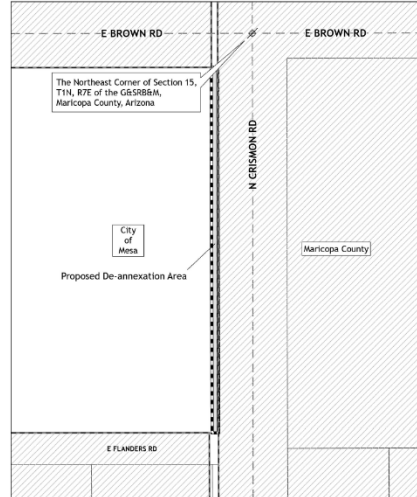




City Council Report

Date	January 12, 2026		
Case No.	ANX25-00889		
Project Name	Geneva Villas – Crismon Road ROW De-Annexation		
Request	<ul style="list-style-type: none">De-annexation of public right-of-way located at the intersection of E Brown Road and N Crismon Road		
Project Location	Southwest corner of East Brown Road and North Crismon Road		
Parcel No(s)	220-20-010D		
Project Area	0.14± acres		
Council District	District 5		
Existing Zoning	RS-15-PAD		
General Plan Designation	Traditional Residential - Sustain		
Applicant	Jaren Sweeney, Brighton Homes		
Owner	Brighton Companies Geneva Villas LLC		
Staff Planner	Josh Grandlienard, Senior Planner		

Recommendation

Staff recommends approval of the request to de-annex 0.14± of right-of-way to Maricopa County.

Project Overview

Request:

The applicant is requesting approval for de-annexation of 10 feet of right-of-way from the City of Mesa to Maricopa County at the request of the Maricopa County Department of Transportation. Both Brown Road and Crismon Road are under the jurisdiction of Maricopa County. The proposed de-annexation of 10 feet of right-of-way will allow for the improvements proposed for Crismon Road to be constructed entirely within Maricopa County right-of-way.

Site Context

The purpose of this agenda item is for City Council to consider an ordinance for a proposed de-annexation of 0.14+ acres of right-of-way depicted on Exhibit “A” (the “Right-of-Way”) and to deliver the Right-of-Way to Maricopa County.

This de-annexation is subject to approval by the Maricopa County Board of Supervisors and is allowed pursuant to A.R.S. §§ 9-471.02 and 9-471.03.

Per State law, the City is required to set forth, by ordinance, the legal description of the public right-of-way and to declare the de-annexation and return of the public right-of-way contingent on the fulfillment of the conditions of A.R.S. §9-471.03 (A.R.S. §§ 9-471.02(I) and 9-471.03(C)).

The subject de-annexation request was initiated by the Maricopa County Department of Transportation. Following approval by the City Council, the Maricopa County Board of Supervisors will conduct a public hearing, not less than thirty days nor more than sixty days after the date the ordinance is filed, consistent with the requirements of A.R.S. § 9-471.03. If the de-annexation is approved by the Maricopa County Board of Supervisors, the County ordinance will be filed with the Maricopa County Recorder’s Office.

The City of Mesa Transportation Department and the Development Services Department recommend approval of the ordinance for the De-Annexation.

Site History:

- **September 9, 1979:** City Council annexed 276± acres, including the subject right-of-way, into the City of Mesa (Ordinance No. 2379).
- **August 29, 2022:** City Council approved a Rezoning of 7.9± acres, for a 27-lot single family residential subdivision (Case No. ZON22-00162; Ordinance No. 5725).
- **December 17, 2025:** The Planning Director approved the Final Plat for a 27-lot single family subdivision. The subdivision plat was recorded with the Maricopa County Recorder’s Office, which dedicated the subject 10 foot parcel to the City of Mesa as right-of-way.

Exhibits

Exhibit 1 – Exhibit A and Legal Description

Exhibit 2 – Overall City Map

Exhibit 3 – Right-Of-Way Map