



# City Council Report

**Date:** August 18, 2025

**To:** City Council

**Through:** Marc Heirshberg, Assistant City Manager

**From:** Lance Webb, City Engineer  
Marc Ahlstrom, Assistant City Engineer

**Subject:** Extinguishing a portion of Right-of-Way Easement located on the west side of 6550 South Mountain Road  
Council District 6

## Purpose and Recommendation

The purpose of this report is to consider staff's recommendation to extinguish a portion of right-of-way easement located on the west side of 6550 South Mountain Road, on property owned by FUJIFILM Electronic Materials USA Inc.

## Background

In Mesa City Code, Chapter 10, Section 9-10-2 Extinguishment of Easements, the City Council may extinguish right-of-way easements no longer needed by the City, upon application being made to the Real Estate Services office and upon paying an application fee.

When the City does not own title to a roadway but holds a right-of-way easement, the easement may be extinguished by City Council resolution pursuant to Arizona Revised Statute (A.R.S.) § 28-7214. The City of Mesa does not own fee title to the property but holds the right-of-way easement on the property. FUJIFILM Electronic Materials USA Inc. is the owner of the property on which the easement is located.

## Discussion

In 1981, an Easement and Agreement for Highway Purposes (Easement), which included the right-of-way easement that is the subject of this request, was dedicated to Maricopa County and recorded in Docket 15412, Page 1570 records of Maricopa County. In 1990, 626 acres of land owned by the State of Arizona, including property subject to the Easement, were annexed into the City of Mesa, under Annexation Ordinance No. 2514.

On March 28, 2022, the State of Arizona deeded several parcels of the land subject to Annexation Ordinance No. 2514, including the property subject to the Easement, to FUJIFILM Electronic Materials USA Inc.(FUJIFILM) (document number 2022-0273301, records of Maricopa County, Arizona). FUJIFILM is proposing an expansion

of its existing facility located at 6550 South Mountain Road, and the property subject to the Easement is integrated into the proposed site plan. Neither the County nor City have established a right-of-way or utility use within the Easement. Therefore, staff have determined that the requested portion of the right-of-way easement is no longer needed.

### **Alternatives**

An alternative is not to extinguish the portion of the right-of-way easement. Choosing this alternative will result in the owner not being able to expand the existing facility as planned.

### **Fiscal Impact**

The fiscal impact of this request is the \$750.00 processing fee paid by the developer.

### **Coordinated With**

The Engineering, Water Resources, Transportation, and Development Services Departments, along with outside utility companies, concur with this request.