

122.005 to 122.14

For Tax year  
2000

RECEIVED

JAN 08 1999

CLARK CO. DEPT.  
of Assessment & GIS

ORDINANCE NO. 732

AN ORDINANCE REGARDING THE ANNEXATION OF  
UNINCORPORATED TERRITORY TO THE CITY OF  
RIDGEFIELD.

WHEREAS, the City of Ridgefield, Washington, received two notices of intent to annex certain real property which were accepted by the City Council of the City of Ridgefield in Resolution No. 205 and Resolution No. 221, the legal description of said real property is attached hereto and by reference made a part hereof; and,

WHEREAS, petitions for annexation requesting the City of Ridgefield City Council to annex said real property have now been received by the City of Ridgefield and the petitions have been duly signed by the owners of more than sixty percent (60%) in value according to the assessed value according to the assessed value for general taxation of said area; and,

WHEREAS, said petition includes property found in Exhibit "A" attached hereto and by reference made a part hereof and requests annexation of the geographic area; and,

WHEREAS, the Mayor of the City of Ridgefield has made a threshold determination of nonsignificance for said area and a Notice of Determination of Nonsignificance will be circulated for comment; and,

WHEREAS, the City Council of the City of Ridgefield, pursuant to RCW 35A.14.130, fixed the date for public hearing upon the annexation and caused notice to be published and posted as required

by law and a public hearing was had before the City Council on October 28, 1998, where opponents and proponents were heard and the hearing was closed;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF RIDGEFIELD, WASHINGTON, DOES HEREBY ORDAIN AS FOLLOWS:

Section 1. There has been filed with the City Council of the City of Ridgefield a petition signed in writing by the owners of more than sixty percent (60%) in value according to the assessed valuation for general taxation of the property for which annexation is petitioned; and that said petition set forth the fact that the City Council of the City of Ridgefield required the land proposed to be annexed will be assessed and taxed to pay their portion of 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 that petitioners further understood that the zoning of said area proposed for annexation shall be as shown on the Ridgefield Urban Area Comprehensive Plan and will remain the same as currently required in Clark County.

Section 2. Wednesday, October 28, 1998, was set as the date for public hearing on said petition; notice of such hearing was published in a newspaper of general circulation within the City of Ridgefield; 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 to the annexation.

Section 3. After consideration of the land use in the following described area, the City of Ridgefield Urban Area Comprehensive Plan, the per capita assessed evaluation, the availability of municipal services and the probable future need for such services, it was determined that the annexation of the real property described in Exhibit "A" would be in the public interest and for the public welfare. The Mayor has made a Determination of Nonsignificance which concludes that this action is not an action which would significantly adversely affect the quality of the environment, and said threshold determination will become final if not appealed by the end of the comment period.

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

Section 5. The property set forth in Exhibit "A" and for which the petition for annexation is filed shall be and is hereby made a part of the City of Ridgefield and annexed thereto.

Section 6. Pursuant to the terms of the annexation petition, all property within this territory annexed hereby shall be assessed and taxed at the same rate and on the same basis as the property within the City of Ridgefield, including assessments or taxes in

payment of any bond issued or debts contracted by order existing at the time of annexation.

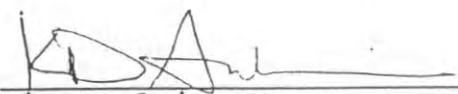
Section 7. The area hereby annexed shall retain the classification found on the Ridgefield Urban Area Comprehensive Plan and the existing county zoning designation until such time as there has been a rezone of said properties in compliance with the State Environmental Policy Act process.

Section 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 a certificate as required by RCW 35A.14.700 within thirty (30) days of the effective date of annexation.

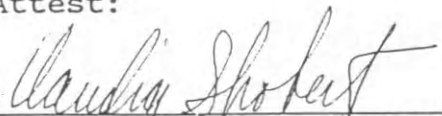
Section 9. This Ordinance shall become effective thirty (30) days after adoption and publication pursuant to law, or a final determination that this annexation will not adversely affect the environment, or approval or waiver by the Clark County Boundary Review Board of this annexation, whichever process occurs later.

PASSED BY THE COUNCIL AND APPROVED BY THE MAYOR OF THE CITY OF RIDGEFIELD, WASHINGTON, THIS 28th DAY OF OCTOBER, 1998.

Approved:

  
\_\_\_\_\_  
Kim Auclair, Mayor

Attest:

  
\_\_\_\_\_  
Claudia Shobert, City Clerk

Ayes: Donist, Laspa, Kemper, Thompson  
Nays: Kenworthy  
Absent: \_\_\_\_\_  
Abstain: \_\_\_\_\_

Approved as to form:

Brian H. Wolfe  
Brian H. Wolfe  
City Attorney

RECEIVED

WASHINGTON STATE  
BOUNDARY REVIEW BOARD  
FOR CLARK COUNTY

JAN 13 1999

CITY OF RIDGEFIELD ANNEXATION  
TOWNSHIP 4 NORTH, RANGE 1 EAST, OF THE  
WILLAMETTE MERIDIAN  
LEGAL DESCRIPTION

JAN 07 1999

CLARK CO. DEPT.  
of Assessment & GIS

3rd page corr.

BEGINNING AT THE SECTION CORNER COMMON TO SECTION 19, 20, 29, AND 30, TOWNSHIP 4 NORTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN IN CLARK COUNTY, WASHINGTON, SAID POINT ALSO BEING ON THE EXISTING CITY LIMITS OF THE CITY OF RIDGEFIELD;

THENCE WEST ALONG SAID EXISTING CITY LIMITS LINE AND THE SOUTH LINE OF SAID SECTION 19 TO THE SOUTHEAST CORNER OF THE FREDERICK SHOBERT DONATION LAND CLAIM (DLC);

THENCE NORTH ALONG SAID EXISTING CITY LIMITS LINE AND THE EAST LINE OF SAID SHOBERT DLC TO THE NORTHEAST CORNER OF THAT TRACT OF LAND CONVEYED TO MELVIN D. AND NELLY F. KEMPER BY DEED RECORDED UNDER AUDITORS FILE NO. 8302030175, RECORDS OF CLARK COUNTY WASHINGTON;

THENCE WEST ALONG SAID EXISTING CITY LIMITS LINE AND THE NORTH LINE OF SAID KEMPER TRACT TO THE CENTER OF GEE CREEK.

THENCE NORTHERLY ALONG SAID EXISTING CITY LIMITS LINE AND THE CENTER OF GEE CREEK TO THE NORTH LINE OF SAID SHOBERT DLC;

THENCE EAST ALONG SAID EXISTING CITY LIMITS LINE AND THE NORTH LINE SAID SHOBERT DLC AND THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 19 TO THE WEST LINE OF THAT TRACT OF LAND DESCRIBED IN AUDITOR'S FILE NO. E47581 RECORDS OF SAID CLARK COUNTY;

THENCE NORTH ALONG SAID EXISTING CITY LIMITS LINE AND THE WEST LINE OF SAID TRACT DESCRIBED IN AUDITOR'S FILE NO. E47581 TO THE NORTHWEST CORNER THEREOF;

THENCE WEST ALONG THE SAID EXISTING CITY LIMITS LINE AND THE LINE BETWEEN LOT 3 AND LOT 6 OF RIDGEFIELD HOMESITES ACCORDING TO THE PLAT THEREOF RECORDED IN BOOK D OF PLATS AT PAGE 55, RECORDS OF SAID CLARK COUNTY TO THE SOUTHWEST CORNER OF SAID LOT 6 AND THE CENTER LINE OF NORTHWEST 56TH AVENUE (PRIVATE);

THENCE NORTH ALONG SAID EXISTING CITY LIMITS LINE AND THE CENTER LINE OF SAID NORTHWEST 56TH AVENUE (PRIVATE) TO THE INTERSECTION WITH NORTHWEST 271ST STREET (PRIVATE);

THENCE WEST ALONG SAID EXISTING CITY LIMITS LINE AND THE CENTER LINE OF SAID NORTHWEST 271ST STREET (PRIVATE) AND ITS WESTERLY EXTENSION TO THE SOUTHWEST CORNER OF LOT 4 OF SAID RIDGEFIELD HOMESITES;

THENCE NORTH ALONG SAID EXISTING CITY LIMITS LINE AND THE WEST LINE OF SAID LOT 4 TO THE NORTHWEST CORNER THEREOF;

THENCE WEST ALONG SAID EXISTING CITY LIMITS LINE AND THE NORTH LINE OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 19, AND THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 19 TO THE SOUTHEAST CORNER OF THE JAMES CARTY DLC;

THENCE NORTH ALONG SAID EXISTING CITY LIMITS LINE AND THE EAST LINE OF SAID CARTY DLC TO THE NORTH LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 19;

THENCE EAST LEAVING SAID EXISTING CITY LIMITS LINE ALONG THE NORTH LINE OF SAID SECTION 19 TO THE NORTHEAST CORNER THEREOF;



CITY OF RIDGEFIELD ANNEXATION  
LEGAL DESCRIPTION  
PAGE 2

THENCE SOUTH ALONG THE WEST LINE OF SECTION 20 TO THE SOUTHWEST CORNER OF THE NORTH HALF OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 20;

THENCE EAST ALONG THE SOUTH LINE OF SAID NORTH HALF OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER AND THE SOUTH LINE OF THE NORTH HALF OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER AND THE SOUTH LINE OF THE NORTH HALF OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER, AND THE SOUTH LINE OF THE NORTH HALF OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 20 TO THE EAST LINE OF SAID SECTION 20;

THENCE NORTH ALONG SAID EAST LINE TO THE NORTHEAST CORNER OF SAID SECTION 20;

THENCE EAST ALONG THE NORTH LINE OF SECTION 21 TO THE NORTHEAST CORNER THEREOF;

THENCE SOUTH ALONG THE EAST LINE OF SAID SECTION 21 TO THE NORTHWEST CORNER OF TAX LOT 6 AND THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 22;

THENCE EAST ALONG THE NORTH LINE OF SAID TAX LOT 6 AND THE NORTH LINE OF SAID SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 22 TO THE NORTHEAST CORNER THEREOF;

THENCE SOUTH ALONG THE EAST LINE OF SAID TAX LOT 6 AND THE EAST LINE OF SAID SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER TO THE NORTHWEST CORNER OF THE EAST HALF OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 22;

THENCE EAST ALONG SAID NORTH LINE 453.33 FEET;

THENCE SOUTH 208.00 FEET MORE OR LESS;

THENCE EAST 208 FEET MORE OR LESS TO THE EAST LINE OF THAT TRACT OF LAND DESCRIBED IN PARCEL 11 IN THE REAL ESTATE CONTRACT FILED UNDER AUDITOR'S FILE NO 9808060468, RECORDS OF CLARK COUNTY, WASHINGTON;

THENCE SOUTH ALONG THE EAST LINE OF SAID PARCEL A DISTANCE OF 712.54 FEET MORE OR LESS;

THENCE EAST 80.10 FEET TO THE MOST EASTERLY EAST LINE OF SAID PARCEL;

THENCE SOUTH 367.10 FEET ALONG SAID EAST LINE TO THE NORTH LINE OF NORTHEAST 264TH STREET;

THENCE EAST ALONG THE NORTH LINE OF NORTHEAST 264TH STREET TO THE EAST LINE OF NORTHEAST 10TH AVENUE;

THENCE SOUTH ALONG SAID EAST LINE OF NORTHEAST 10TH AVENUE TO THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 23;

CITY OF RIDGEFIELD ANNEXATION  
LEGAL DESCRIPTION  
PAGE 3

THENCE WEST ALONG SAID SOUTH LINE OF THE SOUTHWEST CORNER OF SAID SECTION 23 AND THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 22 A DISTANCE OF 142 FEET MORE OR LESS TO THE CENTERLINE OF A GEE CREEK TRIBUTARY;  
THENCE SOUTHERLY ALONG THE CENTERLINE OF SAID GEE CREEK TRIBUTARY TO THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 27;  
THENCE WEST ALONG THE SOUTH LINE OF SAID NORTHEAST QUARTER OF THE NORTHEAST QUARTER AND THE SOUTH LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER AND THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 27 TO THE SOUTHWEST CORNER THEREOF;  
THENCE NORTH ALONG THE WEST LINE OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27 A DISTANCE OF 147 FEET;  
THENCE WEST, PARALLEL WITH THE SOUTH LINE OF THE NORTHWEST QUARTER 513 FEET;  
THENCE SOUTH PARALLEL WITH SAID EAST LINE 87 FEET;  
THENCE WEST PARALLEL WITH SAID SOUTH LINE TO THE EASTERLY RIGHT OF WAY LINE OF STATE ROUTE 5;  
THENCE SOUTHEASTERLY ALONG THE EASTERLY RIGHT OF WAY LINE OF SAID STATE ROUTE 5 TO THE SOUTH LINE OF THE NORTHWEST QUARTER OF SECTION 27;  
THENCE WEST ALONG SAID SOUTH LINE TO THE QUARTER CORNER COMMON TO SECTION 27 AND SECTION 28;  
THENCE WEST ALONG THE SOUTH LINE OF THE NORTHEAST QUARTER AND THE SOUTH LINE OF THE NORTHWEST QUARTER OF SECTION 28 TO THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 28;  
THENCE NORTH ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF SECTION 28 AND THE EAST LINE OF SECTION 20 TO THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 20;  
THENCE WEST ALONG THE SOUTH LINE OF THE NORTH HALF OF THE SOUTHEAST QUARTER AND THE SOUTH LINE OF THE NORTH HALF OF THE SOUTHWEST QUARTER TO THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 20;  
THENCE SOUTH ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 20 TO THE CORNER COMMON TO SECTIONS 19, 20, 29, AND 30 AND THE POINT OF BEGINNING.

crannex2/15

