Annexation Processing Checklist

Jurisdiction: BEAVERTON

Annexation #: ANX 2000-0008

Ordinance #: 4140

Metro Proposal #: WA0301

Mapping Fee: $250

Preliminary Package:

- ☐ Title Page
- ☐ Location Map
- ☐ Legal Description
- ☐ Legal Description Checked for Accuracy
- ☐ Assessor's Map

Final Package

- ☐ Title Page / Processing List
- ☐ DOR Approval
- ☐ Secretary of State's Approval
- ☐ Ordinance
- ☐ Legal Description
- ☐ Figure 2 Map
- ☐ Assessor's Map

	Sent	Received
DOR:	1/3/00	2/1/01
Sec. State:	1/3/00	2/22/01
Assessor:	1/3/00	
Elections:	1/3/00	

Mapped

WA0301

Final Documents

For

Annexation to the
City of Beaverton

WA0301
DOR 34-P82-2001
Ordinance #4140

Final to 4

Signature:

Date of
Mailing: 1/30/00

Final to Others:

Signature:

Date of
Mailing:

M E M O R A N D U M

600 NORTHEAST GRAND AVENUE
TEL 503 797 1591

PORTLAND, OREGON 97232-2736
FAX 503 797 1793

METRO

To: Jennifer Dudley, Oregon State Department of Revenue
Rita F. Mathews, Oregon State Archives
Jerry Hansen, Washington Co. Assessment & Taxation
Ginny Kinglsey, Washington Co. Elections

From: Bob Knight
Metro
Data Resource Center

Subject: Annexation Documents

Date: Tuesday, January 30, 2001

Enclosed are annexation documents for:

Jurisdiction	Metro No.	DOR No.	Ordinance#
City of Beaverton	WA0301.	34-P82-2001	4140

If you have any question please let me know. Thank you for your kind assistance

Bob Knight
Metro
Data Resource Center
503 797-1591
503 797-1909 (fax)
knightb@metro.dst.or.us

Proposal No. WA0301

1N1W33, 34, 1S1W03 — Annexation to the City of Beaverton — Washington Co.

R L I S
REGIONAL LAND INFORMATION SYSTEM

600 NE Grand Ave.
Portland, OR 97232-2736
Voice 503 797-1742
FAX 503 797-1909
Email drc@metro-region.org

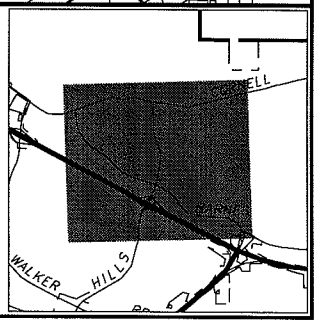
METRO

The information on this map was derived from digital databases on Metro's GIS. Care was taken in the creation of this map. Metro cannot accept any responsibility for errors, omissions, or positional accuracy. There are no warranties, expressed or implied, including the warranty of merchantability or fitness for a particular purpose, accompanying this product. However, notification of any errors will be appreciated.

County lines
City
Annexation boundary
Urban Growth Boundary

Proposal No. WA0301
CITY OF BEAVERTON
Figure 1

Scale: 1" = 1250'
0 1000 2000



/bdyadmin/plots/plotjur/begin.aml, plot date: January 29, 2001

Please recycle with colored office grade paper

DOR 34-1479-2001

Notice to Taxing Districts

ORS 308.225

OREGON DEPARTMENT OF REVENUE
Cartographic Unit
PO Box 14380
Salem, OR 97309-5075
(503) 945-8297, fax 945-8737

City of Beaverton
% Sue Ann Koniak
P.O. Box 4755
Beaverton, OR 97076

Description and Map Approved
February 1, 2001
As Per ORS 308.225

☒ Description ☒ Map received from: METRO
On: 1/31/01

This is to notify you that your boundary change in Washington County for

ANNEX TO THE CITY OF BEAVERTON & WITHDRAWAL FROM SEVERAL DIST.

ORD. #4140

has been: ☒ Approved 2/1/01
☐ Disapproved

Notes:

Department of Revenue File Number: 34-1479-2001

Prepared by: Jennifer Dudley, 503-945-8666

Boundary: ☒ Change ☐ Proposed Change
The change is for:

☐ Formation of a new district
☒ Annexation of a territory to a district
☒ Withdrawal of a territory from a district
☐ Dissolution of a district
☐ Transfer
☐ Merge

Secretary of State's Copy

Office of the Secretary of State

Bill Bradbury
Secretary of State

RECEIVED
METRO-ACCT.
01 MAR -2 PM 1:50

Archives Division
ROY TURNBAUGH
Director

800 Summer Street NE
Salem, Oregon 97310
(503) 373-0701

Facsimile (503) 373-0953

February 27, 2001

Metro
600 NE Grand Ave
Portland, OR 97232-2736

Dear Mr. Martin:

Please be advised that we have received and filed on February 1, 2001 the following Annexation(s).

Ordinance(s):	City of:	Our File Number(s):
4140	Beaverton	AN 2001-0034

All the above Final Order(s) determination of the effective date is subject to ORS199.461 and/or ORS 222.180 and/or ORS 222.750

Our assigned file number(s) are included with the above information.

Sincerely,

Rita F. Mathews

Rita F. Mathews
Official Public Documents

cc: Washington County
ODOT/Highway Dept
PSU/Population ResearchCtr.
Revenue Cartography Section

Certified

ORDINANCE NO. 4140

AN ORDINANCE ANNEXING APPROXIMATELY 34 ACRES OF LAND PLUS RIGHT OF WAY LYING GENERALLY OUTSIDE OF THE EXISTING CITY LIMITS TO THE CITY OF BEAVERTON; ANX2000-0008 (PETERKORT VILLAGE/VENTURE PROPERTIES).

WHEREAS, The owners of 100 percent of the property and at least 50 percent of the electors residing on the property have consented to annexation to the City, under authority of ORS 222.125; and

WHEREAS, The Council on December 11, 2000 approved an annexation agreement between the City and Venture properties, Inc., which this annexation will fulfill part of that agreement; and

WHEREAS, City policy as adopted in Resolution No. 2660, Sections 2 and 4 is to extend City services to properties through annexation; now, therefore,

THE CITY OF BEAVERTON ORDAINS AS FOLLOWS:

Section 1. The properties shown on Exhibits A and more particularly described in Exhibit B is hereby annexed to the City of Beaverton, effective 30 days after Council approval and signature by the Mayor.

Section 2. The Council accepts the staff report, dated December 18, 2000, attached hereto, and finds that:

a. There are no provisions in urban service provider agreements adopted pursuant to ORS 195.065 that are directly applicable to this annexation; and
b. This annexation is consistent with the Urban Planning Area Agreement between the City and Washington County, in that county comprehensive land use designations shall continue as to the property annexed until the property is subject to City rezoning and a Comprehensive Plan map amendment; and
c. This annexation is consistent with the City-Agency agreements between the City and the Unified Sewerage Agency of Washington County, in that partial responsibility for sanitary and storm sewer facilities within the area annexed will transfer to the City upon this annexation; and
d. This annexation is consistent with current intergovernmental agreements between the City and the Tualatin Valley Water District as regards provision of domestic water to the area annexed by this Ordinance.

Section 3. The Council finds that this annexation will promote and not interfere with the timely, orderly and economic provision of public facilities and services, in that:

a. The part of the territory that lies within Washington County Urban Road Maintenance District will be withdrawn from the district; and
b. The part of the territory that lies within Washington County Street Lighting District #1 will be withdrawn from the district; and

c. The part of the territory that lies within the Washington County Enhanced Sheriff Patrol District will be withdrawn from the district; and
d. The City having annexed into the Tualatin Valley Fire and Rescue District in 1995, the territory to be annexed by this Ordinance shall be annexed to or remain within that district; and
e. The territory will remain within the Unified Sewerage Agency.

Section 4. The Council finds that this annexation complies with all applicable criteria set out in Metro Code Chapter 3.09.

Section 5. The City Recorder shall place a certified copy of this Ordinance in the City's permanent records and forward a certified copy of this Ordinance to Metro and all necessary parties within five days of the authentication date.

Section 6. The City Recorder shall transmit copies of this ordinance and all other required materials to all public utilities and telecommunications utilities operating within the City in accordance with ORS 222.005.

First reading this 8th day of January, 2001.

Passed by the Council this 22nd day of January, 2001.

Approved by the Mayor this 23rd day of JANUARY, 2001.

ATTEST:

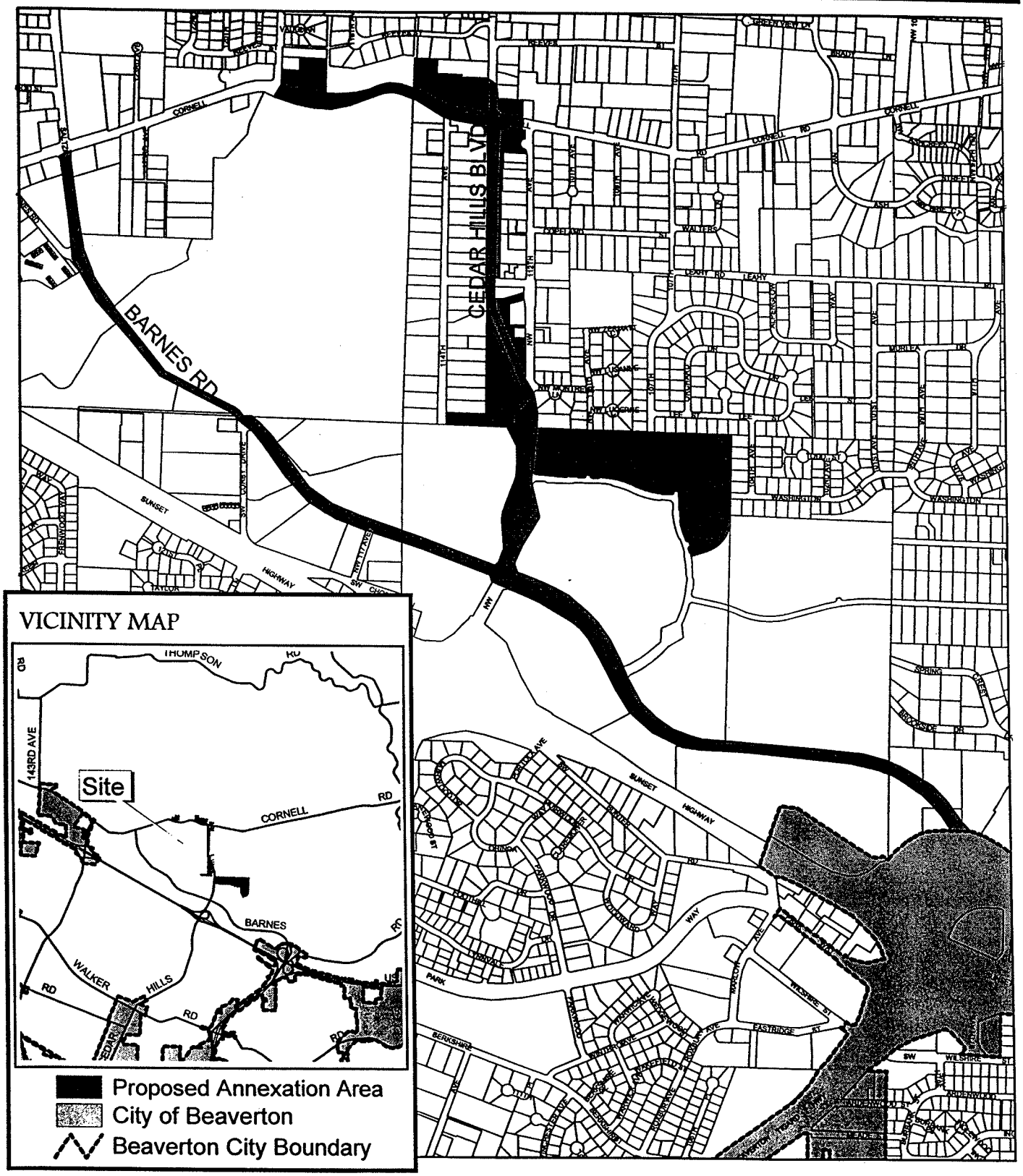
DARLEEN COGBURN, City Recorder

APPROVED:

ROB DRAKE, Mayor

DETAIL MAP

EXHIBIT A



ANX 2000-0008
PETERKORT VILLAGE ANNEXATION
COMMUNITY DEVELOPMENT DEPARTMENT
Planning Services

City of Beaverton

N

LEGAL DESCRIPTION
ANX 2000-0008
PETERKORT VILLAGE ANNEXATION

A tract of land situated in the Southeast 1/4 of Section 33 and Section 34, Township 1 North, Range 1 West, the North 1/2 of Section 3 and the Southeast 1/4 of Section 3 and the West 1/2 of Section 2, Township 1 South, Range 1 West, Willamette Meridian, Washington County, Oregon; more particularly described as follows:

all that portion of SW Barnes Rd. (aka County Road No. 3091, County Road No. 39, County Road No. a-94, aka relocated SW Barnes Road) that lies between the northerly line of the Sunset Highway (aka State Highway No. 26), said northerly line also being the city limits line of the City of Beaverton, and the terminus of NW Saltzman Rd. (aka County Road No. 2446) and the southerly extension of the West line thereof;

and

all of NW Saltzman Rd. (aka County Road No. 2446) from the South line of NW Cornell Rd. to the northerly line of said NW Barnes Rd.;

and

all that portion of SW Cedar Hills Blvd. that lies between the northerly line of said SW Barnes Rd. and the South line of NW Cornell Rd.;

and

all that portion of NW Cornell Rd. that lies between the southerly extension of the East line of NW 119th Ave. and the northerly extension of the West line of NW 112th Ave.;

and

all that portion of NW 113th Ave. that lies between the North line of NW Cornell Rd. and a line parallel to and 200.00 feet North of the South line of CEDAR HOME, a plat of record, Washington County, Oregon;

and

the entirety of tax lot 1S 1 03AA 100, more particularly described as 'BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 3, THENCE SOUTH 00°26'36" WEST, ALONG THE WEST LINE OF 'ORCHARD HILL PLAT NO. 2', A SUBDIVISION RECORDED ON PLAT BOOK 20, PAGE 27 OF THE WASHINGTON COUNTY PLAT RECORDS, 95.28 FEET; THENCE CONTINUING ALONG SAID WEST LINE, SOUTH 0°19'11" EAST, 564.42 FEET TO THE SOUTHWEST CORNER OF LOT 1, BLOCK 9 OF SAID PLAT; THENCE LEAVING SAID WEST LINE SOUTH 00°16'44" EAST, 32.02 FEET; THENCE 363.18 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 291.50 FEET, A DELTA ANGLE OF 71°23'02", AND A CHORD BEARING AND DISTANCE OF SOUTH 35°24'47" WEST, 340.14 FEET TO A POINT OF TANGENCY; THENCE SOUTH 71°06'18" WEST, 124.16 FEET TO A POINT OF CURVATURE; THENCE 15.55 FEET ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 883.00 FEET, A DELTA ANGLE OF 01°00'33", AND A CHORD BEARING AND DISTANCE OF NORTH 12°40'11" WEST, 15.55 FEET TO A POINT OF COMPOUND CURVATURE; THENCE 13.96 FEET ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 19.00 FEET, A DELTA ANGLE OF 42°06'24", AND A CHORD BEARING AND DISTANCE OF NORTH 34°13'39" WEST, 13.65 FEET TO A POINT OF REVERSE CURVATURE; THENCE 9.24 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 13.00 FEET, A DELTA ANGLE OF 40°43'20", AND A CHORD BEARING AND DISTANCE OF NORTH 34°55'11" WEST, 9.05 FEET TO A POINT OF REVERSE CURVATURE; THENCE 26.21 FEET ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 875.00 FEET, A DELTA ANGLE OF 01°42'59", AND A CHORD BEARING AND DISTANCE OF NORTH 15°25'01" WEST, 26.21 FEET TO A POINT OF REVERSE CURVATURE; THENCE 33.55 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 22.00 FEET, A DELTA ANGLE OF 87°22'49", AND A CHORD BEARING AND DISTANCE OF NORTH 27°24'54" EAST, 30.39 FEET TO A POINT OF TANGENCY; THENCE NORTH 18°50'38" WEST, 38.00 FEET TO A POINT OF CURVATURE; THENCE 33.74 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 22.00 FEET, A DELTA ANGLE OF 87°52'38", AND A CHORD BEARING AND DISTANCE OF NORTH 64°57'22" WEST, 30.53 FEET TO A POINT OF TANGENCY; THENCE NORTH 21°01'03" WEST, 59.13 FEET TO A POINT OF CURVATURE; THENCE 97.47 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 610.00 FEET, A DELTA ANGLE OF 09°09'18", AND A CHORD BEARING AND DISTANCE OF NORTH 16°26'24" WEST, 97.36 FEET TO A POINT OF COMPOUND CURVATURE; THENCE 9.59 FEET ALONG THE ARC OF A CURVE TO

THE RIGHT, HAVING A RADIUS OF 13.00 FEET, A DELTA ANGLE OF 42°16'47", AND A CHORD BEARING AND DISTANCE OF NORTH 09°16'38" EAST, 9.38 FEET TO A POINT OF REVERSE CURVATURE; THENCE 12.81 FEET ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 19.00 FEET, A DELTA ANGLE OF 38°38'14", AND A CHORD BEARING AND DISTANCE OF NORTH 11°05'55" EAST, 12.57 FEET TO A POINT OF REVERSE CURVATURE; THENCE 59.62 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 600.27 FEET, A DELTA ANGLE OF 05°41'26", AND A CHORD BEARING AND DISTANCE OF NORTH 05°22'29" WEST, 59.59 FEET TO A POINT OF REVERSE CURVATURE; THENCE 13.40 FEET ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 19.00 FEET, A DELTA ANGLE OF 40°24'43", AND A CHORD BEARING AND DISTANCE OF NORTH 22°44'08" WEST, 13.13 FEET TO A POINT OF REVERSE CURVATURE; THENCE 9.62 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 13.00 FEET, A DELTA ANGLE OF 42°25'01", AND A CHORD BEARING AND DISTANCE OF NORTH 21°43'59" WEST, 9.41 FEET TO A POINT OF COMPOUND CURVATURE; THENCE 20.41 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 619.20 FEET, A DELTA ANGLE OF 01°53'18", AND A CHORD BEARING AND DISTANCE OF NORTH 00°25'11" EAST, 20.41 FEET TO A POINT OF TANGENCY; THENCE NORTH 01°21'49" EAST, 35.80 FEET; THENCE NORTH 00°17'47" WEST, 20.96 FEET; THENCE NORTH 06°13'44" WEST, 67.73 FEET; THENCE SOUTH 89°26'32" WEST, 34.00 FEET TO A POINT OF CURVATURE; THENCE 41.64 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 27.00 FEET, A DELTA ANGLE OF 88°21'48", AND A CHORD BEARING AND DISTANCE OF SOUTH 43°53'07" WEST, 37.63 FEET TO A POINT OF TANGENCY; THENCE SOUTH 88°04'01" WEST, 39.70 FEET TO A POINT OF CURVATURE; THENCE 28.90 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 614.40 FEET, A DELTA ANGLE OF 02°41'41", AND A CHORD BEARING AND DISTANCE OF SOUTH 89°24'51" WEST, 28.89 FEET TO A POINT OF COMPOUND CURVATURE; THENCE 8.81 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 13.00 FEET, A DELTA ANGLE OF 38°48'45", AND A CHORD BEARING AND DISTANCE OF NORTH 69°49'56" WEST, 8.64 FEET TO A POINT OF REVERSE CURVATURE; THENCE 11.71 FEET ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 19.00 FEET, A DELTA ANGLE OF 35°19'15", AND A CHORD BEARING AND DISTANCE OF NORTH 68°05'11" WEST, 11.53 FEET TO A POINT OF REVERSE CURVATURE; THENCE 216.54 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 608.00 FEET, A DELTA ANGLE OF 20°24'20", AND A CHORD BEARING AND DISTANCE OF

NORTH 75°32'38" WEST, 215.39 FEET TO A POINT OF REVERSE CURVATURE; THENCE 285.02 FEET ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 664.00 FEET, A DELTA ANGLE OF 24°35'40", AND A CHORD BEARING AND DISTANCE OF NORTH 77°38'18" WEST, 282.84 FEET TO A POINT OF COMPOUND CURVATURE; THENCE 13.74 FEET ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 19.00 FEET, A DELTA ANGLE OF
41°25'24", AND A CHORD BEARING AND DISTANCE OF SOUTH 69°21'10" WEST, 13.44 FEET TO A POINT OF REVERSE CURVATURE; THENCE 9.40 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 13.00 FEET, A DELTA ANGLE OF 41°24'34", AND A CHORD BEARING AND DISTANCE OF SOUTH 69°20'45" WEST, 9.19 FEET TO A POINT OF TANGENCY; THENCE NORTH 89°56'58" WEST, 40.72 FEET TO A POINT OF CURVATURE; THENCE 34.56 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 22.00 FEET, A DELTA ANGLE OF 90°00'00", AND A CHORD BEARING AND DISTANCE OF NORTH 44°56'58" WEST, 31.11 FEET TO A POINT OF TANGENCY; THENCE NORTH 89°56'58" WEST, 34.00 FEET TO A POINT OF CURVATURE; THENCE 34.56 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 22.00 FEET, A DELTA ANGLE OF 90°00'00", AND A CHORD BEARING AND DISTANCE OF SOUTH 45°03'02" WEST, 31.11 FEET TO A POINT OF TANGENCY; THENCE NORTH 89°56'58" WEST, 35.91 FEET TO A POINT OF CURVATURE; THENCE 9.40 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 13.00 FEET, A DELTA ANGLE OF 41°24'35", AND A CHORD BEARING AND DISTANCE OF NORTH 69°14'40" WEST, 9.19 FEET TO A POINT OF REVERSE CURVATURE; THENCE 13.73 FEET ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 19.00 FEET, A DELTA ANGLE OF 41°24'35", AND A CHORD BEARING AND DISTANCE OF NORTH 69°14'40" WEST, 13.44 FEET TO A POINT OF TANGENCY; THENCE NORTH 89°56'58" WEST, 60.03 FEET; THENCE 13.70 FEET ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 19.00 FEET, A DELTA ANGLE OF 41°19'13", AND A CHORD BEARING AND DISTANCE OF SOUTH 69°23'26" WEST, 13.41 FEET TO A POINT OF REVERSE CURVATURE; THENCE 10.24 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 13.00 FEET, A DELTA ANGLE OF 45°08'04", AND A CHORD BEARING AND DISTANCE OF SOUTH 71°17'51" WEST, 9.98 FEET TO A POINT OF TANGENCY; THENCE NORTH 86°08'07" WEST, 209.54 FEET; THENCE NORTH 89°56'58" WEST, 24.92 FEET TO A POINT OF CURVATURE; THENCE 60.60 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 37.00 FEET, A DELTA ANGLE OF 93°50'02", AND A CHORD BEARING AND DISTANCE OF NORTH 43°01'57" WEST, 54.05 FEET

TO A POINT OF TANGENCY; THENCE NORTH 03°53'04" EAST, 331.03 FEET TO A POINT OF CURVATURE; THENCE 12.18 FEET ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 665.00 FEET, A DELTA ANGLE OF 01°02'59", AND A CHORD BEARING AND DISTANCE OF NORTH 03°21'35" EAST, 12.18 FEET TO THE
SOUTH LINE OF 'BEUSONIC HEIGHTS', A SUBDIVISION RECORDED IN PLAT BOOK 3, PAGE 15 OF SAID WASHINGTON COUNTY PLAT RECORDS; THENCE SOUTH 89°57'03" EAST ALONG SAID SOUTH LINE, 265.70 FEET TO THE SOUTH LINE OF 'MONTREUX PLACE', A PLAT RECORDED IN PLAT BOOK 89, PAGES 25 THROUGH 27 OF SAID WASHINGTON COUNTY PLAT RECORDS; THENCE
SOUTH 89°56'23" EAST ALONG THE LAST MENTIONED SOUTH LINE AND ALONG THE SOUTH LINE OF 'ORCHARD HILL', A SUBDIVISION RECORDED IN PLAT BOOK 20, PAGES 2 AND 2-A OF SAID WASHINGTON COUNTY PLAT RECORDS, 1319.89 FEET TO SAID NORTHEAST CORNER OF SECTION 3 AND THE POINT OF BEGINNING.";

and

all of Lot 5, Block 13, BEUSONIC HEIGHTS, a plat of record, Washington County, Oregon;

and

all that portion of Lots 1, 2, 3, 4 and 5, Block 12 and all that portion of Lots 2, 3, 4, 5 and 6, Block 9, BEUSONIC HEIGHTS, a plat of record, Washington County, Oregon, that lies westerly of the West line of NW Cedar Hills Blvd.;

and

the entirety of tax lots 1N 1 34DC 1500 and 2000, more particularly described as; beginning at the intersection of the East line of NW Cedar Hills Blvd. and the South line of Lot 1, Block 9, BEUSONIC HEIGHTS, a plat of record, Washington County, Oregon; thence South 89° 49' 52" East, a distance of 66.96 feet; thence North 71° 18' 08" East, a distance of 168.91 feet, to a point on the West line of NW 112th Ave. (aka County Rd. No. 2020); thence South 08° 24' 41" West, a distance of 5.33 feet; thence South 09° 56' 14" East, a distance of 47.88 feet; thence South 71° 17' 00" West, a distance of 122.35 feet; thence South 00° 52' 23" East, a distance of 171.89 feet; thence South 89° 56' 47" East, a distance

of 128.82 feet, to a point on the West line of said NW 112th Ave.; thence South 00° 50' 49" East, a distance of 20.00 feet; thence North 89° 56' 47" West, a distance of 90.01 feet; thence South 00° 50' 49" East, a distance of 83.15 feet; thence South 89° 49' 52" East, a distance of 95.01 feet; thence South 00° 50' 49" East, a distance of 312.33 feet; thence North 89° 49' 52" West, a distance of 4.42 feet, to a point of the East line of NW Cedar Hills Blvd.; North 24° 29' 20" West, a distance of 502.87 feet; thence along the arc of a circular curve to the right (radius of 595.00 feet, delta of 16° 51' 58", long chord bears North 16° 03' 31" West a distance of 174.52 feet), a distance of 175.15 feet, to the point of beginning;

and

the entirety of tax lot 1N 1 34DB 3200, more particularly described as being all that portion of Lots 1 and 2, Block 2, BEUSONIC HEIGHTS, a plat of record, Washington County, Oregon, that lies outside of the right-of-way of NW Cedar Hills Blvd., NW 112th Ave. and NW Cornell Rd.; and all that portion of Lots 3, 4, 5 and 6, Block 2 and Lots 1, 2, 3, 4 and 5, Block 3, said BEUSONIC HEIGHTS, that is bounded by a line described as beginning on a point on the North line of NW Leahy Rd., said point bears North 60° 57' 53" East, a distance of 54.89 feet, from the intersection of NW Cedar Hills Blvd. and NW Leahy Rd.; thence North 52° 57' 17" West, a distance of 19.00 feet, to a point on the East line of NW Cedar Hills Blvd.; thence North 04° 05' 07" West, a distance of 72.71 feet; thence North 01° 13' 25" West, a distance of 800.00 feet; thence North 08° 25' 28" East, a distance of 101.43 feet; thence North 01° 13' 25" West, a distance of 40.83 feet, more or less, to a point on the South line of said Lot 2, Block 2; thence South 89° 35' 18" East, a distance of 48.36 feet; thence South 01° 50' 52" East, a distance of 129.45 feet; thence North 89° 50' 56" West, a distance of 10.00 feet; thence South 01° 51' 15" East, a distance of 79.04 feet; thence North 89° 49' 48" West, a distance of 7.81 feet; thence South 00° 51' 06" East, a distance of 531.41; thence South 00° 51' 09" East, a distance of 284.95, to a point on the said North line of NW Leahy Rd.; thence North 89° 59' 34" West, a distance of 25.97 feet, to the point of beginning;

and

the entirety of tax lots 1N 1 34AC 3300 and 3400, more particularly described as beginning at a point on the East line of NW Cedar Hill Blvd., said point bears North 24° 28' 29" East, a distance of 80.71 feet from the intersection of NW Cedar Hills Blvd. and NW Cornell Rd.; thence North 01° 13' 25" West, a distance of 119.04 feet; thence North 89° 53' 09" East, a distance of 213.32 feet; thence South 00° 25' 39" West, a distance of 157.84 feet, to a point on the North line of NW Cornell Rd.; thence along the arc of a circular curve to the left (radius of 8643.37 feet, delta of 1° 10' 31", tangent of 88.65 feet, long chord bears North 86° 29' 16" West, a distance of 177.28 feet) a distance of 177.28 feet; thence North 49° 51' 29" West, a distance of 42.71 feet, to the point of beginning;

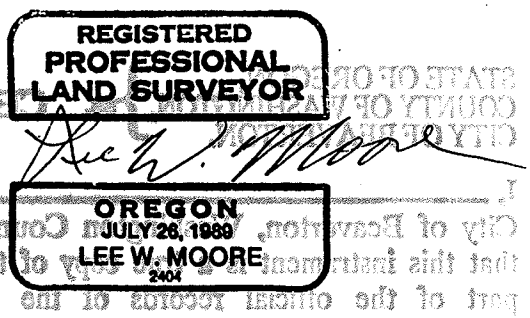
and

the entirety of tax lots 1N 1 34AC 2600, 3500, 3600 and 3800, more particularly described as being bounded by a line beginning at a point on the West line of NW Cedar Hills Blvd., said point bears North 30° 09' 10" West, a distance of 92.37 feet, from the intersection of NW Cedar Hills Blvd. and NW Cornell Rd.; thence North 00° 25' 42" East, a distance of 260.66 feet; thence North 89° 57' 21" West, a distance of 209.14 feet; thence North 00° 25' 39" East, a distance of 20.00 feet; thence North 89° 57' 21" West, a distance of 202.92 feet; thence North 00° 25' 39" East, a distance of 110.00 feet; thence North 89° 57' 21" West, a distance of 198.00 feet; thence South 00° 25' 39" West, a distance of 238.84 feet, to a point on the North line of NW Cornell Rd.; thence along the arc of a non-tangent circular curve to the right (radius bears southwesterly a distance of 465.70 feet, delta of 8° 44' 46", tangent of 35.61 feet, long chord bears South 65° 02' 20" East, a distance of 71.02 feet), a distance of 71.09 feet; thence South 60° 39' 57" East, a distance of 160.79 feet; thence along the arc of a circular curve to the left (radius of 523.96 feet, delta of 26° 50' 00", tangent of 124.99 feet, long chord bears South 74° 04' 58" East, a distance of 243.15), a distance of 245.39 feet; thence South 87° 29' 59" East, a distance of 43.88 feet; thence along the arc of a circular curve to the right (radius of 8643.37 feet,

delta of 0° 39′ 32″, tangent of 49.69 feet, long chord bears South 88° 20′ 21″ East, a distance of 99.38 feet), a distance of 99.38 feet; thence North 45° 28′ 07″ East, a distance of 39.78 feet, to the point of beginning;

and

the entirety of tax lot 1N 1 34BD 800, more particularly described as being bounded by a line beginning at the westerly most Southwest corner of Tract "A", SETTLEMENT PLACE, a plat of record, Washington County, Oregon, also being a point on the East line of NW 119th Ave.; thence South 89° 11′ 58″ East, a distance of 365.79 feet; thence South 00° 47′ 22″ East, a distance of 378.43 feet, to a point on the North line of NW Cornell Rd. (being 40.00 feet from center line when measured at right angles) and the TRUE POINT OF BEGINNING; thence North 00° 47′ 22″ West a distance of 308.43 feet; thence North 89° 11′ 58″ West, a distance of 213.74 feet; thence South 00° 53′ 23″ West, a distance of 105.00 feet; thence North 89° 11′ 58″ West, a distance of 150.00 feet, to a point on the East line of NW 119th Ave.; thence southerly along said East line of NW 119th Ave., a distance of 130 feet, more or less, to the point of intersection with the North line of NW Cornell Rd.; thence easterly along said North line of NW Cornell Rd., a distance of 388 feet, more or less, to the point of beginning.



STATE OF OREGON,
COUNTY OF WASHINGTON, } ss. **CERTIFICATION**
CITY OF BEAVERTON.

I, Darleen Cogburn, **Recorder for City of Beaverton, Washington County, Oregon,** certify that this instrument **is a true copy of the original** which is part of the official **records of the City of** Beaverton, Oregon.

Dated this 25th day of January, 2001

Darleen Cogburn

CITY OF BEAVERTON
COMMUNITY DEVELOPMENT DEPARTMENT
POLICY DIVISION
4755 S.W. GRIFFITH DRIVE
P.O. BOX 4755
BEAVERTON, OR 97076
PHONE: (503) 350-4039

APPLICATION FOR ANNEXATION

FILE NAME: Peterkort Village Exp. Annexation
FILE NUMBER(S): ANX 2000-0008

☐ OWNER/ELECTOR PETITION
☐ CITY INITIATED

SUBMIT: _____ REVIEW: _____
RESUBMIT: _____ REVIEW: _____
APPLICATION MATERIAL RECEIVED: _____
FEE RECEIVED: _____ FEE PAID: $_____
CHECK #: _____ RECEIPT #: _____
COMPLETENESS DATE: _____

PRINT OR TYPE ALL INFORMATION BELOW

APPLICANT ☑ USE MAILING ADDRESS FOR HEARING NOTIFICATION

VENTURE PROPERTIES, INC	
YOUR NAME	PHONE # 503 387-7600
BUSINESS NAME	FAX #
4230 GALEWOOD ST	# 100
ADDRESS	SUITE
LAKE OSWEGO, OR	97035
CITY STATE	ZIP
CWIEGEL@pgez.com	
E-MAIL ADDRESS	
Christy Wiegel	12-13-2000
SIGNATURE (ORIGINAL REQUIRED)	DATE

PROPERTY OWNER ☐ ATTACH ANNEXATION PETITION IF MORE THAN ONE OWNER

VENTURE PROPERTIES, INC	
YOUR NAME	PHONE #
BUSINESS NAME	FAX #
4230 GALEWOOD ST	# 100
ADDRESS	SUITE
LAKE OSWEGO, OR	97035
CITY STATE	ZIP
	12-13-2000
SIGNATURE (ORIGINAL REQUIRED)	DATE

PROPERTY INFORMATION ☐ PETITION ATTACHED

Address

City State

X CELESTE LANE AND CEDAR HILLS BLVD
Location Description

MAP & TAX LOT (list one per line)	DO NOT USE LOT & BLOCK	SITE ACRES	ZONING EXISTING	ZONING PROPOSED
1S103AA-00100		20.16	L9-12 and R12-18	
	-			
	-			
	-			
	-			
	-			
	-			
TOTAL OF PARCEL AREAS:		ACRES 20.16	SQ. FT. 878,169	

RIGHTS-OF-WAY TO BE INCLUDED: NONE