



ORDINANCE NO. 2019-08

An Ordinance Approving the Annexation of Approximately 12.59 Acres of Real property to the City of La Center (Minihan) and Rezoning that Property Consistent with the La Center Comprehensive Plan

The La Center City Council adopts the following findings:

WHEREAS, Angela and Gerald Minihan (Proponents) are the record owners of certain real property (the "Annexation Territory"), of approximately 12.59 acres, situated in unincorporated Clark County Washington, within the La Center Urban Growth Area, contiguous with the corporate limits of the City of La Center; and

WHEREAS, the Annexation Territory consists of Parcel Nos. 209059-000 and 209055-000 located in the southwest one-quarter and northwest one-quarter of Section 2, Township 4 north, Range 1 east, of the Willamette Meridian and more precisely described and illustrated in Exhibit A, which is attached hereto and incorporated by this reference; and

WHEREAS, the Proponents presented the City with a 10% Notice of Intent to Annex on September 10, 2018 pursuant to the so-called Direct Petition Method of RCW 35A.14.120, which the City Council accepted and approved at its September 26, 2018 regular meeting; and

WHEREAS, the Proponents then submitted a 60% Petition for Annexation on October 26, 2018, which included signatures of the owners of record of 100% of the assessed value of the Annexation Territory and a legal description and map thereof; and

WHEREAS, the City caused the SEPA Determination of Non-Significance (Ecology file 201806133) relating to rezoning of the subject land to be published on November 17, 2018 and the City, thereafter, received no comments or appeals on the proposed SEPA Determination of Non-Significance; and

WHEREAS, the City provided public notice of and an opportunity for comment thereon by all interested citizens at a duly noticed public meeting on January 10, 2018; and

WHEREAS, the Clark County Assessor certified sufficiency of the proponent's petition and signatures on December 20, 2018; and

WHEREAS, the Clark County Boundary Review Board has been disbanded and therefore has no jurisdiction to invoke over the proposed annexation; and

Section 5 – Severability. If any portion of this ordinance is determined to be invalid or unenforceable for any reason, that finding shall not affect the validity or enforceability of any other provision of this ordinance.

Section 6 – Transmittal. The City Clerk shall:

1. File a certified true copy of this Ordinance, with the Clark County Board of Commissioners and the Clark County Assessor pursuant to LCMC 18.290.050.
2. Record a certified true copy of this Ordinance with the County Auditor pursuant to LCMC 18.290.050.
3. Provide notice of this annexation to the Office of Financial Management pursuant to RCW 35A.14.700.

Section 7 – Effective Date: This ordinance shall be effective 10 days following its passage by the City Council and publication as required by law.

Approved and adopted this 27th day of March 2019 by the La Center City Council.

AYES: 5
NAYS: _____
ABSTAIN: _____
ABSENT: _____



Greg Thornton, Mayor of La Center

Attest:



Laura Martin, Clerk
Dustin Bailey

Approved as to Form:



Daniel Kearns, City Attorney



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3052 NW Merchant Way, Suite 100
Bend, OR 97003
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4300 Cherry Avenue NE
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VANCOUVER, WA
9600 NE 126th Avenue, Suite 2520
Vancouver, WA 98682
(360) 882-0419

EXHIBIT A

Being a portion of the Southwest one-quarter of the Northwest one-quarter of Section 2, Township 4 North, Range 1 East, Willamette Meridian, Clark County, Washington, described as follows:

BEGINNING at the West one-quarter corner of said Section 2;

Thence North $01^{\circ}44'47''$ East along the West line of said Northwest one-quarter of said Section 2 for a distance of 655.42 feet to the Northwest corner of the South one-half of said Southwest one-quarter of said Northwest one-quarter of said Section 2, said Northwest corner being the Southwest corner of that certain Minihan tract of land described as "#51" per Auditor's File Number 5527456, Clark County records;

Thence leaving said West line South $88^{\circ}16'57''$ East along the South line of said Minihan tract for a distance of 667.79 feet to the East line of the Northwest one-quarter of said Southwest one-quarter of said Northwest one-quarter of said Section 2;

Thence North $01^{\circ}37'59''$ East along the East line of said Minihan tract for a distance of 185.00 feet to the Southeast corner of that certain City of La Center park tract of land described as "LOT 44" per Auditor's File Number 4906623, Clark County records;

Thence leaving said East line South $88^{\circ}16'57''$ East along the South line of that certain other City of La Center park tract of land described as "LOT 86" per said Auditor's File Number 4906623 for a distance of 130.79 feet;

Thence continuing along said South line of said other City of La Center park tract South $01^{\circ}37'59''$ West for a distance of 185.00 feet to the most-Southerly Northwest corner of that certain plat "Parkside Estates" per Book "J" of Plats at Page "223", records of Clark County;

Thence leaving said South line of said other City of La Center park tract South $01^{\circ}31'11''$ West along the West line of said plat and the southerly projection thereof for a distance of 655.33 feet to the South line of said Northwest one-quarter of said Section 2;

Thence leaving said southerly projection of said West line of said plat North 88°17'22" West along said South line of said Northwest one-quarter for a distance of 801.18 feet to the **POINT OF BEGINNING**.

The above described tract contains approximately 12.59 acres, more or less.

Together with and subject to easements and restrictions of record.

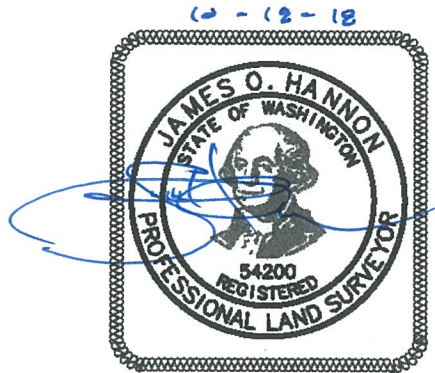
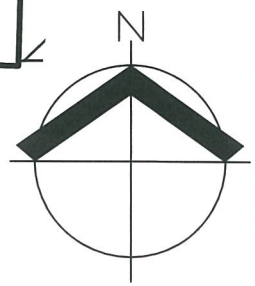
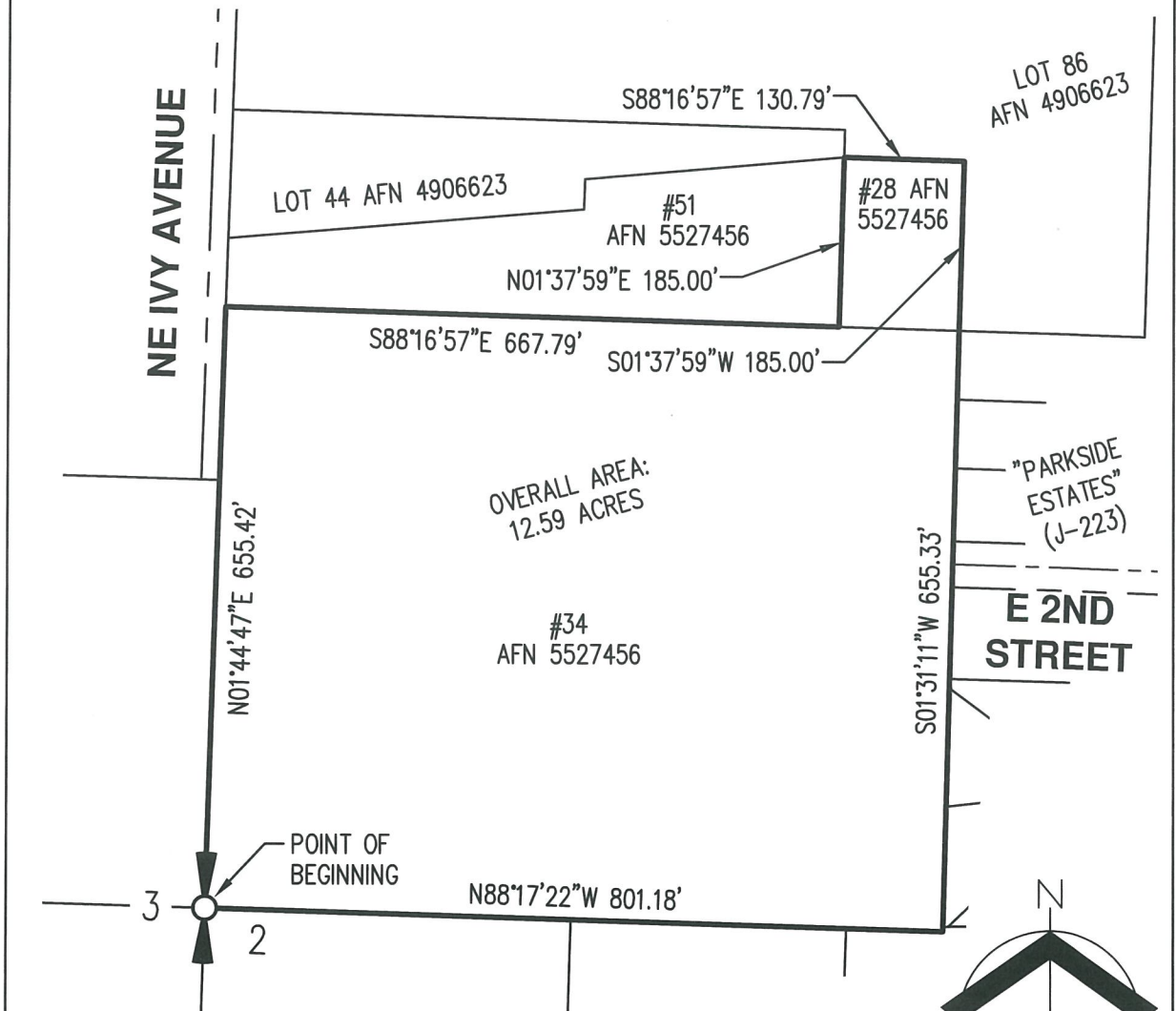
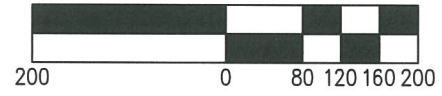


EXHIBIT B

IN THE SW 1/4 OF THE NW 1/4
OF SECTION 2, T4N, R1E, W.M.
CLARK COUNTY, WASHINGTON



SCALE: 1" = 200 FEET



DATE: 10-18-2018



EXHIBIT B			
DRAWN BY: KLT	CHECKED BY: JOH	DWG: 6962 EXH LD ANNEX	JOB: 6962
AKS ENGINEERING & FORESTRY, LLC 9600 NE 126TH AVE, SUITE 2520 VANCOUVER, WA 98682 www.aks-eng.com PHONE: 360.882.0419 FAX: 360.882.0426			AKS