

## CLARK COUNTY STAFF REPORT

**DEPARTMENT:** Public Works

**DATE:** Dec. 11, 2018

**REQUESTED ACTION:** Execute a utility easement for Clark Public Utilities so that it can provide power for the Curtin Creek pump station.

Consent     Hearing     County Manager

**BACKGROUND**

Clark Regional Wastewater District acquired an easement from the county to install a pump station as part of the NE 119th Street (NE 72nd Avenue - NE 87th Avenue) Project.

The pump station is in the northwest corner of a county-owned mitigation site, Tax Parcel No. 986027-418, along the north side of Northeast 119th Street. The pump station requires power to operate. Clark Public Utilities requested this easement so that it can maintain the power line and transformer needed for the pump station.

**COUNCIL POLICY IMPLICATIONS**

It has been county policy to accommodate utilities whenever possible.

**ADMINISTRATIVE POLICY IMPLICATIONS**

None.

**COMMUNITY OUTREACH**

None.

**BUDGET IMPLICATIONS**

YES	NO	
X		Action falls within existing budget capacity.
	X	Action falls within existing budget capacity but requires a change of purpose within existing appropriation
	X	Additional budget capacity is necessary and will be requested at the next supplemental. If YES, please complete the budget impact statement. If YES, this action will be referred to the county council with a recommendation from the county manager.

*Pw18 - 134*

BUDGET DETAILS

Local Fund Dollar Amount	N/A
Grant Fund Dollar Amount	N/A
Account	Road Fund
Company Name	Public Utility District No. 1 of Clark County.

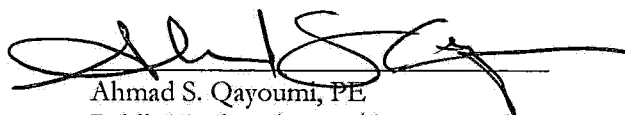
**DISTRIBUTION:**

Council staff will post all staff reports to the county website, [www.clark.wa.gov/the-grid](http://www.clark.wa.gov/the-grid).


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**Attachments:** Easement, Resolution

  
\_\_\_\_\_  
Tom Grange, PE  
Engineering & Construction Division Manager

  
\_\_\_\_\_  
Ahmad S. Qayoumi, PE  
Public Works Director/County Engineer

Primary Staff Contact: Steve Hansen Ext. 4370

  
APPROVED: \_\_\_\_\_  
CLARK COUNTY, WASHINGTON  
CLARK COUNTY COUNCIL

DATE: Dec. 11, 2018

SR# 195-18



APPROVED: \_\_\_\_\_  
Shawn Hennessee, County Manager

DATE: \_\_\_\_\_

RETURN ADDRESS:

Clark Public Utilities  
Attn: ROW Dept.  
P.O. Box 8900  
Vancouver, WA 98668

Document: Utility Easement  
Grantor: Clark County, a political subdivision of the State of Washington  
Grantee: PUD No. 1 of Clark County  
Legal Desc.: Ptn. of Tax Lot 205 in the SW ¼ of Section 29, Twp. 3N, R2E WM  
Serial No. 986027418  
Geo No. 3229320  
Engineer: Engelbart  
RIO/WO: 538115

PW 18-09

**UTILITY EASEMENT**

The GRANTOR(S), **CLARK COUNTY, a political subdivision of the State of Washington**, for and in consideration of mutual benefits hereby acknowledged, does grant and convey to **PUBLIC UTILITY DISTRICT NO. 1 OF CLARK COUNTY, a municipal corporation of the state of Washington**, GRANTEE, its successors and assigns, including joint users, a non-exclusive, perpetual easement, ten (10) feet in width, together with the right of ingress and egress for the purpose of installing, constructing, erecting, altering, repairing, maintaining and operating thereon and therein an electric system, facilities and appurtenances including communication and service conductors with surface-mounted transformer(s), and appurtenances necessary thereto, together with the right and easement to tap into said facilities to serve adjacent and/or adjoining lands, in, on, over, under and across the lands in Clark County, Washington, described as follows:

**A portion of Tax Lot 205 in the SW ¼ of Section 29, Township 3 North, Range 2 East, of the Willamette Meridian, APN 986027418, Clark County, Washington, more particularly described and shown on the attached Exhibits "A" and "B", by this reference made a part hereof.**

The Grantor covenants for itself successors and assigns that it will not build or place, or allow to be built or placed, any structure of any kind over the easement granted herein without written approval of Clark PUD. PUBLIC UTILITY DISTRICT NO. 1 OF CLARK COUNTY has the right at all times to cut and/or trim all brush, trees or other growth lying between the west line of said parcel No. 9866027418 and the east line of that 15-foot access easement granted to Clark Regional Wastewater District that easement deed recorded February 10, 2016 under Auditor's File No. 5255812, records of Clark County Auditor, as described and shown on Exhibits "C-1" and "C- 2" of said easement deed.



## EXHIBIT "A"

### Property Description:

A PARCEL OF LAND LYING IN THE SW 1/4 OF SECTION 29, TOWNSHIP 3 NORTH, RANGE 2 EAST, OF THE WILLAMETTE MERIDIAN IN CLARK CO, WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE EAST 1105.00 FEET OF, WHEN MEASURED AT RIGHT ANGLES TO THE EAST LINE OF, THAT PARCEL DESCRIBED AS PARCEL 1 IN THAT WARRANTY DEED TO LANDMARK 75 ACRES VANCOUVER, AN OREGON PARTNERSHIP, RECORDED DECEMBER 16, 1986 UNDER AUDITORS FILE #8612160225, RECORDS OF CLARK CO, WASHINGTON LISTED AS SERIAL NO 198634-000

EXCEPT THAT PORTION LYING SOUTHERLY OF THE FOLLOWING DESCRIBED LINE: BEGINING AT A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF NE 119TH ST, SAID POINT BEING 74.00 FEET NORTHERLY OF, WHEN MEASURED AT RIGHT ANGLES TO THE C/L OF NE 119TH ST, AS DESCRIBED IN EXHIBIT B, OF DOCUMENT UNDER AUDITOR'S FILE NO. 5255812 AND AT ENGINEERS STATION 160+40.00; THENCE TO A POINT 71.00 FEET NORTHERLY OF, WHEN MEASURED AT RIGHT ANGLES TO SAID C/L AT STATION 161+05.00; THENCE TO A POINT 67.50 FEET NORTHERLY OF, WHEN MEASURED AT RIGHT ANGLES TO SAID C/L AT STATION 161+71.00; THENCE TO A POINT 53.00 FEET NORTHERLY OF, WHEN MEASURED AT RIGHT ANGLES TO SAID C/L AT STATION 165+45.50; THENCE TO A POINT 48.00 FEET NORTHERLY OF, WHEN MEASURED AT RIGHT ANGLES TO SAID C/L AT STATION 169+20.50; THENCE TO A POINT 48.00 FEET NORTHERLY OF, WHEN MEASURED AT RIGHT ANGLES TO SAID C/L ON THE EASTERLY LINE OF SAID PARCEL AND THERE TERMINATING, ALL IN CLARK COUNTY, WASHINGTON.  
LEGAL DESCRIPTION AS RECORDED IN STATUTORY WARRANTY DEED UNDER AUDITOR'S FILE NO. 4584069, RECORDS OF CLARK COUNTY, WASHINGTON.

### Easement Description:

A strip of land 10 feet wide, lying 5 feet on each side of the centerline of the electrical facilities as placed across the above described property and general location shown on Exhibit "B", attached. Said easement shall be limited to the location of the facilities as installed and shown on a post construction map provided to the Office of the County Engineer of Clark County. Also including ingress and egress rights limited to that access easement granted to Clark Regional Wastewater District in Auditor's File No. 5255812, recorded February 10, 2016

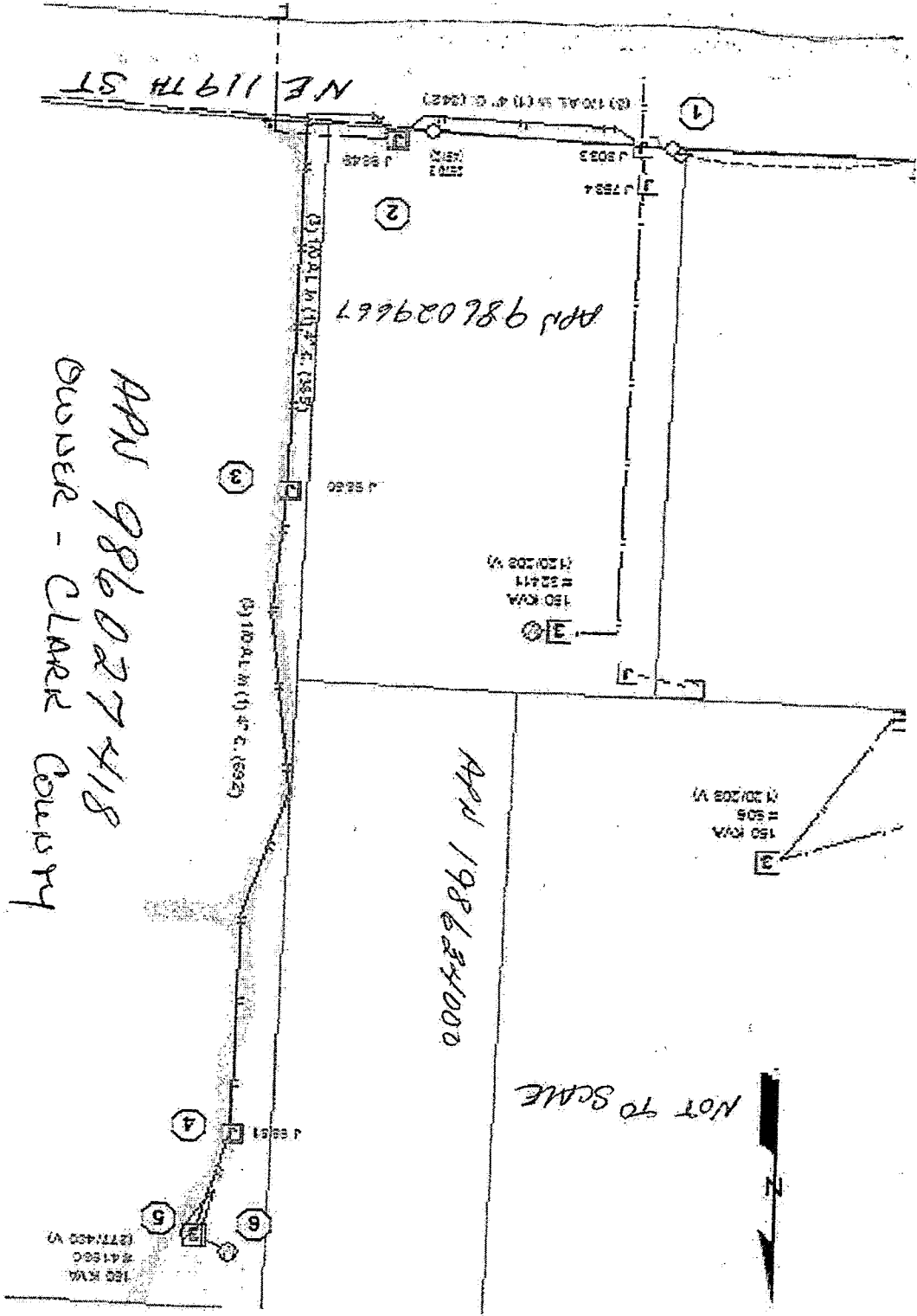


EXHIBIT "B"

CLARK COUNTY, WASHINGTON  
RESOLUTION NO. 2018-12-13

IN THE MATTER OF EXECUTION OF UTILITY EASEMENT FROM CLARK COUITY

WHEREAS, the Board of County Councilors, Clark County, WA is in regular session this  
11<sup>th</sup> day of December, 2018, and

WHEREAS, it appears in the best interest of Clark County the following is hereby executed:

Document

Utility Easement

Data

FROM: Clark County, Washington  
TO: Clark Public Utilities

CONSIDERATION: Mutual Benefit

NOW THEREFORE, IT IS HEREBY RESOLVED that the hereinabove mentioned document(s) be recorded and filed.

IT IS FURTHER RESOLVED that copies of this resolution be filed with the County Auditor, County Engineer, and in the records of the County Commissioners.

BOARD OF COUNTY COUNCIL  
CLARK COUNTY, WASHINGTON

  
\_\_\_\_\_  
Marc Boldt, Chair

\_\_\_\_\_  
Jeanne E. Stewart, Councilor

\_\_\_\_\_  
Julie Olson, Councilor

\_\_\_\_\_  
John Blom, Councilor

\_\_\_\_\_  
Eileen Quiring, Councilor

ATTEST:

  
\_\_\_\_\_  
Clerk of the Board



