ORDINANCE NO. 022/2010

AN ORDINANCE ANNEXING THE PROPERTIES COMMONLY KNOWN AS CHAIN LAKE WEST, LOCATED WEST OF 191ST AVENUE SE OFF 134TH STREET SE PURSUANT TO THE INTERLOCAL AGREEMENT METHOD AUTHORIZED IN RCW 35a.14.470(3); ZONING THE ANNEXATION AREA AS URBAN RESIDENTIAL UR9600, WITH THE LAND USE DESIGNATION OF R2-5; REQUIRING THE ASSUMPTION OF INDEBTEDNESS; REQUIRING THAT THE PROPERTY IN THE ANNEXATION AREA SHALL BE ASSESSED AND TAXED AT THE SAME RATE AND ON THE SAME BASIS AS OTHER PROPERTY WITHIN THE CITY OF MONROE; AND FIXING A TIME WHEN THE SAME SHALL BECOME EFFECTIVE.

WHEREAS, the Monroe City Council passed Resolution 2009/016 initiating the annexation of approximately 40 acres, in the northern part of the city legally described in Exhibit A and shown in Exhibit B, through an Interlocal Agreement with Snohomish County; and

WHEREAS, the proposed annexation is consistent with the city's adopted Six-Year Annexation Strategy (resolution 2009/12) and Adopted Master Annexation Interlocal Agreement (AF#200801030552) and the Addendum To The Master Agreement (af# 200911200002); and

WHEREAS, the proposed annexation area is within the city's Urban Growth Area and its boundaries are at least 60 percent contiguous with the city's boundaries; and

WHEREAS, the Monroe City Council and Snohomish County Council held a joint public hearing and executed the proposed Interlocal Agreement pursuant to RCW 35a.14.470(3); and

WHEREAS, the Monroe City Council held two separate public hearings related to zoning pursuant to RCW35a.14.330 and 340 and determined that the area will be zoned UR9600, upon annexation with a land use designation of R2-5 dwellings per acre; and

WHEREAS, the City will file a Notice of Intent to Annex, with the Snohomish County Boundary Review Board on December 08, 2010; and

WHEREAS, the City of Monroe City Council has determined that the area will be liable for any of the outstanding indebtedness of the City of Monroe including all outstanding bonds, levies, and loans, except general obligation bonds issued December 1989 for fire station construction,.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MONROE, as follows:

Section 1. Annexation of property. The Monroe City Council hereby annexes the area legally described in Exhibit A and shown in Exhibit B.

Section 2. Assumption of debt/taxation. All property within the territory hereby shall be assessed and taxed at the same rate and at the same basis as property within the City of Monroe, including an assumption of indebtedness of all City of Monroe outstanding bonds, levies, and loans, except general obligation bonds issued December 1989 for fire station construction.

Section 3. Zoning. Said property shall be zoned UR9600, with a land use designation of R2-5 dwellings per acre.

Section 4. Amendment of zoning map. The City council authorizes city staff to amend the official land use and zoning maps for the city of Monroe in accordance with this ordinance, and as set forth therein.

Section 5. Filing with County Council. Upon passage of this ordinance, the city shall file a certified copy of its Notice of Intent to Annex with Snohomish County.

Section 6. Severability. If any section, sentence, clause, or phrase of this ordinance or the amendments to the city of Monroe comprehensive plan adopted hereby should be held to be invalid or unconstitutional by a court of competent jurisdiction, such invalidity or unconstitutionality shall not affect the validity or constitutionality of any other section, sentence, clause or phrase of this ordinance.

Section 7. Effective date. This ordinance shall be in full force and effect 45 days from and after its passage and approval and publication as required by law.

Passed by the city council and approved by the mayor of the city of Monroe, at a regular meeting held this 7th day of December 2010.

1st reading:	12/07/10
Published:	12/14/10 and 12/21/10
Effective:	1/21/11

CITY OF MONROE, WASHINGTON

Robert G. Zimmerman, Mayor

ATTEST:

Eadye Martinson, Deputy City Clerk

APPROVED AS TO FORM:

J. Zachary Lell, City Attorney

Exhibit A

Legal Description for Annexation Purposes - August 16, 2007
Harmsen and Associates
P.O.Box 516
Monroe WA 98272
360-794-7811

ANNEXATION LEGAL DESCRIPTION
The East half of the Northeast quarter of the Northwest quarter, the West half of the Northwest quarter of the Northeast quarter, and the Northwest 1 acre of the Northeast quarter of the Northwest quarter of the Northeast quarter of Section 36, Township 28 North, Range 6 East, W.M.

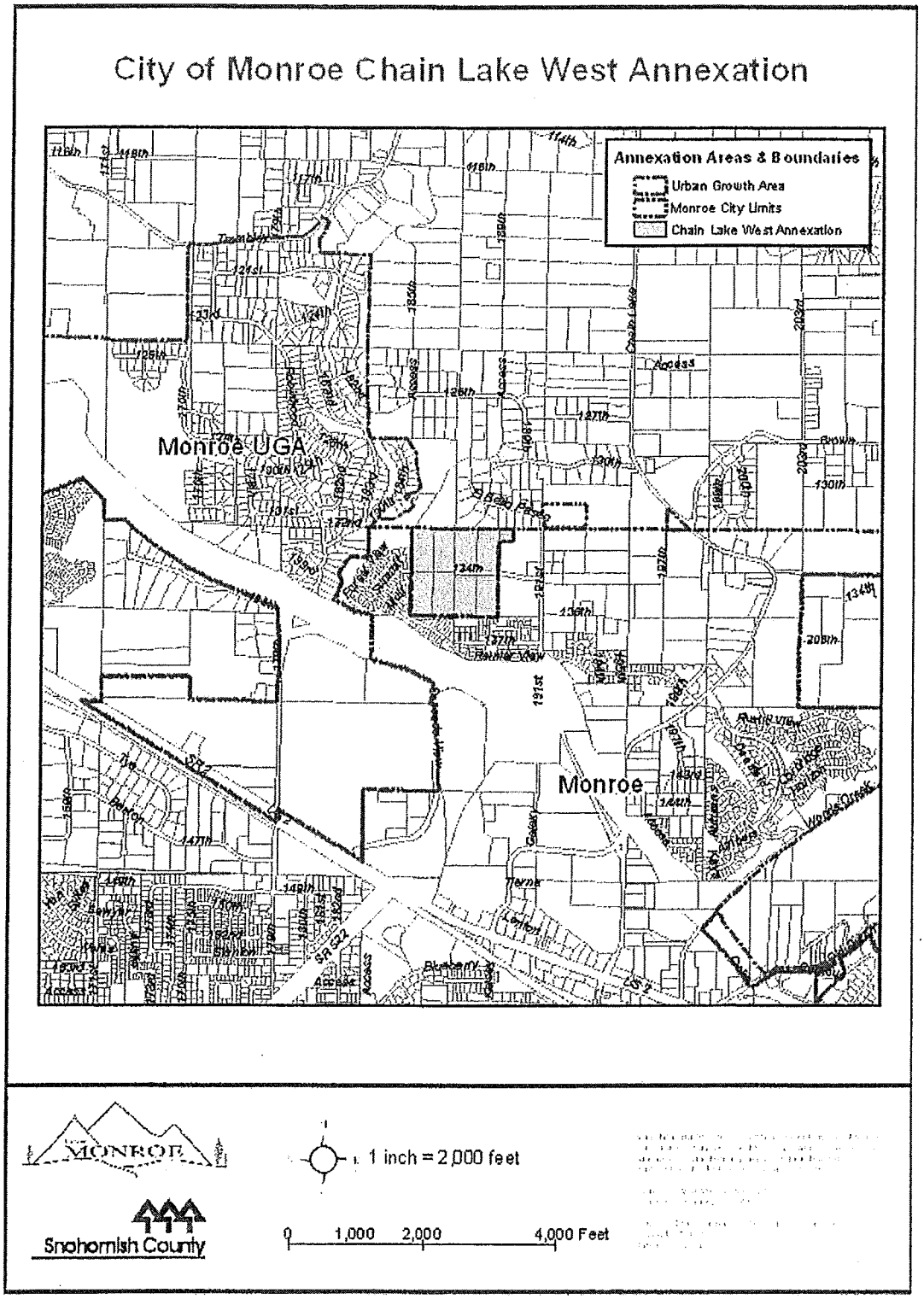
Situate in the County of Snohomish, State of Washington

METES AND BOUNDS DESCRIPTION
Beginning at the Northwest corner of the West half of the Northwest quarter of the Northeast quarter of Section 36, Township 28 North, Range 6 East, W.M.; thence N88°37'36"E along the North line of said subdivision for a distance of 660.15 feet to the Northeast corner thereof; thence continue N88°37'36"E along the North line of the Northeast quarter of the Northwest quarter of the Northeast quarter of Section 36 for a distance of 208.71 feet; thence S01°09'57"E, leaving said North line, for a distance of 208.71 feet; thence S88°37'36"W for a distance of 208.71 feet to the East line of said West half of the Northwest quarter of the Northeast quarter; thence S01°09'57"E along said East line for a distance of 1103.01 feet to the Southeast corner of said subdivision; thence S88°48'27"W along the South line of said subdivision for a distance of 659.87 feet to the Southwest corner of said subdivision, said point also being the Southeast corner of the East half of the Northeast quarter of the Northwest quarter of said Section 36; thence S88°46'21"W along the South line of said East half of the Northeast quarter of the Northwest quarter for a distance of 654.16 feet to the Southwest corner thereof; thence N01°08'12"W along the West line of said subdivision for a distance of 1307.17 feet to the Northwest corner thereof; thence N88°33'21"E along the North line of said subdivision for a distance of 653.21 feet to the Northeast corner of said subdivision, said point also being the POINT OF BEGINNING.

Situate in the County of Snohomish, State of Washington.

Containing 40.493 acres.

Exhibit B



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