

A

ORDINANCE NO. 4101

AN ORDINANCE ANNEXING PROPERTY KNOWN AS
ISLAND AREA B TO BE ZONED R-2; ISLAND AREA C
TO BE ZONED AS C-2, RP, R-2; AND ISLAND
AREAS E, F, AND G TO BE ZONED R-2; AND DECLARING AN EMERGENCY.

WHEREAS, on the 25th day of January, 1978, at a regular Council meeting, the Council of the City of Albany, Oregon, did duly pass Ordinance No. 4099, wherein it was provided that a public hearing would be held on the 8th day of February, 1978, concerning the advisability of annexing Island Areas B, C, E, F, and G; and

WHEREAS, the hearing was duly held on the 8th day of February, 1978, and at that time the Council determined that the Notices of Hearing had been given as provided in the said Ordinance, and pursuant to the terms of ORS 222.111, 222.120 and 222.170, and

WHEREAS, the Council after said hearing determined that the area described herein as
as Island Area B be zoned R-2; as Island Area C be zoned C-2, RP, R-2;
as Island Areas E, F, & G be zoned R-2.

THE PEOPLE OF THE CITY OF ALBANY DO ORDAIN AS FOLLOWS:

Section 1: That the following described property be and is hereby annexed to the City of Albany, to-wit:

(see attached legal descriptions with zoning designations
of each island area)

A

Section 2: That a copy of this ordinance shall be filed in the office of the City Recorder and the number of the ordinance shall be noted on the official zoning map of the City of Albany.

Section 3: WHEREAS, it is in the betterment of the public health, interest, safety and general welfare of the citizens of the City of Albany that this matter of annexation of the property described herein be disposed of at the earliest possible moment, and that the City facilities be made available to this property; therefore, an emergency is hereby declared to exist and this Ordinance shall become immediately effective upon its passage by the Council and approval by the Mayor.

Passed by the Council: February 8, 1978

Approved by the Mayor: February 8, 1978

Effective Date: February 8, 1978



Mayor

ATTEST:



City Recorder

A

EXHIBIT "E"

Findings of Fact:

1. The proposed annexation and zoning is in compliance with the Comprehensive Land Use Plan and Goal Statements.
2. The properties are presently island areas surrounded by the City which allows the City to initiate annexation and zoning by their own motion and adoption of an Ordinance.
3. The properties are adjacent to or in close proximity to our improved major arterial street systems, to accommodate increased traffic loads.
4. Each proposed zoning classification is comparable to existing County zoning.
5. The proposed zoning classifications are in balance with the present and planned utility systems, services and facilities for the area.
6. The proposed zoning classifications fulfill the need for additional residential and commercial core area growth.
7. The proposed zoning classifications would be totally compatible with existing and surrounding development patterns within the immediate vicinity.
8. Many of the property owners within the island areas are in favor of annexation.
9. The City of Albany presently has over \$209,000 of pending assessments against these properties for which it is costing the City approximately \$14,680 annually in interest.
10. Annexation will encourage development of these areas which is logical due to their central location, the availability of utilities and services and the need for compact growth.
11. The annexation and zoning proposals are in complete compliance with all applicable LCDC Goals and Guidelines.

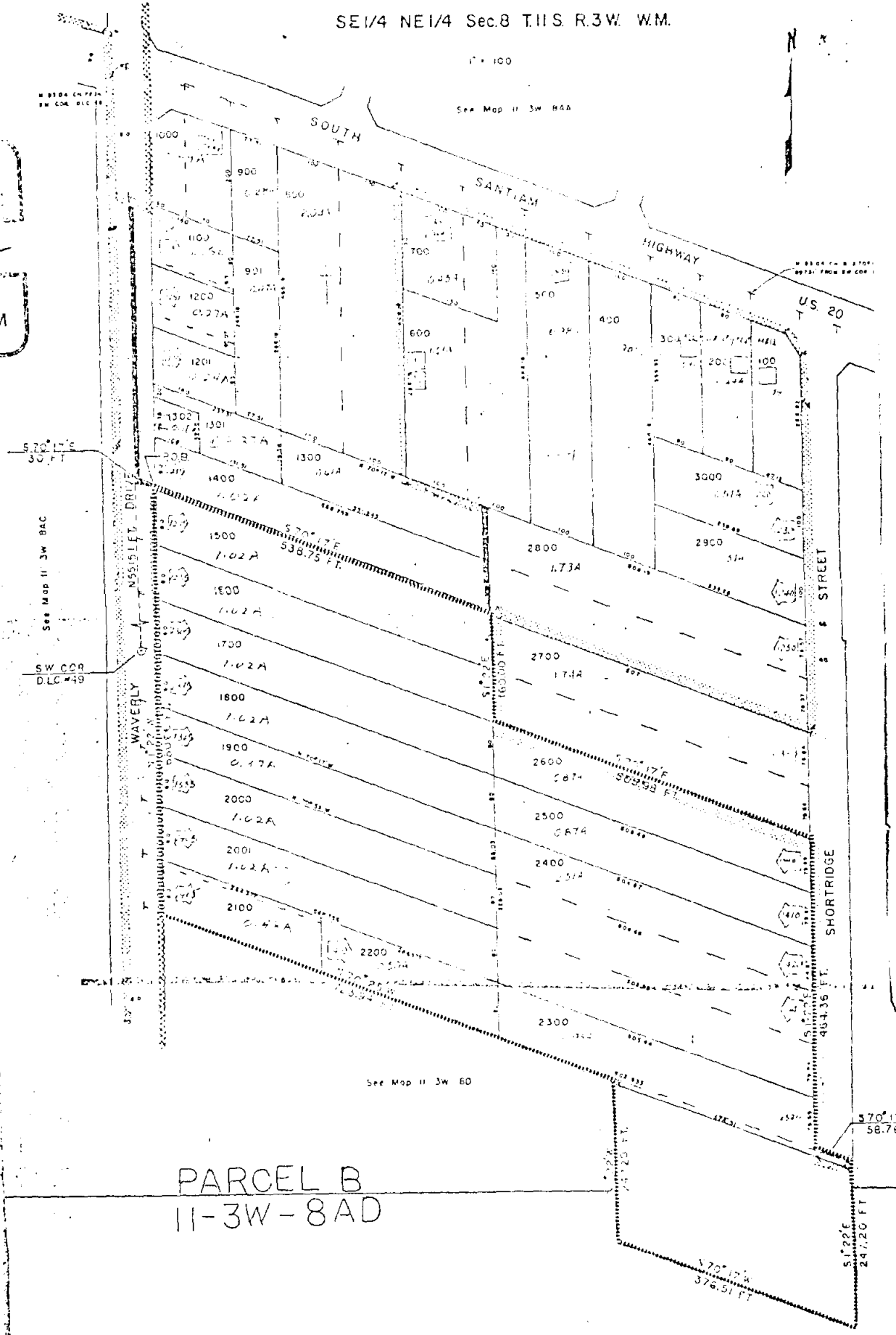
(Goals 4,7, and 15 are not applicable - See "LCDC Goals and Guidelines" for further information)
12. A need exists for high density multiple family housing near commercial areas.

SE 1/4 NE 1/4 Sec. 8 T. 11 S. R. 3 W. W.M.

1" = 100'

See Map 11 3W 84A

RIGHT TO
REDEVELOP
LAND
Harold G. Feedom
HAROLD G. FEEDOM
1970



See Map 11 3W 80

PARCEL B
11-3W-8AD

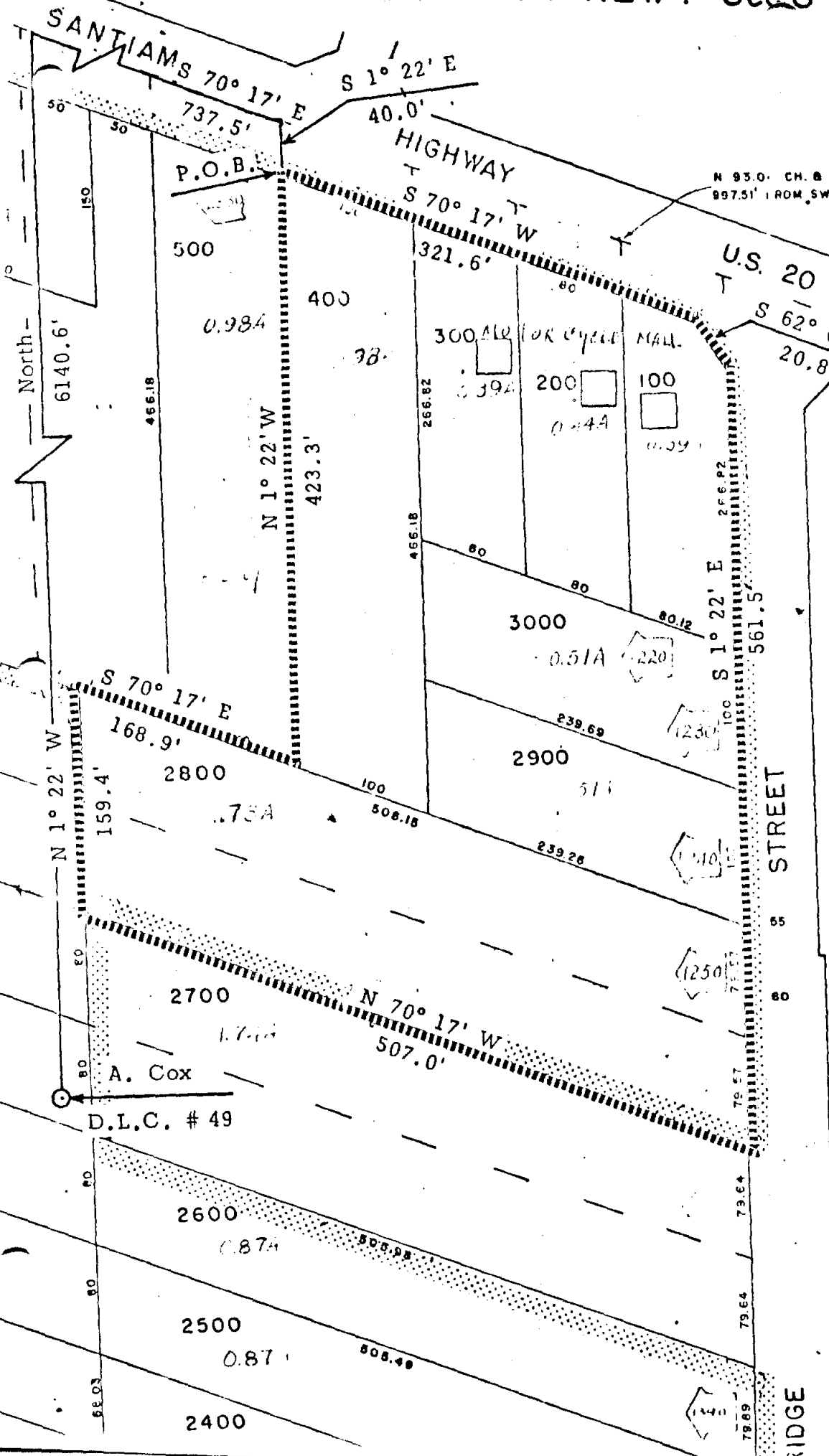
570.17
58.76
570.17
376.51 FT
51.22 F
247.20 FT

Beginning at a point which is North 5515.1', and S 70° 17' E, 30'
from the southwest corner of A. Cox D.L.C. #49: thence

S 70° 17' E, 538.75';	thence
S 1° 22' E, 160.00';	thence
S 70° 17' E, 505.98';	thence
S 1° 22' E, 464.36'	along the west right-of-way line of Shortridge Street; thence
S 70° 17' E, 58.76';	thence
S 1° 22' E, 247.20';	thence
N 70° 17' W, 376.51';	thence
N 1° 22' W, 247.20';	thence
N 70° 25' W, 723.94';	thence
N 1° 22' W, 630.00'	along the east right-of-way line of Waverly Dr. to the point of beginning.

SE 1/4 NE 1/4 Sec 8 T.11 S. R.3 W. .W.M.

11 3W 8AD



REGISTERED
PROFESSIONAL
LAND SURVEYOR

Harold A. Leedom

CREATED
SEPTEMBER 21, 1977
HAROLD A. LEEDOM
1249



See Map 11 3W 98C

Parcel 2

812

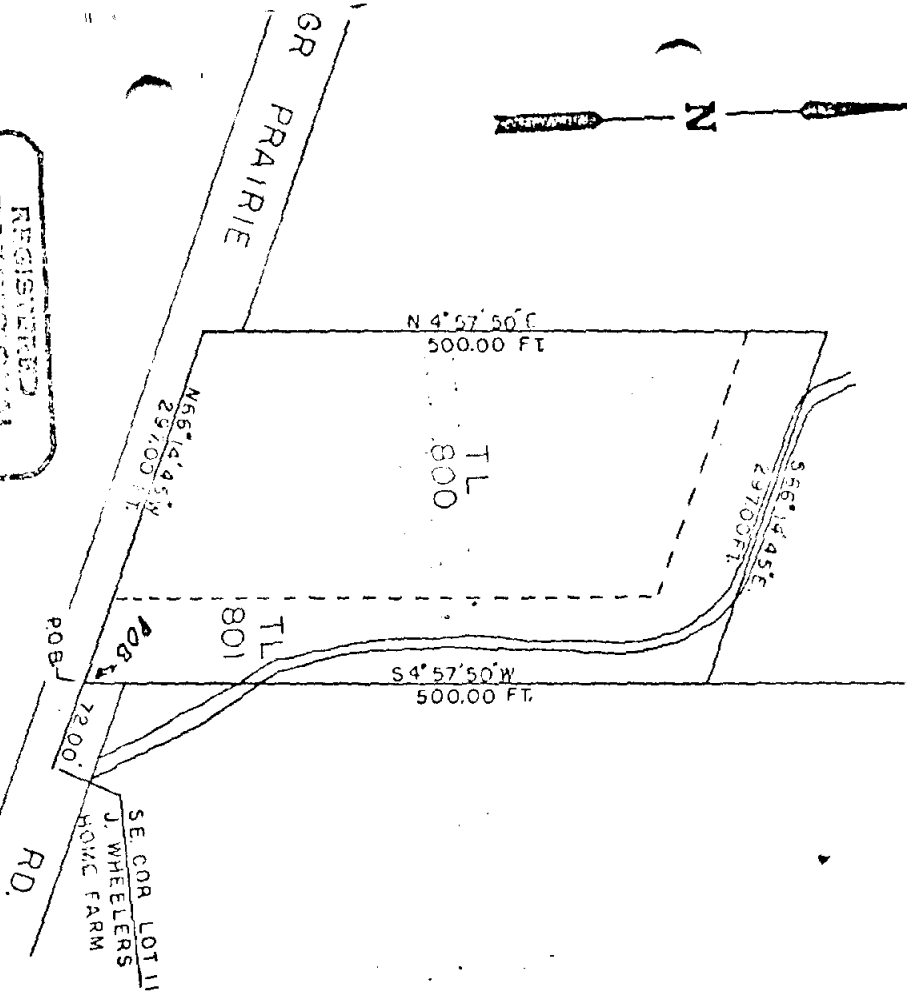
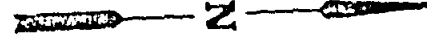
Beginning at a point which is North 6140.6'; S 70° 17' E, 737.5'
and S 1° 22' E, 40' from the southwest corner of A. Cox D.L.C. #49,
in T. 11 S., R. 3 W. of the Willamette Meridian, Linn Co., Oregon:
thence.

S 70° 17' W, 321.6'; thence
S 62° 04' E, 20.8'; thence
S 1° 22' E, 561.5'; thence
N 70° 17' W, 507.0'; thence
N 1° 22' W, 159.4'; thence
S 70° 17' E, 168.9'; thence
N 1° 22' W, 423.3' to the point of beginning.

11 3W 8AD

TL 800 & 801

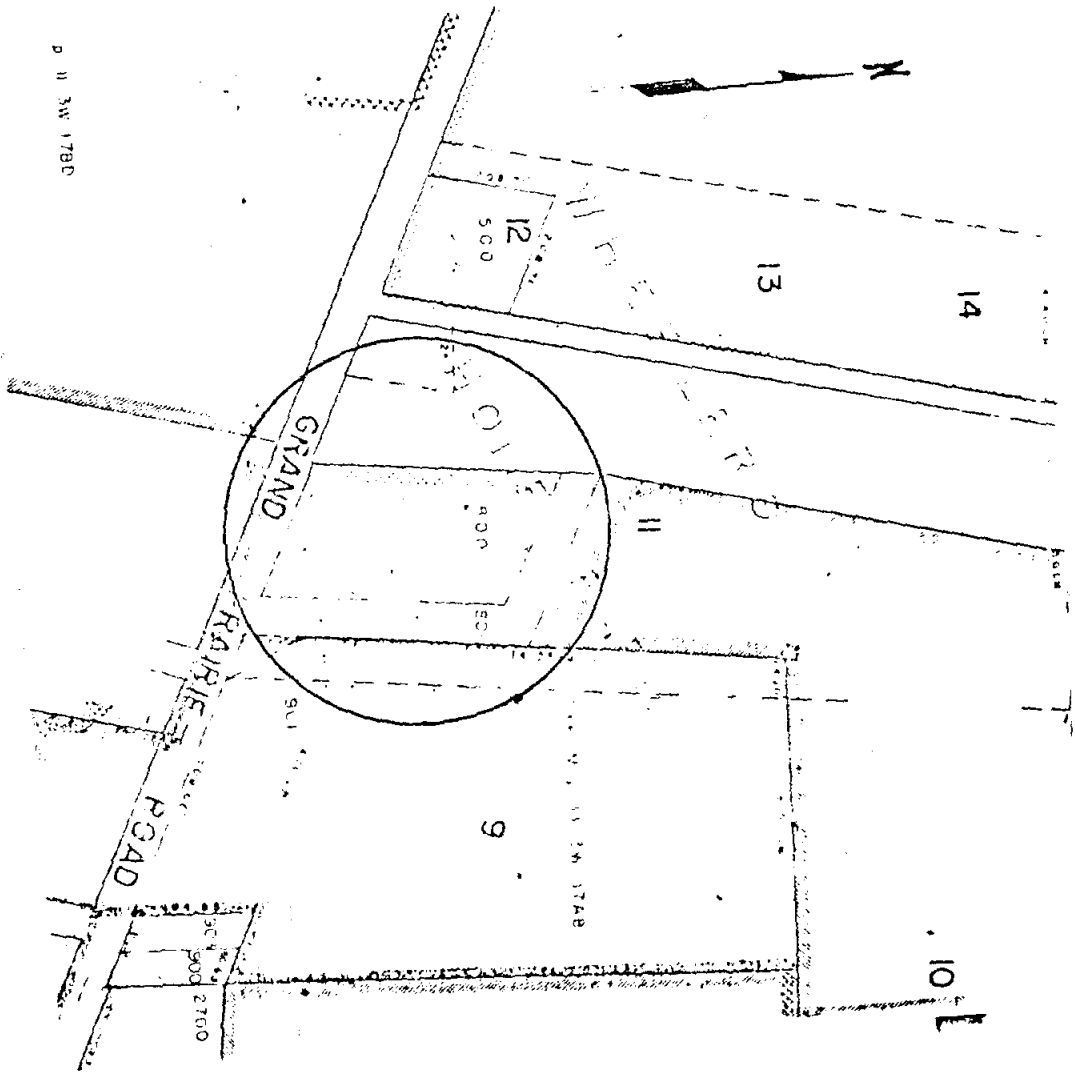
2-28-78



REGISTERED
 PLANNED
 LAND DEVELOPMENT

Harold J. Jackson

GENERAL
 HAROLD J. JACKSON
 1949



Beginning at a point that is N 66° 14' 45\"/>

W 72.00 feet along the C. L. Grand

Prairie Road; thence

N 49° 57' 50\"/>

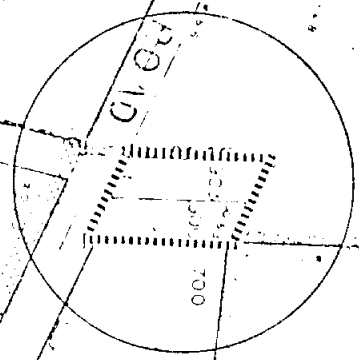
S 66° 14' 45\"/>

S 49° 57' 50\"/>

More specifically described as 14mm County tax lots 11-SW-17A 800 and 801.

11 3W 17A
TL 903 & 900

ERMINE STREET



See Map 11 3W 17A

See Map

WAVERLY

11 220
223
-19.40
212
200
222.56
215
210
217.2
2800

GR PRAIRIE ROAD

N 0° 57' E
194.85

TL
903

TL
900

S 66° 06' E
125.79 FT.

P.O.B. 2

S 0° 57' W
194.85 FT.

EAST LINE
LOT 9 J
WHEELERS
HOME FARM

J WHEELERS
HOME FARM

REGISTERED
REAL ESTATE
LAND SURVEYOR

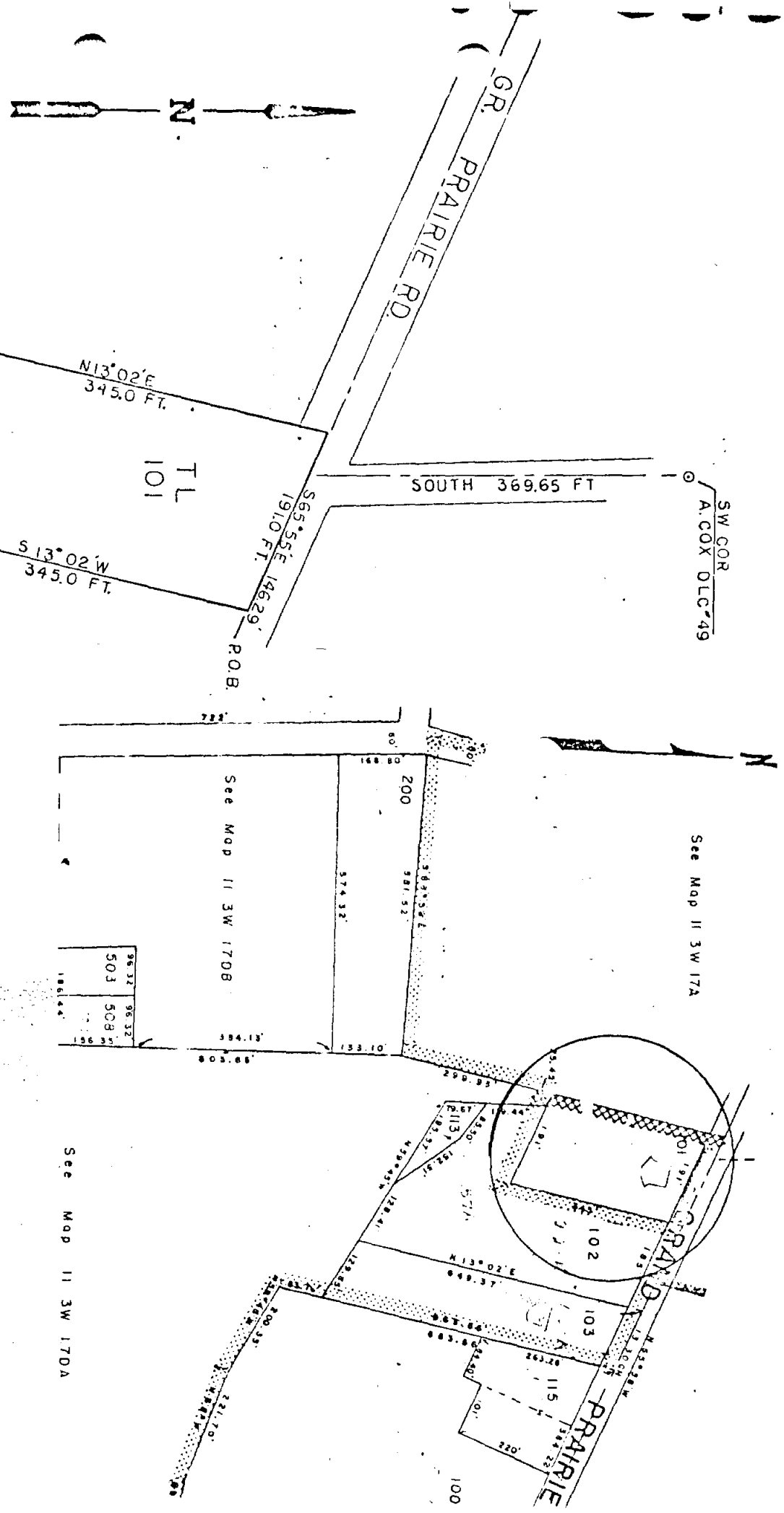
Harold A. Leedom

STATE OF IOWA
HAROLD A. LEEDOM
1249

Beginning at a point which is S 0° 57' W 926.80 feet from the northeast corner Lot 9 Jason Wheeler's home farm in T. 11 S. R 3 W. of the Will. Mer, Linn County, OR; thence,

S 0°57' W. 194.85 feet along the east line of lot 9,
Jason Wheeler's home farm to a point on the north property line
Grand Prairie Road; thence,
N 66° 06' W 125.79 feet along the North property line
Grand Prairie Road; thence,
N 0° 57' E 194.85 feet; thence,
S 66° 06' E, 125.79 feet to the point of beginning.

More specifically described as Linn County Tax Lots 11-3W-17A 903 and 900.



REGISTERED
PROFESSIONAL
LAND SURVEYOR

Harold A. Leedom

ORIGON
STATE
HAROLD A. LEEDOM
1249

Beginning at a point which is South 369.65 feet and S65°55'E 146.29 feet from the SW corner Anderson Cox D.L.C. #49 in T. 11S. R. 3 W. of the Will Mer, Linn County, OR; thence,

S 13° 02' W 345.00 Ft; thence,
N 65°56' W 191.00 feet to the east line Lot 7
Jason Wheeler's Home farm; thence,
N 13°02' E 345.00 Ft. to the C.L. Grand prairie Road; thence,
S 65° 55' E 191.00 feet to the point of beginning

More specifically described as Linn County Tax Lot 11-3W-17D 101.