

**Pima County Conservation Acquisition Commission
Subcommittee – State Trust Lands
Meeting**

**County Administration Building
130 West Congress, 1st Floor
Board Hearing Room
Thursday, January 11, 2007
2:00 pm**

DIRECTION TO STAFF

The Subcommittee requested that a map be produced showing all API lands. The map should include both those lands that were reclassified and those that were not.

Staff was directed to provide all information discussed at the meeting to the entire Commission.

SUMMARY OF MEETING

The following is a summary of the January 11, 2007 meeting. Audiotapes of the meeting are available upon request.

1. Roll Call

The Subcommittee meeting began at 2:10 p.m.

Commissioners Present

Jim Marion
Helen Wilson
Rob Marshall
Bill Roe, Chairman
Trevor Hare

Commissioners Absent

Nicole Fyffe announced that Ron Ruziska had retired from the State Land Department over the holidays.

Commissioner Roe discussed a portion of Governor Napolitano's State of the State speech regarding conservation and API lands at a recent event. The Governor indicated that all API lands that have been reclassified would not be considered for sale, without local support.

Steve Anderson clarified that there were seven total API applications that had been submitted by Pima County. However, only five were reclassified. The API lands that were reclassified were for Tortolita Mountain Park (4,500 acres), Tumamoc Hill (320 acres), two Tucson Mountain Park areas (40 acres in the Robles Pass area and 60 acres at Trails End), and the Valencia Archaeological site.

Commissioner Roe requested that this information be provided to the entire Commission and asked that information be provided on the API lands that were not reclassified. Commissioner Roe also indicated that several jurisdictions were getting together to challenge the State Land Department and move forward on API lands. Further details on this group would be forthcoming.

2. Discussion on Conservation Tools for State Trust Lands

Nicole Fyffe reported that conservation tools available to jurisdictions for State Trust lands include Purchase of Development Rights, Transfer of Development Rights, Conceptual Planning, and Value Transfers.

Ms. Fyffe indicated that Pima County has submitted two applications for PDRs for the Buenos Aires Inholding and Davidson Canyon. The Buenos Aires Inholding piece is approximately 480 acres and in a very rural area not likely to be developed. This application is moving along in the process. The Davidson Canyon application is different in that it is an area closer to development and has mineral leases associated with it. The application includes a stipulation against mining. However, a potential issue could be that the State cannot sell lands with mineral value.

Chuck Huckelberry spoke for a few minutes regarding the Town of Marana contemplating a federal land exchange for State Trust lands within the Tortolita Fan with BLM. Mr. Huckelberry indicated the County would put together the past API applications and ask the Governor to prevent these lands from going to auction.

The Subcommittee discussed whether or not to pursue more PDR applications or wait until the current applications go through the process.

3. Recommendations to Staff or Conservation Acquisition Commission

The Subcommittee recommended that a map showing all API lands be produced and sent to the Governor.

Commissioner Wilson suggested that other parcels be identified, such as those within Saguaro National Park boundaries, and included in a list of priority parcels.

The Subcommittee recommended that the Tortolita Mountain Park API application be the first to submit PDR application. It was also suggested that a tiered approach be used. Tier 1 would be for the API lands that were reclassified for conservation. Tier 2 would be for those applications that did not complete the process. Tier 3 would look at lands that were never identified, but should be considered.

Ms. Fyffe updated the Subcommittee on efforts to conceptually plan State Trust lands north of Oro Valley, and the State's lack of staffing resources to go through the process. However, the State Land Department is currently conceptually planning the Rincon Valley. Mr. Huckelberry has requested the planning boundaries, but the State Land Department has yet to reply.

The Subcommittee suggested that perhaps Maricopa and Pima County fund a staff person to work at the State Land Department on these issues.

Ms. Fyffe also discussed the conservation tool of value transfers and its use for Tumamoc Hill. According to recent discussions with Albert Elias (City of Tucson) and Ron Ruziska, this project is moving forward and may be complete by the end of June 2007.

4. Next Subcommittee Meeting

TBA

5. Call to the Public

No one spoke.

6. Adjournment

Meeting adjourned at 3:30 p.m.