

**ORDINANCE NO. 1570  
CITY OF LEAVENWORTH, WASHINGTON**

**AN ORDINANCE PROVIDING FOR THE ANNEXATION OF CERTAIN REAL PROPERTY LOCATED NORTH OF PINEGRASS STREET AND EAST OF SKI HILL DRIVE, IDENTIFIED AS PORTIONS OF PARCEL NUMBERS 241701320060 AND 241701320050, AND FURTHER DESCRIBED AS LOT G OF BOUNDARY LINE ADJUSTMENT 2018-164 TO THE CITY OF LEAVENWORTH, WASHINGTON, INCORPORATING THE SAME WITHIN THE CORPORATE LIMITS THEREOF, AND ADOPTING ZONING REGULATIONS FOR THE ANNEXED PROPERTY**

The City Council of the City of Leavenworth, Washington do ordain as follows:

**Section 1.** The real property in Chelan County, Washington, described on Exhibit “A” and shown within Exhibit "B" attached hereto, owned by McDevitt Land Co. (Jordan McDevitt, Managing Member and Olivia McDevitt, Member) – 3.38 acres. The City of Leavenworth Comprehensive Land Use Plan has designated this area as Residential Low Density 6,000 District (RL6); and further described as:

Property North of Pinegrass Street and east of Ski Hill Drive, identified as portions of parcel numbers 241701320060 and 241701320050, and further described as Lot G of Boundary Line Adjustment 2018-164

Containing 3.38 acres, is hereby annexed to and incorporated in the city limits of the City of Leavenworth, Washington.

**Section 2.** A certified copy of this ordinance shall be filed with the Board of County Commissioners of Chelan County, Washington in the manner provided by law.

**Section 3.** The annexed real property shall be subject to the City of Leavenworth Comprehensive Plan and City of Leavenworth zoning regulations and shall retain the existing zoning of Residential Low Density 6,000 District (RL6).

**Section 4.** The annexed real property also shall be subject to the following:

- A. The City requires the assumption of City indebtedness by the area to be annexed.

- B. The City requires, in accordance with applicable Leavenworth city ordinances and prior to annexation, transfer to the City of Leavenworth any present water rights, unless otherwise agreed with the City.
- C. The property will be zoned Low Density Residential 6,000 (RL 6).
- D. The City requires the following necessary improvements to be completed within five (5) years from the date of annexation:
  - a. Require infrastructure improvements to include, but are not limited to, all street, frontage, utilities, and service line improvements necessary to complete the existing Pinegrass Street to adopted LMC standards.
- E. The City requires the dedication of the rights-of-way necessary to complete Pinegrass Street and extend both Cascade and Central Streets within 12-months of the date of annexation.

**Section 5.** This ordinance shall be recorded with the Chelan County Auditor and shall be binding upon the annexed real property and the future owners thereof. This ordinance shall take effect five days after its passage and publication as provided by law.

**Section 6.** The annexed real property herein shall be assessed and taxed at the same rate and on the same basis as other property in the City of Leavenworth, Washington to pay for all or any portion of the outstanding indebtedness to the City of Leavenworth approved by the voters, contracted, or incurred prior to, or existing at, the date of annexation.

Passed by the City Council of City of Leavenworth, Washington on the 10<sup>th</sup> day of July, 2018 at an open public meeting.

CITY OF LEAVENWORTH

By: \_\_\_\_\_  
Cheryl Kelley Farivar, Mayor

Attest:

\_\_\_\_\_  
Chantell Steiner  
City Clerk/Finance Director

Approved as to form:

\_\_\_\_\_  
Thom H. Graafstra, City Attorney

## CERTIFICATION

I, the undersigned, City Clerk of the City of Leavenworth, Washington (the "City"), hereby certify as follows:

1. The attached copy of Ordinance No. 1570 (the "Ordinance") is a full, true and correct copy of an ordinance duly passed at a regular meeting of the City Council of the City held at the regular meeting place thereof on July 10, 2018, as that ordinance appears on the minute book of the City; and the Ordinance will be in full force and effect five days after publication in the City's official newspaper; and

2. A quorum of the members of the City Council was present throughout the meeting and a majority of those members present voted in the proper manner for the passage of the Ordinance.

IN WITNESS WHEREOF, I have hereunto set my hand this 10<sup>th</sup> day of July, 2018.

CITY OF LEAVENWORTH, WASHINGTON

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Chantell Steiner, City Clerk