

When recorded return to:

Mr. Zachary D. Sakas  
Gust Rosenfeld P.L.C.  
1600 E. Washington Street, Suite 1600  
Phoenix, AZ 85004

**GENERAL PLAN  
FOR THE PROPOSED  
EASTMARK COMMUNITY FACILITIES DISTRICT NO. 2  
(MESA, ARIZONA)**

To: Clerk, City of Mesa, Arizona

For the purposes of Section 48-702(D), Arizona Revised Statutes, as amended, the following is the general plan for the proposed captioned district:

**Article I.**

**GENERAL AREA TO BE IMPROVED WITHIN THE  
PROPOSED CAPTIONED DISTRICT**

All that area described in Exhibit A attached hereto and made a part hereof for all purposes shall comprise the area to be benefitted. The public infrastructure improvements shall be constructed in public rights-of-way or easements located both within and outside the areas described in Exhibit A hereto and shall result in a beneficial use principally to the area described in Exhibit A hereto.

**Article II.**

**GENERAL DESCRIPTION OF THE PUBLIC INFRASTRUCTURE  
IMPROVEMENTS FOR WHICH THE PROPOSED CAPTIONED  
DISTRICT IS PROPOSED TO BE FORMED**

The proposed District is being formed to finance public infrastructure and public infrastructure purposes authorized by Arizona Revised Statutes §48-701, *et seq.*, as amended and which are the subject of that certain Pre-Annexation and Development Agreement (Mesa Proving Grounds), recorded on November 13, 2008 in the Official Records of the Maricopa County Recorder as Instrument No. 2008-0974930, as thereafter amended, that certain Community Plan adopted by the City on November 3, 2008 as Ordinance No. 44893, and as described in Exhibit B attached hereto (collectively, the “Public Infrastructure”), provided, in the sole discretion of the Board of Directors of the District to the extent the same is in addition to the Public Infrastructure described in the Pre-Annexation and Development Agreement, Ordinance 44893 and in Exhibit B attached hereto, the Public Infrastructure may include any of the following:

(a) Sanitary sewage systems, including collection, transport, storage, treatment, dispersal, effluent use and discharge.

(b) Drainage and flood control systems, including collection, transport, diversion, storage, detention, retention, dispersal, use and discharge.

(c) Water systems for domestic, industrial, irrigation, municipal or fire protection purposes, including production, collection, storage, treatment, transport, delivery, connection and dispersal, but not including facilities for agricultural irrigation purposes unless for the repair or replacement of existing facilities when required by other improvements permitted by this article.

(d) Highways, streets, roadways and parking facilities, including all areas for vehicular use for travel, ingress, egress and parking.

(e) Areas for pedestrian, equestrian, bicycle or other nonmotor vehicle use for travel, ingress, egress and parking.

(f) Pedestrian malls, parks, recreational facilities other than stadiums, and open space areas for the use of members of the public for entertainment, assembly and recreation.

(g) Landscaping, including earthworks, structures, lakes and other water features, plants, trees and related water delivery systems.

(h) Public buildings, public safety facilities and fire protection facilities.

(i) Lighting systems.

(j) Traffic control systems and devices, including signals, controls, markings and signage.

(k) Equipment, vehicles, furnishings and other personalty related to the items listed in this paragraph.

(l) Operation and maintenance of the items listed in clauses (a) through and including (k) above.

**Signature Page to General Plan**

DATED AS OF: November 28, 2018

DMB MESA PROVING GROUNDS, LLC, a  
Delaware limited liability company

By: DMB/Brookfield Eastmark LLC, a Delaware limited  
liability company

Its: Manager

By: Brookfield Eastmark, LLC, a Delaware limited  
liability company

Its: Administrative Member

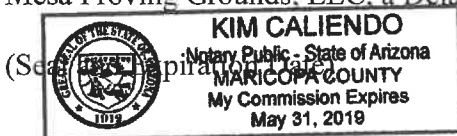
By: [Signature]  
Name: John D. Bradley  
Its: Pres.

By: [Signature]  
Name: Brad Chelton  
Its: Sr. Vice President

STATE OF ARIZONA

COUNTY OF MARICOPA

The foregoing instrument was acknowledged before me this 5<sup>th</sup> day of December, 2018, by John Bradley, the President of Brookfield Eastmark LLC, a Delaware limited liability company, and the Administrative Member of DMB/Brookfield Eastmark LLC, a Delaware limited liability company, and a Member of DMB Mesa Proving Grounds, LLC, a Delaware limited liability company.

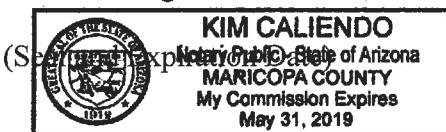


[Signature]  
Notary Public in and for the State of Arizona

STATE OF ARIZONA

COUNTY OF MARICOPA

The foregoing instrument was acknowledged before me this 5<sup>th</sup> day of December, 2018, by Brad Chelton, the Sr. Vice President of Brookfield Eastmark LLC, a Delaware limited liability company, and the Administrative Member of DMB/Brookfield Eastmark LLC, a Delaware limited liability company, and a Member of DMB Mesa Proving Grounds, LLC, a Delaware limited liability company.



[Signature]  
Notary Public in and for the State of Arizona

**Signature Page to General Plan**

ASHTON WOODS ARIZONA L.L.C., a  
Nevada limited liability company

By: [Signature]  
Name: Scott Moore  
Its: Division President

STATE OF ARIZONA )

COUNTY OF Maricopa )

December The foregoing instrument was acknowledged before me this 4<sup>th</sup> day of December, 2018, by Scott Moore, the DIV. PRES. of Ashton Woods Arizona L.L.C., a Nevada limited liability company.

(Seal and Expiration Date)

[Signature]  
Notary Public in and for the State of \_\_\_\_\_

**Signature Page to General Plan**

JEN ARIZONA 31 LLC, an  
Arizona limited liability company

By: 

Name: MICHAEL K. JESBERGER

Its: AUTHORIZED SIGNER


STATE OF ARIZONA )

COUNTY OF MARICOPA )

The foregoing instrument was acknowledged before me this 4th day of December, 2018, by Michael K. Jesberger, the Authorized Signer of JEN Arizona 31 LLC, an Arizona limited liability company.

(Seal and Expiration Date)

12.16.2021



Notary Public in and for the State of Arizona



Signature Page to General Plan

SHEA HOMES LIMITED PARTNERSHIP, a  
California limited partnership

By: [Signature]  
Name: David Garcia  
Its: Assistant Secretary

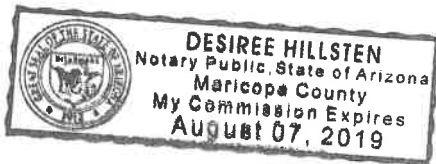
By: Heather Janke  
Name: Heather Janke  
Its: Authorized Agent

STATE OF Arizona )

COUNTY OF Maricopa )

The foregoing instrument was acknowledged before me this 3rd day of December, 2018, by David Garcia, the Assistant Secretary, and by Heather Janke, the Authorized Agent of Shea Homes Limited Partnership, a California limited partnership.

(Seal and Expiration Date)



Desi Hillst  
Notary Public in and for the State of Arizona

**Signature Page to General Plan**

WOODSIDE HOMES SALES AZ, LLC, a  
Delaware limited liability company

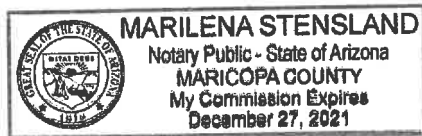
By: H. Davenport  
Name: Heather Davenport  
Its: Authorized Signer

STATE OF Arizona )

COUNTY OF Maricopa )

The foregoing instrument was acknowledged before me this 3rd day of December, 2018, by Heather Davenport, the Authorized Signer of Woodside Homes Sales AZ, LLC, a Delaware limited liability company.

(Seal and Expiration Date)



[Signature]  
Notary Public in and for the State of Arizona

Signature Page to General Plan

TAYLOR MORRISON/ARIZONA, INC., an  
Arizona corporation

By: [Signature]  
Name: Shannon Francisco  
Its: VP

STATE OF Arizona )

COUNTY OF maricopa )

The foregoing instrument was acknowledged before me this 5<sup>th</sup> day of December, 2018, by Shannon Francisco, the Vice President of Taylor Morrison/Arizona, Inc., an Arizona corporation.

(Seal and Expiration Date)

[Signature]  
Notary Public in and for the State of Arizona





**Signature Page to General Plan**

LENNAR ARIZONA, INC., an Arizona  
corporation

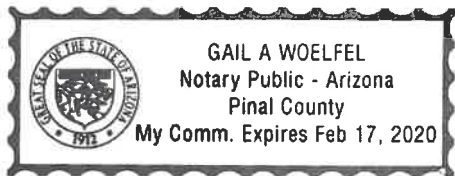
By: [Signature]  
Name: Erik Molina  
Its: Authorized Agent

STATE OF Arizona )

COUNTY OF Maricopa )

The foregoing instrument was acknowledged before me this 3rd day of  
December, 2018, by Erik Molina, the Authorized Agent of  
Lennar Arizona, Inc., an Arizona corporation.

(Seal and Expiration Date)



Gail A. Woelfel  
Notary Public in and for the State of Arizona

ATTACHMENTS:

Exhibit A: Legal description of property to be included in the District  
Exhibit B: Public Infrastructure

## **Exhibit A**

### **Legal Description**

PARCEL NO. 1:

THAT PORTION OF SECTIONS 14 AND 15, TOWNSHIP 1 SOUTH, RANGE 7 EAST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 3" MARICOPA DEPARTMENT OF TRANSPORTATION (MCDOT) BRASS CAP IN HAND- HOLE FOUND AT THE WEST QUARTER CORNER OF SAID SECTION 15, FROM WHENCE A 3" MCDOT BRASS CAP IN HAND-HOLE FOUND AT THE NORTHWEST CORNER OF SAID SECTION 15 BEARS NORTH 00 DEGREES 35 MINUTES 07 SECONDS WEST (BASIS OF BEARING), A DISTANCE OF 2,623.19 FEET;

THENCE DEPARTING THE WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 15, NORTH 89 DEGREES 24 MINUTES 53 SECONDS EAST, A DISTANCE OF 50.00 FEET, TO THE EAST RIGHT-OF-WAY OF S. ELLSWORTH ROAD AS RECORDED IN DOCKET 1606, PAGE 249, MARICOPA COUNTY RECORDS (MCR), ALSO BEING THE TRUE POINT OF BEGINNING;

THENCE DEPARTING SAID EAST RIGHT-OF-WAY OF S. ELLSWORTH ROAD, NORTH 89 DEGREES 24 MINUTES 53 SECONDS EAST, A DISTANCE OF 674.33 FEET, TO THE BEGINNING OF A TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 3,900.00 FEET;

THENCE NORTHEASTERLY, A DISTANCE OF 686.85 FEET, ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 10 DEGREES 05 MINUTES 26 SECONDS, SAID CURVE HAVING A CHORD OF NORTH 84 DEGREES 22 MINUTES 10 SECONDS EAST, A DISTANCE OF 685.96 FEET, TO A POINT OF TANGENCY;

THENCE NORTH 79 DEGREES 19 MINUTES 27 SECONDS EAST, A DISTANCE OF 1,284.60 FEET, TO THE BEGINNING OF A NON-TANGENT CURVE TO THE LEFT, HAVING A RADIUS POINT BEARING NORTH 79 DEGREES 19 MINUTES 27 SECONDS EAST, A DISTANCE OF 3,900.00 FEET;

THENCE SOUTHEASTERLY, A DISTANCE OF 222.35 FEET, ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 3 DEGREES 16 MINUTES 00 SECONDS, SAID CURVE HAVING A CHORD OF SOUTH 12 DEGREES 18 MINUTES 33 SECONDS EAST, A DISTANCE OF 222.32 FEET, TO A POINT OF NON- TANGENCY;

THENCE NORTH 76 DEGREES 03 MINUTES 27 SECONDS EAST, A DISTANCE OF 40.50 FEET, TO THE NORTHWEST CORNER OF TRACT "N" OF THE FINAL PLAT FOR EASTMARK DEVELOPMENT UNIT 5/6 SOUTH PARCELS 6-16 AND 6-18 TO 6-23, RECORDED AS BOOK 1379, PAGE 8 MCR;

THENCE ALONG THE NORTH LINE OF SAID TRACT "N", SOUTH 89 DEGREES 45 MINUTES 48 SECONDS EAST, A DISTANCE OF 2,499.29 FEET, TO THE NORTHEAST CORNER OF SAID TRACT "N";

THENCE DEPARTING SAID NORTH LINE OF TRACT "N", NORTH 89 DEGREES 16 MINUTES 30 SECONDS EAST, A DISTANCE OF 17.50 FEET, TO THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 15;

THENCE ALONG SAID EAST LINE OF THE NORTHEAST QUARTER OF SECTION 15, SOUTH 00 DEGREES 43 MINUTES 30 SECONDS EAST, A DISTANCE OF 134.31 FEET, TO A 2.5" GLO BRASS CAP FOUND AT THE EAST QUARTER CORNER OF SAID SECTION 15;

THENCE DEPARTING SAID EAST LINE OF THE NORTHEAST QUARTER OF SECTION 15 AND ALONG THE EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 15, SOUTH 00 DEGREES 44 MINUTES 46 SECONDS EAST, A DISTANCE OF 16.01 FEET, TO THE INTERSECTION OF THE CENTERLINE OF S. EVERTON TERRACE AND THE NORTH LINE OF SAID S. EVERTON TERRACE, AS SHOWN ON THE FINAL PLAT FOR EASTMARK DEVELOPMENT UNIT 6 - INFRASTRUCTURE FOR PARCELS 4-6 AND 9-23, RECORDED AS BOOK 1343, PAGE 15, MCR;

THENCE ALONG SAID CENTERLINE OF S. EVERTON TERRACE, SOUTH 00 DEGREES 44 MINUTES 46 SECONDS EAST, A DISTANCE OF 512.59 FEET, TO THE BEGINNING OF A TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 2,500 FEET.

TOGETHER WITH THE FOLLOWING DESCRIBED REAL PROPERTY:

LOTS 50, 51, 52, 55, 69, 70, 71, 98, 99, 100, 144 AND 145, FINAL PLAT FOR EASTMARK DEVELOPMENT UNIT 5/6 SOUTH, PARCELS 6-4 TO 6-6, 6-9 AND 6-17, RECORDED IN BOOK 1360 OF MAPS, PAGE 17, RECORDS OF MARICOPA COUNTY, ARIZONA.

AND TOGETHER WITH THE FOLLOWING DESCRIBED REAL PROPERTY:

LOTS 70, 75, 96, 111, 112, 113, 121, 122, 128, 129, 199, 240, 241, 273, 292, 332, 333, 345, 389, 390 AND 391, FINAL PLAT FOR EASTMARK DEVELOPMENT UNIT 5/6 SOUTH PARCELS 6-16 AND 6-18 TO 6-23, RECORDED IN BOOK 1379 OF MAPS, PAGE 8, RECORDS OF MARICOPA COUNTY, ARIZONA;

EXCEPT THEREFROM ANY PORTION LYING WITHIN THE FOLLOWING DESCRIBED REAL PROPERTY:

LOTS 33, 34, 35, 48, 49, 68, 69, 76, 77, 109, 110, 126, 127, 274, 334, 344 AND 404, FINAL PLAT FOR EASTMARK DEVELOPMENT UNIT 5/6 SOUTH PARCELS 6-16 AND 6-18 TO 6-23, RECORDED IN BOOK 1379 OF MAPS, PAGE 8, RECORDS OF MARICOPA COUNTY, ARIZONA;

AND EXCEPT THEREFROM ANY PORTION LYING WITHIN THE FOLLOWING DESCRIBED REAL PROPERTY:

LOTS 23, 24, 25, 47, 48, 49, 72, 73, 74, 94, 95, 96 AND 97, FINAL PLAT FOR EASTMARK DEVELOPMENT UNIT 5/6 SOUTH, PARCELS 6-4 TO 6-6, 6-9 AND 6-17, RECORDED IN BOOK 1360 OF MAPS, PAGE 17, RECORDS OF MARICOPA COUNTY, ARIZONA.

PARCEL NO. 2:

A PORTION OF SECTION 22, TOWNSHIP 1 SOUTH, RANGE 7 EAST, OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 3" MCDOT BRASS CAP IN HAND HOLE, FOUND AT THE SOUTHWEST CORNER OF SAID SECTION 22, FROM WHENCE A 2" MARICOPA COUNTY ALUMINUM CAP, FOUND AT THE SOUTH QUARTER CORNER OF SAID SECTION 22, BEARS SOUTH 89 DEGREES 38 MINUTES 34 SECONDS EAST, (BASIS OF BEARINGS) A DISTANCE OF 2647.07 FEET;

THENCE SOUTH 89 DEGREES 38 MINUTES 34 SECONDS EAST, ALONG THE SOUTH LINE OF SAID SECTION 22, A DISTANCE OF 1136.20 FEET;

THENCE DEPARTING SAID SOUTH LINE OF SECTION 22, NORTH 00 DEGREES 21 MINUTES 26 SECONDS EAST, A DISTANCE OF 192.00 FEET, TO THE NORTH RIGHT-OF-WAY LINE OF E. RAY ROAD AS SHOWN ON THE MAP OF DEDICATION EASTMARK PHASE 1, RECORDED AS BOOK 1117, PAGE 47, MARICOPA COUNTY RECORDS (MCR), AND A LINE 192.00 FEET NORTH OF AND PARALLEL WITH SAID SOUTH LINE OF SECTION 22, AND THE TRUE POINT OF BEGINNING;

THENCE ALONG SAID NORTH RIGHT-OF-WAY LINE E. RAY ROAD AND SAID PARALLEL LINE, NORTH 89 DEGREES 38 MINUTES 34 SECONDS WEST, A DISTANCE OF 502.06 FEET;

THENCE DEPARTING SAID PARALLEL LINE, CONTINUING ALONG SAID NORTH RIGHT-OF-WAY LINE OF E. RAY ROAD, NORTH 00 DEGREES 21 MINUTES 26 SECONDS EAST, A DISTANCE OF 10.00 FEET, TO A LINE 202.00 FEET NORTH OF AND PARALLEL WITH SAID SOUTH LINE OF SECTION 22;

THENCE CONTINUING ALONG SAID NORTH RIGHT-OF-WAY LINE OF E. RAY ROAD AND ALONG SAID PARALLEL LINE, NORTH 89 DEGREES 38 MINUTES 34 SECONDS WEST, A DISTANCE OF 556.33 FEET;

THENCE TRANSITIONING FROM SAID NORTH RIGHT-OF-WAY LINE OF E. RAY ROAD, TO THE EAST RIGHT-OF-WAY LINE OF S. ELLSWORTH ROAD, AS SHOWN ON SAID MAP OF DEDICATION, NORTH 44 DEGREES 57 MINUTES 12 SECONDS WEST, A DISTANCE OF 21.33 FEET, AND TO A LINE 65.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID SECTION 22;

THENCE ALONG SAID EAST RIGHT-OF-WAY LINE OF S. ELLSWORTH ROAD, AND SAID PARALLEL LINE, NORTH 00 DEGREES 15 MINUTES 50 SECONDS WEST, A DISTANCE OF 103.79 FEET;

THENCE DEPARTING SAID PARALLEL LINE, CONTINUING ALONG SAID EAST RIGHT-OF-WAY LINE OF S. ELLSWORTH ROAD, NORTH 89 DEGREES 44 MINUTES 10 SECONDS EAST, A DISTANCE OF 10.00 FEET, TO A LINE 75.00 FEET EAST OF AND PARALLEL WITH SAID WEST LINE OF SECTION 22;

THENCE CONTINUING ALONG SAID EAST RIGHT-OF-WAY LINE OF S. ELLSWORTH ROAD AND SAID PARALLEL LINE, NORTH 00 DEGREES 15 MINUTES 50 SECONDS WEST, A DISTANCE OF 309.95 FEET;

THENCE DEPARTING SAID PARALLEL LINE AND CONTINUING ALONG SAID EAST RIGHT-OF-WAY LINE OF S. ELLSWORTH ROAD, NORTH 44 DEGREES 44 MINUTES 10 SECONDS EAST, A DISTANCE OF 21.21 FEET, TO A LINE 90.00 FEET EAST OF AND PARALLEL WITH SAID WEST LINE OF SECTION 22;

THENCE CONTINUING ALONG SAID EAST RIGHT-OF-WAY LINE OF S. ELLSWORTH ROAD AND SAID PARALLEL LINE, NORTH 00 DEGREES 15 MINUTES 50 SECONDS WEST, A DISTANCE OF 67.00 FEET;

THENCE DEPARTING SAID PARALLEL LINE, AND CONTINUING ALONG SAID EAST RIGHT-OF-WAY LINE OF S. ELLSWORTH ROAD, SOUTH 89 DEGREES 44 MINUTES 10 SECONDS WEST, A DISTANCE OF 10.00 FEET;

THENCE CONTINUING ALONG SAID EAST RIGHT-OF-WAY LINE OF S. ELLSWORTH ROAD NORTH 45 DEGREES 15 MINUTES 50 SECONDS WEST, A DISTANCE OF 21.21 FEET, TO A LINE 65.00 FEET EAST OF AND PARALLEL TO SAID WEST LINE OF SECTION 22;

THENCE CONTINUING ALONG SAID EAST RIGHT-OF-WAY LINE OF S. ELLSWORTH ROAD, AND ALONG SAID PARALLEL LINE, NORTH 00 DEGREES 15 MINUTES 50 SECONDS WEST, A DISTANCE OF 590.40 FEET, TO THE SOUTHERLY LINE OF EASTMARK COMMUNITY FACILITIES DISTRICT (CFD) NO. 1, RECORDED AS INSTRUMENT NUMBER 2012-0294413, MCR;

THENCE DEPARTING SAID EAST RIGHT-OF-WAY LINE OF S. ELLSWORTH ROAD, AND DEPARTING SAID PARALLEL LINE, AND ALONG SAID SOUTH LINE OF CFD NO. 1, NORTH 89 DEGREES 43 MINUTES 59 SECONDS EAST, A DISTANCE OF 336.03 FEET, TO THE BEGINNING OF A TANGENT CURVE HAVING A RADIUS DISTANCE OF 945.00 FEET;

THENCE CONTINUING ALONG SAID SOUTHERLY LINE OF CFD NO. 1, NORTHEASTERLY, A DISTANCE OF 394.48 FEET, ALONG SAID CURVE TO THE LEFT, CONCAVE NORTHERLY, THROUGH A CENTRAL ANGLE OF 23 DEGREES 55 MINUTES 04 SECONDS, SAID CURVE HAVING A CHORD OF NORTH 77 DEGREES 46 MINUTES 27 SECONDS EAST, A DISTANCE OF 391.63 FEET, TO A POINT OF TANGENCY;

THENCE CONTINUING ALONG SAID SOUTHERLY LINE OF CFD NO. 1, NORTH 65 DEGREES 48 MINUTES 55 SECONDS EAST, A DISTANCE OF 24.54 FEET;

THENCE CONTINUING ALONG SAID SOUTHERLY LINE OF CFD NO. 1, SOUTH 24 DEGREES 08 MINUTES 09 SECONDS EAST, A DISTANCE OF 749.04 FEET, TO THE BEGINNING OF A TANGENT CURVE HAVING A RADIUS DISTANCE OF 382.45 FEET;

THENCE CONTINUING ALONG SAID SOUTHERLY LINE OF CFD NO. 1, SOUTHERLY, A DISTANCE OF 163.52, ALONG SAID CURVE TO THE RIGHT, CONCAVE WESTERLY, THROUGH A CENTRAL ANGLE OF 24 DEGREES 29 MINUTES 51 SECONDS, SAID CURVE HAVING A CHORD OF SOUTH 11 DEGREES 53 MINUTES 14 SECONDS EAST, A DISTANCE OF 162.28 FEET, TO A POINT OF TANGENCY;

THENCE CONTINUING ALONG SAID SOUTHERLY LINE OF CFD NO. 1, SOUTH 00 DEGREES 21 MINUTES 42 SECONDS WEST, A DISTANCE OF 385.03 FEET, TO THE TRUE POINT OF BEGINNING.

## Exhibit B

### Public Infrastructure

Estimated Costs of Project Improvements (a)

Description	Total Project Costs	Costs Eligible For CFD Financing	Costs Not Eligible For CFD Financing
<u><b>Roadways:</b></u>			
Ellsworth Road	\$7,234,146	\$6,315,783	\$ 918,364
Signal Butte Road	1,281,629	1,017,997	263,632
Ray Road	1,714,412	1,671,887	42,525
Eastmark Parkway	7,219,368	5,750,249	1,469,120
Inspirian Parkway	10,041,975	8,202,318	1,839,657
Point Twenty-Two Blvd	5,946,197	5,189,119	757,078
Warner Road North	5,032,316	4,228,164	804,152
Other Onsite Arterial and Collector Roadways	6,589,030	5,241,036	1,347,994
<b>Total Roadways</b>	<b>45,059,073</b>	<b>37,616,552</b>	<b>7,442,521</b>
<u><b>Monumentation</b></u>			
Primary Entry Monumentation	1,979,959	1,890,406	89,553
Secondary Entry Monumentation	2,900,545	2,610,490	290,055
<b>Total Monumentation</b>	<b>4,880,504</b>	<b>4,500,896</b>	<b>379,608</b>
<u><b>Amenities, Parks and Trails</b></u>			
Community Parks	7,928,530	7,489,347	439,183
Central Park	11,251,072	10,607,829	643,243
<b>Total Amenities, Parks and Trails</b>	<b>19,179,602</b>	<b>18,097,176</b>	<b>1,082,426</b>
<u><b>Other Infrastructure</b></u>			
Offsite Sewer – Warner Road	1,962,374	1,931,275	31,099
Community Traffic Signals	3,299,410	3,246,810	52,600
<b>Total Other Infrastructure</b>	<b>5,261,784</b>	<b>3,246,810</b>	<b>83,699</b>
<b>Combined Total</b>	<b>\$74,380,963</b>	<b>\$65,392,710</b>	<b>\$8,988,254</b>

- (a) The project costs include design and engineering, construction, contingency, construction management and inflation

The Public Infrastructure will be constructed over a period of approximately 10 years.

The Public Infrastructure financed by the District will be dedicated to the City upon completion and, as provided in the PADA, the City will not impose ongoing maintenance and operation responsibility or expenses with respect to such Public Infrastructure on the District, the Applicant or the property owners in the District except on the same terms as the City imposes such responsibility and expenses on other developers or property owners for similar public infrastructure accepted by the City. The District may levy a \$0.30 ad valorem tax rate per \$100 of net assessed limited property value to fund the operation, maintenance and administration ("O&M") expenses which are the responsibility of the District. Applying the \$0.30 ad valorem operations and maintenance tax rate over all of the estimated taxable real property contained within the District generates the revenue estimates depicted in Appendix 4: Plan of Finance - Table 3.

It is anticipated that the annual O&M tax revenues will be sufficient to pay the District's annual administrative and operational expenses; to the extent there are excess proceeds, such proceeds would be available to pay those operation and maintenance expenses which are the responsibility of the District.

The Applicant will publicly bid all eligible Public Infrastructure in accordance with Title 34 and the City's public bidding provisions.

**\*\*In addition to the Public Infrastructure listed above and the Public Infrastructure described in the Pre-Annexation and Development Agreement and Ordinance 44893, certain Public Infrastructure previously constructed by the Petitioner within Eastmark Community Facilities District No. 1 (City of Mesa, Arizona), may be included as Public Infrastructure benefitting Eastmark Community Facilities District No. 2 (City of Mesa, Arizona) in the sole and absolute discretion of the Board of Directors of Eastmark Community Facilities District No. 2 (City of Mesa, Arizona).**