

**FLAGSTAFF DOWNTOWN BUSINESS IMPROVEMENT  
AND REVITALIZATION DISTRICT OF FLAGSTAFF, ARIZONA**

RESOLUTION NO. 2015-06

A RESOLUTION OF THE DISTRICT BOARD OF THE FLAGSTAFF  
DOWNTOWN BUSINESS IMPROVEMENT AND REVITALIZATION  
DISTRICT OF FLAGSTAFF ADOPTING THE PROPERTY TAX  
ASSESSMENTS FOR FY2015-2016

**WHEREAS**, by the provisions of State law, the resolution levying taxes for fiscal year 2015-2016 is required to be finally adopted not later than the third Monday in August, and

**WHEREAS**, the County of Coconino is the assessing and collecting authority for the Flagstaff Downtown Business Improvement and Revitalization District of Flagstaff, Arizona ("District").

**NOW, THEREFORE, BE IT RESOLVED BY THE DISTRICT BOARD OF THE FLAGSTAFF DOWNTOWN BUSINESS IMPROVEMENT AND REVITALIZATION DISTRICT OF FLAGSTAFF, ARIZONA AS FOLLOWS:**

Section 1. There is hereby levied a secondary property tax which is a sum certain based on the 2015 Tax Year assessed value of all real property within the boundaries of the Flagstaff Downtown Business Improvement and Revitalization District of Flagstaff, Arizona, except such property as may be by law exempt from taxation or is excluded from the District, which includes any story above the second floor, for the fiscal year ending on the 30<sup>th</sup> day of June, 2016.

Section 2. That the District Clerk is hereby directed to transmit a certified copy of this resolution to the County Assessor and the Board of Supervisors of the County of Coconino, Arizona.

Section 3. Effective Date. The tax levy imposed by this Resolution shall take effect August 1, 2015.

PASSED by the District Board of the Flagstaff Downtown Business Improvement and Revitalization District this 26th day of May, 2015.

  
\_\_\_\_\_  
Chairman

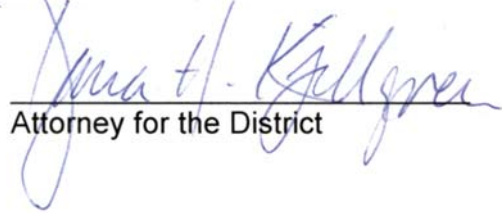
ATTEST:

  
\_\_\_\_\_  
District Clerk

APPROVED AS TO FORM:

Kjellgren & Speed, PLC

Dana H. Kjellgren



Attorney for the District

ATTACHMENTS:

Attachment A: Legal Description of District

Attachment B: Assessment by Parcel within the District

## EXHIBIT A

The following is a description of parcels of land as shown on the Flagstaff Plat as recorded in Book 1 of Maps, Page 16, Coconino County Records, situate in the SE¼ of section 15 and the SW¼ of section 16, Township 21 North, Range 7 East, G.& S.R.M., Flagstaff, Coconino County, Arizona being more particularly described as follows:

Lots 1 through 12, Block 3A of said plat;  
Lots 1 through 12, Block 34 of said plat;  
Lots 1 through 12, Block 33 of said plat;  
Lots 1 through 24, Block 32 of said plat;  
Lots 1 through 27, Block 2A of said plat;  
Lots 1 through 26, Block 19 of said plat;  
Lots 1 through 24, Block 18 of said plat;  
Lots 1 through 24, Block 17 of said plat;  
Lots 1 through 24, Block 1A of said plat;  
Lots 1 through 24, Block 6 of said plat;  
Lots 1 through 24, Block 5 of said plat;  
Lots 1 through 24, Block 4 of said plat;

Assessor Parcel 100-44-006A, ATSF Railroad;  
Assessor Parcel 100-44-001, BNSF Railroad;  
Assessor Parcel 100-44-002A, BNSF Railroad;  
Assessor Parcel 100-44-006B, Flagstaff Chamber of Commerce;  
Assessor Parcel 100-44-005A, City of Flagstaff;  
Assessor Parcel 100-44-004D, City of Flagstaff;  
Assessor Parcel 100-44-003E, BNSF Railroad;  
Assessor Parcel 100-44-003C, City of Flagstaff;  
Assessor Parcel 100-44-004E, City of Flagstaff;  
Assessor Parcel 101-27-002D, City of Flagstaff;  
Assessor Parcel 101-27-002C, ATSF Railroad;  
Assessor Parcel 101-27-001C, BNSF Railroad;



Expires: 8/31/15

Including the Rights-of-Way as shown.

Exclusions from District:

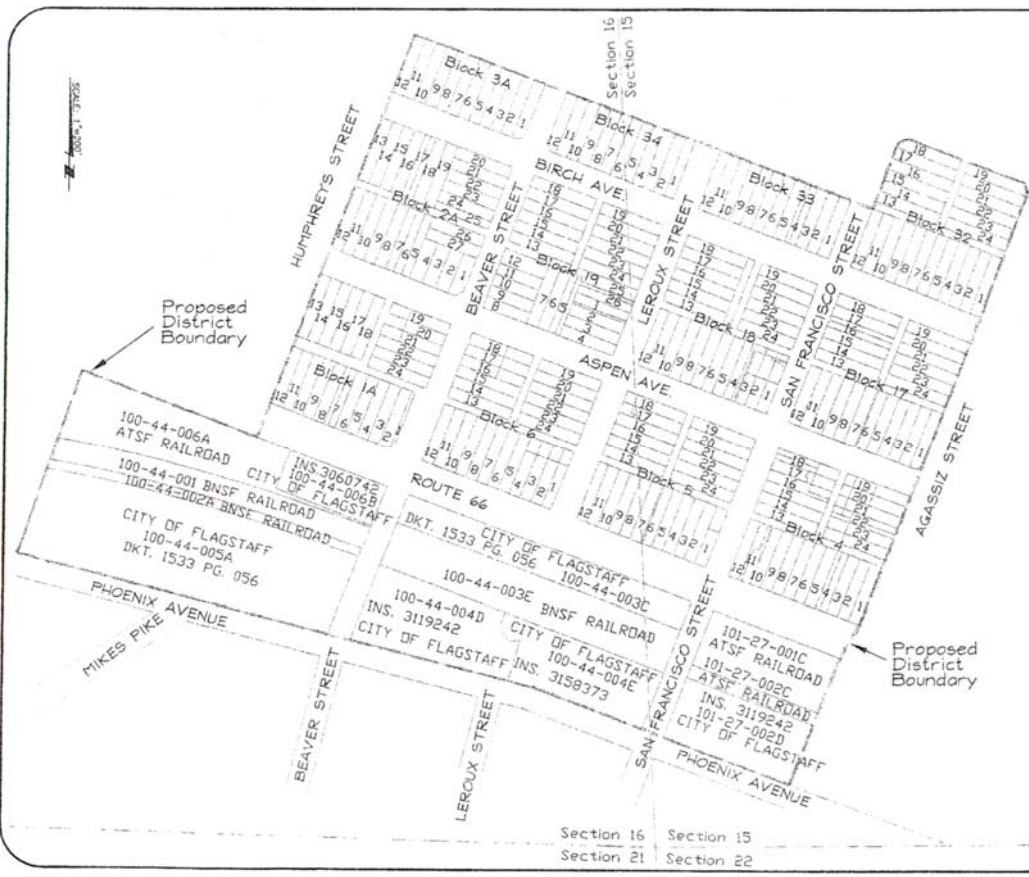
1. With respect to any multi-story building located in the district, any story above the second floor shall be excluded from the district. In the event a new building is constructed after formation of the district, the same rule shall apply. For district purposes, the property value of that portion of a multi-story building located within the district shall be determined by the Coconino County Assessor.
2. All personal property, as determined by the Coconino County Assessor.

Said parcels shown on the attached Exhibit B which by this reference is made a part hereof.

**Mogollon Engineering and Surveying, Inc.**

411 W. Santa Fe Ave. Flagstaff, AZ 86001- P.O.-Box 1952 Flagstaff, AZ 86002-mogollon99@aol.com- 928-214-0214





# FLAGSTAFF BUSINESS IMPROVEMENT AND REVITALIZATION DISTRICT LEGAL DESCRIPTION EXHIBIT

FLAGSTAFF TOWNSITE, BOOK  
1 OF MAPS PAGE 16,  
COCONINO COUNTY RECORDS  
LOCATED IN THE SE1/4  
SECTION 16 AND THE SW1/4  
SECTION 15, T 21 N, R 7 E,  
FLAGSTAFF, COCONINO  
COUNTY, ARIZONA

Including the Rights-of-Way as shown.

- Exclusions from District:
1. With respect to any multi-story building located in the district, any story above the second floor shall be excluded from the district. In the event a new building is constructed after formation of the district, the same rule shall apply. For district purposes, the property value of that portion of a multi-story building located within the district shall be determined by the Coconino County Assessor.
  2. All personal property, as determined by the Coconino County Assessor.



Information shown hereon is from  
City of Flagstaff G.I.S. No field  
work was performed by **MOGOLLON**  
Engineering & Surveying, Inc.

**Mogollon Inc.**  
ENGINEERING & SURVEYING  
23950 KENT V. HOPSENPILLER  
NO. 3119242  
STATE OF ARIZONA  
DATE: 11/16/13  
PROJECT: 100-44-003A  
DRAWN BY: [Signature]  
CHECKED BY: [Signature]  
SCALE: AS SHOWN  
JOB NO: 100-44-003A  
EXHIBIT B  
FLAGSTAFF BUSINESS IMPROVEMENT  
AND REVITALIZATION DISTRICT  
11/16/13  
PESB 13026

**Tax Year 2015**  
**Flagstaff Downtown Business Improvement and Revitalization District**  
**Tax Assessments**

<b>20001 - FLAG DWTN REV DIST</b>				
<b>Tax Year:</b>	<b>2015</b>	<b>*Note: Salmon highlight indicates adjusted value calculated.</b>		
<b>Budget:</b>	<b>\$ 127,498</b>			
<b>Tax Rate:</b>	<b>1.7896</b>			
<b>Account Number</b>	<b>Parcel Number</b>	<b>Owner</b>	<b>Primary Net Assessed</b>	<b>Assessment Amount</b>
C0008407	10019002	QWEST CORPORATION	21,735	389
R0012364	10019007	GEILE MANAGEMENT LLC	115,517	2,067
R0028356	10019012	THOMPSON FLOYD W & DOROTHY J	109,568	1,961
R0028359	10019016	MATTINGLY ALBERT PAUL JR & PATSY S	46,508	832
R0028360	10019017	KKHMH PROPERTIES LLC	55,337	990
R0028361	10019018	ABLE BUILDING LLC	75,732	1,355
R0028362	10019019	THOMPSON FLOYD W & DOROTHY J	25,903	464
C0008407	10019020	QWEST CORPORATION	28,980	519
R0061633	10020002	BEISER STEPHEN & ANTOINETTE	34,848	624
R0061634	10020003	DENUNE LIVING TRUST DTD 10/25/00	28,920	518
R0061637	10020007	RAMSEY'S PROPERTIES LLC	21,707	388
R0061638	10020008	KIRSCHNICK RON	26,409	473
R0061639	10020009	GEE ROBERT & LILY TRUSTEES	31,324	561
R0061640	10020010	LEROUX/66 LLC	64,216	1,149
R0061642	10020013	MERKLI EDWARD A & MARTHA M REVOCABLE LIVING TRUST DTD 7-20-09	83,383	1,492
R0061643	10020014	STILLEY PETER B & MOLLY W	21,518	385
R0061644	10020015	ASPEN GROVE LLC	110,234	1,973
R0061645	10020016	SWITZER BUILDING GROUP L L C	71,152	1,273
R0023890	10020017	ASPEN CONSOLIDATED INVESTMENTS LLC	107,679	1,927
R0010378	10020018	FLEMING BROTHERS LLC	123,098	2,203
R0010381	10020023	MT JULIET PROPERTIES LLC	75,845	1,357
R0010382	10020024	ODEGAARD VAN H	43,620	781
R0010384	10020026	WEATHERFORD HOTEL INC	138,188	2,473
R0046285	10020027	STILLEY PROPERTIES LLC	53,244	953
R0046286	10020028	SCHEURING MARY L TRUSTEE ; SCHEURING ML RVCBL LVNG TRST DTD 8-12-04	16,748	300
R0046289	10021005	BERARDI INVESTMENTS NO 2 LLC	66,809	1,196

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R0046290	10021006	RAMADADA INVESTMENTS INC	21,735	389
C0055218	10044001	BNSF RAILWAY COMPANY	11,645	208
R0011648	10118001	BENNETT FRANKIE KATHERINE	9,369	168
R0011649	10118002	BOYER RC & PM FMLY TRUST DTD 10-19-98	65,027	1,164
R0011651	10118004	ARIZONA BANK	172,915	3,094
R0042526	10119002	121 EAST BIRCH LLC	17,611	315
R0042529	10119004	CRAVEN ENTERPRISES L L C	9,051	162
R0042530	10119005	CRAVEN ENTERPRISES L L C	194,371	3,478
R0064326	10119012	VANLANDINGHAM PROPERTIES LLC	327,441	5,860
R0064327	10119013	AWD II LTD	483,555	8,654
R0027573	10121007	STILLEY PROPERTIES LLC	75,397	1,349
R0027574	10121008	COAST & MOUNTAIN PROPERTIES	20,873	374
R0027575	10121009	COAST & MOUNTAIN PROPERTIES	92,156	1,649
R0027576	10121010	WONG FAMILY TRUST U/A DTD 7/1/10	38,982	698
R0027577	10121011	BARNETT P & M TRUST DTD 11-13-08	23,731	425
R0016235	10121012	COAST & MOUNTAIN PROPERTIES	60,883	1,090
R0017152	10121017	TANN SANDRA	29,001	519
R0017153	10121018	POUENMUANG ARIN & CHENNAPHA	16,831	301
R0017154	10121019	MCCORMICK DAVID L & PATRICIA E	38,292	685
R0017155	10121020	MCCORMICK DAVID L & PATRICIA E	90,188	1,614
R0027699	10121022	STILLEY PROPERTIES LLC	8,211	147
R0033992	10138001	BABBITT FOUNDATION	79,314	1,419
R0033993	10138002	107 CORPORATION THE	55,608	995
R0033994	10138003	BABBITT FOUNDATION	106,178	1,900
R0053276	10010001C	VALLEY NATIONAL BANK ARIZONA NA NKA	313,719	5,614
R0030400	10019001A	LEVITAN FAMILY TRUST DTD 10-15-98	98,994	1,772



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R0030401	10019001B	BABBITT JIM & HELENE RVCBL TRUST TDT 10/22/12	55,171	987
R0056732	10019004A	M2M2 INVESTMENTS LLC	260,885	4,669
R0012365	10019008A	DARK SKIES LLC	73,257	1,311
R0028355	10019011A	THOMPSON FLOYD W & DOROTHY J	26,864	481
R0028357	10019013A	THOMPSON FLOYD W & DOROTHY J	39,943	715
R0028358	10019014B	BIRCH STREET PROPERTIES L L C	126,946	2,272
R0061631	10020001A	L & D BUILDING LLC	24,594	440
R0061632	10020001B	TIRAKUL SUCHADA	19,739	353
R0061635	10020004A	PHX AV PROPERTIES LLC	101,012	1,808
R0061636	10020006A	RAMSEY'S PROPERTIES LLC	42,504	761
R0010379	10020019A	SCHEURING MARY L TRUSTEE ; SCHEURING ML RVCBL LVNG TRST DTD 8-12-04	34,005	609
R0010380	10020021A	LOLA'S KIDS LLC	90,428	1,618
R0046288	10021003A	BUS STATION LLC	67,633	1,210
R0010074	10021007A	ASPEN LLC	69,099	1,237
C0055218	10044002A	BNSF RAILWAY COMPANY	10,341	185
C0055218	10044003E	BNSF RAILWAY COMPANY	11,730	210
R0043118	10044006A	ATCHISON TOPEKA & SANTA FE RY CO NKA ; BURLINGTON NORTHERN & SANTA FE RY CC	14,458	259
R0043119	10044006B	FLAGSTAFF CHAMBER OF COMMERCE	78,166	1,399
R0011650	10118003C	STILLEY PROPERTIES LLC	92,659	1,658
R0011655	10118008A	HERMAN & KINNE LLC	375,193	6,714
R0055571	10119001A	121 EAST BIRCH LLC	17,999	322
R0042527	10119003A	CRAVEN ENTERPRISES L L C	8,558	153
R0042528	10119003B	121 EAST BIRCH LLC	8,806	158
R0042531	10119006A	LIMBER PINE ENTERPRISES LLC	174,493	3,123
R0042532	10119007A	FLAGSTAFF LODGE NO 7 F & A MASONS	103,688	1,856
R0064323	10119008B	121 EAST BIRCH LLC	5,972	107

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<b>Tax Rate:</b>	<b>1.7896</b>			
<b>Account Number</b>	<b>Parcel Number</b>	<b>Owner</b>	<b>Primary Net Assessed</b>	<b>Assessment Amount</b>
R0064324	10119008C	121 EAST BIRCH LLC	301,072	5,388
R0064325	10119009E	HOPI TRIBE ECONOMIC DEVELOPMENT CORP	532,408	9,528
R0016236	10121013A	COAST & MOUNTAIN PROPERTIES	104,403	1,868
R0016237	10121016A	PUCHTECTA INVESTMENT GROUP LLC	20,037	359
R0016238	10121016B	FLAG RETAIL CENTER LLC	25,283	452
R0016239	10121016C	WESTBROOK FAMILY TRUST U/D/T DTD 2-24-2000	27,001	483
R0016240	10121016D	DA VINCI INVESTMENTS LLC	40,414	723
R0016241	10121016E	WESTBROOK FAMILY TRUST U/D/T DTD 2-24-2000	11,807	211
R0027698	10121021A	COAST & MOUNTAIN PROPERTIES	57,504	1,029
R0017236	10127002C	ATCHISON TOPEKA & SANTA FE RY CO NKA ; BURLINGTON NORTHERN & SANTA FE RY CC	11,107	199
<b>88</b>			<b>7,124,479</b>	<b>127,498</b>