

Ordinance
CITY OF RITZVILLE
Adams County Auditor, Heidi K. Hunt



Return address:

City of Ritzville

216 E Main Avenue

Ritzville, WA 99169

Please print neatly or type information

Document Title(s)

Grainery District-South Parcel Annexation Ordinance No 2192

Reference Number(s) of related documents

N/A

Additional Reference Numbers on page _____

Grantor(s) (Last, First and Middle Initial)

City of Ritzville

216 E Main Avenue

Ritzville, WA 99169

Additional Grantees on page _____

Grantee(s) (Last, First and Middle Initial)

Derek and Susan Schafer

1101 N Seivers LN

Ritzville, WA 99169

Additional Grantees on page _____

Legal Description (abbreviated form: i.e. lot, block, plat or section, township, range, quarter/quarter)

Lot 3 of Heinemann Short Plat No. 1 as recorded in book 1 of short plats at pages 116 and 117,
records of Adams County, WA

Additional Legal Description on page _____

Assessor's Property Tax Parcel/Account Number

Parcel No. 1935230790003

Additional Parcel Numbers on page _____

The Auditor/Recorded will rely on the information provided on this form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

ORDINANCE NO. 2192

AN ORDINANCE OF THE CITY OF RITZVILLE, WASHINGTON ANNEXING OF CERTAIN REAL PROPERTY KNOWN AS THE GRAINERY DISTRICT- SOUTH PARCEL ANNEXATION AREA TO THE CITY OF RITZVILLE

WHEREAS, a petition was filed with the Clerk and City Council of the City of Ritzville on the 2nd day of June, 2025 requesting to annex parcel no. 1935230790003, known as Lot 3 of Heinemann Short Plat No. 1, located adjacent to the City of Ritzville in the jurisdiction of Adams County, and

WHEREAS, a petition signed by the owners of not less than sixty percent (60%) in value pursuant to RCW 35.13.125, hereinafter the real property described was accepted by the City Council of the City of Ritzville on the 15th of July, 2025, and

WHEREAS, having received a determination of legal sufficiency of the petition from the Adams County Assessor on the 23rd day of June, 2025 verifying one owner, Derek and Susan Schafer, owns well in excess of 60% of the acreage of the Annexation Area, and

WHEREAS, after review by the Ritzville Planning Commission, Resolution No. 2025-11 was passed on the 10th day of September, 2025 recommending to amend the city limits to include the proposed annexation property, approximately 48.72 acres, and recommending a zoning designation of C-2 for said property, which City Staff has determined is compatible with the Future Land Use Map as adopted in the Ritzville Comprehensive Plan.

WHEREAS, that said petition hearing came before the City Council at the regular council meeting on the 5th day of August, 2025 and 2nd day of September, 2025; that notice of said hearing was posted and published in the manner provided by law;

WHEREAS, that review procedures were not required as per RCW 35A.14.220; that said area is contiguous to the City of Ritzville and that the City Council

deems it in the best interest of the City of Ritzville that said area should become a part of the City of Ritzville, Washington, and

NOW, THEREFORE, the City Council of the City of Ritzville does ordain as follows:

Section 1: The following described territory is hereby annexed to and made a part of the City of Ritzville, to wit:

See attached Exhibit "A" Grainery District annexation map which is incorporated herein by this reference.

Section 2: All property within the territory so annexed shall be assessed and taxed at the same rate and on the same basis as other property of the City of Ritzville is assessed and taxed and to pay for any outstanding indebtedness of the City contracted prior to or existing at the date hereof. The property shall be developed according to provisions of the application for approval of pre-plat.

Section 3: All property within the territory so annexed shall be subject to and a part of the comprehensive plan of the City of Ritzville as presently adopted or as is hereafter amended. The zoning for this property General Commercial Zone (C-2), which City staff has determined to be compatible with the Future Land Use Map Mixed Use designation, approximately 48.72 acres, following the land use plan that has been set forth in the City of Ritzville Comprehensive Plan.

Section 4: Upon passage of this annexation ordinance, the City Clerk is directed to file an annexation certificate and additional supporting documents to the state office of Financial Management within 30 days of the effective date of annexation as directed by RCW 35.13.260. A certified copy will be sent to the county as directed by RCW 35.13.150, and a notice mailed to Department of Revenue.

Section 5: If a section, subsection, paragraph, sentence, clause, or phrase of this ordinance is declared unconstitutional or invalid for any reason by any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this ordinance.

Section 6: Severability. If any section, subsection, paragraph, sentence, clause, or phrase of this ordinance is declared unconstitutional or invalid for any reason, such decision shall not affect the validity of the remaining parts of this ordinance.

Section 7: This ordinance shall be in full force and effect five (5) days after passage and publication as provided by law.

READ in open meeting. **PASSED** by unanimous vote of the City Council present, and,

ORDERED PUBLISHED this 16th day of September, 2025.



Scott Yaeger, Mayor

Attest:



Julie Flyckt, Clerk-Treasurer

Approved as to form:



John Kragt, City Attorney

South Parcel Annexation Vicinity Map

