

COLUMBIA COUNTY ASSESSORS
RECORD OF DISTRICT BOUNDARIES

06/05/00

INIT DATE:09/03/1999

NO.:2000.07

HOW INITIALLY RECEIVED:LETTER FROM CITY
AFFECTED DISTRICT NAME:CITY OF RAINIER
DISTRCT ORD. #:978 EFFECTIVE DATE:08/16/1999
NAME OF APPROVING JURISDICTION:SELF
LEGAL DESCRIPTION RECEIVED: YES MAP RECEIVED: YES
IF A SCHOOL DIST. HAS O.A.R. 150-330.123 BEEN FILED?
REMARKS:

IF NON-SCHOOL DIST., LIST LB-50 VALUATION:0

TYPE OF ACTION: ANNEXATION
REMARKS:

D.O.R. APPROVED YES NO.:5-205-2000 DATE:05/09/2000

CODE AREAS AFFECTED OR CHANGED:

FROM:
TO:
FROM:
TO:

TOWNSHIPS:	AFFECTED AREA: RANGES:	SECTIONS:
7	2	17 42 301

LIST UTILITY, PERS. PROP. MH & BUSINESS ACCT #'S, IF NONE, STATE NONE:

***** DATE COMPLETED:06/02/2000 *****

REMARKS:

COLUMBIA COUNTY ASSESSORS
RECORD OF DISTRICT BOUNDARIES

05/15/00

NO:2000.07 PAGE 1

DISTRICT NAME:CITY OF RAINIER

TYPE OF ACTION :ANNEXATION

EFFECTIVE DATE:08/16/1999

DIST. ORD. #:978

RECORDED:

----- LEGAL DESCRIPTION -----

That portion of Lots 3 and 4, Block 4, HIGHWAY ADDITION to the City of Rainier, Columbia County, OR lying West of a line described as follows: Beginning at a point on the Left bank of the Columbia River where the East boundary line of the James Dobbins' Donation Land Claim intersects the Columbia River in Section 17, Township 7 North, Range 2 West, of the Willamette Meridian, thence running South to the South boundary of said Section 17.

THIS MAP HAS BEEN
Scale: 1" = 100'

SEE

SE COR.
JAMES DOBBINS
DLC NO. 37

INT. ELL COR.
DLC. NO. 39

3-05

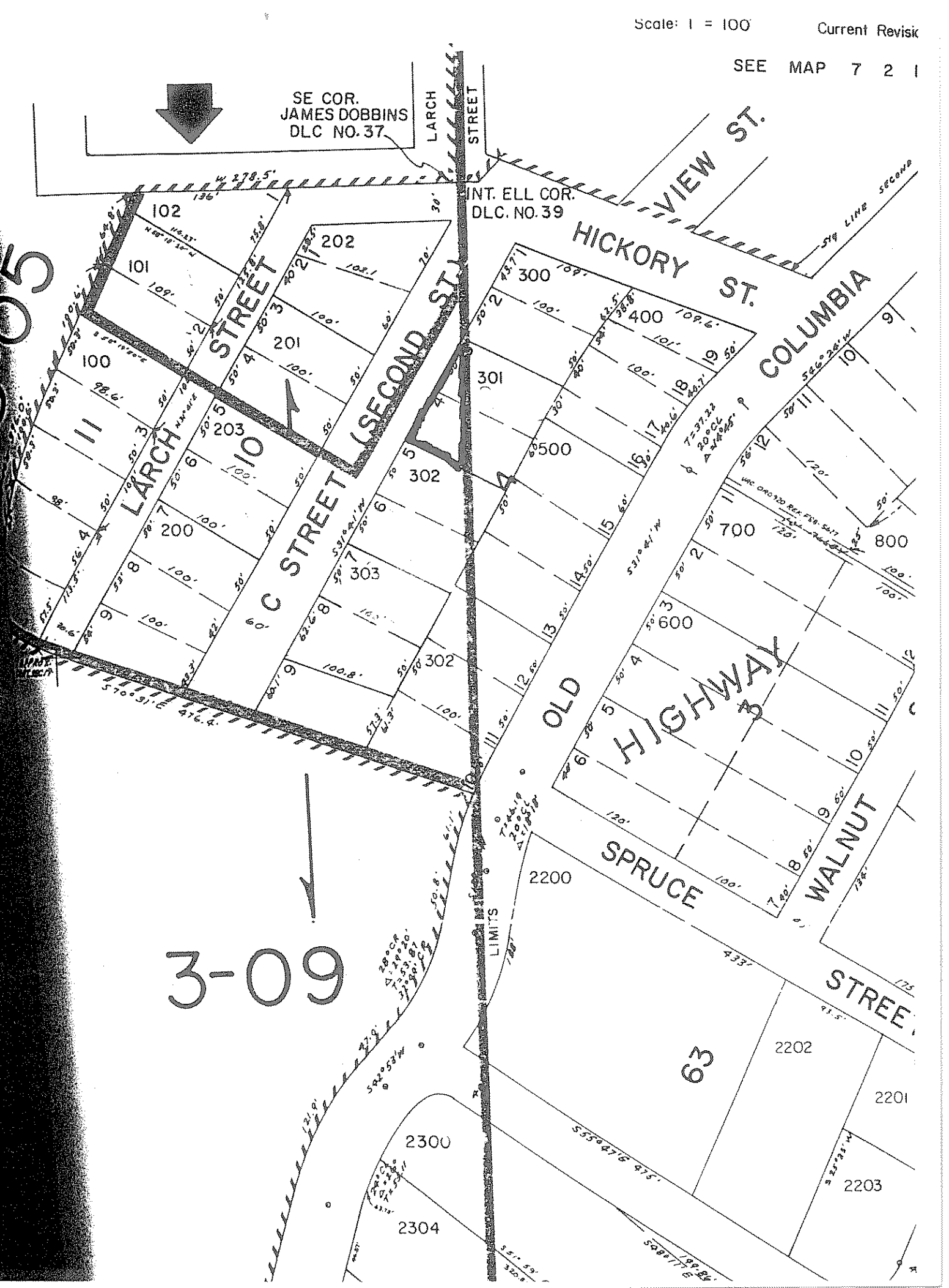


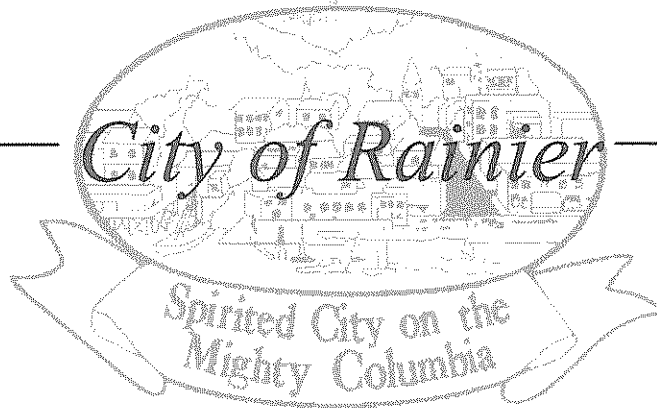
Ralph & Debra Painter
Ordinance # 981

Lot 5, 6, 9, 10, 11, & 12 Block 4

7217-042-00302

MAP 7 2 17





May 11, 2000

RECEIVED ON
MAY 12 2000
COLUMBIA COUNTY ASSESSOR

Columbia County Assessor's Office
Cartographer Unit
Attn: Linda Harris
Columbia County Courthouse
St. Helens, OR 97051

Re: Tax Lot #7217-042-00302
Ralph & Debra Painter

Tax Lot #7217-042-00301
Arnold Baker and MaryAnn Borge

Dear Ms. Harris:

Enclosed is information to annex Ralph and Debra Painter and Arnold Baker and MaryAnn Borge's property into the city limits of Rainier, Oregon. These were filed previously, however, the boundary change of the listed properties had been denied by the Department of Revenue. The boundary change has now been approved for both properties.

All the requirements made by the City of Rainier have been met. If you have any questions, please call me at (503) 556-7301.

Sincerely,

Nancy Norman
Clerk

Enclosure

ORDINANCE NO. 978

AN ORDINANCE APPROVING THE ANNEXATION OF MARY ANN BERGE AND ARNOLD BAKER, WHO OWN THE HEREIN DESCRIBED REAL PROPERTY TO THE CITY OF RAINIER, COLUMBIA COUNTY, OREGON

WHEREAS, the Petition for Annexation of contiguous property was signed and filed by the petitioners, Mary Ann Borge and Arnold Baker, who are owners of the entire property described herein; and

WHEREAS, the city legislative body caused notice of the hearing to be published once each week for two successive weeks prior to the day of the hearing in a newspaper of general circulation in the city pursuant to ORS 222.120; and

WHEREAS, the city caused to be posted four public places in the city copies of the Petition for Annexation pursuant to ORS 222.120 through 222.125; and

WHEREAS, a public hearing was held on August 16, 1999, and

WHEREAS, it appears that ORS Chapter 220 concerning annexation of contiguous territory has been fully complied with, NOW, THEREFORE,

THE CITY OF RAINIER ORDAINS AS FOLLOWS:

Section 1: That the following described contiguous real property situated in Columbia County, Oregon, is hereby annexed to and made a part of the City of Rainier, to-wit:

Lots 3 and 4, Block 4, HIGHWAY ADDITION: see Exhibit "A" attached hereto and by this reference incorporated herein.

APPROVED this 16th day of August, 1999.



Fred D. Forrest, Mayor

Attested:



Erin Knox, City Recorder

SE COR.
JAMES DOBBINS
DLC NO. 37

LARCH
STREET

INT. ELL COR.
DLC. NO. 39

VIEW ST.
HICKORY ST.

COLUMBIA

OLD
HIGHWAY
SPRUCE

WALNUT

STREE

3-09

05

63

2202

2201

2203

2300

2304

LIMITS

2200

555° 47' 6" 475'

508° 17' 12" 198.86'

82° 12' 59" 320.81'

592° 53' 14" 592.53'

343° 38' 43.78'

72° 37' 32" 208.66'

208° 06' 44" 205.9'

531° 41' 14" 531.41'

51° 04' 14" 51.04'

145° 0' 14" 145.0'

12° 0' 14" 12.0'

111° 5' 14" 111.5'

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Exhibit "A"

Legal Description for Rainier City Ordinance #978

That portion of Lots 3 and 4, Block 4, HIGHWAY ADDITION to the City of Rainier, Columbia County, Oregon lying West of a line described as follows: Beginning at a point on the Left bank of the Columbia River where the East boundary line of the James Dobbins' Donation Land Claim intersects the Columbia River in Section 17, Township 7 North, Range 2 West, of the Willamette Meridian, thence running South to the South boundary of said Section 17.

Notice to Taxing Districts

ORS



Cartographic Unit
955 Center St. NE
Salem, OR 97310
(503) 945-8297, fax 945-8737

City of Rainier
City Recorder
PO Box 100
Rainier, OR 97048

Description and Map Approved

May 9, 2000

As Per ORS 308.225

☒ Description ☒ Map received from: CITY
On: 1/24/00, 2/2/00, 5/8/00

This is to notify you that your boundary change in Columbia County for
ANNEX TO THE CITY OF RAINIER

ORD. #978

has been: ☒ Approved 5/9/00
 ☐ Disapproved

Notes:

Department of Revenue File Number: 5-205-2000

Prepared by: Jennifer Dudley, 503-945-8666

Boundary: ☒ Change ☐ Proposed Change
The change is for:

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

Notice to Taxing Districts

ORS 308.225

DOR 5-205-2000



Cartographic Unit
955 Center St. NE
Salem, OR 97310
(503) 945-8297, fax 945-8737

RECEIVED

FEB 04 2000

COLUMBIA COUNTY ASSESSOR

City of Rainier
City Recorder
PO Box 100
Rainier, OR 97048

☒ Description ☒ Map received from: CITY
On: 1/24/00, 2/2/00

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

ANNEX TO THE CITY OF RAINIER

ORD. #978

has been: ☐ Approved
 ☒ Disapproved 1/25/00, 2/2/00

Notes:

MAP & DESCRIPTION DO NOT MATCH, DESCRIPTION COVERS MORE THAN MAP.
DESCRIPTION NEEDS TO COVER PORTION BEING ANNEXED ONLY.

Department of Revenue File Number: 5-205-2000

Prepared by: Jennifer Dudley, 503-945-8666

Boundary: ☒ Change ☐ Proposed Change
The change is for:

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

Notice to Taxing Districts

ORS 308.225



Cartographic Unit
 955 Center St. NE
 Salem, OR 97310
 (503) 945-8297, fax 945-8737

RECEIVED ON

JAN 27 2000

COLUMBIA COUNTY ASSESSOR

City of Rainier
 City Recorder
 PO Box 100
 Rainier, OR 97048

☒ Description ☒ Map received from: CITY
 On: 1/24/00

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

ANNEX TO THE CITY OF RAINIER

ORD. #978

has been: ☐ Approved
☒ Disapproved 1/25/00

Notes:

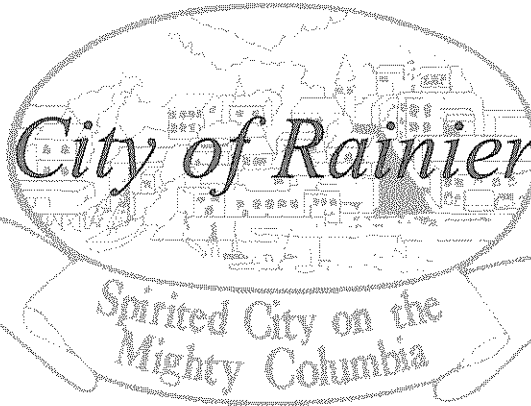
NO MAP SUBMITTED.

Department of Revenue File Number: 5-205-2000

Prepared by: Jennifer Dudley, 503-945-8666

Boundary: ☒ Change ☐ Proposed Change
 The change is for:

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



RECEIVED ON
SEP 03 1999
COLUMBIA COUNTY ASSESSOR

August 27, 1999
Tom Linhares
Courthouse
St Helens, OR 97051-0010

Ord 938

Re: Tax lot # 7217-042-00301
Annexation

Dear Tom Linhares:

I have enclosed information to annex Arnold Baker and MaryAnn Borge lax lot number 7217-042-00301 into the city limits of Rainier, Oregon.

All the requirements made by the City of Rainier have been met. If you have any questions please call me at (503)556-2410.

Eff 8/16/99

Thank you,

Julie Smith
Accounting Clerk

Enclosure

SILVER CLUB

HOTEL / CASINO

JULY 15, 1999

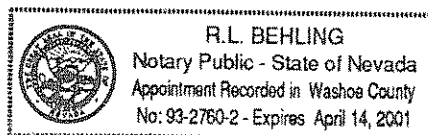
WE, ARNOLD BAKER & MARY ANN BERGE
GIVE RAINIER, OREGON PERMISSION TO
ANNEX OUR LOT, TAX # 7217-042-00301

ARNOLD B. BAKER
Arnold B. Baker

MARY ANN BERGE
Mary Ann Borge

Signed in my presence on 7/15/99

[Signature]



ORDINANCE NO. 978

AN ORDINANCE APPROVING THE ANNEXATION OF MARY ANN BERGE AND ARNOLD BAKER, WHO OWN THE HEREIN DESCRIBED REAL PROPERTY TO THE CITY OF RAINIER, COLUMBIA COUNTY, OREGON

WHEREAS, the Petition for Annexation of contiguous property was signed and filed by the petitioners, Mary Ann Borge and Arnold Baker, who are owners of the entire property described herein; and

WHEREAS, the city legislative body caused notice of the hearing to be published once each week for two successive weeks prior to the day of the hearing in a newspaper of general circulation in the city pursuant to ORS 222.120; and

WHEREAS, the city caused to be posted four public places in the city copies of the Petition for Annexation pursuant to ORS 222.120 through 222.125; and

WHEREAS, a public hearing was held on August 16, 1999, and


WHEREAS, it appears that ORS Chapter 220 concerning annexation of contiguous territory has been fully complied with, NOW, THEREFORE,

THE CITY OF RAINIER ORDAINS AS FOLLOWS:

Section 1: That the following described contiguous real property situated in Columbia County, Oregon, is hereby annexed to and made a part of the City of Rainier, to-wit:

Lots 3 and 4, Block 4, HIGHWAY ADDITION: see Exhibit "A" attached hereto and by this reference incorporated herein.

APPROVED this 16th day of August, 1999.



Fred D. Forrest, Mayor

Attested:



Erin Knox, City Recorder

EXHIBIT "A"

After recording return to:

ARNOLD B. BAKER

42 BARLETT STREET

BEVERLY, MA 01915

Until a change is requested tax statements shall be sent to the following address:
SAME AS ABOVE

I hereby certify that the within instrument was received for record and recorded in the County of Columbia, State of Oregon

08372 '99 JUN 10 P3:46

ELIZABETH HUSER, County Clerk

By: G. Long Deputy

Receipt # of Pages 1

FEES \$ 35.00

WARRANTY DEED -- STATUTORY FORM
(INDIVIDUAL or CORPORATION)

JAMES C. SPARKS and PHYLLIS A. SPARKS, husband and wife Grantor,
conveys and warrants to:

ARNOLD B. BAKER and MARY ANN BORGHE, husband and wife, Grantee,

the following described real property free of encumbrances except as specifically set forth herein:

Lots 3 and 4, Block 4, HIGHWAY ADDITION to the City of Rainier, Columbia County, Oregon.

Tax Account No: 721704200301 Map No: 0301
Tax Account No: 721704200301 Map No: 0305

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

The true consideration for this conveyance is \$22,000.00. However, if the actual consideration consists of or includes other property or other value given or promised, such other property or value was part of the/the whole of the (indicate which) consideration.

If grantor is a corporation, this has been signed by authority of the Board of Directors.

Dated this 6/2/99 day of June, 1999.

GRANTOR(S):

James C. Sparks
JAMES C. SPARKS

Phyllis A. Sparks
PHYLLIS A. SPARKS

Colorado
STATE OF ~~OREGON~~, County of Mesa) ss.

This instrument was acknowledged before me on June 2nd, 1999,
by JAMES C. SPARKS and PHYLLIS A. SPARKS

A. M. M. M.

es: 06/04/2002

Mary Ann Borge & Arnold Baker

Lot 3 & 4, Block 4

7217-042-00301

CO COUNTY ASSESSOR

RECEIVED ON
JAN 26 2000

IE
COLORADO
14, 2002

07-1857P

The meeting was called to order at 7:35p.m.

Roll Call

Present:

Fred Forrest, Mayor
Roger Ege
Alton Hoffman

Steve Martin
Ralph Painter

Absent:

Connie Budge

Scott Reed

Public Hearing: Annexation Request: Mary Ann Borge and Arnold Baker

The public hearing opened at 7:36p.m.

The mayor asked for testimony either for or against the request.

Toby Borge 312 West 5th St.
Borge explained that $\frac{3}{4}$ of the property was already in the city limits this annexation would just bring in the remaining $\frac{1}{4}$.

The hearing closed at 7:37p.m.

Unfinished Business

Approval of the August 2, 1999 Minutes

Motion by Martin, 2nd by Ege to approve the August 2, 1999 minutes. The motion passed unanimously.

Approval of the July, 1999 Bills

Motion by Avent, 2nd by Painter to approve the July, 1999. The motion passed unanimously.

New Business

Ordinance Approving the Annexation of Mary Ann Borge and Arnold Baker

Motion by Avent, 2nd by Martin to approve the ordinance to approving the Mary Ann Borge and Arnold Baker annexation.

Barnes asked that the annexation be approved contingent upon the signing of a waiver of remonstrance for public improvements.

Motion by Avent, 2nd by Martin to amend the motion to include approval contingent on signing a waiver of remonstrance for public improvements.

ROLL CALL VOTE

Avent – Aye

Ege – Aye

Hoffman – Aye

Martin – Aye

Painter – Aye

The motion passed unanimously.

Ordinance Establishing an Assessment on Certain Violation for Police Training Purposes

Motion by Ege, 2nd by Avent to approve the ordinance which would allow assessments on certain violations of state and local laws.

Painter abstained due to this being a police matter.

ROLL CALL VOTE

Avent – Aye

Ege – Aye

Hoffman – Aye

Martin – Aye

The motion passed unanimously.

Memorandum of agreement with Division of State Lands (DSL)

Olsen explained that DSL will receive mitigation money from The Assembly of God Church and USG, and DSL wants to set up an account so that the money can be used on local wet land projects such as Friends of Fox Creek.

Forrest asked if there was a time frame to use the money.

Olsen said no.

Martin clarified that no city money was being used, the council is just designating where the DSL money can go.

Olsen said yes.

Motion by Martin, 2nd by Painter to approve and authorize the mayor to sign the attached Memorandum of Agreement between the City and the Division of State Lands (DSL). The motion passed unanimously.

Communication Site Land Lease: American Tower Corporation

Motion by Painter, 2nd by Avent to approve and authorize the Mayor to sign a communication Site Land Lease with American Tower Corporation and give the mayor discretion for minor changes. The motion passed unanimously.

Petition to Intervene

Olsen explained that filing the petition to intervene in the application of the PGE and West Oregon Coop. would not obligate the city to comment but simply protects the city's opportunity to do so.

Motion by Ege, 2nd by Martin to authorize the petition to intervene UA#74/UP166. The motion passed unanimously.

Fox Creek Restoration Project

Olsen handed out a memo regarding call he received from Larry Potter at the Division of State Lands (DSL). In order to complete the Fox Creek Restoration Project a permanent channel easement needs to be obtained from DSL. Olsen has worked out an agreement that the city would provide an easement to the 12 acres of DSL land due north of Riverfront Park.

Petersen stated that the city needed to establish and exact point of easement.

Barnes stated West 6th St.

Motion by Martin, 2nd by Avent to agree in principal of providing DSL with an access easement and direct staff to perform the required to prepare such an easement for recording. The motion passed unanimously.

Staff Report(s)

Hamilton informed the council that the new car was parked in front of the building if they wanted to go out and look at it after the meeting.

Barnes stated that the over lay project had been changed to September 2nd and 3rd. He also reported that the water improvement project has been going smoothly lately with no breaks.

Administrator's Report

Olsen informed the council that on September 8th at 7p.m. there will be an informational meeting at the Rainier Elementary School. Representatives from PGE, West Oregon

Coop., Columbia River P.U.D. and the Clatskanie P.U.D. will be in attendance to answer citizen questions.

Olsen reported that there are stumps in the new marina and the city is acting quickly to remedy the situation. Olsen stated that there is also a boat sunk in one of the marina slips that has become visible during low tide.

Martin reminded the council that the city wide clean up will be held August 28th.

The meeting Adjourned at 8:23p.m.

Fred D. Forrest, Mayor

Attested:

Chad Olsen, City Administrator

03-05 2 7217-042-00301 05-15-00 10:11
OWNER - BAKER ARNOLD B & BERGE MARY ANN
CARE OF - TOBY R BERGE
29209 HICKORY STREET RAINIER OR97048

CODE SPLITS 03-01

MA 4 NEIGHBORHOOD 00 PROP CLASS 100
ZONING R10 YR APPRAISED 91 APPRAISER JB
DESC LOT BLOCK
HIGHWAY ADD 3 & 4 4
INST DATE PRICE INST NO TYPE
06-02-99 22,000 F99-08372 WTD
09-12-95 17,500 F95-07828

- - - - - ASSESSED VALUE DETAILS - - - - -

LAND DETAIL

	ACRES	TYPE	CLASS	DEF	\$M5AV	\$MAV/SMAV	*FPV
L1	0.00	HS			6200	4630	

- - - - - REAL MARKET AND ASSESSED VALUE SUMMARIES - - - - -

	LAST YEAR	%TREND	THIS YEAR
REAL MARKET VALUE (RMV)			
RMV LAND	6,200		6,200
RMV BUILDINGS	0		0
TOTAL RMV	6,200		6,200
ASSESSED VALUE (AV)			
AV LAND	4,500		4,630
AV BUILDINGS	0		0
TOTAL AV	4,500		4,630
VETS EXEMPTION	0		0
NET ASSESSED VALUE	4,500		4,630

- - - - - TAXES & SPECIAL ASSESSMENTS - - - - -

YR	SERIAL	TOTAL TAX	TAX BALANCE	TAX DUE W/INT
05-15-00				
99	18164	45.05	15.02	15.02
98	18218	40.44	0.00	0.00
97	17913	39.48	0.00	0.00
96	17729	42.88	0.00	0.00
				15.02
- END - END - END -				