

THE FORE SIGHT
NEWS LETTER FOR THE
CLACKAMAS COUNTY SURVEYOR'S OFFICE

OCTOBER 23, 1998

In our continuing efforts to keep the survey community working in Clackamas County informed of policy procedures and we hope to be able send out this newsletter with future billings.

If you have issues that you would like to see addressed in future editions please put them in writing and send to our office to attention of Chuck Pearson or Carl Clinton.

THE STAFF

The efforts toward adequate staffing is going well, as you may have seen we have posted positions open for two (2) Land Surveyors, When we fill those spots our staff will be as 16. With our staff consisting of Development Review/Public Assistance (7 people) and Public Land Corner Fund (9 people).

Members of our staff are:

County Surveyor, Chuck Pearson
Deputy, Carl Clinton

In Development Review / Public Assistance:

Carol Borhman, Debbie Bell, Terry Martinson, Gina Venice and new to our staff Mike Hoge and Wayne Olson (Temporary).

In Public Land Corner Fund:

Chuck Haylock, Tom Milne, Jerry Anderson, Ray Pike, Greg Radinovich, Jim Thewes and new to our staff John Richmond.

GOOD NEWS

In Development Review our backlog is reduced to a waiting period to (begin review) to less than three weeks.

PLATS AND SURVEYS

Items that have been problems in recent past:

Please do not put notes and curve data inside of parcels or lots on the map.

Please make measured bearings and distances on plat exterior bole and place outside of plat boundary. Also show overall distances (not pieces that need to be added up).

On Condominiums be sure that at least a copy of the proposed final declaration is submitted with the plat documentation for review. We check for consistency between the map and the declaration. Check the declaration yourself we have found many times that what the attorney prepared and the surveyor prepared are in conflict or are very different from each other.

Boundary surveys for future subdivisions need to note specifically that purpose. That note then triggers us to make sure we have the deeds and title report (pursuant to County Ordinance No. 03-98). The reasons for this review are to speed up the plat review when it gets to us and to make sure that if problems are discovered the developer has ample time to get them resolved.

If you **chose not** to make that statement on the survey then you and your client should expect a delay in the final plat review to conduct a review of the plat boundary. Any problems discovered at that time would most certainly effect the time to get the plat recorded.

Remember to show and disclose all fences and encroachments. It is better to disclose the situation of potential unwritten title than to get caught not disclosing it later.

FOR YOUR INFORMATION:

One of the most common complaints about surveyors that we here at the counter is "Why didn't the surveyor show the obvious fence encroachment. It's been there for years." We have no answer for that, but the client or potential client leaves with a bad impression of all surveyors.