

**CITY OF OREGON CITY, OREGON
SANITARY SEWER EASEMENT**

25
KNOW ALL MEN BY THESE PRESENTS, THAT **Darrel E. Teel and Shannon L. Teel** hereinafter called the GRANTOR, does hereby grant unto the City of Oregon City, hereinafter called the CITY, its successors in interest and assigns, a permanent easement and right-of-way, including the permanent right to construct, reconstruct, operate and maintain a sewer line, mains, and conduits over across and through the following described lands:

Parcel 1:

A tract of land situated in the S.W. 1/4 of Section 21, T.2S., R.2E., W.M., in the George Abernathy D.L.C. No. 58, Clackamas County, Oregon, also being a portion of that tract of land conveyed by deed to Darrel E. Teel and Shannon L. Teel, recorded in Fee No. 81-19627 on June 5, 1981, Clackamas County Deed Records, being more particularly described as follows:

Being the South 20.0 feet and the West 20.0 feet of said Teel tract, except the East 15.0 feet;

The area of the permanent easement is 7,570 square feet (0.174 acres);

Parcel 2:

A tract of land situated in the S.W. 1/4 of Section 21, T.2S., R.2E., W.M., in the George Abernathy D.L.C. No. 58, Clackamas County, Oregon, also being a portion of that tract of land conveyed by deed to Darrel E. Teel and Shannon L. Teel, recorded in Fee No. 72-27227 on September 11, 1972, Clackamas County Deed Records, being more particularly described as follows:

The West 20.0 feet of said Teel tract.

The area of the permanent easement is 2,816 square feet (0.065 acres);

TO HAVE AND TO HOLD, the above described easement unto the CITY, its successors in interest and assigns forever.

The GRANTOR does bargain, sell, convey, transfer and deliver unto CITY a temporary easement and right-of-way upon, across and under so much of the aforesaid land as described as:

Being the South 50.0 feet and the West 35.0 feet of said Teel tract (Parcel 1), except the East 15.0 feet.

Together with a strip of land described as:

Being the West 35.0 feet of said Teel tract (Parcel 2).

It being understood that said temporary easement is only for the original excavation and construction of said utility line and upon the completion of the construction thereof shall utterly cease and desist, save and except for that portion hereinbefore described as being a permanent easement.

92 38573

RETURN

TO: City Recorder, 320 Warner Milne Road, Oregon City OR 97045



Marvin G. McEldowey
NOTARY PUBLIC FOR OREGON

My Commission Expires: 3-17-92

GRANTEE

City of Oregon City
320 Warner Milne Road
Oregon City, OR 97045

GRANTOR

Darrel E. and Shannon L. Teel
14310 S. Thurman Street
Oregon City, OR 97045

Accepted on behalf of the City of Oregon City on the condition that the easement granted is free and clear from taxes, liens and encumbrances.

Daniel W. Fowler
5-6-92
Mayor

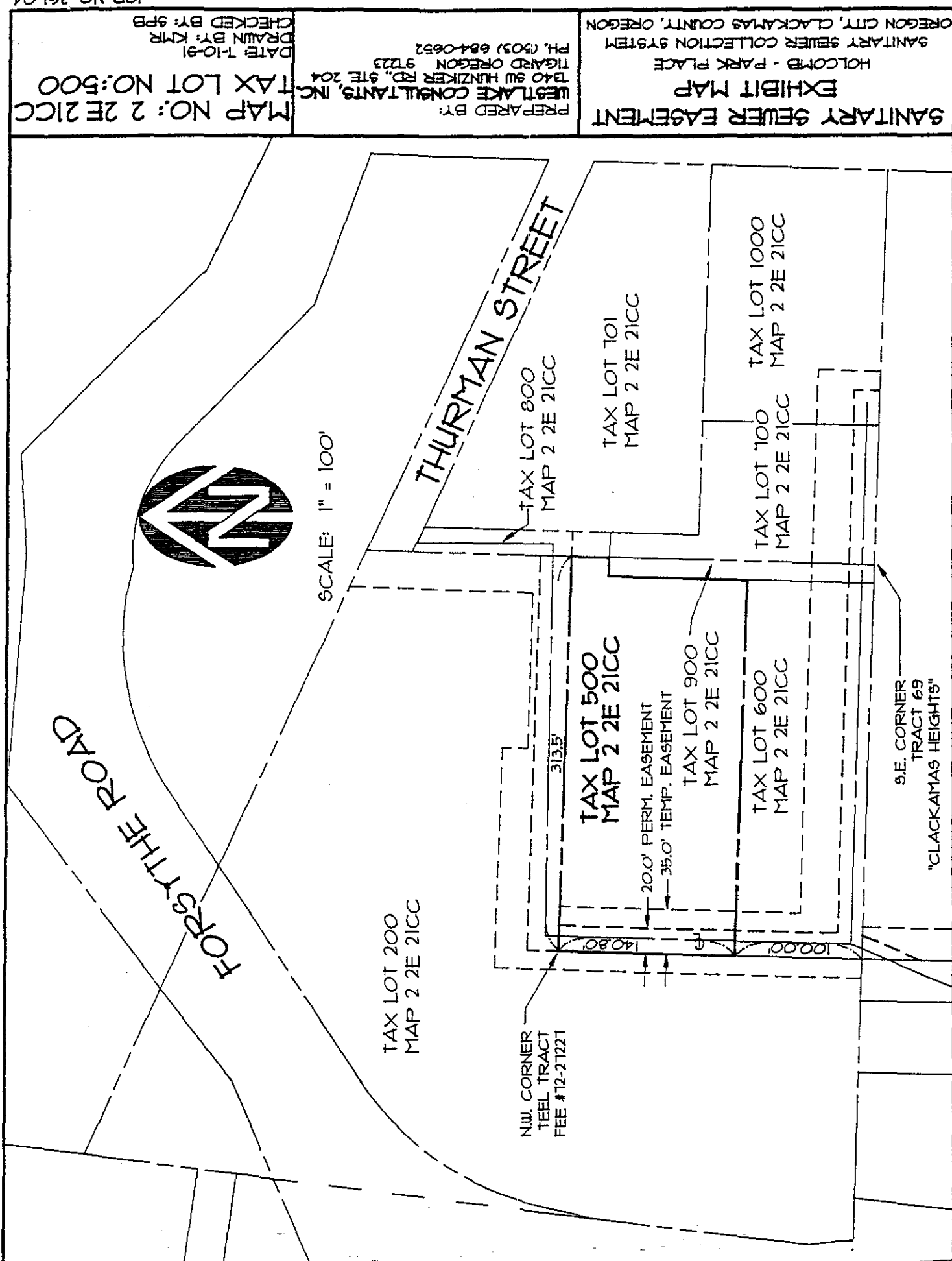
John K. Elliott
City Recorder

After recording return to:
City Engineer, City of Oregon City
320 Warner Milne Road
Oregon City, OR 97045



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County of
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MAN
Clerk

3610-1ES.DWG

S.W. CORNER
TEEL TRACT
FEE #81-19627

HIRAM
AVENUE

FORSYTHE ROAD



SCALE: 1" = 100'

TAX LOT 200
MAP 2 2E 21CC

TAX LOT 500
MAP 2 2E 21CC

TAX LOT 900
MAP 2 2E 21CC

TAX LOT 600
MAP 2 2E 21CC

TAX LOT 800
MAP 2 2E 21CC

TAX LOT 701
MAP 2 2E 21CC

TAX LOT 700
MAP 2 2E 21CC

TAX LOT 1000
MAP 2 2E 21CC

50.0' TEMP. EASEMENT

20.0' PERM. EASEMENT

THURMAN STREET

S.E. CORNER
LOT 69
"CLACKAMAS HEIGHTS"

SANITARY SEWER EASEMENT
EXHIBIT MAP

HOLCOMB - PARK PLACE
SANITARY SEWER COLLECTION SYSTEM
OREGON CITY, CLACKAMAS COUNTY, OREGON

PREPARED BY:
WESTLAKE CONSULTANTS, INC.
1340 SW HUNZIKER RD., STE 204
TIGARD OREGON 97223
PH. (503) 684-0652

MAP NO: 2 2E 21CC
TAX LOT NO: 600

DATE: 7-10-91
DRAWN BY: KMR
CHECKED BY: SPB

JOB NO. 361-04



CITY OF OREGON CITY

INCORPORATED 1844

COMMISSION REPORT

TO THE HONORABLE MAYOR AND COMMISSIONERS

FOR AGENDA

DATED

May 6, 1992

Page 1 of 1

Subject: Park Place Sewer Project Status
and Sewer Easement Acceptance

Report No. 92-84

On the May 6, 1992 City Commission agenda is a status report on the Park Place Sewer Project and recommended acceptance of the final four (4) easements negotiated. Staff did a good job in securing the 82 different easements and the remaining four (4) in particular. Only one (1) easement had to be condemned.

Map	Tax Lot	OWNER	ADDRESS
20	503	Tri-City Serv. District	902 Abernethy Road, O.C.
21CC	100	Zinzer, Dan W. & Linda M.	14154 S. Forsythe, O.C.
21CC	200	Gibb, Edward A. & Terry L.	14110 S. Thurman, O.C.
21CC	500	Teel, Darrel E. & Shannon L.	14130 S. Thurman, O.C.
21CC	600	Teel, Darrel E. & Shannon L.	14130 S. Thurman, O. C.
28A	1712	Witke, Lowell Gene & Judy Ann	85 SW Wonderview Ct., Gresham, 97080
28A	1714	Witke, Lowell Gene & Judy Ann	85 SW Wonderview Ct., Gresham, 97080
28A	1717	Witke, Lowell Gene & Judy Ann	85 SW Wonderview Ct., Gresham, 97080
28BC	1500	Lumpkin, Lanny	16221 S.E. Royer Road, Clackamas, 97015

As the Commission is aware, the project has been waiting execution of the remaining easements and is now ready to go forward with construction once DEQ's authorization to bid is received. Attached is the revised schedule for Commission review.

It is recommended the City Commission adopt a motion accepting the above easements and authorize the Mayor and City Recorder to execute respectively.

CHARLES LEESON
City Manager

JGB/im

attach.

cc - John Block, Development Services Director
- Neal Robinson, Project Manager

CITY OF OREGON CITY

Development Services Department Engineering Division

MEMORANDUM

DATE: April 30, 1992

TO: John Block, Development Services Director
FROM: Neal Robinson, Project Manager
RE: PARK PLACE SEWER PROJECT STATUS

EASEMENTS

Easements have been secured through negotiations across 82 taxlots involving 64 property owners.

Negotiations were unsuccessful with only one owner and the circuit court gave the right of immediate possession to construct across the property on April 9, 1992. One final owner has given a right of entry to construct sewer on his property and has agreed to the compensation for the land value, but is unwilling to execute final easement documents until construction has been completed on his property because he is concerned about the extent to which his light industrial tenants will be effected by the construction.

D.E.Q. REVIEW

- A. Preliminary Plan of Operation -
Approval received April 23, 1992. Final Plan of Operation will have to be submitted at the time of 50% construction completion.
- B. Sewer Regulations and User Charge System -
Conditional approval of Sewer Regulations and full approval of User Charge System received April 23, 1992
- C. Project Plans and Specifications -
Final approval received April 23, 1992

REVISED SCHEDULE

May 8, 1992	Anticipated final DEQ authorization to advertise for construction bids.
May 12	Advertise for bids.
June 8	Bid Opening.
June 17	Contract Award
June 29	Begin Construction
March 1, 1993	Complete Construction

FINAL STATE REVOLVING FUND LOAN APPLICATION

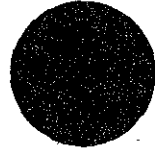
The basic application form has been completed. Some remaining financial information attachments and a Land Use Compatibility Statement attachment need to be completed for final submittal.

Park Place Sewer

22E21CC 600,500,800

Darrel E. Teel
Shannon L. Teel 1992

DOG# 92-38573



Page 216#4

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