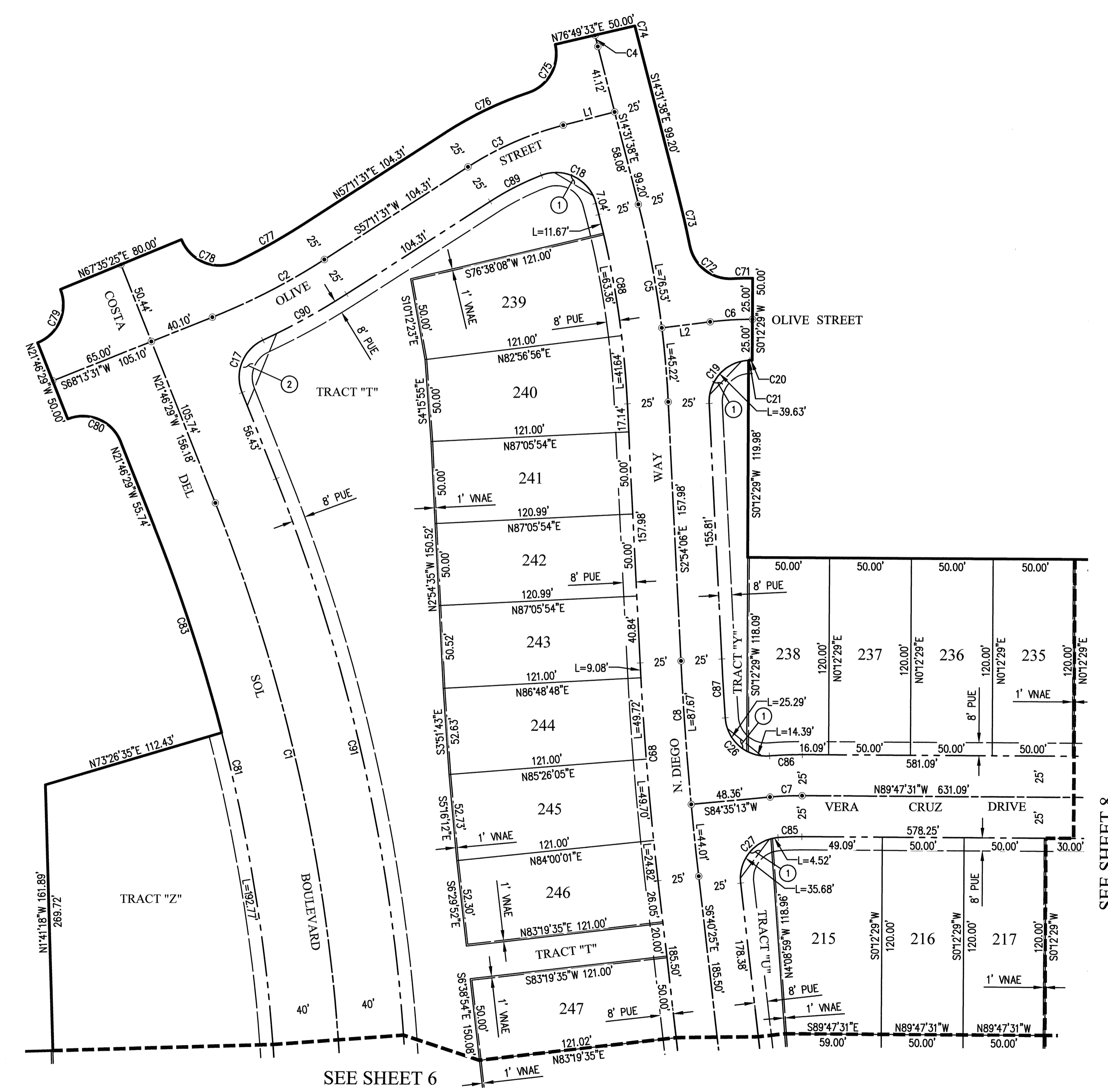
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STATE OF ARIZONA COUNTY OF PINAL I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT IS FILED IN THE OFFICIAL RECORDS OF THIS COUNTY IN CABINET _____ SLIDE _____ DATE: _____ REQUEST OF: CITY OF MARICOPA WITNESS MY HAND AND OFFICIAL SEAL. _____ PINAL COUNTY RECORDER BY: _____ DEPUTY

COUNTY SEAL

LEGEND

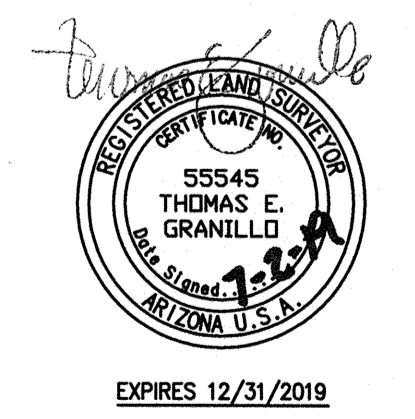
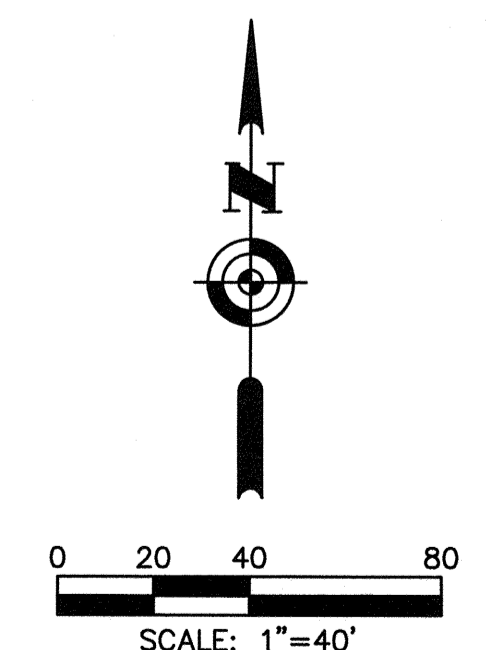
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- SVE SIGHT VISIBILITY EASEMENT



SEE SHEET 8

SEE SHEET 6

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 DRAFTED BY _____ DATE _____
 CHECKED BY _____ DATE _____



FINAL PLAT
 FOR
THE TRAILS PHASE 1B

AREA 48.201 AC SHEET 9 OF 9

Job No: 14-062-07 Date: 7/2/2019

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