

ATTACHMENT E

RAMP

REAL ESTATE ACQUISITION MANAGEMENT PLAN (RAMP)

Revision 6: *external discussion draft*

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Title VI

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ACRONYMS

ADR	Alternative Dispute Resolution
AGO	Attorney General Office
CFR	Code of Federal Regulations
CMAQ	Congestion Mitigation-Air Quality
COV	City of Vancouver
CRC	Columbia River Crossing Project
C-TRAN	Clark County Public Transit Benefit Area Authority
DEIS	Draft Environmental Impact Statement
DOT	Department of Transportation
FEIS	Final Environmental Impact Statement
FHWA	Federal Highway Administration
FTA	Federal Transit Administration
LPA	Locally Preferred Alternative
ICP	Initial Construction Program
LRT	Light Rail Transit
LRV	Light Rail Vehicle
MAX	Metropolitan Area Express
MPO	Metropolitan Planning Organization
MTIP	Metropolitan Transportation Improvement Program
NEPA	National Environmental Policy Act
NTP	Notice to Proceed
ODOT	Oregon Department of Transportation
OMB	Office of Management and Budget
ORS	Oregon Revised Statutes
OTC	Oregon Transportation Commission
PFE	Project Funding Estimate
RAMP	Real Estate Acquisition Management Plan
RCW	Revised Code of Washington
RES	Real Estate Services
ROW	Right of Way
SDEIS	Supplemental Draft Environmental Impact Statement
SFR	Single Family Residence
STP	Surface Transportation Program
STIP	Statewide Transportation Improvement Program
TIP	Transportation Improvement Program

TriMet	Tri-County Metropolitan Transportation District
URA	Uniform Relocation Assistance & Real Property Acquisition Policies Act of 1970, as amended
USC	United States Code
UZA	Urbanized Area
WAC	Washington Administrative Code
WBS	Work Breakdown Structure
WSDOT	Washington State Department of Transportation

1 Introduction

1.1 RAMP Purpose

The Federal Transit Administration requires New Starts funding applicants to complete a Real Estate Acquisition and Management Plan (RAMP) before entering final design. FTA envisions the RAMP as a planning tool to help proposed grantees:

- Identify and minimize the substantial schedule and budget risks inherent to real property activities required by major capital projects using Federal Assistance.
- Formulate a real estate schedule commensurate in detail with specific project phases.
- Comply with all Federal laws, regulations and guidance during implementation of a real property acquisition program; these include the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended; 49CFR Part 24, and FTA Circular 5010.1D.
- Facilitate reviews by a project management oversight consultant (PMOC).

1.2 Project Overview

1.2.1 Project Status & Planning History With Respect to Transit

The CRC Project formally entered the decision-making process required by the National Environmental Policy Act (NEPA) in 2005, selected a Locally Preferred Alternative (LPA) in 2008, and released a Final Environmental Impact Statement (FEIS) in September 2011. On December 7, 2011, authorized representatives of the Federal Transit Administration (FTA) and the Federal Highway Administration (FHWA) signed a Record of Decision, formally validating the technical and public decision-making process, and authorizing the project to move into preconstruction activities including final design, ROW acquisition, securing construction financing, etc.

Figure 1.1 shows the location of the main project corridor as well as the location of the Steel Bridge improvements and Ruby Junction LRT maintenance facility.

The CRC Project will construct the final high capacity transit link of the South/North Corridor. This transportation corridor, formally studied in *The South/North Corridor Draft Environmental Impact Statement* (DEIS) published in February 1998, envisioned high capacity transit linking Vancouver, Washington, downtown Portland, and Clackamas County. Other links in the corridor include the Interstate LRT Extension (revenue service 2004), the MAX Green Line (revenue service 2009) and the Portland Milwaukie LRT Project (currently under construction with revenue service projected for 2015).

1.2.2 Project Objectives

The Columbia River Crossing (CRC) Project is more than a mass transit project; it is a multi-modal transportation project intended to improve regional mobility in the Portland-Vancouver metropolitan area and local mobility north and south of the Columbia River.

In addition to the transit extension and the replacement of the I-5 bridge over the Columbia River, the project includes significant interchange, pedestrian, bicycle, and Transportation Demand Management elements that together, pursue the following objectives.

- Improve travel safety and traffic operations along a five mile section of I-5;

- Improve connectivity, reliability, travel times, and operations of public transportation between Vancouver and Portland;
- Enhance pedestrian and bicycle networks throughout the project corridor
- Improve highway freight mobility; and,
- Reduce the seismic vulnerability of the bridge crossing the Columbia River.

Figure 1-1: Location of CRC Improvements



1.2.3 Project Sponsors

The CRC is a complex project requiring coordinated actions of multiple sponsors including: two Federal transportation agencies, two states, two Metropolitan Planning Organizations (MPOs), two cities, and two transit authorities. With respect to real property activities, Table 1-1 lists the name, jurisdiction and role of the Project's primary sponsors.

Table 1-1 Primary Sponsors of the Columbia River Crossing Project Real Estate Roles

Entity	Jurisdiction	Role with respect to CRC real property activities
Federal Transit Administration (FTA)	Co-lead NEPA compliance	Provide Federal Assistance administered by the FTA.
Federal Highway Administration (FHWA)	Co-lead NEPA compliance, Uniform Act lead agency	Provide federal discretionary and/or formula highway funds
Washington State Department of Transportation (WSDOT)	Washington state highways and other duties designated by state legislature	Co-lead for CRC management; FTA grantee, acquisition of property required for highway purposes in Washington, acquisition of property required for transit purposes in Washington under a Local Agency Agreement with C-Tran.
Oregon Department of Transportation (ODOT)	Oregon state highways and other duties designated by state legislature	Co-lead for CRC management; acquisition of property required for highway purposes in Oregon.
Southwest Washington Regional Transportation Council (RTC)	State mandated regional planning, and designated federal metropolitan planning organization in Washington for Portland Vancouver-Hillsboro Metropolitan Statistical area	ROW phase programming in SW Washington Transportation Improvement Program (TIP) and Statewide Transportation Improvement Program (STIP).
Metro	Elected regional planning and designated federal metropolitan planning organization in Oregon for the Portland Vancouver-Hillsboro Metropolitan Statistical area	ROW phase programming in the Metropolitan Transportation Improvement Program (MTIP), and Statewide Transportation Improvement Program (STIP).
Tri-County Metropolitan Transportation District (TriMet),	Public transit provider in Oregon within the Portland Vancouver-Hillsboro Metropolitan Statistical area	Acquisition of property required for LRT maintenance facility at Ruby Junction, title holder of property with FTA interest in Oregon.
Clark County Public Transit Benefit Area Authority (C-TRAN)	Public transit provider in Washington within the Portland Vancouver-Hillsboro Metropolitan Statistical area	Title holder of property with FTA interest in Washington.
The City of Vancouver	Land use and development permitting in Washington within the city limits	Title holder of project related real property.
The City of Portland	Land use and development permitting in Oregon within the city limits	Title holder of project related real property.

1.2.4 The CRC Locally Preferred Alternative (LPA)

1.2.4.1 BRIEF DESCRIPTION OF LPA IMPROVEMENTS

Replacement I-5 Bridge: A new river crossing will carry I-5 traffic, light rail, pedestrians and bicyclists. The design currently calls for two structures with a total of 10 lanes (three through lanes plus two lanes to connect interchanges in each travel direction) and full safety shoulders. The new crossing will eliminate bridge lifts and will meet current earthquake standards.

Light Rail Extension: Light rail will be extended from Portland's Expo Center MAX station to Clark College in Vancouver. The 2.9-mile extension will include one station on Hayden Island, four transit stations in Vancouver and three park and ride facilities in Vancouver. This new extension will provide easier connections to the region's light rail and streetcar lines, Amtrak passenger rail and C-TRAN and TriMet bus routes. The route runs adjacent to I-5 from the Expo Center to the Columbia River. In

downtown Vancouver, trains will travel north on Broadway Street and south on Washington Street in a dedicated lane. Trains will travel east and west on 17th Street. The terminus station will be located at a 1900 parking space park and ride facility near Clark College and the Marshall/Luepke Center.

Enhanced Pedestrian & Bicycle Routes: New and improved facilities will meet disability standards and provide a safer trip across the bridge and in the project area. The multiuse path on the I-5 bridge will be widened from its current four feet and be located on the lower level the bridge separated from both road and rail traffic. The bridge path will have views looking east to Mt. Hood. The pathways, lanes and sidewalks on land in north Portland and in Vancouver will connect to regional trails and facilities.

Interchange Improvements: I-5 will be improved for safety and freight mobility within the five-mile project area. Plans call for improving links to and from arterials and state highways, connecting interchanges via merge lanes and lengthening on/off ramps. The following interchanges will be improved: Marine Drive, Hayden Island/Jantzen Beach, SR 14/City Center, Mill Plain and Fourth Plain. The Hayden Island interchange has undergone recent design refinements developed in conjunction with island residents and businesses that minimize impacts. The design provides I-5 access, as well as local access via an arterial bridge over North Portland Harbor.

Traffic Demand Management: Traffic demand management (TDM) strategies will be implemented to maximize the capacity and efficiency of the physical system. While specific strategies have yet to be determined, options include:

- Replacement or expanded variable message signs or other traveler information systems in the CRC project area.
- Continued incident response capabilities.
- Queue jumps or bypass lanes for transit vehicles where multi-lane approaches are provided at ramp signals for entrance ramps and where they would fit within the existing right-of-way.
- Expanded traveler information systems with additional traffic monitoring equipment and cameras.
- Active traffic management.
- Congestion pricing of tolls, transit fares, and parking rates in the project area.

1.2.4.2 REQUIRED SCOPE OF REAL ESTATE SERVICES DOCUMENTED DURING THE NEPA PROCESS

Environmental impact analysis conducted during the NEPA process determined the LPA would require the following acquisitions and displacements:

- 74 full parcel acquisitions.
- 143 partial acquisitions.
- 128 residential and commercial displacements.
- 6 acres of permanent airspace, subsurface or property easements.
- Approximately 20 acres of temporary construction easements distributed over 200 distinct parcels.

Appendix A shows the geographic location of these impacts as they were documented in the November 2011 CRC Final Environmental Impact Statement.

1.2.5 The CRC Initial Construction Program

In response to state fiscal constraints, the LPA will be constructed incrementally. The first construction phase is referred to as the Initial Construction Program (ICP).

1.2.5.1 IMPROVEMENTS INCLUDED IN THE INITIAL CONSTRUCTION PROGRAM

The ICP includes the following multi-modal elements:

- The new river crossing over the Columbia River and the I-5 highway improvements, including improvements to three interchanges, as well as associated enhancements to the local street network.
- Extension of light rail from the Expo Center in Portland to Clark College in Vancouver, and associated transit improvements, including transit stations, park and rides, bus route and station changes, and expansion of a light rail transit (LRT) maintenance facility.
- Upgrades and modifications to the Steel Bridge and transit command center.
- Purchase of 19 light rail vehicles (LRV), public art and other transit-related procurements.
- Bicycle and pedestrian improvements throughout the project corridor that connect to the transit system.
- Toll system for the river crossing.
- Transportation demand and system management measures to be implemented with the project.

Appendix B is an illustrative map showing the geographic footprint of the ICP

1.3 Scope of the CRC RAMP

The CRC RAMP covers four distinct phases of acquisition and management of real property:

Corridor Planning and Project Development: The phase in which the real property impacts of all project alternatives are documented and compared to a no-build alternative. Potential acquisitions and displacements are quantified, initial property descriptions (including easily accessible ownership and title information) are compiled and environmental contamination surveys are completed that do not require a Permit of Entry.

Baseline Engineering and Design: During the baseline formulation phase, NEPA data pertaining to the LPA is refined and verified, proposed acquisitions for the entire LPA are more precisely classified. A baseline cost estimate is completed, a preliminary acquisition schedule is developed, staffing and administration needs are determined, and a property need certification process is completed. During this phase, the project works with the PMOC to ensure all requirements requisite for RAMP approval by the FTA are met.

RAMP Implementation: During this phase, all real property activities required for funded construction packages are completed including acquisition, relocation, demolition and environmental remediation. The actual commencement of acquisition activities may start after execution of a ROD under pre-award authority, may start concurrent with entrance to Final Design, or may start subsequent to both of these milestones. By the time construction is substantially complete, all property interests are vested to long-term owners.

Post Construction Property Management: In addition to maintenance and security activities, this final phase includes the formation of excess property utilization plans, updating triennial review and audit files, and the pursuit of excess property disposal and/or joint development.

1.4 Implementation Framework

1.4.1 Legal Requirements Influenced by Federal funding sources - “Color of Money”

Anticipated capital funding sources for the CRC are documented in Chapter Four of the Final Environmental Impact Statement as follows: “The Federal Transit Administration (FTA) and the Federal Highway Administration (FHWA) are anticipated to provide discretionary funds constituting approximately 40% of the capital funds.”

While non-discretionary funds, such as Surface Transportation Program (STP), Congestion Mitigation-Air Quality (CMAQ), and FTA Section 5307 Urbanized Area(UZA) formula funds may also be used for capital purposes, the first objective of this section is acknowledge that real property activities funded in whole or in part by capital grants funds administered by the FTA, are subject to legal requirements of Title 49 United States Code Chapter 53, as amended by MAP-21, which include, but are not limited to the following:

- compliance with the Uniform Act as implemented by 49 CFR part 24;
- project inclusion in the Oregon and Washington State Transportation Improvement Programs (STIP);
- satisfactory continuing control for transit purposes; and,
- compliance with FTA guidance on the management, use, and disposition of Federal Transit Administration (FTA) funded real property, equipment, supplies, rolling stock, and facilities as published in Chapter IV of Circular 5010.1D, including the appraisal review threshold.

The second objective is to acknowledge that real property activities utilizing FHWA discretionary and/or formula highway funds must be conducted in compliance with 23 CFR Part 710 and 23 CFR 635.309. The authority for these FHWA regulations are 23 U.S.C. 101(a), 107, 108, 111, 114, 133, 142(f), 145, 156, 204, 210, 308, 315, 317, and 323; 42 U.S.C. 2000d et seq., 4633, 4651–4655.

Specific requirements of 23 CFR Part 710 and 23 CFR 635.309 include, but are not limited to:

- compliance with the Uniform Act as codified in 49 CFR part 24;
- project inclusion in the Oregon and Washington state transportation programs (STIP);
- project completion of NEPA process as evidenced by execution of a Record of Decision; and
- development and certification that each state’s Right of Way Operations manual complies with FHWA requirements and applicable state laws. These manuals must describe the right-of-way organization, policies, functions and procedures for all phases of the each state’s DOT real estate program including appraisal, appraisal review, negotiation, use of eminent domain, property management and relocation assistance.

While there are many commonalities between these two sets of requirements, there are also differences. Section 2.2 of this RAMP describes a framework for how the CRC intends to address these differences in a manner pursuant to FTA and FHWA policy and procedures.

1.4.2 Authority to Acquire & Dispose of Real Property

The CRC operates as a partnership between project sponsors. While no enabling legislation is necessary to pursue project related real property activities, the legal basis for real property activities stems from the statutory authority of the individual sponsors to acquire property for certain transportation uses, to invoke eminent domain, to share powers, and to act cooperatively. Table 1-2 documents the statutory authority available to CRC Real Estate Services.

Table 1-2 Statutory Authority of CRC Sponsors with Respect to Real Property Powers

CRC Sponsor	Eminent Domain Authority	Other Powers
WSDOT	RCW 47.12.010, RCW 47.12.270	RCW 47.52.210 (relinquishment)
ODOT	ORS 366.320; 366.340	ORS 190.110; ORS 366.576 (intergovernmental agreements)
TriMet	ORS 267.200	ORS 267.200, 267.255(intergovernmental agreements)
C-TRAN	RCW 36.57A.090	RCW 36.57A.080 (intergovernmental agreements)
City of Portland	ORS 223.005	TBD

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2 RAMP Implementation Strategies

Given the complex scope and structure of the Columbia River Crossing Project, Real Estate Services (RES) management and staff developed a number of implementation strategies that warrant specific attention in this document.

2.1 Utilize Third-Party Agreements

The CRC has compiled a list of approximately seventy third-party agreements required to provide the statutory authority, the technical capability and the long term protection of Federal interests required for implementation. The scope of six agreements related to real estate activities are summarized in Table 2-1.

Table 2-1 Summary of Third Party Agreements Related to CRC Real Property Activities

CRC Tracking Number	Agreement Name	Scope	Target Date for Executed Term Sheet
9	ROW BNSF Construction and Maintenance	To address rights necessary for the project and include the land swap on HWY 14	9/7/12
17 (a, b, c, d)	Continuing Control Agreements	Grants necessary permanent rights for the operation and maintenance of LRT on property where a transit agency is not the underlying owner. Defines when air space leases are required.	9/7/12
TB4-0111	Turnback Agreement WSDOT-City of Vancouver	Upon completion of the project, certain right of way will be transferred from WSDOT to City of Vancouver ownership	Agreement in finished form awaiting execution
63	C-Tran & WSDOT Acquisition and Task Assignment for Park and Ride parcels and other non-railbed alignment parcels	Task assignment for right of way funding and acquisition procedures	9/7/12
64	TRIMET & WSDOT Right of Way Agreement	To include funding and acquisition procedures.	9/7/12
67	COV & WSDOT Right of Way Agreement	Acknowledges WSDOT's role in acquisition activities on behalf of C-TRAN. Upon completion of the project, certain right of way will be transferred from WSDOT/C-TRAN to City of Vancouver ownership	9/7/12

2.2 Define a Procedural Framework Compatible with FTA and FHWA Real Property Requirements and Policy

2.2.1 Acquisitions Designated According to Proposed Use

All proposed CRC acquisitions have been designated by CRC staff following a case by case assessment for one of the following use categories:

- Transit Use
- Highway Use
- Joint Use

A Transit Use is any use that the Federal Transit Administration considers to support transit purposes that is also in accordance with the state statutes of Washington or Oregon according to the location of the property.

A Highway Use is any use that the Federal Highway Administration considers to support highway purposes that is also in accordance with the statutes of Washington or Oregon according to the location of the property.

Joint Use includes both transit and highway needs where the initial use is necessary for highway construction/improvements and transit will need permanent rights in the future to secure continuing control.

Maps of Designated Uses by delivery package are provided in Appendix D of this RAMP.

2.2.2 Federal Funding

Federal funds administered by the FTA will be used to acquire real property or real property rights necessary for transit use.

Federal funds administered by the FHWA will be used to acquire real property or real property rights necessary for Highway Use and Joint Use parcels.

2.2.3 Continuing Control for Transit Purposes

Transit needs for continuing control will be satisfied through the acquisition of permanent rights.

2.2.4 Real Estate Procedures

In general, WSDOT, ODOT, and TriMet will operate as acquiring agencies for CRC Real Estate Services, and will use their respective ROW or real estate manuals to acquire property, manage property, and relocate displacees. Table 2-2 provides specifics relating to which procedures will be used for specific activities.

Table 2-2: Procedures Controlling CRC Real Estate Activities

Real Estate Activity	Acquiring Agency	Federal Funding ¹	Controlling Procedures	Reference Location
Transit Use acquisition, Oregon	TriMet	FTA	Real Estate: Policies & Procedures	https://trinet.trimet.org/cms/departments/capital-projects/real-property/TriMet%20ROW%20Procedures%20Manual.pdf
Highway Use acquisition, Oregon	ODOT	FHWA	Right of Way Manual	www.oregon.gov/ODOT/HWY/ROW/rowmanual.shtml
Joint Use acquisition Oregon	ODOT	FHWA	Right of Way Manual	www.oregon.gov/ODOT/HWY/ROW/rowmanual.shtml
Turnback, relinquishment of property in Oregon	ODOT	FHWA	Right of Way Manual including FHWA approval	www.oregon.gov/ODOT/HWY/ROW/rowmanual.shtml
Conveyance of rights to provide continuing control for transit in Oregon	ODOT	FTA or none	Right of Way Manual pursuant 23 CFR 710.405. If acquisition for joint use is programmed through Oregon Transportation Infrastructure Fund, conveyance can be made without cost.	www.oregon.gov/ODOT/HWY/ROW/rowmanual.shtml , ORS 367.015
Transit Use acquisition, in Washington	WSDOT--C-Tran	FTA	M 26-01.06: Right-of-Way Manual, with terms of Local Agency Agreement to ensure compliance with FTA requirement	www.wsdot.wa.gov/publications/manuals/m26-01.htm
Highway Use acquisition In Washington	WSDOT	FHWA	M 26-01.06: Right-of-Way Manual	www.wsdot.wa.gov/publications/manuals/m26-01.htm
Joint Use acquisition in Washington	WSDOT	FHWA	M 26-01.06: Right-of-Way Manual	www.wsdot.wa.gov/publications/manuals/m26-01.htm
Turnback/relinquishment of property in Washington	WSDOT	FHWA	M 26-01.06: Right-of-Way Manual, including FHWA approval	www.wsdot.wa.gov/publications/manuals/m26-01.htm
Conveyance of rights to provide continuing control for transit in Washington	WSDOT	FTA	Right of Way Manual pursuant 23 CFR 710.405, & WA 18 th Amendment	www.oregon.gov/ODOT/HWY/ROW/rowmanual.shtml , ORS 367.015
Disposition of joint use property no longer needed for joint use	WSDOT, ODOT	FHWA	ROW manual of the acquiring agency	same as acquiring agency
Relocation Planning	CRC RES	FTA and/or FHWA	CRC Ramp, Chapter 7	palazzom@columbiarivercrossing.org
Relocation Activities	TriMet, ODOT, WSDOT	Same as displacing acquisition	Same as displacing acquisition	Same as displacing acquisition

Notes: Regardless of use designation, property interests acquired for construction contracts with federal funding from FHWA will be certified pursuant to 23CFR 635.309.

2.3 Classify Acquisitions Prior to Starting Acquisition Activities

As evidenced by the preceding discussion, multiple funding sources increase the complexity of the acquisition process. One method to help navigate this complexity is to fully classify property interests by attributes that describe how the property interest will be managed both during and after construction. Property interest attributes will be documented as part of the Property Interest Certification process (described in Section 3.3).

The definitions of eleven attributes by which all CRC acquisitions are to be classified are as follows:

Sequence: groups acquisitions according to the construction or delivery package for which they are required.

Rights: the type of property interest acquired (fee simple or easement, for example).

Extent: the physical extent of the acquisition with respect to its current legal description.

Duration: the time duration of the property interest to be acquired.

Normality: the normality of valuation process with respect to the Uniform Act and FTA Circular 5010.1D.

Use Designation: the transportation purposes supported by an acquisition.

Federal Funding: indicates the Federal source of funding used in an acquisition.

Acquiring Agency: indicates the CRC sponsor agency designated as the acquiring agency with respect to the Uniform Act.

Authority: indicates the unit of government whose eminent domain will be used for the acquisition.

Ultimate Vesting: indicates in whom the property interest will be vested as the project moves from the construction phase into revenue service and the O&M phases.¹

Agent: indicates the acquisition agent assigned to the property

Appendix P provides a full listing of property attributes on a parcel by parcel basis.

2.4 “Just in Time” Acquisition Follows LPA Delivery Sequencing

Civil infrastructure projects valued in excess of one billion dollars may be planned and managed as one project but are funded and constructed as interrelated contracts or “delivery packages” that can be described and categorized in terms of common attributes such as procurement method, construction duration, temporal footprint, overall value, contracting agency, funding source, disciplinary scope, and/or spatial extent. The CRC is no exception.

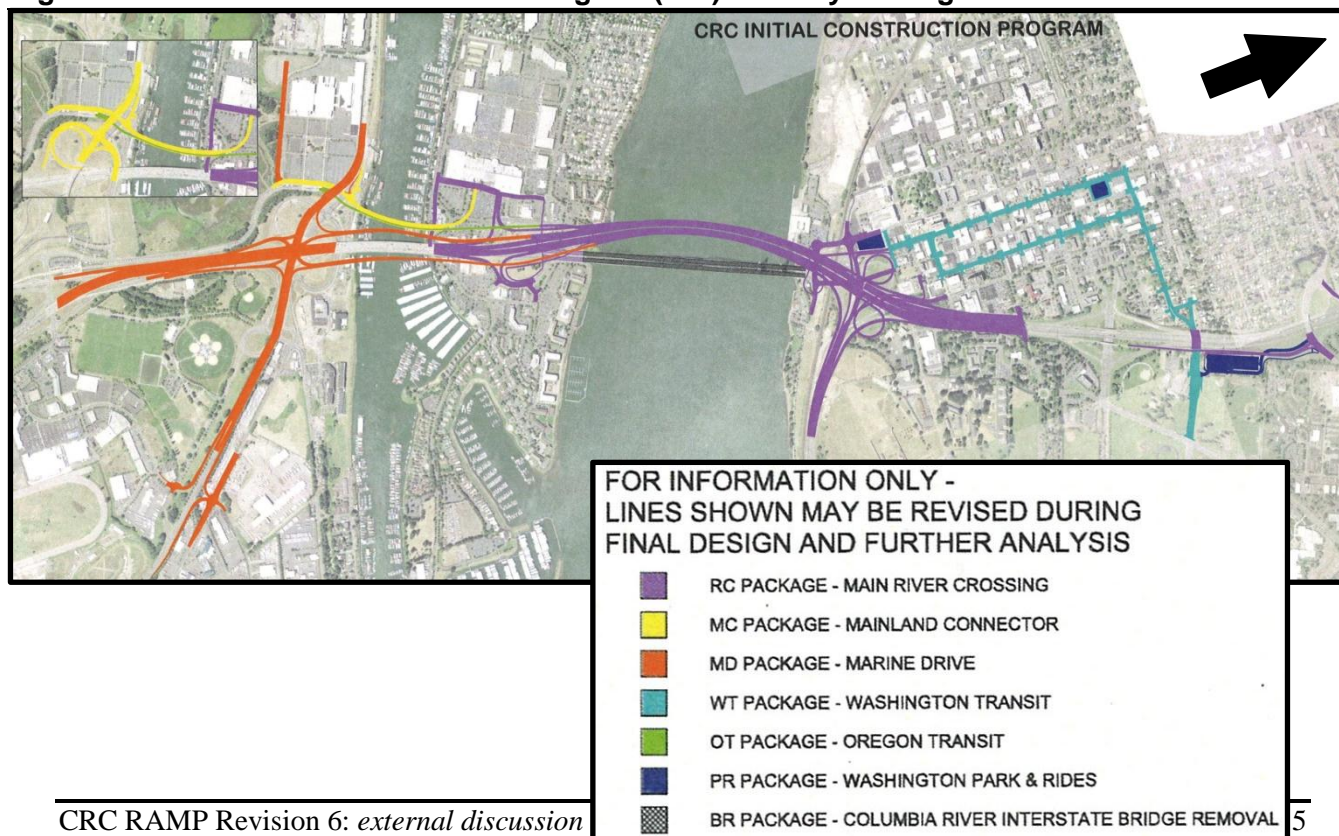
Acquisitions have been assigned to one of ten “sequences” or groups, according to the delivery packages for which they are required. Sequences are identified by capital letters. Table 2-3 summarizes the relationship between each sequence, delivery package and the critical path represented by the August 2012 CRC Master Schedule Update.

¹ With respect to acquisitions for transit use, “authority” and “ultimate vesting” attributes would have the same designation. Classification of acquisitions for highway uses, however, may result in different designations for these two attributes. For example, in the case where WSDOT acquires in the name of the State or C-TRAN, then relinquishes a portion of the acquisition to the City of Vancouver, “authority” would be designated as WSDOT or C-TRAN but “ultimate vesting” would be designated as City of Vancouver.

Table 2-3 Target Dates to Have Gained Possession by Sequence

Acquisition Sequence	Associated Delivery Packages	Complete Possession Target	ICP	Property Interests in Sequence
RC _{iw}	River Crossing (Washington)	September 2015	Yes	Interests required for construction for the main river crossing, both landside and in-water work.
RC _{io}	River Crossing (Oregon)	June 2014	Yes	Interests required for construction of the main river crossing, both landside and in-water work.
MC	Mainland Connector, Oregon Transit	August 2014	Yes	Interests required for highway and transit facilities south of the Hayden Island, new structures over North Portland Harbor,
WT	Washington Transit	Nov. 2015	Yes	Completes acquisitions required for transit facilities. The focus of this sequence is acquisitions required for transit stations and guideway couplet in Vancouver's Central Business District (CBD).
PR	Park & Ride Garages	June 2016	Yes	Property required for Mill Park & Ride. Property required for other facilities to be acquired in RC _{iw} package.
RJ	Ruby Junction	June 2014	Yes	Acquisitions within this designation are necessary for the Ruby Junction Maintenance Facility expansion.
EN	Environmental Mitigation	TBD	Yes	Acquisitions related to environmental mitigation.
MD _i	Marine Drive	April 2016	Yes	Interests required the reconfiguration of the Marine Drive interchange.
RC _{SUB}	River Crossing	TBD	No	Completes acquisitions required by the LPA between North Portland Harbor and Fourth Plain Ave.
WN	Washington North	TBD	No	Acquisitions in this sequence are located at the northern end of the Project, required for improvements related to the SR 500 interchange. As documented in the FEIS, these acquisitions may be subject to long term phasing.
MD _{SUB}	Marine Drive	TBD	No	Interests required for many of the surface network connections south of I-5 on Hayden Island and within the Bridgeton neighborhood.

Figure 2-1: CRC Initial Construction Program (ICP) Delivery Packages



Advantages of sequencing, with respect to RES, is that it establishes a temporal and spatial framework for the RES acquisition activities. This in turn, allows for independent and efficient management of real property resources while staying coordinated to major project milestones.

2.5 Disassociate staff responsibilities from “home office” affiliations to promote agility, flexibility and long-term efficiency.

RES staff roles and responsibilities are influenced and informed, but not confined, by the agency from which a particular staff person originates. This is most clearly illustrated by the designation of dual project managers within RES, one from ODOT and one from WSDOT. These two staff positions are jointly responsible for all transactional activities, rather than only the acquisitions within their “home” states.

Section 3 of this RAMP describes in detail the organization structure that results from implementing this strategy.

2.6 Facilitate Interdisciplinary Coordination

In complex projects, effective and efficient coordination is nearly as important as a clearly defined scope, schedule, and budget. Three specific methods that the CRC Real Estate Services (RES) work group uses to facilitate coordination are monthly coordination meetings, interdisciplinary reviews of design documents, and the Property Interest Certification process.

Details of these methods are described in Section 3.

2.7 Exercise right to use judicial procedure to expedite establishing the Right of Entry in Oregon

ORS 35.220 (Pre-condemnation Entry on Real Property) provides a method to expedite securing a Right of Entry and lowering the schedule risk associated with gaining possession. FTA has determined using this procedure does not adversely influence acquisition negotiations with respect to the Uniform Act.

In the State of Washington, there is no equivalent statute, Oregon Revised Statutes (ORS) have no standing in Washington and the worst case scenario for gaining possession in Washington requires condemnation.

2.8 Offer mediation as alternative to condemnation

When chances of completing an acquisition, based on determination of value, appear unlikely, mediation can provide an attractive alternative to the invocation of eminent domain. ODOT has established a formal mediation program called Alternative Dispute Resolution.

WSDOT has used mediation in numerous transportation projects. Mediation neither deviates from the WSDOT ROW Manual, nor precludes the Project from using condemnation in the event mediation is not successful. In other words, mediation can be used as an effort to avoid, not to replace condemnation as the acquisition process of last resort.

To ensure the Master Project Schedule is not negatively impacted by mediation, the expectation is that the project will have filed for condemnation before entering mediation.

2.9 Focus first on acquisitions with high schedule risk.

Washington and Oregon differ in their judicial abilities to gain possession of properties needed for public use. Should a property owner in Oregon refuse possession, ORS 35.235 and ORS 35.625 offers ODOT a way to gain possession without a hearing. After initiation of condemnation proceedings ODOT does not have to wait for a jury verdict to obtain possession of the property.

In Washington a property owner's refusal to allow possession may require a condemnation trial to gain possession. Because of this risk, WSDOT approaches all acquisitions as a potential schedule risk until possession is obtained. Therefore, WSDOT has a great interest in beginning the acquisition process in Washington as soon as possible for the initial project needs, while maintaining a high interest in the potential for any acquisitions throughout the entire project limits in order to reduce this risk.

Coordination with the Office of the Attorney General (AGO) will help estimate the time necessary to get to a condemnation trial. That schedule will guide decision making for the dates of any planned final action required (RCW 8.25.290 – Condemnation Final Actions) prior to filing for condemnation (RCW 8.04.010 - Petition for Appropriation), to ensure possession is obtained.

Appendix E illustrates the typical timeframes required to secure possession in Washington and Oregon.

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facilitate double-sided printing.*

3 RES Organization, Coordination, Quality & Design Control

3.1 RES Roles & Responsibilities

CRC Real Estate Services (RES) will be comprised of fulltime CRC staff assigned from ODOT and WSDOT and consultants. Additional staff from sponsor agencies are also available for technical assistance and ad hoc assignments. RES staffing, based on the current project schedule, ranges from three FTE's during the Baseline Design & Engineering phase to 17 during the RAMP implementation phase. Table 3-1 reports anticipated maximum RES staffing in terms of full time equivalents (FTE).

Two right-of-way (ROW) Project Managers, one from WSDOT and one from ODOT, will manage all production activities completed under RES: title work, appraisals, review appraisals, negotiations, relocations, transaction closing, and property management. Project Managers are also responsible to ensure all document control requirements of RES are met. The chain of command flows up through the CRC Specialty Services Director to the CRC Project Directors.

Appendix F defines the functional lines of coordination and authority for CRC Real Estate Services.

Appendix G contains descriptions for management and administration positions within RES.

Appendix H contains the resumes of current RES staff.

Due to Reduction in Force (RIF) measures at ODOT and WSDOT, CRC policy is to have production work completed by ODOT and WSDOT staff who are permanently or temporarily assigned to RES. When qualified agency staff are not available, production activities are contracted to private sector real estate services firms on a task order basis.

Currently, the full service firm Universal Field Services is under contract through ODOT. This professional services contract represents another example of the strategy to increase efficiency and lower schedule risk via overlapping responsibilities: United Field Services is fully qualified and licensed to complete acquisition tasks in Washington as well as in Oregon.

Table 3-1: Projected Maximum RES Staffing Levels

CRC Real Estate Services	FTE
CRC Real Estate Services Manager	1
WSDOT RES Project Mgr. (Ellison)	1
ODOT RES Project Mgr.	1
Acquisition	2
Appraisal Review	2
Appraisal	6
Relocation	2
Title	1
Property Management	1
Total:	17

3.2 Outsourced Activities

In general, once ROW engineering is complete, RES staff manage work related to real estate even when the work is completed by others. Responsibility for certain real property and related activities, however, have been assigned to other CRC work units or to CRC Partners (through the execution of coordination and/or intergovernmental agreements).

Table 3-2 provides a list of specific activities that are outsourced from RES.

Table 3-2: Activities Related to Real Property Not Managed by RES

Activity	Responsible Work Unit
Survey activities (boundaries, subsurface, topographical, legal descriptions)	CRC survey team
Screening for environmental contamination, on site testing & managing remediation if necessary	CRC environmental team
Condemnation	Varies by eminent domain authority invoked; condemnation managed by RES.
Acquisition of the property required for the Ruby Junction maintenance facility	TriMet Real Property group
Cost tracking reporting	CRC Business Unit, based on data provided by RES.
Pre and post-construction and/or long term property management	Pre-construction property management by CRC RES; post construction property management by WSDOT, ODOT, TriMet or C-Tran determined by the agency in which property title has vested.

3.3 Coordination with Other CRC Work Units

3.3.1 ROW Coordination Meetings

Monthly coordination meetings are organized and chaired by the RES Manager to help manage real property activities to the greatest extent possible. The structure of these meetings allow the bi-directional flow of information: Representatives from each of the CRC disciplines (environmental, highway design, delivery, transit, communications, structures) provide status reports and summaries of current and future real estate needs during the first part of the meeting; during the second part, RES staff provide status reports on their activities and discuss what they need from groups to complete current and future activities.

This coordination meeting has occurred on a regular basis since the earliest project development phases and will continue through the punch-list phases of project delivery.

3.3.2 Interdisciplinary Reviews

The Real Estate Services staff reviewed design documents generated throughout the NEPA process and preliminary engineering. The purpose of the reviews is to help staff inside and outside RES understand the need for each property interest slated for acquisition and to identify possible problems based on the nature of the individual acquisition, property ownership, or land use. Once how a property fits into the Project is clearly understood, interest attributes that were introduced in Section 2.3 are assigned.

Specific questions explored during these reviews include but are not limited to:

- Does the Project need full title to the property or only the need to control the right-of-way?
- Is relocation of the occupants or personal property required?
- Is the property owner-occupied or tenant-occupied?

- Can feasible adjustments in the project design eliminate or reduce potentially difficult acquisitions or avoid potential litigation?
- Does the project or the acquisition program avoid possible condemnation blight or inverse condemnation potential?
- Are any of the owners or tenants facing hardships such as foreclosure, health problems, job relocations, or other losses that may cause a delay in selling or difficulty in relocating?
- Will any of the parcels need a longer review and approval by funding authorities due to triggering concurrence requirements?
- Is additional right-of-way needed for relocating public and private utilities?
- Has the need for functional replacement been evaluated?
- If the acquisition is in the vicinity of Fort Vancouver, will utilizing the Federal Land Transfer process be required?
- Will the demolition and removal of structures occur during the right-of-way acquisition phase or during construction?

3.3.3 Design Control for Real Estate: Property Interest Certification

Property Interest Certification, with respect to the CRC, is a formal design control procedure to ensure acquired interests appropriately and accurately support all of the Project's multimodal elements and the particular needs of the project sponsors.²

In projects implemented by a single acquiring agency, this step is typically completed in conformance to SOPs prescribed in that the acquiring agency's ROW manual. In Washington, for example, acquisitions for WSDOT are reviewed by the WSDOT Right-of-Way Plans Manager in Olympia as part of the right-of-way plans approval process. This review process coordinates the Right of Way Plans Office with the Design Office, the Access Management Office, and the Real Estate Services Office to determine the property needs of highway facilities. Likewise in Oregon, TriMet has internal ROW engineers, who are familiar with the operational requirements of fixed rail transit, review and certify ROW plans.

Since the CRC is a bi-state, multi-jurisdictional project, two design control procedures will be performed for each acquisition. One design control procedure will be conducted as prescribed by the ROW manual of the acquiring agency. For example:

- Headquarters processing at WSDOT,
- Design Acceptance Review at ODOT,
- ROW Certification at TriMet.

Another design control procedure will be completed by senior CRC staff (both the Highway Engineering Manager, and the RES Manager) before commencing any acquisition activities related to a specific real property interest required for the Project. This procedure will be called Property Interest Certification and will be similar for all CRC acquisitions.

3.3.3.1 DESCRIPTION OF THE CRC PROPERTY INTEREST CERTIFICATION

The "Property Interest Certification" is a one page document with the following information:

² The word "certification" as used Section 3.3.3 references FTA policy that the need for each property be certified before acquisition activities begin. This is different from the FHWA regulation (23CFR 635.309) requiring certification that all property needed for a construction contract has been acquired; Section 6.9 discusses the certification related to FHWA regulations.

- a working name for the acquisition and a short written description;
- the RES file number;
- the results of environmental site assessment (ESA) screening;
- a reference sheet number pertaining to the civil drawing (including which version, such as the 60% set) on which the interest can be found;
- the project delivery package(s) for which it is needed; and
- the designation of all RES attributes.

The template of the CRC Property Interest Certification is provided as Appendix I.

3.3.3.2 PROCEDURE FOR CERTIFYING THE NEED FOR A SPECIFIC PROPERTY INTEREST

Each Certification will be reviewed, signed and dated by the CRC Highway Design Manager and the RES Manager. Original Certifications will be appended to a three ring binder organized by acquisition sequence. Continuous or proximate interests under one ownership with common attributes may be combined onto a single Certification.

3.3.4 Quality Control

With respect to quality control, activities related to real estate occurring prior to Property Interest Certification are considered engineering activities, not acquisition activities.

Engineering activities, including development of ROW plans, are subject to the QC procedures of the CRC Engineering Design Quality Control Plan. To verify compliance, engineering activities undergo QA audits under the supervision of Michael Hohbach, CRC Quality Control Manager.

Quality control standards and procedures for acquisition activities subsequent to Property Interest Certification are conducted in accordance with the ROW manuals of the acquiring agency.

4 Acquisition Schedule

4.1 Approach to Scheduling RES Activities

Construction of the LPA will require the acquisition of over 360 distinct property interests, located across two states and distributed over a dozen or more construction contracts. RES implementation strategies described in Sections 2.3 , 2.4 and 2.9 of this RAMP reflect the fundamental approach to scheduling RES activities.

- Classify acquisitions according to a wide range of attributes specifically relevant to the CRC project.
- Use these attributes to help determine and document the procedural complexity, the schedule risk and the magnitude of effort required by acquisitions on both an individual and aggregate basis.
- Schedule RES production³ to meet both the pace and focus of construction activities in a cost-effective manner.

4.2 RES Activities in the CRC Master Project Schedule

The CRC Master Project Schedule is maintained using critical path method (CPM) project management software by the CRC Project Controls work unit. It is organized by a hierarchical work breakdown structure (WBS) of which at the lowest level is discrete work packages or deliverables, called activities. With respect to real estate, common activities include appraisals, determination of value, and relocation. The highest levels of the WBS aggregate activities by work discipline (design, entitlements, ROW, construction), delivery package (River Crossing, Oregon Transit, Ruby Junction, act.), and Program (Initial Construction Program, completion construction program).

RES production, as well as programmatic RES activities and milestones, are maintained in the Master Project Schedule at the delivery package level rather than at the parcel or acquisition file level. Progress bars will indicate the percent of parcel activities complete for each sequence. For example, the progress bar for activity RA1510, will indicate the overall duration anticipated to complete all Washington Transit appraisals and the actual percent of Washington Transit appraisals completed.

This approach to scheduling and tracking allows RES production to be scoped, coordinated, benchmarked and tracked by all CRC project and senior managers, without placing an overbearing burden on Project Controls staff to maintain parcel level information in the master project schedule.

Appendix J reports the status of RES production modeled as discussed above, based on a data date of July 31, 2012.

³ The term “RES production” and “ROW production activities” will be used in the CRC RAMP to refer to the work required to acquire and prepare specific parcels for use by construction contractors. Policies, procedures and requirements unique to RES production is the topic of Chapter 6.

4.3 Scheduling & Management of RES Production

The maintenance of ROW production activities in the Master Project Schedule can be utilized by CRC program managers as a management tool in two ways:

- To establish, modify, and communicate the desired pace and focus of RES production
- To track, forecast, and document the actual pace and focus of RES production.

While this information certainly helps RES project managers at a programmatic level, the complexity, logistics and time lag associated with keeping the Master Project Schedule updated does little to help manage RES production day to day or week to week.

Thus, scheduling and management of RES activities at the parcel level utilizes systems housed and maintained within the RES work unit. The primary internal scheduling tool uses a simple flat file database and conditional formatting functions found in the spreadsheet applications of common office suite software packages.

The template of this scheduling tool that RES project managers will use to schedule acquisitions on a parcel basis is provided in Appendix K. This tool will also be used to generate real time status reports for the RES Manager and to generate Master Project Schedule update information for CRC Project Controls.

5 Cost Estimate

5.1 Overview of the RES Cost Estimate

As used in this RAMP, The RES Cost Estimate corresponds to the Initial Construction Program described in the September 2012 *CRC Project Procurement & Delivery Plan*. The top section of Table 5-1 is a count of the CRC acquisitions broken down by five property interest attributes: sequence, duration, type, extent and Federal interest. The bottom section of Table 5-1 is the corresponding RES Cost Estimate for those acquisitions. Data used to estimate the cost of acquisitions in both Oregon and Washington is maintained by CRC RES staff.

5.2 Consistency of CRC RES Cost Estimate with Other CRC Cost Estimates

Kitchin Associates, a CRC sub-consultant, is responsible for producing capital cost estimates for the Project as it evolves through project development and delivery. The ROW component of the capital cost estimate is based on the RES Cost Estimate which is provided to Kitchen by RES staff. The capital cost estimate is a baseline cost estimate set to the year 2012.

ROW costs modeled in the CEVP come from the capital cost estimate prepared by Kitchin based on the CRC RES cost estimate.

5.3 RES Cost Estimate QA/QC

RES staff is responsible to ensure that cost estimates provided to Kitchin Associates are in compliance with the CRC Quality Control Plan.

5.4 Basis of the RES Cost Estimate

The basis of the RES Cost Estimate was compiled in 2009 to support the alternatives analysis documented in the CRC Draft Environmental Impact Statement. Both micro and macro scaled updates have been employed to maintain the utility of the 2009 exercise.

Micro scale updates refer to parcel by parcel adjustments of size and scope as the project footprint has evolved and been refined. Macro scale updates refer to adjustments that affect entire components of the cost estimate. An example of a macro update is the application of factors to all residential acquisition costs to reflect recent trends in the real estate market.

Methodologies used to compile the 2009 cost estimate differ according to the state in which acquisition will occur.

5.4.1 Washington Methodology

The 2009 estimate was compiled by the appraisal discipline team of WSDOT's Southwest Region RES. The team consisted of Michael Ellison – PAS-5, SWR Appraisal Program Supervisor and Team Lead, Dan Benson – PAS-3, Appraiser (Certified General), Jim Lingeman – PAS-3, Appraiser (Certified General), and Rick Rush – PAS-3, Appraiser (Certified Residential).

Table 5.1: Count* and Cost Estimate of CRC Acquisitions by Sequence

Count by Property Interest Attributes																	
Sequence	Duration Rights Extent	Permanent			Permanent			Permanent			Temporary						
		Transit	Joint	Highway	Transit	Joint	Highway	Access	Easement	Transit	Joint	Highway					
													Fee	Partial	Easement		
RC _{iw}		11	5		5	12	2	1	1	1		1	39				
RC _{lo}		67	6		2	6							81				
MC		1			1	4			1				7				
WT		3			9					1	88		101				
P&R		1											1				
RJ		7			1								8				
MD _i			1			11						2	14				
EN									1				1				
RC _{SUB}			1			4							5				
WN						26	9		27	3			65				
MD _{SUB}			3			29			2	10			44				
Σ Counts		11	79	16	10	8	92	1	0	11	1	1	32	88	0	16	366
Baseline Cost Estimate of Counts in Millions of Dollars																	
RC _{iw}	-	17.4	1.4	-	16.6	3.8	<0.1	-	0.9	-	-	-	<0.1	\$	40.1		
RC _{lo}	-	40.4	20.3	-	13.6	15.9	-	-	-	-	-	-	-	\$	90.3		
MC	-	2.5	-	-	1.5	2.5	-	-	-	0.3	-	-	-	\$	6.8		
WT	1.0	-	-	0.9	-	-	-	-	-	0.3	-	-	-	\$	6.0		
P&R	1.6	-	-	-	-	-	-	-	-	-	-	-	-	\$	1.6		
RJ	4.0	-	-	0.1	-	-	-	-	-	-	-	-	-	\$	4.1		
MD _i	-	-	2.8	-	-	10.7	-	-	-	-	-	-	<0.1	\$	13.5		
EN	-	-	-	-	-	-	-	-	-	-	-	-	-	\$	10.2		
RC _{SUB}	-	-	0.4	-	-	5.3	-	-	-	-	-	-	-	\$	5.8		
WN	-	-	-	-	-	3.4	-	-	-	1.4	-	-	0.1	\$	5.0		
MD _{SUB}	-	-	0.9	-	-	6.9	-	-	-	-	-	-	0.1	\$	8.0		
Σ Costs	\$	6.6	\$ 60.3	\$ 25.9	\$ 1.0	\$ 31.8	\$ 48.4	\$ 0.0	\$ -	\$ 0.2	\$ 0.3	\$ 0.9	\$ 11.9	\$	3.7	\$ -	\$ 191.3

* Counts of interests located in Oregon are based on taxlots, and are not aggregated by common ownerships.

To limit the number of combinations:

acquisitions categorized as Partial Fee may involve other interests including TCE;

acquisitions categorized as Permanent Access may include Permanent Easements or TCE, but never fee;

acquisitions categorized as Permanent Easements may involve TCE;

acquisitions categorized as TCE never involve other property interests.

Summary by CRC Transit based on CRC RES data dated 8-30-12

The team submitted an estimate to the CRC in March 2009 that employed the following methodology:

- Initial analysis based on exhibit maps provided by CRC staff in mid February 2009.
- Gathering any publicly available information pertaining to the impacted parcels.
- Photographing the impacted parcels from the public streets and any publicly accessible areas on-site.
- Document the anticipated impacts to each parcel and categorize each for entry into the environmental discipline reports.
- Gather and analyze (at a high level) comparable sales and listings within the market area for each property type impacted.
- Establish overall unit prices for each land use and improvement type.
- Obtain inputs from Region Relocation and Property Management regarding relocation and demolition estimates.
- Labor and other process cost inputs are based on historical averages from other projects.
- Incidental and Condemnation Expense Factors (risk contingency) typically range from 15% to 35% for R/W projects depending on the amount and accuracy of the information available and property types impacted. A factor of 20% was selected for this exercise.

Between March 2009 and November 2011, micro and macro updates were completed by Mike Stricker, SW Region Relocation Supervisor, in coordination with the CRC Environmental Team (responsible for tracking Land Use impacts for the NEPA process) and David Harjo, SW Region Real Estate Services Manager.

5.4.2 Oregon Methodology

Cost estimates for acquisitions in Oregon were compiled as part of the NEPA process. The first estimate was compiled in 2009 then updated in July 2011. Both times, this work was completed by Lou Schwab, SRWA Right of Way Project Manager for the private firm Universal Field Services, Inc.

The analysis was scoped as an order of magnitude level of effort, not a “programming” estimate. The following methodology was used:

- Parcel attributes were based on inspection of aerial photographs, drive-bys, and tax assessor records.
- Valuations of land improvements were based on recent sales, current listings, and appraisals completed for TriMet’s Portland to Milwaukie LRT project when applicable.
- To estimate building costs, especially with respect to demolition, was the RS Means cost factor publication.
- Relocation costs were based on professional experience with similar relocations completed for TriMet Projects.
- Standard legal fees were assessed as part of administration cost, while extraordinary litigation costs and high court awards were accounted for as part of a 30 percent contingency adjustment.

5.4.3 Subsequent Updates

Since December 2011, CRC RES staff has been responsible for developing all micro and macro updates to the cost estimates related to real estate activities in both Washington and Oregon

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facilitate double-sided printing.*

6 RES Production Activities

This topic of this chapter is RES production. In the CRC RAMP, the terms “RES production” and “ROW production activities” refer to work tasks required to acquire and prepare real property for construction. For each acquisition, the scope of ROW production activities will be fully and clearly documented during Property Interest Certification.

ROW production activities will be managed by the RES project managers in accordance with the policies and procedures or the acquiring agencies’ ROW or Real Estate manual. The manuals of acquiring agencies, however, must all conform to the requirements of the Uniform Relocation Assistance & Real Property Acquisition Policies Act of 1970, as amended (URA; Uniform Act).

Therefore, the emphasis of this chapter is not to provide a detailed description of how the requirement of the Uniform Act will be met, but to highlight how RES production work will vary according to the designated acquiring agency and the ultimate vesting of the property.

6.1 Ownership & Title Information

Preliminary information on the ownership of properties proposed for acquisition has been gathered to support the NEPA and PE phases of the project. Various public and private sources were used including title information provided by a local title company. The title company will update title reports as requested by the Project.

If the acquiring agency has a title report on file, a title report may or may not be updated before closing. Getting an updated title report depends on necessity; however when the agency delivers the documents to the title company to be recorded they will include recording instructions which direct the title company to record and issue a title policy in accordance with a specific title report and exceptions. If the fee or condition of title has been affected subsequent to the issuance of the title report referenced in the instructions, the title company is obligated to not record. In this instance the title company would alert the agency about the change and the transaction would not close until the discrepancy is addressed in accordance to policy.

6.2 Appraisals

6.2.1 Initial Scoping of Complex Appraisals

Potentially complex appraisals will be flagged during the development of the Programming Estimate (PE) in Oregon and the Project Funding Estimate (PFE) in Washington. To fully understand the complexity of specific valuations, RES project managers will consult people with expertise in complex valuations. Table 6-1 summarizes these people according to their areas of expertise.

Table 6-1 Complex Appraisal Expertise Available to CRC RES

Name	Title	Home Office	Valuation Expertise
Don Miller	WSDOT HQ RES Appraisal/Appraisal Review Program Manager	WSDOT HQ RES	Railroad properties; Properties owned by public agencies; Aquatic lands or wetlands; City street ROW.
Ahmer Nizam	WSDOT HQ Utilities/Railroad/Agreements Manager	HQ Design Office	Influence of contractual arrangements between WSDOT and BNSF or other public agencies.
Cyndi Booze	WSDOT HQ RES Special Acquisitions Coordinator	WSDOT HQ RES	scope of work for the appraisal and review involving railroad and Federal parcels.
DOT Staff Review Appraisers	various	various	Need and determination of specialty reports, estimates, multiple appraisals
Fixtures & Equipment Experts	Consultants	n.a	Valuation of trade fixtures and/or equipment
General or Trade-Specific Contractors	consultants	n.a	Cost to cure estimates for partial acquisitions.

6.2.2 Development of the Scope of Work

Under 49 CFR Part 24, the Grantees are required to take an active role in developing the scope of work. In addition to the DOT staff reviewers, the following will be included at this stage of the process:

- Appraisers (DOT staff and/or consultants) – It is the responsibility of the appraiser to develop a complete Scope of Work and produce a credible appraisal report.
- Don Miller – Provides policy and procedural guidance to ensure that the Scope of Work is aligned with the applicable laws and WSDOT policies.
- Washington’s Attorney Generals Office and Oregon’s Department of Justice – Provide legal interpretations and opinions where necessary.

6.2.3 Conducting the Appraisal & Review

Appraisal Inspection – Attendees include the appraiser, a reviewer and a relocation specialist where a displacement is occurring. The property owner, or his/her designated representative is given the opportunity to accompany the appraiser on the property inspection.

6.3 Appraisal Review

If a review appraiser of an acquisition designated as transit use recommends a value exceeding \$500,000 for Just Compensation, concurrence from the FTA will be sought. FTA concurrence will be coordinated by RES project managers.

6.4 Offer of Just Compensation

Just compensation is the amount determined as the fair market value of a property plus any damages or other compensation required by law. Final authority for all real estate actions involving purchase of

property or property rights rests with the Federal Partners; and at the local level with TriMet's Board of Directors, or in the case of WSDOT and ODOT, with the Headquarters Real Estate Program Administrator, and the State Right-of-Way Manager, respectively.

6.4.1 Low Value, Uncomplicated Acquisitions

When the acquisition is considered to be minimal (less than \$25,000 and not complicated in Washington and \$10,000 in Oregon), market value may be set using an approved appraisal waiver process, thereby saving the cost and time of a full appraisal.

6.4.2 Policy concerning acquisitions of Parcels with Negative Equity

In response to suggestion by CRC Federal Partners, CRC intends to develop a policy concerning acquisitions with negative equity. Table 6-2 summarizes policy development with respect to acquiring agency.

Table 6-2 CRC Negative Equity Policy Status

Acquiring Agency	Policy Status
WSDOT	Policy guidance has been requested from RES-HQ.
ODOT	No action to date.
TriMet	Policy status requested from TriMet Real Property Director.

6.5 Negotiations

The acquiring agency Right-of-Way Manager or a designated right-of-way agent is assigned to negotiate a purchase agreement with the property owner. If contracted agents are utilized, a letter outlining the acquisition and relocation is sent to the contractor, along with copies of the appraisal, review, title report, and any other pertinent information.

The Acquisition agent also submits a Diary of Personal Contact for each parcel. This report outlines all contacts and discussions with the property owner and tenants. The agent may be requested to be available if the file cannot be settled and the acquiring agency determines that either mediation or condemnation proceedings are required.

6.5.1 Administrative Settlements

If an owner declines the offer of just compensation, the agent conducting the negotiations may recommend an administrative settlement. Acquiring agency staff will determine whether an administrative settlement is appropriate based on review of the facts concerning the acquisition. If they agree that an administrative settlement is warranted, approvals may vary by acquiring agency and the type of Federal Funding proposed. Approval requirements are listed in Table 6-3.

Table 6-3 Administrative Settlement Approval Requirements

Acquiring Agency		Approval Requirements
Federal Funding		
WSDOT	FHWA	Unlimited when approved
WSDOT	FTA	In accordance with WSDOT ROW Manual up to \$50,000 above the Determination of Just Compensation. FTA concurrence required for settlements exceeding the D/V by \$50,000 or more.
ODOT	FHWA	In accordance with the ODOT ROW Manual
TriMet	Policy status requested from TriMet Real Property Director	In accordance the TriMet Real Estate manual (including the \$50,000 threshold for concurrence by the FTA)

6.6 Closing and Taking Possession of Property

The acquiring agency will take possession of the property in accordance with the approved purchase agreements and initiate demolition, if required, in compliance with the CRC construction schedule. No one will be required to relocate until replacement housing is made available and the regulatory time frames of 90 days for the Uniform Act and any other State, city or county time frame is met.

If the property is not required immediately, CRC RES may elect to lease it or otherwise secure it until such time as construction commences (See following subsection on Property Management). If the property is required immediately, CRC RES may apply to the court for an order of immediate possession.

In Washington, if the property owner does not grant immediate use in the settlement agreement, WSDOT must submit the file to the court for a stipulated possession and use. This would occur after WSDOT fulfills the required negotiation process.

In the State of Oregon, a public agency must allow a property owner 40 days to consider the agency's offer. At the end of that time period, the agency may continue negotiations or initiate condemnation proceedings.

A title company is utilized in the closing process when the acquiring agency deems their assistance advantageous. The title company makes adjustments for tax prorates, if necessary, and provides a title policy. It may also be necessary to obtain a release of an existing mortgage when required by the lender. Typically, a warranty deed is utilized to convey fee interest in a property. Documents are sent to the title company for final closing and payment, when escrow services are used.

Property taxes are prorated by the title company. When parcels are conveyed to the lead agency, the counties typically change the parcels to tax-exempt status as of July 1st in the year following recording. If this does not occur, Real Estate Services staff contacts the county assessment office, and the matter can be quickly resolved.

6.7 Condemnation

Every reasonable effort will be made to acquire real property by negotiated purchase or by donation. No property owner will be required to surrender possession of real property without receiving just compensation to which they may be entitled.

In the event that an agreement cannot be reached through negotiation, the acquisition agent, CRC management, and legal counsel will make a risk based decision to pursue alternative solutions which may bring about a resolution to the issue(s).

When WSDOT is the acquiring agency, if the acquisition agent cannot resolve the acquisition transaction through negotiations, the Right-of-Way Manager and Specialty Services Director will determine if a condemnation action is appropriate. They will communicate with the State Attorney General Office (AGO) to ensure the AGO will accept the file for condemnation proceedings. Upon agreement that the file could be processed for condemnation proceedings, a final action meeting is required (according to RCW 8.25.290) that gives the owner the opportunity to present any additional information. Upon conclusion of this final action meeting, condemnation proceedings may be authorized. The file will be sent to the WSDOT Headquarters Real Estate Office, who sends the file to the AGO with instructions to initiate condemnation proceedings.

For ODOT, at the beginning of the right-of-way acquisition phase of a transportation project, a condemnation resolution is submitted to the Oregon Transportation Commission (OTC) along with legal descriptions for all property needing to be acquired for a project. Adoption of the resolution by the OTC allows the Right-of-Way Section to subsequently file condemnation proceedings for any properties for which a negotiated acquisition is not possible.

The Oregon State Right-of-Way Manager has delegated authority from the Transportation Commission to approve the initiation of condemnation for the acquisition of a property. For properties being acquired by ODOT, authority to approve real estate transactions and to authorize condemnation proceedings has been delegated to the ODOT CRC Right-of-Way Manager. The CRC Right-of-Way Manager has full authority to approve acquisition settlements and condemnation actions

The ODOT CRC Right-of-Way Manager approves proceeding to condemnation for individual files when negotiations for a property reach an impasse. A recommendation for condemnation is sent to ODOT Right-of-Way Headquarters for review. If approved, the State Right-of-Way Manager signs a final letter of offer, which is sent to those holding interests in the property. If the final offer letter is rejected, the draft condemnation complaint is forwarded to the Department of Justice for filing.

For TriMet and C-TRAN, the Real Property group recommends to the General Counsel that condemnation proceedings be commenced on a specific property. The General Counsel seeks the adoption of a resolution authorizing condemnation by the Board of Directors. Such authorization can be obtained on a case-by-case basis at the time of need or it could be obtained for all properties at the beginning of the project. In either case legal descriptions are necessary.

No property owner will be required to surrender possession of real property without receiving just compensation to which they may be entitled.

6.8 Mediation

Mediation is focused on facilitating resolution through mediation. This approach to resolving acquisition issues is in place at ODOT and TriMet and has been used by WSDOT. When applicable the property owner will be encouraged to work together with the participating lead agency and it's consultants to solve the issues and to reach a constructive agreement and to use mediation if it is appropriate. Through the mediation process, the lead agency and the property owner agree to utilize the services of an independent mediator to facilitate resolution. The mediator does not impose a decision but works with each party to create a settlement. It is a voluntary process that usually results in an agreement. A significant result of this type of resolution is the cooperative effort to reach an agreement. There is also no requirement for the

property owner to bring an attorney to defend his or her position. If dispute resolution is unsuccessful, it may be necessary to initiate condemnation in accordance with state law.

To ensure the Master Project Schedule is not negatively impacted by mediation, the expectation of RES management is to file for condemnation before entering mediation.

6.9 23 CFR 635.309 Compliance

The FHWA and the FTA have distinctly different certification processes: the FTA requires certification prior to acquisition that a specific property interest is needed. The FTA requirement has been incorporated into CRC design control procedures and is discussed in Section 3.3.3 of this RAMP.

The FHWA requires certification in accordance with 23 CFR 635.309 before construction under a contract funded in whole or part with Federal funding administered by the FHWA may commence. Table 6-4 shows which CRC delivery packages are subject to 23 CFR 635.309 certifications.

The intention of CRC is to clear certification for each delivery package before construction starts. Multiple right of way certification phases within a package, however, may be pursued when using design-build contracting.

Table 6-4 CRC Delivery Packages Subject to 23 CFR 635.309 certification

Delivery Package	Related Acquisition Sequence	Anticipated Federal Funding of Construction Contract	23 CFR635.309 certification
River Crossing (ICP-Oregon)	RC _{io}	FTA, FHWA	required
River Crossing (ICP-Washington)	RC _{iw}	FTA, FHWA	required
Mainland Connector	MC	FTA, FHWA	required
Oregon Transit	none	FTA	not required
Marine Drive (ICP)	MD _i	FTA, FHWA	required
Ruby Junction	RJ	FTA	not required
Washington Transit	WT	FTA	not required
Park & Ride	P&R	FTA	not required
Bridge Removal	none	FHWA, FTA	required
River Crossing (completion of LPA)	RC _L	FHWA	required
Marine Drive (completion of LPA)	MD _L	FHWA	required
Washington North	WN	FHWA	required

7 Relocation Process

7.1 Approach to Relocation Process

7.1.1 Preliminary Relocation Plan

The team has prepared the preliminary Relocation Plan which included a review of the *Oregonian* and the *Columbian* (Vancouver) classified advertisements, local Multiple Listing Service offerings and Craigslist. Based on the current number of homes available for rent and sale in the Portland-Vancouver region, there is substantial reason to expect that a number of replacement properties will continue to be available as the acquisition process progresses.

7.1.2 Remainder of Relocation Activities To Parallel Acquisition Sequencing

Due to the size and complexity of the LPA, construction activities will be dispersed throughout the project area and over a long period of time to spread out funding requirement and to allow I-5 transportation corridor facilities to remain operational to the extent possible. This is recognized by the designation of acquisition sequences described in Section 2.4.

While the exact timing and geographic scope of project delivery packages are still under development, most relocation activities will closely parallel the boundaries and timing of acquisition and construction activity. Phased relocation activities include:

- Occupancy Surveys
- Updating the assessments of available and suitable housing
- Final Relocation Plans
- Formal Notification to Property Owners and Tenants
- Provision of relocation assistance and benefits.

7.1.3 Conformance with Uniform Act

All relocation activities and benefits will conform to the requirements of Uniform Act as currently implemented by 49 CFR, Part 24, or as amended by MAP-21 and will be consistent to the extent allowed by state law.

7.1.3.1 **FEDERAL ASSISTANCE AND ACQUIRING AGENCY DETERMINES POLICIES & PROCEDURES BEYOND PURVIEW OF UNIFORM ACT**

Differences in state laws and the policies or procedures of specific CRC Project Sponsors preclude the CRC project to use a common relocation manual for all relocations. For example, FTA circular 5010.1D contains two policies that are beyond the regulations of 49 CFR 24. One policy relates to when separate bedrooms must be provided for siblings of opposite genders. The other policy applies to the reimbursement eligibility of relocation benefits that are above limits stated in 49 CFR 24.

Therefore, relocations caused by property acquisitions required for construction of the CRC shall be completed according to the Federal Assistance used by the designated acquiring agency. Table 7-2 indicates which standards apply to any specific relocation.

Table 7-1 Relocation Manual Designation for Displacements Caused by CRC

Federal Assistance Used for Acquisition Causing Displacement	Acquiring Agency	Relocation Manual Used for Relocation
FTA	TriMet	TriMet Real Estate Policies & Procedures
FTA	WSDOT under Local Agency Agreement with C-Tran	WSDOT Right-of-Way Manual augmented by FTA sibling bedroom and benefit limits policies
FHWA	WDOT	WSDOT Right-of-Way Manual
FHWA	ODOT	ODOT Right-of-Way Manual

7.1.4 Staffing

Relocation activities will be conducted by either qualified staff or by qualified contracted agents. During acquisition meetings with the property owners, the relocation agent assigned to the property often attends meetings with the acquisition agent to answer relocation questions and discuss timing of relocation, and the determination of relocation benefits.

Typically, two agents are needed to complete the relocation process for ODOT, although one of the agents may also be the acquisition agent. On a residential relocation, one agent will prepare the relocation benefit study. The benefit study is reviewed and approved by the ODOT's Relocation Reviewer. Either a second relocation agent or the acquisition agent notifies the displacee of the benefits, and provides relocation advisory services.

When TriMet is the acquiring agency, the acquisition agent notifies the displacee of relocation benefits and provides relocation advisory services.

On a residential relocation overseen by WSDOT, a qualified Relocation Specialist prepares the benefit study and submits it to the State Relocation Reviewer for approval. Once approved, the same Specialist who prepared the study then presents the entitlements to the displacee.

7.2 Assurances

The acquiring agency will inform the public of relocation payment and services which will be available and will provide such relocation payments and services.

Displacees will be given a General Notice letter at or about the time of the initial property inspection conducted by the real property appraiser. The General Notice informs the displacee that their property may be purchased for a public project and they may be entitled to relocation benefits if they are occupying the property at the time an offer to purchase is made. In addition, the General Notice informs them that if they are required to move, they will receive a Notice of Relocation Eligibility, Entitlements and 90-Day Assurance letter which will explain their relocation entitlements in detail. The General Notice letter also contains information as to how the displacee can appeal their relocation benefits.

Once the offer to purchase is made to the property owner, the displacee becomes eligible for relocation benefits. They are provided, on the day of the offer or within a reasonable time frame thereafter, the above mentioned Notice of Eligibility, Entitlements and 90-Day Assurance letter. It details the earliest date they could be required to vacate the property which is at least 90 days from the date they receive said Notice. Depending on the type of relocation, i.e. residential, personal property only, or business, the Notice provides more specific details of the displacee's actual monetary entitlements such as move costs, replacement housing payments or business entitlements. The letter also includes instructions should they choose to appeal their relocation entitlements. The presentation of this Notice is given whenever

possible, in person, but may be sent via certified U.S. mail in the event the displacee is unavailable to meet with the Relocation Agent.

No person or business will be required to move from any dwelling or business facility without being given a written notice at least 90 days prior to the date by which they will be required to vacate. No person displaced shall be required to move from his or her residential dwelling unless at least one comparable replacement dwelling has been made available to that person. If no housing within the financial means of the displaced persons is available, Housing of Last Resort will be made available.

7.3 Appeals

All displacees have the right of appeal as to their eligibility for, or the amount of, payment for any relocation benefit. The right of appeal shall be described in information distributed at public meetings, and provided to individual displacees as part of the information delivered at the initial relocation benefit meeting. If necessary the displaced party is provided with a copy of the Appeal of Relocation Assistance form. ODOT, TriMet, and WSDOT all have a formal process in place to address relocation appeals. The real estate manuals of each acquiring agency contain comprehensive discussions of the appeal processes.

7.4 Payment of Relocation Benefits

CRC relocation agents will prepare relocation assistance claims, and process them according to existing federal guidelines and policies of the acquiring agency. WSDOT will process relocation benefits for displacements in Washington and payments are usually paid about a week after vouchers have been signed. Relocation benefits in Oregon will be made by the acquiring agency (ODOT or TriMet).

7.4.1 Advanced Relocation Payments

Displacees demonstrating the need for an advance relocation payment in order to avoid or reduce a hardship may be issued such a payment, subject to the safeguards to ensure the objective of the payment is accomplished, and the policies of the acquiring agency. For example, when a displaced person or business is financially unable to pay the expenses involved in a move, a small payment in advance of the move may be necessary.

Also, advance payments may be necessary in cases where a displaced person is entitled to a replacement housing/rent supplement payment for a replacement dwelling but does not have sufficient funds with which to gain the right of occupancy prior to receiving relocation payments. Advance payments will be considered on a case by case basis.

ODOT requirements can be found in the Right-of-Way Manual Chapter 6-6.165, page 11.

WSDOT requirements, including rules governing advance moving cost payments and businesses advanced payments can be found in the WSDOT Right-of-Way Manual Chapter 12-6.6.2.1, b.

7.5 Notice to Vacate

Existing DOT manuals will be used for relocation activities with Federal assistance from FHWA.

7.5.1 WSDOT

Each displaced owner and tenant will be provided a Notice of Relocation Eligibility, Entitlements, and 90-day assurance in conjunction with the offer to purchase property or the offer of relocation benefits. No

person lawfully occupying real property will be required to move from the acquired dwelling without being provided a written assurance at least 90 days prior to the earliest date by which they can be required to vacate the property. In addition, no person to be displaced from a residential dwelling shall be required to move unless at least one dwelling of comparable replacement housing is made available. This assurance also explains that all displaced persons have the right to appeal department determinations regarding relocation assistance or relocation payment amounts and as an option may seek a review by the department.

For occupied properties acquired in Washington, the earliest the agency can occupy the property is 20 days after the agency obtains possession of the property. At the time the 30 day notice is delivered to residential occupants, a comparable replacement housing unit must be available in the same price range that was used in the of Relocation Eligibility, Entitlements, and 90-day assurance letter.

These 20 days are included in the condemnation phase of the right-of-way schedule. During the personal meetings with the property owners the acquisition agent often attends owner meetings with the relocation agent to answer relocation questions and discuss timing and determination of relocation benefits. Some of the other items discussed are how administrative settlements can effect Price Differential payments, and how advance deposits held by a landlord are disbursed. The realty/personalty report will also be discussed with the owner and tenant.

7.5.2 ODOT

Each displaced owner and tenant will be provided a 90-day assurance notice which is included in the offer-benefit letter delivered to owners on the date of initiation of negotiations. No person lawfully occupying real property will be required to move from the acquired dwelling without being provided a written assurance at least 90 days prior to the earliest date by which they can be required to vacate the property. In addition, no person to be displaced from a residential dwelling shall be required to move unless at least one dwelling of comparable replacement housing is made available. This assurance also explains that all displaced persons have the right to appeal department determinations regarding relocation assistance or relocation payment amounts and as an option may seek a review by the department.

For properties acquired in Oregon all occupants required to relocate will be given a 30 day notice to vacate. Thus the earliest date the agency can occupy the property is 30 days after the agency obtains possession of the property. This notice will not be given prior to payment for the real property. At the time the 30-day notice is delivered to residential occupants, comparable replacement housing unit must be available in the same price range that was used in the above named offer combination 90-day assurance offer-benefit letter. These 30 days are included in the condemnation phase of the right-of-way schedule.

8 Other Components

8.1 Property Owner Relations

During the Implementation Phase of this RAMP, Real Estate Services staff serve as the primary contact with property owners directly impacted by the Project. Prior to starting negotiations, acquisition and relocation brochures will be provided. Common topics of discussion and correspondence include providing general information about property needed for the Project, acquisition procedures, and their rights under applicable laws covering appraisals, acquisitions, and relocations.

8.2 Recordkeeping

8.2.1 Acquisition Diaries

An acquisition diary is a specific working file used to document communications between assigned agents and property owners, displacees, or their representatives and other parcel/file related actions. Diary entries are the basis of formal reports that vary by designated acquiring agency: ODOT and TriMet use a Report of Personal Interview (Form 734-3708); WSDOT uses a Diary of Right of Way Activities (Form RES-301).

Diary entries should include but are not limited to date and place of contact, parties of interest contacted, a statement that the information brochures were delivered and explained, offers and counter offers made, reasons settlements could not be reached and other pertinent data. Any discussion relating to relocation must also be included in this contact report. For ODOT and Tri-Met the report is updated until file closure.

8.2.2 Other Working Files

Working files related to acquisitions and relocations will be maintained by the agent assigned to a specific acquisition. This assignment will be documented via the RES property attribute called “agent.”. Working files may be physical or electronic or a combination of both. Physical files will be stored in a lockable office, file cabinet or desk draw. Electronic working files may be stored in the agent’s personal directory or a secured RES group directory.

Working files often include recorded deeds, title insurance documents, appraisals, appraisal reviews, owner contact records and other property records. Working files may be organized by any method that accommodates the needs of the file owner.

8.2.3 Comprehensive Acquisition/Condemnation Files

Comprehensive acquisition/condemnation files will consist of original documents to the greatest extent possible. Acquisitions for which WSDOT and ODOT are the acquiring agency are managed by the CRC RES Manager and Comprehensive Acquisition/Condemnation files will be maintained in a secure file cabinet at the CRC project office. When TriMet is the acquiring agency, documents that need to be part of comprehensive acquisition/condemnation files will be uploaded to TriMet’s browser-based electronic management and document archive system, RealProject, with originals stored at the Real Property office of the Capital Projects Division.

8.2.3.1 REQUIRED CONTENTS & UPDATING REQUIREMENTS

The required contents of acquisition/condemnation files will vary according to the property attributes associated with the acquisition. For example, only files for acquisitions appraised over \$500,000 with an RES “Federal Assistance” attribute of “FTA” will be required to contain a request for and letter of concurrence from the FTA.

Completeness checklists for acquisition/condemnation files according to acquiring agency are provided in Appendix L.

RES Project Managers are responsible to ensure files are updated with controlled documentation within five business days of the completion or submission of any item listed on a relevant checklist.

8.2.3.2 RETENTION SCHEDULE & ARCHIVE LOCATIONS UPON PROJECT COMPLETION

Pursuant to 49 CFR Part 24, Comprehensive Acquisition/Condemnation files will be transferred to the archives of the acquiring agency and retained at least three years from the final voucher payment date. Therefore, in general, complete acquisition files will be maintained by the agency in which title vests. In the specific case of acquisitions made by WSDOT under a local agency agreement to C-TRAN, the files would be turned over to C-TRAN for maintenance.

Files containing original documents will be maintained at either the WSDOT HQ office of Real Estate Services in Olympia, WA, or ODOT HQ, or TriMet.

8.2.4 Relocation Files

Original documentation related to specific relocations will be filed and archived with the acquisition that required the relocation. The Relocation Plans, occupancy surveys, controlled copies, and all documents associated with specific relations will be archived by each acquiring agency in a manner similar to the acquisition files.

8.3 Document Control

8.3.1 The Scope of Document Control

Obviously, acquisition and relocation activities of a large, bi-state, multimodal program such as the CRC generates a large volume of documents, many of which need to be controlled.

To conceptualize the scope and magnitude of document control—from the perspective of CRC RES—the terms “portal” and “repository” will be used:

- Portal refers to the transmittal source or destination of controlled documents, or documents that need to be controlled, with common attributes.
- Repository refers to an archive of controlled documents with specific standards and procedures relating to what kinds of documents must be controlled and how controlled documents are submitted, coded, and stored.

Controlled documents flow between portals. Table 8-1 lists eight portals related to RES activities and provides examples of documents common to each. Portals associated with repositories are underlined. Table 8.2 provides a summary of documents required for each repository, as well as submission procedures.

8.3.2 RES Approach to Document Control

The RES Project Manager is responsible for ensuring all required documents are controlled and submitted according to the standards of each repository. Thus, from the perspective of any specific repository, RES document control procedures should appear sufficient perhaps even redundant.

A graphic depiction of the RES approach to document control is provided in Appendix M.

Table 8-1: Controlled Documents Related to CRC Real Estate Services

Portal (underlined if associated with a repository)	Portal as a source of controlled documents	Portal as a destination of controlled documents
ROW production activities	Reports, files, and correspondence relating to title work, appraisal, negotiation, relocations, escrow, property management	Archival information, legal correspondence, accounting and cost reports
CRC Management	Correspondence with FTA, FHWA, senior and executive management directives and policies	RES production documents, legal advice, cost information, contracts, work and purchase order requests
<u>CRC Document Control</u>	Archived information	Any document required to be in the comprehensive acquisition file or required by CRC document control policies
<u>Legal Council</u>	Legal advice and analysis	Production files, briefing memos
<u>WSDOT</u>	policies/procedures related to acting as acquiring agency, archival information	Documents required by role as acquiring agency to be submitted to agency document control repository
<u>ODOT</u>	policies/procedures related to acting as acquiring agency, archival information	Documents required by role as acquiring agency to be submitted to agency document control repository
<u>TriMet</u>	policies/procedures related to acting as CRC acquiring agency that must be submitted CRC document control repository; archival information	Documents required by role as acquiring agency to be submitted to agency document control repository
<u>C-Tran</u>	Policies, procedure, reports and correspondence related to evoking eminent domain under a Local agency Agreement with WSDOT	Documents and files related to vesting of property interest for exclusive transit use or continuing control for transit on property owned by others

8.3.3 Change Management

Completion of the Property Interest Certification (see Section 3.3.3) transfers change management responsibility for property interests (descriptions, size, title information, etc.) from CRC Engineering to RES. The RES staff will not only document changes according to CRC change management policy and procedures, but will also facilitate access to confidential property information that is needed by CRC staff outside of RES. The RES project managers will be responsible for providing and controlling sensitive property information.

Table 8-12: Document Control Repositories Affected by RES Activities

Name	Host Entity & Type	RES Documents Controlled	Transmittal Procedure
CRC Document Control	CRC Project Office; RES documents archived as .pdf files with security controls; RES docs generally considered redactable with respect to public disclosure	Generally, any document required to be in the comprehensive acquisition/condemnation file will also be a CRC controlled document	required documents submitted via email, the CRC local network, or hardcopy. Document Control staff responsible for coding and indexing
Integrated Realty Information System (IRIS)	WSDOT; web based ROW management	Control requirement defined in the WSDOT ROW manual	per manual
Right of Way Automated Information Network (RAIN)	ODOT, electronic database, project management, and document archive	Tracks and monitors individual acquisition activities, provides agency wide reporting, provides document control functions	per manual
RealProject	TriMet	TBD	TBD
AG/DOJ	Lead for condemnation	per manual	per manual
TBD	C-TRAN	Full CRC files for properties vested in C-Tran	TBD

8.4 Reporting

Reporting requirements for a project the size and complexity of the CRC are understandably extensive; a comprehensive description will not be provided in this document. In fact, discussion will be limited specifically to the reports that RES will provide to FTA.

On a monthly basis, RES will produce a progress report for FTA with three main components:

1. A count of acquisition activities completed and in progress during the reporting period; The count will be broken out by Sequence and be formatted as “# in progress/total ## in sequence.”
2. A bulleted list of highlights covering work completed and underway during the reporting period; and
3. a summary budget report showing RES expenditures to date, the estimated cost to complete the RES program, the status of contingency funds and several other benchmarking metrics.

A template for this report is provided in Appendix N.

The format of this monthly report is modeled on the Real Property Reports compiled by TriMet on the PMLRT project. RES will coordinate reporting periods with the rest of the project, so that RES information can be rolled into the monthly CRC report to FTA, as well as conveniently summarized for CRC quarterly reports to the FTA.

8.5 Property Management

The Real Estate Services staff, in coordination with engineering, construction management and legal staff will manage properties. Upon acquisition, RES Project Managers will ensure all properties are managed in accordance to the policies defined by a property’s Federal assistance, agency and ultimate vesting property attributes.

Property management may include:

- An interim or short-term lease for continued use of a building until it is needed for construction.

- Conducting public sale or auction of structures and fixtures that might have value or potential for recycling.
- Demolition of improvements prior to the construction contract.
- Fencing and securing of vacant parcels or structures.
- Maintenance of land or structures per health, safety and local code requirements.
- Coordination with contractors who might use acquired properties and structures as field offices or materials storage sites.
- Oversight of property disposition after completion of construction.

When each property is vacated, it will be inspected and arrangements will be made by acquiring agency to disconnect utilities and secure the property. Some independent contracts for fencing, hauling, weed abatement, security patrols, and related services may be required. RES Project Managers will be responsible for coordinating all aspects of property management until such time as it is turned over to the contractor for construction.

The security of any leased equipment, facilities, or any other leased structure on property acquired for the Project, will be the sole responsibility of the Lessee until the lease termination becomes effective. Contractors will be responsible for security of construction sites as well as leased materials, equipment, and/or supplies they bring onto sites.

8.6 Demolition

Some parcels may contain structures and other improvements that must be demolished and removed prior to the start of construction. Neither demolition nor construction activities may begin until occupant relocation for that particular site has been completed. Demolition will be carried out in such a manner as to comply with all applicable regulations regarding environmental protection, and minimization of neighborhood and traffic disruption, etc. Some demolition may be carried out as work items within line segment construction contracts. RES Project Managers will secure demolition contracts separately as necessary to accommodate early acquisition or other needs. WSDOT has a long history of contracting with the Washington State Department of Corrections for demolition work and would plan on using them where appropriate.

8.7 Easement, Lease, and License Agreements

Existing utilities within construction boundaries will be documented in engineering drawings. Easements or other crossing rights will be identified during the appraisal and title search phase of acquisition. Any agencies or companies with facilities on property to be acquired by CRC RES will be contacted to inform them of the change of ownership. Upon acquisition of non-railroad properties, any easement, lease, or license agreement specifying rights and responsibilities for those facilities will be executed and maintained as part the acquiring agencies permanent real estate records.

Undocumented encroachments within the existing ROW will be cleared or remedied in accordance to the appropriate ROW manual.

8.8 Disposal of Excess Property

When real property is no longer needed, it will be disposed of in accordance to the disposition policies of the acquiring agency and the Federal funding utilized for the acquisition, including FHWA concurrence when the property is within interstate ROW.

Use and disposal of acquired properties will be examined in conjunction with the station area development and joint development efforts to determine whether there are opportunities for use of ODOT, TriMet, C-Tran or WSDOT property in a development project. Options for disposal of property acquired with federal assistance from the FTA include the following:

- Acquire clear title by compensating FTA for its share in the property. FTA's share is calculated by applying the Federal Percentage of Participation in the cost of the approved project to the appraised fair market value of the property at the time of the disposal.
- Market and competitively sell the property and pay FTA its share of the fair market value of the property.
- With FTA concurrence, transfer the property to another grantee for use in a different FTA project without reimbursement of funds to FTA. This involves acquisition by the transferee of the transferor's proportional interest in the appraised fair market value of the property, and assumption of liability for any continuing FTA interest therein.
- With FTA concurrence, transfer of property for other public use, consistent with the provisions of 49 USC § 5334(g).

8.9 Transit-Oriented and Joint Development

FTA encourages transit systems to undertake joint development projects at and around transit stations where such projects are physically or functionally related to the provision of transit service, and where they increase transit revenues through proceeds from the joint development.

FTA has established a policy that encourages transit agencies to initiate joint development projects. This policy recognizes the benefit of higher density, transit-oriented development to the operation of the LRT system. TriMet and C-TRAN will work in partnership with the property owners and local jurisdictions to produce transit supportive development projects. Complementary efforts will include joint development funding, technical assistance, and community outreach.

CRC Project supports station area planning and will promote “transit supportive” development near LRT stations when feasible. Transit supportive development is higher density, pedestrian-friendly mixed-use development that facilitates transit use as well as other modes of transportation.

Achieving transit supportive development along the Columbia River Crossing Corridor depends not only on avoiding actions that preclude its development over the long or short term, but also on facilitating partnerships by and between TriMet, C-TRAN, the Cities of Portland and Vancouver, Multnomah County, Clark County, Metro, RTC, neighborhood and business associations, developers, financial institutions, and other public and private development interests.

REAL ESTATE ACQUISITION MANAGEMENT PLAN (RAMP)

REV 6 Appendices: *external discussion draft*

September 2012



Title VI

The Columbia River Crossing project team ensures full compliance with Title VI of the Civil Rights Act of 1964 by prohibiting discrimination against any person on the basis of race, color, national origin or sex in the provision of benefits and services resulting from its federally assisted programs and activities.

Americans with Disabilities Act (ADA) Information

If you would like copies of this document in an alternative format, please call the Columbia River Crossing project office at (360) 737-2726 or (503) 256-2726. Persons who are deaf or hard of hearing may contact CRC using Telecommunications Relay Service by dialing 7-1-1.

¿Habla usted español? La información en esta publicación se puede traducir para usted. Para solicitar los servicios de traducción favor de llamar al (503) 731-3490.

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ACRONYMS

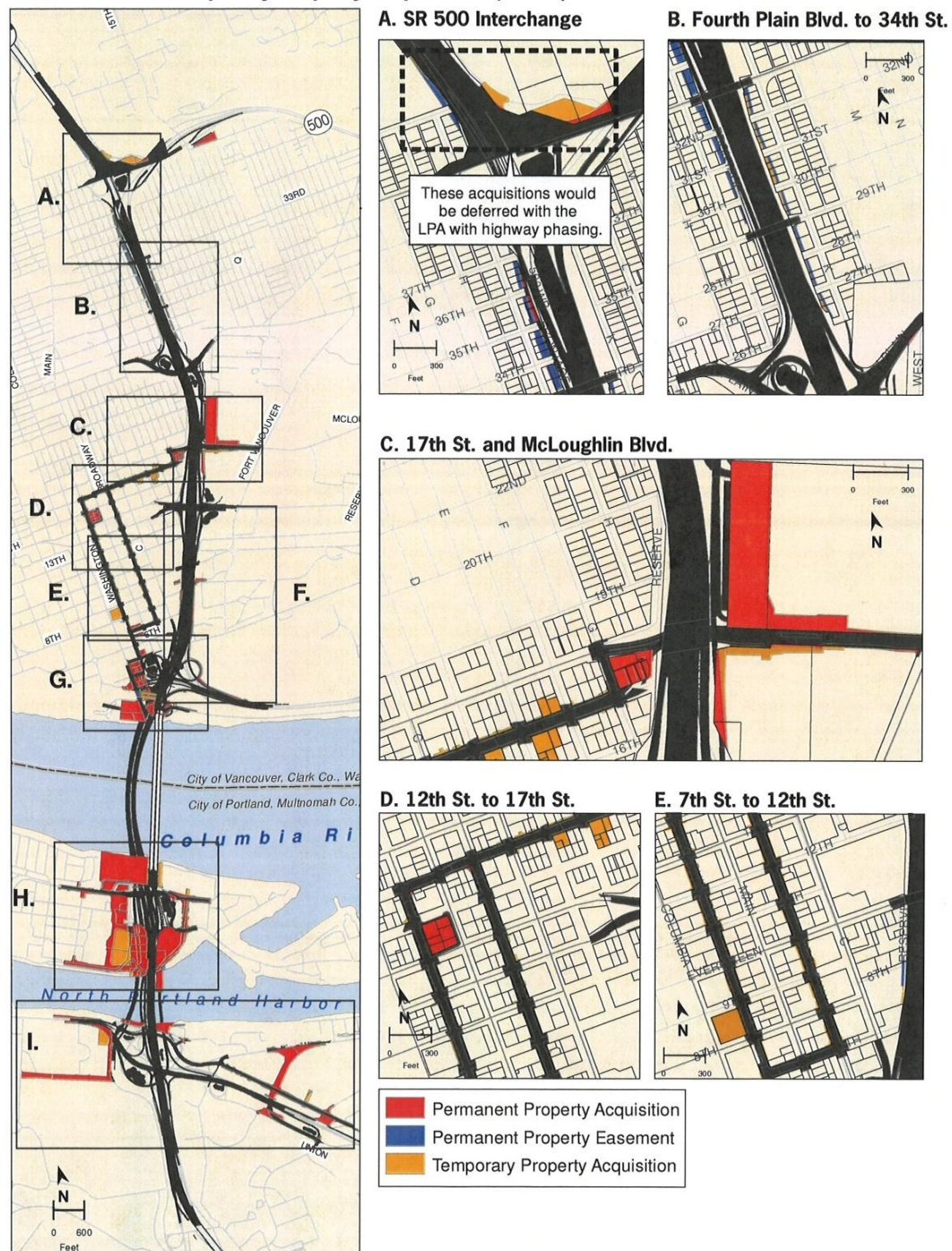
ADR	Alternative Dispute Resolution
AGO	Attorney General Office
CFR	Code of Federal Regulations
CMAQ	Congestion Mitigation-Air Quality
COV	City of Vancouver
CRC	Columbia River Crossing Project
C-TRAN	Clark County Public Transit Benefit Area Authority
DEIS	Draft Environmental Impact Statement
DOT	Department of Transportation
FEIS	Final Environmental Impact Statement
FHWA	Federal Highway Administration
FTA	Federal Transit Administration
LPA	Locally Preferred Alternative
ICP	Initial Construction Program
LRT	Light Rail Transit
LRV	Light Rail Vehicle
MAX	Metropolitan Area Express
MPO	Metropolitan Planning Organization
MTIP	Metropolitan Transportation Improvement Program
NEPA	National Environmental Policy Act
NTP	Notice to Proceed
ODOT	Oregon Department of Transportation
OMB	Office of Management and Budget
ORS	Oregon Revised Statutes
OTC	Oregon Transportation Commission
PFE	Project Funding Estimate
RAMP	Real Estate Acquisition Management Plan
RCW	Revised Code of Washington
RES	Real Estate Services
ROW	Right of Way
SDEIS	Supplemental Draft Environmental Impact Statement
SFR	Single Family Residence

STP	Surface Transportation Program
STIP	Statewide Transportation Improvement Program
TIP	Transportation Improvement Program
TriMet	Tri-County Metropolitan Transportation District
URA	Uniform Relocation Assistance & Real Property Acquisition Policies Act of 1970, as amended
USC	United States Code
UZA	Urbanized Area
WAC	Washington Administrative Code
WBS	Work Breakdown Structure
WSDOT	Washington State Department of Transportation

CRC FEIS Maps of Acquisitions & Displacements

Exhibit 3.3-3

Permanent and Temporary Property Acquisitions (1 of 2)



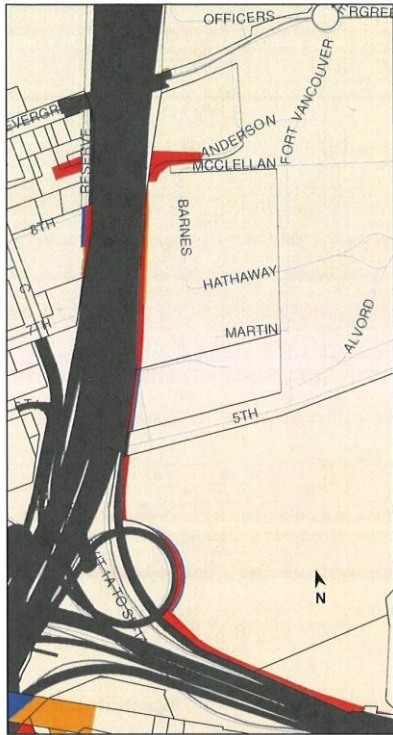
PROPERTY ACQUISITIONS AND DISPLACEMENTS

EXISTING CONDITIONS AND ENVIRONMENTAL CONSEQUENCES • 3-85

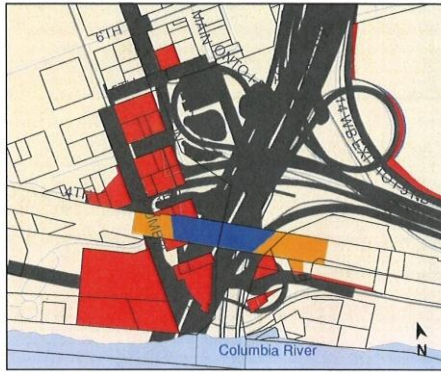
Exhibit 3.3-3

Permanent and Temporary Property Acquisitions (2 of 2)

F. SR 14 to Mill Plain Blvd.

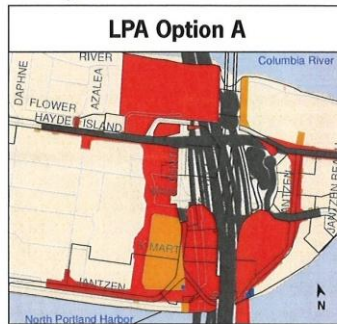


G. SR 14



H. Hayden Island

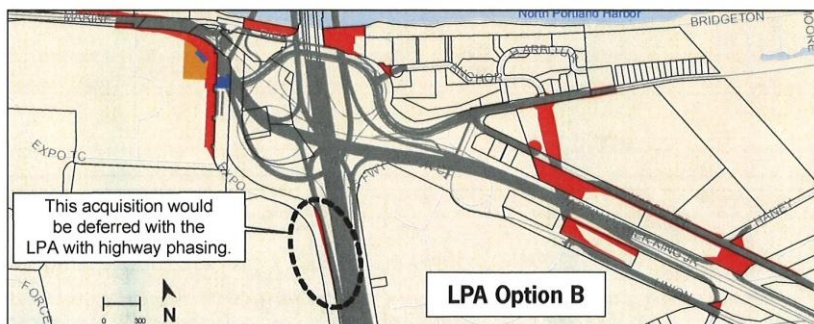
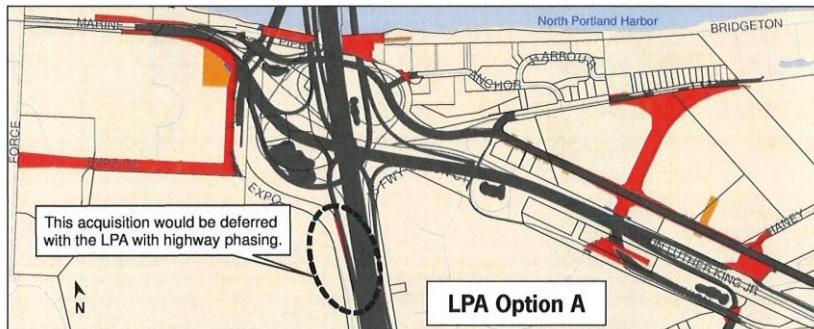
LPA Option A



LPA Option B



I. Marine Drive Interchange



Dimensions are approximate.

Exhibit 3.3-4

Residential, Commercial, and Public Uses Permanently Displaced by the LPA

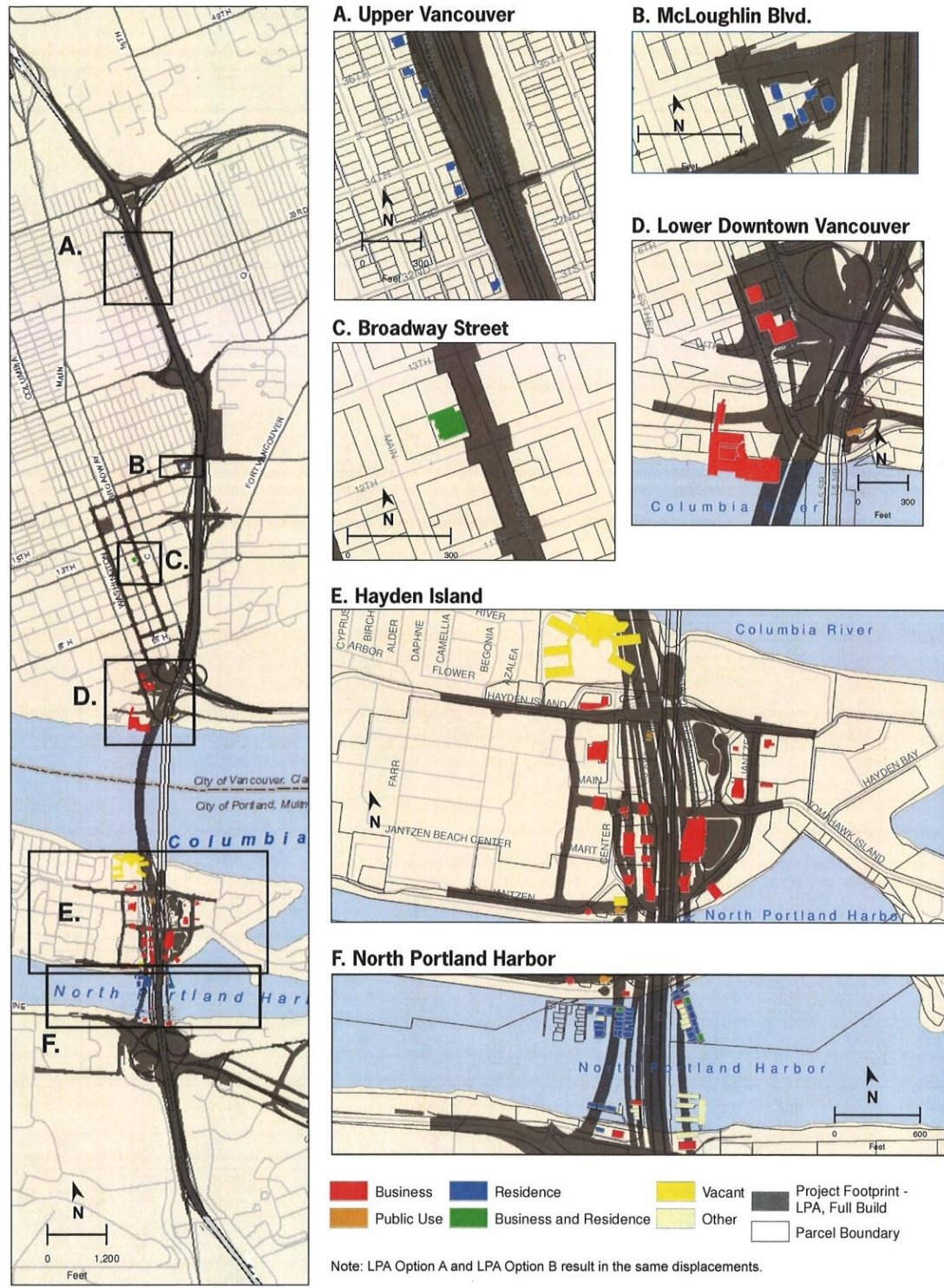


Exhibit 3.3-5

Ruby Junction Maintenance Facility Expansion



Dimensions are approximate.

partially impacted. If the Portland-Milwaukie Light Rail Project implements phased expansion of the Ruby Junction Maintenance Facility, but does not complete the full extent of expansion prior to initiation of CRC project construction, then the CRC project will conclude the build-out of the facility's expansion as described in this FEIS and in the Portland-Milwaukie Light Rail Project Final EIS. The phased expansion will require nine total parcel displacements, while the full build-out would require an additional five total parcel displacements, and one partial parcel displacement.

The remaining property acquisitions would occur around the Marine Drive interchange, and would displace five residences, including three floating homes; five businesses, including four marine businesses; and one billboard. In this area, Option A would require more property (4 acres) than Option B due to a different local roadway design in the Bridgeton Neighborhood and near the Portland Exposition Center. These additional property acquisitions would not result in any additional displacements.

Project improvements throughout the project area would also require the use of City right-of-way, including right-of-way for the light rail guideway

in downtown Vancouver and within local streets that abut the widened or realigned highway. This needed right-of-way is not included in the total acreage requirements discussed above.

Acquisition of DOT-owned property

Construction of the project improvements would expand into existing DOT right-of-way adjacent to I-5. The highway and transit improvements would also require the displacement of the ODOT permit center on Hayden Island and the transfer of other DOT-owned properties located outside of the I-5 right-of-way. As this land is already owned by the DOTs, its acquisition is not counted in the total acreage requirements, although the displacement of the publicly owned facilities is included and disclosed in this document.

Additionally, the project will require the lease of water rights managed by Oregon Department of State Lands (DSL) and Washington Department of Natural Resources (DNR) over the North Portland Harbor and the Columbia River for the new and expanded transportation infrastructure.

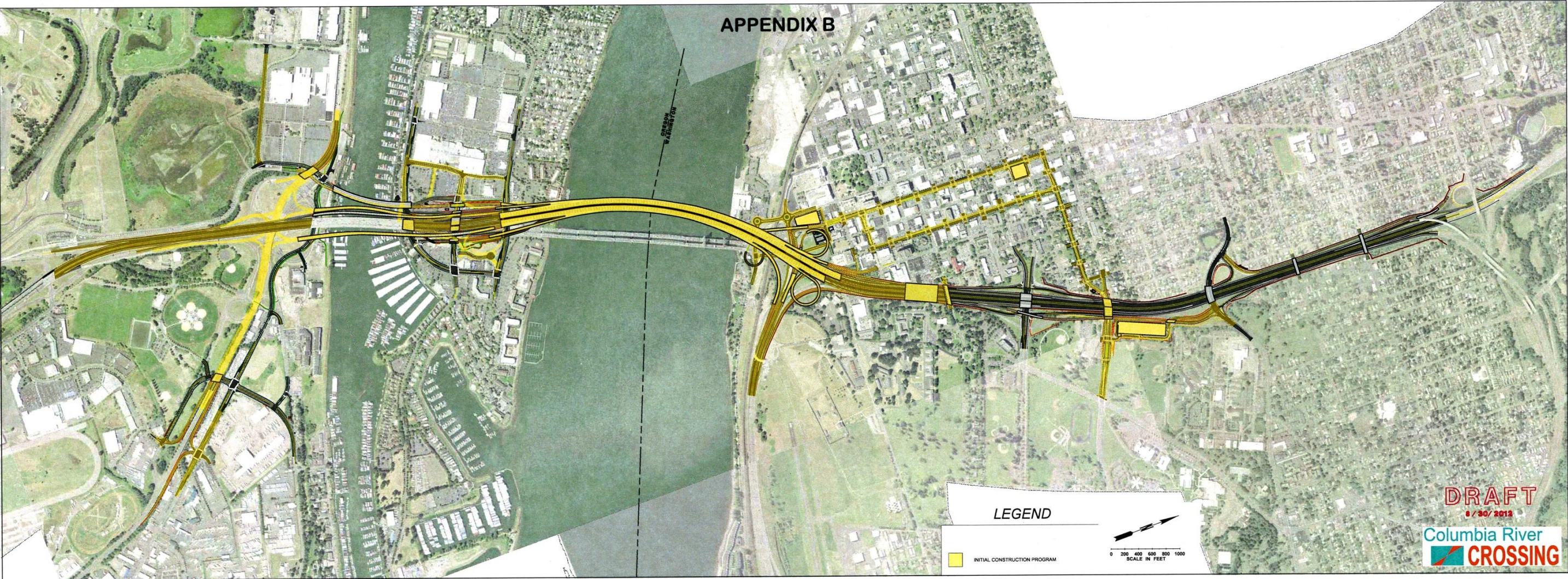
3.3.4 Temporary Effects

On-site Construction

Construction easements would be required for the temporary staging of equipment and materials during construction. These easements, shown in Exhibit 3.3-3, are separate from the permanent acquisitions and displacements reported elsewhere in this section. Property used temporarily during construction could be returned to its owner once construction is complete.

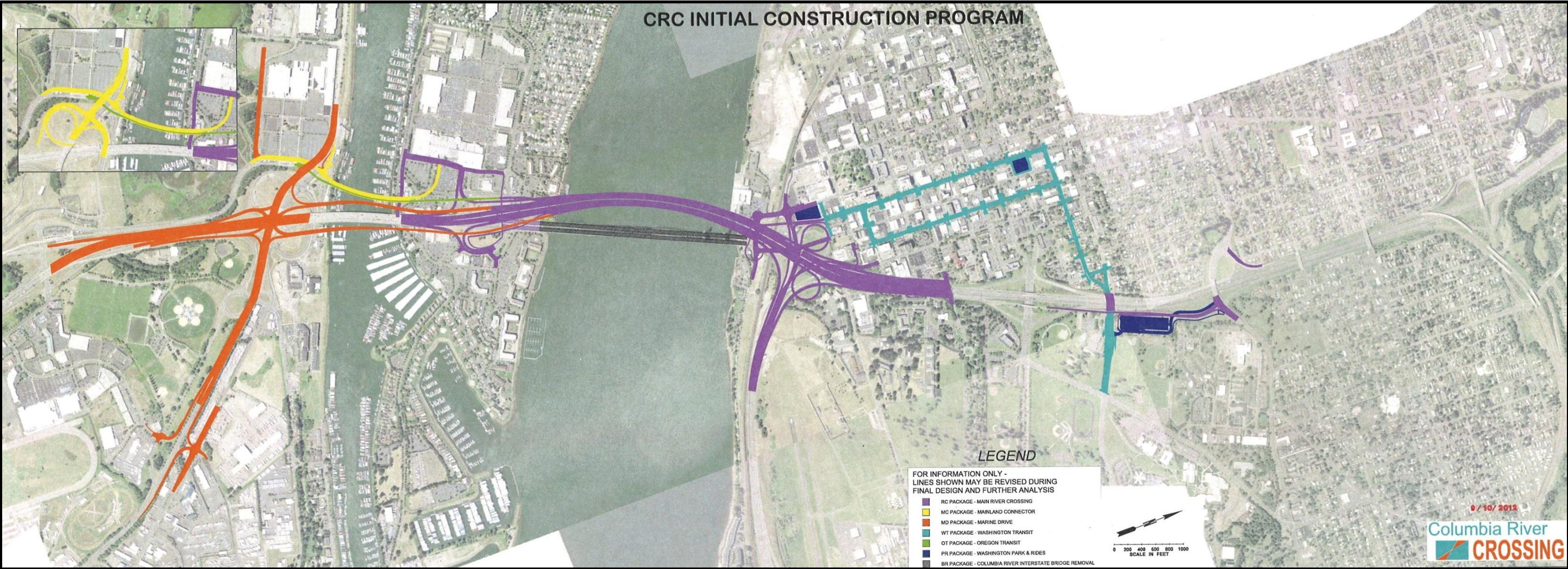
Much of the project's on-site staging or construction activity would be accommodated in existing right-of-way; however, near the proposed transportation improvements, an estimated 20 acres of temporary easements from approximately 200 parcels would also be required for Option A compared to 14 acres from 171 parcels with Option B. The differences between the two alternatives are largely the result of different local roadway

Appendix B: **Geographic Boundaries of the Columbia River Crossing ICP and LPA**



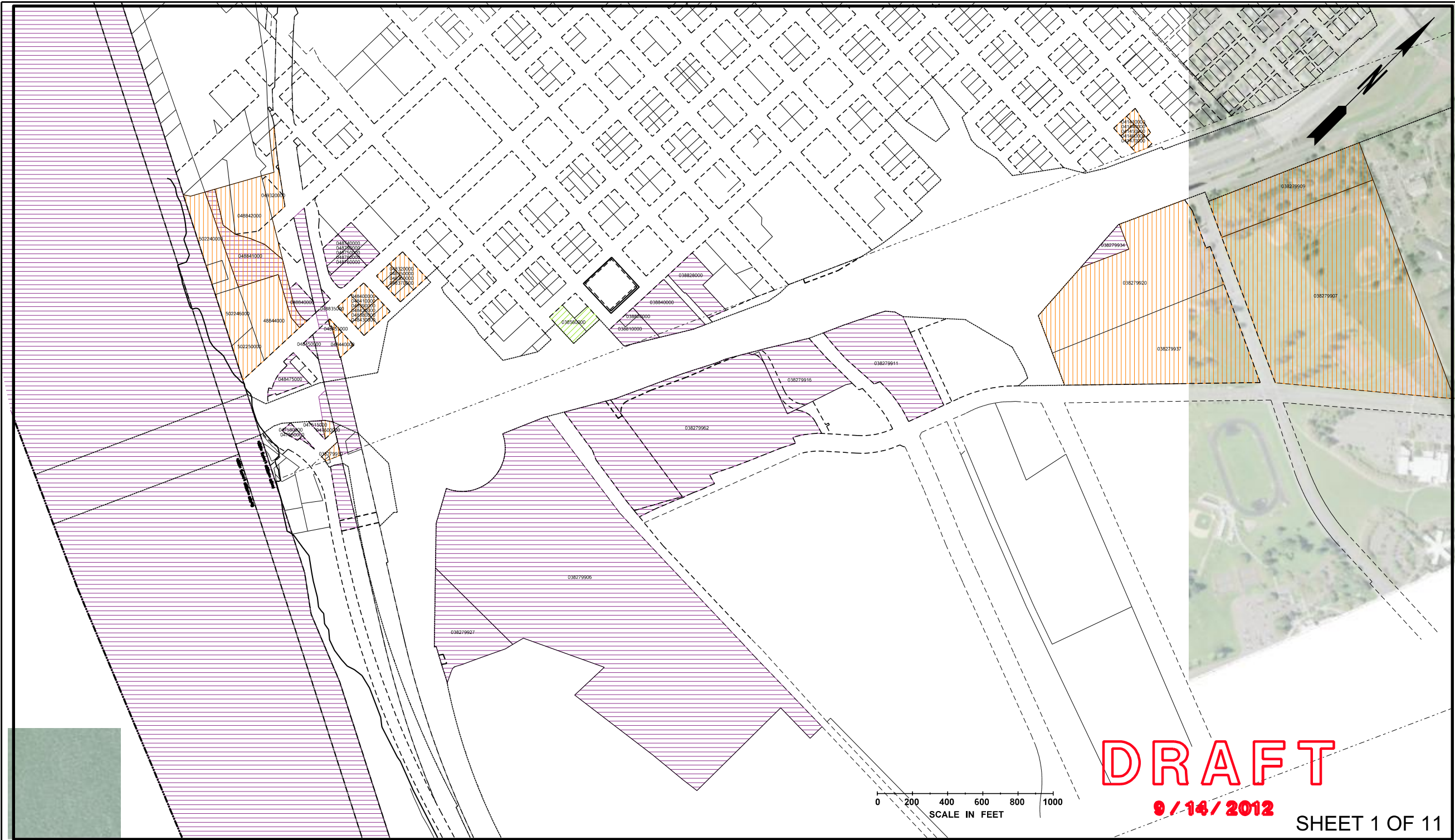
The geographic footprint of the Initial Construction Program (ICP) is shown above as a yellow overlay to the Concept Illustrative of the CRC Locally Preferred Alternative (LPA). Thus, the dark line work (no yellow overlay) represents the improvements necessary to complete the LPA after the ICP

Appendix C: **Delivery Packages of the Initial Construction Program (ICP)**



Appendix D: Taxlots Designated as Transit, Highway and Joint Use Mapped by Acquisition Sequence

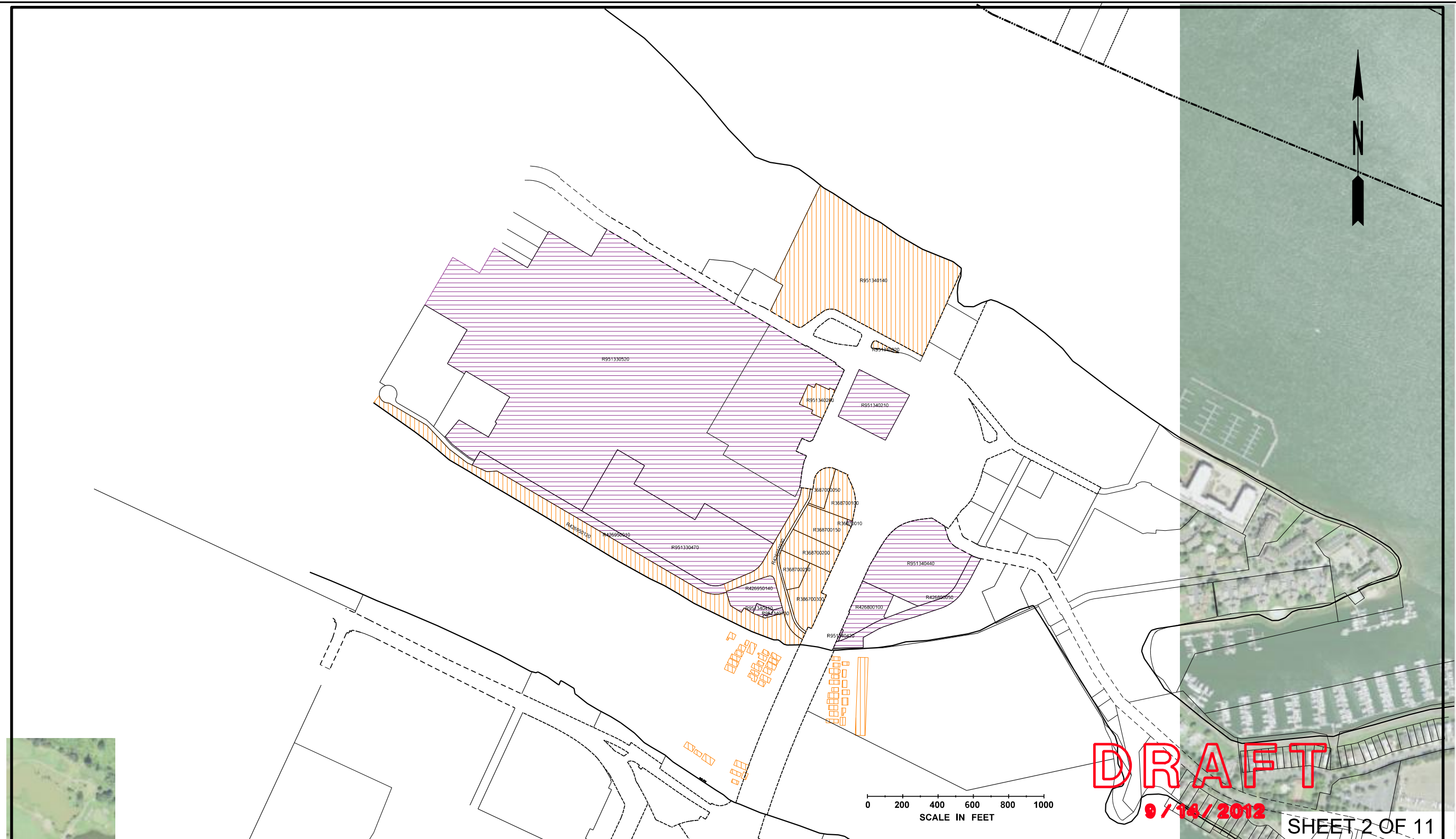
RC_{iw}: ICP River Crossing Package—Washington



The figures in Appendix D associate the property Attribute Designated Use” to entire taxlots.

The figures of Appendix D do not indicate the type, size or duration of property interests to be acquired.

To find this information, use the taxlot number printed within each taxlot to cross-reference parcel specific maps in Appendix P of this MAP.

RC₁₀: ICP River Crossing Package–Oregon

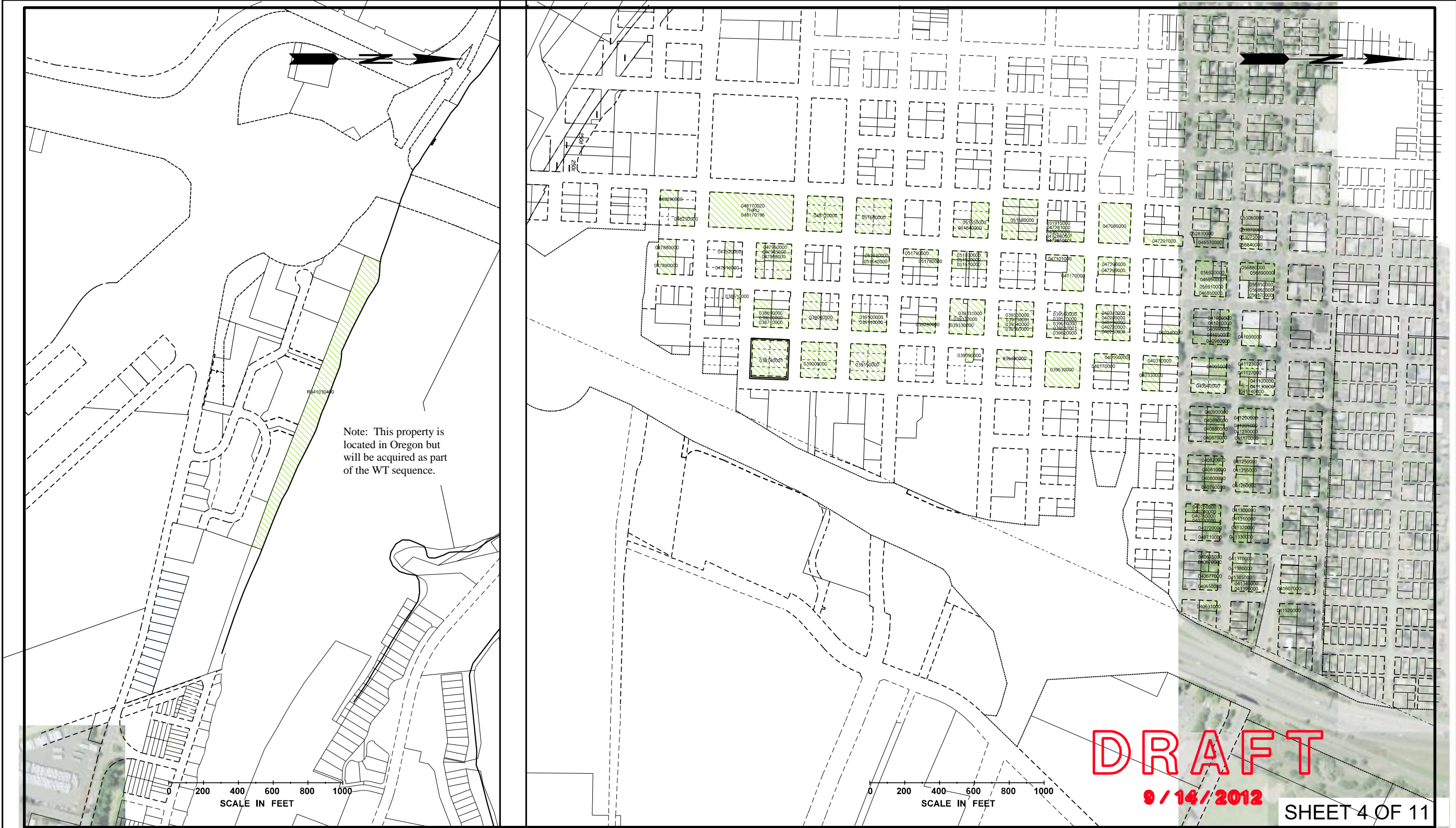
The figures in Appendix D associate the Property Attribute “Designated Use” to entire taxlots. The figures of Appendix D do not indicate the type, size or duration of property interests to be acquired. To printed within each taxlot to cross-reference parcel specific maps in Appendix P of this RAMP.

MC_i: Mainland Connector Package and Oregon Transit Package

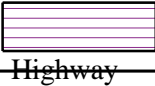


The figures in Appendix D associate the Property Attribute “Designated Use” to entire taxlots. The figures of Appendix D do not indicate the type, size or duration of property interests to be acquired. To find this information, use the taxlot number printed within each taxlot to cross-reference parcel specific maps in Appendix P of this RAMP.

WT: ICP Washington Transit Package



The figures in Appendix D associate the Property Attribute “Designated Use” to entire taxlots. The figures of Appendix D do not indicate the type, size or duration of property interests to be acquired. To fir printed within each taxlot to cross-reference parcel specific maps in Appendix P of this RAMP.



Highway

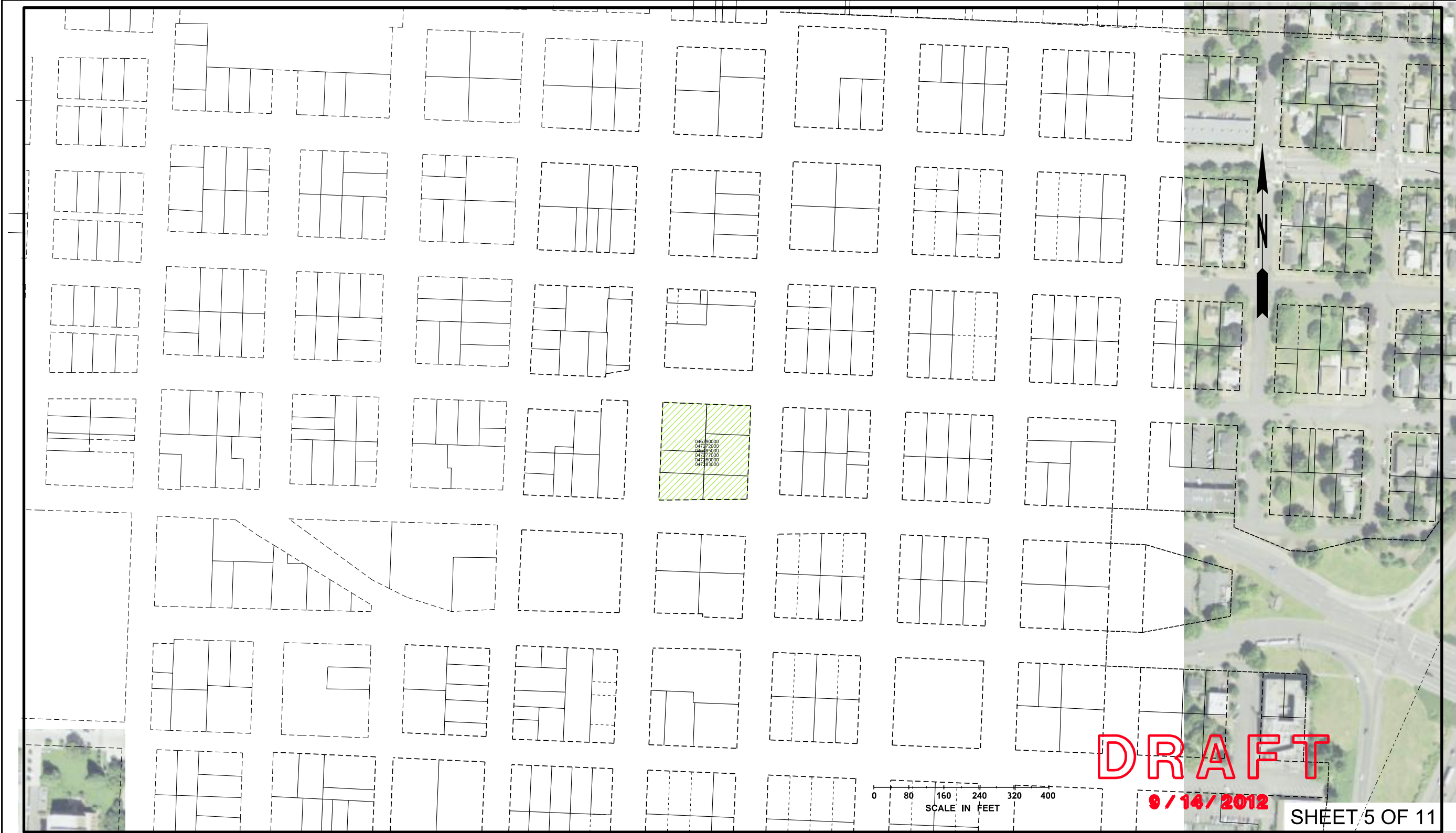


Joint

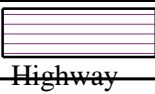


Transit

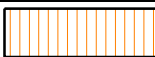
P&R: ICP Park and Ride Garage Package:



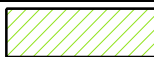
The figures in Appendix D associate the Property Attribute “Designated Use” to entire taxlots. The figures of Appendix D do not indicate the type, size or duration of property interests to be acquired. To find this information, use the taxlot number printed within each taxlot to cross-reference parcel specific maps in Appendix P of this RAMP.



Highway

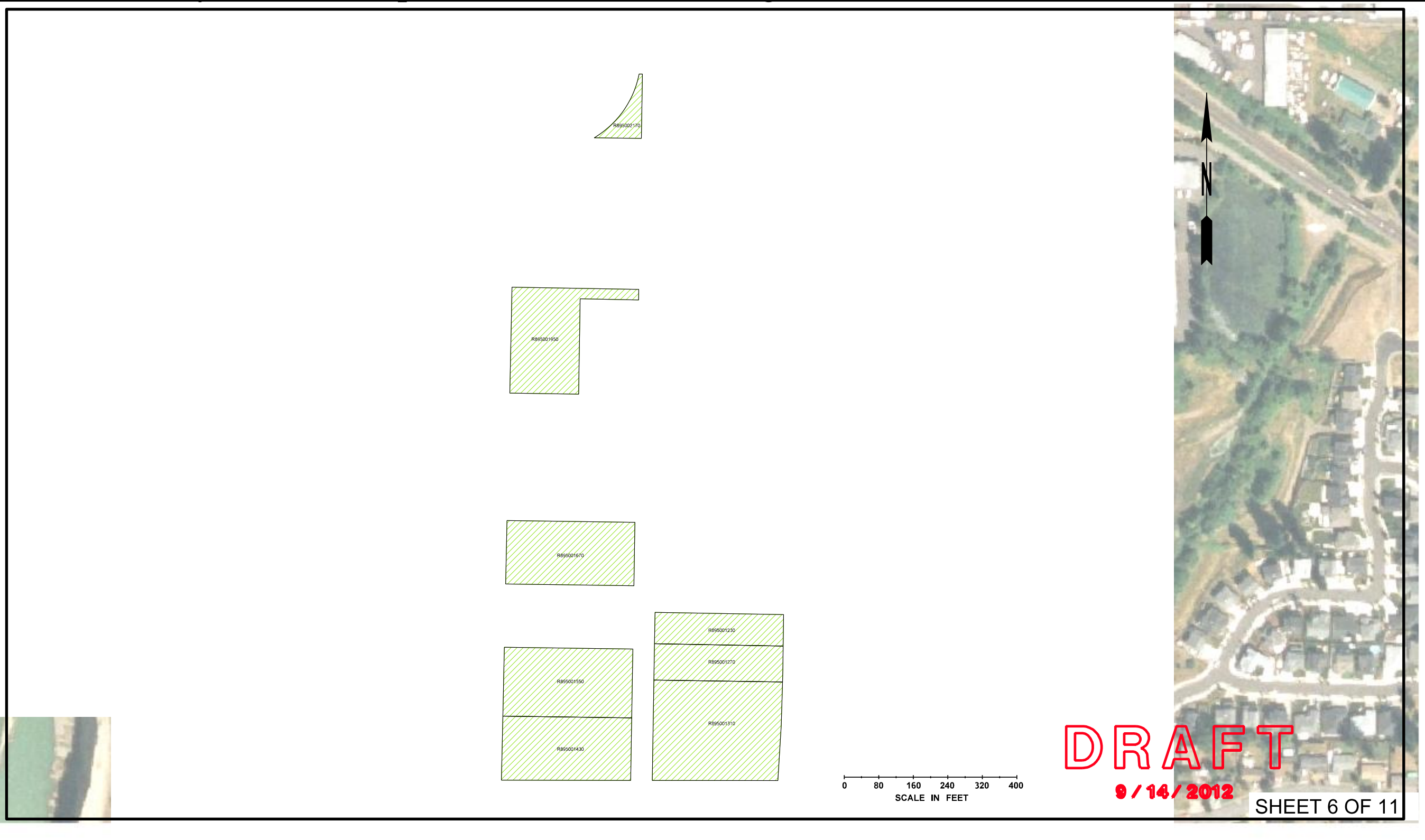


Joint

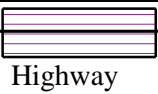


Transit

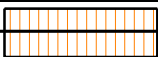
RJ: ICP Ruby Junction Expansion (Phase II) Package



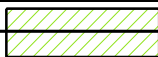
The figures in Appendix D associate the Property Attribute “Designated Use” to entire taxlots. The figures of Appendix D do not indicate the type, size or duration of property interests to be acquired. To find this information, use the taxlot number printed within each taxlot to cross-reference parcel specific maps in Appendix P of this RAMP.



Highway

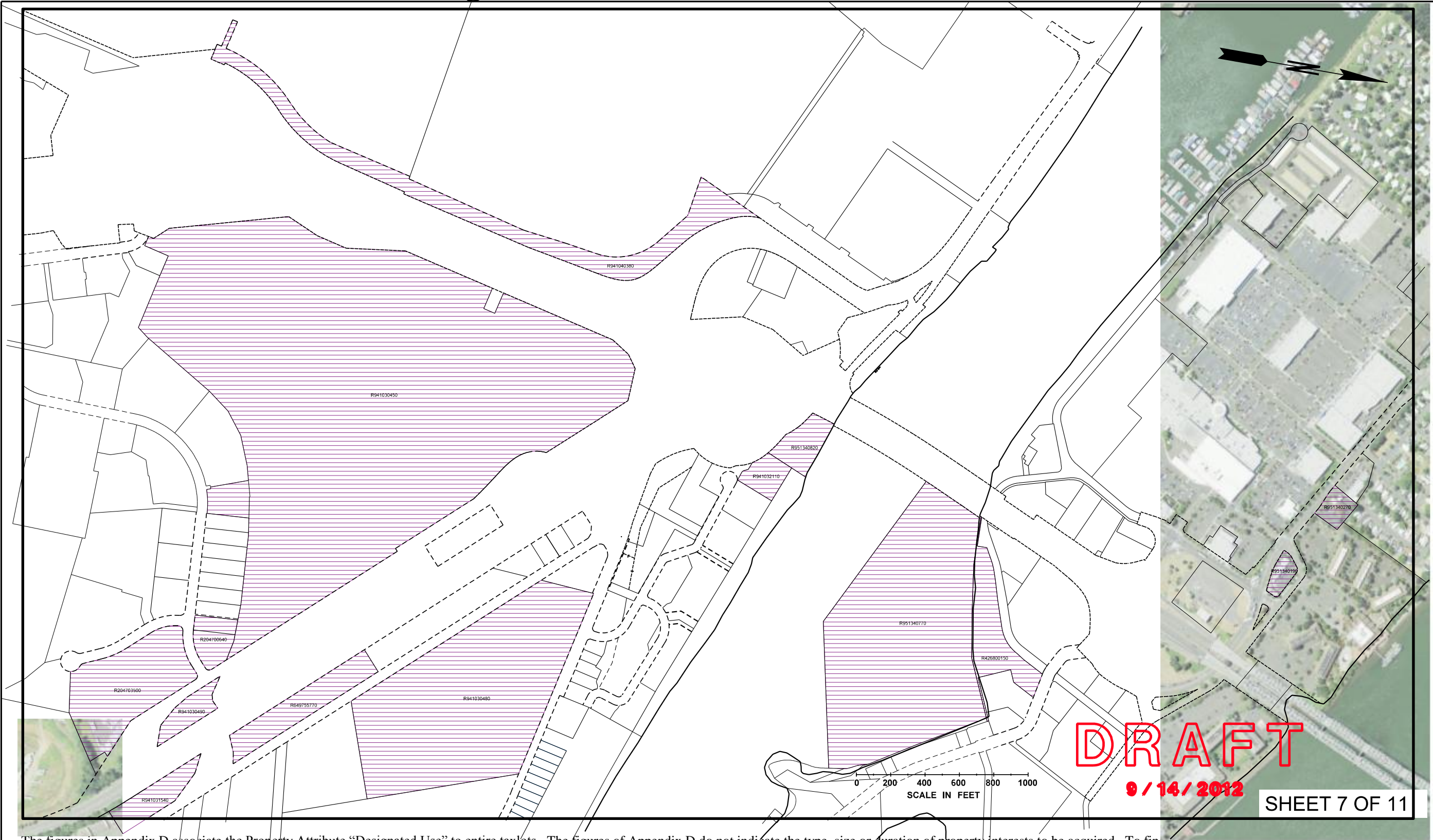


Joint

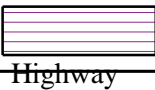


Transit

MD_i: ICP Marine Drive Package



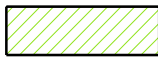
The figures in Appendix D associate the Property Attribute “Designated Use” to entire taxlots. The figures of Appendix D do not indicate the type, size or duration of property interests to be acquired. To find the figures of Appendix D, refer to the figures of Appendix D printed within each taxlot to cross-reference parcel specific maps in Appendix P of this RAMP.



Highway

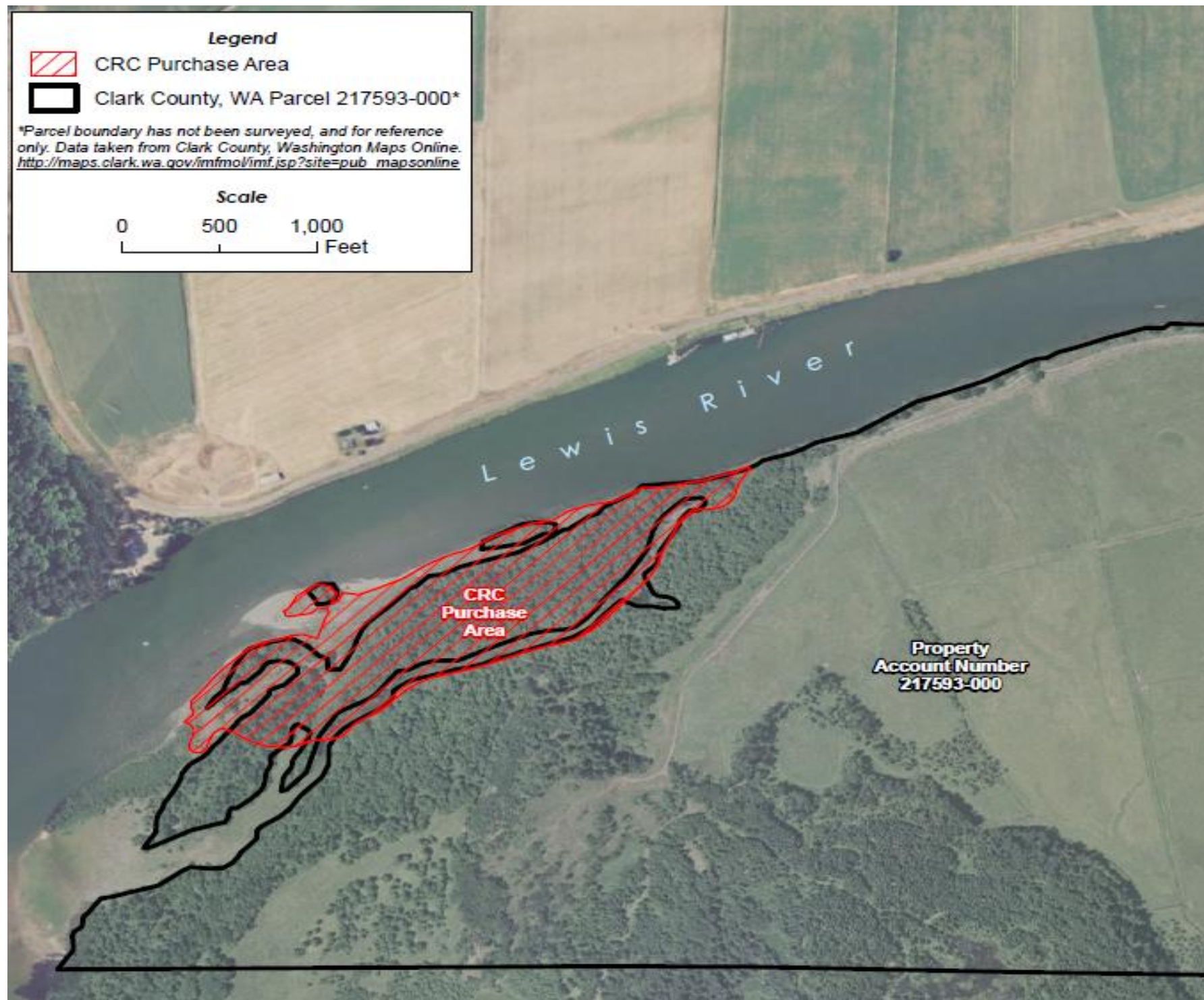


Joint



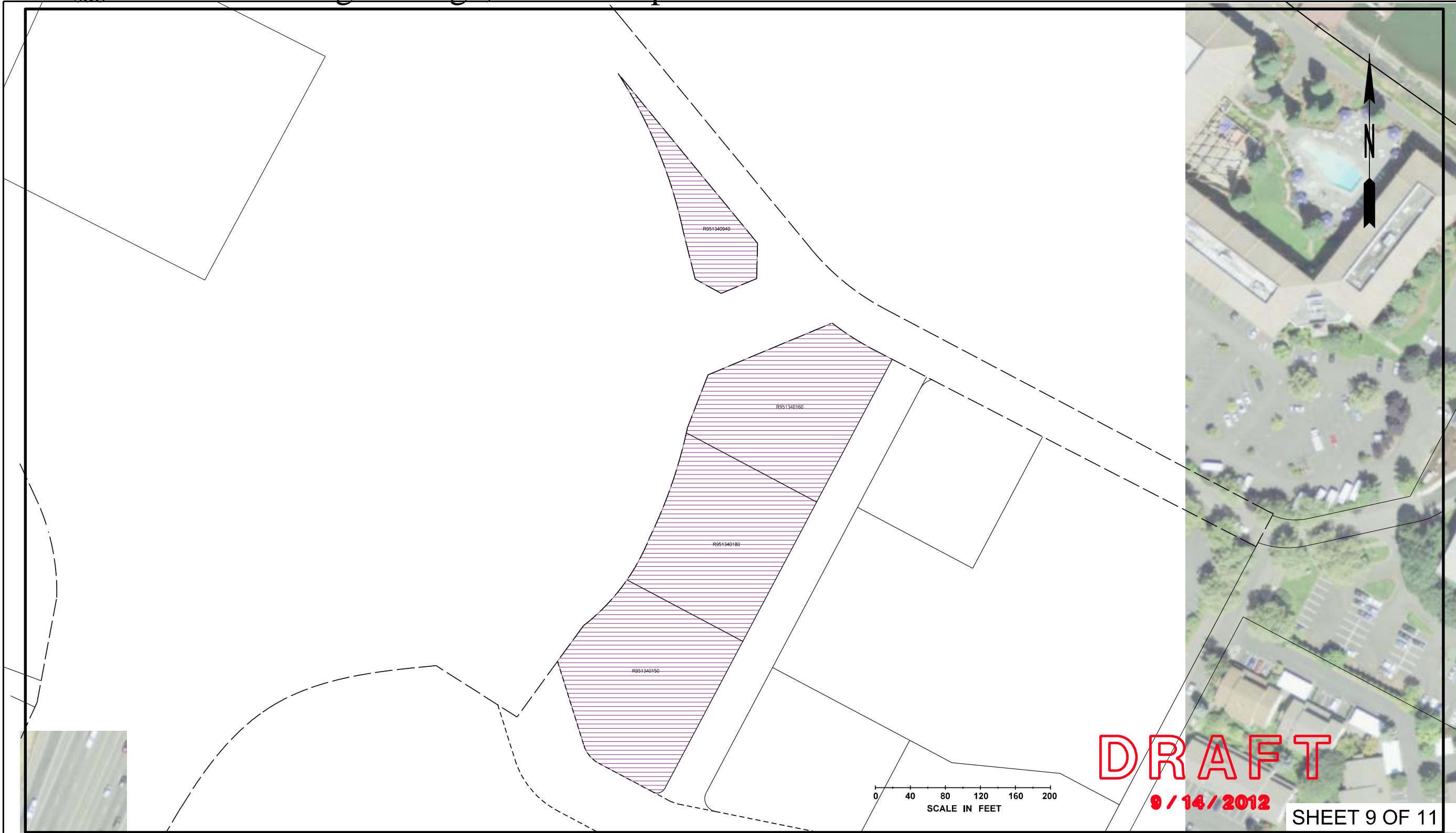
Transit

EN: ICP Environmental Mitigation Acquisition

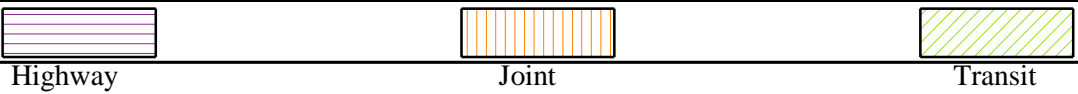


The Designated Use of all EN property interests is Highway Use.

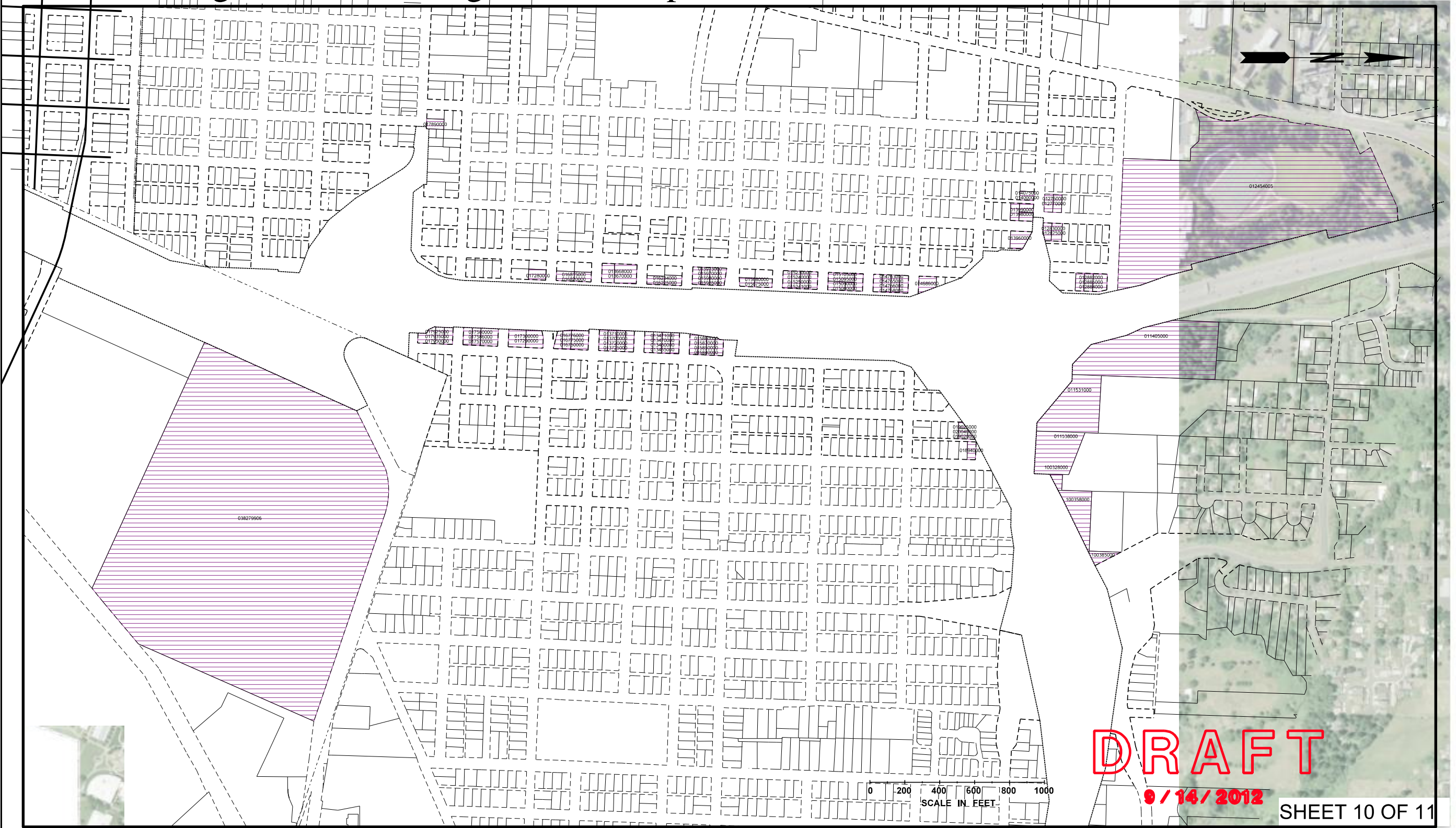
RC_{sub}: River Crossing Package, LPA Completion



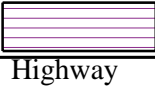
The figures in Appendix D associate the Property Attribute “Designated Use” to entire taxlots. The figures of Appendix D do not indicate the type, size or duration of property interests to be acquired. To find this information, use the taxlot number printed within each taxlot to cross-reference parcel specific maps in Appendix P of this RAMP.



WN: Washington North Package, LPA Completion



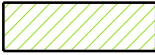
The figures in Appendix D associate the Property Attribute “Designated Use” to entire taxlots. The figures of Appendix D do not indicate the type, size or duration of property interests to be acquired. To find this information, use the taxlot number printed within each taxlot to cross-reference parcel specific maps in Appendix P of this RAMP.



Highway

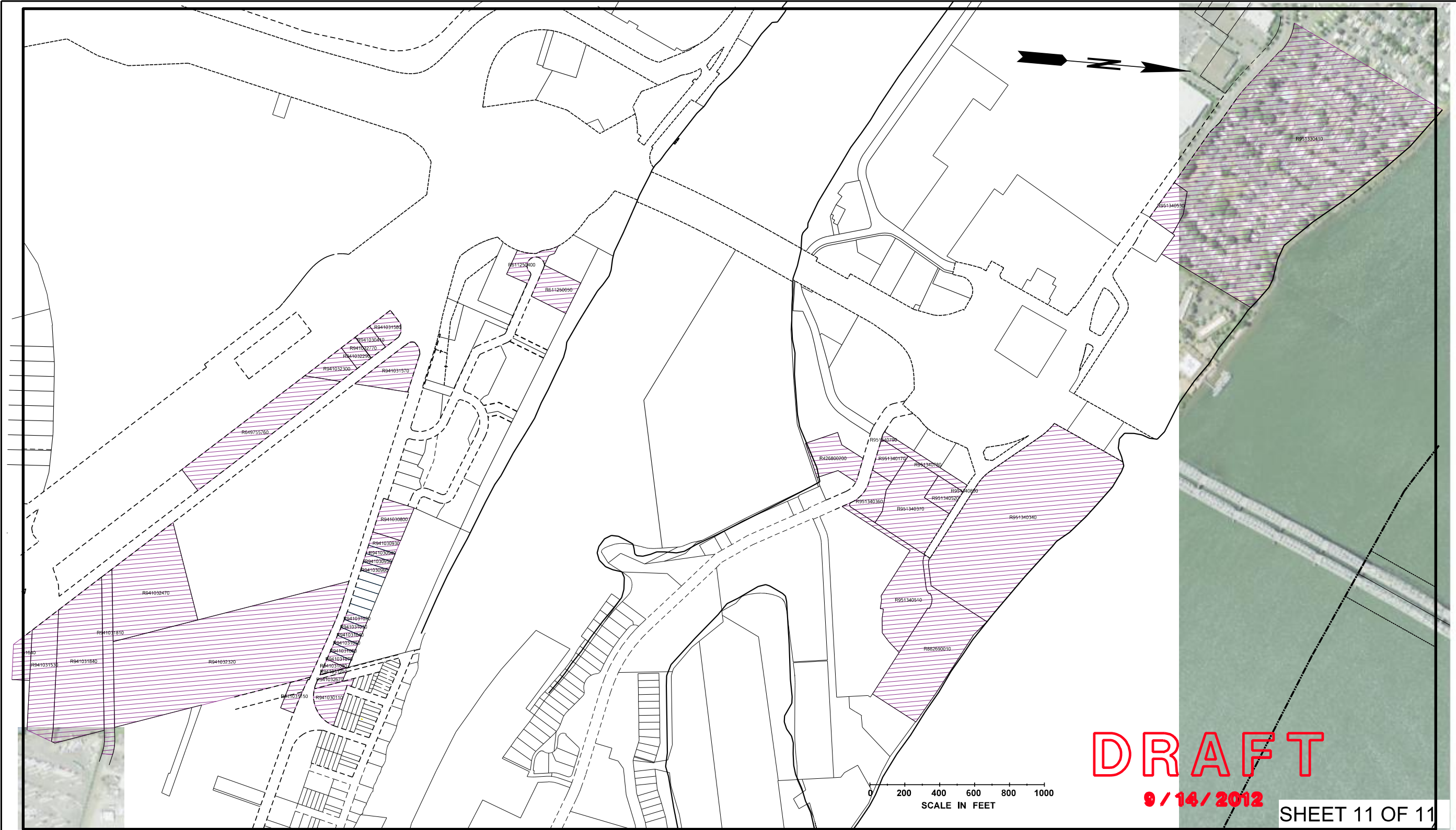


Joint



Transit

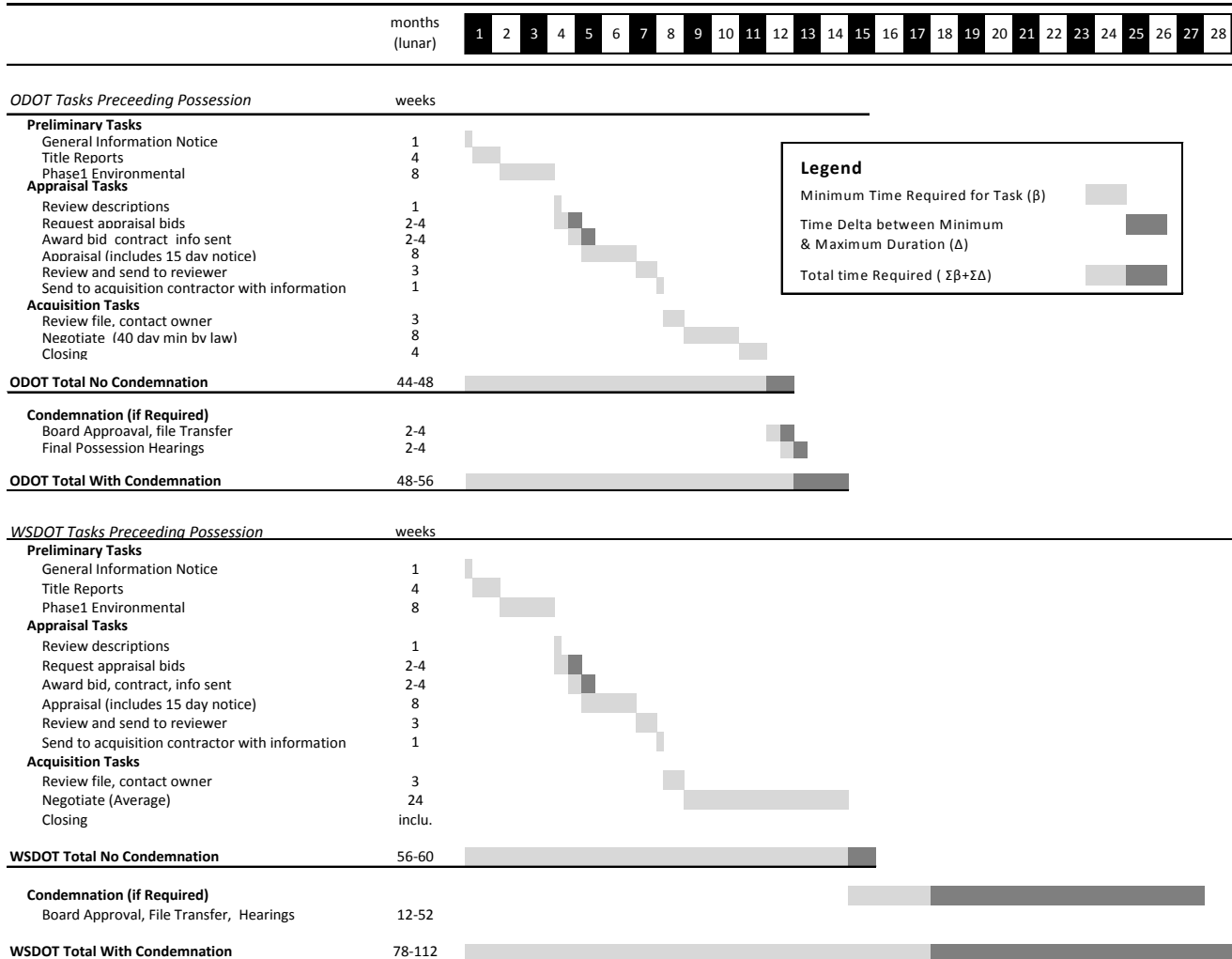
MD_{sub}: Marine Drive Package, LPA Completion



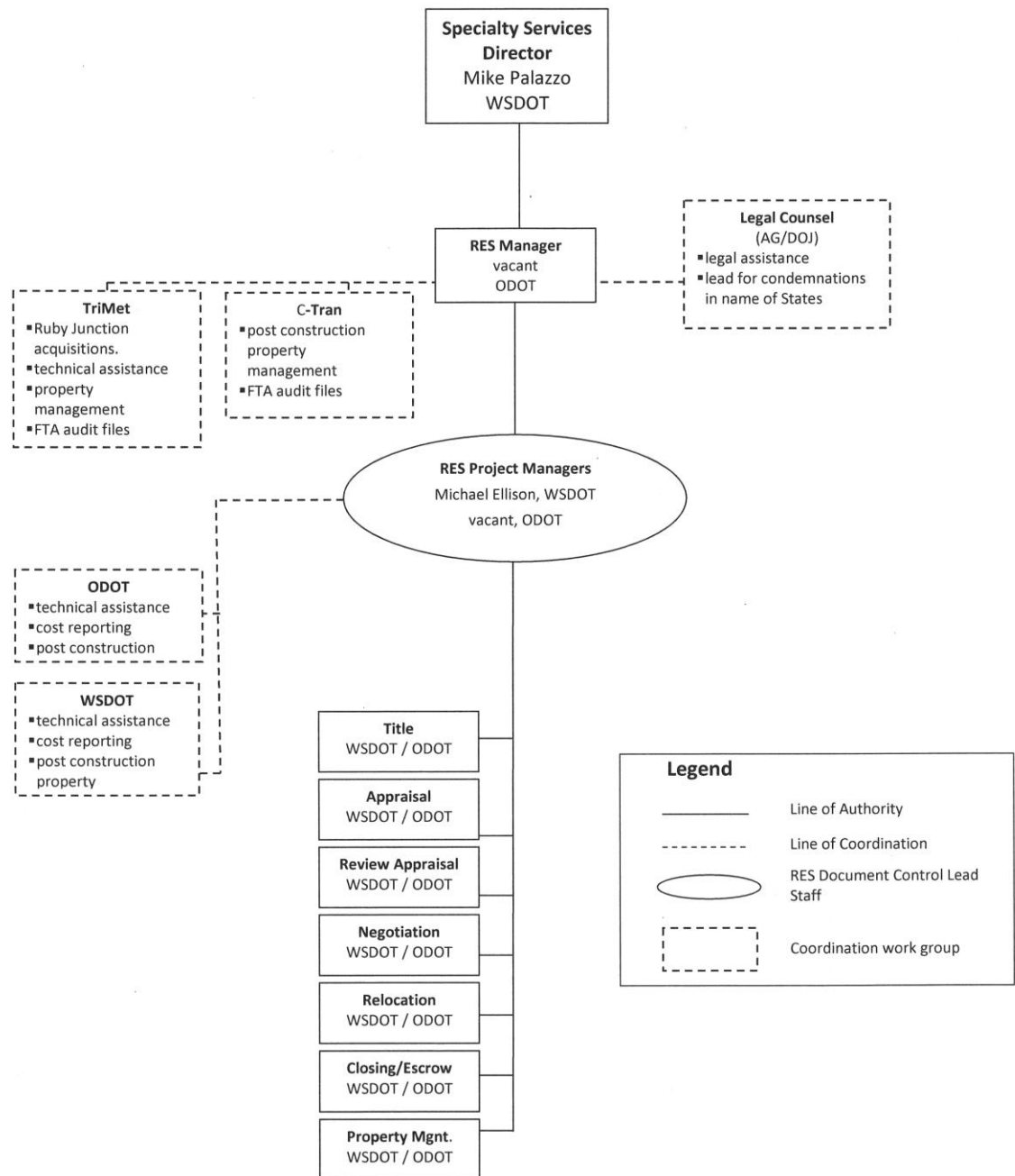
The figures in Appendix D associate the Property Attribute “Designated Use” to entire taxlots. The figures of Appendix D do not indicate the type, size or duration of property interests to be acquired. To find this information, use the taxlot number printed within each taxlot to cross-reference parcel specific maps in Appendix P of this RAMP.

Typical Lead Times for Possession in Oregon & Washington

Figure 3.....: Typical Possession Timesframes: ODOT vs. WSDOT



RES Functional Organization Chart



Appendix G: RES Job Descriptions

Right-of-Way Manager

The Right-of-Way Manager oversees the preparation and day-to-day implementation of the Real Estate Acquisition Management Plan. This will be accomplished through close collaboration with and by leveraging TriMet staff knowledgeable in FTA requirements. He manages the ROW function supported by ROW staff from WSDOT, ODOT, and qualified consulting staff with expertise in ROW negotiation, acquisition and relocation on large, complex multi-modal projects.

Oregon Senior Right-of-Way Agent

Plans and directs Right of Way acquisition activities, including the appraisal, acquisition, relocation and project related property management functions. Acts as Right of Way liaison to the Project Delivery Team, providing real estate cost estimates, monitoring timelines and other project requirements. Assures timely delivery of right of way while assuring conformance with State and Federal regulations.

Washington Property & Acquisition Specialist 5

Under the Uniform Relocation Act, positions supervise or lead employees in real estate activities such as property management, relocation, appraisal, negotiations, or title examination or positions may serve as a review appraiser for multi-regions. Typical work includes:

Advising and/or providing recommendations to agency administrators, county officials, and/or taxpayers regarding damage claims, audit findings and recovery of federal aid, assessment, settlements or condemnations, equalization and taxation of real and personal property, property tax exemptions or deferrals or in special valuation of property based on the current use of the property; assigning and/or conducting negotiations or relocation assistance; monitoring right-of-way activities of local agencies for state and federal policy compliance; defining tasks, soliciting bids, negotiating, drafting, awarding, and monitoring personal services contracts for appraisal-related activities. May supervise or lead other staff.

Washington Property & Acquisition Specialist 3

Typically performs complex duties relating to vacant, residential, commercial, agricultural, public utility, exempt, recreational, and/or industrial properties. Areas of responsibility include negotiations, acquisitions, relocation assistance, property management, title examination, leasing, appraisals, audits, disposal, inspections, and/or lands and access maintenance. At this level, complex assignments involve extensive title clearance, follow-up to negotiations which have reached an impasse; investigation and disposition of claims involving unconstitutional takings; relocations involving more complex issues (i.e. retail businesses, farms, last resort housing); preparation or review of relocation plans, benefit computations; moving cost estimates; dual-premise appraisals, and/or appraisal of income producing properties

Consultant ROW Support

Performs typical and atypical ROW work as assigned by the CRC ROW Manager. Services may include: research and gathering information, developing cost estimates as required by the CRC, attendance at

public meetings, review of ROW alignments for problems, serve as point of contact for property owners wanting information about the ROW process, and providing reports as required by the CRC.

TriMet Real Property Manager

Manages the real property acquisition and disposition for CRC facilities at Ruby Junction. Facilitate right-of-way and real property location design, project costing, budget development, appraisal, negotiation, relocation, condemnation and settlement, and property management. Ensure a commitment to safety through effective leadership, role modeling and implementing practices that demonstrate safety is a fundamental value and a priority in all aspects of work. Perform related duties as required.

TriMet Real Property Specialist

Negotiate acquisition and disposal of real property for CRC facilities at Ruby Junction. Provide liaison, appraisal, relocation, property management, and demolition services. Ensure a commitment to safety through consistent and professional behaviors in performance of job requirements that demonstrate safety is a fundamental value that guides all aspects of our work. Perform related duties as required.

Appendix H: RES Staff Resumes

Mike Palazzo

Specialty Services Director 2011-present

The Specialty Services Manager, supported by functional managers from WSDOT and ODOT, is responsible for Right of Way, Agreements/IGA/Invoices, Utilities, and Access Management services. This position also oversees the implementation of the Real Estate Acquisition Management Plan.

Professional Experience:

WSDOT Headquarters, Olympia, WA 12/08 to Present

Director, Real Estate Services

WSDOT is designated as the lead agency for all federally funded projects. These positions jointly establish statewide policy and procedures for real estate related activities, not only for WSDOT, but for all other state agencies and local governments using federal funds. I assure the policies and procedures are efficient, consistent, and in compliance with state and federal laws, regulations, and guidelines, as well as providing technical guidance for all WSDOT right of way programs statewide.

WSDOT Headquarters, Olympia, WA 09/08 to 12/08

Acting Director, Real Estate Services

WSDOT Headquarters, Olympia, WA 2005 to 2008

Deputy Director, Real Estate Services

The Deputy Director plans, directs and administers all programs of the Real Estate Services Office in the absence of the Director, Real Estate Services.

WSDOT, Southwest Region, Vancouver, WA 2001 to 2005

Real Estate Services Manager

Hired in August of 2001, I spent the first several months absorbing policies and practices, getting up to speed with past, present and future projects, and meeting the employees in the region, at headquarters, and across the state. From January 2002 through 2005, based on parcels acquired per agent per month, SW region RES productivity was the highest in the state while delivering all right of way certifications in time to meet all project scheduled advertizing dates.

SELF EMPLOYED 1978 to 2001

Real Estate Broker and Property Manager

Residential and commercial real estate sales, acquisitions, and property management. Started a property management program in 1979 and managed all aspects of multiple projects on a daily basis. This involved hundreds of properties worth millions of dollars, working with owners and tenants. I wrote and/or reviewed sales/purchase/lease documents, while analyzing and satisfying the varying and demanding needs of buyers, sellers, tenants, and owners in residential and commercial projects. I marketed properties for sale or lease, assessed and projected the physical needs of managed properties, and hired and supervised electricians, plumbers, roofers, general contractors, landscapers, and other personnel. No complaints and no lawsuits.

Education:

Aloha High School; Aloha OR

Graduated 1973

Information Technology Institute; Portland, OR

Post-Graduate Applied Information Technology (AIT) Program, 2001

Michael D. Ellison
Acting – Columbia River Crossing Right of Way Project Manager
March 1, 2012-present

Coordinate the Right of Way (ROW) and Real Estate activities related to the Columbia River Crossing (CRC) Project and provide direction and oversight for ROW staff and consultants.

Professional Experience:

WSDOT, Vancouver, WA
Appraisal Program Supervisor

3/05 to 2/12

I was originally hired as an Appraiser, ROW Agent 3 in March of 2005. On September 20, 2005 I earned a promotion to Appraisal Program Supervisor, Right of Way Agent 4. On December 21, 2005 I was reclassified upward to a Property and Acquisition Specialist 5, which I currently hold.

As the Appraisal Program Supervisor I provide leadership for the appraisal discipline within the Southwest Region of WSDOT. Some of my responsibilities include:

- Supervision of appraisal staff.
- Work closely with OFM and more recently the Consultant Services Office in the administration of personal service agreements and task orders for consultants.
- Coordinate with other real estate disciplines to ensure that all laws, policies and procedures are followed, while maintaining the delivery schedule.
- Determine a project's ROW impacts and provide recommendations for alternatives.
- Perform ROW scope estimates, develop budgets, and submit funding requests to open ROW work orders.
- Setup the projects and maintain the appraisal/review entries in IRIS.
- Attend stakeholder, open houses, and other project level meetings.

During this time period I served on the Statewide Program Management Group (SPMG). I provided technical feedback for the Project Management & Reporting System (PMRS). The purpose of the SPMG was to assist in the overall management of the delivery of the \$15 billion in transportation projects expected over 16 years following the enactment of the Transportation Partnership Act of 2005. My specific involvement was related to the Content Management Workflow and eForms.

I also was on an WSDOT committee tasked with replacing the software used to track and maintain our Right of Way projects, Real Estate Information System (REIS). The result of this effort was the Integrated Real Estate Information System (IRIS).

Ellison Appraisal Services, Vancouver, WA
Owner/Principle Appraiser

12/92 to Current

From 11-10-92 to 6-25-06 was a Certified appraiser and was the owner/principle appraiser by a small appraisal/consulting company. I closed the active business shortly after I cancelled my license to focus on WSDOT. Our clients were varied and included lenders, relocation firms, WSDOT, other public agencies and attorneys. The areas of coverage included seven, southwest counties in Washington.

I worked independently, preparing appraisals in conformance with USPAP and where appropriate, WSDOT, the Yellow Book and IRS requirements. I was responsible for tracking accounts receivable, maintaining the computer/network systems.

My appraisal company was one of the first in the area to incorporate laptops, portable printers and digital cameras to our everyday workflow in the mid 90's and we held that distinction for several years.

US Army
Specialist

10/88 to 12/91

For the first 26 months, my MOS was a 98C Signals Intelligence Analyst (now designated as a 35N), while I was stationed at Goodfellow A.F.B. in San Angelo Texas. I analyzed, prioritized and classified data collected electronically. Most of the data needed decryption/deciphering. The data was then placed in a database. I developed reports based on level of importance/clearance and briefed members in higher chain of command and recommended course of action. For the last few months I was the Floor Sergeant in charge of a platoon, approximately 24 soldiers.

I opted for an early re-enlistment and was offered a second MOS 94H Electronic Calibration at my second installation, Lowry A.F.B. This job required the testing, troubleshooting, and calibration of various pieces of electronic equipment down to the discrete component level. During this time I was the Floor Sergeant in charge of approximately 13 soldiers.

Education:

Clark Community College, Vancouver, WA
1995-1996 45 credit hours as a business major.
2000 43 credit hours as a Computer Science major.

Professional /Business Courses (1992-Current):

450+ hours	Various - Appraisal related courses including the core hours necessary for State Certification. All of these courses are recognized by the Appraisal Institute.
50 hours	WSDOT - Leadership & Management
8 hours	OFM - Contracting in Washington State
4 hours	WSDOT – Work Orders Financial Overview
4 hours	WSDOT – Agreements Financial Overview
8 hours	WSDOT – Time Management
7 hours	DOP – Government to Government Training

CRC Real Estate Services

PROPERTY INTEREST CERTIFICATION

DESCRIPTION OF THE PROPERTY INTEREST TO BE ACQUIRED

County Tax Lot Number: _____ Short written description: _____

RES File Number: _____

Civil Drawing Reference (sheet #/version): _____ ESA Status: _____

DELIVERY PACKAGE

☐ River Crossing – ICPr
☐ Mainland Connector – ICPr
☐ Marine Drive – ICP
☐ Ruby Junction Expansion Phase II – ICPr
☐ Oregon Transit – ICPr
☐ Washington Transit – ICPr
☐ Washington Park & Ride – ICPr
☐ Washington North
☐ Off Site Environmental Mitigation
☐ Other: _____

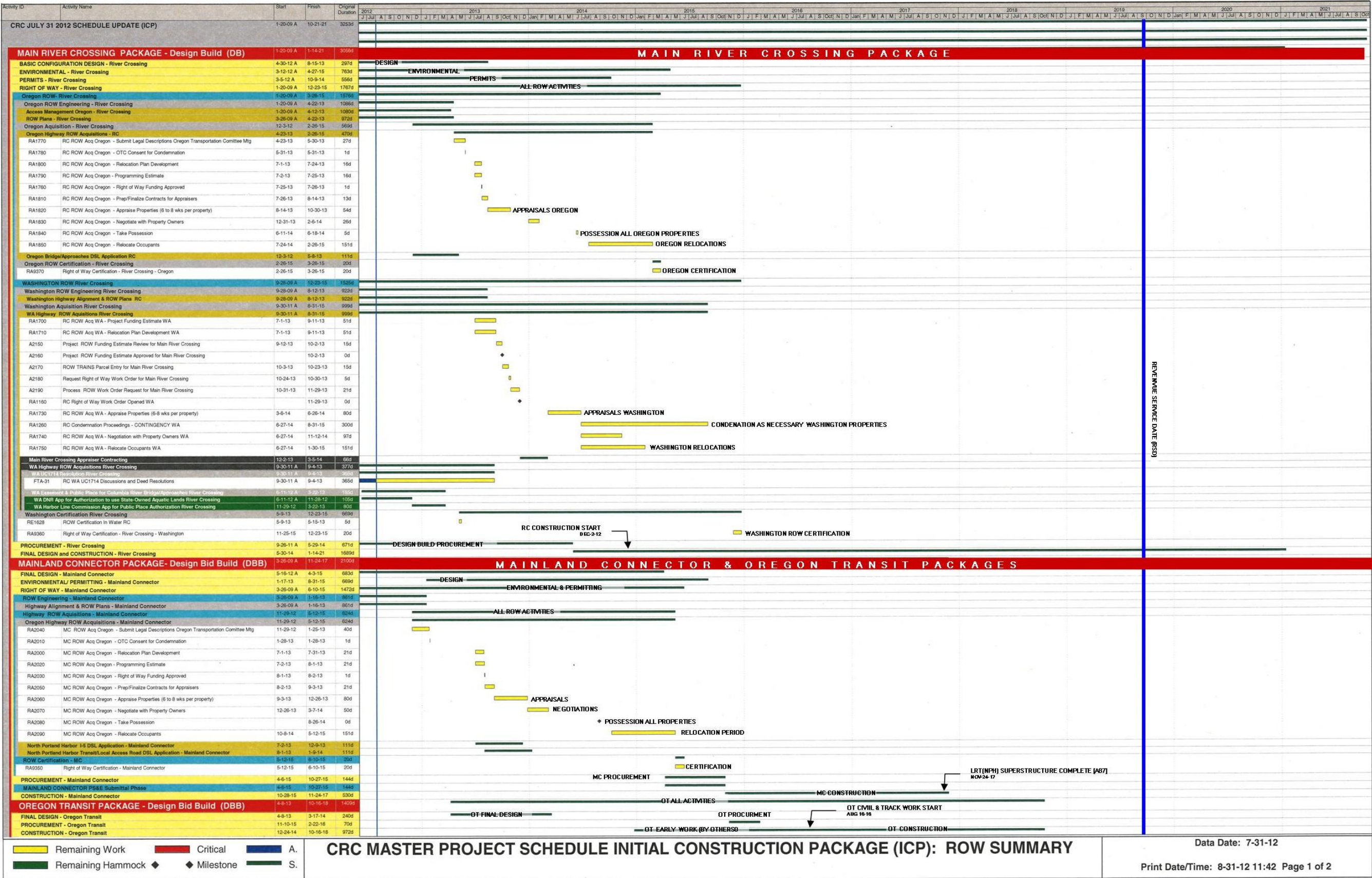
CRC REAL ESTATE SERVICES PROPERTY ATTRIBUTES:

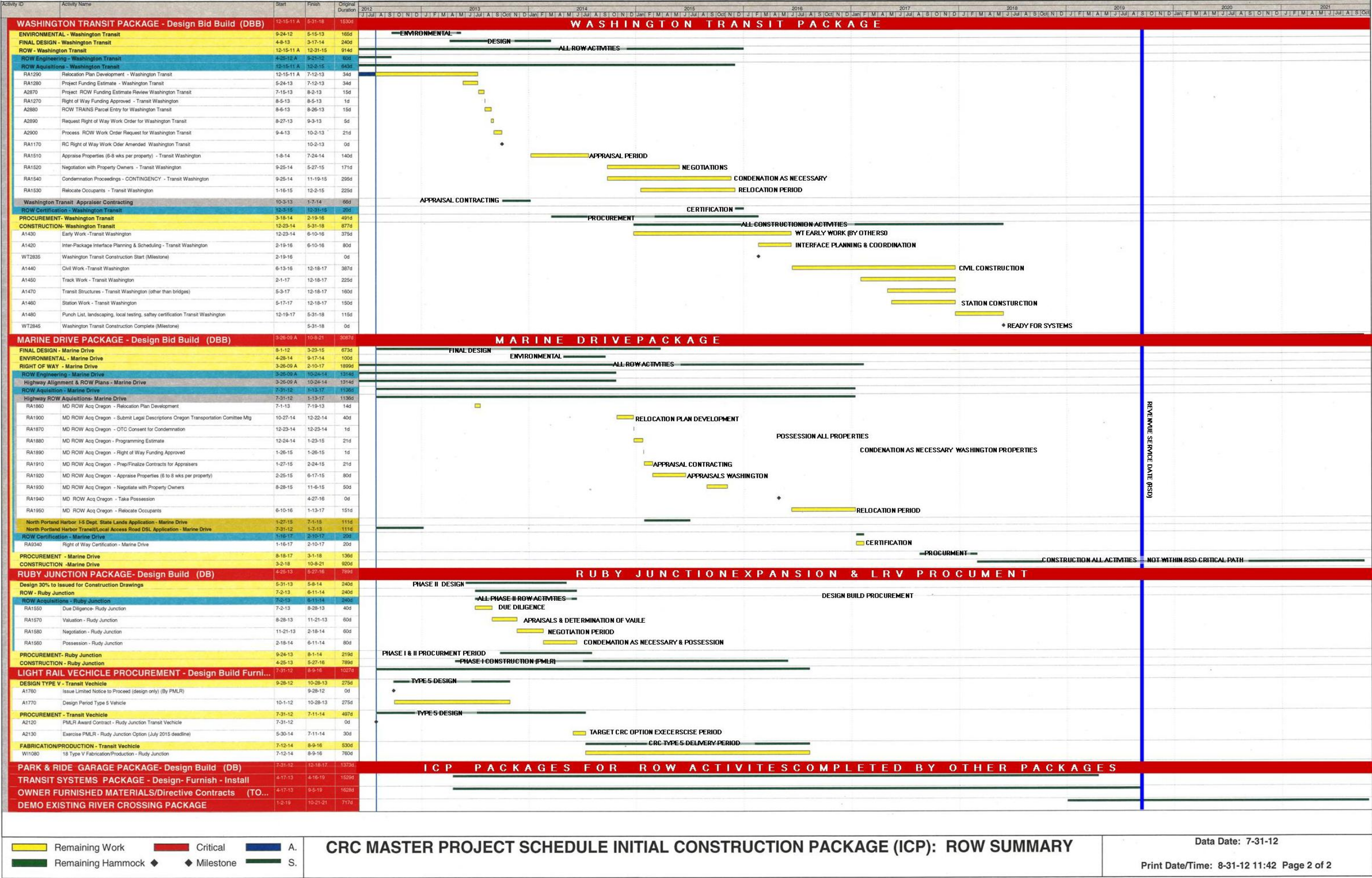
Sequence <input type="checkbox"/> RC _{iw} <input type="checkbox"/> RC _{io} <input type="checkbox"/> MC <input type="checkbox"/> MD _i <input type="checkbox"/> RJ <input type="checkbox"/> WT <input type="checkbox"/> P&R <input type="checkbox"/> RC _{SUB} <input type="checkbox"/> MD _{SUB} <input type="checkbox"/> WN Duration <input type="checkbox"/> Permanent <input type="checkbox"/> Temporary	Rights <input type="checkbox"/> Fee <input type="checkbox"/> Access <input type="checkbox"/> Temporary Construction <input type="checkbox"/> Other: _____ <input type="checkbox"/> Other: _____ Acquiring Agency <input type="checkbox"/> WSDOT <input type="checkbox"/> ODOT <input type="checkbox"/> TriMet Extent <input type="checkbox"/> Full <input type="checkbox"/> Partial	Use Designation <input type="checkbox"/> Transit Use <input type="checkbox"/> Joint Use <input type="checkbox"/> Highway Use Federal Funding <input type="checkbox"/> FTA <input type="checkbox"/> FHWA <input type="checkbox"/> Other Ultimate Vesting <input type="checkbox"/> WSDOT <input type="checkbox"/> ODOT <input type="checkbox"/> C-Tran <input type="checkbox"/> TriMet <input type="checkbox"/> City of Vancouver <input type="checkbox"/> City of Portland <input type="checkbox"/> Other: _____	Authority <input type="checkbox"/> WSDOT <input type="checkbox"/> ODOT <input type="checkbox"/> C-Tran <input type="checkbox"/> TriMet <input type="checkbox"/> City of Vancouver <input type="checkbox"/> City of Portland Normality <input type="checkbox"/> typical <input type="checkbox"/> atypical Agent <input type="checkbox"/> WSDOT <input type="checkbox"/> ODOT <input type="checkbox"/> TriMet <input type="checkbox"/> Private Contractor
--	--	---	--

THE SIGNATORS BELOW CERTIFY THAT PROPERTY INTEREST AS DESCRIBED HEREIN IS REQUIRED FOR THE COLUMBIA RIVER CROSSING FOR THE STATED PURPOSES

CRC HIGHWAY DESIGN MANAGER: _____ REAL ESTATE SERVICES MANAGER: _____
 DATE: _____ DATE: _____

Appendix J: CRC Master Project Schedule: ROW Summary





Appendix K:

RES Production Database

RES production will be managed via a flat-file database: rows represent acquisition files, column represent data related to each file. To illustrate the content and layout of this database on a single page, data for only one acquisition is shown and the column array is broken into segments.

Property Info (Rev. 29Aug2012)											
State											
	Rev6 sequenc e	Duration	Rights	Extent	Desinated use	Normality	Federal Assitance	Acquiring Agency	Authority	Ultimate Vesting	Agent
WA	RC _{iw}	P	Fee	Full	highway	Typical	FHWA	WSDOT	WSDOT	WSDOT	CRC

Continues to next line.

DOT Parcel No.	Plan Sheet No.	Tax ID	Ownership	Owner Mailing Address	Site Address						
4-08264	6	047615-000	City of Vancouver	PO Box 1995, Vancouver, WA 98668	Vancouver, WA 98660						

Continues to next line.

Delivery Tracking (Rev. 14May2012) This information will feed into a CSV and separate XLS files for GIS Geodatabase integration.											
Funding Approved	Waiting on Plans as of	Attorney	Appraisal								
			Appraisal or Waiver	Appraisal Type	Appraiser	Date Contracted	Due	Received	JC Established	JC Amount	

Continues to next line.

Negotiation										Relocation			Comments
Negotiator	Offer Out	Counter Offer Rec.	Counter Offer Amount	Settlement Amount	Signed	Relo Agent	90 Day Assurance	Relocation Complete					

Continues to next line.

Detailed Costs/Impacts (Rev. 27Aug2012) (Area quantities obtained from Jim Burke based on design file dated 25July2012)											
Zone	Parcel Size (sf unless noted)	Land \$/SF	R/W Fee (sf)			Permanent Easement (sf)			TCE		
			Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
CX/COM	4,114	\$30.00	4,114	-	4,114	-	-	-	-	-	-

Continues to next line.

Total Cost of land	Cost of Improvements	Damages	Relocation	ROW Admin.						Demo 3-06-08 WA 2-12-12 OR	Expense Incl. In Base (20%)	Total
				Title	Appraisal	Appraisal Review	Negotiation	Escrow	Total			
\$123,420	\$0	\$0	\$0	\$1,500	\$8,000	\$1,500	\$3,500	\$500	\$15,000	\$0	\$27,684	\$166,104

Continues to next line.

Demo 3-06-08 WA 2-12-12 OR	Expense Incl. In Base (20%)	Total	Type of Acquisition				Acq. Durat.		Displacements/Impacts				Displacement Duration		Responsible Mode		Impacts (Narrative)
			Partial in Fee	Full In Fee	TCE	Perm. Easemt	Access Change	Temp. (<2 yrs)	Perm. (>2 yrs)	Structures	Parking Spaces (marked)	Businesses	Residences	Temp. (<2 yrs)	Perm. (>2 yrs)	Highway	
\$0	\$27,684	\$166,104		X					X							X	R/W acquisition for Columbia Way re-alignment impacts: gravelled area; trees;

Acquisition File Completeness Checklists According to Acquiring Agency

CRC Real Estate Services:

File Completeness Checklist;**Property interest acquired with FTA funding ultimately vesting with C-Tran**

CRC RES File name: _____

CRC file#: _____

Property Address: _____

ITEM	Yes	N/A
PRELIMINARY		
CRC Property Interest Certification		
General Information Letter (GIN)		
Legal Description / Map		
Preliminary Title Report		
Permit of Entry		
ENVIRONMENTAL		
Phase 1 ESA		
Phase II ESA		
Hazardous Building Material Survey (HBMS)		
APPRAISAL		
Appraisal bid quotes		
Appraisal		
Revised Appraisal (if applicable)		
Review Appraisal		
Revised Review Appraisal (if applicable)		
FTA -concurrence request / appraisal (over \$500,000)		
FTA -received concurrence/ appraisal " "		
ACQUISITION		
Acquiring Agency authorization, if required		
Approval of Just Compensation		
Acquisition Assignment		
Offer letter		
FTA-request concurrence/ settlement above \$50,000		
FTA-received concurrence on settlement " "		
Final Report / negotiation record		
Purchase Agreement (i.e., Warranty Deed, B&S Deed)		
Request for funds (wire or check request)		
Final Closing documents – recorded deed		
Possession notice		
Title policy		

ITEM	Yes	N/A
RELOCATION		
Relocation Studies		
Relocation payments		
Relocation complete		
LEGAL		
Acquiring Agency Approval		
Recommendation for Condemnation		
File for Immediate Possession		
DEMOLITION		
Task Bid request documents		
Bids		
NTP letter		
DEQ letters (if applicable)		
Hazmat disposal records (if applicable)		
Demolition Complete		
Construction Obligation		
OTHER		

CRC Real Estate Services:

File Completeness Checklist;

Property interest conveyance from ODOT to TriMet utilizing FTA funding

CRC RES File name: _____

CRC file#: _____

Property Address: _____

ITEM	Yes	N/A
PRELIMINARY		
CRC Property Interest Certification		
General Information Letter (GIN)		
Legal Description / Map		
Preliminary Title Report		
Permit of Entry		
ENVIRONMENTAL		
Phase 1 ESA		
Phase II ESA		
Hazardous Building Material Survey (HBMS)		
APPRAISAL		
Appraisal bid quotes		
Appraisal		
Revised Appraisal (if applicable)		
Review Appraisal		
Revised Review Appraisal (if applicable)		
FTA -concurrence request / appraisal (over \$500,000)		
FTA -received concurrence/ appraisal " "		
ACQUISITION		
TriMet Board authorization (if over \$500,000)		
Approval of Just Compensation		
Acquisition Assignment		
Offer letter		
FTA-request concurrence/ settlement above \$50,000		
FTA-received concurrence on settlement " "		
Final Report / negotiation record		
Purchase Agreement (i.e., Warranty Deed, B&S Deed)		
Request for funds (wire or check request)		
Final Closing documents – recorded deed		
Possession notice		
Title policy		

ITEM	Yes	N/A
RELOCATION		
Relocation Studies		
Relocation payments		
Relocation complete		
LEGAL		
Acquiring Agency Approval		
Recommendation for Condemnation		
File for Immediate Possession		
DEMOLITION		
Task Bid request documents		
Bids		
NTP letter		
DEQ letters (if applicable)		
Hazmat disposal records (if applicable)		
Demolition Complete		
Construction Obligation		
OTHER		

TriMet Real Property-Capital Projects Division:

File Completeness Checklist;

Property interest acquired for the Columbia River Crossing Project with FTA funding

Property name: _____

TriMet file #: _____

Property Address: _____

ITEM	Yes	N/A
PRELIMINARY		
General Information Letter (GIN)		
Legal Description / Map		
Preliminary Title Report		
Permit of Entry		
ENVIRONMENTAL		
Phase I ESA		
Phase II ESA		
Hazardous Building Material Survey (HBMS)		
APPRAISAL		
Appraisal bid quotes		
Appraisal		
Revised Appraisal (if applicable)		
Review Appraisal		
Revised Review Appraisal (if applicable)		
FTA -concurrence request / appraisal (over \$500,000)		
FTA -received concurrence/ appraisal " "		
ACQUISITION		
TriMet Board Approval (above \$500,000)		
Approval of Just Compensation		
Acquisition Assignment		
Offer letter		
FTA-request concurrence/ settlement above \$50,000		
FTA-received concurrence on settlement " "		
Final Report / negotiation record		
Purchase Agreement (i.e., Warranty Deed, B&S Deed)		
Request for funds (wire or check request)		
Final Closing documents – recorded deed		
Possession notice		
Title policy		

ITEM	Yes	N/A
RELOCATION		
Relocation Studies		
Relocation payments		
Relocation complete		
LEGAL		
TriMet Board Approval		
Recommendation for Condemnation		
File for Immediate Possession		
DEMOLITION		
Task Bid request documents		
Bids		
NTP letter		
DEQ letters (if applicable)		
Hazmat disposal records (if applicable)		
Demolition Complete		
Construction Obligation		
TriMet Obligations (2 nd page of final report)		
OTHER		

File Completeness Checklist:

Property interest acquired by WSDOT utilizing FHWA funding

Parcel No.: _____ Name: _____

Acquisition Agent: _____

Performed by: _____

Start Date: _____ Start Time: _____

End Date: _____ End Time: _____

Total ☐ - Partial Acquisition ☐ - Early Acquisition ☐ - Hardship ☐ - Easement ☐

Access Only ☐

Memo: Special Handling ☐ No ☐ Yes

Sq. footage of property: _____

DV/AOS Amount: _____

Admin Amount: _____

Right of way Parcel Transmittal ☐

SR title ☐

Grantors ☐

Map sheet ☐

CS/RW/FedAid ☐

From: ☐

Transmittal date ☐

Amount of voucher ☐

Types of Instruments ☐

Encumbrance Report ☐

PC date ☐

SPC date ☐

Remarks ☐

Disposition of all exceptions ☐

Mailing address of all parties in interest ☐

Parcel number ☐

Acquisition partial or total ☐

Amount ☐

RW area ☐

Date of deed ☐

Offered Amounts ☐

Date of offer ☐

Occupancy ☐

Property Management ☐ (Improvements in ROW? Who's responsible?)

Agents signature and date ☐

Real Property Voucher

Names of all payees and the address of one payee ☐

SWV# ☐ XV# ☐ RW/CS/ORG No ☐ Obj Code /Work Op ☐

Signature(s) of sellers and date of signing ☐

Project number and title ☐

Federal aid number / Parcel number ☐

Instrument reference and date ☐

Area of all lands inserted/fee/easement, etc and conform to DV & RW plan ☐

Damages/Special Benefits ☐

Legal/Administrative ☐

Other items such as Escrow fee and sales tax and other closing costs ☐

Deductions if any listed (Assessments/CFR's/GFC's/Salvage Value) ☐

Acquisition Agent signed and dated ☐

Trains ☐ Includes all necessary names ☐ Amounts correct ☐

Address on matches address on Transmittal ☐

Administrative Settlement

☐ No ☐ Yes
Documentation to support: ☐ Letter/Memorandum
Support justified: ☐ Sufficient ☐ Additional Required
Regional Authority/Signature: ☐ Verified ☐ Questionable

IRIS ☐ Entries Complete; ☐ No ☐ Yes

Diary

Offer made verbally and in writing ☐ SEA explained ☐ Voucher & Invoice ☐
Tenant occupied ☐
Signed and dated ☐ Comments:

Correspondences in file ☐

Verify instruments:

Auditor's info ☐
Project title ☐
County named ☐
Valid Consideration ☐
Grantor names match title report and signatures conform ☐ Marital status is stated ☐
Eminent domain language ☐ Tax set over clause ☐
Real Estate Services Manager language ☐
FA, Project & Parcel No. ☐ Pay one clause ☐
Page numbers correct ☐ Seller signature and date ☐
Current Revised Approved Doc - Website ☐ No ☐ Yes

Acknowledgments

The date is the same as or later than the date of execution ☐
County and state is named ☐
Notary signed and sealed ☐
Expiration date of notary and place of residence and commission shown ☐

Legal description

Area conforms with R/W plan ☐
Interests conform with R/W plan ☐
Legal complete ☐
Access clause required ☐
Clauses for any special construction items as shown on R/W plan w/applicable memo ☐

AOS/APPRAISAL/DV

JC Completed within 6 months prior to offer ☐ Matches ROW Plan (acquisition area, size & type, before & after areas, sheet no., approval/revision dates ☐ **Impact of acquisition described and accurate (access, improvements, etc.)** ☐ All Improvements being acquired listed ☐
Personalty/Realty checklist included & all items in acquisition area & owner specified ☐
Free from typographical & mathematical errors, signed & dated ☐
Correct parcel & project information ☐ Corrections Required Yes ☐ No ☐

Offer Letter and Revisions

Offer matches AOS or DV ☐ No ☐ Yes
Offer made after AOS or DV approval date ☐ No ☐ Yes
Proper clauses used ☐ No ☐ Yes
Correct plan title, RW, CS#, plan sheets no. & parcel no. ☐ No ☐ Yes

Title Report including supplemental reports

Within six (6) months of transmittal date ☐ Copies of all exceptions & vesting deed ☐

Letter: Instrument Guarantee ☐ N/A

- ☐ Corporations:
☐ Articles of Inc. ☐ By-Laws ☐ Resolution
☐ Secretary of State information/good standing
☐ Limited Liability Company: ☐ Resolution
☐ Agreement ☐ Secretary of State information/good standing
☐ Partnerships: ☐ Resolution
☐ Agreement ☐ Amendments
☐ Trust: ☐ Resolution
☐ Trust Agreement ☐ Amendments

Taxes: ☐ 1st half Paid ☐ 2nd half Paid ☐ Taxes Owing ☐ Paid from voucher
☐ Set over clause in instrument

ROW Plan: Approved No ☐ Yes ☐

Matches most recent plan in Stellant/M: Drive) No ☐ Yes ☐

Leases: No ☐ Yes ☐, if yes, Deposit/Damage/Rent addressed ☐

Displacee Lease ☐ No – Not required
☐ Yes (If received, original to Property Management)
☐ Deducted from Real Property Voucher
☐ To be paid in Escrow
☐ Being handled by Property Management

Memo: Construction Item: No ☐ Yes ☐

Release of Damages: No ☐ Yes ☐

Escrow Agreement ☐ N/A

Name and address of Escrow company & escrow number ☐

SR Number & Plan Title with parcel number ☐

Seller's name inserted ☐

No. 2 – Type of instrument inserted ☐

No. 4 – Total amount of warrant ☐

No. 5 – date of PC and STR's ☐

Disposition of all exceptions shown ☐ Escrow fee & tax ☐ Seller's address ☐

Excise tax ☐ Seller's signature/phone ☐ Rent ☐ Agent Signature ☐

Regional address ☐ Title insurance ☐

Additional Docs ☐

Exchange Agreement ☐

Report of Surplus Land ☐

Relo Eligibility ☐

Salvage Appraisal Report ☐ No ☐ Yes, performance bond deducted ☐ No ☐ Yes

Fixtures and Improvements Agreement ☐ performance bond deducted ☐ No ☐ Yes

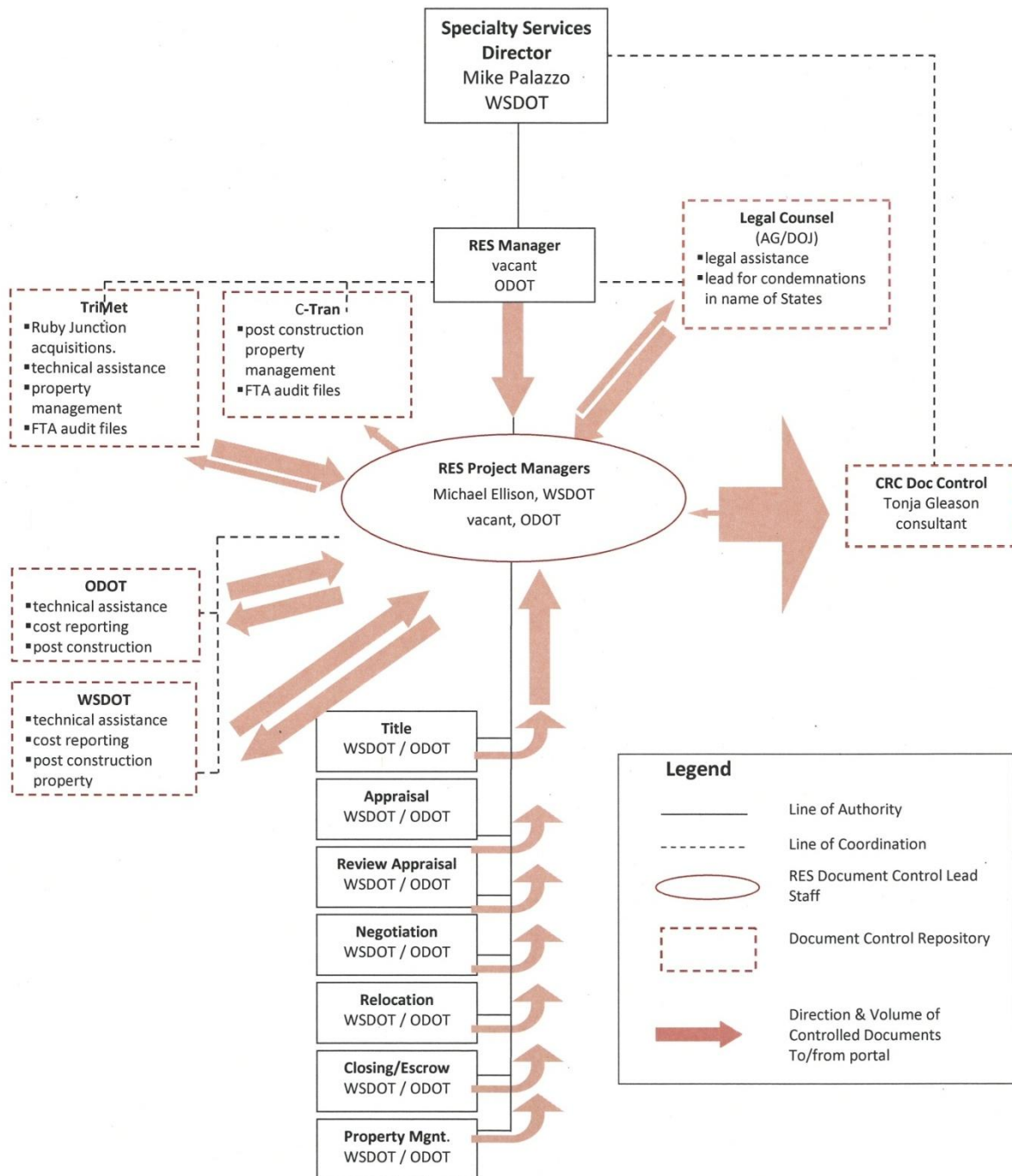
Letter of Understanding: No ☐ Yes ☐

Observations Noted and/or Corrective Actions Required: _____

- 1.
- 2.
- 3.
- 4.
- 5.

Corrective Action items completed ☐ done: _____

Flow & Management of Controlled Documents related to RES Activities



CRC Real Estate Services RES Monthly Summary Budget Report											
Segment/Task	Baseline Cost		Current Working Budget (C)	Settlements / Actuals to Date (D)		Forecasted Cost to Complete (E)	Potential Risk Cost Allocation (F)	Estimated Final Cost (G)	BCE vs. CTC Variance (H)	Working Budget vs. CTC Variance (I)	Remaining Allocated Contingency (J)
	2009 Cost Estimate (A)	Est. (BCE) & Allocated Contingency (B)									
<u>Acquisition/Relocation</u>											
Acquisition											
Sequence A											
Sequence B											
Sequence C											
Sequence E											
Sequence F											
Sequence G											
Ruby Junction											
Other											
<u>Relocation</u>											
ADMINISTRATION											
Administration/PC											
Negotiation											
Appraisal/Review											
Title/Escrow											
Property Mgt.											
Legal											
Other											
<u>CONTINGENCY</u>											
Acq/Relo Ctg											
Admin. Ctg											
Unallocated Ctg.											
TOTAL											
<u>CRC Project Summary</u>											
Acquisition											
Relocation											
Administration											
Unallocated Ctg											
Total											
CRC RAMP											
Draft--January 2012											

Draft--January 2012

Real Estate Services Monthly Progress Report

Overview:

Acquisition Type	Last Quarter	This Quarter	% of Total
Fee: Full	count	count	xx%
Fee: Partial	count	count	xx%
Access Rights	count	count	xx%
Subterranean Easment	count	count	xx%
Temporary construction easement	count	count	xx%
Total Files			
Activity			
Appraisals bid, assigned, underway	count	count	xx%
Appraisals complete	count	count	xx%
In acquisition	count	count	xx%
Acquisition complete	count	count	xx%
Relocations	count	count	xx%
Relocations complete	count	count	xx%
Demolition or reconstruction	count	count	xx%
Demolition complete	count	count	xx%

Status Report:

- φ Accomplishment Highlight
- φ Accomplishment Highlight
- φ Accomplishment Highlight

Next Steps:

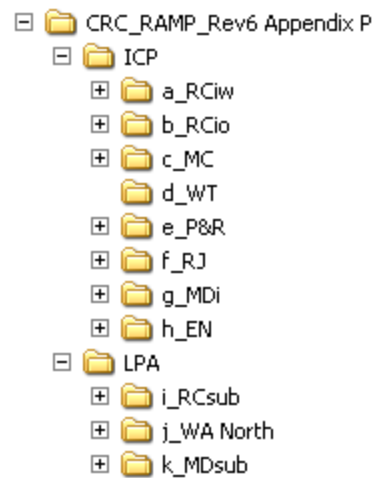
- φ task and lead
- φ task and lead
- φ task and lead

Comment ID#	Source Doc	REV5 Section	REV5 page#	FHWA Comments with Specific Questions (question id added by CRC)	RES Response	Response to question and/or RAMP rev6 citation
28	21	2.5	2-5	First paragraph in the section states: "...one from ODOT and one from WSDOT. These two staff positions are jointly responsible for all transactional activities, rather than only the acquisitions within their "home" states." How does this responsibility work with TriMet and CTRAN acquisitions? A. Did these agencies delegate that authority to the CRC? B	FHWA Response TriMet is using its own staff to acquire exclusive transit use parcels in Oregon. CRC RES intends to have WSDOT contract with C-Tran using a Local Agency Agreement to acquire exclusive transit parcels in Washington.	A: see Table 2-2 B: see Table 2-2 and Table 3-2
58	53	7.2	7-3	When will potential displaces receive the assurances noted in the section? C. How and when will they be notified of relocation payment and services available? D	Revised text inserted to REV6	C: see Section 7.2 D: see Section 7.2
61	57	7.5.1	7-4	The RAMP does not discuss Right of Way Certification. A new section could be used specifically to discuss strategies of design/build contracting methods are used as compared to design/build. Will there be multiple right of way certification phases within a segment using design/build contracting? E Due to potentially using mediation, will the CRC office want to issue a notice to proceed to the design/build before all property is secured within the contract limits? F This will likely require discussion between FTA, FHWA, WSDOT, ODOT, and CRC management.	We agree, a discussion is necessary.	E: see Section 6.9 F: see Section 6.9
92	10	Table 2-1	2-1	An airspace lease agreement between WSDOT and C-TRAN that will be needed to allow for transit accommodation within WSDOT property (specifically the new I-5 bridge over the Columbia River, and the crossing under I-5 on 17th) and should be listed in the table. Also, will a functional replacement be necessary for the relocation of public agency (The ODOT permitting office on Hayden Island, and if so, should it be listed on this table? G	The CRC concurs and Table 2-1 will be revised to include the Continuing Control Agreement, the scope of which addresses the issue discussed in the comment. The need for the functional replacement of the ODOT permit center was not identified during the NEPA process and is not being contemplated by the Project.	G: M. Palazzo verified with ODOT that functional replacement is not proposed.
102	16	2.2	2-2	a) When/Where will the conditions of bullet #6 be carried out? b) Parcels meeting conditions of bullet #6 should be purchased as an FHWA parcel and not mixed with FTA policy.	a) The "when" of acquisitions is shown in the schedule. The "where" is shown graphically and in tabular form in Appendix D. b) These are separate transactions: remnants resulting from a highway acquisition that are not needed in perpetuity for highway purposes, will be partitioned and disposed of utilizing WSDOT or ODOT surplus property procedures. In cases where remnants are needed for transit purposes, they will be acquired using FTA funds and procedures.	H: see Section 2.2.3 and Table 2-2
110	24	2.8	2-5	This section requires additional consideration. First, the section states that "...CRC has defined a mediation process that can be used north or south of the Columbia River." However, FHWA feels this is a policy decision beyond the authority of the CRC. Perhaps the section could be revised to reflect ODOT & WSDOT HQ ROW concurrence. If the mediation process deviates from the approval ROW manual in each state, concurrence should be sought from each FHWA Division Office. Second, some additional description, either in this section or in Section 6.8, should be included describing what the process will be if mediation is not successful. If this is used instead of condemnation, and possession of the parcel becomes the critical path, what then? I Would CRC propose to move ahead with construction with the parcel special-out? J If this is something the CRC office wants to consider, then the RAMP should provide framework on when it should be considered so FTA and FHWA can agree to the proposed process.	The text will be revised to emphasize that mediation process will not deviate from the ROW Manual and that entering mediation does not preclude the Project from using condemnation in the event mediation is not successful. In other words, mediation can be used as an effort to avoid, not to replace condemnation as the acquisition process of last resort.	I: see Sections 6.8 and 6.9 J: see Sections 6.8 and 6.9
121	33	3.3.3	3-3	FHWA finds this section confusing and ambiguous. First, what ROW manual is being referred to? K What ROW certification? L Who is the "Senior CRC staff"? M What about the CRC ROW manager's role? N As mentioned earlier, the term "property interest certification" should be re-thought. Right of way certification is a defined regulatory requirement for Federal Aid funding and using a similar sounding term elsewhere can cause confusion.	Yes, this is confusing. The FHWA and the FTA have distinctly different certification processes: the FTA requires certification prior to acquisition that a specific property interest is needed; the FHWA requires certification that all acquisitions and relocations required for a project have been completed before construction commences. Moreover, required procedures are implemented differently in Oregon and Washington. Rather than define a single design control/certification process that incorporates all necessary requirements, the Project is proposing that each acquiring agency perform its standard process and then go through an additional process to meet the design control standards of New Starts oversight. The Project will consider alternatives names to "Property Interest Certification" if the FHWA would like to suggest some.	K: see section 3.3.3 L: see footnote #2 in Sections 3.3.3 & Section 6.9 M: See section 3.3.3 N: See section 3.3.3

Comment ID#	Source Doc	Rev# Section	Rev# Page#	FHWA Comments with Specific Questions (question id added by CRC)	RES Response	Response to question and/or RAMP rev6 citation
5	5	Table 1-1	1-3	<i>FHWA Comments with Specific Questions (question id added by CRC)</i> <i>Will WSDOT take advantage of the City of Vancouver's condemnation authority for highway acquisitions off of WSDOT's system?</i> O If so, it should be included in the Role.	No, the DOT's will use their own Eminent Domain authority as needed.	O: see Table 2-1 and Table 2-2
34	26	3.1	3-1	<i>When referring to the RES team, what is the difference between a consultant and a contractor?</i> P	This was a typo; references to contractor will be removed.	P: None in context of the RAMP; use of "contractor" eliminated.
45	37	5.1	5-1	<i>Has the RES Cost Estimate been updated since 2009?</i> Q	Yes and yes.	Q: Yes, see section 5.4.3; R: Yes, see Section 5.2.
48	38	5.4	5-3	<i>Is the RES cost estimate included in the Cost Estimate Validation Process?</i> R <i>How does CRC Quality Control Plan apply to acquisitions?</i> S	Engineering activities include development of ROW plans for all transit, highway and joint Federal interest acquisitions, and are subject to the QC procedures of the CRC Engineering Design Quality Control Plan. To verify compliance, engineering activities undergo QA audits under the supervision of Michael Hobbach, CRC Quality Control Manager.	S: see Section 3.3.4
49	40	6.2.1	6-1	The second paragraph states, "Policies and procedures of activities precedent to certification..." & this certification the Right of Way Certificate required by 23 CFR 635-309, or the Property Interest Certification? T	The text in the second paragraph applies to the Property Interest Certification process proposed in Section 3.3.3 and Section 6.9.	T: see footnote #2 in Section 3.3.3 and Section 6.9.
65	63	8.2.2.1	8-1	This section notes that only properties with a "grant" attribute of "FTA" will be required to contain a request for a letter of concurrence from FTA. What about properties with a mixed use where the highway use is for staging and WSDOT/ODOT will look to dispose of that property to the transit agency for transit use, especially if you are going to request FTA reimbursement? U	The text will be streamlined for clarity. With respect to the question, to provide for long term transit needs, there will be a separate property interest conveyance with separate record keeping.	U: see Table 2-2
66	64	8.2.2.1	8-1	Is the relevant Comprehensive Acquisition/Condemnation File Checklist part of the Appendix? V	The title of Appendix O will be revised to be consistent with the text in the body of the RAMP.	V: yes, see Appendix K
68	66	8.2.2.2	8-2	Please provide more detail describing where files will be maintained to understand if there is a difference in records retention location based on the use of the property or the acquiring agency. For example, should WSDOT retain records for property they purchased on CTRAN's behalf for transit in the City of Vancouver? W	The following will be appended to the text of the RAMP: "In general, complete acquisition files will be maintained by the agency in which title vests. In the specific case of acquisitions made by WSDOT under a local agency agreement to C-Tran, the files would be turned over to C-Tran for maintenance."	W: see Section 8.2.3.2
87	4	Table 1-1	1-3	It is assumed by FHWA that WSDOT will use C-TRAN's condemnation authority for transit-only property acquisitions? X Shouldn't this be included in the Role? Y	The assumption is correct; the intention is for C-Tran to contract with WSDOT to conduct acquisitions of exclusive transit property in Washington using a Local Agency Agreement. Table 1-1 will be updated.	X: see Table 1-1 Y: No, use of Local Agency Agreements implies WSDOT's use of C-Tran's condemnation authority.
93	11	Table 2-1	2-1	Will a Federal Land Transfer facilitated by FHWA be needed for acquisition within the Fort Vancouver area? Z If so, it should be listed.	The Project considers the Fort Vancouver land transfer a standard FTA (federal land transfer) and intends to track it as such.	Z: see response, right.
125	36	Table 5-1	5-1	How were "joint" acquisitions determined? AA In an earlier RAMP version, this determination was to be made after acquisitions began. Table 5-1 indicates that 70% of the parcels and 95% of the funding are for "joint parcels".	Joint parcels are those that are required for both highway and transit uses. Table 5-1 was limited to acquisitions required by sequences A, B & E1, the parcels required to start construction activities on the critical path. Table 5-1 in Rev6 of RAMP will include all the property required for the Initial Construction Program, and the overall percentage of joint interest parcels will significantly decrease.	AA: Designations by CRC staff on case by case basis, see section 2.2.1
134	54	7.4	7-3	Since WSDOT will be the FTA grant recipient, will they need to be involved in making relocation benefit determinations? BB Why does it take four to six weeks for relocates to receive the benefits? CC If this timeframe is different depending on the acquiring agency, timeframes by agency should be disclosed.	WSDOT will process relocation benefits for displacements in Washington and payments are usually paid about a week after vouchers have been signed. Relocation benefits in Oregon will be made by the acquiring agency (ODOT or TDMet).	BB: see Section 7.4. CC: stated timeframe was incorrect, see section 7.4 for corrected timeframe.
141	74	8.9	8-5	What is being proposed for the joint-use parcels that were joint use due to construction needs, not long-term highway operation needs? DD This section seems to only describe the transit-only parcels.	The assumption has been that FHWA interest would be conveyed to FTA once highway needs have been satisfied if the parcel, or portion, has potential for joint development and/or transit-oriented development. The scenario described by the commenter is similar to the situation described in term #6 of Section 2.2 of the RAMP and what is defined as "Joint Federal Interest, Fee Acquired Sequentially in the Table "Definitions of Acquisition Designations" the bottom of Page D-1 of Appendix D. Please advise if the FHWA would be interested in pursuing transit-supportive development on land in which it holds an interest.	DD: see Table 2-2

Acquisition Boundaries & Property Attributes, Parcel by Parcel

Due to size of this appendix, it is compiled as a series of standalone word files placed in folders according to the “sequence” property attribute. Parcel files sort by filename according to taxlot number. Multiple taxlots under a single ownership are filed according to lowest taxlot number of the group. Below is a screenshot of the folder structure:



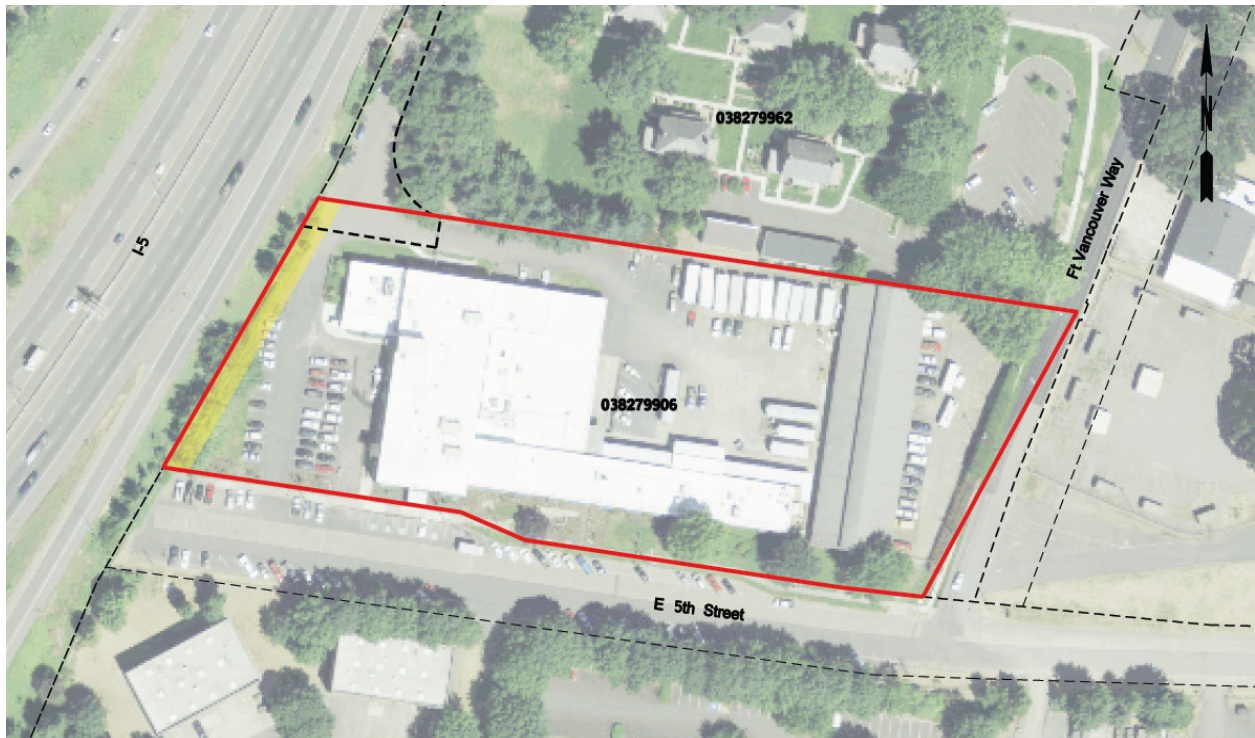
RC_{iw}: ICP River Crossing Package–Washington



Highway

Joint

Transit



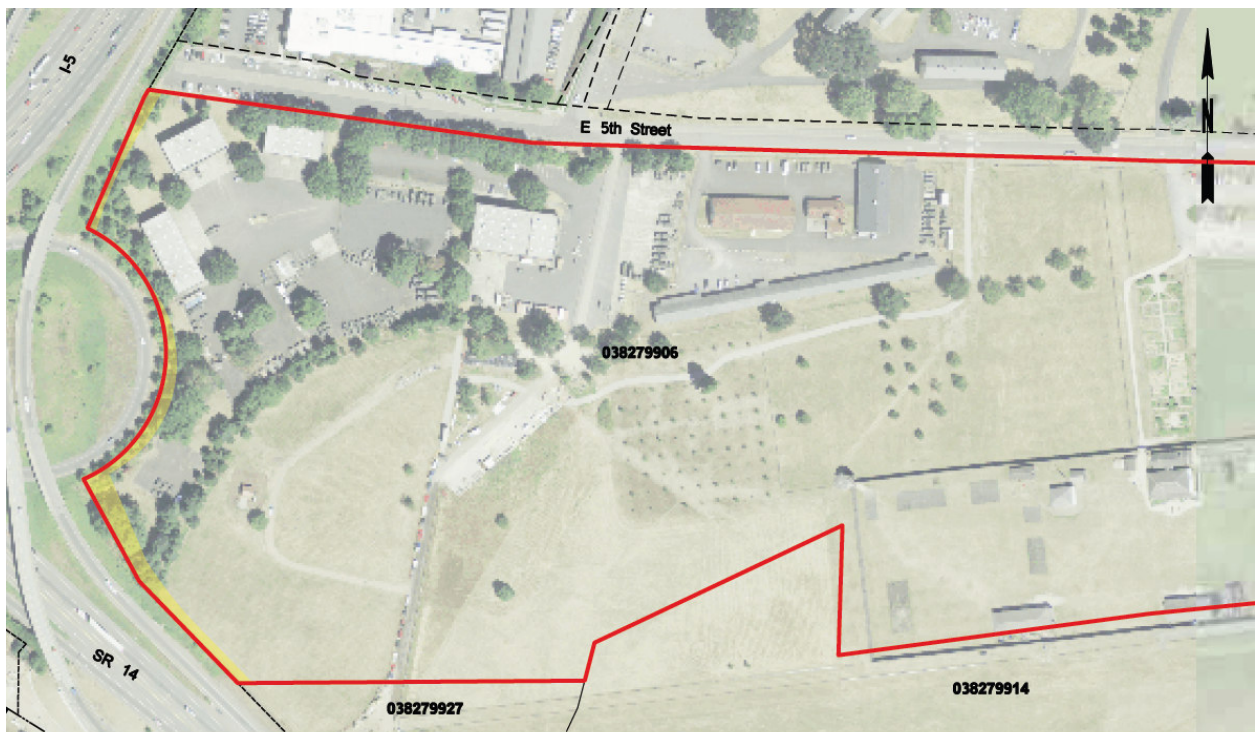
FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT



FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

610 E 5th St., Vancouver, WA 98661 and E Fourth Plain Blvd.

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
USA - FHWA	038279-906	180,320			Fee	Partial	P	Atypical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC
USA - GSA	038279-906	2,097,609			Fee	Partial	P	Atypical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC
USA - VA Hospital	038279-906	2,308,026			TCE	Partial	PT	Atypical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

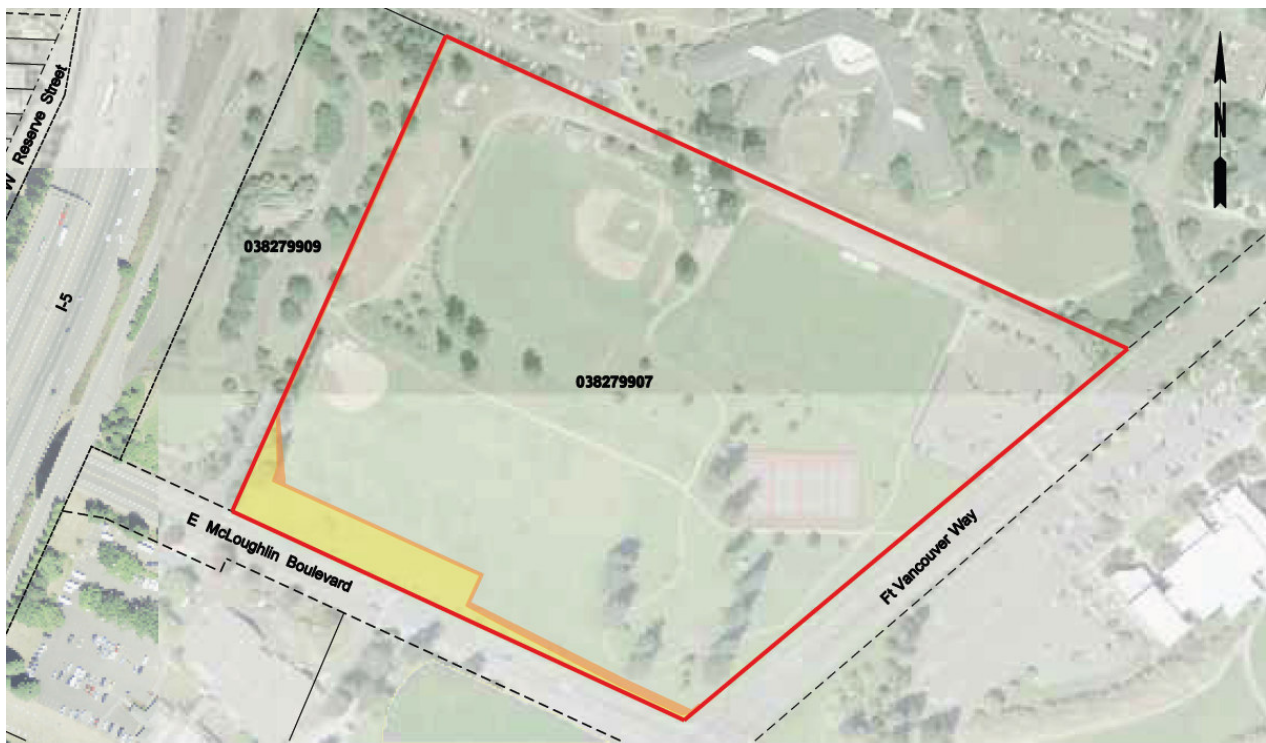
R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
5,707	-	5,707	-	-	-	-	-	-
23,073	-	23,073	-	-	-	-	-	-
1,730	-	1,730	-	-	-	1,092	-	1,092



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

1800 E McLoughlin Blvd, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Washington State, State Board for Community and Technical Colleges	038279-909	203,239			Fee	Full	P	Typical	Joint	Sequential	WSDOT	WSDOT	Mixed	CRC
Washington State, State Board for Community and Technical Colleges	038279-907	603,741			Fee, TCE	Partial	PT	Typical	Joint	Sequential	WSDOT	WSDOT	Mixed	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	203,239	203,239	-	-	-	-	-	-
-	43,194	43,194	-	-	-	-	13,029	13,029



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

40, 98661 & 750 Anderson St, Vancouver WA 98661

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
City of Vancouver	38279-916, 38279-911, 38279-939	396,527			TCE	Partial	T	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	-	-	-	1,115	-	1,115



FEE RW

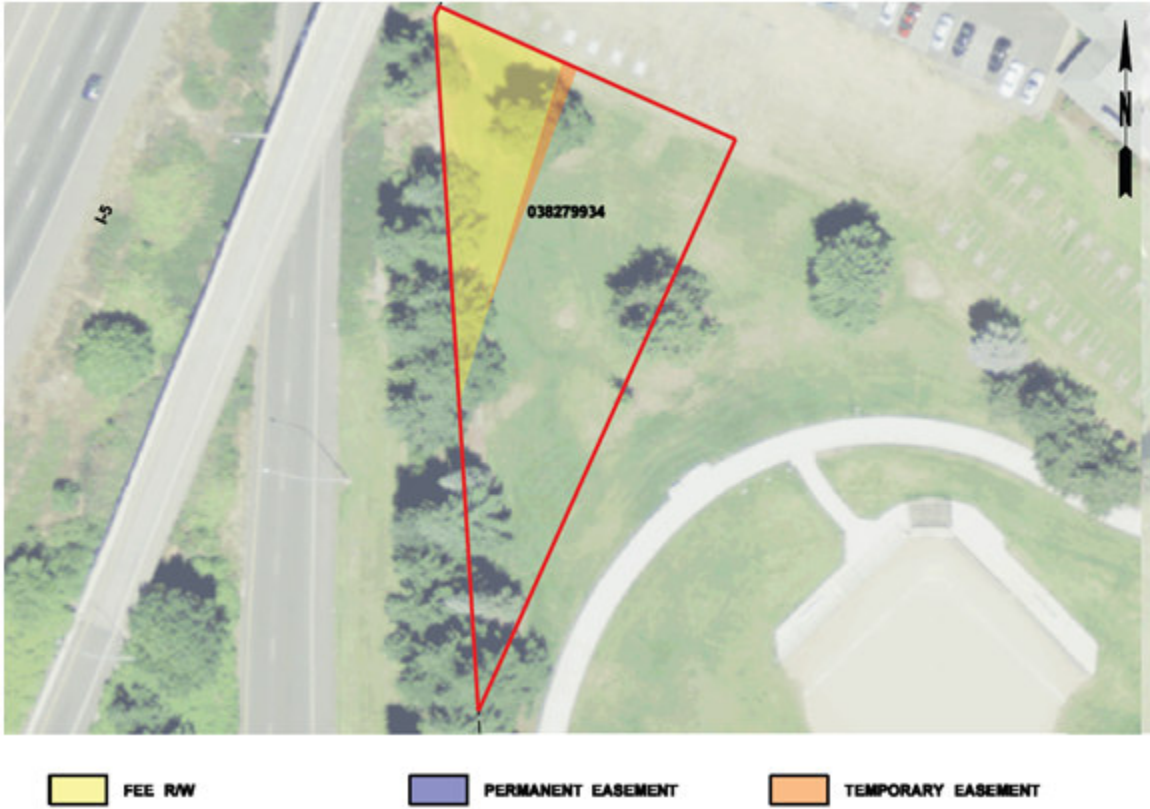
PERMANENT EASEMENT

TEMPORARY EASEMENT

1009 E McLoughlin Blvd, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
City of Vancouver	038279-920, 038279-937	438,116			Fee, TCE	Partial	PT	Typical	Joint	Sequential	WSDOT	WSDOT	C-Tran	CRC

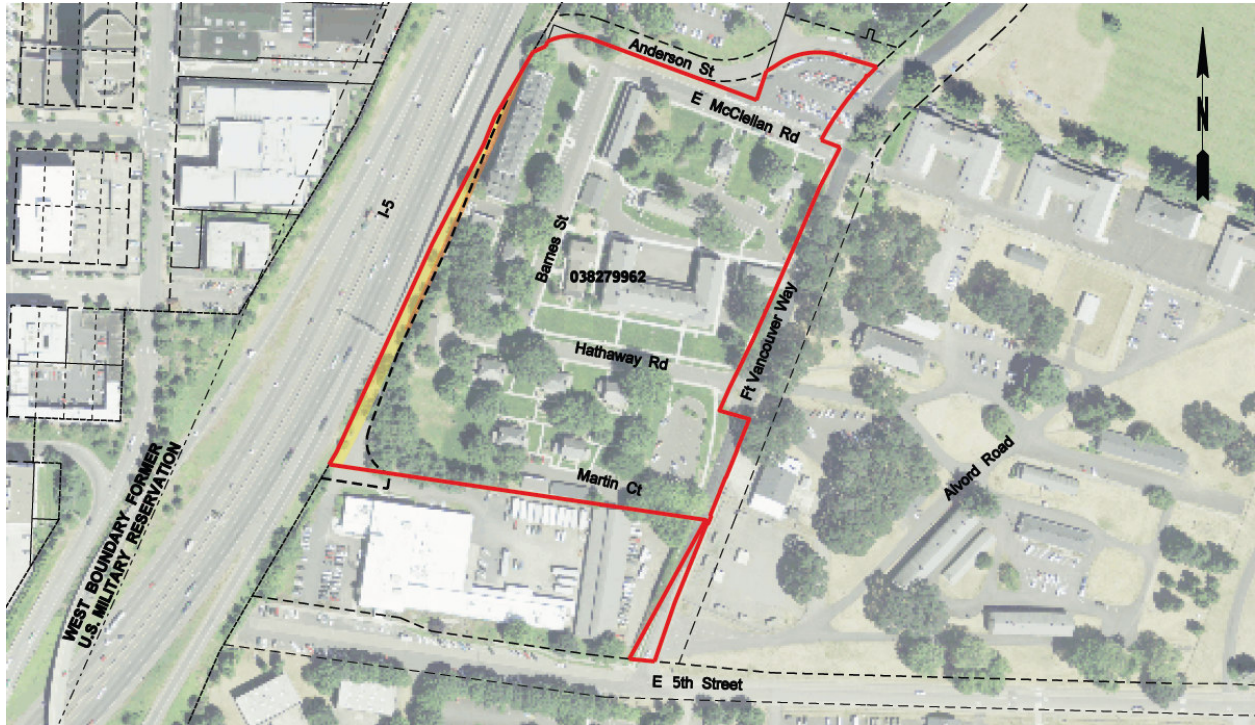
R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
15,463	5,270	20,733	-	-	-	8,538	26,737	35,275



Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
City of Vancouver	038279-934	22,660			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
5,461	-	5,461	-	-	-	427	-	427



Yellow box: FEE RW

Blue box: PERMANENT EASEMENT

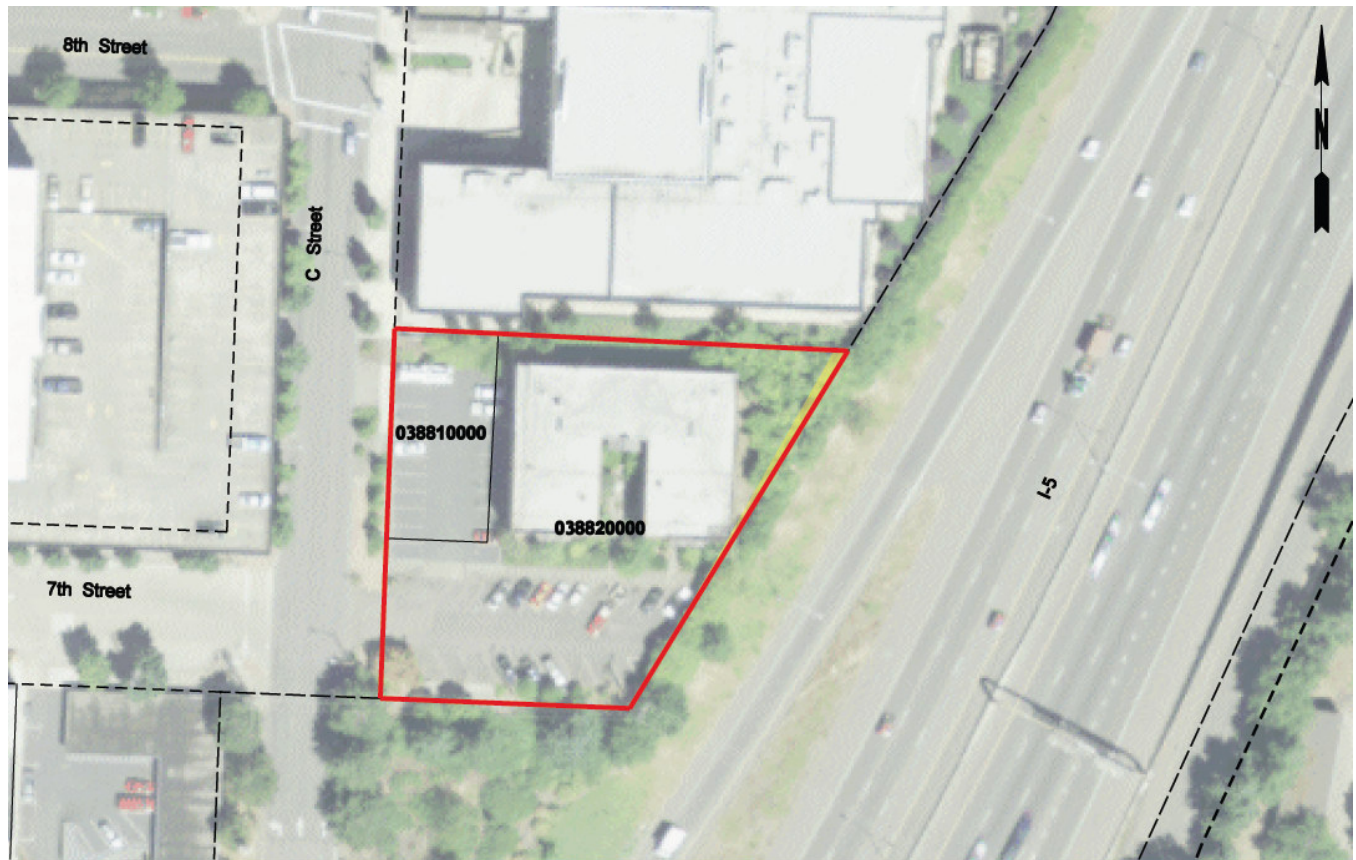
Orange box: TEMPORARY EASEMENT

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'A 98661

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
USA - Army Barracks	038279-962	543,688			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
12,973	-	12,973	-	-	-	3,776	-	3,776



318 E 7th St, Vancouver, WA 98660 & 3203 Watson Ave, Vancouver, WA 98661

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Irvin, William D. & Courtney, Susan E.	038820-000, 038810-000	32,383			Fee	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
481	-	481	-	-	-	-	-	-



FEE R/W

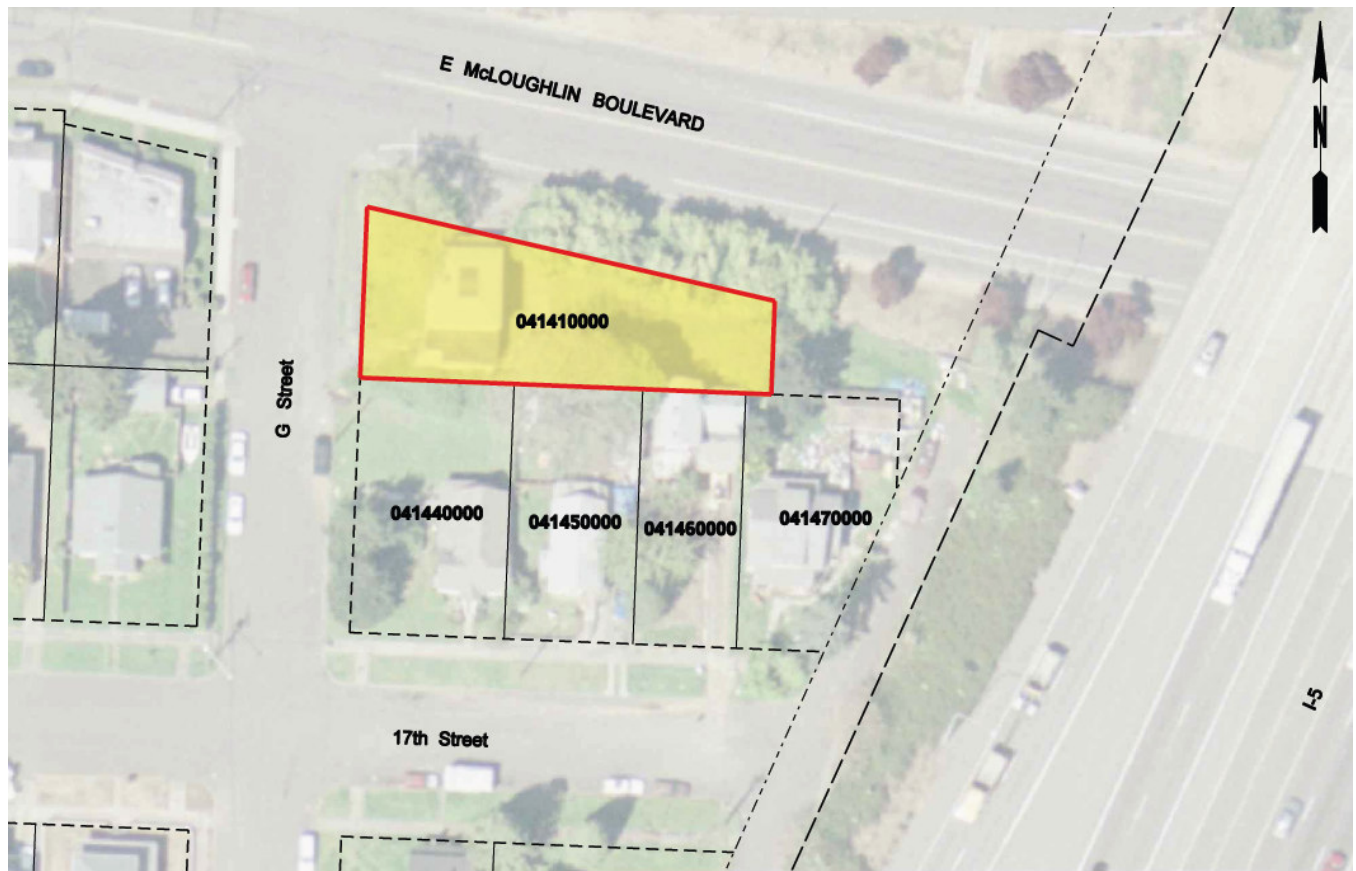
PERMANENT EASEMENT

TEMPORARY EASEMENT

801 C St, Vancouver, WA 98660

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Laeroc C Street Vancouver, LLC	038840-000	69,981			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
4,018	-	4,018	2,340	-	2,340	879	-	879

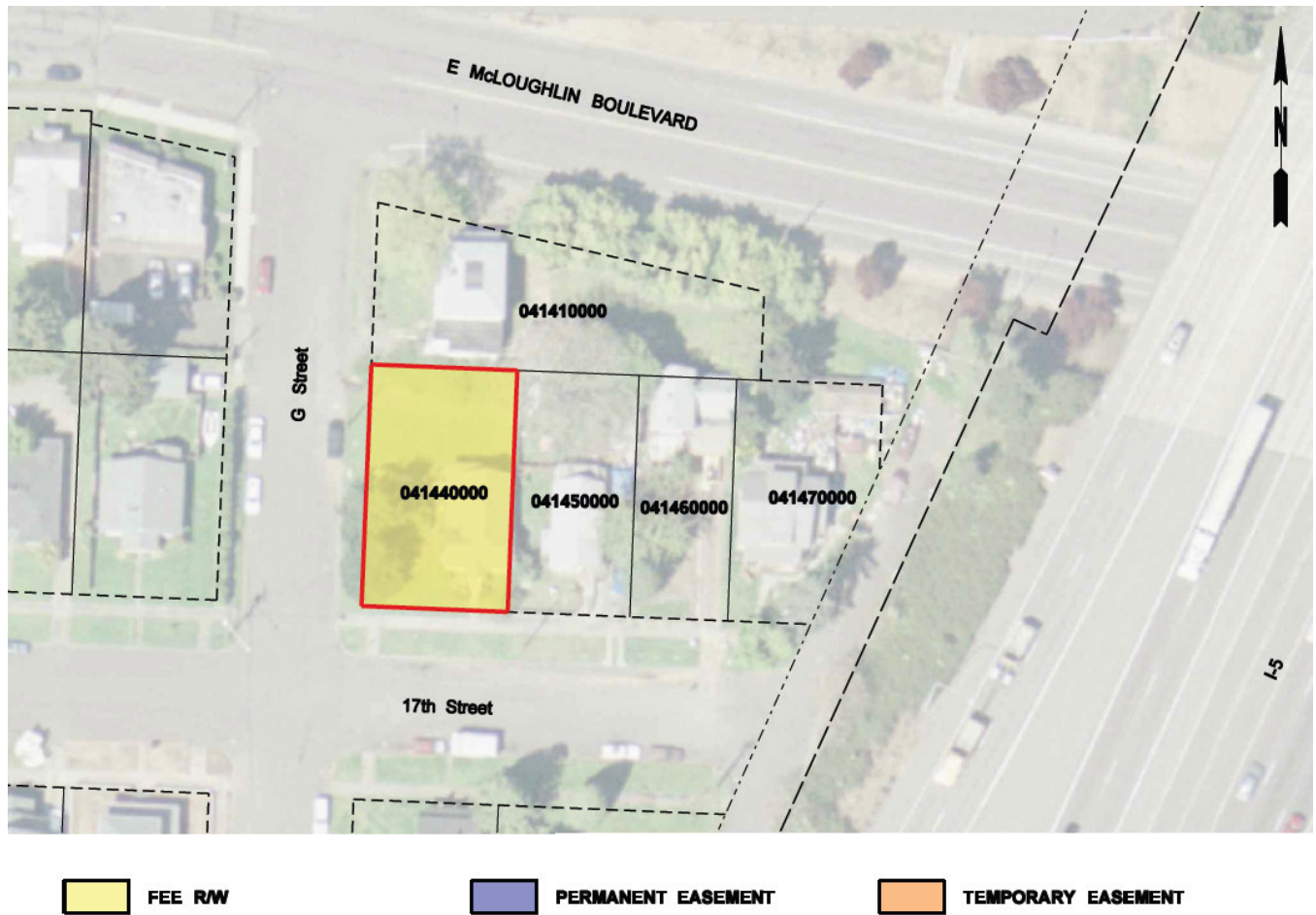


FEE R/W
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

701 E McLoughlin Blvd, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Wolosek, John C. & Laura F.	041410-000	8,356	1	0	Fee	Partial	P	Typical	FTA	Sequential	WSDOT	WSDOT	Van	CRC

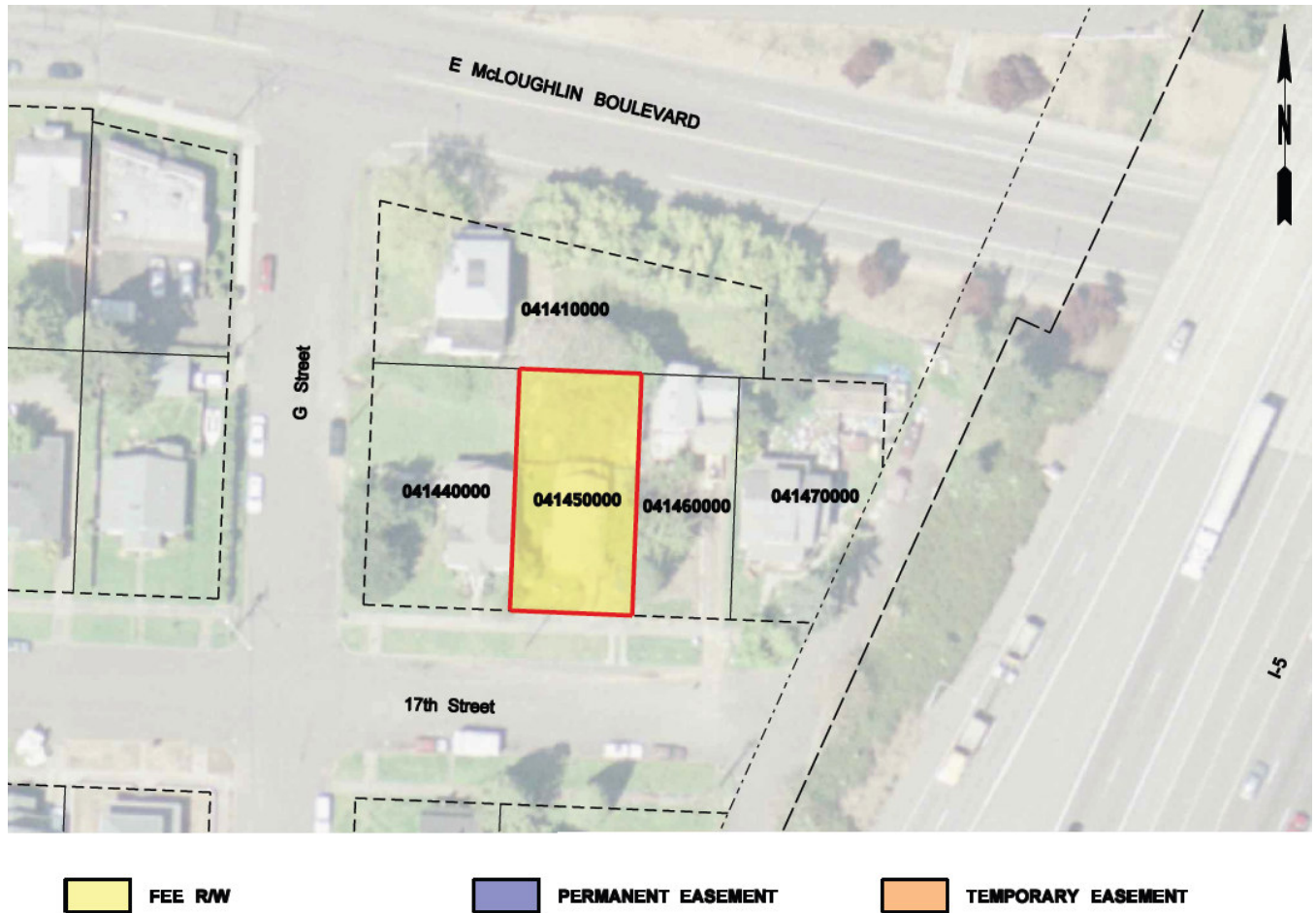
R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	8,356	8,356	-	-	-	-	-	-



702 E 17th St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Springer, Nicholas R. & Joann	041440-000	6,046	1	0	Fee	Partial	P	Typical	FTA	Sequential	WSDOT	WSDOT	Van	CRC

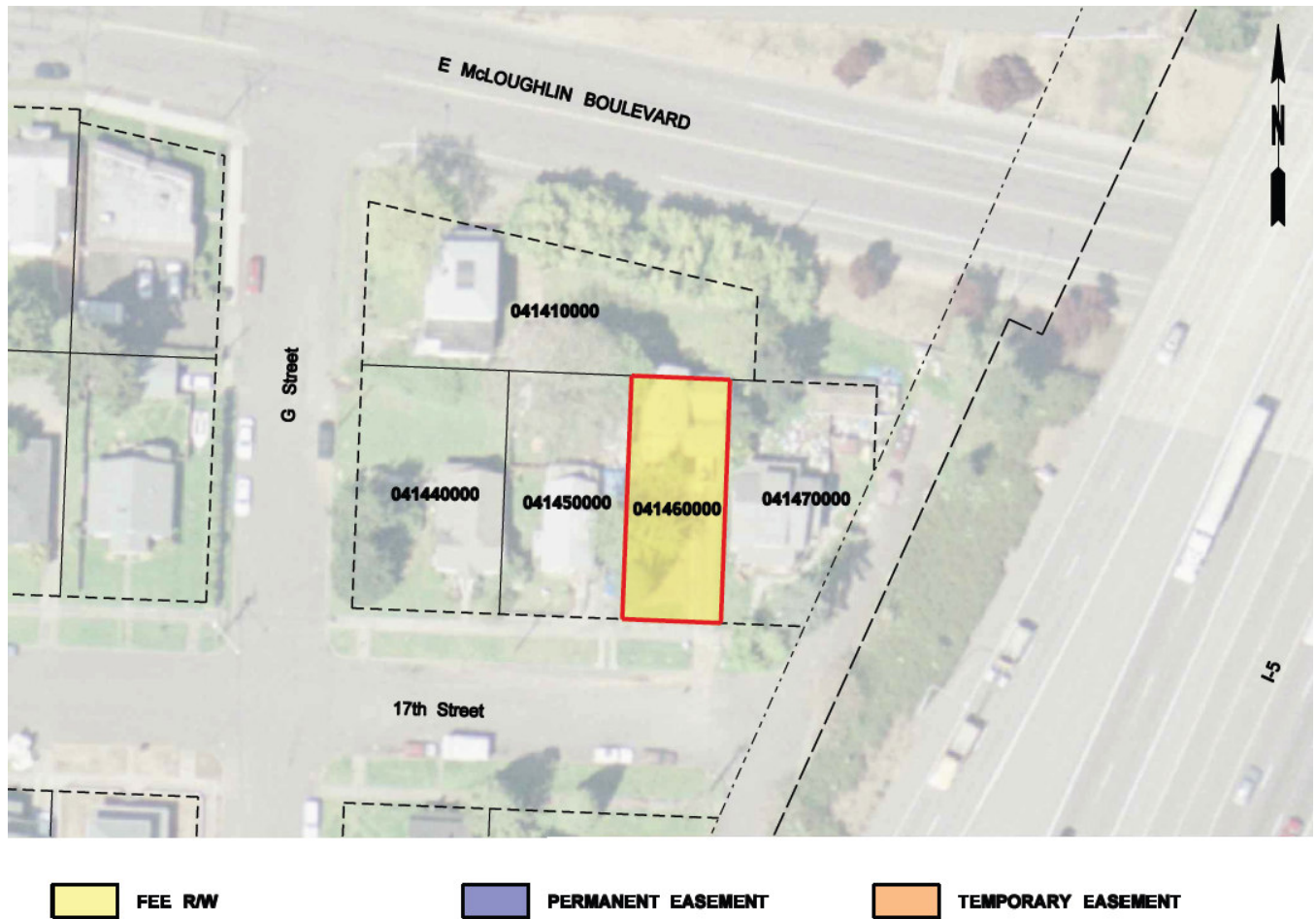
R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	6,046	6,046	-	-	-	-	-	-



704 E 17th St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Schaeffer, William C.	041450-000	5,047	1	0	Fee	Full	P	Typical	FTA	Sequential	WSDOT	WSDOT	Van	CRC

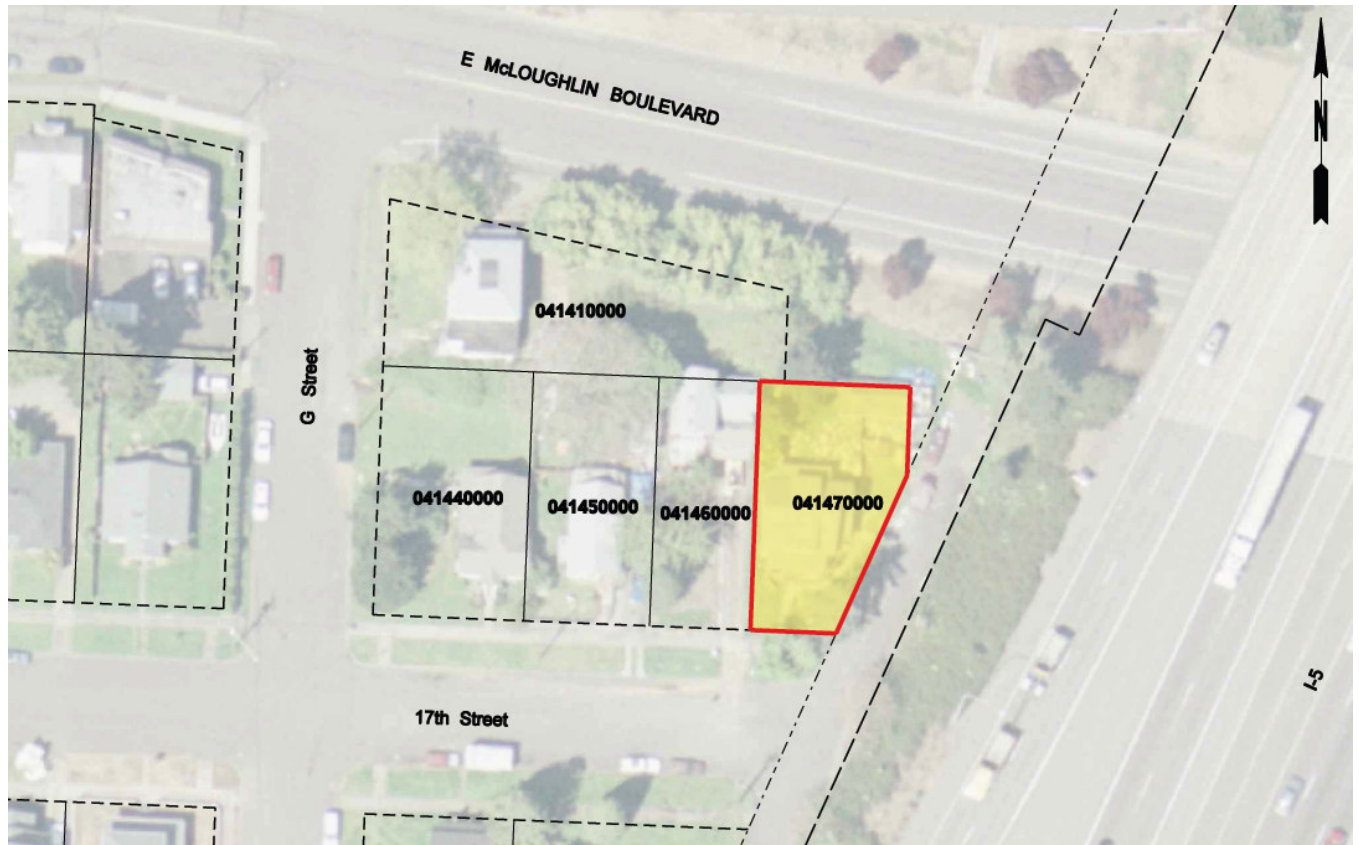
R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	5,047	5,047	-	-	-	-	-	-



712 E 17th St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Norton, Craig A.	041460-000	4,047	1	0	Fee	Full	P	Typical	FTA	Sequential	WSDOT	WSDOT	Van	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	4,047	4,047	-	-	-	-	-	-

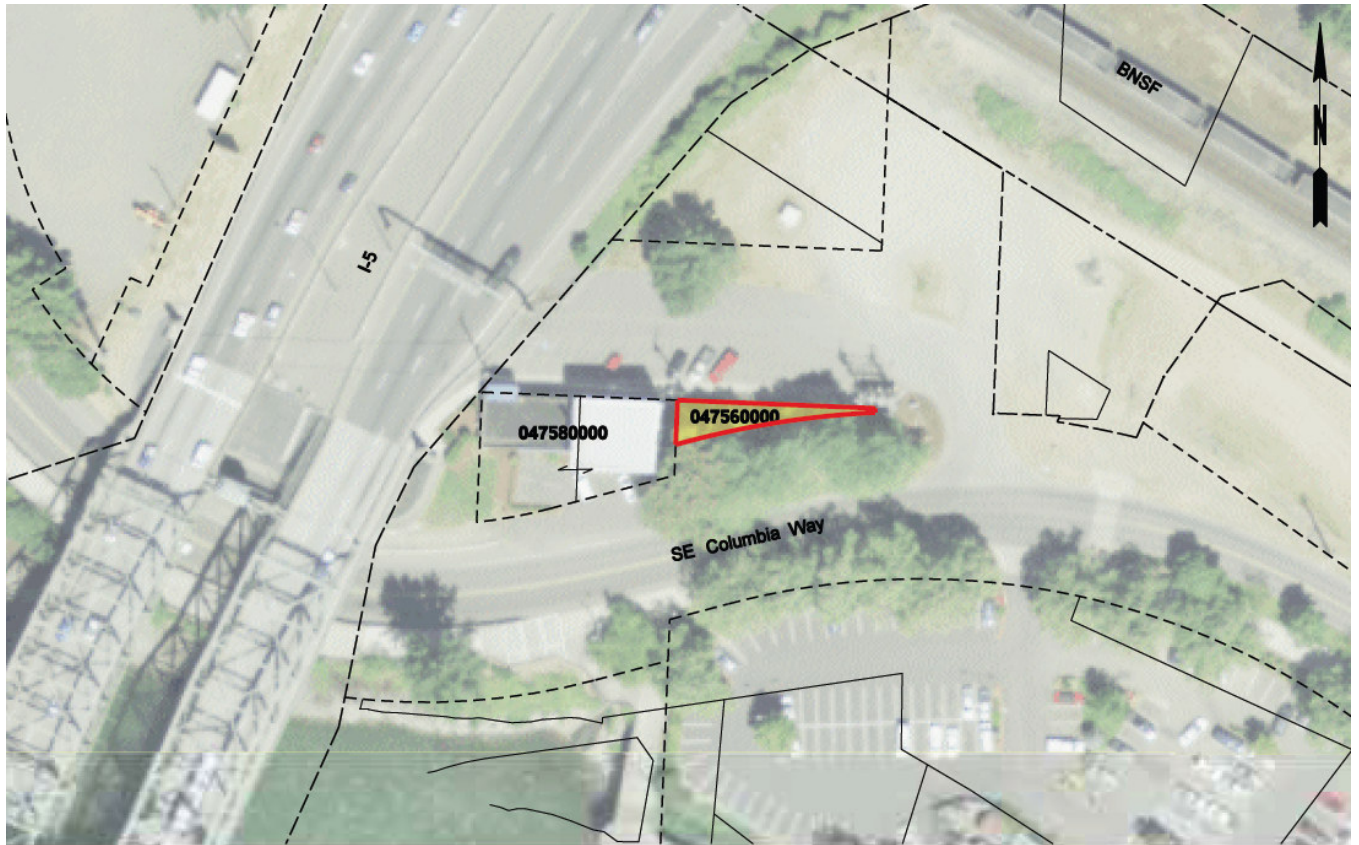


FEE R/W
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

714 E 17th St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Geary, Sandra & Lou Broom, Sara	041470-000	5,202	1	0	Fee	Partial	P	Typical	FTA	Sequential	WSDOT	WSDOT	Van	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	5,202	5,202	-	-	-	-	-	-



FEE RW

PERMANENT EASEMENT

TEMPORARY EASEMENT

100 SE Columbia Way, Vancouver, WA 98660

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Johnson, Robert O. (deceased)	047560-000	1,048			Fee	Full	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
1,048	-	1,048	-	-	-	-	-	-



FEE R/W

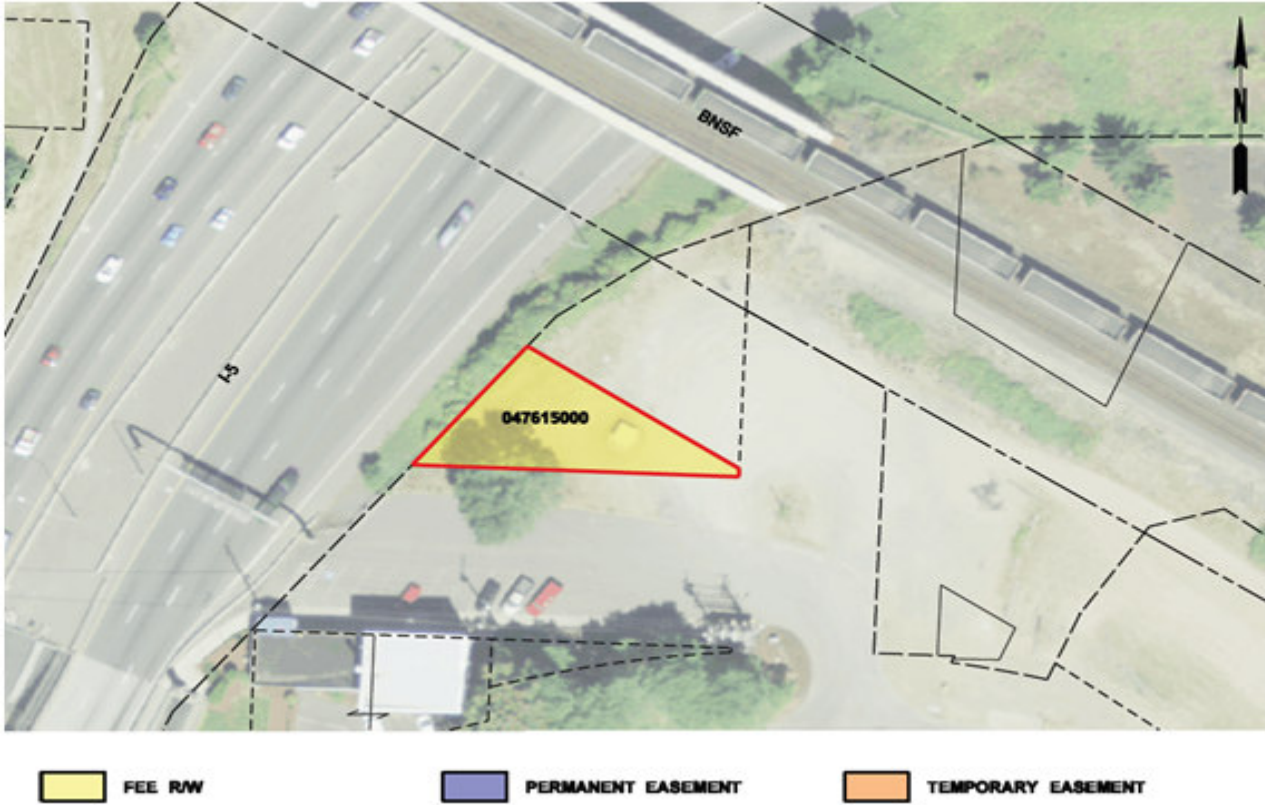
PERMANENT EASEMENT

TEMPORARY EASEMENT

100 & 102 SE Columbia Way, Vancouver, WA 98661

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Public Utility District No. 1 of Clark County	047580-000	5,298			Fee	Full	P	Atypical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

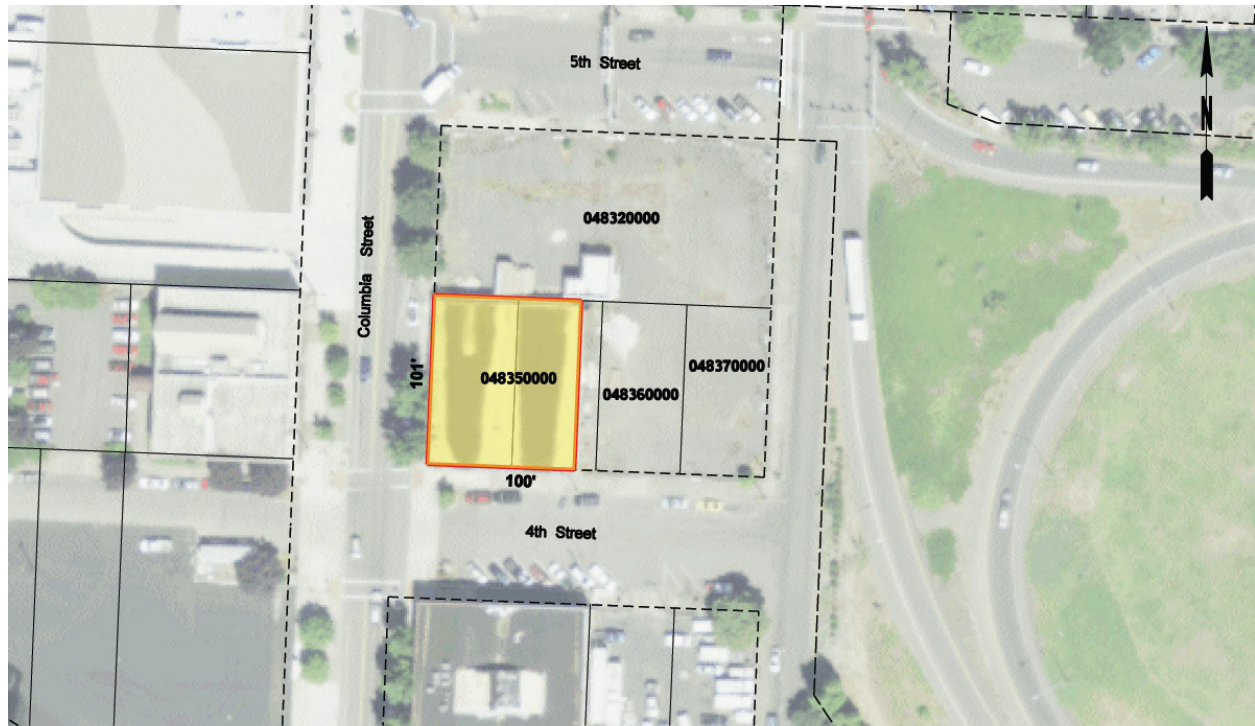
R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
5,298	-	5,298	-	-	-	-	-	-



Vancouver, WA 98660

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
City of Vancouver	047615-000	4,114			Fee	Full	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
4,114	-	4,114	-	-	-	-	-	-



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

c

60

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Zink, Robert D.	048350-000	8,852	1	0	Fee	Full	P	Typical	Joint	Sequential	WSDOT	WSDOT	Mixed	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
7,873	979	8,852	-	-	-	-	-	-



FEE RW

PERMANENT EASEMENT

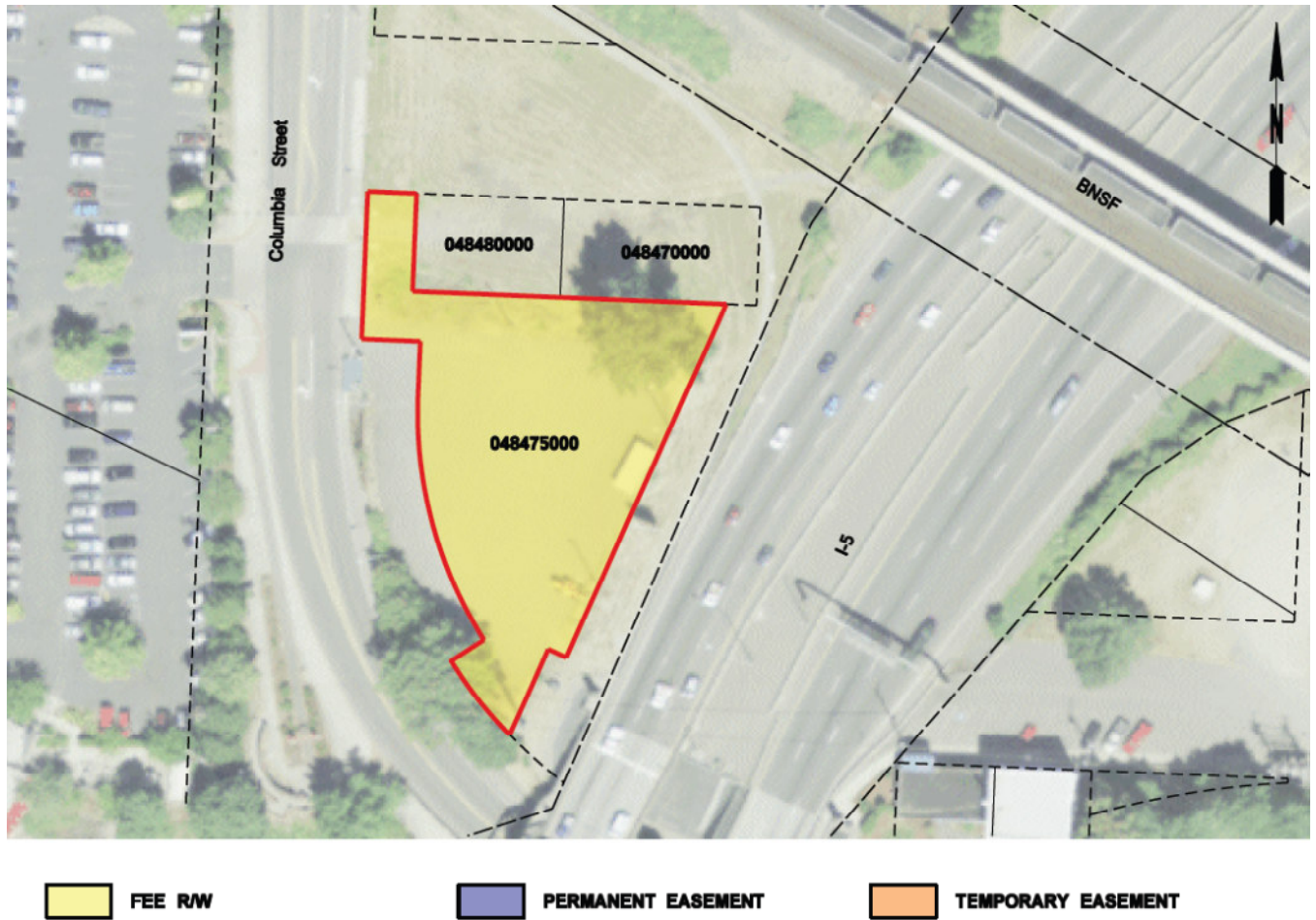
TEMPORARY EASEMENT

c

60

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Columbia Fourth Building LLC	048400-000, 048410-000	19,172	0	1	Fee	Full	P	Typical	Joint	Sequential	WSDOT	WSDOT	Mixed	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
19,172	-	19,172	-	-	-	-	-	-



103 Columbia St, Vancouver, WA 98660

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
RL Acquisition Co.	048475-000	23,083			Fee	Full	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
23,083	-	23,083	-	-	-	-	-	-

[illegible]



FEE R/W

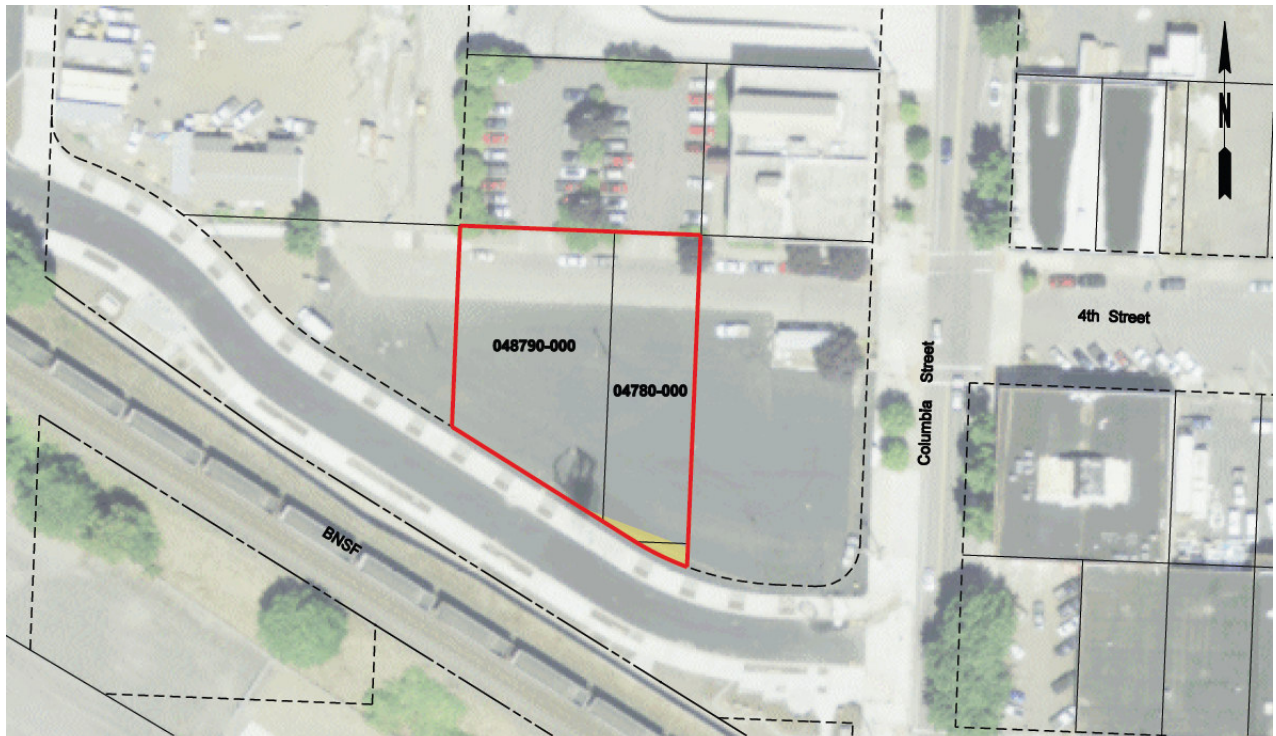
PERMANENT EASEMENT

TEMPORARY EASEMENT

Vancouver, WA

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
City of Vancouver	048760-000	20,000			Fee	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

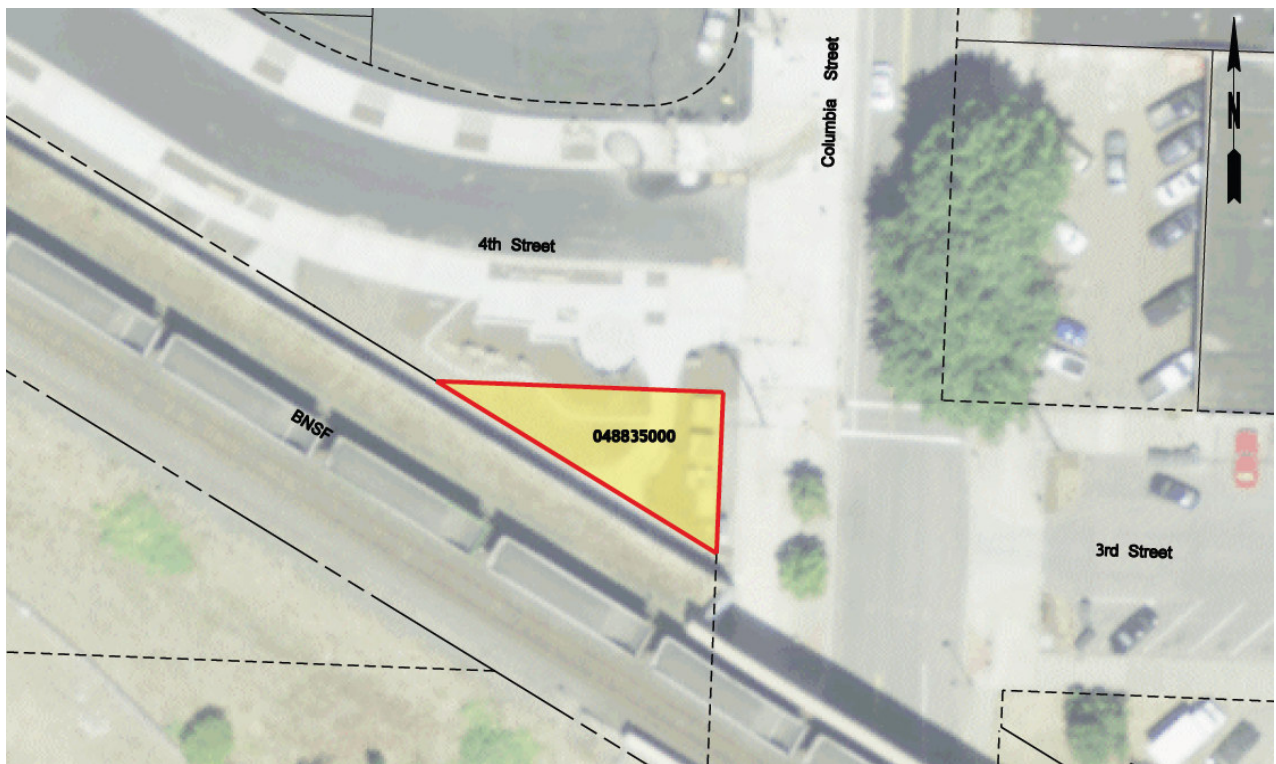
R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
1,804	-	1,804	-	-	-	-	-	-



 FEE R/W

 PERMANENT EASEMENT

 TEMPORARY EASEMENT



 FEE R/W

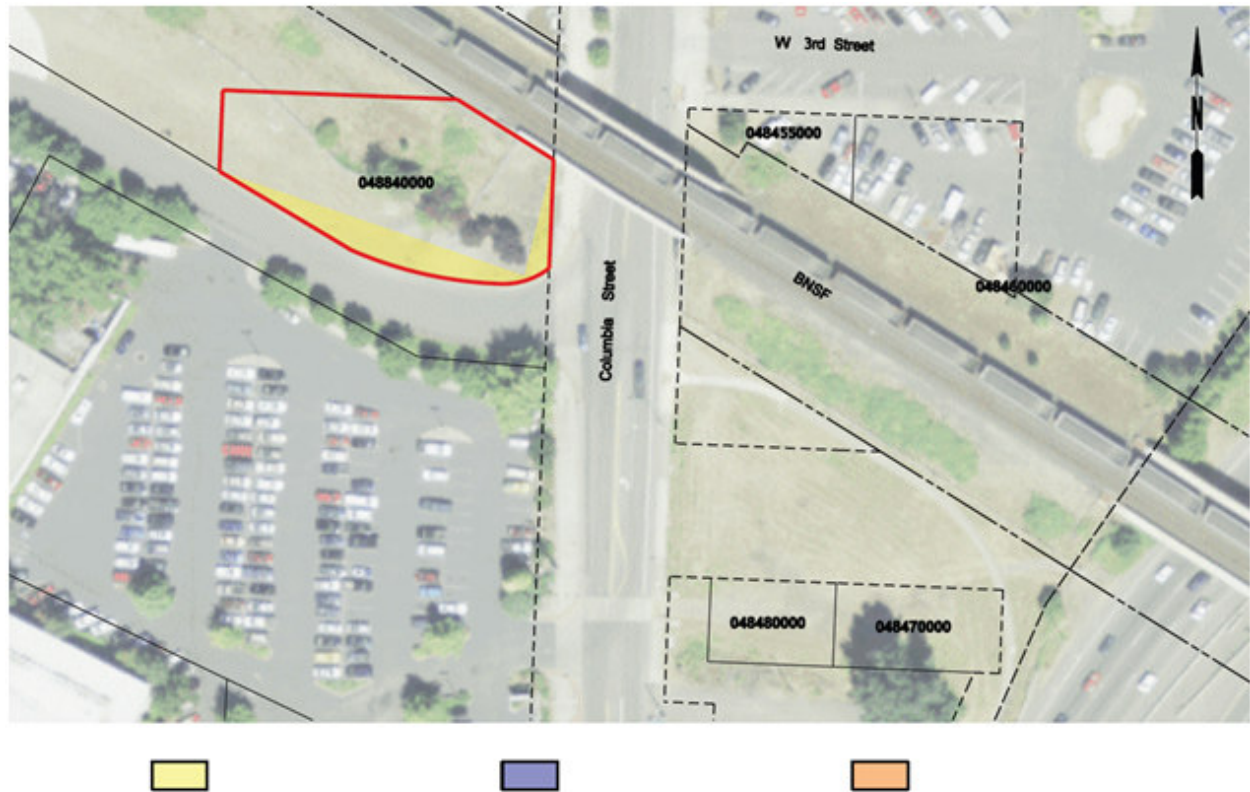
 PERMANENT EASEMENT

 TEMPORARY EASEMENT

304 Columbia St, Vancouver, WA 98660 and 318 W 4th St, Vancouver, WA 98660

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Vancouver Public Facilities District	048780-000, 048790-000	22,106			Fee	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC
Vancouver Public Facilities District	048835-000	1,766			Fee	Full	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

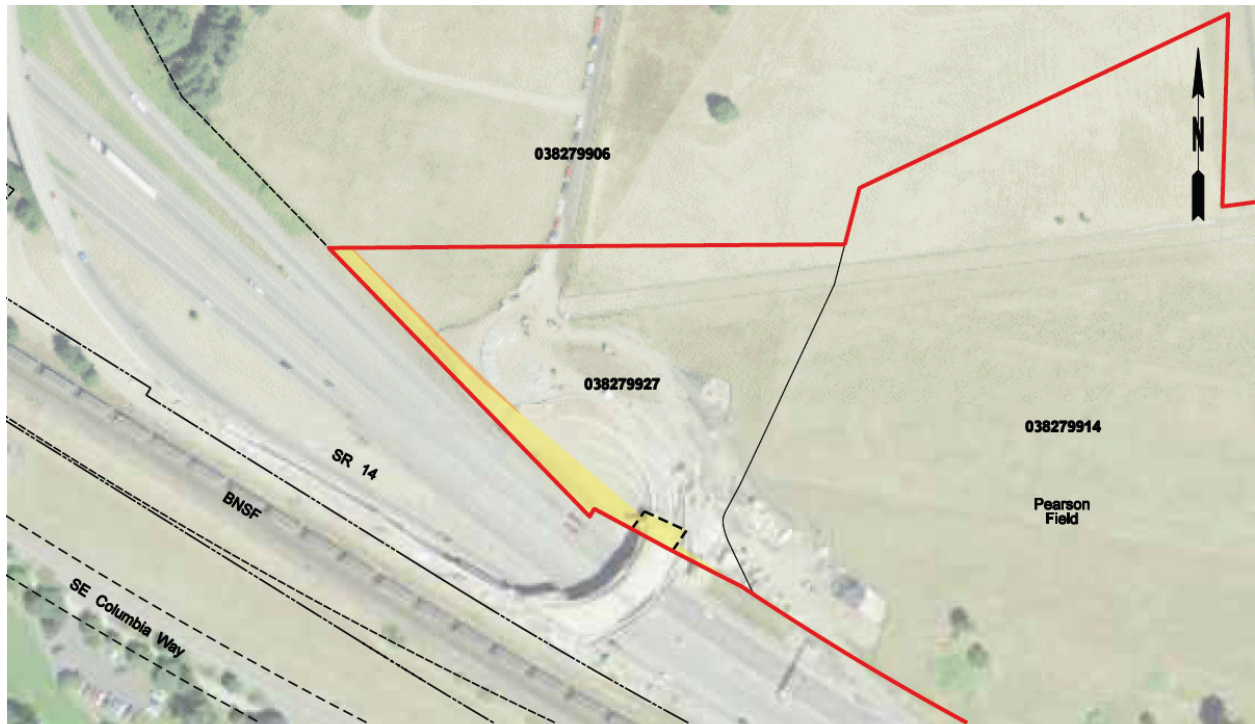
R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
427	-	427	-	-	-	-	-	-
1,766	-	1,766	-	-	-	-	-	-



Vancouver, WA

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
City of Vancouver	048840-000	37,558			Fee	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
13,719	-	13,719	-	-	-	-	-	-



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

a c i1 (ownership extends beyond depiction)

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
USA -National Park Service	38279-927, 38279-914	3,471,176			Fee, TCE	Partial	PT	Atypical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
12,301	-	12,301	-	-	-	663	-	663



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Patel, T G & M T Etal	38540-000, 38560-000	30,587			Access	Partial	P	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT



FEE RW



PERMANENT EASEMENT

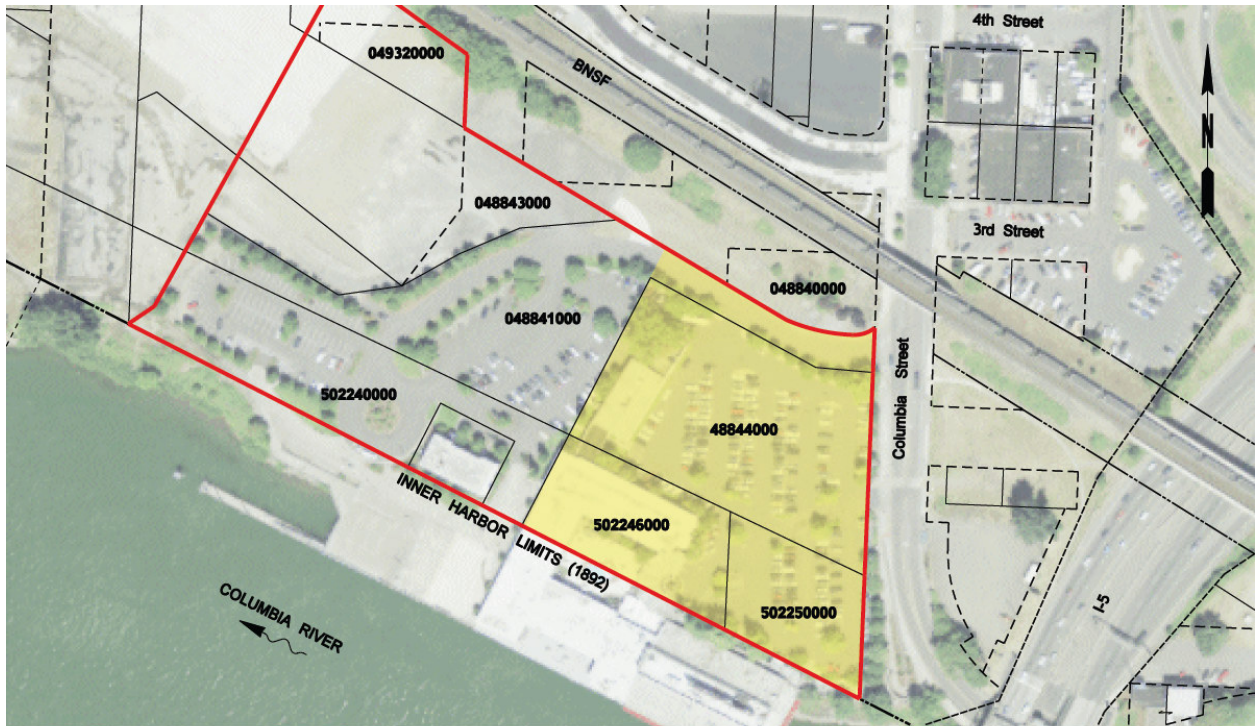


TEMPORARY EASEMENT

400 & 412 Washington St, Vancouver, WA 98660 and 300 Washington St, Vancouver, WA 98660 & 210 W 3rd St, Vancouver, WA 98660

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
AMCO Vancouver LLC	48320-000, 48370-000, 48360-000	31,678	1	0	Fee	Full	P	Typical	Joint	Sequential	WSDOT	WSDOT	Mixed	CRC
AMCO Vancouver LLC	48380-000, 48390-000, 48420-000, 48430-000, 48440-000, 48455-000, 48460-000	36,259	0	2	Fee	Full	P	Typical	Joint	Sequential	WSDOT	WSDOT	Mixed	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	31,678	31,678	-	-	-	-	-	-
26,146	10,113	36,259	-	-	-	-	-	-



FEE RW

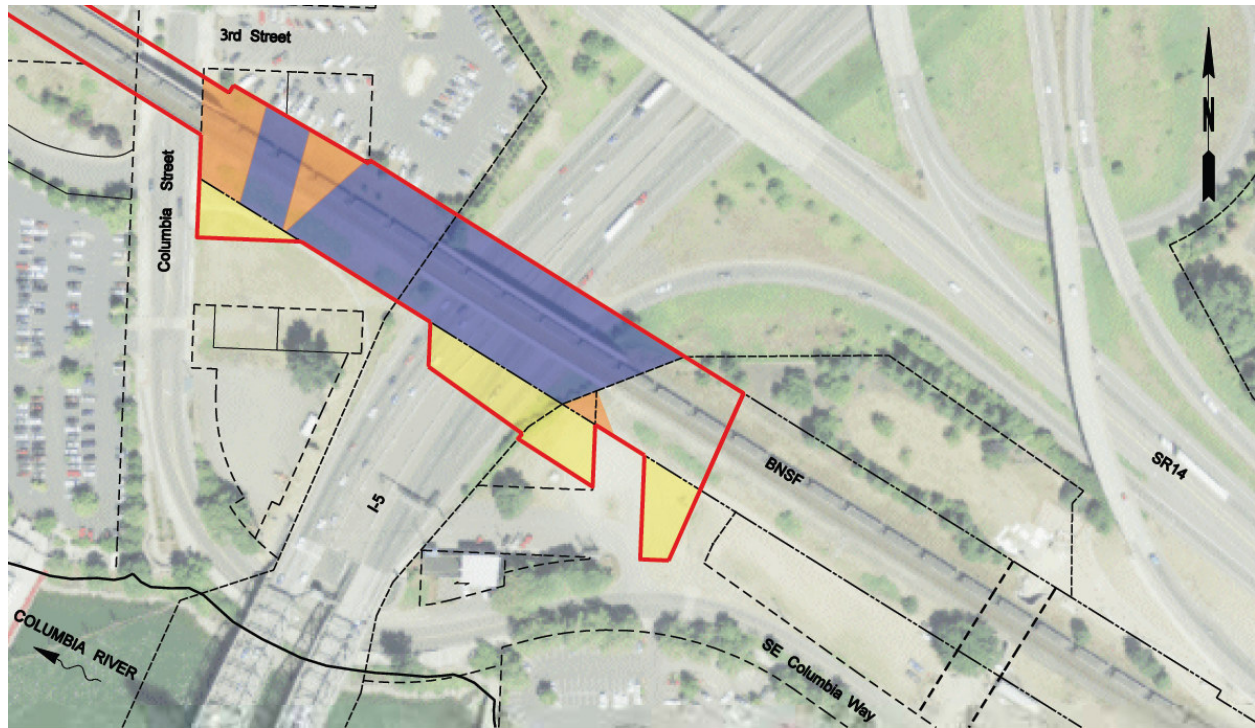
PERMANENT EASEMENT

TEMPORARY EASEMENT

0 C m a c , WA 98660

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Port of Vancouver	48841-000, 48843-000, 48844-000, 502240-000, 502245-000, 502246-000, 502250-000	540,386	0	2	Fee	Partial	P	Typical	Joint	Sequential	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
172,361	-	172,361	-	-	-			-



FEE R/W
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

(This exhibit does not show e l of all necessary conveyances)

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
BNSF	047600-000	4,946			Fee	Full	P	Typical	Joint	Sequential	WSDOT	WSDOT	Mixed	CRC
BNSF	048450-000	4,374			Fee, TCE	Partial	PT	Typical	Joint	Sequential	WSDOT	WSDOT	Mixed	CRC
BNSF	038279-930	4,215			Fee, TCE	Partial	PT	Typical	Joint	Sequential	WSDOT	WSDOT	Mixed	CRC
BNSF	None	Undetermined			PE, TCE	Partial	PT	Typical	Joint	Sequential	WSDOT	WSDOT	Mixed	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
4,946	-	4,946	-	-	-	-	-	-
1,806	-	1,806	-	-	-	2,568	-	2,568
737	-	737	-	-	-	3,539	-	3,539
-	-	-	17,614	7,062	24,676	12,687	-	12,687



FEE RW
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

South side of BNSF east of SR 5 includes south portion of land bridge ped/bike path tunnel

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
USNPS	N/A	130,154			Fee, TCE	Partial	PT	Atypical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
6,215	-	6,215	-	-	-	1,827	-	1,827



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

State of Washington DNR (ship extends beyond depiction)

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
State of Washington -DNR	None	Undetermined			PE	Partial	P	Atypical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	-	-	73,451	-	73,451	-	-	-

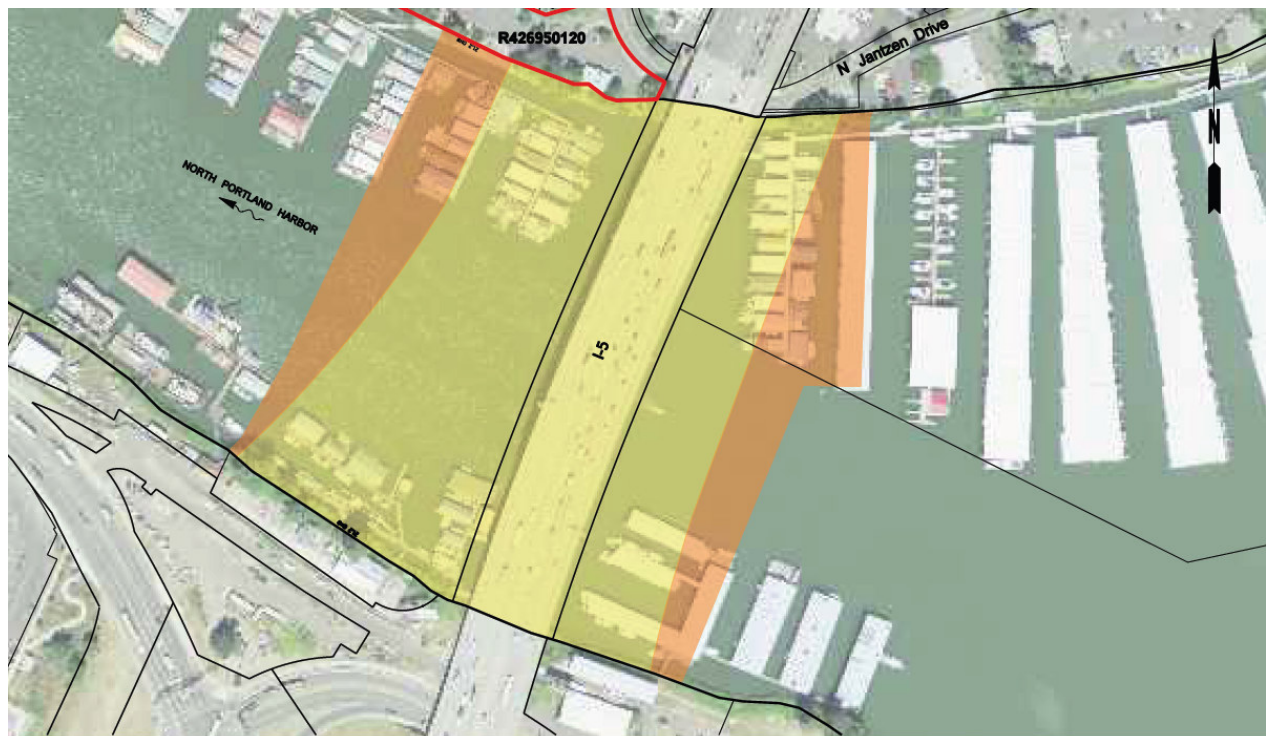
RC_{io}: ICP River Crossing Package—Oregon



Highway

Joint

Transit



FEE R/W



PERMANENT EASEMENT



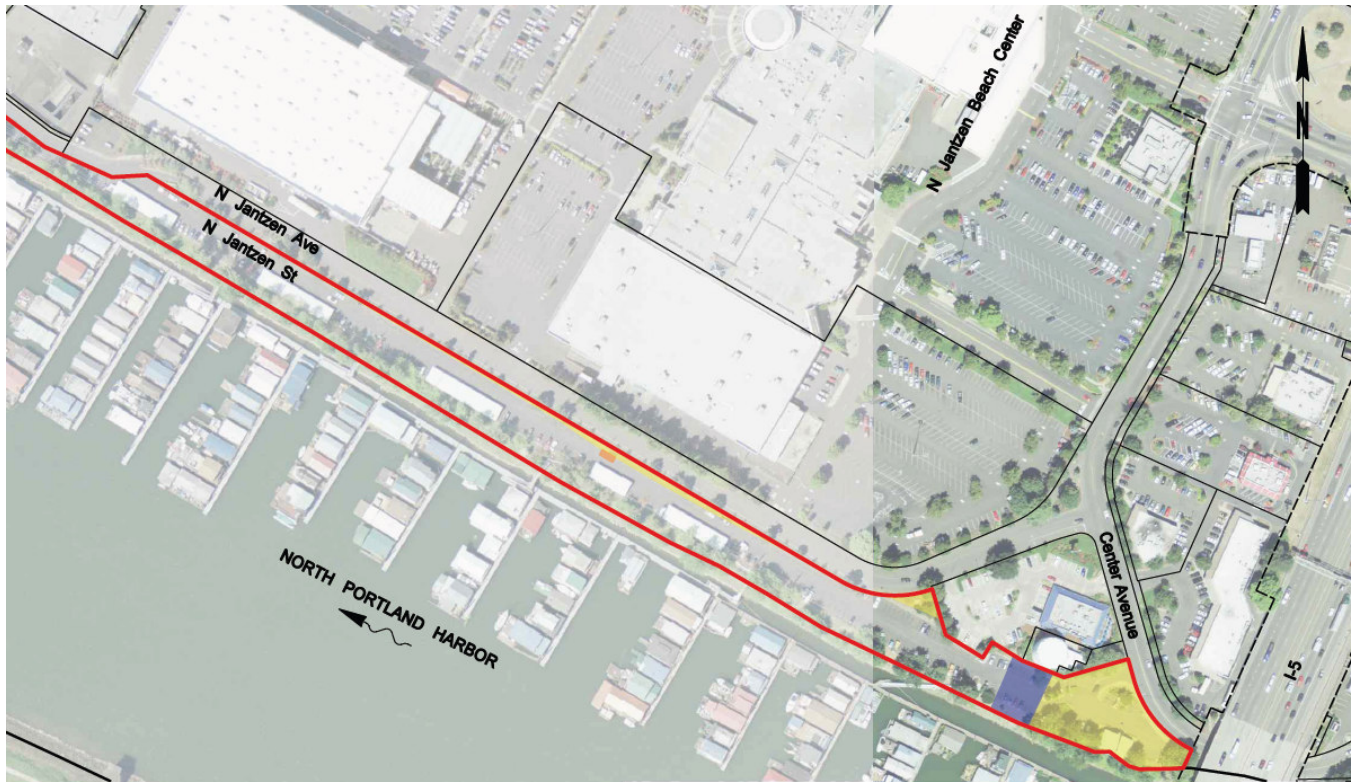
TEMPORARY EASEMENT

Jantzen Beach Moorage Floating Homes

The Jantzen Beach Moorage is located in the northern portion of the west side of Interstate 5.

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Jantzen Beach Moorage Inc	R426950120	201,878	0	2	Fee, PE, TCE	Partial	PT	Typical	Joint	Sequential	ODOT	ODOT	Mixed	CRC
Sherry L. May & Lauri Levy	R426950120, P485315	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Edward Jr. & Shirley Vanegas	R426950120, P350122	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
TBD	R426950120, P350153	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Cheryl Robinson Grant	R426950120, P350204	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Darryl & Joanne Mecklam	R426950120, P350271	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Robert Jones	R426950120, P350316	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
James McCaulley & Susan K. Bachman	R426950120, P350454	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
James Duff	R426950120, P350606	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Michelle Tworoger	R426950120, P350623	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Ruth M. Gilmore Trust	R426950120, P350625	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Robert & Lucella Layko	R426950120, P350628	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Alan Anshen	R426950120, P485263	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Jerry W. Pekrul	R426950120, P488202	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Sheryl A. Lowry	R426950120, P529553	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Elizabeth K. & Robert C. Warren,	R426950120, P531347	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Sara Scott & Mia Palkie	R426950120, P589374	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Ake Bonco LLC	R426950120, P590350	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
TBD	R426950120, P590659	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
James & Diane Washburn	R426950120, P606673	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Richard Sorem & Virginia Girotti-	R426950120, P610908	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
115,145	-	115,145				58,755	-	58,755



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

1098 & 1521-1523 N. Jantzen Ave., Portland, OR 97217 (ownership extends beyond depiction)

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting
			Owner	Tenant(s)									
Jantzen Beach Moorage Inc	R426950120	201,878	0	42	Fee, PE, TCE	Partial	PT	Typical	Joint	Sequential	ODOT	ODOT	Mixed

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
34,784	6,270	41,054	6,732	-	6,732	260	-	260



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

0 0 1

5, 12201, 12229 C ve r O

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Buena-Hayden LLC	R426950140	42,166	1	0	Fee, PE, TCE	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC
Buena-Hayden LLC	R368700300	81,949	0	12	Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Buena-Hayden LLC	R368700250	4,934			Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Buena-Hayden LLC	R368700200	42,121	0	1	Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Buena-Hayden LLC	R368700150	49,914	0	1	Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Buena-Hayden LLC	R368700100	35,376	0	1	Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Buena-Hayden LLC	R368700050	20,517	0	2	Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Buena-Hayden LLC	R368700010	898			Fee	Full	P	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
29,956	-	29,956	2,457	-	2,457	8,217	-	8,217
65,282	16,667	81,949	-	-	-	-	-	-
2,629	2,305	4,934	-	-	-	-	-	-
31,952	10,169	42,121	-	-	-	-	-	-
36,913	13,001	49,914	-	-	-	-	-	-
24,602	10,774	35,376	-	-	-	-	-	-
12,174	8,343	20,517	-	-	-	-	-	-
898	-	898	-	-	-	-	-	-



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

1400, 1405 1716, 1722, 1802 Jantzen Beach Ctr., & 1500 N. Hayden Island Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Jantzen Dynamic Corp	R951330470	339,046			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC
Jantzen Dynamic Corp	R951330520	2,347,729	0	2	Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
71,840	-	71,840	-	-	-	111,704	-	111,704
219,818	-	219,818	-	-	-	138,531	-	138,531



FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT



FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT

1401 N. Hayden Island Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Thunderbird LLC	R951340140	563,303	1	0	Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Thunderbird Vacant	R951340920	4,395			Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
546,179	17,124	563,303	-	-	-	-	-	-
3,643	752	4,395	-	-	-	-	-	-



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

1321-1337 N. Hayden Island Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Hayden's Corner LLC	R951340190	26,595	1	3	Fee	Full	P	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
26,595	-	26,595	-	-	-	-	-	-



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

12348 N Center Ave, Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
ODOT	R951340210	89,993			Fee	Full	P	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
69,429	20,564	89,993	-	-	-	-	-	-



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

1500 Hayden Island, Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Port Arthur LLC	R951340260	22,823	0	1	Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	Mixed	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
19,843	2,982	22,825	-	-	-	-	-	-



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

1445 N. Hayden Island, Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Umatilla Inc, US Bank Corp.	R951340270	31,650			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
1,125	-	1,125	-	-	-	948	-	948



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

N. Center Ave., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
City of Portland	R951340410	5,078			Fee, PE	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
4,538	-	4,538	540	-	540	-	-	-



FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT

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Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Dkoop Properties, LLC	R951340420	745			Fee	Full	P	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
745	-	745	-	-	-	-	-	-



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

11901- 9 D nd, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Safeway, Inc.	R951340440	193,143	1	0	Fee	Full	P	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
193,143	-	193,143	-	-	-	-	-	-



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

N. Center Ave., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
City of Portland Water Bureau	R951340730	2,788			Fee	Full	P	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
2,788	-	2,788	-	-	-	-	-	-

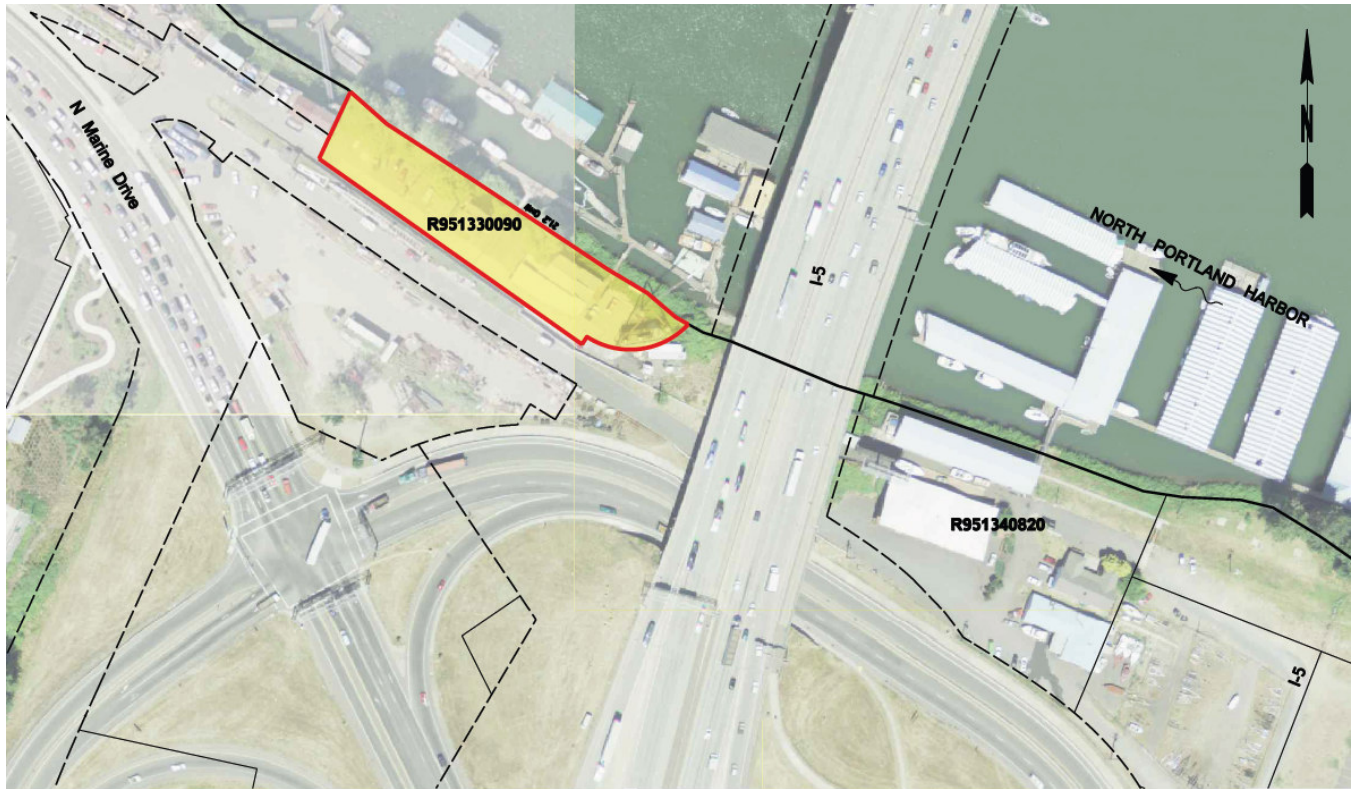
MC_i: Mainland Connector Package and Oregon Transit Package



Highway

Joint

Transit



FEE R/W



PERMANENT EASEMENT

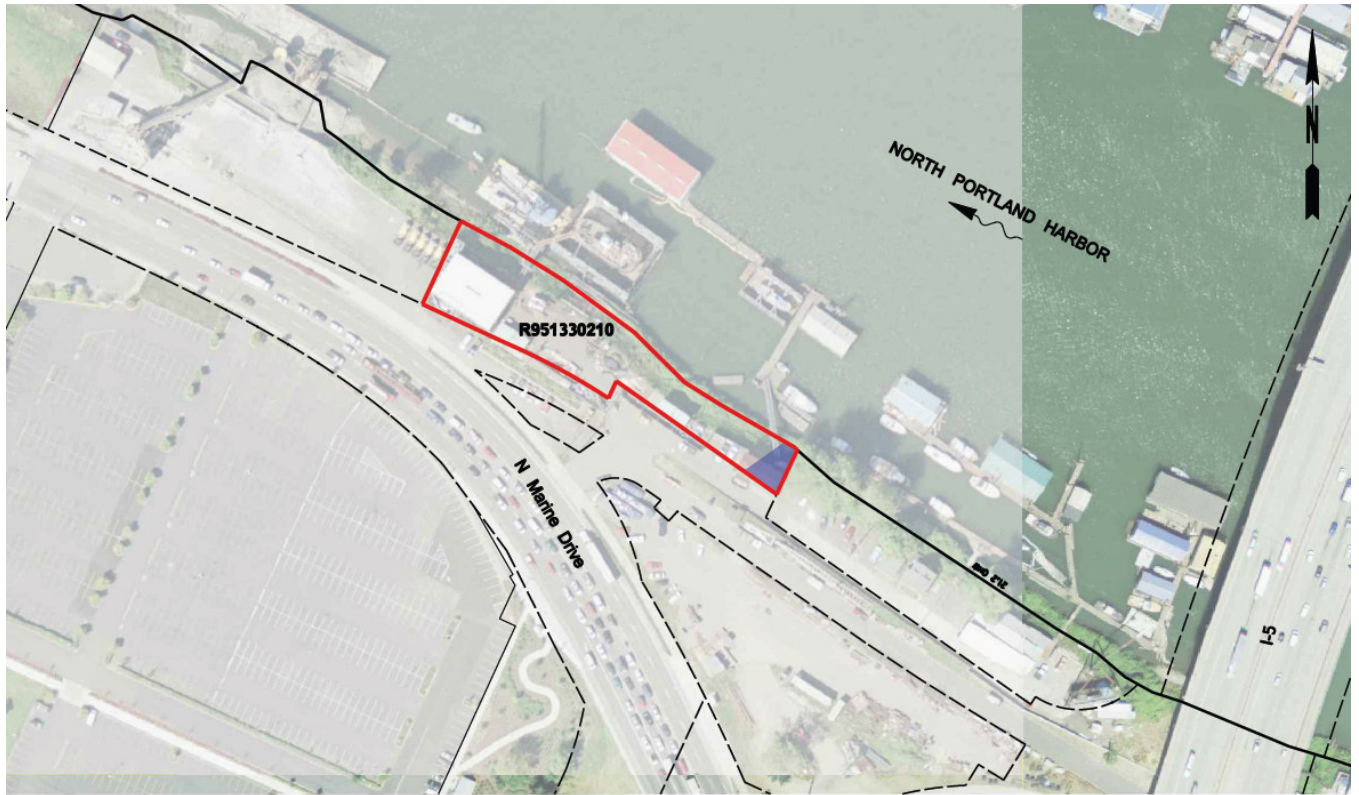


TEMPORARY EASEMENT

1610 N. Pier 99 St., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Milton O. Brown	R951330090	33,476	0	24	Fee, TCE	Full	PT	Typical	Joint	Sequential	ODOT	ODOT	Mixed	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
27,569	5,907	33,476	-	-	-	-	-	-



FEE R/W



PERMANENT EASEMENT

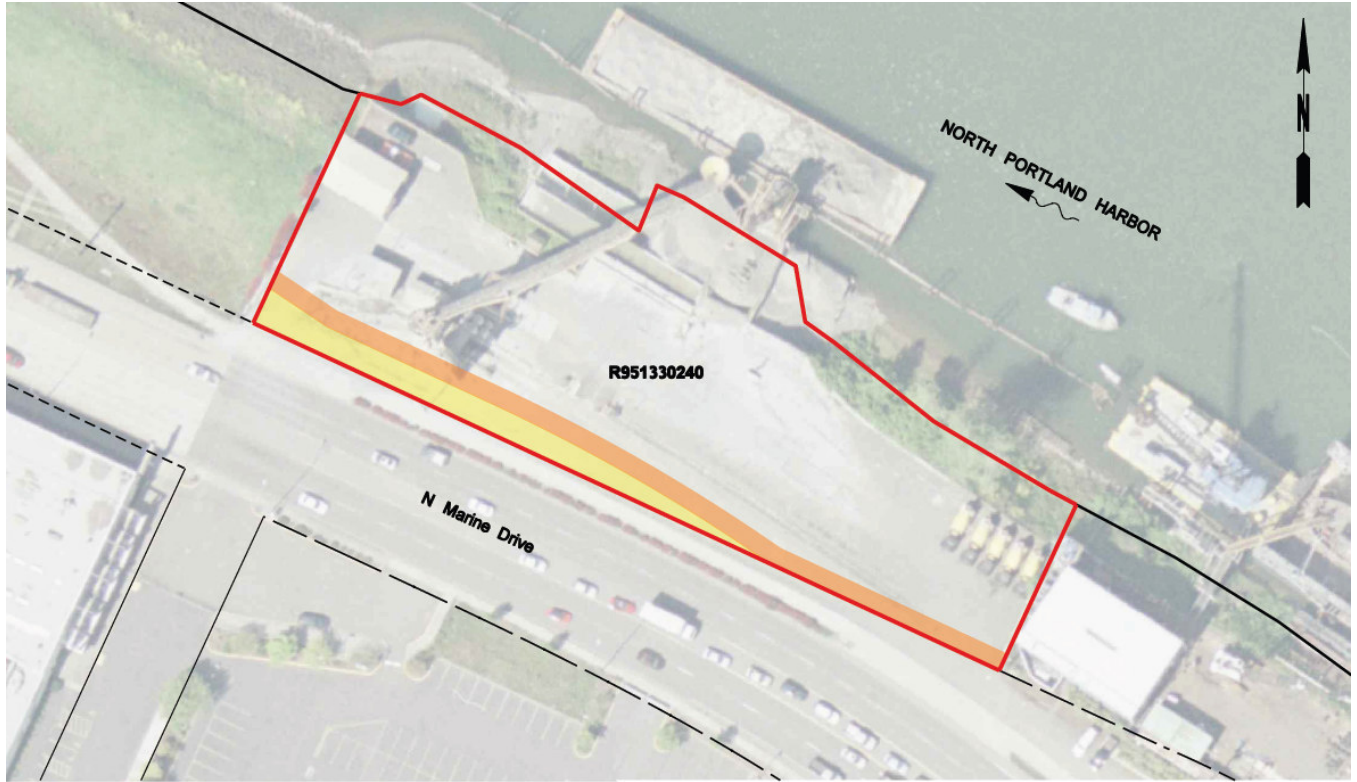


TEMPORARY EASEMENT

1801-1809 N Pier 99 St., Portland, OR 97217. (This is a subterranean permanent easement)

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Whitecap Cove Inc.	R951330210	29,918	0	2	PE	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	-	-	1,703	-	1,703	-	-	-



FEE RW
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

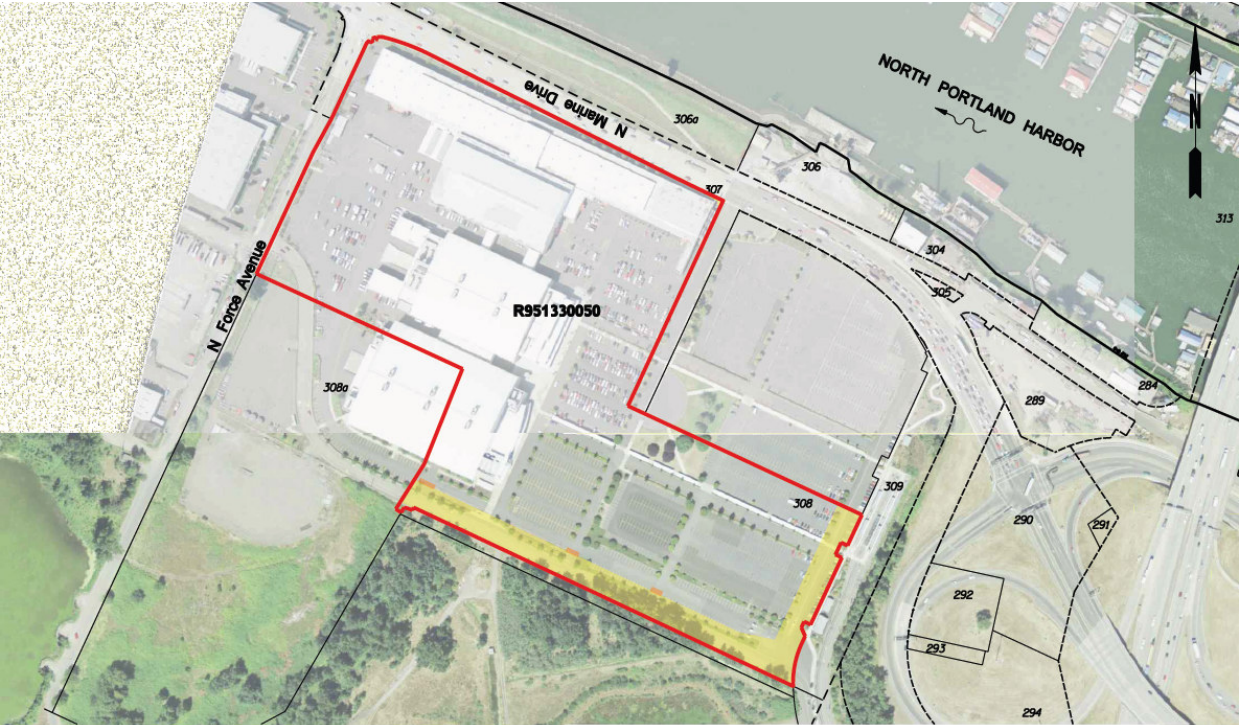
1835 N. Marine Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Ross Island Sand & Gravel Co	R951330240	60,832	1	0	Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

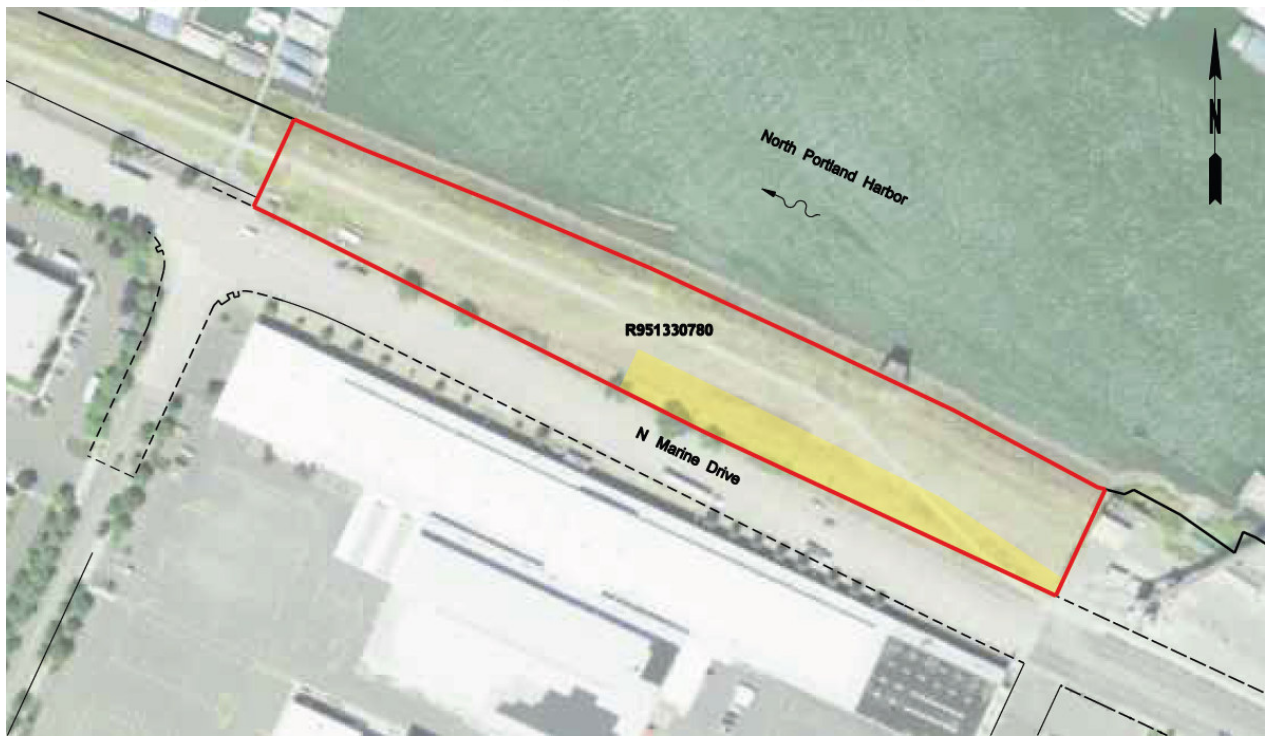
R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
3,952	-	3,952	-	-	-	4,497	-	4,497



FEE RW
 PERMANENT EASEMENT
 TEMPORARY EASEMENT



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2060 N. Marine Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
METRO	R941040110	743,601			Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC
METRO	R951330050	1,687,715			Fee, PE, TCE	Partial	PT	Typical	Joint	Sequential	ODOT	ODOT	PDX	CRC
METRO	R951330760	19,700			Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC
METRO	R951330780	145,728			Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
63,428	-	63,428	-	-	-	-	-	-
203,131	-	203,131	-	-	-	640	52,894	53,534
2,361	-	2,361	-	-	-	-	-	-
26,088	-	26,088	-	-	-	-	-	-

WT: ICP Washington Transit Package



Highway

Joint

Transit



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Caputo, Peter C. & Caputo, Marci A.	038610-000	4,089			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Irvin, William D. & Courtney, Susan E.	038690-000	5,170			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

114 E 7TH St, Vancouver, WA 98660

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Amberhill Properties	038710-000	10,200			Fee, TCE	Partial	PT	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	462	462	-	-	-	-	936	936



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Caputo, Peter C. & Caputo, Marci A.	038610-000	4,089			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



104 E 9th St, a c 8

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
City of Vancouver	039100-000, 039140-000	20,038			Fee, TCE	Partial	PT	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	872	872	-	-	-	-	1,478	1,478

[illegible]



Vancouver, WA 98660

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
City of Vancouver	039290-000	8,950			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
iQ Credit Union	039570-000, 039620-000, 039590-000, 039610-000, 039610-001	35,420			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Fischer, Edward A. & Marianne M. Trustees	040170-000	10,019			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Irvin, William D. & Courtney, Susan E.	038690-000	5,170			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Rider, Edwin H. & Gertrude A. Trustees	40210-000, 40220-000, 40230-000	20,000			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Angel o Brothers IV LLC	040330-000	20,000			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Angelo Brothers IV LLC	040940-000	19,957			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Crowder, Melvin L. & Sharon A. & Gail R. & Cynthia K.	041260-000	10,049			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



701 E 17th St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Starks, Michael Edward &	040631-000	6,000			Fee, TCE	Partial	PT	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	3	3	-	-	-	-	659	659



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Kelsey, Steven A.	040650-000	6,000			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Sessions, Chad D. & Hollie F.	040670-000	6,699			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Nelson, Bradley K.	040675-000	5,016			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Selders, Michael Kristian	040677-000	5,000			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Temme, Stephen W. & Barbara J. Trustees	040710-000	5,800			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



508 & 509 E t V r WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Martos, Lorena	040720-000	4,995			TCE	Full	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC
Martos, Lorena	040730-000	9,993			TCE	Full	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC
Martos, Lorena	040740-000	1,700			TCE	Full	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC
Martos, Lorena	040750-000	3,296			TCE	Full	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC
Martos, Lorena	040760-000	4,995			TCE	Full	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

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PERMANENT EASEMENT

TEMPORARY EASEMENT

1615 Broadway St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
US Bank	040950-000	10,019			Fee, TCE	Partial	PT	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	13	13	-	-	-	-	734	734



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Fischer, Edward A. & Marianne M. Trustees	040170-000	10,019			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



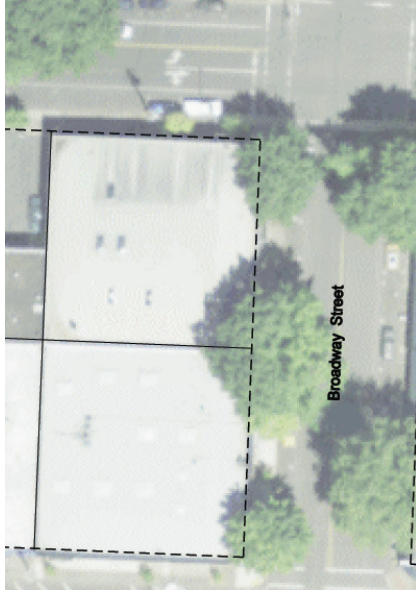
Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Gargouillade, LLC	041090-000	9,999			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
HPJL&H LLC	041130-000, 041100-000	15,000			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



214 E 17th St, Vancouver, WA 9866

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Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Holland, James I. & Randi E.	039390-000	3,573			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Schoenborn, David	041205-000	4,356			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

1615 Broadway St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
US Bank	040950-000	10,019			Fee, TCE	Partial	PT	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	13	13	-	-	-	-	734	734

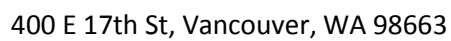


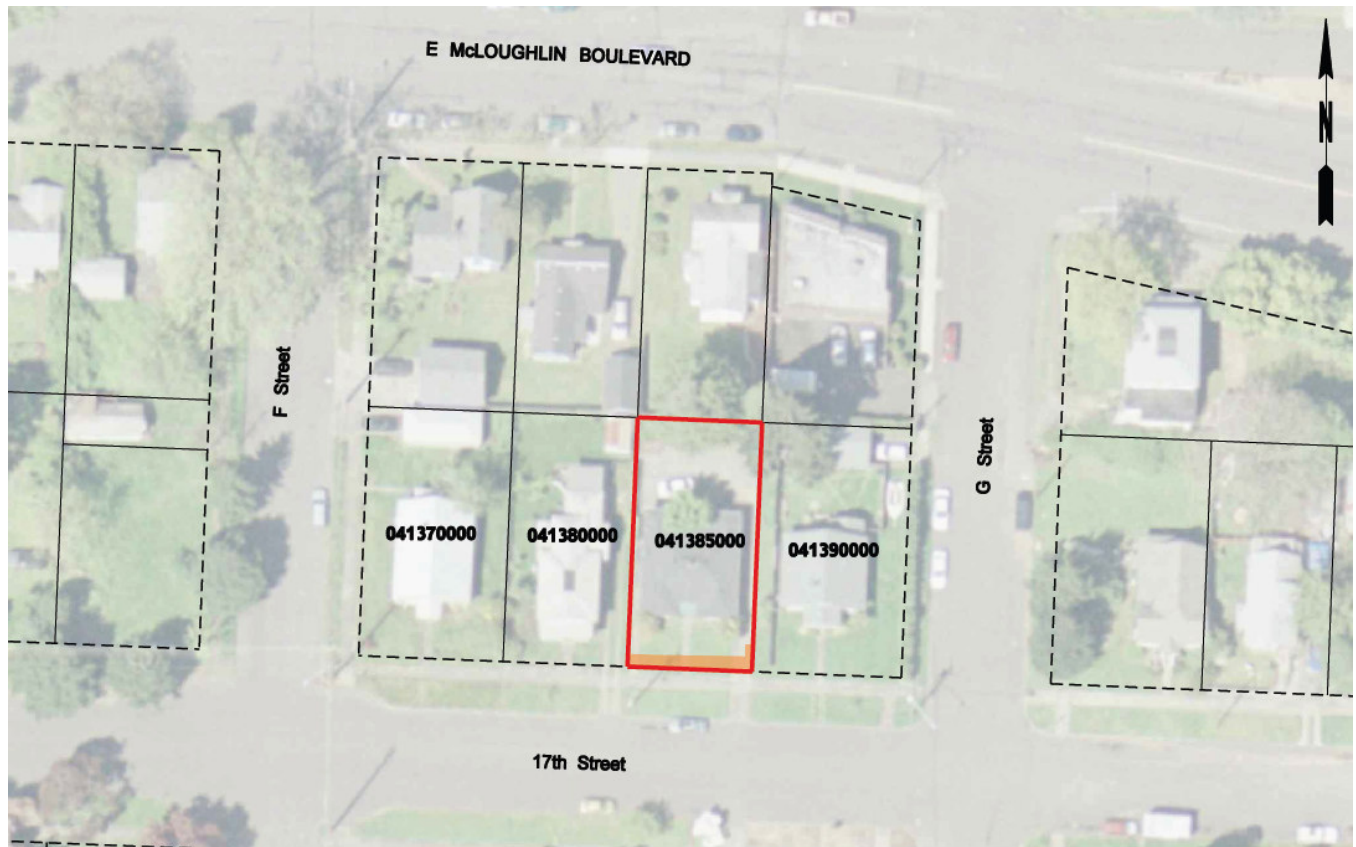
Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Wilén, Joy W.	041300-000	4,969			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

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[illegible]

[illegible]

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608 E 17th St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
McClellan, Eugene & Linda D.	041385-000	5,600			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	6	6	-	-	-	-	272	272

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Byrd, William F. III	041520-000	7,081			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

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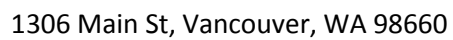
Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Watts, Debra L.	041380-000	5,000			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

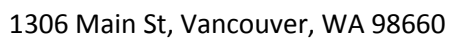
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500 Main Street, Vancouver, WA 98660



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Old Automotive, LLC	047291-000	10,645			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

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PERMANENT EASEMENT

TEMPORARY EASEMENT

Vancouver, WA 98660

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
City of Vancouver	047880-000	10,193			Fee	Full	P	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	10,193	10,193	-	-	-	-	-	-



FEE RW

PERMANENT EASEMENT

TEMPORARY EASEMENT

Vancouver, WA 98660

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Aschieris Family Trust 50% and Edward W. Schofield Trust 50%	047920-000	10,050			Fee	Full	P	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	10,050	10,050	-	-	-	-	-	-



FEE RW

PERMANENT EASEMENT

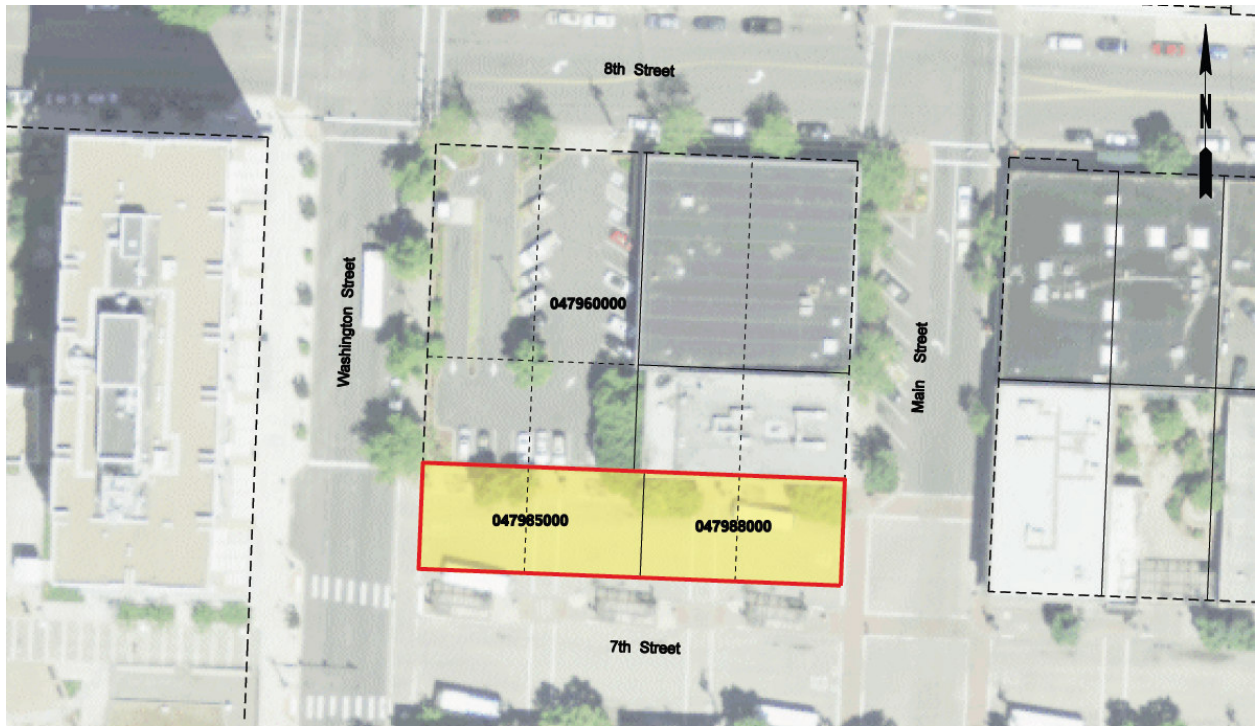
TEMPORARY EASEMENT

Vancouver, WA 98660

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Aschieris Family Trust 50% and Edward W. Schofield Trust 50%	047920-000	10,050			Fee	Full	P	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	10,050	10,050	-	-	-	-	-	-

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PERMANENT EASEMENT

TEMPORARY EASEMENT

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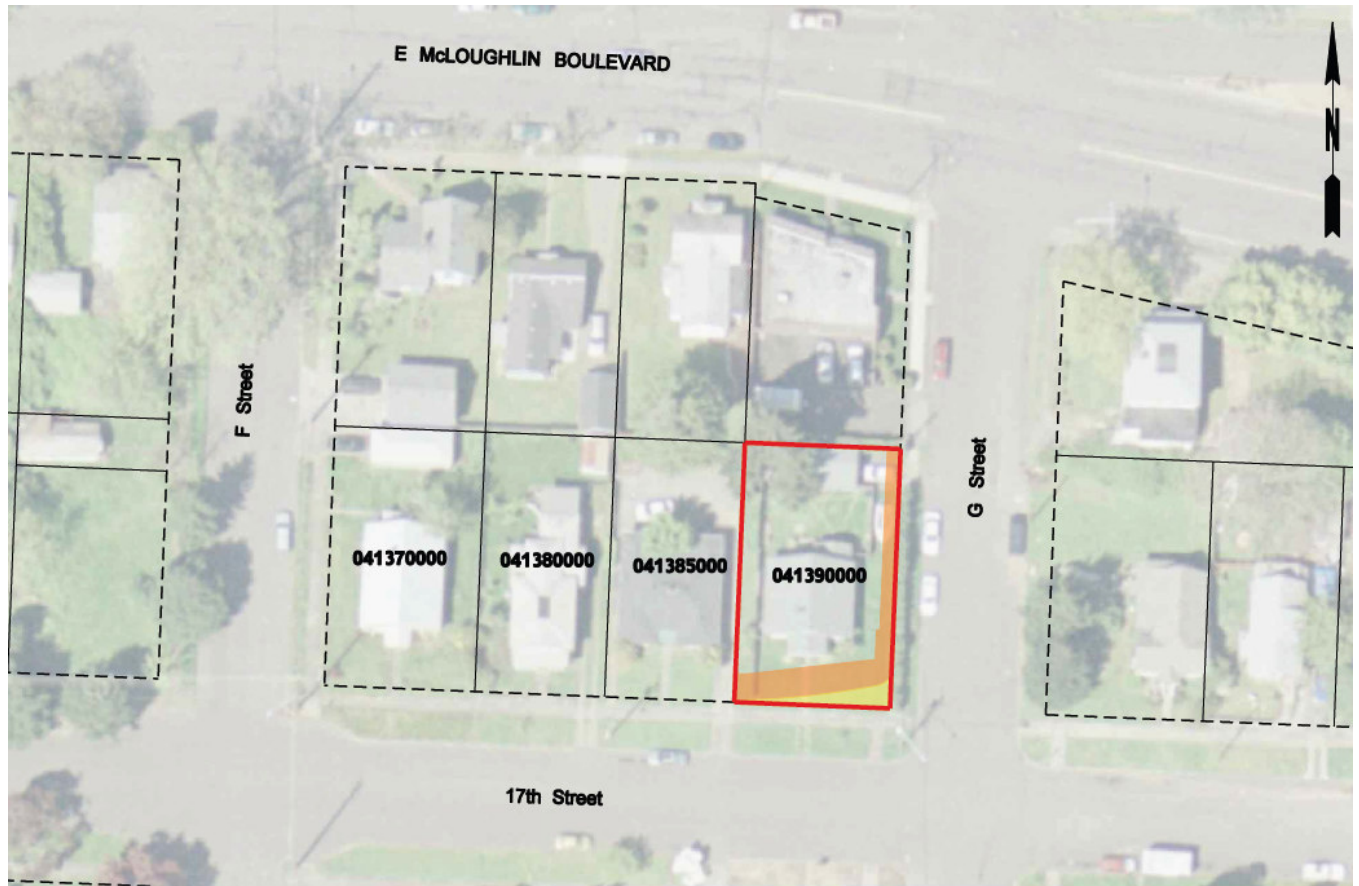
Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
C-Tran	047985-000, 047988-000	10,171			Fee	Full	P	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	10,171	10,171	-	-	-	-	-	-



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
James P. Schofield Testamentary Trust	051780-000, 051790-000	15,000			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

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FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

612 E 17th St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Wollert, Richard & Michele	041390-000	5,400			Fee, TCE	Partial	PT	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	265	265	-	-	-	-	1,061	1,061



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Cascade Lease Co., Inc.	048290-000	10,180			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Horenstein Properties LLC	051520-000	6,743			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

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Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Alprop Company	048250-000	10,310			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Horenstein Properties LLC & Climbing	051510-000	4,792			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
MC Investments Inc	051680-000	40,000			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

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Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Brown, Timothy P. & Susan K.	051830-000	10,000			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

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PERMANENT EASEMENT

TEMPORARY EASEMENT

1700 Washington Street, Vancouver, WA 98660

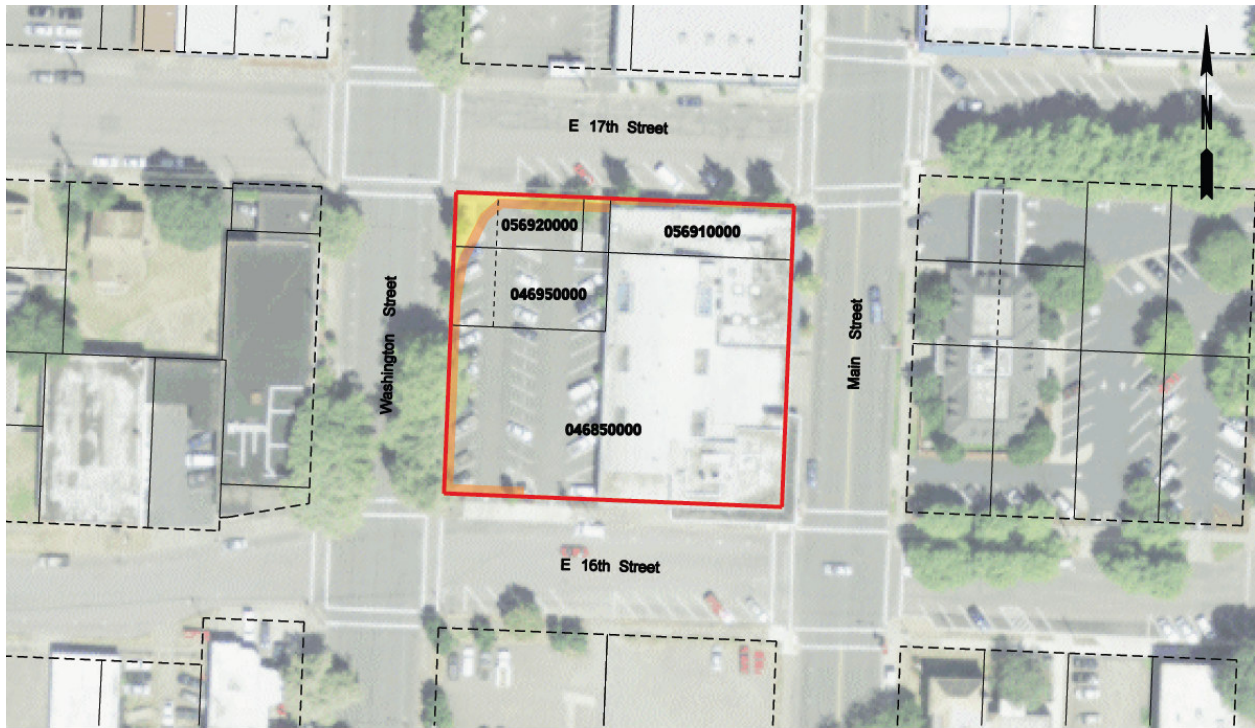
Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Blueberry Development LLC	056840-000, 053075-000, 053070-000, 053060-000	23,000			PE	Partial	P	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	-	30	30	-	-	-



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
The Holand, Inc.	56890-000, 56880-000, 56850-000, 56860-000, 56870-000	7,610			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT

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Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
The Holand, Inc.	56910-000, 56920-000, 46950-000, 46850-000	34,271			Fee, TCE	Partial	PT	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	701	701	-	-	-	-	1,213	1,213

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Vancouver Funeral Chapel, Inc	039560-000	10,000			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
School District No. 37	039630-000	40,302			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]



FEE R/W

PERMANENT EASEMENT

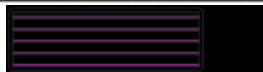
TEMPORARY EASEMENT

1607 Main St, Vancouver, WA 98660

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
US Bank National Association	41040-000, 41030-000, 41020-000, 41010-000, 40990-000, 41000-000, 41050000	25,000			Fee, TCE	Partial	PT	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	1,033	1,033	-	-	-	-	2,446	2,446

P&R: ICP Park and Ride Garage Package:



Highway

Joint

Transit



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Hutton, Ann C. & Hutton, George Thompson	051840-000	10,000			TCE	Partial	T	Typical	FTA	5309	WSDOT	C-Tran	Van	CRC

[illegible]

RJ: ICP Ruby Junction Expansion (Phase II) Package



Highway

Joint

Transit

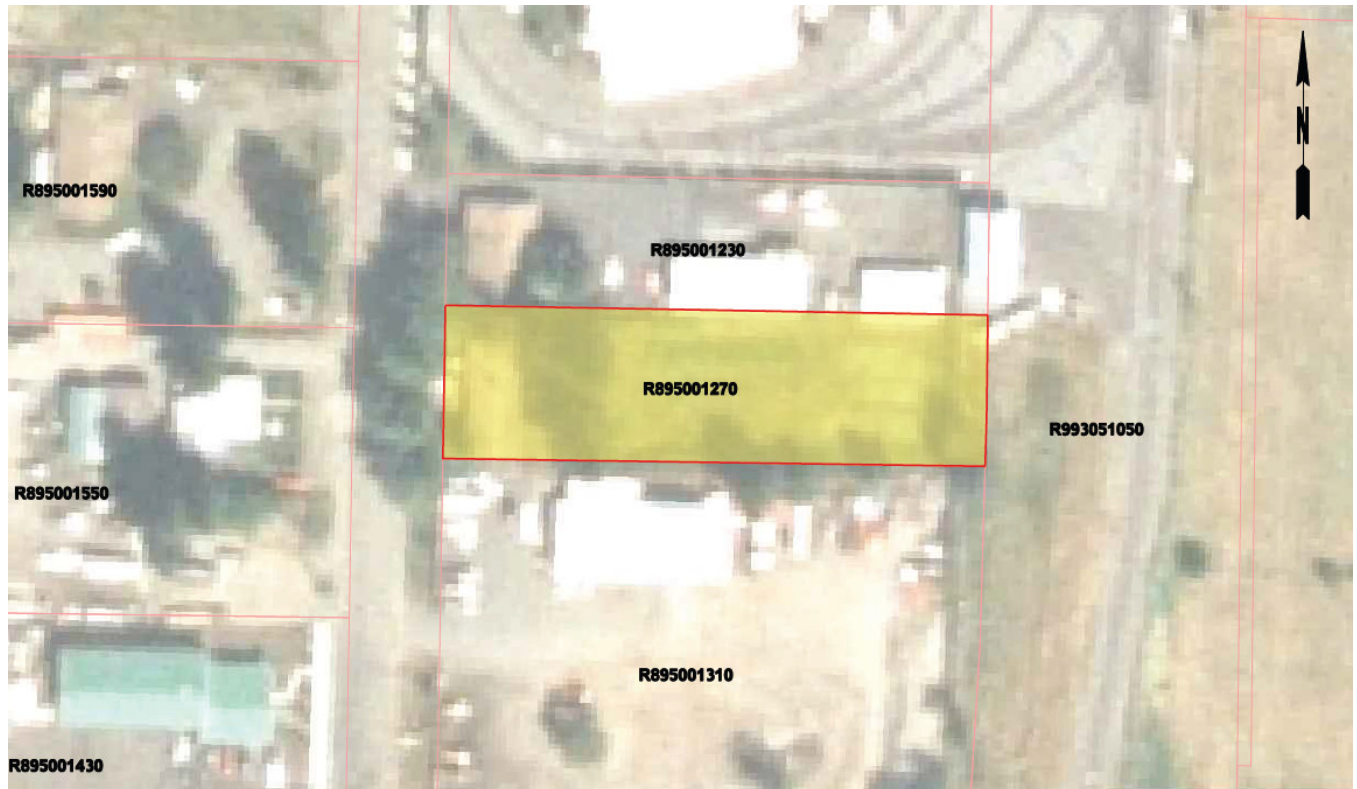


FEE R/W
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

1807 NW Eleven Mile Ave., Gresham, OR 97030

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Agoposa, Julianna	R895001230	22,651	1	0	Fee	Full	P	Typical	FTA	5309	TriMet	TriMet	TriMet	TriMet

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	22,651	22,651	-	-	-	-	-	-

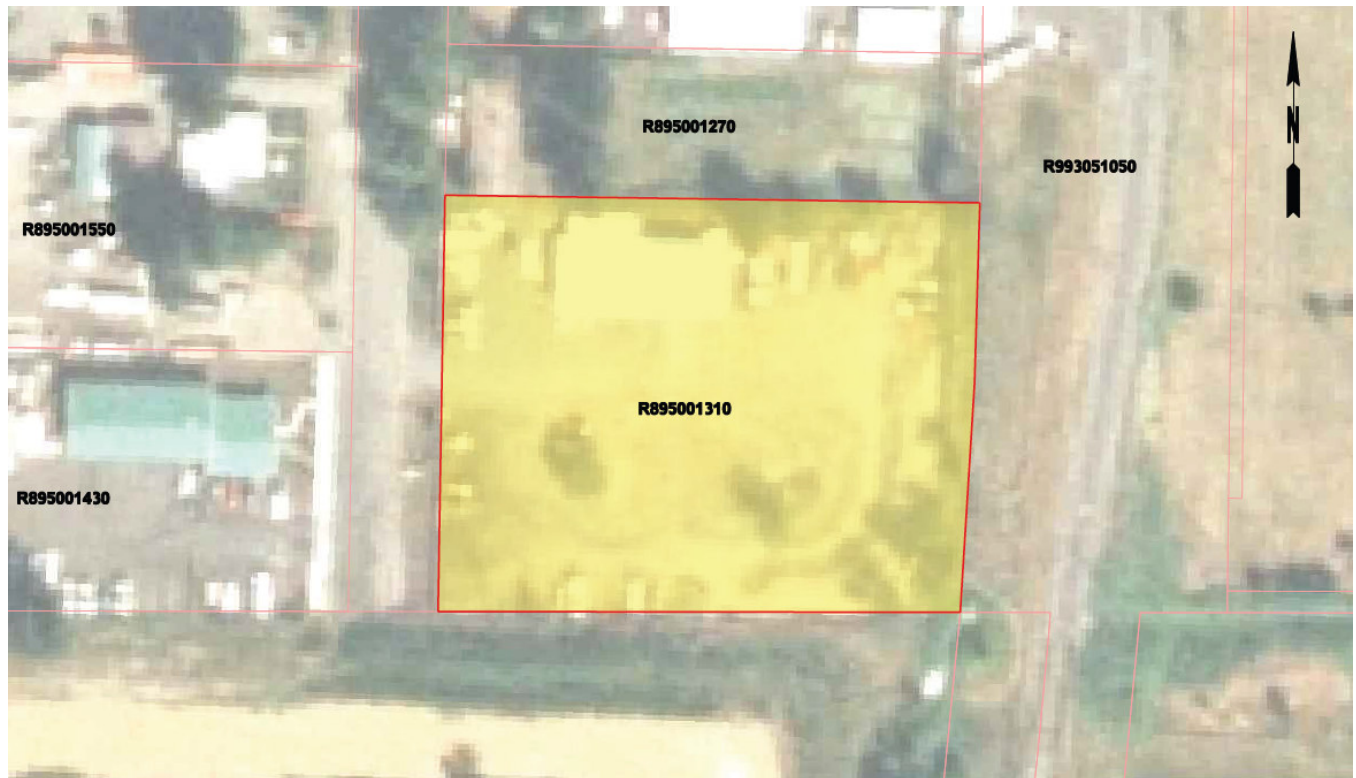


FEE RW
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

1722 NW Eleven Mile Ave., Gresham, OR 97030

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Song Tuk Quintana Tr	R895001270	24,829	1	0	Fee	Full	P	Typical	FTA	5309	TriMet	TriMet	TriMet	TriMet

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	24,829	24,829	-	-	-	-	-	-



FEE R/W
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

1702 NW Eleven Mile Ave., Gresham, OR 97030

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Suran, Rick P.	R895001310	66,211	0	1	Fee	Full	P	Typical	FTA	5309	TriMet	TriMet	TriMet	TriMet

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	66,211	66,211	-	-	-	-	-	-



FEE R/W



PERMANENT EASEMENT

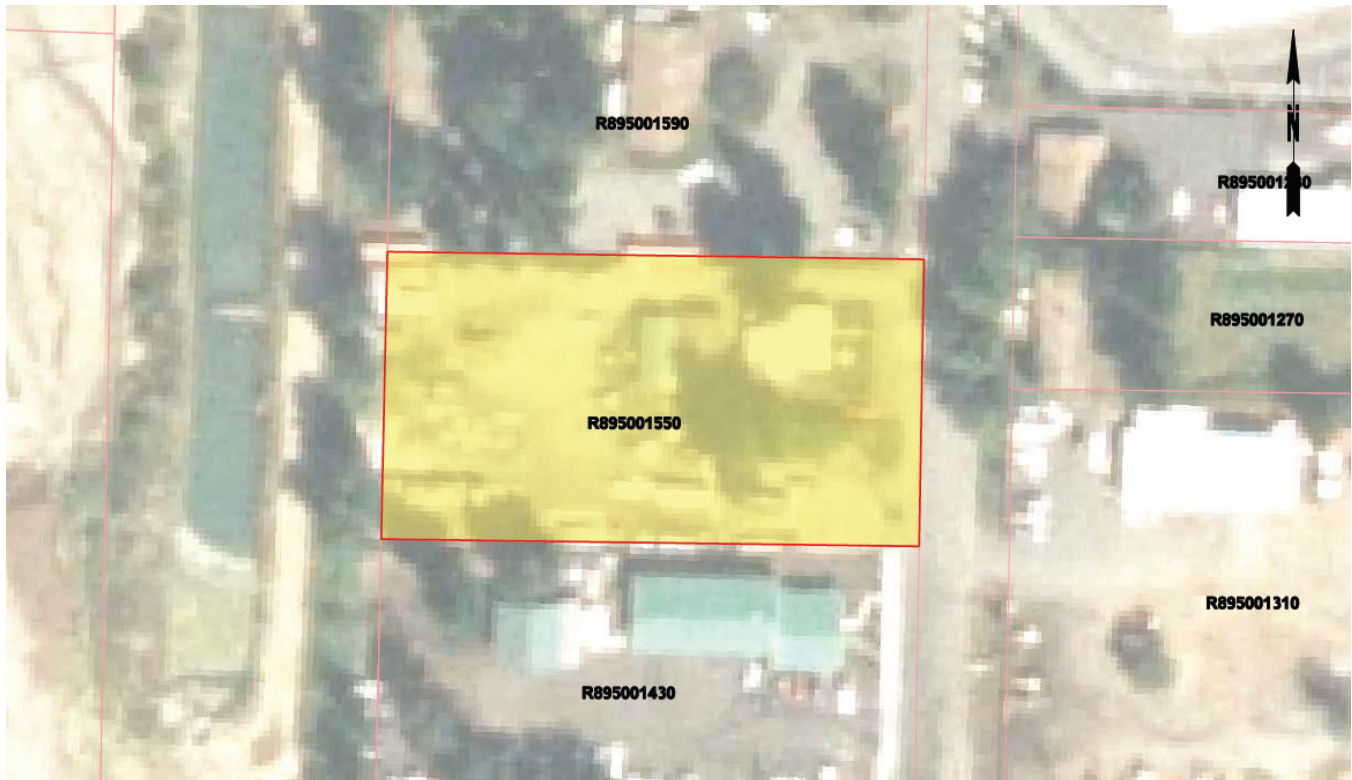


TEMPORARY EASEMENT

1709 NW Eleven Mile Ave., Gresham, OR 97030

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Wagner Properties LLC	R895001430	43,560	0	1	Fee	Full	P	Typical	FTA	5309	TriMet	TriMet	TriMet	TriMet

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	43,560	43,560	-	-	-	-	-	-



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

1717 NW Eleven Mile Ave., Gresham, OR 97030

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Hughes, Michael J.	R895001550	47,480	0	1	Fee	Full	P	Typical	FTA	5309	TriMet	TriMet	TriMet	TriMet

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	47,480	47,480	-	-	-	-	-	-



FEE R/W
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

1825-1843 NW Eleven Mile Ave., Gresham, OR 97030

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
R. J. Tash Co.	R895001670	43,560			Fee	Full	P	Typical	FTA	5309	TriMet	TriMet	TriMet	TriMet

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	43,560	43,560	-	-	-	-	-	-



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

2128 NW Eleven Mile Ave., Gresham, OR 97030

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Fugman, Darrel	R895001950	42,253			Fee	Full	P	Typical	FTA	5309	TriMet	TriMet	TriMet	TriMet

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	42,253	42,253	-	-	-	-	-	-



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

2227 NW Eleven Mile Ave., Gresham, OR 97030

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Gregerson, Alf & Gregerson, Uli	R895002170	43,508			Fee	Partial	P	Typical	FTA	5309	TriMet	TriMet	TriMet	TriMet

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	6,098	6,098	-	-	-	-	-	-

MD_i: ICP Marine Drive Package



Highway

Joint

Transit



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

720 N Hayden Meadows Dr, Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Natmi National FX Properties, LLC	R204703500	311,018			Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
1,659	-	1,659	-	-	-	-	-	-



FEE RW

PERMANENT EASEMENT

TEMPORARY EASEMENT

N. n , n R 7 7

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Columbia Crossing, LLC	R426800050	56,831			Fee, PE	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	Mixed	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
46,687	-	46,687	2,570	-	2,570	-	-	-



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

N

I, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Fazio, Jack F., Etal	R649755760	144,720	0	1	Fee, PE	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
36,923	-	36,923	3,146	-	3,146	-	-	-



N. Vancouver Way, Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Fazio TV LLC	R649755770	145,196			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
57,416	-	57,416	-	-	-	1,400	-	1,400



FEE RW



PERMANENT EASEMENT

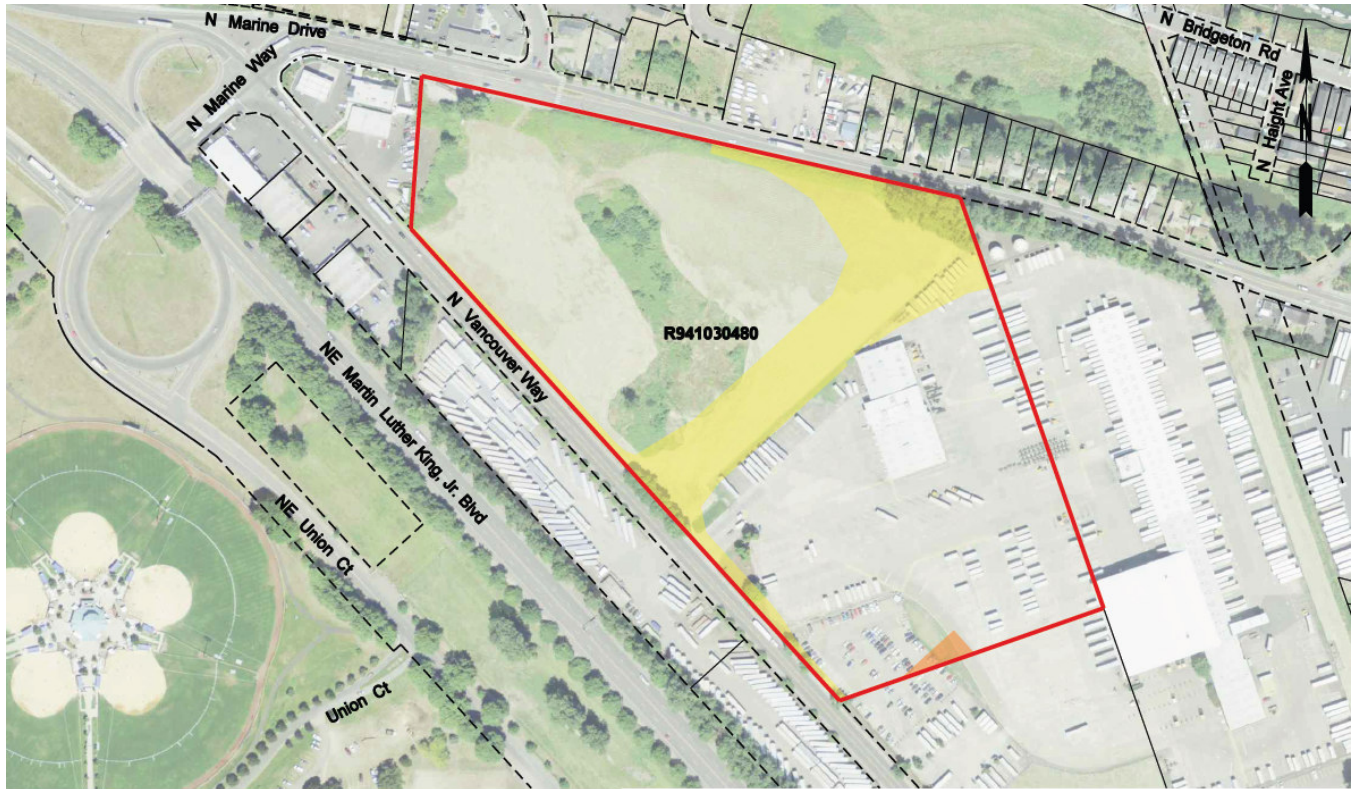


TEMPORARY EASEMENT

10850 N. Denver Ave., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
City of Portland, Delta Park	R941030450	3,717,775			TCE	Partial	T	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	-	-	-	494	-	494



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

10730 N. Vancouver Way, Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Fazio, Mary A	R941030480	1,009,652			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
182,820	-	182,820	-	-	-	4,593	-	4,593



FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT



FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT

125-233 & 731 N. Hayden Meadows Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Hayden Meadows	R941030490	107,707			Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC
Hayden Meadows	R204700640	62,043			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
3,514	-	3,514	-	-	-	-	-	-
1,838	-	1,838	-	-	-	182	-	182



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

10205 N. Vancouver Way, Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Fleet Leasing inc.	R941031540	21,232			Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
619	-	619	-	-	-	-	-	-



FEE R/W

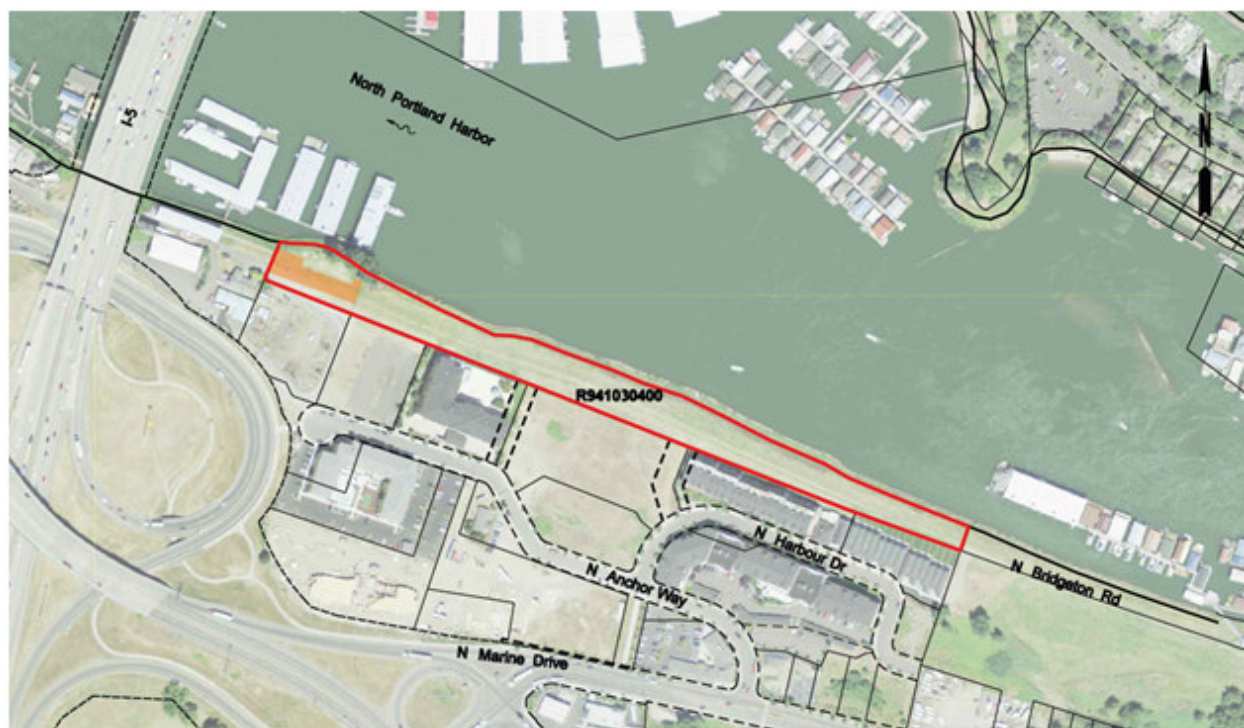
PERMANENT EASEMENT

TEMPORARY EASEMENT

N. Expo Rd., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Tri-Met	R941040380	222,094			Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
9,385	-	9,385	-	-	-	-	-	-



 FEE R/W

 PERMANENT EASEMENT

 TEMPORARY EASEMENT



 FEE R/W

 PERMANENT EASEMENT

 TEMPORARY EASEMENT



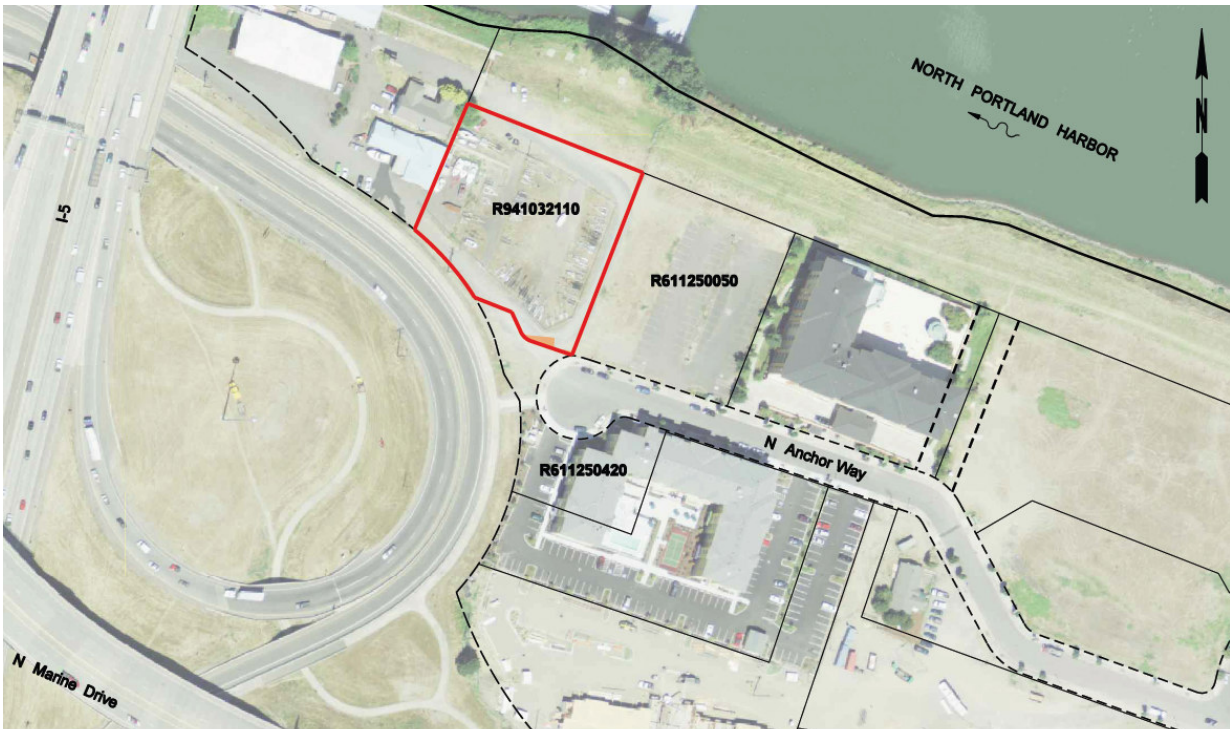
FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT



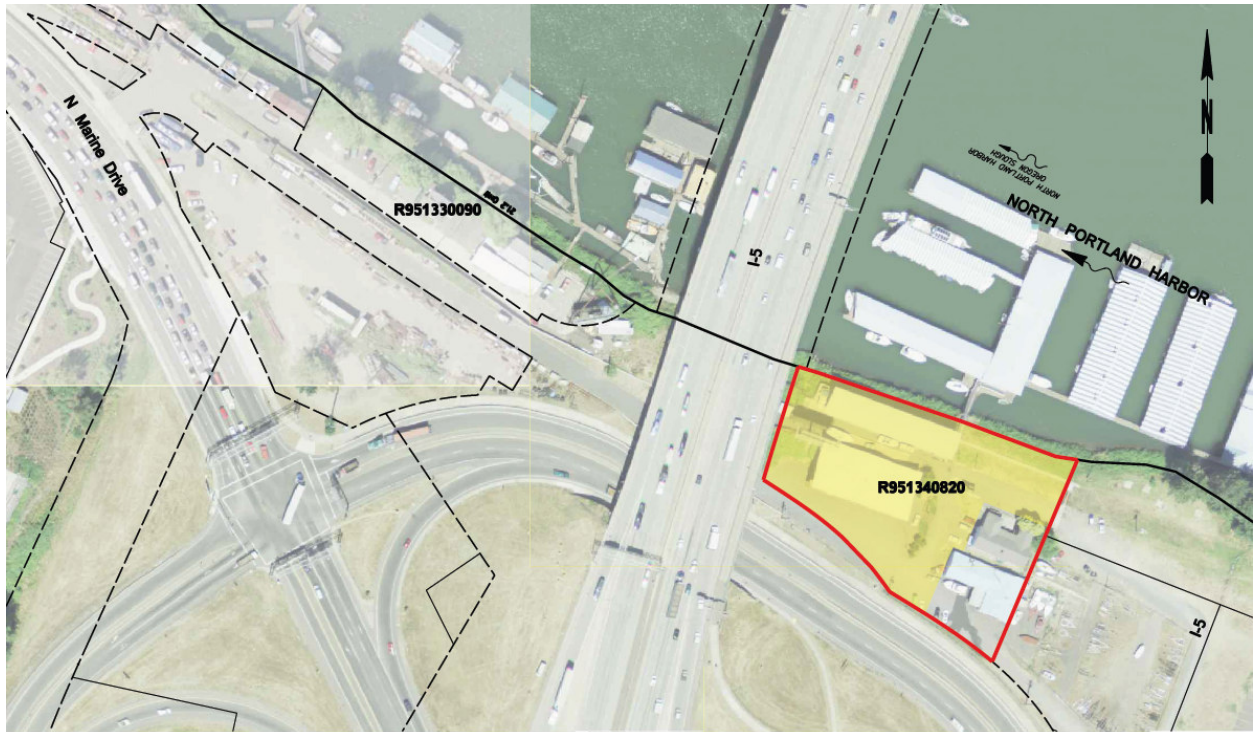
FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT



FEE RW

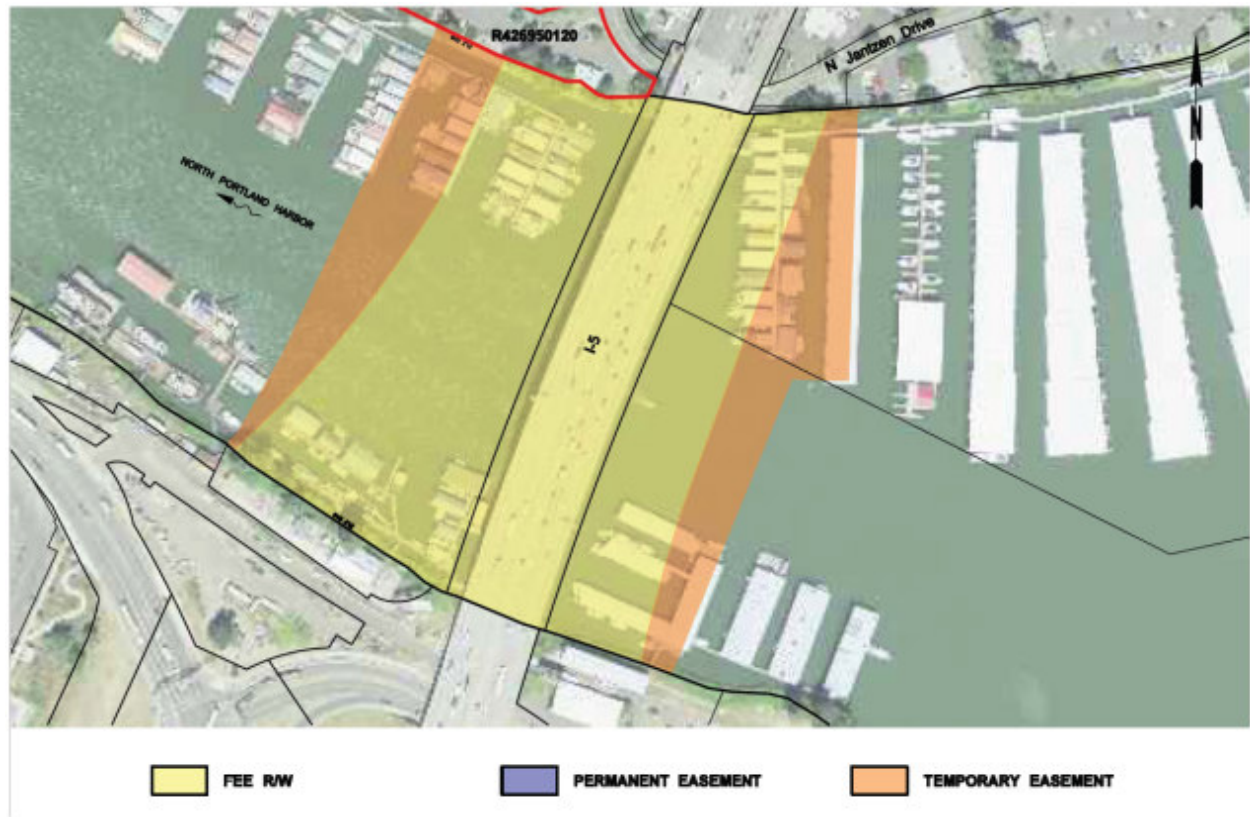
PERMANENT EASEMENT

TEMPORARY EASEMENT

719 & 1415 N. Marine Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
MOB Investments Inc	R941030400	295,772			PE	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC
MOB Investments Inc	R941030800	36,013			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC
MOB Investments Inc	R941030930	8,097			TCE	Partial	T	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC
MOB Investments Inc	R941032110	46,783			TCE	Partial	T	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC
MOB Investments Inc	R951340820	67,965	0	6	Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	-	-	-	10,032	10,032	-	-	-
2,148	-	2,148	-	-	-	425	-	425
-	-	-	-	-	-	27	-	27
-	-	-	-	-	-	330	-	330
54,540	-	54,540	-	-	-	-	-	-

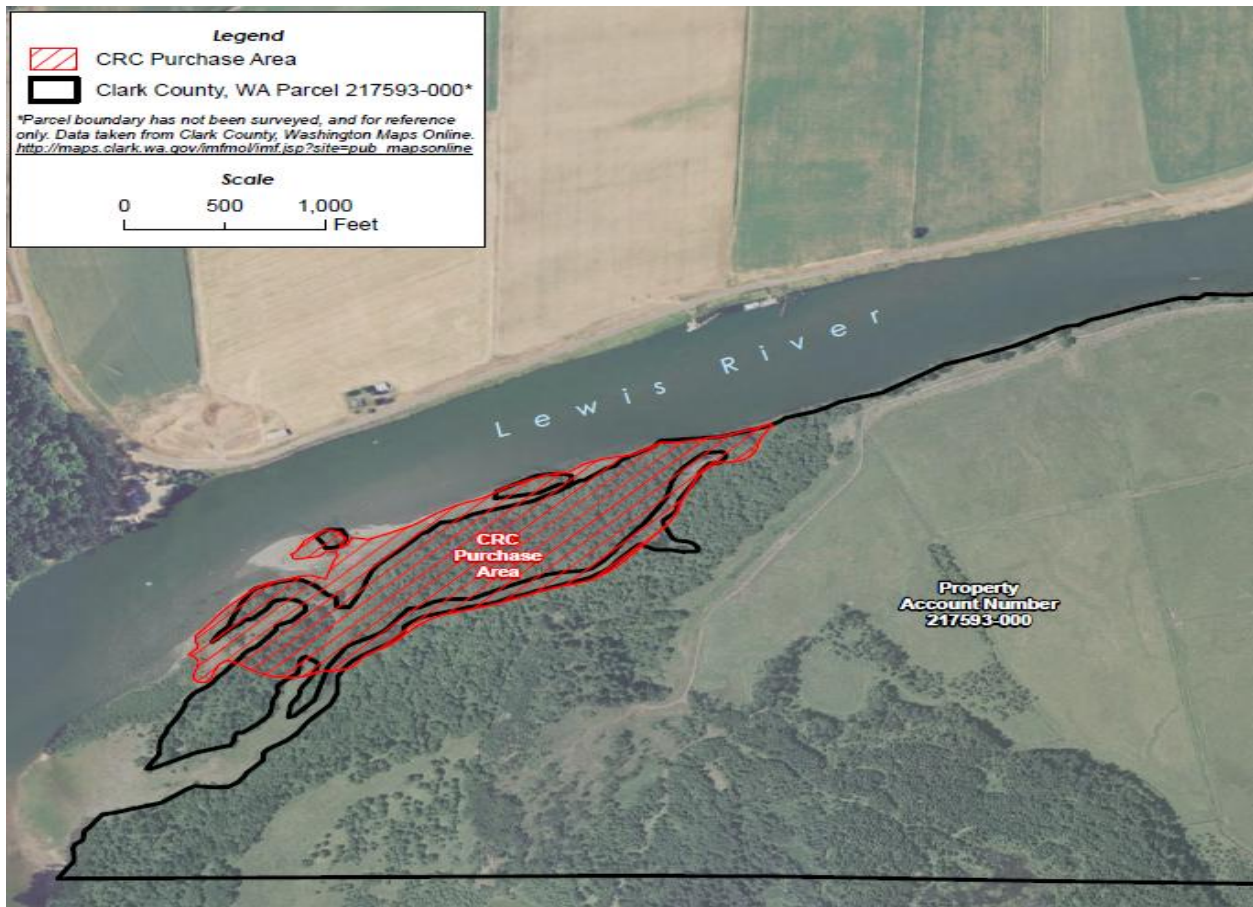


Winmar Moorage Floating Homes (In addition there are 17 boat slips)

The Winmar Moorage is located on the river opposite the area 5.

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Winmar, State of OR Lease	R951340770	N/A	1	17	Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC
Erik Jeppesen	R951340770, P542565	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
TBD	R951340770, P350193	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Lois Thadei	R951340770, P350303	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
LaRae Koontz	R951340770, P350452	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Alan Furbershaw	R951340770, P518852	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Shaun Anderson	R951340770, P519952	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Marlene Fox	R951340770, P535118	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Mr. Vercoe Sr. & Vercoe Yacht Sales	R951340770, P536308	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
John Tipp	R951340770, P549801	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
TBD	R951340770, P558504	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Katherine M. Rowe	R951340770, P572134	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
TBD	R951340770, P576952	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
TBD	R951340770, P589397	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
TBD	R951340770, P593710	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Deborah Newman	R951340770, P605993	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Thomas R. & Lorraine Keltner	R951340770, P606455	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
Patrick J. Pierce	R951340770, P607341	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC
TBD	R951340770, P611465	N/A	1		Fee	Full	P	Typical	Joint	Sequential	ODOT	ODOT	ODOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
55,625	-	55,625				58,515	-	58,515



Wildlands Mitigation Site, Lewis River, Clark County, WA (ownership extends beyond depiction)

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Wildlands, Mitigation Site	217593-000	±699.70 AC			PE	Partial	P	Typical	FHWA	WSDOT	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	-	-	1,764,180	-	1,764,180	-	-	-

RC_{SUB}: River Crossing Package, LPA Completion



Highway

Joint

Transit



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

12237 N. Jantzen Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Weber Coastal Bells	R951340160	26,981	1	0	Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
9,822	-	9,822	-	-	-	1,193	-	1,193



FEE RW
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

608 E Fourth Plain Blvd, Vancouver, WA

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Breaking Free Ministries	017890-000	4,800			Fee	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
27	-	27	-	-	-	-	-	-



FEE R/W



PERMANENT EASEMENT

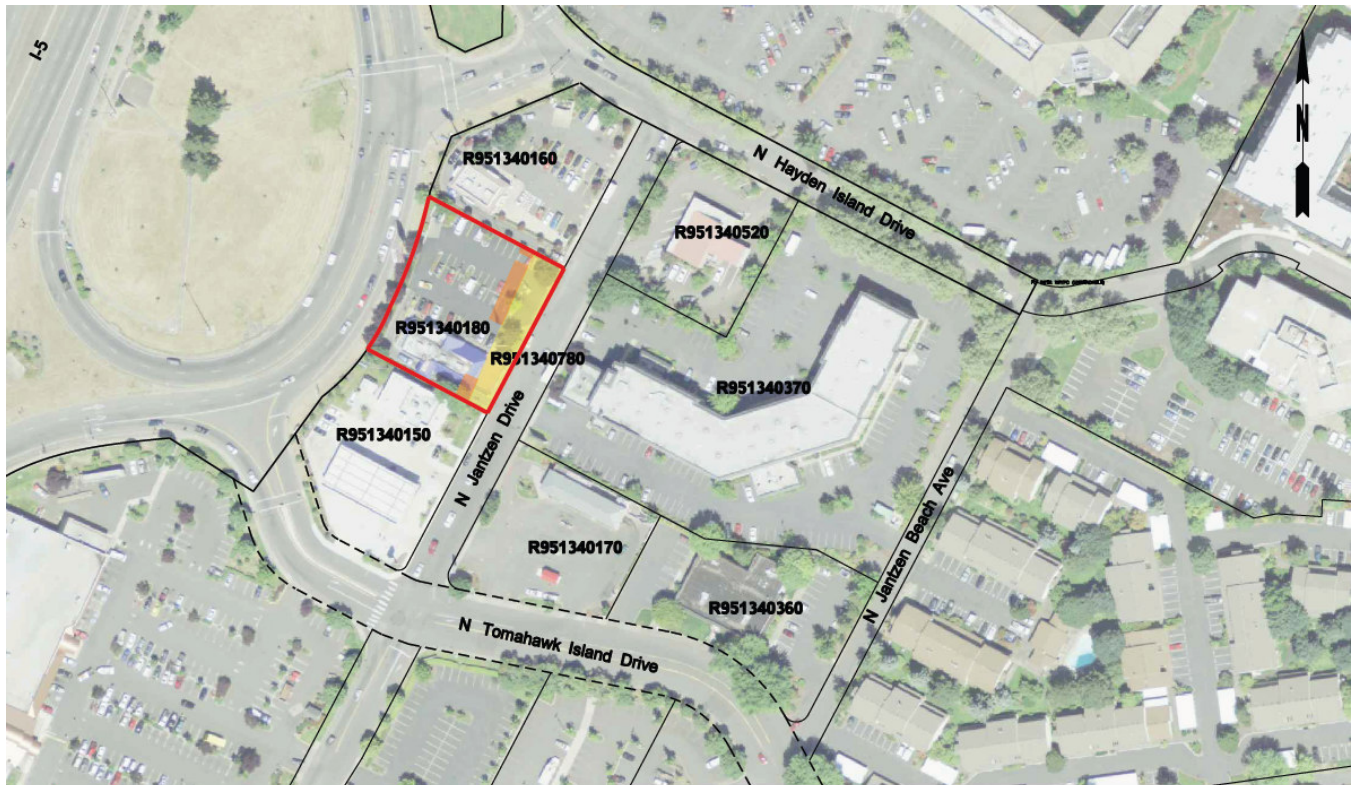


TEMPORARY EASEMENT

12105 Jantzen Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Chevron USA Inc	R951340150	30,129	1	0	Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
5,551	-	5,551	-	-	-	971	-	971



FEE R/W
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

12225 N. Jantzen Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Jantzen/Angel LLC, Burger King	R951340180	27,386	1	0	Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
5,620	-	5,620	-	-	-	1,563	-	1,563



 FEE RW

 PERMANENT EASEMENT

 TEMPORARY EASEMENT



 FEE RW

 PERMANENT EASEMENT

 TEMPORARY EASEMENT

909 N. Hayden Island Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
JBH Property Acquisitions, LLC	R951340340	603,578			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC
JBH Property Acquisitions, LLC	R951340940	10,206			Fee	Full	P	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
26,559	-	26,559	-	-	-	41,838	-	41,838
10,206	-	10,206	-	-	-	-	-	-

WN: Washington North Package, LPA Completion



Highway

Joint

Transit



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

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Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Vancouver School District	012454-005	1,025,556			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
1,665	-	1,665	11,813	-	11,813	2,982	-	2,982



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Wolf, Darrel J.	012770-000	5,085			Access	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

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Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Crippen, Ned H. Trustee	012825-000	5,123			Access	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

[illegible]



FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT



FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT

3919 & 3921 I St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Caputo, Peter C. & Caputo, Marci A. both single as	012882-000	8,025	1	0	Fee, PE	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC
Caputo, Peter C. & Caputo, Marci A. both single as	012884-000	5,125			PE	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
21	-	21	2,508	-	2,508	-	-	-
-	-	-	937	-	937	-	-	-



FEE RW
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

3917 I St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Mowery, Roy E.	012885-000	5,125			PE	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	-	-	334	-	334	-	-	-



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

3114 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
The Heirs & Devisees of Marjorie M. Rich, deceased	013455-000	5,984			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
166	-	166	2,144	-	2,144	748	-	748



3110 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Cuonard, Scott L	013460-000	5,984			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
168	-	168	2,144	-	2,144	748	-	748



FEE R/W
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

3106 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Green, Sally K.	013470-000	5,984			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
170	-	170	2,144	-	2,144	748	-	748



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

902 E 30th St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
O'leary, Clara	013668-000	7,941			PE	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	1,525	-	1,525	-	-	-



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

903 E 31st St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Braveheart, April K. & Ricardo	013670-000	14,038			PE	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	3,078	-	3,078	-	-	-



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

903 E 31st St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Braveheart, April K. & Ricardo	013670-000	14,038			PE	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	3,078	-	3,078	-	-	-



3012 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Siemer, Althea A.	013710-000	6,016			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
181	-	181	2,156	-	2,156	752	-	752



FEE R/W
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

3000 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Farmer, Dolores K. & Jack H.	013725-000	6,016			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
186	-	186	2,156	-	2,156	752	-	752



FEE RW
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

3004 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
VJSSMason K Street LLC	013720-000	6,016			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
184	-	184	2,156	-	2,156	752	-	752

[illegible]



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Hughes, Grant B. Trustee	013960-000	9,811			Access	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

[illegible]

[illegible]

[illegible]



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

3701 I St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Tuttle, Carol A. Etal.	014686-000	8,049			PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	3,426	-	3,426	856	-	856



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

3701 I St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Tuttle, Carol A. Etal.	014686-000	8,049			PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	3,426	-	3,426	856	-	856



FEE RW
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

3605 I St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Jones, Fred L. & Bonnie L.	014765-000	5,000	1	0	Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
905	-	905	2,171	-	2,171	404	-	404



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

900 E 35th St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Winters, Russell S. & Paula S.	015090-000	7,492			PE	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	3,624	-	3,624	-	-	-



FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT

3609 I St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Gilliam James L	014766-000	4,999			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
498	-	498	2,183	-	2,183	406	-	406



FEE RW

PERMANENT EASEMENT

TEMPORARY EASEMENT

3615 I St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Smith, Martin D.	014768-000	4,999			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
69	-	69	2,178	-	2,178	408	-	408



3515 I St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Walters, Aaron M.	015105-000	4,994	1	0	Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
1,602	-	1,602	2,148	-	2,148	400	-	400



FEE RW
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

3405 I St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Valle-Aleman, Maria DeLourdes	015240-000	4,990			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
654	-	654	2,152	-	2,152	400	-	400



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

3515 I St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Walters, Aaron M.	015105-000	4,994	1	0	Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
1,602	-	1,602	2,148	-	2,148	400	-	400



FEE RW
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

3415 I St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Durovchic, Frank J. & Julie K.	015250-000	4,990			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
1,030	-	1,030	2,153	-	2,153	400	-	400



FEE RW
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

3405 I St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Valle-Aleman, Maria DeLourdes	015240-000	4,990			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
654	-	654	2,152	-	2,152	400	-	400



FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT

905 E 34th St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Palmer, Gilford Dean Jr. & Brenda L.	015680-000	5,001			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
77	-	77	4,244	-	4,244	737	-	737



FEE RW
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

3415 I St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Durovchic, Frank J. & Julie K.	015250-000	4,990			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
1,030	-	1,030	2,153	-	2,153	400	-	400



FEE RW

PERMANENT EASEMENT

TEMPORARY EASEMENT

3214 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Billington, Raymond D. &	015840-000	4,584			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
94	-	94	1,548	-	1,548	712	-	712



FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT

905 E 34th St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Palmer, Gilford Dean Jr. & Brenda L	015680-000	5,001			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
77	-	77	4,244	-	4,244	737	-	737



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

3204 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Hamby, Robert N. (Jones, Connie)	015860-000	5,261			PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	1,757	-	1,757	762	-	762



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

3205 I St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Walter, Kathy A.	015975-000	4,958			PE	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	1,498	-	1,498	-	-	-



3204 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Hamby, Robert N. (Jones, Connie)	015860-000	5,261			PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	1,757	-	1,757	762	-	762



FEE RW

PERMANENT EASEMENT

TEMPORARY EASEMENT

3201 I St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Cushman, Michael G. & Donelle L.	015970-000	4,958			PE	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	1,412	-	1,412	-	-	-



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

3205 I St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Walter, Kathy A.	015975-000	4,958			PE	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	1,498	-	1,498	-	-	-



FEE RW
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

905 E 32nd St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Jaskari, Marlene L. & Johnson, Bertil R.	016234-000	5,715			PE	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	3,377	-	3,377	-	-	-



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

2914 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Weathers-Govan, Rosie L. & Govan, Bobby N.	016750-000	10,973			PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	-	-	3,676	-	3,676	1,680	-	1,680



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

3215 I St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Elvrum, Jeffrey M.	015985-000	4,033			PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	1,222	-	1,222	201	-	201



FEE RW

PERMANENT EASEMENT

TEMPORARY EASEMENT

904 E 29th St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Teas, Michael K. & Darlene B.	016815-000	5,099			PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	-	-	1,449	-	1,449	128	-	128



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

905 E 32nd St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Jaskari, Marlene L. & Johnson, Bertil R.	016234-000	5,715			PE	Partial	P	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	3,377	-	3,377	-	-	-



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

905 E 29th St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Ottman, Donna J. 1/2 int. & Carpenter, John T.	017280-000	5,978			TCE	Partial	T	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	-	-	-	132	-	132



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

905 E 29th St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Ottman, Donna J. 1/2 int. & Carpenter, John T.	017280-000	5,978			TCE	Partial	T	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	-	-	-	132	-	132



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

2904 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Danielson, Kelly M.	016776-000	5,342			PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	1,691	-	1,691	692	-	692



FEE RW

PERMANENT EASEMENT

TEMPORARY EASEMENT

904 E 29th St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Teas, Michael K. & Darlene B.	016815-000	5,099			PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	-	-	1,449	-	1,449	128	-	128



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

905 E 29th St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Ottman, Donna J. 1/2 int. & Carpenter, John T.	017280-000	5,978			TCE	Partial	T	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	-	-	-	132	-	132



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

905 E 29th St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Ottman, Donna J. 1/2 int. & Carpenter, John T.	017280-000	5,978			TCE	Partial	T	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	-	-	-	132	-	132



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

2816 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Gordon, Terry & Ronda	017290-000	9,768			Fee, PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
169	-	169	2,400	-	2,400	831	-	831



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

2800 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Wuerfele, Janey M.	017300-000	9,966			PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	2,708	-	2,708	715	-	715



FEE R/W
 PERMANENT EASEMENT
 TEMPORARY EASEMENT

2714 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
McLeskey, Roger M. & Kristina M.	017570-000	9,966			PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	-	-	2,724	-	2,724	730	-	730



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

2708 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Vasilchenko, Viktor & Nadezhda	017580-000	4,983			PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	1,365	-	1,365	369	-	369



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

2700 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Ewing, Tammy M.	017586-000	4,983			PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	1,390	-	1,390	391	-	391



FEE RW

PERMANENT EASEMENT

TEMPORARY EASEMENT

2614 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Levno, Samuel Peter	017925-000	4,770			PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	1,612	-	1,612	608	-	608



FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT

2610 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Curry, Jason	017935-000	4,768			PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
-	-	-	1,907	-	1,907	897	-	897



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

2600 K St, Vancouver, WA 98663

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Skagen, Susan P.	017950-000	7,136			PE, TCE	Partial	PT	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	2,434	-	2,434	772	-	772



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
3802 M Street, Vancouver, WA	018940-000	4,994			TCE	Partial	T	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	-	-	-	9	-	9



Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Arness, Michael L.	019020-000, 020040-000	5,767			TCE	Partial	T	Typical	FHWA	FHWA	WSDOT	WSDOT	WSDOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway <input type="button" value="v"/>	Transit <input type="button" value="v"/>	Total Fee <input type="button" value="v"/>	Highway <input type="button" value="v"/>	Transit <input type="button" value="v"/>	Total Perm Easeme <input type="button" value="v"/>	Highway <input type="button" value="v"/>	Transit <input type="button" value="v"/>	Total TCE <input type="button" value="v"/>
-	-	-	-	-	-	95	-	95

MD_{SUB}: Marine Drive Package, LPA Completion



Highway

Joint

Transit



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

900 N. Tamahawk Island, DR., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Zupan Properties LLC	R426800200	54,405			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
538	-	538	-	-	-	720	-	720



FEE R/W



PERMANENT EASEMENT

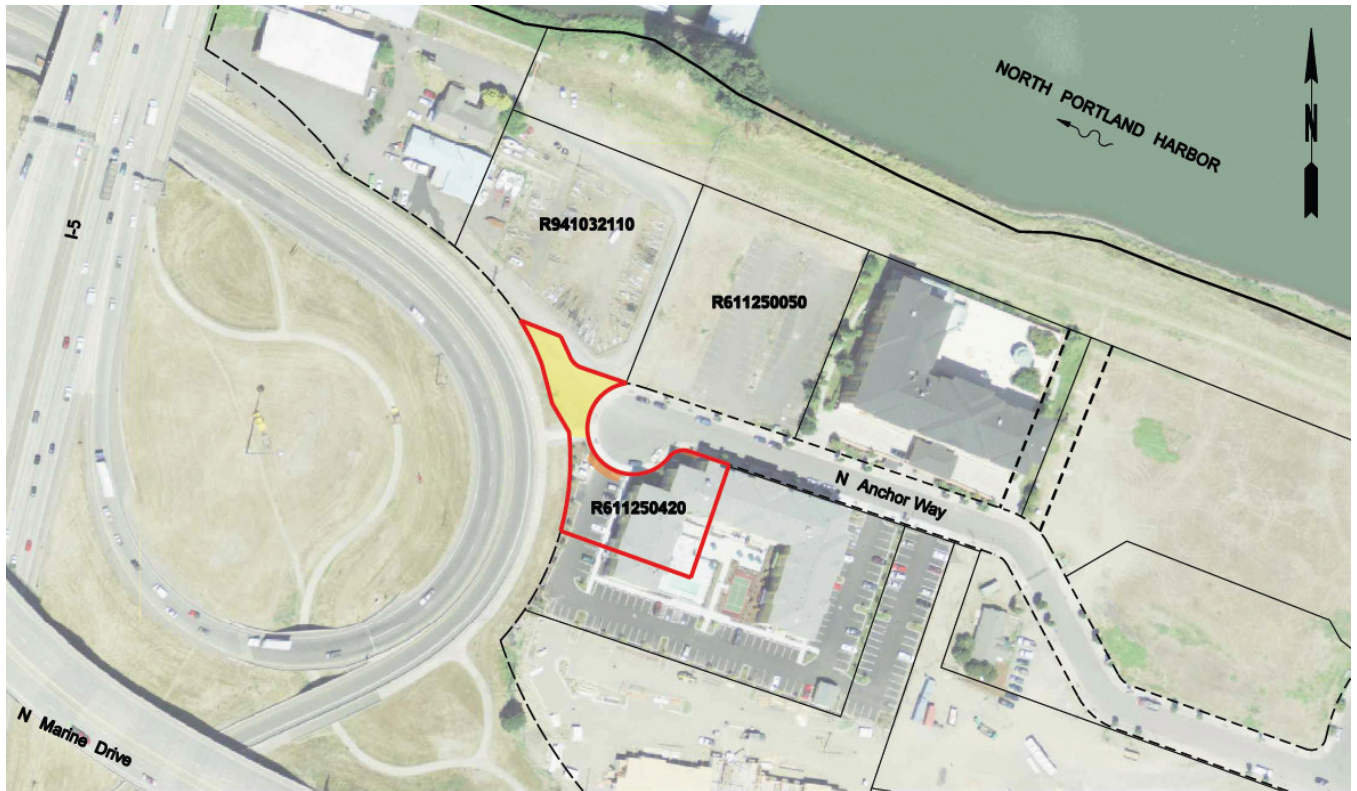


TEMPORARY EASEMENT

N Anchor Way, Portland, 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Leitgeb, Irwin	R611250050	43,513			TCE	Partial	T	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	-	-	-	210	-	210



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

1250 N Anchor Way, Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Prima Diva Hotels LLC	R611250420	22,001			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
5,025	-	5,025	-	-	-	507	-	507



FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT



FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT



FEE RW

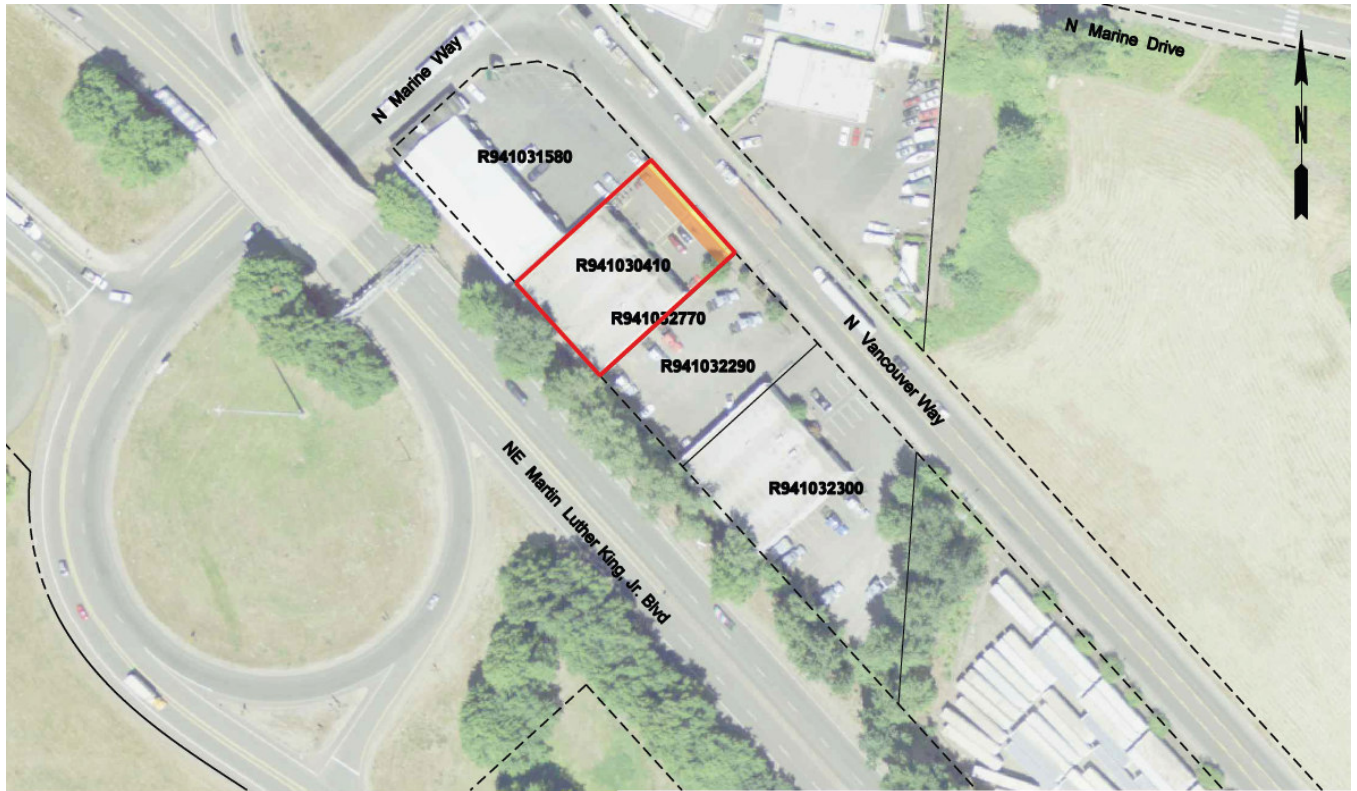
PERMANENT EASEMENT

TEMPORARY EASEMENT

NWC/Marine Dr & Gantenbein Ave, Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Boland, David J.	R941030110	22,216			Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC
Boland, David J.	R941031250	417			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC
Boland, David J.	R941032670	9,583			Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
148	-	148	-	-	-	-	-	-
33	-	33	-	-	-	29	-	29
616	-	616	-	-	-	-	-	-



FEE RW



PERMANENT EASEMENT



TEMPORARY EASEMENT

11021 N. Vancouver Way, Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Wilcox, John A. Trust	R941030410	16,109			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
566	-	566	-	-	-	1,029	-	1,029



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

707 N. Marine Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Eimers, Eric & Willis, Brian	R941030940	7,933			TCE	Partial	T	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	-	-	-	252	-	252



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

661 N. Marine Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Hutchins, Victoria R.	R941030950	7,610			TCE	Partial	T	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	-	-	-	212	-	212



531 N. Marine Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Rew, Truman & Rew, Donna	R941031040	6,408			TCE	Partial	T	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	-	-	-	152	-	152



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

519 N. Marine Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Hager, Shirley	R941031050	6,267			TCE	Partial	T	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	-	-	-	271	-	271



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

507 N. Marine Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Austin, Brian k. & Sharon M.	R941031060	6,428			TCE	Partial	T	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
12	-	12	-	-	-	619	-	619



434 N. Marine Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Mac Farquhar, James & Jean F.	R941031070	6,649			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
178	-	178	-	-	-	261	-	261



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

426 N. Marine Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Fitch, Alan W.	R941031080	5,692			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easement	Highway	Transit	Total TCE
976	-	976	-	-	-	471	-	471



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

330 N. Marine Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
GSRAI LLC	R941031150	16,024			Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

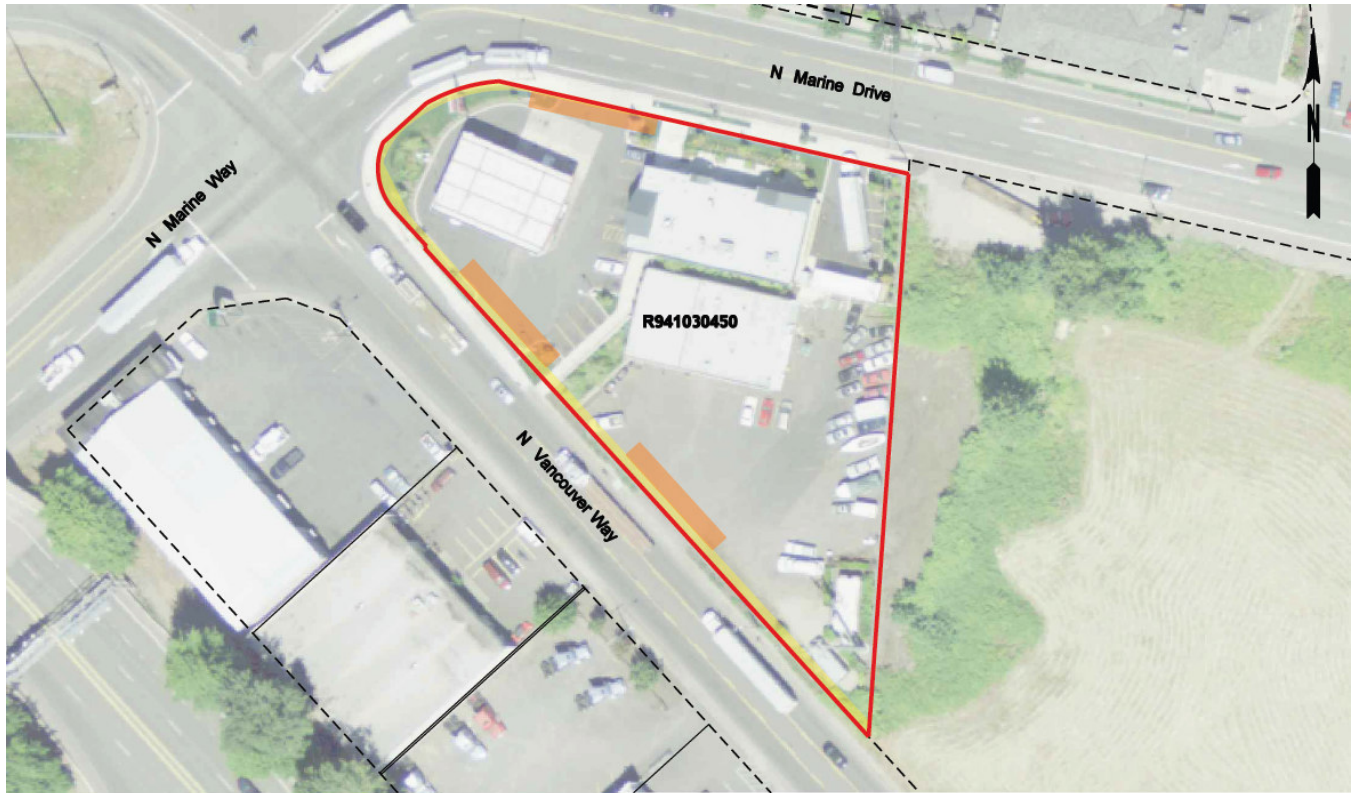
R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
1,027	-	1,027	-	-	-	-	-	-



10310 & 10350 N. Vancouver Way, Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Jubitz Corporation	R941031530	78,126			Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC
Jubitz Corporation	R941031640	24,819			Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
2,937	-	2,937	-	-	-	-	-	-
1,245	-	1,245	-	-	-	-	-	-



FEE R/W

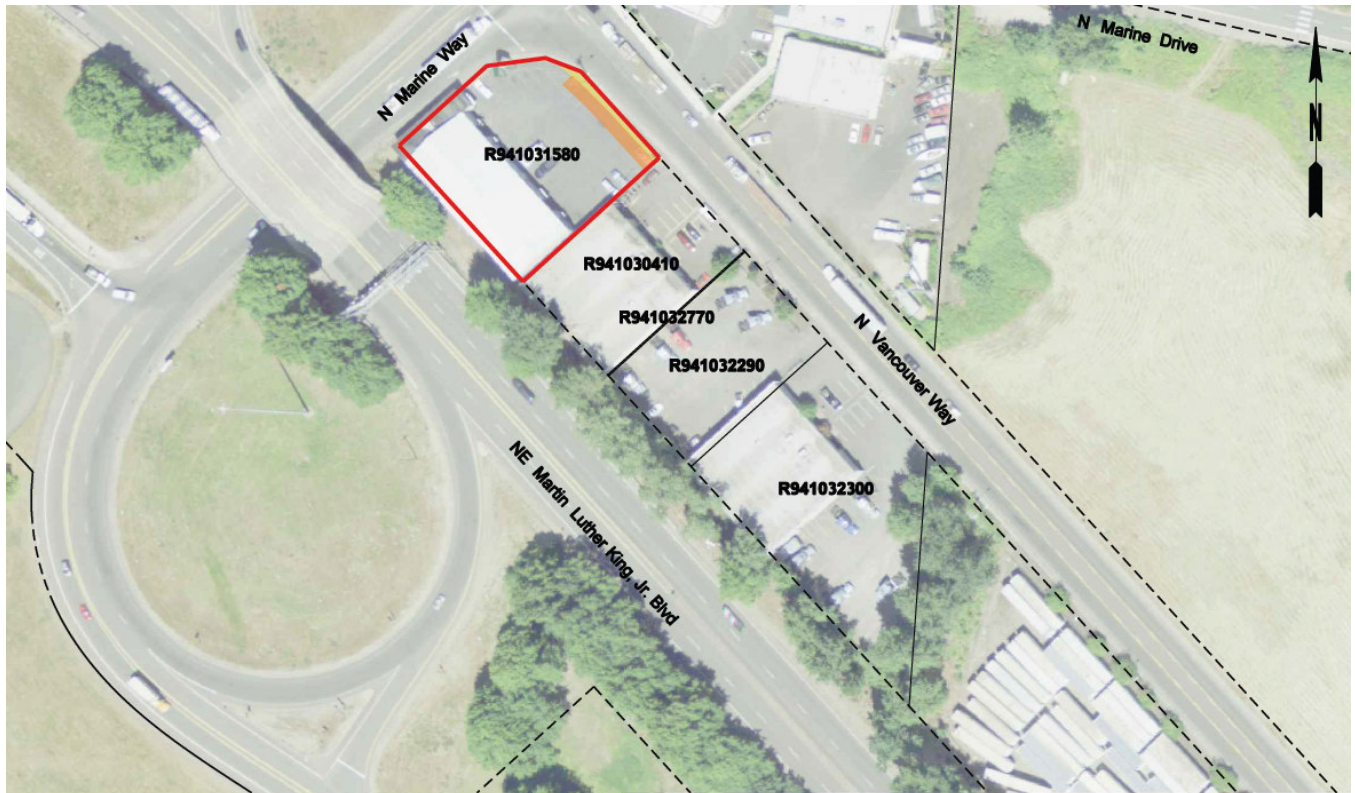
PERMANENT EASEMENT

TEMPORARY EASEMENT

1014 N. Marine Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
The Webster Family LTD PRTRSH	R941031570	53,809			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
3,156	-	3,156	-	-	-	1,964	-	1,964



FEE R/W



PERMANENT EASEMENT

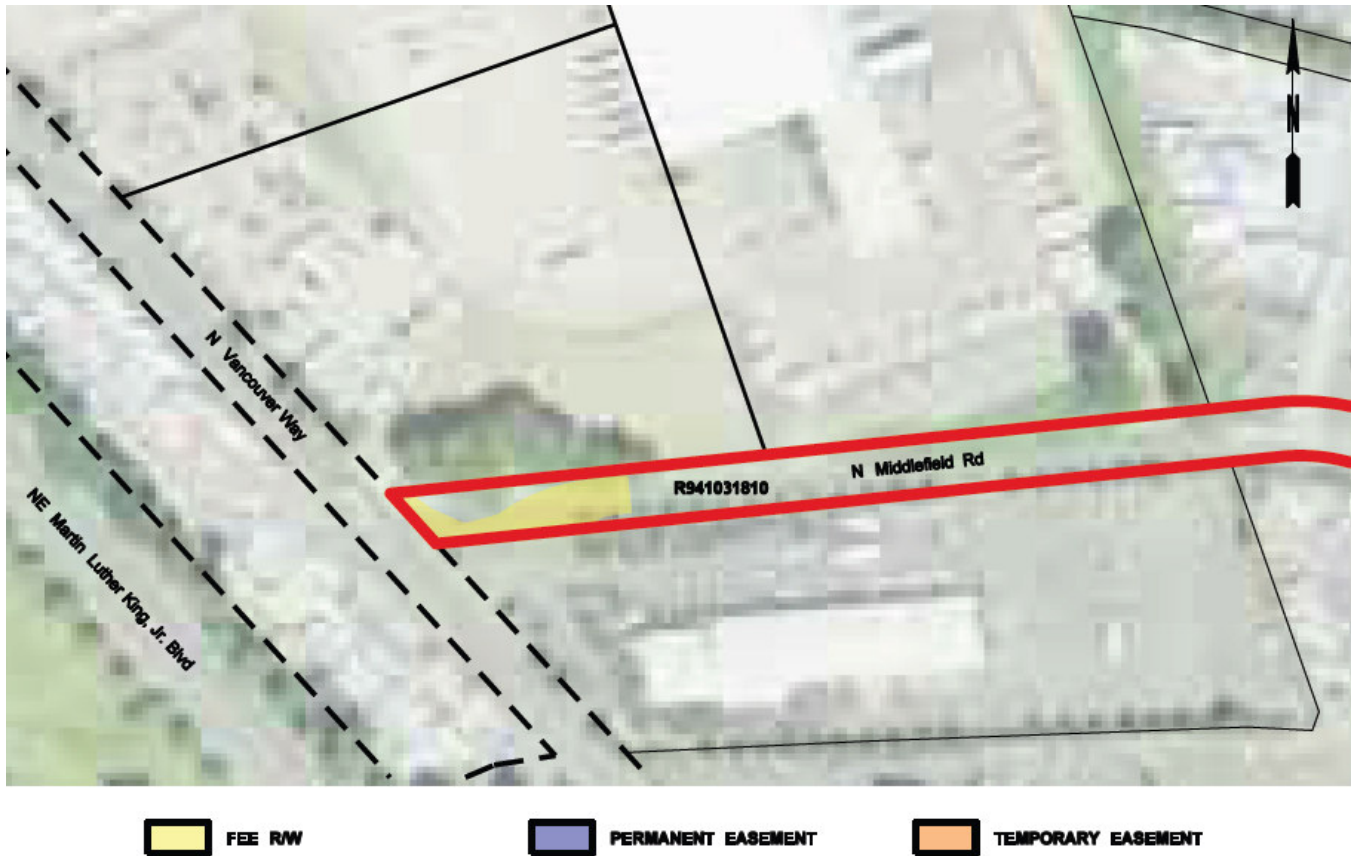


TEMPORARY EASEMENT

11051 N. Vancouver Way, Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Georgia 01 LLC	R941031580	28,828			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
633	-	633	-	-	-	970	-	970



10415 NE 2nd Ave., Portland, OR 97217 (ownership extends beyond depiction)

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Richardson Land & Invest. Co LLC	R941031810	532,739			Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
8,888	-	8,888	-	-	-	-	-	-



FEE R/W



PERMANENT EASEMENT

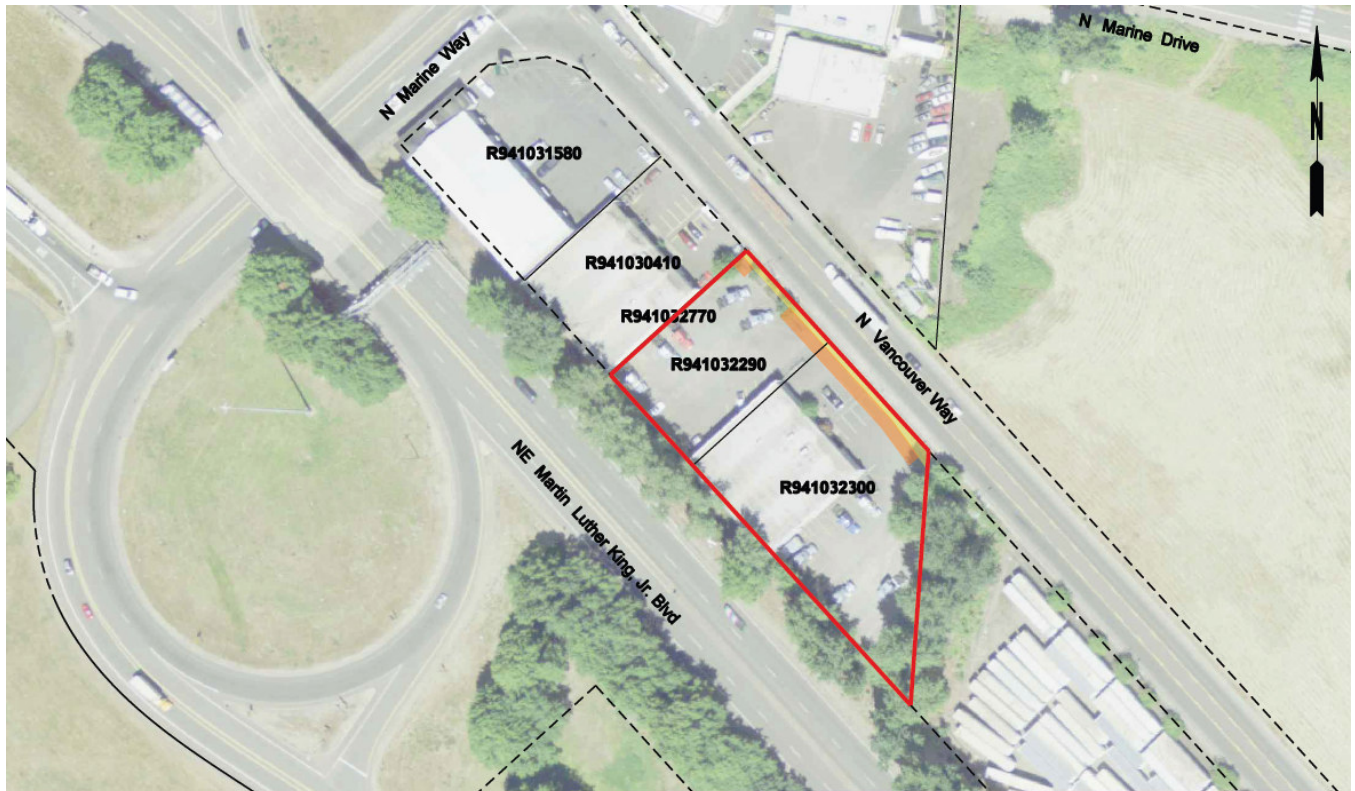


TEMPORARY EASEMENT

10360 & 10370 N. Vancouver Way, Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
D Thompson Properties LLC	R941031840	223,527			Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
9,168	-	9,168	-	-	-	-	-	-



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

10931 N. Vancouver Way, Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Gammon Enterprises Inc.	R941032300	28,750			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC
Gammon Enterprises Inc.	R941032290	14,171			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
550	-	550	-	-	-	560	-	560
950	-	950	-	-	-	1,243	-	1,243



FEE RW

PERMANENT EASEMENT

TEMPORARY EASEMENT

10510 N. Vancouver Way, Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Yellow Freight Systems Inc.	R941032470	218,440			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
6,426	-	6,426	-	-	-	13,292	-	13,292



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

1501 N. Hayden Island, Dr., Portland, OR 97217 (Ownership extends beyond the visual representation)

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Hayden Island Enterprises LIMI % Lautrec LTD	R951330410	1,232,441			Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
6,850	-	6,850	-	-	-	-	-	-



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

12226 N. Jantzen Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Baney Corp	R951340370	129,161			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
7,102	-	7,102	-	-	-	2,066	-	2,066



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

12118 N. Jantzen Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Columbia Properties Trust LLC	R951340170	27,461	0	2	Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
8,803	-	8,803	-	-	-	961	-	961



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

12226 N. Jantzen Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Baney Corp	R951340370	129,161			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
7,102	-	7,102	-	-	-	2,066	-	2,066



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

12226 N. Jantzen Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Baney Corp	R951340370	129,161			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
7,102	-	7,102	-	-	-	2,066	-	2,066



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

12226 N. Jantzen Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Baney Corp	R951340370	129,161			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
7,102	-	7,102	-	-	-	2,066	-	2,066



FEE R/W

PERMANENT EASEMENT

TEMPORARY EASEMENT

12240 N. Jantzen Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Umatilla Inc., Wells Fargo	R951340520	25,481	1	0	Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
5,041	-	5,041	-	-	-	1,330	-	1,330



FEE R/W



PERMANENT EASEMENT



TEMPORARY EASEMENT

1455-1463 N Hayden Island, Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Piacentini Louise TR % Belmar Properties Inc.	R951340530	33,624			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

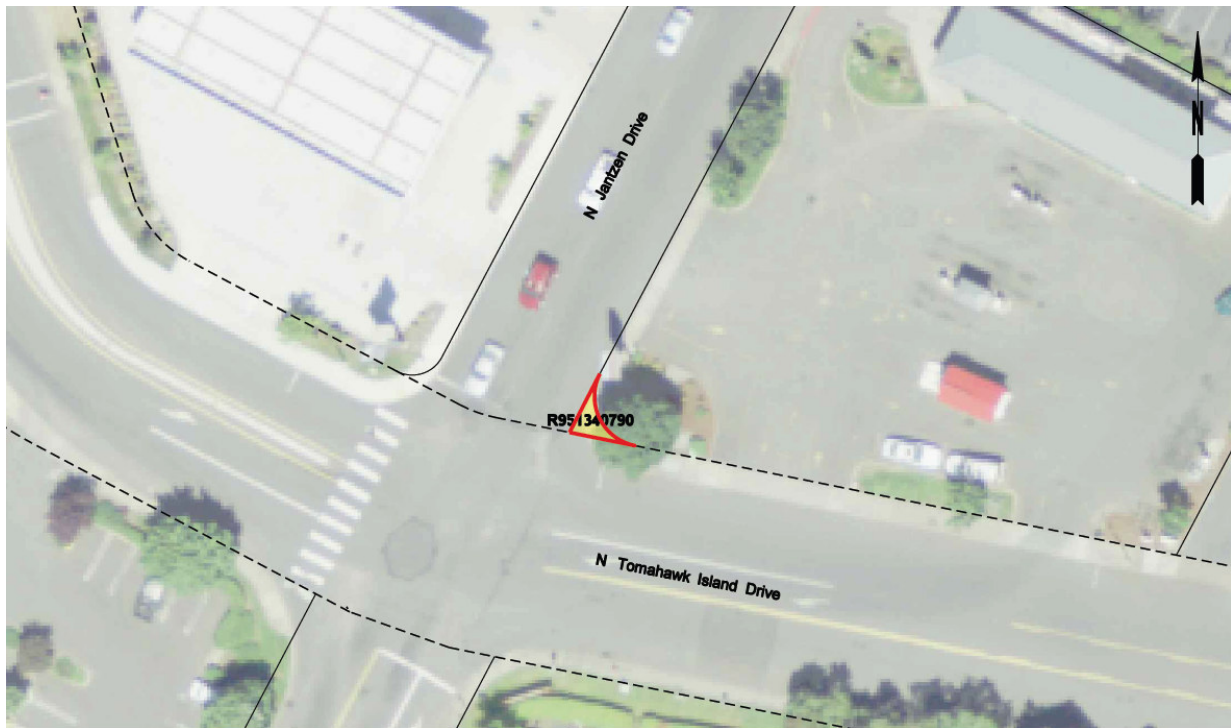
R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
1,964	-	1,964	-	-	-	1,210	-	1,210



FEE RW

PERMANENT EASEMENT

TEMPORARY EASEMENT



FEE RW

PERMANENT EASEMENT

TEMPORARY EASEMENT



 FEE RW

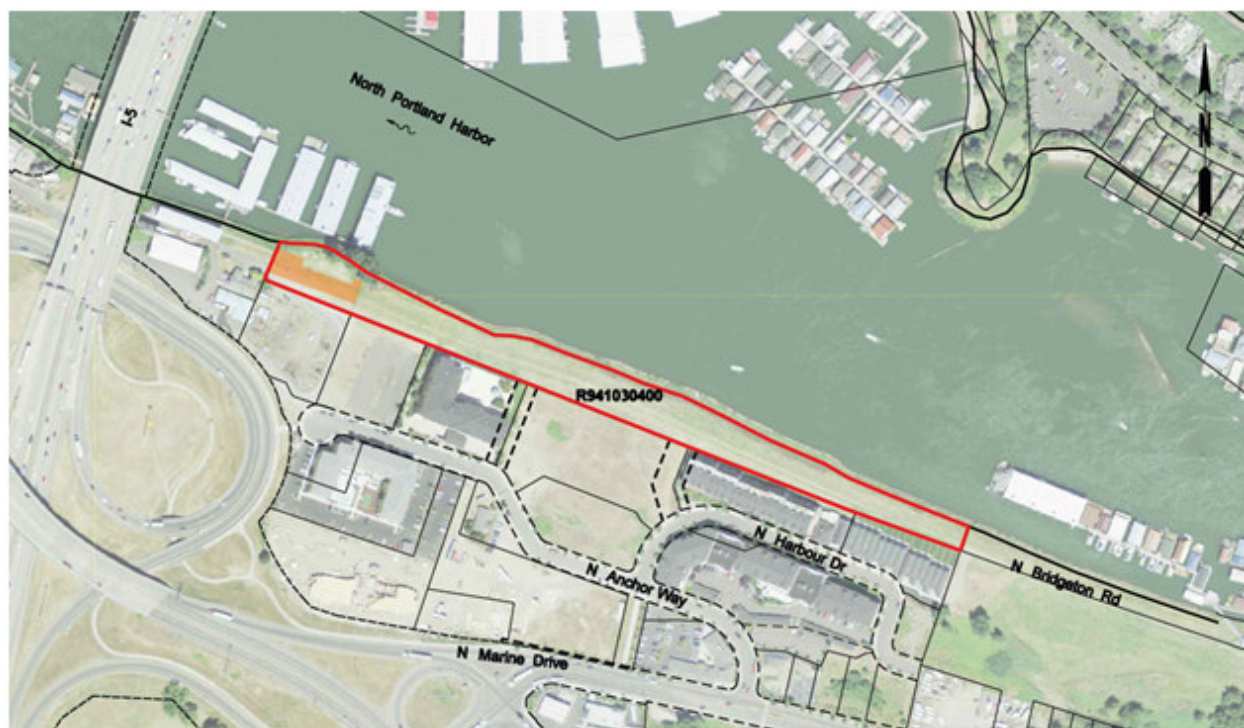
 PERMANENT EASEMENT

 TEMPORARY EASEMENT

N. Jantzen Ave., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
Taco Bell Corp C/o Weber Coastal Bells	R951340780	24,763			Fee	Full	P	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC
Taco Bell Corp C/o Weber Coastal Bells	R951340790	92			Fee	Full	P	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC
Taco Bell Corp C/o Weber Coastal Bells	R951340800	31			Fee	Full	P	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
24,763	-	24,763	-	-	-	-	-	-
92	-	92	-	-	-	-	-	-
31		31						

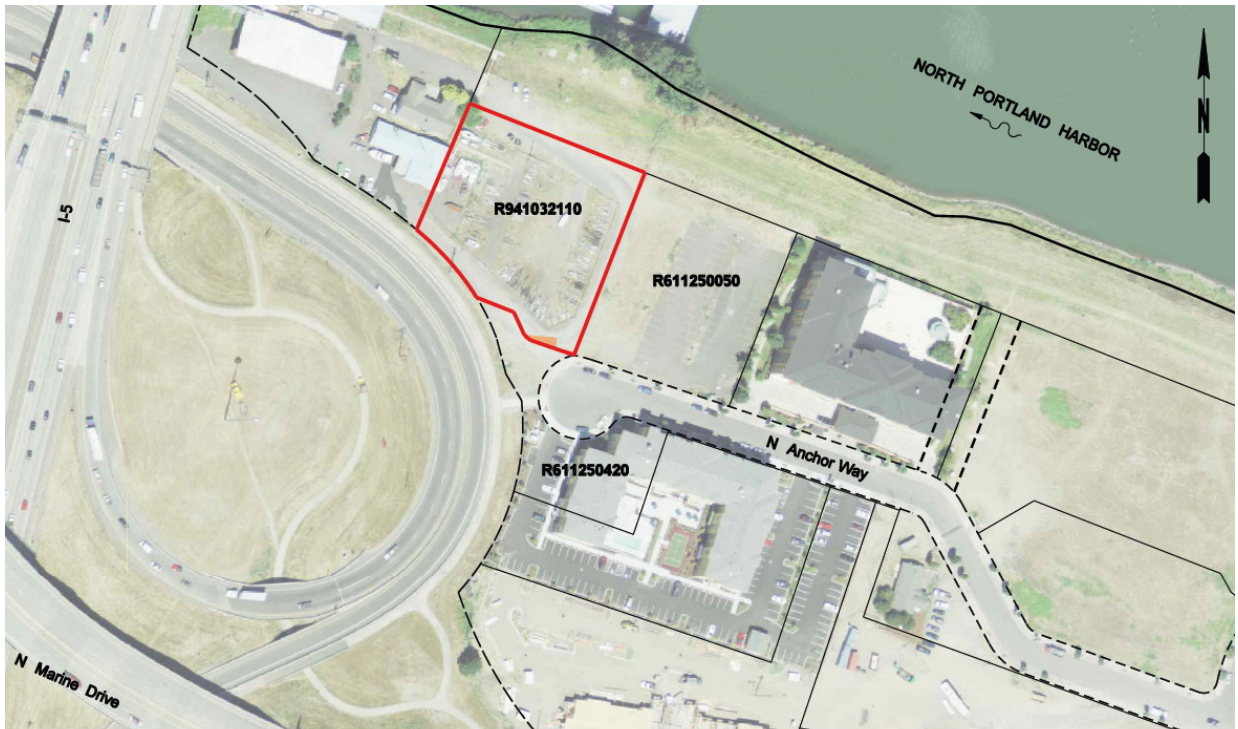




FEE RW

PERMANENT EASEMENT

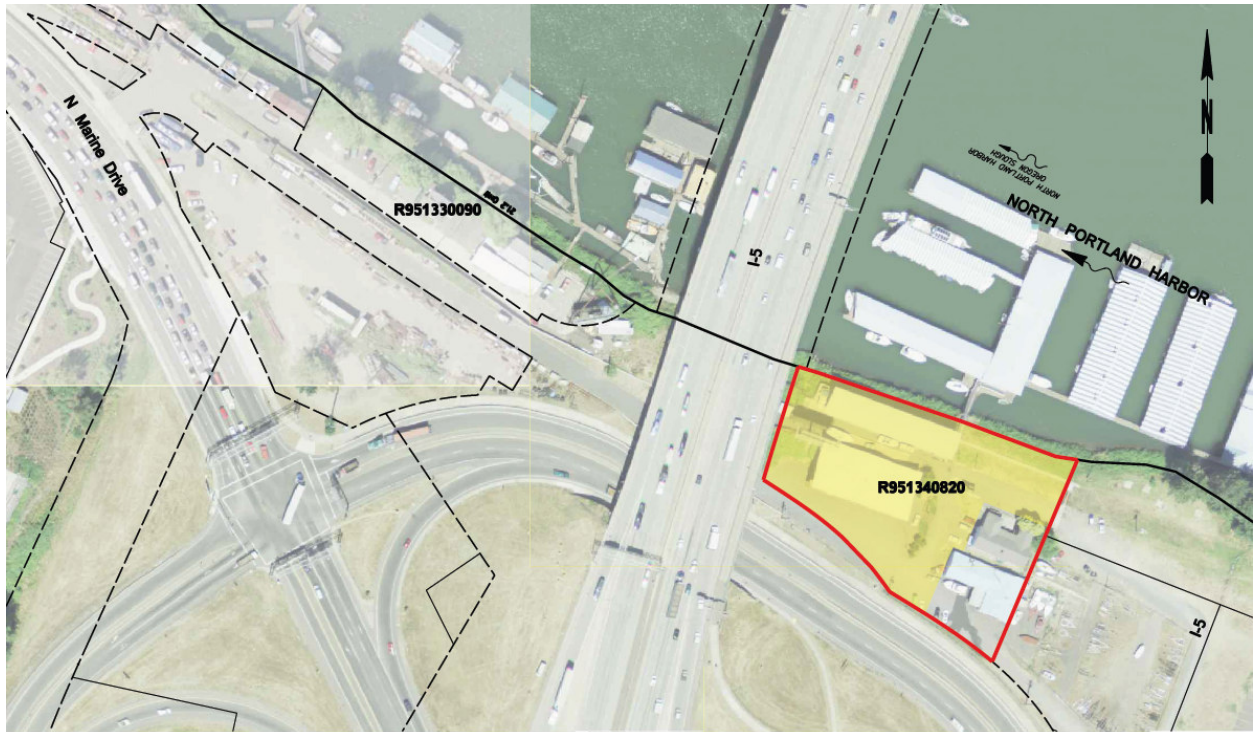
TEMPORARY EASEMENT



FEE RW

PERMANENT EASEMENT

TEMPORARY EASEMENT



FEE RW

PERMANENT EASEMENT

TEMPORARY EASEMENT

719 & 1415 N. Marine Dr., Portland, OR 97217

Ownership	Tax ID	Size (Sq. Ft.)	Displacements		Rights	Extent	Duration	Normality	Federal Interest	Grant	Agent	Authority	Ultimate Vesting	Office
			Owner	Tenant(s)										
MOB Investments Inc	R941030400	295,772			PE	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC
MOB Investments Inc	R941030800	-			Fee, TCE	Partial	PT	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC
MOB Investments Inc	R941030930	8,097			TCE	Partial	T	Typical	FHWA	FHWA	ODOT	ODOT	PDX	CRC
MOB Investments Inc	R941032110	46,783			TCE	Partial	T	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC
MOB Investments Inc	R951340820	-	0	6	Fee	Partial	P	Typical	FHWA	FHWA	ODOT	ODOT	ODOT	CRC

R/W Fee (sf)			Permanent Easement (sf)			TCE		
Highway	Transit	Total Fee	Highway	Transit	Total Perm Easeme	Highway	Transit	Total TCE
-	-	-	-	10,032	10,032	-	-	-
2,148	-	2,148	-	-	-	425	-	425
-	-	-	-	-	-	27	-	27
-	-	-	-	-	-	330	-	330
54,540	-	54,540	-	-	-	-	-	-