

THE URBAN RENEWAL AGENCY OF THE CITY OF WILSONVILLE

URA RESOLUTION NO. 149

A RESOLUTION OF THE URBAN RENEWAL AGENCY OF THE CITY OF WILSONVILLE MAKING FINDINGS AND DETERMINATIONS AUTHORIZING AND IDENTIFYING A MINOR AMENDMENT TO THE WEST SIDE URBAN RENEWAL PLAN AND AUTHORIZING ACQUISITION OF PROPERTY AND PROPERTY INTERESTS RELATED TO THE CONSTRUCTION OF THE PUBLIC IMPROVEMENTS TO BARBER STREET TO CARRY OUT THE URBAN RENEWAL PLAN AND AUTHORIZING TITLE TO VEST IN THE CITY OF WILSONVILLE

WHEREAS, under and by virtue of the laws of the State of Oregon and The Wilsonville West Side Urban Renewal Plan ("Plan"), the City of Wilsonville Urban Renewal Agency is duly authorized and empowered to acquire such real property as may be deemed necessary and proper for identified public improvements; and

WHEREAS, Plan Section V entitled "Urban Renewal Projects" provides for "A series of major road improvements, including street extensions, widening projects and intersection improvements that will increase accessibility and connectivity to and from the Area and between the east and west sides of the City." and more specifically in Section V.B.1.a. identifies urban renewal projects and roadway system improvements necessary to implement the urban renewal plan and this list includes alternatives to Wilsonville Road at Barber; and

WHEREAS, Figure 4 in the Plan which identifies Plan projects and proposed alignments indicates that the Barber Street project limits are the Villebois development to the west and the railroad tracks to the east; and

WHEREAS, the City's 2003 Transportation Systems Plan (TSP), a component of the City of Wilsonville's acknowledged Comprehensive Plan, which has been duly adopted after public hearings, provides for the widening, bicycle lanes and sidewalk improvements of Barber Street, a segment of which extends west from and including the intersection at Kinsman Road, and then extends east of and including the intersection with Boberg Road; and

WHEREAS, on June 19, 2006 the Wilsonville City Council adopted Resolution No. 2008 approving an alignment for the Barber Street Improvement Project, Phase I; and

WHEREAS, a portion of this alignment, Barber east of the railroad tracks, is not included in the Westside Urban Renewal Area and is found to be directly benefiting the Area as the road taper cannot safely be accommodated without extending to Boberg; and

WHEREAS, the construction of Phase 1 is needed to provide a safe and efficient movement of vehicular (commercial/private), bike, pedestrian and mass transit along the identified portion of Barber Street; and

WHEREAS, to accomplish the objectives of the Plan, the urban renewal project set forth as alternatives to Wilsonville Road at Barber and identified in Figure 4 to the Plan must be modified to specify and determine the needed Barber Street improvements; and

WHEREAS, the Plan, Section XI.C Minor Amendments authorizes minor changes to the Plan to be adopted by Resolution; and

WHEREAS, Urban Renewal Plan Section VIII "Property Acquisition and Disposition", authorizes the Urban Renewal Agency to acquire property within the Urban Renewal Area by any legal means, including eminent domain, to achieve the objectives of the Urban Renewal Plan; and

WHEREAS, Urban Renewal Plan Section VIII. A. "Property Acquisition for Public Improvements", provides that procedures for property acquisition requiring eminent domain shall conform to all statutory requirements to ensure that property owners' rights are fully respected; and

WHEREAS, the Agency's adopted "Appraisal and Acquisition Policies" shall guide acquisition and related activities; and

WHEREAS, the Barber Street project is necessary to carry out Plan objectives and is authorized by Plan Section V.B.1.a, as amended herein, and the improvements and activities so listed will be financed through Urban Renewal Bond Proceeds; and

WHEREAS, the City's proposed budget for FY 2006/07 appropriates Urban Renewal funds to pay for acquisition of right of way and construction of public improvements to Barber Street; and

WHEREAS, in comparing the cost amount for the aforementioned construction and the property interest along with the existing use of the subject property, the alternative presented herein reflects the least amount of property interest to ensure safe, efficient and adequate public improvements; and

WHEREAS, the public right-of-way should be vested in the City of Wilsonville to provide for necessary care, maintenance and public safety authority.

NOW, THEREFORE, THE URBAN RENEWAL AGENCY OF THE CITY OF WILSONVILLE RESOLVES AS FOLLOWS:

1. The Wilsonville West Side Urban Renewal Plan, Section V.B.1.a is hereby amended to read as follows (new text is underlined):

"Alternative to Wilsonville Road at Barber." Necessary activities required to carry out the Plan may occur immediately outside of the urban renewal area."

2. The property identified in Exhibits 1 through 19, which Exhibits are attached hereto and incorporated herein by this reference, is identified as the property to be acquired for the Barber Street improvements specified in the Plan and Plan Section V.B.1.a, as herein amended. The property and property interests described in Exhibits 1 through 19 are necessary and required for the public purpose of providing the Barber Street improvements identified in the Plan and identified in Plan Section V.B.1.a, as herein amended.

3. The amendment to Plan Section V.B.1.a herein established is a minor amendment to the Plan as contemplated by Plan Section XI.C which provides that the Agency shall approve Minor Amendments to the Plan by a resolution of the Agency that describes the details of the minor change. It is specifically determined herein that this amendment to the Plan is not a substantial amendment to the Plan as the term "substantial amendment" is defined in the Plan and in ORS 457.085(2)(i)(A).

4. The property and property interests are to be acquired for the aforementioned Barber Street improvements and these improvements have been planned and located in a manner most compatible with the greatest public good and the least private injury.

5. The Urban Renewal Agency staff and attorneys are authorized and directed to negotiate with the owners of the real property herein described as to the compensation to be paid for the acquisition of the property including, but not limited to, obtaining a negotiated right-of-entry to begin construction while negotiating full acquisition and, in the event agreement cannot be reached, then to commence and prosecute to final determination such condemnation proceedings as may be necessary to acquire the real property or property interest.

6. Upon trial of and action of condemnation, the attorneys for the Urban Renewal Agency are authorized to make such stipulation, agreement or admission as in their judgment may be in the best interests of the Urban Renewal Agency.

7. The Urban Renewal Agency anticipates it will acquire the above-described property in the fall of 2006, and cause construction to initially begin with utility related efforts as soon as property acquisitions are complete.

8. In accordance with the above recitals, the City Manager acting as the Agency's Executive Director is authorized to transfer title of identified properties to the City of Wilsonville by deed or directly through negotiation.

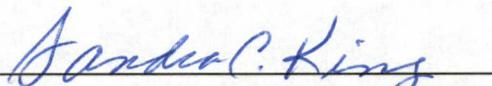
9. This resolution is effective upon adoption.

ADOPTED by the Wilsonville Urban Renewal Agency at a regular meeting thereof this 16th day of October, 2006, and filed with the Wilsonville City Recorder this date.



CHARLOTTE LEHAN, Board Chair

ATTEST:



Sandra C. King, City Recorder, MMC

SUMMARY OF VOTES:

Chair Lehan	Yes
Member Kirk	Yes
Member Holt	Yes
Member Knapp	Yes
Member Ripple	Yes

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06-19-06
NJB

EXHIBIT A

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Mackay & Sposito, Inc.

ENGINEERS SURVEYORS
PLANNERS



29020 SW Town Center Loop E., Ste. 106
Wilsonville, OR 97070 (503) 289-6726

LEGAL DESCRIPTION
RIGHT OF WAY DEDICATION
BARBER STREET AND KINSMAN ROAD
TAX LOT No. 100
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

Real property situated in the City of Wilsonville, Clackamas County, Oregon, being a portion of the "Two bears Co." parcel as described in Warranty Deed recorded under Document No. 93-67881, records of said county, lying in the Northeast quarter of the Southwest quarter of Section 14, Township 3 South, Range 1 West of the Willamette Meridian, more particularly described as follows:

Beginning at the Northeast corner of said "Two Bears Co." parcel, said corner being on the North line of the Southwest quarter of said section 14 and the West right of way line of Kinsman Road at a point 30.00 feet, from when measured perpendicular to, the centerline of said Kinsman Road; thence along the East line of said "Two bears Co." parcel and said West right of way line, parallel with the centerline of said Kinsman Road, South 01° 24' 37" West, 128.34 feet; thence North 00° 21' 29" West, 90.75 feet; thence North 46° 24' 20" West, 51.00 feet; thence North 85° 19' 57" West, 37.89 feet; thence North 04° 06' 52" East, 1.22 feet to the North line of said "Two Bears Co." parcel; thence along said North line, South 88° 35' 40" East, 78.37 feet to the **Point of Beginning**.

Containing 1,094 square feet or 0.025 acres.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

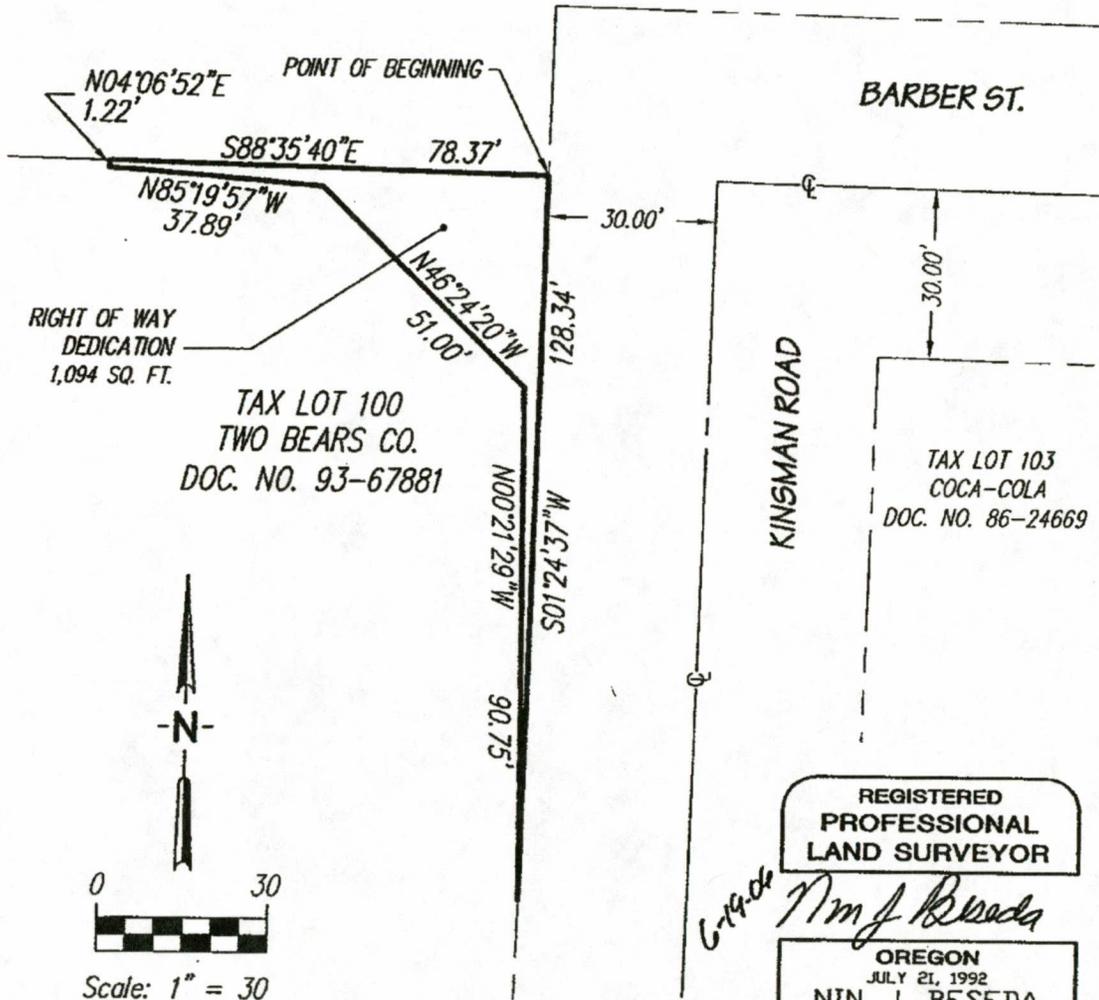
Nina Beseda 6-19-06

EXPIRES: 12-31-07

EXHIBIT B

**SKETCH TO ACCOMPANY LEGAL DESCRIPTION
RIGHT OF WAY DEDICATION
BARBER STREET & KINSMAN ROAD, TAX LOT NO. 100
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006**

TAX LOT 700
C.O.W.
DOC. NO. 2004-099452



REGISTERED
PROFESSIONAL
LAND SURVEYOR

Nin J. Beseda

OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

EXPIRES 12/31/07

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LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENT
BARBER STREET AND KINSMAN ROAD
TAX LOT No. 100
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

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Commencing at the Northeast corner of said "Two Bears Co." parcel, said corner being on the North line of the Southwest quarter of said section 14 and the West right of way line of Kinsman Road at a point 30.00 feet, from when measured perpendicular to, the centerline of said Kinsman Road; thence along the North line of said "Two bears Co." parcel and said North line, North 88° 35' 40" West, 78.37 feet to the **Point of Beginning**; thence South 04° 06' 52" West, 1.22 feet; thence South 85° 19' 57" East, 37.89 feet; thence South 46° 24' 20" East, 38.68 feet; thence North 88° 49' 43" West, 76.32 feet; thence North 01° 10' 17" East, 29.66 feet to the North line of said "Two Bears Co." parcel; thence along said North line, South 88° 35' 40" East, 10.01 feet to the **Point of Beginning**.

Containing 1,698 square feet or 0.039 acres.

REGISTERED
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LAND SURVEYOR

Nin J. Beseda

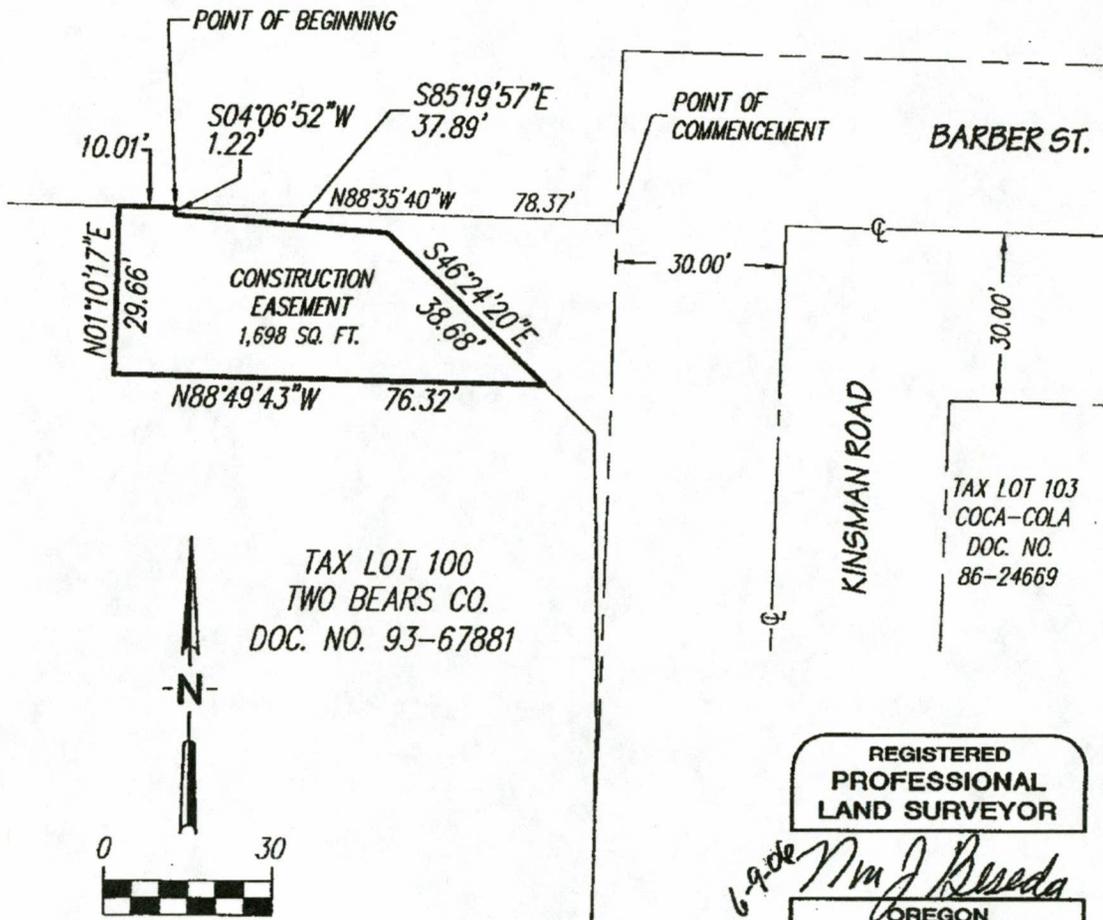
OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

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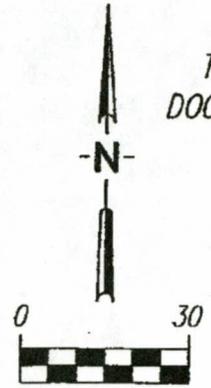
EXHIBIT B

**SKETCH TO ACCOMPANY LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENT
BARBER STREET & KINSMAN ROAD, TAX LOT NO. 100
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006**

TAX LOT 700
C.O.W.
DOC. NO. 2004-099452



TAX LOT 100
TWO BEARS CO.
DOC. NO. 93-67881



Scale: 1" = 30'

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PROFESSIONAL
LAND SURVEYOR

6-9-06 NIN J. Beveda

OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

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29020 SW Town Center Loop E., Ste. 106
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LEGAL DESCRIPTION
SIDEWALK EASEMENT
BARBER STREET AND KINSMAN ROAD
TAX LOT No. 103
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

An easement real property situated in the City of Wilsonville, Clackamas County, Oregon, being a portion of the "ORE-CAL Coca-Cola Bottling Company" (Coca-Cola) parcel as described in Warranty Deed recorded under Document No. 86-24669, records of said county, lying in the Northeast quarter of the Southwest quarter of Section 14, Township 3 South, Range 1 West of the Willamette Meridian, more particularly described as follows:

Commencing at the Northwest corner of said "Coca-Cola" parcel, said corner being on the East right of way line of Kinsman Road at a point 30.00 feet from, when measured perpendicular to, the centerline of said Kinsman Road, also on the South right of way line of Barber Street at a point 30.00 feet from, when measured perpendicular to, the centerline of said Barber Street; thence along the North line of said "Coca-Cola" parcel and said South right of way line, parallel with the centerline of said Barber Street, South 88° 35' 40" East, 32.38 feet to the **Point of Beginning**; thence South 47° 53' 34" West, 7.42 feet; thence South 68° 22' 56" East, 45.99 feet; thence South 88° 35' 40" East, 28.74 feet; thence North 80° 10' 37" East, 30.82 feet; thence South 88° 35' 40" East, 45.18 feet; thence South 77° 44' 57" East, 31.60 feet; thence South 88° 35' 40" East, 44.57 feet; thence North 82° 02' 59" East, 67.32 feet; thence South 88° 35' 40" East, 46.48 feet; thence South 78° 13' 25" East, 33.33 feet; thence South 88° 35' 40" East, 23.06 feet; thence North 84° 44' 25" East, 68.92 feet; thence South 88° 35' 40" East, 45.69 feet; thence South 85° 10' 52" East, 67.18 feet; thence South 88° 35' 40" East, 219.52 feet to the East line of said "Coca-Cola" parcel and the West line of the Oregon Electric Railroad; thence along said East line and said West line, North 01° 33' 30" East, 12.00 feet to the North line of said "Coca-Cola" parcel and the South right of way line of said Barber Street; thence along said North line and said South right of way line, parallel with the centerline of said Barber Street, North 88° 35' 40" West, 787.05 feet to the **Point of Beginning**.

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Containing 10,646 square feet or 0.244 acres.

ALSO, commencing at the Northwest corner of said "Coca-Cola" parcel, said corner being on the East right of way line of Kinsman Road at a point 30.00 feet from, when measured perpendicular to, the centerline of said Kinsman Road, also on the South right of way line of Barber Street at a point 30.00 feet from, when measured perpendicular to, the centerline of said Barber Street; thence along the North line of said "Coca-Cola" parcel and said South right of way line, parallel with the centerline of said Barber Street, South $88^{\circ} 35' 40''$ East, 32.38 feet; thence South $47^{\circ} 53' 34''$ West, 7.42 feet to the **Point of Beginning**; thence South $01^{\circ} 24' 37''$ West, 74.13 feet; thence South $35^{\circ} 19' 08''$ East, 9.39 feet; thence South $01^{\circ} 24' 37''$ West, 19.69 feet; thence South $27^{\circ} 23' 02''$ West, 74.16 feet to the West line of said "Coca-Cola" parcel and the East right of way line of Kinsman Road; thence along said West line and said East right of way line, North $01^{\circ} 21' 17''$ East, 142.38 feet; thence North $47^{\circ} 53' 34''$ East, 37.23 feet to the **Point of Beginning**.

Containing 3,604 square feet or 0.083 acres.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

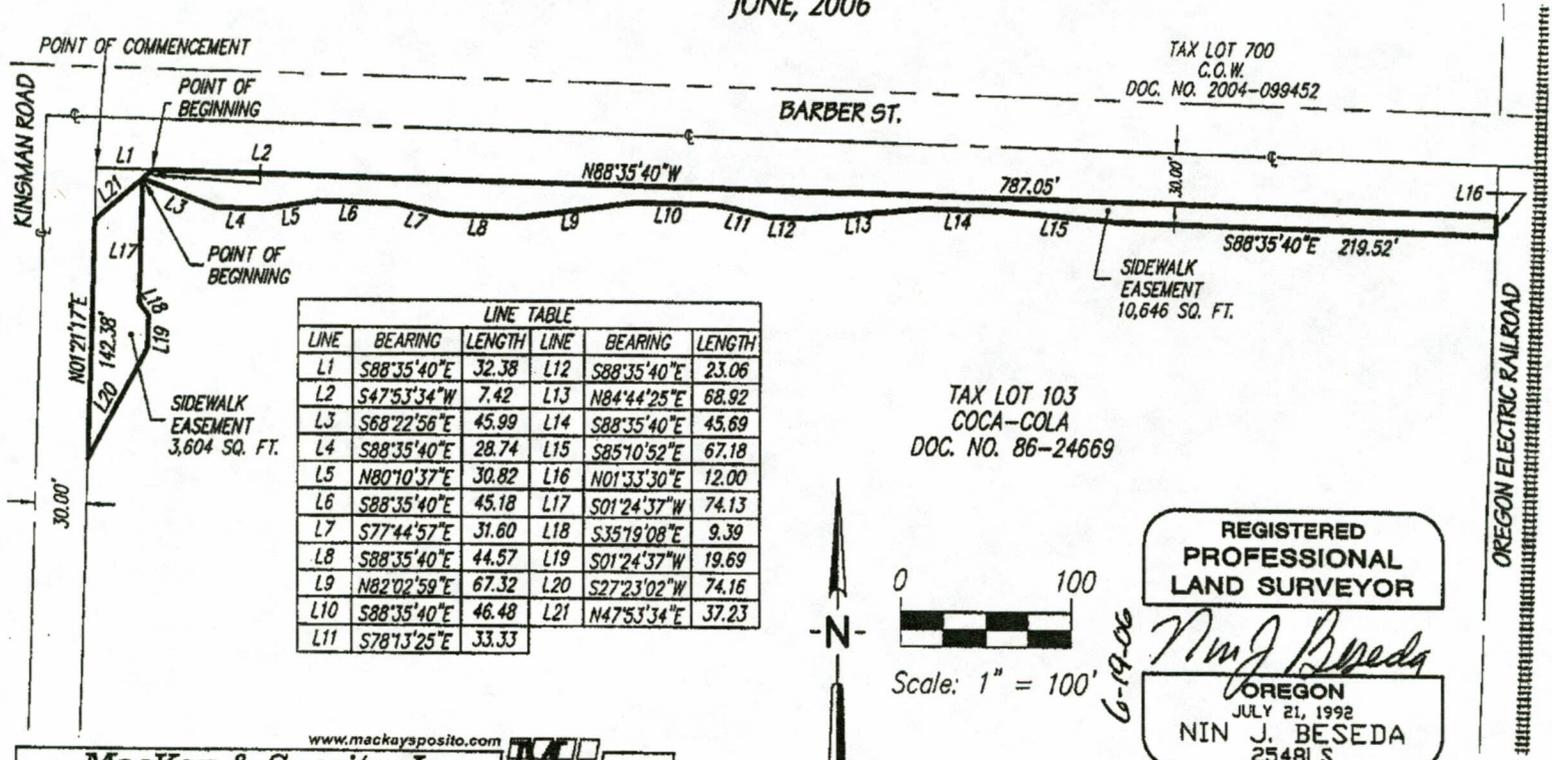
Nin J. Beveda 6-19-06

OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

EXPIRES: 12-31-07

EXHIBIT B

**SKETCH TO ACCOMPANY LEGAL DESCRIPTION
SIDEWALK EASEMENTS
BARBER STREET, TAX LOT NO. 103
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006**



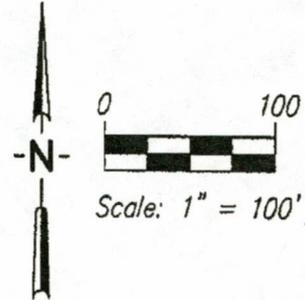
LINE TABLE					
LINE	BEARING	LENGTH	LINE	BEARING	LENGTH
L1	S88°35'40"E	32.38	L12	S88°35'40"E	23.06
L2	S47°53'34"W	7.42	L13	N84°44'25"E	68.92
L3	S68°22'56"E	45.99	L14	S88°35'40"E	45.69
L4	S88°35'40"E	28.74	L15	S85°10'52"E	67.18
L5	N80°10'37"E	30.82	L16	N01°33'30"E	12.00
L6	S88°35'40"E	45.18	L17	S01°24'37"W	74.13
L7	S77°44'57"E	31.60	L18	S35°19'08"E	9.39
L8	S88°35'40"E	44.57	L19	S01°24'37"W	19.69
L9	N82°02'59"E	67.32	L20	S27°23'02"W	74.16
L10	S88°35'40"E	46.48	L21	N47°53'34"E	37.23
L11	S78°13'25"E	33.33			

TAX LOT 103
COCA-COLA
DOC. NO. 86-24669

TAX LOT 700
C.O.W.
DOC. NO. 2004-099452

SIDEWALK
EASEMENT
10,646 SQ. FT.

SIDEWALK
EASEMENT
3,604 SQ. FT.



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Nin J. Beseda

OREGON
JULY 21, 1992
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2548LS

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LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENTS

BARBER STREET
TAX LOT No. 103
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

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Beginning at the Northeast corner of said "Coca Cola" parcel, said corner being on the South right of way line of Barber Street at a point 30.00 feet from, when measured perpendicular to, the centerline of said street; thence along the North line of said "Coca-Cola" parcel and said South right of way line, parallel with the centerline of said Barber Street, North 88° 35' 40" West, 159.09 feet; thence South 01° 24' 20" West, 32.00 feet; thence South 88° 35' 40" East, 159.00 feet; to the East line of said "Coca-Cola" parcel and the West line of the Oregon Electric Railroad; thence along said East and West lines, North 01° 33' 30" East, 32.00 feet to the **Point of Beginning**.

Containing 5,089 square feet or 0.117 acres.

ALSO, Commencing at the Northeast corner of said "Coca Cola" parcel, said corner being on the South right of way line of Barber Street at a point 30.00 feet from, when measured perpendicular to, the centerline of said street; thence along the North line of said "Coca-Cola" parcel and said South right of way line, parallel with the centerline of said Barber Street, North 88° 35' 40" West, 275.07 feet to the **Point of beginning**; thence South 01° 24' 20" West, 25.00 feet; thence North 88° 35' 40" West, 42.00 feet; thence North 01° 24' 20" East, 25.00 feet to said North line and said South right of way line; thence along said

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06-08-06
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North line and said South right of way line, South 88° 35' 40" East, 42.00 feet to the **Point of Beginning**.

Containing 1,050 square feet or 0.024 acres.

ALSO, Commencing at the Northeast corner of said "Coca Cola" parcel, said corner being on the South right of way line of Barber Street at a point 30.00 feet from, when measured perpendicular to, the centerline of said street; thence along the North line of said "Coca-Cola" parcel and said South right of way line, parallel with the centerline of said Barber Street, North 88° 35' 40" West, 503.09 feet to the **Point of beginning**; thence South 01° 24' 20" West, 55.00 feet; thence North 88° 35' 40" West, 60.00 feet; thence South 01° 24' 20" West, 90.00 feet; thence North 88° 35' 40" West, 51.00 feet; thence North 01° 24' 20" East, 145.00 feet to said North line and said South right of way line; thence along said North line and said South right of way line, South 88° 35' 40" East, 111.00 feet to the **Point of Beginning**.

Containing 10,695 square feet or 0.246 acres.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

6-9-06 *Nin J. Beseda*

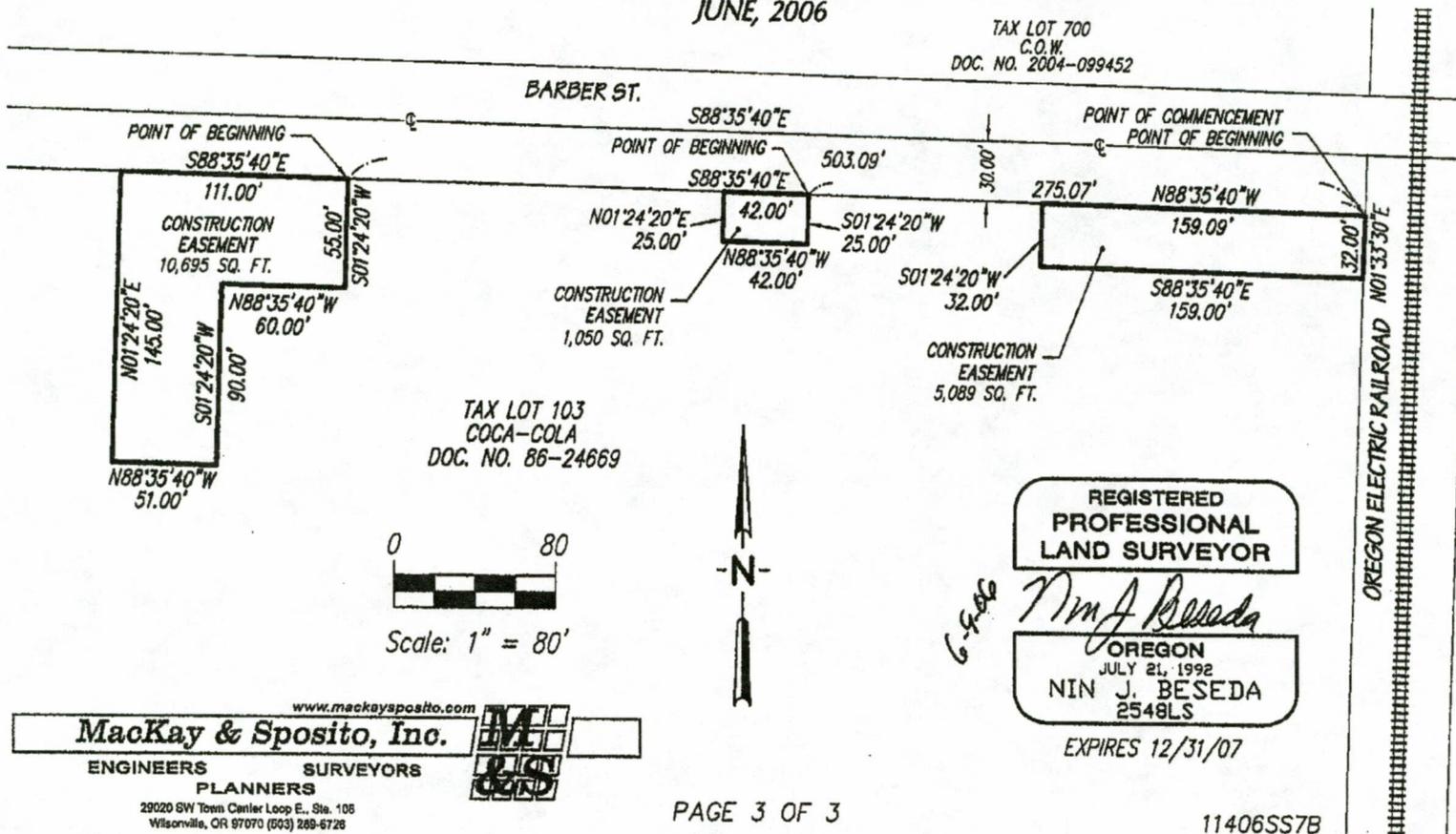
OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

EXPIRES: 12-31-07

EXHIBIT B

SKETCH TO ACCOMPANY LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENTS
BARBER STREET, TAX LOT NO. 103
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006

TAX LOT 700
C.O.W.
DOC. NO. 2004-099452



TAX LOT 103
COCA-COLA
DOC. NO. 86-24669



Scale: 1" = 80'

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Nin J. Beveda
OREGON
JULY 21, 1992
NIN J. BEVEDA
2548LS

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LEGAL DESCRIPTION
RIGHT OF WAY DEDICATION
BARBER STREET AND KINSMAN ROAD
TAX LOT No. 103

CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

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Containing 498 square feet or 0.011 acres.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

6-9-06
Nin J. Beseda

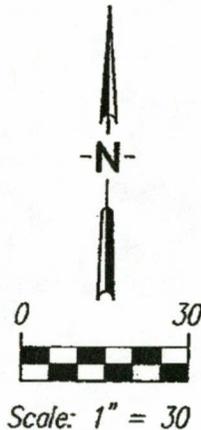
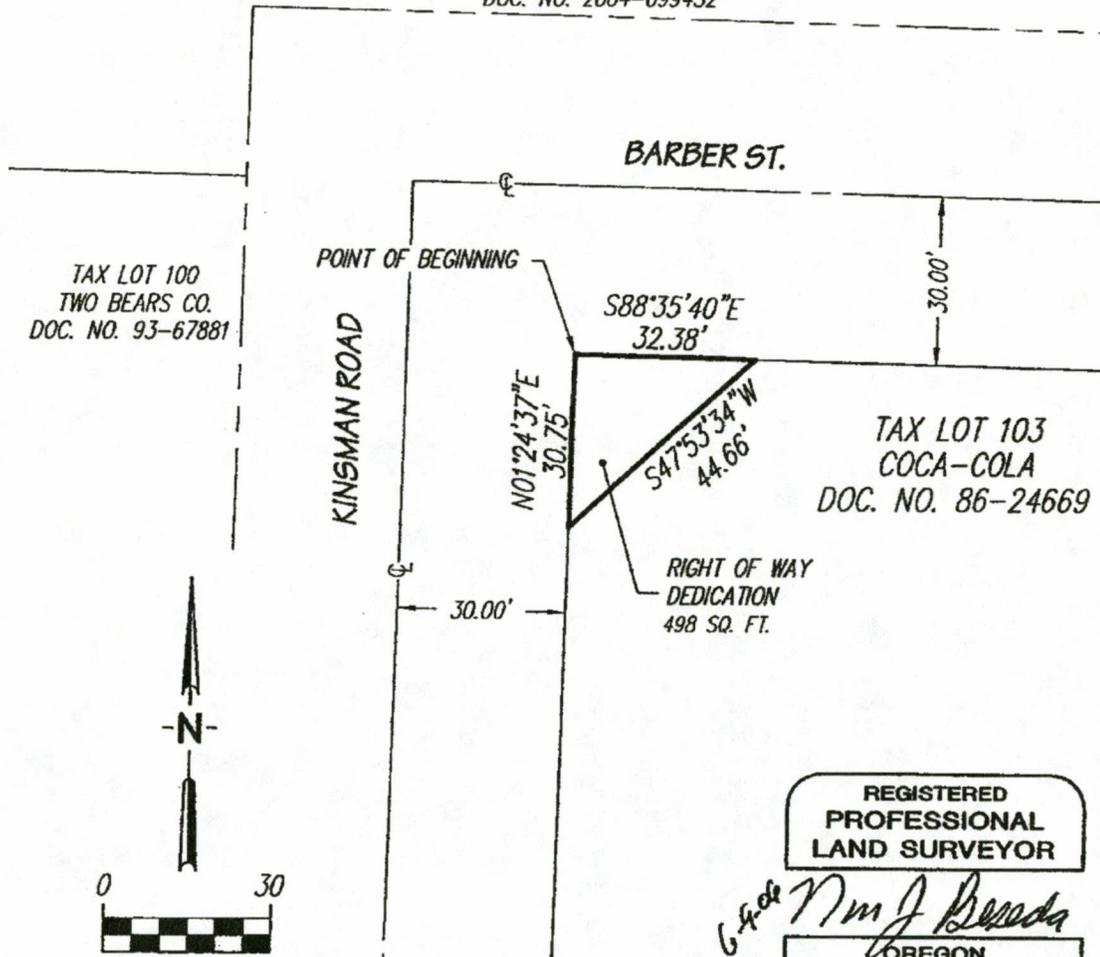
OREGON
JULY 21, 1982
NIN J. BESEDA
2548LS

EXPIRES: 12-31-07

EXHIBIT B

**SKETCH TO ACCOMPANY LEGAL DESCRIPTION
RIGHT OF WAY DEDICATION
BARBER STREET & KINSMAN ROAD, TAX LOT NO. 103
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006**

TAX LOT 700
C.O.W.
DOC. NO. 2004-099452



REGISTERED
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Nin J. Beveda

OREGON
JULY 21, 1992
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LEGAL DESCRIPTION
RIGHT OF WAY DEDICATION

BARBER STREET

TAX LOT Nos. 600 & 900

CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

Real property situated in the City of Wilsonville, Clackamas County, Oregon, being a portion of the "Washington County" parcel as described in Statutory Warranty Deed recorded under Document No. 2002-060723, records of said county, lying in the Southeast quarter of the Northwest quarter of Section 14, Township 3 South, Range 1 West of the Willamette Meridian, more particularly described as follows:

Beginning at the Southeast corner of said "Washington County" parcel, said point being on the North right of way line of Barber Street at a point 30.00 feet from, when measured perpendicular to, the centerline of said Barber Street; thence parallel with said centerline, North 88° 35' 40" West, 116.43 feet to the Southwest corner of said "Washington County" parcel and the East line of the Oregon Electric Railroad; thence along the West line of said "Washington County" parcel and said East line, North 01° 33' 30" East, 14.60 feet to a point 44.60 feet from, when measured perpendicular to, said centerline; thence South 88° 35' 40" East, 116.47 feet to the East line of said "Washington County" parcel; thence along said East line, South 01° 41' 41" West, 14.60 feet to the **Point of Beginning**.

Containing 1,700 square feet or 0.039 acres.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

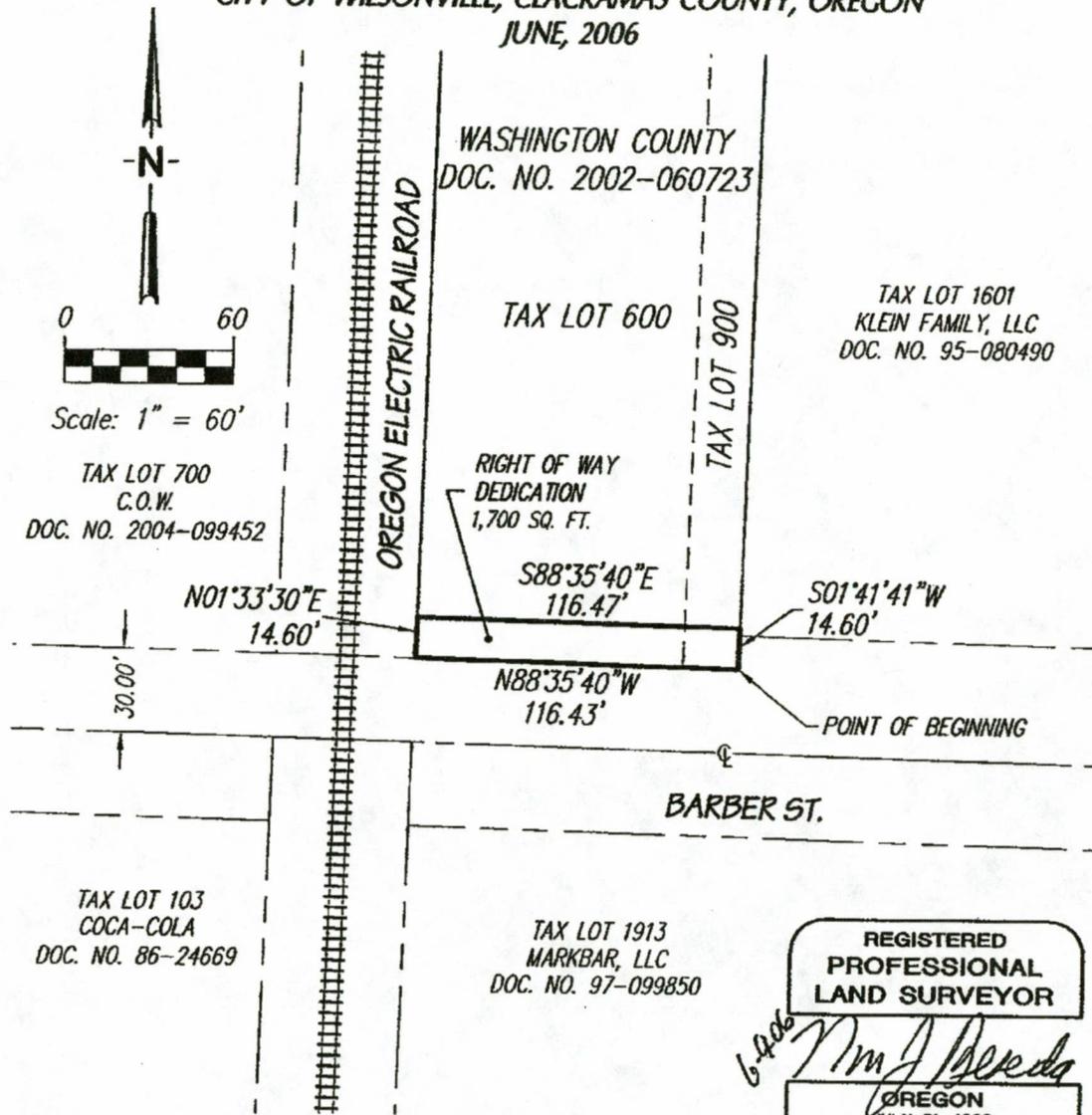
6-4-06 *Nm J. Beveda*

OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

EXPIRES: 12-31-07

EXHIBIT B

**SKETCH TO ACCOMPANY LEGAL DESCRIPTION
RIGHT OF WAY DEDICATION
BARBER STREET, TAX LOT NOS. 600 & 900
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006**



**REGISTERED
PROFESSIONAL
LAND SURVEYOR**
Nin J. Beseda
OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS
EXPIRES 12/31/07

www.mackaysposito.com
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14406LD5B_TLS600&900
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EXHIBIT A

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29020 SW Town Center Loop E., Ste. 106
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LEGAL DESCRIPTION
PUBLIC UTILITY EASEMENT
BARBER STREET

TAX LOT Nos. 600 & 900
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

An easement over real property situated in the City of Wilsonville, Clackamas County, Oregon, being a portion of the "Washington County" parcel as described in Statutory Warranty Deed recorded under Document No. 2002-060723, records of said county, lying in the Southeast quarter of the Northwest quarter of Section 14, Township 3 South, Range 1 West of the Willamette Meridian, more particularly described as follows:

Commencing at the Southeast corner of said "Washington County" parcel, said point being on the North right of way line of Barber Street at a point 30.00 feet from, when measured perpendicular to, the centerline of said Barber Street; thence along the East line of said "Washington County" parcel, North 01° 41' 41" East, 14.60 feet to a point 44.60 feet from, when measured perpendicular to, said centerline and the **Point of Beginning**; thence, parallel with said centerline, North 88° 35' 40" West, 116.47 feet to the West line of said "Washington County" parcel and the East line of the Oregon Electric Railroad; thence along said West and East lines, North 01° 33' 30" East, 6.00 feet; thence South 88° 35' 40" East, 116.48 feet to the East line of said "Washington County" parcel; thence along said East line, South 01° 41' 41" West, 6.00 feet to the **Point of Beginning**.

Containing 699 square feet or 0.016 acres.

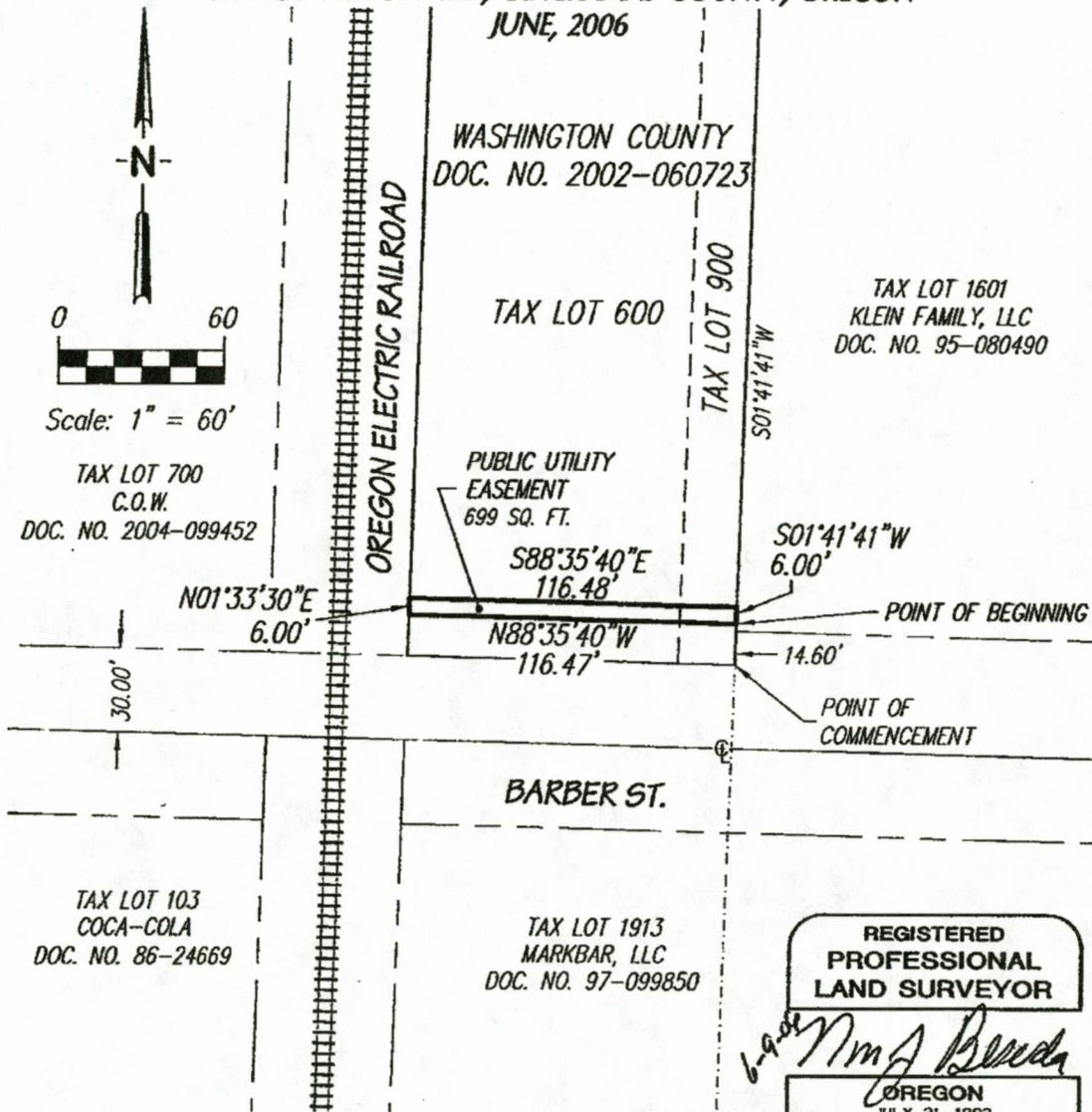
REGISTERED
PROFESSIONAL
LAND SURVEYOR

6-9-06 N.J. Beveda

OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

EXHIBIT B

**SKETCH TO ACCOMPANY LEGAL DESCRIPTION
PUBLIC UTILITY EASEMENT
BARBER STREET, TAX LOT NOS. 600 & 900
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006**



**REGISTERED
PROFESSIONAL
LAND SURVEYOR**
Nin J. Beseda
OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

EXPIRES 12/31/07

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LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENT
BARBER STREET
TAX LOT Nos. 600 & 900
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

An easement over real property situated in the City of Wilsonville, Clackamas County, Oregon, being a portion of the "Washington County" parcel as described in Statutory Warranty Deed recorded under Document No. 2002-060723, records of said county, lying in the Southeast quarter of the Northwest quarter of Section 14, Township 3 South, Range 1 West of the Willamette Meridian, more particularly described as follows:

Commencing at the Southeast corner of said "Washington County" parcel, said point being on the North right of way line of Barber Street at a point 30.00 feet from, when measured perpendicular to, the centerline of said Barber Street; thence along the East line of said "Washington County" parcel, North 01° 41' 41" East, 14.60 feet to a point 44.60 feet from, when measured perpendicular to, said centerline and the **Point of Beginning**; thence, parallel with said centerline, North 88° 35' 40" West, 28.65 feet; thence North 01° 41' 41" East, 20.01 feet; thence South 88° 36' 03" East, 28.65 feet to the East line of said "Washington County" parcel; thence along said East line, South 01° 41' 41" West, 20.01 feet to the **Point of Beginning**.

Containing 573 square feet or 0.013 acres.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

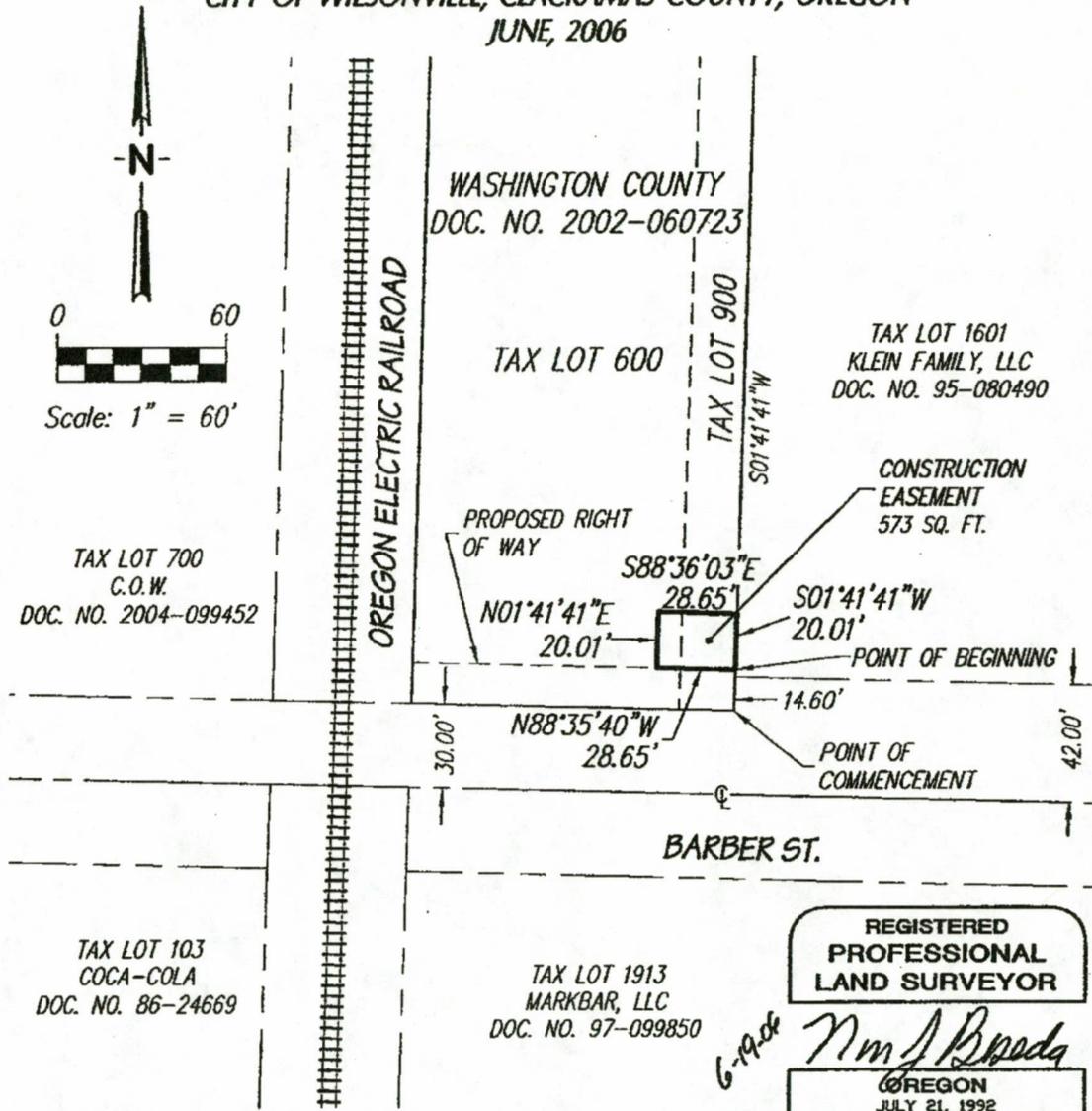
6-19-06 N.J. Beseda

OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

EXPIRES: 12-31-07

EXHIBIT B

SKETCH TO ACCOMPANY LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENT
BARBER STREET, TAX LOT NOs. 600 & 900
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006



REGISTERED
PROFESSIONAL
LAND SURVEYOR

6-19-06
Nin J. Beveda

OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

EXPIRES 12/31/07

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PLANNERS

25020 SW Town Center Loop E., Ste. 105
Wilsonville, OR 97070 (503) 289-5726



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06-13-06
NJB

EXHIBIT A

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PLANNERS**



29020 SW Town Center Loop E., Ste. 106
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**LEGAL DESCRIPTION
RIGHT OF WAY DEDICATION
BARBER STREET AND BOBERG ROAD
TAX LOT No. 1500
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON**

Real property situated in the City of Wilsonville, Clackamas County, Oregon, being a portion of "The Wilsonville Loyal Order of Moose No. 1598" (Wilsonville Moose) parcel as described in Warranty Deed recorded under Document No. 87-49664, records of said county, lying in the Southwest quarter of the Northeast quarter of Section 14, Township-3 South, Range 1 West of the Willamette Meridian, more particularly described as follows:

Beginning at the Southwest corner of said "Wilsonville Moose" parcel, said corner being at the intersection of the North right of way line of Barber Street at a point 37.50 feet from, when measured perpendicular to, the centerline of said street, with the East right of way line of Boberg Road at a point 30.00 feet from, when measured perpendicular to, the centerline of said Boberg Road; thence along the West line of said "Wilsonville Moose" parcel and the East right of way line of Boberg Road, parallel with the centerline of said Boberg Road, North 01° 36' 30" East, 19.26 feet; thence South 37° 17' 20" East, 18.92 feet to a point 42.00 feet from, when measured perpendicular to, the centerline of said Barber Street; thence parallel with the centerline of said Barber Street, South 88° 35' 40" East, 188.19 feet to the East line of said "Wilsonville Moose" parcel; thence along said East line, South 01° 39' 15" West, 4.50 feet to the North right of way line of said Barber Street at a point 37.50 feet from, when measured perpendicular to, the centerline of said Barber Street; thence parallel with said centerline, North 88° 35' 40" West, 200.07 feet to the **Point of beginning**.

Containing 988 square feet or 0.023 acres.

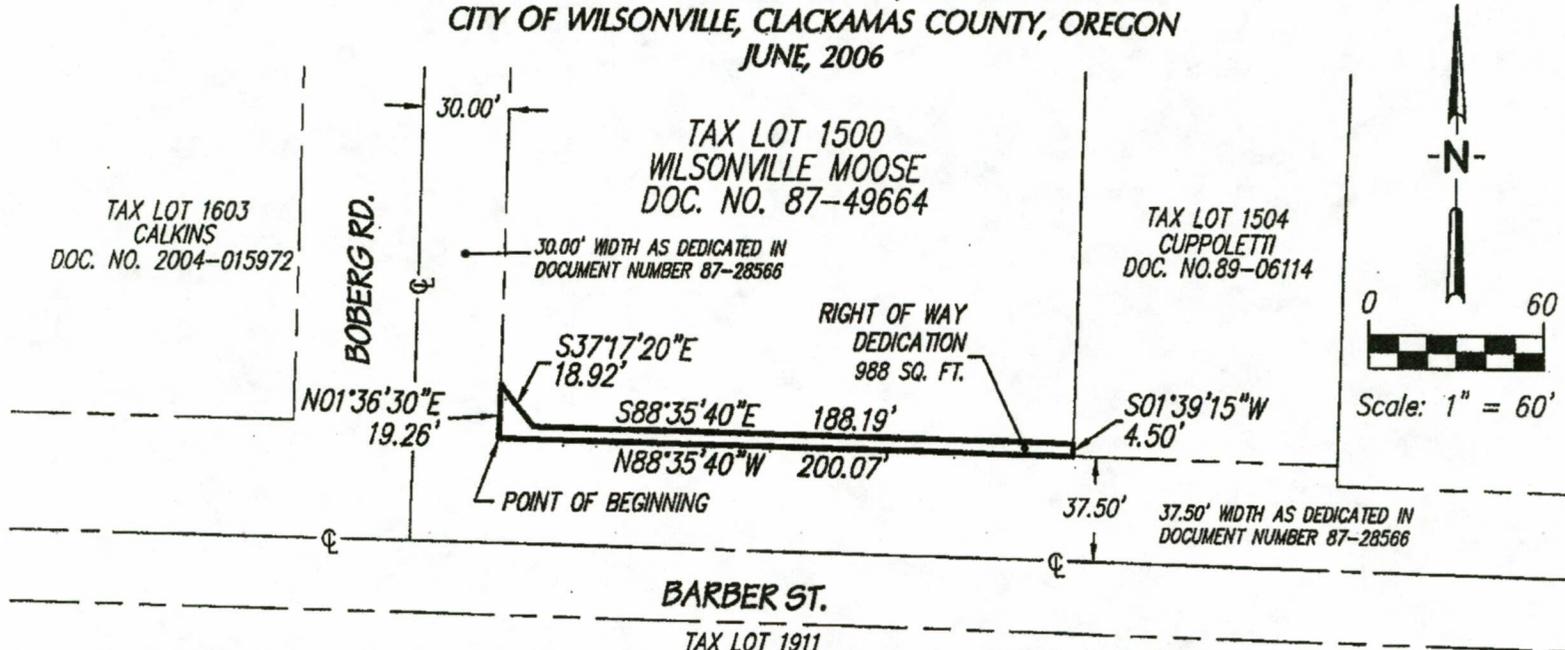
REGISTERED
PROFESSIONAL
LAND SURVEYOR

6/15/06 N.J. Beseda

OREGON
JULY 21, 1982
NIN J. BESEDA
2548LS

EXPIRES: 12-31-07

EXHIBIT B
SKETCH TO ACCOMPANY LEGAL DESCRIPTION
RIGHT OF WAY DEDICATION
BARBER STREET & BOBERG ROAD, TAX LOT NO. 1500
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006



BARBER ST.

TAX LOT 1911
WYF PROPERTIES, LLC
DOC. NO. 2005-073490

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Nina J. Beseda 6-15-06

OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

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Mackay & Sposito, Inc.

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EXHIBIT A

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Wilsonville, OR 97070 (503) 289-6726



LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENT

BARBER STREET
TAX LOT No. 1500

CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

An easement over real property situated in the City of Wilsonville, Clackamas County, Oregon, being a portion of "The Wilsonville Loyal Order of Moose No. 1598" (Wilsonville Moose) parcel as described in Warranty Deed recorded under Document No. 87-49664, records of said county, lying in the Southwest quarter of the Northeast quarter of Section 14, Township 3 South, Range 1 West of the Willamette Meridian, more particularly described as follows:

Commencing at the Southwest corner of said "Wilsonville Moose" parcel, said corner being at the intersection of the North right of way line of Barber Street at a point 37.50 feet from, when measured perpendicular to, the centerline of said street, with the East right of way line of Boberg Road at a point 30.00 feet from, when measured perpendicular to, the centerline of said Road; thence along the South line of said "Wilsonville Moose" parcel and the North right of way line of said Barber Street, parallel with the centerline of said Barber Street, South 88° 35' 40" East, 80.69 feet; thence North 01° 24' 20" East, 4.50 feet to the **Point of Beginning**; thence North 01° 24' 20" East, 25.00 feet; thence South 88° 35' 40" East, 92.50 feet; thence South 01° 24' 20" West, 25.00 feet; thence North 88° 35' 40" West, 92.50 feet to the **Point of Beginning**.

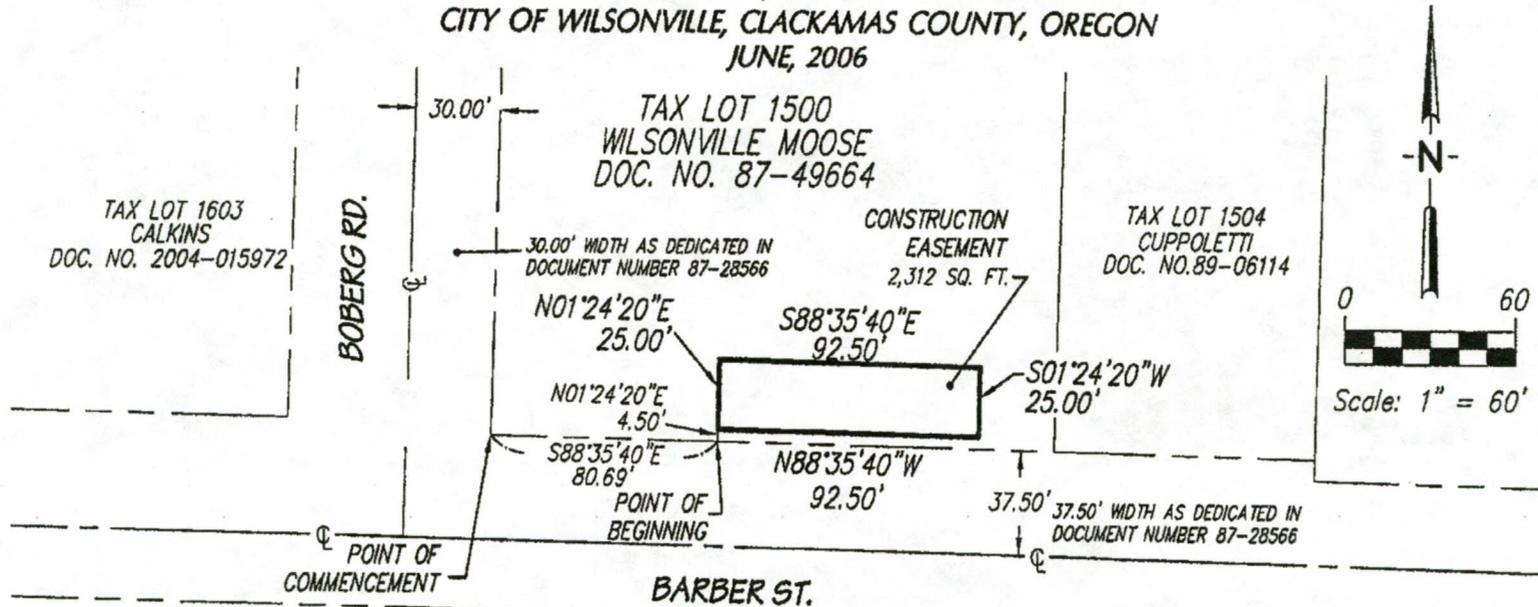
Containing 2,312 square feet or 0.053 acres.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

6-19-06 *Nin J. Beseda*

OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

EXHIBIT B
SKETCH TO ACCOMPANY LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENT
BARBER STREET, TAX LOT NO. 1500
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006



TAX LOT 1911
WYF PROPERTIES, LLC
DOC. NO. 2005-073490

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Nin J. Beveda 6-14-06

OREGON
JULY 21, 1992
NIN J. BEVEDA
2548LS

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Wilsonville, OR 97070 (503) 289-6726



LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENTS

BARBER STREET
TAX LOT No. 1601

CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

An easement over real property situated in the City of Wilsonville, Clackamas County, Oregon, being a portion of the "The Klein Family, L.L.C." parcel as described in Statutory Warranty Deed recorded under Document No. 95-080490, records of said county, lying in the Southwest quarter of the Northeast quarter of Section 14, Township 3 South, Range 1 West of the Willamette Meridian, more particularly described as follows:

Beginning at the Southeast corner of said "The Klein Family, L.L.C." parcel, said point being on the North right of way line of Barber Street at a point 42.00 feet from, when measured perpendicular to, the centerline of said Barber Street; thence along the South line of said "The Klein Family, L.L.C." parcel and said North right of way line, parallel with said centerline, North 88° 35' 40" West, 51.93 feet; thence North 01° 24' 20" East, 15.00 feet; thence South 88° 35' 40" East, 52.00 feet to the East line of said "The Klein Family, L.L.C." parcel; thence along said East line, South 01° 40' 19" West, 15.00 feet to the **Point of Beginning**.

Containing 779 square feet or 0.018 acres.

ALSO, Beginning at the Southwest corner of said "The Klein Family, L.L.C." parcel, said point being on the North right of way line of Barber Street at a point 42.00 feet from, when measured perpendicular to, the centerline of said street; thence along the West line of said "The Klein Family, L.L.C." parcel, North 01° 41' 41" East, 27.61 feet; thence South 88° 36' 03" East, 22.00 feet; thence South 01° 24' 20" West, 27.61 feet to the South line of

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06-07-06
NJB

said "The Klein Family, L.L.C." parcel and said North right of way line; thence along said South line and said North right of way line, parallel with said centerline, North 88° 35' 40" West, 22.14 feet to the **Point of Beginning**.

Containing 609 square feet or 0.014 acres.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

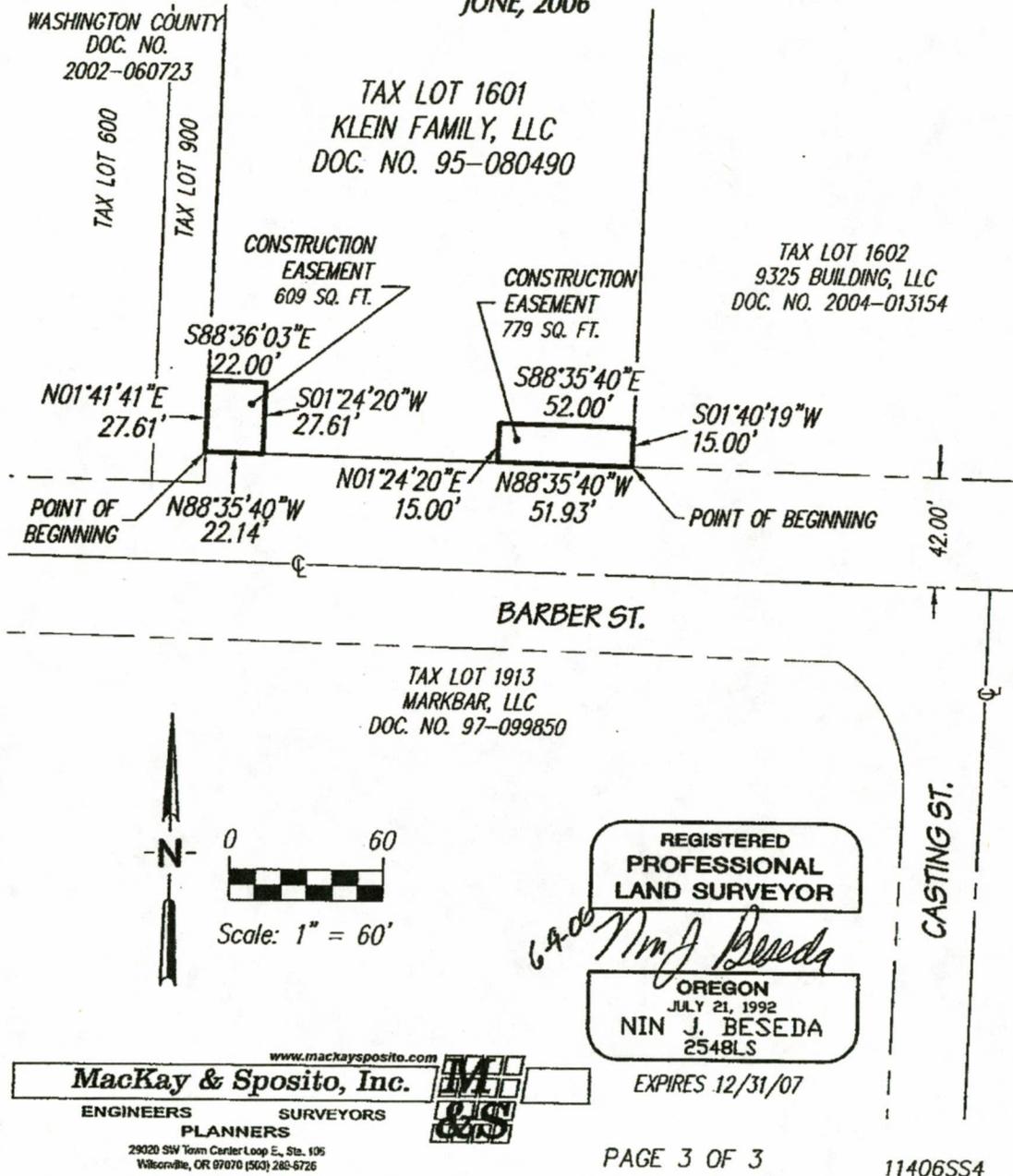
6-9-06 N.J. Beseda

OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

EXPIRES: 12-31-07

EXHIBIT B

**SKETCH TO ACCOMPANY LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENTS
BARBER STREET, TAX LOT NO. 1601
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006**



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29020 SW Town Center Loop E., Ste. 106
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LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENT

BARBER STREET

TAX LOT No. 1602

CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

An easement over real property situated in the City of Wilsonville, Clackamas County, Oregon, being a portion of the "9325 Building, LLC" parcel as described in Bargain and Sale Deed-Statutory Form recorded under Document No. 2004-013154 records of said county, lying in the Southwest quarter of the Northeast quarter of Section 14, Township 3 South, Range 1 West of the Willamette Meridian, more particularly described as follows:

Commencing at the Southeast corner of said "9325 Building, LLC" parcel, said corner being on the North right of way line of Barber Street at a point 42.00 feet from, when measured perpendicular to, the centerline of said street; thence along the South line of said "9325 Building, LLC" parcel and said North right of way line, parallel with said centerline, North 88° 35' 40" West, 24.55 feet to the **Point of Beginning**; thence continuing along said South line and said North right of way line, North 88° 35' 40" West, 42.31 feet; thence North 01° 24' 20" East, 15.00 feet; thence South 88° 35' 40" East, 42.31 feet; thence South 01° 24' 20" West, 15.00 feet to the **Point of Beginning**.

Containing 635 square feet or 0.014 acres.

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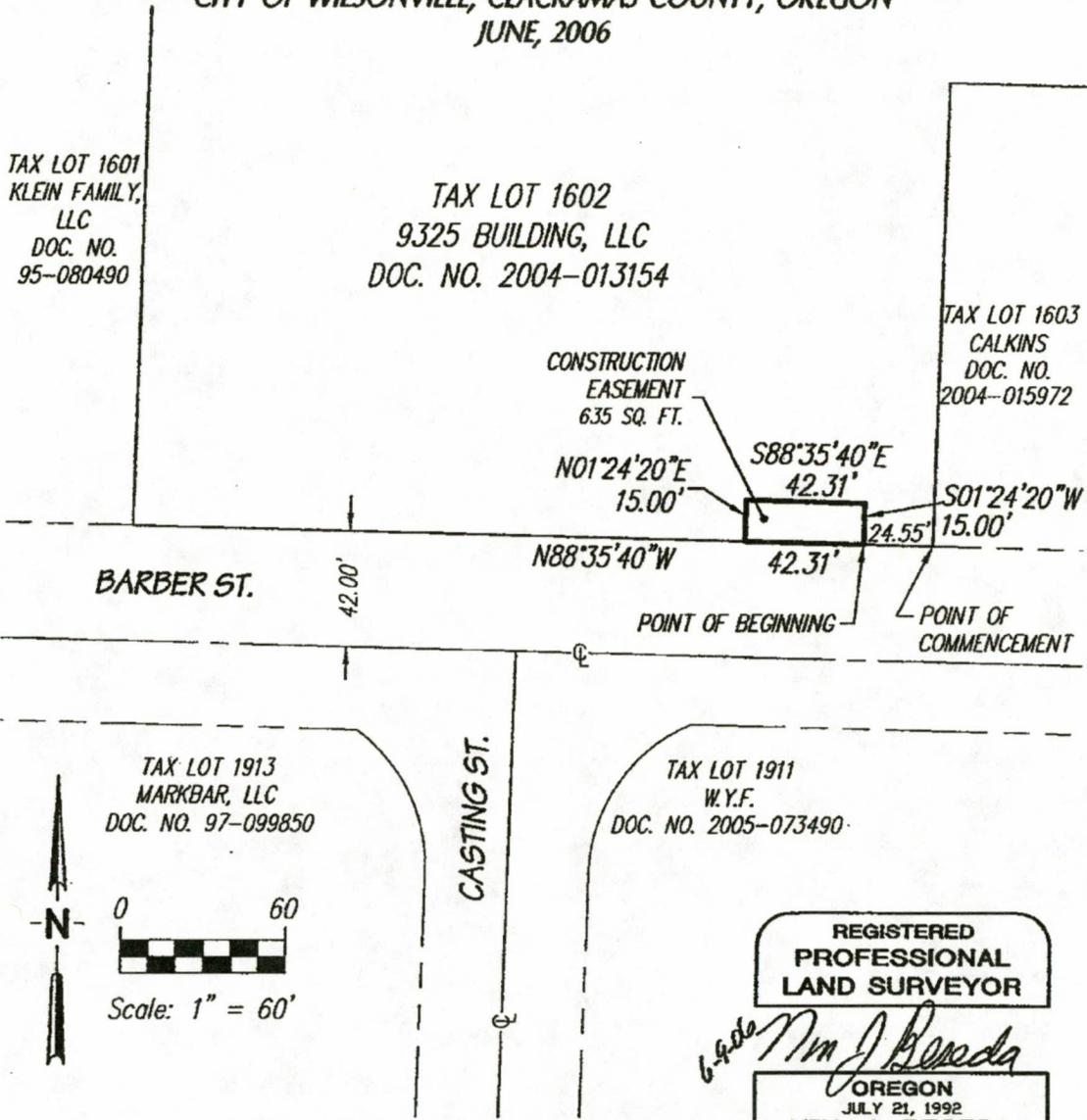
6406 *Nina J. Beseda*

OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

EXPIRES: 12-31-07

EXHIBIT B

**SKETCH TO ACCOMPANY LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENT
BARBER STREET, TAX LOT NO. 1602
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006**



TAX LOT 1601
KLEIN FAMILY,
LLC
DOC. NO.
95-080490

TAX LOT 1602
9325 BUILDING, LLC
DOC. NO. 2004-013154

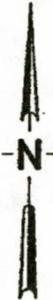
TAX LOT 1603
CALKINS
DOC. NO.
2004-015972

BARBER ST.

CASTING ST.

TAX LOT 1913
MARKBAR, LLC
DOC. NO. 97-099850

TAX LOT 1911
W.Y.F.
DOC. NO. 2005-073490



Scale: 1" = 60'

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Nin J. Beseda

OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

EXPIRES 12/31/07

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LEGAL DESCRIPTION
RIGHT OF WAY DEDICATION
BARBER STREET AND BOBERG ROAD
TAX LOT No. 1603
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

Real property situated in the City of Wilsonville, Clackamas County, Oregon, being a portion of the "Calkins" parcel as described in Bargain and Sale Deed recorded under Document No. 2004-015972, records of said county, lying in the Southwest quarter of the Northeast quarter of Section 14, Township 3 South, Range 1 West of the Willamette Meridian, more particularly described as follows:

Beginning at the Southeast corner of said "Calkins" parcel, said corner being at the intersection of the North right of way line of Barber Street at a point 42.00 feet from, when measured perpendicular to, the centerline of said street, with the West right of way line of Boberg Road also at a point 42.00 feet from, when measured perpendicular to, the centerline of said Boberg Road; thence along the South line of said "Calkins" parcel and the North right of way line of Barber Street, parallel with the centerline of said Barber Street, North 88° 35' 40" West, 34.86 feet; thence North 46° 24' 46" East, 49.47 feet to the East line of said "Calkins" parcel and the West right of way line said Boberg Road; thence along said East line and said West right of way line, parallel with the centerline of said Boberg Road, South 01° 36' 30" West, 34.98 feet to the **Point of Beginning**.

Containing 610 square feet or 0.014 acres.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Nin J. Beseda

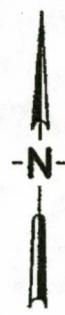
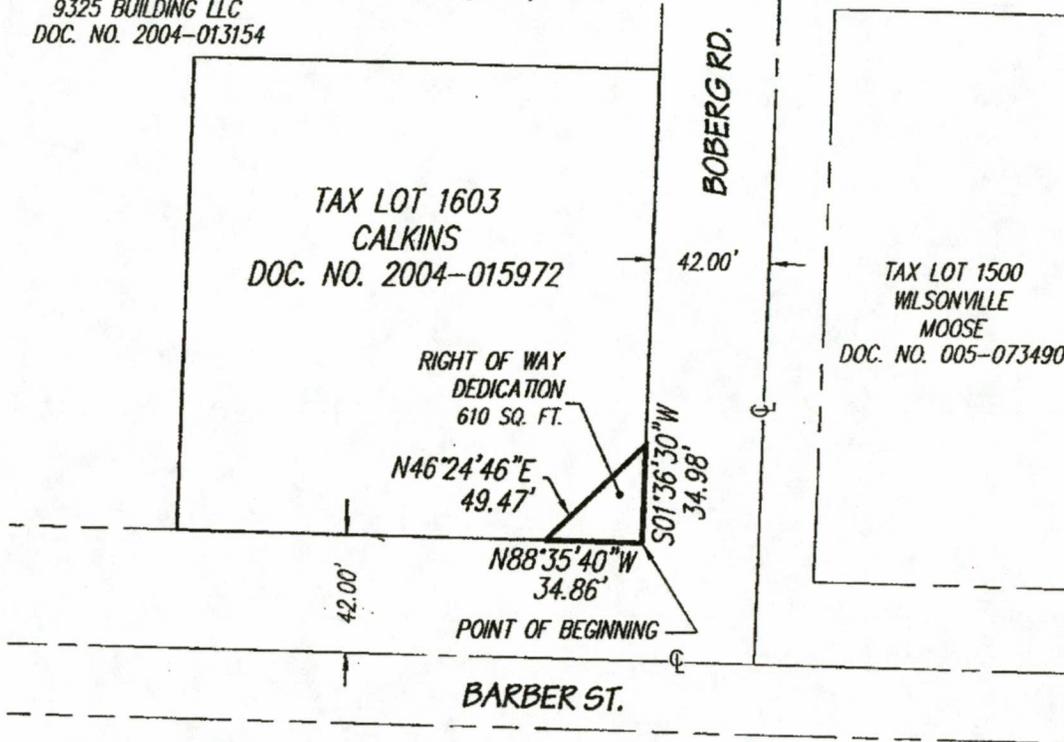
OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

EXPIRES: 12-31-07

EXHIBIT B

**SKETCH TO ACCOMPANY LEGAL DESCRIPTION
RIGHT OF WAY DEDICATION
BARBER STREET AND BOBERG ROAD, TAX LOT NO. 1603
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006**

TAX LOT 1602
9325 BUILDING LLC
DOC. NO. 2004-013154



Scale: 1" = 60'

TAX LOT 1911
W.Y.F.
DOC. NO. 2005-073490

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Nina J. Beveda

OREGON
JULY 21, 1992
NIN J. BEVEDA
2548LS

EXPIRES 12/31/07

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2920 SW Town Center Loop E., Ste. 106
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EXHIBIT A

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LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENT

BARBER STREET

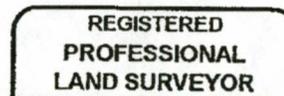
TAX LOT No. 1603

CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

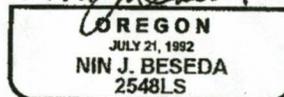
An easement over real property situated in the City of Wilsonville, Clackamas County, Oregon, being a portion of the "Calkins" parcel as described in Bargain and Sale Deed recorded under Document No. 2004-015972, records of said county, lying in the Southwest quarter of the Northeast quarter of Section 14, Township 3 South, Range 1 West of the Willamette Meridian, more particularly described as follows:

Beginning at the Southwest corner of said "Calkins" parcel, said corner being on the North right of way line of Barber Street at a point 42.00 feet from, when measured perpendicular to, the centerline of said street; thence along the West line of said "Calkins" parcel, North 01° 41' 07" East, 15.00 feet; thence South 88° 35' 40" East, 36.88 feet; thence South 01° 24' 20" West, 15.00 feet to the South line of said "Calkins" parcel and the North right of way line said Barber Street; thence along said South line and said North right of way line, parallel with the centerline of said Barber Street, North 88° 35' 40" West, 36.95 feet to the **Point of Beginning**.

Containing 554 square feet or 0.013 acres.



Nin J. Beseda



EXPIRES: 12-31-07

EXHIBIT B

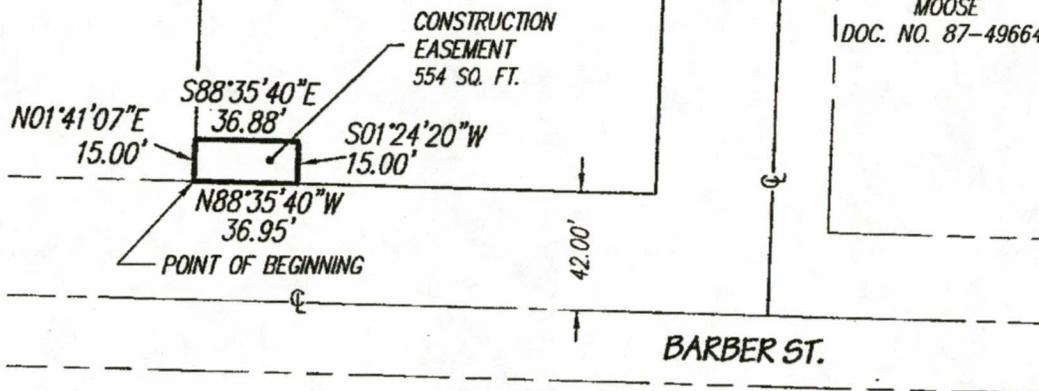
SKETCH TO ACCOMPANY LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENT
BARBER STREET, TAX LOT NO. 1603
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006

TAX LOT 1602
9325 BUILDING LLC
DOC. NO. 2004-013154

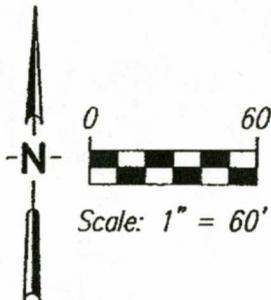
TAX LOT 1603
CALKINS
DOC. NO. 2004-015972

BOBERG RD.

TAX LOT 1500
WILSONVILLE
MOOSE
DOC. NO. 87-49664



TAX LOT 1911
W.Y.F.
DOC. NO. 2005-073490



REGISTERED
PROFESSIONAL
LAND SURVEYOR

Nin J. Beseda

OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

EXPIRES 12/31/07

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LEGAL DESCRIPTION
SIDEWALK EASEMENT
BARBER STREET
TAX LOT No. 1913

CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

An easement over real property situated in the City of Wilsonville, Clackamas County, Oregon, being a portion of the "Makbar, L.L.C." parcel as described in Statutory Warranty Deed recorded under Document No. 97-099850, records of said county, lying in the Northwest quarter of the Southeast quarter of Section 14, Township 3 South, Range 1 West of the Willamette Meridian, more particularly described as follows:

Beginning at the Northwest corner of said "Makbar" parcel, said corner being on the South right of way line of Barber Street at a point 30.00 feet from, when measured perpendicular to, the centerline of said street; thence along the North line of said "Makbar" parcel and said South right of way line, parallel with the centerline of said Barber Street, South 88° 35' 40" East, 10.00 feet; thence South 01° 33' 30" West, 10.00 feet; thence North 88° 35' 40" West, 10.00 feet to the West line of said "Makbar" parcel and the East line of the Oregon Electric Railroad; thence along said West line and said East line, North 01° 33' 30" East, 10.00 feet to the **Point of Beginning**.

Containing 100 square feet or 0.0023 acres.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

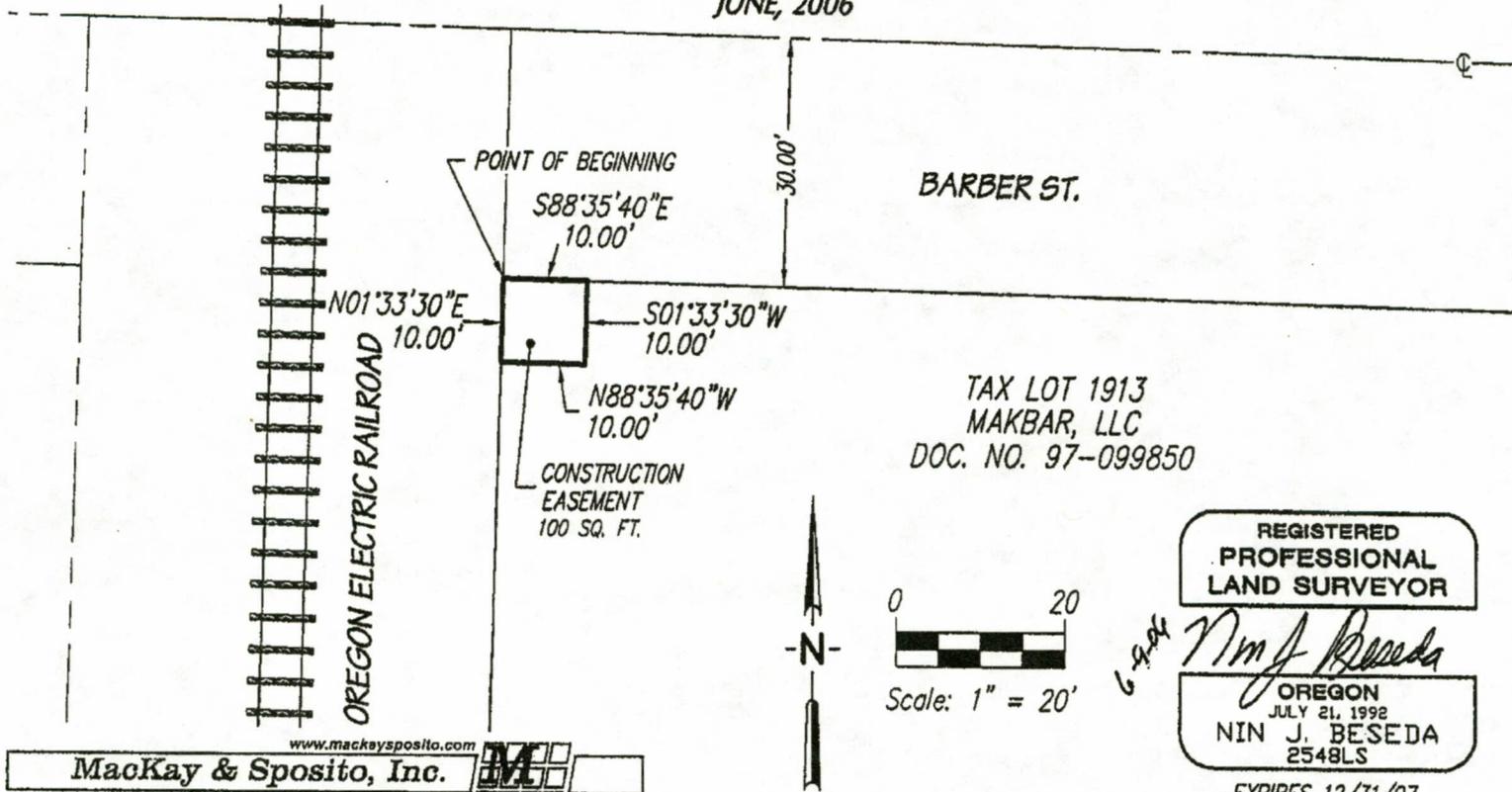
6-9-06 *Nin J. Beseda*

OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

EXPIRES: 12-31-07

EXHIBIT B

**SKETCH TO ACCOMPANY LEGAL DESCRIPTION
SIDEWALK EASEMENT
BARBER STREET, TAX LOT NO. 1913
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006**



TAX LOT 1913
MAKBAR, LLC
DOC. NO. 97-099850

REGISTERED
PROFESSIONAL
LAND SURVEYOR

6-9-06
Nin J. Beveda

OREGON
JULY 21, 1992
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LEGAL DESCRIPTION
SLOPE EASEMENT
BARBER STREET
TAX LOT No. 1913

CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

An easement over real property situated in the City of Wilsonville, Clackamas County, Oregon, being a portion of the "Makbar, L.L.C." parcel as described in Statutory Warranty Deed recorded under Document No. 97-099850, records of said county, lying in the Northwest quarter of the Southeast quarter of Section 14, Township 3 South, Range 1 West of the Willamette Meridian, more particularly described as follows:

Beginning at the Northwest corner of said "Makbar" parcel, said corner being on the South right of way line of Barber Street at a point 30.00 feet from, when measured perpendicular to, the centerline of said street; thence along the North line of said "Makbar" parcel and said South right of way line, parallel with the centerline of said Barber Street, South 88° 35' 40" East, thence 90.20 feet; South 01° 33' 30" West, 20.00 feet; thence North 88° 35' 40" West, 90.20 feet to the West line of said "Makbar" parcel and the East line of the Oregon Electric Railroad; thence along said West line and said East line, North 01° 33' 30" East, 20.00 feet to the **Point of Beginning**.

Containing 1,804 square feet or 0.041 acres.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

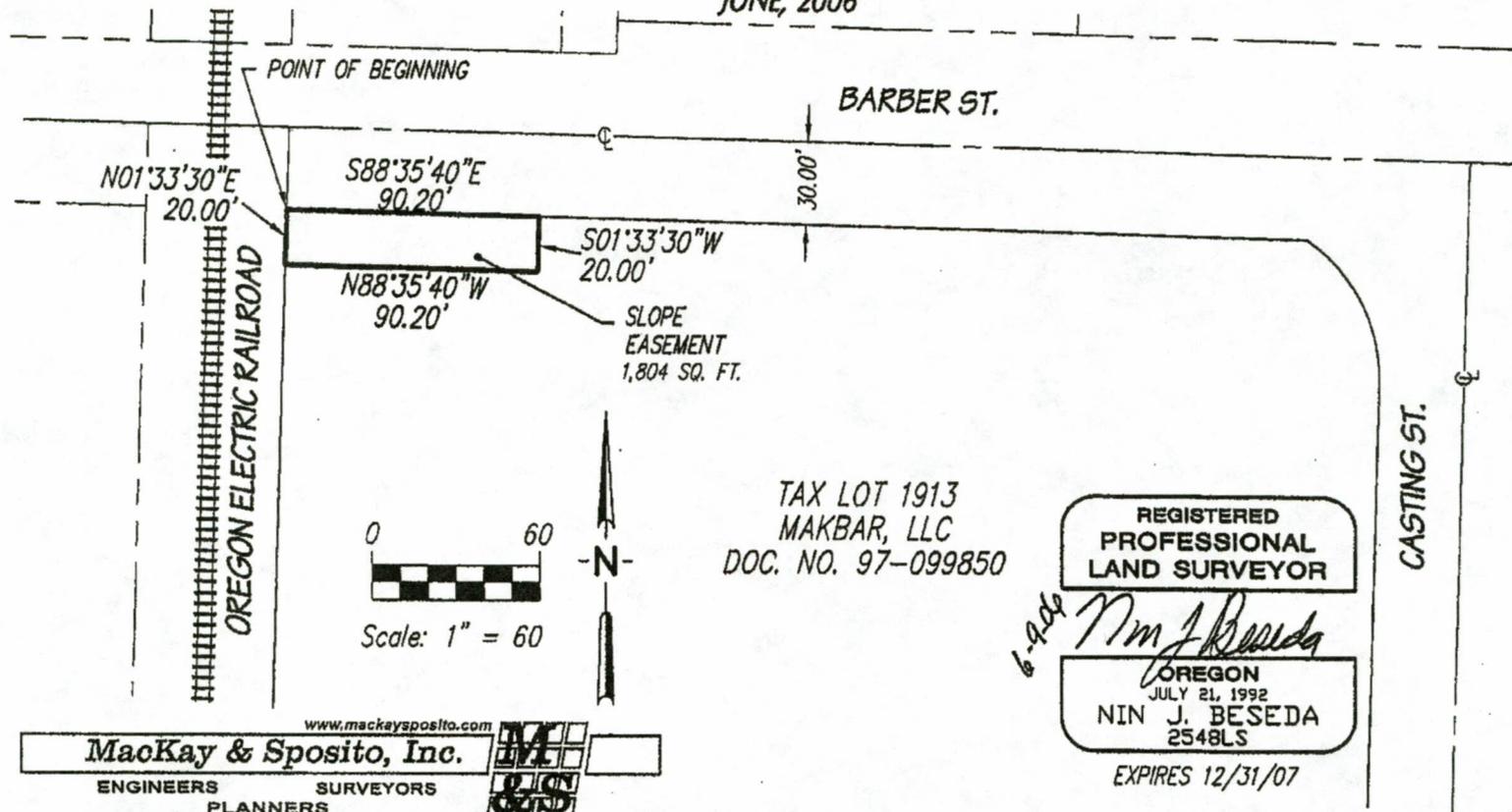
6-9-06 *Nin J. Beseda*

OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

EXPIRES: 12-31-07

EXHIBIT B

**SKETCH TO ACCOMPANY LEGAL DESCRIPTION
SLOPE EASEMENT
BARBER STREET, TAX LOT NO. 1913
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006**



TAX LOT 1913
MAKBAR, LLC
DOC. NO. 97-099850

REGISTERED
PROFESSIONAL
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29020 SW Town Center Loop E., Ste. 106
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LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENT
BARBER STREET
TAX LOT No. 1913
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

An easement over real property situated in the City of Wilsonville, Clackamas County, Oregon, being a portion of the "Makbar, L.L.C." parcel as described in Statutory Warranty Deed recorded under Document No. 97-099850, records of said county, lying in the Northwest quarter of the Southeast quarter of Section 14, Township 3 South, Range 1 West of the Willamette Meridian, more particularly described as follows:

Commencing at the Northwest corner of said "Makbar" parcel, said corner being on the South right of way line of Barber Street at a point 30.00 feet from, when measured perpendicular to, the centerline of said street; thence along the North line of said "Makbar" parcel and said South right of way line, parallel with the centerline of said Barber Street, South 88° 35' 40" East, 40.07 feet to the **Point of Beginning**; thence continuing along said North line and said South right of way line, South 88° 35' 40" East, 44.87 feet; thence South 34° 08' 36" West, 32.10 feet; thence North 88° 35' 40" West, 44.87 feet; thence North 34° 08' 36" East, 32.10 feet to the **Point of Beginning**.

Containing 1,212 square feet or 0.027 acres.

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06-08-06
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ALSO, commencing at the Northwest corner of said "Makbar" parcel, said corner being on the South right of way line of Barber Street at a point 30.00 feet from, when measured perpendicular to, the centerline of said street; thence along the North line of said "Makbar" parcel and said South right of way line, parallel with the centerline of said Barber Street, South 88° 35' 40" East, 289.38 feet to the **Point of Beginning**; thence continuing along said North line and said South right of way line, South 88° 35' 40" East, 39.35 feet; thence South 01° 24' 20" West, 10.00 feet; thence North 88° 35' 40" West, 39.35 feet; thence North 01° 24' 20" East, 10.00 feet to the **Point of Beginning**.

Containing 393 square feet or 0.009 acres.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

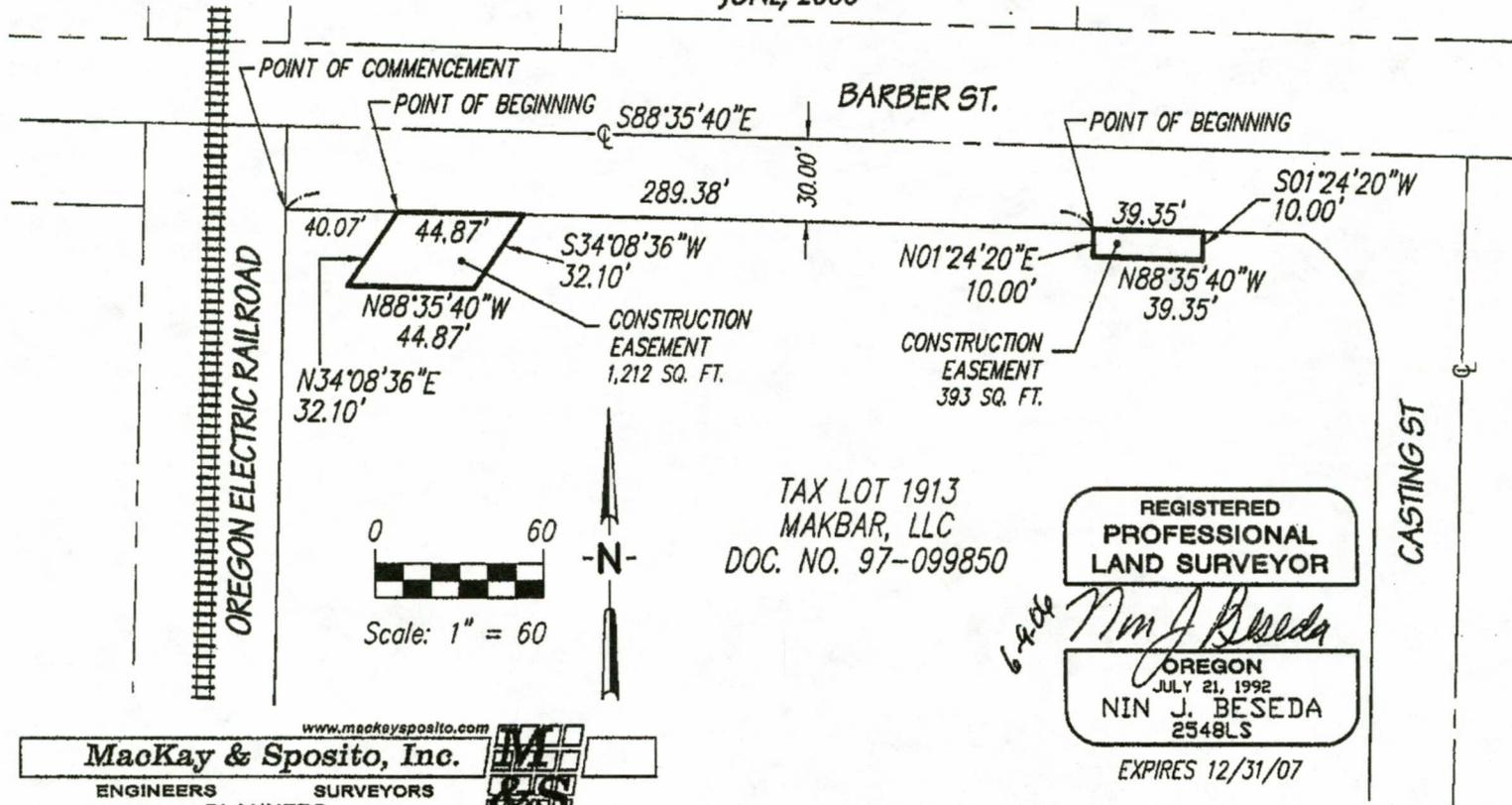
6-4-06 *Nin J. Beseda*

OREGON
JULY 21, 1892
NIN J. BESEDA
2548LS

EXPIRES: 12-31-07

EXHIBIT B

**SKETCH TO ACCOMPANY LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENTS
BARBER STREET, TAX LOT NO. 1913
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006**



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TAX LOT 1913
 MAKBAR, LLC
 DOC. NO. 97-099850

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 OREGON
 JULY 21, 1992
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LEGAL DESCRIPTION
RIGHT OF WAY DEDICATION
BARBER STREET AND BOONES FERRY ROAD
TAX LOT No. 1911
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

Real property situated in the City of Wilsonville, Clackamas County, Oregon, being a portion of the "Wyf Properties, LLC" parcel as described in Special Warranty Deed recorded under Document No. 2005-073490, records of said county, lying in the Northwest quarter of the Southeast quarter of Section 14, Township 3 South, Range 1 West of the Willamette Meridian, more particularly described as follows:

Beginning at the most Northerly Northeast corner of said "Wyf Properties, LLC" parcel, said corner being on the South right of way line of Barber Street at a point 25.00 feet from, when measured perpendicular to, the centerline of said Barber Street; thence along the North line of said "Wyf Properties, LLC" parcel and said South right of way line, parallel with the centerline of said Barber Street, North 88° 35' 40" West, 18.79 feet; thence South 51° 17' 46" East, 26.56 feet to the East line of said "Wyf Properties LLC" parcel and the West right of way line of Boones Ferry Road; thence along said East line and said West right of way line, parallel with the centerline of said Boones Ferry Road, North 01° 33' 20" East, 14.86 feet to a point of curvature with a 50.00 foot radius curve to the left; thence along said curve, through a central angle of 03° 04' 18" feet, an arc distance of 2.68 feet (the chord of which bears North 61° 13' 00" West, 2.68 feet) to the **Point of Beginning**.

Containing 169 square feet or 0.004 acres.

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06-09-06
NJB

ALSO, Commencing at the most Northerly Northeast corner of said "Wyf Properties, LLC" parcel, said corner being on the South right of way line of Barber Street at a point 25.00 feet from, when measured perpendicular to, the centerline of said Barber Street; thence along the North line of said "Wyf Properties, LLC" parcel and said South right of way line, parallel with the centerline of said Barber Street, North 88° 35' 40" West, 501.01 feet to the **Point of Beginning**; thence South 62° 04' 45" West, 36.85 feet; thence North 88° 35' 40" West, 49.03 feet; thence North 48° 31' 38" West, 28.04 feet to the North line of said "Wyf Properties, LLC" parcel and the South right of way line of said Barber Street; thence along said North line and said South right of way line, parallel with the centerline of said Barber Street, South 88° 35' 40" East, 102.62 feet to the **Point of Beginning**.

Containing 1,369 square feet or 0.03 acres.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

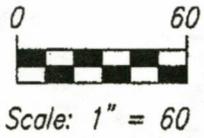
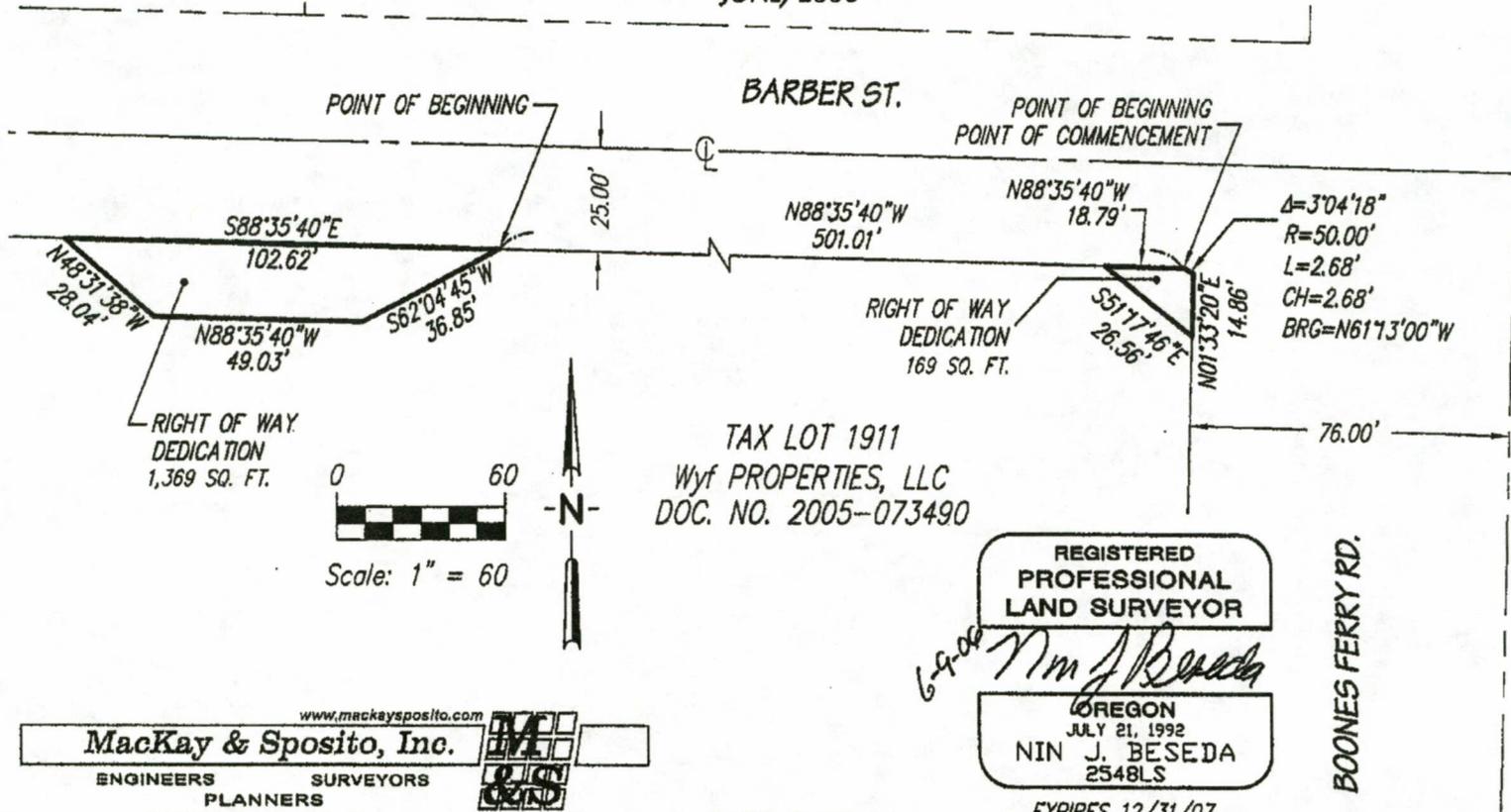
6-9-06 N.J. Beseda

OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

EXPIRES: 12-31-07

EXHIBIT B

**SKETCH TO ACCOMPANY LEGAL DESCRIPTION
RIGHT OF WAY DEDICATION
BARBER STREET & BOONES FERRY ROAD, TAX LOT NO. 1911
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006**



TAX LOT 1911
WYF PROPERTIES, LLC
DOC. NO. 2005-073490

REGISTERED
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6-9-06 N. J. Beveda

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JULY 21, 1992
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BOONES FERRY RD.

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LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENT

BARBER STREET

TAX LOT No. 1911

CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON

An easement over real property situated in the City of Wilsonville, Clackamas County, Oregon, being a portion of the "Wyf Properties, LLC" parcel as described in Special Warranty Deed recorded under Document No. 2005-073490, records of said county, lying in the Northwest quarter of the Southeast quarter of Section 14, Township 3 South, Range 1 West of the Willamette Meridian, more particularly described as follows:

Commencing at the most Northerly Northeast corner of said "Wyf Properties, LLC" parcel, said corner being on the South right of way line of Barber Street at a point 25.00 feet from, when measured perpendicular to, the centerline of said Barber Street; thence along the North line of said "Wyf Properties, LLC" parcel and said South right of way line, parallel with the centerline of said Barber Street, North 88° 35' 40" West, 255.14 feet to the **Point of Beginning**; thence South 01° 24' 20" West, 15.00 feet; thence North 88° 35' 40" West, 50.00 feet; thence North 01° 24' 20" East, 15.00 feet to the North line of said "Wyf Properties, LLC" parcel and the South right of way line of said Barber Street; thence along said North line and said South right of way line, parallel with the centerline of said Barber Street, South 88° 35' 40" East, 50.00 feet to the **Point of Beginning**.

Containing 750 square feet or 0.017 acres.

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06-20-06
NJB

ALSO, commencing at the most Northerly Northeast corner of said "Wyf Properties, LLC" parcel, said corner being on the South right of way line of Barber Street at a point 25.00 feet from, when measured perpendicular to, the centerline of said Barber Street; thence along the North line of said "Wyf Properties, LLC" parcel and said South right of way line, parallel with the centerline of said Barber Street, North 88° 35' 40" West, 508.90 feet to the **Point of Beginning**; thence South 01° 24' 20" West, 104.30 feet; thence South 67° 23' 48" West, 25.07 feet; thence South 01° 24' 20" West, 44.50 feet; thence North 88° 35' 40" West, 62.10 feet; thence North 01° 24' 20" East, 159.00 feet to the North line of said "Wyf Properties, LLC" parcel and the South right of way line of said Barber Street; thence along said North line and said South right of way line, parallel with the centerline of said Barber Street, South 88° 35' 40" East, 85.00 feet to the **Point of Beginning**.

Containing 12,379 square feet or 0.284 acres.

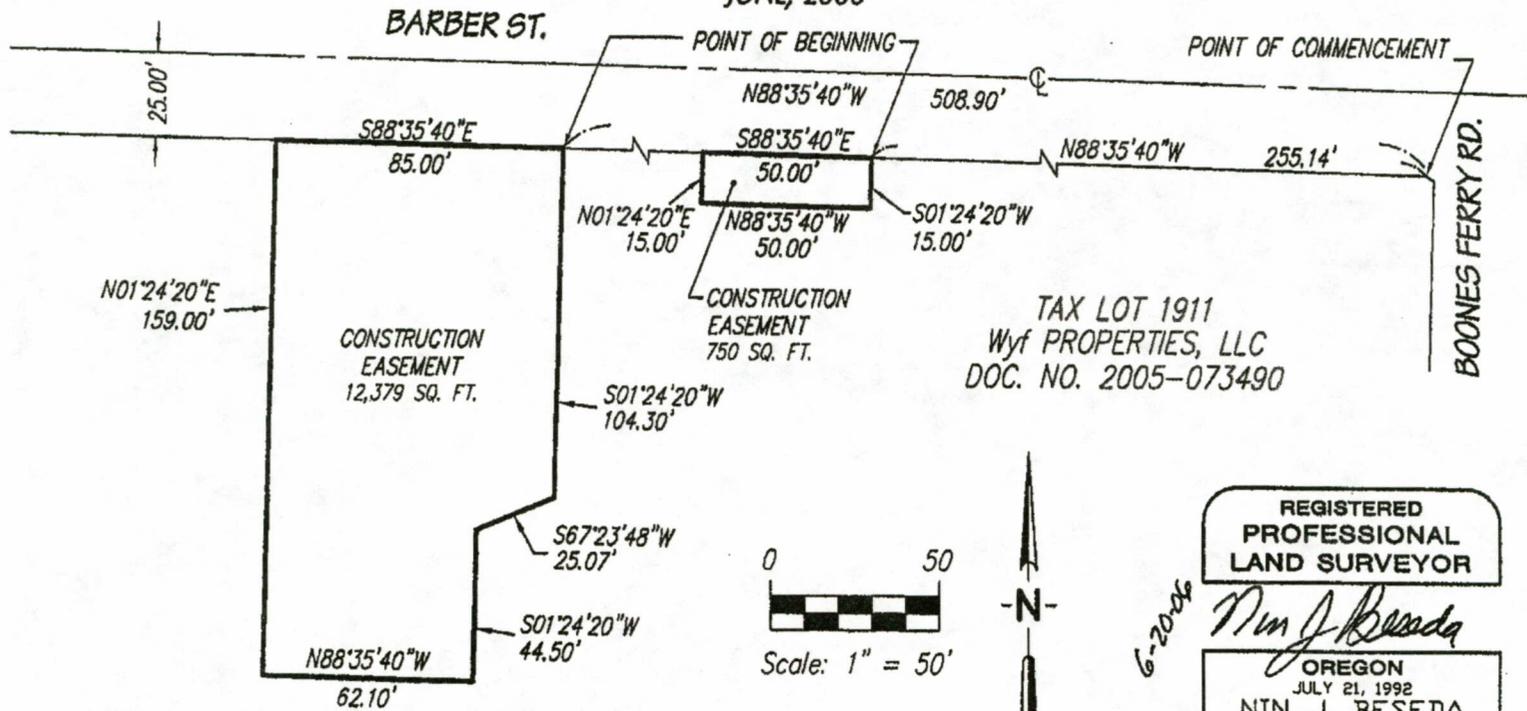
REGISTERED
PROFESSIONAL
LAND SURVEYOR

Nin J. Beseda 6-20-06
OREGON
JULY 21, 1992
NIN J. BESEDA
2548LS

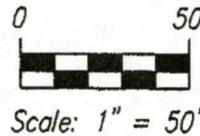
EXPIRES: 12-31-07

EXHIBIT B

**SKETCH TO ACCOMPANY LEGAL DESCRIPTION
TEMPORARY CONSTRUCTION EASEMENTS
BARBER STREET, TAX LOT NO. 1911
CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON
JUNE, 2006**



TAX LOT 1911
Wyf PROPERTIES, LLC
DOC. NO. 2005-073490



REGISTERED
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Nin J. Beseda

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JULY 21, 1992
NIN J. BESEDA
2548LS

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 (503) 682-1011
 (503) 682-1015 Fax Administration
 (503) 682-7025 Fax Community Development

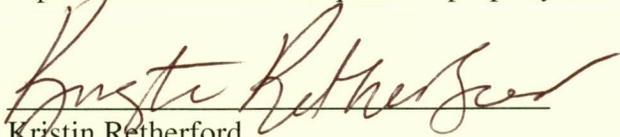
**COMMUNITY DEVELOPMENT DEPARTMENT
 STAFF REPORT**

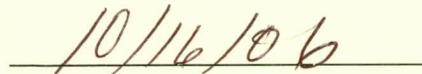
DATE: October 16, 2006
 TO: Agency Board Chair and Members
 FROM: Kristin Retherford, Urban Renewal Project Manager
 SUBJECT: Acquisition of Property in Association with the Barber Street Project, Phase 1

Summary: Acquisition of street right-of-way, permanent easements, and temporary construction easements for the Barber Street Project, Phase 1 is as follows:

Tax Lot	Owner	Fee Area	Permanent Easement Area	Temporary Easement Area	Exhibit Numbers
31W14C100	Two Bears Co.	1,094 SF	1,621 SF	2,184 SF	1, 2
31W14C103	Coca Cola Bottling Co.	498 SF	14,250 SF	18,034 SF	3, 4, 5
31W14B600/900	Washington County	1,700 SF	699 SF	573 SF	6, 7, 8
31W14A1500	Moose Lodge	1,140 SF		2,688 SF	9, 10
31W14A1601	Klein Family LLC			1,388 SF	11
31W14A1602	9325 Building LLC			635 SF	12
31W14A1603	Lynn Calkins (Vet)	79 SF		2,672 SF	13, 14
31W14D1913	Makbar LLC		1,904 SF	7,480 SF	15, 16, 17
31W14D1911	WYF Properties LLC	1,069 SF		14,375 SF	18, 19

Recommendation: Staff recommends the Agency Board adopt a resolution authorizing acquisition of property interest for the Barber Street improvement project and establish a minor amendment to the West Side Urban Renewal Plan Area to provide that necessary activities required to carry out the Plan may occur immediately outside of the urban renewal area. The Barber Street improvement project, Phase 1 is necessary to carry out the objectives authorized by the City's West Side Urban Renewal Plan. The improvements consist of widening Barber Street between Boberg Street and Kinsman Street. It is necessary and appropriate that the Urban Renewal Agency proceed in an expeditious manner to acquire the property interest required to complete this project.


 Kristin Retherford
 Urban Renewal Project Manager


 Date