

**Carson City Board of Supervisors  
Agenda Report**

**Date Submitted:** August 1, 2013

**Agenda Date Requested:** August 15, 2013

**Time Requested:** Consent

**To:** Mayor and Supervisors

**From:** Public Works

**Subject Title:** For Possible Action: To approve and authorize the Mayor to sign a Grant of Easement by the City (grantor) to Southwest Gas Corporation (grantee) for an existing underground gas pipeline east of and adjacent to Goni Road on property owned by the City, APN 005-011-01. (Jeff Sharp)

**Staff Summary:** Back in the early 2000's Goni Road was realigned between Hot Springs Road and Arrowhead Drive adjacent to the Carson City Airport. There was an existing gas main within the previous Goni Road alignment that is still there today. Inadvertently there was no easement retained for the existing gas main when the right of way was abandoned along the old Goni Road alignment. This Grant of Easement cures that discrepancy.

**Type of Action Requested:** (check one)

Resolution

Ordinance

Formal Action/Motion

Other (Specify)

**Does This Action Require A Business Impact Statement:**  Yes  No

**Recommended Board Action:** I move to approve and authorize the Mayor to sign a Grant of Easement by the City (grantor) to Southwest Gas Corporation (grantee) for an existing underground gas pipeline east of and adjacent to Goni Road on property owned by the City, APN 005-011-01.

**Explanation for Recommended Board Action:** The City hired a surveyor to field locate the existing gas pipeline and to prepare the legal description and exhibit map referenced in the Grant of Easement.

**Applicable Statute, Code, Policy, Rule or Regulation:** N/A

**Fiscal Impact:** None

**Explanation of Impact:** N/A

**Funding Source:** N/A

**Alternatives:** Do not approve the Grant of Easement.

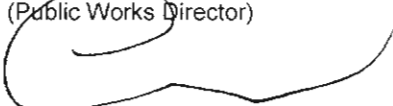
**Supporting Material:** Grant of Easement document including Exhibits "A" and "B" showing legal description and exhibit map for the proposed easement.

**Prepared By:** Jeff Sharp, City Engineer

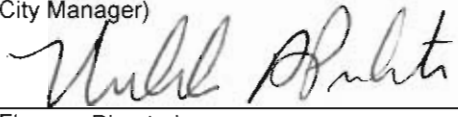


Reviewed By:   
(Public Works Director)

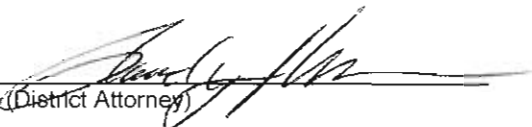
Date: 8-6-13

  
(City Manager)

Date: 8/6/13

  
(Finance Director)

Date: 8/6/13

  
(District Attorney)

Date: 8/6/13

Board Action Taken:


Motion: _____		Aye/Nay
	1) _____	_____
	2) _____	_____
	3) _____	_____
	4) _____	_____
	5) _____	_____

\_\_\_\_\_  
(Vote Recorded By)

APN # 005-011-01

Recording Requested By/Return To:  
Southwest Gas Corporation  
P.O. Box 1190  
Carson City, Nevada 89702-1190  
Att: Theresa Economy 24A-580

The party executing this document hereby affirms that this document submitted for recording does not contain the social security number of any person or persons pursuant to NRS 239.230.

		<b>SOUTHWEST GAS CORPORATION</b>	
		<b>GRANT OF EASEMENT</b>	
<i>This form is used to acquire land rights for installation of pipeline(s) and appurtenances.</i>			
Prepared By	<u>Theresa Economy</u>	Approved By	<u>Diane Fitch</u>
Sec. <u>4</u>	<u>T 15 N R 20 E</u>	Meridian	<u>Mount Diablo</u>
County	<u>Carson City</u>	State	<u>Nevada</u>
W.R. No.	<u>N/A</u>	W.O. No.	<u>N/A</u>
I (We) <u>Carson City, a consolidated municipality of the State of Nevada</u>			
<p>For and in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, the undersigned, hereinafter referred to as Grantor(s), does hereby grant, convey, quitclaim and release unto <b>SOUTHWEST GAS CORPORATION</b>, a California Corporation, its successors and assigns hereinafter referred to as Grantee, a perpetual easement for the installation and maintenance of a natural gas pipeline or pipelines and appurtenances, across, over, under and through the following described property, to wit:</p> <p>SEE ATTACHED EXHIBIT(s) "A" and "B"</p> <p>together with the right of ingress and egress to and from the said easement and the right to use existing roads for the purpose of constructing, inspecting, repairing, and maintaining said pipeline or pipelines and appurtenances and the removal or replacement of same, in whole or in part, at will.</p> <p>Grantor agrees that no buildings, structures, fences or trees shall be placed upon, over or under said parcel of land, except for street, road or driveway purposes, which Grantor agrees shall not interfere with Grantee's exercise of the rights herein granted. Grantee agrees to work with due care in the exercise of its rights on the property and to restore it to reasonably the same condition which existed before the work was performed.</p> <p>Except as provided above, Grantee agrees to pay all direct damages which are caused by the Grantee's exercise of the rights herein granted.</p>			
<i>Form 335.0 (02/2011) 581 - Microsoft Word</i>			

W.R. No.   N/A  

W.O. No.   N/A  

**The undersigned hereby affirms that there is no Social Security Number contained in this document submitted for recording.**

**TO HAVE AND TO HOLD** said easement unto Grantee, its successors and assigns, together with all rights granted hereby.

**IN WITNESS WHEREOF**, the duly authorized representative of the undersigned has executed this Grant of Easement this

\_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_

Carson City

*Grantor* \_\_\_\_\_

Signature and Title

*Grantor* \_\_\_\_\_

Print Name and Title

**ACKNOWLEDGMENT**

STATE OF \_\_\_\_\_ )

)

COUNTY OF \_\_\_\_\_ )

On \_\_\_\_\_, before me, \_\_\_\_\_,  
(here insert name of the officer)

a notary public, personally appeared \_\_\_\_\_

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of \_\_\_\_\_ that the foregoing paragraph is true and correct.

**WITNESS** my hand and official seal.

*Signature* \_\_\_\_\_ (Seal)

A.P.N. 005-011-01

**EXHIBIT "A"**  
**SOUTHWEST GAS CORPORATION**  
**GRANT OF EASEMENT**

Job No. 8181.003

That portion of the Northwest Quarter (NW 1/4) of Section Four (4), Township Fifteen (15) North, Range Twenty (20) East, M.D.M., Carson City, State of Nevada, described as follows:

A strip of land, 10.00 feet in width, laying 5.00 feet on both sides of the following described centerline;

**BEGINNING** at a point lying on the easterly Right-of-Way line of Goni Road as shown on Record of Survey for Carson City Public Works, Map No. 2455, recorded as Document Number 279045, on June 4, 2002 in the Official Records of Carson City, State of Nevada, from which the centerline intersection of said Goni Road and Old Hot Springs Road as shown on said Record of Survey, being a found, non-stamped, 2 1/2" brass cap, bears South 02°10'46" West, 1324.03 feet;

**THENCE** leaving said easterly Right-of-Way line, North 27°35'38" East, 79.41 feet to the beginning of a curve to the left, having a radius of 488.00 feet;

**THENCE** along said curve 259.65 feet through a central angle of 30°29'09";

**THENCE** North 11°52'13" West, 125.35 feet;

**THENCE** North 16°15'40" West, 59.38 feet;

**THENCE** North 27°48'56" West, 39.34 feet;

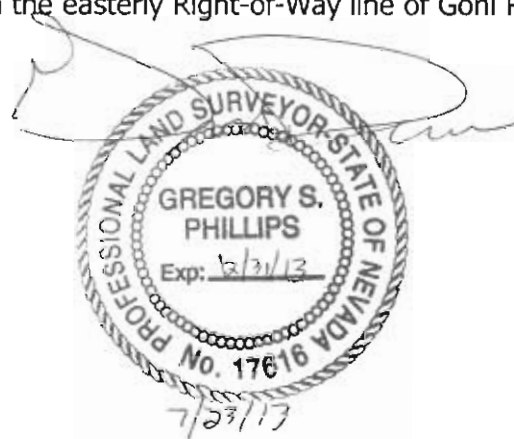
**THENCE** North 30°20'55" West, 42.80 feet to a point on the said easterly Right-of-Way line of Goni Road, said point also being the **POINT OF TERMINUS** and the end of this description.

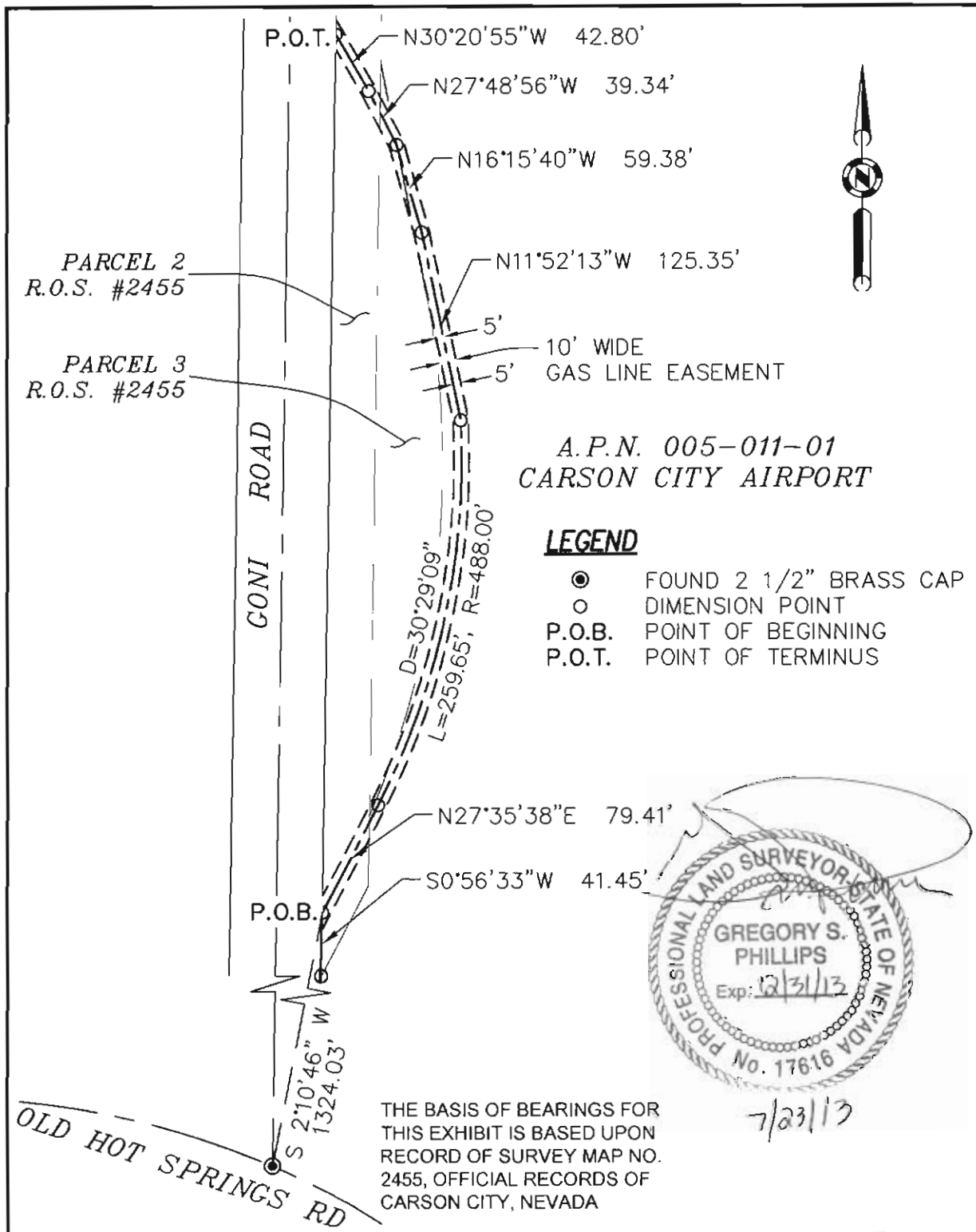
The sidelines of the above described strip of land shall be extended or shortened to intersect at all angle points and to begin and terminate on the easterly Right-of-Way line of Goni Road.


Containing 6,059 square feet, more or less.

The **Basis of Bearings** for this description is identical to that of the said Record of Survey for Carson City Public Works, Map No. 2455.

Prepared by **Lumos & Associates**  
800 East College Parkway  
Carson City, NV 89706





 <p><b>LUMOS</b> &amp; ASSOCIATES 800 E. COLLEGE PARKWAY CARSON CITY, NEVADA 89706 PH. (775) 883-7077</p>	<p><b>EXHIBIT "B"</b></p> <p><b>SOUTHWEST GAS CORPORATION</b></p> <p>A PORTION OF A.P.N. 005-011-01</p> <p>LYING IN THE NW 1/4 OF SECTION 4, T15N., R20E., M.D.M.</p> <p>CARSON CITY STATE OF NEVADA</p>	<p>Date: MARCH 2013</p> <p>Scale: 1" = 100'</p> <p>Job No: 8181.003</p>
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