



PUBLIC UTILITY EASEMENT

The following Public Utility Easement form has been created by the Beaverton City Attorney's office. Please send all completed forms to the City engineering plans examiner assigned to the project. The plans examiner should verify: the legal description, that the attached sketch matches the legal, and that the form is clear and readable with live ink signatures (no facsimiles or copies of facsimiles as the text becomes unreadable), and that the person signing is shown in the development file and County records as owner of the property. If these entries are accurate the plans examiner will then transmit the document to the City Attorney for approval. The cover letter or transmittal (from the applicant) accompanying the easement should clearly state the project name as it appears in City records and the Development Services file or project numbers. Items submitted without verification or reference numbers will be returned.

The Attorney's office will send approved easements to the City Recorder for recording with Washington County, with photocopy to the plans examiner. **PLEASE CONTACT THE PLANS EXAMINER, NOT THE CITY ATTORNEY OR CITY RECORDER OFFICES, TO VERIFY THAT THE EASEMENT HAS BEEN APPROVED.** Items not approved will be returned with explanation to the plans examiner who then will contact the applicant. Thank you.

ITEMS NEEDED FOR A COMPLETE EASEMENT SUBMITTAL

1. Cover sheet (transmittal) from the applicant/owner indicating the location of the easement and which project (using the project name and number as it appears in City records).
2. A completed City standard Public Utility Easement form with original, live ink signatures (NO COPIES OR FACSIMILES WILL BE ACCEPTED).

MUST INCLUDE:

A metes and bounds legal description from a registered professional Surveyor or Civil Engineer (Exhibit "A"). This description must either be on company letterhead, or stamped and signed by the professional preparing the description. The legal description attachment as noted in the form must be titled **Exhibit "A"**, with a metes and bounds description and a sketch/map of the area being described. If two or more pages are needed, then they should all be titled **Exhibit "A"** and labeled as Page 1 of x, Page 2 of x, etc., with x being the total number of pages in the exhibit.

PUBLIC UTILITY EASEMENT

Reserved for Deed Records Use

By this instrument _____,
(Grantor) in consideration of the sum of \$ _____
received from the City of Beaverton, Oregon, a
municipal corporation (Grantee) does hereby grant,
bargain, sell, and convey to Grantee, its successors
and assigns a perpetual easement and right-of-way
for the purpose of construction, grading,
maintenance, repair, and reconstruction of surface
or subsurface utilities and supporting or ancillary
structures, and planting or removing vegetation,
over, across, in and through the real property
owned by Grantor located in the County of
Washington and the State of Oregon and more
particularly described as follows:

See attached Exhibit "A"

Grantor understands and agrees for itself, its successors and assigns not to cause or allow the construction or maintenance of any building or other structure in or upon the area conveyed without the prior written consent of Grantee, which may be granted or allowed in Grantee's sole discretion. Grantor understands and agrees that Grantee may cause the summary removal of any such building or structure so placed without Grantor's consent and that Grantor shall make no claim for and shall hold Grantee harmless from any claim by a third person for damage to or destruction of the property so removed.

Grantor further agrees for itself, its heirs, successors and assigns that it shall not cause or allow any act or occurrence or condition of land that disturbs the subjacent or lateral support of the area conveyed and that Grantee shall have the right of reasonable access over any property adjacent to the area conveyed, for the purpose of construction, grading, maintenance, repair, and reconstruction of surface or subsurface utilities and supporting or ancillary structures, and planting or removing vegetation, in or on the area conveyed and the right to remove any structure necessary or convenient to accomplish same.

Grantee agrees to stabilize any disturbed soil surface resulting from Grantee's activities. Stabilization to be accomplished by vegetation planting, application of erosion control fabric, or other means considered practical.

After recording return to:
City of Beaverton, City Recorder
P.O. Box 4755, Beaverton, OR 97076

If Grantor is a corporation, by the signature of its authorized agent is signifies that the agent has been authorized by its Board of Directors to make this conveyance on behalf of the corporation.

The parties acknowledge that this instrument will be recorded with deed records of Washington County, Oregon.

Dated this ____ day of _____, 20__.

GRANTOR(S):

Signature

Print name and Title

Signature

Print Name and Title

INDIVIDUAL ACKNOWLEDGEMENT

STATE OF OREGON,
County of _____

This was acknowledged before me on
_____, 20__

by _____
and _____

and each of them acknowledged said instrument to be his/her voluntary act and deed.

Notary Public for Oregon
My commission expires: _____

Approved as to form:

City Attorney, City of Beaverton

ACCEPTED FOR GRANTEE by:

Mayor, City of Beaverton

CORPORATE ACKNOWLEDGEMENT

STATE OF OREGON,
County of _____

This was acknowledged before me on
_____, 20__

by _____ (name & title)
and _____ (name & title)
of a _____ [describe entity],

and the foregoing was signed on behalf of said entity; and each of them acknowledged said instrument to be its voluntary act and deed.

Notary Public for Oregon
My commission expires: _____

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