

PORT OF BENTON NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN A public hearing will be held at 8:35 am on February 14, 2024 at the Port of Benton Commission Meeting Room, located at 3250 Port of Benton Boulevard, Richland, Washington, for the purpose of receiving public comment on the acquisition of real property located in the Technology & Business Campus, 3110 Port of Benton Blvd and amending the Comprehensive Scheme of Harbor Improvements.

Property Description

Leasehold Improvements, 2-Story 47,900 Sf Commercial Building

Landscaping, Parking Lot/Lighting, Site Improvements And FFE

APN 8-1408-400-0002-005 – Id 90250 / Severed Improvements Only

Leasehold Improvements Only / Leasehold Interest:

That portion of the southeast quarter of section 14, township 10 north, range 28 east, w.m., Benton County, Washington, known as parcel 2, tract 11, described as follows:

Beginning at the south quarter corner of section 14; thence north 08°47'26" east a distance of 17.67 feet to the intersection of George Washington way and Battelle Blvd.; thence north 89°13'37" east along the centerline of Battelle Blvd. A distance of 655.66 feet to the offset centerline of port of Benton Blvd; thence north 00°53'59" west along said offset centerline a distance of 1113.29 feet to the intersection of port of Benton Blvd. And 10th street; thence north 88°59'00" east along the easterly extension of 10th street centerline a distance of 50.00 feet to the easterly margin of Port of Benton Blvd. And the true point of beginning;

Thence continuing north 88°59'00" east along said extension a distance of 305.66 feet to the westerly margin of park drive; thence along said westerly margin a distance of 337.81 feet to a point of curve; thence along a curve to the right having a central angle of 9°42'17" and a radius of 1147.79 feet, an arc distance of 194.41 feet to the northerly margin of 9th street; thence south 89°06'09" west along said northerly margin a distance of 379.48 feet to the easterly margin of port of Benton Blvd; thence north 00°53'59" west along said easterly margin a distance of 525.76 feet to the true point of beginning.

Containing 4.21 acres, more or less

Together and subject to easements, reservation, covenants and restrictions of record.

The Public Hearing will be live broadcast using Zoom and will also be made available using a telephone conference call-in line. The link to access this broadcast via Zoom, as well as the call-in number to participate via telephone, will be made available on the morning of the meeting on the Port of Benton's website at the link below, along with the meeting agenda, and minutes from the past meetings.

Live broadcast information: <http://www.PortofBenton.com>

For those unable to access the internet, please call 509-375-3060 by 8:00 a.m. on February 14, 2024 to be provided with the call-in details.

For persons with disabilities requesting assistance or accommodation, please contact Port General Counsel at legal@portofbenton.com or 509-375-3060 so the Port may determine if there is an appropriate auxiliary aid or service that may be provided.

DATED at Richland, Washington this 31st day of January 2024.

/s/
Roy Keck