

**ORIGINAL
ELC**



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**Arizona Corporation Commission
DOCKETED**

April 13, 2005

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Corporate Commission
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Phoenix, Arizona 85007

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AZ CORP COMMISSION
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RE: SRP Southeast Valley/ PW-SEV/BOB 500 kv Transmission Project
Docket Number: L-00000B-04-0126

To Whom It May Concern:

Part of the following information was included in our presentation to in the Line Siting meetings. As time was a factor, we presented only main points. Chairman Woodall suggested we submit our information, in its entirety, to the Corporate Commission.

My name is Jennifer Echeverria and, with my sisters Vicencia, and Gigi, own a parcel of land directly affected by the preferred route. We come from a long line of Echeverrias' who have been involved in farming and ranching in Arizona for more than four generations. (To give you a little of my background, before I got into the development side of real estate, I remodeled homes. I used materials from homes being torn down; thereby putting to use something that otherwise would have gone to a landfill). My sisters and I have a responsibility to not only our children but their children's children as well. This presentation is not just from people who own land, but people who also are committed to the greater good.

We currently own Vicencia Farms, LLC which is a 270 acre section of land on Murphy Road due south of Node 122 starting at the southern descent of the preferred route. The Parcel number is 502 22 002F4.

We apologize for presenting this late in the process, but unfortunately we did not receive notification of the power line planned routes. We were told of the proposals when we contacted an owner of land adjacent to our own. My sister Vicencia and I have attended line siting meetings and read the transcripts of those we were unable to attend. I'm sure you've heard this many times before, but we couldn't find any verification that notification was sent directly to us. This is unfortunate, considering we own property adjacent to the suggested preferred route. Greystone provided us with four compact discs of information available to the public. We have printed pages from the project mailings database for adjacent property owners (Exhibit A). You can clearly see Vicencia LLC, was not included, nor were some of the other landowners located along the Santa Rosa Wash. We think that SRP needs to revamp their notification process; it's interesting to note that as large as Area B is, 6 out of the 7 people who spoke at the public forum were actually informed of the site plans through the City of Casa Grande's notification process.

We are opposed to the proposed preferred route. For several years now, Vicencia LLC has been working on an extensive master-planned community covering not only this parcel, but some of the adjoining parcels as well; all told, over 3000 acres are involved. We have included a so-called "bubble map" (Exhibit B) of the project. This proposed mixed-use development features a range of low to high-density housing, 2 elementary schools, a high school, 45 acres of parks, 9 lakes, employment and commercial sites. The area required for the preferred route is planned for lakes and would not be compatible with a power line. The marketing of our development

will be specifically geared to homebuyers seeking an upscale lakefront community. There will be lot premiums on those home sites closest to the lake areas. The proximity of major transmission lines to this project would negate and nullify the benefits of such a lifestyle. In addition, high voltage power lines are perceived as dangerous, the public is concerned about cancer and other latent health risks. This fear, of real or imagined hazard may result in subsequent land value diminution .

We have a vested interest in making this area a masterpiece community, and are working very hard to accomplish this end. We are working with the City of Maricopa to aid their efforts to create a unique and beautiful city. In keeping with our vision of developing the property in a tasteful and distinguished style, we have contacted, and have reached a consensus of our vision, with the majority of the landowners depicted in the "bubble map". The initial step was to get a collaboration of the landowners in the flood plain to share the costs in conducting the drainage studies of the flood plain and then exploring mitigation solutions. We have received initial, positive responses from virtually all those involved.

Please note that the cost of compensation is far less expensive for state or tribal land than for prime development property soon to be within the city limits of Maricopa. Also, bear in mind the latest sales for raw land in the City of Maricopa have been in the \$75,000+ an acre, up from \$35,000 just 6 months ago. The estimated per acre projected costs in SRP's model show a fraction of that per acre figure.

We understand and support the need to provide for increasing energy demands in this area. However, the proposed placement of this transmission system would financially damage a residential housing project that Vicencia LLC (and others), have invested an significant amount of time and energy, not to mention the financial investment. There is other property in close proximity; better suited, contains power line corridors, and is linear to existing right-of-way easements. Development is already restricted, and site construction would be far less expensive as it would necessitate less line, and would not need additional construction support for a wash. SRP has been quoted many times, stating that routing "opportunities" for transmission lines generally include existing linear features that could be paralleled. Please note (Exhibit C) that Node 104, which travels down White and Parker Road through to, or past Interstate 8 contains existing lines. This "opportunity" corridor also has an existing substation and SRP has applied for permission to install an additional substation located adjacent to the existing substation. Reasons given me by Kenda Pollio and also to Ms. Vandenburg in testimony from Mr. Hawkins as to why that route wasn't chosen, were that there are sensitivities and conflicts:

- i. Right of way issues
- ii. More homes (mostly vacant)
- iii. More center-pivot irrigation (only one)

The definition of a sensitivity from Greystone Environmental is a feature or area where you would consider permitting or constructability for sighting and building a transmission line. They are not necessarily things to stay away from; just things to be considered when placing lines. We have a blow-up of that particular area (Exhibit D). As you can see, there are not enough sensitivities to warrant abandoning this route. The sensitivities on White and Parker, verbally stated, but without documentation, do not appear to exist to the extent stated and existed prior to the implementation of the existing lines. SRP cited they would have "right-of-way and overload issues" on White and Parker Road (N104) south down to I-8, yet they chose another route corridor from N104 east to the N122 (Santa Rosa Wash) that has not two lines, as in the abovementioned abandoned route, but three. This has a much greater potential of conflict over "right-of-way and/or overload issues" in an area that has no existing lines (see Exhibit C). It seems that whenever SRP doesn't want to locate in a certain area, they create a broad brush stroke of "sensitivities" without quantifying them. But, interestingly enough, they can argue for placing the lines in other areas that have the same, if not more "sensitivities".

We don't see the logic in jogging across and creating a new corridor in an area that will eventually be home to thousands of residents. Not shown on (Exhibit D), is, there are at least 6 wells on the "preferred route" which require more angle poles. In addition to the savings of land, resources and money, going south linearly down

White and Parker (as opposed to the "preferred route"), would eliminate three separate 'jogs' in the line. These location shifts will necessitate implementation of massive support structures and add right angle safety issues, along with adding more carrying poles. Also, placing these lines away from a roadway, rather than on an existing corridor or roadway will negatively affect two sides and twice as many future residents. What is SRP's justification to mark, scar and devalue a potential building site versus an existing corridor?

This potential siting, is extremely important to us as landowners and we are also concerned about the adverse impact of new power line corridors will have on balanced urban growth. We are concerned about new corridors on a stand-alone basis; of them being sited with little regard for partnerships in other alternative corridors. (i.e. straight south from Node 104 on White and Parker Road to I-8).

The City of Maricopa has just completed transportation studies as of April 1, 2005. With the projection of 176,000 residents and 64,000 dwelling units by 2020, White & Parker Road is projected to be a six-lane arterial. This is another compelling reason why the lines should be placed on this soon to be major arterial. Construction is already underway and it should be perfect timing for the placement of the lines. After discussion today, April 13, 2005 with the Planning Director for the City of Maricopa, Amy Arco, the City of Maricopa feels alternate routes such as White & Parker and not the preferred route down the Santa Rosa Wash definitely need to be looked at and addressed with the City of Maricopa, Pinal County, Ak-Chin Indian Reservation and ADOT based on this just released transportation study and Ak-Chin's newly adopted general plan. The City of Maricopa feels the lines would have a negative effect on what will eventually be either pedestrian or equestrian aspects of the wash.

Another potentially more favorable route is the Gila River Indian Community route co-locating with Western's current corridor. It appears that SRP has not made any real effort to partner with Western. With Western going on record in written correspondence, as well as in testifying to your committee that they would be willing to share corridors, we don't think enough time or resource was expended to explore the reasonable possibility of sharing this route. When Ms. Pollio answered my question as to why it was not further explored, her response was that the GRIC never gave an affirmative response; however, at this time, they haven't given a negative either. There was also reference to the expense of co-location; but taking into consideration the decreased costs of line mileage, along with the savings of no additional substation (Pinal South), those monies could go a long way toward the cost of co-locating the lines.

Also cited for abandoning this route is the question of perpetuity, yet Western has recently renewed its easement for their transmission line through tribal land and successfully obtained it in perpetuity. It's obviously been done many times before and will continue to be done in the future. Think of all the roads and power lines that traverse through tribal lands and how many of us actually drive through tribal land, over right-of-ways that have been granted in perpetuity each day.

SRP seeking transmission corridors and paths for reliability must show why they cannot partner with Western. To ignore Western and its long history of partnering on its right-of-ways and corridors would do a disservice to the local communities and would severely adversely impact them. Why not take extra time now in the planning process to ensure that the least amount of people and landscape will be affected.

If SRP is willing to spend an additional \$35,000,000+ for the "preferred people's choice", then why not spend it more wisely by creating a healthy business relationship with the Native Americans? The State of Arizona has enormous Native American communities coexisting with Arizonans. At some point healthy business relationships will need to be implemented for all involved, if not for out lifetime, the seeds need to flourish for our children's lifetime.

We think SRP basically went through the motions without any real intent of actively and doggedly pursuing this avenue. Based on correspondence from 2002, Mr. Jim Henness sent a letter to the committee that initiated dialogue and meetings between Western and SRP. He stated "there was testimony and evidence there existed

less expensive, less intrusive, less environmentally and community disruptive alternative power line corridors that belong to the United States of America and the Western Area Power Administration.”

The last letter of record in this string of correspondence was dated October 2002 from the Department of Energy (Western) responding to Mr. Kondziolka from SRP stating **“Since Western has facilities in the Casa Grande and Coolidge areas, we look forward to meeting with you to discuss efforts that would minimize the impacts of transmission development in the area”**.

It also states “Western has a history of successfully working with other transmission owners to mitigate the impact of transmission development in the southwest. And then goes on to cite examples of current partnerships (one of which was with SRP). Again quoted **“In our experience transmission owners in Arizona can work together to optimize transmission development.”**

In another letter from the Department of Energy dated 10/07/02 to SRP states **“Western has a long-standing position about minimizing impacts to transmission development by utilizing existing land rights, transmission corridors and transmission infrastructure. Transmission should be cited and developed with an eye to minimizing impact”**.

The tenor of communication from Western has always been positive. Unless there is additional information on record somewhere that was not supplied to us, there was no other documentation to indicate follow-up or evidence as to why the consideration for the choice of this possible route stalled and was abandoned.

SRP stated, via a letter from Robert Kondziolka to J. Tyler Carlson of WAPA dated 10/4/02, that it generally seeks to locate new transmission lines in parallel with existing linear features such as Western’s or other transmission facilities. At a minimum, existing transmission facilities, regardless of ownership, are evaluated as potential parallel or collocation features to share a common corridor. If that is the case, SRP should have initiated a co-location of the line with Western from the onset of planning; there should be no need for a prompt from concerned citizens. This giant utility could have been productive and proactive in establishing a relationship. SRP also states, **“The reason for inactivity on this matter was due to the fact we hadn’t received any additional information from WAPA as to progress made”**. It appears as though they went through the motions to show some (lukewarm at best) response to the request while quietly and waiting for this potential route selection to just “go away”.

In a letter from Mr. Hawkins he states, **“Consistent with SRP’s position from the inception of the project we are concerned and cautious about the public perception relative to any opportunity to site the proposed project on tribal lands”**. But, based on much of the response we’ve been able to research of public response and data supplied by Greystone, our findings suggest most people share the opinion that in actuality, the GRIC route, is the most optimum to address all the opportunities and sensitivities, and, make much more sense.

Additionally, has anyone from SRP bothered to ask the Governor of GRIC about future plans for Industrial and Commercial development? Is it not time to create respectful foundations for future growth and development?

In testimony presented February 14th, 2005, it was stated that the Hohokam people originally established the canal and waterways on the land we call Arizona. It was the territorial landowners who were the founding fathers of SRP pledging their homes and land to the Federal Government to secure federal loans for the Salt River Valley Water Users’ Association in 1903. In 1917, the Federal Government turned the water operations over to the Salt River Valley Users’ Association, which then assumed control, expenses and debt. It was during the depression that the Arizona legislature allowed the formation of the Salt River Project power district to be created as a separate entity from the Water Association and granted the District the right to issue tax-free municipal bonds(aligning themselves under the laws of the State of Arizona)???? and was authorized to operate the “Project”. Considering the alignment of the current Salt River Power project with the United States and the

State of Arizona; if the State allows such rampant, bold disregard of our counties and municipalities, it would negate the original foresight and intent of the founding fathers of the Salt River Project.

'Opportunities' are identified as, utility corridors, developed drainage, existing canals, railroads, roads, highways, existing transmission lines, developed section lines and undeveloped section lines. Yet these 'opportunities' were not given priority. We think that if, and only if these options are overly cumbersome or expensive, should other options be explored. Rather than taking private land for a public purpose, simply because it is able to without the interference of the residents of a more populated area, SRP should be cognizant of placing those lines in places that will have the least effect on new communities and the landscape. As previously stated in testimony, but bears repeating "It makes no sense to unnecessarily remove private property from productive use, the tax base and potential development when you can use an existing corridor that is already disruptive to views and landscape. If every utility organization condemns land in separate corridors, private landowners and communities bear the burden of a turf war." We think, along with Jim Henness, that SRP has banked on the lack of unification of those with interests in the Pinal County.

It is difficult, with lack of urbanization, to be able to come together and create a stronger voice to be effectively heard. Truly the path of the least resistance.

Also, based on testimony in the siting committee reports "With all the anticipated growth in Casa Grande that it would likely necessitate a future 230kv line or less for future growth". After 3 email inquiries to SRP and Greystone Environmental on 2/2/05 and subsequent telephone conversations with Kenda Pollio as to what population growth would need a 500kv line; she indicated that she did not know and would have to consult with Mr. Hawkins. After a conversation with her on 2/11/05, she still didn't have the information and had not yet gotten it from Mr. Hawkins. The point is, even with the explosive growth of our community, the electric need requires only the 230kv line; the mammoth 500kv line will essentially be a flow through line benefiting other municipalities. Perhaps selection of a route for this kind of transmission line should be subjected to a separate set of sensitivity analysis, or be held until this area hosts a population similar to Tempe and Mesa.

In the developer/builders workshops they had the participants fill out worksheets in which they put in order of importance what they consider sensitivities and opportunities and then quantified them by each group. Why not take that time to do something more constructive; perhaps earmark slated areas for industrial, commercial, and open areas, to consider a buffer between industrial/commercial and residential areas. We think more time is needed in the current planning process, to integrate anticipated land use with Public Utility Easements, to ensure that the least amount of people and landscape will be affected in the future. We would hate to see us duplicate Scottsdale's efforts in the next 20 years and have to go back to the drawing board and incur huge expenses to either move or bury transmission lines that could have been placed appropriately during initial development. Why do this work twice, are we among those doomed to repeat the consequence of poor vision?

We don't think projected growth was given adequate consideration when determining routes. Here is the projected growth in the study area. Bearing in mind Maricopa is currently growing at a faster pace than Casa Grande, these numbers should be adjusted accordingly. Maricopa's explosive growth is due in part, to the job growth driven by the relocation and expansion of companies like Wells Fargo, Countrywide and Intel, some 18.8 miles away. We have done an informal map (Exhibit E) to show drive times from these new jobs along with various landmarks in Maricopa County. We think this partially explains the increased rate of growth and land values in this specific area, which is greater than the growth in the other cities in the study area.

1. The city of Maricopa is projected to grow from 4900 to 176,000 people by 2020= 3600% increase.
2. The city of Casa Grande is projected to grow from 25,000 to 227,000 by 2020 = 900% increase.
3. The city of Eloy is projected to grow from 10,300 to 12,659 - 55,843 by 2020 = 22-438% increase.
4. The city of Coolidge is projected to grow from 8160 to 11,512 by 2020 = 41% increase.
5. The city of Florence is projected to grow from 5596 to 16800 by 2020 = 300% increase.
6. The city of Mesa is projected to grow from 396,000 to 603,300 = 52% increase.

In this case of so much anticipated explosive growth, it makes even more sense to place lines on the perimeters vs. traversing through the gateways. To willfully ignore developments that will be built before these lines are erected is, at least, irresponsible. Ms. Pollio has responded that PAD's are considered, but they are just projections. However, based on the fact that Arizona's statistics of being second in population growth for the last ten years and sixth in job growth in 2003 jumping to third in job growth in 2004; and every time the population increases by 2.8 people, another housing unit is needed, it's not a question of 'if', just 'when'. In fact, we should all try to do our best to work together as we prepare for this growth.

Another reason cited for not sharing corridors was there could be too many lines too close to each another and may cause an outage similar to the West wing fire. However, that was before the official report came out detailing the reasons. In actuality it was a combination of a power surge, equipment failure and a miscommunication between employees that led to the transformer fire. Equipment failure also was to blame for a second substation fire a few weeks later that further aggravated the power shortage. Investigators recommended that APS, the substation operator, improve its backup systems and communication policies. They also concluded that had APS installed transformer "backup systems" - firewalls and oil-retention pits between the units - the damage would have been far less.

SRP along with the city of Phoenix and its suburbs was successful in pressuring local farmers to give up their water rights to CAP water in order to appease the GRIC. This assures them, and the municipalities that the water from CAP will be 'untouchable' by political forces, while remaining available to those public entities through lease or sale. The same political powerhouses that will be served by this transmission of power through our rural communities. Enough is enough; one might think that the public/private relationships with the GRIC is at an all time high, as these water rights have been transferred to them.

Also, considering the fact SRP doesn't need regulatory approval to raise their rates and given the millions of ratepayers who will ultimately pay these costs (probably costing pennies per month), why not bury them now?

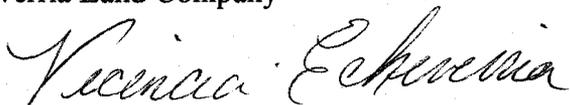
In closing, we are not suggesting, or demanding how SRP should spend their money, rather, how they should spend OUR money - the taxpayers and ratepayers of Arizona. Perhaps more troubling to us is we may well be paying SRP through rate hikes to make our land less valuable. We respectfully request that you revisit the site selection process for we believe there is a better solution at hand, which would benefit the greater good of all the communities. Not only does the existing preferred route fall short of such benefit, it may well require considerable expense to relocate these lines in the future.

Thank you Chairman Woodall, members of the committee and the Corporate Commission for reading, listening and considering our requests.

Sincerely,



Jennifer Echeverria
Echeverria Land Company



Vicencia Echeverria Quigley
Echeverria Land Company

EXHIBIT A1 - NO VICENCIA FARMS, LLC

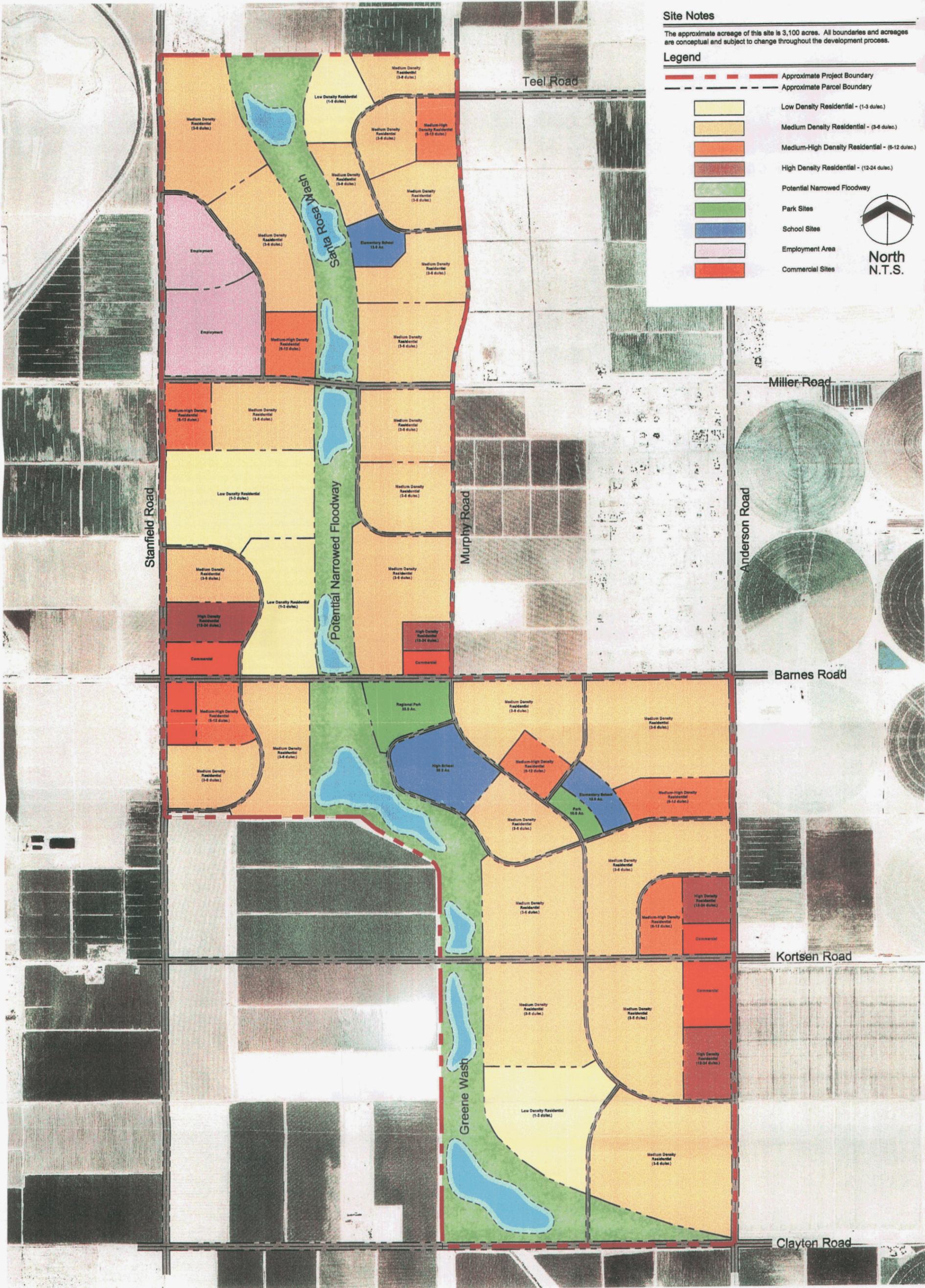
Vandana LP	1308 E Dean ST	Casa Grande AZ 85222-5319
Vandana LTD Paltip	1308 E Dean ST	Casa Grande AZ 85222-5319
Vann & Linda Myers	9805 M Valley Farms RD	Coolidge AZ 85228-9327
Vann & Linda Myers	PO Box 279	Coolidge AZ 85228-9327
Vann H & Linda Myers	9805 N Valley Farms RD	Coolidge AZ 85228-9327
Vasquez Rey	2151 E Soudan Ave 1119	Mesa AZ 85204-8359
Vasquez Rey	3538 E Dragoon Ave	Mesa AZ 85204-4032
Vega INC	941 Thomason LN	Paradise CA 95969-3236
Vega J Frisby	13860 W Holiday ST A8	Casa Grande AZ 85222-9886
Veldozo M & Pedro Pena	5980 N Toro ST	Casa Grande AZ 85222-8885
Vella C Garzon	P. O. Box 705	Starfield AZ 85272-0705
Vella L Sanchez	6555 E Presidential DR	Queen Creek AZ 85242-8107
Vella Marquez	PO Box 705	Starfield AZ 85272-0705
Vella Investments LLC	3850 E Baseline RD 108	Mesa AZ 85218-4403
Vella E Barros	1126 Anita DR	Mesa AZ 85213-2330
Vem Corp	2245 M Windrop Cir	Ojal CA 93023-3420
Veneta G Haywood	PO Box 11633	Chandler AZ 85248-0011
Ventura V & Socorro Ruiz	170 W Brooks ST	Gilbert AZ 85233-7711
Vera Fields	PO Box 544	Coolidge AZ 85228-8544
Vera G Carrionero	555 W Warner RD 101	Chandler AZ 85225-7918
Verrugo	9081 Nari ST	Pico Rivera CA 91060-3828
Verr Miller	PO Box 606	La Grande OR 97850-0606
Vern W Hayden	9701 E Happy Valley RD 19	Scottsdale AZ 85255-2386
Verna L & Reginald Perron	10705 W Campbell Ave	Phoenix AZ 85037-5401
Verna Nelson	1816 8TH ST	Cody WY 82414-4138
Verner P & June Dietz	18028 Burke Ave N	Seattle WA 98133-5844
Vernes E & Lois Collins	PO Box 788	Arizona City AZ 85223-0788
Vernis a Barrett	1173 E Avenida Grande	Casa Grande AZ 85222-1014
Vernon & Gloria Novak	PO Box 9247	Chandler Heights AZ 85227-9247
Vernon & Jenny Couch	24808 W Boone DR	Casa Grande AZ 85222-8268
Vernon & Shirley Duval	PO Box 129	Valley Farms AZ 85291-0129
Vernon C & Shirley Duval	PO Box 889	Coolidge AZ 85228-0889
Vernon D & Julia Frock	1324 N Center Ave	Casa Grande AZ 85222-3408
Vernon Huber	30604 54TH Ave S	Auburn WA 99001-2725
Vernon M & Donna Wright	42270 N Rattlesnake RD	Queen Creek AZ 85242-9816
Vernon M & Patricia Bishop	18756 W Jacqueline Ave	Casa Grande AZ 85222-9878
Vernon R & Bonnie Fantes	PO Box 955	Coolidge AZ 85228-0955
Vernon R Burles	PO Box 81	Gilbert AZ 85299-0081
Vernon R Smith	905 Cypress Station DR 906	Houston TX 77090-1528
Veronica a Padilla	928 N Kadota Ave	Casa Grande AZ 85222-3544
Veronica Anderson	18812 W Lisa Ave	Casa Grande AZ 85222-8992
Veronica B Tejeda	5880 N Azalia ST	Casa Grande AZ 85222-8902
Veronica Bates	10061 Riverside DR 821	Toluca Lake CA 91602-2560
Veronica C Hernandez	28580 W Paradise Palms ST	Casa Grande AZ 85222-7508
Veronica Gonzalez	5755 E Everhart LN	Florence AZ 85232-7855
Veronica L Chaney	2708 W Snodgrass ST	Apache Junction AZ 85220-1731
Veronica M Watson	PO Box 11354	Casa Grande AZ 85230-1354
Veronica Prado	5748 N Fairbairn LN	Casa Grande AZ 85222-8958
Veronica Valenzuela	PO Box 3178	Casa Grande AZ 85222-0178
Vesper E Shirley	564 86TH ST NW	Newburg ND 58762
Vesper E Shirley	640 86TH ST NW	Newburg ND 58762-9709
Vesta L Blakeman	PO Box 31	Florence AZ 85232-0031
Vesta L Rogers	11728 N Blakeman LN	Coolidge AZ 85228-8520
Veta M Owen	PO Box 978	Starfield AZ 85272-0979
Vestaur & Marie Castonguay	7115 W Manca Ave	Coolidge AZ 85228-9161
Vicente & Virginia Ramirez	PO Box 406	Starfield AZ 85272-0406
Vicente F Rojas	1842 W Lake Michigan DR	Phoenix AZ 85022
Vicki L Williams	11193 N Warren RD	Marietta AZ 85239-4590
Vicki G & Jessie Aleman	1485 W Windsor ST	Apache Junction AZ 85220-1527
Vicki Peates	50947 West Papago Road	Marietta AZ 85239-4719
Vicki Peates	50947 West Papago Road	Marietta
Vicki Van Gulder	5046 Main ST	East Rochester NY 14445-1708
		AZ

EXHIBIT A-E

NO PARCEL # 502-22-002F9

<i>First Owner Full Name</i>	<i>Mailing Address</i>	<i>City/State</i>	<i>Zip</i>	<i>Parcel Number</i>
Robinson	PO Box 11138	Casa Grande Az	85230	502-18-001-A

First Owner Full Name	Mailing Address	City/State	Zip	Parcel Number
Anderson & Val Vista 6 Llc	8501 N Scottsdale Rd 260	Paradise Valley Az	85253	502-23-001
Executive Home Builders Llc	513 E Florence Blvd 325	Maricopa Az	85239	502-23-003
Martin & Benigna Herrera	35030 W Miller Rd	Stanfield Az	85272	502-23-004
Executive Home Builders Llc	513 E Florence Blvd 325	Maricopa Az	85239	502-23-005
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-006
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-007
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-008
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-009
Rodolfo A Montez	2885 Park Ave	Merced Ca	95348	502-23-010
Jacque L Edmonson	PO Box 4412	Lancaster Ca	93539	502-23-011
Colombe Ouellet	W Miller(34410A) Rd	Stanfield Az	85272	502-23-012
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-013
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-014
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-015
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-016
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-017
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First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-028
Elizabeth M Bauman	6649 E Moreland St	Scottsdale Az	85257	502-23-029
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-030
Roland & Barbara Farabee	145 E Indigo St	Mesa Az	85201	502-23-031
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-032
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First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-042
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-043
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-044
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-045
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-046
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-047
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-048
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-049
Executive Home Builders Llc	513 E Florence Blvd 325	Casa Grande Az	85222	502-23-050
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-051
First American Title Ins Co	4801 E Washington St	Phoenix Az	85034	502-23-052



Site Notes

The approximate acreage of this site is 3,100 acres. All boundaries and acreages are conceptual and subject to change throughout the development process.

Legend

- Approximate Project Boundary
- Approximate Parcel Boundary
- Low Density Residential - (1-3 d.u./ac)
- Medium Density Residential - (3-6 d.u./ac)
- Medium-High Density Residential - (6-12 d.u./ac)
- High Density Residential - (12-24 d.u./ac)
- Potential Narrowed Floodway
- Park Sites
- School Sites
- Employment Area
- Commercial Sites



Rio Santa Rosa

Conceptual Land Use - A



AMV

EXHIBIT C



2 LINES

3 LINES

NO
LINES

- ONE PROPOSED ROUTE DOWN
EXISTING CORRIDOR IN WHITE &
PARKER ROAD

EXHIBIT D

1.) SENSITIVITIES HIGHLIGHTED IN YELLOW

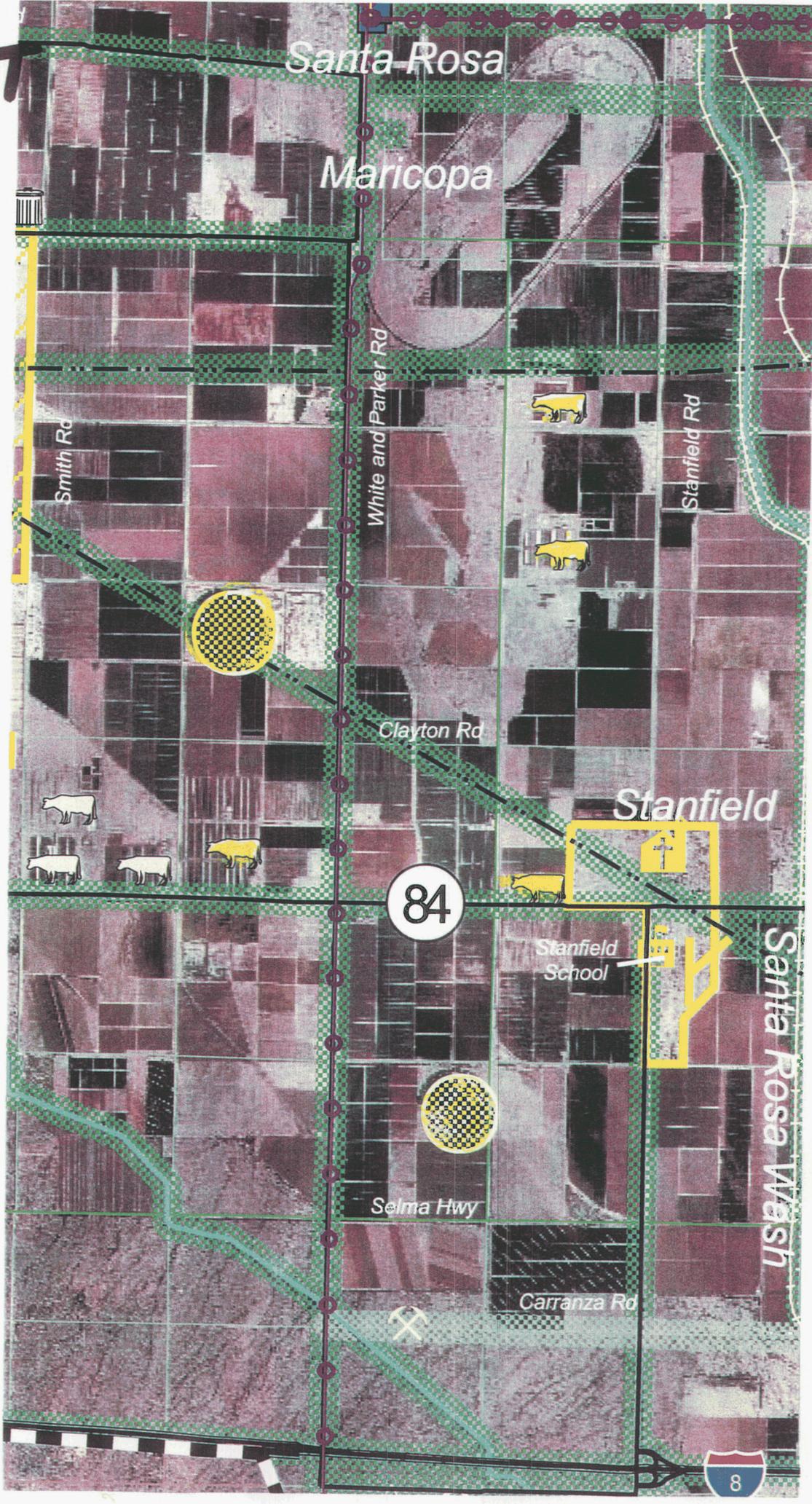
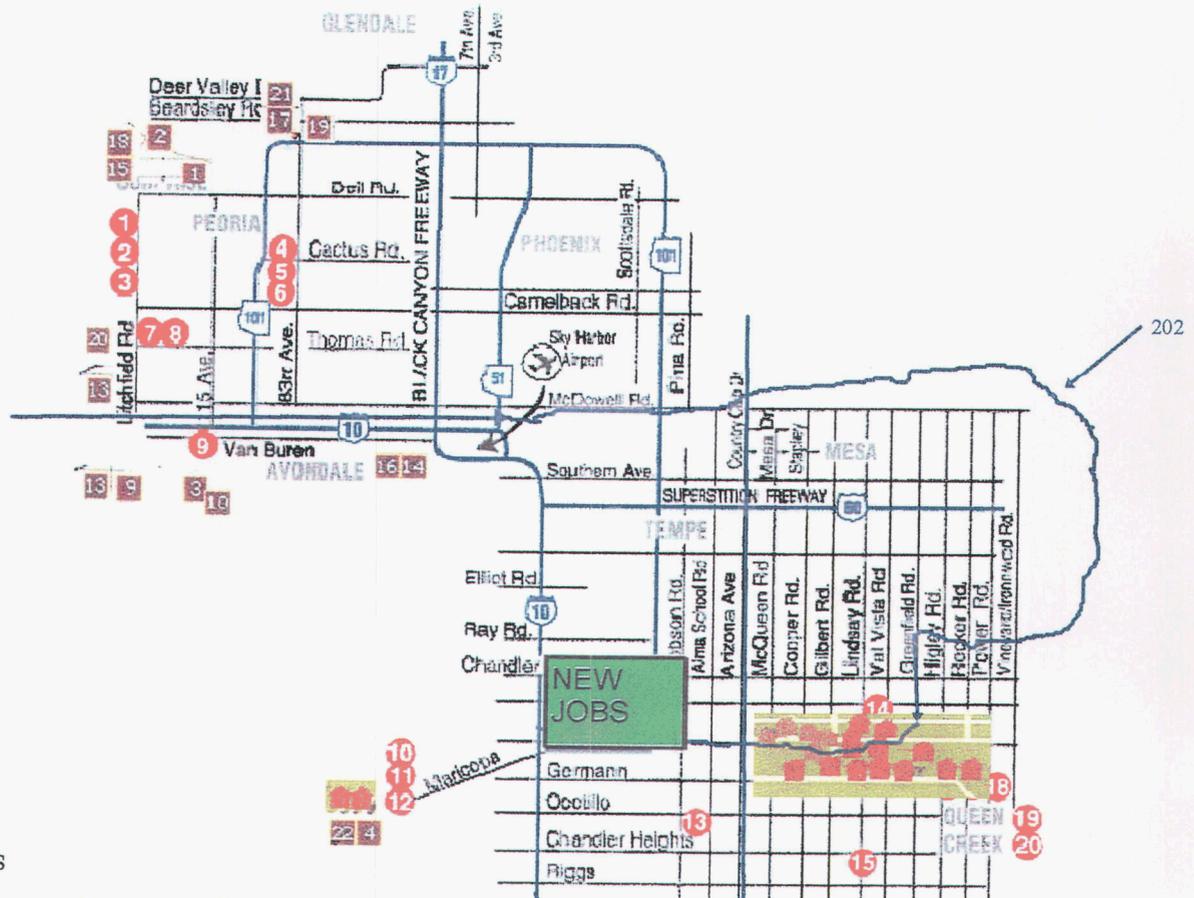


EXHIBIT E

NEW HOME AVAILABILITY AND AREA INFO

DRIVE TIMES



DISTANCES FROM EACH AREA

	MARICOPA	QUEEN CREEK	BUCKEYE
BOB	32.08	46.25	31.49
AIRPORT	29	43.18	35.56
ASU	36.40	45.11	42.57
SCTSDAL FASHION	34.41	43.35	40.58
CHANDLER HSPTL	22.18	28.23	52.27
WELLS FARCO, INTEL, COUNTRYWIDE	18.71	20.52	55.60