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1992 tax yr.

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CLARK CO. DEPT. OF ASSESSMENT & MAPPING
ORDINANCE NO. 665

AN ORDINANCE OF THE CITY OF BATTLE GROUND REGARDING THE ANNEXATION AND ZONING OF UNINCORPORATED TERRITORY TO THE CITY OF BATTLE GROUND, WASHINGTON.

WHEREAS, the City of Battle Ground, Washington received a Notice of Intent to annex certain real property, the legal description of which is attached hereto as Exhibit "A" and by reference made a part hereof, and the City Council of the City of Battle Ground determined on June 4, 1990, that a Petition for Annexation of the said real property would be accepted and,

WHEREAS, a Petition for Annexation requesting the City of Battle Ground to annex the said real property was received by the City of Battle Ground and the Petition was duly signed by the owners of more than sixty percent (60%) of the property estimated in value according to the assessed value for general taxation of said area, and the City Council of the City of Battle Ground, pursuant to RCW 35A.14.130, fixed the date of public hearing upon the annexation and caused notice of hearing to be published and posted as required by law and the public hearing was had before the City Council on November 19, 1990, proponents and opponents were heard and the hearing was closed and,

WHEREAS, the City of Battle Ground issued a Declaration of Non-significance for said area and a Notice of Determination of Non-significance has been circulated for comment and no negative comment has been received and,

WHEREAS, the matter was submitted to the Clark County
ORDINANCE

Boundary Review Board pursuant to RCW 35A.14.160 and RCW 36.93.090 and the said Boundary Review Board has failed to invoke jurisdiction within the time limits stated in the statutes and,

WHEREAS, the City Council of the City of Battle Ground determined that the land to be annexed did not require the adoption of zoning regulations prior to its annexation but that the comprehensive plan should remain the same as it presently exists in Clark County and that the zoning applicable to the said property be as close to the definitions of Clark County as is found within the Battle Ground zoning code.

NOW, THEREFORE, THE CITY COUNCIL FOR THE CITY OF BATTLE GROUND, WASHINGTON, HEREBY ORDAIN AS FOLLOWS:

Sec. 1. There has been filed with the City Council of the City of Battle Ground a Petition in writing signed by the owners of real property having more than sixty percent (60%) in value according to the assessed valuation for general taxation of the property for which annexation was petitioned; said petition set forth the fact that the City Council for the City of Battle Ground required the land proposed to be annexed will be assessed and taxed to pay their portion of the existing indebtedness which had been incurred prior to the annexation and will be assessed and taxed at the same rate and on the same basis as current residents within the city; and the Petitioners further understood that the use of said area proposed for annexation will be shown on the comprehensive plan as being the same as on the existing comprehensive plan within Clark County and that the zoning as

currently required in Clark County shall be changed to conform to the definitions of the City of Battle Ground zoning code as closely as can be followed to the Clark County zoning code.

Sec. 2. Monday, November 19, 1990 was set as the date of public hearing on said petition; notice of such hearing was published in a newspaper of general circulation within the City of Battle Ground; notice of such hearing was posted in three (3) public places within the territory proposed for annexation; said notice specified the time and place of such hearing and invited interested persons to appear and voice approval or disapproval of the annexation.

Sec. 3. After consideration of the land use in the following described area, the Comprehensive Plan for the City of Battle Ground and the adjacent area, the per capita assessed valuation, the availability of the services and the probable future need for such services, it is determined that the annexation of the property described in Exhibit "A" would be in the public interest and for the public welfare. It is further determined that this action is not an action which significantly, adversely effects the quality of the environment.

Sec. 4. The land proposed by said petition to be annexed to the City of Battle Ground is situated in the County of Clark, State of Washington, is contiguous and proximate and adjacent to the present corporate limits of said city and is more particularly described in Exhibit "A" attached hereto and incorporated in full by this reference.

Sec. 5. The property set forth in Exhibit "A" for which the petition for annexation is filed shall be and is hereby made a part of the City of Battle Ground, State of Washington, and is annexed thereto.

Sec. 6. Pursuant to the terms of the annexation petition, all property within the territory annexed hereby shall be assessed and taxed at the same rate on same basis as the property currently within the City of Battle Ground, including assessment or taxes in payment of any bond issued or debts contracted prior to or existing at the date of annexation.

Sec. 7. Said area hereby annexed shall retain the existing comprehensive plan as is found in Clark County. The properties described in Exhibit "B", which is attached hereto and by reference made a part hereof, shall be zoned "Residential Single Family" (RSL) and the property described in Exhibit "C", which by reference is made a part hereof, shall be zoned "Light Manufacturing" (ML), and the official zoning map should reflect said designations.

Sec. 8. The City Clerk is hereby directed to file with the Board of County Commissioners of Clark County a certified copy of this ordinance. The City Clerk is further directed to file with the Office of Financial Management of the State of Washington a certificate as required by RCW 35A.14.700 within thirty (30) days of the effective date of annexation.

Sec. 9. This ordinance shall become effective thirty (30) days following publication.

As by the council approved by the Mayor of the City of
Battle Ground, Washington this 3rd day of December, 1990.

Approved:

James J. Conroy
Mayor pro Tem

Attest:

Judie Kastner
City Clerk

Ayes: Myers, West, Connor, Peterson

Nays: None

Absent: DeShirha

Abstained: Brothers

Approved as to form:

D. A. Wolfe
City Attorney

PUBLISHED : REFLECTOR
12-11-90

EXHIBIT "A"

LEGAL DESCRIPTION
for property proposed
to be annexed to the
City of Battle Ground

June 4th, 1990

That portion of the Southeast Quarter of Section 35, Township
North, Range 2 East of the Willamette Meridian in Clark
County, Washington.

ALL of that portion of the Southeast Quarter lying North of
the South line of said Section 35, and East of the Battle
Ground City Limit line as delineated on County Assessor's Map
at the present date (June 4th, 1990) and South of the North
line of the Chelatchie Prairie Railroad Co. parcel and West
of the West lines of the following recorded Short Plats known
as SHORT PLAT No. 718, Book 1 and SHORT PLAT No. 719, Book 1.

and

The Northwest Quarter of the Northeast Quarter of Section 2,
Township 3 North, Range 2 East, of the Willamette Meridian.

EXHIBIT "B"

That portion of the Southeast Quarter of Section 35, Township 4 North, Range 2 East of the Willamette Meridian in Clark County, Washington.

ALL of that portion of the Southeast Quarter lying North of the South line of said Section 35, and East of the Battle Ground City Limit line as delineated on County Assessor's Map at the present date (June 4th, 1990) and South of the North line of the Chelatchie Prairie Railroad Co. parcel and West of the West lines of the following recorded Short Plats known as SHORT PLAT No. 718, Book 1 and SHORT PLAN No. 719, Book 1.

and The East half of Northwest Quarter of the Northeast Quarter of Section 2, Township 3 North, Range 2 East, of the Willamette Meridian.

EXHIBIT "C"

The West half of the Northwest Quarter of the Northwest Quarter of Section 2, Township 3 North, Range 2 East of the Willamette Meridian.

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insuring you ... reference
to students ...
While it is ...
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Vancouver, WA 98660
(360) 551

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JOE SMITH

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RAY
BLOOMQUIST

15.57A
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FALCON 2000
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SCHLICK & MCCLELLAN

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P. LAMBSON

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1,53 A
Falcon

[Handwritten notes on a document, possibly a ledger or notebook page. The notes include:

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- 1.17A*
- 232-000*
- 241*
- 228997*
- 13400-I*
- BRYAN HARTMAN*

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R. COLL

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Paul Parker

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2500 - U

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Paul Parker

(South of Main Street)

NE 1/4, SECTION 2 T3N
R. 2E., WM