

THE GENERAL ASSEMBLY OF PENNSYLVANIA

SENATE BILL

No. 536 Session of 2009

INTRODUCED BY FOLMER, MARCH 2, 2009

REFERRED TO STATE GOVERNMENT, MARCH 2, 2009

AN ACT

1 Authorizing the Department of General Services, with the  
2 approval of the Governor, to grant and convey to Tad W.  
3 Hippensteel a pedestrian and vehicular access easement over  
4 certain lands of the Commonwealth of Pennsylvania situate in  
5 Mount Joy Township, Lancaster County.

6 The General Assembly of the Commonwealth of Pennsylvania  
7 hereby enacts as follows:

8 Section 1. Conveyance in Mount Joy Township, Lancaster County.

9 (a) Authorization.--The Department of General Services, with  
10 the approval of the Governor, is hereby authorized on behalf of  
11 the Commonwealth of Pennsylvania to grant and convey to Tad W.  
12 Hippensteel an easement for pedestrian and vehicular access  
13 across lands of the Commonwealth of Pennsylvania situate in  
14 Mount Joy Township, Lancaster County, for \$2,157 and under terms  
15 and conditions to be established in an easement agreement with  
16 the Department of General Services.

17 (b) Description.--The easement to be conveyed, pursuant to  
18 subsection (a) consists of an area of approximately 0.10-acres  
19 located upon the grounds of the Department of Corrections'  
20 Training Academy in Mount Joy Township, Lancaster County, such

1 easement area being more particularly bounded and described as  
2 follows:

3 ALL THAT CERTAIN area extending through lands of the  
4 Commonwealth of Pennsylvania, situated on the westerly side of  
5 Cassell Road, (T.R. 310), located in Mount Joy Township,  
6 Lancaster County, Pennsylvania, as shown on an Access Easement  
7 Exhibit for the Commonwealth of Pennsylvania, prepared by David  
8 Miller/Associates, Incorporated, Drawing No. 07-121, dated  
9 05/30/07, said easement being more fully bounded and described  
10 as follows:

11 BEGINNING at a point in line of lands now or formerly of Tad  
12 W. Hippensteel, said point being South 32 degrees 33 minutes 20  
13 seconds West 184.95 feet from an iron pipe (found) at the  
14 northeasterly corner of said Hippensteel lands; thence extending  
15 through lands of the Commonwealth of Pennsylvania South 63  
16 degrees 50 minutes 13 seconds East 80.72 feet to a point on the  
17 westerly right-of-way line of Cassell Road (T.R. 310); thence  
18 extending along said westerly right-of-way line South 26 degrees  
19 09 minutes 47 seconds West 50.00 feet to a point; thence  
20 extending through lands of the Commonwealth of Pennsylvania  
21 North 63 degrees 50 minutes 13 seconds West 86.32 feet to a  
22 point in line of lands now or formerly of Tad W. Hippensteel;  
23 thence extending along said Hippensteel lands North 32 degrees  
24 33 minutes 20 seconds East 50.31 feet to the point of BEGINNING.

25 CONTAINING: 0.10-acres more or less.

26 (c) Easements.--The conveyance shall be made under and  
27 subject to all lawful and enforceable easements, servitudes and  
28 rights of others, including but not limited to streets, roadways  
29 and rights of any telephone, telegraph, water, electric, gas or  
30 pipeline companies, as well as under and subject to any lawful

1 and enforceable estates or tenancies vested in third persons  
2 appearing of record, for any portion of the land or improvements  
3 erected thereon.

4 (d) Deed.--The Deed of Easement shall contain such terms and  
5 conditions as shall be acceptable to the Department of General  
6 Services and shall be approved as provided by law and shall be  
7 executed by the Secretary of General Services in the name of the  
8 Commonwealth of Pennsylvania.

9 (e) Costs.--Costs and fees incidental to this conveyance  
10 shall be borne by the Grantee and paid to the Department of  
11 General Services.

12 (f) Use of proceeds.--The Department of General Services  
13 shall utilize the proceeds from the conveyance to reimburse  
14 itself for costs and fees it incurred as a result of this  
15 conveyance. Any funds remaining after reimbursement to the  
16 Department of General Services shall be paid into the General  
17 Fund.

18 (g) Expiration.--In the event that the Grantee and the  
19 Department of General Services cannot reach a mutually  
20 acceptable easement agreement within 12 months of the effective  
21 date of this subsection, the authorization contained in this  
22 section shall expire.

23 Section 2. This act shall take effect immediately.