

*Please return to:*

*Executive Assistant  
Kennewick Irrigation District  
2015 South Ely Street  
Kennewick, WA 99337*

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## KENNEWICK IRRIGATION DISTRICT RESOLUTION 2023-29

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### Declaring Surplus Realty and Authorizing The Sale of Real Property (Lowlift Canal Right-of-Way North and Abutting 7<sup>th</sup> Ave)

A RESOLUTION of the Board of Directors of Kennewick Irrigation District (KID), Benton County, Washington, for the authorizing the sale of real property.

**Section 1. RECITALS AND FINDINGS.**

1.1 The District determined it has real property that is presently not necessary or needed, for the use of the District and it would be in the best interest of the District that said real property be declared surplus and sold in accordance with RCW 87.03.136.

**Section 2. SURPLUS AUTHORIZATION.**


2.1 Authorize the surplus and marketing of the Real Property as described on **Attachment "A"** to be sold at a price determined by negotiation for the best and highest value by the Board to be not less than the reasonable market value of the property in accordance with RCW 87.03.136.

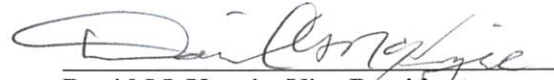
2.2 Actual approval of any transaction, and its related terms, shall require further action and resolution of the Board.

**Section 3. IMPLEMENTATION.** The KID District Manager is hereby authorized and directed to take such action as appropriate and necessary to administer and enforce this Resolution.

**Section 4. REPEALER; FUTURE ACTIONS.** Any KID act prior to and inconsistent with this Resolution is hereby superseded and repealed. Nothing in this Resolution shall limit the future authority of KID to modify, rates charges and assessments.

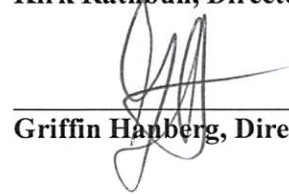
**RESOLUTION 2023-29 IS HEREBY ADOPTED** by the Board of Directors of Kennewick Irrigation District, Benton County, Washington, at a regular open public meeting with a quorum present thereof this 18<sup>th</sup> day of July, 2023.

  
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**Gene Huffman, President**

  
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**David McKenzie, Vice President**

  
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**Kirk Rathbun, Director**

  
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**Arland Ward, Director**

  
\_\_\_\_\_  
**Griffin Hanberg, Director**

**ATTACHMENT A**  
**LEGAL DESCRIPTION**

Property is located in Benton County, State of Washington, described as follows:

**PARCEL A: (W. 5<sup>TH</sup> AVENUE TO W. 7<sup>TH</sup> AVENUE):**

THAT PORTION OF LOT FORTY-TWO, HIGHLANDS PLAT 'B', ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE 3, RECORDS OF BENTON COUNTY, WASHINGTON;

**EXCEPT** THAT PORTION OF SAID LOT FORTY-TWO AS DESCRIBED IN THAT CERTAIN DEED RECORDED MARCH 19, 1915 UNDER AUDITOR'S FEE NUMBER 42637, RECORDS OF BENTON COUNTY, WASHINGTON, SAID PORTION DESCRIBED AS FOLLOWS:

ALL THAT PORTION OF LOT FORTY-TWO LYING WESTERLY OF THE RIGHT OF WAY OF THE IRRIGATION COMPANY'S HIGHLAND CANAL, SAID RIGHT OF WAY EXTENDING TWENTY FEET WESTERLY FROM THE CENTER LINE OF SAID CANAL AS NOW CONSTRUCTED OVER AND ACROSS SAID LOT; ALL IN THE "HIGHLANDS, PLAT B" ACCORDING TO THE RECORDED PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY AUDITOR OF SAID BENTON COUNTY;

**AND EXCEPT** THAT PORTION OF SAID LOT FORTY-TWO AS DESCRIBED IN THAT CERTAIN DEED RECORDED MARCH 29, 1915 UNDER AUDITOR'S FEE NUMBER 42795, RECORDS OF BENTON COUNTY, WASHINGTON, SAID PORTION DESCRIBED AS FOLLOWS:

ALL THAT PORTION OF LOT FORTY-TWO IN THE "HIGHLANDS, PLAT B" ACCORDING TO THE RECORDED PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY AUDITOR OF SAID BENTON COUNTY, LYING ON THE EASTERLY SIDE OF THE RIGHT OF WAY OF THE HIGHLAND CANAL OF SAID IRRIGATION COMPANY; SAID RIGHT OF WAY EXTENDING TWENTY FEET ON THE EASTERLY SIDE OF THE CENTER LINE OF SAID CANAL AS CONSTRUCTED OVER AND ACROSS SAID LAND.

**PARCEL B: (W. 5<sup>TH</sup> AVENUE TO FOUR RAVENS PLAT):**

THAT PORTION OF LOTS THIRTY AND THIRTY-ONE, HIGHLANDS PLAT 'B', ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE 3, RECORDS OF BENTON COUNTY, WASHINGTON;

**EXCEPT** THAT PORTION OF SAID LOTS THIRTY AND THIRTY-ONE AS DESCRIBED IN THAT CERTAIN DEED RECORDED MARCH 24, 1914 UNDER AUDITOR'S FEE NUMBER

37122, RECORDS OF BENTON COUNTY, WASHINGTON, SAID PORTION DESCRIBED AS FOLLOWS:

ALL THAT PART OF LOTS THIRTY AND THIRTY-ONE IN THE "HIGHLANDS, PLAT B" LYING NORTH AND EAST OF THE NORTH BOUNDARY LINE OF THE RIGHT OF WAY OF THE IRRIGATION COMPANY'S CANAL AS LOCATED OVER SAID LOTS, SAID RIGHT OF WAY EXTENDING FIFTEEN FEET FROM THE CENTER LINE OF SAID CANAL AS CONSTRUCTED, SAID PLAT BEING ACCORDING TO THE RECORDED PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY AUDITOR OF SAID COUNTY;

**AND EXCEPT** THAT PORTION OF SAID LOTS THIRTY AND THIRTY-ONE AS DESCRIBED IN THAT CERTAIN DEED RECORDED MARCH 19, 1915 UNDER AUDITOR'S FEE NUMBER 42627, RECORDS OF BENTON COUNTY, WASHINGTON, SAID PORTION DESCRIBED AS FOLLOWS:

ALL THAT PART OF LOTS THIRTY AND THIRTY-ONE IN THE "HIGHLANDS, PLAT B" ACCORDING TO THE RECORDED PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY AUDITOR OF BENTON COUNTY, WASHINGTON, LYING SOUTH OF THE RIGHT OF WAY OF THE IRRIGATION COMPANY'S HIGHLAND CANAL, SAID RIGHT OF WAY EXTENDING TWENTY FEET FROM THE CENTER LINE OF SAID CANAL AS CONSTRUCTED OVER AND ACROSS SAID LOTS.

**AND EXCEPT** THAT PORTION OF SAID LOTS THIRTY AND THIRTY-ONE LYING WESTERLY OF THE FOLLOWING DESCRIBED LINE, HEREINAFTER KNOWN AS LINE 'A':

COMMENCING AT THE SOUTHEAST CORNER OF SAID TRACT 31;  
THENCE NORTH 87°19'32" WEST ALONG THE SOUTH LINE THEREOF 263.30 FEET TO THE CENTERLINE OF SAID CANAL AS SHOWN ON RECORD OF SURVEY NO. 768 RECORDED IN VOLUME 1 OF SURVEYS, PAGE 768, RECORDS OF BENTON COUNTY, WASHINGTON;  
THENCE NORTH 7°26'46" WEST 49.14 FEET TO A POINT OF CURVATURE;  
THENCE ALONG A 175 FOOT RADIUS CURVE TO THE NORTHWEST WITH A DELTA OF 68°57'04" AN ARC LENGTH OF 210.60 FEET, AND THE **POINT OF BEGINNING** OF SAID DESCRIBED LINE 'A';  
THENCE SOUTH 13°36'10" WEST ALONG THE RADIAL LINE OF SAID CURVE 20.00 FEET TO THE **POINT OF TERMINATION**.

**TOGETHER WITH** THAT PORTION OF SAID LOT THIRTY-ONE LYING EASTERLY AND NORTHEASTERLY OF THE EAST LINE OF THE HEREINABOVE DESCRIBED PROPERTY, SOUTHERLY AND SOUTHWESTERLY OF THE WEST LINE OF THE KENNEWICK IRRIGATION DISTRICT CANAL AS SHOWN ON SAID RECORD OF SURVEY NO. 768, AND EASTERLY OF THE ABOVEDESCRIBED LINE 'A'.