

1980-05

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NOTIFICATION
of
Code Area Change in
COLUMBIA COUNTY

Nº 00007

Annexation X

Correction

Withdrawal

Area: CITY OF SCARROUSE

Townships: 3 Ranges: 2 Sections: 11-4 & 11-4-4

Routing: PMALGBC #1345

Proposal Nº: 1345 Final Nº: 1345 Date: 4/5/79

D.O.R. Nº: 5-22-79 Date: 6/12/79

Recorded D.Vs. Book: 224 Page: 603 Date: 6/29/79

Other: Date:

Code Area: From: 1-08

To : 1-01

Date Completed: 12/27/79

Remarks:

JUN 15 1979

NOTICE TO TAXING DISTRICTS
ORS 308.225

Att. LAF
RETURN ✓
YOUR FILE ✓

FILED

HENRY T. HUDSON

Assessor
FROM:

APPROVED AS PER
ORS 308.225

By

Deputy

STATE OF OREGON
DEPARTMENT OF REVENUE
U-R MAPPING UNIT
SALEM, OREGON 97310

JUN 12 1979

DESCRIPTION & MAP

TO:

CITY OF SCAPPOOSE
CITY RECORDER
DRAWER "F"
SCAPPOOSE, OREGON 97056

This is to notify you that your boundary
change in COLUMBIA County, for

R.O. # 1345 Adams E City
W. Adams - 5000 Harrison St. Scappoose
R.E.P.D. (ORS 308.225 199.510 Etc)

has been:

- ☒ Received 6-1-79
☒ Approved 6-12-79
☐ Disapproved (see notes)

If disapproved, please submit corrected
description and map.

Notes: _____

FOR MAPPING UNIT AND ASSESSOR USE ONLY

Department of Revenue file no: DOR 5-22-79

Boundary: change ☒ proposed change ☐ received from: PMALGBC

The change is for a:

- ☐ Formation of a new district
☒ Annexation of territory to a district
☒ Withdrawal of territory from a district
☐ Dissolution of a district

Data received:

- ☒ Description
☒ Map

Certified by registered surveyor or registered
engineer:

☐ yes ☒ no

CC County Assessor
Boundary Commission (when appropriate)

Department of Revenue A&A-0-39 (11-75)

PORTLAND METROPOLITAN AREA LOCAL GOVERNMENT BOUNDARY COMMISSION
320 S. W. Stark (#530) - Portland, Ore. 97204 - Tel: 229-5307

FINAL ORDER

RE: BOUNDARY CHANGE PROPOSAL NO. 1345 - Annexation of territory to the City of Scappoose.

Proceedings on Proposal No. 1345 commenced upon receipt by the Boundary Commission of a petition from property owners on October 10, 1978 requesting that certain property be annexed to the city. The petition meets the requirements for initiating a proposal set forth in ORS 222.170 and paragraph (a) Section (4) of ORS 199.490.

Upon receipt of the petition, the Boundary Commission published and posted notice of the public hearing in accordance with ORS 199.463 and conducted public hearings on the proposal on November 16, December 14, 1978 and March 8 and April 5, 1979. The Commission also caused a study to be made on this proposal which considered economic, demographic and sociological trends and projections and physical development of the land.

FINDINGS

On the basis of the public hearings and the study, the Boundary Commission found that:

1. The territory to be annexed is contiguous to the city and contains 14.29 acres, is vacant and is evaluated at \$57,770.
2. The property owners desire city services to facilitate development of single family residential units.
3. The proposal is in substantial compliance with LCDC goals.
4. There is no county plan for the area. The existing city plan identifies the area as suitable for low density residential with which the proposed development is compatible. Current city planning efforts revolve around a new plan to be done in compliance with LCDC Goals. The beginning stages of the effort have revealed a possible situation where the area proposed for annexation would not be needed prior to the year 2000.
5. The city has an eight-inch water line and an 8-inch sewer line at the northeast corner of the property. The city operates a 500 ,000 gallon per day sewerage treatment plant which is presently operating at 75% of capacity. DEQ indicates the city has sufficient capacity to provide sewerage service to the territory to be annexed.

ATT. JAF
RETURN ✓
YOUR FILE ✓

FILED JUN 1 1979
HENRY T. HUDSON
Assessor
By _____ Deputy

REASONS FOR DECISION

On the basis of the findings the Commission determined that:

1. The proposal is in conformance with city, county and state land use plans and policies.
2. The city has the ability to provide an adequate quantity and quality of service to the territory.

ORDER

On the basis of the findings and reasons listed above, the Boundary Commission approved BOUNDARY CHANGE PROPOSAL NO. 1345 on April 5, 1979.

NOW THEREFORE IT IS ORDERED THAT the territory described in Appendix "A" and depicted on the attached map, be annexed to the City of Scappoose as of this date.

PORTLAND METROPOLITAN AREA LOCAL GOVERNMENT
BOUNDARY COMMISSION

DATE: April 5, 1979

By: Robert S Ball
Robert S. Ball
Chairman

Attest: Darrell L. Landon

Annexation

CITY OF SCAPPOOSE

PARCEL 1:

Beginning at the Southeast corner of Tract 52, A. Holaday Orchard Tracts, County of Columbia and State of Oregon; thence along the South line of said Tract 52 North 88°24' West 250.04 feet; thence North 0°33'35" East 784.58 feet to a 5/8 inch iron rod set on the Southerly right of way line of J.P. West Road; thence along said Southerly right of way line South 58°14'30" East 297.27 feet to the East line of said Tract 52; thence South 0°33'35" West along said East line 661.1 feet to the point of beginning.

PARCEL 2:

Beginning at a point which is North 01°09' East 1280.41 feet and South 88°24' East 650.32 feet from the South quarter corner of Section 11, Township 3 North, Range 2 West of the Willamette Meridian, Columbia County, Oregon, said point being marked by an iron pin and being the Northeast corner of that property of Jacob Schmit and Antonie M. Schmit as recorded in Book 57, page 367, Deed Records of Columbia County, Oregon; thence along the East line of said property of Jacob Schmit et ux, South 0°59' West a distance of 334.21 feet to the Northeast corner of tract conveyed to Eugene V. Erhardt et ux by deed recorded May 16, 1975 in Book 200, page 734, Deed Records of Columbia County, Oregon; thence North 88°24' West a distance of 122.7 feet to the East line of that property of Henry J. Schmit et ux as recorded in Book 135, page 138, Deed Records of Columbia County, Oregon; thence along the East line of said Henry J. Schmit property North 0°59' West to the North line of said Jacob Schmit tract; thence along said North line South 88°24' East 122.7 feet to the point of beginning.

PARCEL 3:

Beginning at a point on the South line of Section 11, Township 3 North, Range 2 West, Willamette Meridian, Columbia County, Oregon, said point being North 87°35' West 1308.48 feet from the Southeast corner of said Section 11 and said point being also the Southeast corner of tract conveyed to Chester C. Carroll et ux, by deed recorded June 15, 1949, in Book 104, page 268, Deed Records of Columbia County, Oregon; thence North 0°49' East along the East line of said Carroll tract 964.93 feet to the TRUE POINT OF BEGINNING of the following described tract, said point also being the Southwest corner of the Jesse Cronin et ux tract as described in deed recorded September 18, 1972 in Book 188, page 418, Deed

PARCEL 3: (cont.)

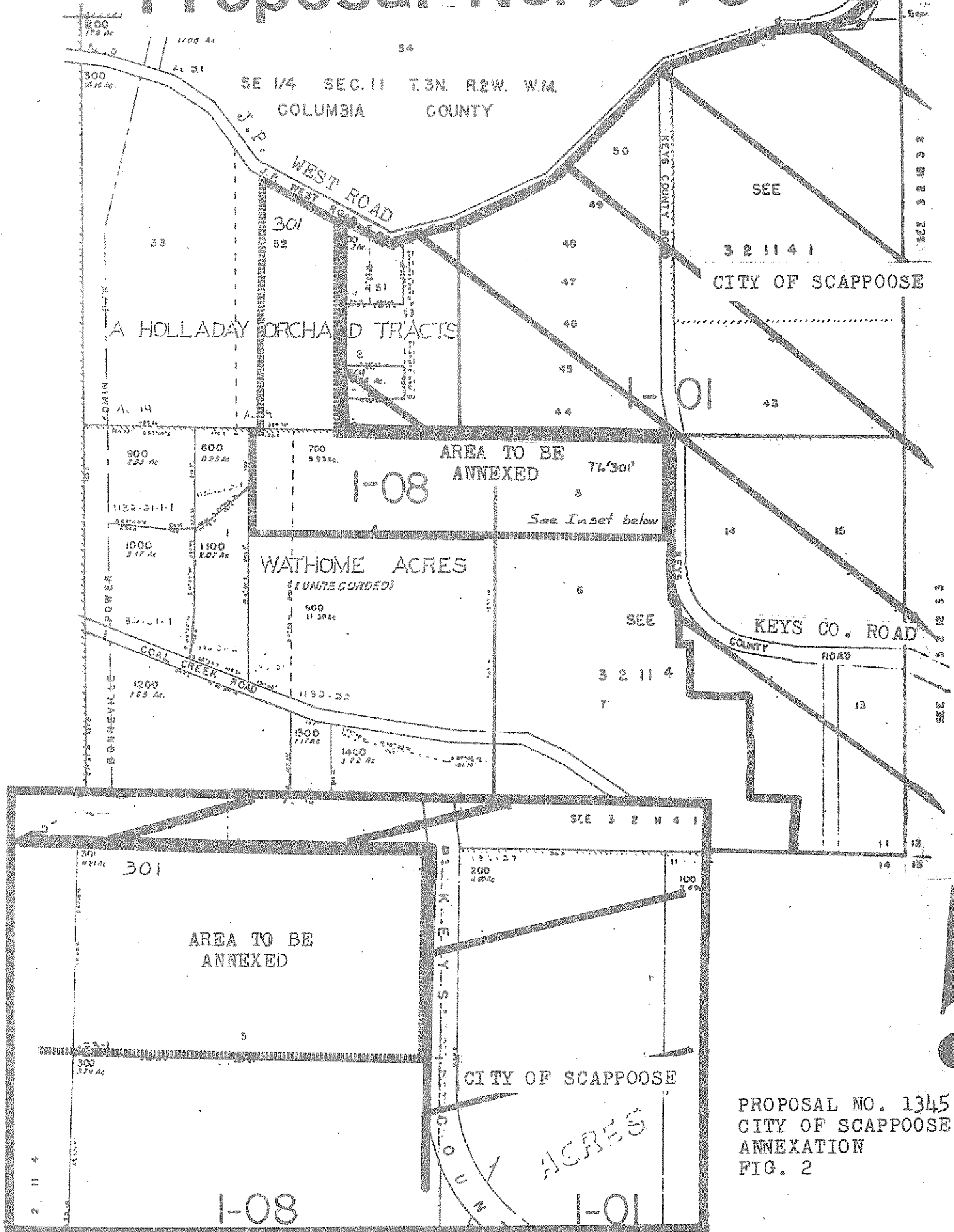
Records of Columbia County, Oregon; thence North 88°24' West a distance of 650.31 feet, more or less, on the West line of said Carroll tract, said point also being on the East line of the Jesse G. Cronin et ux tract as described in deed recorded December 4, 1972 in Book 189, page 392, Deed Records of Columbia County, Oregon; thence North 0°59' East along the West line of said Carroll tract and along the East line of said Cronin tract as described in said Book 189, page 392, 334.21 feet, more or less, to the Northwest corner of said Carroll tract; thence South 88°24' East along the North line of said Carroll tract a distance of 650.31 feet to the Northeast corner of said Carroll tract, said point also being the Northwest corner of the A.A. Dannehl tract as described in deed recorded July 27, 1943 in Book 72, page 521, Deed Records of Columbia County, Oregon; thence South 0°49' West along the East line of said Carroll tract and along the West line of said Dannehl tract, a distance of 334.21 feet to the true point of beginning.

PARCEL 4:

Beginning at a point which is South 88°24' East 105.75 feet from the Southwest corner of Tract 44, A. Holaday Orchard Tracts, as per plat on file and of record in the Clerk's Office, Columbia County, Oregon, said point being the Northwest corner of the A.A. Dannehl tract as described in Deed recorded July 27, 1943 in Book 72, page 521, Deed Records of Columbia County, Oregon; thence South 88°24' East along the North line of said Dannehl tract a distance of 548.33 feet to the West right of way line of Keys County Road; thence South 0°29' West along said right of way a distance of 334.25 feet; thence North 88°24' West a distance of 550.27 feet to the West line of said Dannehl tract; thence North 0°49' East a distance of 334.21 feet to the point of beginning.

Proposal No. 1345

3 2 11D 4
3 2 11DD
(Inset)



PROPOSAL NO. 1345
CITY OF SCAPPOOSE
ANNEXATION
FIG. 2