

Service District land tied up in legal dispute

by MICHAEL P. JONES
Post Correspondent

A complicated legal proceeding is underway concerning ownership of the property on which the newly constructed Hoodland Service

District's \$5,496,000 sewer treatment plant is located.

The dispute is over free sewer hook-ups allegedly granted in exchange for the sale of 6.2 acres of land for a sewer treatment plant in Welches, near the junction

of Bright Avenue and Ar-rah Wanna Boulevard.

The land was sold to American Guaranty Life, the owners of the Rippling River Resort, by W.B. and H. Dorothy Parker of Salem in February, 1977, for \$12,500.

According to Nelson Walker, one of the attorneys handling the case for the service district, the Parkers claim when they sold the land to American Guaranty the company agreed to allow them a number of free hook-ups to the sewer treatment plant. At that time the service district had not been formed and American Guaranty was considering building its own treatment plant.

American Guaranty, even though the sewage treatment plant has been completed and is in operation.

Last fall the Parkers filed a suit claiming American Guaranty violated the terms of the sale, and that the ownership of the land should revert back to them. They are also claiming the land is worth more than \$25,000

and, if the Parkers win, they will reportedly ask \$252,000 from the service district, according to Walker.

Dave Abrams, the utilities director for Clackamas County, said when the sewer plant was constructed they knew "there was a cloud over the property."

when they sold the property to American Guaranty there was some sort of service they would be getting, according to Abrams. The title is not an issue now. But the sale is.

To guarantee the county's eventual legal ownership of the property, Abrams said condemnation proceedings are underway. "The court will establish

clear title to the property, or else the public may be subject to all sorts of claims," said Abrams.

Walker said the county will not lose its right to ownership of the property because of the initiation of the condemnation proceedings. The only issue to be resolved is the amount of money to be paid for the property.

Kindergarten set to open

Lucretia Creitz of Boring, who has nine years experience as an elementary school teacher, is opening a

kindergarten this fall. "I just feel we need a kindergarten in the area," she said. The kindergarten

will be held Tuesdays, Wednesdays and Thursdays from 8:30 a.m. to noon at the Hoodview Seventh-day Adventist Church, 14385 S.E. 268th Court, Boring.

It is a private kindergarten, not affiliated with the church.

An open house will be held Aug. 30 at 10 a.m.

Creitz, who has a bachelor's degree in education, taught for a year in Salem, six years at Milton-Freewater and two years at Hoodview School in Boring.

She has not been teaching the past three years so that she could "keep our home, keep the family going."

The registration and entry fee is \$90, with \$50 charged per month for tuition.

Even though the county constructed the plant, the Parkers are claiming the service district is bound by American Guaranty's earlier promise of free hook-ups. Walker said he doesn't know how many free hook-ups are involved in the claim.

It was agreed that the property be purchased by the service district a few years ago for \$25,000, but it has not been technically purchased, said Walker. He said American Guaranty can't insure a clear title to the county until the dispute is settled by the courts. No money has thus far changed hands between the service district and

SUHS graduate to head radio station

Matt Simonis, a communication arts major from Sandy, has been named manager of the George Fox College student radio station in Newberg, KGFC.

Simonis will be a junior next year. The 1980 SUHS graduate has been active as an on-the-air personali-

ty, as well as serving as a technician.

He's also served as men's basketball team manager, freshman orientation leader and deputation team member.

The station uses carrier current for its on-campus transmission of programs. It is headquartered in the college's student union building.

Simonis is the son of Mr. and Mrs. H.G. Simonis of Sandy.

Benefit auction planned

A community potluck dinner and auction, with the proceeds going to the Hoodland fireworks fund, is planned for Sept. 4 at the Hoodland Women's Club on Welches Road.

A tug of war between Welches Grade School teachers and students is scheduled for 4:30 p.m., with sign-up at The Book Place.

The family potluck begins at 5:30 with the auction an hour later. Persons are advised to take their own table service. Auction donations may be made at The Book Place.

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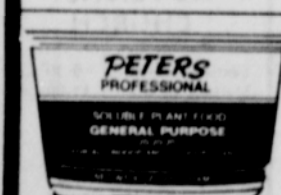
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