



## One Source for Land Management & Right of Way Resources

### Capabilities Statement

#### Who We Are:

*Clark Land Resources, Inc. is a woman-owned (WBE/SB) firm providing utility company and municipal agencies property acquisition, right of way, and land management services for water, gas and electrical transmission projects. Our staff's reputations are well known for their superior standards in ethical practices. They have diverse backgrounds affording our clients a wide range of services from one resource.*

#### Real Property Services:

**NAICS Codes 96866 \* 96164 \* 91897 \* 91063 \***

- Staff Augmentation and Project Management
- Title Research and Due Diligence / Records Retention
- Relocation Assistance
- Acquisition: Fee and Easement
- Utility Coordination and Conflict Resolutions
- Regulatory Approval Process
- Encroachment Programs/Asset Management
- Land Management
- Eminent Domain Assistance

#### Who We Serve:

<ul style="list-style-type: none"> <li>✓ Electric and Gas Utilities</li> <li>✓ Municipal Public Works Agencies</li> </ul>	<ul style="list-style-type: none"> <li>✓ State Agencies</li> <li>✓ Water Suppliers/Agencies</li> </ul>	<ul style="list-style-type: none"> <li>✓ Design/Build Engineering and Construction Firms</li> </ul>
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#### CLR Staff Have Worked For:

- ✓ Pacific Gas & Electric
- ✓ San Diego Gas & Electric
- ✓ SoCalGas
- ✓ Southwest Gas
- ✓ Carlsbad Municipal Water District
- ✓ City of Encinitas
- ✓ City of San Diego
- ✓ Rainbow Municipal Water District
- ✓ City of Carlsbad
- ✓ San Diego County Water Authority
- ✓ Vista Irrigation District
- ✓ City of Vista
- ✓ Elsinore Valley Municipal Water District
- ✓ Caltrans
- ✓ SPEC Services

### Locations: California, Texas, and Oregon

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# Providing Ethical Practices in Right of Way

## **SEMPRA Experience:**

### **SDG&E Research, Lands Management, Easement Interpretation and Acquisition Services for Fire Hardening, Undergrounding and Construction Maintenance Programs, San Diego, Orange, and Imperial Counties**

For 8 years, Clark Land has provided as-needed ROW, encroachment and acquisition services for SDG&E's Land Management and Land Services departments. Projects include Records Research, FIRM (Fire Risk Mitigation), CMP (Construction Maintenance Program) and Lands Management for fire hardening projects in the Cleveland National Forest. SDG&E submits tasks to Clark Land, who in turn dispatches team members to help resolve issues such as encroachment, acquisition, easement research and development, right of entry permits, customer and property owner negotiations, and constructability review. The Clark Land teams have cleared over 1,500 CMP infractions and are working on over 500 acquisitions for fire hardening projects. The fire hardening program includes a comprehensive program to harden transmission lines to prevent potential fire hazards. Clark Land has spent the past 5 years providing the right of way support to successfully acquire any additional property or amend current easements for over 100,000 poles. Additionally, Clark Land supported the PRIME project, with similar goals, for projects considered the highest priority. Most recently, Clark Land has been supporting the right of way services for SDG&E's aggressive undergrounding (SUG) project.

### **Pipeline Safety Enhancement Plan (PSEP) and Land Services/Management Support – SoCalGas, Central California to Southern California's Eastern and Southern Borders**

For 9 years, Clark Land has been providing ROW support services, including coordinating acquisitions and appraisals, for hundreds of gas pipeline, substations, and valve repair or replacement projects. The projects involve researching residential, commercial and public land property ownership through client records, title reports, and public records; processing and obtaining construction permits; coordinating and reviewing appraisals; and obtaining access to both private and public properties in the form of easements, lease agreements, fee purchases, and through filing complaints for condemnation. The team works together with the client's design and construction team to resolve ROW and acquisition issues with local municipalities, Caltrans, railroads, private owners, as well as federal and state agencies.

### **SDG&E – Sunrise Power Link Acquisition Services, Imperial and San Diego Counties**

With previous employers, Fred Clark Sr. and Ann Korstad worked on the Sunrise Power Link project involving 120 miles of new transmission line through 60 properties. Fred worked as the Acquisition Agent and Temporary Lands Manager in obtaining the needed land rights for this project that involved 120 miles of new transmission line through 60 private properties.

## **PG&E Experience Performed by Clark Land Staff**

*Several of our staff (Kirk Van Heusen, Jay Roos have worked on projects for PG&E with previous employers and Camille Trinkle worked both prior to and during her tenure with Clark Land. Their experience includes the following:*

### **Supervisor of Right of Way & Permitting/Senior Engineer, Pipeline Expansion Project (PEP), Oregon**

### **Supervisor of Right of Way & Permitting/Senior Engineer for Project Permitting, Pipeline Expansion Project (PEP), Idaho, Washington, Oregon, and California**

### **Senior Engineer, Stanpac II, Central California**

Completed the project's main line "as built" survey, pipe inventory, and engineering and construction inspection reports for a 43-mile natural gas pipeline.

### **Senior Right of Way Agent, Solar, Transmission, and Undergrounding Projects, Fresno, CA**

Jay was responsible for the following right of way tasks during his 8 years as a Senior Right of Way Agent working on PG&E projects: Solar site candidate locating, Found and identified solar site properties with willing sellers; Negotiating term sheets and option agreements; Negotiating purchase and sale agreements; Initialed document drafting; Tracking acquisition activities of multiple projects; Fee acquisition – acquired multiple 160-acre parcels for 20 mw and above solar power generation project fee acquisition; Fee acquisition – acquired multiple solar switching station parcels; Easement acquisition for both underground and above ground distribution easements;

### **Right of Way Administrative Support (as prime and subconsultant), Central California**

Clark Land provided in-house staff to PG&E's Lands Department in Fresno. This includes document control involving file set up and archiving, notary services, document recordings, and payment processing to property owners.