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Document Title:

Ordinance 5863 - Annexation 19-01

Grantor(s)(Last name first, first name, middle initials)

- 1. City of Kennewick

Additional names on page_____ of document.

Grantee(s)(Last name first, first name, middle initials)

- 1. City of Kennewick

Additional names on page_____ of document.

Legal description (abbreviated: i.e., lot, block, plat or section, township, range, qtr./qtr.)

A PARCEL OF LAND LYING IN THE SOUTH HALF OF THE SOUTHEAST QUARTER, AND THE SOUTHWEST QUARTER OF SECTION 17; THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER, THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER, AND THE SOUTHEAST QUARTER OF SECTION 18, ALL IN TOWNSHIP 8 NORTH, RANGE 29 EAST OF THE WILLAMETTE MERIDIAN, BENTON COUNTY, WASHINGTON

Additional legal on page 2 & 3 of document.

Reference Number(s) of documents assigned or released:

Additional parcel numbers on page_____ of document.

Assessor's Property Tax Parcel/Account Number: (MUST HAVE 15 DIGITS)

1-1889-200-0001-005

Additional parcel numbers on page_____ of document.

The Auditor/Recorder will rely on the information provided on the form. The staff will not read the documents to verify the accuracy or completeness of the indexing information.

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CITY OF KENNEWICK
ORDINANCE NO. 5863

AN ORDINANCE PROVIDING FOR THE ANNEXATION OF CERTAIN
TERRITORY LOCATED GENERALLY SOUTH AND WEST OF
INTERSTATE 82 AND NORTH OF CHRISTENSEN ROAD (AZ 19-01,
NIKITIS, LLC)

WHEREAS, the hereinafter described tract of land located generally south and west of Interstate 82 and north of Christensen Road to be annexed to the City of Kennewick is not now incorporated and is contiguous to the City of Kennewick and situated in Benton County, Washington; and

WHEREAS, a good and sufficient petition has been filed for the annexation of this territory which complies with the requirements of law; and

WHEREAS, in connection with the aforesaid real property, notice of a desire for annexation was heretofore given by property owners holding more than ten percent (10%) in value of the assessed valuation of said real property, and pursuant to RCW 35A.14.120, the City Council has determined that it would require the assumption of indebtedness of the City of Kennewick contracted prior to or existing at the time of annexation; and

WHEREAS, notice of the time and place for hearing said petition was given by posting and publication as required by law and shown by the Affidavit of Posting and Affidavit of Publication now on file with the City Clerk; and

WHEREAS, the matter was duly considered by the City Council of the City of Kennewick at said hearing, and it was finally determined by said Council that annexation will be made with the assumption of indebtedness of the City of Kennewick contracted prior to or existing at the time of annexation; and

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WHEREAS, it appears to the City Council that it would be beneficial to the owners of such nonincorporated area and to the residents of the City of Kennewick to annex the same; NOW, THEREFORE,

THE CITY COUNCIL OF THE CITY OF KENNEWICK, WASHINGTON DO ORDAIN AS FOLLOWS:

Section 1. Annexation of Real Property. That the real property described as follows:

A PARCEL OF LAND LYING IN THE SOUTH HALF OF THE SOUTHEAST QUARTER, AND THE SOUTHWEST QUARTER OF SECTION 17; THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER, THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER, AND THE SOUTHEAST QUARTER OF SECTION 18, ALL IN TOWNSHIP 8 NORTH, RANGE 29 EAST OF THE WILLAMETTE MERIDIAN, BENTON COUNTY, WASHINGTON. DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 18, AS ESTABLISHED PER LAND CORNER RECORD, AS RECORDED WITH THE BENTON COUNTY AUDITOR UNDER AUDITOR'S FILE NUMBER 2015-037320, RECORDS OF BENTON COUNTY WASHINGTON; SAID CORNER BEING THE TRUE POINT OF BEGINNING; THENCE NORTH 83°37'57" WEST ALONG THE SOUTH LINE OF SAID SECTION 18 A DISTANCE OF 3357.18 FEET; THENCE NORTH 25°16'18" EAST A DISTANCE OF 2114.55 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF WASHINGTON STATE HIGHWAY I-82; THENCE ALONG SAID HIGHWAY RIGHT OF WAY THE FOLLOWING COURSES AND DISTANCES, THENCE SOUTH 62°24'29" EAST A DISTANCE OF 250.93 FEET; THENCE SOUTH 71°16'08" EAST A DISTANCE OF 355.58 FEET; THENCE SOUTH 71°37'38" EAST A DISTANCE OF 202.99 FEET; THENCE SOUTH 74°51'01" EAST A DISTANCE OF 710.27 FEET; THENCE SOUTH 80°16'17" EAST A DISTANCE OF 706.12 FEET; THENCE SOUTH 82°39'46" EAST A DISTANCE OF 500.40 FEET; THENCE SOUTH 80°22'19" EAST A DISTANCE OF 1382.95 FEET; TO A POINT OF CURVATURE WITH A TANGENT CURVE TURNING TO THE RIGHT, HAVING A RADIUS OF 4410.00 FEET; THENCE ALONG SAID CURVE, HAVING AN ARC LENGTH OF 2888.96 FEET, WITH A DELTA ANGLE OF 37°32'02", A CHORD BEARING OF SOUTH 61°36'18" EAST, AND A CHORD LENGTH OF 2837.57 FEET TO THE RIGHT OF FOR CHRISTENSEN ROAD AS ESTABLISHED BY THE HIGHWAY RIGHT OF WAY PLANS FOR I-82; THENCE LEAVING SAID HIGHWAY RIGHT OF WAY AND PRECEDING ALONG THE SAID RIGHT OF WAY FOR CHRISTENSEN ROAD THE FOLLOWING COURSES AND DISTANCES, THENCE SOUTH 89°34'06" WEST A DISTANCE OF 144.48 FEET; TO A POINT OF CURVATURE WITH A TANGENT TURNING TO THE RIGHT, HAVING A RADIUS OF 1910.00 FEET; THENCE ALONG SAID CURVE, HAVING AN ARC LENGTH OF 217.34 FEET, WITH A DELTA ANGLE OF 06°31'11", A CHORD BEARING OF NORTH 87°10'19" WEST, AND A CHORD LENGTH OF 217.22 FEET TO A NON-TANGENT LINE; THENCE SOUTH 87°59'08" WEST A DISTANCE OF 390.23 FEET; THENCE NORTH 83°54'43" WEST A DISTANCE OF 90.41 FEET; TO A POINT OF CURVATURE WITH A TANGENT CURVE TURNING TO THE LEFT, HAVING A RADIUS OF 2035.00 FEET; THENCE ALONG SAID CURVE, HAVING AN ARC LENGTH OF 231/56 FEET, WITH A DELTA ANGLE OF 06°31'11", A CHORD BEARING OF NORTH 87°10'19" WEST, AND A CHORD OF 231.44 FEET TO A TANGENT LINE; THENCE SOUTH 89°34'06" WEST ALONG A LINE THAT IS PARALLEL TO AND 35.00 FEET NORTHERLY OF THE SOUTH LINE OF SAID SECTION 17 A DISTANCE OF 156.09 FEET; THENCE SOUTH 00°25'54" EAST A DISTANCE OF 35.00 FEET TO THE SOUTH LINE OF SAID SECTION 17; THENCE SOUTH 89°34'06" WEST ALONG THE SOUTH LINE OF SAID SECTION 17 A DISTANCE OF 2827.06 FEET TO THE SOUTHWEST CORNER THEREOF, SAID CORNER BEING THE SAID TRUE POINT OF BEGINNING. SUBJECT TO BENTON COUNTY RIGHT OF WAY FOR ROADS. ALSO SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD. (BOUNDARY LINE ADJUSTMENT PER AF#2016-036565, 12/01/2016); AND TOGETHER WITH INTERSTATE 82

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RIGHT OF WAY ABUTTING SAID PARCEL OF LAND; AND TOGETHER WITH CHRISTENSEN ROAD RIGHT OF WAY ABUTTING SAID PARCEL OF LAND AND EXTENDING TO THE CITY OF KENNEWICK CORPORATE LIMITS,

be and the same hereby is annexed to the City of Kennewick, and is hereby declared to be within the corporate limits of the City of Kennewick. Said property is located within Benton County, Washington.

Section 2. Property to be Part of City. That said territory thus annexed to the City of Kennewick from and after the effective date of this ordinance shall be part of the City of Kennewick.

Section 3. Assumption of Prior Indebtedness. The property within the annexed territory above-described shall be taxed or assessed to pay indebtedness of the City of Kennewick contracted prior to or existing at the time of such annexation. The annexed property shall not be released from taxes or assessments levied against it or from liability for payment of outstanding bonds or warrants issued prior to such annexation.

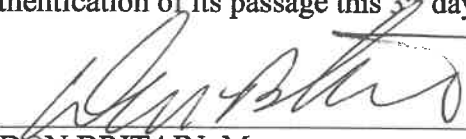
Section 4. Copy of Annexation to be Filed and Recorded. That a copy of this annexation shall be filed with the Board of County Commissioners of Benton County, Washington, in the manner required by law and also recorded in the Records of Benton County, Washington.

Section 5. Effective Date. This ordinance shall take full force and effect on March 27, 2020.

PASSED BY THE CITY COUNCIL OF THE CITY OF KENNEWICK, WASHINGTON, this 3rd day of March, 2020, and signed in authentication of its passage this 3rd day of March, 2020.

Attest:


TERRI L. WRIGHT, City Clerk


DON BRITAIN, Mayor

ORDINANCE NO. 5863 filed and recorded in the office of the City Clerk of the City of Kennewick, Washington this 4th day of March, 2020.

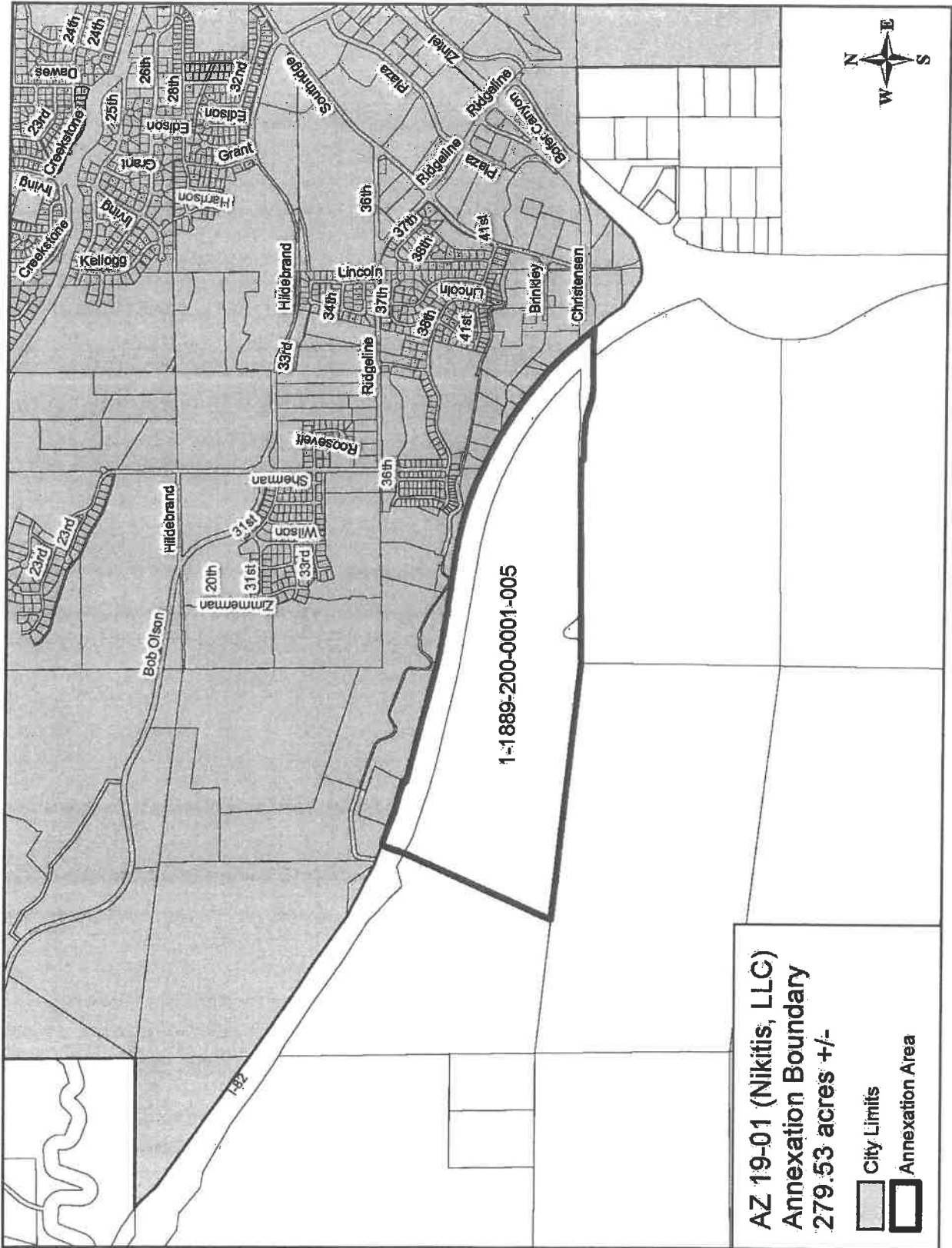
Approved as to Form:


LISA BEATON, City Attorney


TERRI L. WRIGHT, City Clerk

DATE OF PUBLICATION 3-6-2020

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AZ 19-01 (Nikitis, LLC)
Annexation Boundary
279.53 acres +/-

- City Limits
- Annexation Area