

ORDINANCE NO. 1244

AN ORDINANCE OF THE CITY OF STANWOOD, WASHINGTON, ANNEXING AN UNINCORPORATED AREA KNOWN AS THE MANNING/ DICKINSON (WEATHERBY I LLC/LEAVITT) ANNEXATION AREA, WHICH IS CONTIGUOUS TO THE EXISTING STANWOOD CITY LIMITS AND WHICH IS LOCATED WITHIN THE STANWOOD URBAN GROWTH BOUNDARY.

WHEREAS, the City of Stanwood received a petition for annexation of 31.76 acres of unincorporated property (known as the “Manning/Dickinson Annexation and later the Wetherby/Leavitt Annexation on August 16, 2007; and

WHEREAS, the petition was signed by owners of more than 60 percent of the assessed value of the area; and

WHEREAS, the Snohomish County Assessor’s Office reviewed the petition for sufficiency and on October 17, 2007, issued a Certificate of Sufficiency; and

WHEREAS, notice of the City’s public hearing on the proposed annexation was posted and published in the form required by law; and

WHEREAS, the City held a public hearing on the proposed annexation and passed Resolution 2007-14 expressing the City’s intention to annex the property on December 6, 2007; and

WHEREAS, the Snohomish County Boundary Review Board issued a written decision approving the annexation on February 4, 2008; and

WHEREAS, the City Council hereby finds that the annexation meets the required criteria in RCW 36.93.170 and .180, the City’s Comprehensive Plan, and the City’s Zoning Code (SMC 17.158.020), as well as applicable sections of the Growth Management Act. The Council hereby adopts by reference the Findings of Fact and Conclusions contained in Exhibit 3 attached.

**NOW THEREFORE, THE CITY COUNCIL DOES HEREBY ORDAIN AS
FOLLOWS:**

SECTION 1. The Manning/Dickinson (Weatherby I LLC/Leavitt) Annexation Area, as described in the attached legal description (“Exhibit 1”) and as shown on the attached map (“Exhibit 2”), is hereby annexed into the City of Stanwood.

SECTION 2. This annexation shall become effective five days after publication, and the property so annexed shall on that date become a part of the City of Stanwood.

SECTION 3. All property subject to taxation within the territory annexed shall be assessed and taxed at the same rate and on the same basis as other property within the City and taxed for any existing indebtedness of the City contracted prior to the effective date of this ordinance.

SECTION 4. The annexed area shall be annexed into the City with the comprehensive plan designation of low density residential and SR-9.6 zoning.

SECTION 5. The City Clerk is hereby directed to file the required number of copies of this ordinance with Snohomish County, the State Office of Financial Management, and with all other governmental bodies as required by law.

SECTION 6. The City Community Development Department is hereby directed to update the comprehensive plan and zoning maps to reflect this annexation.

PASSED by the City Council of the City of Stanwood this __ day of _____, 2009.

CITY OF STANWOOD:

Dianne W. White, Mayor

ATTEST:

Melissa Collins, City Clerk

APPROVED AS TO FORM:

Grant K. Weed, City Attorney