



# UNITED INDEPENDENT SCHOOL DISTRICT AGENDA ACTION ITEM

**Topic:** Consideration of approval of a Utility Easement for AEP Texas Central Company for Science Wing at United South High School

**Submitted by:** Ignacio Alaniz **Of:** Director of Construction

**Approved for transmittal to school board:** \_\_\_\_\_

**Recommendations:**

The Administration recommends approval of a utility easement for United South High School Science Wing Addition.

**Rationale:**

The electric utility easement and right of way is being requested by AEP Texas Central Company in order to provide electric power for the new Science Lab Wing Addition at United South High School.

**Budgetary Information:**

No cost involved

**Board Policy Reference and Compliance**

CV

Town: Laredo, TX

County: Webb

Submitted by: JDH

Date: 05/22/2013

Description: Install ug electrical facilities to serve the

U.I.S.D. United South High Science bldg.

located at 4100 Los Presidentes Ave. in Laredo, TX

WR# 49492729

### EASEMENT AND RIGHT OF WAY

UNITED INDEPENDENT SCHOOL DISTRICT, ("Grantor"), for and in consideration of Ten & 00/100 Dollars (\$10.00), and other good and valuable consideration to Grantor in hand paid by **AEP TEXAS CENTRAL COMPANY**, a Texas Corporation, whose address is P.O. Box 2121, Corpus Christi, Texas 78403 ("Grantee") the receipt and sufficiency of which is hereby acknowledged and confessed, has GRANTED, SOLD, and CONVEYED, and by these presents does GRANT, SELL, and CONVEY unto Grantee, its successors and assigns, a perpetual easement and right of way for electric distribution lines, consisting of poles made of wood, metal, or other materials, cross arms, static wires, guys, wire circuits, underground cables and conduits, communication circuits, metering equipment and all necessary or desirable appurtenances (including, but not limited to, transformers, meters, vaults, and service pedestals) over, under, across, and upon the following described land located in Webb County, Texas, to wit:

A 15 foot wide easement lying wholly within Lots One (1), Two (2), Block One (1), Colonia Los Presidentes Unit 1, a subdivision situated in the City of Laredo, Webb County, Texas, per Plat recorded in Volume 7, Page 33, Webb County Plat Records; said tract conveyed to Grantor in Volume 1340, Page 61, Webb County Real Property Record; and said easement for the purpose of a new line extension located on its as-built location represented by a centerline identified by GPS points as depicted on Exhibit "A", attached hereto and made a part hereof. (the "Easement Area")

Together with the right of ingress and egress over, under, across and upon the Easement Area and Grantor's adjacent land for the purpose of constructing, operating, reconstructing on poles or burying and replacing underground cables and conduits (including necessary ditching and backfilling), enlarging, inspecting, patrolling, repairing, maintaining, upgrading and removing said lines, circuits, underground cables and conduits, poles, wires and appurtenances; the right to relocate along the same general direction of said lines, cables, and conduits; and the right to remove from the Easement Area all structures, obstructions, trees and parts thereof, using generally accepted vegetation management practices, (whether from the Easement Area or that could grow into the Easement Area) which may, in the reasonable judgment of Grantee, endanger or interfere with the safe and efficient operation and/or maintenance of said lines, cables, conduits or appurtenances or ingress and egress to, from or along the Easement Area.

Grantor reserves the right to use the Easement Area subject to said Easement and Right of Way in any way that will not interfere with Grantee's exercise of the rights hereby granted. However, Grantor shall not construct or permit to be constructed any house or other above ground structure on or within the Easement Area containing Grantee's improvements without the express written consent of Grantee.

TO HAVE AND TO HOLD the above described easement and rights unto the Grantee, its successors and assigns forever. Grantor binds itself, assigns, and legal representatives to warrant and forever defend all and singular the above described easement and rights unto the said Grantee, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof.

EXECUTED this \_\_\_\_\_ day of \_\_\_\_\_, 2013.

UNITED INDEPENDENT SCHOOL DISTRICT

(Name of Entity or person represented)

By: \_\_\_\_\_  
Robert Judd Gilpin, President of the Board Trustees  
(Typed Name and Title)

**ACKNOWLEDGMENT FOR ATTORNEY-IN-FACT, PUBLIC OFFICER, TRUSTEE, EXECUTOR,  
ADMINISTRATOR, GUARDIAN, OR OTHER REPRESENTATIVE**

STATE OF TEXAS  
COUNTY OF WEBB

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This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_

20 13 , by Robert Judd Gilpin as President of the Board Trustees  
(name or representative) (title of representative)  
of United Independent School District  
(name of entity or person represented)

\_\_\_\_\_  
NOTARY PUBLIC, State of Texas

\_\_\_\_\_  
Notary's Typed or Printed Name

Notary's Commission Expires: \_\_\_\_\_

(Seal)

Exhibit "A"

WR# 49492729

Sketch showing a 15ft. wide AEP easement at U.I.S.D United South High

