

Final Documents

For

Annexation to the  
**City of Beaverton**

WA5201

DOR 34-1534-2001

Ordinance #4183

Secretary of State: AN-2001-0253

Final to DOR: \_\_\_\_\_

Signature:

 \_\_\_\_\_

Date of  
Mailing: 12/03/01

Final to Secretary of State \_\_\_\_\_

Signature:

 \_\_\_\_\_

Date of  
Mailing: 12/18/01

WA5201

Sent

Received

DOR: 12/03/01

12/14/01

Sec. State: 12/18/01

Not Received: Called to determine file no. on 2/11/02

Assessor: 12/18/01

Elections: 12/18/01

Mapped: Yes

Posted to Web: 2/11/02

Addresses: 1S103CD00100  
1S103DC08300  
1S110BB00100  
1S110BB00600  
1S110BC01200

11640 SW Parkway  
No Site Address  
2300 SW Cedar Hills Blvd  
11940 SW Lynnfield Ln  
No Site Address

# Notice to Taxing Districts

ORS 308.225



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**  
**December 6, 2001**  
**As Per ORS 308.225**

Description     Map received from: METRO  
On: 12/5/01

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

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

ORD. #4183

has been:     Approved            12/6/01  
                   Disapproved

Notes:

Department of Revenue File Number: 34-1534-2001

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

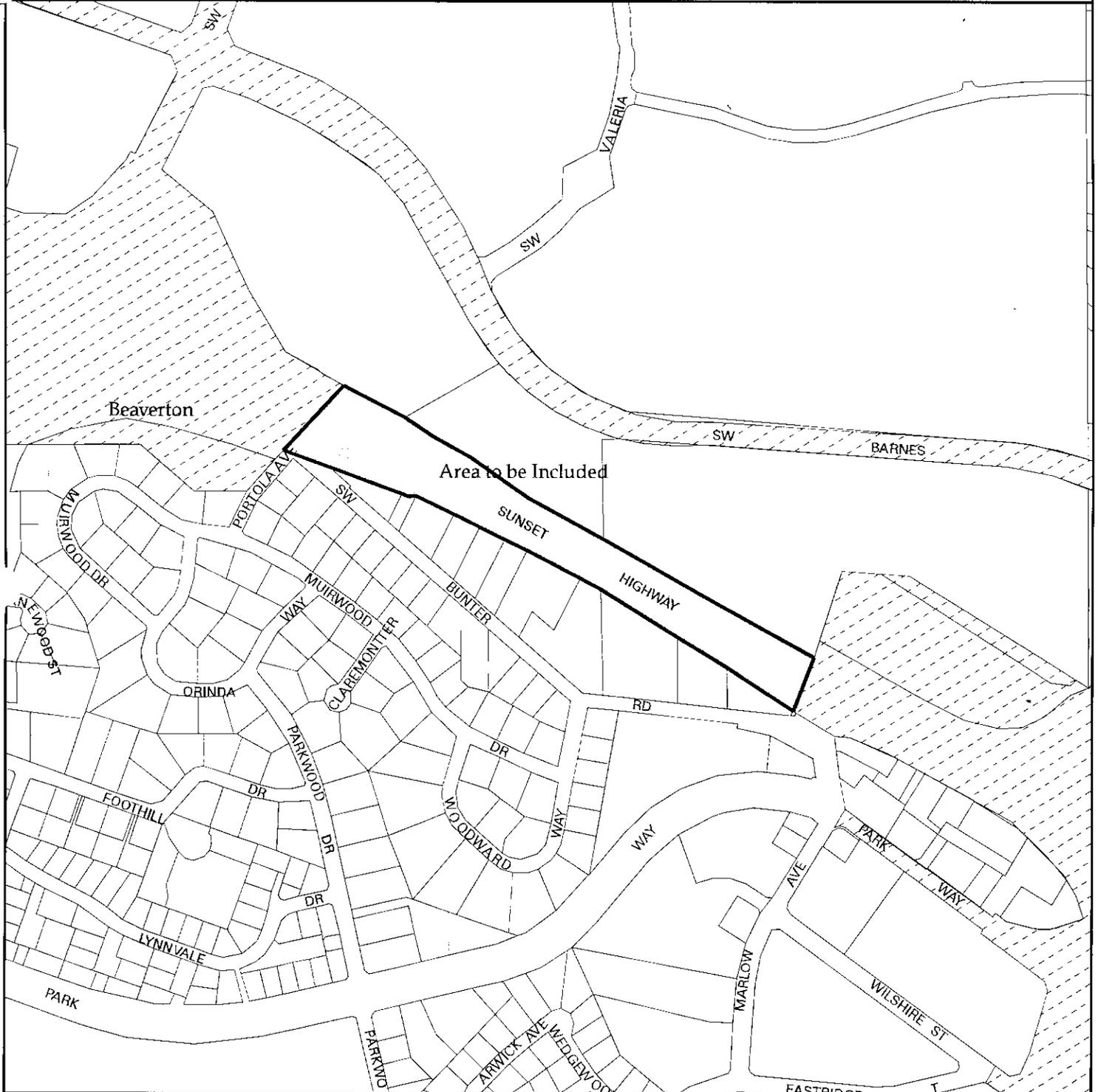


# Proposal No. WA5201-II

SIW02, 03

Annexation to the City of Beaverton

Washington Co.



R E G I O N A L L A N D I N F O R M A T I O N S Y S T E M



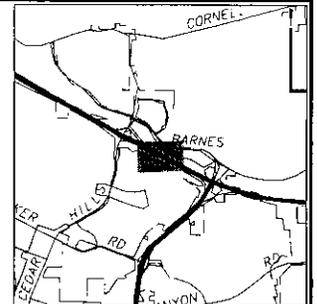
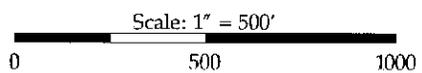
600 NE Grand Ave.  
Portland, OR 97232-2736  
Voice 503 797-1742  
FAX 503 797-1909  
Email dro@metro-region.org

**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. WA5201-II  
CITY OF BEAVERTON  
Figure 1



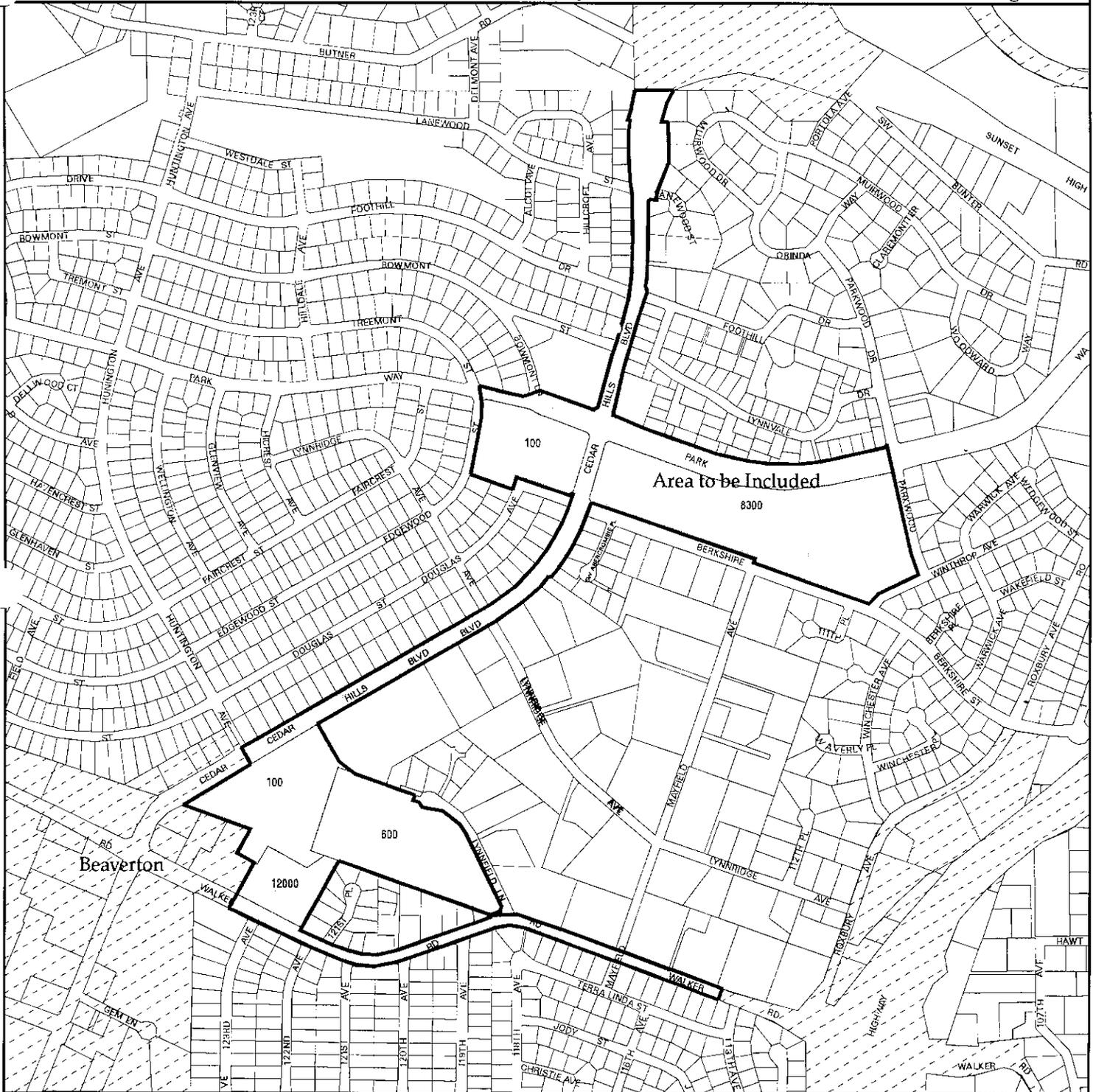


# Proposal No. WA5201-IV

SIW03

Annexation to the City of Beaverton

Washington Co.



R E G I O N A L L A N D I N F O R M A T I O N S Y S T E M



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

**METRO**

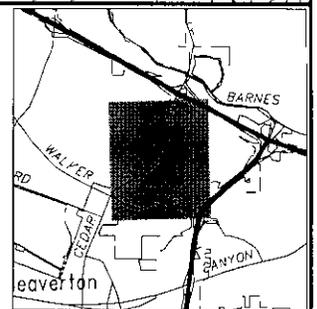
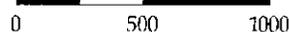
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- County lines
- City
- Annexation boundary

Urban Growth Boundary

Proposal No. WA5201-IV  
CITY OF BEAVERTON  
Figure 1

Scale: 1" = 750'



ORDINANCE NO. 4183

AN ORDINANCE ANNEXING FIVE PARCELS OF LAND AND ASSOCIATED RIGHTS OF WAY LYING GENERALLY OUTSIDE OF THE EXISTING CITY LIMITS TO THE CITY OF BEAVERTON; ANX 2001-0006 (SW CEDAR HILLS BLVD./SUNSET HIGHWAY).

- WHEREAS,** This expedited annexation was initiated under authority of ORS 222.125; and
- WHEREAS,** City policy as adopted in Resolution No. 2660, Sections 2 and 4 is to extend City services to properties through annexation; and
- WHEREAS,** New procedures became effective on December 27, 2000 that allow for Comprehensive Plan Map amendments and Rezones, related to annexations, to be processed simultaneously with the annexation if the Urban Planning Area Agreement (UPAA) is specific as to which designations are to be applied, as the UPAA is an element of City's acknowledged Comprehensive Land Use Plan, thus a companion ordinance assigning land use designations shall accompany this ordinance on the Council's agenda; now, therefore,

**THE CITY OF BEAVERTON ORDAINS AS FOLLOWS:**

- Section 1.** The property shown on Exhibit 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 October 2, 2001, attached hereto as Exhibit C, 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 City-Agency agreements between the City and Clean Water Services, in that partial responsibility for sanitary and storm sewer facilities within the area annexed will transfer to the City upon this annexation.
- 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 under jurisdiction of Clean Water Services.

- Section 4.** The Council finds that this annexation complies with all other 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 5<sup>th</sup> day of November, 2001.

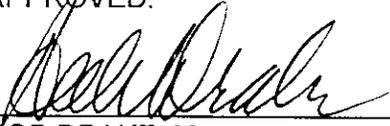
Passed by the Council this 19<sup>th</sup> day of November, 2001.

Approved by the Mayor this 20<sup>th</sup> day of NOVEMBER, 2001.

ATTEST:

  
\_\_\_\_\_  
SUE NELSON, City Recorder

APPROVED:

  
\_\_\_\_\_  
ROB DRAKE, Mayor

**LEGAL DESCRIPTION**  
**ANX 2001-0006**  
**CEDAR HILLS BLVD./SUNSET HWY EXPEDITED ANNEXATION**

Four parcels of land, situated in the Southeast 1/4 of Section 1, Southwest 1/4 of Section 2, East half of Section 3, Southwest 1/4 of Section 3, North half of Section 10, Township 1 South, Range 1 West, Willamette Meridian, Washington County, Oregon; more particularly described as follows:

Parcel I:

All of the right-of-way of S.W. Canyon Road (State Highway No. 8) from the South line of the Sunset Highway (State Highway No. 26) to the City Limits line of the City of Beaverton; said City Limits line begins at a point on the Northwest line of the newly re-aligned and reconstructed S.W. Canyon Road (said point bears North 81° 06' 45" West, a distance of 833.91 feet, from the Southeast corner of said Section 1), thence South 88° 57' 57" East, a distance of 102.67, to a point on the Southeast line of S.W. Canyon Road (said point bears North 80° 00' 53" West, a distance of 732.34 feet, from the Southeast corner of said Section 1);

and

all of the right-of-way of the Sunset Highway (State Highway No. 26) from the East line of S.W. Camelot Court and its northerly extension, to the East line of said Section 1 (also being the East line of the W.M. Pointer DLC No. 62, also being the West line of Multnomah County).

Parcel II:

All of the right-of-way of the Sunset Highway (State Highway No. 26) from the northeasterly extension of the West line of S.W. Portola Ave. (said extension being a City Limits line of the City of Beaverton) to a line (said line being a City Limits line of the City of Beaverton) perpendicular to center line and running through center line station 3177+00, said Sunset Highway.

Parcel III:

All of Tract "A", Partition Plat No. 2000-093, a plat of record, Washington County, Oregon.

Parcel IV:

All of the right-of-way of S.W. Cedar Hills Blvd. from the westerly extension of the North line of FOREST HILLS NO. 2, a plat of record, Washington County, Oregon (being the City Limits line of the City of Beaverton), to the southeasterly extension of the Southwest line of S.W. Huntington Ave.;

and

all of the right-of-way of S.W. Walker Road from the northerly projection of the West line of Lot 1, LYNNWOOD, a plat of record, Washington County, Oregon (being the City Limits line of the City of Beaverton), to a line (being the City Limits line of the City of Beaverton) that begins at the easterly most corner of Lot 2, Block 9, CEDAR HILLS, a plat of record, Washington County, Oregon, thence, northerly a distance of 63 feet, more or less, to a point 30 feet, northeasterly, when measured at right angles, from the center line of S.W. Walker Road, said point being the Southwest corner of that land dedicated to the Public in Washington County document no. 89-34670, thence, northeasterly, along the Northwest line of said document, a distance of 15.00 feet, to a point on the northerly line of S.W. Walker Road;

and

all of the right-of-way of S.W. Park Way from a line connecting the East lines of S.W. Edgewood St. and S.W. Tremont St., to the West line of S.W. Parkwood Drive;

and

all of Lots 7 and 8, CEDAR HILLS PLAT NO. 8, a plat of record, Washington County, Oregon;

and

all of that land which is bounded by the East line of S.W. Cedar Hills Blvd., and the South line of S.W. Park

Way, and the Southwest line of S.W. Parkwood Drive, and the Northwest line of S.W. Winthrop Ave., and the North line of S.W. Berkshire St.;

and

all of Lot 1, LYNNRIDGE ACRES NO. 1, a plat of record, Washington County, Oregon;

and

all that land bounded by a line described as beginning at the Southwest corner of said Lot 1, LYNNRIDGE ACRES NO. 1, thence, northwesterly, along the South line of the Antonie C. Lassen DLC No. 57, a distance of 270.86 feet, to the Northwest corner of Lot 5, BEVERLY, a plat of record, Washington County, Oregon, thence southeasterly along the West line of the said plat of BEVERLY to its intersection with the North line of S.W. Walker Road (said point being 45.00 feet from the center line of S.W. Walker Road, when measured at right angles), thence northwesterly along the North line of S.W. Walker Road, a distance of 390.29 feet to a point (said point being 45.00 feet from the center line of S.W. Walker Road, when measured at right angles), thence North  $28^{\circ} 29' 30''$  East, a distance of 192.38, thence North  $61^{\circ} 30' 30''$  West, a distance of 102.98 feet, thence, North  $29^{\circ} 09' 00''$  East, a distance of 147.19 feet, to a point on the South line of the Antonie C. Lassen DLC No. 57, thence, northwesterly, along said South line, a distance of 376.78, to a point on the Southeast line of S.W. Cedar Hills Blvd. (said point being 40.00 feet from the center line of S.W. Cedar Hills Blvd., when measured at right angles), thence, northeasterly along said Southeast line, a distance of 851.79 feet, thence, leaving said Southeast line, South  $29^{\circ} 54' 10''$  East, a distance of 249.82, to a point of curvature, thence, along the arc of a circular to the left (radius 177.74, central angle  $40^{\circ} 52' 50''$ , long chord 124.15 feet), a distance of 126.82 feet, thence, South  $70^{\circ} 47' 00''$  East, a distance of 340.00 feet, to a point on the northeasterly extension of the Northwest line of said Lot 1, LYNNRIDGE ACRES NO. 1, thence, southwesterly, along said extension and Northwest line, a distance of 463.33 feet, to the said Southwest corner of Lot 1, the point of beginning.



# Beaverton Schools

**District #48**

16550 S.W. Merlo Road, Beaverton, Oregon 97006-5152  
503-591-4303 FAX 503-591-4484

Mike Maloney  
Administrator for Facilities  
Operations & Maintenance

June 29, 2000

RECEIVED  
JUL 07 2000  
COMMUNITY DEVELOP DEPT.

Joe Grillo  
City of Beaverton  
PO Box 4755  
4755 SW Griffith Drive  
Beaverton, OR 97076-4755

Dear Mr. Grillo,

Thank you for your notification regarding the City's planned annexations in the East Beaverton Urban Service Area Agreement that includes William Walker, Raleigh Hills and Barnes Elementary Schools, Cedar Park and Meadow Park Middle Schools.

Brad Roast of City staff is being provided with a monthly update of planned and underway projects for all schools. There are currently projects underway at some of these schools. I am not aware of any project planned or underway that will require a Development Approval or would be impacted by the City's proposed annexations.

The District has no objection to the City's planned annexations of these parcels.

Thank you for the opportunity to comment.

Sincerely,

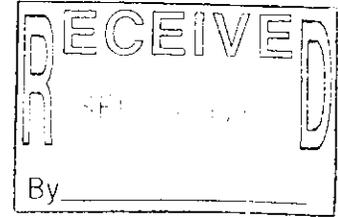
A handwritten signature in cursive script that reads "Mike Maloney".

Mike Maloney, Administrator

C: Jim Lynch  
Jan Youngquist



WASHINGTON  
COUNTY,  
OREGON



September 10, 1998

Mayor Rob Drake  
City of Beaverton  
P.O. Box 4755  
Beaverton OR 97076

RECEIVED

COMMUNITY DEVELOP DEPT.

RE: REQUEST TO ANNEX COUNTY-OWNED PROPERTIES TO THE CITY

Dear Mayor Drake:

On Tuesday, August 18, 1998 the Board of Commissioners considered your request for a letter of confirmation indicating the county's intent to annex county-owned property within Beaverton's urban service area at such time as the city requests such properties.

This letter is to confirm the county's consent to annex county-owned property to the city of Beaverton at such time as the city deems it appropriate. The Board requested that I clarify the county's position that, prior to resolution of the SB 122 work, if the city desires annexation west of 185<sup>th</sup> we would discuss those property annexations on a case by case basis.

If you have questions concerning the county's position or need additional information, please contact me.

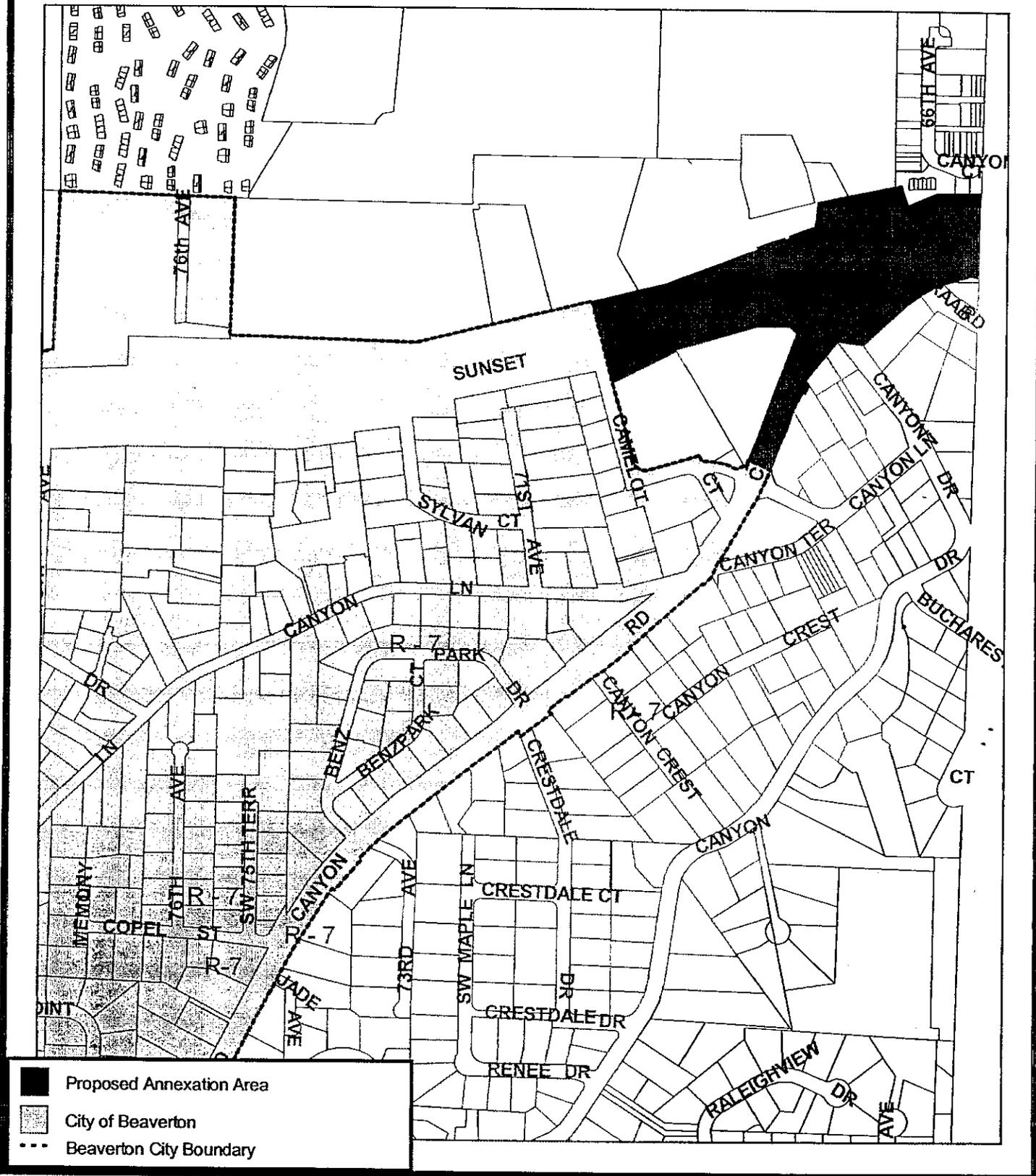
Sincerely,

Charles D. Cameron  
County Administrator

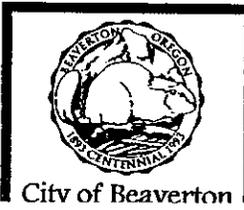
c: Bob Davis, Support Services  
Larry Eisenberg, Facilities  
Susan Wilson, Housing Services  
John Rosenberger, LUT  
Board of County Commissioners  
Joe Grillo, Community Development Director

# ANNEXATION MAP

(2 of 2)



-  Proposed Annexation Area
-  City of Beaverton
-  Beaverton City Boundary

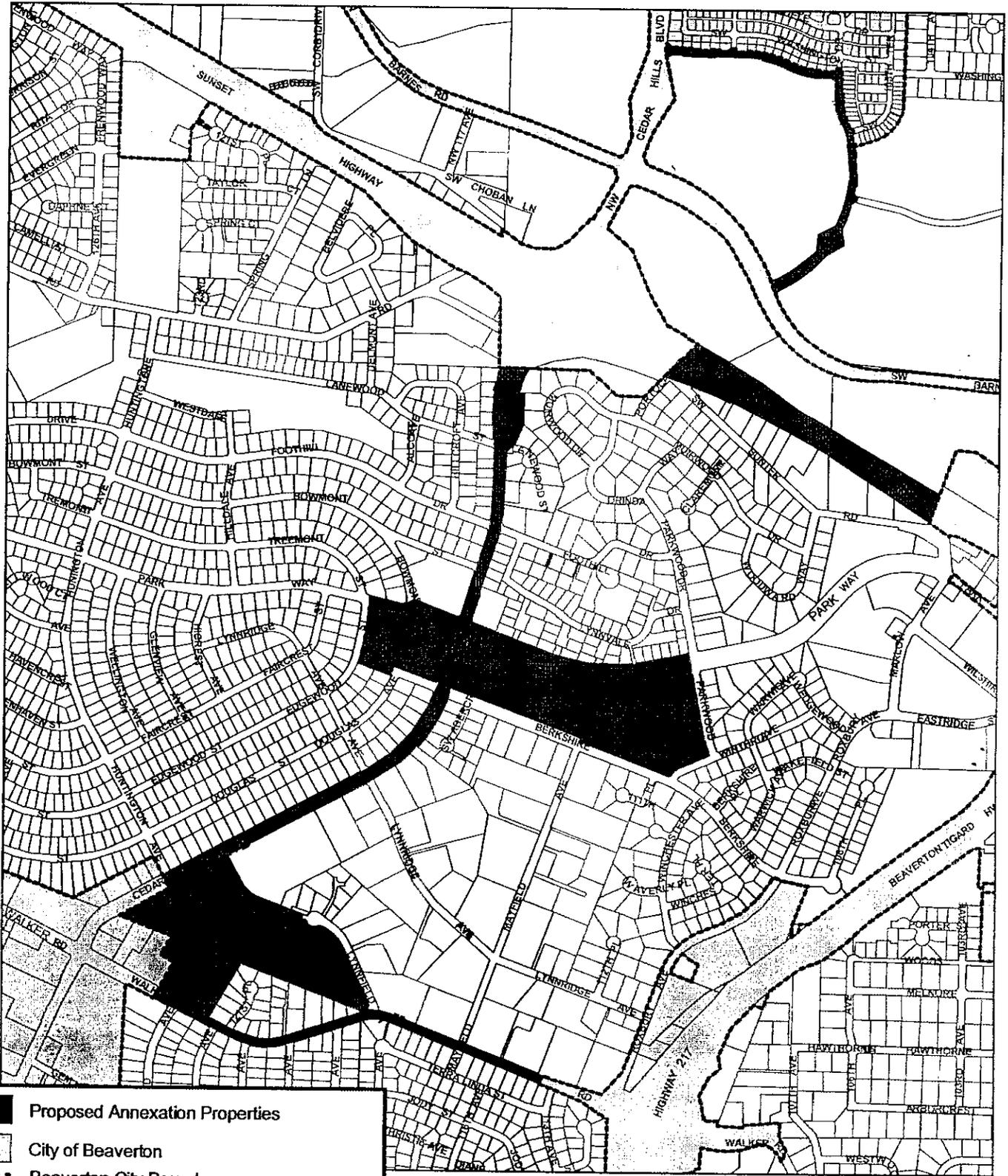


Cedar Hills Blvd/Sunset Hwy  
Expedited Annexation

**COMMUNITY DEVELOPMENT DEPARTMENT**  
Planning Services

10/1/01	N 
Map Number	
Application #	ANX 2001-0006

# ANNEXATION MAP



- Proposed Annexation Properties
- City of Beaverton
- Beaverton City Boundary



City of Beaverton

## Cedar Hills Blvd/Sunset Hwy Expedited Annexation

**COMMUNITY DEVELOPMENT DEPARTMENT**  
Planning Services

10/1/01

Map Number  
1s103cd, 1s103dc  
1s110bc, 1s110bd

Application #

