ORDINANCE NO. 2629

AN ORDINANCE annexing real property to
the City of Camas.

THE COUNCIL OF THE CITY OF CAMAS DO ORDAIN AS FOLLOWS:

Section I

The Council of the City of Camas finds that the following steps have been taken with respect to the annexation of the hereinafter described unincorporated area to the City of Camas:

A. On December 9, 2011, a Notice of Intention to petition for annexation of the subject real property by the direct petition method provided for in Chapter 35A.14, Revised Code of Washington, was filed with the City of Camas.

B. On January 3, 2011, the City Council conducted a meeting with the annexation proponents to determine whether the City would accept, reject, or geographically modify the proposed annexation, and whether it would require the simultaneous adoption of a proposed zoning regulation, and whether it would require the assumption of City indebtedness.

C. Following the meeting, the Council adopted a motion permitting the annexation proponents to circulate a petition, and requiring the simultaneous adoption of a proposed zoning regulation and the assumption of existing indebtedness. On March 16, 2011, a 60% petition signed by the owners of property of not less than 60% of the assessed value for general taxation of the property subject to the annexation was filed with the City. The 60% petition was revised March 21, 2011.

D. On June 9, 2011, the Clark County Assessor's Office certified the sufficiency of the petition.

E. On October 17, 2011, the City Council conducted a public hearing to consider the annexation proposal. Following the conclusion of public testimony, the City Council adopted a motion modifying the annexation proposal by reducing the geographical boundaries of the land to be annexed.

Section II

Pursuant to the direct petition method provided for in Chapter 35A.14 Revised Code of Washington, the real property described in Exhibit "A", attached hereto and by this reference incorporated herein, being a portion of Clark County not heretofore incorporated as a city or town, and lying contiguous to the City of Camas, is hereby annexed to the City of Camas and made a part thereof.

Section III

All property within the area hereby annexed shall be assessed and taxed to pay for the outstanding general obligation indebtedness of the City of Camas existing as of the effective date of said annexation.

Section IV

The City Clerk is hereby directed to file with the Board of Clark County Commissioners of Clark County, Washington, a certified copy of this ordinance. The City Clerk is further directed to file with the Office of Financial Management a certificate as required by RCW 35A.14.700 within thirty (30) days of the effective date of this annexation. The City Clerk is further directed to take all other steps and to inform all other agencies of said annexation as may be necessary and proper.

Section V

This ordinance shall take force and be in effect five (5) days from and after its publication according to law. The annexation of the aforedescribed real property shall be effective as of the effective date of this ordinance.

PASSED by the Council and APPROVED by the Mayor this 7th day of November, 2011.

SIGNED: _____
Mayor

ATTEST: _____
Clerk

APPROVED as to form:

_____
City Attorney

Exhibit "A"
Annexation Legal Description

A portion of the Northwest quarter and Northeast quarter of Section 35, Township 2 North, Range 3 East of the Willamette Meridian, Clark County, Washington, described as follows:

BEGINNING at the Northeast corner of the Northwest quarter of said Section 35;

THENCE West, along the North line of said Northwest quarter, 1327 feet, more or less, to the West line of the East half of said Northwest quarter;

THENCE South, along said West line, 1115 feet, more or less, to the North line of that Short Plat shown in Book 3 of Short Plats, at Page 118, records of said county;

THENCE East, along said North line, 1274.13 feet, more or less, to the West right of way line of Southeast Everett Road (SR 500);

THENCE South, along said West right of way line, 531.53 feet, more or less, to the North line of "Midles" parcel as described under Auditor's File No. 3250270, records of said county;

THENCE East, along said North line, 20 feet, more or less, to a point on the West right of way line of said Southeast Everett Road, said point, being 30.00 feet from, when measured perpendicular to, the centerline of said Road;

THENCE South, along said West right of way line, 100 feet, more or less, to the North line of the West right of way as shown on Washington State Highway Commission "Secondary State Highway No. 8-A, LaCamas Lake Vicinity", sheet 1 of 1, dated January 31, 1956;

THENCE West, along said North line, to a point 75.00 feet from, when measured perpendicular to, the centerline of said "Secondary State Highway No. 8-A, LaCamas Lake Vicinity";

THENCE Southerly, along said West right of way line, 124 feet, more or less, to the Northeast corner of the "Janet Pfeifer and Thomas Oliver" parcel as described under Auditor's File No. 3685066, records of said county;

THENCE West, along the North line of said "Janet Pfeifer and Thomas Oliver" parcel, 1250.45 feet, more or less, to the West line of the East half of said Northwest quarter;

THENCE South, along said West line, 736.22 feet, more or less, to the South line of said Northwest quarter;

THENCE East, along said South line, 1024 feet, more or less, to the intersection with the East right of way line of said "Secondary State Highway No. 8-A, LaCamas Lake Vicinity";

THENCE Northerly and Easterly, along said East right of way line to the West right of way line of Northeast Everett Drive;

THENCE South, along said West right of way line to the intersection with the South line of said Northwest quarter;

THENCE East, to the Southwest corner of said Northeast quarter of Section 35;

THENCE East, along the South line of said Northeast quarter, 30 feet, more or less, to the East right of way line of Northeast Everett Drive;

THENCE North, along said East right of way line to the intersection with the East right of way line of said "Secondary State Highway No. 8-A, LaCamas Lake Vicinity";

THENCE Northerly, along said East right of way line to intersection with the South line of that 60 foot wide private street known as Southeast 8th Street, as shown in Book 44 of Surveys, at Page 90, records of said county;

THENCE Easterly, along said south line of said private street, 1321 feet, more or less, to the East line of the Southwest quarter of the Northeast quarter of said Section 35;

THENCE Northerly, along said East line, 60 feet, more or less, to the Southeast corner of the "Johnston" parcel as described under Auditor's File No. 9312300425;

THENCE Northerly, along the East line of said "Johnston" parcel, 550.95 feet, more or less, to the Northeast corner thereof and the South line of Lot 4 as shown in Short Plat Book, at Page 638, records of said county;

THENCE Easterly, 30.00 feet, more or less, along said South line of said Lot 4 to the Southwest corner of the "O'Dell" parcel as described under Auditor's File No. 3047684, records of said county;

THENCE Easterly, along the South line of said "O'Dell" parcel, 1033 feet, more or less, to the Southeast corner thereof;

THENCE Northerly, along the East line of said "O'Dell" parcel, 327 feet, more or less, to the Northeast corner thereof;

THENCE West, along the North line of said "O'Dell" parcel, 1033 feet, more or less, to the Northeast corner of Lot 4 as shown in Short Plat Book 1, at Page 638, records of said county;

THENCE West, along the North line of said Lot 4, 30.00 feet to the East line of the Northwest quarter of said Northeast quarter;

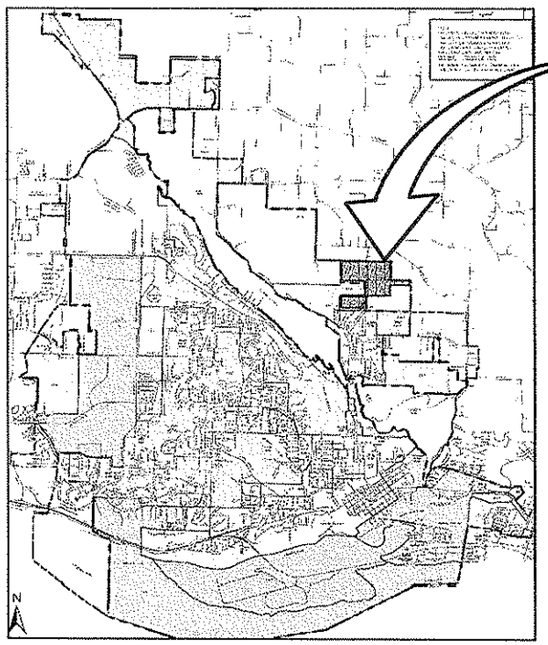
THENCE North, along said East line, 998.99 feet, more or less to the North line of said Northeast quarter;

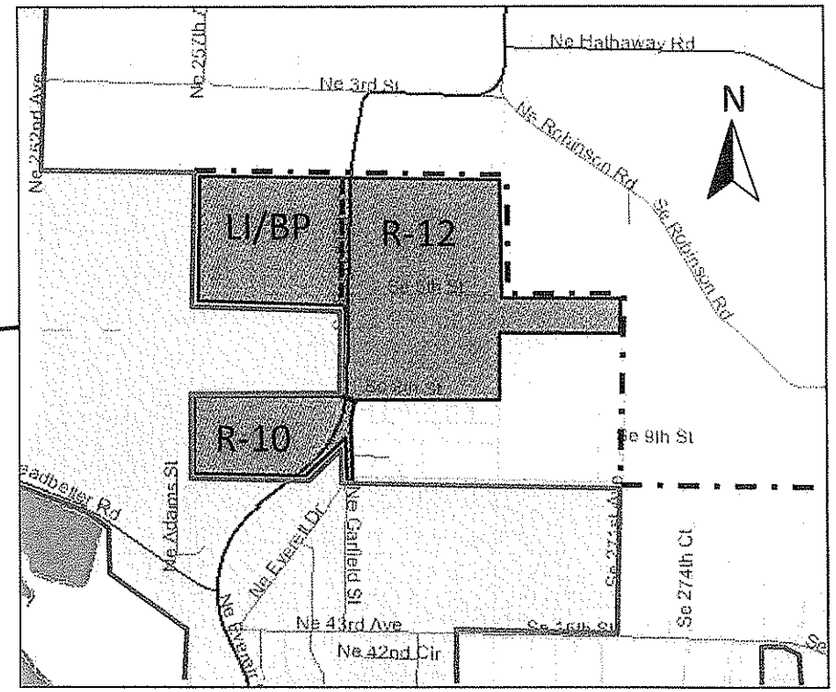
THENCE West, along said North line, 1327 feet, more or less, to the POINT OF BEGINNING.

Exhibit "A"

G-4 North Annexation and Zoning

Camas, WA





SCALE 1" = 1160 FT.

Annexation Boundary

Existing City Limits

Urban Growth Boundary

110614-229 1111021 JE REV 2