

RESOLUTION NO. 781

**A RESOLUTION OF THE CITY OF UNIVERSITY PLACE, WASHINGTON, APPROVING
THE PURCHASE OF REAL PROPERTY FOR RIGHT-OF-WAY PURPOSES**

WHEREAS, the improvements for the Bridgeport Phase 5 Roadway Improvement Project is part of the City's approved Transportation Improvement Plan (TIP); and

WHEREAS, in order to construct the street and walkway improvements, it is necessary to purchase the right-of-way from the property owner.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF UNIVERSITY PLACE, WASHINGTON, AS FOLLOWS:

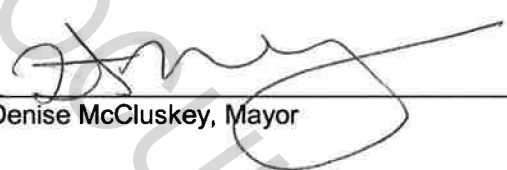
Section 1. Incorporation of Recitals. The recitals are hereby incorporated herein as if set forth in full.

Section 2. Approval of Form of Documents. The City Council hereby approves execution of the documents necessary to complete the purchase in substantially the form of the documents accompanying this Resolution.

Section 3. Completion of Transaction. The City Manager is authorized to take and execute any additional measures or documents that may be necessary to complete this transaction, which are consistent with the approved form of document attached, and the terms of this Resolution.

Section 4. Effective Date. This Resolution shall be effective immediately upon adoption by the City Council.

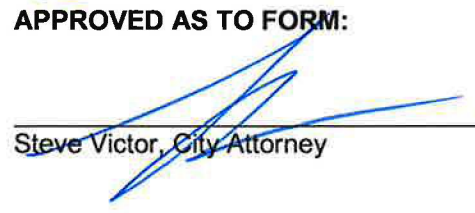
ADOPTED BY THE CITY COUNCIL ON MAY 18, 2015.


Denise McCluskey, Mayor

ATTEST:


Emelita Genetia, City Clerk

APPROVED AS TO FORM:


Steve Victor, City Attorney

After Recording Mail To:

CITY OF UNIVERSITY PLACE
3715 Bridgeport Way W.
University Place, WA 98466
Attn: City Engineer

**CITY OF TACOMA
DEPARTMENT OF PUBLIC UTILITIES
QUIT CLAIM DEED NO. 6733**

Reference No. P2014-049
Grantor: City of Tacoma, Department of Public Utilities, Light
Division (d.b.a. Tacoma Power)
Grantee: City of University Place
Abbr. Legal Description: Ptn of NW ¼ of NE ¼ of S 10, T 20 N,
R 2 E, W.M.
Tax Parcel No: Portion of 022010-1047
Project: Bridgeport Phase 5 Roadway Improvements
Project Parcel #44

The Grantor, CITY OF TACOMA, DEPARTMENT OF PUBLIC UTILITIES,
LIGHT DIVISION (d.b.a. Tacoma Power), a municipal corporation, for good and
valuable consideration, hereby conveys and quit claims to the City of University
Place, a municipal corporation of the State of Washington, as Grantee, the
following described real property situated in Pierce County, State of Washington:

P2014-049

Per **Exhibit A** attached hereto and by this reference made a part hereof.

Reserving, for Grantor, its successors and assigns, a perpetual easement for maintenance, repair, and replacement of overhead electrical equipment including, but not limited to poles, power lines, and communication lines.

Also reserving, for Grantor, its successors and assigns, a temporary easement for maintenance, repair, and replacement of utility infrastructure to include a fire hydrant, an electrical distribution pole, and all appurtenant equipment. This temporary easement will terminate at such time Grantee, at its sole cost and expense, relocates said utility infrastructure to a location that is acceptable to Grantor.

Authorized by City Council Resolution No. 39069 adopted December 9, 2014 at the request of Public Utility Board Resolution No. U-10721, adopted on October 15, 2014.

IN WITNESS WHEREOF, said corporation has caused this instrument to be executed by its proper officers this 9th day of February, 2015.

CITY OF TACOMA

By: [Signature]
Mayor

Attest:

[Signature] 2-9-2015
City Clerk

Accepted by the City of University Place

Approved as to form:

By: _____
Printed Name: _____
Title: _____
Date: _____

By: _____
Printed Name: _____
Title: City Attorney – University Place
Date: _____

P2014-049/D-6733

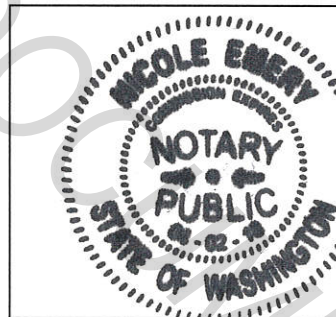
STATE OF WASHINGTON)
)
COUNTY OF PIERCE)

On this 9th day of February, 2015, before me personally appeared Marilyn Strickland, to me known to be the Mayor of the City of Tacoma, the municipal corporation that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of the City of Tacoma, for the uses and purposes herein mentioned, and on oath stated that she was authorized to execute said instrument and that the seal affixed is the corporate seal of the City of Tacoma.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

Place Notary Seal in Box

[Signature]
Notary Public in and for the State
of Washington
Residing in Pierce County
My Commission Expires 04-02-16



P2014-049/D6733

**CITY OF TACOMA
DEPT. OF PUBLIC UTILITIES
LIGHT DIVISION**

APPROVED:



William A. Gaines
Director of Utilities/CEO

AUTHORIZED:



Theodore C. Coates
Light Division Superintendent/COO

REVIEWED:



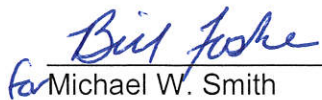
Dolores Stegeman
Transmission and Distribution Manager

REVIEWED:



Jeffery A. Singleton
Chief Surveyor

APPROVED AS TO FORM:



for Michael W. Smith
Deputy City Attorney

Quit Claim Deed
Exhibit A – Legal Description

THAT PORTION OF THE FOLLOWING DESCRIBED PARCEL OF LAND:

THE WEST 150 FEET OF THE FOLLOWING DESCRIBED PROPERTY: BEGINNING AT A POINT 414.03 FEET SOUTH AND 30 FEET EAST OF THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF SECTION 10, TOWNSHIP 20 NORTH, RANGE 2 EAST OF W.M.; THENCE SOUTH 102 FEET; THENCE EAST 300 FEET; THENCE NORTH 102 FEET; THENCE WEST 300 FEET TO THE POINT OF BEGINNING

DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE ABOVE DESCRIBED PARCEL OF LAND, SAID CORNER BEING OFFSET 30.00 FEET RIGHT FROM ENGINEER STATION (ES) 31+60.33 AS SHOWN ON THE PLANS ON FILE WITH THE CITY OF UNIVERSITY PLACE ENTITLED BRIDGEPORT WAY WEST PHASE 5, RIGHT OF WAY PLAN; THENCE SOUTH 88°34'38" EAST ALONG THE SOUTH LINE THEREOF 8.50 FEET TO ES31+60.33 OFFSET 38.50 FEET RIGHT AND THE POINT OF BEGINNING; THENCE NORTH 01°25'22" EAST 102.00 FEET TO THE NORTH LINE OF SAID PARCEL AND ES32+62.33 OFFSET 38.50 FEET RIGHT; THENCE ALONG SAID NORTH LINE NORTH 88°34'38" WEST 8.50 FEET TO ES 32+62.33 OFFSET RIGHT 30.00 FEET; THENCE SOUTH 01°25'22" WEST 102.00 FEET TO THE SOUTH LINE OF SAID PARCEL AND ES 31+60.33 OFFSET 30.00 FEET RIGHT; THENCE, ALONG SAID SOUTH LINE, SOUTH 88°34'38" EAST 8.50 FEET TO THE POINT OF BEGINNING



MELVIN F. GARLAND, P.L.S.
WASHINGTON STATE REGISTRATION NO. 18902

CITY OF UNIVERSITY PLACE
3715 Bridgeport Way W.
University Place, WA 98466

Claimant(s)

City of Tacoma
Tacoma Power – Real Property Services
3628 S 38th St, ABS-2
Tacoma, WA 98409

Property Address: 7423 – 21st St W

Bridgeport Phase 5 Roadway Improvements Project
Project Parcel No. 44

A full, complete, and final payment for settlement for the title or interest conveyed or released as fully set forth in the Quit Claim Deed and Temporary Construction Easement, dated _____.

Lands Conveyed for ROW Fee: 867 SF (m/l)	\$7,370.00
Temporary Construction Easement: 204 SF (m/l)	173.00
Improvements: Landscaping	4,335.00

Total (Rounded)	\$11,900.00
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I/we have agreed to the compensation listed above as the full and final payment for the loss of my/our landscaping. The City of University Place will not, at any time in the future, be responsible for any additional costs above and beyond the amount listed above, nor for the construction of such improvement (or repair).

I/we hereby certify under penalty of perjury that the items and amounts listed herein are proper charges against the City of University Place, that the same or any part thereof has not been paid, and that I/we am/are authorized to sign for the claimant.

City of Tacoma
Department of Public Utilities

By: 
William A. Gaines
Director/CEO
Date: 4/28/15

Approved as to form:

By: 
Deputy City Attorney
Date: 4-13-15

Stephen P. Sugg, City Manager

Date: _____

Place Signed: _____


Dan Frink, Right-of-Way Consultant
Date: 4/27/2015
Place Signed: Edmonds, WA


Don Nutter, Engineering Project Coordinator
Date: 5/5/15
Place Signed: University Place

Northwest Regional Office
111 MAIN STREET, SUITE 105
EDMONDS, WA 98020
Tel: (425) 673-5559
Fax: (425) 673-5579



Date: December 18, 2013

RE: Title Report Review - Schedule B, Section II, Part II, Exceptions

Reviewed by: Teri Stevenson

Project Name: Bridgeport Way West Phase 5

Project Parcel No.: 44

Title Report #4269-1784008, Dated October 20, 2011; Supp # , Dated

Property Owner: City of Tacoma - TPU

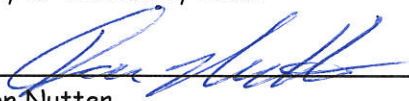
☒ Reviewed - See Comments

Comments:

Exception Number	Exception Description	Recommended Action Remain / Delete and explanation	City of University Place Comments
1	Property Taxes	Delete - rights being acquired by a ROW Easement	

☒ The undersigned has reviewed and approved the above paragraphs to be deleted or stay on the final title policy to be issued to the City of University Place.

City of University Place



Don Nutter
Engineering Project Coordinator



Date