

RECORD OF SURVEY

LOCATED IN THE NW 1/4 OF SECTION 13, TOWNSHIP 4 NORTH, RANGE 28, EAST OF THE WILLAMETTE MERIDIAN, UMATILLA COUNTY, OREGON.

CLIENT: RICK ROSS
1300 AIRPORT WAY
HERMISTON, OREGON 97838

SURVEYOR'S NARRATIVE

THIS SURVEY WAS UNDERTAKEN IN MAY OF 2018 AT THE REQUEST OF RICK ROSS UNDER THE DIRECTION OF MARK MORGAN CITY OF HERMISTON ASSISTANT CITY MANAGER, TO MONUMENT THE CORNERS OF THE LEASE AGREEMENT, COMPOSE A METES AND BOUNDS LEGAL DESCRIPTION AND FILE A RECORD OF SURVEY FOR SAID LEASE AGREEMENT ON A TRACT OF LAND AT THE HERMISTON MUNICIPAL AIRPORT, LOCATED IN THE NORTHWEST ONE-QUARTER OF SECTION 13, TOWNSHIP 4 NORTH, RANGE 28 EAST OF THE WILLAMETTE MERIDIAN, UMATILLA COUNTY, OREGON.

IN 2018 I PREVIOUSLY PERFORMED A RECORD OF SURVEY FOR A LEASE AGREEMENT ON A TRACT OF LAND LOCATED ON THE HERMISTON MUNICIPAL AIRPORT PROPERTY, IN THAT SURVEY I TIED IN BOTH THE EASTERLY AND WESTERLY CENTERLINE OF RUNWAY MONUMENTS AS WELL AS THE NORTHWEST CORNER OF SECTION 13, TOWNSHIP 4 NORTH, RANGE 28, EAST OF THE WILLAMETTE MERIDIAN.

IN 2013 LS 61420 PERFORMED A RECORD OF SURVEY IN THE GENERAL VICINITY, SEE SURVEY NUMBER 13-566-B, FOR THE HERMISTON MUNICIPAL AIRPORT PERIMETER FENCE IMPROVEMENTS PROJECT.

IN 2008 LS 43406 PERFORMED A RECORD OF SURVEY IN THE GENERAL VICINITY, SEE SURVEY NUMBER 08-75-B, FOR THE HERMISTON MUNICIPAL AIRPORT FOR A LEASE AGREEMENT.

I MAPPED BOTH THE SOUTHERLY AND NORTHERLY EDGE OF THE ROAD THAT SERVICES THE HERMISTON MUNICIPAL AIRPORT AS WELL AS THE CENTERLINE OF THE HERMISTON FEED CANAL. THE SOUTHWEST CORNER OF THE LEASE AGREEMENT WAS COMPUTED AT A 20 FOOT OFFSET TO THE POINT OF CURVATURE OF THE NORTHERLY EDGE OF THE ASPHALT SERVICE ROAD. THE NORTHWEST CORNER WAS COMPUTED AT THE SOUTHEASTERLY RIGHT OF WAY LINE OF THE HERMISTON FEED CANAL AND NORMAL TO THE SOUTHWEST CORNER AS PREVIOUSLY MENTIONED. THE NORTHEAST CORNER WAS COMPUTED AT THE SOUTHEASTERLY RIGHT OF WAY LINE OF THE HERMISTON FEED CANAL AT A LONG CHORD BEARING AND DISTANCE OF N 43°01'59" E, 35.24 FEET. THE SOUTHEAST CORNER WAS COMPUTED AT A 20 FOOT OFFSET TO THE NORTHERLY EDGE OF THE GRAVEL SERVICE ROAD AND AT 200.00 FEET FROM THE SOUTHWEST CORNER PREVIOUSLY MENTIONED. THE AREA OF THE LEASE AGREEMENT IS 46,167.86 SQUARE FEET.

THE BASIS OF BEARING OF THIS SURVEY ARE THE 2 FOUND 3 INCH BRASS DISKS MARKING THE SOUTHWEST AND THE NORTHEAST CENTERLINE LOCATIONS OF THE HERMISTON MUNICIPAL AIRPORT RUNWAY, AND IS BASED UPON OREGON NORTH ZONE STATE PLANE COORDINATES (3601) INTERNATIONAL FEET.

THIS SURVEY WAS ACCOMPLISHED UTILIZING 2 TRIMBLE R-10 GNSS RECEIVERS. AN AUTONOMOUS POSITION WAS GENERATED ON THE BASE UNIT AND THE TWO PREVIOUSLY MENTIONED 3 INCH BRASS DISK MONUMENTS IDENTIFYING THE CENTERLINE OF THE RUNWAY WERE SUBSEQUENTLY USED FOR LOCALIZING THE SYSTEM, ALL FEATURES HAVE BEEN LOCATED OR SET ON A 15 SECOND EPOCH WITH A FIXED SOLUTION.

SURVEYS

- LS 48509 FOR HYATT
SURVEY NO. 18-010-B
- LS 61420 FOR HERMISTON MUNICIPAL AIRPORT
SURVEY NO. 13-566-B
- LS 43406 FOR HERMISTON MUNICIPAL AIRPORT
SURVEY NO. 08-75-B
- LS 951 FOR ABLE
SURVEY NO. 95-72-B

STA. & OFF-SET TO RUNWAY

PT.	STATION	OFF-SET
①	14+49.52	LT. 1034.47'
②	15+05.41	LT. 788.73'
③	13+05.78	LT. 776.48'
④	12+86.70	LT. 773.74'
⑤	12+49.45	LT. 937.52'
⑥	14+07.58	LT. 1022.02'
⑦	14+41.02	LT. 1033.16'

NOTES

- 1) THE STATIONS AND OFFSETS TO THE CORNERS OF THE PROPOSED LEASE AGREEMENT AS SHOWN ARE FROM THE FOUND SOUTHWESTERLY CENTERLINE RUNWAY MONUMENT TO THE FOUND NORTHEASTERLY RUNWAY MONUMENT.
- 2) POINTS 2, 3 & 4 HAVE BEEN COMPUTED AT 20' NORTHERLY FROM THE EDGE OF THE EXISTING ROAD.

LEGEND

- SET 5/8"x30" IRON REBAR WITH A YELLOW PLASTIC CAP STAMPED "PLS LS 48509"
- × COMPUTED (NOT SET)
- FOUND MONUMENT AS NOTED
- LEASE BOUNDARY

RECEIVED BY

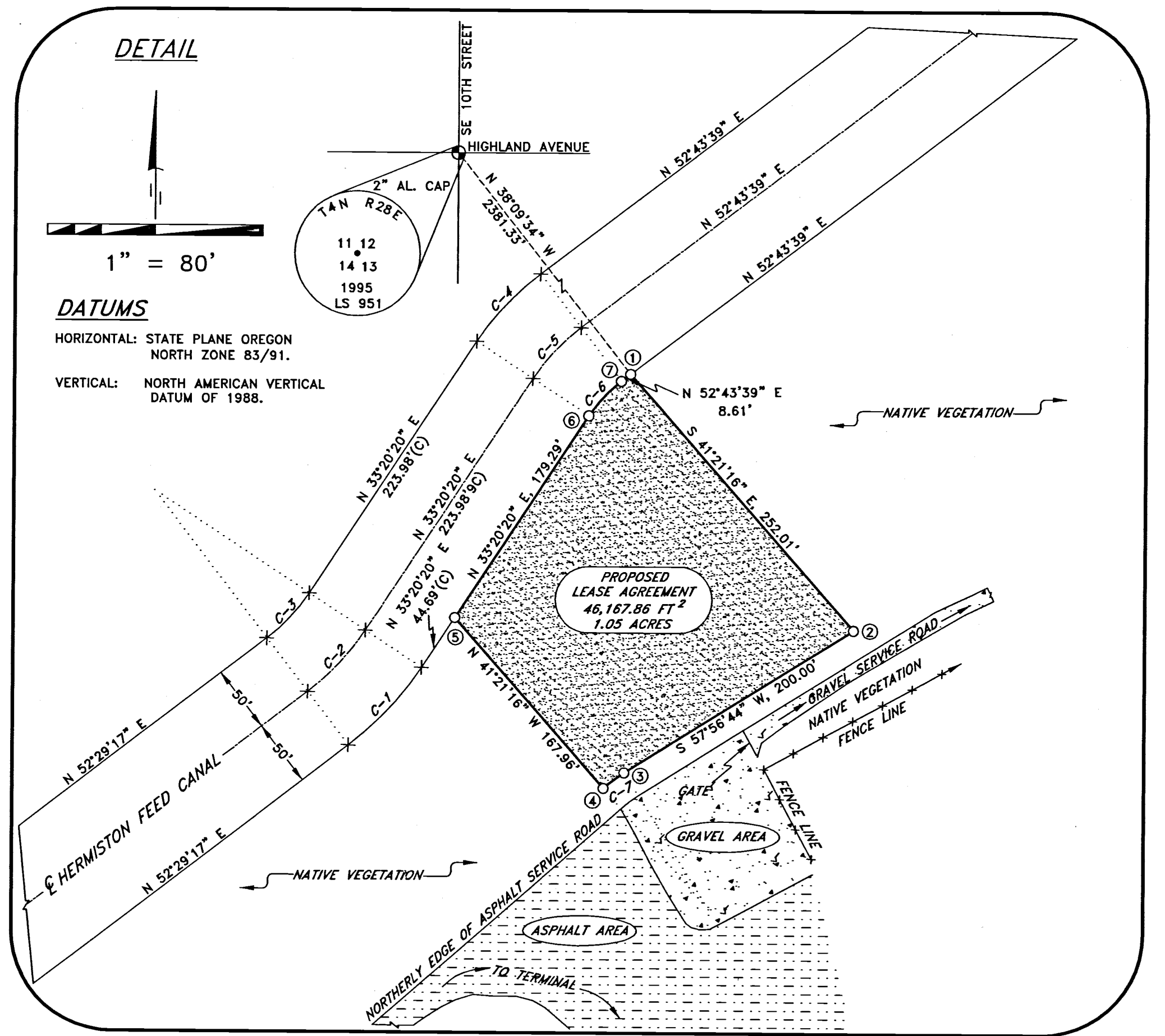
Umatilla County Surveyor
Date: 6/20/18
Rec'd By: MK
No.: 18-050-B

3" BRASS DISK

RUNWAY 4-22
STA 55+00.11' E
N 791566.52
E 8520378.05
637.80
HERMISTON

CURVE TABLE

NO.	RADIUS	LENGTH	DELTA	TANGENT	CHORD BEARING	CHORD
C-1	237.98'(C)	79.54'(C)	19°08'57"(C)	40.14'(C)	N 42°54'49" E(C)	79.17'(C)
C-2	187.98'(C)	62.82'(C)	19°08'57"(C)	31.71'(C)	N 42°54'49" E(C)	62.53'(C)
C-3	137.98'(C)	46.12'(C)	19°08'57"(C)	23.27'(C)	N 42°54'49" E(C)	45.90'(C)
C-4	204.64'(C)	69.25'(C)	19°23'19"(C)	34.96'(C)	N 43°01'59" E(C)	68.92'(C)
C-5	154.64'(C)	52.33'(C)	19°23'19"(C)	26.42'(C)	N 43°01'59" E(C)	52.08'(C)
C-6	104.64'(C)	35.41'(C)	19°23'19"(C)	17.88'(C)	N 43°01'59" E(C)	35.24'(C)
C-7	118.92'(C)	19.30'(C)	9°18'00"(C)	9.67'(C)	S 53°17'44" W(C)	19.28'(C)



DATUMS

HORIZONTAL: STATE PLANE OREGON
NORTH ZONE 83/91.
VERTICAL: NORTH AMERICAN VERTICAL
DATUM OF 1988.

LEGAL DESCRIPTION OF LEASE AGREEMENT

A TRACT OF LAND FOR A LEASE AGREEMENT LOCATED ON THE CITY OF HERMISTON, OREGON AIRPORT FACILITY. SAID TRACT OF LAND IS LOCATED IN THE NORTHWEST ONE-QUARTER OF SECTION 13, TOWNSHIP 4 NORTH, RANGE 28, EAST OF THE WILLAMETTE MERIDIAN, UMATILLA COUNTY, OREGON. MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8 INCH BY 30 INCH IRON ROD WITH A YELLOW PLASTIC CAP STAMPED "PLS LS 48509" ON THE SOUTHEASTERLY RIGHT OF WAY LINE OF THE HERMISTON FEED CANAL, FROM WHICH A 2 INCH ALUMINUM CAP MARKING THE NORTHWEST CORNER OF SECTION 13, TOWNSHIP 4 NORTH, RANGE 28, EAST OF THE WILLAMETTE MERIDIAN BEARS N 38°09'34" W, 2381.33 FEET; THENCE LEAVING SAID SOUTHEASTERLY RIGHT OF WAY LINE S 41°21'16" E, 252.01 FEET TO A 5/8 INCH BY 30 INCH IRON ROD WITH A YELLOW PLASTIC CAP STAMPED "PLS LS 48509"; THENCE S 57°56'44" W, 200.00 FEET TO A 5/8 INCH BY 30 INCH IRON ROD WITH A YELLOW PLASTIC CAP STAMPED "PLS LS 48509"; THENCE 19.30 FEET ALONG A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 118.92 FEET, THE LONG CHORD OF WHICH BEARS S 53°17'44" E, 19.28 FEET TO A 5/8 INCH BY 30 INCH IRON ROD WITH A YELLOW PLASTIC CAP STAMPED "PLS LS 48509"; THENCE N 41°21'16" W, 167.96 FEET TO A 5/8 INCH BY 30 INCH IRON ROD WITH A YELLOW PLASTIC CAP STAMPED "PLS LS 48509", ON THE SOUTHEASTERLY RIGHT OF WAY LINE OF THE HERMISTON FEED CANAL; THENCE ALONG SAID SOUTHEASTERLY RIGHT OF WAY LINE N 33°20'20" E, 179.29 FEET TO A 5/8 INCH BY 30 INCH IRON ROD WITH A YELLOW PLASTIC CAP STAMPED "PLS LS 48509"; THENCE CONTINUING ALONG SAID SOUTHEASTERLY RIGHT OF WAY LINE 35.41 FEET ALONG A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 104.64 FEET, THE LONG CHORD OF WHICH BEARS N 43°01'59" E, 35.24 FEET THE SAID POINT OF BEGINNING, CONTAINING 1.06 ACRES.

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON
JULY 13, 1999
BRIT L. PRIMM
48509

EXPIRATION DATE: 12/31/18

DATE: 19 Jun 18

SURVEYOR'S CERTIFICATION

I, BRIT L. PRIMM, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION IN MAY 2018, IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING LAW, AS ESTABLISHED BY ORS CHAPTER 92, AND HAVE SET THE PROPER MONUMENTS.

PRIMM LAND SURVEYING, INC.

P.O. BOX 1322, 1340 N.E. 4TH
HERMISTON, OR 97838
BU (541) 564-7887
FAX (541) 567-8020
brit@primmlandsurveying.com
keith@primmlandsurveying.com

CLIENT: RICK ROSS

NW 1/4 OF SEC. 13 TWP. 4 N., RNG. 28 E.W.M

PROJECT: RECORD OF SURVEY FOR A LEASE AGREEMENT ON A TRACT OF LAND AT THE HERMISTON MUNICIPAL AIRPORT, LOCATED IN THE NORTHWEST ONE-QUARTER OF SECTION 13, TOWNSHIP 4 NORTH, RANGE 28 EAST OF THE WILLAMETTE MERIDIAN, UMATILLA COUNTY, OREGON.

JOB #: 1805007
DATE: 24 MAY 18
FB/PG: 040/13
SHEET: 1 OF 1
DRAWN: BLP
APPROVED: BLP

2" AL CAP
TAN R28E
11 12
14 13
1995
LS 951

SE 10TH STREET
HIGHLAND AVENUE

3" BRASS DISK
RUNWAY 4-22
STA 10+00' E
N 789416.19
E 851642.84
641.45
HERMISTON

1" = 500'

HERMISTON FEED CANAL
PROPOSED LEASE AGREEMENT AREA
SEE DETAIL AT UPPER RIGHT

3" BRASS DISK

RUNWAY 4-22
STA 10+00' E
N 789416.19
E 851642.84
641.45
HERMISTON