

**A G E N D A**  
**CITY OF AZTEC**  
**SPECIAL CITY COMMISSION MEETING**  
**February 20, 2017**  
**201 W. Chaco, City Hall**  
**5:15 p.m.**

- I. CALL TO ORDER**
- II. INVOCATION**
- III. PLEDGE OF ALLEGIANCE**
- IV. ROLL CALL**
- V. AGENDA APPROVAL**
- VI. BUSINESS ITEMS**
  - A. Quit Claim Deed-Fairgrounds Road
- VII. ADJOURNMENT**

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**ATTENTION PERSONS WITH DISABILITIES:** The meeting room and facilities are fully accessible to persons with mobility disabilities. If you plan to attend the meeting and will need an auxiliary aid or service, please contact the City Clerk's Office at 334-7600 prior to the meeting so that arrangements can be made.

**Note:** A final agenda will be posted 72 hours prior to the meeting. Copies of the agenda may be obtained from City Hall, 201 W. Chaco, Aztec, NM 87410.

# Staff Summary Report

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<b>MEETING DATE:</b>	February 20, 2017
<b>AGENDA ITEM:</b>	VI. BUSINESS ITEM (A)
<b>AGENDA TITLE:</b>	Quitclaim Deed from the City of Aztec & Land Donation to the City of Aztec

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<b>ACTION REQUESTED BY:</b>	Catholic Health Initiative Colorado, a Colorado non-profit corporation, dba Mercy Regional Medical Center of Durango.
<b>ACTION REQUESTED:</b>	The City of Aztec receives dedication of 1.01 acres and the City deeds 0.03 Acres.
<b>SUMMARY BY:</b>	Steven M. Saavedra

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## PROJECT DESCRIPTION / FACTS

Catholic Health Initiative Colorado, a Colorado non-profit corporation, dba Mercy Regional Medical Center of Durango requests 0.03 acres of Fairgrounds Road in order to facilitate future development. The subject property is located at 221 Aztec Boulevard. According to the applicant, the segment of Fairgrounds Road abutting tract 1-A, hinders construction plans for future development. The applicant is requesting 0.03 acres from the City of Aztec.

Mercy Regional Medical Center of Durango is dedicating 1.01 acres to the City of Aztec, as shown on the Alternate Summary Plat.

The documents have been reviewed by the City Attorney and approved to form. Mercy Regional Medical Center of Durango will sign the quitclaim deed once the City of Aztec has approved. The Community Development Department will record the plat with San Juan County.

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<b>SUPPORT DOCUMENTS:</b>	Quit Claim Deed Dedication Plat Zoning Map
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<b>DEPARTMENT'S RECOMMENDED MOTION:</b>	Move to Approve Land Donation of 1.03 acres to the City of Aztec and the City of Aztec deeds 0.03 acres from Catholic Health Initiative Colorado, a Colorado non-profit corporation, dba Mercy Regional Medical Center of Durango
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## QUITCLAIM DEED TERMINATING EASEMENT

QUITCLAIM DEED made this \_\_\_\_ day of \_\_\_\_\_, 2017, by and between The City of Aztec, a municipal corporation duly organized and existing under the constitution and laws of the State of New Mexico, hereinafter referred to as "Grantor", and Catholic Health Initiative Colorado, a Colorado non-profit corporation, dba Mercy Regional Medical Center of Durango, 9100 E. Mineral Circle, Suite 300, Centennial, Colorado 80112, hereinafter referred to as "Grantee".

Grantor, for good and sufficient consideration, receipt of which is hereby acknowledged, does hereby release and quitclaim to Grantee and to its successors and assigns, all the right, title, interest and estate of Grantor in and to that certain real property situated in San Juan County, New Mexico, more particularly described below, specifically including any easement of Grantor therein, with the intent that such easement may be extinguished, and that Grantee, its successors and assigns, shall have and enjoy the premises free and clear from such easement, and from all other easements whatsoever belonging to Grantor in the premises.

### **PROPERTY DESCRIPTION:**

A parcel of land situated in the Northwest Quarter of the Southeast Quarter (NW1/4SE1/4) of Township Thirty (30) North of Range Eleven (11) West, N.M.P.M., Aztec, San Juan County, New Mexico, being more particularly described as follows:

BEGINNING at a point on the north right of way line of Fairgrounds Road, from whence the West Quarter Corner bears North 85°58'39" West 2740.50 feet;  
Thence S 05°33'45" W, a distance of 33.60 feet to a point on the south right of way line of Fairgrounds Road;  
Thence N 84°14'47" W, a distance of 49.83 feet along said south right of way line;  
Thence N 05°48'06" E, a distance of 33.89 feet to a point on the north right of way line of Fairgrounds Road;  
Thence S 83°54'37" E, a distance of 49.69 feet along said north right of way line to the point of beginning.  
Containing 0.04 acres, more or less.

IN WITNESS WHEREOF, Grantor has executed and delivered this Quitclaim Deed at Aztec, New Mexico on the date first written above.

CITY OF AZTEC

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_

CATHOLIC HEALTH INITIATIVE  
COLORADO dba MERCY REGIONAL  
MEDICAL CENTER OF DURANGO

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_

Attest:

By \_\_\_\_\_  
Karla Saylor, City Clerk

Acknowledgment

State of New Mexico §  
County of San Juan §

This instrument was acknowledged before me on \_\_\_\_\_,  
2017, by \_\_\_\_\_ on behalf of Catholic Health Initiative  
Colorado, a Colorado non-profit corporation, dba Mercy Regional Medical Center  
of Durango.

\_\_\_\_\_  
Notary Public

My Commission Expires:

# ALTERNATE SUMMARY PLAT

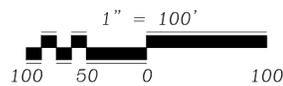
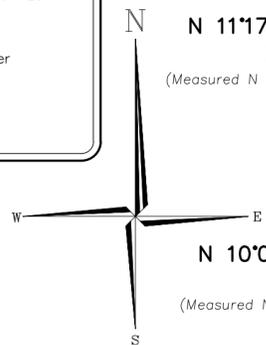
## 221 Aztec Boulevard, Aztec, New Mexico

LOCATED IN SECTION 9, T 30 N, R 11 W, N.M.P.M.  
SAN JUAN COUNTY, NEW MEXICO

CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHORD	LENGTH
(Measured C3)	2°05'16"	5684.89	207.16	S 84°39'23" W	207.15'
(Measured C4)	0°40'09"	5654.90	66.04	S 86°03'48" W	66.04'
C1	2°05'26"	5684.89	207.41	S 84°41'01" W	207.40'
C2	0°40'09"	5654.90	66.04	S 86°03'48" W	66.04'

### DESCRIPTION OF MONUMENTS

- ⊙ Set 5/8" x 24" rebar with a 1-1/2" aluminum cap stamped PLS 13467
- ▣ Found a 5/8" rebar with a 1-1/2" aluminum cap stamped PLS 13467
- ⊖ Set 5/8" x 24" rebar with a 2" aluminum cap stamped PLS 13467
- Found 2-1/2" brass cap with no L.S. Identification
- ⊕ Found 1-1/2" steel cap 4" below asphalt with no L.S. Identification
- Found 5/8" rebar with a 1" plastic cap stamped PLS 6159 - Attached a brass washer stamped PLS 13467
- ▲ Found 5/8" rebar with a 1-1/4" plastic cap stamped PLS 7433 - Attached a brass washer stamped PLS 13467
- Found a 1" rebar with no L.S. identification - Attached a brass washer stamped PLS 13467



Bearings are based on an angle point on the westerly property line and the W1/4 Corner of Section 9, T 30 N, R 11 W, N.M.P.M. The ends of said line having been monumented as shown hereon.  
(Reference Bearing = N 85° 22' 47" W)

UNITS SHOWN HEREON = U.S. SURVEY FEET

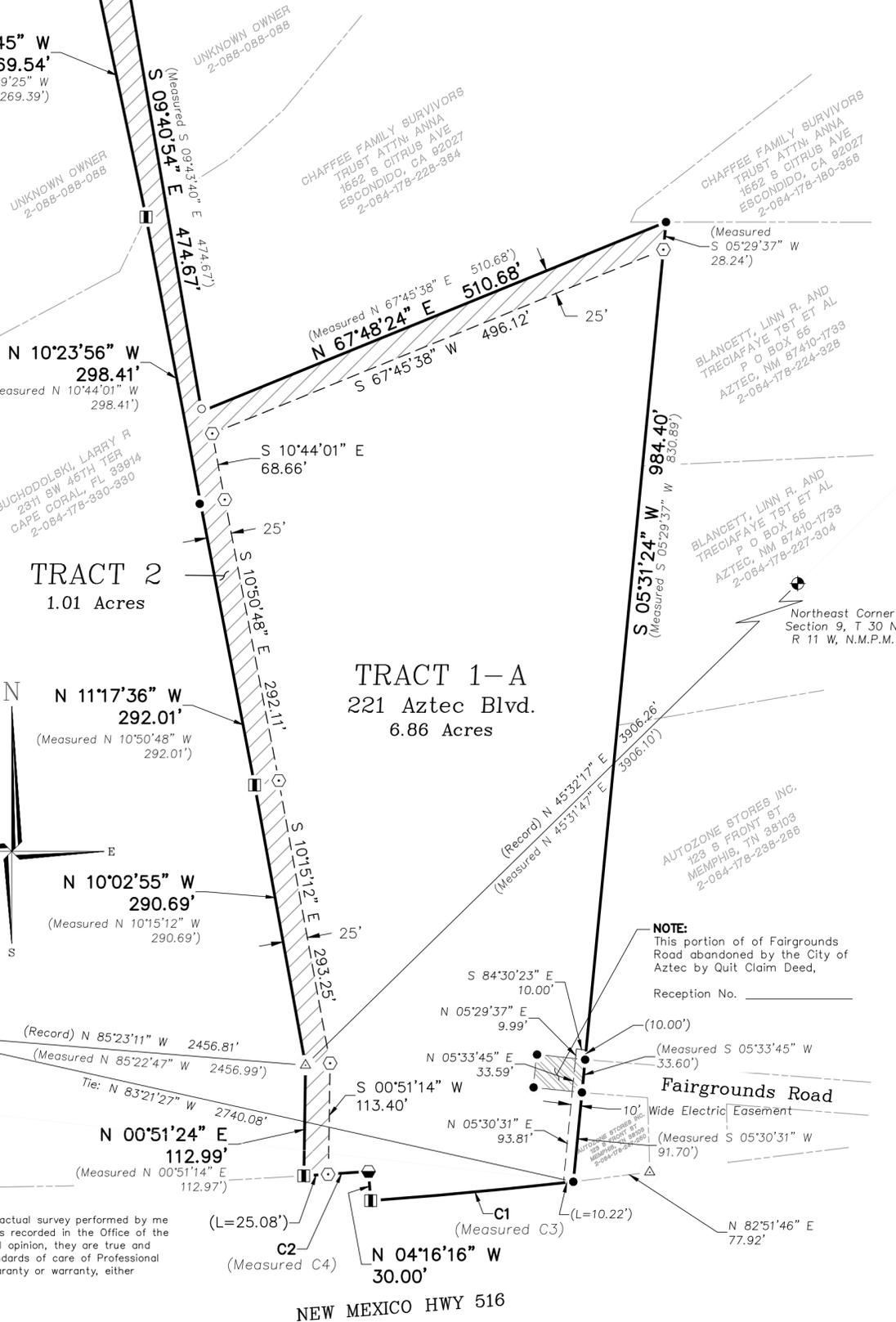
### CERTIFICATE OF SURVEYOR:

I hereby state that this survey and plat were prepared from field notes of an actual survey performed by me or under my direct responsibility, supervision and checking, and from documents recorded in the Office of the San Juan County, New Mexico, Clerk and Recorder, and that, in my professional opinion, they are true and correct to the best of my knowledge, skill and information based on the standards of care of Professional Land Surveyors practicing in the State of New Mexico. This survey is not a guaranty or warranty, either expressed or implied.



Bruce A. Honisch  
New Mexico Registration No. 13467

Date \_\_\_\_\_



### TRACT 1-A PROPERTY DESCRIPTION:

A tract of land situated in the Southeast Quarter of the Northwest Quarter (SE1/4NW1/4), Southwest Quarter of the Northeast Quarter (SW1/4NE1/4), the Northwest Quarter of the Southeast Quarter (NW1/4SE1/4) and the Northeast Quarter of the Southwest Quarter (NE1/4SW1/4) of Section Nine (9) of Township Thirty (30) North of Range Eleven (11) West, N.M.P.M., Aztec, San Juan County, New Mexico, being more particularly described as follows:  
BEGINNING at a point on the northerly right of way line of U.S. Highway 516, from whence the West Quarter Corner bears North 83°21'27" West 2740.08 feet;  
Thence along said northerly right of way line, along the arc of a tangent curve to the right with a delta angle of 2°05'16" and a radius of 5684.89 feet, a distance of 207.16 feet, the long chord bears S 84°39'23" W, a distance of 207.15 feet;  
Thence N 04°16'16" W, a distance of 30.00 feet along said northerly right of way line;  
Thence along said northerly right of way line, along the arc of a non-tangent curve to the right with a delta angle of 0°24'54" and a radius of 5654.90 feet, a distance of 40.96 feet, the long chord bears S 85°56'11" W, a distance of 40.96 feet;  
Thence N 00°51'14" E, a distance of 113.40 feet;  
Thence N 10°15'12" W, a distance of 293.25 feet;  
Thence N 10°50'48" W, a distance of 292.11 feet;  
Thence N 10°44'01" W, a distance of 68.66 feet;  
Thence N 67°45'38" E, a distance of 496.12 feet;  
Thence S 05°29'37" W, a distance of 830.89 feet;  
Thence S 05°33'45" W, a distance of 33.60 feet;  
Thence S 05°30'31" W, a distance of 91.70 feet to the point of beginning.  
Containing 6.86 acres, more or less.

### TRACT 2 PROPERTY DESCRIPTION:

A tract of land situated in the Southeast Quarter of the Northwest Quarter (SE1/4NW1/4), the Southwest Quarter of the Northeast Quarter (SW1/4NE1/4) and the Northeast Quarter of the Southwest Quarter (NE1/4SW1/4) of Section Nine (9) of Township Thirty (30) North of Range Eleven (11) West, N.M.P.M., Aztec, San Juan County, New Mexico, being more particularly described as follows:  
BEGINNING at a point from whence the West Quarter Corner bears North 85°22'47" West 2456.99 feet;  
Thence North 10°15'12" West, a distance of 290.69 feet along an existing fence;  
Thence North 10°50'48" West, a distance of 292.01 feet along an existing fence;  
Thence North 10°44'01" West, a distance of 298.41 feet along an existing fence to a point on the South bank of the Animas River;  
Thence North 11°49'25" West, a distance of 269.39 feet;  
Thence North 79°43'38" East, a distance of 32.08 feet;  
Thence South 09°43'40" East, a distance of 474.67 feet to an existing fence corner;  
Thence North 67°45'38" East, a distance of 510.68 feet along an existing fence line;  
Thence South 05°29'37" West, a distance of 28.24 feet;  
Thence South 67°45'38" West, a distance of 496.12 feet;  
Thence South 10°44'01" East, a distance of 68.66 feet;  
Thence South 10°50'48" East, a distance of 292.11 feet;  
Thence South 10°15'12" East, a distance of 293.25 feet;  
Thence South 00°51'14" West, a distance of 113.40 feet to a point on the Northerly right of way line of U.S. Highway 516;  
Thence along said Northerly right of way line, along the arc of a non-tangent curve to the right with a delta angle of 0°15'15" and a radius of 5654.90 feet, a distance of 25.08 feet, the long chord bears South 86°16'15" West, a distance of 25.08 feet;  
Thence North 00°51'14" East, a distance of 112.97 feet to the point of beginning.  
Containing 1.01 acres, more or less.

### GENERAL DEDICATION:

- 1) TRACT 2 is hereby dedicated to the City of Aztec for the purpose of future road right-of-way.
- 2) The 10' Wide Electric Easement shown hereon is hereby dedicated to the City of Aztec for the purpose of ingress and egress, installation, operation, maintenance, reconstruction, replacement, improvement and removal of electric distribution lines together with their related equipment.

### THIS PLAT IS HEREBY EXECUTED BY THE FOLLOWING PARTIES:

By \_\_\_\_\_ By \_\_\_\_\_  
XXXXX XXXXX

STATE OF \_\_\_\_\_ :  
COUNTY OF \_\_\_\_\_ : SS:

The foregoing instrument was acknowledged before me by XXXXXX - Trustee of the XX XX XX on this \_\_\_\_ day of \_\_\_\_\_ 2017, for the aforementioned purposes.

My Commission Expires \_\_\_\_\_ Notary Public

### CERTIFICATE OF APPROVAL

This plat has been reviewed and approved by the City of Aztec, New Mexico on this \_\_\_\_ day of \_\_\_\_\_ 2017.

By \_\_\_\_\_ Attest \_\_\_\_\_  
City Manager City Clerk

 126 ROCK POINT DRIVE PO BOX 97 DURANGO, COLORADO 81302 970.247.1705	<b>ALTERNATE SUMMARY PLAT</b> 221 Aztec Boulevard, Aztec, New Mexico SECTION 9, T 30 N, R 11 W, N.M.P.M.	SHEET <b>1</b> OF <b>1</b>
	PREPARED BY: RLT/SM    CHECKED BY: BAH PROJECT NO. 16-149    SCALE: 1"=100'    DATE: 12/29/2016	

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# EASEMENT ABANDONMENT PLAT

## 221 Aztec Boulevard, Aztec, New Mexico

LOCATED IN SECTION 9, T 30 N, R 11 W, N.M.P.M.  
SAN JUAN COUNTY, NEW MEXICO

**PROPERTY DESCRIPTION:**

A tract of land situated in the Southeast Quarter of the Northwest Quarter (SE/4NW/4), the Southwest Quarter of the Northeast Quarter (SW/4NE/4), the Northeast Quarter of the Southwest Quarter (NE/4SW/4) and the Northwest Quarter of the Southeast Quarter (NW/4SE/4) of Section Nine (9), in Township Thirty (30) North of Range Eleven (11) West, N.M.P.M., Aztec, San Juan County, New Mexico, being more particularly described as follows:

BEGINNING at a point from whence the West Quarter corner bears North 85°23'11" West 2456.81 feet and the Northeast corner of said Section 9 bears North 45°32'17" East 3906.26 feet;

THENCE North 10°02'55" West 290.69 feet along an existing fence;

THENCE North 11°17'36" West 292.01 feet along an existing fence;

THENCE North 10°23'56" West 298.41 feet along an existing fence to a point on the South bank of the Animas River;

THENCE North 11°43'45" West 269.54 feet;

THENCE North 79°46'24" East 32.08 feet;

THENCE South 09°40'54" East 474.67 feet to an existing fence corner;

THENCE North 67°48'24" East 510.68 feet along an existing fence line;

THENCE South 05°31'24" West 984.40 feet to a point on the Northerly right of way line of U.S. Highway 516;

THENCE 207.42 feet along the arc of a curve having a radius of 5684.89 feet whose chord bearing bears South 84°41'01" West 207.40 feet;

THENCE North 04°16'16" West 30.00 feet;

THENCE 66.04 feet along the arc of a curve having a radius of 5654.90 feet whose chord bearing bears South 86°03'48" West 66.04 feet along said Northerly right of way line;

THENCE North 00°51'24" East 112.99 feet to the point of beginning.

Contains 7.87 acres more or less.

No electrical facilities were visible outside of utility easement Bk. 414, Pg. 41 or within right of way easement Bk. 102 Pg. 72 at the time of field survey dated August 19 through August 26, 2016.

**EASEMENT ABANDONMENT CERTIFICATE:**

① Right of way Easement (Bk. 102 Pg. 72) and ② Utility Easement (Bk. 1189 Pg. 671) as shown hereon, are hereby abandoned. The ③ 10' wide utility easement (Bk. 414 Pg. 41) as shown hereon to be abandoned upon removal of existing powerline and telecommunication facilities.

**CITY OF AZTEC**

Print Name: \_\_\_\_\_  
City Manager

Print Name: \_\_\_\_\_  
Electric Director

Print Name: \_\_\_\_\_  
City Engineer, Public Works Director

Print Name: \_\_\_\_\_  
Community Development Director

Attested by: \_\_\_\_\_

Print Name: \_\_\_\_\_  
City Clerk

**TELECOMMUNICATION**

Print Name: \_\_\_\_\_  
CenturyLink

**ACCEPTED BY**

Print Name: \_\_\_\_\_  
Owner

**CERTIFICATE OF SURVEYOR:**

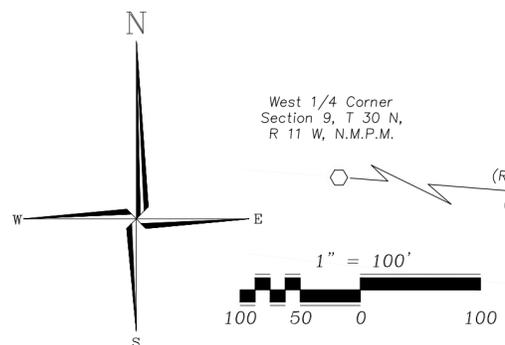
I hereby state that this survey and plat were prepared from field notes of an actual survey performed by me or under my direct responsibility, supervision and checking, and from documents recorded in the Office of the San Juan County, New Mexico, Clerk and Recorder, and that, in my professional opinion, they are true and correct to the best of my knowledge, belief and information based on the standards of care of Professional Land Surveyors practicing in the State of New Mexico. This survey is not a guaranty or warranty, either expressed or implied.

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New Mexico Registration No. 13467

Date \_\_\_\_\_

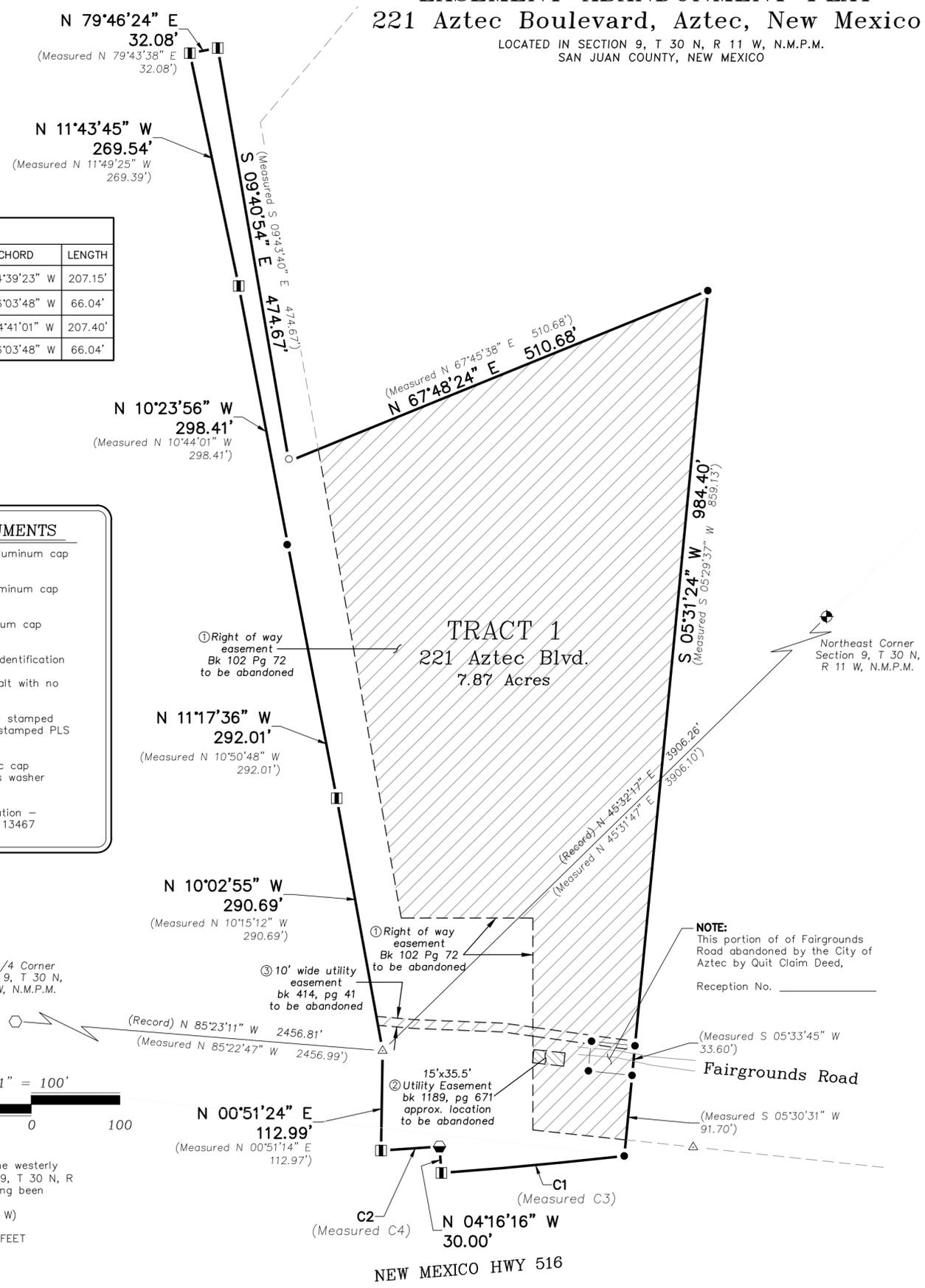
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DESCRIPTION OF MONUMENTS	
⊙	Set 5/8" x 24" rebar with a 1-1/2" aluminum cap stamped PLS 13467
⊞	Found a 5/8" rebar with a 1-1/2" aluminum cap stamped PLS 13467
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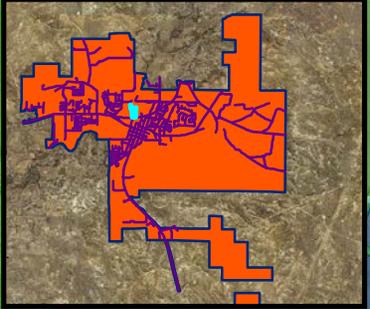
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(Reference Bearing = N 85° 22' 47" W)

UNITS SHOWN HEREON = U.S. SURVEY FEET



<p><b>GOFF</b> ENGINEERING + SURVEYING INC 126 ROCK POINT DRIVE PO BOX 97 DURANGO, COLORADO 81302 970.247.1705</p>	<p><b>EASEMENT ABANDONMENT PLAT</b></p> <p><b>221 Aztec Boulevard,</b></p> <p><b>Aztec, New Mexico</b></p> <p>SECTION 9, T 30 N, R 11 W, N.M.P.M.</p>		<p>SHEET</p> <p style="font-size: 2em;">1</p> <p>OF</p> <p style="font-size: 2em;">1</p>
	PREPARED BY: RLT/KN	CHECKED BY: BAH	
	PROJECT NO. 16-149	SCALE: 1"=100'	DATE: 12/29/2016

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Subject Property

**Fairgrounds Road**  
 Community Development Department  
 City of Aztec

Date: 2/15/2017



<b>ZONING</b>	C-1	PUD
<b>DISTRICT</b>	C-2	R-1
	A-1	R-2
	O-1	Parcels
		Roads

