RESOLUTION NO. 7356

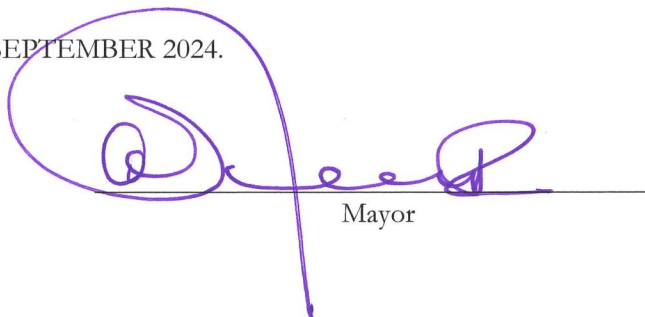A RESOLUTION GRANTING THE FOLLOWING EASEMENT:

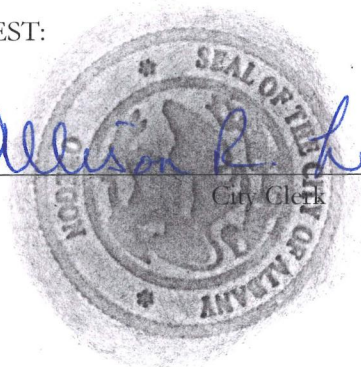| Grantor	Purpose
City of Albany Parks and Recreation Department	Grant a public utility easement and dedicate right-of-way along Nolan Avenue to support development along the South Albany property.

NOW, THEREFORE, BE IT RESOLVED by the Albany City Council that it does hereby grant this easement and right-of-way dedication.

DATED AND EFFECTIVE THIS 25 DAY OF SEPTEMBER 2024.

_____
Mayor

ATTEST:

_____
City Clerk

CURRY MEADOWS
OFFSITE PUBLIC UTILITY EASEMENT LEGAL DESCRIPTION

A PORTION OF PARCEL 2 OF PARTITION PLAT NO. 2008-067, LOCATED IN THE ROBERT PENTLAND DLC NO. 69 IN THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 11 SOUTH, RANGE 3 WEST OF THE WILLAMETTE MERIDIAN, IN THE CITY OF ALBANY, LINN COUNTY, OREGON, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID PARCEL 2;

THENCE SOUTH 89°45'38" WEST ALONG THE SOUTH LINE OF SAID PARCEL 2, 667.94 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUING ALONG THE BOUNDARY OF SAID PARCEL 2, NORTH 89°45'38" WEST, 2.85 FEET TO AN ANGLE POINT IN THE BOUNDARY OF SAID PARCEL 2 AND TO A POINT OF NON-TANGENT CURVATURE;

THENCE CONTINUING ALONG THE BOUNDARY OF SAID PARCEL 2, 50.01 FEET ALONG THE ARC OF A 150.00 FOOT RADIUS CURVE CONCAVE WESTERLY, SAID CURVE HAVING A CENTRAL ANGLE OF 19°06'07" AND A CHORD BEARING NORTH 21°19'03" WEST, 49.78 FEET TO A BROKEN BACK CURVE;

THENCE LEAVING THE BOUNDARY OF SAID PARCEL 2, NORTHWESTERLY ALONG THE ARC OF A 227.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY, AN ARC LENGTH OF 86.39 FEET, SAID CURVE HAVING A CENTRAL ANGLE OF 21°48'15" AND A CHORD BEARING NORTH 33°37'18" WEST, 85.87 FEET;

THENCE NORTH 44°31'25" WEST, 359.26 FEET TO A POINT OF CURVATURE;

THENCE 71.67 FEET ALONG THE ARC OF A 212.00 FOOT RADIUS CURVE TO THE LEFT, SAID CURVE HAVING A CENTRAL ANGLE OF 19°22'12" AND A CHORD BEARING NORTH 54°12'31" WEST, 71.33 FEET TO A POINT ON THE BOUNDARY OF SAID PARCEL 2;

THENCE NORTH 44°31'25" WEST ALONG THE BOUNDARY OF SAID PARCEL 2, 3.37 FEET TO A POINT OF CURVATURE;
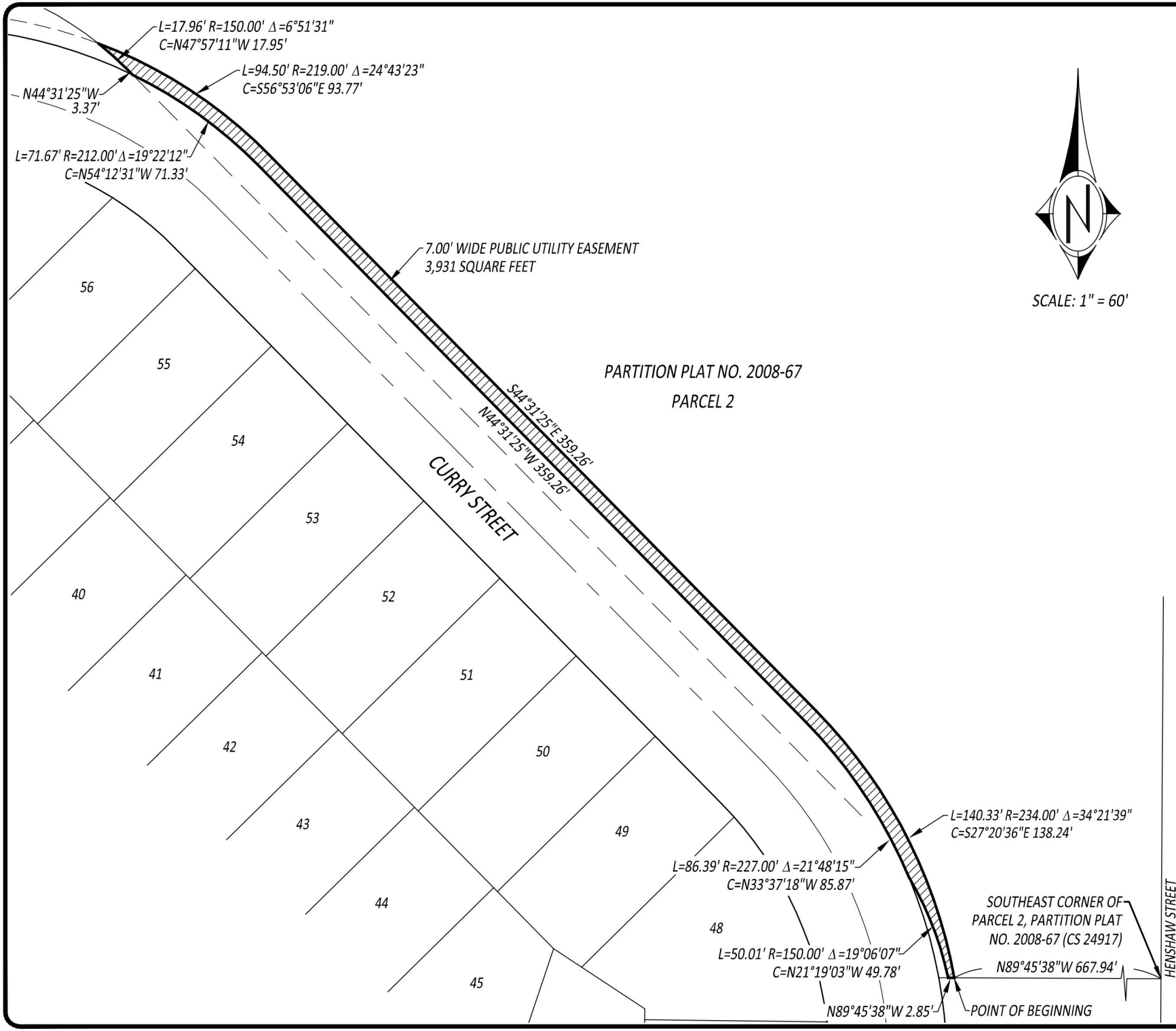
THENCE CONTINUING ALONG THE BOUNDARY OF SAID PARCEL 2, 17.96 FEET TRACING THE ARC OF A 150.00 FOOT RADIUS CURVE TO THE LEFT, SAID CURVE HAVING A CENTRAL ANGLE OF 6°51'31" AND A CHORD BEARING NORTH 47°57'11" WEST, 17.95 FEET;

THENCE LEAVING THE BOUNDARY OF SAID PARCEL 2, SOUTHEASTERLY ALONG THE ARC OF A 219.00 FOOT RADIUS CURVE CONCAVE SOUTHWESTERLY, AN ARC LENGTH OF 94.50 FEET, SAID CURVE HAVING A CENTRAL ANGLE OF 24°43'23" AND A CHORD BEARING SOUTH 56°53'06" EAST, 93.77 FEET;

THENCE SOUTH 44°31'25" EAST, 359.26 FEET TO A POINT OF CURVATURE;

THENCE 140.33 FEET ALONG THE ARC OF A 234.00 FOOT RADIUS CURVE TO THE RIGHT, SAID CURVE HAVING A CENTRAL ANGLE OF 34°21'39" AND A CHORD BEARING SOUTH 27°20'36" EAST, 139.24 FEET TO THE POINT OF BEGINNING.

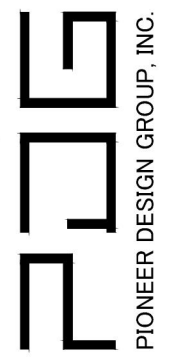CONTAINING APPROXIMATELY 3,931 SQUARE FEET.

L=17.96' R=150.00' Δ=6°51'31"
C=N47°57'11"W 17.95'

L=94.50' R=219.00' Δ=24°43'23"
C=S56°53'06"E 93.77'

N44°31'25"W
3.37'

L=71.67' R=212.00' Δ=19°22'12"
C=N54°12'31"W 71.33'

7.00' WIDE PUBLIC UTILITY EASEMENT
3,931 SQUARE FEET

56

55

54

53

52

51

50

49

48

45

44

43

42

41

40

CURRY STREET

S44°31'25"E 359.26'
N44°31'25"W 359.26'

PARTITION PLAT NO. 2008-67

PARCEL 2

N

SCALE: 1" = 60'

L=140.33' R=234.00' Δ=34°21'39"
C=S27°20'36"E 138.24'

L=86.39' R=227.00' Δ=21°48'15"
C=N33°37'18"W 85.87'

SOUTHEAST CORNER OF
PARCEL 2, PARTITION PLAT
NO. 2008-67 (CS 24917)

L=50.01' R=150.00' Δ=19°06'07"
C=N21°19'03"W 49.78'

N89°45'38"W 667.94'

N89°45'38"W 2.85'

POINT OF BEGINNING

HENSHAW STREET

EXHIBIT TO ACCOMPANY LEGAL DESCRIPTION

PUBLIC UTILITY EASEMENT

A PORTION OF PARCEL 2 OF PARTITION PLAT NO. 2008-67 (CS 24917),
LOCATED IN THE ROBERT PENTLAND DLC NO. 69 IN THE
NORTHWEST ONE-QUARTER OF SECTION 29, AND IN THE NORTHEAST
ONE-QUARTER OF SECTION 30, TOWNSHIP 11 SOUTH, RANGE 3 WEST OF THE
WILLAMETTE MERIDIAN, IN THE CITY OF ALBANY, LINN COUNTY, OREGON

CURRY MEADOWS
OFFSITE PUBLIC RIGHT-OF-WAY DEDICATION LEGAL DESCRIPTION

A PORTION OF PARCEL 2 OF PARTITION PLAT NO. 2008-067, LOCATED IN THE ROBERT PENTLAND DLC NO. 69 IN THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 11 SOUTH, RANGE 3 WEST OF THE WILLAMETTE MERIDIAN, IN THE CITY OF ALBANY, LINN COUNTY, OREGON, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID PARCEL 2;

THENCE SOUTH 89°45'38" WEST ALONG THE SOUTH LINE OF SAID PARCEL 2, 670.78 FEET TO AN ANGLE POINT THEREIN;

THENCE CONTINUING ALONG THE BOUNDARY OF SAID PARCEL 2 NORTHWESTERLY, TRACING THE ARC OF A NON-TANGENT 150.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY, AN ARC LENGTH OF 50.01 FEET, SAID CURVE HAVING A CENTRAL ANGLE OF 19°06'07" AND A CHORD BEARING NORTH 21°19'03" WEST, 49.78 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUING ALONG THE ARC OF SAID 150.00 FOOT RADIUS CURVE, 35.75 FEET, SAID CURVE HAVING A CENTRAL ANGLE OF 13°39'18" AND A CHORD BEARING NORTH 37°41'46" WEST, 35.66 FEET;
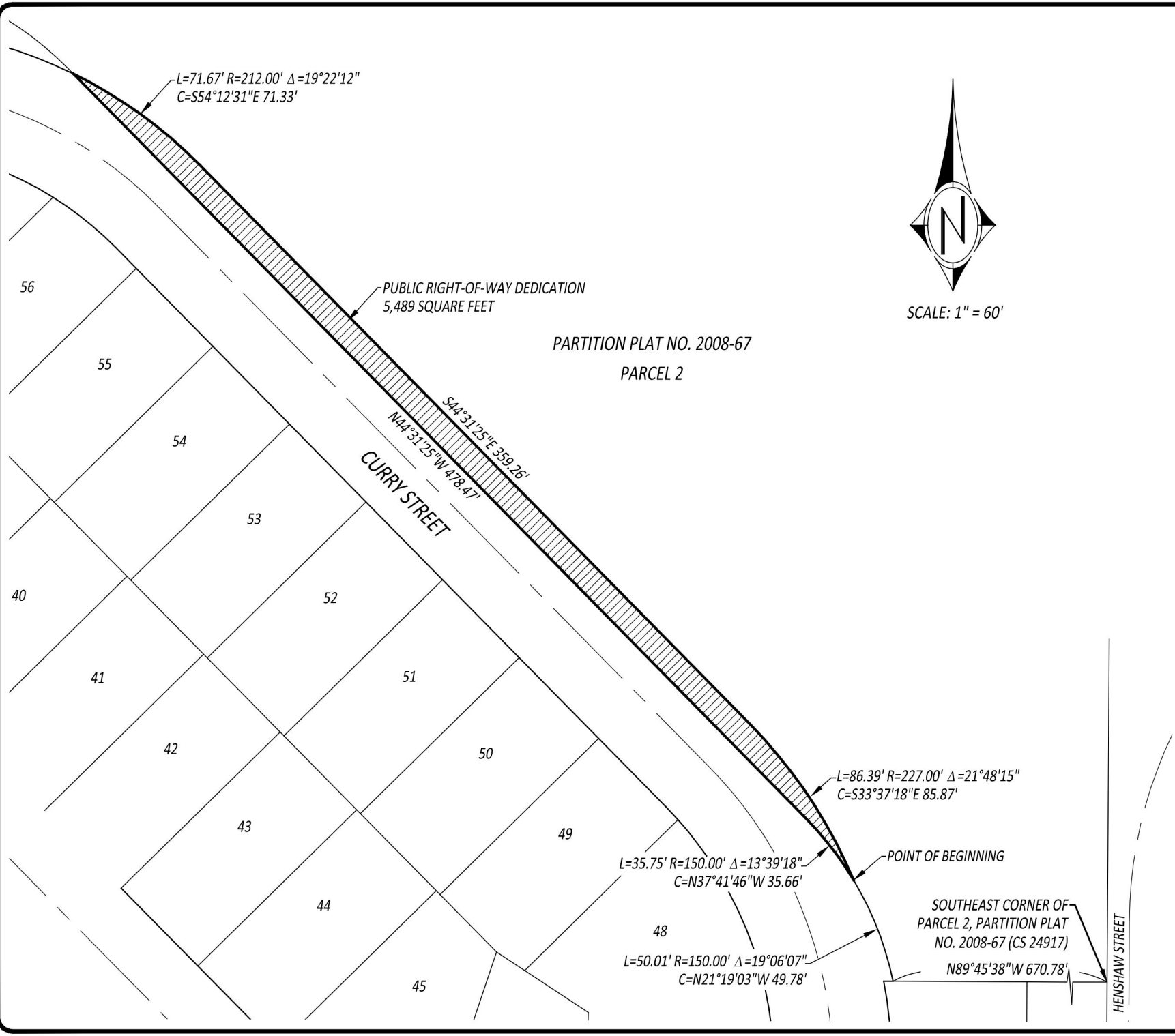
THENCE CONTINUING ALONG THE BOUNDARY OF SAID PARCEL 2, NORTH 44°31'25" WEST, 478.47 FEET;

THENCE LEAVING THE BOUNDARY OF SAID PARCEL 2, TRACING THE ARC OF A NON-TANGENT 212.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY, AN ARC LENGTH OF 71.67 FEET, SAID CURVE HAVING A CENTRAL ANGLE OF 19°22'12" AND A CHORD BEARING SOUTH 54°12'31" EAST, 71.33 FEET;

THENCE SOUTH 44°31'25" EAST, 359.26 FEET TO A POINT OF CURVATURE;

THENCE 86.39 FEET ALONG THE ARC OF A 227.00 FOOT RADIUS CURVE TO THE RIGHT, SAID CURVE HAVING A CENTRAL ANGLE OF 21°48'15" AND A CHORD BEARING SOUTH 33°37'18" EAST, 85.87 FEET TO THE POINT OF BEGINNING.

CONTAINING APPROXIMATELY 5,489 SQUARE FEET.

L=71.67' R=212.00' Δ=19°22'12"
C=S54°12'31"E 71.33'

PUBLIC RIGHT-OF-WAY DEDICATION
5,489 SQUARE FEET

PARTITION PLAT NO. 2008-67

PARCEL 2

56

55

54

53

52

51

50

49

48

45

44

43

42

41

40

CURRY STREET

S44°31'25"E 359.26'

N44°31'25"W 478.47'

L=86.39' R=227.00' Δ=21°48'15"
C=S33°37'18"E 85.87'

L=35.75' R=150.00' Δ=13°39'18"
C=N37°41'46"W 35.66'

POINT OF BEGINNING

L=50.01' R=150.00' Δ=19°06'07"
C=N21°19'03"W 49.78'

SOUTHEAST CORNER OF
PARCEL 2, PARTITION PLAT
NO. 2008-67 (CS 24917)

N89°45'38"W 670.78'

HENSHAW STREET

SCALE: 1" = 60'

EXHIBIT TO ACCOMPANY LEGAL DESCRIPTION

PUBLIC RIGHT-OF-WAY DEDICATION

A PORTION OF PARCEL 2 OF PARTITION PLAT NO. 2008-67 (CS 24917),
LOCATED IN THE ROBERT PENTLAND DLC NO. 69 IN THE
NORTHWEST ONE-QUARTER OF SECTION 29, AND IN THE NORTHEAST
ONE-QUARTER OF SECTION 30, TOWNSHIP 11 SOUTH, RANGE 3 WEST OF THE
WILLAMETTE MERIDIAN, IN THE CITY OF ALBANY, LINN COUNTY, OREGON
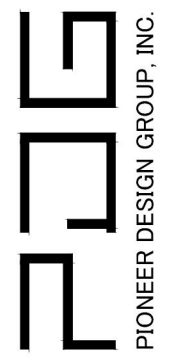
CURRY MEADOWS
OFFSITE PUBLIC UTILITY EASEMENT LEGAL DESCRIPTION

A PORTION OF PARCEL 2 OF PARTITION PLAT NO. 2008-067, LOCATED IN THE ROBERT PENTLAND DLC NO. 69 IN THE NORTHEAST QUARTER OF SECTION 30, TOWNSHIP 11 SOUTH, RANGE 3 WEST OF THE WILLAMETTE MERIDIAN, IN THE CITY OF ALBANY, LINN COUNTY, OREGON, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID PARCEL 2, SAID CORNER LOCATED ON THE EAST RIGHT-OF-WAY LINE OF LOCHNER ROAD SE;

THENCE N00°18'40" EAST ALONG THE WEST LINE OF SAID PARCEL 2 AND SAID RIGHT-OF-WAY LINE, 52.14 FEET;

THENCE LEAVING THE WEST LINE OF SAID PARCEL 2 AND SAID RIGHT-OF-WAY LINE, NORTH 90°00'00" EAST, 5.00 FEET TO THE POINT OF BEGINNING;

THENCE SOUTH 89°41'17" EAST, 7.00 FEET TO A NON-TANGENT CURVE;

THENCE SOUTHEASTERLY ALONG THE ARC OF AN 18.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY, AN ARC DISTANCE OF 28.37 FEET, SAID CURVE HAVING A CENTRAL ANGLE OF 90°18'25" AND A CHORD BEARING SOUTH 44°50'29" EAST, 25.52 FEET;

THENCE SOUTH 89°59'41" EAST, 173.81 FEET TO A POINT OF CURVATURE;

THENCE 123.67 FEET ALONG THE ARC OF A 219.00 FOOT RADIUS CURVE TO THE RIGHT, SAID CURVE HAVING A CENTRAL ANGLE OF 32°21'23" AND A CHORD BEARING SOUTH 73°49'00" EAST, 122.04 FEET TO A POINT ON THE SOUTH LINE OF SAID PARCEL 2;

THENCE NON-TANGENT TO SAID CURVE, NORTH 89°59'42" WEST ALONG THE SOUTH LINE OF SAID PARCEL 2, 13.67 FEET;

THENCE LEAVING THE SOUTH LINE OF SAID PARCEL 2, NORTHWESTERLY ALONG THE ARC OF A NON-TANGENT 212.00 FOOT RADIUS CURVE, CONCAVE SOUTHERLY, AN ARC DISTANCE OF 108.17 FEET, SAID CURVE HAVING A CENTRAL ANGLE OF 29°14'04" AND A CHORD BEARING NORTH 75°22'39" WEST, 107.00 FEET;

THENCE NORTH 89°59'41" WEST, 173.81 FEET TO A POINT OF CURVATURE;

THENCE 39.40 FEET ALONG THE ARC OF A 25.00 FOOT RADIUS CURVE TO THE RIGHT, SAID CURVE HAVING A CENTRAL ANGLE OF 90°18'25" AND A CHORD BEARING NORTH 44°50'29" WEST, 35.45 FEET TO THE POINT OF BEGINNING.

CONTAINING APPROXIMATELY 2,266 SQUARE FEET.

CURRY STREET DEDICATION EXHIBIT

CURRY MEADOWS

ALBANY PARKS PROPERTY

STANDARD 7' PUE

STANDARD 54'
RIGHT-OF-WAY

CURRY STREET
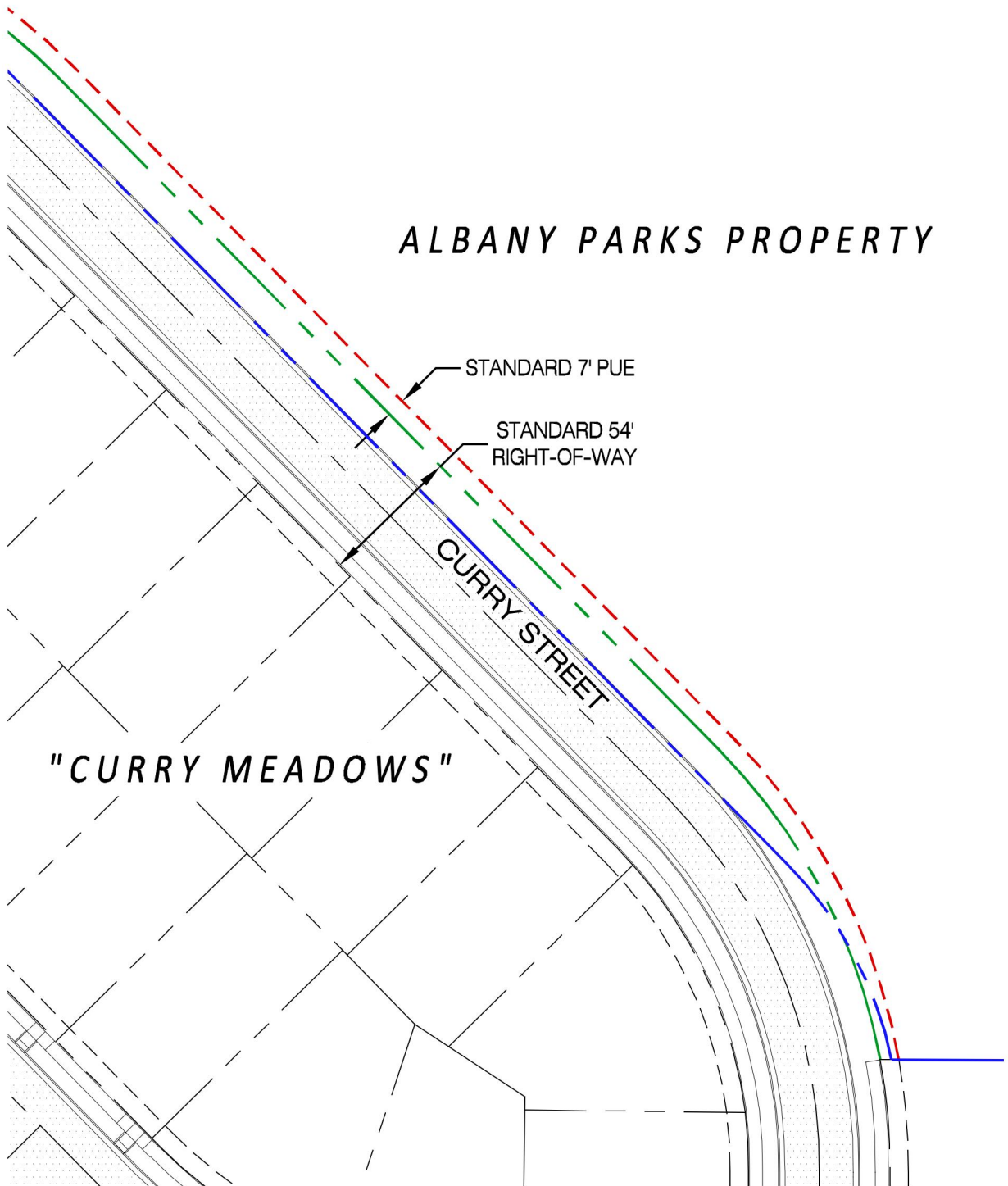
"CURRY MEADOWS"

LEGEND

– – – – – PROPOSED PUE LINE

– – – – – PROPOSED RIGHT-OF-WAY

– – – – – ALBANY PARKS PROPERTY LINE

N

1"=60'

SCALE: 1" = 50'

N

PARTITION PLAT NO. 2008-67

PARCEL 2

N90°00'00"E 5.00'
POINT OF BEGINNING
S89°41'17"E 7.00'

L=28.37' R=18.00' Δ=90°18'25"
C=S44°50'29"E 25.52'

7.00' WIDE PUBLIC UTILITY EASEMENT
2,266 SQUARE FEET

S89°59'41"E 173.81'

L=123.67' R=219.00' Δ=32°21'23"
C=S73°49'00"E 122.04'

N89°59'41"W 173.81'

L=39.40' R=25.00' Δ=90°18'25"
C=N44°50'29"W 35.45'

L=108.17' R=212.00' Δ=29°14'04"
C=N75°22'39"W 107.00'

N89°59'42"W 13.67'

52.14'
N00°18'40"E

LOCHNER ROAD SE
COUNTY ROAD 346
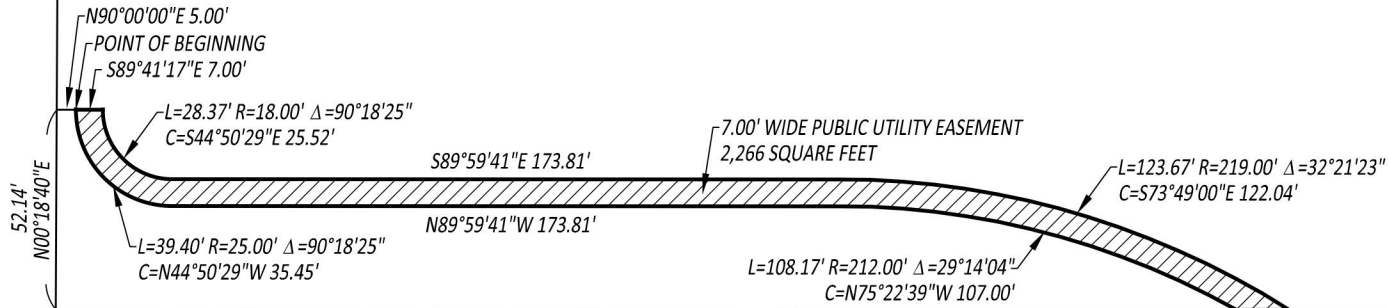
SOUTHWEST CORNER OF PARCEL 2,
PARTITION PLAT NO. 2008-67 (CS 24917)

NOLAN AVENUE

TRACT B

TRACT G

33

EXHIBIT TO ACCOMPANY LEGAL DESCRIPTION

PUBLIC UTILITY EASEMENT

A PORTION OF PARCEL 2 OF PARTITION PLAT NO. 2008-67 (CS 24917),
LOCATED IN THE ROBERT PENTLAND DLC NO. 69 IN THE NORTHEAST ONE-QUARTER
OF SECTION 30, TOWNSHIP 11 SOUTH, RANGE 3 WEST OF THE
WILLAMETTE MERIDIAN, IN THE CITY OF ALBANY, LINN COUNTY, OREGON