

ORDINANCE NO. 2482

AN ORDINANCE providing for the vacation of NE 13th Avenue from NE Birch Street to NE Dallas Street.

WHEREAS, by Resolution No. 1097 adopted February 20, 2007, the City Council initiated proceedings to vacate NE 13th Avenue from NE Birch Street to NE Dallas Street.

WHEREAS, said Resolution set the 19th day of March, 2007, at 7:00 p.m., in the Council Chambers in the City Hall of Camas, Washington, as the time and place for a public hearing on said vacation, and

WHEREAS, pursuant to said Resolution, the City Clerk caused notices to be posted and mailed in accordance with the requirements of law, and

WHEREAS, at the time and place set for said hearing, the Council considered the testimony of all persons commenting on said vacation, and

WHEREAS, the Council finds that provisions are made within this ordinance for necessary easements for sidewalk, utilities, and ingress and egress within said area to be vacated, now, therefore,

THE COUNCIL OF THE CITY OF CAMAS DO ORDAIN AS FOLLOWS:

Section I

The area of NE 13th Avenue, described in Exhibit "A", and illustrated in Exhibit "D".

Section II

The area vacated shall be subject to a public utility easement for the installation, operation and maintenance of public utilities, as described in Exhibit "B", and for an easement for ingress and egress, as described in Exhibit "C", attached hereto.

Section III

The area vacated shall be subject to an easement for a pedestrian path as described in Exhibit "E". There is currently an existing sidewalk within the easement. If the owner of the vacated street elects to remove the existing sidewalk, it shall be replaced with a sidewalk not less than five feet in width within the boundaries of the pedestrian path easement.

Section IV

Said vacation is contingent upon the abutting landowner paying the cost of publishing this ordinance, and paying the sum of \$7,840.00, which sum is less than one-half (1/2) of the

appraised value of the right-of-way being vacated.

Section V

This ordinance shall take force and be in effect five (5) days from and after its publication according to law.

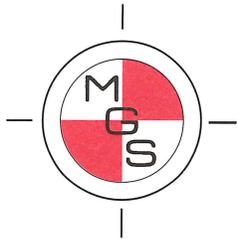
PASSED by the Council and APPROVED by the Mayor this 2nd day of April, 2007.

SIGNED: Paul [Signature]
Mayor

ATTEST: John M. Augin
Clark

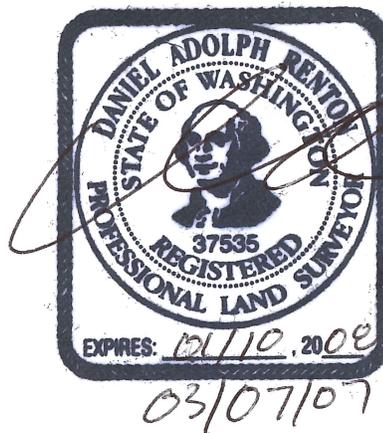
APPROVED as to form:

[Signature]
City Attorney



MINISTER-GLAESER
SURVEYING INC.

(360) 694-3313
FAX (360) 694-8410
2200 E. EVERGREEN
VANCOUVER, WA 98661



March 7, 2006

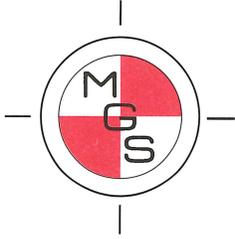
EXHIBIT "A"

**LEGAL DESCRIPTION FOR ST. JOHNS PRESBYTERIAN CHURCH ROAD
VACATION OF N.E. 13th AVENUE:**

A parcel of land located in a portion of "Cowans Addition" (Book D, Page 60), in a portion of the Southeast quarter of the Northwest quarter of Section 11, Township 1 North, Range 3 East, Willamette Meridian, City of Camas, Clark County, Washington, described as follows;

That portion of Northeast 13th Avenue between the Easterly Right-of-Way line of Northeast Birch Street and the Westerly Right-of-Way line of Northeast Dallas Street according to the plat of said "Cowans Addition" recorded in Book D of subdivisions, Page 60, records of said county;

Containing: 13,171 square feet, more or less.

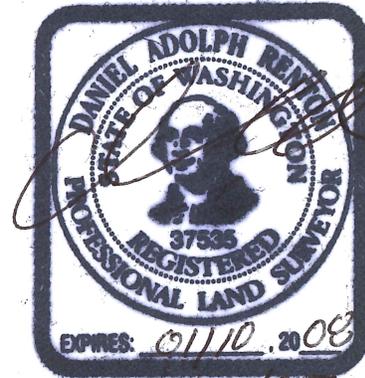


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EXHIBIT "B"

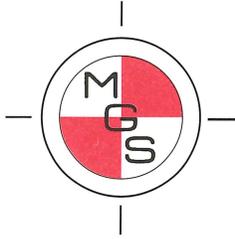


PUBLIC UTILITY EASEMENT:

A public utility easement for the purpose of ingress, egress, installation, operation and maintenance of public utilities over, under and across that certain parcel of land located in a portion of "Cowans Addition" (Book D, Page 60), in a portion of the Southeast quarter of the Northwest quarter of Section 11, Township 1 North, Range 3 East, Willamette Meridian, City of Camas, Clark County, Washington, described as follows;

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EXHIBIT "C"



ACCESS EASEMENT:

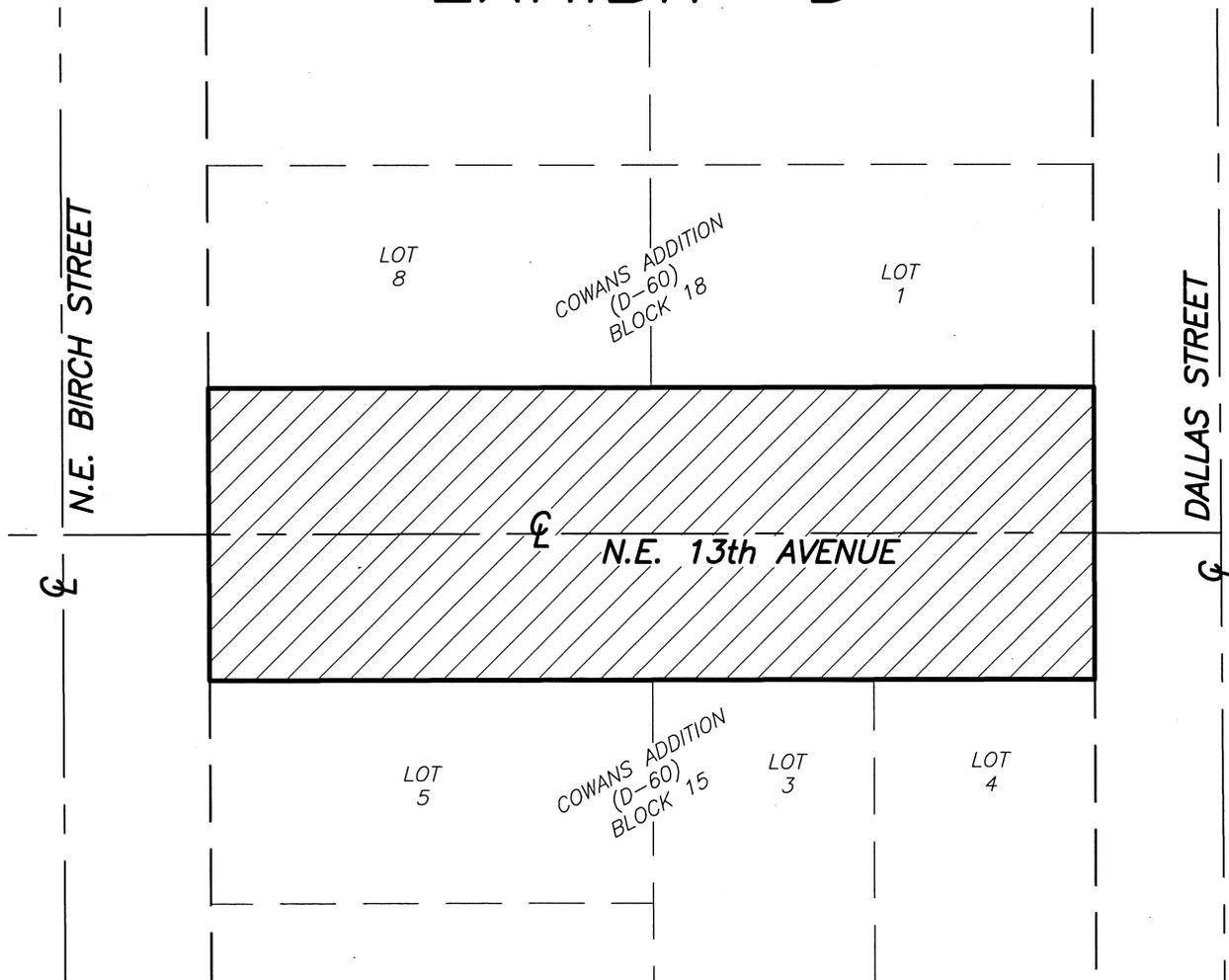
An access easement for the purpose of ingress, egress over that vacated portion of Northeast 13th Avenue in a portion of "Cowans Addition" (Book D, Page 60), in a portion of the Southeast quarter of the Northwest quarter of Section 11, Township 1 North, Range 3 East, Willamette Meridian, City of Camas, Clark County, Washington, described as follows;

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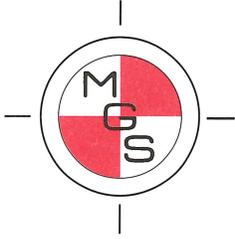
Said easement is for access to Lots 1 and 8 of Block 18 of said subdivision and Lot 4 of Block 15 of said subdivision.

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EXHIBIT "D"



1"=40'

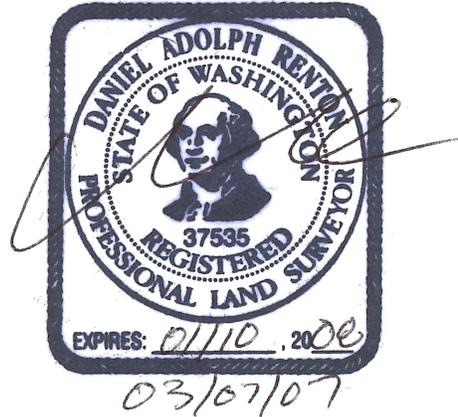


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EXHIBIT "E"

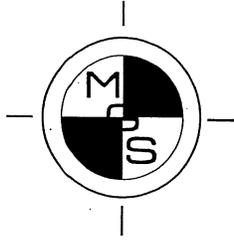


PEDESTRIAN PATH EASEMENT:

An access easement for the purpose of ingress, egress over that vacated portion of Northeast 13th Avenue in a portion of "Cowans Addition" (Book D, Page 60), in a portion of the Southeast quarter of the Northwest quarter of Section 11, Township 1 North, Range 3 East, Willamette Meridian, City of Camas, Clark County, Washington, described as follows;

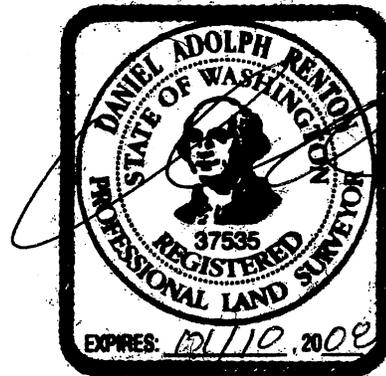
The South 15 feet of the North 25 feet of that portion of vacated Northeast 13th Avenue between the Easterly Right-of-Way line of Northeast Birch Street and the Westerly Right-of-Way line of Dallas Street according to the plat of said "Cowans Addition" recorded in Book D of subdivisions, Page 60, records of said county;

Containing: 2,999 square feet, more or less.



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EXHIBIT "A"

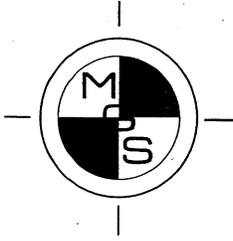
03/07/07

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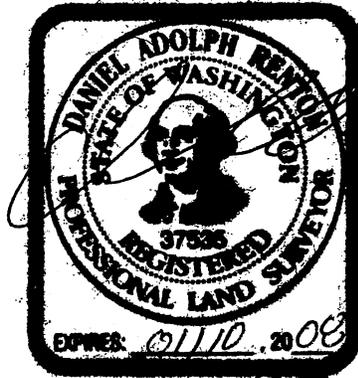


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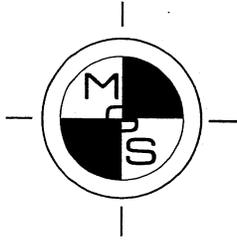


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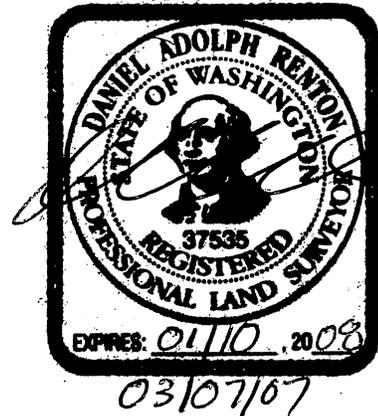


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EXHIBIT "C"



ACCESS EASEMENT:

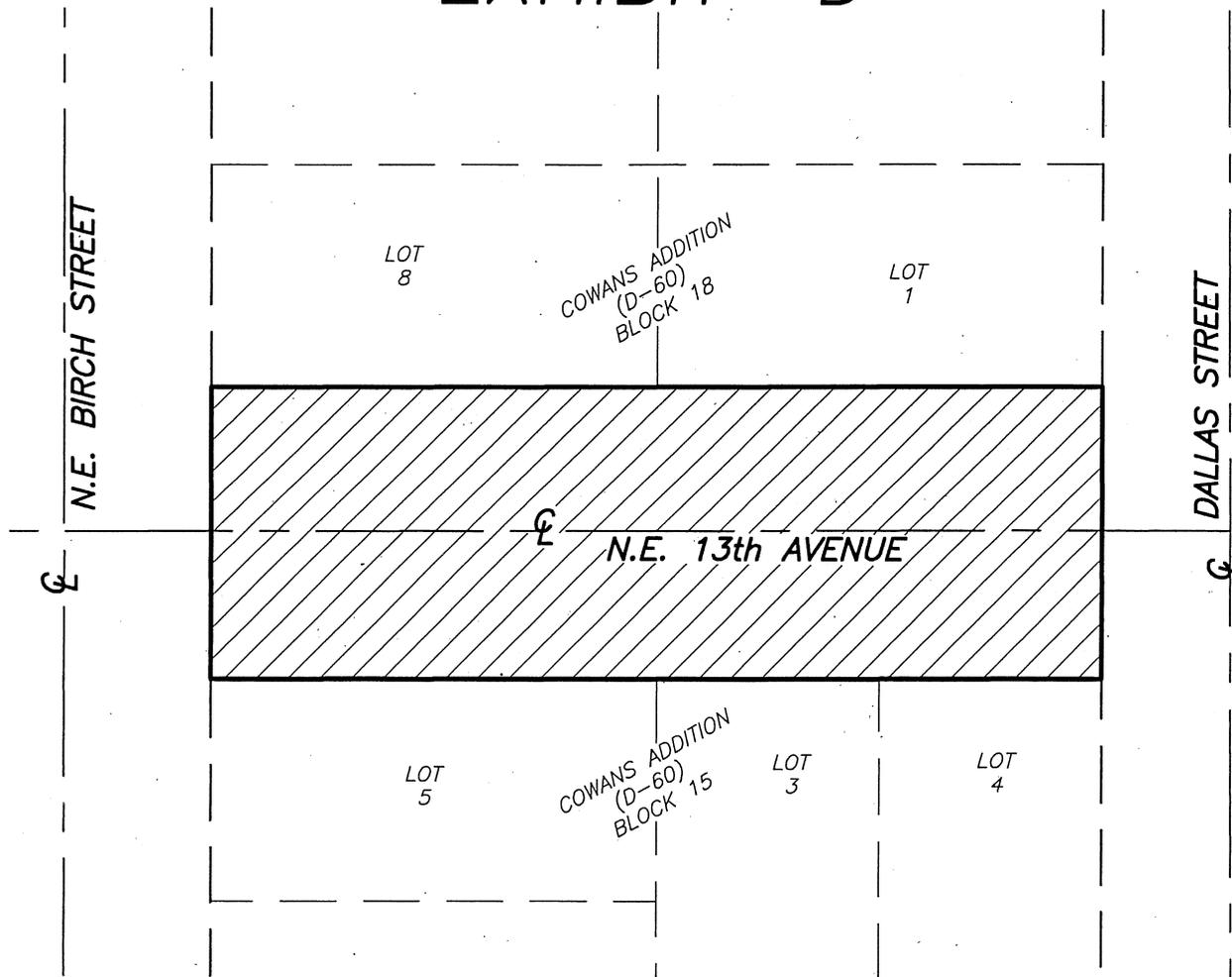
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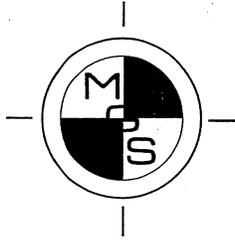
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EXHIBIT "D"





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EXHIBIT "E"



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EXHIBIT "F"

JOB NO.: 06-443

DATE: 03-07-07

