

NPARO
601.52
Haines-Fairbanks
Products Pipeline System
Tracts A-111-E & A-132-E

20 April 1954

Chilkat Valley Development Company
Box 138
Haines, Alaska
ATTENTION: Mr. F. R. Young

Dear Mr. Young:

This will acknowledge receipt of your letter of 15 April 1954. A representative of this office visited Haines during the week of 8 March 1954 and discussed the pipeline easements generally with several owners of tracts including Mr. Forest H. Young. It is the understanding of this office that you were absent from Haines at the time but that you would be informed of the substance of discussions held.

With particular attention to your letter of 8 February 1954, all points of which (except appraisal figures) were discussed, this office can inform you that

- a. Some vendors to the Government have submitted their options with the words "together with the right to trim" line 13, paragraph (1), to and including the words "limits of said easement" at the end of the paragraph (1) stricken. The option form is standard and designed to apply to a variety of cases, in some of which the necessity exists to exercise dominion over lands outside of the right of way. In the instant case it will apparently be unnecessary to disturb the property outside the right of way. The options so submitted have been forwarded to higher authority for consideration of the alteration and an early decision is anticipated.
- b. The specifications for the construction of the pipeline definitely require the contractor to remove all timber, brush and debris and leave the right of way in a clean and workmanlike condition.
- c. The contractor is required to bury the pipe to 30 inches cover in soil and 24 inches in rock by the specifications.
- d. The contract contemplates clearing the right of way in such a manner as to make it possible to traverse the same for the purpose of patrolling the line. Normal use of the right of way will be permitted but it may not be such a use as would interfere with the right of way. Planting strawberries would undoubtedly be an inconsistent use.

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This office has been informed of the cost of clearing land in the vicinity of Haines. It is also apparent that having expended some \$1,500.00 to clear an acre of land, the cleared land has not brought an amount equal to the cost of clearing in the open market. It has been the policy of the Government to appraise the lands taken at their fair market value and every effort has been made to assess full compensation for the area taken under approved appraisal procedures.

An examination of title to the tracts has indicated the following defects:

a. Tract 114. The deed from the Guardian of the Estate of Emily Chisel and the order approving sale contain an incorrect description. This office has attempted to cooperate by seeking curative action.

b. Tract 132. In the deed from Paul E. Childress to Mildred Young the South one-half of the Southwest quarter of Section 23 was omitted, and apparently title to an undivided one-half interest in and to this portion is still of record in Childress. On the completion of the abstracts, this office will seek your assistance in curing these and any other defects of title which may appear.

This office has been informed that a local member of the Resident Engineer's staff will be pleased to answer such questions as may arise as to actual construction of the line, arrangements to clear the right of way, burial of the pipe and the like.

FOR THE ACTING DISTRICT ENGINEER:

Very truly yours,

cc Resident Engineer, ALCANCO
James McNamara, Haines

THOMAS P. KELLASHER
Acting Chief, Real Estate Division

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