

**Metropolitan Domestic Water Improvement District
Board of Directors Meeting**

March 11, 2019

**Approval of Purchase Agreements for the
Acquisition of Two Well Sites**

Synopsis

The Board of Directors is requested to consider approval of two purchase agreements with the Town of Marana (Marana) for the acquisition of two well sites on Marana property in the vicinity of the Marana Regional Airport in the amount of \$23,265.00.

Background

Metro Water District (District), the Town of Marana (Marana), and the Town of Oro Valley store water underground or utilize groundwater savings facilities in the north Marana area. To use this water, the three entities have entered into an intergovernmental agreement to construct the Northwest Recharge, Recovery, and Delivery System (NWRRDS), to transport water from north Marana to meet current and future water demands in the north area of the Tucson Basin.

To recover and construct recovery wells for its recharged water resources, the District has leased three well sites located on Arizona State Land Department property. The District desires to acquire two additional well sites in the vicinity of the Marana Regional Airport. Both well sites are located on Marana property immediately east of the Marana Regional Airport.

Issues

Tierra Right of Way, consultant to the District for land acquisition, has provided independent fee appraisal documentation showing that the fair market value of both parcels is \$15,000.00 per acre.

Well site 1, parcel number 215-10-051U, consists of approximately 0.78 acres and just compensation is \$11,700.00.

Well site 2, parcel number 215-04-001E, consists of approximately 0.77 acres and just compensation is \$11,565.00.

Compensation for both parcels totals \$23,265.00.

For both well sites, the purchase agreements require the District to relocate the existing airport boundary fencing so that the well sites are located outside of the airport boundary fencing. The purchase agreement for well site 2 prohibits the District from taking access through Marana's remaining property. Access to that site will be from the Avra Valley Recharge Project (AVRP).

The Fiscal Year 2019 budget includes funding for land acquisitions for NWRDRS.

Staff Recommendation

It is recommended that the Board of Directors approve two purchase agreements with the Town of Marana for the acquisition of two well sites on Marana property in the vicinity of the Marana Regional Airport in the amount of \$23,265.00.

Suggested Motion

I move to approve the two purchase agreements with the Town of Marana for the acquisition of two well sites on Marana property in the vicinity of the Marana Regional Airport in the amount of \$23,265.00.

Respectfully submitted,

Sheila M. Bowen, P.E.
District Engineer

I concur with the above-noted recommendation.

Respectfully submitted,

Joseph Olsen, P.E.
General Manager