

July 2, 2012

Terry Couchenour  
Cochise County Highway and Floodplain  
1415 W. Melody Lane  
Bisbee, AZ 85603



RE: Willow Lakes

Mr. Couchenour,

We do not accept the County's 2011 offer to take my family's property. We understand that our land to be taken for the project is for the benefit of the Willow Lakes subdivision. However there are many issues which prevent us from accepting that offer to take our land for the benefit of our neighbors.

First, this is our family's land passed down through the generations, our family worked hard for this land and the thought of it being taken from us does not settle well, especially the thought of losing our mature mesquite trees.

Second, in the 1990's the County took our land for Ocotillo Road and the drainage ditch to the north. During that process we were forced to go to court in order to receive compensation for what the County took. That previous experience was horrible.

Third, Willow Lakes has been less than neighborly to us. They have cut down and stolen wood from us. They have used our land as a trash dumping site and vandalized our older manufactured home. Then they reported us to Planning and Zoning for the trash and destroyed home. Planning and Zoning's threat of fines only added to the stress of the situation. It was a considerable expense to clean up after our neighbors and have the destroyed home removed.

Fourth, I see no benefit to us for the ditch. In fact the existing ditch has only damaged our property. Our property is higher than Willow Lakes and the existing ditch is cutting into our property damaging or otherwise compromising our fence.

Terry we appreciate you listening to our concerns. We would be willing to convey an easement to the County under the following conditions:

- Value the property at \$10,000 per acre.
- Value the property at 100%, not 90% of value based on an easement.
- Take this as an easement so that we can continue to build on our property as measured from the existing property lines. We realize we won't be able to build within the proposed easement.
- We want the wood from our trees that will be cut. We want the wood placed on our property in a location that we choose.
- The County needs to maintain the fence along the ditch, excepting of course for any damage that we cause.
- Finally we want it on record that we do not want the County to take any more of our property.

Respectfully,

*Joanne Lopez* 7-11-12

Ernesto Lopez

Joanne Lopez

June 7, 2012

Terry Couchenour  
Cochise County Highway and Floodplain  
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Fourth, I see no benefit to us for the ditch. In fact the existing ditch has only damaged our property. Our property is higher than Willow Lakes and the existing ditch is cutting into our property damaging or otherwise compromising our fence.

Terry we appreciate you listening to our concerns. We would be willing to sell our land to the County under the following conditions:

- Value the property at \$10,000 per acre.
- Value the property at 100%, not 90% of value based on an easement, regardless of whether the County takes the property as easement or deed.
- For any property being taken that will qualify to be included in our site area calculation, such as the area currently being used along Ocotillo Road, take the property with a deed to remove this from Joanne's taxes.
- We want the wood from our trees that will be cut. We want the wood placed on our property in a location that we choose.
- The County needs to maintain the fence along the ditch, excepting of course for any damage that we cause.
- Finally we want it on record that we do not want the County to take any more of our property.

Respectfully,

Ernesto Lopez

*Ernesto R. Lopez*

Joanne Lopez

