



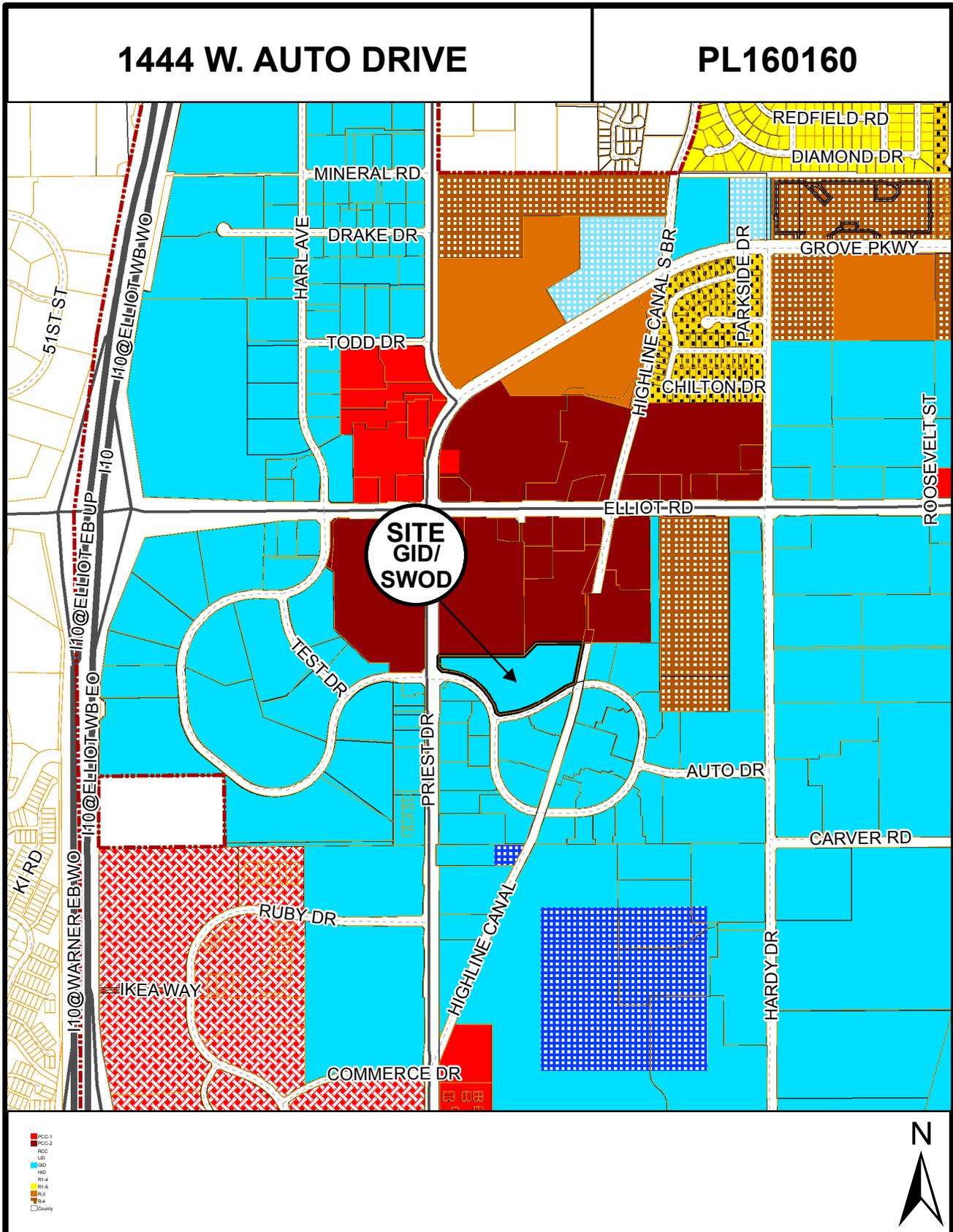
## DEVELOPMENT PROJECT FILE

for

1444 WEST AUTO DRIVE  
(PL160160)

### ATTACHMENTS:

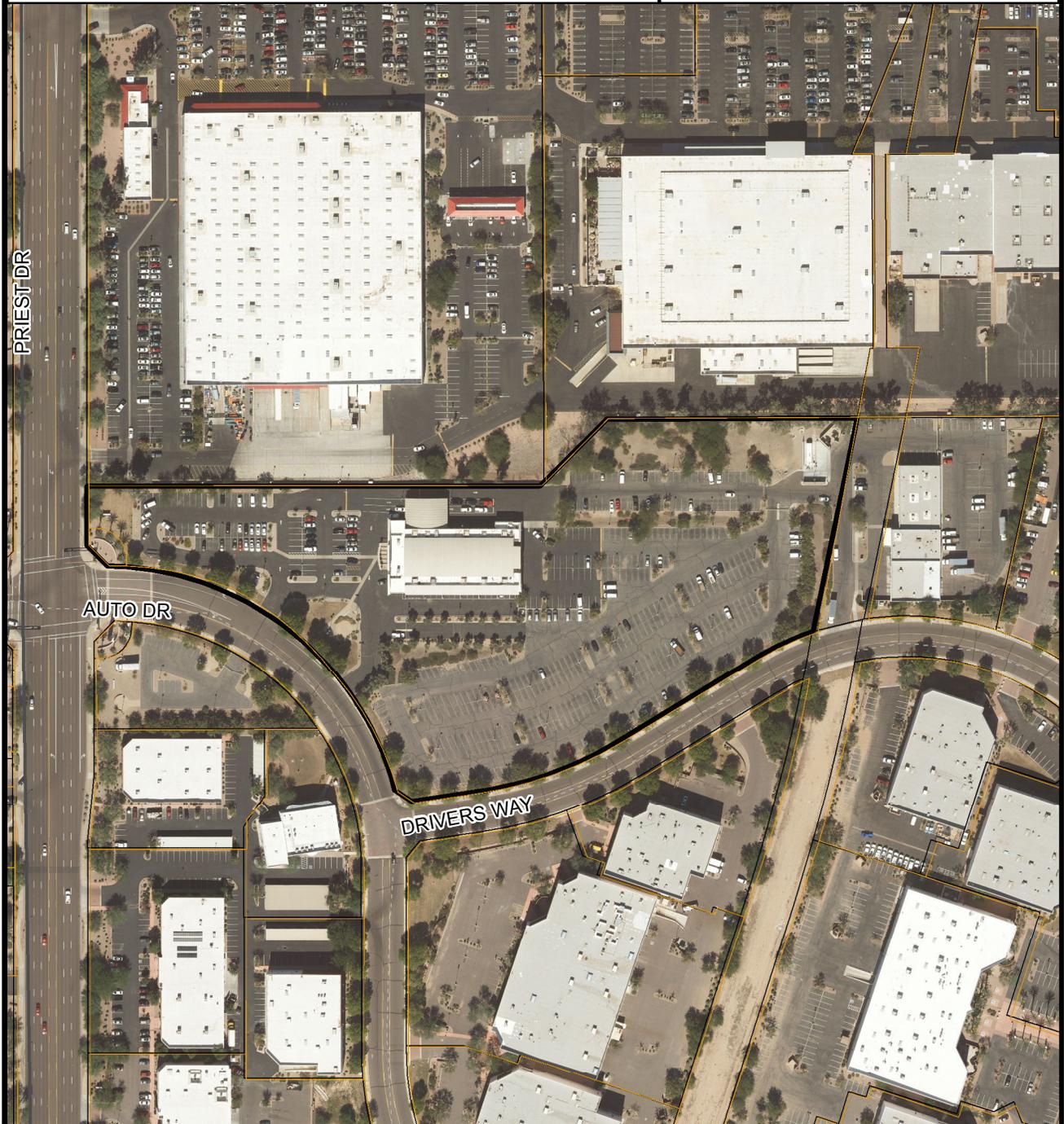
1. Location Map
2. Aerial
3. Letter of Explanation
- 4-5. Subdivision Plat



**Location Map**

1444 W. AUTO DRIVE

PL160160



Aerial Map

# Superior Surveying Services, Inc.

Professional Land Surveying ♦ Arizona ♦ California ♦ Nevada ♦ New Mexico

21415 North 23<sup>rd</sup> Avenue ♦ Phoenix, Arizona 85027  
Phone: (623)869-0223 ♦ Fax: (623)869-0726  
[info@ssincaz.com](mailto:info@ssincaz.com)

Randy S. Delbridge, President  
David S. Klein, Vice President

April 25, 2016

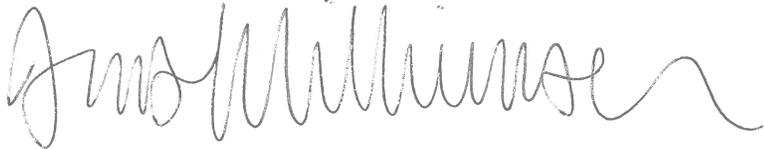
City of Tempe

To whom it may concern,

The intention of this project is to create 2 new lots from the existing A.P.N. 301-53-032B. Per the instruction of Ryan Levesque in the attached email, I am submitting this as an amended subdivision plat.

Should you have any questions or need anything further please contact myself at the number listed above or my email address below.

Thank you for your time and help,



James Williamson  
[james@superiorsurveying.com](mailto:james@superiorsurveying.com)

A SUBDIVISION PLAT  
FOR

**"1444 W. AUTO DRIVE"**

A REPLAT OF A PORTION OF LOT 16, AUTOPLEX PHASE TWO, ACCORDING TO BOOK 421, OF MAPS, PAGE 20, RECORDS OF MARICOPA COUNTY, ARIZONA, LOCATED IN A PORTION OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 1 SOUTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA

**DEDICATION**

THAT ENTERPRISE LEASING COMPANY OF PHOENIX, A NEVADA CORPORATION, AS OWNER, HAS REPLATTED UNDER THE NAME OF "1444 W. AUTO DRIVE", LOCATED IN A PORTION OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 1 SOUTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, AND HEREBY PUBLISHES THIS PLAT OF 1444 W. AUTO DRIVE AND DECLARES THAT SAID PLAT SETS FORTH THE LOCATION AND GIVES THE DIMENSIONS OF EACH LOT, STREET AND EASEMENT CONSTITUTING THE SAME AND THAT EACH LOT AND STREET SHALL BE KNOWN BY THE NUMBER OR NAME GIVEN TO EACH RESPECTIVELY ON SAID PLAT AND HEREBY DEDICATES TO THE CITY OF TEMPE FOR PUBLIC USE SUCH STREETS AND EASEMENTS AS SHOWN ON SAID PLAT AND IS INCLUDED IN THE ABOVE DESCRIBED PREMISES. OWNER HEREBY GRANTS A CROSS DRAINAGE EASEMENT OVER AND ACROSS LOT 1 FOR THE BENEFIT OF LOT 2 AND OVER AND ACROSS LOT 2 FOR THE BENEFIT OF LOT 1.

**ACKNOWLEDGMENT**

ENTERPRISE LEASING COMPANY OF PHOENIX, A NEVADA CORPORATION

BY: \_\_\_\_\_ DATE \_\_\_\_\_  
TIMOTHY FASCETTA

ITS: GROUP OPERATIONS MANAGER

ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2016, BEFORE ME, THE UNDERSIGNED, PERSONALLY APPEARED TIMOTHY FASCETTA WHO ACKNOWLEDGED HIMSELF TO BE PERSON WHOSE NAME IS SUBSCRIBED TO THE INSTRUMENT WITHIN, AND WHO EXECUTED THE FOREGOING TO THE INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED.

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

BY: \_\_\_\_\_ MY COMMISSION EXPIRES \_\_\_\_\_  
NOTARY PUBLIC

**LEGAL DESCRIPTION (PRIOR TO SUBDIVISION)**

LOT 16, AUTOPLEX PHASE TWO, ACCORDING TO BOOK 421 OF MAPS, PAGE 20, RECORDS OF MARICOPA COUNTY, ARIZONA;

EXCEPT THAT PORTION OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 1 SOUTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 16; THENCE SOUTH 00 DEGREES 04 MINUTES 41 SECONDS EAST ALONG THE WEST LINE OF SAID SECTION 16, A DISTANCE OF 1154.77 FEET; THENCE NORTH 89 DEGREES 55 MINUTES 19 SECONDS EAST, A DISTANCE OF 55.00 FEET TO A POINT ON THE EAST RIGHT OF WAY LINE OF PRIEST DRIVE; THENCE SOUTH 00 DEGREES 04 MINUTES 41 SECONDS EAST, A DISTANCE OF 62.57 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 89 DEGREES 55 MINUTES 19 SECONDS EAST, A DISTANCE OF 10.00 FEET TO A TANGENT CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 45.00 FEET; THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 92 DEGREES 18 MINUTES 00 SECONDS, A DISTANCE OF 72.49 FEET; THENCE SOUTH 02 DEGREES 13 MINUTES 19 SECONDS WEST, A DISTANCE OF 9.05 FEET (R) 9.03 FEET (M) TO A POINT ON A NON-TANGENT CURVE, CONCAVE TO THE SOUTH AND HAVING A RADIAL BEARING OF SOUTH 00 DEGREES 20 MINUTES 54 SECONDS WEST (R) SOUTH 02 DEGREES 13 MINUTES 06 SECONDS WEST (M), A DISTANCE OF 446.50 FEET; THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 01 DEGREES 52 MINUTES 26 SECONDS (R) 01 DEGREES 52 MINUTES 43 SECONDS (M), A DISTANCE OF 14.66 FEET (R) 14.64 FEET (M); THENCE SOUTH 89 DEGREES 55 MINUTES 19 SECONDS WEST, A DISTANCE OF 10.00 FEET; THENCE NORTH 45 DEGREES 04 MINUTES 41 SECONDS WEST, A DISTANCE OF 42.43 FEET (R) 42.38 (M); THENCE NORTH 00 DEGREES 04 MINUTES 41 SECONDS WEST, A DISTANCE OF 25.50 FEET TO THE TRUE POINT OF BEGINNING.

**OWNER/DEVELOPER**

ENTERPRISE LEASING COMPANY OF PHOENIX, A NEVADA CORPORATION  
1444 W. AUTO DRIVE  
TEMPE, AZ 85284

**BENCHMARK**

THE BENCHMARK USED FOR THIS SURVEY IS THE CITY OF TEMPE BRASS CAP IN HANDHOLE MARKING THE WEST QUARTER CORNER OF SECTION 16, HAVING AN ELEVATION OF 1226.14 FEET, TEMPE, ARIZONA SURVEY CONTROL DATUM, LAST UPDATED SEPTEMBER 19, 2013.

**BASIS OF BEARING**

THE BASIS OF BEARING IS THE MONUMENT LINE OF PRIEST DRIVE, ALSO BEING THE WEST LINE OF THE NORTHWEST QUARTER OF SECTION 16, USING A BEARING OF SOUTH 00 DEGREES 04 MINUTES 41 SECONDS EAST, PER THE PLAT OF AUTOPLEX PHASE TWO, RECORDED IN BOOK 421 OF MAPS, PAGE 20, RECORDS OF MARICOPA COUNTY, ARIZONA.

**APPROVALS**

APPROVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF TEMPE, ARIZONA ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2016.

BY: \_\_\_\_\_ DATE \_\_\_\_\_  
MAYOR

ATTEST: \_\_\_\_\_ DATE \_\_\_\_\_  
CITY CLERK

BY: \_\_\_\_\_ DATE \_\_\_\_\_  
CITY ENGINEER

BY: \_\_\_\_\_ DATE \_\_\_\_\_  
COMMUNITY DEVELOPMENT

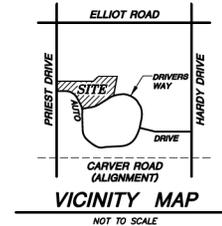
**CERTIFICATION**

THIS IS TO CERTIFY THAT THE SURVEY OF THE PREMISES DESCRIBED AND REPLATTED HEREON WAS MADE UNDER MY DIRECTION DURING THE MONTH OF AUGUST, 2016; THAT THE SURVEY IS TRUE AND COMPLETE AS SHOWN; THAT THE MONUMENTS SHOWN ACTUALLY EXIST OR WILL BE SET AS SHOWN; THAT THE POSITIONS ARE CORRECTLY SHOWN AND THE SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DAVID S. KLEIN, R.L.S. 42137



-FOR REVIEW-  
NOT FOR  
CONSTRUCTION  
OR RECORDING



**NOTES**

1. THIS SUBDIVISION IS LOCATED WITHIN THE CITY OF TEMPE AND HAS BEEN DESIGNATED AS HAVING AN ASSURED WATER SUPPLY.
2. LOT CORNERS TO BE SET WITH 1/2" CAPPED REBAR, STAMPED R.L.S. 42137 (UNLESS OTHERWISE NOTED).
3. ALL NEW AND EXISTING, AS WELL AS ON-SITE AND OFF-SITE UTILITY LINES (OTHER THAN TRANSMISSION LINES) SHALL BE PLACED UNDERGROUND.
4. ANY RETENTION SYSTEM AS SHOWN ON THE GRADING AND DRAINAGE PLANS SHALL BE THE SOLE RESPONSIBILITY OF THE PROPERTY OWNER TO: (1) REGULARLY INSPECT THE SYSTEM (AT LEAST ANNUALLY), AND (2) MAINTAIN THE SYSTEM IN A CONDITION THAT WILL ALLOW THE SYSTEM TO STORE AND DISSIPATE THE VOLUME OF STORM WATER AS SHOWN ON THE DESIGN PLANS. THE FOREGOING RESTRICTION CANNOT BE CHANGED WITHOUT PRIOR WRITTEN CONSENT OF THE CITY OF TEMPE ENGINEER.

**FLOOD PLAIN CERTIFICATION**

ACCORDING TO FEMA FLOOD INSURANCE RATE MAP, MAP NUMBER 04013C2705L, DATED OCTOBER 16, 2013, THE SUBJECT PROPERTY IS LOCATED IN ZONE X (SHADED) AND ZONE A. ZONE X (SHADED) IS DEFINED AS "AREAS OF 0.2% ANNUAL CHANCE FLOOD; AREAS OF 1% ANNUAL CHANCE FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 1% ANNUAL CHANCE FLOOD." ZONE A IS DEFINED AS "NO BASE FLOOD ELEVATIONS DETERMINED."

**REFERENCES**

- GENERAL LAND OFFICE RECORDS ON FILE WITH THE U.S. DEPARTMENT OF THE INTERIOR BUREAU OF LAND MANAGEMENT
- FINAL PLAT FOR "AUTOPLEX PHASE TWO" RECORDED IN BOOK 421 OF MAPS, PAGE 20, MARICOPA COUNTY RECORDS
- SUBDIVISION OF "PRICE CLUB PLAZA I" RECORDED IN BOOK 455 OF MAPS, PAGE 14, MARICOPA COUNTY RECORDS
- FINAL PLAT FOR "AUTOPLEX PHASE TWO LOTS 17, 18 AND 19 REPLATTED" RECORDED IN BOOK 550 OF MAPS, PAGE 28, MARICOPA COUNTY RECORDS
- FINAL PLAT FOR "AUTOPLEX CENTER" RECORDED IN BOOK 613 OF MAPS, PAGE 29, MARICOPA COUNTY RECORDS
- FINAL PLAT FOR "AUTOPLEX CENTER TWO" RECORDED IN BOOK 626 OF MAPS, PAGE 43, MARICOPA COUNTY RECORDS
- FINAL PLAT FOR "AUTOPLEX CENTER III" RECORDED IN BOOK 649 OF MAPS, PAGE 29, MARICOPA COUNTY RECORDS
- FINAL PLAT FOR "AUTOPLEX CENTER IV" RECORDED IN BOOK 706 OF MAPS, PAGE 1, MARICOPA COUNTY RECORDS
- PLSS SUBDIVISION RECORD OF SURVEY - MARICOPA COUNTY "GDACS" IN BOOK 673 OF MAPS, PAGE 25, MARICOPA COUNTY RECORDS

DS160389

REC16097

REC16097

PL160160

DS160389

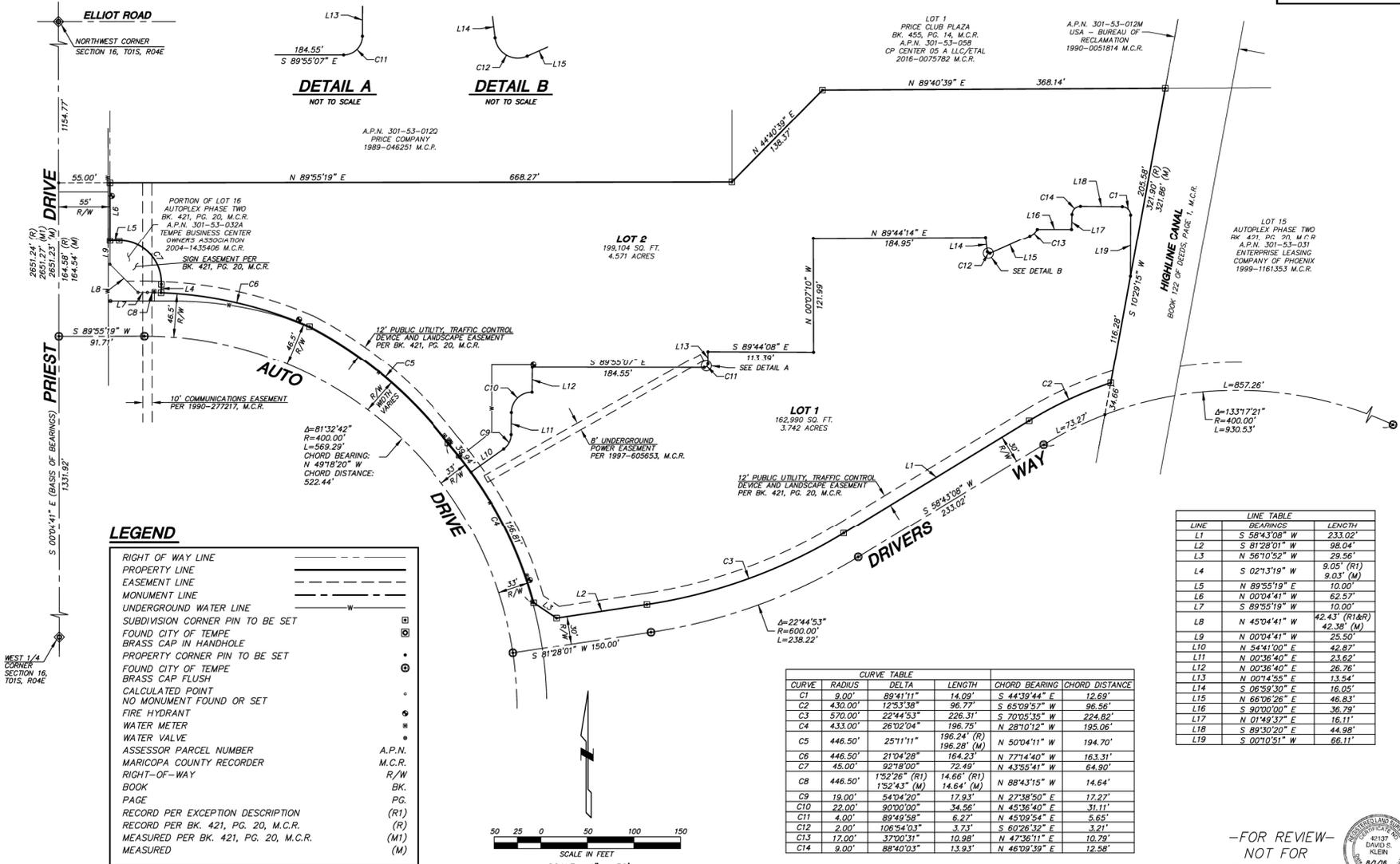
"1444 W. AUTO DRIVE"  
1444 W. AUTO DRIVE  
TEMPE, AZ 85284

21415 N. 23rd Avenue, Phoenix, AZ 85027  
602-969-0222  
www.superiorsurveying.com  
info@superiorsurveying.com

**SUPERIOR**  
SURVEYING SERVICES, INC.

DRAWN BY: \_\_\_\_\_ DATE: 8/1/16  
CHECKED BY: \_\_\_\_\_  
SHEET 1 OF 2  
JOB NO.: 160384

**A SUBDIVISION PLAT  
FOR  
"1444 W. AUTO DRIVE"**



**LEGEND**

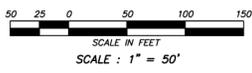
- RIGHT OF WAY LINE
- PROPERTY LINE
- EASEMENT LINE
- MONUMENT LINE
- UNDERGROUND WATER LINE
- SUBDIVISION CORNER PIN TO BE SET
- FOUND CITY OF TEMPE BRASS CAP IN HANDHOLE
- PROPERTY CORNER PIN TO BE SET
- FOUND CITY OF TEMPE BRASS CAP FLUSH
- CALCULATED POINT
- NO MONUMENT FOUND OR SET
- FIRE HYDRANT
- WATER METER
- WATER VALVE
- ASSESSOR PARCEL NUMBER
- MARICOPA COUNTY RECORDER
- RIGHT-OF-WAY
- BOOK
- PAGE
- RECORD PER EXCEPTION DESCRIPTION
- RECORD PER BK. 421, PG. 20, M.C.R.
- MEASURED PER BK. 421, PG. 20, M.C.R.
- MEASURED

**CURVE TABLE**

CURVE	RADIUS	DELTA	LENGTH	CHORD BEARING	CHORD DISTANCE
C1	9.00'	89°41'11"	14.09'	S 44°19'44" E	12.69'
C2	430.00'	12°53'38"	96.77'	S 65°09'57" W	96.56'
C3	570.00'	22°44'53"	226.31'	S 70°05'35" W	224.82'
C4	433.00'	26°02'04"	196.25'	N 28°10'12" W	195.06'
C5	446.50'	25°11'11"	196.24' (R) 196.28' (M)	N 50°04'11" W	194.70'
C6	446.50'	21°04'28"	164.23'	N 77°14'40" W	163.31'
C7	45.00'	92°18'00"	72.49'	N 43°55'41" W	64.90'
C8	446.50'	1°52'26" (R) 1°52'43" (M)	14.66' (R) 14.64' (M)	N 88°43'15" W	14.64'
C9	19.00'	54°04'20"	17.93'	N 27°38'50" E	17.27'
C10	22.00'	90°00'00"	34.56'	N 45°36'40" E	31.11'
C11	4.00'	89°49'58"	6.27'	N 45°09'54" E	5.65'
C12	2.00'	106°54'03"	3.73'	S 60°26'32" E	3.21'
C13	12.00'	37°02'31"	10.98'	N 42°36'11" E	10.79'
C14	9.00'	88°40'03"	13.93'	N 46°09'30" E	12.58'

**LINE TABLE**

LINE	BEARINGS	LENGTH
L1	S 58°43'08" W	233.02'
L2	S 81°28'01" W	98.04'
L3	N 56°10'52" W	29.56'
L4	S 02°13'19" W	9.05' (R) 9.03' (M)
L5	N 89°55'19" E	10.00'
L6	N 00°04'41" W	62.57'
L7	S 89°55'19" W	10.00'
LB	N 45°04'41" W	42.43' (R1&R) 42.38' (M)
L9	N 00°04'41" W	25.50'
L10	N 54°41'00" E	42.87'
L11	N 00°36'40" E	23.62'
L12	N 00°36'40" E	26.76'
L13	N 00°14'55" E	13.54'
L14	S 08°59'30" E	16.05'
L15	N 66°06'26" E	46.63'
L16	S 90°00'00" E	35.79'
L17	N 01°49'37" E	16.11'
L18	S 89°30'20" E	44.98'
L19	S 00°10'51" W	66.11'



REC16097

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DS160389

REC16097

EXPIRES 3/31/17

DWG: JW CHK: DK  
SHEET 2 OF 2  
DATE: 8/1/16  
JOB NO.: 160384