



Eugene City Council

500 E 4th Ave., Suite 302
Eugene, OR 97401
541-682-5010 • 541-682-5414 Fax
www.eugene-or.gov

EUGENE CITY COUNCIL AGENDA

May 12, 2025

7:30 p.m. CITY COUNCIL MEETING

City Council meetings are held in a hybrid format using in person and virtual meeting technology. Information about online or other options for access and participation will be available at <https://www.eugene-or.gov/3360/Webcasts-and-Meeting-Materials>

Meeting of May 12, 2025;

Her Honor Mayor Kaarin Knudson Presiding

Councilors

Greg Evans, President
Alan Zelenka
Randy Groves
Matt Keating

Lyndsie Leech, Vice President
Jennifer Yeh
Mike Clark
Eliza Kashinsky

7:30 p.m. CITY COUNCIL MEETING

1. PLEDGE OF ALLEGIANCE

2. CEREMONIAL MATTERS

3. COMMITTEE REPORTS AND ITEMS OF INTEREST

4. CONSENT CALENDAR 1

A. Approval of City Council Minutes

- April 14, 2025 Work Session
- April 16, 2025 Work Session
- April 21, 2025 Public Hearing and Work Session

B. Approval of City Council Tentative Agenda

C. Ratification of FY 2025-26 Metropolitan Wastewater Management Commission (MWMC) Regional Wastewater Program Budget and Capital Improvements Program

D. Approval of Municipal Court Judge Evaluation Committee Nominees and Process

5. CONSENT CALENDAR 2

A. Approval of a Resolution Annexing Land to the City of Eugene (Assessor's Map 17-04-13-32, Tax Lot 05000 And Located at 1708 River Road) (City File: River Road LLC; A 25-1)

- B. Approval of a Resolution Annexing Land to the City of Eugene (Assessor's Map 17-04-11-12, Tax Lot 00200 And Located at 3335 River Road) (City File: 3335 River Road LLC; A 25-2)**
- C. Approval of a Resolution Annexing Land to the City of Eugene (Assessor's Map 17-04-11-12, Tax Lot 03902 and a portion of Tax Lot 03900 And Located on Blazer Avenue west of River Road) (City File: Messiah Lutheran Church; A 25-4)**
- D. Approval of a Resolution Annexing Rights-of-Way (Areas of Right-of-Way Identified as: La Porte Drive; Crow Road Between West 11th Avenue and the Urban Growth Boundary; West 11th Avenue Between Terry Street and the Urban Growth Boundary; and Green Hill Road Between West 11th Avenue and the Urban Growth Boundary) and Voluntarily Annexing Adjacent, Privately Owned Parcels to the City of Eugene (Assessor's Map No. 17-04-31-14, Tax Lots 00100 and 01200; and Assessor's Map No. 17-04-32-00, Tax Lots 01300, 01600, 01700, 02100, 02200, 02400, 02500, 02600, 02700, 02900, 03000, 03100, 03500, 03800, 03900, and 05000) (City File: Crow Rd; A 25-05)**
- E. Approval of a Resolution Annexing Golden Gardens Park Property (Assessor's Map 17-04-16-00, Tax Lots 00100, 00200, 00300, 00400, 00500, 00600, and 00700) and Voluntarily Annexing an Adjacent Privately Owned Parcel (Assessor's Map 17-04-09-00, Tax Lot 02700) (City File: Golden Gardens Park; A 25-03)**

6. ACTION: Adoption of City of Eugene Annex to the Lane County Multi-Jurisdictional Natural Hazards Mitigation Plan 2020

7. PUBLIC COMMENT

The Eugene City Council welcomes your interest in these agenda items. This meeting location is wheelchair-accessible. For the hearing impaired, an interpreter can be provided with 48 hours' notice prior to the meeting. Spanish-language interpretation will also be provided with 48 hours' notice. To arrange for these services, contact the receptionist at 541-682-5010. City Council meetings are telecast live on Metro Television, Comcast channel 21, and rebroadcast later in the week.

El consejo de la Ciudad de Eugene agradece su interés en estos asuntos de la agenda. El lugar de la reunión tiene acceso para sillas de ruedas. Se puede proveer a un intérprete para las personas con discapacidad auditiva si avisa con 48 horas de anticipación. También se puede proveer interpretación para español si avisa con 48 horas de anticipación. Para reservar estos servicios llame al 541-682-5010. Las reuniones del consejo de la ciudad se transmiten en vivo por Metro Television, Canal 21 de Comcast y son retransmitidas durante la semana.

For more information, contact the Council Coordinator at 541-682-5010,
or visit us online at www.eugene-or.gov.

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Approval of a Resolution Annexing Land to the City of Eugene (Assessor's Map 17-04-13-32, Tax Lot 05000 And Located at 1708 River Road) (City File: River Road LLC; A 25-1)

Meeting Date: May 12, 2025
Department: Planning and Development
www.eugene-or.gov

Agenda Item Number: 5A
Staff Contact: Nicholas Gioello
Contact Telephone Number: 541-682-5453

ISSUE STATEMENT

This item is a request to annex an approximately 1.22 acre (53,143 square feet) property located at 1708 River Road, west of River Road and south of Hamilton Avenue. No public rights-of-way are proposed for annexation as part of this request and there is no formal deadline for Council action on this item. A vicinity map is provided as Attachment A.

BACKGROUND

To encourage compact urban growth and sequential development within Eugene's UGB, the Metro Plan provides that ultimately all land within the UGB will be annexed into the City and provided with a minimum level of urban services.

The subject property is currently zoned R-2 Medium-Density Residential with /UL Urbanizable Land Overlay. The Metro Plan designates the subject property for medium-density residential use. The subject property is located within the Urban Growth Boundary (UGB) and is contiguous to the City limits on its east boundary as it is adjacent to River Road. Annexation will allow for future development consistent with the property's residential land use designation and the Eugene Code. Specific plans for future development of the site are not included as part of this annexation application.

Approval of annexation requests are based on the criteria at Eugene Code (EC) 9.7825 which require that (1) the land proposed to be annexed is within the City's UGB and is contiguous to the City limits or separated from City limits only by a right-of-way or water body; (2) the proposed annexation is consistent with the applicable policies in the Metro Plan and in any applicable refinement plans; and (3) the proposed annexation will result in a boundary in which the minimal level of key urban facilities and services can be provided in an orderly, efficient, and timely manner. Findings demonstrating that the annexation request is consistent with these approval criteria are included as Exhibit C of the attached resolution (see Attachment B).

To provide nearby property owners and residents an opportunity to review and comment on this annexation request, public notice was provided to all owners and occupants of property within

500 feet of the subject property and the affected neighborhood association (River Road Community Organization) consistent with Eugene Code requirements.

No testimony has been received to date regarding the proposed annexation of this property.

Referral comments were provided by affected agencies including City of Eugene Public Works and Eugene Water & Electric Board. These referral comments confirm there are no concerns with the proposed annexation and the property, which is already provided with the minimum level of key urban services consistent with the approval criteria. Given the findings and recommendation demonstrating the ability for the provision of key urban services to the property and the absence of any testimony, a public hearing is not recommended in this instance.

Additional background information regarding this request, including relevant application materials, is included for reference as Attachment C to this AIS. A full copy of all materials in the record is also available at the Permit and Information Center located at 99 West 10th Avenue, which is open from 12 pm to 4 pm Monday through Friday. To view materials at another time, please contact the listed staff representative to schedule an appointment. Copies may be also obtained at a reasonable cost. As a courtesy, copies of the application materials are also available online at: <https://pdd.eugene-or.gov/LandUse/SearchApplicationDocuments?file=A-25-001>

PREVIOUS COUNCIL DIRECTION

None.

COUNCIL OPTIONS

City Council may consider the following options:

1. Adopt the resolution
2. Adopt the resolution with specific modifications as determined by the City Council
3. Direct the City Manager to bring back a resolution denying the application
4. Defer action until after the council holds a public hearing on the proposed annexation

CITY MANAGER'S RECOMMENDATION

The City Manager recommends that the City Council find that the request complies with all applicable approval criteria, adopt the resolution, and approve the annexation.

SUGGESTED MOTION

Move to adopt a Resolution Annexing Land to the City of Eugene (Assessor's Map 17-04-13-32, Tax Lot 05000 and located at 1708 River Road).

ATTACHMENTS

- A. Vicinity Map
- B. Proposed Annexation Resolution with Exhibits A through C
 - Exhibit A: Site Plan
 - Exhibit B: Legal Description
 - Exhibit C: Planning Director Findings
- C. Application Materials for Annexation Request

FOR MORE INFORMATION

Staff Contact: Nicholas R. Gioello, Associate Planner
Telephone: 541-682-5453
Staff E-Mail: NGioello@eugene-or.gov



-  Property to be Annexed
-  Taxlots
-  Eugene City Limits
-  Eugene Urban Growth Boundary



Caution: This map is based on imprecise source data, subject to change, and for general reference only.

Created on 4/28/2025
by City of Eugene Planning Division

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RESOLUTION NO. _____**RESOLUTION ANNEXING LAND TO THE CITY OF EUGENE
(ASSESSOR'S MAP 17-04-13-32, TAX LOT 05000 AND LOCATED AT 1708
RIVER ROAD)****The City Council of the City of Eugene finds that:**

A. An annexation application was submitted on January 17, 2025, by 1708 River Road, LLC, in accordance with the provisions of Section 9.7810 of the Eugene Code, 1971, ("EC") to annex property identified as Assessor's Map 17-04-13-32, Tax Lot 05000, to the City of Eugene.

B. The property proposed to be annexed is depicted on the map attached as Exhibit A to this Resolution. The legal description of the property proposed to be annexed is attached to this Resolution as Exhibit B.

C. The City's Planning Director has submitted a written recommendation that the application be approved based on the criteria of EC 9.7825. The Planning Director's Findings and Recommendation are attached as Exhibit C.

D. On April 11, 2025, a notice containing the street address, the assessor's map and tax lot number for the property, a description of the land proposed to be annexed, and the Planning Director's preliminary recommendation was mailed to the applicant, owners and occupants of properties located within 500 feet of the perimeter of the subject property, and the River Road Community Organization. The notice advised that the City Council would consider the Planning Director's full recommendation on the proposed annexation on May 12, 2025.

E. After considering the Planning Director's recommendation, the City Council finds that the application should be approved.

NOW, THEREFORE,

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EUGENE, a
Municipal Corporation of the State of Oregon, as follows:**

Section 1. Based on the above findings and the Planning Director's Findings and Recommendation which are attached as Exhibit C and are adopted in support of this Resolution, it is ordered that the land identified as Assessor's Map 17-04-13-32, Tax Lot 05000, which is more particularly described in the attached Exhibit B, is annexed to the City of Eugene.

Section 2. This Resolution is effective immediately upon its passage by the City Council. The annexation and the automatic rezoning of the land pursuant to EC 9.7820(3) from R-2

Medium-Density Residential with /UL Urbanizable Land Overlay to R-2 Medium-Density Residential shall become effective in accordance with State law.

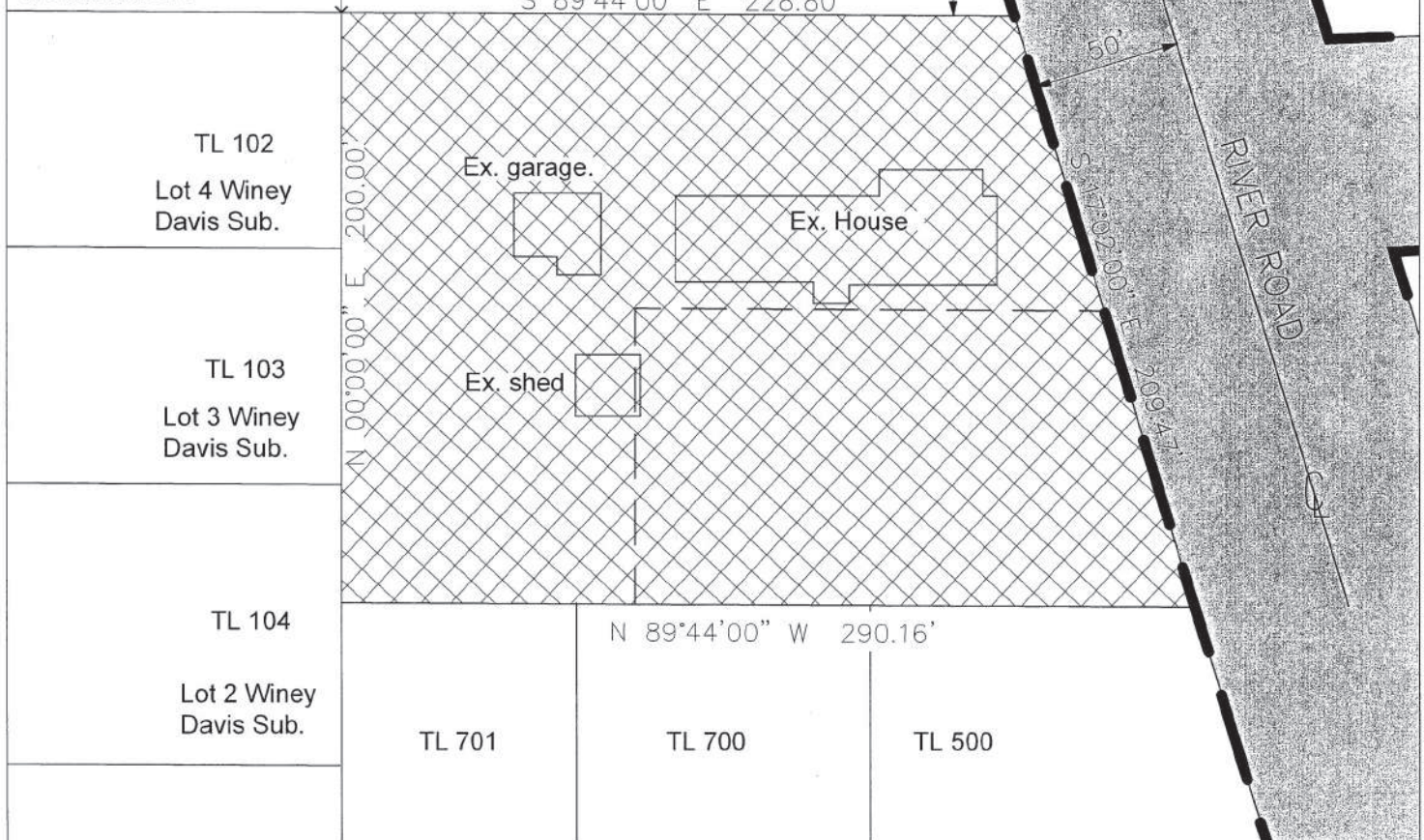
The foregoing Resolution adopted the ____ day of May, 2025.

City Recorder

Exhibit A

POINT OF BEGINNING
Northeast corner of Lot 4,
Block 1, WINEY-DAVIS
SUBDIVISION

Land Annexation for
1708 River Road, LLC
NORTHWEST 1/4 of SECTION 13, TOWNSHIP 17 SOUTH,
RANGE 4 WEST, W.M.
EUGENE, LANE COUNTY, OREGON

**LEGEND**

LAND TO BE ANNEXED



CITY LIMITS



EXISTING ANNEXED
PROPERTY



EXISTING BUILDING

NOTES

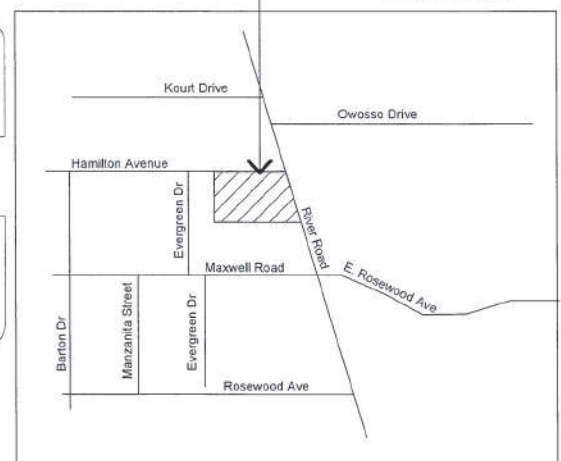
1. CITY LIMIT BOUNDARIES SHOWN PER CITY of EUGENE ON-LINE INTERACTIVE MAP (EUGMAPS-APP) MAY 2024.
2. SITE HAS ONE SINGLE UNIT DWELLING.
3. EASEMENTS OR OTHER RECORDED RESTRICTIONS ARE SHOWN, IF EXISTING, ON THE SITE.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 15, 2003
KENT BAKER
#59885

RENEWS: 12-31-2025

SUBJECT PROPERTY

VICINITY MAP

MAP: 17 04 13 32 Tax Lot 5000

ANNEXATION SITE PLAN

1708 River Road Annexation
1708 River Road, Eugene, OR 97404

Date: January 17, 2025
Scale: 1" = 60' - 0"



Exhibit B
Legal Description
(Tax Lot #5000)

A unit of land being situated in the Southwest 1/4 of Section 13, Township 17 South, Range 4 West of the Willamette Meridian, said unit of land being more particularly described as follows:

Beginning at the Northeast corner of Lot 4, Block 1, WINEY-DAVIS SUBDIVISION, as platted and recorded in Book 29, Page 12, Lane County Plat Records, in Lane County, Oregon, said northeast corner of Lot 4 being located on the southerly margin of Hamilton Avenue;

Thence along the southerly margin of Hamilton Avenue, 25.00 feet southerly and parallel with the centerline, South 89°44'00" East a distance of 228.80 feet to the intersection of the southerly margin of Hamilton Avenue with the westerly margin of River Road;

Thence along the westerly margin of River Road, 50.00 feet westerly and parallel with the centerline, South 17°02'00" East a distance of 209.47 feet;

Thence leaving the westerly margin of River Road, North 89°44'00" West a distance of 290.16 feet to the east boundary of Block 1; WINEY-DAVIS SUBDIVISION;

Thence along the east boundary of Block 1; WINEY-DAVIS SUBDIVISION, North 00°00'00" East a distance of 200.00 feet to the point of beginning, all in Lane County, Oregon and containing 51,896 square feet (1.19 acres) of land, more or less.



**Planning Director's Findings and Recommendation:
Annexation Request for 1708 River Road LLC
(City File: A 25-1)**

Application Submitted: January 17, 2025
Applicant: 1708 River Road, LLC
Property Included in Annexation Request: Tax Lot 05000 of Assessor's Map 17-04-13-32
Zoning: R-2 Medium-Density Residential with /UL Urbanizable Land Overlay
Location: 1708 River Road
Lead City Staff: Nicholas Gioello, Associate Planner, City of Eugene Planning Division, 541-682-5453

EVALUATION:

Based on the information provided by the applicant, the City has determined that this request complies with Eugene Code (EC) Section 9.7805 Annexation - Applicability. As such, it is subject to review and approval in accordance with the requirements, application criteria and procedures of EC 9.7800 through 9.7835. The applicable approval criteria are presented below in bold typeface with findings and conclusions following each.

EC 9.7825(1) The land proposed to be annexed is within the city's urban growth boundary and is: (a) Contiguous to the city limits; or (b) Separated from the city only by a public right of way or a stream, bay, lake or other body of water.	
Complies	Findings: The subject property is within the Urban Growth Boundary and is contiguous to City limits on its eastern border (River Road), consistent with subsection (a).
☒ YES	☐ NO
EC 9.7825(2) The proposed annexation is consistent with applicable policies in the Metro Plan and in any applicable refinement plans.	
Complies	Findings: Several policies from the Metro Plan provide support for this annexation by encouraging compact urban growth to achieve efficient use of land and urban service provisions within the UGB, including the following policies from the Growth Management section (in <i>italic text</i>):
☒ YES	☐ NO
	<p><i>Policy 8. Land within the UGB may be converted from urbanizable to urban only through annexation to a city when it is found that:</i></p> <p><i>a. A minimum level of key urban facilities and services can be provided to the area in an orderly and efficient manner.</i></p> <p><i>b. There will be a logical area and time within which to deliver urban services and facilities. Conversion of urbanizable land to urban shall also be consistent with the Metro Plan. (page II-C-4)</i></p> <p><i>Policy 10. Annexation to a city through normal processes shall continue to be the highest priority. (page II-C-5).</i></p> <p><i>Policy 15. Ultimately, land within the UGB shall be annexed to a city and provided with the required minimum level of urban facilities and services. While the time</i></p>

	<p><i>frame for annexation may vary, annexation should occur as land transitions from urbanizable to urban. (page II-C-5)</i></p> <p>The following policy from the Residential Element of the Metro Plan is also applicable:</p> <p><i>Policy A.2 Residentially designated land within the UGB should be zoned consistent with the Metro Plan, and applicable plans and policies; however, existing agricultural zoning may be continued within the area between the city limits and UGB until rezoned for urban uses.</i></p> <p>The Metro Plan designates the annexation area as appropriate for medium-density residential use. The River Road - Santa Clara Urban Facilities Plan (RR/SC UFP) is an adopted refinement plan for the subject property, which also designates the area for medium density residential use, consistent with the subject property's existing R-2 Medium-Density Residential zoning. The /UL overlay will be automatically removed from the property upon approval of the annexation.</p> <p>Regarding applicable policies of the RR/SC UFP, the subject property is located within the River Road/Howard subarea. None of the subarea recommendations are directly applicable to the subject request. Further, none of the general "Residential Land Use Policies" at Section 2.2 appear to be directly applicable to the subject request. The "Public Facilities and Services Element" policies of the RR/SC UFP are directed at local government; however, the premise of these policies (regarding the provision of urban services) is the assumption that property within the UGB will be annexed.</p> <p>The <u>River Road - Santa Clara Neighborhood Plan</u> is the other more recently adopted refinement plan applicable to the subject property. While none of the goals or policies appear to serve as mandatory approval criteria for this annexation, the following policy is relevant to the annexation request:</p> <p><i>Policy 17.4 Annexation: Annexation of the River Road and Santa Clara areas will occur only through strict application of state laws and local policies (e.g., ability to extend key urban facilities and services in a timely manner). In each case, Eugene will make every reasonable attempt to provide for annexation only on a voluntary basis and according to prior individual property annexation agreements.</i></p> <p>As this annexation request is both served by key urban facilities (see below) and is a voluntary annexation, this policy is generally supportive of the request. Further, the Neighborhood Plan Goals focus on promoting additional housing infill, which this annexation will facilitate because of the expanded residential uses allowed on this property following annexation.</p> <p>As previously discussed in this subsection, and further detailed under subsection (3) below, the proposed annexation is consistent with Metro Plan growth management policies and can be served by the minimum level of key urban services. The annexation</p>
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		<p>procedures beginning at EC 9.7800 are consistent with State law and therefore, as found throughout this report, the annexation is consistent with State law.</p> <p>Based on the findings above, the proposal is consistent with the applicable policies of the <u>Metro Plan</u> and <u>RR/SC UFP</u> refinement plan, and River Road – <u>Santa Clara Neighborhood Plan</u> refinement plan.</p>
EC 9.7825(3) The proposed annexation will result in a boundary in which the minimum level of key urban facilities and services, as defined in the Metro Plan, can be provided in an orderly, efficient, and timely manner.		
Complies		<p>Findings: Consistent with this criterion, the proposed annexation will result in a boundary in which the minimum level of key urban facilities and services can be provided in an orderly, efficient, and timely manner as detailed below:</p> <p><u>Wastewater</u> Public wastewater is available via an 8-inch line located within Hamilton Avenue right-of-way, which is adjacent to the site. City records indicate the existing structure on the lot is connected to the service line.</p> <p><u>Stormwater</u> There is an existing 18-inch stormwater line adjacent to the site in Hamilton Avenue that connects to the 36-inch stormwater line in River Road. Soil maps indicate Type C soils exist on the site. No mapped infiltration limiting factors are noted. Any future development will be subject to the City of Eugene stormwater standards during the building permit process.</p> <p><u>Transportation</u> The subject property has frontage on Hamilton Avenue to the north, a local access road under Lane County jurisdiction. This section of Hamilton Ave is paved and the current access to the property is taken from Hamilton Avenue. The subject property also has frontage on River Road to the east, a Major Arterial. This section of River Road is owned and maintained by the City of Eugene. Any future development of the site or alterations to the existing access connection may require a facilities permit from Lane County Transportation if Hamilton Avenue is still under Lane County jurisdiction.</p> <p><u>Solid Waste</u> Collection service is provided by private firms. Regional disposal sites are operated by Lane County.</p> <p><u>Water and Electric</u> Eugene Water and Electric Board (EWEB) Water staff confirm no objections to the annexation of the site as water and electric services for the subject property are in accordance with EWEB policies and procedures.</p> <p><u>Public Safety</u> Police protection can be extended to this site upon annexation consistent with service provision through the City. Fire protection will be provided by Eugene Springfield Fire.</p>
☒	☐	
YES	NO	

	<p>Emergency medical services are provided by Eugene Springfield Fire and will continue in the same manner upon annexation.</p> <p><u>Parks and Recreation</u> Parks and recreation programs are provided on a City-wide basis. The inclusion of the subject property in the City is sufficient evidence to demonstrate the minimum level of this key urban service is met.</p> <p><u>Planning and Development Services</u> Planning and building permit services are provided for all properties located within the Urban Growth Boundary by the City of Eugene. The Eugene Code, Chapter 9, will provide the required land use controls for future development of the subject property upon annexation.</p> <p><u>Communications</u> A variety of telecommunications providers offer communications services throughout the Eugene/Springfield area.</p> <p><u>Public Schools</u> The subject property is within Eugene School District 4J. As access to schools is evaluated on a district-wide basis, the property's location within the school district is sufficient evidence to demonstrate the minimum level of this key urban service is met.</p>
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CONCLUSION:

Based on the above findings, information submitted to date, and the criteria set forth in EC 9.7825, the proposed annexation is consistent with the applicable approval criteria. A map and legal description showing the area subject to annexation are included in the application file for reference. The effective date of the annexation will be set in accordance with State law.

INFORMATIONAL ITEMS:

- Upon approval of the annexation, the base zoning of R-2 Medium-Density Residential will remain; however, the /UL Urbanizable Land overlay will be automatically removed from the annexation area. Please contact the Permit Information Center, Planner-on-Duty at 541-682-5377 for more information.
- Approval of this annexation does not relieve the applicant from complying with applicable codes and statutory requirements.



RECEIVED
FEB 18 2025
City of Eugene
Planning Division

Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
17 04 13 32	5000	R-2/UL	1.22

Property Address: 1708 River Road

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:	River Road Parks & Recreation District		
Electric:	EWEB		
Water:	EWEB		
Sanitary Sewer:	City of Eugene		
Fire:	River Road Water District		
Schools:	Elementary: Howard	Middle: Kelly	High: North Eugene
Other:			

Filing Fee

- ☒ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement (Submit 5 copies)

- ☒ Submit a detailed written statement describing **how** this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 2 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 ½" x 11" sheet of paper. Site plans shall include the following information:

- ☐ Show the date & north arrow on site plan.
- ☐ Show the Assessor's Map and Tax Lot number(s) on the site plan.
- ☐ Show a vicinity map on the site plan (vicinity map does not need to be to scale).
- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements (Submit 2 paper copies and 1 digital copy of all)

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 5000

Name (print) 1708 River Road, LLC

Phone _____

Address 1056 Green Acres Road #102 - 267

City/State/Zip: Eugene, OR 97408

Signature: _____

Chris Looney

PROPERTY OWNER OF TAX LOT: _____

Name (print) _____

Phone _____

Address _____

City/State/Zip _____

Signature _____

PROPERTY OWNER OF TAX LOT: _____

Name (print) _____

Phone _____

Address: _____

City/State/Zip _____

Signature: _____

SURVEYOR:

Name (print): Kent Baker

Company/Organization Roberts Surveying, Inc.

Address 2811 Lydick Way

City/State/Zip: Eugene, OR 97401

E-mail (if applicable): kent@robertssurvey.com

Phone: 541.345.1112

Fax _____

Signature _____

Planning & Development

Planning Division

99 W. 10th Avenue Suite 240 Eugene, OR 97401

Phone: 541-682-5377 or E-mail: planning@eugene-or.gov

Updated: September 2024

Page 3 of 4

By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 5000

Name (print): 1708 River Road, LLC Phone: _____

Address: 1056 Green Acres Road #102 - 267

City/State/Zip: Eugene, OR 97408

Signature: _____

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

SURVEYOR:

Name (print): Kent Baker

Company/Organization: Roberts Surveying, Inc.

Address: 2811 Lydick Way

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): kent@robertssurvey.com

Phone: 541.345.1112 Fax: _____

Signature: Kent Baker Digitally signed by Kent Baker
Date: 2025.01.08 17:36:57 -08'00'

REPRESENTATIVE (If different from Surveyor):

Name (print): carol schirmerCompany/Organization: Schirmer Consulting, LLCAddress: PO Box 10424City/State/Zip: Eugene, OR 97440E-mail (if applicable): schirmer@schirmerconsulting.comPhone: 541.234.5108

Fax: _____

Signature: Carol SchirmerDigitally signed by Carol Schirmer
DN: C=US, E=schirmer@schirmerconsulting.com, CN=Carol Schirmer
Reason: I am approving this document
Date: 2025.01.15 17:10:21 -08'00'****Attached additional sheets if necessary.**

February 17, 2025

**1708 River Road
Annexation Application
Map 17 04 13 32 Tax Lot 5000**

WRITTEN STATEMENT

In accordance with EC 9.7800, Annexation Application Procedures and Criteria, the applicant is requesting that the City of Eugene review this annexation request and determine that the proposal complies with criteria contained in EC 9.7825 and that the requested annexation can be approved.

I. Description of Proposal

A. Overview

The applicant requests annexation approval to increase opportunities for future use of the property. The property is located inside the City of Eugene Urban Growth Boundary and is zoned Medium Density Residential (R-2) with an Urbanizable Land Overlay (UL). The Metro Plan designation is Medium Density Residential.

B. Subject Site

There is one legal lot in this annexation application, and it is in the River Road Community Organization area. The property is primarily adjacent to and abutting single unit dwellings. North and east of the site are developments with multi-unit dwellings.



II. Annexation – Approval Criteria

Annexation Approval Criteria are found in Section 9.7825 of the Eugene Code. Applicable sections of the Code are in plain text, followed by proposed findings of facts in *italics*.

9.7825 Annexation – Approval Criteria. The city council shall approve, modify and approve, or deny a proposed annexation based on the application's consistency with the following:

- (1) The land proposed to be annexed is within the city's urban growth boundary and is:
 - (a) Contiguous to the city limits.
The property to be annexed is within the city's urban growth boundary and is contiguous to the city limits. The property abuts River Road on the east property line. River Road is annexed to the city.
- (2) The proposed annexation is consistent with applicable policies in the Metro Plan and in any applicable refinement plans.

The property is within the Metro Plan, the River Road-Santa Clara Neighborhood Plan and the River Road-Santa Clara Urban Facilities Plan. The property is currently zoned R-2 (Medium Density Residential) with a UL overlay (Urbanizable Land). The Metro Plan, the River Road-Santa Clara Neighborhood Plan and the River Road-Santa Clara Urban Facilities Plan designate the property for low density residential. The /UL overlay will automatically be removed upon annexation approval.

METRO PLAN: *Applicable Metro Plan policies and findings in support of this annexation request are as follows:*

II. Fundamental Principles and Growth Management Policy Framework

C. Growth Management

- **Policy 8.** Land within the UGB may be converted from urbanizable to urban only through annexation to a city when it is found that:
A minimum of key urban facilities and services can be provided to the area in an orderly and efficient manner.

Response: Minimum key urban facilities and services as defined in the Metro Plan includes wastewater, stormwater, transportation, solid waste management, water service, fire and emergency medical service, police protection, city-wide parks and recreation programs, electric service, land use controls, communication facilities and public schools on a district-wide basis (Metro Plan, Chapter V, Glossary, definition 24). As documented elsewhere in this written statement these key urban facilities and services can be provided to the subject sites in an orderly and efficient manner.

- **Policy 10.** Annexation to a city through normal processes shall continue to be the highest priority.

Response: Annexation into the corporate limits of the City of Eugene is codified in the Eugene Code (EC) 9.7800-9.7835. Processes and procedures regarding application, annexation, approval criteria, effective date and notice, and withdrawal from special districts are, by submittal and processing of this Annexation Application, being followed.

- **Policy 15.** Ultimately, land within the UGB shall be annexed to a city and provided with the required minimum level of urban facilities and services.

Response: The subject site is inside the Eugene jurisdiction of the metro area's Urban Growth Boundary. By this Annexation Application land within the UGB (the subject site) is being annexed and as required by applicable approval criteria, will be provided with the minimum level of urban facilities and services.

- **Policy 17.** Eugene and Springfield and their respective utility branches, Eugene Water & Electric Board (EWEB) and Springfield Utility Board (SUB), shall be the water and electrical service providers within the UGB.

Response: EWEB currently provides service to the surrounding properties and the subject site which has an existing home.

- **Policy 19.** Annexation of territory to existing service districts within the UGB shall occur only when the following criteria are met:
 - a. Immediate annexation to a city is not possible because the required minimum level of key urban facilities and services cannot be provided in a timely manner (within five years, as outlined in an adopted capital improvement program);
Immediate annexation to the city is possible.

- b. Except for areas that have no fire protection, affected property owners have signed consent to annex agreements with the applicable city consistent with Oregon annexation law.
This property has fire protection.

III. Specific Elements

A. Metropolitan Residential Land Use and Housing Element

- **Policy A.2.** Residentially designated land within the UGB should be zoned consistent with the *Metro Plan* and applicable plans and policies; however, existing agricultural zoning may be continued within the area between the city limits and the UGB until rezoned for urban uses.

Response: The Metro Plan designation for this property is Medium Density Residential. The zoning is R-2 (Medium Density Residential). The zoning is consistent with the Metro Plan.

APPLICABLE REFINEMENT PLAN: The applicable refinement plans are the River Road-Santa Clara Neighborhood Plan and the River Road- Santa Clara Urban Facilities Plan.

River Road-Santa Clara Neighborhood Plan (Land Use)

Goal 12: Plan for future housing that addresses the needs of the community.

- **Policy 12.1 Compatible Infill:** Encourage innovative and creative housing options and infill, and incorporate pedestrian scale design through building design, size, scale, and site layout requirements through legislative updates to local land use regulations.

Response: With the advent of Middle Housing regulations, compatible infill is now allowed to be developed on existing properties. Much like the Accessory Dwelling Unit land use regulations which allowed infill in existing neighborhoods, the Middle Housing regulations, innovative and creative housing options are allowed. Housing is allowed where housing was not allowed in the past: on lots smaller than a standard lot, in a back yard where prior regulations required the lot to front the street, land locked lots, just to name a few. Annexation of this property opens upon multiple housing design opportunities.

- **Policy 12.2 Affordable Availability:** Plan for affordable and moderate-income housing throughout the River Road and Santa Clara neighborhoods through strategies, funding partnerships, and execution of the City and County's housing plans.

Response: Middle Housing regulations allow for the construction of more units where they were not allowed before. The lots are typically smaller than the prior minimum lot size of 4500 sf. By allowing smaller lots and also the division of existing duplexes/triplexes/quadplexes on to their own lots, units that are more affordable are being created. Annexation will allow this property to be developed traditionally with multiple family housing or Middle Housing. In either case the potential development will execute the City and County's housing plans.

- **Policy 12.2 Annexation:** Annexation of the River Road and Santa Clara areas will occur only through strict application of state laws and local policies (e.g., ability to extend key urban facilities and services in a timely manner). In each case, Eugene will make every reasonable attempt to provide for annexation only on a voluntary basis and according to prior individual property annexation agreements.

Response: Key urban facilities and services are already extended to this property. This annexation is voluntary.

Goal 12: Plan for future housing that addresses the needs of the community.

- **Policy 12.1 Compatible Infill:** Encourage innovative and creative housing options and infill, and incorporate pedestrian scale design through building design, size, scale, and site layout requirements through legislative updates to local land use regulations.

River Road Santa Clara Urban Facilities Plan (Community)

Goal 17: Provide comprehensive public services and community resources that address the evolving needs of the community.

- **Policy 17.4 Annexation:** Annexation of the River Road and Santa Clara areas will occur only through strict application of state laws and local policies (e.g., ability to extend key urban facilities and services in a timely manner). In each case, Eugene will make every reasonable attempt to provide for annexation only on a voluntary basis and according to prior individual property annexation agreements.

Response: Key urban facilities and services are already extended to this property. This annexation is voluntary.

The 'Public Facilities and Services Element' policies of the River Road-Santa Clara Urban Facilities Plan are directed at local government; however, the premise of these policies (regarding the provision of urban services) is the assumption that the properties within the UGB will be annexed.

The property is in the River Road/Howard sub area. There are no specific policies directly related to that sub area.

- (3) The proposed annexation will result in a boundary in which the minimum level of key urban facilities and services, as defined in the Metro Plan, can be provided in an orderly, efficient, and timely manner.

Response: The proximity of key urban facilities and services to the properties show that services can be provided in an orderly, efficient, and timely manner. These services are as follows:

Wastewater

An 8" public gravity wastewater service is available adjacent to the site in Hamilton Avenue. The existing home is connected to this system. There is an additional 6" public wastewater line stubbed to the south property line of the property. The existing home is connected to this system.

Stormwater

There is an existing 18" stormwater pipe adjacent to the site in Hamilton Avenue. There is a 36" stormwater pipe adjacent to the site in River Road.

No construction is proposed as part of this application. Any development plans will be required to meet current City of Eugene Stormwater Management criteria and will be evaluated by staff for compliance.

Water and Electric Service

The existing home is currently served by EWEB for both utilities.

Transportation

The property has frontage on Hamilton Avenue which connects directly to River Road. River Road provides direct access to Belt Line and then I-5.

Transit – Lane Transit District has regular bus service on River Road traveling both north and south.

There are bike paths on both sides of River Road.

Solid Waste Management

Solid waste collection is provided by private firms, whose franchise territory granted by the City of Eugene includes the site.

Fire and Emergency Medical Services

Emergency medical and fire are currently provided by River Road Water District. After annexation emergency medical and fire will be provided by Eugene, Springfield and Lane Rural Fire/Rescue to central Lane County.

Police Protection

City of Eugene will provide police protection to this site upon annexation.

Parks and Recreation

Per the City of Eugene 2017 'Parks, Open Space & Rec Map' the following parks are located within one mile of the subject property: Emerald Park, Rosetta Park, West Bank Bike Path, Ferndale Park, Ruby Park and Lone Oak Park.

Land Use Controls

The subject property is inside the Eugene portion of the Metro Plan Urban Growth Boundary. The city of Eugene provides land use controls for the site.

Communication Facilities

A variety of telecommunications providers offer communication services throughout the Eugene/Springfield Area.

Public Schools on a District-Wide Basis

The property is within the Eugene 4J School District and is within the district boundaries of Howard Elementary School, Kelly Middle School and North Eugene High School.

Given the above regarding public and private facility availability, this criterion is met.

III. Attachments

The following attachments are included with this application.

1. Site Plan
2. Petition Signature Sheet
3. Consent for Annexation
4. Legal Description of Affected Territory to be Annexed
5. Certification of Description
6. Summary of Urban Service Provision
7. Census Information Sheet
8. Full size cadastral map (not on check list and not in code criterion)

IV. Conclusion

Based on the available information and supporting materials the annexation request is consistent with all applicable approval criteria.

1708 River Road Annexation
Annexation Application – Written Statement
February 17, 2025

Sincerely,
Schirmer Consulting, LLC

A handwritten signature in black ink, appearing to be 'CS' or 'Carol Schirmer', enclosed within a circular loop.

Carol Schirmer
Principal

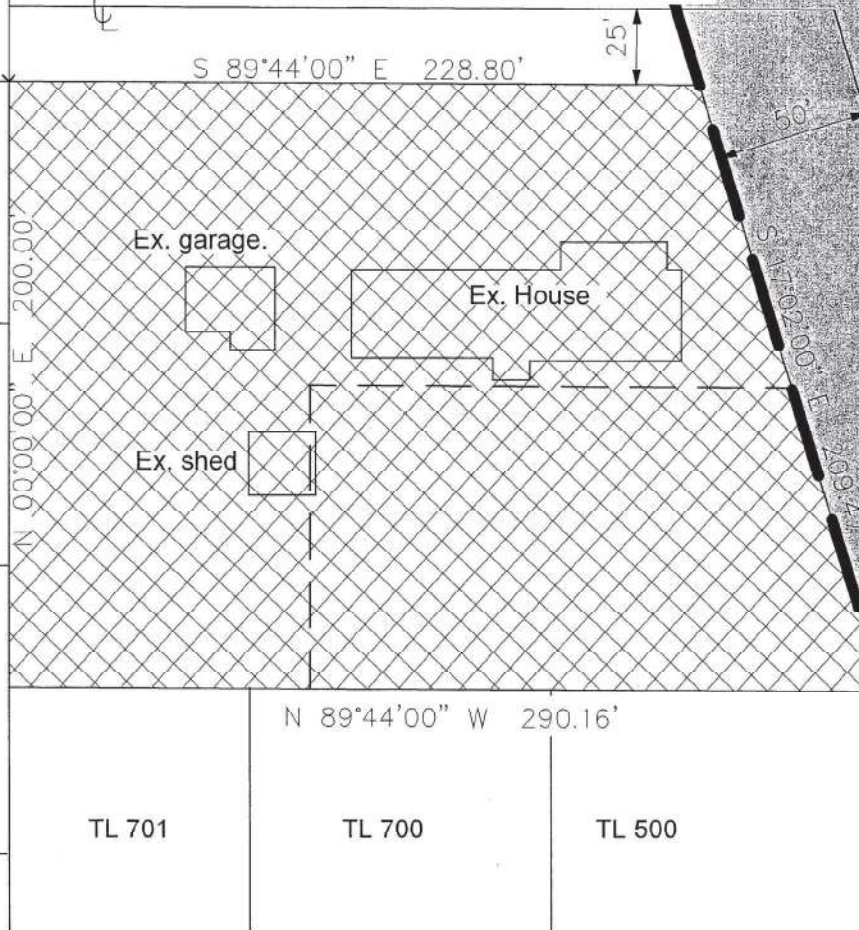
POINT OF BEGINNING
Northeast corner of Lot 4,
Block 1, WINEY-DAVIS
SUBDIVISION

Land Annexation for
1708 River Road, LLC
NORTHWEST 1/4 of SECTION 13, TOWNSHIP 17 SOUTH,
RANGE 4 WEST, W.M.
EUGENE, LANE COUNTY, OREGON

TL 102
Lot 4 Winey
Davis Sub.

TL 103
Lot 3 Winey
Davis Sub.

TL 104
Lot 2 Winey
Davis Sub.



LEGEND

-  LAND TO BE ANNEXED
-  CITY LIMITS
-  EXISTING ANNEXED PROPERTY
-  EXISTING BUILDING

NOTES

1. CITY LIMIT BOUNDARIES SHOWN PER CITY of EUGENE ON-LINE INTERACTIVE MAP (EUGMAPS-APP) MAY 2024.
2. SITE HAS ONE SINGLE UNIT DWELLING.
3. EASEMENTS OR OTHER RECORDED RESTRICTIONS ARE SHOWN, IF EXISTING, ON THE SITE.

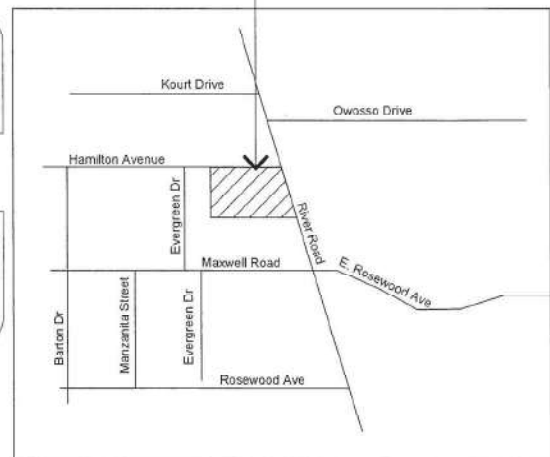
REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 15, 2003
KENT BAKER
#59885

RENEWS: 12-31-2025

SUBJECT PROPERTY

VICINITY MAP

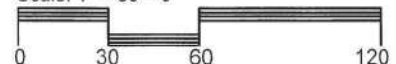


MAP: 17 04 13 32 Tax Lot 5000

ANNEXATION SITE PLAN
1708 River Road Annexation
1708 River Road, Eugene, OR 97404

Date: January 17, 2025

Scale: 1" = 60' - 0"



Application #: C * 2008 - _____
For City Use Only

* CB = Coburg CG = Cottage Grove
CR = Creswell EU = Eugene
FL = Florence JC = Junction City
OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet Annexation by Individuals

RECEIVED

JAN 13 2025

Lane County
Assessment & Taxation

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*: Eugene

	Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1.			Christopher Looney	1682 Sand Trap Lane Eugene, OR 97408	17 04 13 32 05000	x	x	1.22
2.			Emily Looney	1682 Sand Trap Lane Eugene, OR 97408	17 04 13 32 05000	x	x	1.22
3.								
4.								
5.								

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, Christopher Looney (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

X  (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 2 (qty). This petition reflects that 2 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are _____. I hereby certify that this petition includes _____ valid signatures representing _____ (%) of the total active registered voters that are registered in the proposed annexation.



Lane County Department of Assessment and Taxation

1/15/25

Date Certified

Lane County Clerk or Deputy Signature

Date Certified

Application #: C * 2008 - _____
For City Use Only

* CB = Coburg CG = Cottage Grove
CR = Creswell EU = Eugene
FL = Florence JC = Junction City
OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*: Eugene

	Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg. Voter	Acres (qty)
1.			Christopher Looney	1682 Sand Trap Lane Eugene, OR 97408	17 04 13 32 05000	x	x	1.22
2.			Emily Looney	1682 Sand Trap Lane Eugene, OR 97408	17 04 13 32 05000	x	x	1.22
3.								
4.								
5.								

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, Christopher Looney (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

X  (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are _____ (qty). This petition reflects that _____ (qty) landowners (or legal representatives) listed on this petition represent a total of _____ (%) of the landowners and _____ (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 2. I hereby certify that this petition includes 2 valid signatures representing 100 (%) of the total active registered voters that are registered in the proposed annexation.

Lane County Department of Assessment and Taxation

Date Certified


Lane County Clerk or Deputy Signature

1/15/25
Date Certified

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 17 04 13 32 05000 Address: 1708 River Road, Eugene, OR 97404

Legal Description:

See Exhibit A: Legal Description

In the corporate limits of said city, which is owned by the undersigned

DATED this 15TH day of JANUARY, 2025.



CHRISTOPHER J LOONEY

1708 RIVER ROAD LLC

STATE OF OREGON)

County of)

)ss

On this 15th day of January, 2025 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, CHRISTOPHER LOONEY

who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.



Notary Public for Oregon

My Commission Expires 2-2-2027

911 Country Club Rd, Ste 320 • Eugene, OR 97401
 Phone: 541.741.1981
 Fax: 541.741.0619



260 Country Club Rd, Ste 120 • Eugene, OR 97401
 P.O. Box 10211 • Eugene, OR 97440
 Phone: 541.687.9794
 Fax: 541.687.0924

TITLE INSURANCE SERVICES • ESCROW CLOSINGS

November 14, 2024

Order No. 24-28719

PRELIMINARY TITLE REPORT

Evergreen Land Title Company	Estimated Premium for:	
260 Country Club Road, Ste. 120	\$550,000.00 Owners Policy	\$1,425.00
Eugene, OR 97401	110 Endorsement	
Attn: Janelle Beebe	Gov't Service Fee	\$35.00
e-mail:	Breakout Fee: Evergreen Land Title -	
janellebeebe@evergreenlandtitle.com	Underwriter -	
Dear Janelle Beebe:		
	TOTAL	\$1,460.00

UNDERWRITER: Doma Title Insurance, Inc.-2021 ALTA POLICY

We are prepared to issue on request and on recording of the appropriate documents, a policy or policies as applied for, with coverage's as indicated, based on this preliminary report.

LEGAL DESCRIPTION:

SEE EXHIBIT "A" ATTACHED HERETO

Showing fee simple title as of November 08, 2024, at 8:00 a.m., vested in:

KELLY [CRABTREE](#), Successor Trustee of the Crabtree Living Trust dated August 18, 2022

Subject only to the exceptions shown herein and to the terms, conditions and exceptions contained in the policy form. No liability is assumed until a full premium has been paid.

SCHEDULE B**GENERAL EXCEPTIONS**

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records; proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the public records.
2. Facts, rights, interests or claims which are not shown by the public records but which could be ascertained by an inspection of the land or by making inquiry of persons in possession thereof.
3. Easements, or claims of easement, not shown by the public records; reservations or exceptions in patents or in Acts authorizing the issuance thereof; water rights, claims or title to water.
4. Discrepancies, conflicts in boundary lines, shortage in area, encroachments or other facts which a correct survey would disclose.
5. Any lien, or right to a lien, for services, labor, material, equipment rental or workers compensation heretofore or hereafter furnished, imposed by law and not shown by the public records.

CURRENT EXCEPTIONS:

6. Minerals of whatsoever kind, subsurface and surface substances, including but not limited to coal, lignite, oil, gas, uranium, clay, rock, sand and gravel in, on, under and that may be produced from the Land, together with all rights, privileges, and immunities relating thereto, whether or not appearing in the Public Records or listed in Schedule B. The Company makes no representation as to the present ownership of any such interests. There may be leases, grants, exceptions or reservations of interests that are not listed.
7. Terms and Provisions of the Trust referred to in the vesting herein. Please provide a copy of the Trust and any amendments thereto for Evergreen Land Title Company for examination.

NOTE: [Taxes](#), [Map](#) No. 17-04-13-32-05000, Code 04-12, Account No. 0379584, 2024-2025, \$5,157.24, paid in full.

NOTE: The address of the property to be insured herein is: 1708 River Rd., Eugene, OR 97404.

NOTE: A Judgment/Lien/Bankruptcy Search was done for the name(s) KELLY CRABTREE INDIVIDUALLY AND AS TRUSTEE AND CHRISTOPHER J. LOONEY, and as of November 08, 2024, none were found.

NOTE: Said property lies outside the city limits, therefore, is not subject to city liens.

INFORMATIONAL NOTE: EVERGREEN LAND TITLE COMPANY FINDS NO NOTICE OF RESCISSION RECORDED IN THE LAST 24 MONTHS.

NOTE: The following applicable recording fees will be charged by Lane County:

First Page:	\$87.00
Each Additional Page	\$ 5.00
Non-Standard Document Fee	\$20.00
E-Recording Fee	\$ 5.00

INFORMATIONAL NOTE: The current vesting deed and all changes back to the deed which vests ownership 24 months ago are as follows:

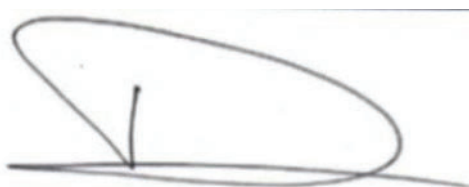
WARRANTY DEED RECORDED AUGUST 24, 2022, FROM WAYNE L. CRABTREE, TO WAYNE L. CRABTREE, TRUSTEE OF THE CRABTREE LIVING TRUST DATED AUGUST 18, 2022 ,
RECEPTION NO. 2022-036542.

NOTE: Due to current conflicts or potential conflicts between state and federal law, which conflicts may extend to local law, regarding marijuana, if the transaction to be insured involves property which is currently used or is to be used in connection with a marijuana enterprise, including but not limited to the cultivation, storage, distribution, transport, manufacture, or sale of marijuana and/or products containing marijuana, the Company declines to close or insure the transaction, and this Preliminary Title Report shall automatically be considered null and void and of no force and effect.

Very truly yours,

EVERGREEN LAND TITLE COMPANY
HOME OFFICE

By:

A handwritten signature in dark ink, appearing to be 'Don Greep', written over a horizontal line.

Don Greep
Title Officer

cc:
Windermere Real Estate

NO LIABILITY IS ASSUMED HEREUNDER UNTIL POLICY IS ISSUED AND PREMIUM PAID. IF FOR ANY REASON THE REPORT IS CANCELLED, A MINIMUM CANCELLATION FEE OF \$200.00 WILL BE CHARGED.

EXHIBIT "A"

LEGAL DESCRIPTION

PARCEL 1:

Beginning at a point South 89° 44' East 3023.5 feet and South 17° 03' East 235.29 feet from a point 639.0 feet South of a point 481.8 feet North of the Southwest corner of the Joseph Davis Donation Land Claim No. 48, Township 17 South, Range 4 West of the Willamette Meridian. which point is in the center of the Old Pacific Highway No. 99; thence North 89° 44' West 240.98 feet; thence North 100.0 feet; thence South 89° 44' East 211.78 feet to the center of the Old Pacific Highway No. 99; thence South 17° 02' East 104.57 feet along the center of the Highway to the beginning point, all in Section 13, Township 17 South, Range 4 West of the Willamette Meridian, in Lane County, Oregon.

PARCEL 2:

Beginning at a point 639.0 feet South, and South 89° 44' East 2750.0 feet of a point 481.8 feet North of the Southwest corner of the Joseph Davis Donation Land Claim No. 48, Township 17 South, Range 4 West of the Willamette Meridian; and running thence South 225.0 feet; thence South 89° 44' East 100.0 feet; thence North 100.0 feet; thence South 89° 44' East 211.78 feet to the center line of the Pacific Highway; thence North 17° 02' West 130.72 feet; thence North 89° 44' West 273.5 feet to the place of beginning, all in Lane County, Oregon.

EXCEPTING THEREFROM that portion of land conveyed to Lane County for road purposes by Deed recorded March 9, 1967, Reception Nos. 77739 and 77740, Official Records of Lane County, Oregon.

ALSO EXCEPTING THEREFROM that portion of land conveyed to Lane County for road purposes by Deed recorded September 15, 1983, Reception No. 83-33081, Official Records of Lane County, Oregon.

FURTHER EXCEPTING THEREFROM that portion of land conveyed to Lane County for road purposes by Deeds recorded October 4, 1983, Reception Nos. 83-35584 and 83-35585, Official Records of Lane County, Oregon.

THIS MAP IS TO ASSIST
LOCATING PROPERTY.
THE COMPANY ASSUMES NO
LIABILITY FOR INACCURACIES.

MAP 17-04-13-32-05000

Courtesy of
Evergreen Land Title Co.
541.741.1981
EvergreenLandTitle.com

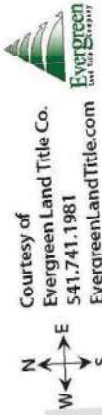
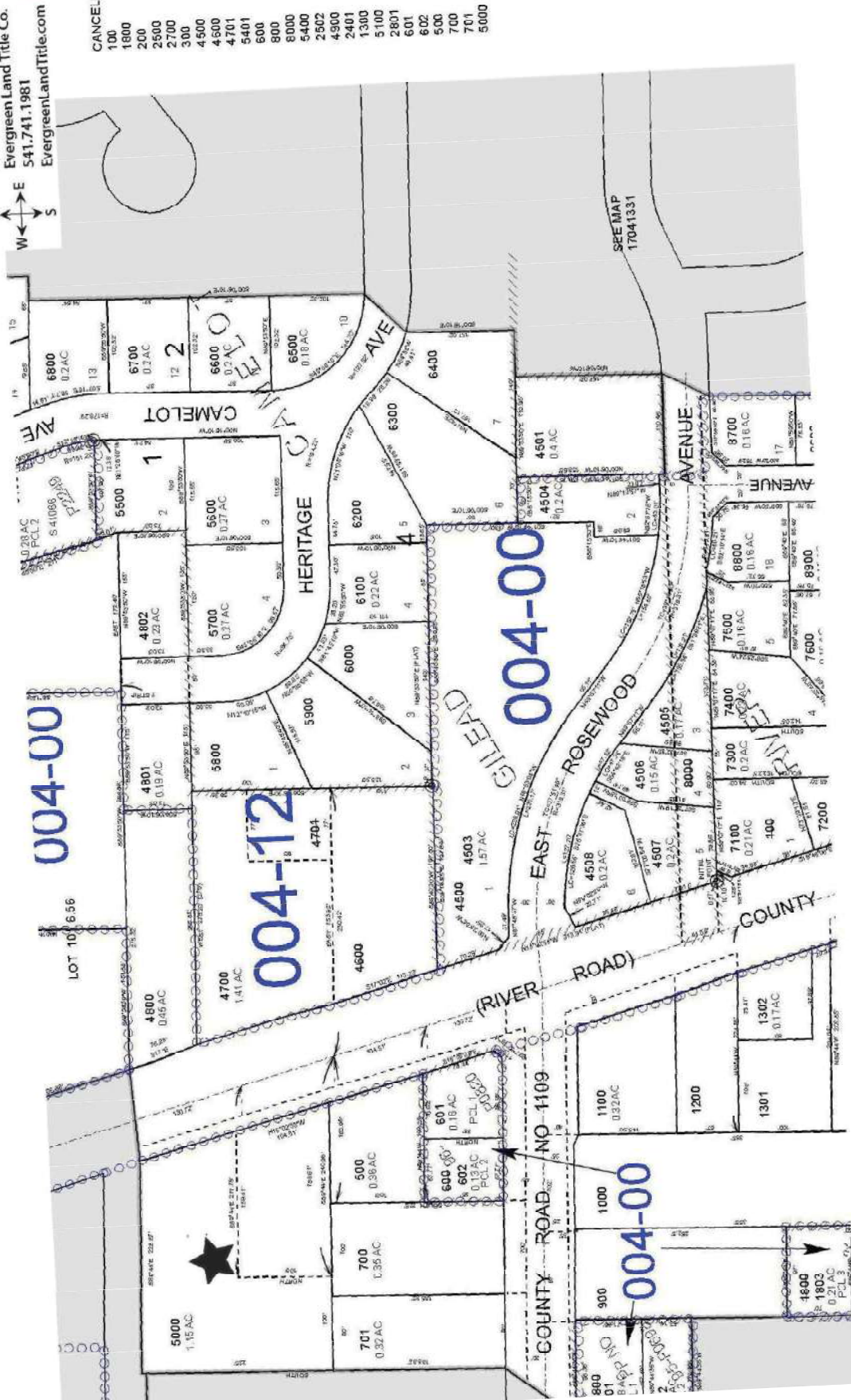


Exhibit A
Legal Description
(Tax Lot #5000)

A unit of land being situated in the Southwest 1/4 of Section 13, Township 17 South, Range 4 West of the Willamette Meridian, said unit of land being more particularly described as follows:

Beginning at the Northeast corner of Lot 4, Block 1, WINEY-DAVIS SUBDIVISION, as platted and recorded in Book 29, Page 12, Lane County Plat Records, in Lane County, Oregon, said northeast corner of Lot 4 being located on the southerly margin of Hamilton Avenue;

Thence along the southerly margin of Hamilton Avenue, 25.00 feet southerly and parallel with the centerline, South 89°44'00" East a distance of 228.80 feet to the intersection of the southerly margin of Hamilton Avenue with the westerly margin of River Road;

Thence along the westerly margin of River Road, 50.00 feet westerly and parallel with the centerline, South 17°02'00" East a distance of 209.47 feet;

Thence leaving the westerly margin of River Road, North 89°44'00" West a distance of 290.16 feet to the east boundary of Block 1; WINEY-DAVIS SUBDIVISION;

Thence along the east boundary of Block 1; WINEY-DAVIS SUBDIVISION, North 00°00'00" East a distance of 200.00 feet to the point of beginning, all in Lane County, Oregon and containing 51,896 square feet (1.19 acres) of land, more or less.

Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: _____

Registered Land Surveyor

Print Name: _____

Kent Baker

Date: _____

1/11/25

Seal:



Summary of Urban Service Provision

This form is intended as a guide to assist applicants in demonstrating that a minimum level of key urban services can be provided to the area proposed for annexation. Space is provided on this form for you to provide detailed information on service provision. Please add additional pages if necessary to provide details of servicing issues related to the area you are annexing. To assist you in providing this information, some contacts are listed below. For large or difficult to serve properties, you may wish to contact a private land use planning consultant to prepare your application.

Property Owner(s) Name:

Looney Trust (Christopher Looney and Emily Looney)

Assessor's Map and Tax Lot Numbers for Properties Proposed for Annexation

(For example: Map 17-03-19-31, Tax Lot 100)

Map 17-04-13-32 Tax Lot 5000

Wastewater -- All new development must connect to the wastewater (sanitary sewer) system. Is wastewater service available to serve the area proposed for annexation? (For more information, contact the Engineering staff at the City of Eugene Permit and Information Center or call 541-682-8400.)

The property(ies) in this annexation request:

Map 17-04-13-32 Tax Lot 5000

☒ will be served from an existing gravity wastewater line.

Location and size of existing wastewater line:

8" wastewater adjacent to site in Hamilton Avenue. 6" wastewater stubbed to the south property line from MAXwell Road.

☐ will be served by an extension of an existing gravity wastewater line.

Where will a wastewater line be extended from? When will it be extended? By whom?

Stormwater -- Site plans for all new development must provide for drainage to an approved system consistent with the Comprehensive Stormwater Management Plan. City approval for storm drainage will be required as part of the development process. (For more information, contact the Engineering staff at the City of Eugene Permit and Information Center or call 541-682-8400.)

Is the site currently served by an approved stormwater system?

Yes.

If yes, location? 18" stormwater pipe adjacent to site in Hamilton Avenue and 36" pipe in River Road,

If no, how will stormwater be handled after development? -

Streets – What existing streets provide access to this site. List existing streets that provide access to this site from River Road, the Northwest Expressway, or Beltline Highway.

Site abuts River Road.

Will dedication for additional street right-of-way be required upon further development of this site?

☐ Yes

☐ No

☐ Unknown

Will existing streets be extended or new streets constructed upon further development of this site?

☐ Yes

☐ No

☐ Unknown

Parks, Recreation, and Cultural Services

Systems Development revenues generated by new development and Ballot Measure 20-30, which authorized the issuance of \$25.3 million in general revenue bonds, will help to fund future City park acquisition and development in this area and throughout the city. Please list the parks and recreation facilities that already exist or are planned in the general vicinity of the property(ies) included in this annexation:

Emerald Park, Rosetta Park, West Bank Bike Path, Ferndale Park, Ruby Park, Lone Oak Park

Key services, defined by the Metropolitan Plan as parks and recreation programs, will be available to new city residents in this area on an equal basis with residents throughout the city.

Public Safety

Police services - Police protection can be extended to this site upon annexation consistent with service provision throughout the city.

For River Road/Santa Clara area-

Police services - Police protection can be extended to this site upon annexation consistent with service provision throughout the city. Police currently travel along River Road to provide service to areas throughout the River Road and Santa Clara area. Infill annexations and development in this area will increase the efficiency of service delivery to this area.

Fire and emergency services (Please indicate which fire district serves subject property.)

☐ Santa Clara - Fire protection services are currently provided to the subject property by the Santa Clara Rural Fire Protection District.

☒ River Road - Fire and emergency services - Fire protection is currently provided to the subject property by the River Road Water District under contract with the City of Eugene. Upon annexation, fire protection will be provided directly by the City of Eugene Fire & EMS Department.

Emergency medical transport (i.e., ambulance) services are currently provided on a regional basis by Eugene, Springfield, and Lane Rural Fire/Rescue to central Lane County, including the River Road and Santa Clara areas. After annexation, this service will continue to be provided by the current provider. All ambulance service providers have mutual aid agreements and provide back-up service into the other providers' areas.

Planning and Development Services -- Planning and building permit services are provided to the area outside the city limits but within the urban growth boundary by the City of Eugene. This service would continue after annexation.

EWEB (Eugene Water and Electric Board) currently provides water and electric service in the Eugene area and can provide service to new development in the River Road and Santa Clara area upon annexation. Some properties in northern Eugene receive electric service from EPUD (Emerald People's Utility District). Some properties in south Eugene receive electric services from the Lane Electric Cooperative; please note if this is the case for your property. For more information contact EWEB, ph. 484- 2411, EPUD, ph. 746-1583 or Lane Electric Co-op, 484-1151.

Electric Service – Which electric company will serve this site?

EWEB

Water Service -- Please provide the size and location of the water main closest to your property.
6" water line abutting property in Hamilton Avenue.

8" water line abutting property in River Road.

Solid Waste -- Solid waste collection service is provided by private firms. Regional disposal sites and the Short Mountain Landfill are operated by Lane County.

Natural Gas -- Northwest Natural Gas can extend service to new development in this area.

Communications -- US West Communications and a variety of other telecommunications providers offer communications services throughout the Eugene/Springfield Area.

FOR ASSESSMENT AND
TAXATION ONLYN.W. 1/4 S.W. 1/4 SEC. 13 T.17S. R.4W. W.M.
Lane County
1" = 100'17041332
EUGENE

LCATJCG - 2020-08-21 14:26



CANCELLED

100

1800

200

2500

2700

300

3500

4500

4600

4701

5401

600

800

8000

5400

2502

4900

2401

1300

5100

2801

601

602

500

700

701

5000

EUGENE
17041332



City of Eugene Planning

PLANNING INVOICE

DATE 1/17/2025

Method of Payment

- ☐ Cash
☐ Check
☐ Credit/Debit Card

Customer Information

Name: Carol Schirmer
 Address: PO Box 10424
 Eugene, OR 97440
 Project: Annexation - 17041332 05000

Amount Received

\$5,155.70

#	Application Type	Modification	Concurre	Qty	Base Fee	Discount	Total
1	Annexation			1	\$ 4,730.00	\$	4,730.00
2							
3							
4							
5							
6							
7							
8							
9							
	Other						
	Other						
	Appeal						
	Appeal						
					Subtotal App Fees	\$	4,730.00
					Subtotal Other Fees	\$	-
					Subtotal Appeal Fees	\$	-
Admin Fee (not included on appeals or other fees)					9%	\$	425.70
Total						\$	5,155.70

Staff Receiving Application
 VHV

Building Permit Services • 99 West 10th Avenue, Ste 290 • Eugene, Oregon • 97401 • 541-682-5377

DUPLICATE RECEIPT DUPLICATE RECEIPT

=====

CITY OF EUGENE
 BUILDING & PERMIT SERVICE
 99 WEST 10TH AVE 682-5086
 REG-RECEIPT:1-0000117 Jan 17 2025
 CASHIER: RXS

=====

Annexation Fee	\$4,730.00
17-04-13-32-05000	
Admin Fee-Auto Calc	\$425.70

TOTAL DUE: \$5,155.70

RECEIVED FROM:
 CAROL SCHIRMER

Credit: \$5,155.70

Total tendered: \$5,155.70

Change due: \$.00

=====

www.eugene-or.gov/bldgpermittracking

=====

Please take our customer survey at:
www.surveymonkey.com/s/COEPermitSurvey

=====

DUPLICATE RECEIPT DUPLICATE RECEIPT

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Approval of a Resolution Annexing Land to the City of Eugene (Assessor's Map 17-04-11-12, Tax Lot 00200 And Located at 3335 River Road) (City File: 3335 River Road LLC; A 25-2)

Meeting Date: May 12, 2025
Department: Planning and Development
www.eugene-or.gov

Agenda Item Number: 5B
Staff Contact: Nicholas Gioello
Contact Telephone Number: 541-682-5453

ISSUE STATEMENT

This item is a request to annex an approximately 0.41-acre (17,860 square feet) property located at 3335 River Road. No public rights-of-way are proposed for annexation as part of this request and there is no formal deadline for Council action on this item. A vicinity map is provided as Attachment A.

BACKGROUND

To encourage compact urban growth and sequential development within Eugene's UGB, the Metro Plan provides that ultimately all land within the UGB will be annexed into the City and provided with a minimum level of urban services.

The subject property is currently zoned R-1 Low-Density Residential with /UL Urbanizable Land Overlay. The Metro Plan designates the subject property for low-density residential use. The subject property is located within the Urban Growth Boundary (UGB) and is contiguous to the City limits on its west boundary as it is adjacent to River Road. Annexation will allow for future development consistent with the property's residential land use designation and the Eugene Code. Specific plans for future development of the site are not included as part of this annexation application.

Approval of annexation requests are based on the criteria at Eugene Code (EC) 9.7825 which require that (1) the land proposed to be annexed is within the City's UGB and is contiguous to the City limits or separated from City limits only by a right-of-way or water body; (2) the proposed annexation is consistent with the applicable policies in the Metro Plan and in any applicable refinement plans; and (3) the proposed annexation will result in a boundary in which the minimal level of key urban facilities and services can be provided in an orderly, efficient, and timely manner. Findings demonstrating that the annexation request is consistent with these approval criteria are included as Exhibit C of the attached resolution (see Attachment B).

To provide nearby property owners and residents an opportunity to review and comment on this annexation request, public notice was provided to all owners and occupants of property within

500 feet of the subject property and the affected neighborhood association (Santa Clara Community Organization) consistent with Eugene Code requirements.

No testimony has been received to date regarding the proposed annexation of this property.

Referral comments were provided by affected agencies including City of Eugene Public Works and Eugene Water & Electric Board. These referral comments confirm there are no concerns with the proposed annexation and the property is already provided with the minimum level of key urban services consistent with the approval criteria. Given the findings and recommendation included in Exhibit C of Attachment B, demonstrating the provision of key urban services to the property and the absence of any testimony, a public hearing is not recommended in this instance.

Additional background information regarding this request, including relevant application materials, is included for reference as Attachment C. A full copy of all materials in the record is also available at the Permit and Information Center located at 99 West 10th Avenue, which is open from 12 pm to 4 pm Monday through Friday. To view materials at another time, please contact the listed staff representative to schedule an appointment. Copies may be also obtained at a reasonable cost. As a courtesy, copies of the application materials are also available online at: <https://pdd.eugene-or.gov/LandUse/SearchApplicationDocuments?file=A-25-002>

PREVIOUS COUNCIL DIRECTION

None.

COUNCIL OPTIONS

City Council may consider the following options:

1. Adopt the resolution
2. Adopt the resolution with specific modifications as determined by the City Council
3. Direct the City Manager to bring back a resolution denying the application
4. Defer action until after the council holds a public hearing on the proposed annexation

CITY MANAGER'S RECOMMENDATION

The City Manager recommends that the City Council find that the request complies with all applicable approval criteria, adopt the resolution, and approve the annexation.

SUGGESTED MOTION

Move to adopt a Resolution Annexing Land to the City of Eugene (Assessor's Map 17-04-11-12 Tax Lot 00200 and located at 3335 River Road).

ATTACHMENTS

- A. Vicinity Map
- B. Proposed Annexation Resolution with Exhibits A through C

- Exhibit A: Site Plan
- Exhibit B: Legal Description
- Exhibit C: Planning Director Findings
- C. Application Materials for Annexation Request

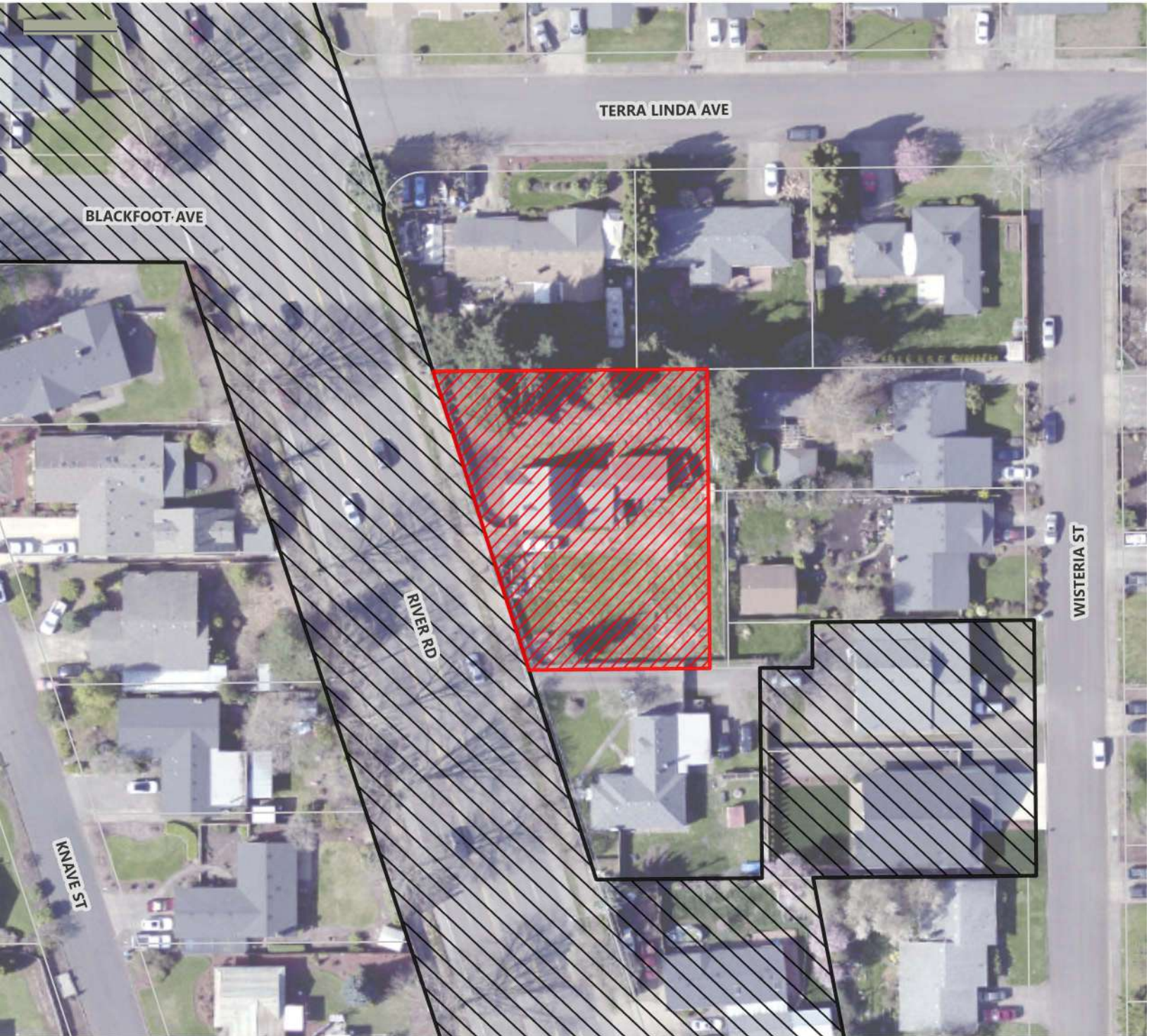
FOR MORE INFORMATION

Staff Contact: Nicholas R. Gioello, Associate Planner
Telephone: 541-682-5453
Staff E-Mail: NGioello@eugene-or.gov



3335 River Road Annexation (A 25-2) Vicinity Map

ATTACHMENT A



- Property to be Annexed
- Taxlots
- Eugene City Limits
- Eugene Urban Growth Boundary



Caution: This map is based on imprecise source data, subject to change, and for general reference only.

Created on 4/28/2025
by City of Eugene Planning Division

0 30 60 Ft

NORTH

RESOLUTION NO. _____**RESOLUTION ANNEXING LAND TO THE CITY OF EUGENE
(ASSESSOR'S MAP 17-04-11-12, TAX LOT 00200 AND LOCATED AT 3335
RIVER ROAD)****The City Council of the City of Eugene finds that:**

A. An annexation application was submitted on January 22, 2025, by RedRose 1, LLC, in accordance with the provisions of Section 9.7810 of the Eugene Code, 1971, ("EC") to annex property identified as Assessor's Map 17-04-11-12, Tax Lot 00200, to the City of Eugene.

B. The property proposed to be annexed is depicted on the map attached as Exhibit A to this Resolution. The legal description of the property proposed to be annexed is attached to this Resolution as Exhibit B.

C. The City's Planning Director has submitted a written recommendation that the application be approved based on the criteria of EC 9.7825. The Planning Director's Findings and Recommendation are attached as Exhibit C.

D. On April 11, 2025, a notice containing the street address, the assessor's map and tax lot number for the property, a description of the land proposed to be annexed, and the Planning Director's preliminary recommendation was mailed to the applicant, owners and occupants of properties located within 500 feet of the perimeter of the subject property, and the Santa Clara Community Organization. The notice advised that the City Council would consider the Planning Director's full recommendation on the proposed annexation on May 12, 2025.

E. After considering the Planning Director's recommendation, the City Council finds that the application should be approved.

NOW, THEREFORE,

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EUGENE, a
Municipal Corporation of the State of Oregon, as follows:**

Section 1. Based on the above findings and the Planning Director's Findings and Recommendation which are attached as Exhibit C and are adopted in support of this Resolution, it is ordered that the land identified as Assessor's Map 17-04-11-12, Tax Lot 00200, which is more particularly described in the attached Exhibit B, is annexed to the City of Eugene.

Section 2. This Resolution is effective immediately upon its passage by the City Council. The annexation and the automatic rezoning of the land pursuant to EC 9.7820(3) from R-1 Low-

Density Residential with /UL Urbanizable Land Overlay to R-1 Low-Density Residential shall become effective in accordance with State law.

The foregoing Resolution adopted the ____ day of May, 2025.

City Recorder

FOR

DATE PREPARED: FEBRUARY 2025

Exhibit B

ANNEXATION LEGAL DESCRIPTION

Beginning at a point in the centerline of River Road-County Road Number 200 formerly known as Pacific Highway, 12.27 chains West and 13.865 chains South of the Northwest corner of the L. Poindexter Donation Land Claim No. 52 in Township 17 South, Range 4 West, of the Willamette Meridian, running thence South 17°15' East along the centerline of said highway 2.335 chains; thence East 188.0 feet; thence North 23.10 feet; thence East 123.52 feet; thence North 1.885 chains; thence West 5.43 chains to the point of beginning, in Lane County, Oregon.

Excepting therefrom the East 162 feet as measured from the East line and the Southerly extension thereof, in Lane County, Oregon.



**Planning Director's Findings and Recommendation:
Annexation Request for 3335 River Road
(City File: A 25-2)**

Application Submitted: January 22, 2025
Applicant: RedRose 1, LLC
Property Included in Annexation Request: Tax Lot 00200 of Assessor's Map 17-04-11-12
Zoning: R-1 Low-Density Residential and /UL Urbanizable Land Overlay
Location: 3335 River Road
Lead City Staff: Nicholas Gioello, Associate Planner, City of Eugene Planning Division, 541-682-5453

EVALUATION:

Based on the information provided by the applicant, the City has determined that this request complies with Eugene Code (EC) Section 9.7805 Annexation - Applicability. As such, it is subject to review and approval in accordance with the requirements, application criteria and procedures of EC 9.7800 through 9.7835. The applicable approval criteria are presented below in bold typeface with findings and conclusions following each.

EC 9.7825(1) The land proposed to be annexed is within the city's urban growth boundary and is: (a) Contiguous to the city limits; or (b) Separated from the city only by a public right of way or a stream, bay, lake or other body of water.	
Complies ☒ YES ☐ N ☐ O	Findings: The subject property is within the Urban Growth Boundary and is contiguous to City limits on its western boundary, consistent with subsection (a).
EC 9.7825(2) The proposed annexation is consistent with applicable policies in the Metro Plan and in any applicable refinement plans.	
Complies ☒ YES ☐ N ☐ O	Findings: Several policies from the Metro Plan provide support for this annexation by encouraging compact urban growth to achieve efficient use of land and urban service provisions within the UGB, including the following policies from the Growth Management section (in <i>italic text</i>): <i>Policy 8. Land within the UGB may be converted from urbanizable to urban only through annexation to a city when it is found that:</i> <i>a. A minimum level of key urban facilities and services can be provided to the area in an orderly and efficient manner.</i> <i>b. There will be a logical area and time within which to deliver urban services and facilities. Conversion of urbanizable land to urban shall also be consistent with the Metro Plan. (page II-C-4)</i> <i>Policy 10. Annexation to a city through normal processes shall continue to be the highest priority. (page II-C-5).</i>

Policy 15. Ultimately, land within the UGB shall be annexed to a city and provided with the required minimum level of urban facilities and services. While the time frame for annexation may vary, annexation should occur as land transitions from urbanizable to urban. (page II-C-5)

The following policy from the Residential Element of the Metro Plan is also applicable:

Policy A.2 Residentially designated land within the UGB should be zoned consistent with the Metro Plan, and applicable plans and policies; however, existing agricultural zoning may be continued within the area between the city limits and UGB until rezoned for urban uses.

The Metro Plan designates the annexation area as appropriate for low-density residential use. The River Road - Santa Clara Urban Facilities Plan (RR/SC UFP) is an adopted refinement plan for the subject property, which also designates the area for low density residential use, consistent with the subject property's existing R-1 Low-Density Residential zoning. The /UL overlay will be automatically removed from the property upon approval of the annexation.

Regarding applicable policies of the RR/SC UFP, the subject property is not located within a subarea. None of the general "Residential Land Use Policies" at Section 2.2 appear to be directly applicable to the subject request. The "Public Facilities and Services Element" policies of the RR/SC UFP are directed at local government; however, the premise of these policies (regarding the provision of urban services) is the assumption that property within the UGB will be annexed.

The River Road - Santa Clara Neighborhood Plan is the other more recently adopted refinement plan applicable to the subject property. While none of the goals or policies appear to serve as mandatory approval criteria for this annexation, the following policy is relevant to the annexation request:

Policy 17.4 Annexation: Annexation of the River Road and Santa Clara areas will occur only through strict application of state laws and local policies (e.g., ability to extend key urban facilities and services in a timely manner). In each case, Eugene will make every reasonable attempt to provide for annexation only on a voluntary basis and according to prior individual property annexation agreements.

As this annexation request is both served by key urban facilities (see below) and is a voluntary annexation, this policy is generally supportive of the request. Further, the Neighborhood Plan Goals focus on promoting additional housing infill, which this annexation will facilitate because of the expanded residential uses allowed on this property following annexation.

As previously discussed in this subsection, and further detailed under subsection (3) below, the proposed annexation is consistent with Metro Plan growth management policies and can be served by the minimum level of key urban services. The annexation procedures beginning at EC

	<p>9.7800 are consistent with State law and therefore, as found throughout this report, the annexation is consistent with State law.</p> <p>Based on the findings above, the proposal is consistent with the applicable policies of the <u>Metro Plan</u> and <u>RR/SC UFP</u> refinement plan, and <u>River Road – Santa Clara Neighborhood Plan</u> refinement plan.</p>
<p>EC 9.7825(3) The proposed annexation will result in a boundary in which the minimum level of key urban facilities and services, as defined in the Metro Plan, can be provided in an orderly, efficient, and timely manner.</p>	
<p>Complies</p> <p>☒ YES</p> <p>☐ NO</p>	<p>Findings: Consistent with this criterion, the proposed annexation will result in a boundary in which the minimum level of key urban facilities and services can be provided in an orderly, efficient, and timely manner as detailed below:</p> <p><u>Wastewater</u> Public wastewater is available via an 8-inch diameter public wastewater line within River Road right-of-way adjacent to the site. City records indicate the existing structure on the lot is connected to the public wastewater system.</p> <p><u>Stormwater</u> There is an existing 27-inch diameter stormwater line in River Road that is currently owned and maintained by the City of Eugene. Soil maps indicate Type C soils exist on the site. No mapped infiltration limiting factors are noted. Any future development will be subject to the City of Eugene stormwater standards during the building permit process.</p> <p><u>Transportation</u> The subject property has frontage on River Road, a Major Arterial that is currently owned and maintained by the City of Eugene. Compliance with applicable street standards will be evaluated at the time of any future redevelopment on the site.</p> <p><u>Solid Waste</u> Collection service is provided by private firms. Regional disposal sites are operated by Lane County.</p> <p><u>Water and Electric</u> Eugene Water and Electric Board (EWEB) Water staff confirm no objections to the annexation of the site as water and electric services for the subject property are in accordance with EWEB policies and procedures.</p> <p><u>Public Safety</u> Police protection can be extended to this site upon annexation consistent with service provision through the City. Fire protection and emergency medical services will be provided by Eugene Springfield Fire.</p> <p><u>Parks and Recreation</u> Parks and recreation programs are provided on a City-wide basis. The inclusion of the subject property in the City is sufficient evidence to demonstrate the minimum level of this key urban service is met.</p>

	<p><u>Planning and Development Services</u></p> <p>Planning and building permit services are provided for all properties located within the Urban Growth Boundary by the City of Eugene. The Eugene Code, Chapter 9, will provide the required land use controls for future development of the subject property upon annexation.</p> <p><u>Communications</u></p> <p>A variety of telecommunications providers offer communications services throughout the Eugene/Springfield area.</p> <p><u>Public Schools</u></p> <p>The subject property is within Eugene School District 4J. As access to schools is evaluated on a district-wide basis, the property's location within the school district is sufficient evidence to demonstrate the minimum level of this key urban service is met.</p>
--	---

CONCLUSION:

Based on the above findings, information submitted to date, and the criteria set forth in EC 9.7825, the proposed annexation is consistent with the applicable approval criteria. A map and legal description showing the area subject to annexation are included in the application file for reference. The effective date of the annexation will be set in accordance with State law.

INFORMATIONAL ITEMS:

- Upon approval of the annexation, the base zoning of R-1 Low-Density Residential will remain; however, the /UL Urbanizable Land overlay will be automatically removed from the annexation area. Please contact the Permit Information Center, Planner-on-Duty at 541-682-5377 for more information.
- Approval of this annexation does not relieve the applicant from complying with applicable codes and statutory requirements.

ANNEXATION

Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
17-04-11-12	200	R-1	0.41

Property Address: 3335 River Rd

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:	Terra Linda Park		
Electric:	EWEB		
Water:	EWEB		
Sanitary Sewer:	City of Eugene		
Fire:	Santa Clara Rural Fire Protection District		
Schools:	Elementary: Awbrey Park	Middle: Madison	High: North Eugene
Other:			

Filing Fee

- ☒ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement *(Submit 5 copies)*

- ☒ Submit a detailed written statement describing **how** this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 3 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 ½" x 11" sheet of paper. Site plans shall include the following information:

- ☐ Show the date & north arrow on site plan.
- ☐ Show the Assessor's Map and Tax Lot number(s) on the site plan.
- ☐ Show a vicinity map on the site plan (vicinity map does not need to be to scale).
- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements *(Submit 3 paper copies and 1 digital copy of all)*

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

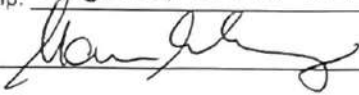
By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 200

Name (print): RedRose1 LLC Phone: See Representative

Address: 2653 Sharon Way

City/State/Zip: Eugene, OR 97401

Signature:  (Claire Senderling, Manager - RedRose1 LLC)

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

SURVEYOR:

Name (print): Marcus Helm

Company/Organization: EGR & Associates, Inc.

Address: 2535 Prairie Rd

City/State/Zip: Eugene, OR 97402 E-mail (if applicable): mhelm@egrassoc.com

Phone: 541-688-8322 Fax: _____

Signature: Marcus Helm

Digitally signed by Marcus Helm
DN: c=US, sn=Helm, givenName=Marcus, email=mhelm@egrassoc.com, cn=Marcus Helm
Date: 2025.01.09 09:10:45 -0800

REPRESENTATIVE (If different from Surveyor):

ATTACHMENT C

Name (print): Katie Keidel, Associate Planner

Company/Organization: Metro Planning, Inc.

Address: 846 A Street

City/State/Zip: Spfld, OR 97477

E-mail (if applicable): kkeidel@metroplanning.com

Phone: (541) 302-9830

Fax: _____

Signature: 

****Attached additional sheets if necessary.**

RECORDING REQUESTED BY:

497 Oakway Road, Suite 340
Eugene, OR 97401

GRANTOR'S NAME:

Kelly Makinson

GRANTEE'S NAME:

Redrose1, LLC, an Oregon limited liability
company

AFTER RECORDING RETURN TO:

Order No.: WT0266398-REC

Claire Senderling

Redrose1, LLC, an Oregon limited liability
company

2653 Sharon Way

Eugene, OR 97401

SEND TAX STATEMENTS TO:

Redrose1, LLC, an Oregon limited liability
company

2653 Sharon Way

Eugene, OR 97401

APN:0356921

Map: 17-04-11-12-00200

3335 River Road, Eugene, OR 97404

Lane County Clerk
Lane County Deeds & Records

2024-029182

10/07/2024 12:19:25 PM

RPR-DEED Cnt=1 Stn=8 VVC
\$20.00 \$11.00 \$10.00 \$61.00

4pages

\$102.00

SPACE ABOVE THIS LINE FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Kelly Makinson, Grantor, conveys and warrants to **Redrose1, LLC, an Oregon limited liability company**, Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Lane, State of Oregon:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS TWO HUNDRED NINETY THOUSAND AND NO/100 DOLLARS **(\$290,000.00)**. (See ORS 93.030).

Subject to:

SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF

STATUTORY WARRANTY DEED
(continued)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: 10/3/24


Kelly Makinson

State of OREGON
County of LANE

This instrument was acknowledged before me on 10/3/24 by Kelly Makinson.


Notary Public - State of Oregon

My Commission Expires: 10/21/24



EXHIBIT "A"
Legal Description

Beginning at a point in the center line of County Road formerly known as Pacific Highway, now a secondary State Highway, 12.27 chains West and 13.865 chains South of the Northwest corner of the L. Poindexter Donation Land Claim No. 52 in Township 17 South Range 4 West of the Willamette Meridian, running thence South 17° 15' East along the center line of said highway 2.335 chains, thence East 188.0 feet, thence North 23.1 feet, thence East 123.52 feet, thence North 1.885 chains, thence West 5.43 chains to the point of beginning, in Lane County, Oregon.

Excepting therefrom the East 162 feet as measured from the East line and Southerly extension thereof, in Lane County, Oregon.

EXHIBIT "B"
Exceptions

Subject to:

Property taxes in an undetermined amount, which are a lien but not yet payable, including any assessments collected with taxes to be levied for the fiscal year 2024-2025.

Rights of the public to any portion of the Land lying within the limits of roads and highways.

March 18, 2025

City of Eugene
Planning & Development
Planning Division
99 W. 10th Ave
Eugene, OR 97401
Attn: Nick Gioello



RE: Notice of Incomplete Application
City File No.: A 25-2
File Name: RedRose1 LLC

Submitted: January 22, 2025
Completeness Review: February 20, 2025

Assessor's Map & Tax Lot: 17-04-11-12-00200
Site Address: 3335 River Rd

Dear Nick,

Please accept this letter in response to the February 20, 2025 Completeness Review received for A 25-2. All Completeness Review items that City of Eugene Planning and Public Works staff indicated were missing or incomplete from the first application submittal are addressed and/ or included with this response.

Herein, staff comments and Eugene Code (EC) sections are indicated by bold and/or italic typeface; applicant responses follow in plain typeface.

Should you have further questions or require additional information in order to deem the application complete please contact me at your earliest opportunity.

Kind regards,

Katie Keidel
Associate Planner

PLANNING**General Requirements**

1a. The State of Oregon does list the registered agent of RedRose1 LLC. Please provide documentation confirming who is the registered agent for RedRose1 LLC. The registered agent is authorized to sign on behalf of property owner.

Response: See Response to 1c, below.

1b. Consent to Annexation form: The form provided did not include the written name of the person signing the document on behalf of the owner as required and did not include the “attached legal description Certified by Surveyor” as reference on the document. Please have this document signed by the owner and include the owner’s written name on the document based on the legal owner of the property (registered agent) as referenced above.

Response: Regarding the form not including the written name of the person signing the document on behalf of the owner as noted by Staff in 1b, above: please see response to 1c, below.

Regarding Staff’s note that the “**attached legal description Certified by Surveyor**” was not included in the initial submittal: The Certification of Description sheet (signed by Marcus Helm, Oregon Registered Land Surveyor and dated January 9, 2025) was *attached to* the Legal Description as the annexation application required. The Legal Description must be appropriate for recording and therefore cannot itself include a signature. The appropriate way to “certify” the Legal Description is via the “Certification of Description” form. This item was satisfied with the initial submittal.

1c. Petition for Annexation: The form provided did not clearly indicated who signed the form on behalf of the owner (RedRose1 LLC was listed). All owners must sign the petition and the printed name of the person signing the petition (registered agent) must be included on the petition so it’s legible.

Response: Staff misunderstands the authority of a limited liability company’s (LLC) Registered Agent, as well as who is permitted to conduct business on behalf of an LLC. Per ORS 63.140, any member of an LLC, unless authority is *specifically* limited in the LLC’s articles of incorporation, may conduct business on behalf of the LLC. A registered agent is, as it sounds, the person or entity who registers the LLC with the State of Oregon and agrees to serve as the point of contact for the LLC by providing a physical address in Oregon for which legal documents can be delivered. Solely by virtue of the registration, a registered agent is not automatically granted membership in the LLC nor are they automatically granted the authority to conduct business on behalf of the LLC. The Oregon Secretary of State (<https://sos.oregon.gov/business/pages/registered-agents-service-of-process.aspx>) provides this description for a Registered Agent:

A registered agent is an individual or a business entity located at a physical street address in Oregon, whose sole responsibility is to accept physical delivery of legal documents (service of process, lawsuits, liens, subpoenas, etc.) on behalf of the business. An entity cannot designate itself as its own registered agent, but an individual owner can be the registered agent for their business”. (emphasis added)

Oregon State statute provides the following description for the power of an LLC’s managers and members to act as an Agent of Record on behalf of an LLC:

ORS 63.140 – Agency power of managers and members

- **interest in real property**

(1) Subject to subsections (2) and (3) of this section:

(a) Each member is an agent of the limited liability company for the purpose of its business, and an act of a member, including the signing of an instrument in the limited liability company’s name, for apparently carrying on in the ordinary course the business of the limited liability company, or business of the kind carried on by the limited liability company, binds the limited liability company ... (emphasis added)

(...)

(2) Subject to subsection (3), in a manager-managed limited liability company ... * Does not pertain; RedRose1 LLC is a member-managed limited liability company. See subsection (3) below.

(...)

(3) Unless the articles of organization limit their authority, any member of a member-managed limited liability company...may sign and deliver any instrument transferring or affecting the limited liability company's interest in real property... (emphasis added)

The managing member of RedRose1 LLC is Claire Senderling, as indicated on the State of Oregon Business Registry – Business Entity Data sheet (attached). Claire Senderling has signed all documents noted above in 1a, 1b, and 1c; Claire Senderling's printed name is now provided next to her signature as the manager of RedRose1 LLC. Ms. Senderling is the sole owner, member, and manager of RedRose1 LLC, and as such is authorized to sign on behalf of the RedRose1 LLC for all documents related to the annexation of the real property identified as Assessor's Map & Tax Lot No.17-04-11-12-00200, also known as 3335 River Road. Incomplete items # 1a, 1b, and 1c related to Ms. Senderling signing on behalf of RedRose1 LLC are satisfied.

Site Plan

Public Works has indicated that the City Surveyor has connected with applicant's surveyor to discuss the City's requirements for legal description and exhibit map.

Public Works also indicated that the City Surveyor revised the site plan to match the legal description. Please see the attached Site Plan for details.

Response: Noted. The revised Annexation Site Plan is included with this response.

PUBLIC WORKS

Informational Items:

Ownership is listed under Jack & Kelly Mackinson. The OR Business Registry does not list Jack or Kelly as Registered Agents or Managers for RedRose1 LLC.

Response: Evergreen Title Co. Preliminary Title Report (PTR) No. 24-28627, included with the initial submittal, indicates ownership of real property identified as Assessor's Map & Tax Lot 17-04-11-12-00200, also known as 3335 River Road ("subject property"), is vested in RedRose1 LLC as granted by Jack Mackinson and Kelly Mackinson. Statutory Warranty Deed No. 2024-029182, recorded on October 7th, 2024, grants ownership of the subject property to RedRose1 LLC. The Regional Land Information Database (RLID) is the only place in which Jack & Kelly Mackinson are still listed as owners of the subject property; it is unclear why RLID is not updated with accurate ownership information. The PTR and Warranty Deed are legally recorded documents that outweigh RLID's data which is provided for informational purposes and subject to error.

Business Registry Business Name Search

[New Search](#)

Business Entity Data

03-18-2025
09:52

Registry Nbr	Entity Type	Entity Status	Jurisdiction	Registry Date	Next Renewal Date	Renewal Due?
2304229-90	DLLC	ACT	OREGON	08-30-2024	08-30-2025	
Entity Name	REDROSE1 LLC					
Foreign Name						

[New Search](#)

Associated Names

Type	PPB	PRINCIPAL PLACE OF BUSINESS				
Addr 1	1073 COBURG RD					
Addr 2						
CSZ	EUGENE	OR	97401		Country	UNITED STATES OF AMERICA

Please click [here](#) for general information about registered agents and service of process.

Type	AGT	REGISTERED AGENT	Start Date	08-30-2024	Resign Date	
Of Record	495256-94	CLAIRE'S HOME CARE, LLC				
Addr 1	2653 SHARON WAY					
Addr 2						
CSZ	EUGENE	OR	97401		Country	UNITED STATES OF AMERICA

Type	MAL	MAILING ADDRESS				
Addr 1	1073 COBURG RD					
Addr 2						
CSZ	EUGENE	OR	97401		Country	UNITED STATES OF AMERICA

Type	MGR	MANAGER			Resign Date	
Name	CLAIRE		SENDERLING			
Addr 1	2653 SHARON WAY					
Addr 2						
CSZ	EUGENE	OR	97401	Country	UNITED STATES OF AMERICA	

[New Search](#)

Name History

Business Entity Name	Name Type	Name Status	Start Date	End Date
REDROSE1 LLC	EN	CUR	08-30-2024	

Please [read](#) before ordering [Copies](#).

[New Search](#)

Summary History

Image Available	Action	Transaction Date	Effective Date	Status	Name/Agent Change	Dissolved By
	ARTICLES OF ORGANIZATION	08-30-2024		FI	Agent	

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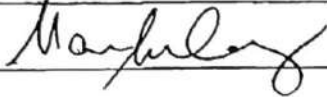
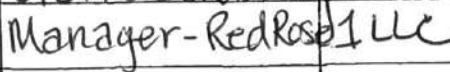
Application #: C * 2008 - _____
For City Use Only

* CB = Coburg CG = Cottage Grove
CR = Creswell EU = Eugene
FL = Florence JC = Junction City
OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet
Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	Land Owner	Reg Voter	Acres (qty)
1. 	11-30-24	Claire Senderling	3335 River Rd., Eugene, OR 97404	17-04-11-12-00200	yes	yes	0.41
2. 		Manager-RedRose LLC					
3.							
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

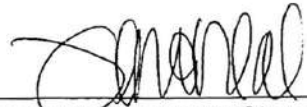
I, Katie Keidel (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.
x Katie Keidel (signature of circulator)

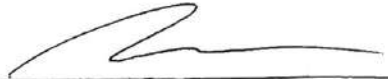
CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 1 (qty). This petition reflects that 1 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 0. I hereby certify that this petition includes 0 valid signatures representing 0 (%) of the total active registered voters that are registered in the proposed annexation.


Lane County Department of Assessment and Taxation
12/4/24
Date Certified


Lane County Clerk or Deputy Signature
12/4/24
Date Certified

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 17-04-11-12-00200 Address: 3335 River Road

Legal Description:

*See attached Legal Description Certified by Surveyor

In the corporate limits of said city, which is owned by the undersigned

DATED this 15th day of January, 2025.


Claire Senderling, Manager-
Red Rose 1 LLC

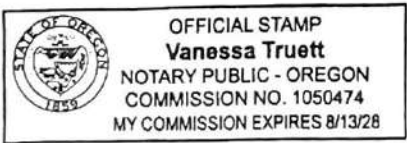
STATE OF OREGON)

County of)ss
)

On this 15th day of January, 2025, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named,

who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.


Notary Public for Oregon
My Commission Expires 8/13/2028

Summary of Urban Service Provision

This form is intended as a guide to assist applicants in demonstrating that a minimum level of key urban services can be provided to the area proposed for annexation. Space is provided on this form for you to provide detailed information on service provision. Please add additional pages if necessary to provide details of servicing issues related to the area you are annexing. To assist you in providing this information, some contacts are listed below. For large or difficult to serve properties, you may wish to contact a private land use planning consultant to prepare your application.

Property Owner(s) Name:

Red Rose 1 LLC

Assessor's Map and Tax Lot Numbers for Properties Proposed for Annexation
(For example: Map 17-03-19-31, Tax Lot 100)

17-04-11-12-00200

Wastewater -- All new development must connect to the wastewater (sanitary sewer) system. Is wastewater service available to serve the area proposed for annexation? (For more information, contact the Engineering staff at the City of Eugene Permit and Information Center or call 541-682-8400.)

The property(ies) in this annexation request:

 X will be served from an existing gravity wastewater line.

Location and size of existing wastewater line:

River Road - 8"

will be served by an extension of an existing gravity wastewater line.

Where will a wastewater line be extended from? When will it be extended? By whom?

Stormwater -- Site plans for all new development must provide for drainage to an approved system consistent with the Comprehensive Stormwater Management Plan. City approval for storm drainage will be required as part of the development process. (For more information, contact the Engineering staff at the City of Eugene Permit and Information Center or call 541-682-8400.)

Is the site currently served by an approved stormwater system?

Yes

If yes,
location? River Road

If no, how will stormwater be handled after development? -

Streets – What existing streets provide access to this site. List existing streets that provide access to this site from River Road, the Northwest Expressway, or Beltline Highway. _____

River Road

Will dedication for additional street right-of-way be required upon further development of this site?

_____ Yes X No _____ Unknown

Will existing streets be extended or new streets constructed upon further development of this site?

_____ Yes X No _____ Unknown

Parks, Recreation, and Cultural Services

Systems Development revenues generated by new development and Ballot Measure 20-30, which authorized the issuance of \$25.3 million in general revenue bonds, will help to fund future City park acquisition and development in this area and throughout the city. Please list the parks and recreation facilities that already exist or are planned in the general vicinity of the property(ies) included in this annexation:

Terra Linda Park

Key services, defined by the Metropolitan Plan as parks and recreation programs, will be available to new city residents in this area on an equal basis with residents throughout the city.

Public Safety

Police services - Police protection can be extended to this site upon annexation consistent with service provision throughout the city.

For River Road/Santa Clara area-

Police services - Police protection can be extended to this site upon annexation consistent with service provision throughout the city. Police currently travel along River Road to provide service to areas throughout the River Road and Santa Clara area. Infill annexations and development in this area will increase the efficiency of service delivery to this area.

Fire and emergency services (Please indicate which fire district serves subject property.)

 X Santa Clara - Fire protection services are currently provided to the subject property by the Santa Clara Rural Fire Protection District.

 River Road - Fire and emergency services - Fire protection is currently provided to the subject property by the River Road Water District under contract with the City of Eugene. Upon annexation, fire protection will be provided directly by the City of Eugene Fire & EMS Department.

Emergency medical transport (i.e., ambulance) services are currently provided on a regional basis by Eugene, Springfield, and Lane Rural Fire/Rescue to central Lane County, including the River Road and Santa Clara areas. After annexation, this service will continue to be provided by the current provider. All ambulance service providers have mutual aid agreements and provide back-up service into the other providers' areas.

Planning and Development Services -- Planning and building permit services are provided to the area outside the city limits but within the urban growth boundary by the City of Eugene. This service would continue after annexation.

EWEB (Eugene Water and Electric Board) currently provides water and electric service in the Eugene area and can provide service to new development in the River Road and Santa Clara area upon annexation. Some properties in northern Eugene receive electric service from EPUD (Emerald People's Utility District). Some properties in south Eugene receive electric services from the Lane Electric Cooperative; please note if this is the case for your property. For more information contact EWEB, ph. 484- 2411, EPUD, ph. 746-1583 or Lane Electric Co-op, 484-1151.

Electric Service -- Which electric company will serve this site?

 EWEB .

Water Service -- Please provide the size and location of the water main closest to your property. River Road - 8" .

 .

Solid Waste -- Solid waste collection service is provided by private firms. Regional disposal sites and the Short Mountain Landfill are operated by Lane County.

Natural Gas -- Northwest Natural Gas can extend service to new development in this area.

Communications -- US West Communications and a variety of other telecommunications providers offer communications services throughout the Eugene/Springfield Area.

Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: Marcus Helm
Digitally signed by Marcus Helm
DN: c=US, sn=Helm, givenName=Marcus,
email=mhelm@grassco.com, cn=Marcus Helm
Date: 2025.01.09 09:16:18 -0800
Registered Land Surveyor

Print Name: Marcus Helm

Date: January 9, 2025

Seal:





Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
17-04-11-12	200	R-1	0.41

Property Address: 3335 River Rd

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:	Terra Linda Park		
Electric:	EWEB		
Water:	EWEB		
Sanitary Sewer:	City of Eugene		
Fire:	Santa Clara Rural Fire Protection District		
Schools:	Elementary: Awbrey Park	Middle: Madison	High: North Eugene
Other:			

Filing Fee

- ☒ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement *(Submit 5 copies)*

- ☒ Submit a detailed written statement describing **how** this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 3 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 ½" x 11" sheet of paper. Site plans shall include the following information:

- ☐ Show the date & north arrow on site plan.
- ☐ Show the Assessor's Map and Tax Lot number(s) on the site plan.
- ☐ Show a vicinity map on the site plan (vicinity map does not need to be to scale).
- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements *(Submit 3 paper copies and 1 digital copy of all)*

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 200

Name (print): RedRose1 LLC

Phone: See Representative

Address: 2653 Sharon Way

City/State/Zip: Eugene, OR 97401

Signature: 

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

SURVEYOR:

Name (print): Marcus Helm

Company/Organization: EGR & Associates, Inc.

Address: 2535 Prairie Rd

City/State/Zip: Eugene, OR 97402

E-mail (if applicable): mhelm@egrassoc.com

Phone: 541-688-8322

Fax: _____

Signature: Marcus Helm

Digitally signed by Marcus Helm
DN: c=US, sn=Helm, givenName=Marcus, email=mhelm@egrassoc.com, cn=Marcus Helm
Date: 2025.01.09 09:10:45 -0800

REPRESENTATIVE (If different from Surveyor):

ATTACHMENT C

Name (print): Katie Keidel, Associate Planner

Company/Organization: Metro Planning, Inc.

Address: 846 A Street

City/State/Zip: Spfld, OR 97477

E-mail (if applicable): kkeidel@metroplanning.com

Phone: (541) 302-9830

Fax: _____

Signature: 

****Attached additional sheets if necessary.**



846 A STREET
SPRINGFIELD, OREGON 97477
(541) 302-9830
WWW.METROPLANNING.COM

ANNEXATION APPLICATION for RED ROSE1 LLC – 3335 RIVER ROAD

WRITTEN NARRATIVE

Submittal No.:	1
Document Date:	January 13, 2025
Proposal:	Type I Annexation
Property Owner/ Applicant:	RedRose1 LLC 2653 Sharon Way Eugene, OR 97401
Applicant's Representative:	Katie Keidel, Assoc. Planner Metro Planning, Inc. 846 A Street Springfield, OR 97477
Surveyor:	Marcus Helm, PLS EGR & Associates 2535 B Prairie Rd Eugene, OR 97402
Subject Property:	Map 17-04-11-12; Tax Lot 200
Property Size:	0.41-acres (17,860 SF)
Zoning:	R-1; /UL Overlay
Metro Plan Designation:	LDR

Background

This annexation application pertains to a parcel of land identified as Assessor's Map & Tax Lot 17-04-11-12-00200, also known as 3335 River Road ("subject property"). The subject property is 0.41-acres in size and located on the east side of River Road, approximately 100 feet south of Terra Linda Avenue. It is within the City of Eugene's Urban Growth Boundary (UGB) and contiguous to the city limits as adjacent River Road is under the City of Eugene's jurisdiction. Parent zoning is Eugene R-1 with an Urbanizable Land (/UL) zone overlay. The Metro Plan Designation is Low Density Residential (LD).

For City staff review, this written narrative demonstrates how the proposal complies with the annexation approval criteria contained in the Eugene Code (EC) section 9.7825 Annexation – Approval Criteria. Additionally addressed are the applicable Metro Plan and Santa Clara Urban Plan policies. Eugene Code and Policy language are indicated herein by bold and/or italic typeface; applicant responses indicated by plain type.

EC 9.7825 Annexation – Approval Criteria.

The city council shall approve, modify and approve, or deny a proposed annexation based on the application's consistency with the following:

1. The land proposed to be annexed is within the city's urban growth boundary and is:

- a. Contiguous to the city limits; or***
- b. Separated from the city only by a public right of way or a stream, bay, lake or other body of water.***

Response: The subject property maintains frontage on River Road. This section of River Road has been annexed into the city limits; therefore, the proposed annexation is contiguous to the city limits in compliance with EC 9.7825(1)(a) above.

2. The proposed annexation is consistent with applicable policies in the Metro Plan and in any applicable refinement plans.

Response: The subject property is located inside the Metro Plan Boundary in the City of Eugene's UGB. The proposed annexation is consistent with Metro Plan policies as they encourage compact urban growth in an effort to achieve efficient use of land and urban service provisions while maintaining the residential and mixed-use character of the area.

Parent zoning for Tax Lot 200 is Eugene R-1 and the Metro Plan Designation is Low-Density Residential. The /UL zone overlay will automatically cease to apply upon approval of this proposal by the City Council and the resulting jurisdictional zoning and land use designation will be in congruity.

The refinement plan applicable to the subject property proposed for annexation is the River Road Santa Clara Urban Facilities Plan. Compliance with the River Road Santa Clara refinement plan is addressed below.

3. The proposed annexation will result in a boundary in which the minimum level of key urban facilities and services, as defined in the Metro Plan, can be provided in an orderly, efficient, and timely manner.

Response: The proposed annexation complies with EC 9.8725(3) as proximity to key urban facilities and services allows for the orderly, efficient, and timely provision of such amenities. Some utilities required to serve the subject property are located within the River Road right-of-way as shown on the accompanying annexation site plan.

The following urban facilities and services are in place and readily available to the subject property proposed for annexation:

- Electric and water service is provided by EWEB.

- Natural gas facilities are provided by Northwest Natural Gas.
- Wastewater lines are existing in River Road adjacent to the subject property.
- Stormwater overflow will be directed to the existing public storm drainage system in River Road
- Santa Clara Rural Fire Protection District currently provides fire protection service to the area. Upon annexation, service will be provided by Eugene-Springfield Fire & Rescue.
- Emergency Medical/ Ambulance services are currently provided by Eugene-Springfield Fire & Rescue.
- The subject property has access to existing LTD service on nearby River Road providing transportation access from the north and south.
- The property is within Eugene School District 4J and is within the district boundaries of Awbrey Park Elementary School, Madison Middle School, and North Eugene High School.

Metro Plan Growth Management Policies

Policy 8: Land within the UGB may be converted from urbanizable to urban only through annexation to a city when it is found that:

- a. ***A minimum level of key urban facilities and services can be provided to the area in an orderly and efficient manner.***
- b. ***There will be a logical area and time within which to deliver urban services and facilities. Conversion of urbanizable land to urban shall also be consistent with the Metro Plan.***

Response: The proposed annexation complies with Metro Plan Growth Management Policy 8 as the subject property can be served by more than a minimum level of key urban services immediately upon approval of annexation and in an orderly and efficient manner as this area is already highly urbanized. Urbanization of the residentially zoned subject property is congruent with the intention of the Metro Plan's residential designation. The proposed annexation complies with Policy 8.

Policy 10: Annexation to a city through normal processes shall continue to be the highest priority.

Response: The applicant is utilizing the City of Eugene's codified annexation application process to annex the subject properties into the City of Eugene's city limits. The proposed annexation complies with Policy 10.

Policy 15: Ultimately, land within the UGB shall be annexed to a city and provided with the required minimum level of urban facilities and services. While the time frame for annexation may vary, annexation should occur as land transitions from urbanizable to urban.

Response: The subject properties are located within the City of Eugene's UGB. The full range of urban facilities and services are existing in this area of River Road as many nearby and/or adjacent properties have already transitioned from urbanizable to urban, having been previously annexed into the city's jurisdiction. The proposed annexation of the subject property complies with Policy 15.

Policy A.2 Residentially designated land within the UGB should be zoned consistent with the Metro Plan, and applicable plans and policies; however, existing agricultural zoning may be continued within the area between the city limits and UGB until rezoned for urban uses.

Response: The Metro Plan Diagram indicates that Tax Lot 200 is designated for Low-Density Residential (LD) development. Tax Lot 200 is currently zoned City of Eugene R-1 with an Urbanizable Land (/UL) Zone Overlay. Upon approval of the proposed annexation by the City Council, the property will remain R-1 consistent with its Metro Plan designation and the /UL Overlay will automatically cease to apply. The proposed annexation is in compliance with Policy A.2.

River Road-Santa Clara Urban Facilities Plan

The following policies from the River Road-Santa Clara Urban Facilities plan apply to the subject property. There is no development associated with this application and the subject property is not located within a River Road-Santa Clara subarea.

1. General Land Use. Minimize land use conflicts by promoting compatibility between land uses, especially among residential, commercial-industrial, and commercial-agricultural uses. (policy 1)

Response: The subject property is located within the Urban Growth Boundary and is zoned R-1 with an Urbanizable Land Zone Overlay (/UL). Upon annexation, the /UL Overlay will cease to apply. The subject property is located within the Metro Plan boundary and is designated as Low Density residential. There are no conflicts with continued residential use of the subject property.

2. Residential Land Use.

a. Recognize and maintain the predominately low-density residential character of the area consistent with the Metro Plan (Policy 1)

Response: The subject property contains one single-unit dwelling; no new development is associated with this application. Any future development will comply with the standards required to maintain the predominantly low-density character of the area.

3. The proposed annexation will result in a boundary in which the minimum level of key urban facilities and services, as defined in the Metro Plan, can be provided in an orderly, efficient, and timely manner.

Response: The proposed annexation of the subject property will result in a boundary in which the minimum level of key urban facilities and services can be easily provided in an orderly, efficient, and timely manner. This area of River Road is highly urbanized and because of the subject property's proximity to existing urban facilities and services, utilities required to serve the property are readily available.

Consistent with the Metro Plan and in compliance with EC 9.7825(3), the following utilities and services detailed below are in place and readily available to the subject property proposed for annexation:

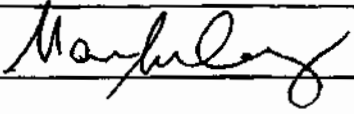
- Electric and water service is provided by EWEB.
- Natural gas facilities are provided by Northwest Natural Gas.
- Wastewater lines are existing in River Road adjacent to the subject property.
- Stormwater overflow will be directed to the existing public storm drainage system in River Road
- Santa Clara Rural Fire Protection District currently provides fire protection service to the area. Upon annexation, service will be provided by Eugene-Springfield Fire & Rescue.
- Emergency Medical/ Ambulance services are currently provided by Eugene-Springfield Fire & Rescue.
- The subject property has access to existing LTD service on nearby River Road providing transportation access from the north and south.
- The property is within Eugene School District 4J and is within the district boundaries of Awbrey Park Elementary School, Madison Middle School, and North Eugene High School.

* CB = Coburg CG = Cottage Grove
 CR = Creswell EU = Eugene
 FL = Florence JC = Junction City
 OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet
 Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1. 	11-30-24	RedRose1 LLC	3335 River Rd., Eugene, OR 97404	17-04-11-12-00200	yes	yes	0.41
2.							
3.							
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, Claire Senderling (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

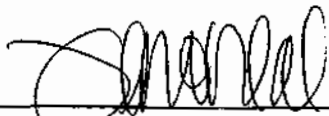
x  (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 1 (qty). This petition reflects that 1 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 0. I hereby certify that this petition includes 0 valid signatures representing 0 (%) of the total active registered voters that are registered in the proposed annexation.


 Lane County Department of Assessment and Taxation

12/4/24
 Date Certified


 Lane County Clerk or Deputy Signature

12/4/24
 Date Certified

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 17-04-11-12-00200 Address: 3335 River Road

Legal Description:

*See attached Legal Description Certified by Surveyor

In the corporate limits of said city, which is owned by the undersigned

DATED this 15th day of January, 2025.



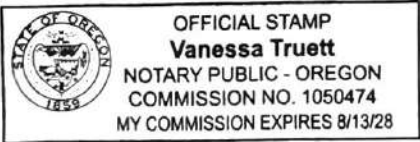
STATE OF OREGON)

County of) ss)

On this 15th day of January, 2025, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named,

who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.



Notary Public for Oregon
My Commission Expires 8/13/2028

Summary of Urban Service Provision

This form is intended as a guide to assist applicants in demonstrating that a minimum level of key urban services can be provided to the area proposed for annexation. Space is provided on this form for you to provide detailed information on service provision. Please add additional pages if necessary to provide details of servicing issues related to the area you are annexing. To assist you in providing this information, some contacts are listed below. For large or difficult to serve properties, you may wish to contact a private land use planning consultant to prepare your application.

Property Owner(s) Name:

Red Rose 1 LLC

Assessor's Map and Tax Lot Numbers for Properties Proposed for Annexation
(For example: Map 17-03-19-31, Tax Lot 100)

17-04-11-12-00200

Wastewater -- All new development must connect to the wastewater (sanitary sewer) system. Is wastewater service available to serve the area proposed for annexation? (For more information, contact the Engineering staff at the City of Eugene Permit and Information Center or call 541-682-8400.)

The property(ies) in this annexation request:

 X will be served from an existing gravity wastewater line.

Location and size of existing wastewater line:

River Road - 8"

will be served by an extension of an existing gravity wastewater line.

Where will a wastewater line be extended from? When will it be extended? By whom?

Stormwater -- Site plans for all new development must provide for drainage to an approved system consistent with the Comprehensive Stormwater Management Plan. City approval for storm drainage will be required as part of the development process. (For more information, contact the Engineering staff at the City of Eugene Permit and Information Center or call 541-682-8400.)

Is the site currently served by an approved stormwater system?

Yes

If yes,
location? River Road

If no, how will stormwater be handled after development? -

Streets – What existing streets provide access to this site. List existing streets that provide access to this site from River Road, the Northwest Expressway, or Beltline Highway. _____

River Road

Will dedication for additional street right-of-way be required upon further development of this site?

_____ Yes X No _____ Unknown

Will existing streets be extended or new streets constructed upon further development of this site?

_____ Yes X No _____ Unknown

Parks, Recreation, and Cultural Services

Systems Development revenues generated by new development and Ballot Measure 20-30, which authorized the issuance of \$25.3 million in general revenue bonds, will help to fund future City park acquisition and development in this area and throughout the city. Please list the parks and recreation facilities that already exist or are planned in the general vicinity of the property(ies) included in this annexation:

Terra Linda Park

Key services, defined by the Metropolitan Plan as parks and recreation programs, will be available to new city residents in this area on an equal basis with residents throughout the city.

Public Safety

Police services - Police protection can be extended to this site upon annexation consistent with service provision throughout the city.

For River Road/Santa Clara area-

Police services - Police protection can be extended to this site upon annexation consistent with service provision throughout the city. Police currently travel along River Road to provide service to areas throughout the River Road and Santa Clara area. Infill annexations and development in this area will increase the efficiency of service delivery to this area.

Fire and emergency services (Please indicate which fire district serves subject property.)

 X Santa Clara - Fire protection services are currently provided to the subject property by the Santa Clara Rural Fire Protection District.

 River Road - Fire and emergency services - Fire protection is currently provided to the subject property by the River Road Water District under contract with the City of Eugene. Upon annexation, fire protection will be provided directly by the City of Eugene Fire & EMS Department.

Emergency medical transport (i.e., ambulance) services are currently provided on a regional basis by Eugene, Springfield, and Lane Rural Fire/Rescue to central Lane County, including the River Road and Santa Clara areas. After annexation, this service will continue to be provided by the current provider. All ambulance service providers have mutual aid agreements and provide back-up service into the other providers' areas.

Planning and Development Services -- Planning and building permit services are provided to the area outside the city limits but within the urban growth boundary by the City of Eugene. This service would continue after annexation.

EWEB (Eugene Water and Electric Board) currently provides water and electric service in the Eugene area and can provide service to new development in the River Road and Santa Clara area upon annexation. Some properties in northern Eugene receive electric service from EPUD (Emerald People's Utility District). Some properties in south Eugene receive electric services from the Lane Electric Cooperative; please note if this is the case for your property. For more information contact EWEB, ph. 484- 2411, EPUD, ph. 746-1583 or Lane Electric Co-op, 484-1151.

Electric Service -- Which electric company will serve this site?

 EWEB .

Water Service -- Please provide the size and location of the water main closest to your property. River Road - 8" .

_____.

Solid Waste -- Solid waste collection service is provided by private firms. Regional disposal sites and the Short Mountain Landfill are operated by Lane County.

Natural Gas -- Northwest Natural Gas can extend service to new development in this area.

Communications -- US West Communications and a variety of other telecommunications providers offer communications services throughout the Eugene/Springfield Area.

Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:

Marcus Helm

Digitally signed by Marcus Helm
DN: c=US, sn=Helm, givenName=Marcus,
email=mhelm@grasso.com, cn=Marcus Helm
Date: 2025.01.09 09:16:18 -0800

Registered Land Surveyor

Print Name:

Marcus Helm

Date:

January 9, 2025

Seal:



ANNEXATION LEGAL DESCRIPTION

Beginning at a point in the centerline of River Road-County Road Number 200 formerly known as Pacific Highway, 12.27 chains West and 13.865 chains South of the Northwest corner of the L. Poindexter Donation Land Claim No. 52 in Township 17 South, Range 4 West, of the Willamette Meridian, running thence South 17°15' East along the centerline of said highway 2.335 chains; thence East 188.0 feet; thence North 23.10 feet; thence East 123.52 feet; thence North 1.885 chains; thence West 5.43 chains to the point of beginning, in Lane County, Oregon.

Excepting therefrom the East 162 feet as measured from the East line and the Southerly extension thereof, in Lane County, Oregon.

Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: _____
Registered Land Surveyor

Print Name: _____
Marcus Helm

Date: _____
January 9, 2025

Seal:



911 Country Club Rd, Ste 320 • Eugene, OR 97401
 Phone: 541.741.1981
 Fax: 541.741.0619



260 Country Club Rd, Ste 120 • Eugene, OR 97401
 P.O. Box 10211 • Eugene, OR 97440
 Phone: 541.687.9794
 Fax: 541.687.0924

TITLE INSURANCE SERVICES • ESCROW CLOSINGS

October 30, 2024

Order No. 24-28627

PRELIMINARY TITLE REPORT

Evergreen Land Title Company
 260 Country Club Road, Ste. 120
 Eugene, OR 97401
 Attn: Janelle Beebe
 e-mail:
janellebeebe@evergreenlandtitle.com

Estimated Premium for:

T.B.D. Owners Policy
 Endorsement: 110
 T.B.D. Lenders Policy, (Extended)

Endorsements (209.10-06, 222-06, 208.1-06)

Addtl Endorsements:

Gov't Service Fee \$35.00

Breakout Fee: Evergreen Land Title - 89%
 Underwriter - 11%

TOTAL \$35.00

Dear Janelle Beebe:

UNDERWRITER: Doma Title Insurance, Inc. - 2021 ALTA POLICIES

We are prepared to issue on request and on recording of the appropriate documents, a policy or policies as applied for, with coverage's as indicated, based on this preliminary report.

LEGAL DESCRIPTION:

SEE EXHIBIT "A" ATTACHED HERETO

Showing fee simple title as of October 25, 2023, at 8:00 a.m., vested in:

[REDROSE1, LLC](#), an Oregon limited liability company

Subject only to the exceptions shown herein and to the terms, conditions and exceptions contained in the policy form. No liability is assumed until a full premium has been paid.

SCHEDULE B**GENERAL EXCEPTIONS**

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records; proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the public records.
2. Facts, rights, interests or claims which are not shown by the public records but which could be ascertained by an inspection of the land or by making inquiry of persons in possession thereof.
3. Easements, or claims of easement, not shown by the public records; reservations or exceptions in patents or in Acts authorizing the issuance thereof; water rights, claims or title to water.
4. Discrepancies, conflicts in boundary lines, shortage in area, encroachments or other facts which a correct survey would disclose.
5. Any lien, or right to a lien, for services, labor, material, equipment rental or workers compensation heretofore or hereafter furnished, imposed by law and not shown by the public records.

CURRENT EXCEPTIONS:

6. Minerals of whatsoever kind, subsurface and surface substances, including but not limited to coal, lignite, oil, gas, uranium, clay, rock, sand and gravel in, on, under and that may be produced from the Land, together with all rights, privileges, and immunities relating thereto, whether or not appearing in the Public Records or listed in Schedule B. The Company makes no representation as to the present ownership of any such interests. There may be leases, grants, exceptions or reservations of interests that are not listed.
7. [Taxes](#), [Map](#) No. 17-04-11-12-00200, Code 04-17, Account No. 0356921, 2024-2025, a lien in the amount of \$2,564.60, now payable.
8. Rights of the public in any portion of said premises lying within the limits of streets, roads and highways.
9. Deed of Trust, including the terms and provisions thereof, executed by Jack Makinson and Kelly Makinson, as tenants by the entirety, as Grantor(s), to Fidelity National Title, as Trustee, for the benefit of Beneficial Oregon Inc., as Beneficiary, Dated December 14, 2007, Recorded December 17, 2007, Reception No. [2007-082931](#), Official Records of Lane County Oregon, given to secure payment of a Note for \$80,567.00.
The beneficial interest in said Deed of Trust was assigned to U.S. Bank National Association, not in its individual capacity, but solely as Trustee of NRZ Recovery Trust, by assignment Recorded December 9, 2021, Reception No. [2021-076039](#), Lane County Oregon Records.
10. Deed of Trust, including the terms and provisions thereof, executed by Redrose1 LLC, an Oregon limited liability company, as Grantor(s), to Fidelity National Title, as Trustee, for the benefit of Pacwest Funding Inc. dba Precision Capital, as Beneficiary, Dated October 1, 2024, Recorded October 7, 2024, Reception No. [2024-029183](#), Official Records of Lane County Oregon, given to secure payment of a Note for \$345,000.00.
The beneficial interest in said Deed of Trust was assigned to Precision Fund Oregon, L.P., by assignment Recorded October 8, 2024, Reception No. [2024-029347](#), Lane County Oregon Records.

11. The requirement that a copy of the Operating Agreement and Articles of Organization of REDROSE1, LLC, an Oregon limited liability company, be submitted to us for examination. Any conveyance or encumbrance by said Company should be executed in accordance with the Operating Agreement of said Company.
12. Any encroachments, unrecorded easements, violations of conditions, covenants and restrictions, and any other matters which would be disclosed by a correct survey.
13. Proof that there are no parties in possession, or claiming to be in other than above vestees.
14. Any statutory liens for labor or material, which have now gained or hereafter may gain over the lien of the insured mortgage, which liens do not now appear of record.

NOTE: The address of the property to be insured herein is: 3335 River Rd., Eugene, OR 97404.

NOTE: A Judgment/Lien/Bankruptcy Search was done for the name(s) REDROSE1, LLC, and as of October 25, 2023, none were found.

NOTE: As of October 25, 2024, there are no liens for the City of Eugene.

INFORMATIONAL NOTE: EVERGREEN LAND TITLE COMPANY FINDS NO NOTICE OF RESCISSION RECORDED IN THE LAST 24 MONTHS.

NOTE: The following applicable recording fees will be charged by Lane County:

First Page:	\$87.00
Each Additional Page	\$ 5.00
Non-Standard Document Fee	\$20.00
E-Recording Fee	\$ 5.00

INFORMATIONAL NOTE: The current vesting deed and all changes back to the deed which vests ownership 24 months ago are as follows:

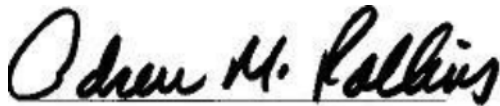
STATUTORY WARRANTY DEED RECORDED OCTOBER 7, 2024, FROM KELLY MAKINSON, TO REDROSE1, LLC, AN OREGON LIMITED LIABILITY COMPANY, RECEPTION NO. 2024-029182.

NOTE: Due to current conflicts or potential conflicts between state and federal law, which conflicts may extend to local law, regarding marijuana, if the transaction to be insured involves property which is currently used or is to be used in connection with a marijuana enterprise, including but not limited to the cultivation, storage, distribution, transport, manufacture, or sale of marijuana and/or products containing marijuana, the Company declines to close or insure the transaction, and this Preliminary Title Report shall automatically be considered null and void and of no force and effect.

Very truly yours,

EVERGREEN LAND TITLE COMPANY
HOME OFFICE

By:

A handwritten signature in black ink that reads "Andrew M. Rollins". The signature is written in a cursive, flowing style.

Andrew Rollins
Title Officer

cc:
Harcourts West Real Estate
Claire Senderling

NO LIABILITY IS ASSUMED HEREUNDER UNTIL POLICY IS ISSUED AND PREMIUM PAID. IF FOR ANY REASON THE REPORT IS CANCELLED, A MINIMUM CANCELLATION FEE OF \$200.00 WILL BE CHARGED.

EXHIBIT "A"
LEGAL DESCRIPTION

Beginning at a point in the center of County Road formerly known as Pacific Highway, now a secondary State Highway, 12.27 chains West and 13.865 chains South of the Northwest corner of the L. Poindexter Donation Land Claim No. 52, in Township 17 South Range 4 West of the Willamette Meridian, running thence South 17° 15' East along the center of said highway 2.335 chains; thence East 188.0 feet; thence North 23.1 feet; thence East 123.52 feet; thence North 1.885 chains; thence West 5.43 chains to the point of beginning, in Lane County, Oregon.

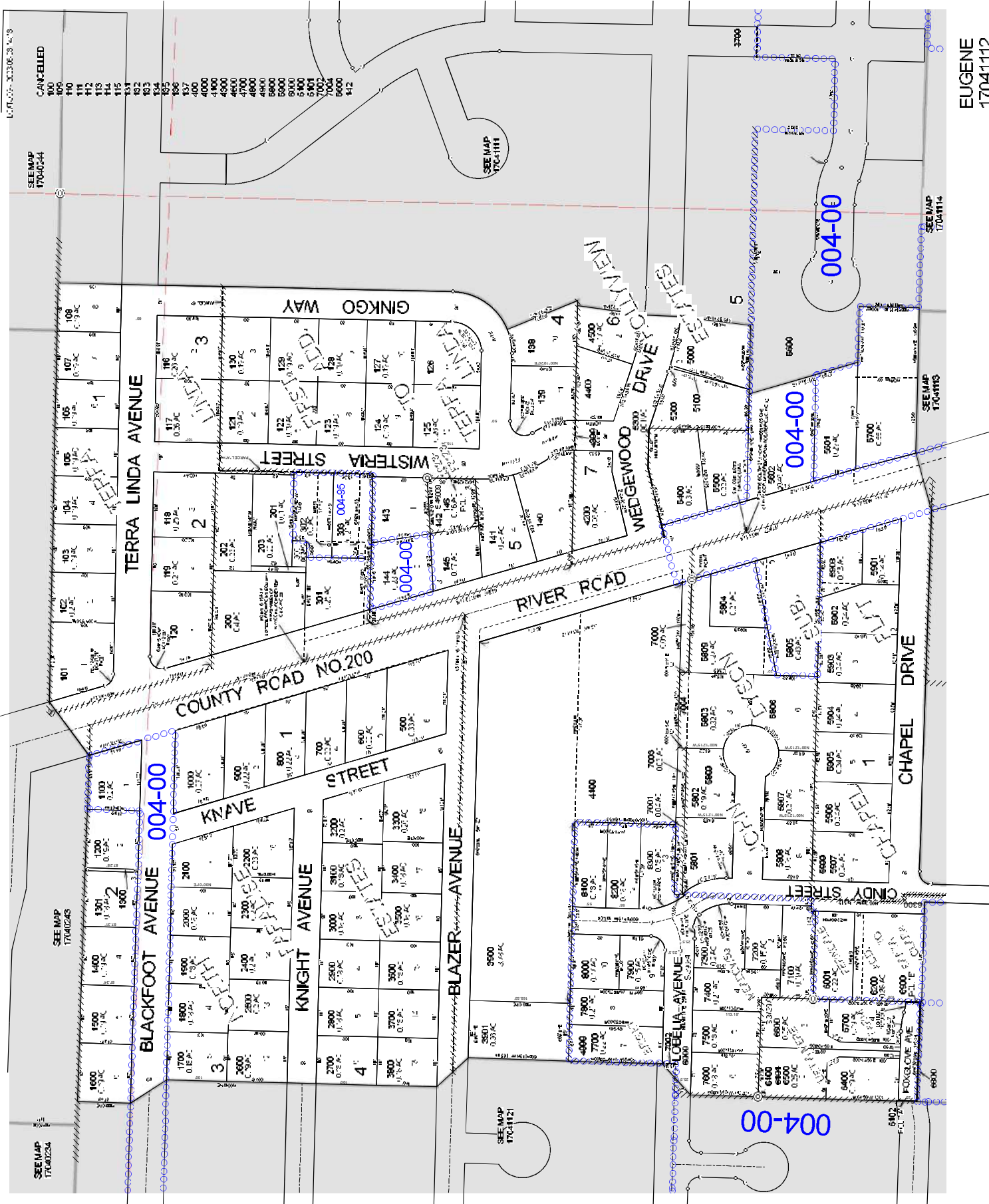
Excepting therefrom the East 162 feet as measured from the East line and Southerly extension thereof, in Lane County, Oregon.

17041112
EUGENE

N.W.1/4 N.E.1/4 SEC. 11 T.17S. R.4W. W.M.
Lane County
1" = 100'

FOR ASSESSMENT AND
TAXATION ONLY

THIS MAP IS FOR INFORMATION ONLY. IT IS NOT A GUARANTEE OF THE ACCURACY OF THE INFORMATION. THE INFORMATION IS PROVIDED AS IS, WITHOUT WARRANTY OF ANY KIND, EXPRESS OR IMPLIED, INCLUDING BUT NOT LIMITED TO THE WARRANTIES OF MERCHANTABILITY, FITNESS FOR A PARTICULAR PURPOSE AND NONINFRINGEMENT. THE USER ASSUMES ALL LIABILITY FOR ANY DAMAGE, INCLUDING REASONABLE ATTORNEY'S FEES, ARISING OUT OF THE USE OF THIS MAP.



EUGENE
17041112

Privacy Policy Notice

As adopted July 1, 2001

Evergreen Land Title Company Private Policy Notice

PURPOSE OF THIS NOTICE

Title V of the Gramm-Leach-Bliley Act (GLBA) generally prohibits any financial institution, directly or through its affiliates, from sharing nonpublic personal information about you with a nonaffiliated third party unless the institution provides you with a notice of its privacy policies and practices, such as the type of information that it collects about you and the categories of persons or entities to whom it may be disclosed. In compliance with the GLBA, we are providing you with this document, which notifies you of the privacy policies and practices of Evergreen Land Title Company.

We may collect nonpublic personal information about you from the following sources:

- Information we receive from you, such as on applications or other forms.
- Information about your transactions we secure from our files, or from our affiliates or others.
- Information we receive from a consumer reporting agency.
- Information that we receive from others involved in your transaction, such as the real estate agent or lender.

Unless it is specifically stated otherwise in an amended Privacy Policy Notice, no additional nonpublic personal information will be collected about you.

We may disclose any of the above information that we collect about our customers or former customers to our affiliates or to nonaffiliated third parties as permitted by law.

We also may disclose this information about our customers or former customers to the following types of nonaffiliated companies that perform marketing services on our behalf or with whom we have joint marketing agreements:

- Financial service providers such as companies engaged in banking, consumer finance, securities and insurance.
- Non-financial companies such as envelope stuffers and other fulfillment service providers.

WE DO NOT DISCLOSE ANY NONPUBLIC PERSONAL INFORMATION ABOUT YOU WITH ANYONE FOR ANY PURPOSE THAT IS NOT SPECIFICALLY PERMITTED BY LAW.

We restrict access to nonpublic personal information about you to those employees who need to know that information in order to provide products or services to you. We maintain physical, electronic, and procedural safeguards that comply with federal regulations to guard your nonpublic personal information.

Privacy Policy

The Doma Family of Companies

FACTS	What does the Doma family of companies do with your personal information?		
Why?	Financial companies choose how they share your personal information. Federal law gives consumers the right to limit some, but not all, sharing. Federal law also requires us to tell you how we collect, share, and protect your personal information. Please read this notice carefully to understand what we do.		
What?	The types of personal information we collect and share depend on the product or service you have with us. This information can include: <ul style="list-style-type: none"> • Social Security number, date of birth and income • Transaction history and payment history • Purchase history and account balances 		
How?	All financial companies need to share customers' personal information to run their everyday business. In the section below, we list the reasons financial companies can share their customers' personal information, the reasons the Doma Family of Companies chooses to share, and whether you can limit this sharing.		
Reasons we can share your personal information		Does Doma share?	Can you limit this sharing?
For our everyday business purposes Such as to process your transactions, maintain your account(s), respond to court orders and legal investigations, or report to credit bureaus		Yes	No
For our marketing purposes To offer our products and services to you		Yes	No
For joint marketing with other financial companies		No	We don't share
For our affiliates' everyday business purposes Information about your transactions and experiences		Yes	No
For our affiliates' everyday business purposes Information about your creditworthiness		No	We don't share
For our affiliates to market to you		Yes	No
For nonaffiliates to market to you		No	We don't share
To limit our sharing	<ul style="list-style-type: none"> • Call 1-866-929-7437—our menu will prompt you through your choice(s) or • Visit us online: www.doma.com <p>Please note:</p> <p>If you are a <i>new</i> customer, we can begin sharing your information 30 days from the date we sent this notice. When you are <i>no longer</i> our customer, we continue to share your information as described in this notice.</p> <p>However, you can contact us at any time to limit our sharing.</p>		
Questions?	Call 1 (866) 929-7437 or go to www.doma.com		

Privacy Policy

The Doma Family of Companies

Who we are	
Who is providing this notice?	The Doma Family of Companies (identified below), which offers title insurance and settlement services.
What we do	
How does Doma protect my personal information?	To protect your personal information from unauthorized access and use, we use security measures that comply with federal law. These measures include computer safeguards and secure files and buildings.
How does Doma collect my personal information?	<p>We collect your personal information, for example, when you</p> <ul style="list-style-type: none"> • Apply for insurance • Apply for financing • Give us your contact information • Provide your mortgage information • Show your government-issued ID <p>We also collect your personal information from others, such as credit bureaus, affiliates, or other companies.</p>
Why can't I limit all sharing?	<p>Federal law gives you the right to limit only</p> <ul style="list-style-type: none"> • Sharing for affiliates' everyday business purposes— information about your creditworthiness • Affiliates from using your information to market to you • Sharing for nonaffiliates to market to you <p>State laws and individual companies may give you additional rights to limit sharing.</p>
What happens when I limit sharing for an account I hold jointly with someone else?	Your choices will apply to everyone on your account – unless you tell us otherwise.
Definitions	
Affiliates	<p>Companies related by common ownership or control. They can be financial and nonfinancial companies.</p> <ul style="list-style-type: none"> • Our affiliates are the entities that comprise the Doma Family of Companies (listed below) and include companies with a Doma name; financial companies such as Doma Insurance Agency, Inc. and Doma Home Insurance Services, LLC; and nonfinancial companies such as Title Agency Holdco, LLC.
Nonaffiliates	<p>Companies not related by common ownership or control. They can be financial and nonfinancial companies.</p> <ul style="list-style-type: none"> • Nonaffiliates we share with can include collection agencies, our service providers, companies that perform marketing and advertising services on our behalf, and consumer reporting agencies.
Joint marketing	<p>A formal agreement between nonaffiliated financial companies that together market financial products or services to you.</p> <ul style="list-style-type: none"> • Doma doesn't jointly market.
Other important information	
<p>*For California residents: you may have additional rights under the California Consumer Privacy Act. For a description of those rights, please see our Doma Family of Companies' privacy policy located here: www.doma.com.</p>	

Privacy Policy

The Doma Family of Companies

The Doma Family of Companies consists of the following entities:

Doma Holdings, Inc. Doma Corporate, LLC Doma Customer Financing LLC Doma Home Insurance Services, LLC Doma Insurance Agency, Inc. Doma Insurance Agency of Arizona, Inc. North American Title Company of Colorado Doma Insurance Agency of Florida, Inc. Doma Insurance Agency of Illinois, Inc. Doma Insurance Agency of Indiana, LLC Doma Insurance Agency of Louisiana, LLC Doma Insurance Agency of Minnesota, Inc. Doma Title Insurance Company of New York Doma Title Agency of Nevada, Inc. Doma Insurance Agency of New Jersey, Inc.	Doma Insurance Agency of Texas, Inc. Doma Insurance Agency of Utah, LLC Doma Title Insurance, Inc. Doma Trustee Services, LLC Doma Title of California, Inc. Cura Home, Inc. NASSA LLC North American Title Company North American Title Insurance Company North American Asset Development, LLC North American Services, LLC Spear Agency Acquisition Inc. States Title Holding, Inc. States Title, LLC Title Agency Holdco, LLC
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EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Approval of a Resolution Annexing Land to the City of Eugene
(Assessor's Map 17-04-11-12, Tax Lot 03902 and a portion of Tax Lot 03900
And Located on Blazer Avenue west of River Road)
(City File: Messiah Lutheran Church; A 25-4)

Meeting Date: May 12, 2025
Department: Planning and Development
www.eugene-or.gov

Agenda Item Number: 5C
Staff Contact: Nicholas Gioello
Contact Telephone Number: 541-682-5453

ISSUE STATEMENT

This item is a request to annex an approximately 1.02 acre (44,431 square feet) property located on Blazer Avenue west of River Road. No public rights-of-way are proposed for annexation as part of this request and there is no formal deadline for Council action on this item. A vicinity map is provided as Attachment A.

BACKGROUND

To encourage compact urban growth and sequential development within Eugene's UGB, the Metro Plan provides that ultimately all land within the UGB will be annexed into the City and provided with a minimum level of urban services.

The subject property is currently zoned R-1 Low-Density Residential with /UL Urbanizable Land Overlay. The Metro Plan designates the subject property for low-density residential use. The subject property is located within the Urban Growth Boundary (UGB) and is contiguous to the City limits on its south boundary. Annexation will allow for future development consistent with the property's residential land use designation and the Eugene Code. Specific plans for future development of the site are not included as part of this annexation application.

Approval of annexation requests are based on the criteria at Eugene Code (EC) 9.7825 which require that (1) the land proposed to be annexed is within the City's UGB and is contiguous to the City limits or separated from City limits only by a right-of-way or water body; (2) the proposed annexation is consistent with the applicable policies in the Metro Plan and in any applicable refinement plans; and (3) the proposed annexation will result in a boundary in which the minimal level of key urban facilities and services can be provided in an orderly, efficient, and timely manner. Findings demonstrating that the annexation request is consistent with these approval criteria are included as Exhibit C of the attached resolution (see Attachment B).

To provide nearby property owners and residents an opportunity to review and comment on this

annexation request, public notice was provided to all owners and occupants of property within 500 feet of the subject property and the affected neighborhood association (Santa Clara Community Organization) consistent with Eugene Code requirements.

No testimony has been received to date regarding the proposed annexation of this property.

Referral comments were provided by affected agencies including City of Eugene Public Works and Eugene Water & Electric Board. These referral comments confirm there are no concerns with the proposed annexation of the property, which is already provided with the minimum level of key urban services consistent with the approval criteria. Given the findings and recommendation included in Exhibit C of Attachment B, demonstrating the provision of key urban services to the property and the absence of any testimony, a public hearing is not recommended in this instance.

Additional background information regarding this request, including relevant application materials, is included for reference as Attachment C. A full copy of all materials in the record is also available at the Permit and Information Center located at 99 West 10th Avenue, which is open from 12 pm to 4 pm Monday through Friday. To view materials at another time, please contact the listed staff representative to schedule an appointment. Copies may be also obtained at a reasonable cost. As a courtesy, copies of the application materials are also available online at: <https://pdd.eugene-or.gov/LandUse/SearchApplicationDocuments?file=A-25-004>.

PREVIOUS COUNCIL DIRECTION

None.

COUNCIL OPTIONS

City Council may consider the following options:

1. Adopt the resolution
2. Adopt the resolution with specific modifications as determined by the City Council
3. Direct the City Manager to bring back a resolution denying the application
4. Defer action until after the council holds a public hearing on the proposed annexation

CITY MANAGER'S RECOMMENDATION

The City Manager recommends that the City Council find that the request complies with all applicable approval criteria, adopt the resolution, and approve the annexation.

SUGGESTED MOTION

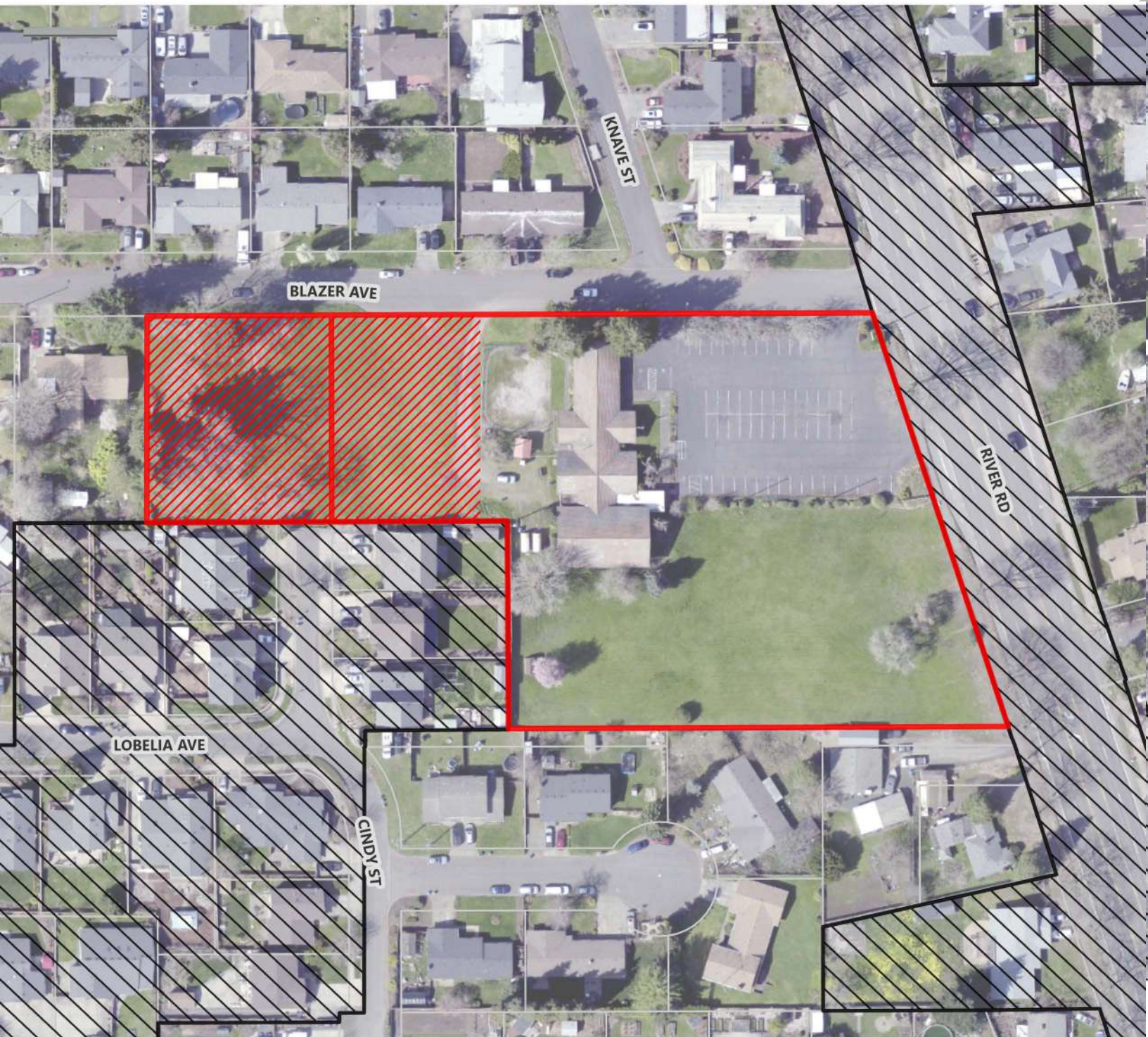
Move to adopt a Resolution Annexing Land to the City of Eugene (Assessor's Map 17-04-11-12, Tax Lot 03902 and a portion of Tax Lot 03900 and located on Blazer Avenue west of River Road River Road).

ATTACHMENTS

- A. Vicinity Map
- B. Proposed Annexation Resolution with Exhibits A through C
 - Exhibit A: Site Plan
 - Exhibit B: Legal Description
 - Exhibit C: Planning Director Findings
- C. Application Materials for Annexation Request

FOR MORE INFORMATION

Staff Contact: Nicholas R. Gioello, Associate Planner
Telephone: 541-682-5453
Staff E-Mail: NGioello@eugene-or.gov

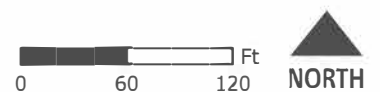


- Subject Property
- Taxlots
- Eugene City Limits
- Eugene Urban Growth Boundary
- Property to be Annexed



Caution: This map is based on imprecise source data, subject to change, and for general reference only.

Created on 4/28/2025
by City of Eugene Planning Division



RESOLUTION NO. _____**RESOLUTION ANNEXING LAND TO THE CITY OF EUGENE
(ASSESSOR'S MAP 17-04-11-12, TAX LOT 03902 AND A PORTION OF
TAX LOT 03900 AND LOCATED ON BLAZER AVENUE WEST OF
RIVER ROAD)****The City Council of the City of Eugene finds that:**

A. An annexation application was submitted on February 4, 2025, by Messiah Lutheran Church, in accordance with the provisions of Section 9.7810 of the Eugene Code, 1971, ("EC") to annex property identified as Assessor's Map 17-04-11-12, Tax Lot 03902 and a portion of Tax Lot 03900, to the City of Eugene.

B. The property proposed to be annexed is depicted on the map attached as Exhibit A to this Resolution. The legal description of the property proposed to be annexed is attached to this Resolution as Exhibit B.

C. The City's Planning Director has submitted a written recommendation that the application be approved based on the criteria of EC 9.7825. The Planning Director's Findings and Recommendation are attached as Exhibit C.

D. On April 11, 2025, a notice containing the street address, the assessor's map and tax lot number for the property, a description of the land proposed to be annexed, and the Planning Director's preliminary recommendation was mailed to the applicant, owners and occupants of properties located within 500 feet of the perimeter of the subject property, and the Santa Clara Community Organization. The notice advised that the City Council would consider the Planning Director's full recommendation on the proposed annexation on May 12, 2025.

E. After considering the Planning Director's recommendation, the City Council finds that the application should be approved.

NOW, THEREFORE,

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EUGENE, a
Municipal Corporation of the State of Oregon, as follows:**

Section 1. Based on the above findings and the Planning Director's Findings and Recommendation which are attached as Exhibit C and are adopted in support of this Resolution, it is ordered that the land identified as Assessor's Map 17-04-11-12, Tax Lot 03902 and a portion of Tax Lot 03900, which is more particularly described in the attached Exhibit B, is annexed to the City of Eugene.

Section 2. This Resolution is effective immediately upon its passage by the City Council. The annexation and the automatic rezoning of the land pursuant to EC 9.7820(3) from R-1 Low-Density Residential with /UL Urbanizable Land Overlay to R-1 Low-Density Residential shall become effective in accordance with State law.

The foregoing Resolution adopted the ____ day of May, 2025.

City Recorder

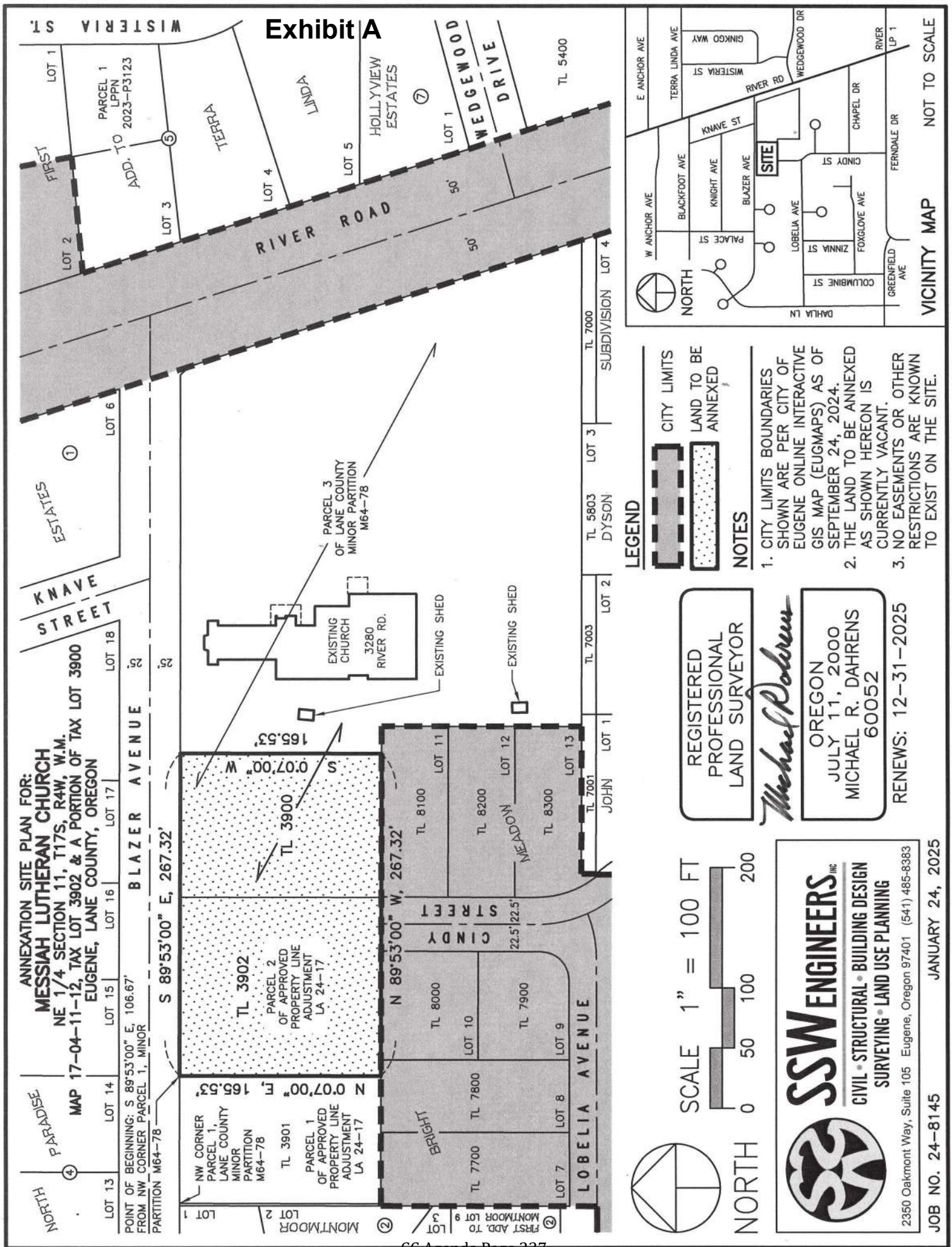


Exhibit B

**Legal Description for the Annexation of a portion of the
Messiah Lutheran Church Property to the City of Eugene
NE 1/4 of SECTION 11, T17S, R4W, W.M.**

Tax Lot 3902 & a Portion of Tax Lot 3900, Lane County Assessor's Map 17-04-11-12

A tract of land lying in the Northeast One Quarter of Section 11, Township 17 South, Range 4 West of the Willamette Meridian, said tract being more particularly described as follows:

Beginning at a point which bears South 89°53'00" East, 106.67 feet from the 5/8 inch iron rod marking the Northwest corner of Parcel 1 of Minor Partition No. M64-78, recorded March 29, 1978, Reception No. 7820700, Lane County Deed Records, said point being on the South margin of Blazer Avenue (25.00 feet from the centerline thereof, when measured at right angles thereto); thence along said South margin South 89°53'00" East, 267.32 feet; thence leaving said South margin and running South 0°07'00" West, 165.53 feet; thence North 89°53'00" West, 267.32 feet; thence North 0°07'00" East, 165.53 feet to the Point of Beginning, in Lane County, Oregon.





**Planning Director's Findings and Recommendation:
Annexation Request for Messiah Lutheran Church
(City File: A 25-4)**

Application Submitted: February 4, 2025
Applicant: Messiah Lutheran Church
Property Included in Annexation Request: Tax Lot 03902 and a portion of Tax Lot 03900 of Assessor's Map 17-04-11-12
Zoning: R-1 Low-Density Residential and /UL Urbanizable Land Overlay
Location: South side of Blazer Avenue, west of River Road
Lead City Staff: Nicholas Gioello, Associate Planner, City of Eugene Planning Division, 541-682-5453

EVALUATION:

Based on the information provided by the applicant, the City has determined that this request complies with Eugene Code (EC) Section 9.7805 Annexation - Applicability. As such, it is subject to review and approval in accordance with the requirements, application criteria and procedures of EC 9.7800 through 9.7835. The applicable approval criteria are presented below in bold typeface with findings and conclusions following each.

EC 9.7825(1) The land proposed to be annexed is within the city's urban growth boundary and is: (a) Contiguous to the city limits; or (b) Separated from the city only by a public right of way or a stream, bay, lake or other body of water.	
Complies ☒ YES ☐ NO	Findings: The subject property is within the Urban Growth Boundary and is contiguous to City limits on its southern border, consistent with subsection (a).
EC 9.7825(2) The proposed annexation is consistent with applicable policies in the Metro Plan and in any applicable refinement plans.	
Complies ☒ YES ☐ NO	Findings: Several policies from the Metro Plan provide support for this annexation by encouraging compact urban growth to achieve efficient use of land and urban service provisions within the UGB, including the following policies from the Growth Management section (in <i>italic</i> text): <i>Policy 8. Land within the UGB may be converted from urbanizable to urban only through annexation to a city when it is found that:</i> <i>a. A minimum level of key urban facilities and services can be provided to the area in an orderly and efficient manner.</i> <i>b. There will be a logical area and time within which to deliver urban services and facilities. Conversion of urbanizable land to urban shall also be consistent with the Metro Plan. (page II-C-4)</i> <i>Policy 10. Annexation to a city through normal processes shall continue to be the highest priority. (page II-C-5).</i>

Policy 15. Ultimately, land within the UGB shall be annexed to a city and provided with the required minimum level of urban facilities and services. While the time frame for annexation may vary, annexation should occur as land transitions from urbanizable to urban. (page II-C-5)

The following policy from the Residential Element of the Metro Plan is also applicable:

Policy A.2 Residentially designated land within the UGB should be zoned consistent with the Metro Plan, and applicable plans and policies; however, existing agricultural zoning may be continued within the area between the city limits and UGB until rezoned for urban uses.

The Metro Plan designates the annexation area as appropriate for low-density residential use. The River Road - Santa Clara Urban Facilities Plan (RR/SC UFP) is an adopted refinement plan for the subject property, which also designates the area for low density residential use, consistent with the subject property's existing R-1 Low-Density Residential zoning. The /UL overlay will be automatically removed from the property upon approval of the annexation.

Regarding applicable policies of the RR/SC UFP, the subject property is not located within a subarea. None of the general "Residential Land Use Policies" at Section 2.2 appear to be directly applicable to the subject request. The "Public Facilities and Services Element" policies of the RR/SC UFP are directed at local government; however, the premise of these policies (regarding the provision of urban services) is the assumption that property within the UGB will be annexed.

The River Road - Santa Clara Neighborhood Plan is the other more recently adopted refinement plan applicable to the subject property. While none of the goals or policies appear to serve as mandatory approval criteria for this annexation, the following policy is relevant to the annexation request:

Policy 17.4 Annexation: Annexation of the River Road and Santa Clara areas will occur only through strict application of state laws and local policies (e.g., ability to extend key urban facilities and services in a timely manner). In each case, Eugene will make every reasonable attempt to provide for annexation only on a voluntary basis and according to prior individual property annexation agreements.

As this annexation request is both served by key urban facilities (see below) and is a voluntary annexation, this policy is generally supportive of the request. Further, the Neighborhood Plan Goals focus on promoting additional housing infill, which this annexation will facilitate because of the expanded residential uses allowed on this property following annexation.

As previously discussed in this subsection, and further detailed under subsection (3) below, the proposed annexation is consistent with Metro Plan growth management policies and can be served by the minimum level of key urban services. The annexation procedures beginning at EC

	<p>9.7800 are consistent with State law and therefore, as found throughout this report, the annexation is consistent with State law.</p> <p>Based on the findings above, the proposal is consistent with the applicable policies of the <u>Metro Plan</u> and <u>RR/SC UFP</u> refinement plan, and <u>River Road – Santa Clara Neighborhood Plan</u> refinement plan.</p>
EC 9.7825(3) The proposed annexation will result in a boundary in which the minimum level of key urban facilities and services, as defined in the Metro Plan, can be provided in an orderly, efficient, and timely manner.	
Complies ☒ YES ☐ NO	<p>Findings: Consistent with this criterion, the proposed annexation will result in a boundary in which the minimum level of key urban facilities and services can be provided in an orderly, efficient, and timely manner as detailed below:</p> <p><u>Wastewater</u> Public wastewater is available via an 8-inch line located within Blazer Avenue right-of-way, which is adjacent to the site.</p> <p><u>Stormwater</u> There is an existing 12-inch diameter stormwater line in River Road to the east. Soil maps indicate Type C soils exist on the site. No mapped infiltration limiting factors are noted. Any future development will be subject to the City of Eugene stormwater standards during the building permit process.</p> <p><u>Transportation</u> The subject property has frontage on Blazer Avenue, a local access road under Lane County jurisdiction. This section of Blazer Avenue is paved and will provide access to the to the subject property. Any future development of the site may require a facilities permit from Lane County Transportation if Blazer Avenue is still under Lane County jurisdiction, or compliance with the City's applicable street standards for potential access to River Road.</p> <p><u>Solid Waste</u> Collection service is provided by private firms. Regional disposal sites are operated by Lane County.</p> <p><u>Water and Electric</u> Eugene Water and Electric Board (EWEB) Water staff confirm no objections to the annexation of the site as water and electric services for the subject property will be in accordance with EWEB policies and procedures.</p> <p><u>Public Safety</u> Police protection can be extended to this site upon annexation consistent with service provision through the City. Fire protection and emergency medical services will be provided by Eugene Springfield Fire.</p>

	<p><u>Parks and Recreation</u> Parks and recreation programs are provided on a City-wide basis. The inclusion of the subject property in the City is sufficient evidence to demonstrate the minimum level of this key urban service is met.</p> <p><u>Planning and Development Services</u> Planning and building permit services are provided for all properties located within the Urban Growth Boundary by the City of Eugene. The Eugene Code, Chapter 9, will provide the required land use controls for future development of the subject property upon annexation.</p> <p><u>Communications</u> A variety of telecommunications providers offer communications services throughout the Eugene/Springfield area.</p> <p><u>Public Schools</u> The subject property is within Eugene School District 4J. As access to schools is evaluated on a district-wide basis, the property's location within the school district is sufficient evidence to demonstrate the minimum level of this key urban service is met.</p>
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CONCLUSION:

Based on the above findings, information submitted to date, and the criteria set forth in EC 9.7825, the proposed annexation is consistent with the applicable approval criteria. A map and legal description showing the area subject to annexation are included in the application file for reference. The effective date of the annexation will be set in accordance with State law.

INFORMATIONAL ITEMS:

- Upon approval of the annexation, the base zoning of R-1 Low-Density Residential will remain; however, the /UL Urbanizable Land overlay will be automatically removed from the annexation area. Please contact the Permit Information Center, Planner-on-Duty at 541-682-5377 for more information.
- Approval of this annexation does not relieve the applicant from complying with applicable codes and statutory requirements.



ANNEXATION

Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
17 - 04 - 11 - 12	3902	R-1 / UL	0.564 Acres
17 - 04 - 11 - 12	Portion of 3900	R-1 / UL	0.452 Acres
			TOTAL = 1.02 Acres

Property Address: N/A (Property to be annexed is vacant)

Plans for Future Development & Permit Number (if applicable): N/A

Public Service Districts:

Name			
Parks:	City of Eugene		
Electric:	EWEB (Eugene Water & Electric Board)		
Water:	EWEB (Eugene Water & Electric Board)		
Sanitary Sewer:	City of Eugene		
Fire:	Santa Clara Rural Fire Protection District)		
Schools:	Elementary: Spring Creek	Middle: Madison	High: North Eugene
Other:	Ambulance: Eugene Springfield Fire		

Filing Fee

- ☒ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement *(Submit 5 copies)*

- ☒ Submit a detailed written statement describing **how** this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 2 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 ½" x 11" sheet of paper. Site plans shall include the following information:

- ☐ Show the date & north arrow on site plan.
- ☐ Show the Assessor's Map and Tax Lot number(s) on the site plan.
- ☐ Show a vicinity map on the site plan (vicinity map does not need to be to scale).
- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements *(Submit 2 paper copies and 1 digital copy of all)*

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 3900

Name (print): Messiah Lutheran Church Phone: 541-688-0735

Address: 3280 River Road

City/State/Zip: Eugene, OR 97404

Signature: Susan E Weixelman
Susan E. Weixelman, Messiah Lutheran Church Secretary & Treasurer

PROPERTY OWNER OF TAX LOT: 3902

Name (print): Messiah Lutheran Church Phone: 541-688-0735

Address: 3280 River Road

City/State/Zip: Eugene, OR 97404

Signature: Susan E Weixelman

~~PROPERTY OWNER OF TAX LOT: _____~~

~~Name (print): _____ Phone: _____~~

~~Address: _____~~

~~City/State/Zip: _____~~

~~Signature: _____~~

SURVEYOR:

Name (print): Michael R. Dahrens

Company/Organization: SSW Engineers Inc.

Address: 2350 Oakmont Way, Suite 105

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): miked@sswengineers.com

Phone: 541-485-8383 Fax: 541-485-8384

Signature: Michael Dahrens

REPRESENTATIVE (If different from Surveyor):

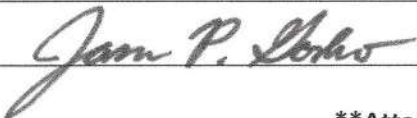
Name (print): Jason P. Goshert

Company/Organization: SSW Engineers Inc.

Address: 2350 Oakmont Way, Suite 105

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): jasong@sswengineers.com

Phone: 541-485-8383 Fax: 541-485-8384

Signature: 

**Attached additional sheets if necessary.

ANNEXATION APPLICATION

<u>Property Location:</u>	Vacant – No Address Lane County Assessor’s Map 17-04-11-12, Tax Lot 3902 & a Portion of Tax Lot 3900 South side of Blazer Aveune, West of River Road
<u>Owner / Applicant:</u>	Messiah Lutheran Church 3280 River Road Eugene, OR 97404
<u>Surveyor:</u>	Michael R. Dahrens, PLS SSW Engineers Inc. 2350 Oakmont Way, Suite 105 Eugene, OR 97401 Phone: 541-485-8383 miked@sswengineers.com
<u>Representative / Designated Contact Person:</u>	Jason Goshert SSW Engineers Inc. 2350 Oakmont Way, Suite 105 Eugene, OR 97401 Phone: 541-485-8383 jasong@sswengineers.com
<u>Current Base Zoning:</u>	R-1 “Low Density Residential”
<u>Overlay Zoning:</u>	/UL “Urbanizable Land”
<u>Metro Plan Designation:</u>	Low Density Residential
<u>Applicable Refinement Plan:</u>	River Road – Santa Clara Urban Facilities Plan
<u>Neighborhood:</u>	Santa Clara Community Organization
<u>Request:</u>	Annexation to the City of Eugene to allow for: A) Adjustment of the common property line between Tax Lots 3900 & 3902, which will increase the lot area and development potential of Tax Lot 3902; and B) Subsequent development of the annexation area.

(WRITTEN STATEMENT IS ON FOLLOWING PAGES)

WRITTEN STATEMENT

This written statement describes how this annexation request is consistent with the applicable approval criteria referenced in Section 9.7825 of the Eugene Code. Approval criteria are shown in ***bold italic text***, with subsequent findings / responses shown in regular text.

- 9.7825 Annexation – Approval Criteria. The city council shall approve, modify and approve, or deny a proposed annexation based on the application’s consistency with the following:***
- (1) The land proposed to be annexed is within the city’s urban growth boundary and is:***
 - (a) Contiguous to the city limits; or***
 - (b) Separated from the city only by a public right of way or a stream, bay, lake or other body of water.***

The land proposed for annexation (hereinafter referred to as the “subject property”) is located within the City of Eugene’s urban growth boundary (UGB). The subject property is contiguous to the current city limits on its south side. More specifically, the adjacent properties currently comprised of Tax Lots 7800, 8000 & 8100 of Assessor’s Map 17-04-11-12, and the Cindy Street public right-of-way immediately adjacent to the south side of the subject property, are part of a parent parcel that was formally annexed into the City of Eugene in 2004 (See City File No. A 03-23). The proposed annexation therefore satisfies EC 9.7825 Annexation – Approval Criteria (1) & (1)(a).

9.7825 Annexation – Approval Criteria. (continued)

- (2) The proposed annexation is consistent with applicable policies in the Metro Plan and in any applicable refinement plans.***

Several policies from the Metro Plan provide support for this annexation by encouraging compact urban growth to achieve efficient use of land and urban service provisions within the UGB, including the following policies from the Growth Management section:

- Policy 8. Land within the UGB may be converted from urbanizable to urban only through annexation to a city when it is found that:*
- a) A minimum level of key urban facilities and services can be provided to the area in an orderly and efficient manner.*
 - b) There will be a logical area and time within which to deliver urban services and facilities. Conversion of urbanizable land to urban shall also be consistent with the Metro Plan.*

As addressed below in response to EC 9.7825 Annexation – Approval Criteria (3), the minimum level of key urban facilities and services are available to the subject property. The proposed annexation of the subject property is therefore consistent with Metro Plan Policy 8.

- Policy 10. Annexation to a city through normal processes shall be the highest priority.*

The proposed annexation of the subject property via this application, pursuant to the codified annexation application procedures and criteria in Eugene Code Sections 9.7800 through 9.7835, is consistent with Metro Plan Policy 10.

Policy 15. Ultimately, land within the UGB shall be annexed to a city and provided with the required minimum level of urban facilities and services. While the time frame for annexation may vary, annexation should occur as land transitions from urbanizable to urban.

The subject property is located within the UGB and the UL “Urbanizable Land” overlay zone and therefore, based on this policy, should be annexed. Nearby lands in the vicinity of the subject property have already transitioned from urbanizable to urban with the benefit of at least the minimum level of urban facilities and services. The minimum level of urban facilities and services are available to the subject property as discussed below in response to EC 9.7825 Annexation – Approval Criteria (3). The proposed annexation of the subject property is therefore consistent with Metro Plan Policy 15.

Policy 17. As annexations to cities occur over time, existing special service districts within the UGB shall be dissolved. The cities should consider developing intergovernmental agreements, which address transition issues raised by annexation, with affected special service districts.

Metro Plan Policy 17 applies to local government as opposed to the applicant, in that it concerns dissolution of special service districts after annexation and consideration of intergovernmental agreements with affected special service districts. The proposed annexation of the subject property is not inconsistent with this policy.

Policy 19. Annexation of territory to existing service districts within the UGB shall occur only when the following criteria are met:

- a) Immediate annexation to a city is not possible because the required minimum level of key urban facilities and services cannot be provided in a timely manner (within 5 years, as outlined in an adopted capital improvements program);*
- b) Except for areas that have no fire protection, affected property owners have signed consent to annex agreements with the applicable city consistent with Oregon annexation law.*

Such annexations shall be considered as interim service delivery solutions until ultimate annexation to a city occurs.

As addressed below in response to EC 9.7825 Annexation – Approval Criteria (3), the minimum level of key urban facilities and services are available to the subject property such that immediate annexation to the City is possible. Metro Plan Policy 19 is therefore not applicable to the proposed annexation of the subject property.

Policy 20. When unincorporated territory within the UGB is provided with any new urban service, that service shall be provided by the following method (in priority order).

- a) Annexation to a city;*
- b) Contractual annexation agreements with a city;*

- c) *Annexation to an existing district (under conditions described previously in Policy #19); or*
- d) *Creation of a new service district.*

Annexation to the City of Eugene is being proposed to allow connection to and utilization by the subject property of existing City utilities and urban services consistent with Metro Plan Policy 20.

The following policy from the Metropolitan Residential Land Use and Housing Element of the Metro Plan is also applicable:

Policy A.2 Residentially designated land within the UGB should be zoned consistent with the Metro Plan, and applicable plans and policies; however, existing agricultural zoning may be continued within the area between the city limits and UGB until rezoned for urban uses.

The current Metro Plan land use designation applicable to the subject property is “Low Density Residential”. The River Road – Santa Clara Urban Facilities Plan (RR/SC UFP) is one of the adopted refinement plans applicable to the subject property and also designates the area for “Low Density Residential” use, consistent with the subject property’s existing R-1 Low-Density Residential zoning. The /UL overlay zoning will automatically be removed from the subject property following annexation approval.

Regarding applicable policies of the RR/SC UFP, the subject property is not located within any of the defined subareas thereof. Further, none of the general “Residential Land Use Policies” at Section 2.2 appear to be directly applicable to the proposed annexation of the subject property. The “Public Facilities and Services” element policies of the RR/SC UFP are directed at local government; however, the premise of these policies (regarding the provision of urban services) is the assumption that property within the UGB will be annexed. Therefore, the RR/SC UFP in general supports the annexation, urbanization, and provision of urban facilities and services to properties within its boundaries.

The recently adopted refinement plan known as the River Road – Santa Clara Neighborhood Plan is also applicable to the subject property. The following policy from the River Road – Santa Clara Neighborhood Plan is directly applicable to the proposed annexation of the subject property:

Policy 17.4 Annexation: Annexation of the River Road and Santa Clara areas will occur only through strict application of state laws and local policies (e.g., ability to extend key urban facilities and services in a timely manner). In each case, Eugene will make every reasonable attempt to provide for annexation only on a voluntary basis and according to prior individual property annexation agreements.

The annexation of the subject property is being proposed via this application in compliance with applicable state law and local policies, including the codified annexation application procedures and criteria in Eugene Code Sections 9.7800 through 9.7835. The minimum level of urban facilities and services are available to the subject property as discussed below in response to EC

9.7825 Annexation – Approval Criteria (3). This annexation is voluntary. Therefore, the proposed annexation of the subject property is consistent with Policy 17.4 of the River Road – Santa Clara Neighborhood Plan.

None of the other specific policies of the River Road – Santa Clara Neighborhood Plan appear to be directly applicable to the proposed annexation of the subject property, therefore the proposed annexation does not conflict with these other policies.

In consideration of the above, as well as relevant portions of the statements below addressing EC 9.7825 Annexation – Approval Criteria (3), the proposed annexation is consistent with applicable policies in the Metro Plan and applicable refinement plans and therefore satisfies EC 9.7825 Annexation – Approval Criteria (2).

9.7825 Annexation – Approval Criteria. (continued)

- (3) *The proposed annexation will result in a boundary in which the minimum level of key urban facilities and services, as defined in the Metro Plan, can be provided in an orderly, efficient, and timely manner.***

The Metro Plan defines the “Minimum Level” of “key urban facilities and services” as including:

“Wastewater service, stormwater service, transportation, solid waste management, water service, fire and emergency medical services, police protection, city-wide parks and recreation programs, electric service, land use controls, communication facilities, and public schools...”

Wastewater Service: Public wastewater service is available to the subject property via an existing 8” public wastewater line in Blazer Avenue and an existing 8” public wastewater line in Cindy Street.

Stormwater Service: Future development of the subject property will need to treat, and retain or detain stormwater on site, subject to infiltration testing. At the time of development of the property, treatment of stormwater will be further evaluated for consistency with applicable City of Eugene policies and plans. With a variety of options available to provide stormwater treatment, service can be provided in an orderly, efficient, and timely manner.

Transportation: The subject property has frontage on Blazer Avenue on the north and abuts the terminus of Cindy Street on the south, both of which in turn provide connectivity to local and regional street, road and state highway networks. Public transportation is available via existing Lane Transit District (LTD) bus service along nearby River Road to the east.

Solid Waste Management: Garbage and recycling services are available from local and regional private firms which collect and transport solid waste to landfills managed by Lane County.

Water Service: EWEB water service is available to the subject property via an existing 6” water main in Blazer Avenue, and possibly an existing 2” water line in Cindy Street.

Fire and Emergency Medical Services: Fire protection is currently provided by the Santa Clara Rural Fire Protection District, and ambulance/emergency medical services are currently provided by Eugene Springfield Fire (West/Central District). Following annexation, ambulance/emergency medical services will continue to be provided by Eugene Springfield Fire, and fire protection services will also be provided by Eugene Springfield Fire.

Police Protection: Upon annexation, police protection can be provided to the subject property consistent with service provision through the City of Eugene.

City-Wide Parks and Recreation Programs: The subject property is located within the urban growth boundary (UGB) of the City of Eugene and is therefore included in the City of Eugene Parks and Recreation Plan area. Per the 2023 City of Eugene “Parks, Open Space & Rec Map” the following existing parks are located in the general vicinity of the subject property: Ferndale Park, Bobolink Park, Arrowhead Park, Filbert Meadows Park, and Terra Linda Park. The inclusion of the subject property in the City sufficiently demonstrates the availability of the minimum level of this key urban service.

Electric Service: EWEB electric service can be extended to the subject property from existing EWEB overhead electric distribution facilities which run along the south side of the subject property.

Land Use Controls: Planning and building permit services are provided for all properties located within the Urban Growth Boundary by the City of Eugene. The Eugene Code, Chapter 9, will provide the required land use controls for future development of the subject property upon annexation.

Communications Facilities: A variety of communications facilities and services (e.g., phone, cellular, data, cable TV, etc.) are provided throughout the Eugene/Springfield area and available to the subject property.

Public Schools: The subject property is located within the Eugene 4J School District and is currently within the district boundaries of Spring Creek Elementary School, Madison Middle School, and North Eugene High School.

In consideration of the above, the proposed annexation satisfies EC 9.7825 Annexation – Approval Criteria (3), as well as relevant components of applicable Metro Plan policies pursuant to EC 9.7825 Annexation – Approval Criteria (2).

Prepared by:

SSW Engineers Inc.

Jason Goshert, Project Manager
Survey & Land Use Planning Technician

February 4, 2025

City of Eugene
Planning & Development Department
99 W. 10th Avenue
Eugene, OR 97401



2350 Oakmont Way, Suite 105
Eugene, OR 97401
(541) 485-8383 Fax (541) 485-8384
www.sswengineers.com

**Subject: City Email Regarding Extents of Area to be Annexed
(Proposed Annexation of Tax Lot 3902 and the Westerly
Portion of Tax Lot 3900 of Assessor's Map 17-04-11-12)**

To whom it may concern,

The property owner/applicant, their agent(s), and other parties requested that the attached email from the City be included with this land use application. It is in regard to the required extents of the area to be annexed, more particularly that the eastern portion of Tax Lot 3900 of Assessor's Map 17-04-11-12 containing the existing church building and associated site improvements at 3280 River Road need not be annexed.

Please note that when said parties originally initiated discussions with the City about this, a 2-parcel land partition of former Tax Lot 3900 (now comprised of Tax Lots 3900 & 3902) was being contemplated, but it was subsequently determined that former Tax Lot 3900 already contained two lawfully established units of land, or "legal lots" (See Legal Lot Verification File No. LL 23-32). Therefore, a property line adjustment is now planned in lieu of a partition.

However, per my own inquiries with other planning department staff about the required extents of the annexation area in the specific context of the planned property line adjustment, it was once again determined that the eastern portion of the church property is not required to be annexed, as its development potential will not be increasing as a result of the property line adjustment, and no further development or redevelopment thereof is proposed at this time.

Thank you. Please feel free to contact me with any questions, or for more information in these regards.

Sincerely,

Jason P. Goshert, Project Manager
SSW Engineers Inc.

Attachments: EXHIBIT #A, Sale Agreement #Blazer Lot 1 09/21/23 containing email from Matt Denberg to Kelly Whitmill dated March 9, 2022

EXHIBIT #A
Sale Agreement #Blazer Lot 1
09/21/23

*From: Eugene Land Use <LandUseInfo@ci.eugene.or.us>
Sent: Wednesday, March 09, 2022 4:14 PM
To: WHITMILL Kelly E <KWhitmill@eugene-or.gov>; Eugene Land Use
<LandUseInfo@ci.eugene.or.us>
Subject: RE: Question*

I can clarify that the church will not be required to annex the Eastern portion of the lot at 3280 River Rd. The code allows them to annex and partition the Western portion of the lot without needing to annex the Eastern portion.

Let me know if you have any other questions.

Thanks,

*Matt Denberg
Planning Specialist
City of Eugene
(541) 214-6873*

* CB = Coburg CG = Cottage Grove
 CR = Creswell EU = Eugene
 FL = Florence JC = Junction City
 OA = Oakridge SP = Springfield

PETITION

ATTACHMENT C

Petition Signature Sheet
Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1. <i>Susan E Weixelman</i>	<i>1-30-25</i>	Susan E. Weixelman, Secretary & Treasurer - Messiah Lutheran Church	N/A, Territory to be annexed is vacant	17-04-11-12-03902	X		0.564
2. <i>Susan E Weixelman</i>	<i>1-30-25</i>	Susan E. Weixelman, Secretary & Treasurer - Messiah Lutheran Church	N/A, Territory to be annexed is vacant	17-04-03-00, Portion of 03900	X		0.452
3.				(See attached Exhibits A & B)			
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, Jason P. Goshert (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

X *Jason P. Goshert* (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 1 (qty). This petition reflects that 1 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 0. I hereby certify that this petition includes 0 valid signatures representing 0 (%) of the total active registered voters that are registered in the proposed annexation.

Senora
 Lane County Department of Assessment and Taxation

2/3/25
 Date Certified

CSA
 Lane County Clerk or Deputy Signature

1/31/25
 Date Certified

May 12, 2025 Meeting - Item 5C

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map 17-04-11-12, Tax Lot 3902
 Map and Tax Lot: and a Portion of Tax Lot 3900 Address: N/A (Land to be annexed is vacant)

Legal Description:

See Exhibit "A" attached hereto

In the corporate limits of said city, which is owned by the undersigned

DATED this 1st day of February, 2025.

X Susan E. Weixelman

Susan E. Weixelman, Secretary & Treasurer

Messiah Lutheran Church

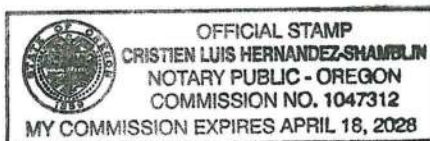
STATE OF OREGON)

)ss

County of Lane)

On this 1st day of February, 2025, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Susan E. Weixelman, Secretary & Treasurer of Messiah Lutheran Church, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

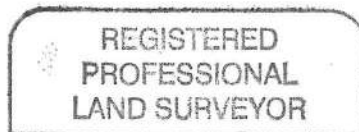
Cristien Luis Hernandez-Shamblin
 Notary Public for Oregon
 My Commission Expires April 18, 2028

**Legal Description for the Annexation of a portion of the
Messiah Lutheran Church Property to the City of Eugene
NE 1/4 of SECTION 11, T17S, R4W, W.M.**

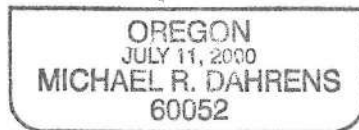
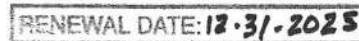
Tax Lot 3902 & a Portion of Tax Lot 3900, Lane County Assessor's Map 17-04-11-12

A tract of land lying in the Northeast One Quarter of Section 11, Township 17 South, Range 4 West of the Willamette Meridian, said tract being more particularly described as follows:

Beginning at a point which bears South 89°53'00" East, 106.67 feet from the 5/8 inch iron rod marking the Northwest corner of Parcel 1 of Minor Partition No. M64-78, recorded March 29, 1978, Reception No. 7820700, Lane County Deed Records, said point being on the South margin of Blazer Avenue (25.00 feet from the centerline thereof, when measured at right angles thereto); thence along said South margin South 89°53'00" East, 267.32 feet; thence leaving said South margin and running South 0°07'00" West, 165.53 feet; thence North 89°53'00" West, 267.32 feet; thence North 0°07'00" East, 165.53 feet to the Point of Beginning, in Lane County, Oregon.



Michael R. Dahrens



Certification of Description

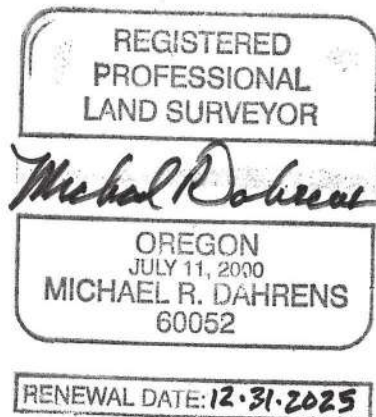
Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: *Michael Dahrens*
Registered Land Surveyor

Print Name: Michael R. Dahrens

Date: 1-28-2025

Seal:



Summary of Urban Service Provision

This form is intended as a guide to assist applicants in demonstrating that a minimum level of key urban services can be provided to the area proposed for annexation. Space is provided on this form for you to provide detailed information on service provision. Please add additional pages if necessary to provide details of servicing issues related to the area you are annexing. To assist you in providing this information, some contacts are listed below. For large or difficult to serve properties, you may wish to contact a private land use planning consultant to prepare your application.

Property Owner(s) Name:

Messiah Lutheran Church

Assessor's Map and Tax Lot Numbers for Properties Proposed for Annexation

(For example: Map 17-03-19-31, Tax Lot 100)

Map 17-04-11-12, Tax Lot 3902 & a Portion of Tax Lot 3900

Wastewater -- All new development must connect to the wastewater (sanitary sewer) system. Is wastewater service available to serve the area proposed for annexation? (For more information, contact the Engineering staff at the City of Eugene Permit and Information Center or call 541-682-8400.)

The property(ies) in this annexation request:

☒ will be served from an existing gravity wastewater line.

Location and size of existing wastewater line:

8" wastewater line in Blazer Avenue or 8" wastewater line in Cindy Street

☐ will be served by an extension of an existing gravity wastewater line.

Where will a wastewater line be extended from? When will it be extended? By whom?

Stormwater -- Site plans for all new development must provide for drainage to an approved system consistent with the Comprehensive Stormwater Management Plan. City approval for storm drainage will be required as part of the development process. (For more information, contact the Engineering staff at the City of Eugene Permit and Information Center or call 541-682-8400.)

Is the site currently served by an approved stormwater system?

No.

If yes, location? _____

If no, how will stormwater be handled after development? -

No development is proposed as part of this application. Future development will need to treat, and retain or detain stormwater on site, subject to infiltration testing. At the time of development of the site, treatment of stormwater will be further evaluated for consistency with applicable City of Eugene policies and plans. With a variety of options available to provide stormwater treatment, service can be provided in an orderly, efficient, and timely manner.

Streets – What existing streets provide access to this site. List existing streets that provide access to this site from River Road, the Northwest Expressway, or Beltline Highway.

Blazer Avenue which connects directly to River Road, and Cindy Street which connects to River Road via Ferndale Drive.

Will dedication for additional street right-of-way be required upon further development of this site?

☐ Yes

☐ No

☒ Unknown

Will existing streets be extended or new streets constructed upon further development of this site?

☐ Yes

☐ No

☒ Unknown

Parks, Recreation, and Cultural Services

Systems Development revenues generated by new development and Ballot Measure 20-30, which authorized the issuance of \$25.3 million in general revenue bonds, will help to fund future City park acquisition and development in this area and throughout the city. Please list the parks and recreation facilities that already exist or are planned in the general vicinity of the property(ies) included in this annexation:

Existing Parks: Ferndale Park, Bobolink Park, Arrowhead Park, Filbert Meadows Park, Terra Linda Park.

Key services, defined by the Metropolitan Plan as parks and recreation programs, will be available to new city residents in this area on an equal basis with residents throughout the city.

Public Safety

Police services - Police protection can be extended to this site upon annexation consistent with service provision throughout the city.

For River Road/Santa Clara area-

Police services - Police protection can be extended to this site upon annexation consistent with service provision throughout the city. Police currently travel along River Road to provide service to areas throughout the River Road and Santa Clara area. Infill annexations and development in this area will increase the efficiency of service delivery to this area.

Fire and emergency services (Please indicate which fire district serves subject property.)

- ☒ Santa Clara - Fire protection services are currently provided to the subject property by the Santa Clara Rural Fire Protection District.
- ☐ River Road - Fire and emergency services - Fire protection is currently provided to the subject property by the River Road Water District under contract with the City of Eugene. Upon annexation, fire protection will be provided directly by the City of Eugene Fire & EMS Department.

Emergency medical transport (i.e., ambulance) services are currently provided on a regional basis by Eugene, Springfield, and Lane Rural Fire/Rescue to central Lane County, including the River Road and Santa Clara areas. After annexation, this service will continue to be provided by the current provider. All ambulance service providers have mutual aid agreements and provide back-up service into the other providers' areas.

Planning and Development Services -- Planning and building permit services are provided to the area outside the city limits but within the urban growth boundary by the City of Eugene. This service would continue after annexation.

EWEB (Eugene Water and Electric Board) currently provides water and electric service in the Eugene area and can provide service to new development in the River Road and Santa Clara area upon annexation. Some properties in northern Eugene receive electric service from EPUD (Emerald People's Utility District). Some properties in south Eugene receive electric services from the Lane Electric Cooperative; please note if this is the case for your property. For more information contact EWEB, ph. 484- 2411, EPUD, ph. 746-1583 or Lane Electric Co-op, 484-1151.

Electric Service – Which electric company will serve this site?

Eugene Water & Electric Board (EWEB)

Water Service -- Please provide the size and location of the water main closest to your property.
6 inch EWEB water main in Blazer Avenue & 2 inch EWEB water line in Cindy Street

Solid Waste -- Solid waste collection service is provided by private firms. Regional disposal sites and the Short Mountain Landfill are operated by Lane County.

Natural Gas -- Northwest Natural Gas can extend service to new development in this area.

Communications -- US West Communications and a variety of other telecommunications providers offer communications services throughout the Eugene/Springfield Area.

PLANNING INVOICE

2/4/2025

☐ Cash

☒ Check

☐ Credit/Debit Card

Name: Messiah Lutheran Church
Address: 3280 River Road
Eugene, OR 97404
Project: Annexation 17-0411-12 03902 and 03900

\$5,155.70

Staff Receiving Application
VHV

May 12, 2025 Meeting - Item 5C

=====

CITY OF EUGENE
BUILDING & PERMIT SERVICE
99 WEST 10TH AVE 682-5086
REG-RECEIPT:4-0000249 Feb 04 2025
CASHIER: MXS

=====

Admin Fee-Auto Calc	\$425.70
Annexation Fee	\$4,730.00

TOTAL DUE: \$5,155.70
RECEIVED FROM:
HYBRID REAL ESTATE

Check: \$5,155.70

Total tendered: \$5,155.70

Change due: \$.00

=====

www.eugene-or.gov/bldgpermittracking

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Please take our customer survey at:
www.surveymonkey.com/s/COEPermitSurvey

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EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Approval of a Resolution Annexing Rights-of-Way (Areas of Right-of-Way Identified as: La Porte Drive; Crow Road Between West 11th Avenue and the Urban Growth Boundary; West 11th Avenue Between Terry Street and the Urban Growth Boundary; and Green Hill Road Between West 11th Avenue and the Urban Growth Boundary) and Voluntarily Annexing Adjacent, Privately Owned Parcels to the City of Eugene (Assessor's Map No. 17-04-31-14, Tax Lots 00100 and 01200; and Assessor's Map No. 17-04-32-00, Tax Lots 01300, 01600, 01700, 02100, 02200, 02400, 02500, 02600, 02700, 02900, 03000, 03100, 03500, 03800, 03900, and 05000)
(City File: Crow Rd; A 25-05)

Meeting Date: May 12, 2025
Department: Planning and Development
www.eugene-or.gov

Agenda Item Number: 5D
Staff Contact: Brai Black
Contact Telephone Number: 541-682-5437

ISSUE STATEMENT

The City of Eugene Public Works Department is requesting annexation of the La Porte Drive right-of-way; portions of the Crow Road, West 11th Avenue, and Green Hill Road rights-of-way; and several adjacent, privately-owned parcels into the Eugene city limits. The proposed annexation includes the 0.41-mile La Porte Drive right-of-way; an approximately 0.65-mile (4.67-acre) portion of Crow Road between West 11th Avenue and Green Hill Road; an approximately 1.15-mile (13.44-acre) portion of West 11th Avenue between Terry Street and the Urban Growth Boundary (UGB); an approximately 0.1-mile (0.75-acre) portion of Green Hill Road between the UGB and West 11th Avenue; and eighteen privately-owned parcels (97.8 acres in total) adjacent to the subject rights-of-way. The inclusion of privately-owned property in this annexation proposal is voluntary; each property owner explicitly requested and consented to the inclusion of their property in this annexation request.

There is no formal deadline for Council action on this item. A map showing the locations of the street sections and private properties proposed for annexation is included as Attachment A.

BACKGROUND

To encourage compact urban growth and sequential development within Eugene's UGB, the Metro Plan provides that, ultimately, all land within the UGB (including streets) will be annexed into the City and provided with a minimum level of urban services.

The City of Eugene's Public Works Department is requesting the annexation of the La Porte Drive

May 12, 2025 Meeting – Item 5D

right-of-way; portions of the Crow Road, West 11th Avenue, and Green Hill Road rights-of-way; and several privately-owned parcels adjacent to the rights-of-way. This request is brought forth as part of the City-initiated West 11th and Crow Road Utility Extension Project, which will include the extension of City wastewater infrastructure; the extension of Eugene Water & Electric Board (EWEB) water infrastructure; and modification of the existing stormwater drainage ditches along Crow Road.

This infrastructure project was born out of the Housing Implementation Pipeline (HIP), the City of Eugene's cross-departmental five-year internal work plan to guide housing and homelessness work. The HIP included a project to "study and prioritize the extension of capital projects to provide services to undeveloped residential areas within the urban growth boundary with a goal to incorporate a priority wastewater extension project into the next Capital Improvement Program (FY24-29)." The Crow Road area was identified by a cross-departmental staff team as a priority area within the current UGB where city infrastructure investment could accelerate housing production. Long planned for housing and jobs, the Crow Road area has capacity for more than 1,260 additional housing units and over 850 jobs. The City was allocated \$6 million by the Oregon State Legislature for Crow Road area infrastructure enhancements during the 2024 legislative session to work towards filling Eugene's housing gap.

Currently, La Porte Drive and the portions of the Crow Road, West 11th Avenue, and Green Hill Road rights-of-way proposed for annexation are served by Lane County infrastructure. After annexation, a jurisdictional transfer will take place, which means the City will obtain ownership of the infrastructure and assume maintenance and operational responsibility for the infrastructure within the rights-of-way. The City plans to complete the planned improvements and utility extensions following the annexation and jurisdictional transfer of the rights-of-way, as the rights-of-way must be under the jurisdiction of the City prior to commencement of construction. The design stage of the project is scheduled to be completed in 2025, and construction is expected to commence in summer of 2025.

The wastewater infrastructure located in the West 11th Avenue right-of-way is planned to be extended from Terry Street, where it currently terminates, to the intersection of West 11th Avenue and Crow Road. From that point, wastewater service will be extended along the entire portion of Crow Road proposed for annexation. Wastewater infrastructure will also be extended through La Porte Drive and a portion of Green Hill Road. The utility extension project also plans to extend EWEB water service from the existing water mainline within West 11th Avenue along the entirety of the portion of Crow Road proposed for annexation, then to Green Hill Road from Crow Road. The water mainline will also be extended along the entirety of La Porte Drive. With regard to the transportation improvements that will commence upon approval of the annexation, the West 11th and Crow Road project will result in the widening of Crow Road to accommodate shoulders for bike and pedestrian use. The intersection of Crow Road and West 11th Avenue is also proposed to be reconfigured, to improve vehicular safety.

In addition to the planned utility extensions and infrastructure improvements associated with the West 11th Avenue and Crow Road Utility Extension Project, annexation of these sections of right-of-way will result in more properties being contiguous to the City Limits, and thus eligible for voluntary annexation and additional housing development.

This annexation request was leveraged to expedite voluntary annexation of private properties, as the planned utility extensions will significantly increase development potential for new residential, commercial, and industrial uses in the area. During the process of preparing this annexation request, Public Works staff offered owners of land abutting the subject rights-of-way the opportunity to include their property in the City's right-of-way annexation application at no cost to the private property owners. The owners of several privately-owned parcels requested to participate in this annexation request.

The private properties are located within the R-1 Low-Density Residential, R-2 Medium-Density Residential, C-1 Neighborhood Commercial, and C-2 Community Commercial zones, and are zoned with the /CAS Commercial Airport Safety and /UL Urbanizable Land Overlays. Upon approval of the annexation, the /UL Overlay will be automatically removed from the subject properties, and the base zoning of each property will remain the same. Annexation of these private properties into Eugene's City Limits and the subsequent extension of City utilities would allow for each property to be developed, or further developed, in accordance with the City of Eugene's Land Use Code allowances and requirements.

This annexation provides the additional benefit of creating clear, consistent jurisdictional boundaries for service provision, which increases the effectiveness and efficiency of these services. As is the case for many rights-of-way in partially annexed areas within Eugene's UGB, jurisdictional boundaries between the City and Lane County can be unclear and may be difficult to locate on the ground.

Approval of annexation requests is based on the criteria at Eugene Code (EC) 9.7825, which require that (1) the land proposed to be annexed is within the City's UGB and is contiguous to the City limits or separated from City limits only by a right-of-way or water body; (2) the proposed annexation is consistent with the applicable policies in the Metro Plan and in any applicable refinement plans; and (3) the proposed annexation will result in a boundary in which the minimal level of key urban facilities and services can be provided in an orderly, efficient, and timely manner. Findings demonstrating that the annexation request is consistent with these approval criteria are included as Exhibit C of the attached resolution (Attachment B).

To provide nearby property owners and residents an opportunity to review and comment on this annexation request, public notice was provided to all owners and occupants of property within 500 feet of the annexation area, and the affected neighborhood association (West Eugene Community Organization), consistent with Eugene Code requirements. The City did not receive any testimony in response to the public notice.

Referral comments were provided by affected agencies including City of Eugene Public Works and Eugene Water & Electric Board. These referral comments confirm that the properties can be provided with the minimum level of key urban services consistent with the approval criteria. Given the findings of compliance, ability to provide key urban services, and absence of public testimony, a public hearing is not recommended in this instance.

Additional background information regarding this request, including relevant application

May 12, 2025 Meeting – Item 5D

materials, is included for reference as Attachment C. A full copy of all materials in the record is also available at the Permit and Information Center located at 99 West 10th Avenue, which is open from 12 p.m. to 4 p.m. Monday through Friday. To view materials at another time, please contact the listed staff representative to schedule an appointment. As a courtesy, copies of the application materials are also available online at: <https://pdd.eugene-or.gov/LandUse/SearchApplicationDocuments?file=A-25-0005>.

PREVIOUS COUNCIL DIRECTION

None.

COUNCIL OPTIONS

1. Adopt the resolution approving the application attached as Attachment B.
2. Adopt the resolution with specific modifications as determined by the City Council
3. Direct the City Manager to bring back a resolution denying the application.
4. Defer action until after the council holds a public hearing on the proposed annexation

CITY MANAGER'S RECOMMENDATION

The City Manager recommends that the City Council find that the request complies with all applicable approval criteria and adopt the resolution approving the annexation.

SUGGESTED MOTION

Move to adopt a Resolution Annexing Right-of-Way Identified as La Porte Drive; Portions of Crow Road, West 11th Avenue, and Green Hill Road; and Voluntarily Annexing Adjacent, Privately Owned Parcels to the City of Eugene, attached as Attachment B to this AIS.

ATTACHMENTS

- A. Vicinity Map
- B. Annexation Resolution
 - Exhibit A: Map of Annexation Request
 - Exhibit B: Legal Description
 - Exhibit C: Planning Director Findings and Recommendation
- C. Application Materials for Annexation Request

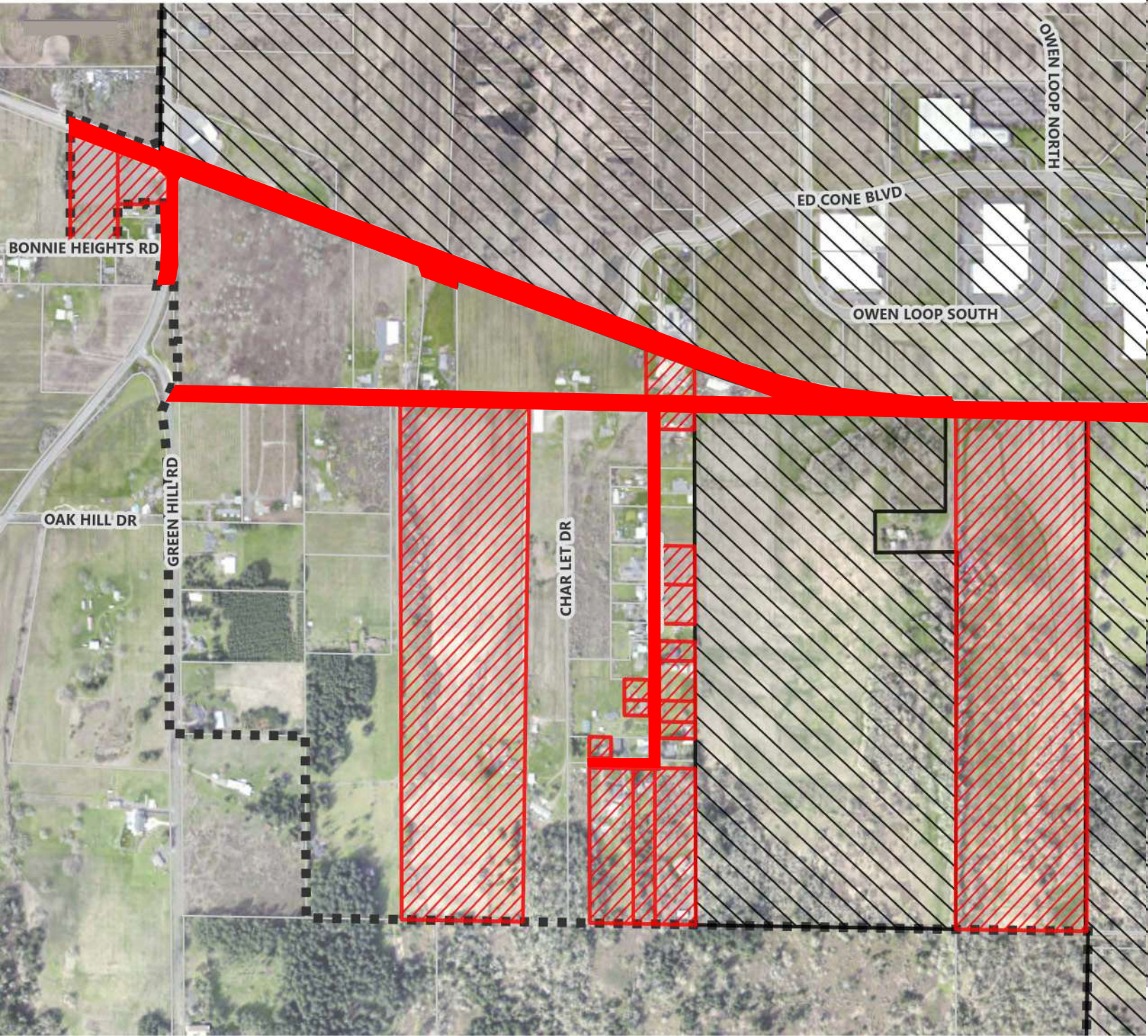
FOR MORE INFORMATION

Staff Contact: Brai Black, Assistant Planner
Telephone: 541-682-5437
Staff E-Mail: BBlack@eugene-or.gov



Crow Road Annexation (A 25-05) Vicinity Map

ATTACHMENT A



- Properties to be Annexed
- Taxlots
- Eugene City Limits
- Eugene Urban Growth Boundary
- Rights-of-Way to be Annexed



Caution: This map is based on imprecise source data, subject to change, and for general reference only.

Created on 4/23/2025
by City of Eugene Planning Division



RESOLUTION NO. _____

RESOLUTION ANNEXING RIGHTS-OF-WAY (AREAS OF RIGHT-OF-WAY IDENTIFIED AS LA PORTE DRIVE; CROW ROAD BETWEEN WEST 11TH AVENUE AND THE URBAN GROWTH BOUNDARY; WEST 11TH AVENUE BETWEEN TERRY STREET AND THE URBAN GROWTH BOUNDARY; AND GREEN HILL ROAD BETWEEN WEST 11TH AVENUE AND THE URBAN GROWTH BOUNDARY) AND VOLUNTARILY ANNEXING ADJACENT, PRIVATELY OWNED PARCELS TO THE CITY OF EUGENE (ASSESSOR'S MAP NO. 17-04-31-14, TAX LOTS 00100 AND 01200; AND ASSESSOR'S MAP NO. 17-04-32-00, TAX LOTS 01300, 01600, 01700, 02100, 02200, 02400, 02500, 02600, 02700, 02900, 03000, 03100, 03500, 03800, 03900, AND 05000))

The City Council of the City of Eugene finds that:

A. An annexation application was submitted by the City of Eugene on February 18, 2025, in accordance with the provisions of Section 9.7810 of the Eugene Code, 1971, ("EC") for annexation into the City of Eugene of street rights-of-way identified as La Porte Drive; Crow Road Between West 11th Avenue and the Urban Growth Boundary; West 11th Avenue Between Terry Street and the Urban Growth Boundary; and Green Hill Road Between West 11th Avenue and the Urban Growth Boundary; and voluntary annexation of privately owned parcels adjacent to those rights-of-way (Assessor's Map No. 17-04-31-14, Tax Lots 00100 and 01200; And Assessor's Map No. 17-04-32-00, Tax Lots 01300, 01600, 01700, 02100, 02200, 02400, 02500, 02600, 02700, 02900, 03000, 03100, 03500, 03800, 03900, and 05000).

B. The rights-of-way and private properties proposed to be annexed are depicted on the maps attached as Exhibit A to this Resolution. The legal descriptions of the rights-of-way and private properties proposed to be annexed are attached to this Resolution as Exhibit B.

C. The City's Planning Director has submitted a written recommendation that the application be approved based on the criteria of EC 9.7825. The Planning Director's Findings and Recommendation are attached to this Resolution as Exhibit C.

D. On April 11, 2025, a notice containing a description of the street rights-of-way and privately owned parcels to be annexed and the Planning Director's preliminary recommendation was mailed to the applicant, owners and occupants of properties located within 500 feet of the perimeter of the areas to be annexed, and to the West Eugene Community Organization. The notice advised that the City Council would consider the Planning Director's full recommendation on the proposed annexation on May 12, 2025.

E. After considering the Planning Director's recommendation, the City Council finds that the application should be approved.

NOW, THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EUGENE, a Municipal Corporation of the State of Oregon, as follows:

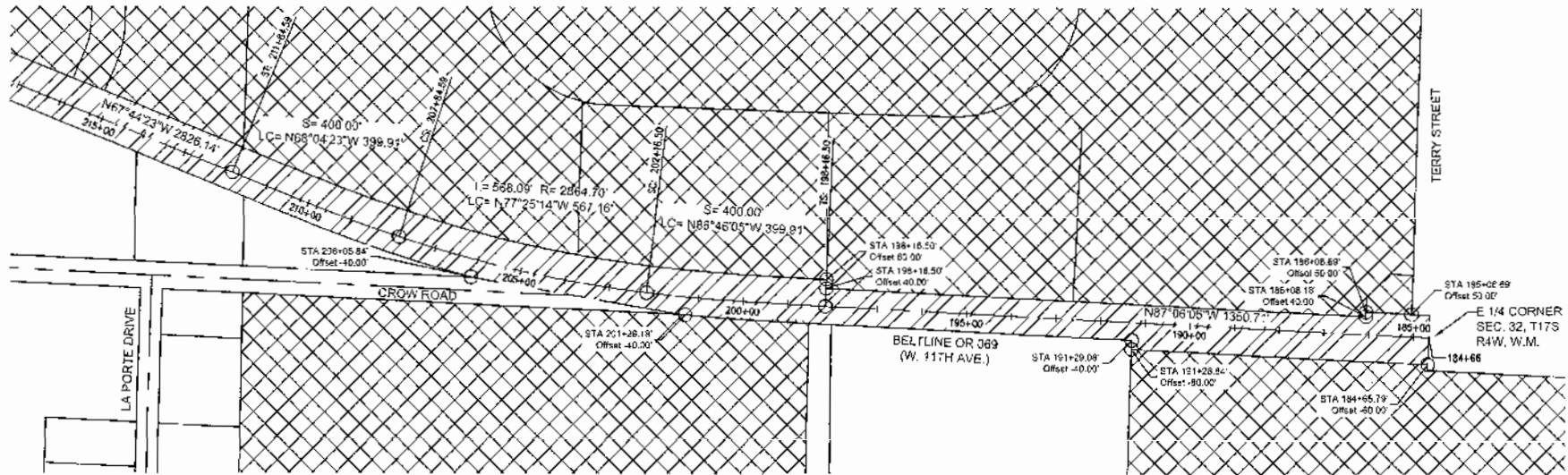
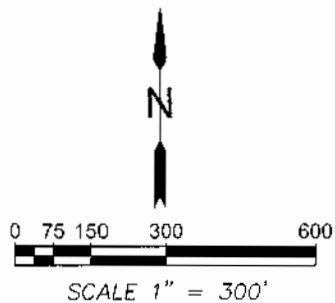
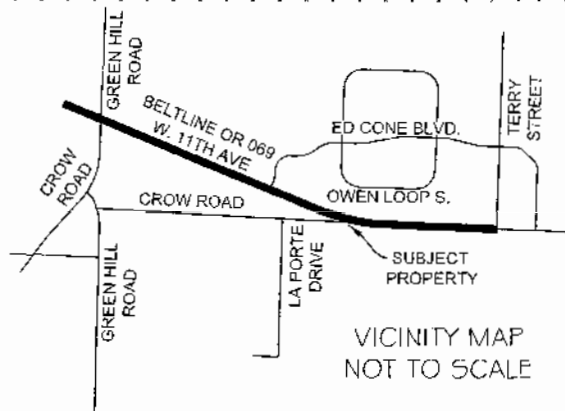
Section 1. Based on the above findings and the Planning Director's Findings and Recommendation which are attached as Exhibit C and are adopted in support of this Resolution, it is ordered that the street rights-of-way identified as La Porte Drive; Crow Road Between West 11th Avenue and the Urban Growth Boundary; West 11th Avenue Between Terry Street and the Urban Growth Boundary; and Green Hill Road Between West 11th Avenue and the Urban Growth Boundary; as well as the adjacent, privately owned parcels included in this request, all of which are more particularly described in the attached Exhibit B, are annexed to the City of Eugene.

Section 2. This Resolution is effective immediately upon its passage by the City Council. This annexation and the automatic rezoning pursuant to EC 9.7820(3) to remove the /UL Urbanizable Land Overlay from of the private properties included in the annexation request shall become effective in accordance with State law.

The foregoing Resolution adopted the ____ day of May, 2025.

City Recorder

LAND ANNEXATION BELTLINE OR 069 (W. 11TH AVE)
SEC. 32 T17S, R4W, W.M.
EUGENE, LANE COUNTY, OREGON



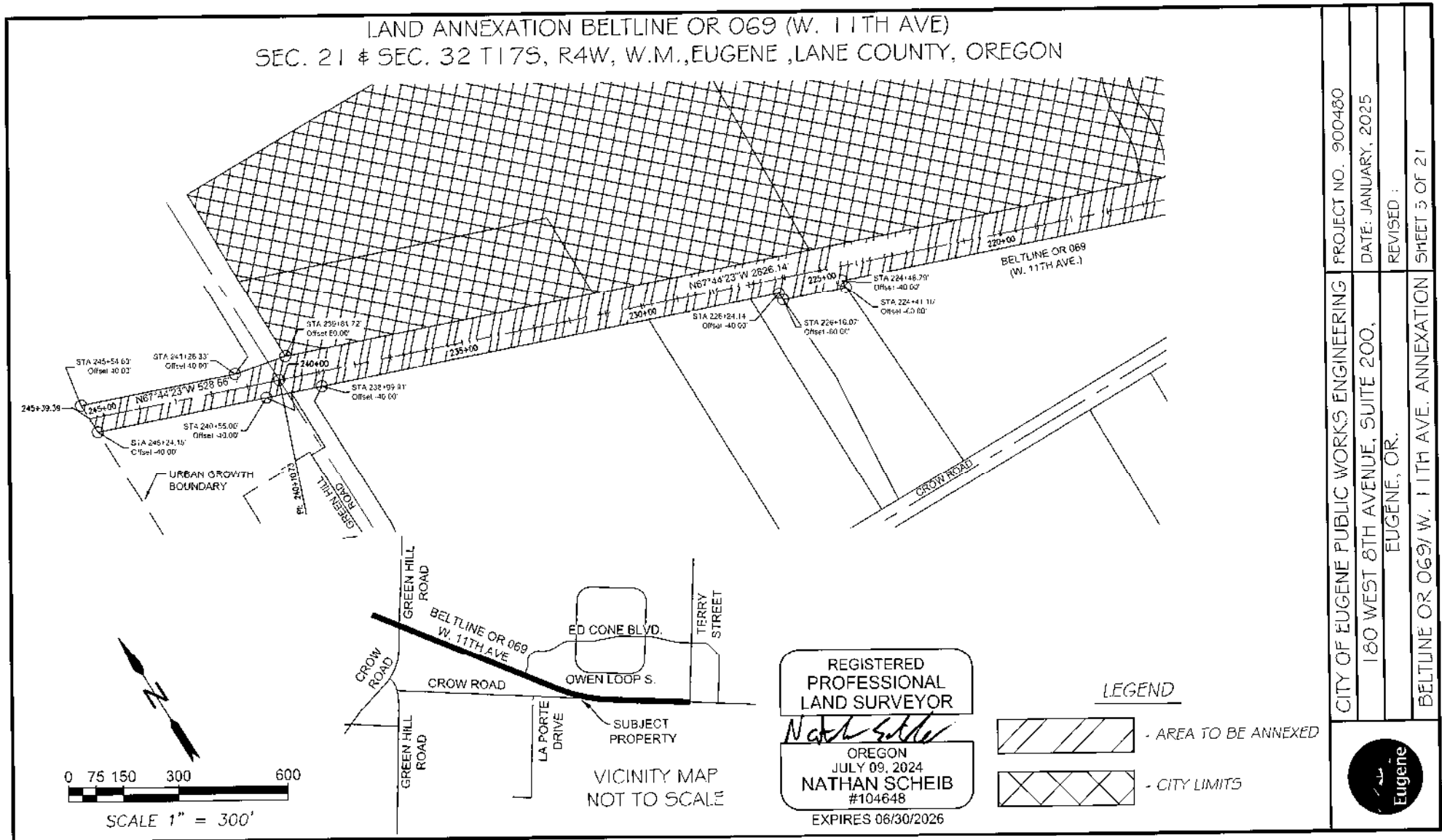
REGISTERED
PROFESSIONAL
LAND SURVEYOR
Nathan Scheib
OREGON
JULY 09, 2024
NATHAN SCHEIB
#104648
EXPIRES 06/30/2026

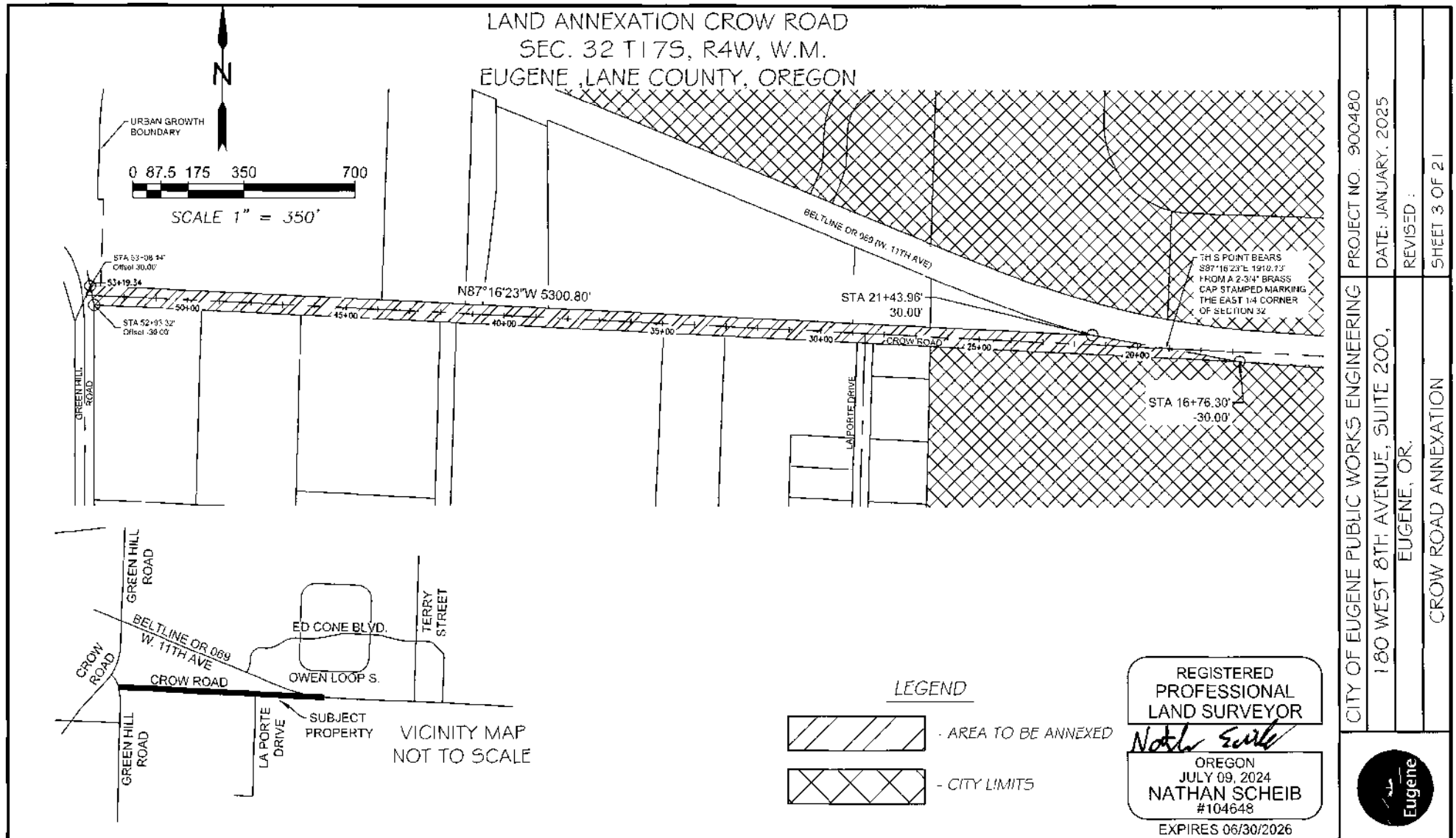
LEGEND

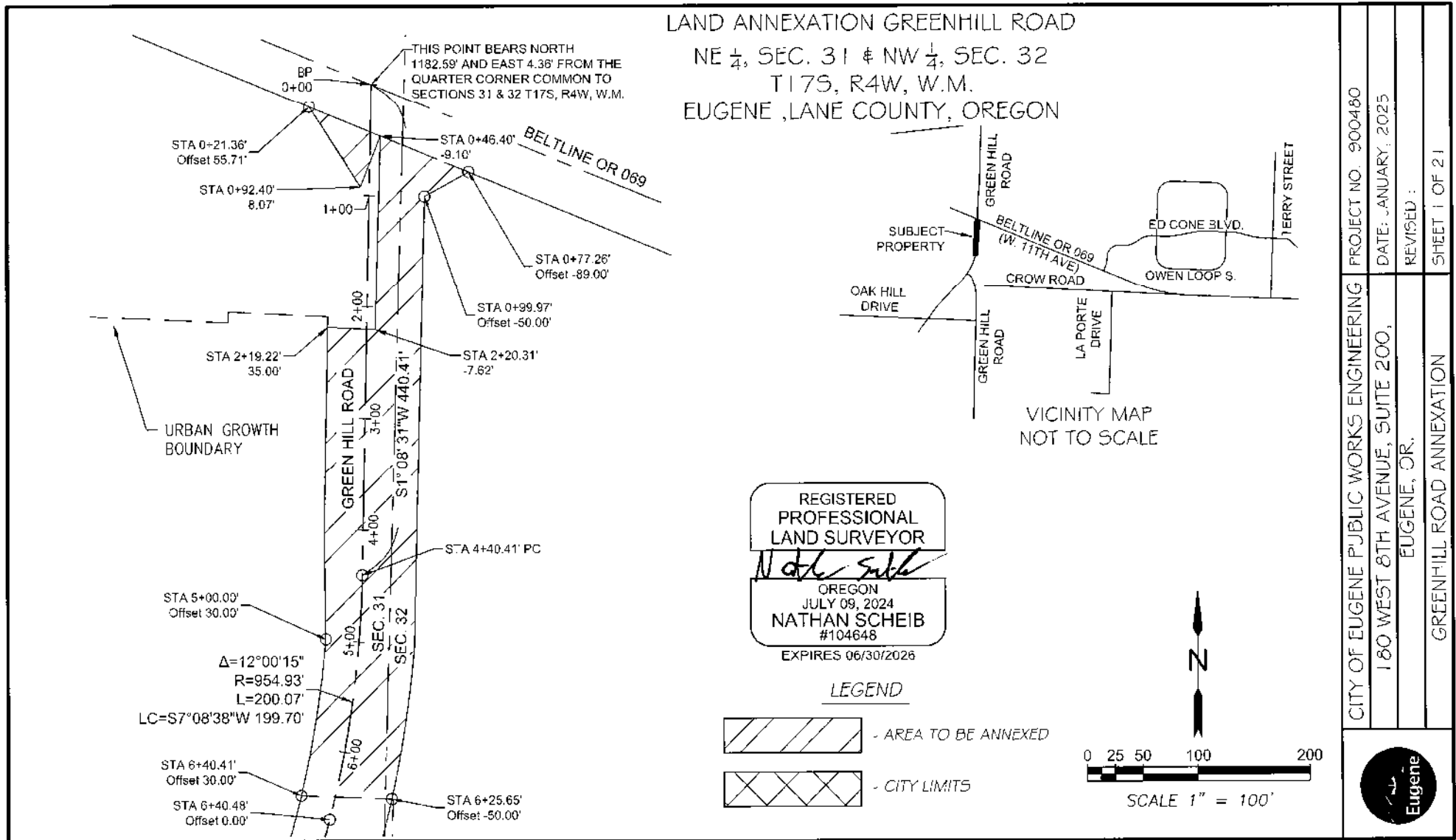


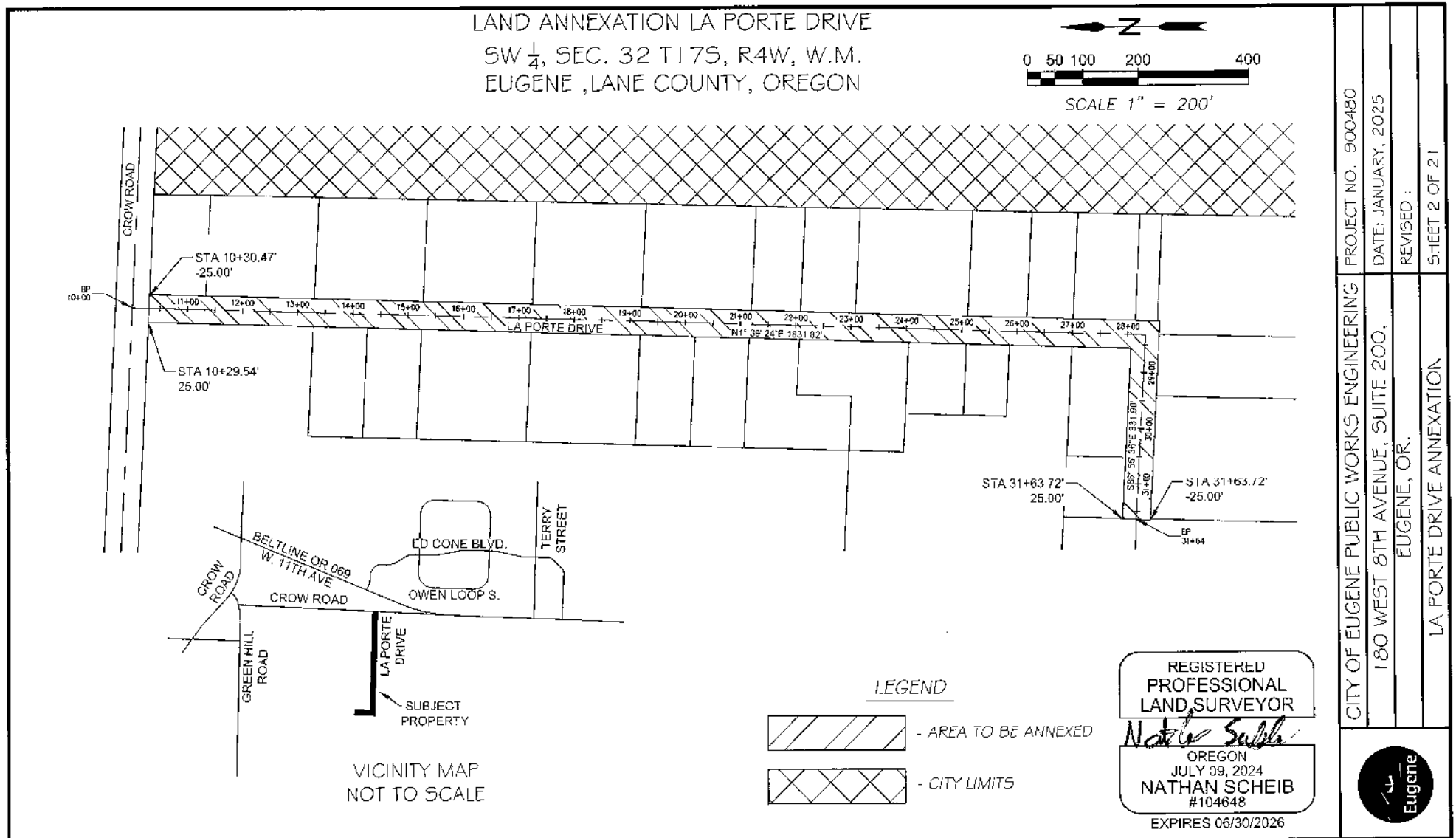
CITY OF EUGENE PUBLIC WORKS ENGINEERING	PROJECT NO. 90C480
180 WEST 8TH AVENUE, SUITE 200, EUGENE, OR.	DATE: JANUARY, 2025
BELTLINE OR 069/ W. 11TH AVE. ANNEXATION	REVISED :
	SHEET 4 OF 21

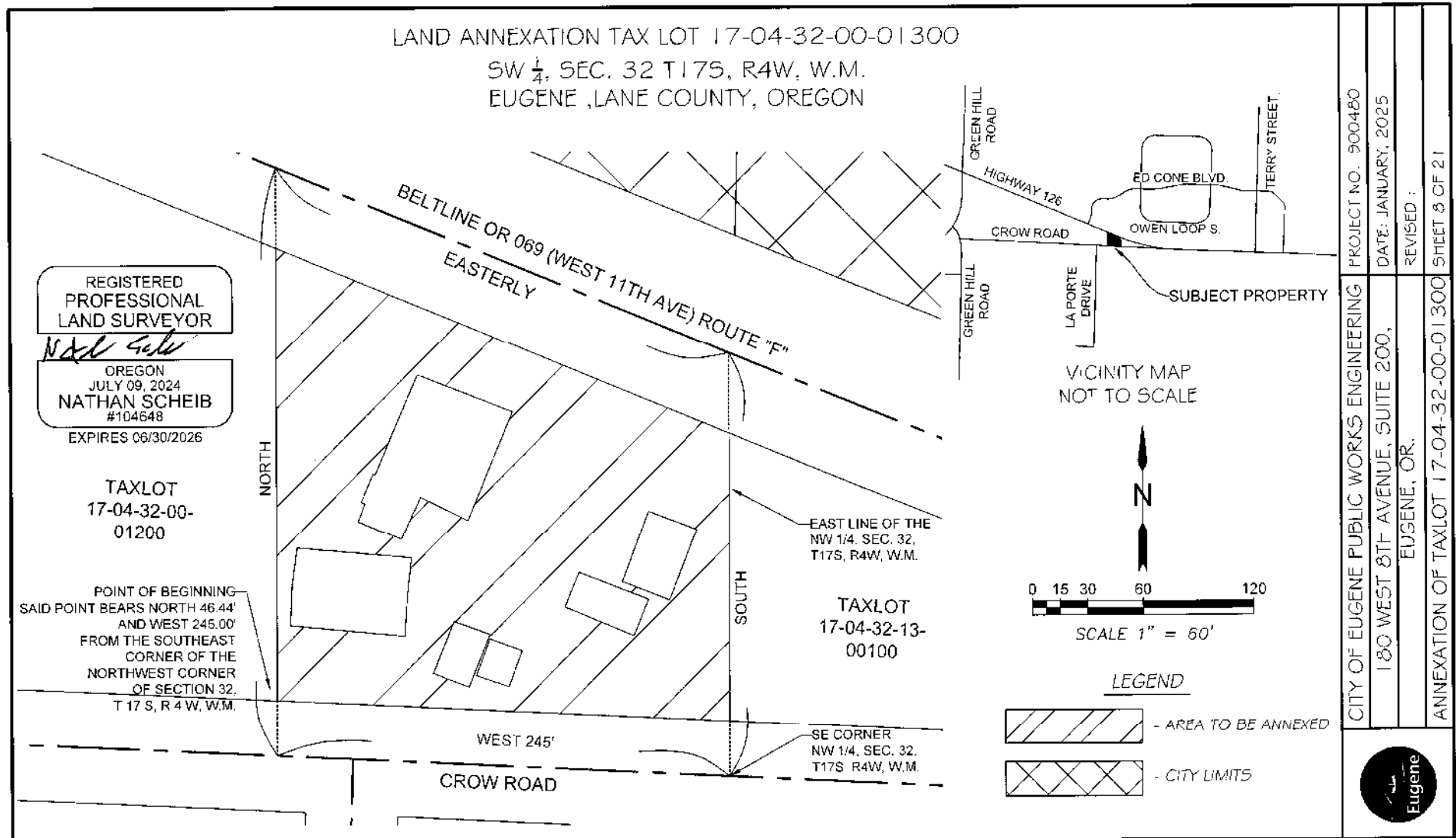


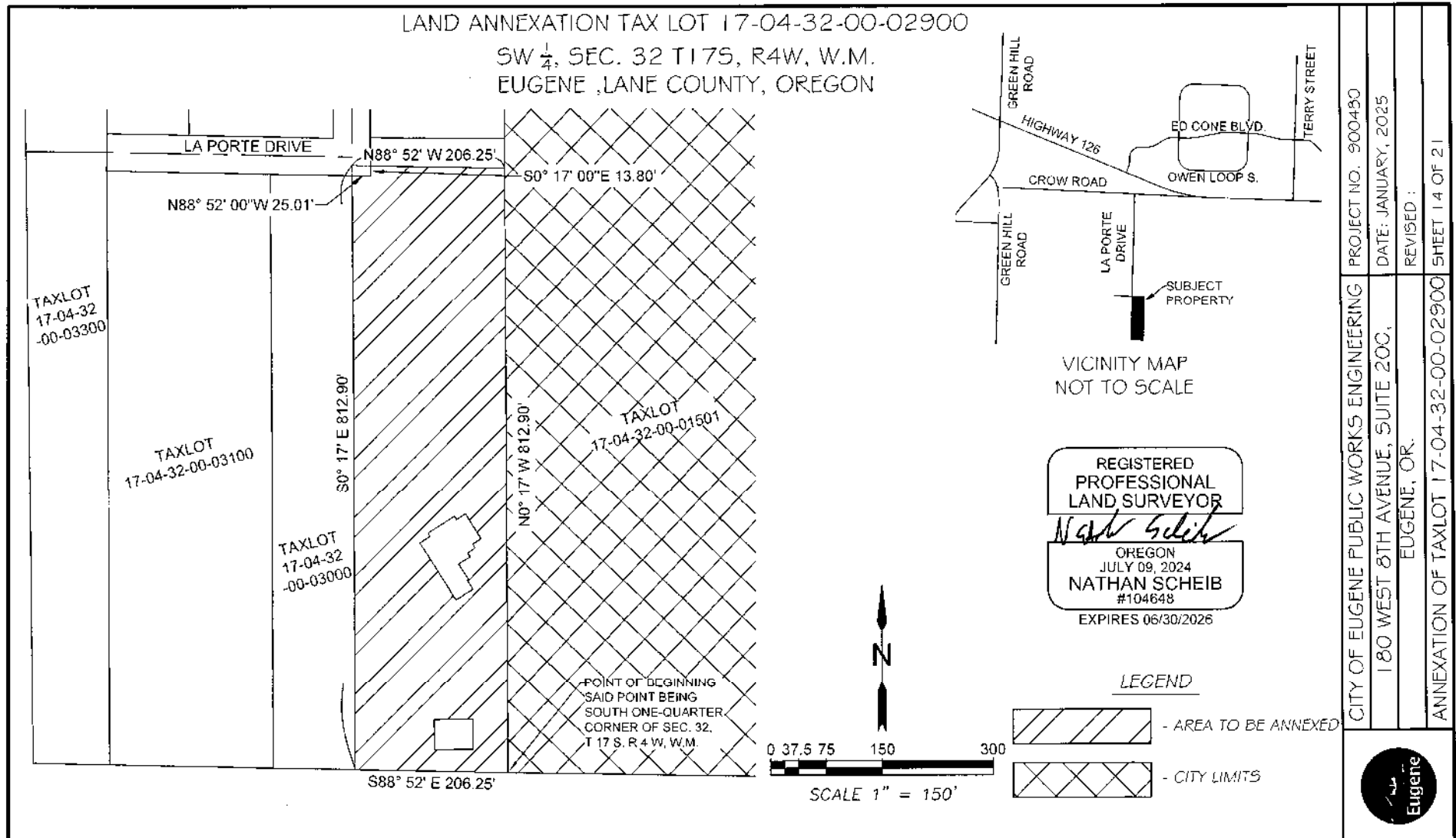


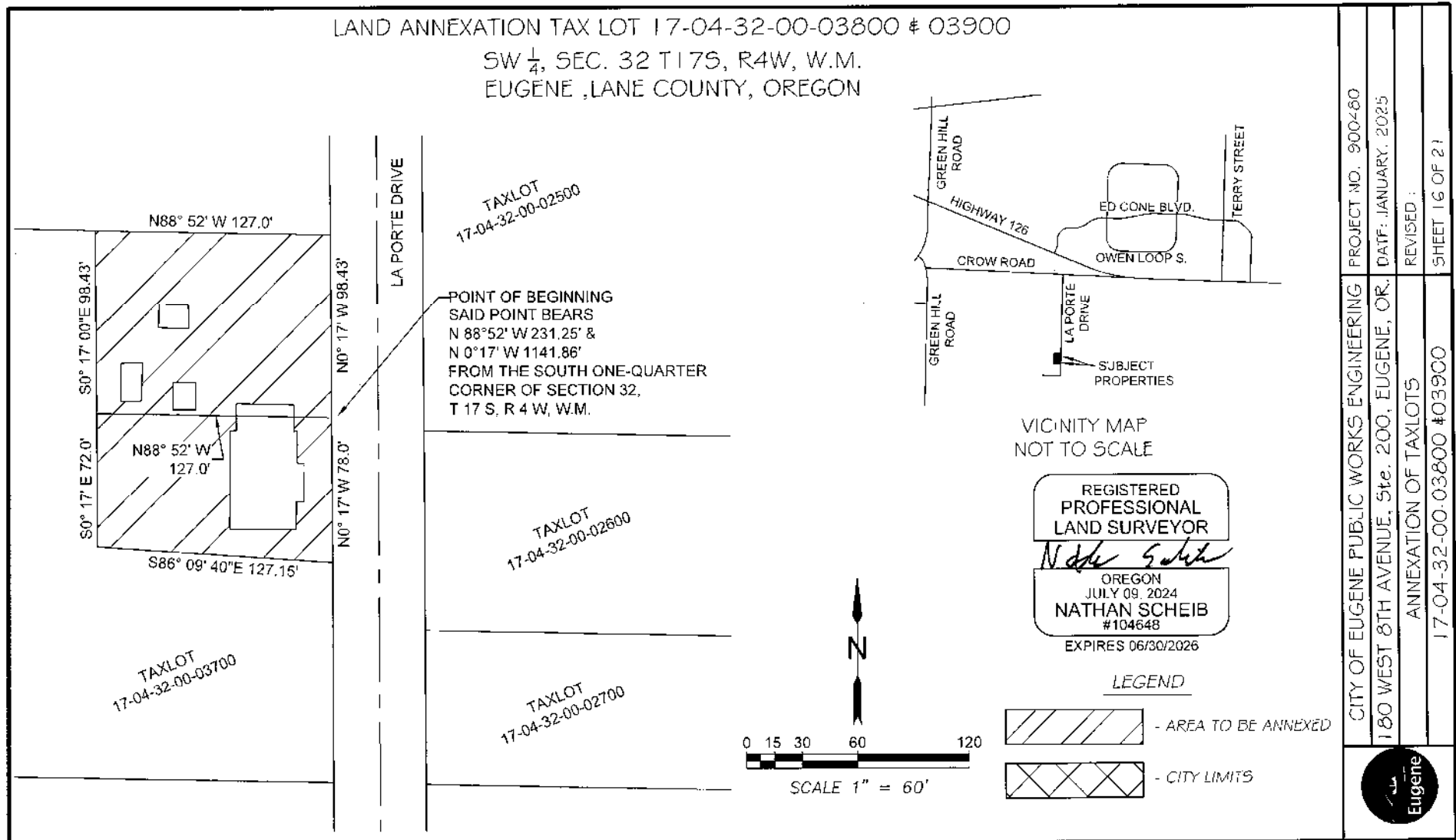


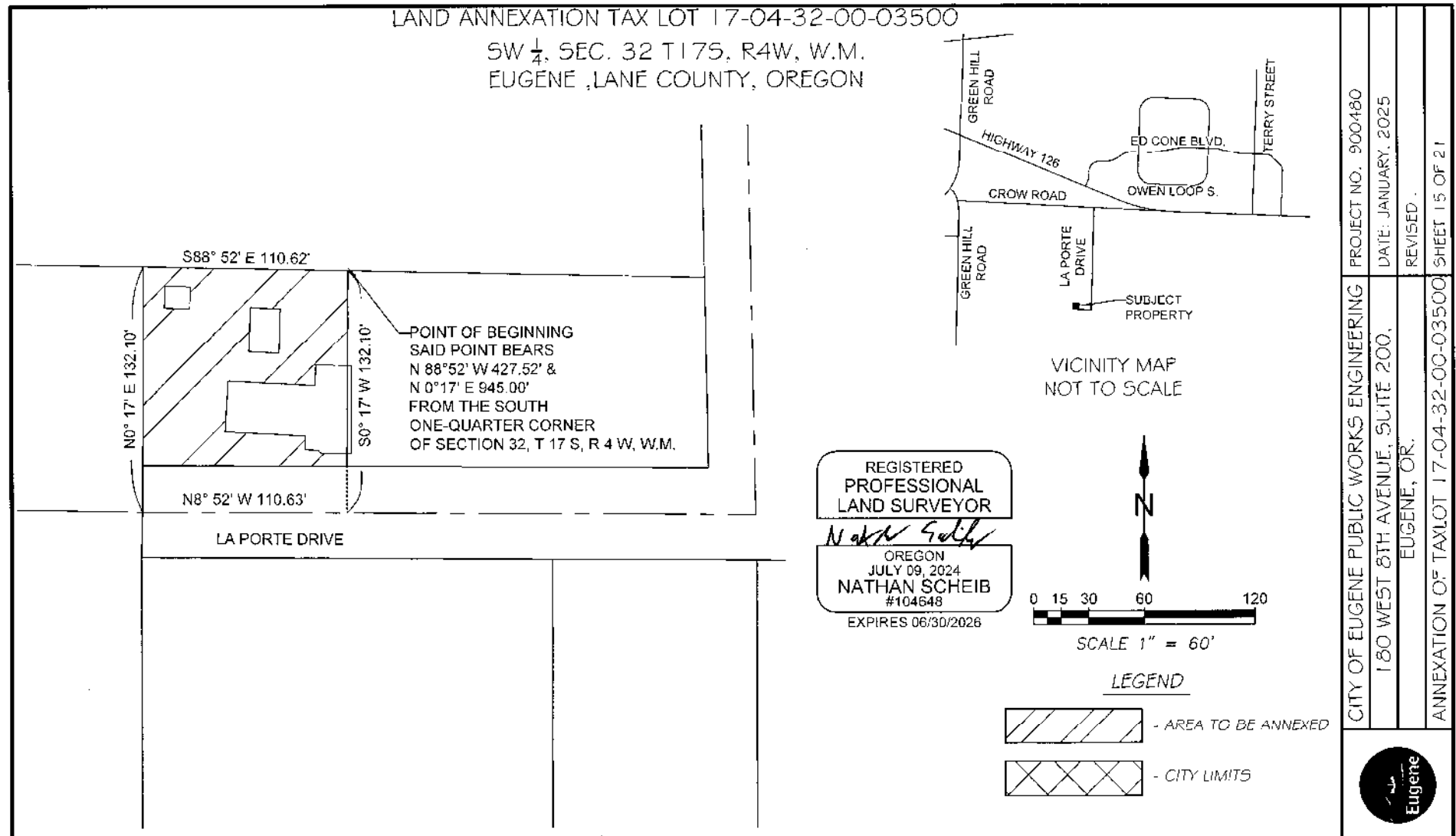


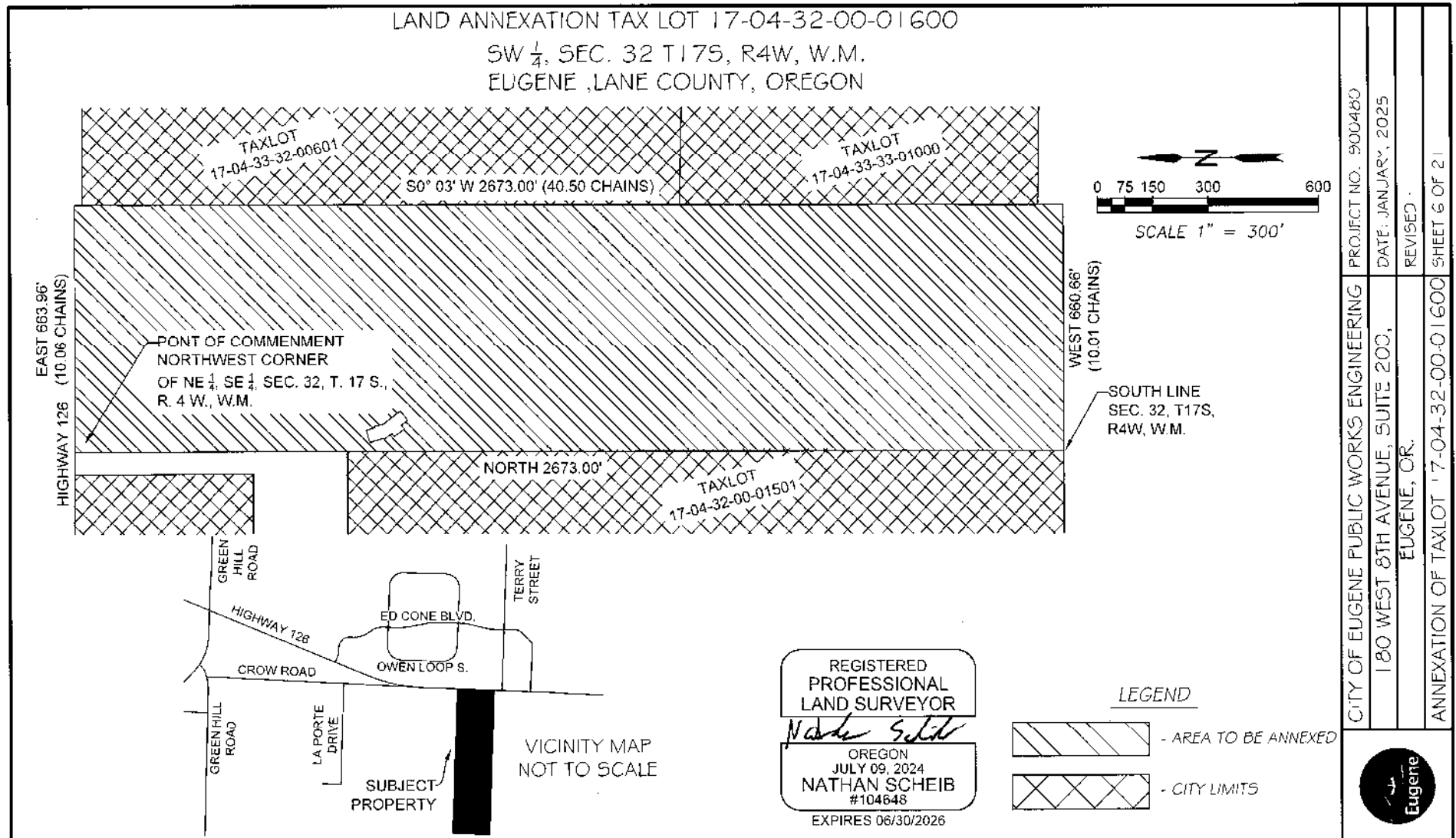


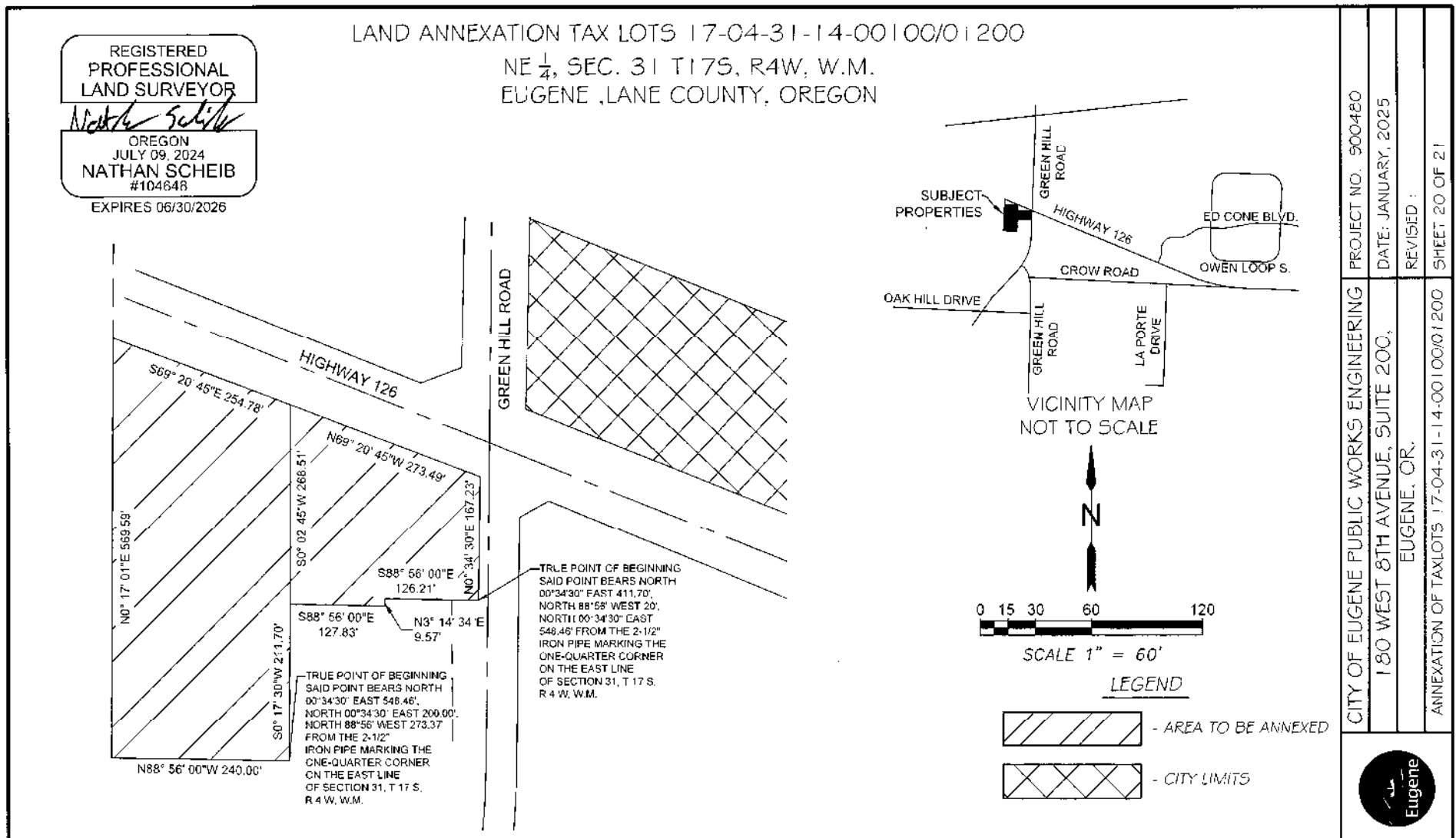


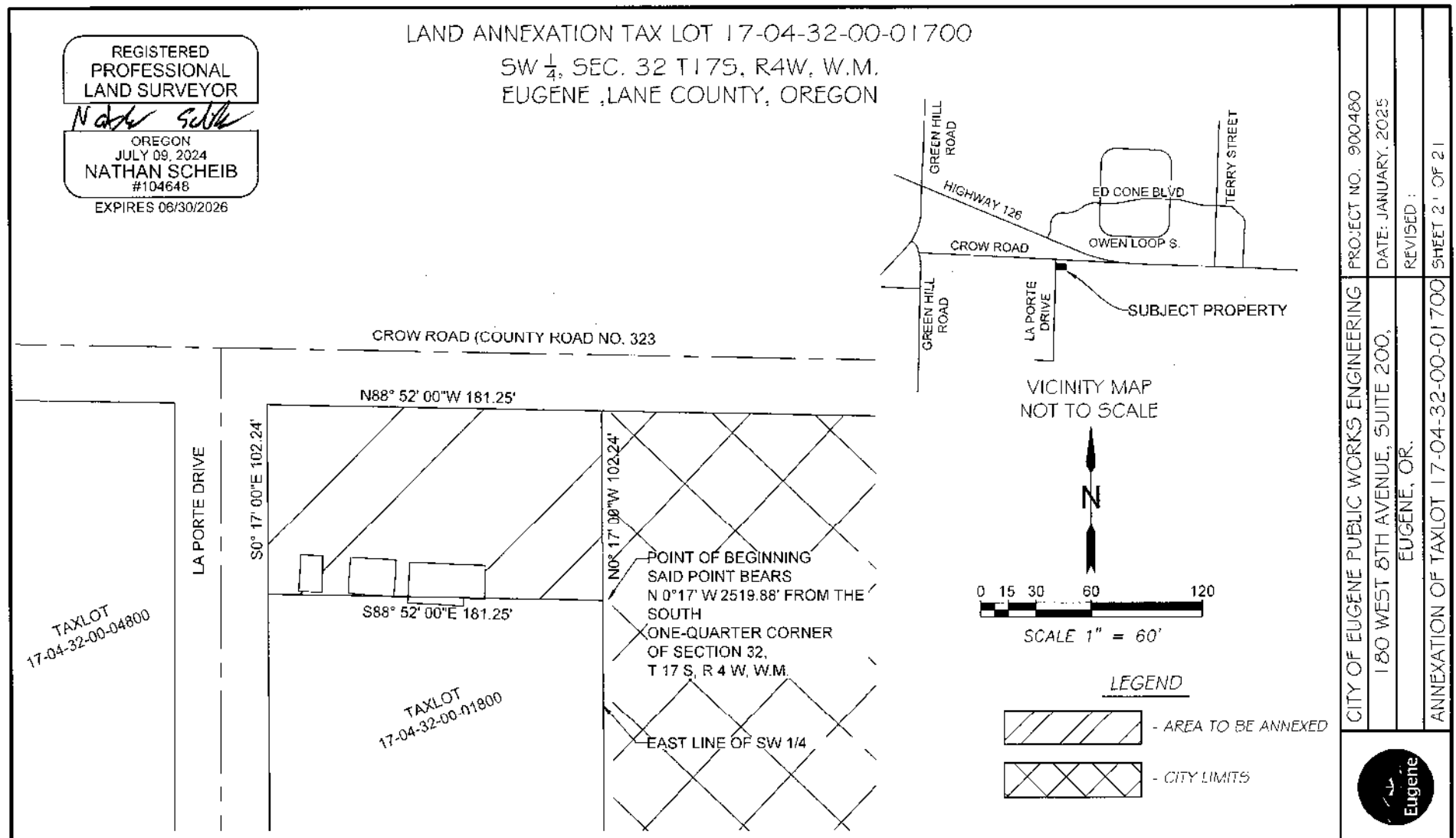


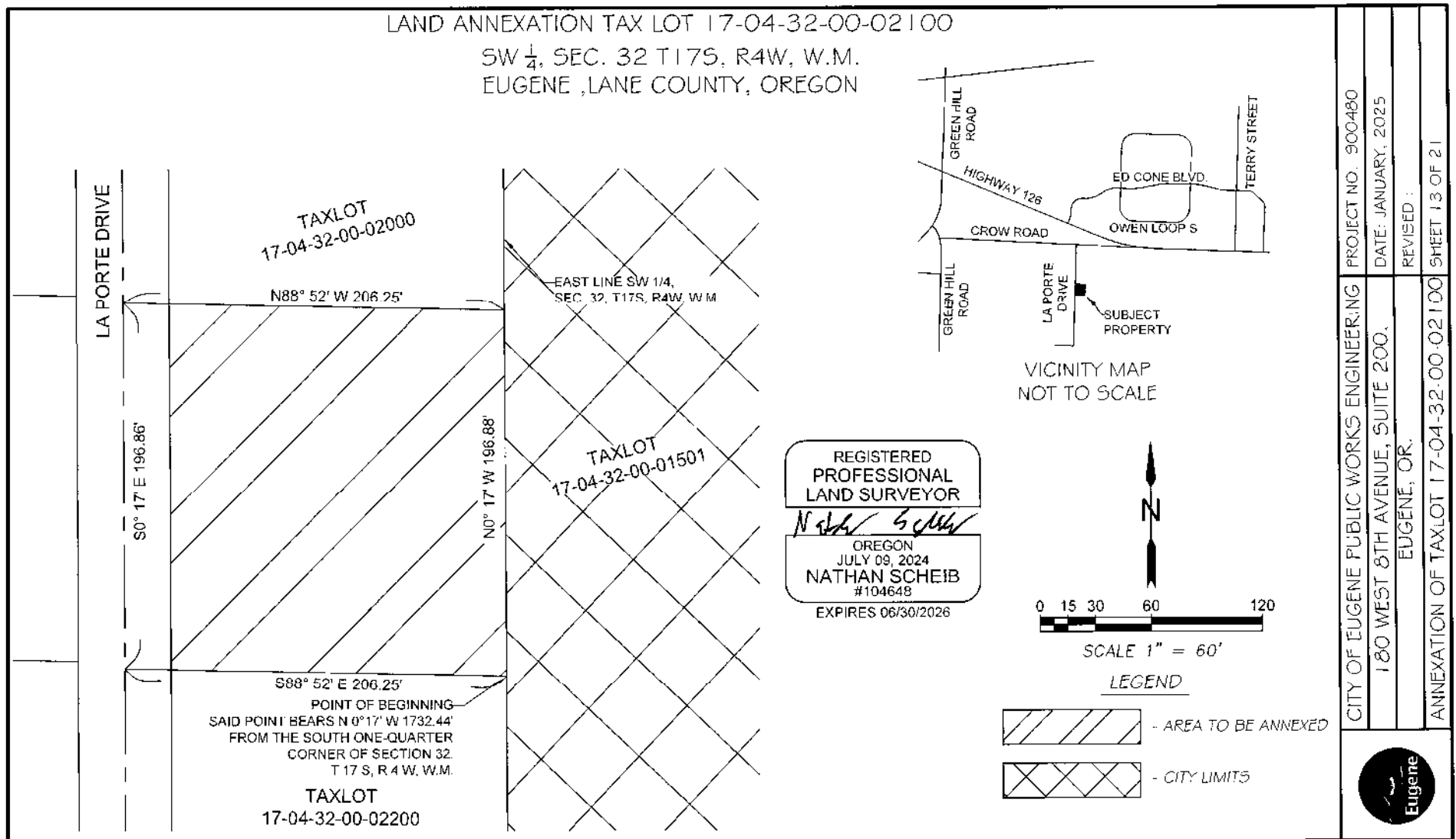


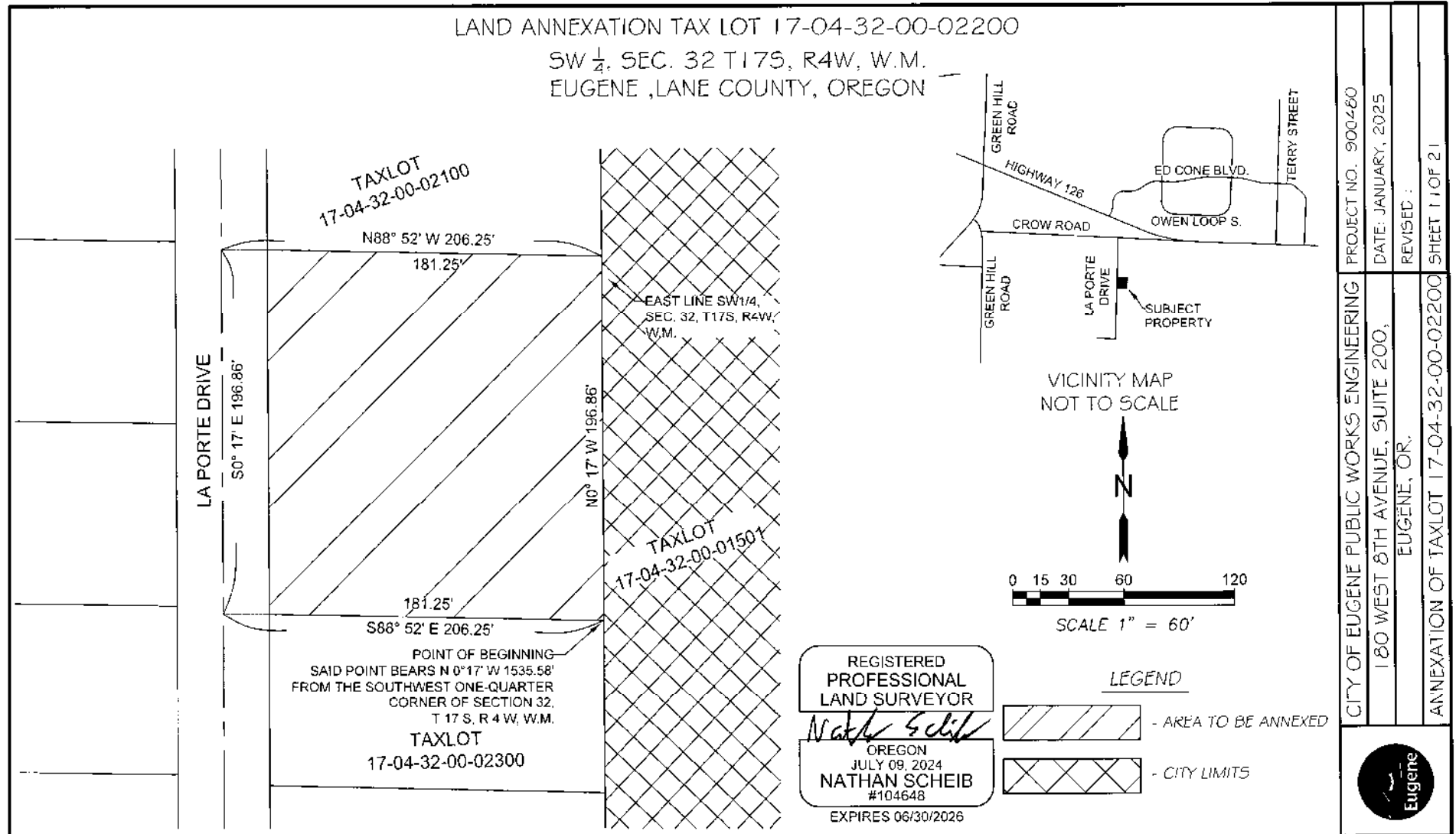


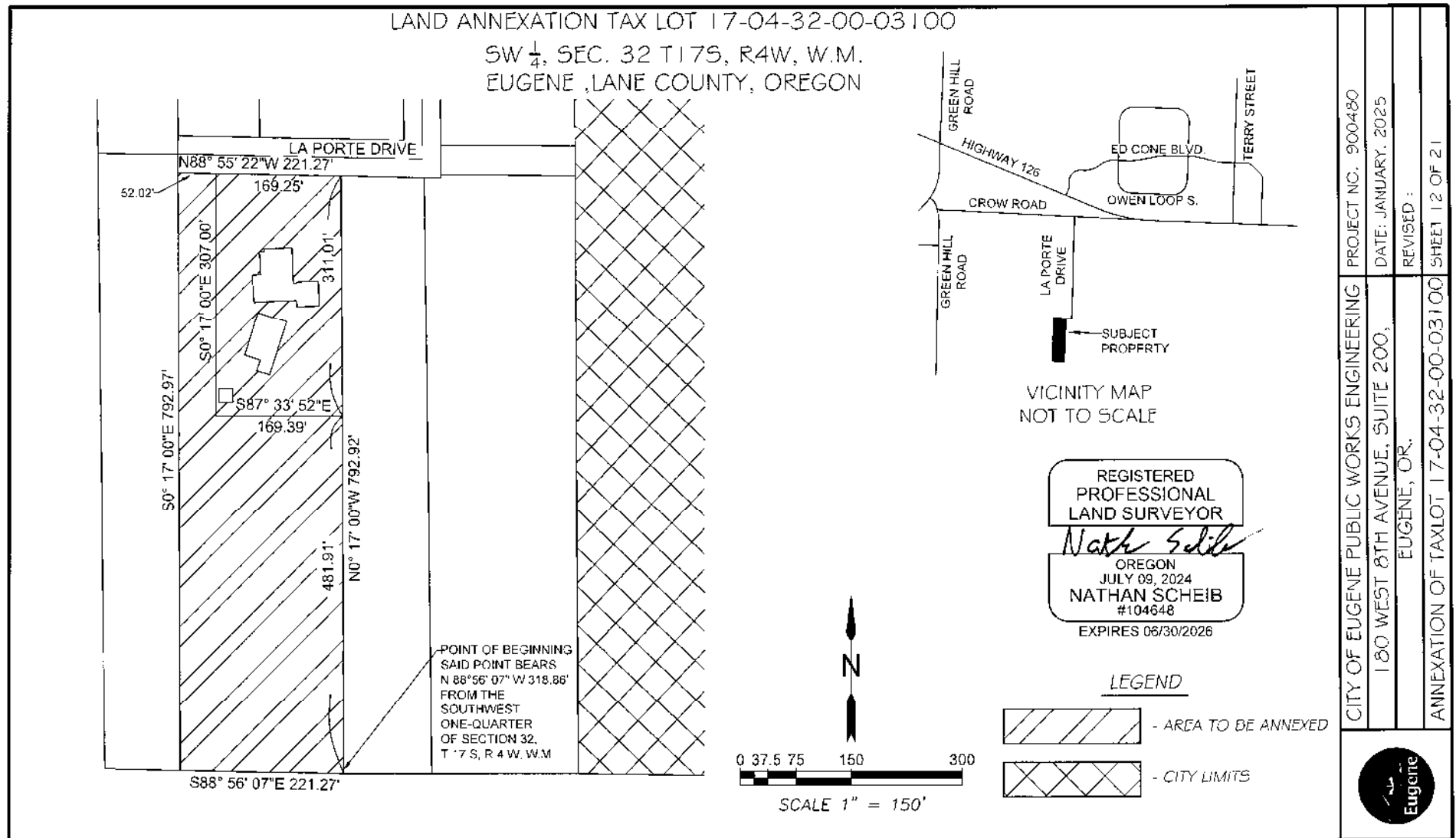


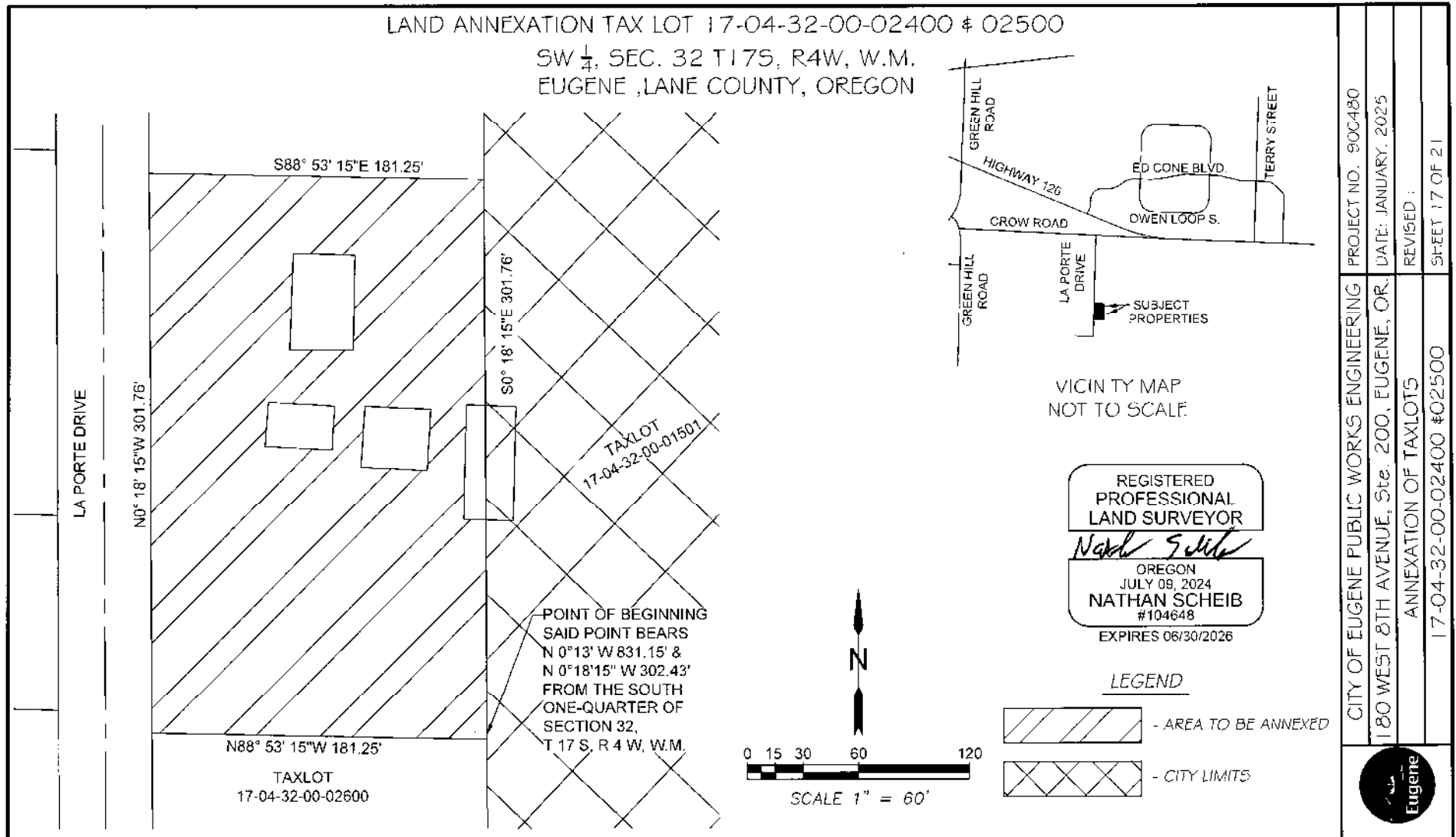


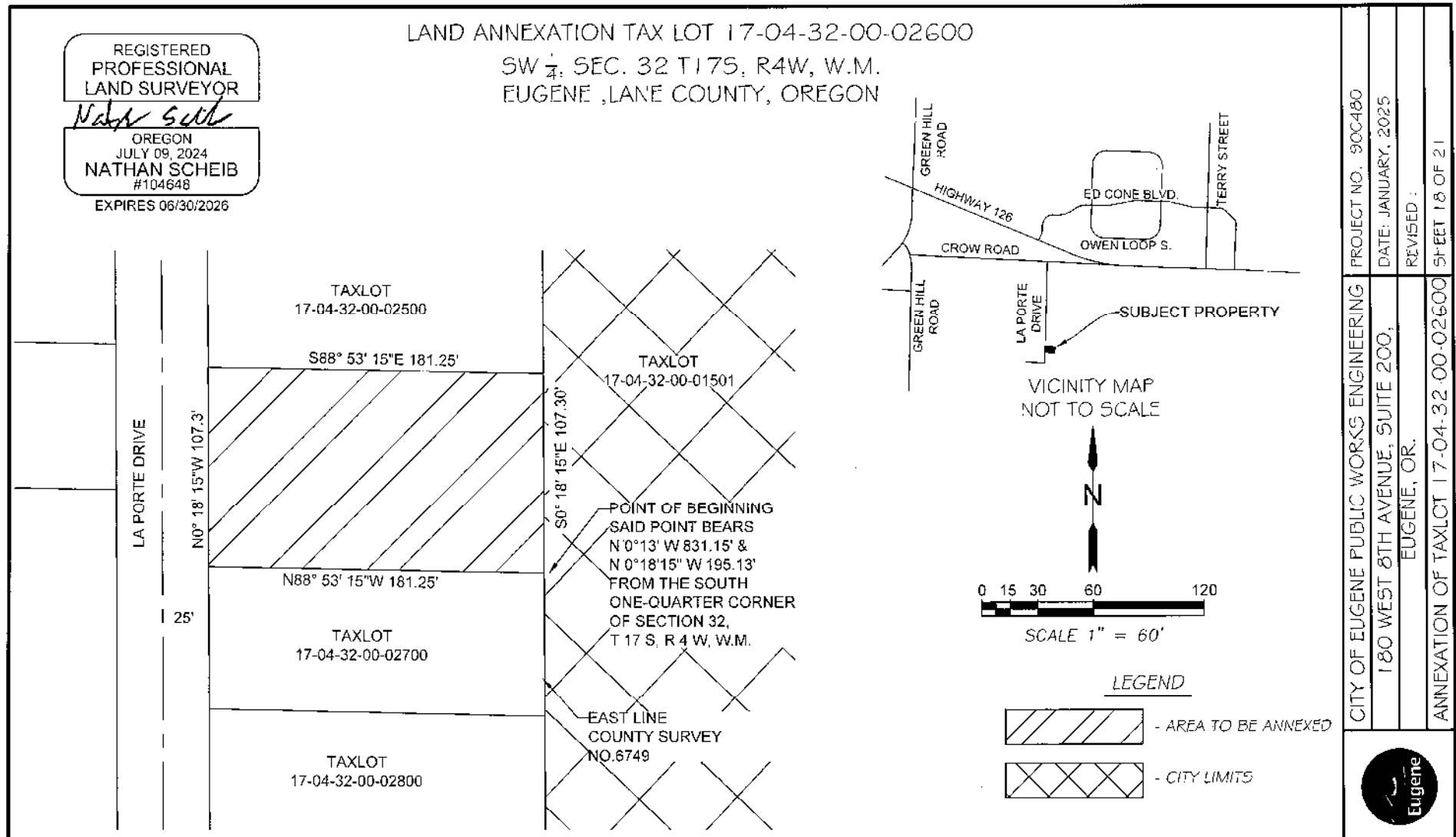


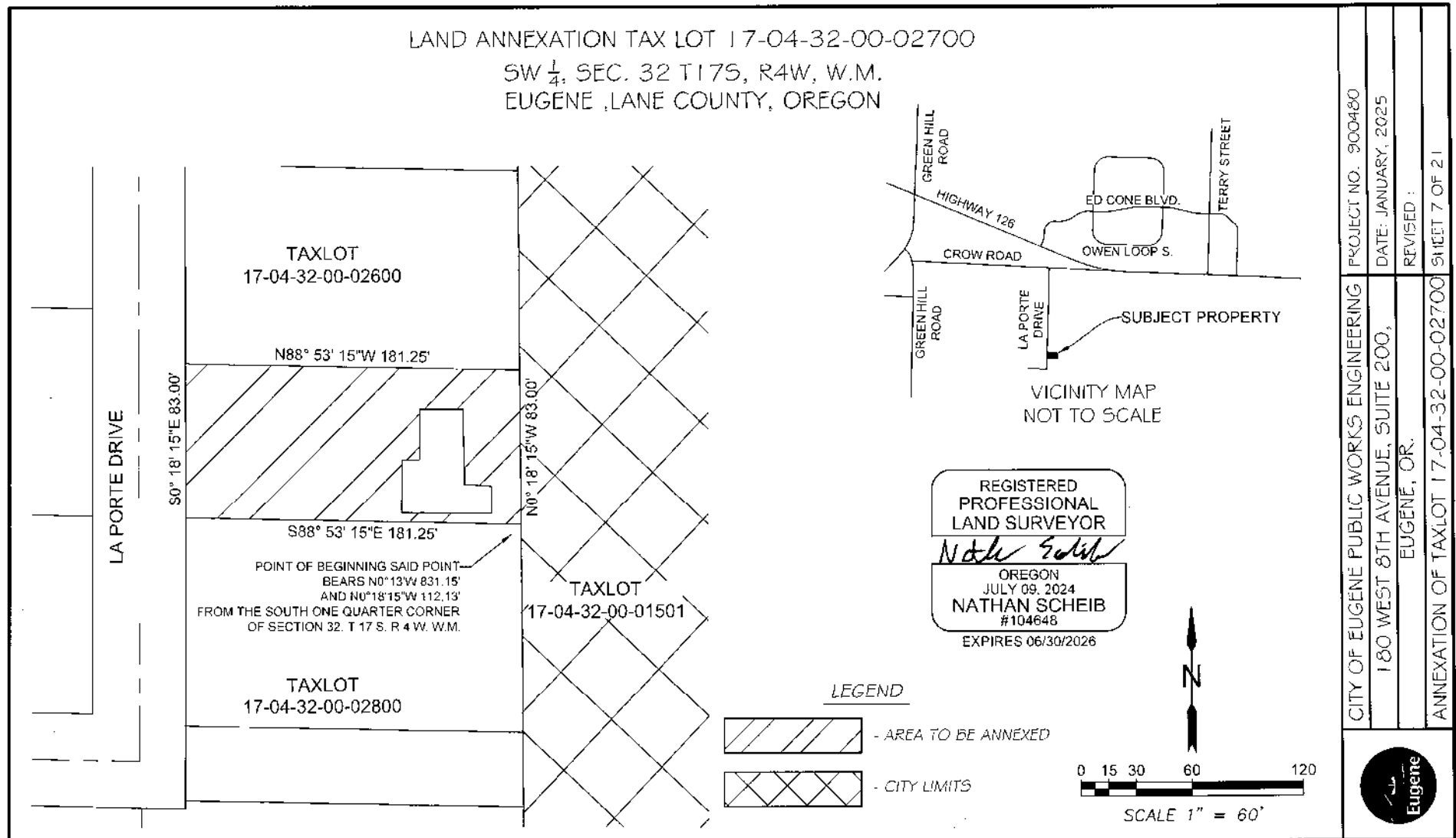


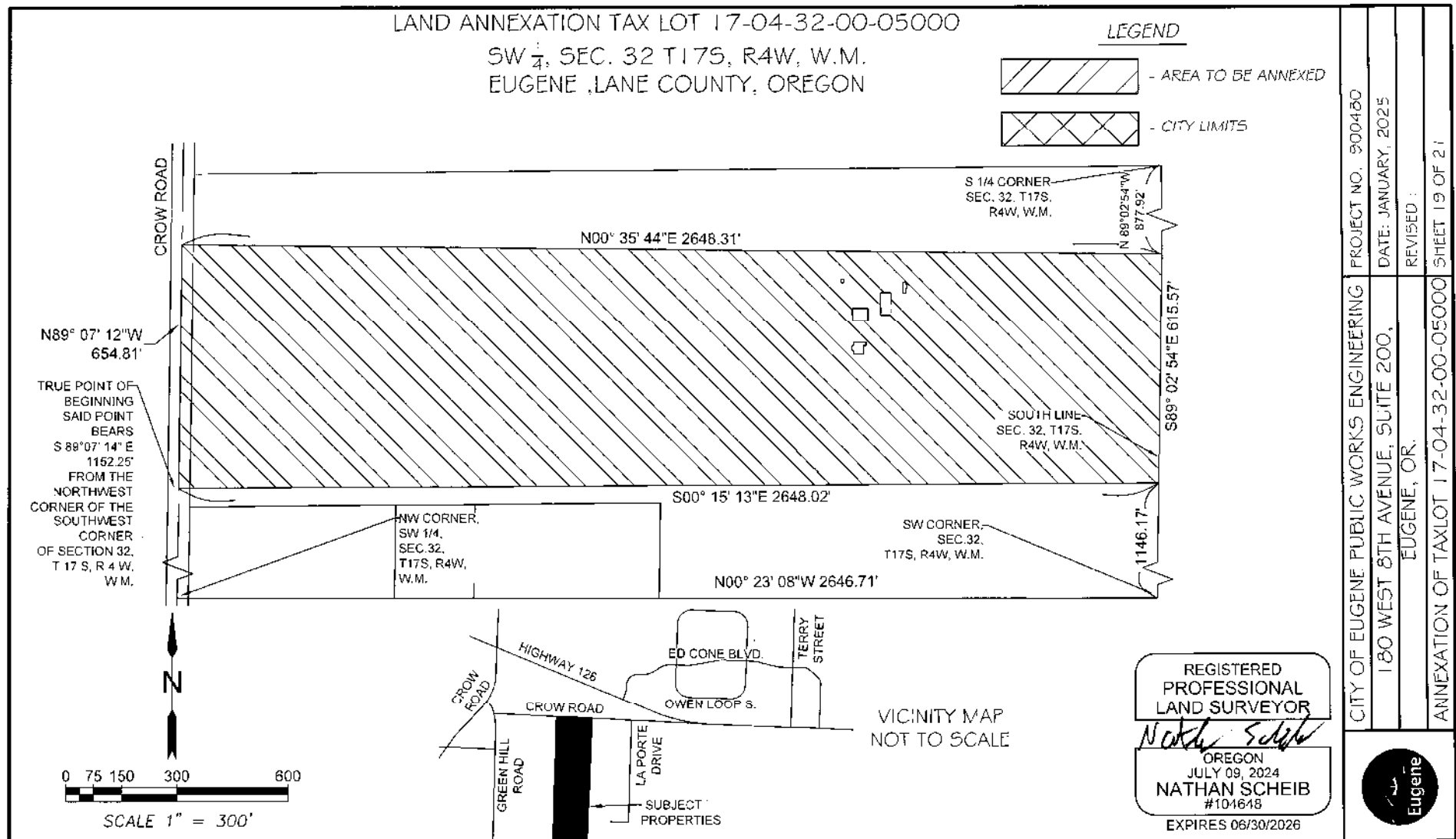


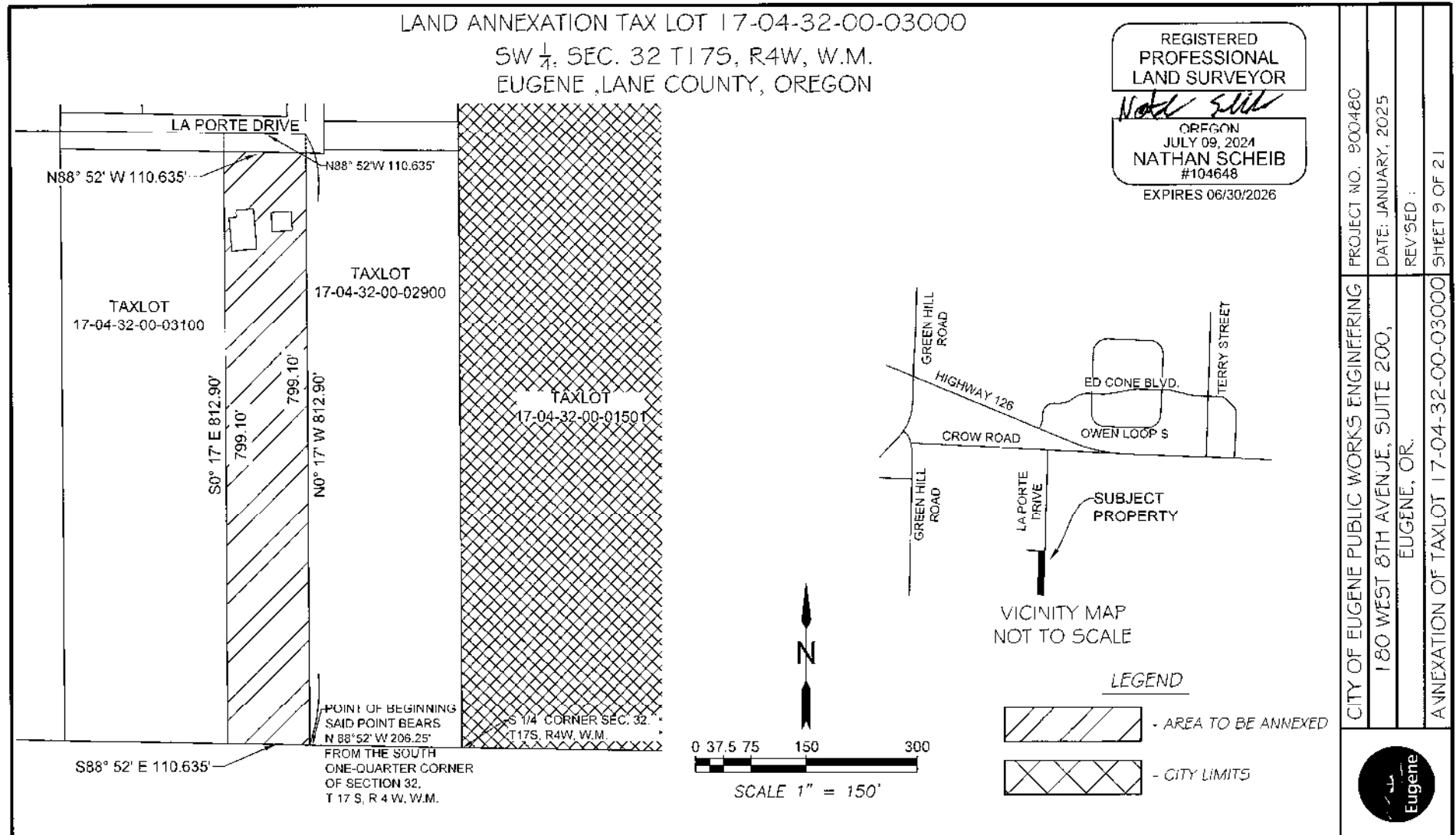












BELTLINE OR 069 (W. 11TH AVENUE)
 Legal Description for Annexation
 Terry Street to Urban Growth Boundary west of Greenhill Road

A strip of land variable in width lying on both sides of the centerline of OR 126, in the SW1/4 and the NW1/4 of Section 32 and the NE 1/4 of Section 31, all within Township 17 South, Range 4 West, of the Willamette Meridian, Lane County, Oregon; said centerline being more particularly described follows:

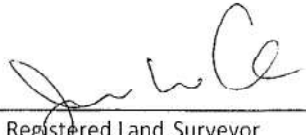
Beginning at a point that marks the Centerline Station 184+65.79, said station being a found 2-3/4-inch brass cap stamped "Lane County Surveyors Office T17S, R4W 1/4 S32/S33 2000" per Lane County Index No. 13801; thence North 87°06'05" West 1350.71; thence on a spiral curve right (the long chord of which bears North 85°46'05" West 399.91 feet) 400.00 feet; thence on a 2864.70 foot radius curve right (the long chord of which bears North 77°25'14" West 567.16 feet) 568.09 feet; thence on a spiral curve right (the long chord of which bears North 68°04'23" West 399.91 feet) 400.00 feet; thence North 67°44'23" West 3354.80 feet more or less to the Urban Growth Boundary of the City of Eugene, said point being Centerline Station 245+39.39 and there ending, all within Lane County, Oregon.

The widths in feet of the strip of land herein described are as follows:

<u>STATOIN TO STATION</u>	<u>WIDTH ON NORTHERLY SIDE OF CENTERLINE</u>
185+06.69 to 186+08.69	50.00
186+08.69 to 198+16.50	40.00
198+16.50 to 239+81.72	60.00
239+81.72 to 241+26.33	60.00 to 40.00
241+26.33 to 245+54.60	40.00
<u>STATOIN TO STATION</u>	<u>WIDTH ON SOUTHERLY SIDE OF CENTERLINE</u>
185+06.37 to 191+28.64	60.00
191+28.64 to 191+29.08	60.00 to 40.00
191+29.08 to 224+48.79	40.00
224+48.79 to 224+41.16	40.00 to 60.00
224+41.16 to 226+16.07	60.00
226+16.07 to 226+ 24.14	60.00 to 40.00
226+24.14 to 238+99.91	40.00
238+99.91 to 240+55.00	40.00
240+55.00 to 245+24.15	40.00

Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: 
Registered Land Surveyor

Print Name: James W. Colton

Date: 1/9/2019

Seal:



Crow Road (County Road No. 988)
 Legal Description for Annexation
 Beltline OR 069 (W. 11th Avenue) to Crow Road Connector

A strip of land 60.00-feet in width lying 30.00-feet on both sides of the centerline of Crow Road, County Road No. 988, in the NW1/4 and the SW1/4 of Section 32, Township 17 South, Range 4 West, of the Willamette Meridian, Lane County, Oregon; the centerline and widths in feet being described as follows:

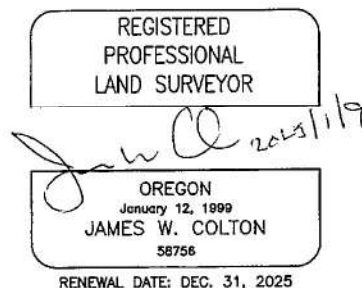
Beginning at a point that marks the Centerline Station 0+00.00, said station being a found 2-3/4-inch brass cap stamped "Lane County Surveyors Office T17S, R4W 1/4 S32/S33 2000" per Lane County Index No. 13801; thence along the East-West center of section line, North 87°16'23" West 5300.80 feet to a found mag nail with washer stamped "Lane Co Survey 1/4 2012" marking the West 1/4 corner, per Lane County Index No. 15525, of said Section 32, said point being Centerline Station 53+00.80 and there ending, all within Lane County, Oregon.

The widths in feet of the strip of land herein described are as follows:

<u>STATOIN TO STATION</u>	<u>WIDTH ON NORTHERLY SIDE OF CENTERLINE</u>
21+43.96 to 53+00.80	30.00 feet
<u>STATOIN TO STATION</u>	<u>WIDTH ON SOUTHERLY SIDE OF CENTERLINE</u>
16+75.14 to 53+00.80	30.00 feet

EXCEPT: All the portion of right of way within the existing right of way OR126.

Bearings are based on the Oregon Coordinate System NAD83(91) – South Zone.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

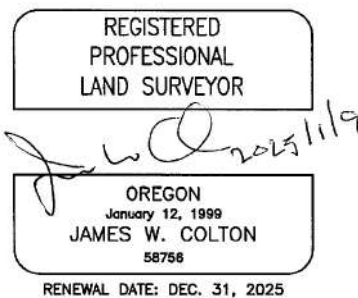
Signature:


Registered Land SurveyorPrint Name: James W. Colton

Date:

1/9/2025

Seal:



Greenhill Road (County Road No. 36/465)
Legal Description for Annexation
Beltline OR 69 (W. 11th Avenue to Eugene's Urban Growth Boundary)

A parcel of land lying in the NE1/4 of Section 31 and the NW1/4 of Section 32, all in Township 17 South, Range 4 West, Willamette; said parcel being a strip of land variable in width on each side of the centerline of Greenhill Road (County Road 36/465), which centerline is more particularly described as follows:

Beginning at a point that marks the Centerline Station 0+00.00, said station being on the center line of Beltline OR 69 (W. 11th Avenue), said point bears North 1,182.59 feet and East 4.36 feet from a found mag nail with washer stamped "Lane Co Survey 1/4 2012" marking the West 1/4 corner, per Lane County Index No. 15525, of said Section 32; Thence South 1°08'31" W 440.41 feet; thence along a 954.93-foot radius curve to the right (the long chord of which bears South 7°08'38" West 199.70 feet) 200.07 to Center Line Station 6+40.48 and there ending, all within Lane County, Oregon.

The widths in feet of the strip of land herein described are as follows:

<u>STATION TO STATION</u>	<u>WIDTH ON EASTERLY SIDE OF CENTERLINE</u>
0+00.00 to 0+77.26	0.00 to 89.00
0+77.26 to 0+99.97	89.00 to 50.00
0+99.97 to 6+25.65	50.00
<u>STATION TO STATION</u>	<u>WIDTH ON WESTERLY SIDE OF CENTERLINE</u>
0+00.00 to 0+21.36	0.00 to 55.71
0+21.36 to 0+92.40	55.71 to 8.07
0+92.40 to 0+46.40	8.07 to 9.10 East of Center Line
0+46.40 to 2+20.31	9.10 East of Center Line to 7.62 East of Center Line
2+20.31 to 2+19.22	7.62 East of Center Line to 35.00
2+19.22 to 5+00.00	35.00 to 30.00
5+00.00 to 6+40.41	30.00

EXCEPT: All the portion of right of way within the existing right of way of OR126.

Bearings are based on the Oregon Coordinate System NAD83(91) – South Zone.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:


Registered Land SurveyorPrint Name: James W. Colton

Date:

1/9/2025

Seal:



La Porte Drive (Lane County Local Access Road)
 Legal Description for Annexation
 Crow Road to the End

A strip of land 50.00-feet in width lying 25.00-feet on both sides of the centerline of La Porte Drive, Lane County Local Access Road, in the SW1/4 of Section 32, Township 17 South, Range 4 West, of the Willamette Meridian, Lane County, Oregon; the centerline being more particularly described as follows:

Beginning at a point that marks the Centerline Station 10+00.00, said station being on the centerline of Lane County Road 988 (Crow Road) and bears North 2658.53 feet and West 131.43 feet from the South 1/4 corner of Section 32, Township 17 South, Range 4 West, Willamette; thence South 1°39'24" West 1831.82 feet; thence North 86°55'34" West 331.90 to Centerline Station 31+63.72 and there ending, all within Lane County, Oregon.

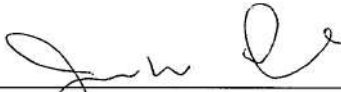
EXCEPT: All the portion of right of way within the existing right of way of Crow Road.

Bearings are based on the Oregon Coordinate System NAD83(91) – South Zone.



Certification of Description

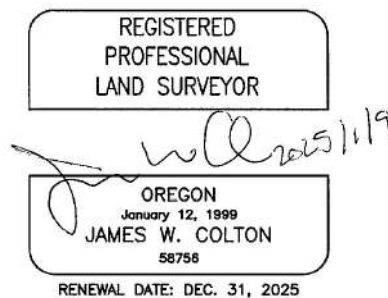
Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: 
Registered Land Surveyor

Print Name: James W. Colton

Date: 1/9/2025

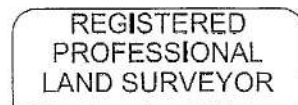
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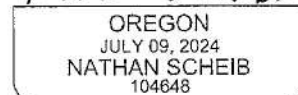
LAND ANNEXATION TAX LOT 17-04-32-00-01300

LEGAL DESCRIPTION

BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON; RUNNING THENCE WEST 245 FEET; THENCE NORTH TO THE CENTER OF THE COUNTY ROAD KNOWN AS ROUTE "F", THENCE EASTERLY ALONG THE CENTER OF SAID ROAD TO ITS INTERSECTION WITH THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 32; THENCE SOUTH TO THE PLACE OF BEGINNING, IN LANE COUNTY, OREGON.



Nathan Scheib



RENEWAL DATE: 06/30/2026

Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:

Nathan Scheib
Registered Land Surveyor

Print Name:

Nathan Scheib

Date:

01/07/2025

Seal:



LAND ANNEXATION TAX LOT 17-04-32-00-02900

LEGAL DESCRIPTION

BEGINNING AT THE SOUTH QUARTER CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE ALONG THE EAST LINE OF THE SOUTHWEST QUARTER OF SECTION 32, NORTH 00°17' WEST, 812.90 FEET; THENCE ALONG THE CENTER LINE OF A ROAD 40.0 FEET WIDE NORTH 88°52' WEST, 206.25 FEET; THENCE SOUTH 00°17' EAST, 812.90 FEET TO THE SOUTH LINE OF SECTION 32; THENCE ALONG SAID SOUTH LINE SOUTH 88°52' EAST, 206.25 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON;

SAVE AND EXCEPT PREMISES CONVEYED TO LANE COUNTY, OREGON FOR ROAD IN DEED RECORDED NOVEMBER 15, 1956, IN REEL NO. 90, RECEPTION NO. 99214, LANE COUNTY OREGON DEED RECORDS.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:

Nathan Scheib
Registered Land Surveyor

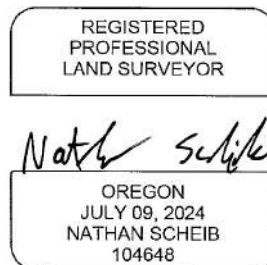
Print Name:

Nathan Scheib

Date:

01/07/2025

Seal:



LAND ANNEXATION TAX LOT 17-04-32-00-03800 & 03900

LEGAL DESCRIPTIONS

TAX LOT: 03800

BEGINNING AT A POINT ON THE WESTERLY RIGHT OF WAY LINE OF LA PORTE DRIVE, WHICH IS 231.25 FEET NORTH 88°52' WEST AND 1141.86 FEET NORTH 0°17' WEST OF THE SOUTH ONE-QUARTER CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE RUNNING NORTH 88°52' WEST 127.0 FEET; THENCE SOUTH 0°17' EAST 72.0 FEET; THENCE SOUTH 86°09'40" EAST 127.15 FEET TO THE WEST RIGHT OF WAY LINE OF SAID DRIVE; THENCE NORTH 0°17' WEST 78.0 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

TAX LOT: 03900

BEGINNING AT A POINT ON THE WEST LINE OF LA PORTE DRIVE 231.25 FEET NORTH 88°52' WEST AND 1141.86 FEET NORTH 0°17' WEST FROM THE SOUTH QUARTER CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 0°17' WEST 98.43 FEET; THENCE NORTH 88°52' WEST 127.0 FEET; THENCE SOUTH 0°17' EAST 98.43 FEET; THENCE SOUTH 88°52' EAST 127.0 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.



Certification of Description

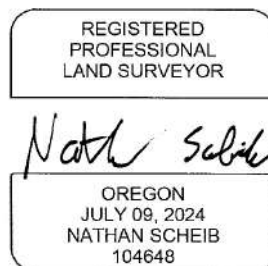
Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: Nath Scheib
Registered Land Surveyor

Print Name: Nathan Scheib

Date: 01/07/2025

Seal:



LAND ANNEXATION TAX LOT 17-04-32-00-03500

LEGAL DESCRIPTION

BEGINNING AT THE SOUTH $\frac{1}{4}$ SECTION CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, THENCE NORTH $88^{\circ}52'$ WEST 427.52 FEET; THENCE NORTH $00^{\circ}17'$ EAST 945.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH $00^{\circ}17'$ WEST 132.10 FEET; TO THE CENTER OF A ROAD 40.0 FEET WIDE; THENCE ALONG THE CENTER LINE OF SAID ROAD NORTH $88^{\circ}52'$ WEST 110.63 FEET; THENCE ALONG THE CENTER LINE OF SAID ROAD NORTH $88^{\circ}52'$ WEST 110.63 FEET; THENCE NORTH $0^{\circ}17'$ EAST 132.10 FEET TO A POINT; THENCE SOUTH $88^{\circ}52'$ EAST 110.63 FEET TO THE TRUE POINT OF BEGINNING IN LANE COUNTY, OREGON.

EXCEPTING THAT PART CONVEYED TO LANE COUNTY FOR ROADWAY BY DEED RECORDED NOVEMBER 15, 1956, RECORDER'S RECEPTION NO. 99214, LANE COUNTY OREGON OFFICIAL RECORDS.

ALSO BEGINNING AT THE SOUTH $\frac{1}{4}$ CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, THENCE NORTH $88^{\circ}52'$ WEST 538.15 FEET AND NORTH $0^{\circ}17'$ WEST 945.0 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH $88^{\circ}52'$ WEST 110.64 FEET TO THE CENTER OF A ROAD 40.0 FEET WIDE, THENCE ALONG THE CENTER OF SAID ROAD SOUTH $0^{\circ}17'$ EAST 132.1 FEET, THENCE SOUTH $88^{\circ}52'$ EAST 110.64 FEET, THENCE NORTH $0^{\circ}17'$ WEST 132.1 FEET TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:

Nathan Scheib

Registered Land Surveyor

Print Name:

Nathan Scheib

Date:

01/07/2025

Seal:



LAND ANNEXATION TAX LOT 17-04-32-00-01600

LEGAL DESCRIPTION

COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST 1/4, SOUTHEAST 1/4, SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST, WM; THENCE EAST 10.06 CHAINS; THENCE SOUTH 03' WEST 40.50 CHAINS, TO THE SOUTH LINE OF SAID SECTION; THENCE WEST ALONG SAID SOUTH LINE 10.01 CHAINS; THENCE NORTH TO THE POINT OF BEGINNING IN LANE COUNTY, OREGON. EXCEPT: THEREFROM THAT CERTAIN TRACT CONVEYED TO LANE COUNTY BY DEED RECORDED IN VOLUME 185, PAGE 326 OF LANE COUNTY DEED RECORDS.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:

Nath Scheib
Registered Land Surveyor

Print Name:

Nathan Scheib

Date:

01/07/2025

Seal:



LAND ANNEXATION TAX LOT 17-04-31-14-00100

LEGAL DESCRIPTION

BEGINNING AT THE TWO AND ONE-HALF INCH IRON PIPE MARKING THE ONE-QUARTER CORNER ON THE EAST LINE OF SECTION 31, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE, NORTH 0° 34-1/2' EAST 548.46 FEET ALONG THE EAST LINE OF SAID SECTION 31 TO THE NORTHEAST CORNER OF COUNTY SURVEY NO. 1239; THENCE, NORTH 88° 56' WEST 20.00 FEET ALONG THE NORTH LINE OF COUNTY SURVEY NO. 1239 TO A POINT; THENCE, NORTH 0° 34-1/2' EAST 411.70 FEET PARALLEL WITH AND 20.00 FEET WEST OF THE EAST LINE OF SAID SECTION 31 TO THE TRUE POINT OF BEGINNING, SAID POINT BEING REFERENCED BY AN IRON PIN WHICH BEARS NORTH 88° 56' WEST A DISTANCE OF 34.40 FEET; THENCE NORTH 0° 34-1/2' EAST 176.81 FEET CONTINUING SAID LINE TO ITS INTERSECTIONS WITH THE SOUTHERLY LINE OF THE EUGENE-VENETA HIGHWAY, KNOWN AS ROUTE F (BEING 80 FEET IN WIDTH); THENCE, NORTH 69° 20'45" WEST 273.49 FEET ALONG THE SOUTHERLY LINE OF SAID HIGHWAY, BEING A LINE PARALLEL WITH AND 40 FEET FROM WHEN MEASURED AT RIGHT ANGLES TO THE CENTER-LINE THEREOF, TO A POINT; THENCE, SOUTH 0° 02'45" WEST 268.51 FEET TO A POINT MARKED BY AN IRON PIN; THENCE, SOUTH 88° 56' EAST 254.40 FEET TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

EXCEPT THAT PORTION LYING WITHIN THAT TRACT OF LAND DESCRIBED IN EXHIBIT "A" OF DECLARATION OF PROPERTY LINE ADJUSTMENT AND PROPERTY LINE ADJUSTMENT DEED RECORDED FEBRUARY 16, 1999, RECEPTION NO. 99014159, LANE COUNTY OFFICIAL RECORDS, IN LANE COUNTY, OREGON.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:

Nathan Scheib
Registered Land Surveyor

Print Name:

Nathan Scheib

Date:

01/07/2025

Seal:



LAND ANNEXATION TAX LOT 17-04-31-14-01200

LEGAL DESCRIPTION

BEGINNING AT THE TWO AND ONE-HALF INCH IRON PIPE MARKING THE ONE QUARTER CORNER ON THE EAST LINE OF SECTION 31, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH $0^{\circ}34'-1/2'$ EAST 548.46 FEET ALONG THE EAST LINE OF SAID SECTION 31 TO THE NORTHEAST CORNER OF COUNTY SURVEY NO. 1239; THENCE NORTH $0^{\circ}34'-1/2'$ EAST 200.00 FEET CONTINUING ALONG THE EAST LINE OF SAID SECTION 31 TO A POINT; THENCE NORTH $88^{\circ}56'$ WEST 273.37 FEET ALONG A LINE PARALLEL WITH THE NORTH LINE OF COUNTY SURVEY NO. 1239 TO THE TRUE POINT OF BEGINNING; THENCE NORTH $88^{\circ}56'$ WEST 240 FEET CONTINUING PARALLEL WITH SAID COUNTY SURVEY LINE TO POINT; THENCE NORTH $0^{\circ}17'30''$ EAST 565.59 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF THE EUGENE-VENETA HIGHWAY, KNOWN AS ROUTE "F" (BEING 80 FEET IN WIDTH); THENCE SOUTH $69^{\circ}20'45''$ EAST 254.78 FEET ALONG THE SOUTHERLY LINE OF SAID HIGHWAY, BEING A LINE PARALLEL WITH AND 40 FEET FROM, WHEN MEASURED AT RIGHT ANGLES TO THE CENTER-LINE THEREOF, TO A POINT; THENCE SOUTH $0^{\circ}02'45''$ WEST 268.51 FEET TO A POINT MARKED BY AN IRON PIN; THENCE SOUTH $0^{\circ}17'30''$ WEST 211.70 FEET TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: Nath Scheib
Registered Land Surveyor

Print Name: Nathan Scheib

Date: 01/07/2025

Seal:



LAND ANNEXATION TAX LOT 17-04-32-00-01700

LEGAL DESCRIPTION

BEGINNING AT A POINT ON THE EAST LINE OF THE SW ¼ OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, N. 00°17' W. 2519.88 FEET FROM THE SOUTH ¼ SECTION CORNER, THENCE N. 00°17' W. 102.24 FEET ALONG THE EAST LINE OF SAID SW ¼ TO THE SOUTH LINE OF COUNTY ROAD NO. 323; THENCE N. 88° 52' W. 181.25 FEET ALONG THE SOUTH LINE OF SAID COUNTY ROAD; THENCE S. 00°17' 102.24 FEET; THENCE S. 88° 52' E. 181.25 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: Nath Scheib
Registered Land Surveyor

Print Name: Nathan Scheib

Date: 01/07/2025

Seal:



LAND ANNEXATION TAX LOT 17-04-32-00-02100

LEGAL DESCRIPTION

BEGINNING AT A POINT ON THE EAST LINE OF THE SW1/4 OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE N 00°17' WEST 1732.44 FEET FROM THE SOUTH 1/4 CORNER OF SAID SECTION 32; THENCE ALONG SAID EAST LINE, NORTH 00°17' WEST 196.88 FEET; THENCE NORTH 88°52' WEST 206.25 FEET TO THE CENTER LINE OF A ROAD, 40.00-FEET WIDE; THENCE ALONG SAID CENTER LINE, SOUTH 00°17' EAST 196.86 FEET; THENCE SOUTH 88°52' EAST 206.25 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

CONTAINING MORE OR LESS 0.93 ACRES.

EXCEPT: 0.11 ACRES TO LANE COUNTY FOR ROAD PURPOSES BY DEED 99214. 905121



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: Nath Scheib
Registered Land Surveyor

Print Name: Nathan Scheib

Date: 01/07/2025

Seal:



LAND ANNEXATION TAX LOT 17-04-32-00-02200

LEGAL DESCRIPTION

BEGINNING AT A POINT ON THE EAST LINE OF THE SOUTHWEST ONE-QUARTER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, NORTH 00°17' WEST 1,535.58 FEET FROM THE SOUTH ONE-QUARTER SECTION CORNER OF SECTION 32; THENCE NORTH 0°17' WEST 196.86 FEET; THENCE NORTH 88°52' WEST 206.25 FEET TO THE CENTER OF A ROAD 40.00 FEET WIDE; THENCE ALONG THE CENTER LINE OF SAID ROAD, SOUTH 0°17' EAST 206.25 FEET; THENCE SOUTH 88°52' EAST 206.25 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

CONTAINING MORE OR LESS 0.93 ACRES.

EXCEPT: 0.11 ACRES TO LANE COUNTY FOR ROAD PURPOSES BY DEED 99214. 905121



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: Nath Scheib
Registered Land Surveyor

Print Name: Nathan Scheib

Date: 01/07/2025

Seal:



LAND ANNEXATION TAX LOT 17-04-32-00-03100
LEGAL DESCRIPTION

BEGINNING AT A POINT WHICH IS NORTH 88°56'07" WEST 316.86 FEET AND NORTH 0°17'00" WEST 481.91 FEET FROM THE SOUTHERLY ONE-QUARTER SECTION OF 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON; RUN THENCE NORTH 0°17'00" WEST 311.01 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF COUNTY ROAD (LA PORTE DRIVE); THENCE ALONG SAID SOUTHERLY LINE, NORTH 88°55'22" WEST 169.25 FEET; THENCE LEAVING SAID SOUTHERLY LINE, SOUTH 0°17'00" EAST 307.00 FEET; THENCE SOUTH 87°33'52" EAST 169.39 FEET TO THE POINT OF BEGINNING, ALL IN LANE COUNTY, OREGON.

ALSO: BEGINNING AT A POINT WHICH IS NORTH 88°56'07" WEST 316.86 FEET FROM THE SOUTHERLY ONE-QUARTER CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON; RUN THENCE NORTH 0°17'00" WEST 481.91 FEET, THENCE NORTH 87°33'52" WEST 169.39 FEET; THENCE NORTH 0°17'00" WEST 307.00 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF COUNTY ROAD (LA PORTE DRIVE); THENCE ALONG SAID SOUTHERLY LINE, NORTH 88°55'22" WEST 52.02 FEET; THENCE LEAVING SAID SOUTHERLY LINE, SOUTH 0°17'00" EAST 792.97 FEET; THENCE SOUTH 88°56'07" EAST 221.27 FEET TO THE POINT OF BEGINNING, ALL IN LANE COUNTY, OREGON.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:

Nath Scheib
Registered Land Surveyor

Print Name:

Nathan Scheib

Date:

01/07/2025

Seal:



LAND ANNEXATION TAX LOT 17-04-32-00-02600
LEGAL DESCRIPTION

BEGINNING AT THE ONE INCH IRON PIPE MARKING THE ONE-QUARTER CORNER ON THE SOUTH LINE OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 0° 13' WEST 831.15 FEET ALONG THE EAST LINE OF COUNTY SURVEY NO. 6749 TO AN IRON PIPE; THENCE NORTH 0° 18' 15" WEST 195.13 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 88°53' 15" WEST 181.25 FEET TO THE EAST MARGIN OF COUNTY ROAD KNOWN AS LA PORTE DRIVE (BEING 50 FEET IN WIDTH); THENCE NORTH 0° 18' 15" WEST 107.3 FEET ALONG THE EAST MARGIN OF SAID ROAD TO A POINT; THENCE SOUTH 88° 53' 15" EAST 181.25 FEET TO THE EAST LINE OF SAID COUNTY SURVEY NO. 6749; THENCE SOUTH 0° 18' 15" EAST 107.30 FEET TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: Nathan Scheib
Registered Land Surveyor

Print Name: Nathan Scheib

Date: 01/07/2025

Seal:



LAND ANNEXATION TAX LOT 17-04-32-00-02400 & 02500
LEGAL DESCRIPTION

ATTACHMENT B

BEGINNING AT A POINT ON THE EAST LINE OF THE SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, THAT IS NORTH 0° 13' WEST 831.15 FEET AND NORTH 0° 18' 15" WEST 302.43 FEET FROM THE SOUTH QUARTER CORNER OF SAID SECTION 32; THENCE NORTH 88° 53' 15" WEST, 181.25 FEET TO THE EASTERLY RIGHT OF WAY OF LA PORTE DRIVE (SAID RIGHT OF WAY BEING 25 FEET WIDE WHEN MEASURED AT RIGHT ANGLES FROM THE CENTERLINE); THENCE ALONG SAID EASTERLY RIGHT OF WAY, NORTH 0° 18' 15" WEST, 301.76 FEET; THENCE SOUTH 88° 53' 15" EAST 181.25 FEET TO THE EAST LINE OF SAID SOUTHWEST QUARTER; THENCE ALONG SAID EAST LINE, SOUTH 0° 18' 15" EAST 301.76 FEET TO THE POINT OF BEGINNING, ALL IN LANE COUNTY, OREGON.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:

Nathan Scheib
Registered Land Surveyor

Print Name:

Nathan Scheib

Date:

01/07/2025

Seal:



LAND ANNEXION TAX LOT 17-04-32-00-02700
LEGAL DESCRIPTION

BEGINNING AT THE ONE-INCH IRON PIPE MARKING THE ONE-QUARTER CORNER ON THE SOUTH LINE OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH $0^{\circ}13'$ WEST 831.15 FEET ALONG THE EAST LINE OF COUNTY SURVEY NO. 6749 TO AN IRON PIPE MARKING THE SOUTHEAST CORNER OF PARCEL NO. 29 AS LAID OFF IN SAID SURVEY; THENCE NORTH $0^{\circ}18'15''$ WEST 112.13 FEET ALONG THE LINE OF MONUMENTS SET IN SAID SURVEY TO MARK THE EAST LINE THEREOF, TO AN IRON PIPE MARKING THE SOUTHEAST CORNER OF PARCEL NO. 28 AS LAID OFF IN SAID SURVEY AND THE TRUE POINT OF BEGINNING; THENCE NORTH $0^{\circ}18'15''$ WEST 83.00 FEET; THENCE NORTH $88^{\circ}53'15''$ WEST 181.25 FEET TO THE EAST MARGIN OF COUNTY ROAD KNOWN AS LA PORTE DRIVE (BEING 50.0 FEET IN WIDTH); THENCE SOUTH $0^{\circ}18'15''$ EAST 83.00 FEET ALONG THE EAST MARGIN OF SAID ROAD TO A POINT; THENCE SOUTH $88^{\circ}53'15''$ EAST 181.25 FEET ALONG THE SOUTH LINE OF SAID PARCEL NO. 28 TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:

Nathan Scheib
Registered Land Surveyor

Print Name:

Nathan Scheib

Date:

01/07/2025

Seal:



LAND ANNEXATION TAX LOT 17-04-32-00-05000
LEGAL DESCRIPTION

BEGINNING AT THE SOUTHWEST CORNER OF SECTION 32 IN TOWNSHIP 17 SOUTH RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON; THENCE NORTH 00°23'08" WEST ALONG THE WEST LINE OF SAID SECTION 32 A DISTANCE OF 2646.71 FEET TO THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 32; THENCE RUN SOUTH 89°07'14" EAST ALONG THE NORTH LINE OF SAID SOUTHWEST QUARTER A DISTANCE OF 1152.25 FEET TO THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT; THENCE LEAVING SAID NORTH LINE OF THE SOUTHWEST QUARTER AND RUN SOUTH 00°15'13" EAST 2648.02 FEET TO A POINT ON THE SOUTH LINE OF SAID SECTION 32 THAT IS 1146.17 FEET SOUTH 89°02'54" EAST OF THE SOUTHWEST CORNER OF SAID SECTION 32; SAID POINT BEING REFERENCED BY A 5/8" IRON ROD THAT IS 877.92 FEET NORTH 89°02'54" WEST OF THE SOUTHEAST CORNER OF SAID SOUTHWEST QUARTER OF SECTION 32; SAID POINT ALSO MARKING THE SOUTHWEST CORNER OF THAT CERTAIN TRACT OF LAND DESCRIBED ON REEL 2096 INSTRUMENT NO. 9552354 LANE COUNTY OREGON DEED RECORDS; THEN RUN NORTH 00°35'44" EAST ALONG THE WESTERLY BOUNDARY OF SAID TRACT DESCRIBED ON REEL 2096 INSTRUMENT NO. 9552354 A DISTANCE OF 2648.31 FEET TO A POINT ON THE NORTH LINE OF SAID SOUTHWEST QUARTER OF SECTION 32; THENCE NORTH 89°07'12" WEST 654.81 FEET TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON. SUBJECT TO THE RIGHT OF THE PUBLIC IN AND TO THE NORTH 30.0 FEET, LYING WITHIN COUNTY ROAD NO. 988 (KNOWN AS CROW ROAD).

Note: This Legal Description was created prior to January 01, 2008.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Nathan Scheib

OREGON
JULY 09, 2024
NATHAN SCHEIB
104648

RENEWAL DATE: 06/30/2026

Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:

Nathan Scheib
Registered Land Surveyor

Print Name:

Nathan Scheib

Date:

01/07/2025

Seal:



LAND ANNEXATION TAX LOT 17-04-32-00-03000

LEGAL DESCRIPTION

BEGINNING AT THE SOUTH ONE-QUARTER SECTION CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 88°52' WEST 206.25 FEET ALONG THE SOUTH LINE OF SAID SECTION TO THE TRUE POINT OF BEGINNING RUNNING THEN NORTH 0°17' WEST 812.90 FEET TO THE CENTER OF A ROAD 40 FEET WIDE; THENCE ALONG THE CENTER LINE OF SAID ROAD NORTH 88°52' WEST 110.635 FEET; THENCE SOUTH 0°17' EAST 812.90 FEET TO THE SOUTH LINE OF SAID SECTION THENCE ALONG SAID SOUTH LINE SOUTH 88°52' EAST 110.635 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

EXCEPTING THAT PART DEDICATED TO LANE COUNTY, OREGON, FOR PUBLIC ROADWAY BY DEED RECORDED NOVEMBER 15, 1956, RECORDER'S RECEPTION NO. 99214, LANE COUNTY OREGON DEED RECORDS.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:

Nathan Scheib
Registered Land Surveyor

Print Name:

Nathan Scheib

Date:

01/07/2025

Seal:





**Planning Director's Findings and Recommendation:
Annexation Request for Crow Rd
(City File: A 25-05)**

Application Submitted: February 18, 2025
Applicant: Jonathan Patrick, City of Eugene Public Works Engineering; 541-682-6854
Property Included in Annexation Request: La Porte Drive; Crow Road between West 11th Avenue and Green Hill Road; West 11th Avenue between Terry Street and the Urban Growth Boundary (UGB); Green Hill Road between the UGB and West 11th Avenue; and private properties adjacent to the rights-of-way.
Zoning: No applicable zoning for the public street rights-of-way; private properties are zoned R-1 Low-Density Residential, R-2 Medium-Density Residential, C-1 Neighborhood Commercial, and C-2 Community Commercial, with the /CAS Commercial Airport Safety and /UL Urbanizable Land Overlays
Lead City Staff: Brai Black, Assistant Planner, City of Eugene Planning Division; 541-682-5437

EVALUATION:

Based on the information provided by the applicant, the City has determined that this request complies with Eugene Code (EC) Section 9.7805 Annexation - Applicability. As such, it is subject to review and approval in accordance with the requirements, application criteria and procedures of EC 9.7800 through 9.7835. The applicable approval criteria are presented below in bold typeface with findings and conclusions following each.

EC 9.7825(1) The land proposed to be annexed is within the city’s urban growth boundary and is: (a) Contiguous to the city limits; or (b) Separated from the city only by a public right of way or a stream, bay, lake or other body of water.		
Complies		Findings: The annexation area is within the Urban Growth Boundary and is contiguous to City limits, consistent with subsection (a).
☒ YES	☐ NO	
EC 9.7825(2) The proposed annexation is consistent with applicable policies in the Metro Plan and in any applicable refinement plans.		
Complies		Findings: Several policies from the <u>Metro Plan</u> provide support for this annexation by encouraging compact urban growth to achieve efficient use of land and urban service provisions within the UGB, including the following policies from the Growth Management section (in <i>italic</i> text): <i>Policy 1. The UGB and sequential development shall continue to be implemented as an essential means to achieve compact urban growth. The provision of all urban services shall be concentrated inside the UGB. (page II-C-4)</i> <i>Policy 9. A full range of key urban facilities and services shall be provided to urban areas according to demonstrated need and budgetary priorities. (page II-C-5)</i> <i>Policy 10. Annexation to a city through normal processes shall continue to be the highest priority. (page II-C-5)</i>
☒ YES	☐ NO	

Policy 15. Ultimately, land within the UGB shall be annexed to a city and provided with the required minimum level of urban facilities and services. While the time frame for annexation may vary, annexation should occur as land transitions from urbanizable to urban. (page II-C-5)

As discussed in this subsection, and further detailed under subsection (3) below, the proposed annexation is consistent with Metro Plan growth management policies. The annexation procedures beginning at EC 9.7800 are consistent with State law and therefore, as found throughout this report, the annexation is consistent with State law.

The following policy from the Residential Element section also provides support for the proposed annexation:

Policy A.4 Use annexation, provision of adequate public facilities and services, rezoning, redevelopment, and infill to meet the 20-year projected housing demand. (page III-A-6)

The proposed annexation aligns with Policy A.4 by including the voluntary annexation of several residentially-zoned private properties, which can be developed with additional housing upon annexation; and by annexing portions of rights-of-way, which makes annexation more accessible to additional private properties. The annexation will also facilitate the extension of key utility infrastructure planned as part of the West 11th and Crow Road Utility Extension Project, which will accelerate housing production by increasing access to City utilities in the area. The Crow Road area was identified by a cross-departmental staff team as a priority area within the current UGB where City infrastructure investment could accelerate housing production. The Crow Road area has capacity for more than 1,260 additional housing units.

The West Eugene Wetlands Plan is an adopted refinement plan applicable to the annexation area. None of the policies in the West Eugene Wetlands Plan serve as mandatory approval criteria for this annexation request or are otherwise applicable to the request.

The Willow Creek Special Area Study is the other adopted refinement plan applicable to the annexation area. None of the policies in the “Land Use” section of the Willow Creek Special Area Study serve as mandatory approval criteria, but the following policy is relevant to the annexation request:

Policy A-2 Except as specially provided in Policy E-3, annexation of commercial and residential land shall be deferred at least until sanitary sewer service is available to the area and other Eugene annexation requirements are met.

Willow Creek Special Area Study Policy E-3 directs the City to initiate annexation of wetlands areas in order to facilitate agreements for public management and protection of the wetlands, which is not applicable to this request. Otherwise, as provided in Policy A-2, annexation requirements should be met prior to annexation of commercial and

		<p>residential land within the boundaries of the Willow Creek Special Area Study. However, annexation of the subject portions of rights-of-way is required prior to commencement of the utility extension project. Therefore, the requested annexation supports Policy A-2 by annexing right-of-way; transferring the jurisdictional responsibility to the City of Eugene; and facilitating the extension of key utility infrastructure planned as part of the West 11th and Crow Road Utility Extension Project. Once utilities are extended through the subject rights-of-way, annexation will be more available and accessible to adjacent properties.</p> <p>Therefore, based on the findings above, the proposal is consistent with the applicable policies of the <u>Metro Plan</u> and the applicable refinement plans.</p>
EC 9.7825(3) The proposed annexation will result in a boundary in which the minimum level of key urban facilities and services, as defined in the Metro Plan, can be provided in an orderly, efficient, and timely manner.		
Complies ☒ YES ☐ NO		<p>Findings: Consistent with this criterion, the proposed annexation will result in a boundary in which the minimum level of key urban facilities and services can be provided in an orderly, efficient, and timely manner as detailed below:</p> <p><u>Wastewater</u> There is no existing wastewater infrastructure within the subject portions of right-of-way, which are currently under the jurisdiction of Lane County and the State of Oregon. There is an existing 24-inch public wastewater mainline located near the eastern extent of the portion of West 11th Avenue proposed for annexation. This wastewater mainline is owned and maintained by the City of Eugene. Following the proposed annexation, City wastewater facilities will be extended to serve the annexation area as part of the West 11th and Crow Road Utility Extension Project. Specifically, the wastewater infrastructure located in the West 11th Avenue right-of-way is planned to be extended to the intersection of West 11th Avenue and Crow Road. From that point, wastewater service will be extended along the entire portion of Crow Road proposed for annexation. Wastewater infrastructure will also be extended through La Porte Drive and a portion of Green Hill Road.</p> <p><u>Stormwater</u> There are existing public stormwater facilities located throughout the subject portions of the Crow Road, West 11th Avenue, and Green Hill Road rights-of-way. Following the annexation, a jurisdictional transfer will occur to transfer ownership and maintenance responsibility to the City of Eugene.</p> <p><u>Transportation</u> The proposed annexation will not affect the transportation functionality of these sections of La Porte Drive, Crow Road, West 11th Avenue, and Green Hill Road, which will continue to operate as key transportation facilities. As part of the West 11th and Crow Road Utility Extension Project, Crow Road is proposed to be widened to accommodate shoulders for bicycle and pedestrian use. The intersection of West 11th Avenue and Crow Road will also be modified to increase vehicular safety.</p>

Solid Waste

Collection service is provided by private firms. Regional disposal sites are operated by Lane County. The proposed annexation will have no effect on these services.

Water and Electric

Eugene Water and Electric Board (EWEB) currently has overhead power lines within the proposed annexation area. The proposed annexation will have no effect on these facilities. An existing EWEB water main is located within the subject portion of the West 11th Avenue right-of-way. As part of the West 11th and Crow Road Utility Extension Project, the EWEB water system will be extended through the rights-of-way of La Porte Drive, Crow Road, and Green Hill Road, and will be available for new connections to the surrounding private properties.

Streets

The sections of La Porte Drive, Crow Road, West 11th Avenue, and Green Hill Road proposed for annexation are currently under the jurisdiction of either Lane County or the Oregon Department of Transportation (ODOT). After the annexation process, a jurisdictional transfer will occur to transfer ownership and maintenance responsibility to the City of Eugene. As the rights-of-way exist and currently provide the key urban service of street provision, the street sections proposed for annexation meet the requirements of this criterion.

Public Safety

Police protection will be extended upon annexation consistent with service provision throughout the City. Fire protection will be provided by the Eugene Springfield Fire. Emergency medical services are currently provided on a regional basis and will continue in the same manner upon annexation.

Parks and Recreation

Parks and recreation programs are provided on a City-wide basis, and the inclusion of the subject area in the City is sufficient evidence to demonstrate the minimum level of this key urban service is met.

Planning and Development Services

Planning and building permit services are already provided for all areas located within the Urban Growth Boundary by the City of Eugene.

Communications

Communications infrastructure and service already exists within the annexation area. The proposed annexation will have no effect on these facilities. Any future communication facilities or infrastructure will require a right-of-way permit and approval by the Public Works Maintenance Division of the City of Eugene.

		<u>Public Schools</u> The subject annexation area is within Eugene School District 4J. As access to schools is evaluated on a district wide basis, the annexation area's location within a school district is sufficient evidence to demonstrate the minimum level of this key urban service is met.
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CONCLUSION:

Based on the above findings, information submitted to date, and the criteria set forth in EC 9.7825, the proposed annexation is consistent with the applicable approval criteria. A map and legal description showing the area subject to annexation are included in the application file for reference. The effective date of the annexation will be set in accordance with State law.

INFORMATIONAL ITEMS:

Approval of this annexation does not relieve the applicant from complying with applicable codes and statutory requirements.



ANNEXATION

Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
HWY 126 (W. 11th Ave.) between Terry St. and its westerly terminus at the UGB	N/A		

Property Address: N/A, Property is ODOT right of way

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:			
Electric:	Eugene Water and Electric Board		
Water:	Eugene Water and Electric Board		
Sanitary Sewer:			
Fire:	Eugene/Springfield		
Schools:	Elementary: Twin Oaks	Middle: Kennedy	High: Churchill
Other:			

Filing Fee

- ☐ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement (Submit 5 copies)

- ☐ Submit a detailed written statement describing **how** this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 2 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 1/2" x 11" sheet of paper. Site plans shall include the following information:

- ☐ Show the date & north arrow on site plan.
- ☐ Show the Assessor's Map and Tax Lot number(s) on the site plan.
- ☐ Show a vicinity map on the site plan (vicinity map does not need to be to scale).
- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements (Submit 2 paper copies and 1 digital copy of all)

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

SURVEYOR:

Name (print): Nathan Scheib

Company/Organization: City of Eugene - Public Works Engineering

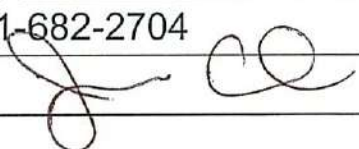
Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): nscheib@eugene-or.gov

Phone: 541-682-5264 Fax: 541-682-8410

Signature: 

REPRESENTATIVE (If different from Surveyor):

Name (print): James Colton
Company/Organization: City of Eugene - Public Works Engineering
Address: 180 W. 8th Ave. 2nd Floor
City/State/Zip: Eugene, OR 97401 E-mail (if applicable): James.W.Colton@ci.eugene.or.us
Phone: 541-682-2704 Fax: _____
Signature:  _____

****Attached additional sheets if necessary.**

Written Statement

Applicant: City of Eugene

Contact Information: Nathan Scheib
Public Works Engineering Division
City of Eugene
99 E Broadway Ste. 400
Eugene, OR 97401
541-682-5264
Nscheib@eugene-or.gov

Surveyor: Nathan Scheib

Date: December 2024 (Revised April, 2025)

Sites: Crow Road between Highway 126 and Green Hill Road
Highway 126 (West 11th Avenue) between Terry Street and the UGB
La Porte Drive
Green Hill Road between UGB and Highway 126 (West 11th Avenue)
"Various private properties" (Taxlots 17-04-32-00-01600, 02700, 01300, 03000, 02200, 03100, 02100, 02900, 03500, 03800, 03900, 02400, 02500, 02600, 05000, 17-04-31-14-00100, 01200)

Background: Like many other communities in Oregon and across the nation, the City of Eugene is experiencing a housing crisis. Eugene has one of the highest rates of homelessness in the nation with a monthly number of people who are unhoused at 3,628, according to the State Department of Land Conservation and Development. Eugene also is a severely rent-burdened community, where 31% of households spend more than 50% of their income on rent. This data is from the DLCD Annual Severe Rent Burden Announcement 2022. Not only has Eugene been identified as a severely rent-burdened community, Eugene's housing prices continue to rise at a rapid rate, due in part to low vacancy rates. These factors combined with lower-than average wages create a dynamic that leaves people struggling to find housing that meets their basic needs. According to a recent DLCD study, Eugene will need to produce an average of 1,200 housing units per year to support Eugene's expected population growth and address the existing shortage of housing.

In response to the City of Eugene's prioritizing housing, Public Works Engineering is pursuing the 11th/Crow Utility Extension Project. This project is in one of the priority areas within the urban growth boundary that were identified as locations where city infrastructure investment could boost development. Through careful planning and investments, if this area were fully developed, it could bring an additional, much-needed 1,260 housing units and more than 850 jobs to the region. Currently, the area is primarily undeveloped, and it is planned and zoned for single- and multi-family housing, and

commercial, with access to natural areas, transportation networks, goods and services, and is 1-1.5 miles from a frequent transit station.

Two of the major hurdles keeping property owners from developing this area are access to utilities and ability to annex. This project addresses both of those challenges. This project pulls from the 2020 Wastewater Master Plan to extend wastewater infrastructure to serve all of the lots in the area between the urban growth boundary and the existing system with new mainline and laterals. Because wastewater alone is not enough for properties to be development-ready, the project also includes extension of water infrastructure to the same area. Water is not City-funded, so this inclusion was made possible by the City applying for and receiving state grant funding. The project also includes some transportation improvements in the area, which are expected to make the area more safe and desirable for residents. Crow Road is being widened to add bike/pedestrian-use shoulders in alignment with Eugene Complete Street Design Standards for curbside residential streets. Also, the intersection of Crow Road and West 11th Avenue is being reconfigured to improve vehicle safety.

In order to build the 11th/Crow Utility Extension Project, the City needs to annex the impacted right-of-way into the City of Eugene. The City is leveraging this annexation application to also expedite voluntary annexation of private properties in the area by offering for private properties to be included in the City's right-of-way annexation application. This offer benefits property owners who choose to take advantage of it, and it also supports City goals of fast-tracking new housing development by helping properties achieve their development-ready status faster. The City's project is scheduled to have design finished in early 2025, so that bidding and construction can begin shortly after right-of-way annexation.

As a means of furthering an eventual jurisdictional transfer to the City of Eugene, as well as to support planned infrastructure projects in the proposed annexation area, City of Eugene Public Works is proposing to annex the above-mentioned public streets and private properties into the City of Eugene.

The City of Eugene currently has a City project (Project No. 900480), this project includes extending the public wastewater system from Highway 126 near Terry Street westerly through Highway 126 to Crow Road and then along the entirety of this segment of Crow Road. The City project includes providing an extension of the wastewater system in La Porte Drive as well as within Greenhill Road between Crow Road and roughly 150 feet north of the intersection of Greenhill Road and Highway 126 (West 11th Avenue). This project also includes extending EWEB water service, there is an existing water mainline within Highway 126 the City initiated project proposes to connect the existing EWEB water mainline within Highway 126 and then extend the water mainline to Crow Road and then along the entirety of this segment of Crow Road as well as extending the water mainline within the entirety of La Porte Drive. The City initiated project also proposes to extend the water system to Green Hill Road from Crow Road then to the intersection of Highway 126 and Green Hill Road and then roughly 200 feet northerly and 250 feet westerly from the previous intersection.

The City is also adding 5-foot bike/ped shoulders along all of Crow Road, making transportation safety improvements at the intersection of Crow Road and Highway 126, this City initiated project also includes modifying the existing stormwater ditches along Crow Road. The above-described City Project (project # 900480) is proposed to start construction in summer of 2025 and complete construction in fall of 2026.

EC9.7825 Annexation- Approval Criteria

(1) The land proposed to be annexed is within the City's Urban Growth Boundary and is:

(a) Contiguous to the city limits; or

(b) Separated from the City only by a public right of way or a stream, bay, lake or other body of water.

From the included site plan, it is clear that the sections of Crow Road, Highway 126, La Porte Drive, Green Hill Road, and the various private properties is within the UGB and contiguous with land in the city limits, thus complying with EC9.8725(1). These properties are a part of tax map 17-04-32

EC9.7825(2) The proposed annexation is consistent with applicable policies in the Metro Plan and in any applicable refinement plans.

The Metro Plan contains the policies that are related to this annexation request. The West Eugene Wetlands Plan is the refinement plan applicable to the subject property.

The Metro Plan policies listed below support this annexation:

C. Growth Management, Goals, Findings, and Policies (Chapter II):

Policy 1. The UGB and sequential development shall continue to be implemented as an essential means to achieve compact urban growth. The provision of all urban services shall be concentrated inside the UGB.

Policy 9. A full range of key urban facilities and services shall be provided to urban areas according to demonstrated need and budgetary priorities.

Policy 15. Ultimately, land within the UGB shall be annexed to a city provided with the required minimum level of urban facilities and services. While the time frame for annexation may vary, annexation should occur as land transitions from urbanizable to urban.

Annexation of these sections of right-of-way will create clear boundaries for police and other City services, which increases the effectiveness of and efficiency of these services and the allocation of municipal resources.

F. West Eugene Wetlands Plan:

There are no policies in the West Eugene Wetlands Plan address the annexation of public right-of-way.

F. EC9.9710 Willow Creek Special Area Study

(A) Land Use

(1) The City of Eugene shall actively seek annexation of the land designated special – light and light – medium industrial in the Willow Creek Special Area Study.

This Criterion is not applicable as all of the lands included in this annexation are either:

- (1) Existing right-of-way without zoning
- (2) Lands zoned Low-Density Residential (R1) or Medium-Density Residential (R2).
- (3) Lands zoned Neighborhood Commercial (C1) or Community Commercials (C2).

(2) Except as specially provided in Policy E-3, annexation of commercial and residential land shall be deferred at least until sanitary sewer service is available to the area and other Eugene annexation requirements are met.

As discussed above, the lands proposed to be annexed are either: Right-of-way without zoning, lands zoned residential, or lands zoned commercial. As discussed above in the "Background" section, the City of Eugene has a project to extend wastewater service through Crow Road, La Porte Drive and a portion of Greenhill Road.

(3) Map E reflects land-use arrangements for the Willow Creek Basin and shall become on basis for future implementation through zoning or other applicable land use measures.

This criterion is not applicable, as this application is for the annexation of right-of-way or privately owned land. The existing zoning complies with Map E.

(4) The City of Eugene shall apply its planned unit development (PUD), cluster subdivision or site review procedures (as appropriate) in the Willow Creek Basin in at least three cases:

This criterion is not applicable, as this application is for the annexation of right-of-way or privately owned land.

(B) Transportation

(2) Through appropriate mechanisms, proposed developments shall be encouraged to respond to an overall transit, bicycle, and pedestrian system for the Willow Creek Basin.

As discussed above in the "Background" section, the City of Eugene is proposing to annex a series of County-owned streets as well as annex "various private properties". As a part of the proposed annexations, there is a City initiated project that proposes to add 5-foot bike/ped shoulders along all of Crow Road.

(3) Bicycle facilities will be designed to connect with other major routes outside the Willow Creek Basin, in order to provide residents and employees with the transportation option for daily and recreational travel needs.

As discussed above in the "Background" section, the City of Eugene is proposing to annex a series of County-owned streets as well as annex "various private properties". As a part of the proposed annexations, there is a City initiated project that proposes to add 5-foot bike/ped shoulders along all of Crow Road.

(1) & (4-8)

These criteria are not applicable.

(C) Off-Site Public Facilities

(1-5)

These criteria are not applicable.

(D) On-Site Public Facilities

(1) This criterion is not applicable.

(2) The City of Eugene shall investigate new methods of financing capital projects required for development of the Willow Creek Basin.

As discussed above in the “Background” section, concurrently with this proposed annexation the City of Eugene has a Capital Project to extend Wastewater and Water service to the Willow Creek Basin.

(E) Environmental

(1-2) This criterion is not applicable.

(3) In order to facilitate agreement for protection and public management of the Willow Creek wetlands area, the City of Eugene will initiate annexation of the wetlands area and contiguously owned buildable properties provided the three affected property owners agree to such action. In the short term, a non-urban zoning classification, such as AG Agriculture and Grazing District, shall be applied to these properties until appropriate conditions have been met to provide for urban development.

As a part of this annexation application, the City of Eugene is initiating the annexation of several private properties. Several of these private properties are mapped with wetlands, as a part of this annexation the owners of the private properties included in this annexation have agreed to such action.

F. Transportation Element (Chapter III):

Policy F.14. Address the mobility and safety needs of motorists, transit users, bicyclists, pedestrians, and the needs of emergency vehicles when planning and constructing roadway system improvements.

The annexation of this section of Crow Road and the subsequent capital Improvements is consistent with these policies as the proposed annexation will provide clear boundaries between municipalities and will further enhance the existing system of arterial and collector streets.

As previously discussed in this subsection, and further detailed under subsection (3) below, the proposed annexation is consistent with Metro Plan growth management policies and after the capital improvements Crow Road can be served by the minimum level of key urban services.

EC9.7825(3) The proposed annexation will result in a boundary in which the minimum level of key urban facilities and services, as defined in the Metro Plan, can be provided in an orderly efficient, and timely manner.

The Metro Plan defines the minimum level for key urban facilities and services as “wastewater service, stormwater service, transportation, solid waste management, water service, fire and emergency medical services, police protection, city-wide parks and recreation programs, electric service, land use controls, communications facilities, and public schools on a district-wide bases.” The proposed annexations will result in a boundary in which the minimum level of key urban facilities and services can be provided in an orderly, efficient, and timely manner as detailed below:

Summary of Urban Service Provision

Wastewater- All new development must connect to the wastewater system. Is wastewater service available to serve the area proposed for annexation? (For more information, contact the Engineering staff at the City of Eugene Permit and Information Center or call 541-682-8400.)

The property in this annexation request: Crow Road, Highway 126, Green Hill Road, La Porte Drive, various private properties.

As discussed above, there is a City Project (Project #900480) that includes the extension of the public wastewater system to the entire area of Crow Road, La Porte Drive, a portion of West 11th Avenue and Greenhill Road. The proposed wastewater extension will provide wastewater service to the "various private properties" as well as all other private properties that front this segment of Crow Road, La Porte Drive, a portion of West 11th Avenue and Green Hill Road. The proposed wastewater extension does not include providing wastewater service lines to private properties.

Location and size of existing wastewater line:

With the exception of the eastern extent of Highway 126 (West 11th Avenue), there is no existing public wastewater within these sections of Lane County/ODOT right-of-way. There is an existing 24-inch public wastewater mainline near the eastern extent of the annexation of Highway 126, this section of Wastewater pipe is already owned and maintained by the City of Eugene.

Where will a wastewater line be extended from? When will it be extended? By whom?

As discussed above, the City of Eugene has a project (project #900480) to extend the public wastewater system from Highway 126 and Terry Street westerly through Highway 126, Crow Road, La Porte Drive and Green Hill Road. The proposed wastewater extension will provide wastewater service to the surrounding taxlots including the taxlots included in this application.

Stormwater- Currently, these sections of Crow Road, Highway 126, La Porte Drive, and Green Hill Road are served by a series of existing roadside ditches. These existing roadside ditches are located sporadically throughout Highway 126, Crow Road and Green Hill Road, there are no existing roadside ditches located along La Porte Drive. After the annexation of these sections of Crow Road, Highway 126, La Porte Drive, and Green Hill Road a Jurisdictional Transfer will take place shortly after. The Jurisdictional Transfer will have the City of Eugene assume maintenance and operational responsibility for all of the stormwater infrastructure present.

Is the site currently served by an approved stormwater system?

Yes, Lane County currently owns a portion of the stormwater facilities but after the jurisdictional transfer which will occur shortly after the annexation, the City of Eugene will take ownership and maintenance responsibilities of those facilities.

If, yes location? *The existing stormwater system is located within the right-of-way.*

As a part of the above-mentioned City Project, Crow Road is proposed to be widened to include 5-foot shoulders. Due to the proposed widening of Crow Road the City is proposing to relocate the existing stormwater ditches along Crow Road.

Streets- What existing streets provide access to this site? List existing streets that provide access to this site from Highway 126, Green Hill Road, or Crow Rad.

This application is to annex a series of sections of right-of-way including: Highway 126 from Terry Street to the UGB, Crow Road from Highway 126 to the UGB, the entirety of La Porte Drive and Green Hill Road from Highway 126 to the UGB; at this time there are no plans to change any access or ingress/egress from this section.

Will dedication for additional street right-of-way be required upon further development of this site?

☐ Yes ☒ No ☐ Unknown

Will existing streets be extended or new streets constructed upon further development of this site?

☐ Yes ☒ No ☐ Unknown

As a part of this application and the City project there are no proposed street extensions.

Parks, Recreation, and Cultural Services

Please list the parks and recreation facilities that already exist or are planned in the general vicinity of the property(ies) included in this annexation:

Willamette Daisy Meadow, which is currently owned by the Bureau of Land Management (BLM) and Tsal Lok-Wah which is also owned by BLM are the only existing parks in the general vicinity of the proposed annexation.

Public Safety

Police services- *Currently this section of Highway 126 is under ODOT jurisdiction, while Crow Road, La Porte Drive and Green Hill Road are under Lane County Jurisdiction and the various private properties are located outside of the City Limits. Annexation will bring these sections of public right-of-way and various private properties within the city limits. Eugene Code provisions will apply in the area. Police service will be provided to the annexed area consistent with service provision in other areas of the city.*

Fire and emergency services- *This area is currently served by Eugene Springfield Fire. Eugene Springfield Fire will continue to provide fire and emergency services to the area following annexation.*

Emergency medical transport (i.e., ambulance) services- *This area is currently served by City of Eugene Fire & EMS Department. After annexation, these sections of Rights-of-Way and private properties will still be under Eugene/Springfield Fire and EMS jurisdiction.*

Planning and Development Services- *Planning and building permit services are provided to the area outside the city limits but within urban growth boundary by the City of Eugene. This service will continue after annexation.*

Electric Service- *With the exception of Highway 126 between Ed Cone Boulevard and Green Hill Road, EWEB currently has overhead power throughout the proposed annexation area.*

Water Service- *EWEB has an existing water main running through this segment of Highway 126 that is proposed to be annexed. For the remainder of the public right-of-way proposed to be annexed EWEB does not have a water main serving the area, the various private properties included in this application are served by existing well water.*

As discussed above the City of Eugene has a City Project (Project #900480) that includes extending the public water system to Crow Road, Green Hill Road and La Porte Drive. The proposed extension of the public water system will serve the surrounding private properties, including the various private properties included in this application.

Solid Waste- *Solid waste collection service is provided by private firms. Regional disposal sites and the Short Mountain landfill are operated by Lane County.*

Natural Gas- *Northwest Natural Gas can extend service to any future development in this area.*

Communications- *A variety of other telecommunications providers offer communication services throughout the Eugene/Springfield area.*

Conclusion

Based on the above findings, the proposed annexation complies with applicable approval criteria. From a consistency of service and perspective and to allow for a jurisdictional transfer of the public rights-of-way, the annexation of this section of Highway 126, Crow Road, La Porte Drive as well as the annexation of the various private properties is the next logical step. The intent of the proposed annexation is that of completeness, consistency of services and to allow for future developments.

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: N/A, Property is ODOT ROW Address: N/A

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 17 day of December, 2024.



STATE OF OREGON)

County of Lane) ss

On this 17 day of December, 2024 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Mikeal J. Blomme, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.



Notary Public for Oregon
My Commission Expires September 15, 2026

BELTLINE OR 069 (W. 11TH AVENUE)
 Legal Description for Annexation
 Terry Street to Urban Growth Boundary west of Greenhill Road

A strip of land variable in width lying on both sides of the centerline of OR 126, in the SW1/4 and the NW1/4 of Section 32 and the NE 1/4 of Section 31, all within Township 17 South, Range 4 West, of the Willamette Meridian, Lane County, Oregon; said centerline being more particularly described follows:

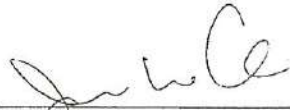
Beginning at a point that marks the Centerline Station 184+65.79, said station being a found 2-3/4-inch brass cap stamped "Lane County Surveyors Office T17S, R4W 1/4 S32/S33 2000" per Lane County Index No. 13801; thence North 87°06'05" West 1350.71; thence on a spiral curve right (the long chord of which bears North 85°46'05" West 399.91 feet) 400.00 feet; thence on a 2864.70 foot radius curve right (the long chord of which bears North 77°25'14" West 567.16 feet) 568.09 feet; thence on a spiral curve right (the long chord of which bears North 68°04'23" West 399.91 feet) 400.00 feet; thence North 67°44'23" West 3354.80 feet more or less to the Urban Growth Boundary of the City of Eugene, said point being Centerline Station 245+39.39 and there ending, all within Lane County, Oregon.

The widths in feet of the strip of land herein described are as follows:

<u>STATOIN TO STATION</u>	<u>WIDTH ON NORTHERLY SIDE OF CENTERLINE</u>
185+06.69 to 186+08.69	50.00
186+08.69 to 198+16.50	40.00
198+16.50 to 239+81.72	60.00
239+81.72 to 241+26.33	60.00 to 40.00
241+26.33 to 245+54.60	40.00
<u>STATOIN TO STATION</u>	<u>WIDTH ON SOUTHERLY SIDE OF CENTERLINE</u>
185+06.37 to 191+28.64	60.00
191+28.64 to 191+29.08	60.00 to 40.00
191+29.08 to 224+48.79	40.00
224+48.79 to 224+41.16	40.00 to 60.00
224+41.16 to 226+16.07	60.00
226+16.07 to 226+ 24.14	60.00 to 40.00
226+24.14 to 238+99.91	40.00
238+99.91 to 240+55.00	40.00
240+55.00 to 245+24.15	40.00

Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: 
Registered Land Surveyor

Print Name: James W. Colton

Date: 1/9/25

Seal:



Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: _____ Address: _____

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 10th day of January, 2025

Georgine Gleason
Georgine Gleason
ODOT State ROW manager

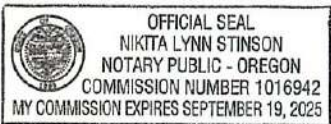
STATE OF OREGON)

)ss

County of Marion)

On this 13th day of January, 2025 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Georgine Gleason, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Nikita L. Stinson
Notary Public for Oregon
My Commission Expires Sept. 19th, 2025

BELTLINE OR 069 (W. 11TH AVENUE)
 Legal Description for Annexation
 Terry Street to Urban Growth Boundary west of Greenhill Road

A strip of land variable in width lying on both sides of the centerline of OR 126, in the SW1/4 and the NW1/4 of Section 32 and the NE 1/4 of Section 31, all within Township 17 South, Range 4 West, of the Willamette Meridian, Lane County, Oregon; said centerline being more particularly described follows:

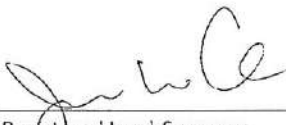
Beginning at a point that marks the Centerline Station 184+65.79, said station being a found 2-3/4-inch brass cap stamped "Lane County Surveyors Office T17S, R4W 1/4 S32/S33 2000" per Lane County Index No. 13801; thence North 87°06'05" West 1350.71; thence on a spiral curve right (the long chord of which bears North 85°46'05" West 399.91 feet) 400.00 feet; thence on a 2864.70 foot radius curve right (the long chord of which bears North 77°25'14" West 567.16 feet) 568.09 feet; thence on a spiral curve right (the long chord of which bears North 68°04'23" West 399.91 feet) 400.00 feet; thence North 67°44'23" West 3354.80 feet more or less to the Urban Growth Boundary of the City of Eugene, said point being Centerline Station 245+39.39 and there ending, all within Lane County, Oregon.

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<u>STATOIN TO STATION</u>	<u>WIDTH ON NORTHERLY SIDE OF CENTERLINE</u>
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198+16.50 to 239+81.72	60.00
239+81.72 to 241+26.33	60.00 to 40.00
241+26.33 to 245+54.60	40.00
<u>STATOIN TO STATION</u>	<u>WIDTH ON SOUTHERLY SIDE OF CENTERLINE</u>
185+06.37 to 191+28.64	60.00
191+28.64 to 191+29.08	60.00 to 40.00
191+29.08 to 224+48.79	40.00
224+48.79 to 224+41.16	40.00 to 60.00
224+41.16 to 226+16.07	60.00
226+16.07 to 226+ 24.14	60.00 to 40.00
226+24.14 to 238+99.91	40.00
238+99.91 to 240+55.00	40.00
240+55.00 to 245+24.15	40.00

Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: 
Registered Land Surveyor

Print Name: James W. Colton

Date: 1/9/2015

Seal:



Application #: C * 2008 - _____

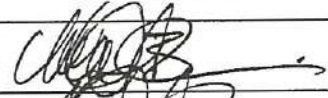
For City Use Only

* CB = Coburg CG = Cottage Grove
 CR = Creswell EU = Eugene
 FL = Florence JC = Junction City
 OA = Oakridge SP = Springfield

PETITION

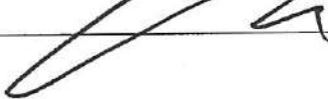
Petition Signature Sheet
Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1. 	12/17/24	MIKEAL J. BLOMME	HWY 126 (W. 11th Ave.) between Terry St. and its westerly	17-04-32; 17-04-31			
2. 	12/17/24	MIKEAL J. BLOMME	terminus at the UGB				
3.							
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, Mike Davis (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

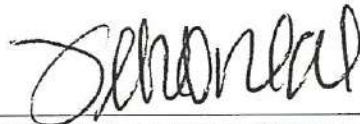
X  (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are ____ (qty). This petition reflects that ____ (qty) landowners (or legal representatives) listed on this petition represent a total of ____ (%) of the landowners and ____ (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 0. I hereby certify that this petition includes 0 valid signatures representing 0 (%) of the total active registered voters that are registered in the proposed annexation.


 Lane County Department of Assessment and Taxation
1/27/25
 Date Certified


 Lane County Clerk or Deputy Signature
1/27/25
 Date Certified

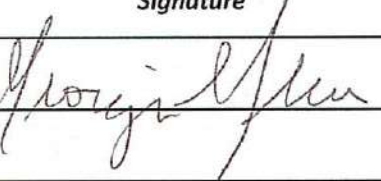
For City Use Only

* CB = Coburg CG = Cottage Grove
 CR = Creswell EU = Eugene
 FL = Florence JC = Junction City
 OA = Oakridge SP = Springfield

PETITION

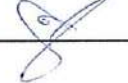
Petition Signature Sheet
Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1. 	1/10/2025	Georgine Gleason	HWY 126 (W. 11th Ave.) between Terry St. and its westerly	17-04-32; 17-04-31			
2.			terminus at the UGB				
3.							
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, Jonathan Ratice (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

X  (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

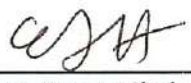
The total landowners in the proposed annexation are _____ (qty). This petition reflects that _____ (qty) landowners (or legal representatives) listed on this petition represent a total of _____ (%) of the landowners and _____ (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 0. I hereby certify that this petition includes 0 valid signatures representing 0 (%) of the total active registered voters that are registered in the proposed annexation.


 Lane County Department of Assessment and Taxation

1/27/25
 Date Certified


 Lane County Clerk or Deputy Signature

1/27/25
 Date Certified

BELTLINE OR 069 (W. 11TH AVENUE)
Legal Description for Annexation
Terry Street to Urban Growth Boundary west of Greenhill Road

A strip of land variable in width lying on both sides of the centerline of OR 126, in the SW1/4 and the NW1/4 of Section 32 and the NE 1/4 of Section 31, all within Township 17 South, Range 4 West, of the Willamette Meridian, Lane County, Oregon; said centerline being more particularly described follows:

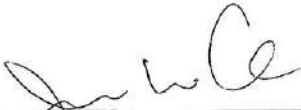
Beginning at a point that marks the Centerline Station 184+65.79, said station being a found 2-3/4-inch brass cap stamped "Lane County Surveyors Office T17S, R4W 1/4 S32/S33 2000" per Lane County Index No. 13801; thence North 87°06'05" West 1350.71; thence on a spiral curve right (the long chord of which bears North 85°46'05" West 399.91 feet) 400.00 feet; thence on a 2864.70 foot radius curve right (the long chord of which bears North 77°25'14" West 567.16 feet) 568.09 feet; thence on a spiral curve right (the long chord of which bears North 68°04'23" West 399.91 feet) 400.00 feet; thence North 67°44'23" West 3354.80 feet more or less to the Urban Growth Boundary of the City of Eugene, said point being Centerline Station 245+39.39 and there ending, all within Lane County, Oregon.

The widths in feet of the strip of land herein described are as follows:

<u>STATOIN TO STATION</u>	<u>WIDTH ON NORTHERLY SIDE OF CENTERLINE</u>
185+06.69 to 186+08.69	50.00
186+08.69 to 198+16.50	40.00
198+16.50 to 239+81.72	60.00
239+81.72 to 241+26.33	60.00 to 40.00
241+26.33 to 245+54.60	40.00
<u>STATOIN TO STATION</u>	<u>WIDTH ON SOUTHERLY SIDE OF CENTERLINE</u>
185+06.37 to 191+28.64	60.00
191+28.64 to 191+29.08	60.00 to 40.00
191+29.08 to 224+48.79	40.00
224+48.79 to 224+41.16	40.00 to 60.00
224+41.16 to 226+16.07	60.00
226+16.07 to 226+ 24.14	60.00 to 40.00
226+24.14 to 238+99.91	40.00
238+99.91 to 240+55.00	40.00
240+55.00 to 245+24.15	40.00

Certification of Description

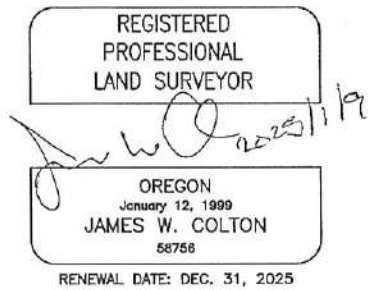
Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: 
Registered Land Surveyor

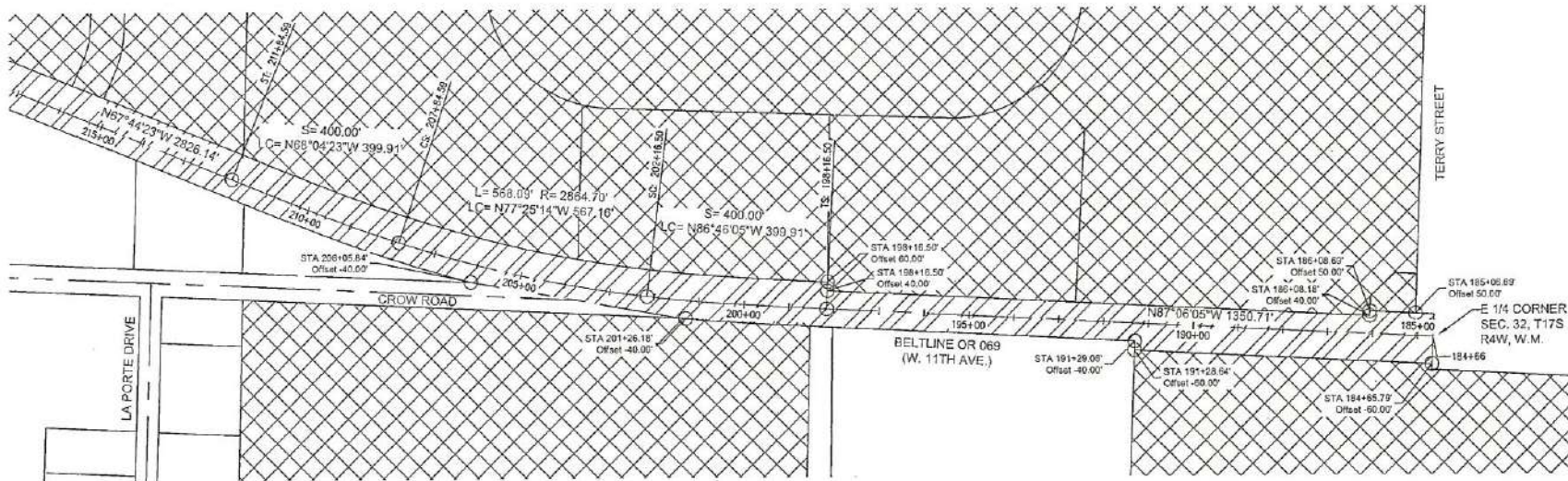
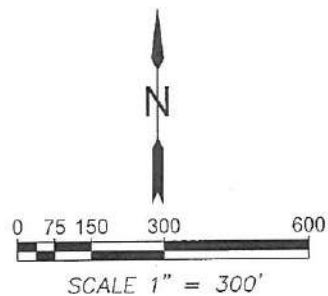
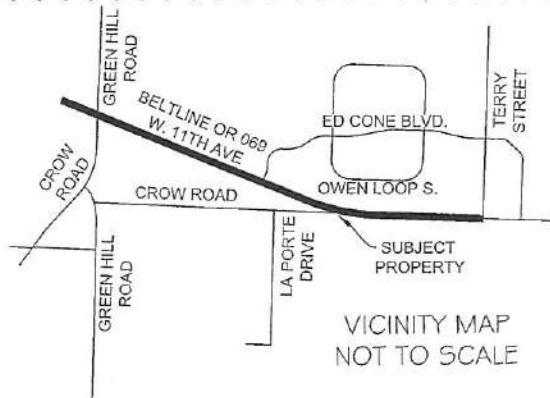
Print Name: James W. Colton

Date: 1/9/2025

Seal:



LAND ANNEXATION BELTLINE OR 069 (W. 11TH AVE)
 SEC. 32 T17S, R4W, W.M.
 EUGENE, LANE COUNTY, OREGON



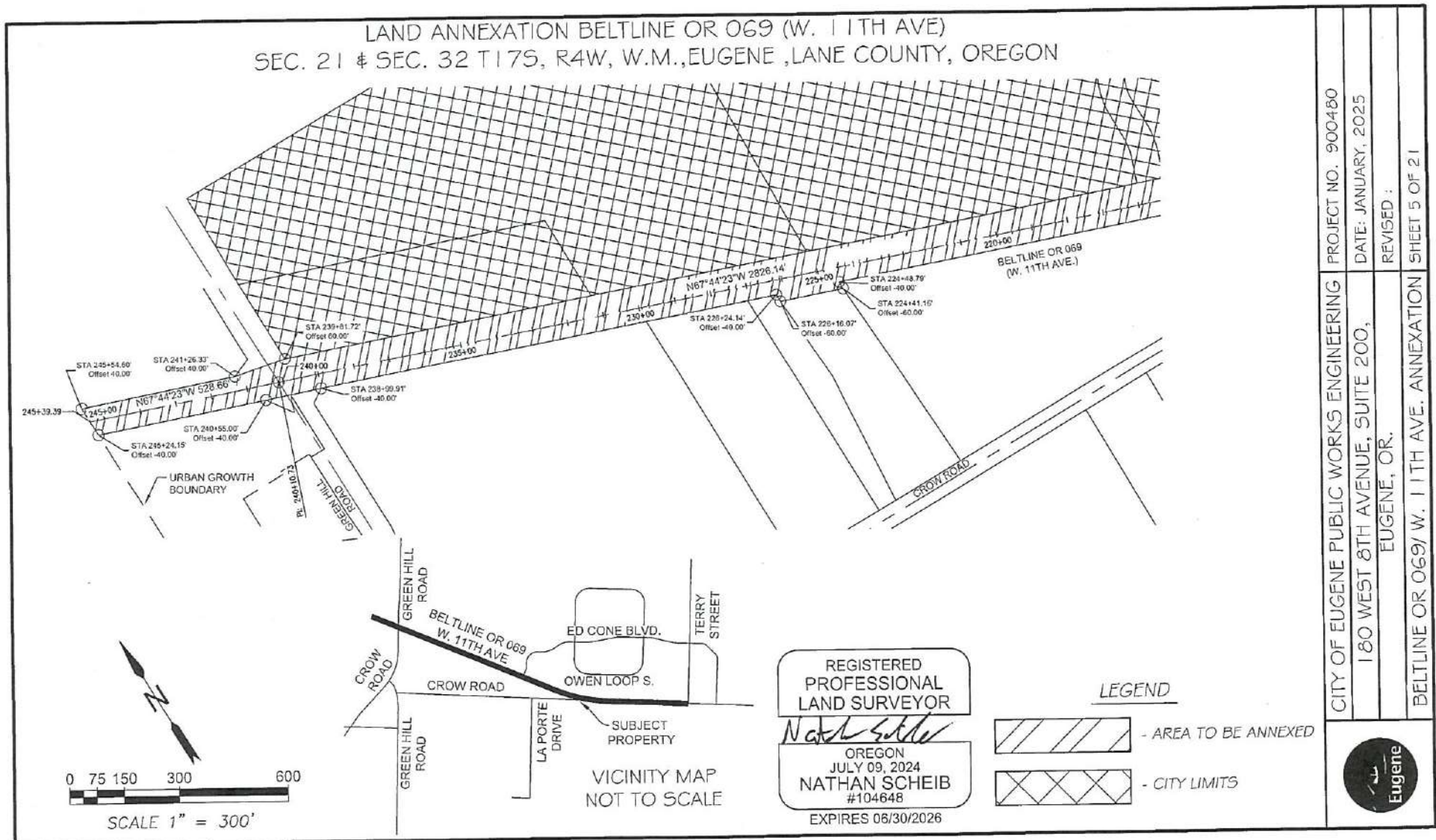
REGISTERED
 PROFESSIONAL
 LAND SURVEYOR
Nathan Scheib
 OREGON
 JULY 09, 2024
 NATHAN SCHEIB
 #104648
 EXPIRES 06/30/2026

LEGEND

- AREA TO BE ANNEXED
- CITY LIMITS

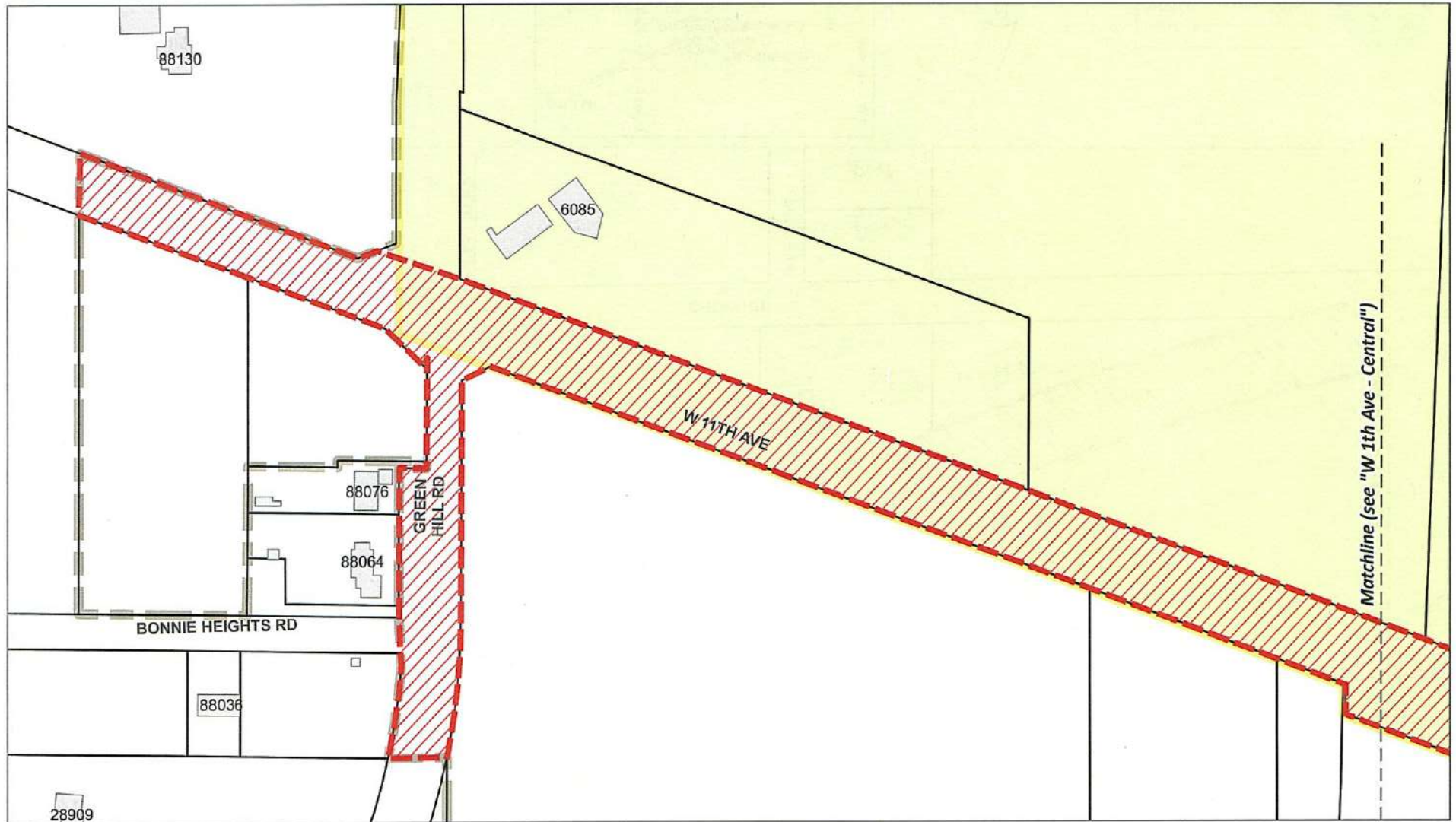
CITY OF EUGENE PUBLIC WORKS ENGINEERING	PROJECT NO. 900480
180 WEST 8TH AVENUE, SUITE 200, EUGENE, OR.	DATE: JANUARY, 2025
BELTLINE OR 069/ W. 11TH AVE. ANNEXATION	REVISED :
	SHEET 4 OF 21



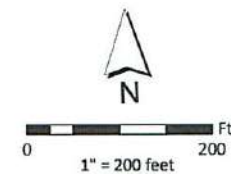


W 11th Ave - West

ATTACHMENT C



-  Proposed Annexation
-  ROW Acquisition
-  Eugene City Limits
-  Buildings
-  Taxlots
-  Eugene UGB

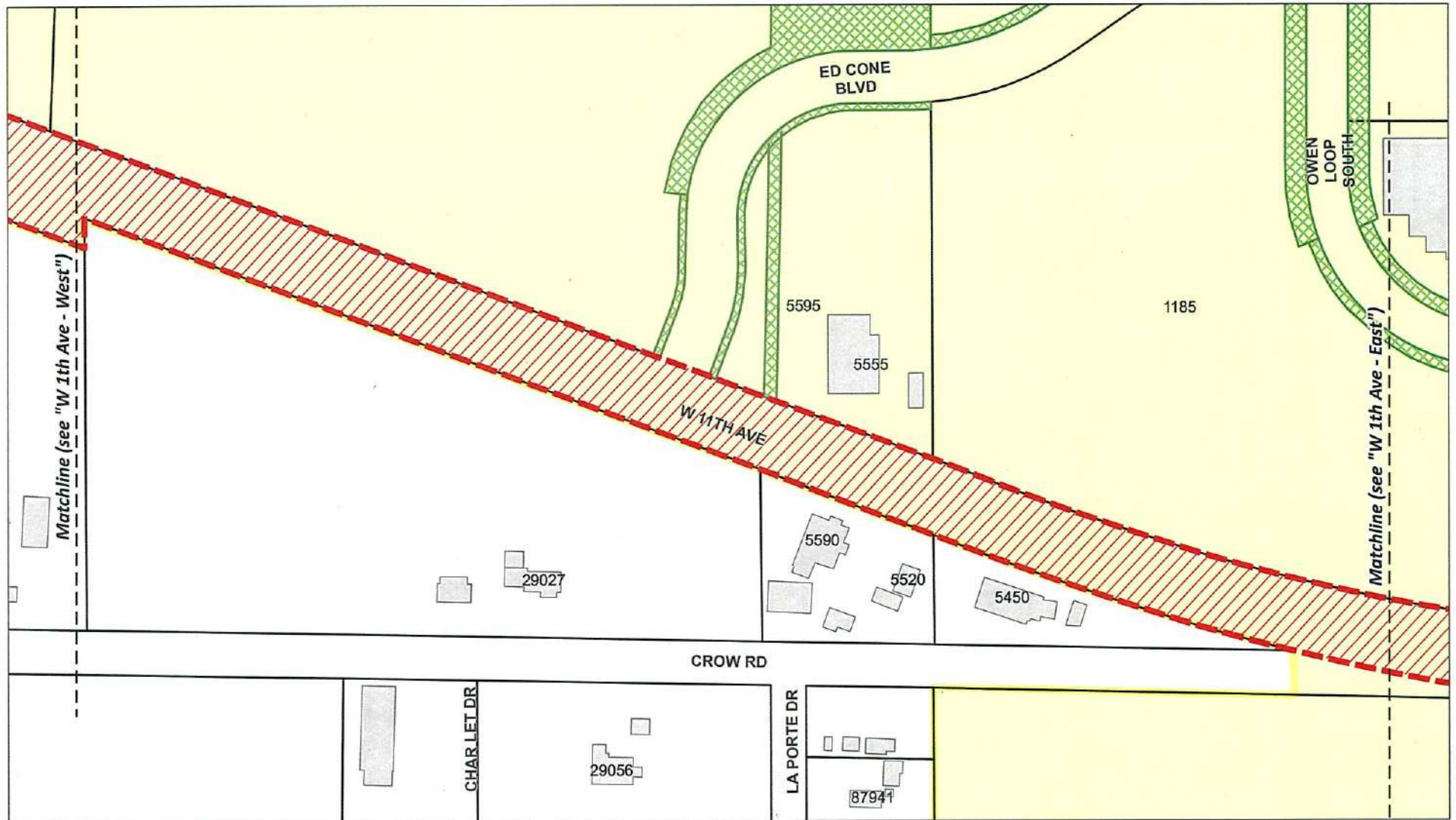


Caution:
This map is based on imprecise
source data, subject to change,
and for general reference only.

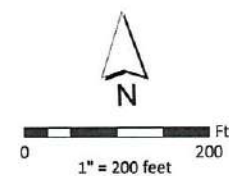
8/5/2024



W 11th Ave - Central



-  Proposed Annexation
-  ROW Acquisition
-  Eugene City Limits
-  Buildings
-  Taxlots
-  Eugene UGB

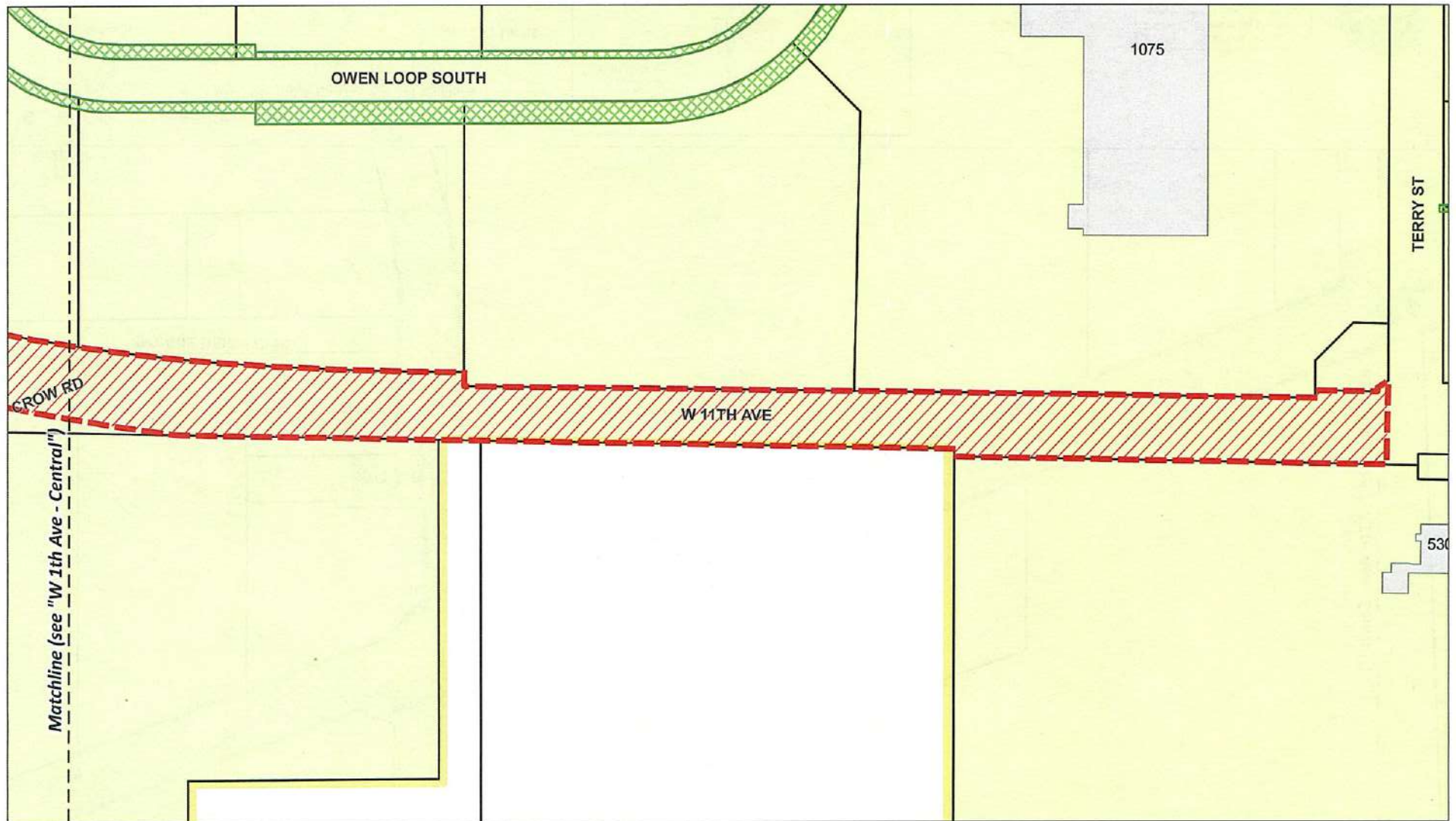


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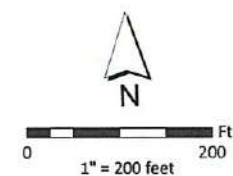
8/5/2024



W 11th Ave - East



- | | | | |
|---|---------------------|---|------------|
|  | Proposed Annexation |  | Buildings |
|  | ROW Acquisition |  | Taxlots |
|  | Eugene City Limits |  | Eugene UGB |



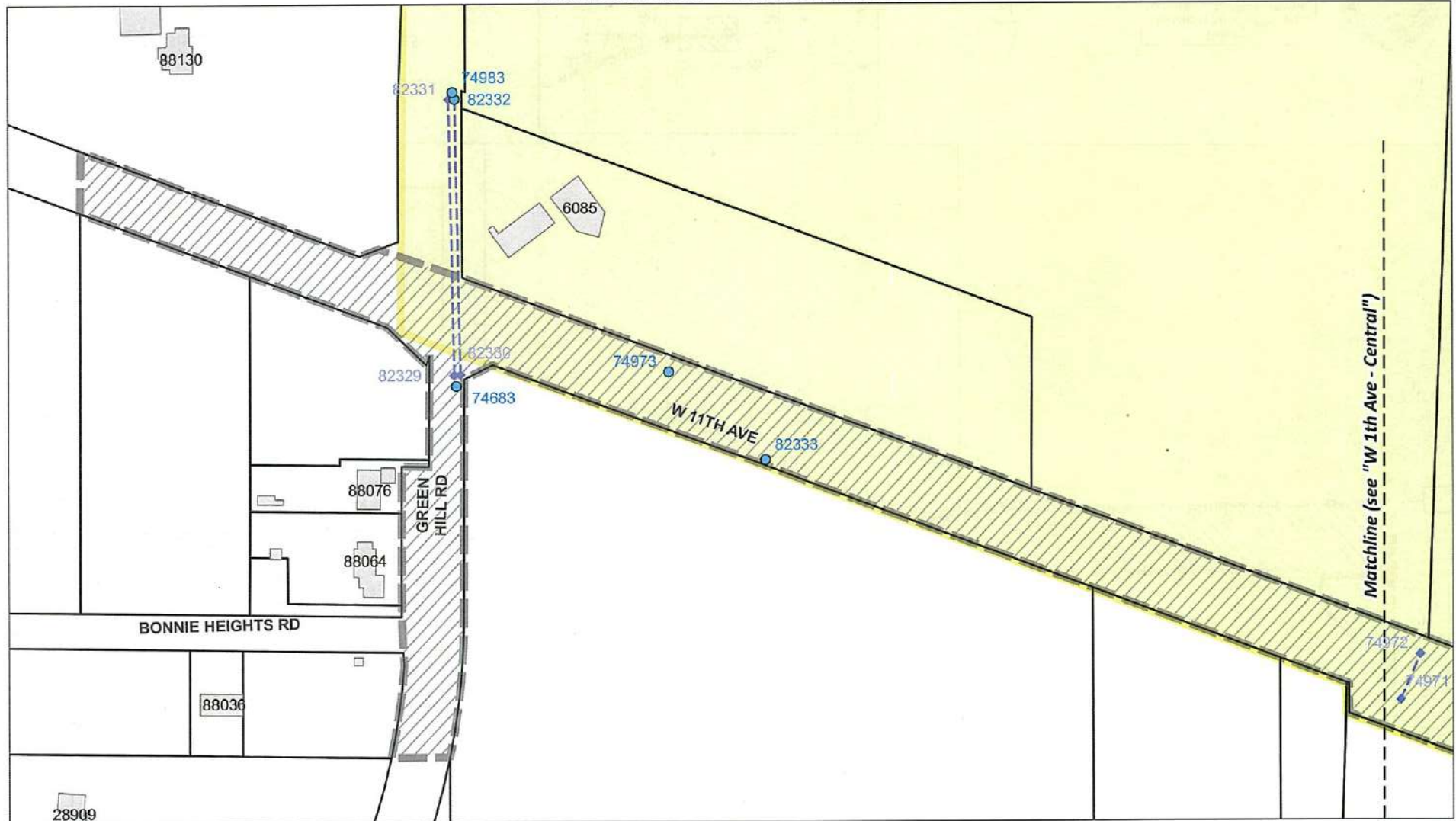
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8/5/2024

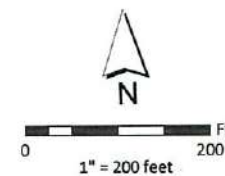


W 11th Ave - West Stormwater Infrastructure

ATTACHMENT C



- | | | |
|------------------|--------------------------|------------------------|
| ● Manhole | → Storm Lines | ▨ Easement Acquisition |
| ⊗ Sed Manhole | ◆ Non-City Storm Nodes | ■ Buildings |
| ⬢ Cleanout | --- Non-City Storm Lines | □ Taxlots |
| ▨ Catch Basin | | ■ Eugene City Limits |
| ≡ Curb Inlet | | ▨ Proposed Annexation |
| ■ Public Drywell | | |
| ● Other | | |



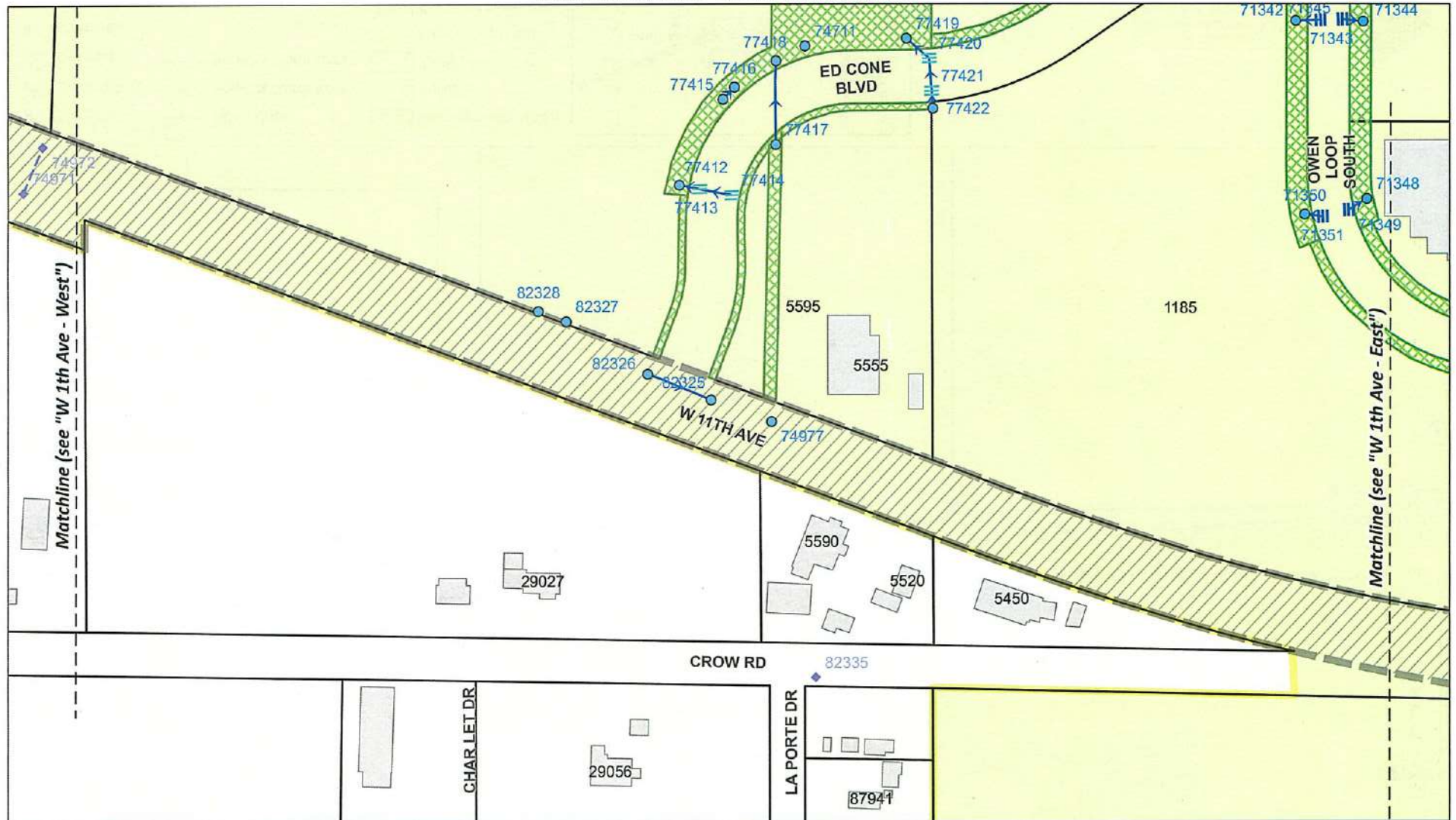
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8/5/2024

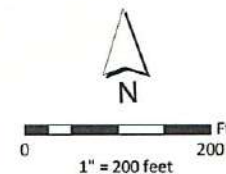


W 11th Ave - Central Stormwater Infrastructure

ATTACHMENT C



- | | | |
|----------------|----------------------|----------------------|
| Manhole | Storm Lines | Easement Acquisition |
| Sed Manhole | Non-City Storm Nodes | Buildings |
| Cleanout | Non-City Storm Lines | Taxlots |
| Catch Basin | | Eugene City Limits |
| Curb Inlet | | Proposed Annexation |
| Public Drywell | | |
| Other | | |



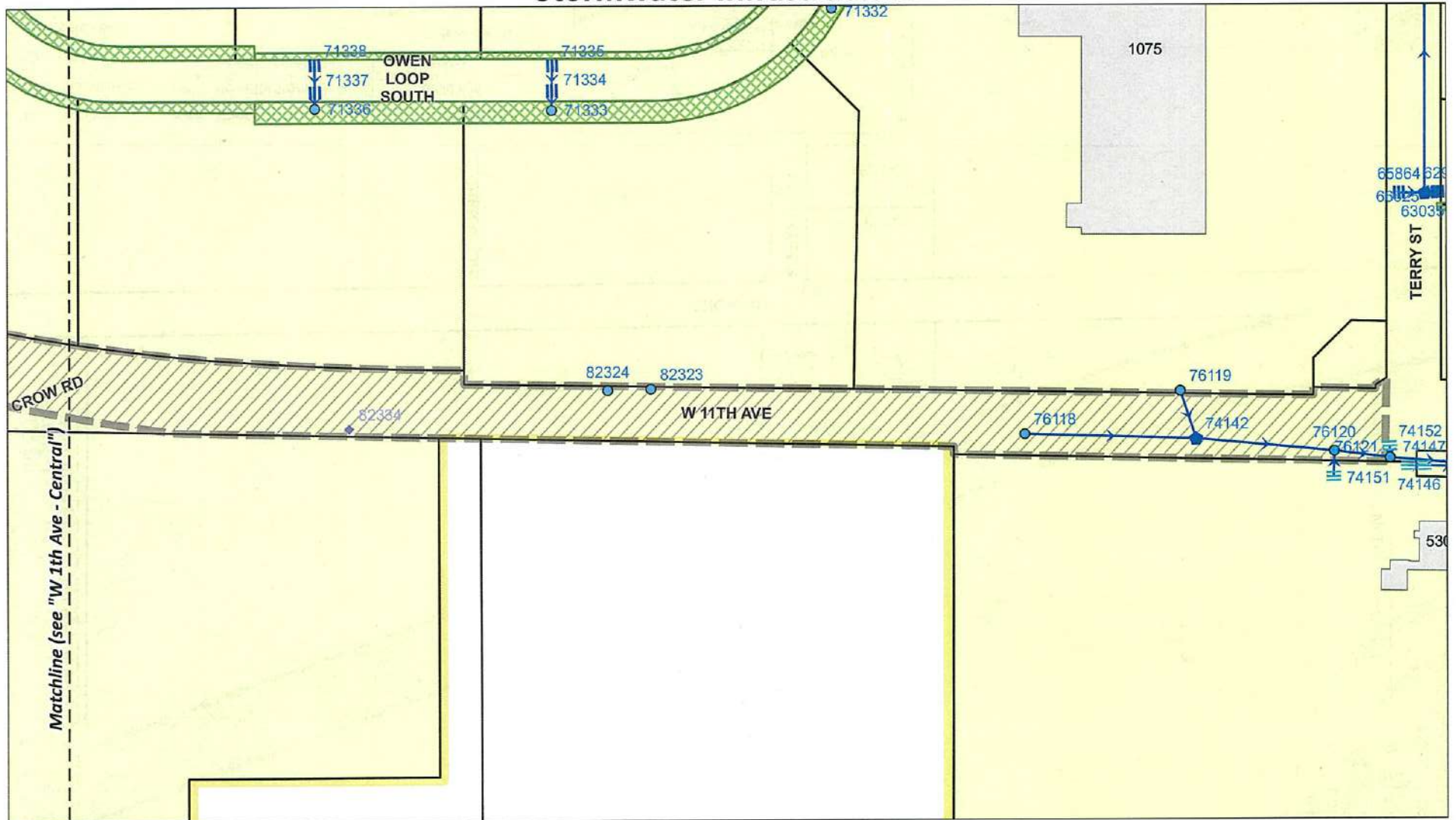
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8/5/2024

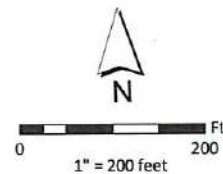


W 11th Ave - East Stormwater Infrastructure

ATTACHMENT C



- Manhole
- Storm Lines
- Easement Acquisition
- Non-City Storm Nodes
- Buildings
- Non-City Storm Lines
- Cleanout
- Taxlots
- Catch Basin
- Eugene City Limits
- Curb Inlet
- Proposed Annexation
- Public Drywell
- Other



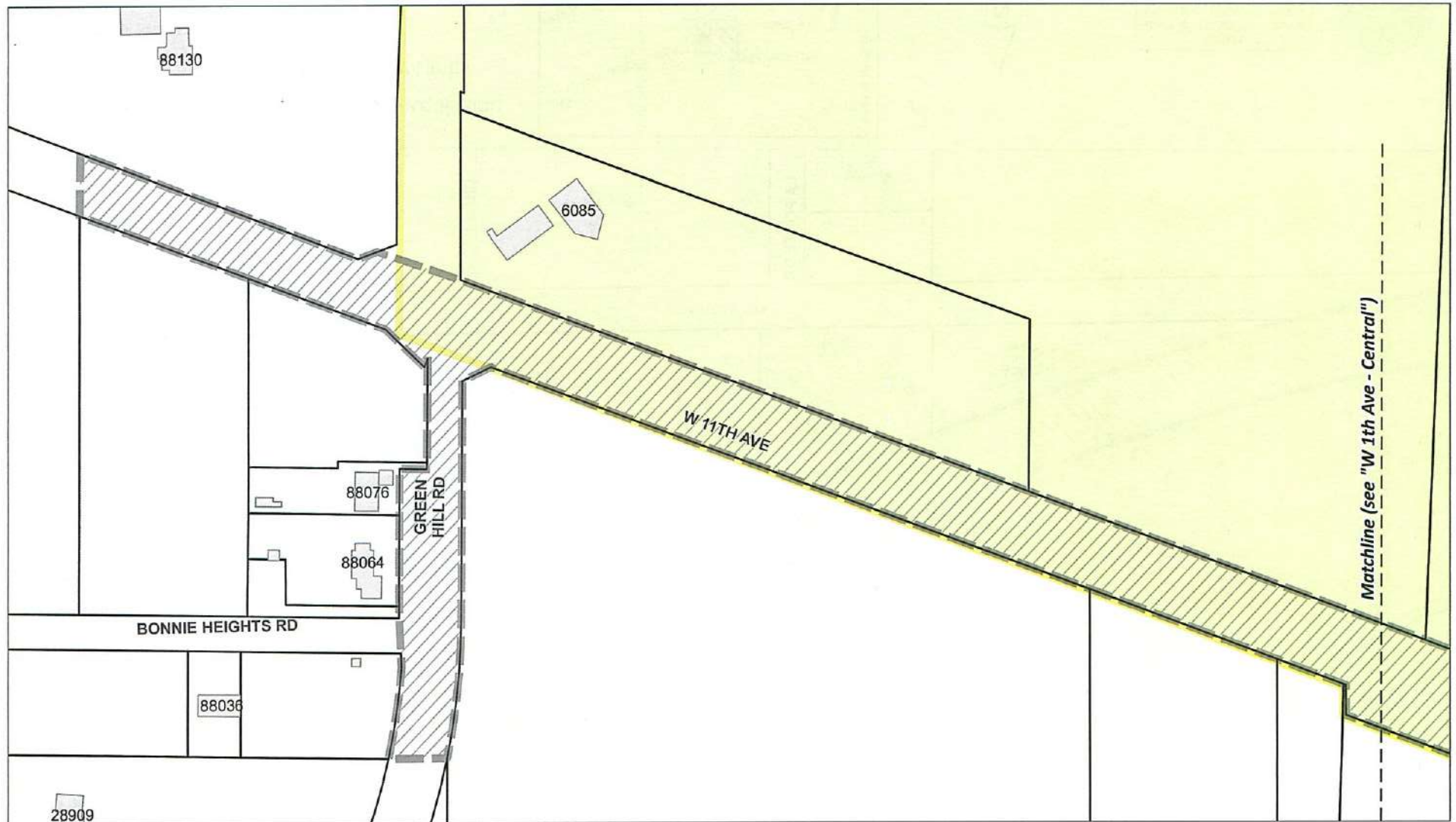
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8/5/2024

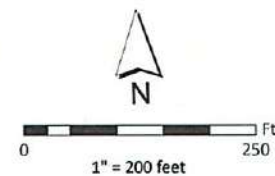


W 11th Ave - West Wastewater Infrastructure

ATTACHMENT C



- Manhole
- Cleanout
- Pump Station
- Other
- Waste Lines
- Easement Acquisition
- Eugene City Limits
- Buildings
- Taxlots



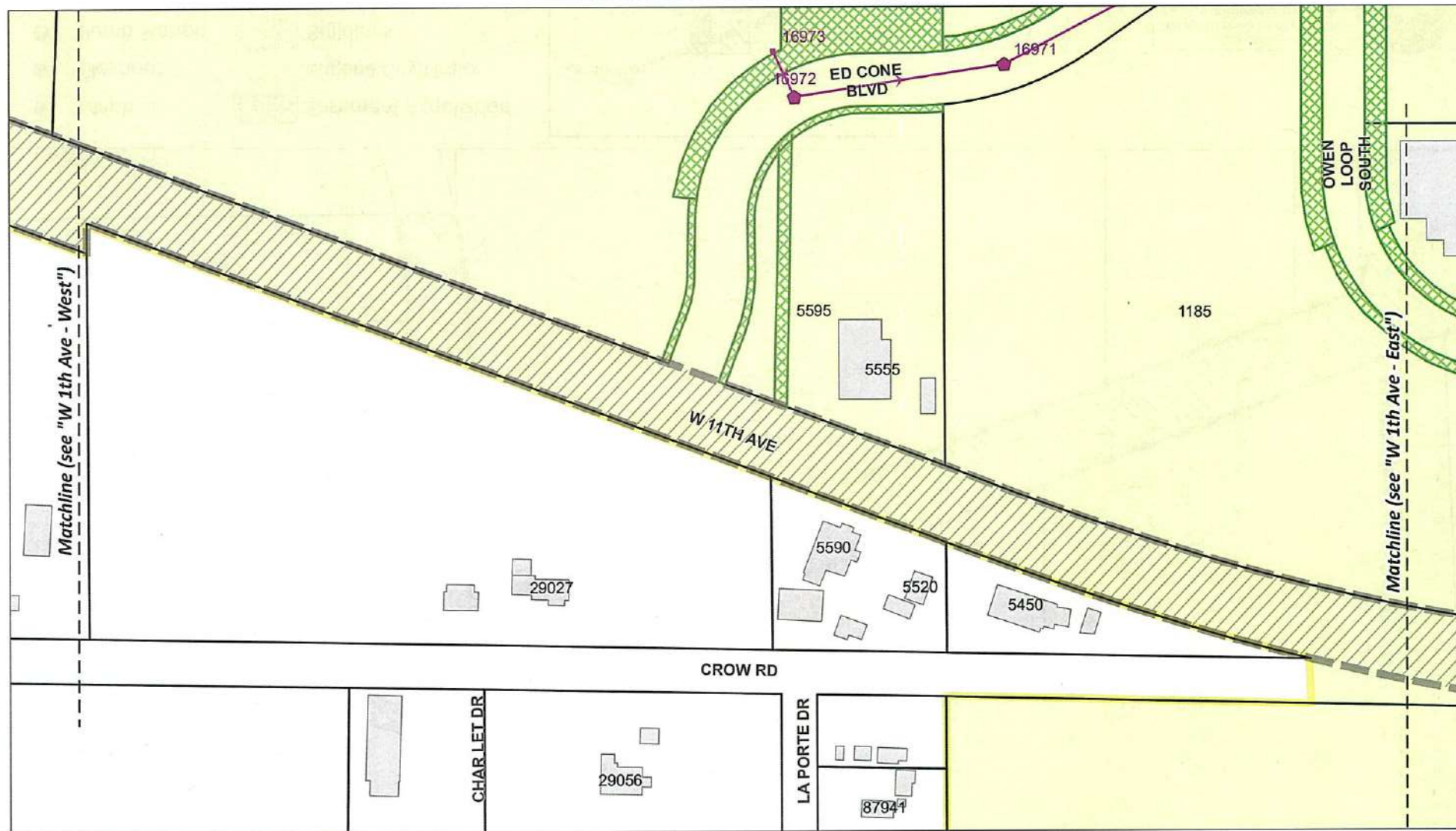
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8/5/2024



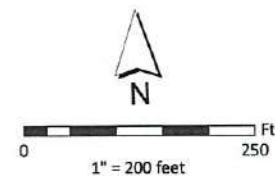
W 11th Ave - Central Wastewater Infrastructure

ATTACHMENT C



- ◆ Manhole
- ◆ Cleanout
- ◆ Pump Station
- Other
- Waste Lines

- Easement Acquisition
- Eugene City Limits
- Buildings
- Taxlots



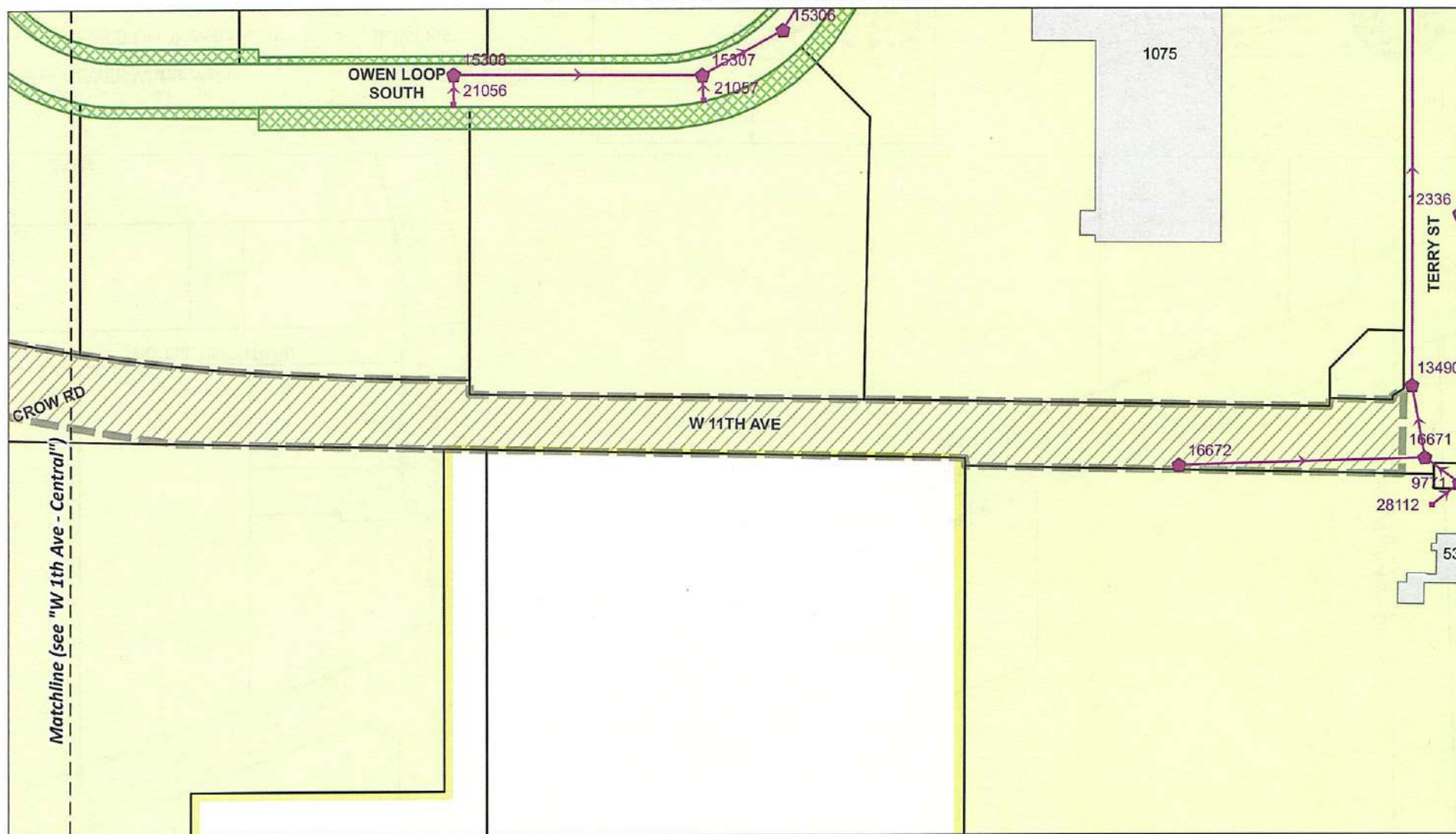
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8/5/2024

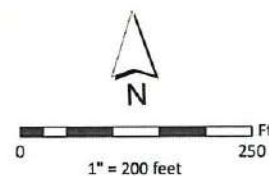


W 11th Ave - East Wastewater Infrastructure

ATTACHMENT C



- Manhole
- Cleanout
- Pump Station
- Other
- Waste Lines
- Easement Acquisition
- Eugene City Limits
- Buildings
- Taxlots



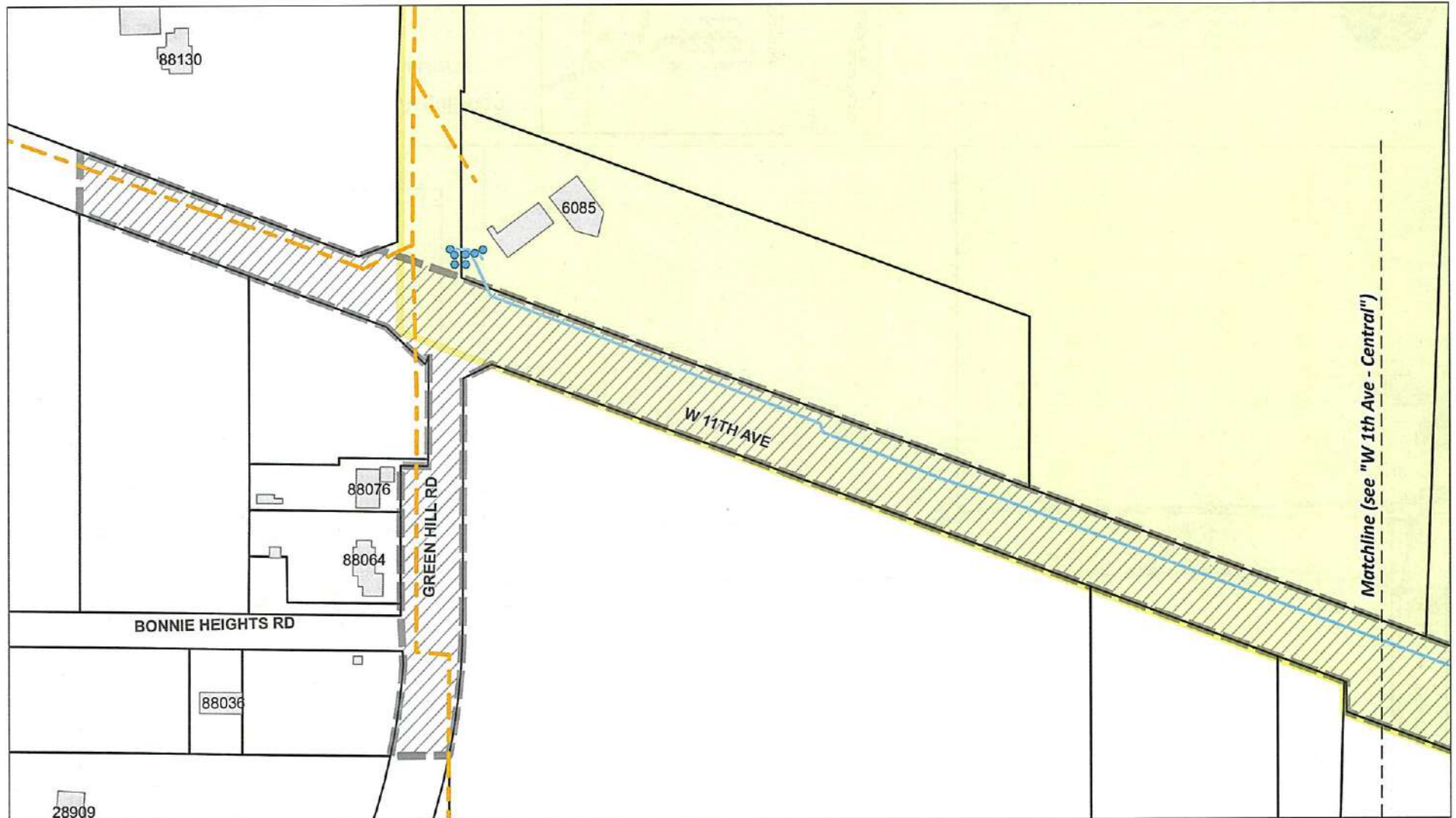
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8/5/2024

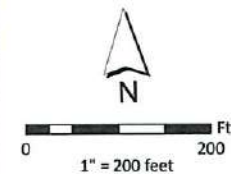


W 11th Ave - West Water and Electric Infrastructure

ATTACHMENT C



- EWEB Water Valves
- EWEB Water Mains
- EWEB OH Transmission
- - - EWEB OH Conductor
- Easement Acquisition
- Eugene City Limits
- Buildings
- Taxlots
- Proposed Annexation



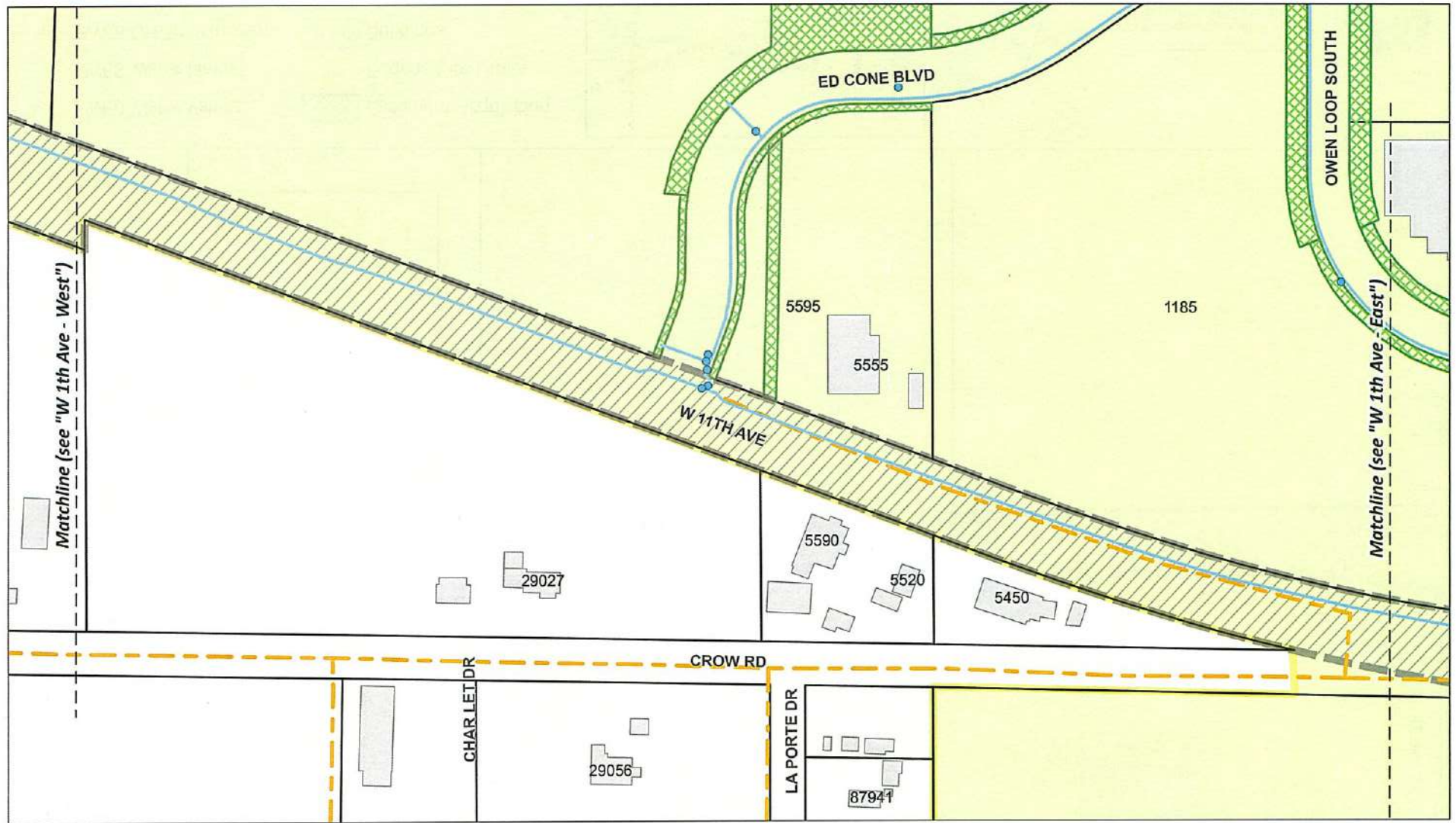
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8/6/2024

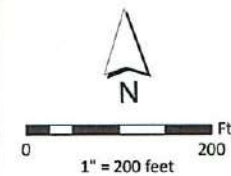


W 11th Ave - Central Water and Electric Infrastructure

ATTACHMENT C



- EWEB Water Valves
- EWEB Water Mains
- EWEB OH Transmission
- - - EWEB OH Conductor
- ▨ Proposed Annexation
- ▨ Easement Acquisition
- ▨ Eugene City Limits
- ▨ Buildings
- ▨ Taxlots



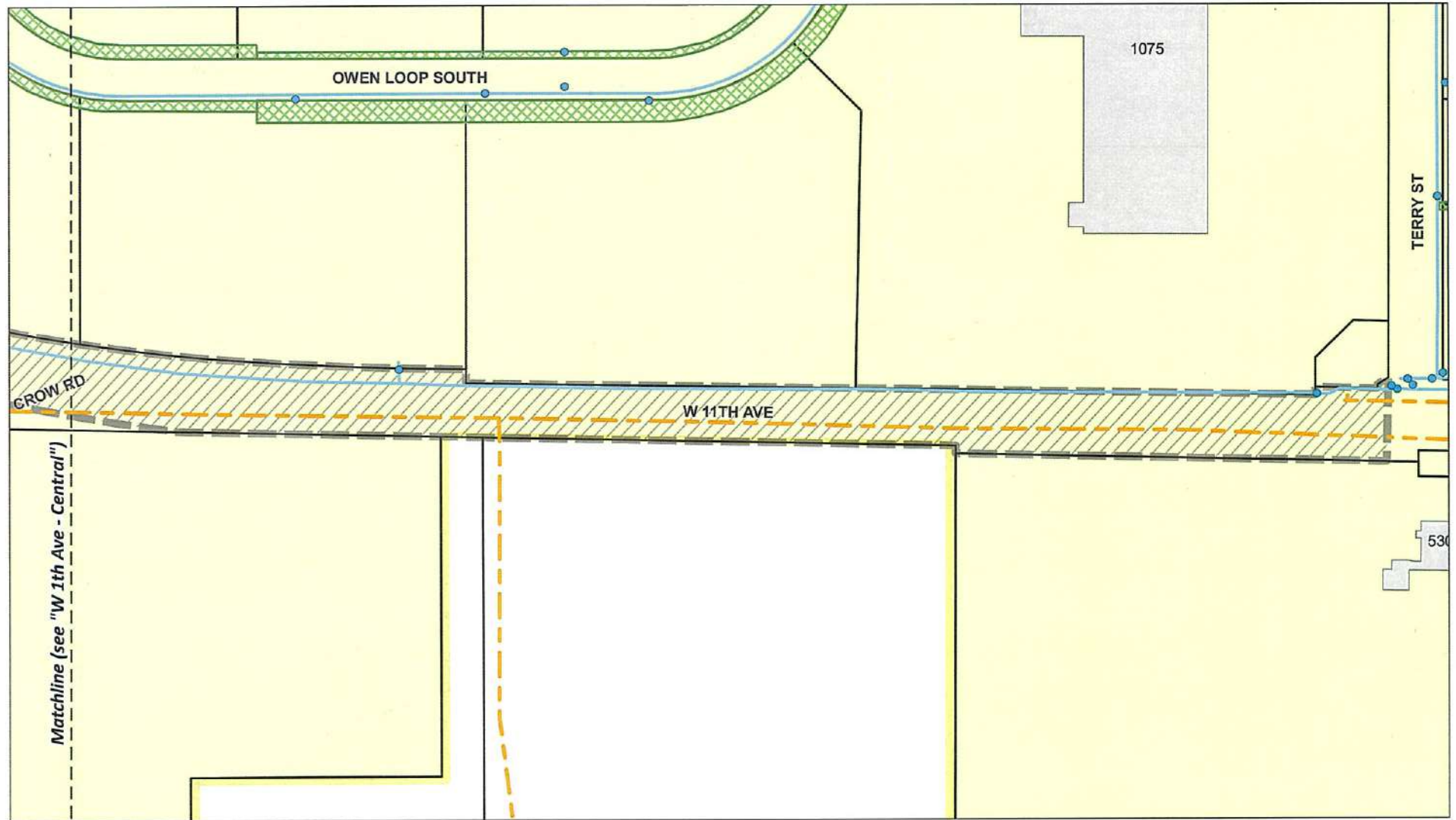
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8/6/2024

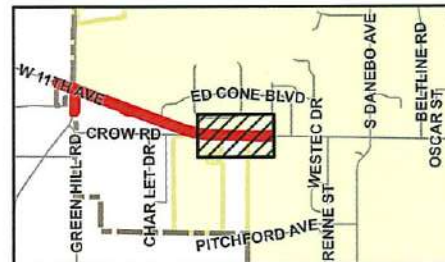
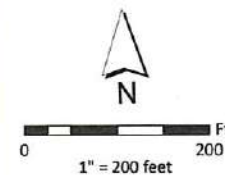


W 11th Ave - East Water and Electric Infrastructure

ATTACHMENT C



- | | |
|----------------------|----------------------|
| • EWEB Water Valves | Easement Acquisition |
| EWEB Water Mains | Eugene City Limits |
| EWEB OH Transmission | Buildings |
| EWEB OH Conductor | Taxlots |
| Proposed Annexation | |



Caution:
This map is based on imprecise
source data, subject to change,
and for general reference only.

8/6/2024





ANNEXATION

Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
Crow Road between HWY 126 and Greenhill Road; 17-04-31; 17-04-32	N/A		
Greenhill Road between HWY 126 and the UGB; 17-04-31, 17-04-32	N/A		
La Porte Drive between Crow Road and its southerly terminus, 17-04-32	N/A		

Property Address: N/A, Property is Lane County right of way

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:			
Electric:	Eugene Water and Electric Board		
Water:			
Sanitary Sewer:			
Fire:	Zumwalt Rural Fire Protection District		
Schools:	Elementary: Twin Oaks	Middle: Kennedy	High: Churchill
Other:			

Filing Fee

- ☐ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement (Submit 5 copies)

- ☐ Submit a detailed written statement describing how this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 2 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 1/2" x 11" sheet of paper. Site plans shall include the following information:

- ☐ Show the date & north arrow on site plan.
- ☐ Show the Assessor's Map and Tax Lot number(s) on the site plan.
- ☐ Show a vicinity map on the site plan (vicinity map does not need to be to scale).
- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements (Submit 2 paper copies and 1 digital copy of all)

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

SURVEYOR:

Name (print): Nathan Scheib

Company/Organization: City of Eugene - Public Works Engineering

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): nscheib@eugene-or.gov

Phone: 541-682-5264 Fax: 541-682-8410

Signature: 

REPRESENTATIVE (If different from Surveyor):

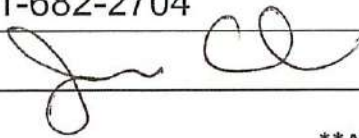
Name (print): James Colton

Company/Organization: City of Eugene - Public Works Engineering

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): James.W.Colton@ci.eugene.or.us

Phone: 541-682-2704 Fax: _____

Signature:  _____

****Attached additional sheets if necessary.**

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: N/A, Property is Lane County ROW Address: N/A

Legal Description: See attached legal descriptions and exhibits

In the corporate limits of said city, which is owned by the undersigned

DATED this 3 day of December, 2024.

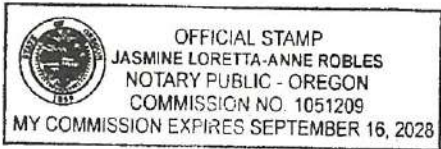
[Signature]

STATE OF OREGON)

County of Lane)ss
)

On this 3 day of December, 2024 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Mikeal J. Blomme, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written

[Signature]
Notary Public for Oregon
My Commission Expires 9/16/2028

Crow Road (County Road No. 988)
Legal Description for Annexation
Beltline OR 069 (W. 11th Avenue) to Crow Road Connector

A strip of land 60.00-feet in width lying 30.00-feet on both sides of the centerline of Crow Road, County Road No. 988, in the NW1/4 and the SW1/4 of Section 32, Township 17 South, Range 4 West, of the Willamette Meridian, Lane County, Oregon; the centerline and widths in feet being described as follows:

Beginning at a point that marks the Centerline Station 0+00.00, said station being a found 2-3/4-inch brass cap stamped "Lane County Surveyors Office T17S, R4W 1/4 S32/S33 2000" per Lane County Index No. 13801; thence along the East-West center of section line, North 87°16'23" West 5300.80 feet to a found mag nail with washer stamped "Lane Co Survey 1/4 2012" marking the West 1/4 corner, per Lane County Index No. 15525, of said Section 32, said point being Centerline Station 53+00.80 and there ending, all within Lane County, Oregon.

The widths in feet of the strip of land herein described are as follows:

<u>STATOIN TO STATION</u>	<u>WIDTH ON NORTHERLY SIDE OF CENTERLINE</u>
21+43.96 to 53+00.80	30.00 feet
<u>STATOIN TO STATION</u>	<u>WIDTH ON SOUTHERLY SIDE OF CENTERLINE</u>
16+75.14 to 53+00.80	30.00 feet

EXCEPT: All the portion of right of way within the existing right of way OR126.

Bearings are based on the Oregon Coordinate System NAD83(91) – South Zone.



Greenhill Road (County Road No. 36/465)
Legal Description for Annexation
Beltline OR 69 (W. 11th Avenue to Eugene's Urban Growth Boundary

A parcel of land lying in the NE1/4 of Section 31 and the NW1/4 of Section 32, all in Township 17 South, Range 4 West, Willamette; said parcel being a strip of land variable in width on each side of the centerline of Greenhill Road (County Road 36/465), which centerline is more particularly described as follows:

Beginning at a point that marks the Centerline Station 0+00.00, said station being on the center line of Beltline OR 69 (W. 11th Avenue), said point bears North 1,182.59 feet and East 4.36 feet from a found mag nail with washer stamped "Lane Co Survey 1/4 2012" marking the West 1/4 corner, per Lane County Index No. 15525, of said Section 32; Thence South 1°08'31" W 440.41 feet; thence along a 954.93-foot radius curve to the right (the long chord of which bears South 7°08'38" West 199.70 feet) 200.07 to Center Line Station 6+40.48 and there ending, all within Lane County, Oregon.

The widths in feet of the strip of land herein described are as follows:

<u>STATION TO STATION</u>	<u>WIDTH ON EASTERLY SIDE OF CENTERLINE</u>
0+00.00 to 0+77.26	0.00 to 89.00
0+77.26 to 0+99.97	89.00 to 50.00
0+99.97 to 6+25.65	50.00
<u>STATION TO STATION</u>	<u>WIDTH ON WESTERLY SIDE OF CENTERLINE</u>
0+00.00 to 0+21.36	0.00 to 55.71
0+21.36 to 0+92.40	55.71 to 8.07
0+92.40 to 0+46.40	8.07 to 9.10 East of Center Line
0+46.40 to 2+20.31	9.10 East of Center Line to 7.62 East of Center Line
2+20.31 to 2+19.22	7.62 East of Center Line to 35.00
2+19.22 to 5+00.00	35.00 to 30.00
5+00.00 to 6+40.41	30.00

EXCEPT: All the portion of right of way within the existing right of way of OR126.

Bearings are based on the Oregon Coordinate System NAD83(91) – South Zone.



La Porte Drive (Lane County Local Access Road)
Legal Description for Annexation
Crow Road to the End

A strip of land 50.00-feet in width lying 25.00-feet on both sides of the centerline of La Porte Drive, Lane County Local Access Road, in the SW1/4 of Section 32, Township 17 South, Range 4 West, of the Willamette Meridian, Lane County, Oregon; the centerline being more particularly described as follows:

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EXCEPT: All the portion of right of way within the existing right of way of Crow Road.

Bearings are based on the Oregon Coordinate System NAD83(91) – South Zone.

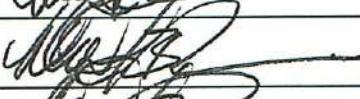
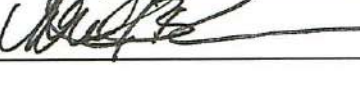


* CB = Coburg CG = Cottage Grove
CR = Creswell EU = Eugene
FL = Florence JC = Junction City
OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet
Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1. 	12/3/24	MIKAEL J. BLOMME	N/A, Property is Lane County ROW	Crow Road between HWY 126 and Greenhill Rd; 17-04-31, 17-04-32			
2. 	12/3/24	MIKAEL J. BLOMME	N/A, Property is Lane County ROW	Greenhill Road between HWY 126 and the UGB; 17-04-31, 17-04-32			
3. 	12/3/24	MIKAEL J. BLOMME	N/A, Property is Lane County ROW	La Porte Drive between Crow Road and its southerly terminus; 17-04-32			
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, Jasmine Robles (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.
X  (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are _____ (qty). This petition reflects that _____ (qty) landowners (or legal-representatives) listed on this petition represent a total of _____ (%) of the landowners and _____ (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 0. I hereby certify that this petition includes 0 valid signatures representing 0 (%) of the total active registered voters that are registered in the proposed annexation.


Lane County Department of Assessment and Taxation
1/27/25
Date Certified


Lane County Clerk or Deputy Signature
1/27/25
Date Certified

Crow Road (County Road No. 988)
 Legal Description for Annexation
 Beltline OR 069 (W. 11th Avenue) to Crow Road Connector

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EXCEPT: All the portion of right of way within the existing right of way OR126.

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Certification of Description

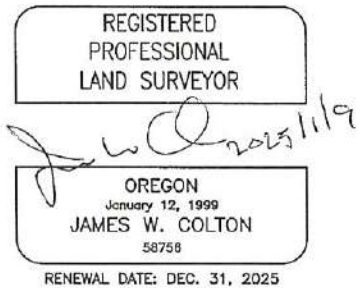
Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

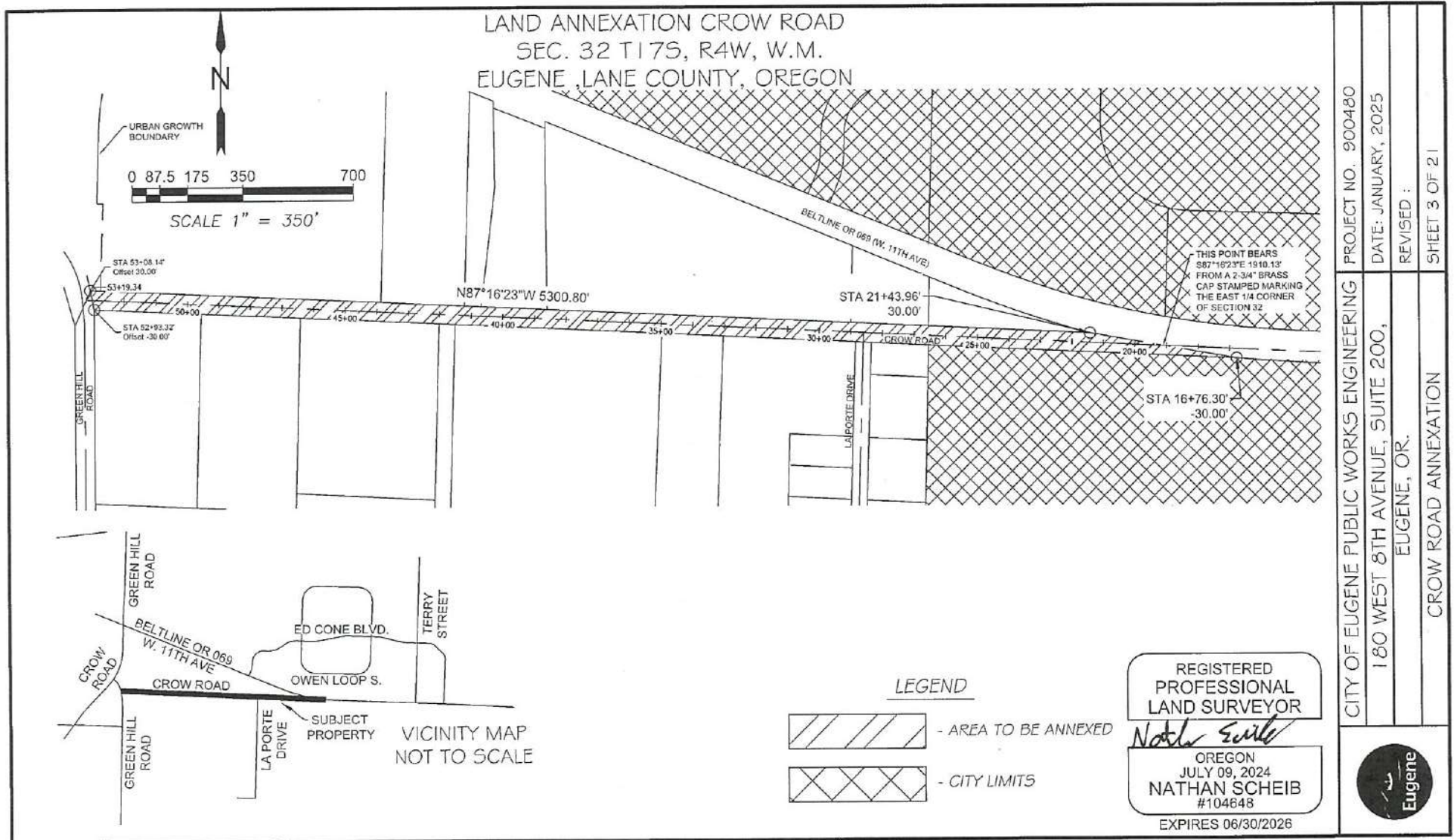
Signature: 
Registered Land Surveyor

Print Name: James W. Colton

Date: 1/9/2025

Seal:





Greenhill Road (County Road No. 36/465)
 Legal Description for Annexation
 Beltline OR 69 (W. 11th Avenue to Eugene's Urban Growth Boundary)

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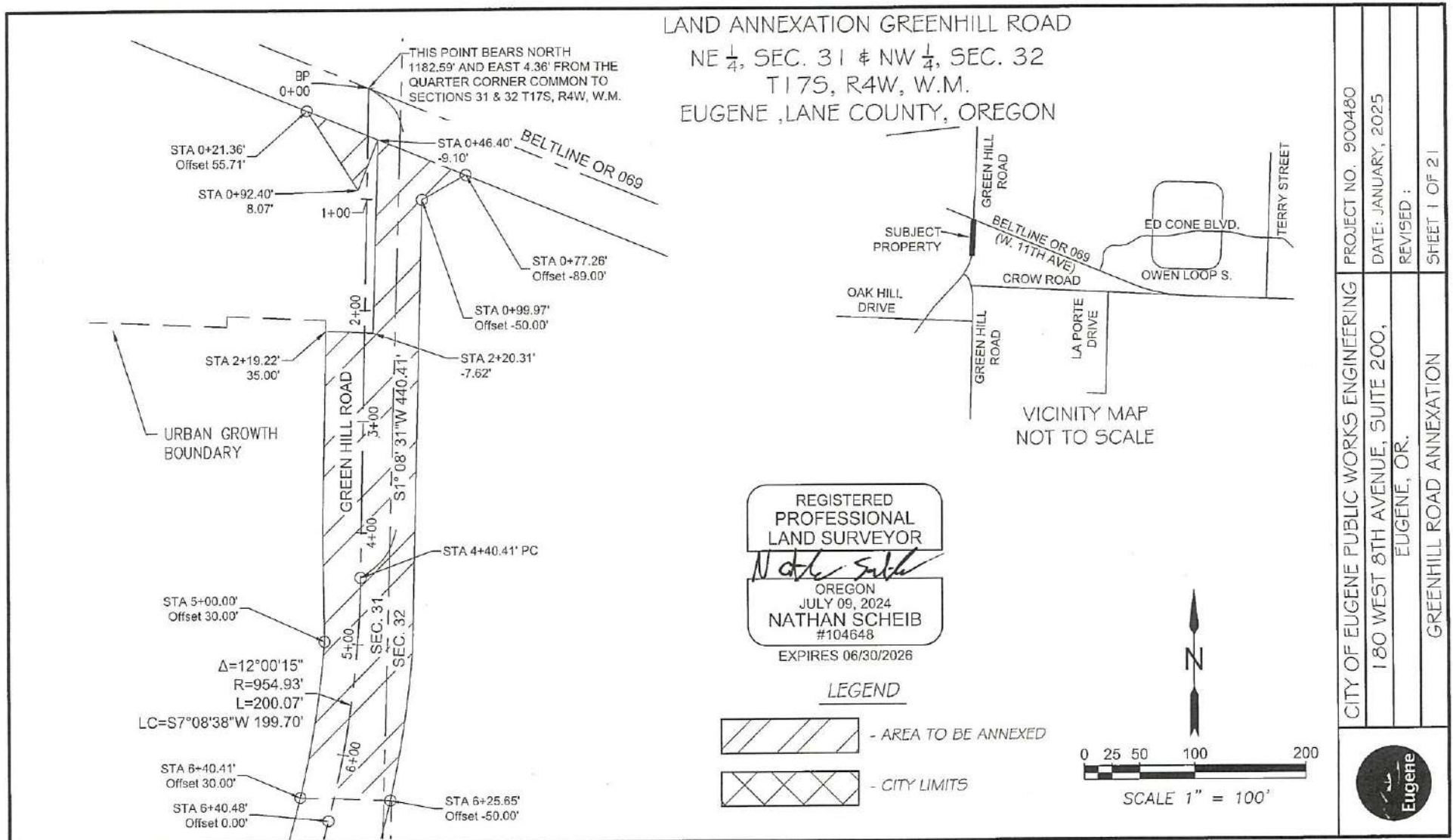
Signature: 
Registered Land Surveyor

Print Name: James W. Colton

Date: 1/7/2023

Seal:





La Porte Drive (Lane County Local Access Road)
Legal Description for Annexation
Crow Road to the End

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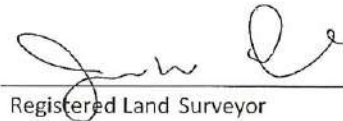
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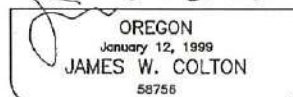
Signature: _____


Registered Land SurveyorPrint Name: James W. Colton

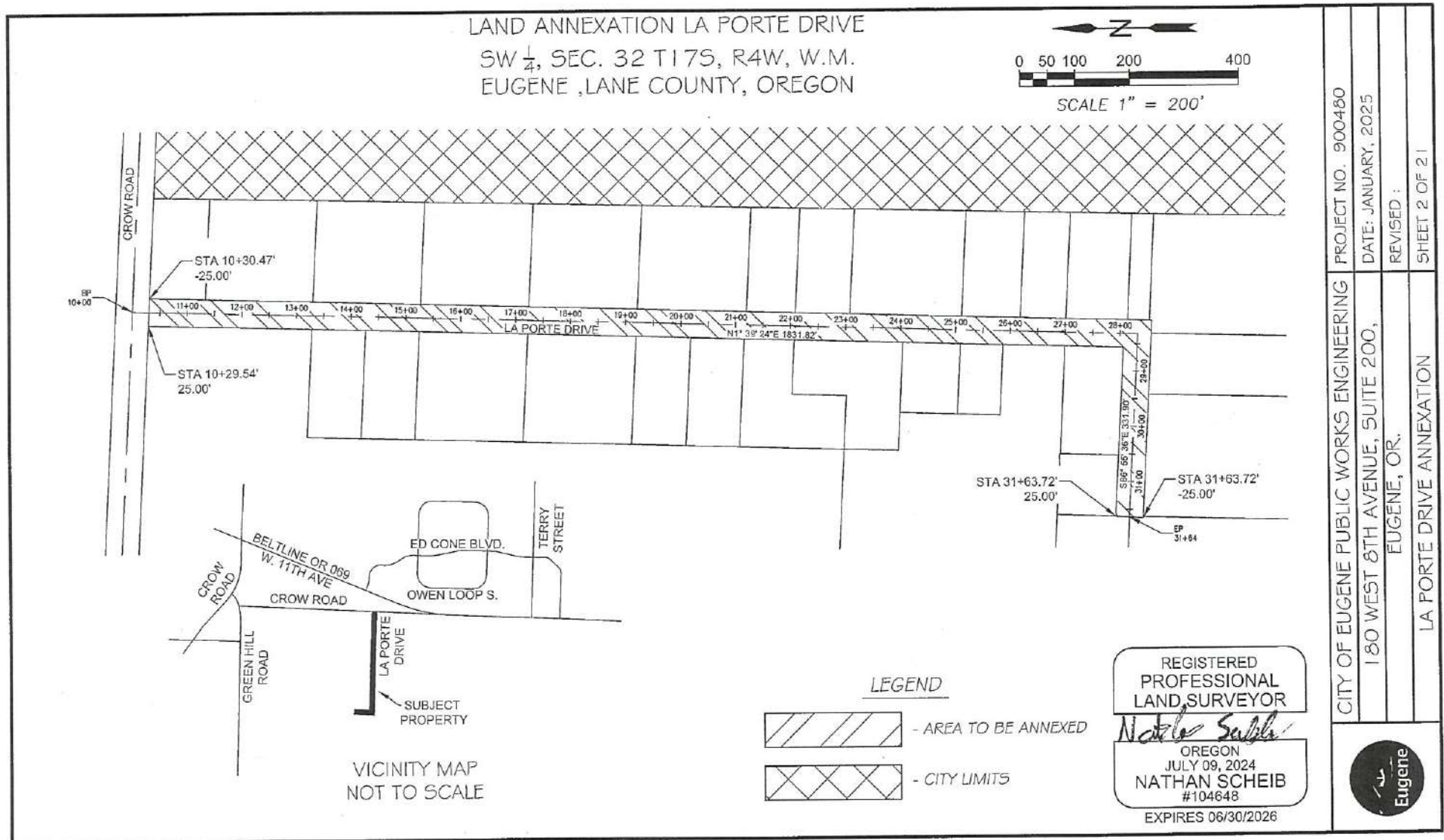
Date: _____

1/9/2025

Seal:

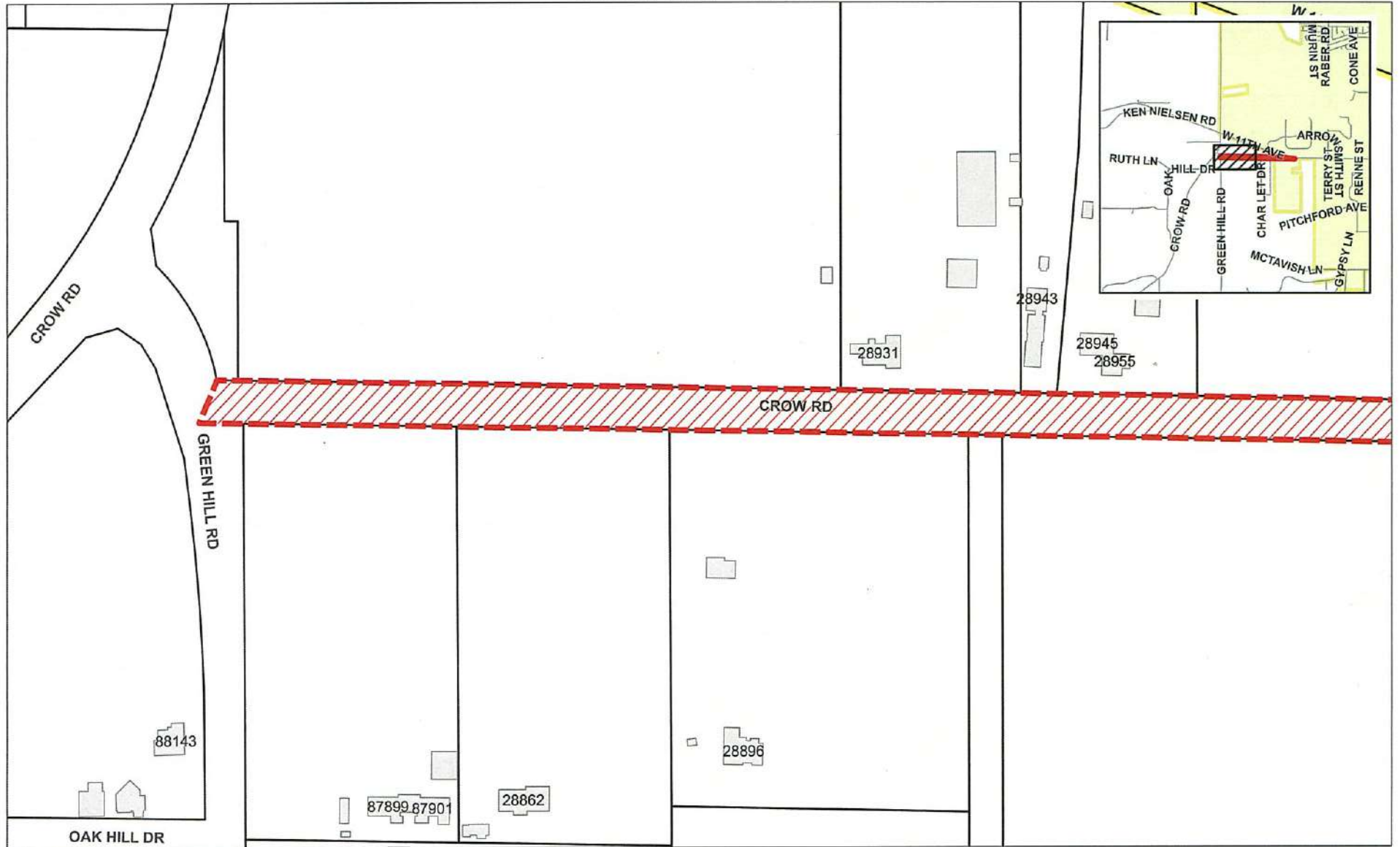


RENEWAL DATE: DEC. 31, 2025

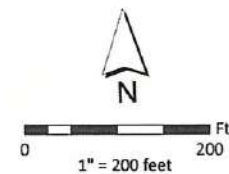


Crow Rd - West

ATTACHMENT C



-  Proposed Annexation
-  Eugene City Limits
-  Buildings
-  Taxlots

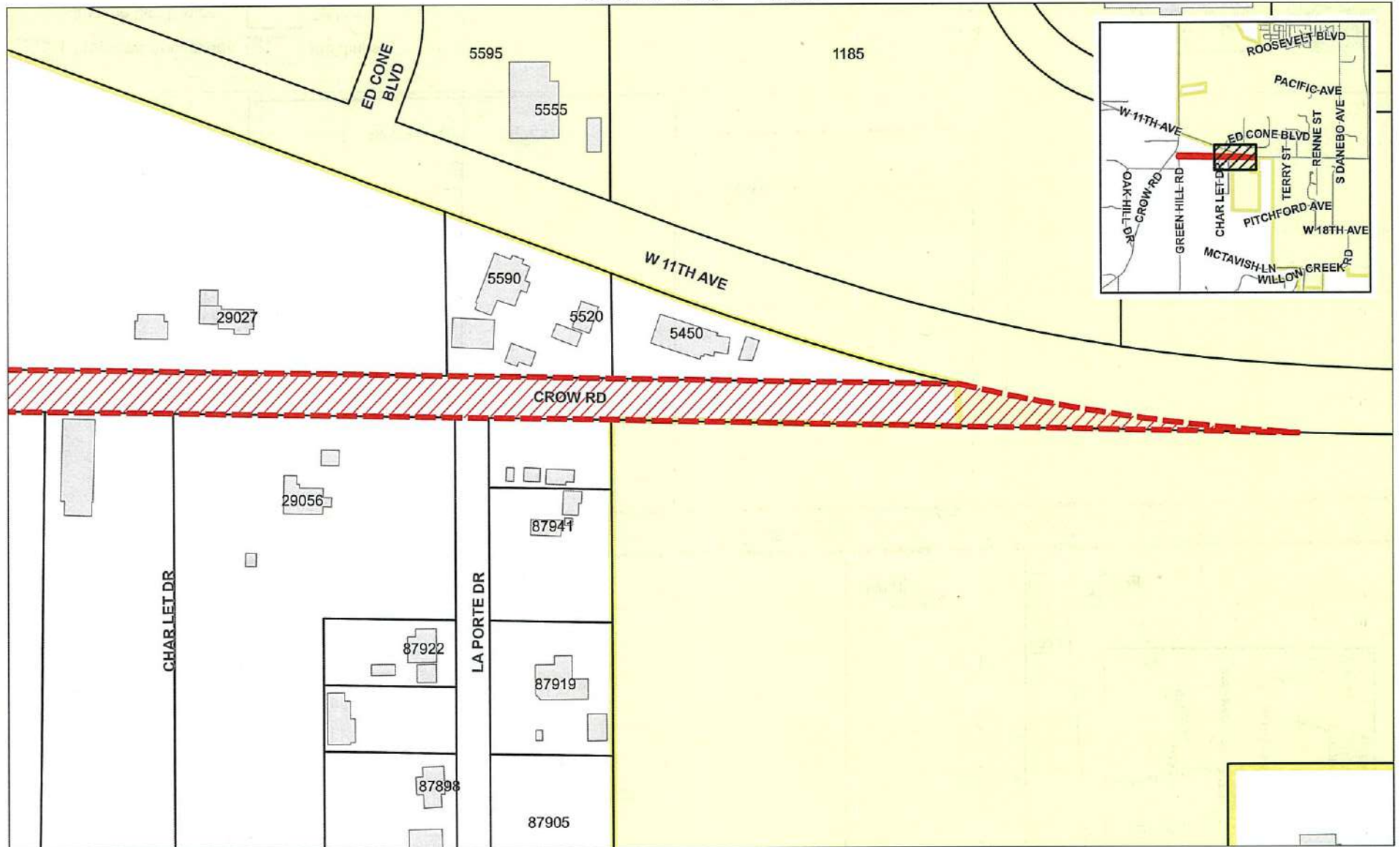


Caution:
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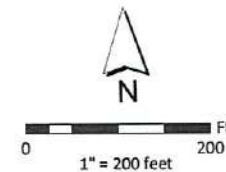
2/9/2024



Crow Rd - East



-  Proposed Annexation
-  Eugene City Limits
-  Buildings
-  Taxlots



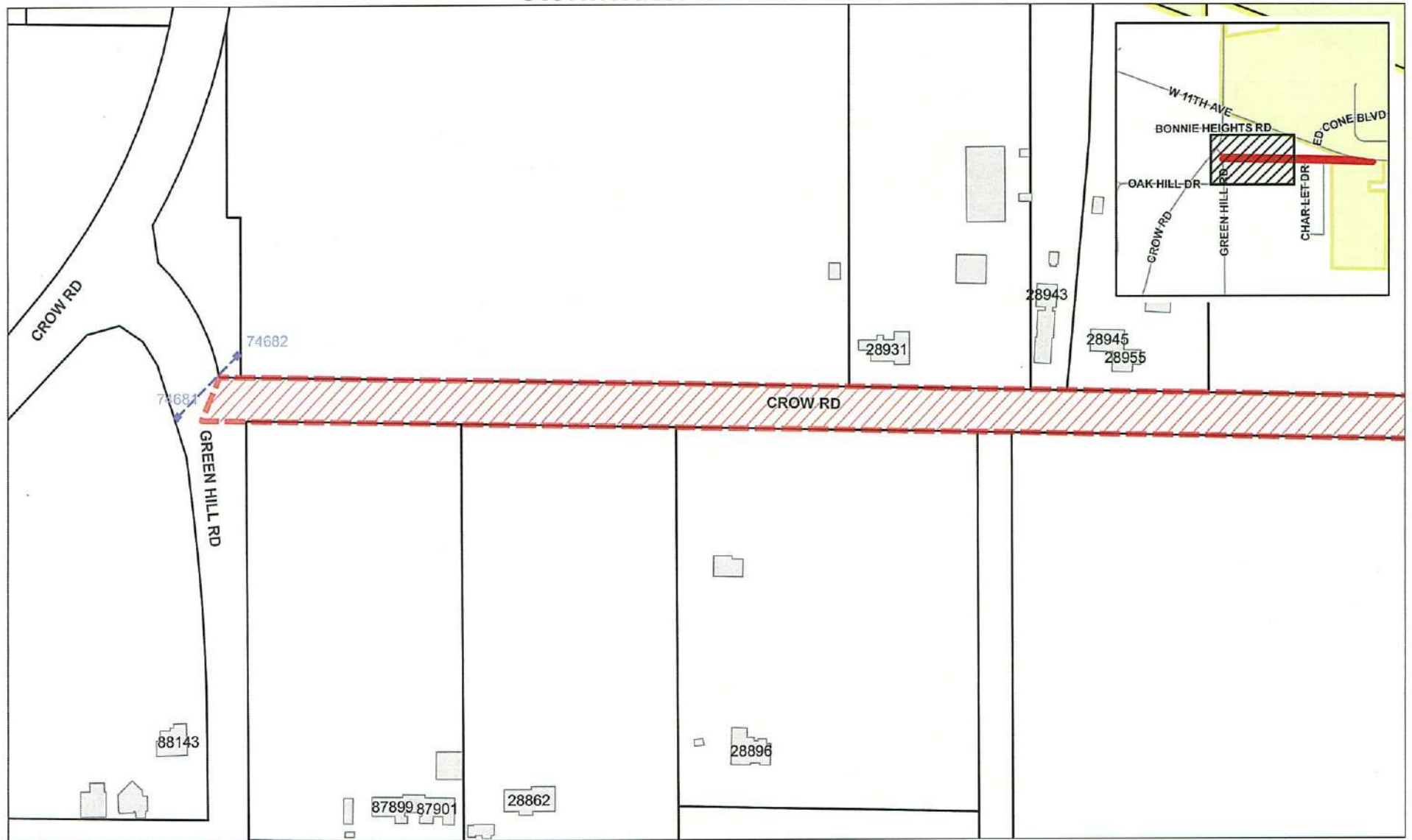
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2/9/2024

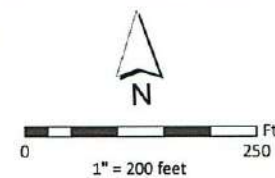


Crow Rd - West Stormwater Infrastructure

ATTACHMENT C



- ◆ Non-City Storm Nodes
- Non-City Storm Lines
- Proposed Annexation
- ROW Acquisition
- Buildings
- Taxlots
- Eugene City Limits



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2/9/2024

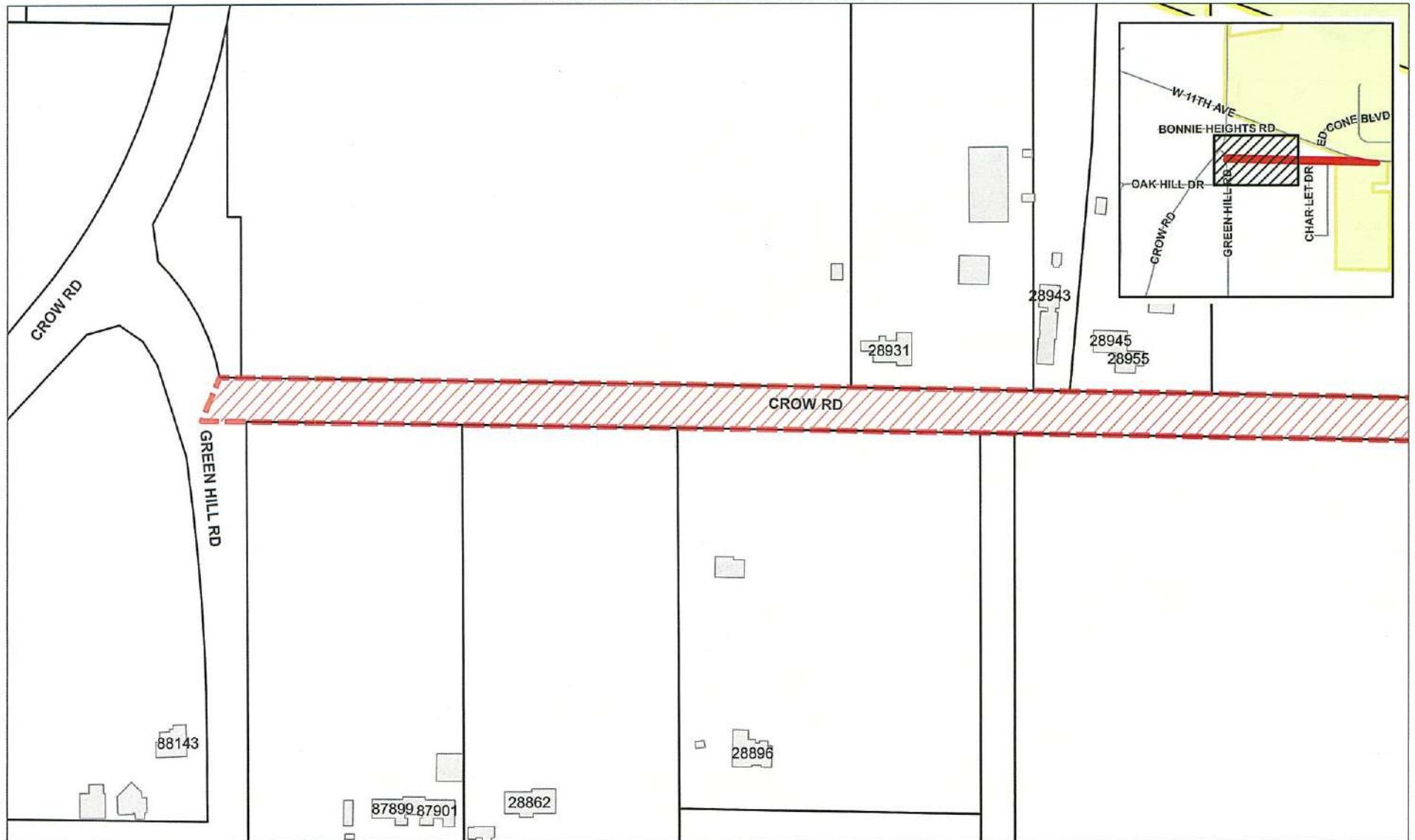
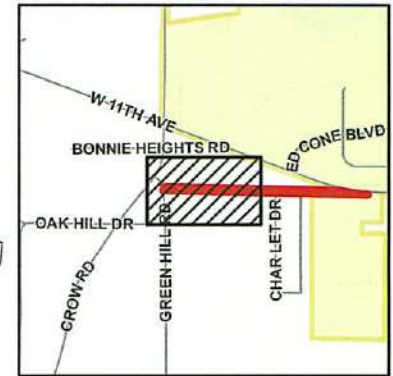


ATTACHMENT C

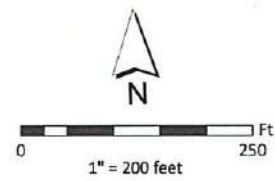


Crow Rd - West Wastewater Infrastructure

ATTACHMENT C



-  Proposed Annexation
-  ROW Acquisition
-  Eugene City Limits
-  Buildings
-  Taxlots



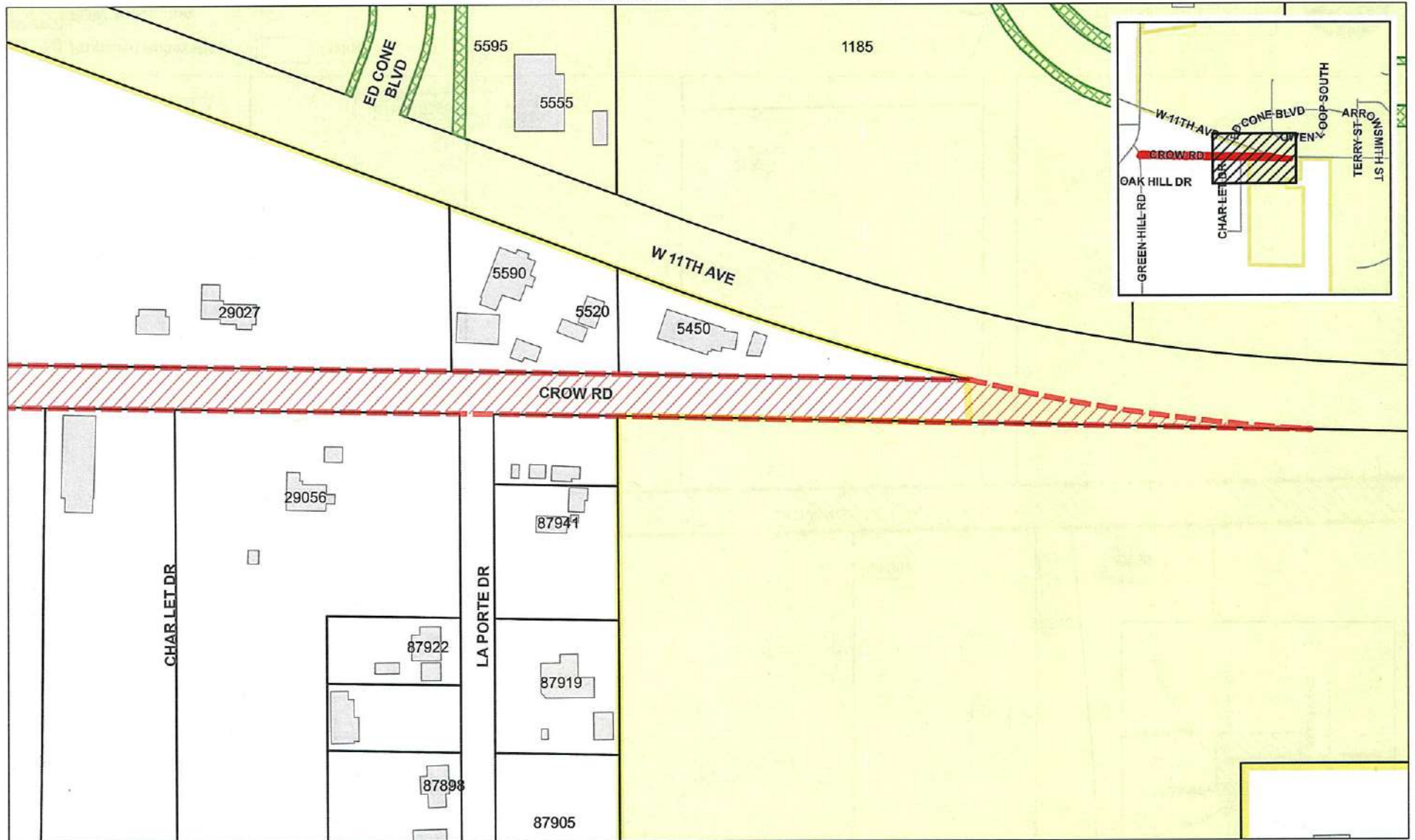
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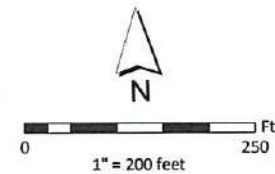


Crow Rd - East Wastewater Infrastructure

ATTACHMENT C



-  Proposed Annexation
-  ROW Acquisition
-  Eugene City Limits
-  Buildings
-  Taxlots



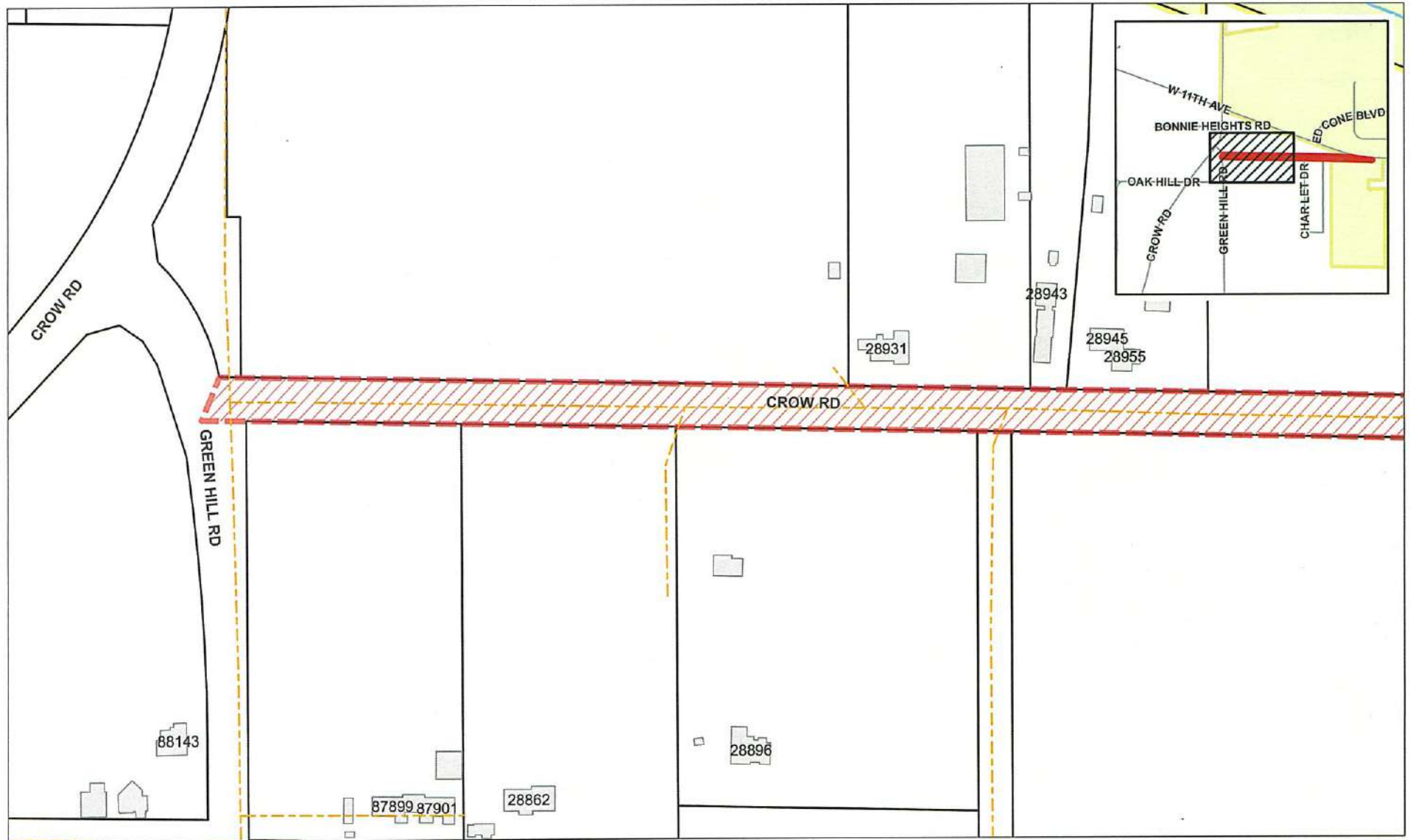
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2/9/2024

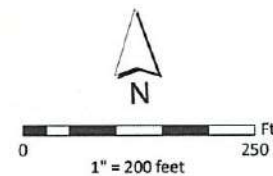


Crow Rd - West Water and Electric Infrastructure

ATTACHMENT C



- EWEB Water Valves
- EWEB Water Mains
- EWEB OH Transmission
- - - EWEB OH Conductor
- Proposed Annexation
- ROW Acquisition
- Eugene City Limits
- Buildings
- Taxlots



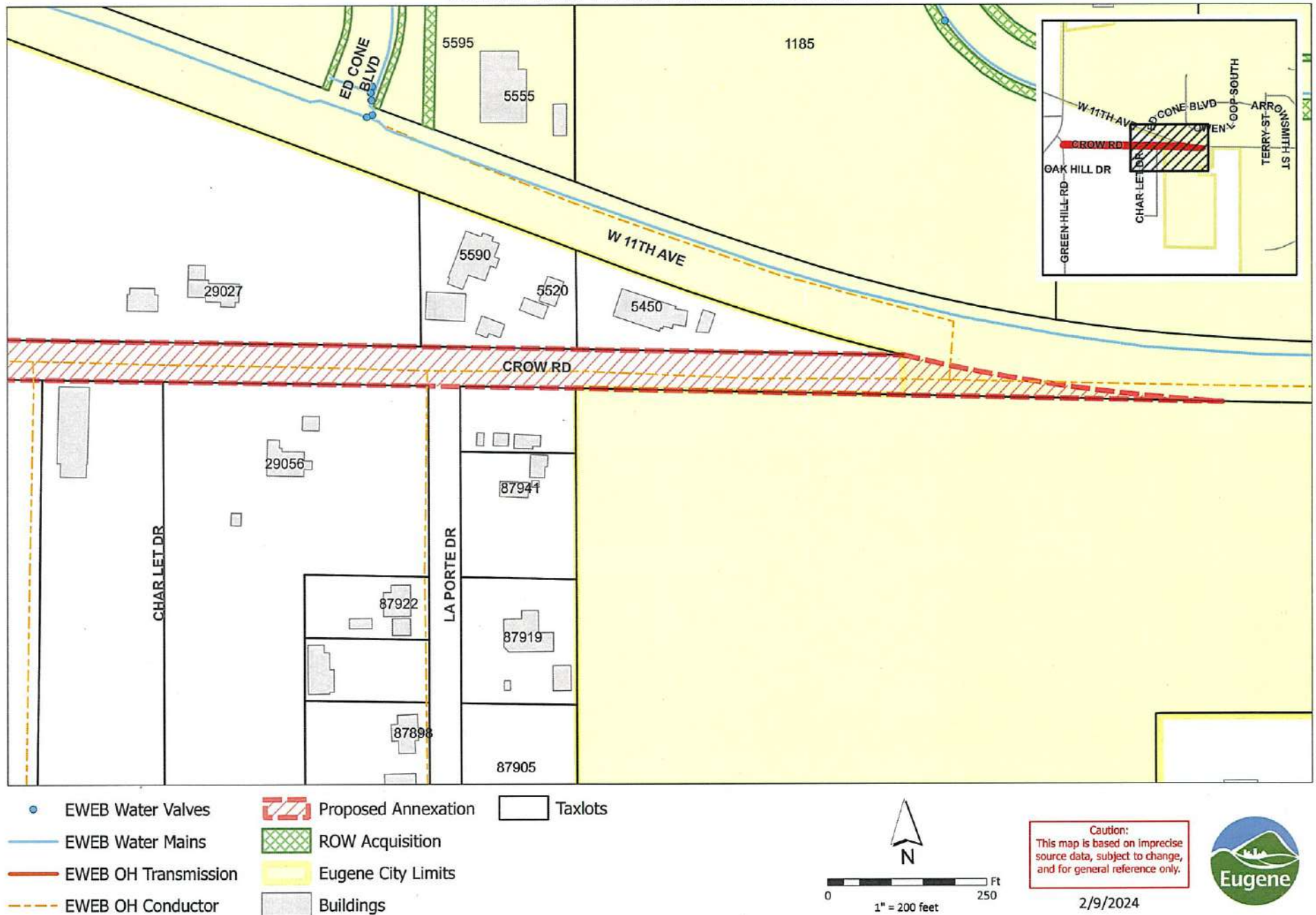
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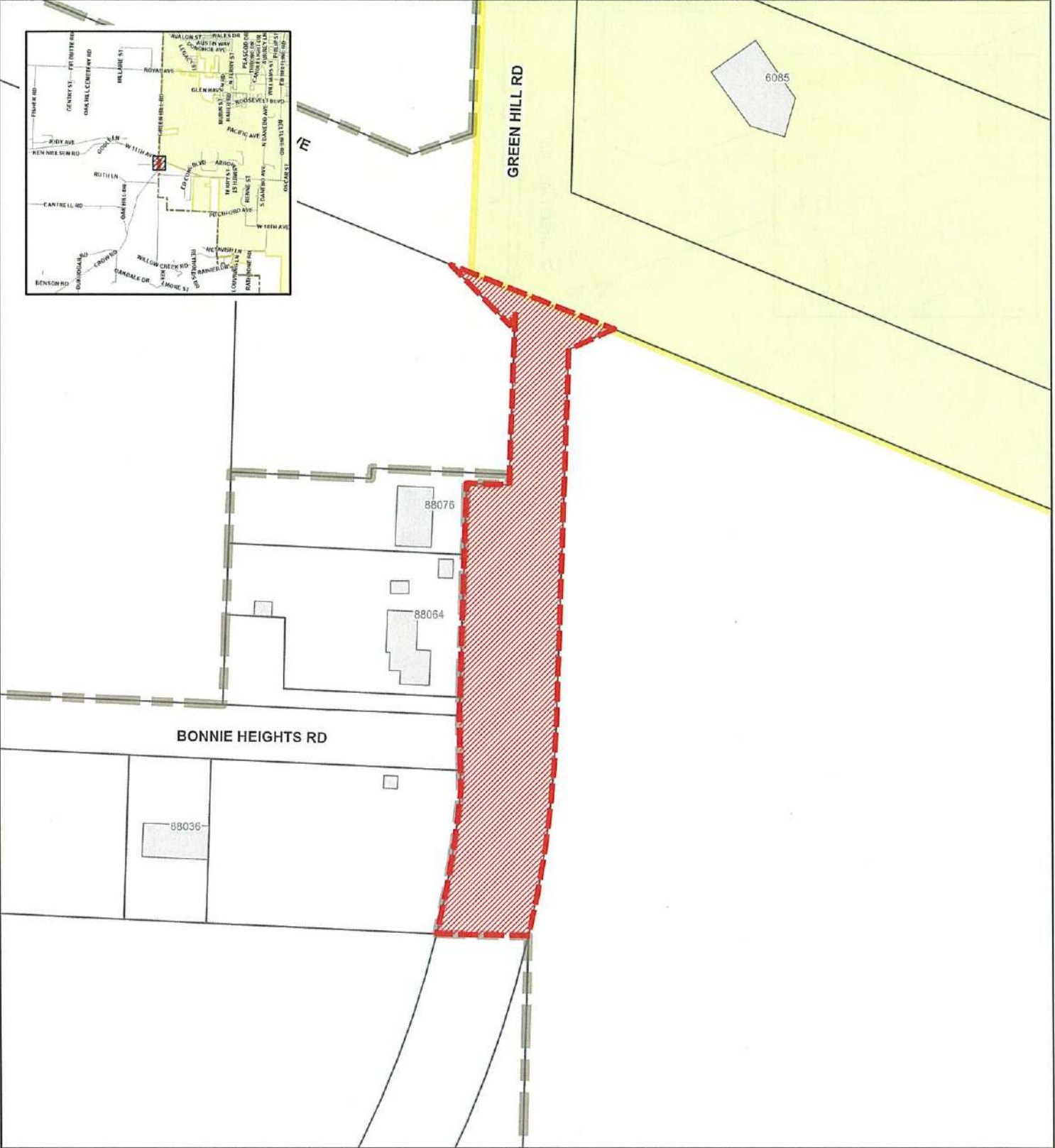


Crow Rd - East Water and Electric Infrastructure

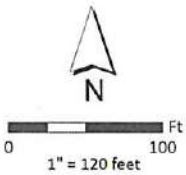
ATTACHMENT C



Greenhill Rd



-  Proposed Annexation
-  Eugene City Limits
-  Buildings
-  Taxlots
-  Eugene UGB
-  Buildings



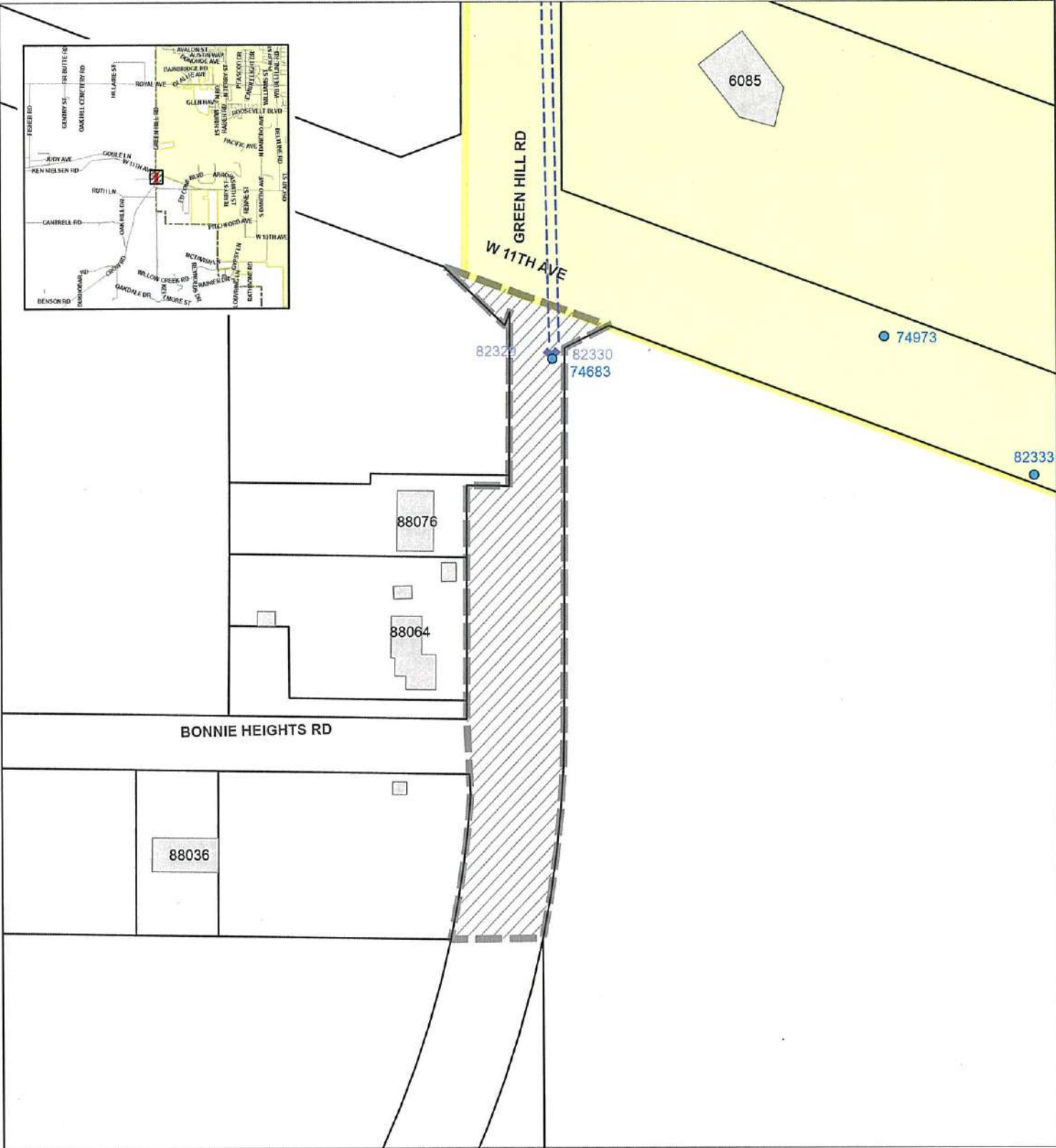
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1/24/2025



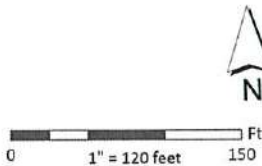
Greenhill Rd Stormwater Infrastructure

ATTACHMENT C



- Other
- ◆ Non-City Storm Nodes
- - - Non-City Storm Lines
- ▨ Easement Acquisition

- Eugene City Limits
- Taxlots
- ▨ Proposed Annexation



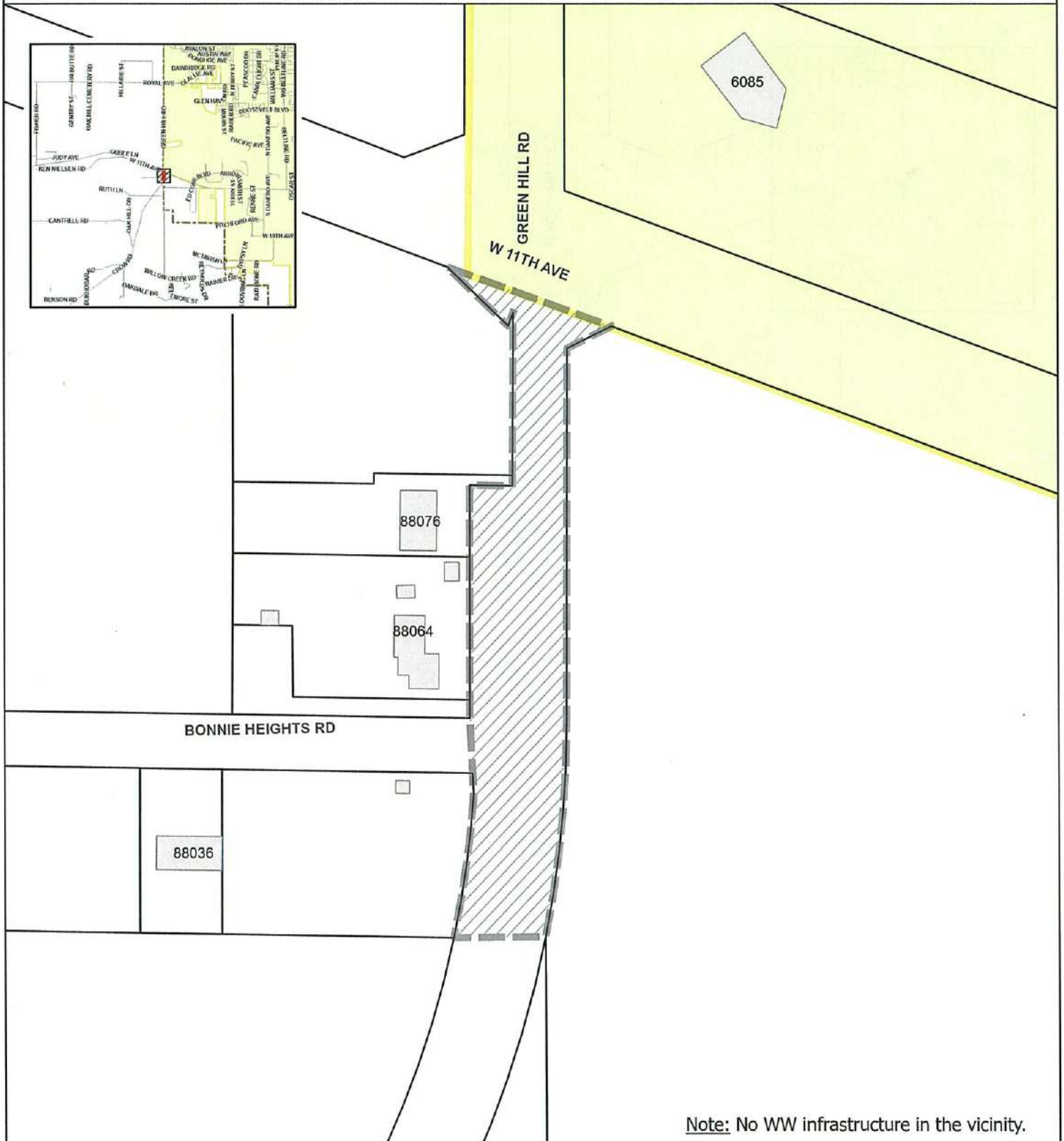
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1/24/2025

Greenhill Rd Wastewater Infrastructure

ATTACHMENT C



-  Proposed Annexation
-  Easement Acquisition
-  Eugene City Limits
-  Taxlots

0 1" = 120 feet 100



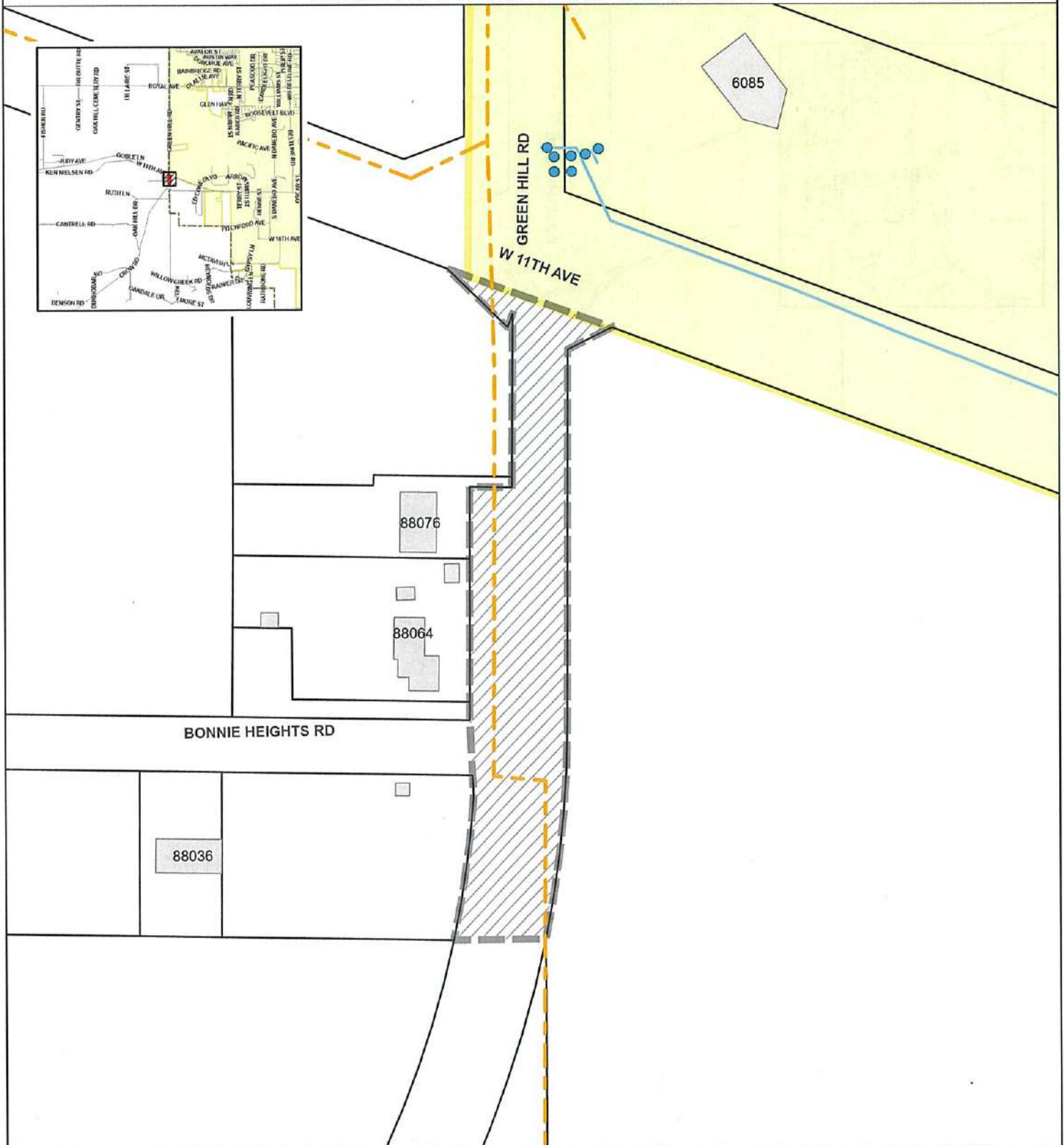
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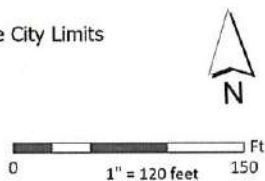


Greenhill Rd Water and Electric Infrastructure

ATTACHMENT C



- EWEB Water Valves
- EWEB Water Mains
- EWEB OH Transmission
- EWEB OH Conductor
- Eugene City Limits
- Buildings
- Easement Acquisition
- Taxlots
- Proposed Annexation



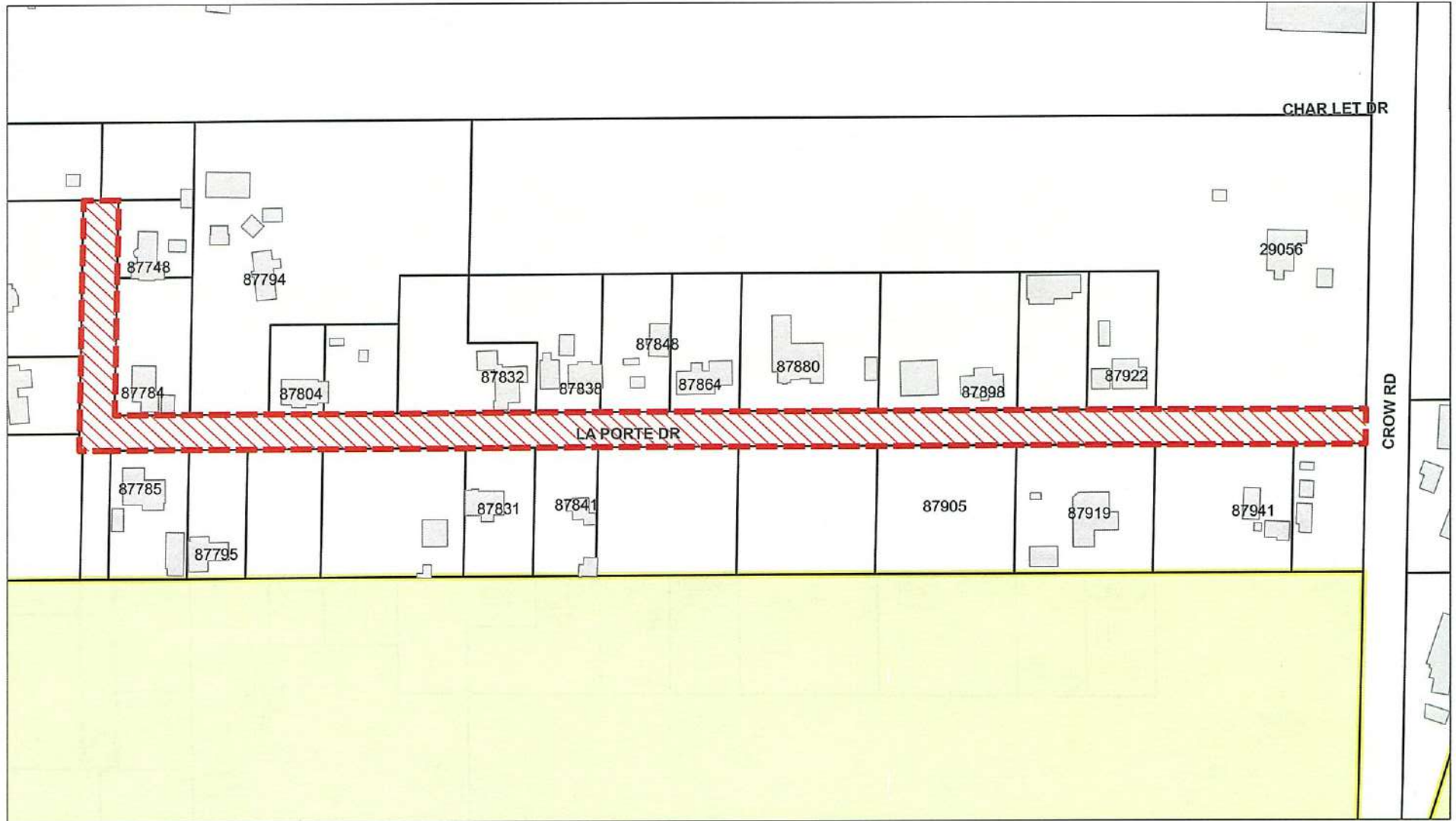
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1/24/2025

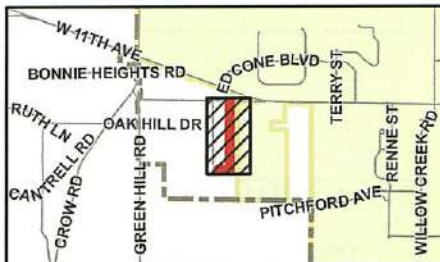
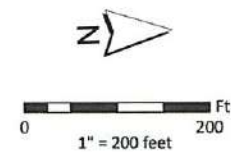


La Porte Dr

ATTACHMENT C



-  Proposed Annexation
-  ROW Acquisition
-  Eugene City Limits
-  Buildings
-  Taxlots
-  Eugene UGB



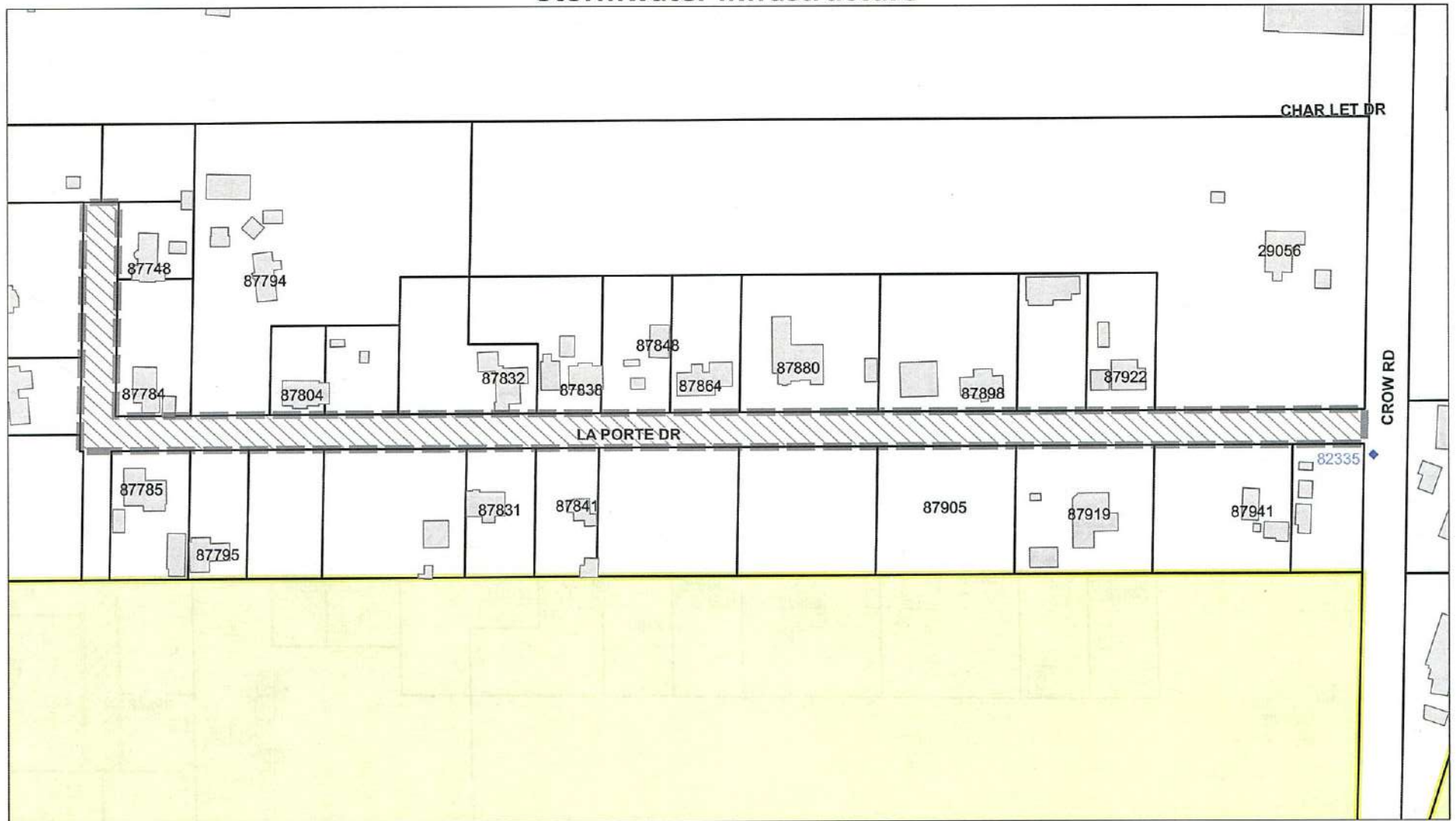
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8/5/2024

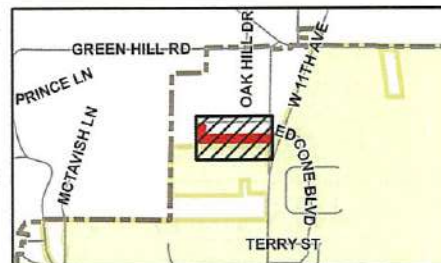
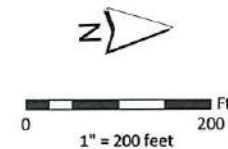


La Porte Dr Stormwater Infrastructure

ATTACHMENT C



- | | | |
|----------------|----------------------|----------------------|
| Manhole | Storm Lines | Easement Acquisition |
| Sed Manhole | Non-City Storm Nodes | Buildings |
| Cleanout | Non-City Storm Lines | Taxlots |
| Catch Basin | | Eugene City Limits |
| Curb Inlet | | Proposed Annexation |
| Public Drywell | | |
| Other | | |



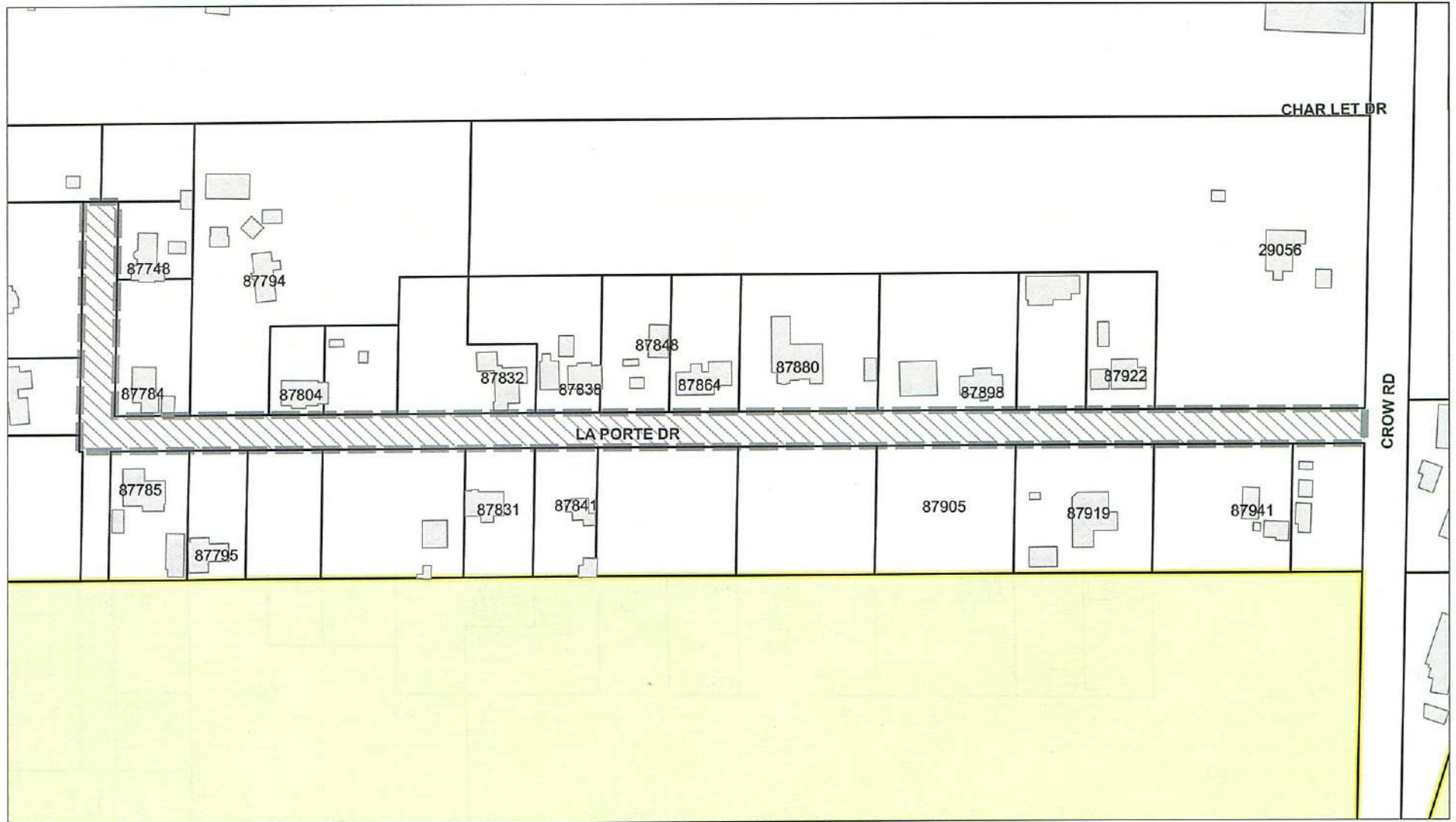
Caution:
This map is based on imprecise
source data, subject to change,
and for general reference only.

8/5/2024

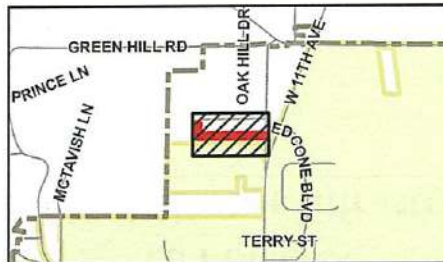
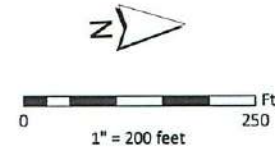


La Porte Dr Wastewater Infrastructure

ATTACHMENT C



- ◆ Manhole
- ◆ Cleanout
- ◆ Pump Station
- Other
- Waste Lines
- ▨ Easement Acquisition
- Eugene City Limits
- Buildings
- Taxlots



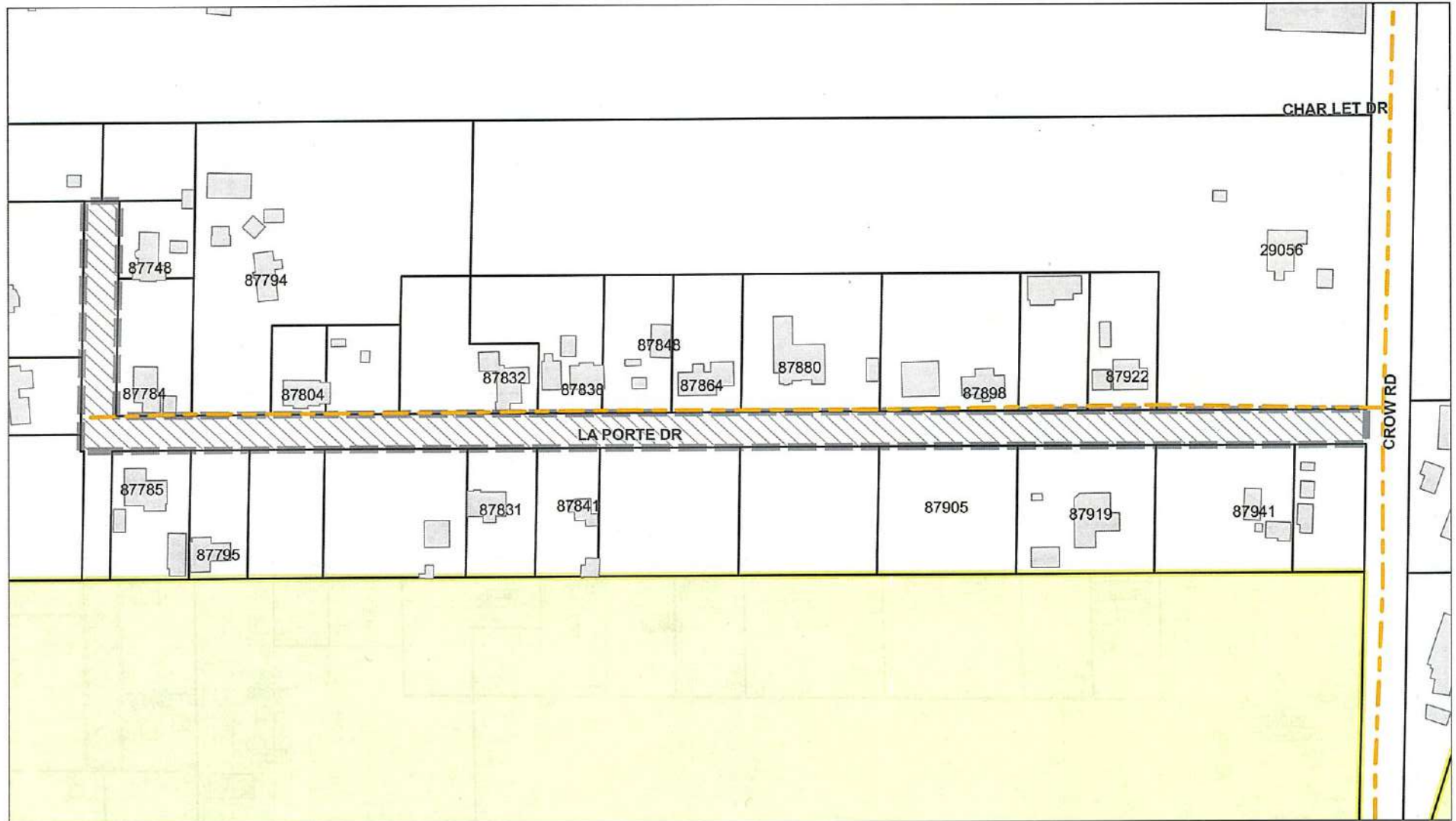
Caution:
This map is based on imprecise
source data, subject to change,
and for general reference only.

8/5/2024

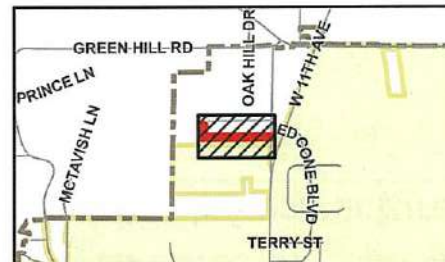
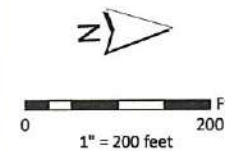


La Porte Dr Water and Electric Infrastructure

ATTACHMENT C



- EWEB Water Valves
- EWEB Water Mains
- EWEB OH Transmission
- EWEB OH Conductor
- ▨ Proposed Annexation
- ▨ Easement Acquisition
- ▨ Eugene City Limits
- ▨ Buildings
- ▨ Taxlots



Caution:
This map is based on imprecise
source data, subject to change,
and for general reference only.

8/6/2024





ANNEXATION

Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
17-04-32	1704320001300	C-2	1.12

Property Address: 5590 W. 11th Ave. Eugene, OR 97402

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:			
Electric:	Eugene Water and Electric Board		
Water:			
Sanitary Sewer:			
Fire:	Zumwalt Rural Fire Protection District		
Schools:	Elementary: Twin Oaks	Middle: Kennedy	High: Churchill
Other:			

Filing Fee

- ☐ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement (Submit 5 copies)

- ☐ Submit a detailed written statement describing how this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 2 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 ½" x 11" sheet of paper. Site plans shall include the following information:

- ☐ Show the date & north arrow on site plan.
- ☐ Show the Assessor's Map and Tax Lot number(s) on the site plan.
- ☐ Show a vicinity map on the site plan (vicinity map does not need to be to scale).
- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements (Submit 2 paper copies and 1 digital copy of all)

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 1704320001300

Name (print): Michael W. Lengele, Trustee of the Lengele Trust dated January 12, 2023 Phone: (541) 953-2399

Address: 5590 W. 11th Ave.

City/State/Zip: Eugene, OR 97402

Signature: Michael W. Lengele

PROPERTY OWNER OF TAX LOT: 1704320001300

Name (print): Allison S. Lengele, Trustee of the Lengele Trust dated January 12, 2023 Phone: (541) 953-2399

Address: 5590 W. 11th Ave.

City/State/Zip: Eugene, OR 97402

Signature: Allison S. Lengele

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

SURVEYOR:

Name (print): Nathan Scheib

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): nscheib@eugene-or.gov

Phone: 541-682-5264 Fax: 541-682-8410

Signature: Nathan Scheib

REPRESENTATIVE (If different from Surveyor):

Name (print): James Colton

Company/Organization: City of Eugene

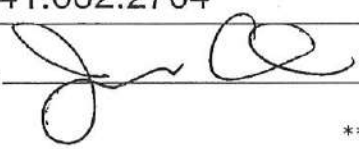
Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401

E-mail (if applicable): James.W.Colton@ci.eugene.or.us

Phone: 541.682.2704

Fax: _____

Signature: 

****Attached additional sheets if necessary.**

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320001300 Address: 5590 W. 11th Ave. Eugene, OR 97402

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 18 day of DEC., 2024.

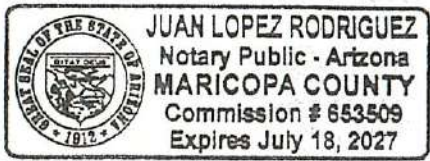
Michael W. Lenge Jr

STATE OF ARIZONA)

County of Maricopa)ss)

On this 18 day of December, 2024 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Michael William Lenge Jr, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

[Signature]
Notary Public for Arizona
My Commission Expires 7/18/27

LAND ANNEXATION TAX LOT 17-04-32-00-01300

LEGAL DESCRIPTION

BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON; RUNNING THENCE WEST 245 FEET; THENCE NORTH TO THE CENTER OF THE COUNTY ROAD KNOWN AS ROUTE "F", THENCE EASTERLY ALONG THE CENTER OF SAID ROAD TO ITS INTERSECTION WITH THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 32; THENCE SOUTH TO THE PLACE OF BEGINNING, IN LANE COUNTY, OREGON.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Nathan Scheib

OREGON
JULY 09, 2024
NATHAN SCHEIB
104648

RENEWAL DATE: 06/30/2026

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320001300 Address: 5590 W. 11th Ave. Eugene, OR 97402

Legal Description:
See Attached

In the corporate limits of said city, which is owned by the undersigned

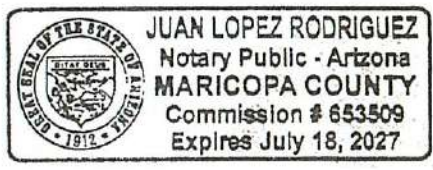
DATED this 18 day of Dec, 2024.

Allison Settle Ungele

STATE OF ARIZONA)
County of Maricopa)ss

On this 18 day of December, 2024 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Allison Settle Ungele, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

[Signature]
Notary Public for Arizona
My Commission Expires 7/18/27

LAND ANNEXATION TAX LOT 17-04-32-00-01300

LEGAL DESCRIPTION

BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON; RUNNING THENCE WEST 245 FEET; THENCE NORTH TO THE CENTER OF THE COUNTY ROAD KNOWN AS ROUTE "F", THENCE EASTERLY ALONG THE CENTER OF SAID ROAD TO ITS INTERSECTION WITH THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 32; THENCE SOUTH TO THE PLACE OF BEGINNING, IN LANE COUNTY, OREGON.



* CB = Coburg CG = Cottage Grove
 CR = Creswell EU = Eugene
 FL = Florence JC = Junction City
 OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet
 Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1. <i>Michael W. Lengele</i>	<i>12/18/24</i>	<i>Michael W. Lengele</i>	5590 W. 11th Ave. Eugene, OR 97402	1704320001300	✓	✓	1.12
<i>Allison S. Lengele</i>	<i>12/18/24</i>	<i>Allison S. Lengele</i>	<i>1 1</i>	<i>c c</i>	<i>-</i>	<i>-</i>	<i>1.12</i>
3.							
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, Jonathan Patrick (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

X *[Signature]* (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 2 (qty). This petition reflects that 2 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

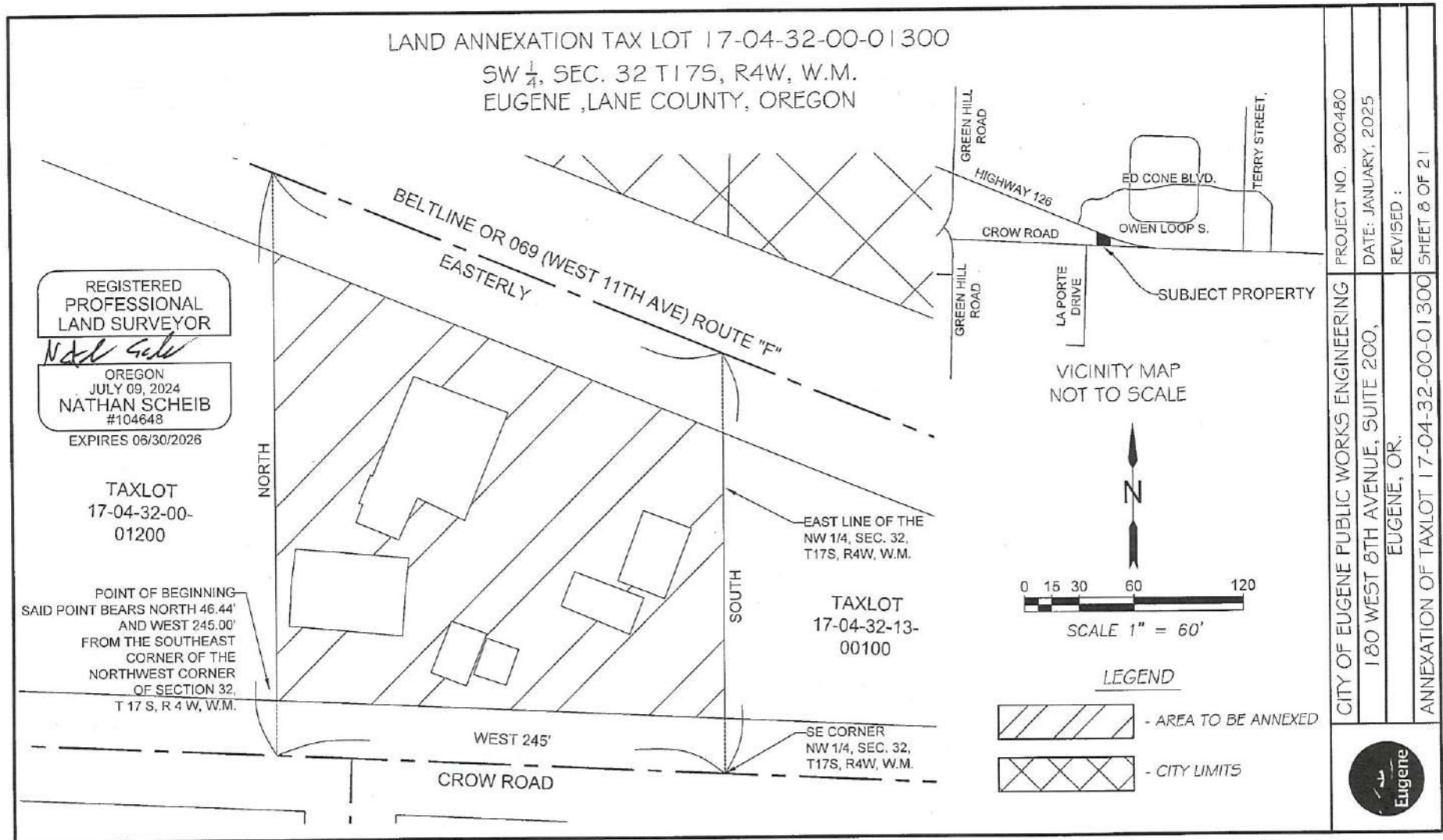
The total active registered voters in the proposed annexation are 0. I hereby certify that this petition includes 0 valid signatures representing 0 (%) of the total active registered voters that are registered in the proposed annexation.

[Signature]
 Lane County Department of Assessment and Taxation

1/27/25
 Date Certified

[Signature]
 Lane County Clerk or Deputy Signature

1/27/25
 Date Certified



LAND ANNEXATION TAX LOT 17-04-32-00-01300

LEGAL DESCRIPTION

BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON; RUNNING THENCE WEST 245 FEET; THENCE NORTH TO THE CENTER OF THE COUNTY ROAD KNOWN AS ROUTE "F", THENCE EASTERLY ALONG THE CENTER OF SAID ROAD TO ITS INTERSECTION WITH THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 32; THENCE SOUTH TO THE PLACE OF BEGINNING, IN LANE COUNTY, OREGON.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Nathan Scheib

OREGON
JULY 09, 2024
NATHAN SCHEIB
104648

RENEWAL DATE: 06/30/2026

Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: Nath Scheib
Registered Land Surveyor

Print Name: Nathan Scheib

Date: 01/07/2025

Seal:





ANNEXATION

Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
17-04-32	1704320002900	R-1	3.76

Property Address: 87779 LA PORTE DR. Eugene, OR 97402

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:			
Electric:	Eugene Water and Electric Board		
Water:			
Sanitary Sewer:			
Fire:	Zumwalt Rural Fire Protection District		
Schools:	Elementary: Twin Oaks	Middle: Kennedy	High: Churchill
Other:			

Filing Fee

- ☐ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement (Submit 5 copies)

- ☐ Submit a detailed written statement describing how this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 2 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 ½" x 11" sheet of paper. Site plans shall include the following information:

- ☐ Show the date & north arrow on site plan.
- ☐ Show the Assessor's Map and Tax Lot number(s) on the site plan.
- ☐ Show a vicinity map on the site plan (vicinity map does not need to be to scale).
- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements *(Submit 2 paper copies and 1 digital copy of all)*

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 1704320002900

Name (print): Holden Joint Trust - Patricia Holden Phone: 541-914-2278

Address: 87779 LA PORTE DR.

City/State/Zip: Eugene, OR 97402

Signature: Patricia Holden

PROPERTY OWNER OF TAX LOT: 17-04-32-00-02900

Name (print): ~~PATR~~ KENNETH Holden Phone: 541-914-2278

Address: 87779 La Porte Dr

City/State/Zip: Eugene, OR 97402

Signature: [Signature]

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

SURVEYOR:

Name (print): Nathan Scheib

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): nscheib@eugene-or.gov

Phone: 541-682-5264 Fax: 541-682-8410

Signature: Nathan Scheib

REPRESENTATIVE (If different from Surveyor):

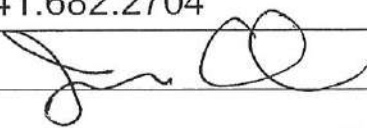
Name (print): James Colton

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): James.W.Colton@ci.eugene.or.us

Phone: 541.682.2704 Fax: _____

Signature: 

****Attached additional sheets if necessary.**

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320002900 Address: 87779 La Porte Dr. Eugene, OR 97402

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 8th day of January, 2025.

[Signature]

STATE OF OREGON)

County of Lane)ss
)

On this 8th day of January, 2025 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Kenneth Holden, Trustee of Holden Joint Trust, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

[Signature]
Notary Public for Oregon
My Commission Expires 11/03/2028

LAND ANNEXATION TAX LOT 17-04-32-00-02900

LEGAL DESCRIPTION

BEGINNING AT THE SOUTH QUARTER CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE ALONG THE EAST LINE OF THE SOUTHWEST QUARTER OF SECTION 32, NORTH 00°17' WEST, 812.90 FEET; THENCE ALONG THE CENTER LINE OF A ROAD 40.0 FEET WIDE NORTH 88°52' WEST, 206.25 FEET; THENCE SOUTH 00°17' EAST, 812.90 FEET TO THE SOUTH LINE OF SECTION 32; THENCE ALONG SAID SOUTH LINE SOUTH 88°52' EAST, 206.25 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON;

SAVE AND EXCEPT PREMISES CONVEYED TO LANE COUNTY, OREGON FOR ROAD IN DEED RECORDED NOVEMBER 15, 1956, IN REEL NO. 90, RECEPTION NO. 99214, LANE COUNTY OREGON DEED RECORDS.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Nathan Scheib

OREGON
JULY 03, 2024
NATHAN SCHEIB
104648

RENEWAL DATE: 06/30/2026

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320002900 Address: 87779 La Porte Dr. Eugene, OR 97402

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 8th day of January, 2025.

Patricia Holden

STATE OF OREGON)

County of Lane)ss)

On this 8th day of January, 2025 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Patricia Holden, Trustee of Holden Joint Trust, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.
Megan Hennehan

Notary Public for Oregon
My Commission Expires 11/03/2028



LAND ANNEXATION TAX LOT 17-04-32-00-02900

LEGAL DESCRIPTION

BEGINNING AT THE SOUTH QUARTER CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE ALONG THE EAST LINE OF THE SOUTHWEST QUARTER OF SECTION 32, NORTH 00°17' WEST, 812.90 FEET; THENCE ALONG THE CENTER LINE OF A ROAD 40.0 FEET WIDE NORTH 88°52' WEST, 206.25 FEET; THENCE SOUTH 00°17' EAST, 812.90 FEET TO THE SOUTH LINE OF SECTION 32; THENCE ALONG SAID SOUTH LINE SOUTH 88°52' EAST, 206.25 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON;

SAVE AND EXCEPT PREMISES CONVEYED TO LANE COUNTY, OREGON FOR ROAD IN DEED RECORDED NOVEMBER 15, 1956, IN REEL NO. 90, RECEPTION NO. 99214, LANE COUNTY OREGON DEED RECORDS.



* CB = Coburg CG = Cottage Grove
 CR = Creswell EU = Eugene
 FL = Florence JC = Junction City
 OA = Oakridge SP = Springfield

PETITION

 Petition Signature Sheet
 Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1. <i>Patricia Holden</i>	<i>12/30/24</i>	<i>PATRICIA HOLDEN</i>	87779 La Porte Drive Eugene, OR 97402	1704320002900	✓	✓	3.76
2. <i>[Signature]</i>	<i>12.30.24</i>	<i>Kell Holden</i>	" "	" "	✓	✓	" "
3.							
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

[Signature]

(printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

X *[Signature]* (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 2 (qty). This petition reflects that 2 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 2. I hereby certify that this petition includes 2 valid signatures representing 100 (%) of the total active registered voters that are registered in the proposed annexation.

[Signature]

Lane County Department of Assessment and Taxation

1/27/25
Date Certified

[Signature]
Lane County Clerk or Deputy Signature

1/27/25
Date Certified

LAND ANNEXATION TAX LOT 17-04-32-00-02900

LEGAL DESCRIPTION

BEGINNING AT THE SOUTH QUARTER CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE ALONG THE EAST LINE OF THE SOUTHWEST QUARTER OF SECTION 32, NORTH 00°17' WEST, 812.90 FEET; THENCE ALONG THE CENTER LINE OF A ROAD 40.0 FEET WIDE NORTH 88°52' WEST, 206.25 FEET; THENCE SOUTH 00°17' EAST, 812.90 FEET TO THE SOUTH LINE OF SECTION 32; THENCE ALONG SAID SOUTH LINE SOUTH 88°52' EAST, 206.25 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON;

SAVE AND EXCEPT PREMISES CONVEYED TO LANE COUNTY, OREGON FOR ROAD IN DEED RECORDED NOVEMBER 15, 1956, IN REEL NO. 90, RECEPTION NO. 99214, LANE COUNTY OREGON DEED RECORDS.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

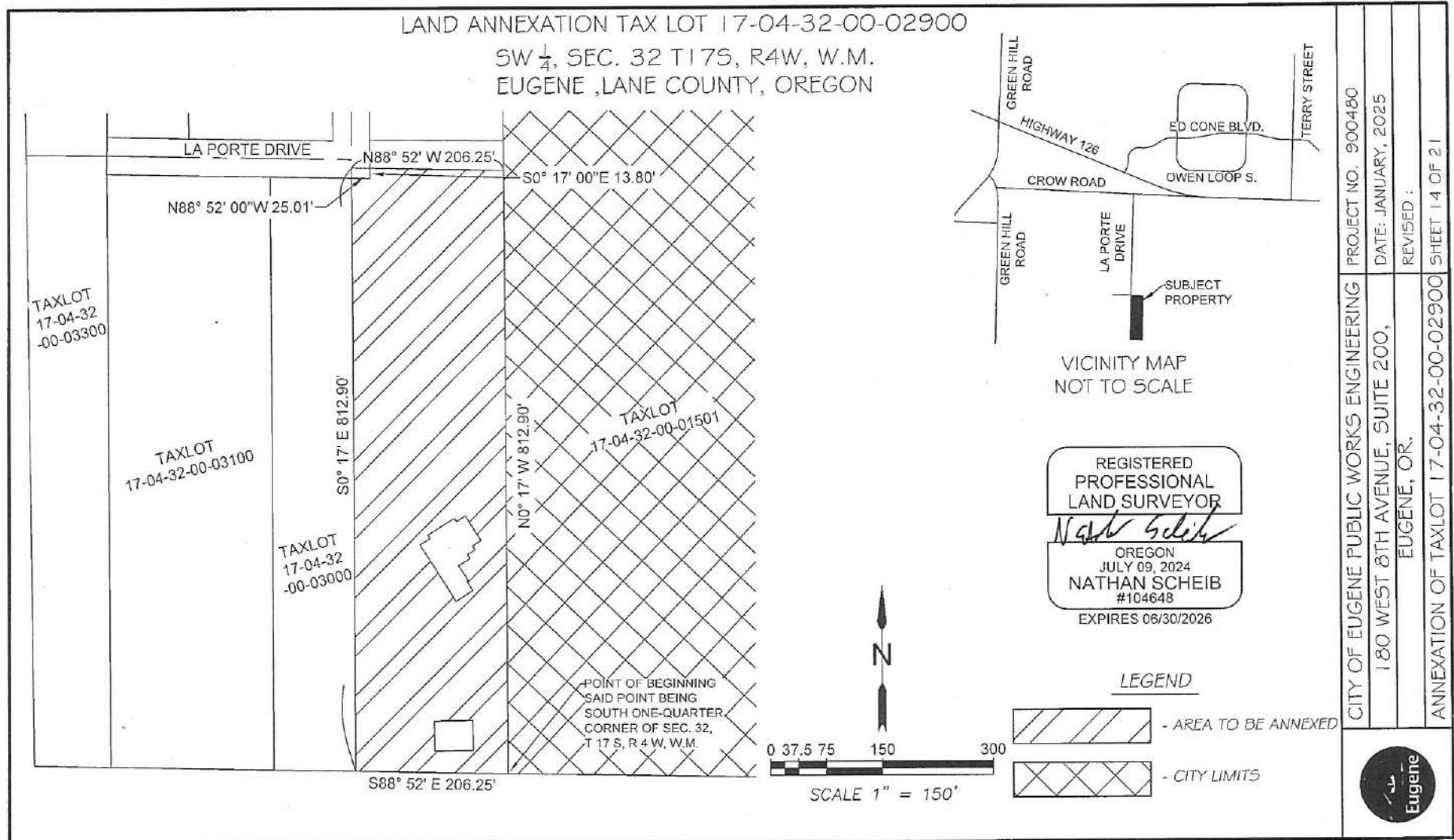
Signature: Nathan Scheib
Registered Land Surveyor

Print Name: Nathan Scheib

Date: 01/07/2025

Seal:







ANNEXATION

Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
17-04-32	1704320003900	R-1	0.29
17-04-32	1704320003800	R-1	0.23

Property Address: Vacant; 87804 LA PORTE DR. Eugene, OR 97402

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:			
Electric:	Eugene Water and Electric Board		
Water:			
Sanitary Sewer:			
Fire:	Zumwalt Rural Fire Protection District		
Schools:	Elementary: Twin Oaks	Middle: Kennedy	High: Churchill
Other:			

Filing Fee

- ☐ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement (Submit 5 copies)

- ☐ Submit a detailed written statement describing how this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 2 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 ½" x 11" sheet of paper. Site plans shall include the following information:

- ☐ Show the date & north arrow on site plan.
- ☐ Show the Assessor's Map and Tax Lot number(s) on the site plan.
- ☐ Show a vicinity map on the site plan (vicinity map does not need to be to scale).
- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements (Submit 2 paper copies and 1 digital copy of all)

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 1704320003800

Name (print): Theresa A. Haley Phone: 541-285-8522

Address: 87804 La Porte Drive

City/State/Zip: Eugene, OR 97402

Signature: *Theresa Haley*

PROPERTY OWNER OF TAX LOT: 1704320003800

Name (print): Edward J. Haley Phone: 541-285-8522

Address: 87804 La Porte Drive

City/State/Zip: Eugene, OR 97402

Signature: *Edward J. Haley*

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

SURVEYOR:

Name (print): Nathan Scheib

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): nscheib@eugene-or.gov

Phone: 541-682-5264 Fax: 541-682-8410

Signature: *Nathan Scheib*

REPRESENTATIVE (If different from Surveyor):

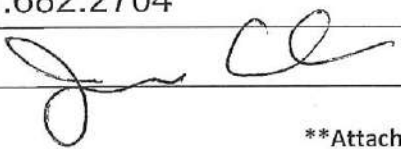
Name (print): James Colton

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): James.W.Colton@ci.eugene.or.us

Phone: 541.682.2704 Fax: _____

Signature: 

****Attached additional sheets if necessary.**

By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 1704320003900

Name (print): Theresa A. Haley Phone: 541-285-8522

Address: N/A

City/State/Zip: Eugene, OR 97402

Signature: *Theresa Haley*

PROPERTY OWNER OF TAX LOT: 1704320003900

Name (print): Edward J. Haley Phone: 541-285-8522

Address: N/A

City/State/Zip: Eugene, OR 97402

Signature: *Edward Haley*

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

SURVEYOR:

Name (print): Nathan Scheib

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): nscheib@eugene-or.gov

Phone: 541-682-5264 Fax: 541-682-8410

Signature: *Nathan Scheib*

REPRESENTATIVE (If different from Surveyor):

Name (print): James Colton

Company/Organization: City of Eugene

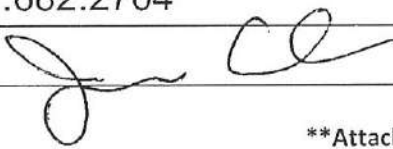
Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401

E-mail (if applicable): James.W.Colton@ci.eugene.or.us

Phone: 541.682.2704

Fax: _____

Signature: 

****Attached additional sheets if necessary.**

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320003800 Address: 87804 La Porte Dr.
Eugene, OR 97402

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 3 day of December, 2024.

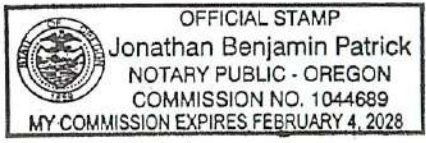
Theresa Haley

STATE OF OREGON)

County of Lane)ss
)

On this 3 day of December, 2024 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Theresa Haley, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
Notary Public for Oregon
My Commission Expires February 4, 2028

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320003800 Address: 87804 La Porte Dr.
Eugene, OR 97402

Legal Description: *See Attached*

In the corporate limits of said city, which is owned by the undersigned

DATED this 3 day of December, 2024.

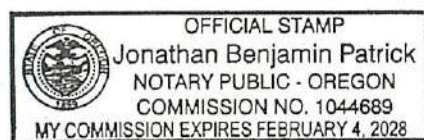
Edward Haley

STATE OF OREGON)

County of Lane)ss
)

On this 3 day of December, 20 , before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Edward Halen, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set
my hand and seal the day and year last above
written.

Jonathan Benjamin Patrick
Notary Public for Oregon

Notary Public for Oregon
My Commission Expires February 4, 2028

LAND ANNEXATION TAX LOT 17-04-32-00-03800 & 03900

LEGAL DESCRIPTIONS

TAX LOT: 03800

BEGINNING AT A POINT ON THE WESTERLY RIGHT OF WAY LINE OF LA PORTE DRIVE, WHICH IS 231.25 FEET NORTH 88°52' WEST AND 1141.86 FEET NORTH 0°17' WEST OF THE SOUTH ONE-QUARTER CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE RUNNING NORTH 88°52' WEST 127.0 FEET; THENCE SOUTH 0°17' EAST 72.0 FEET; THENCE SOUTH 86°09'40" EAST 127.15 FEET TO THE WEST RIGHT OF WAY LINE OF SAID DRIVE; THENCE NORTH 0°17' WEST 78.0 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

TAX LOT: 03900

BEGINNING AT A POINT ON THE WEST LINE OF LA PORTE DRIVE 231.25 FEET NORTH 88°52' WEST AND 1141.86 FEET NORTH 0°17' WEST FROM THE SOUTH QUARTER CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 0°17' WEST 98.43 FEET; THENCE NORTH 88°52' WEST 127.0 FEET; THENCE SOUTH 0°17' EAST 98.43 FEET; THENCE SOUTH 88°52' EAST 127.0 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.



Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320003900 Address: N/A

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 3 day of December, 2024.

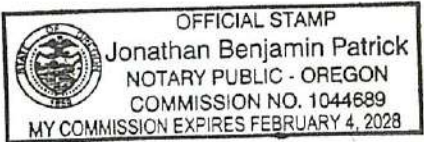
Theresa Haley

STATE OF OREGON)

County of Lane)ss
)

On this 3 day of December, 2024, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Theresa Haley, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
Notary Public for Oregon
My Commission Expires February 4, 2028

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320003900 Address: N/A

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 3 day of December, 2024.

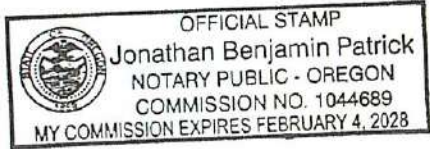
Edward Haley

STATE OF OREGON)

County of Lane)ss
)

On this 3 day of December, 2024, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Edward Haley, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
Notary Public for Oregon
My Commission Expires February 4, 2028

LAND ANNEXATION TAX LOT 17-04-32-00-03800 & 03900

LEGAL DESCRIPTIONS

TAX LOT: 03800

BEGINNING AT A POINT ON THE WESTERLY RIGHT OF WAY LINE OF LA PORTE DRIVE, WHICH IS 231.25 FEET NORTH 88°52' WEST AND 1141.86 FEET NORTH 0°17' WEST OF THE SOUTH ONE-QUARTER CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE RUNNING NORTH 88°52' WEST 127.0 FEET; THENCE SOUTH 0°17' EAST 72.0 FEET; THENCE SOUTH 86°09'40" EAST 127.15 FEET TO THE WEST RIGHT OF WAY LINE OF SAID DRIVE; THENCE NORTH 0°17' WEST 78.0 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

TAX LOT: 03900

BEGINNING AT A POINT ON THE WEST LINE OF LA PORTE DRIVE 231.25 FEET NORTH 88°52' WEST AND 1141.86 FEET NORTH 0°17' WEST FROM THE SOUTH QUARTER CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 0°17' WEST 98.43 FEET; THENCE NORTH 88°52' WEST 127.0 FEET; THENCE SOUTH 0°17' EAST 98.43 FEET; THENCE SOUTH 88°52' EAST 127.0 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.



* CB = Coburg CG = Cottage Grove
 CR = Creswell EU = Eugene
 FL = Florence JC = Junction City
 OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet
 Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1. <i>Theresa Haley</i>	12/3/24	Theresa Haley	Vacant	1704320003900			0.29
2. <i>Theresa Haley</i>	12/3/24	Theresa Haley	87804 La Porte Drive Eugene, OR 97402	1704320003800			0.23
3. <i>Edward Haley</i>	12/3/24	Edward Haley					
4. <i>Edward Haley</i>	12/3/24	Edward Haley					
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, *Jonathan Patrick* (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

X *[Signature]* (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 2 (qty). This petition reflects that 2 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 3. I hereby certify that this petition includes 2 valid signatures representing 66.6 (%) of the total active registered voters that are registered in the proposed annexation.

[Signature]
 Lane County Department of Assessment and Taxation

1/27/25
 Date Certified

[Signature]
 Lane County Clerk or Deputy Signature

1/27/25
 Date Certified

LAND ANNEXATION TAX LOT 17-04-32-00-03800 & 03900

LEGAL DESCRIPTIONS

TAX LOT: 03800

BEGINNING AT A POINT ON THE WESTERLY RIGHT OF WAY LINE OF LA PORTE DRIVE, WHICH IS 231.25 FEET NORTH 88°52' WEST AND 1141.86 FEET NORTH 0°17' WEST OF THE SOUTH ONE-QUARTER CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE RUNNING NORTH 88°52' WEST 127.0 FEET; THENCE SOUTH 0°17' EAST 72.0 FEET; THENCE SOUTH 86°09'40" EAST 127.15 FEET TO THE WEST RIGHT OF WAY LINE OF SAID DRIVE; THENCE NORTH 0°17' WEST 78.0 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

TAX LOT: 03900

BEGINNING AT A POINT ON THE WEST LINE OF LA PORTE DRIVE 231.25 FEET NORTH 88°52' WEST AND 1141.86 FEET NORTH 0°17' WEST FROM THE SOUTH QUARTER CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 0°17' WEST 98.43 FEET; THENCE NORTH 88°52' WEST 127.0 FEET; THENCE SOUTH 0°17' EAST 98.43 FEET; THENCE SOUTH 88°52' EAST 127.0 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

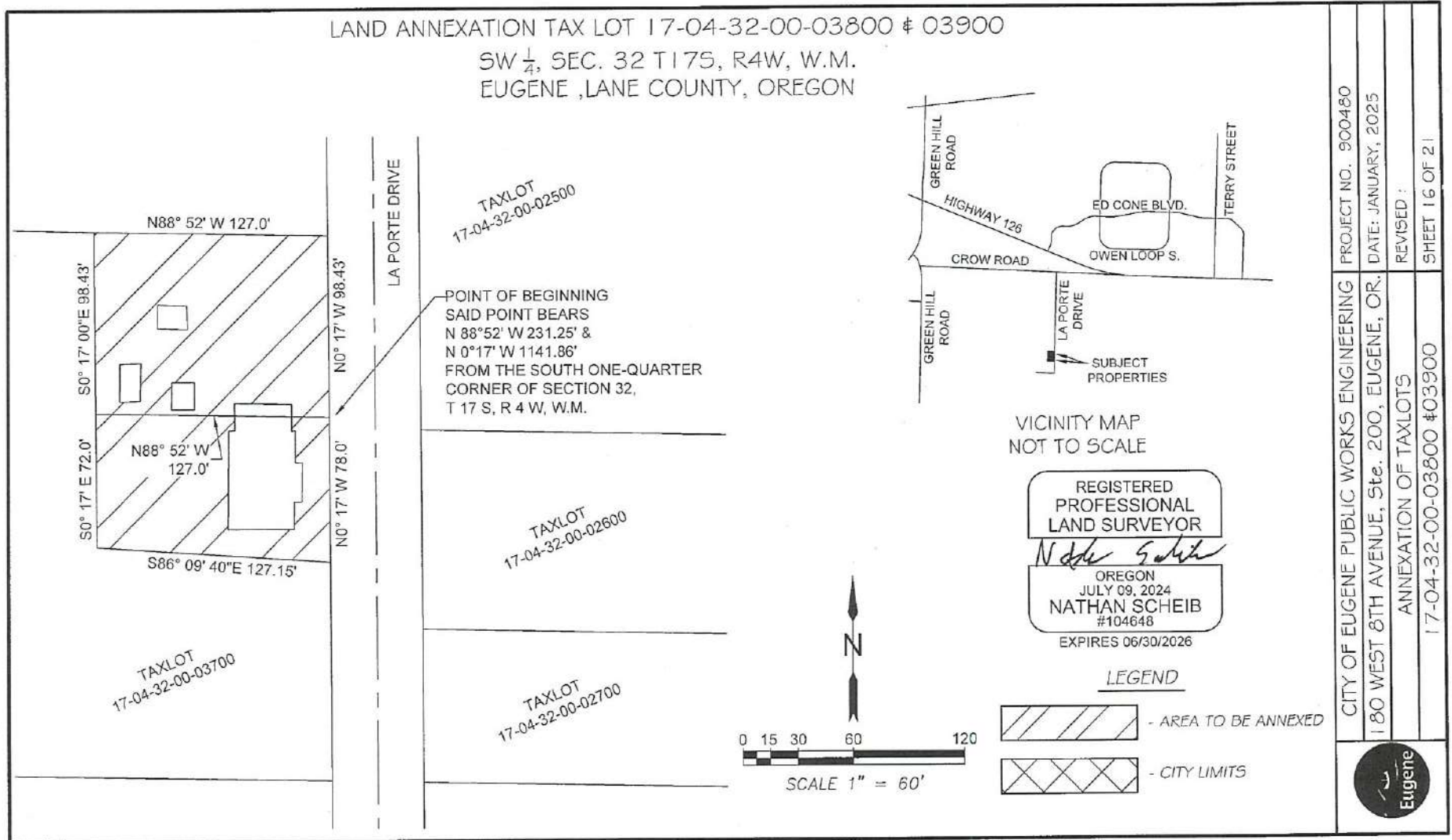
Signature: Nath Scheib
Registered Land Surveyor

Print Name: Nathan Scheib

Date: 01/07/2025

Seal:







ANNEXATION

Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
17-04-32	1704320003500	R-1	0.28

Property Address: 87748 LA PORTE DR. Eugene, OR 97402

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:			
Electric:	Eugene Water and Electric Board		
Water:			
Sanitary Sewer:			
Fire:	Zumwalt Rural Fire Protection District		
Schools:	Elementary: Twin Oaks	Middle: Kennedy	High: Churchill
Other:			

Filing Fee

- ☐ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement (Submit 5 copies)

- ☐ Submit a detailed written statement describing how this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 2 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 ½" x 11" sheet of paper. Site plans shall include the following information:

- ☐ Show the date & north arrow on site plan.
- ☐ Show the Assessor's Map and Tax Lot number(s) on the site plan.
- ☐ Show a vicinity map on the site plan (vicinity map does not need to be to scale).
- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements (Submit 2 paper copies and 1 digital copy of all)

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

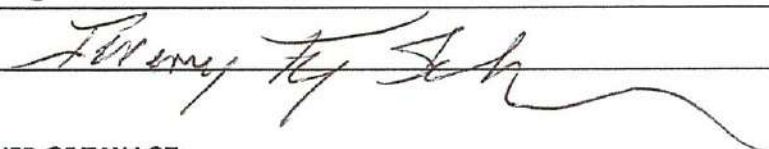
By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 1704320003500

Name (print): Jeremy Ty Scholer Phone: 541-735-5520

Address: 87748 La Porte Drive

City/State/Zip: Eugene, OR 97402

Signature: 

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

SURVEYOR:

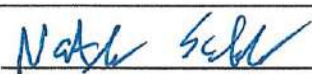
Name (print): Nathan Scheib

Company/Organization: City of Eugene

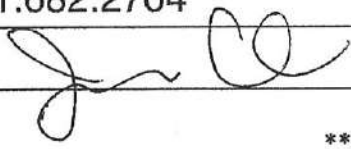
Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): nscheib@eugene-or.gov

Phone: 541-682-5264 Fax: 541-682-8410

Signature: 

REPRESENTATIVE (If different from Surveyor):

Name (print): James Colton
Company/Organization: City of Eugene
Address: 180 W. 8th Ave. 2nd Floor
City/State/Zip: Eugene, OR 97401 E-mail (if applicable): James.W.Colton@ci.eugene.or.us
Phone: 541.682.2704 Fax: _____
Signature: 

****Attached additional sheets if necessary.**

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320003500 Address: 87748 La Porte Dr. Eugene, OR 97402

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 2nd day of December, 2024.

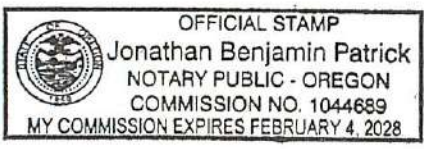
Ty Scholer

STATE OF OREGON)

County of) ss)

On this 2nd day of December, 2024, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Ty Scholer, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
Notary Public for Oregon
My Commission Expires February 4, 2028

LAND ANNEXATION TAX LOT 17-04-32-00-03500

LEGAL DESCRIPTION

BEGINNING AT THE SOUTH $\frac{1}{4}$ SECTION CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, THENCE NORTH $88^{\circ}52'$ WEST 427.52 FEET; THENCE NORTH $00^{\circ}17'$ EAST 945.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH $00^{\circ}17'$ WEST 132.10 FEET; TO THE CENTER OF A ROAD 40.0 FEET WIDE; THENCE ALONG THE CENTER LINE OF SAID ROAD NORTH $88^{\circ}52'$ WEST 110.63 FEET; THENCE ALONG THE CENTER LINE OF SAID ROAD NORTH $88^{\circ}52'$ WEST 110.63 FEET; THENCE NORTH $0^{\circ}17'$ EAST 132.10 FEET TO A POINT; THENCE SOUTH $88^{\circ}52'$ EAST 110.63 FEET TO THE TRUE POINT OF BEGINNING IN LANE COUNTY, OREGON.

EXCEPTING THAT PART CONVEYED TO LANE COUNTY FOR ROADWAY BY DEED RECORDED NOVEMBER 15, 1956, RECORDER'S RECEPTION NO. 99214, LANE COUNTY OREGON OFFICIAL RECORDS.

ALSO BEGINNING AT THE SOUTH $\frac{1}{4}$ CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, THENCE NORTH $88^{\circ}52'$ WEST 538.15 FEET AND NORTH $0^{\circ}17'$ WEST 945.0 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH $88^{\circ}52'$ WEST 110.64 FEET TO THE CENTER OF A ROAD 40.0 FEET WIDE, THENCE ALONG THE CENTER OF SAID ROAD SOUTH $0^{\circ}17'$ EAST 132.1 FEET, THENCE SOUTH $88^{\circ}52'$ EAST 110.64 FEET, THENCE NORTH $0^{\circ}17'$ WEST 132.1 FEET TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

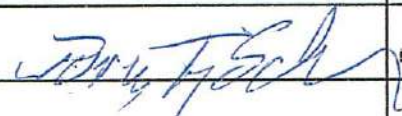


* CB = Coburg CG = Cottage Grove
 CR = Creswell EU = Eugene
 FL = Florence JC = Junction City
 OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet
 Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1. 	12/2/24	Jeremy Ty Scholer	87748 La Porte Drive Eugene, OR 97402	1704320003500	✓	✓	0.28
2.							
3.							
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. *(Attach evidence of such authorization when applicable.)*

I, Jonathan Patrick (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

X  (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 1 (qty). This petition reflects that 1 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 0. I hereby certify that this petition includes 0 valid signatures representing 0 (%) of the total active registered voters that are registered in the proposed annexation.



Lane County Department of Assessment and Taxation

1/27/25
 Date Certified



Lane County Clerk or Deputy Signature

1/27/25
 Date Certified

LAND ANNEXATION TAX LOT 17-04-32-00-03500

LEGAL DESCRIPTION

BEGINNING AT THE SOUTH ¼ SECTION CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, THENCE NORTH 88°52' WEST 427.52 FEET; THENCE NORTH 00°17' EAST 945.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 00°17' WEST 132.10 FEET; TO THE CENTER OF A ROAD 40.0 FEET WIDE; THENCE ALONG THE CENTER LINE OF SAID ROAD NORTH 88°52' WEST 110.63 FEET; THENCE ALONG THE CENTER LINE OF SAID ROAD NORTH 88°52' WEST 110.63 FEET; THENCE NORTH 0°17' EAST 132.10 FEET TO A POINT; THENCE SOUTH 88°52' EAST 110.63 FEET TO THE TRUE POINT OF BEGINNING IN LANE COUNTY, OREGON.

EXCEPTING THAT PART CONVEYED TO LANE COUNTY FOR ROADWAY BY DEED RECORDED NOVEMBER 15, 1956, RECORDER'S RECEPTION NO. 99214, LANE COUNTY OREGON OFFICIAL RECORDS.

ALSO BEGINNING AT THE SOUTH ¼ CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, THENCE NORTH 88°52' WEST 538.15 FEET AND NORTH 0°17' WEST 945.0 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 88°52' WEST 110.64 FEET TO THE CENTER OF A ROAD 40.0 FEET WIDE, THENCE ALONG THE CENTER OF SAID ROAD SOUTH 0°17' EAST 132.1 FEET, THENCE SOUTH 88°52' EAST 110.64 FEET, THENCE NORTH 0°17' WEST 132.1 FEET TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

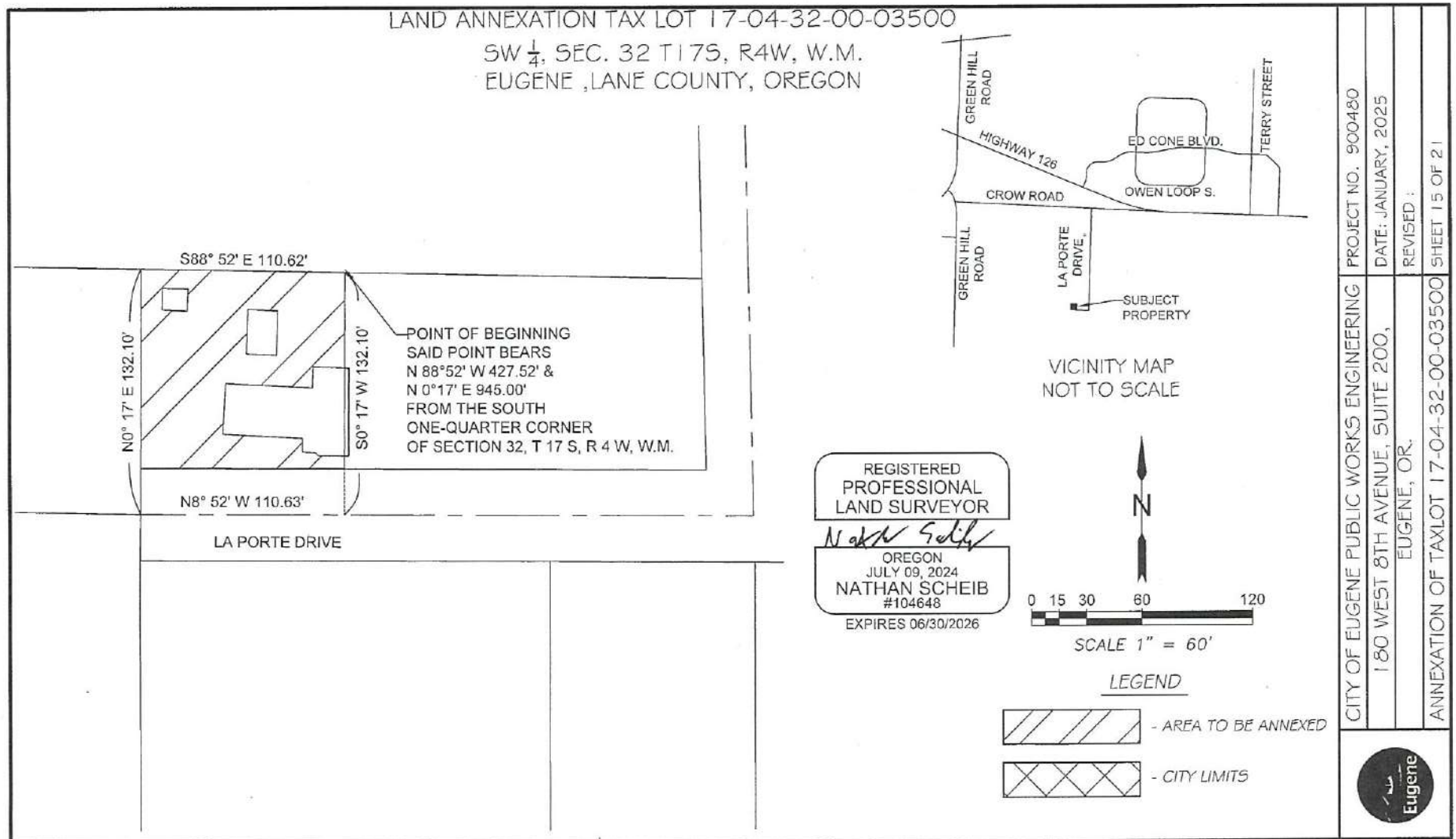
Signature: Nathan Scheib
Registered Land Surveyor

Print Name: Nathan Scheib

Date: 01/07/2025

Seal:







ANNEXATION

Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
17-04-32	1704320001600	R-1	39.69

Property Address: 5335 W 11TH AVE. Eugene, OR 97402

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:			
Electric:	Eugene Water and Electric Board		
Water:			
Sanitary Sewer:			
Fire:	Zumwalt Rural Fire Protection District		
Schools:	Elementary: Twin Oaks	Middle: Kennedy	High: Churchill
Other:			

Filing Fee

- ☐ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement (Submit 5 copies)

- ☐ Submit a detailed written statement describing how this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 2 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 ½" x 11" sheet of paper. Site plans shall include the following information:

- ☐ Show the date & north arrow on site plan.
- ☐ Show the Assessor's Map and Tax Lot number(s) on the site plan.
- ☐ Show a vicinity map on the site plan (vicinity map does not need to be to scale).
- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements (Submit 2 paper copies and 1 digital copy of all)

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 1704320001600

Name (print): MM&B LLC - Barry D. Owen Phone: 541-510-7480

Address: 5335 W 11TH AVE.

City/State/Zip: Eugene, OR 97402

Signature: 

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

SURVEYOR:

Name (print): Nathan Scheib

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): nscheib@eugene-or.gov

Phone: 541-682-5264 Fax: 541-682-8410

Signature: 

REPRESENTATIVE (If different from Surveyor):

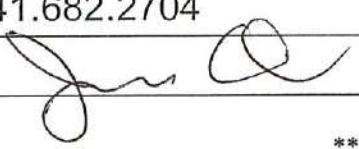
Name (print): James Colton

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): James.W.Colton@ci.eugene.or.us

Phone: 541.682.2704 Fax: _____

Signature:  _____

****Attached additional sheets if necessary.**

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320001600 Address: 5335 W. 11th Ave. Eugene, OR 97402

Legal Description: see Attached

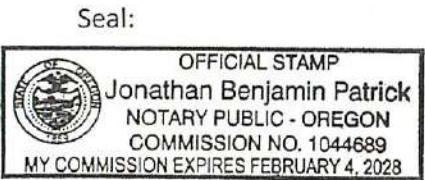
In the corporate limits of said city, which is owned by the undersigned

DATED this 27th day of November, 2024

Barry D. Owen

STATE OF OREGON)
)ss
County of)

On this 27th day of November, 20__, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Barry D. Owen, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
Notary Public for Oregon
My Commission Expires February 4, 2028

LAND ANNEXATION TAX LOT 17-04-32-00-01600

LEGAL DESCRIPTION

COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST 1/4,
SOUTHEAST 1/4, SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST, WM;
THENCE EAST 10.06 CHAINS; THENCE SOUTH 03' WEST 40.50 CHAINS, TO THE
SOUTH LINE OF SAID SECTION; THENCE WEST ALONG SAID SOUTH LINE 10.01
CHAINS; THENCE NORTH TO THE POINT OF BEGINNING IN LANE COUNTY,
OREGON. EXCEPT: THEREFROM THAT CERTAIN TRACT CONVEYED TO LANE
COUNTY BY DEED RECORDED IN VOLUME 185, PAGE 326 OF LANE COUNTY
DEED RECORDS.



* CB = Coburg CG = Cottage Grove
 CR = Creswell EU = Eugene
 FL = Florence JC = Junction City
 OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet
 Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1. <i>Barry D. Owen</i>	11-27-24	Barry D. Owen	5335 W. 11th Ave. Eugene, OR 97402	1704320001600	✓	✓	39.69
2.							
3.							
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, Jonathan Patrick (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.
 X *[Signature]* (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 1 (qty). This petition reflects that 1 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 0. I hereby certify that this petition includes 0 valid signatures representing 0 (%) of the total active registered voters that are registered in the proposed annexation.

[Signature]
 Lane County Department of Assessment and Taxation
1/27/25
 Date Certified

[Signature]
 Lane County Clerk or Deputy Signature
1/27/25
 Date Certified

LAND ANNEXATION TAX LOT 17-04-32-00-01600

LEGAL DESCRIPTION

COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST 1/4,
SOUTHEAST 1/4, SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST, WM;
THENCE EAST 10.06 CHAINS; THENCE SOUTH 03' WEST 40.50 CHAINS, TO THE
SOUTH LINE OF SAID SECTION; THENCE WEST ALONG SAID SOUTH LINE 10.01
CHAINS; THENCE NORTH TO THE POINT OF BEGINNING IN LANE COUNTY,
OREGON. EXCEPT: THEREFROM THAT CERTAIN TRACT CONVEYED TO LANE
COUNTY BY DEED RECORDED IN VOLUME 185, PAGE 326 OF LANE COUNTY
DEED RECORDS.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

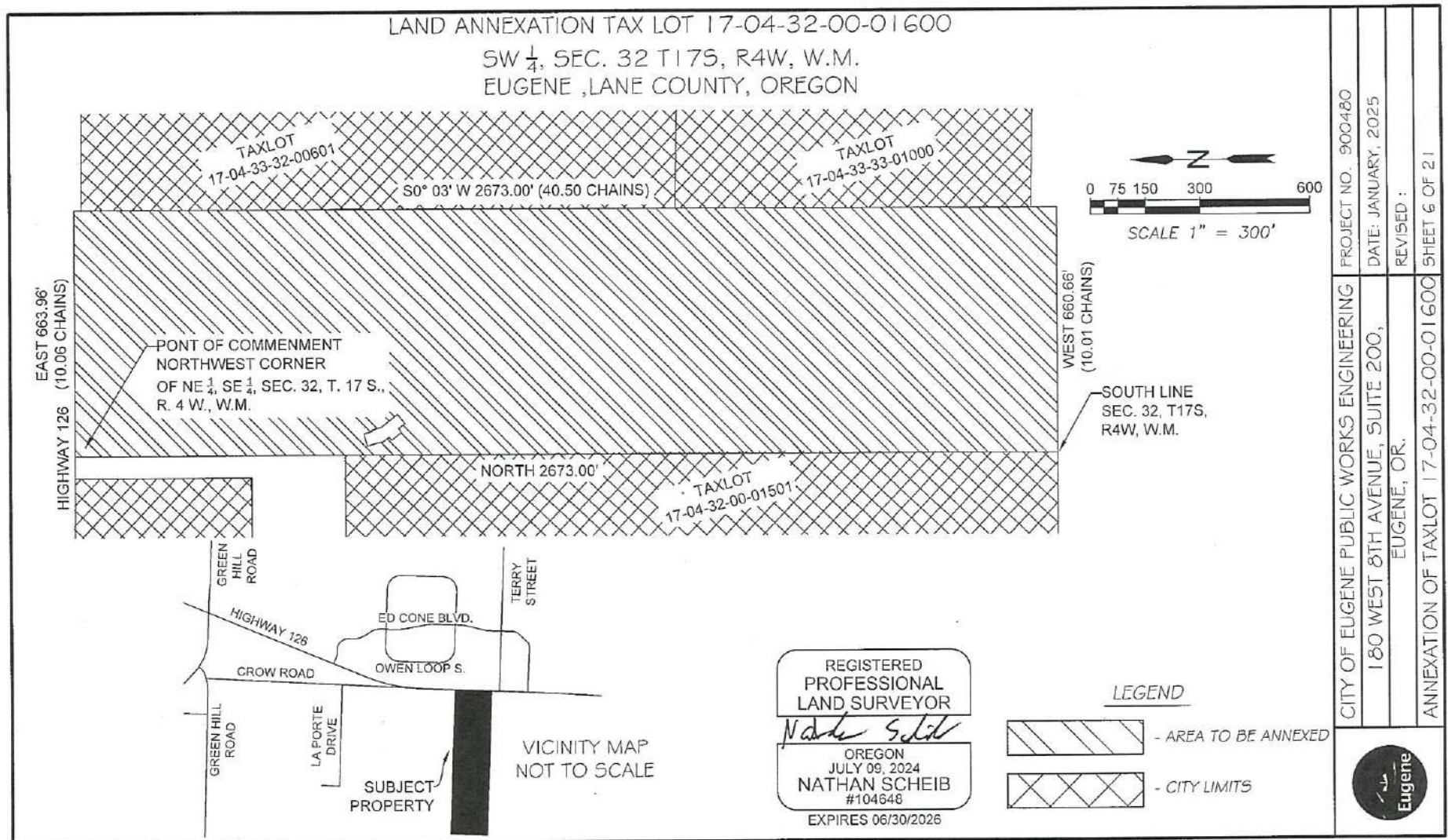
Signature: Nath Scheib
Registered Land Surveyor

Print Name: Nathan Scheib

Date: 01/07/2025

Seal:







ANNEXATION

Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
17-04-32	1704311400100	C-1	1.26
17-04-32	1704311401200	C-1	2.88

Property Address: N/A

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:			
Electric:	Eugene Water and Electric Board		
Water:			
Sanitary Sewer:			
Fire:	Zumwalt Rural Fire Protection District		
Schools:	Elementary: Twin Oaks	Middle: Kennedy	High: Churchill
Other:			

Filing Fee

- ☐ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement (Submit 5 copies)

- ☐ Submit a detailed written statement describing how this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 2 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 ½" x 11" sheet of paper. Site plans shall include the following information:

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- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements (Submit 2 paper copies and 1 digital copy of all)

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 1704311400100

Name (print): Roscoe Divine LLC Phone: 541-954-5710

Address: 555 Lincoln Street

City/State/Zip: Eugene, OR 97401

Signature: *J. Roscoe Divine*

PROPERTY OWNER OF TAX LOT: 1704311401200

Name (print): Roscoe Divine LLC Phone: 541-954-5710

Address: 555 Lincoln Street

City/State/Zip: Eugene, OR 97401

Signature: *J. Roscoe Divine*

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

SURVEYOR:

Name (print): Nathan Scheib

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): nscheib@eugene-or.gov

Phone: 541-682-5264 Fax: 541-682-8410

Signature: *Nathan Scheib*

REPRESENTATIVE (If different from Surveyor):

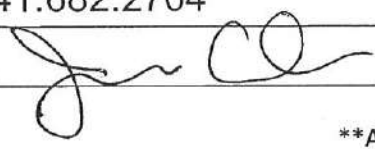
Name (print): James Colton

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): James.W.Colton@ci.eugene.or.us

Phone: 541.682.2704 Fax: _____

Signature: 

**Attached additional sheets if necessary.

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704311400100 Address: N/A

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 25th day of November, 2024.

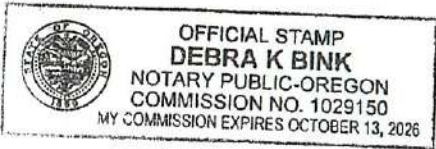
J. Roscoe Divine

STATE OF OREGON)

County of LANE)ss
)

On this 25th day of NOVEMBER, 2024 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, J. Roscoe Divine
who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Debra K. Bink
Notary Public for Oregon
My Commission Expires Oct 13, 2026

LAND ANNEXATION TAX LOT 17-04-31-14-00100

LEGAL DESCRIPTION

BEGINNING AT THE TWO AND ONE-HALF INCH IRON PIPE MARKING THE ONE-QUARTER CORNER ON THE EAST LINE OF SECTION 31, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE, NORTH $0^{\circ} 34\text{' }1/2\text{'}$ EAST 548.46 FEET ALONG THE EAST LINE OF SAID SECTION 31 TO THE NORTHEAST CORNER OF COUNTY SURVEY NO. 1239; THENCE, NORTH $88^{\circ} 56'$ WEST 20.00 FEET ALONG THE NORTH LINE OF COUNTY SURVEY NO. 1239 TO A POINT; THENCE, NORTH $0^{\circ} 34\text{' }1/2\text{'}$ EAST 411.70 FEET PARALLEL WITH AND 20.00 FEET WEST OF THE EAST LINE OF SAID SECTION 31 TO THE TRUE POINT OF BEGINNING, SAID POINT BEING REFERENCED BY AN IRON PIN WHICH BEARS NORTH $88^{\circ} 56'$ WEST A DISTANCE OF 34.40 FEET; THENCE NORTH $0^{\circ} 34\text{' }1/2\text{'}$ EAST 176.81 FEET CONTINUING SAID LINE TO ITS INTERSECTIONS WITH THE SOUTHERLY LINE OF THE EUGENE-VENETA HIGHWAY, KNOWN AS ROUTE F (BEING 80 FEET IN WIDTH); THENCE, NORTH $69^{\circ} 20' 45''$ WEST 273.49 FEET ALONG THE SOUTHERLY LINE OF SAID HIGHWAY, BEING A LINE PARALLEL WITH AND 40 FEET FROM WHEN MEASURED AT RIGHT ANGLES TO THE CENTER-LINE THEREOF, TO A POINT; THENCE, SOUTH $0^{\circ} 02' 45''$ WEST 268.51 FEET TO A POINT MARKED BY AN IRON PIN; THENCE, SOUTH $88^{\circ} 56'$ EAST 254.40 FEET TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

EXCEPT THAT PORTION LYING WITHIN THAT TRACT OF LAND DESCRIBED IN EXHIBIT "A" OF DECLARATION OF PROPERTY LINE ADJUSTMENT AND PROPERTY LINE ADJUSTMENT DEED RECORDED FEBRUARY 16, 1999, RECEPTION NO. 99014159, LANE COUNTY OFFICIAL RECORDS, IN LANE COUNTY, OREGON.



Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704311401200 Address: N/A

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 25th day of November, 2024.

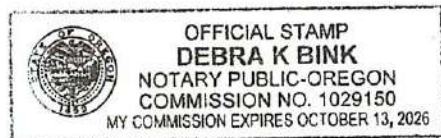
J. Roscoe Divine

STATE OF OREGON)

County of Lane)ss
)

On this 25th day of November, 2024 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, J. Roscoe Divine, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Debra K. Bink
Notary Public for Oregon
My Commission Expires Oct 13, 2026

LAND ANNEXATION TAX LOT 17-04-31-14-01200

LEGAL DESCRIPTION

BEGINNING AT THE TWO AND ONE-HALF INCH IRON PIPE MARKING THE ONE QUARTER CORNER ON THE EAST LINE OF SECTION 31, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 0°34'-1/2' EAST 548.46 FEET ALONG THE EAST LINE OF SAID SECTION 31 TO THE NORTHEAST CORNER OF COUNTY SURVEY NO. 1239; THENCE NORTH 0°34'-1/2' EAST 200.00 FEET CONTINUING ALONG THE EAST LINE OF SAID SECTION 31 TO A POINT; THENCE NORTH 88° 56' WEST 273.37 FEET ALONG A LINE PARALLEL WITH THE NORTH LINE OF COUNTY SURVEY NO. 1239 TO THE TRUE POINT OF BEGINNING; THENCE NORTH 88° 56' WEST 240 FEET CONTINUING PARALLEL WITH SAID COUNTY SURVEY LINE TO POINT; THENCE NORTH 0°17'30" EAST 565.59 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF THE EUGENE-VENETA HIGHWAY, KNOWN AS ROUTE "F" (BEING 80 FEET IN WIDTH); THENCE SOUTH 69° 20'45" EAST 254.78 FEET ALONG THE SOUTHERLY LINE OF SAID HIGHWAY, BEING A LINE PARALLEL WITH AND 40 FEET FROM, WHEN MEASURED AT RIGHT ANGLES TO THE CENTER-LINE THEREOF, TO A POINT; THENCE SOUTH 0°02'45" WEST 268.51 FEET TO A POINT MARKED BY AN IRON PIN; THENCE SOUTH 0°17'30" WEST 211.70 FEET TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON.



* CB = Coburg CG = Cottage Grove
 CR = Creswell EU = Eugene
 FL = Florence JC = Junction City
 OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet
 Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1. <i>J. Roscoe Divine</i>	11-25-24	J. Roscoe Divine	N/A	1704311400100	-	-	1.26
2. <i>J. Roscoe Divine</i>	11-25-24	J. Roscoe Divine	N/A	1704311401200	-	-	2.88
3.							
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, Jonathan Patrick (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

X *[Signature]* (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 1 (qty). This petition reflects that 1 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 0. I hereby certify that this petition includes 0 valid signatures representing 0 (%) of the total active registered voters that are registered in the proposed annexation.

[Signature]
 Lane County Department of Assessment and Taxation
1/27/25
 Date Certified

[Signature]
 Lane County Clerk or Deputy Signature
1/27/25
 Date Certified

LAND ANNEXATION TAX LOT 17-04-31-14-00100

LEGAL DESCRIPTION

BEGINNING AT THE TWO AND ONE-HALF INCH IRON PIPE MARKING THE ONE-QUARTER CORNER ON THE EAST LINE OF SECTION 31, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE, NORTH $0^{\circ} 34\text{' }1/2\text{'}$ EAST 548.46 FEET ALONG THE EAST LINE OF SAID SECTION 31 TO THE NORTHEAST CORNER OF COUNTY SURVEY NO. 1239; THENCE, NORTH $88^{\circ} 56'$ WEST 20.00 FEET ALONG THE NORTH LINE OF COUNTY SURVEY NO. 1239 TO A POINT; THENCE, NORTH $0^{\circ} 34\text{' }1/2\text{'}$ EAST 411.70 FEET PARALLEL WITH AND 20.00 FEET WEST OF THE EAST LINE OF SAID SECTION 31 TO THE TRUE POINT OF BEGINNING, SAID POINT BEING REFERENCED BY AN IRON PIN WHICH BEARS NORTH $88^{\circ} 56'$ WEST A DISTANCE OF 34.40 FEET; THENCE NORTH $0^{\circ} 34\text{' }1/2\text{'}$ EAST 176.81 FEET CONTINUING SAID LINE TO ITS INTERSECTIONS WITH THE SOUTHERLY LINE OF THE EUGENE-VENETA HIGHWAY, KNOWN AS ROUTE F (BEING 80 FEET IN WIDTH); THENCE, NORTH $69^{\circ} 20' 45''$ WEST 273.49 FEET ALONG THE SOUTHERLY LINE OF SAID HIGHWAY, BEING A LINE PARALLEL WITH AND 40 FEET FROM WHEN MEASURED AT RIGHT ANGLES TO THE CENTER-LINE THEREOF, TO A POINT; THENCE, SOUTH $0^{\circ} 02' 45''$ WEST 268.51 FEET TO A POINT MARKED BY AN IRON PIN; THENCE, SOUTH $88^{\circ} 56'$ EAST 254.40 FEET TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

EXCEPT THAT PORTION LYING WITHIN THAT TRACT OF LAND DESCRIBED IN EXHIBIT "A" OF DECLARATION OF PROPERTY LINE ADJUSTMENT AND PROPERTY LINE ADJUSTMENT DEED RECORDED FEBRUARY 16, 1999, RECEPTION NO. 99014159, LANE COUNTY OFFICIAL RECORDS, IN LANE COUNTY, OREGON.



LAND ANNEXATION TAX LOT 17-04-31-14-01200

LEGAL DESCRIPTION

BEGINNING AT THE TWO AND ONE-HALF INCH IRON PIPE MARKING THE ONE QUARTER CORNER ON THE EAST LINE OF SECTION 31, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 0°34'-1/2' EAST 548.46 FEET ALONG THE EAST LINE OF SAID SECTION 31 TO THE NORTHEAST CORNER OF COUNTY SURVEY NO. 1239; THENCE NORTH 0°34'-1/2' EAST 200.00 FEET CONTINUING ALONG THE EAST LINE OF SAID SECTION 31 TO A POINT; THENCE NORTH 88° 56' WEST 273.37 FEET ALONG A LINE PARALLEL WITH THE NORTH LINE OF COUNTY SURVEY NO. 1239 TO THE TRUE POINT OF BEGINNING; THENCE NORTH 88° 56' WEST 240 FEET CONTINUING PARALLEL WITH SAID COUNTY SURVEY LINE TO POINT; THENCE NORTH 0°17'30" EAST 565.59 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF THE EUGENE-VENETA HIGHWAY, KNOWN AS ROUTE "F" (BEING 80 FEET IN WIDTH); THENCE SOUTH 69° 20'45" EAST 254.78 FEET ALONG THE SOUTHERLY LINE OF SAID HIGHWAY, BEING A LINE PARALLEL WITH AND 40 FEET FROM, WHEN MEASURED AT RIGHT ANGLES TO THE CENTER-LINE THEREOF, TO A POINT; THENCE SOUTH 0°02'45" WEST 268.51 FEET TO A POINT MARKED BY AN IRON PIN; THENCE SOUTH 0°17'30" WEST 211.70 FEET TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:

Nath Scheib

Registered Land Surveyor

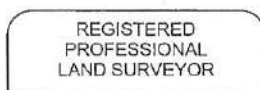
Print Name:

Nathan Scheib

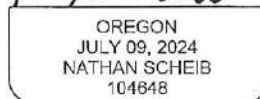
Date:

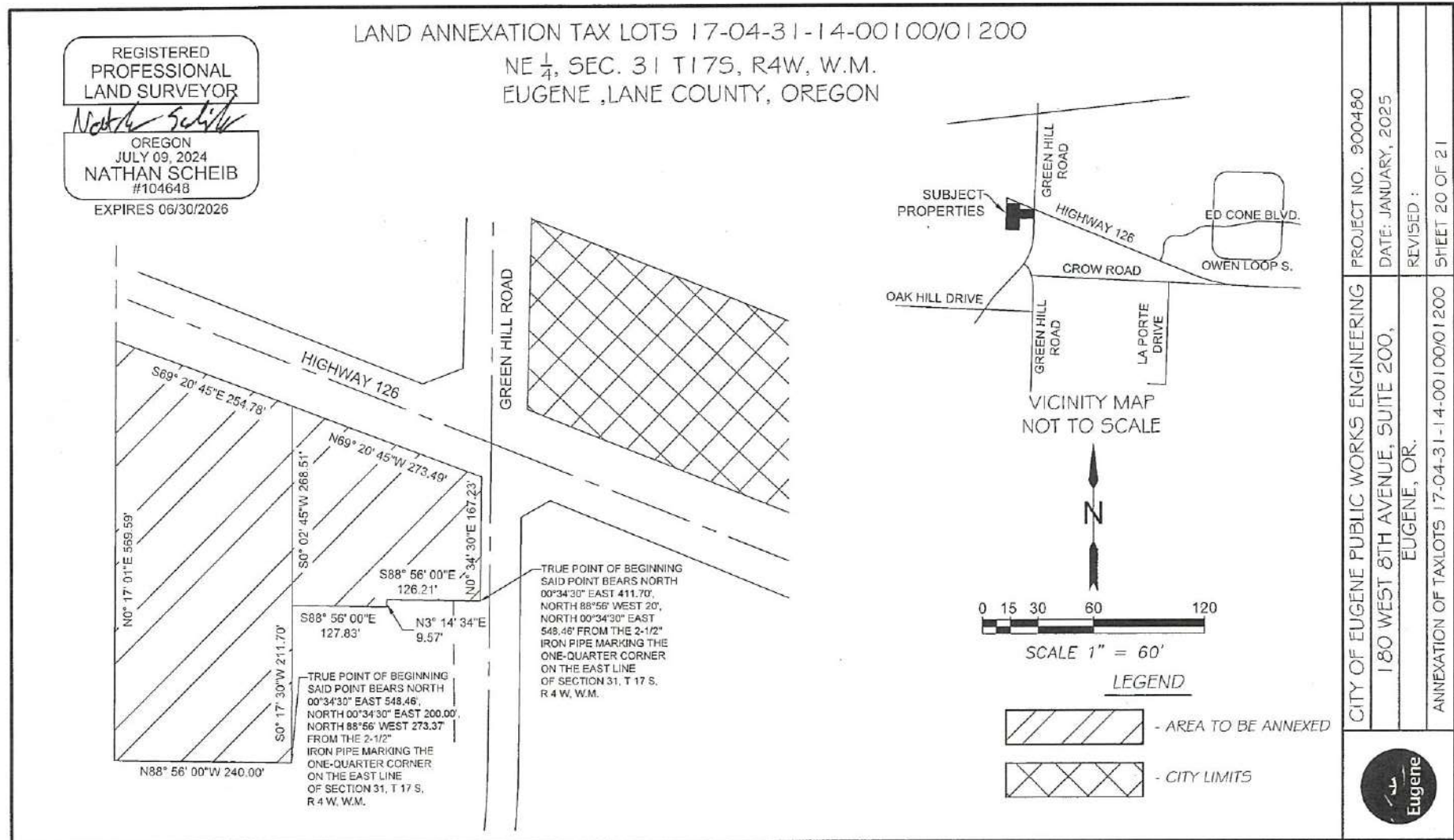
01/07/2025

Seal:



Nath Scheib







ANNEXATION

Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
17-04-32	1704320002100	R-1	0.82
17-04-32	1704320001700	R-2	0.43
17-04-32	1704320002200	R-1	0.82

Property Address: N/A, Property is vacant with no address

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:			
Electric:	Eugene Water and Electric Board		
Water:			
Sanitary Sewer:			
Fire:	Zumwalt Rural Fire Protection District		
Schools:	Elementary: Twin Oaks	Middle: Kennedy	High: Churchill
Other:			

Filing Fee

- ☐ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement (Submit 5 copies)

- ☐ Submit a detailed written statement describing **how** this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 2 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 1/2" x 11" sheet of paper. Site plans shall include the following information:

- ☐ Show the date & north arrow on site plan.
- ☐ Show the Assessor's Map and Tax Lot number(s) on the site plan.
- ☐ Show a vicinity map on the site plan (vicinity map does not need to be to scale).
- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements (Submit 2 paper copies and 1 digital copy of all)

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

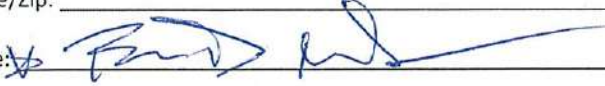
By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 1704320002100

Name (print): Bran D. Nelson Phone: 541-505-1867

Address: _____

City/State/Zip: _____

Signature: 

PROPERTY OWNER OF TAX LOT: 1704320001700

Name (print): Bran D. Nelson Phone: 541-505-1867

Address: _____

City/State/Zip: _____

Signature: 

PROPERTY OWNER OF TAX LOT: 1704320002200

Name (print): Bran D. Nelson Phone: 541-505-1867

Address: _____

City/State/Zip: _____

Signature: 

SURVEYOR:

Name (print): Nathan Scheib

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): nscheib@eugene-or.gov

Phone: 541-682-5264 Fax: 541-682-8410

Signature: 

REPRESENTATIVE (If different from Surveyor):

Name (print): James Colton

Company/Organization: City of Eugene

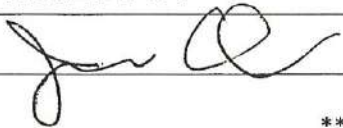
Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401

E-mail (if applicable): James.W.Colton@ci.eugene.or.us

Phone: 541.682.2704

Fax: _____

Signature: 

****Attached additional sheets if necessary.**

By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 1704320002200

Name (print): Wendie I. Nelson as Trustee of the Wendie I. Nelson Trust Phone: 541-852-0316

Address: 54-555 Honomakau Rd.

City/State/Zip: Kapaae HI. 96755

Signature: Wendie I Nelson TTEE

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

SURVEYOR:

Name (print): Nathan Scheib

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): nscheib@eugene-or.gov

Phone: 541-682-5264 Fax: 541-682-8410

Signature: Nathan Scheib

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320001700 Address: N/A

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 25th day of November, 2024.

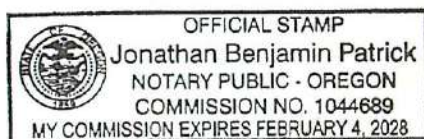
[Signature]

STATE OF OREGON)

County of) ss
)

On this 25th day of November, 2024 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Brian Nelson, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
Notary Public for Oregon
My Commission Expires February 4, 2028

LAND ANNEXATION TAX LOT 17-04-32-00-01700

LEGAL DESCRIPTION

BEGINNING AT A POINT ON THE EAST LINE OF THE SW ¼ OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, N. 00°17' W. 2519.88 FEET FROM THE SOUTH ¼ SECTION CORNER, THENCE N. 00°17' W. 102.24 FEET ALONG THE EAST LINE OF SAID SW ¼ TO THE SOUTH LINE OF COUNTY ROAD NO. 323; THENCE N. 88° 52' W. 181.25 FEET ALONG THE SOUTH LINE OF SAID COUNTY ROAD; THENCE S. 00°17' 102.24 FEET; THENCE S. 88° 52' E. 181.25 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.



Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320002100 Address: N/A

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 25th day of November, 2024

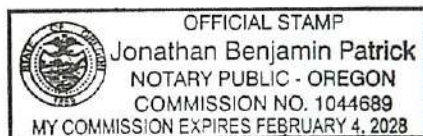
B. D. Nelson

STATE OF OREGON)

County of) ss)

On this 25th day of November, 2024 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Gran Nelson, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
Notary Public for Oregon
My Commission Expires February 4, 2028

LAND ANNEXATION TAX LOT 17-04-32-00-02100

LEGAL DESCRIPTION

BEGINNING AT A POINT ON THE EAST LINE OF THE SW1/4 OF SECTION 32,
TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN;
THENCE N 00°17' WEST 1732.44 FEET FROM THE SOUTH 1/4 CORNER OF SAID
SECTION 32; THENCE ALONG SAID EAST LINE, NORTH 00°17' WEST 196.88 FEET;
THENCE NORTH 88°52' WEST 206.25 FEET TO THE CENTER LINE OF A ROAD,
40.00-FEET WIDE; THENCE ALONG SAID CENTER LINE, SOUTH 00°17' EAST
196.86 FEET; THENCE SOUTH 88°52' EAST 206.25 FEET TO THE POINT OF
BEGINNING, IN LANE COUNTY, OREGON.

CONTAINING MORE OR LESS 0.93 ACRES.

EXCEPT: 0.11 ACRES TO LANE COUNTY FOR ROAD PURPOSES BY DEED 99214.
905121



Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320002200 Address: N/A

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 25th day of November, 2024

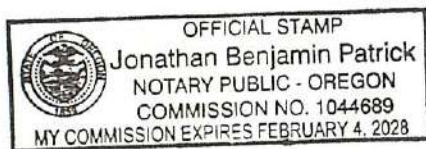
[Signature]

STATE OF OREGON)

County of) ss)

On this 25th day of November, 2024, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Brian Nelson, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick

Notary Public for Oregon

My Commission Expires February 4, 2028

LAND ANNEXATION TAX LOT 17-04-32-00-02200

LEGAL DESCRIPTION

BEGINNING AT A POINT ON THE EAST LINE OF THE SOUTHWEST ONE-QUARTER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, NORTH 00°17' WEST 1,535.58 FEET FROM THE SOUTH ONE-QUARTER SECTION CORNER OF SECTION 32; THENCE NORTH 0°17' WEST 196.86 FEET; THENCE NORTH 88°52' WEST 206.25 FEET TO THE CENTER OF A ROAD 40.00 FEET WIDE; THENCE ALONG THE CENTER LINE OF SAID ROAD, SOUTH 0°17' EAST 206.25 FEET; THENCE SOUTH 88°52' EAST 206.25 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

CONTAINING MORE OR LESS 0.93 ACRES.

EXCEPT: 0.11 ACRES TO LANE COUNTY FOR ROAD PURPOSES BY DEED 99214. 905121



Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320002200 Address: N/A

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 13 day of January, 2025

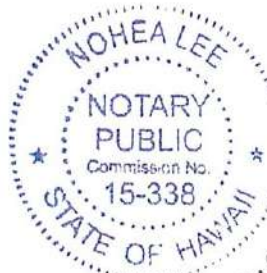
Wendie I. Nelson

STATE OF ~~OREGON~~) Hawaii
County of Hawaii) ss

On this 3rd day of January, 2025 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Wendie I. Nelson

who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

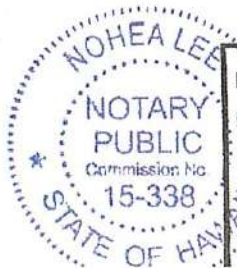
Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

[Signature]

Notary Public for Hawaii
My Commission Expires OCT 11 2027



NOTARY CERTIFICATION	
Date	<u>JAN - 3 2025</u> Third Circuit
Notary Name	<u>Nohea Lee</u>
Commission Expiration Date	<u>OCT 11 2027</u>
Notary Signature	<u>[Signature]</u>

LAND ANNEXATION TAX LOT 17-04-32-00-02200

LEGAL DESCRIPTION

BEGINNING AT A POINT ON THE EAST LINE OF THE SOUTHWEST ONE-QUARTER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, NORTH 00°17' WEST 1,535.58 FEET FROM THE SOUTH ONE-QUARTER SECTION CORNER OF SECTION 32; THENCE NORTH 0°17' WEST 196.86 FEET; THENCE NORTH 88°52' WEST 206.25 FEET TO THE CENTER OF A ROAD 40.00 FEET WIDE; THENCE ALONG THE CENTER LINE OF SAID ROAD, SOUTH 0°17' EAST 206.25 FEET; THENCE SOUTH 88°52' EAST 206.25 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

CONTAINING MORE OR LESS 0.93 ACRES.

EXCEPT: 0.11 ACRES TO LANE COUNTY FOR ROAD PURPOSES BY DEED 99214. 905121



* CB = Coburg CG = Cottage Grove
 CR = Creswell EU = Eugene
 FL = Florence JC = Junction City
 OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet
 Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1. 	11/25/11	BRAND NELSON		1704320002100	✓	✓	0.82
2. 	11/25/11	BRAND NELSON		1704320001700	✓	✓	0.43
3. 	11/25/11	BRAND NELSON		1704320002200	✓	✓	0.82
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, Jonathan Patrick (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

X  (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 1 (qty). This petition reflects that 1 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 0. I hereby certify that this petition includes 0 valid signatures representing 0 (%) of the total active registered voters that are registered in the proposed annexation.


 Lane County Department of Assessment and Taxation
11/27/25
 Date Certified


 Lane County Clerk or Deputy Signature
11/27/25
 Date Certified

* CB = Coburg CG = Cottage Grove
 CR = Creswell EU = Eugene
 FL = Florence JC = Junction City
 OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet
 Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1. <u>Wendie I. Nelson</u>	<u>Jan 3 2025</u>	Wendie I. Nelson	5455 Honomakua Rd Kapoli, HI 96755	1704320002200	✓	✓	0.82
2.							
3.							
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, Jonathan Patrick (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

X [Signature] (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 1 (qty). This petition reflects that 1 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 0. I hereby certify that this petition includes 0 valid signatures representing 0 (%) of the total active registered voters that are registered in the proposed annexation.

[Signature]
 Lane County Department of Assessment and Taxation
1/27/2025
 Date Certified

[Signature]
 Lane County Clerk or Deputy Signature
1/27/25
 Date Certified

LAND ANNEXATION TAX LOT 17-04-32-00-01700

LEGAL DESCRIPTION

BEGINNING AT A POINT ON THE EAST LINE OF THE SW ¼ OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, N. 00°17' W. 2519.88 FEET FROM THE SOUTH ¼ SECTION CORNER, THENCE N. 00°17' W. 102.24 FEET ALONG THE EAST LINE OF SAID SW ¼ TO THE SOUTH LINE OF COUNTY ROAD NO. 323; THENCE N. 88° 52' W. 181.25 FEET ALONG THE SOUTH LINE OF SAID COUNTY ROAD; THENCE S. 00°17' 102.24 FEET; THENCE S. 88° 52' E. 181.25 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:

Nath Scheib
Registered Land Surveyor

Print Name:

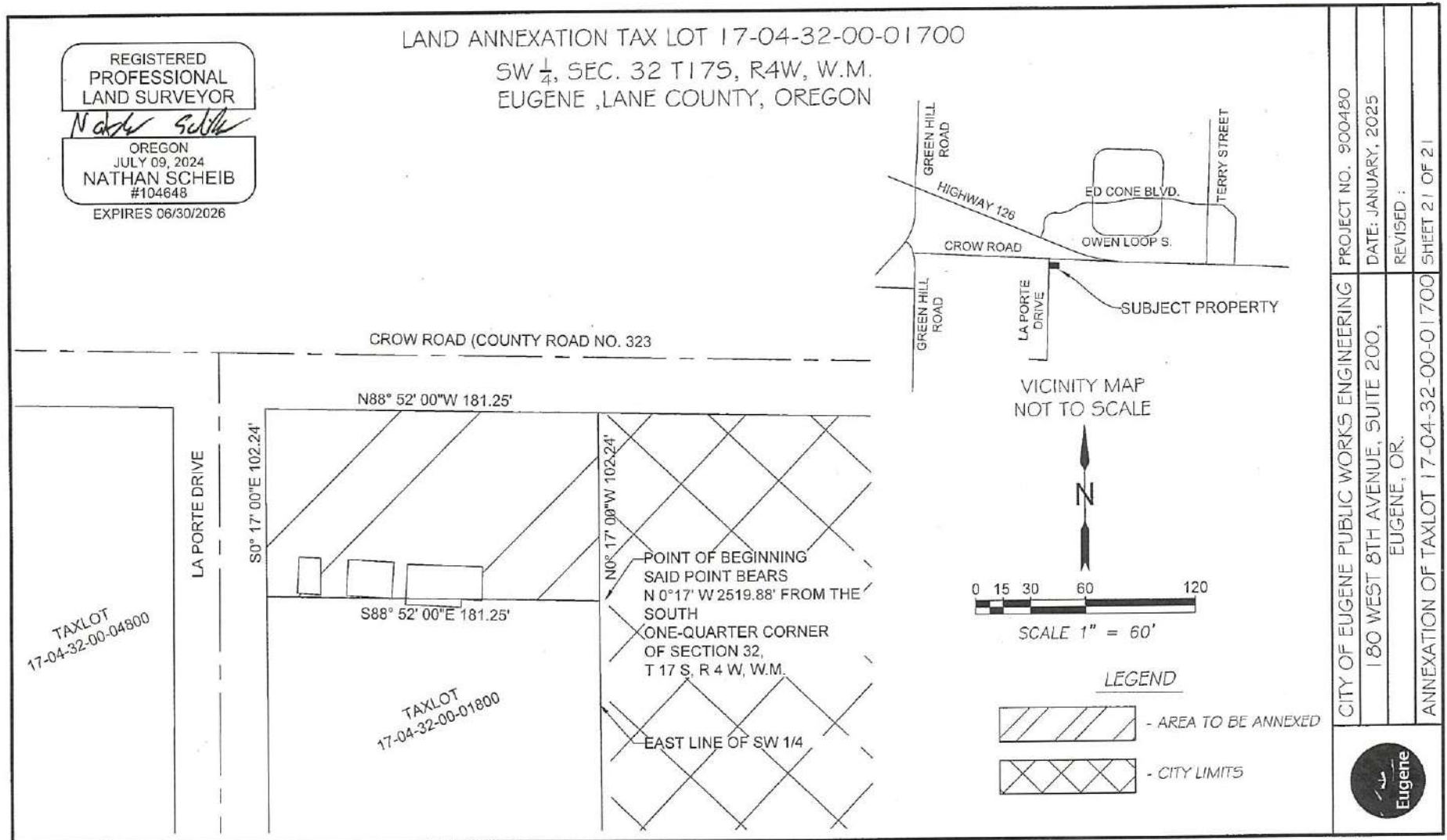
Nathan Scheib

Date:

01/07/2025

Seal:





LAND ANNEXATION TAX LOT 17-04-32-00-02100

LEGAL DESCRIPTION

BEGINNING AT A POINT ON THE EAST LINE OF THE SW1/4 OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE N 00°17' WEST 1732.44 FEET FROM THE SOUTH 1/4 CORNER OF SAID SECTION 32; THENCE ALONG SAID EAST LINE, NORTH 00°17' WEST 196.88 FEET; THENCE NORTH 88°52' WEST 206.25 FEET TO THE CENTER LINE OF A ROAD, 40.00-FEET WIDE; THENCE ALONG SAID CENTER LINE, SOUTH 00°17' EAST 196.86 FEET; THENCE SOUTH 88°52' EAST 206.25 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

CONTAINING MORE OR LESS 0.93 ACRES.

EXCEPT: 0.11 ACRES TO LANE COUNTY FOR ROAD PURPOSES BY DEED 99214. 905121



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

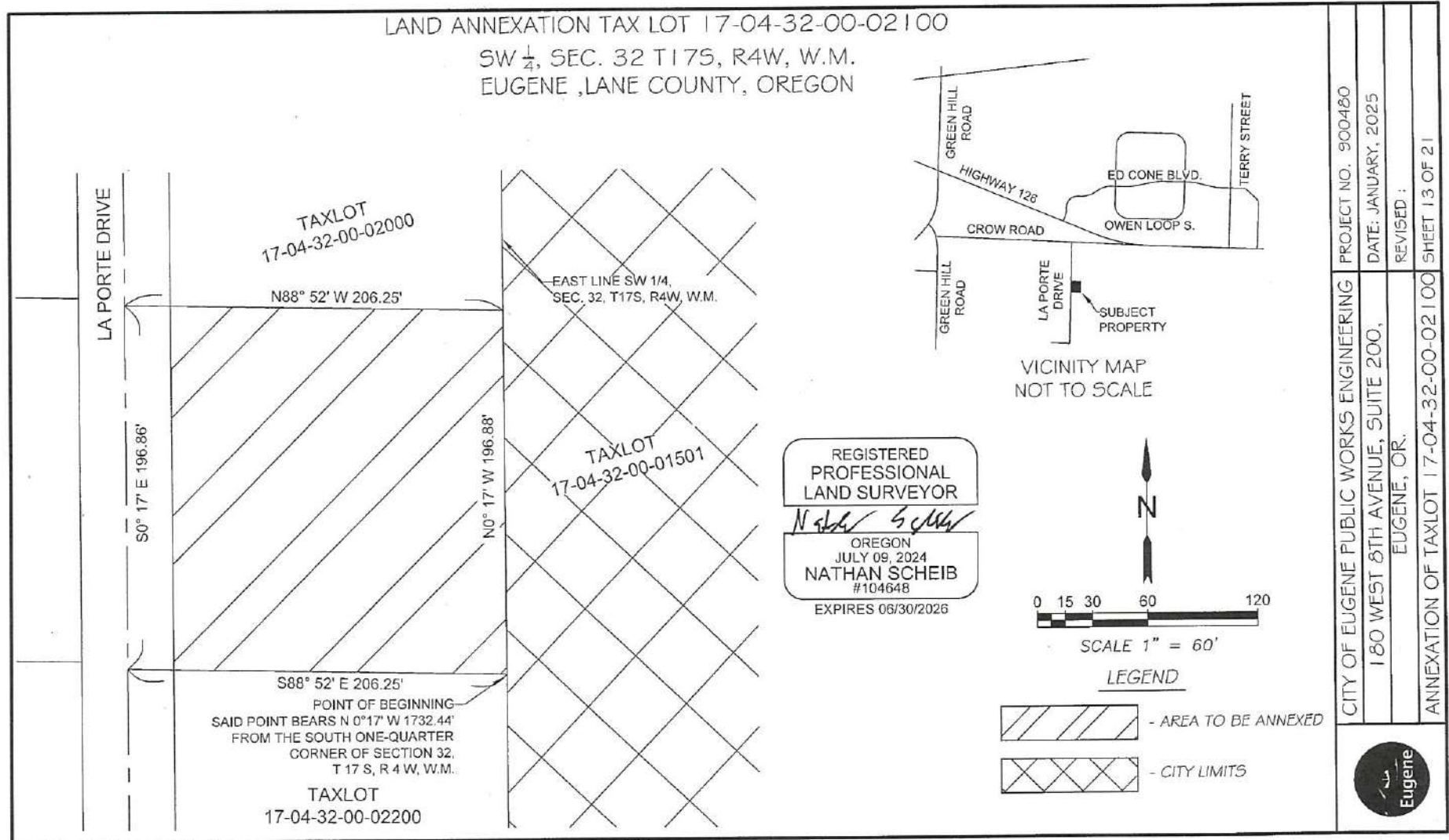
Signature: Nath Scheib
Registered Land Surveyor

Print Name: Nathan Scheib

Date: 01/07/2025

Seal:





LAND ANNEXATION TAX LOT 17-04-32-00-02200

LEGAL DESCRIPTION

BEGINNING AT A POINT ON THE EAST LINE OF THE SOUTHWEST ONE-QUARTER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, NORTH 00°17' WEST 1,535.58 FEET FROM THE SOUTH ONE-QUARTER SECTION CORNER OF SECTION 32; THENCE NORTH 0°17' WEST 196.86 FEET; THENCE NORTH 88°52' WEST 206.25 FEET TO THE CENTER OF A ROAD 40.00 FEET WIDE; THENCE ALONG THE CENTER LINE OF SAID ROAD, SOUTH 0°17' EAST 206.25 FEET; THENCE SOUTH 88°52' EAST 206.25 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

CONTAINING MORE OR LESS 0.93 ACRES.

EXCEPT: 0.11 ACRES TO LANE COUNTY FOR ROAD PURPOSES BY DEED 99214. 905121



Certification of Description

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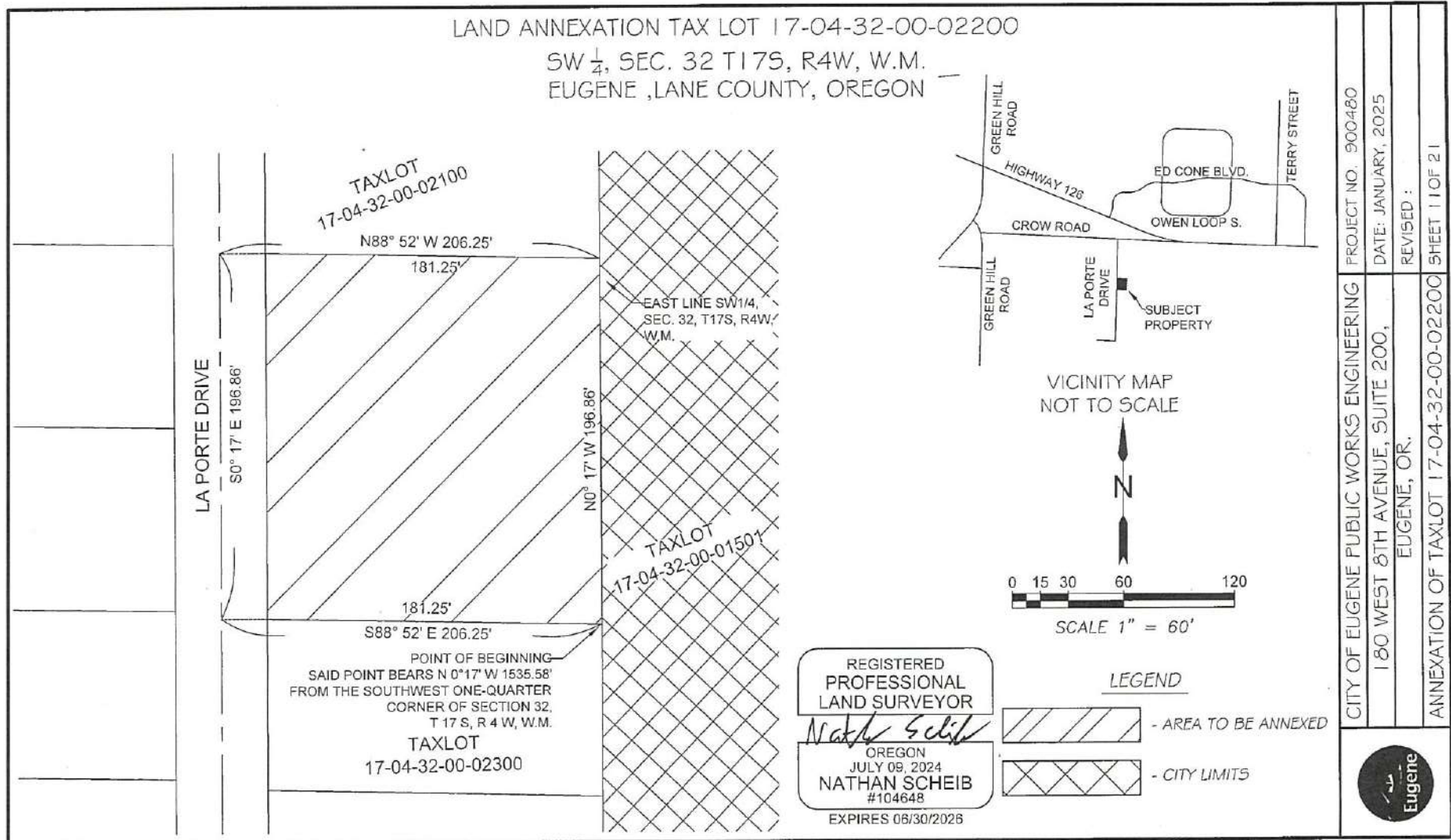
Signature: Nathan Scheib
Registered Land Surveyor

Print Name: Nathan Scheib

Date: 01/07/2025

Seal:







ANNEXATION

Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
17-04-32	1704320003100	R-1	4.00

Property Address: 87763 LA PORTE DR. Eugene, OR 97402

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:			
Electric:	Eugene Water and Electric Board		
Water:			
Sanitary Sewer:			
Fire:	Zumwalt Rural Fire Protection District		
Schools:	Elementary: Twin Oaks	Middle: Kennedy	High: Churchill
Other:			

Filing Fee

- ☐ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement (Submit 5 copies)

- ☐ Submit a detailed written statement describing how this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 2 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 1/2" x 11" sheet of paper. Site plans shall include the following information:

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- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

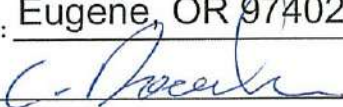
Other Application Requirements *(Submit 2 paper copies and 1 digital copy of all)*

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 1704320003100

Name (print): Craig J. Donaldson Phone: (541) 505-0423
 Address: 87763 La Porte Drive
 City/State/Zip: Eugene, OR 97402
 Signature: 

PROPERTY OWNER OF TAX LOT: 1704320003100

Name (print): Neva J. Donaldson Phone: (541) 505-0423
 Address: 87763 La Porte Drive
 City/State/Zip: Eugene, OR 97402
 Signature: 

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____
 Address: _____
 City/State/Zip: _____
 Signature: _____

SURVEYOR:

Name (print): Nathan Scheib
 Company/Organization: City of Eugene
 Address: 180 W. 8th Ave. 2nd Floor
 City/State/Zip: Eugene, OR 97401 E-mail (if applicable): nscheib@eugene-or.gov
 Phone: 541-682-5264 Fax: 541-682-8410
 Signature: 

REPRESENTATIVE (If different from Surveyor):

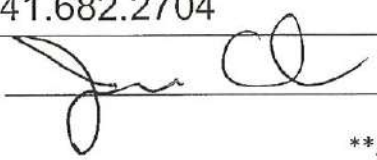
Name (print): James Colton

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): James.W.Colton@ci.eugene.or.us

Phone: 541.682.2704 Fax: _____

Signature:  _____

****Attached additional sheets if necessary.**

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320003100 Address: 87763 La Porte Drive Eugene, OR 97402

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 8 day of January, 2025.

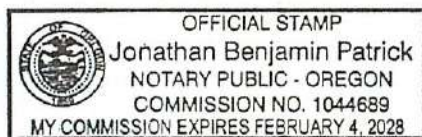
C. Beuler

STATE OF OREGON)

County of) ss
)

On this 8th day of January, 2025, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Craig Donaldson, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
Notary Public for Oregon
My Commission Expires February 4, 2028

LAND ANNEXATION TAX LOT 17-04-32-00-03100
LEGAL DESCRIPTION

BEGINNING AT A POINT WHICH IS NORTH 88°56'07" WEST 316.86 FEET AND NORTH 0°17'00" WEST 481.91 FEET FROM THE SOUTHERLY ONE-QUARTER SECTION OF 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON; RUN THENCE NORTH 0°17'00" WEST 311.01 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF COUNTY ROAD (LA PORTE DRIVE); THENCE ALONG SAID SOUTHERLY LINE, NORTH 88°55'22" WEST 169.25 FEET; THENCE LEAVING SAID SOUTHERLY LINE, SOUTH 0°17'00" EAST 307.00 FEET; THENCE SOUTH 87°33'52" EAST 169.39 FEET TO THE POINT OF BEGINNING, ALL IN LANE COUNTY, OREGON.

ALSO: BEGINNING AT A POINT WHICH IS NORTH 88°56'07" WEST 316.86 FEET FROM THE SOUTHERLY ONE-QUARTER CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON; RUN THENCE NORTH 0°17'00" WEST 481.91 FEET, THENCE NORTH 87°33'52" WEST 169.39 FEET; THENCE NORTH 0°17'00" WEST 307.00 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF COUNTY ROAD (LA PORTE DRIVE); THENCE ALONG SAID SOUTHERLY LINE, NORTH 88°55'22" WEST 52.02 FEET; THENCE LEAVING SAID SOUTHERLY LINE, SOUTH 0°17'00" EAST 792.97 FEET; THENCE SOUTH 88°56'07" EAST 221.27 FEET TO THE POINT OF BEGINNING, ALL IN LANE COUNTY, OREGON.



Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320003100 Address: 87763 La Porte Drive Eugene, OR 97402

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 8 day of Jan, 2025.

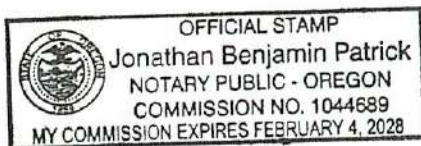
Neva Donaldson

STATE OF OREGON)

County of) ss
)

On this 8th day of January, 2025 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Neva Donaldson, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
Notary Public for Oregon
My Commission Expires February 4, 2028

LAND ANNEXATION TAX LOT 17-04-32-00-03100
LEGAL DESCRIPTION

BEGINNING AT A POINT WHICH IS NORTH 88°56'07" WEST 316.86 FEET AND NORTH 0°17'00" WEST 481.91 FEET FROM THE SOUTHERLY ONE-QUARTER SECTION OF 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON; RUN THENCE NORTH 0°17'00" WEST 311.01 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF COUNTY ROAD (LA PORTE DRIVE); THENCE ALONG SAID SOUTHERLY LINE, NORTH 88°55'22" WEST 169.25 FEET; THENCE LEAVING SAID SOUTHERLY LINE, SOUTH 0°17'00" EAST 307.00 FEET; THENCE SOUTH 87°33'52" EAST 169.39 FEET TO THE POINT OF BEGINNING, ALL IN LANE COUNTY, OREGON.

ALSO: BEGINNING AT A POINT WHICH IS NORTH 88°56'07" WEST 316.86 FEET FROM THE SOUTHERLY ONE-QUARTER CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON; RUN THENCE NORTH 0°17'00" WEST 481.91 FEET, THENCE NORTH 87°33'52" WEST 169.39 FEET; THENCE NORTH 0°17'00" WEST 307.00 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF COUNTY ROAD (LA PORTE DRIVE); THENCE ALONG SAID SOUTHERLY LINE, NORTH 88°55'22" WEST 52.02 FEET; THENCE LEAVING SAID SOUTHERLY LINE, SOUTH 0°17'00" EAST 792.97 FEET; THENCE SOUTH 88°56'07" EAST 221.27 FEET TO THE POINT OF BEGINNING, ALL IN LANE COUNTY, OREGON.



* CB = Coburg CG = Cottage Grove
 CR = Creswell EU = Eugene
 FL = Florence JC = Junction City
 OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet
 Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1. <i>C. Donaldson</i>	1/8/25	Craig Donaldson	87763 La Porte Dr. Eugene, OR 97402	1704320003100	—	—	4.00
2. <i>Neva Donaldson</i>	1/8/25	NEVA DONALDSON	1	1	✓	✓	1
3.							
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, *Jonathan Patrick* (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

X *[Signature]* (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 2 (qty). This petition reflects that 2 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 5. I hereby certify that this petition includes 2 valid signatures representing 40 (%) of the total active registered voters that are registered in the proposed annexation.

[Signature]
 Lane County Department of Assessment and Taxation
1/27/25
 Date Certified

[Signature]
 Lane County Clerk or Deputy Signature
1/27/25
 Date Certified

LAND ANNEXATION TAX LOT 17-04-32-00-03100
LEGAL DESCRIPTION

BEGINNING AT A POINT WHICH IS NORTH 88°56'07" WEST 316.86 FEET AND NORTH 0°17'00" WEST 481.91 FEET FROM THE SOUTHERLY ONE-QUARTER SECTION OF 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON; RUN THENCE NORTH 0°17'00" WEST 311.01 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF COUNTY ROAD (LA PORTE DRIVE); THENCE ALONG SAID SOUTHERLY LINE, NORTH 88°55'22" WEST 169.25 FEET; THENCE LEAVING SAID SOUTHERLY LINE, SOUTH 0°17'00" EAST 307.00 FEET; THENCE SOUTH 87°33'52" EAST 169.39 FEET TO THE POINT OF BEGINNING, ALL IN LANE COUNTY, OREGON.

ALSO: BEGINNING AT A POINT WHICH IS NORTH 88°56'07" WEST 316.86 FEET FROM THE SOUTHERLY ONE-QUARTER CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON; RUN THENCE NORTH 00°17'00" WEST 481.91 FEET, THENCE NORTH 87°33'52" WEST 169.39 FEET; THENCE NORTH 00°17'00" WEST 307.00 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF COUNTY ROAD (LA PORTE DRIVE); THENCE ALONG SAID SOUTHERLY LINE, NORTH 88°55'22" WEST 52.02 FEET; THENCE LEAVING SAID SOUTHERLY LINE, SOUTH 00°17'00" EAST 792.97 FEET; THENCE SOUTH 88°56'07" EAST 221.27 FEET TO THE POINT OF BEGINNING, ALL IN LANE COUNTY, OREGON.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:

Nathan Scheib
Registered Land Surveyor

Print Name:

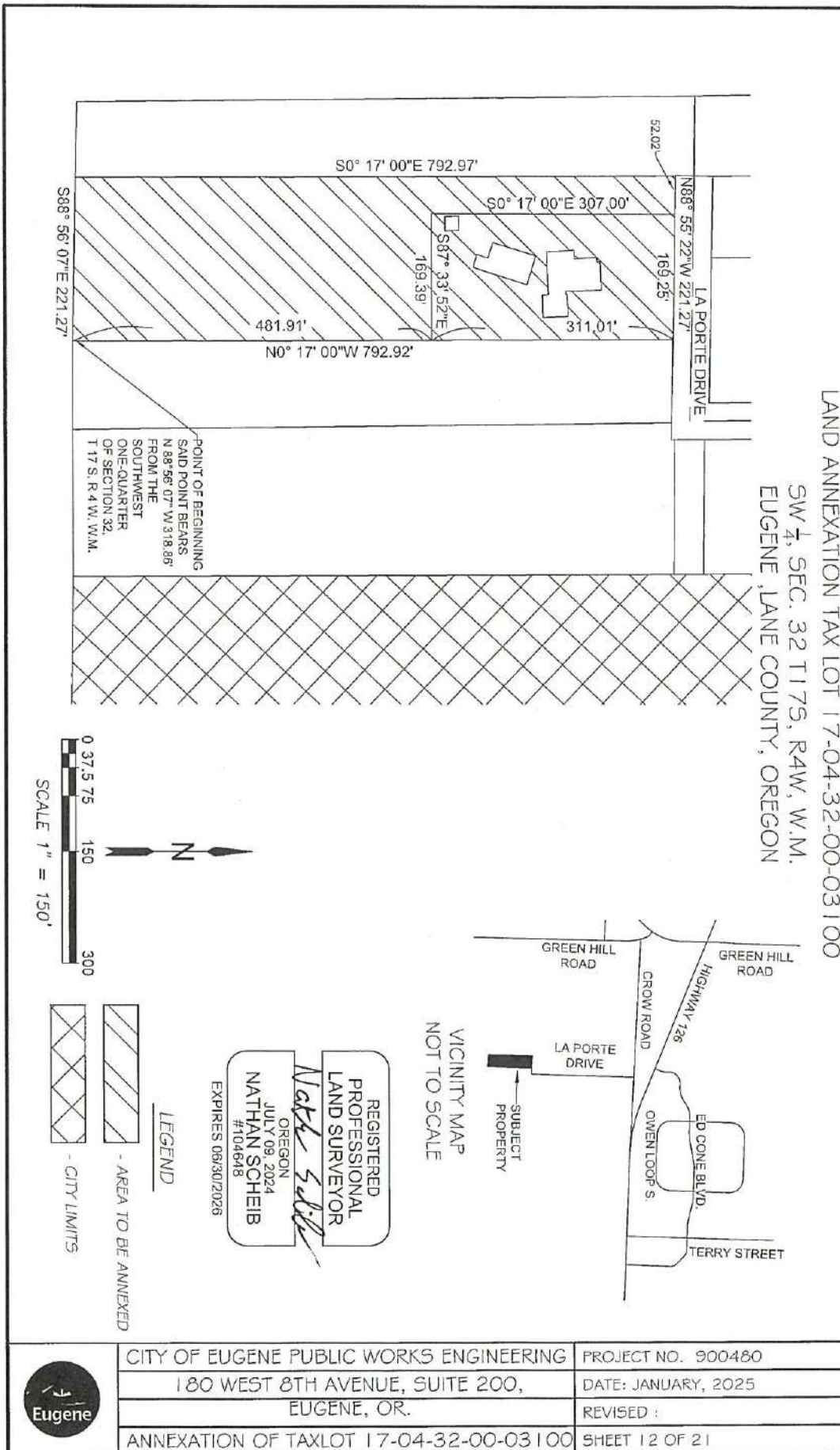
Nathan Scheib

Date:

01/07/2025

Seal:







ANNEXATION

Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
17-04-32	1704320002400	R-1	0.41
17-04-32	1704320002500	R-1	0.84
17-04-32	1704320002600	R-1	0.45

Property Address: 87831 La Porte Drive Eugene, OR 97402; Vacant; Vacant

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:			
Electric:	Eugene Water and Electric Board		
Water:			
Sanitary Sewer:			
Fire:	Zumwalt Rural Fire Protection District		
Schools:	Elementary: Twin Oaks	Middle: Kennedy	High: Churchill
Other:			

Filing Fee

- ☐ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement (Submit 5 copies)

- ☐ Submit a detailed written statement describing how this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 2 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 1/2" x 11" sheet of paper. Site plans shall include the following information:

- ☐ Show the date & north arrow on site plan.
- ☐ Show the Assessor's Map and Tax Lot number(s) on the site plan.
- ☐ Show a vicinity map on the site plan (vicinity map does not need to be to scale).
- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements (Submit 2 paper copies and 1 digital copy of all)

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

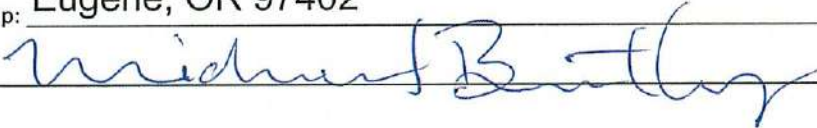
By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 1704320002400

Name (print): Michael W. Bentley Phone: (541) 653-2880

Address: 87831 La Porte Drive

City/State/Zip: Eugene, OR 97402

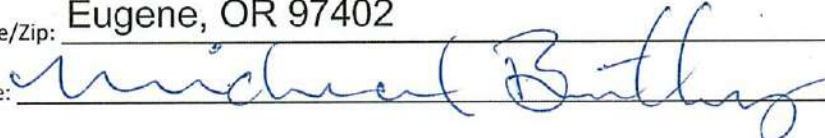
Signature: 

PROPERTY OWNER OF TAX LOT: 1704320002500

Name (print): Michael W. Bentley Phone: _____

Address: 87831 La Porte Drive

City/State/Zip: Eugene, OR 97402

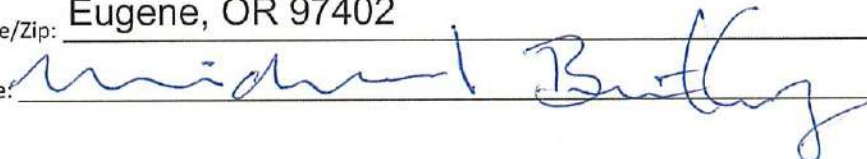
Signature: 

PROPERTY OWNER OF TAX LOT: 1704320002600

Name (print): Michael W. Bentley Phone: _____

Address: 87831 La Porte Drive

City/State/Zip: Eugene, OR 97402

Signature: 

SURVEYOR:

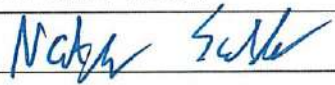
Name (print): Nathan Scheib

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): nscheib@eugene-or.gov

Phone: 541-682-5264 Fax: 541-682-8410

Signature: 

REPRESENTATIVE (If different from Surveyor):

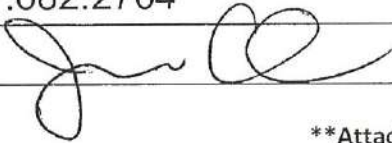
Name (print): James Colton

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): James.W.Colton@ci.eugene.or.us

Phone: 541.682.2704 Fax: _____

Signature:  _____

****Attached additional sheets if necessary.**

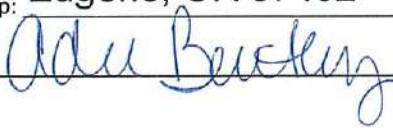
By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 1704320002400

Name (print): Adre Bentley Phone: 541-556-2568

Address: 87831 La Porte Drive

City/State/Zip: Eugene, OR 97402

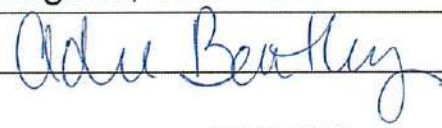
Signature: 

PROPERTY OWNER OF TAX LOT: 1704320002500

Name (print): Adre Bentley Phone: _____

Address: 87831 La Porte Drive

City/State/Zip: Eugene, OR 97402

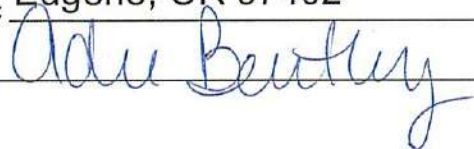
Signature: 

PROPERTY OWNER OF TAX LOT: 1704320002600

Name (print): Adre Bentley Phone: _____

Address: 87831 La Porte Drive

City/State/Zip: Eugene, OR 97402

Signature: 

SURVEYOR:

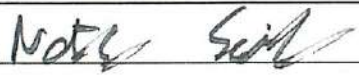
Name (print): Nathan Scheib

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): nscheib@eugene-or.gov

Phone: 541-682-5264 Fax: 541-682-8410

Signature: 

REPRESENTATIVE (If different from Surveyor):

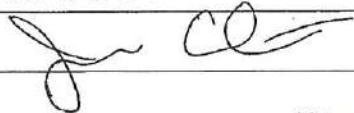
Name (print): James Colton

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): James.W.Colton@ci.eugene.or.us

Phone: 541.682.2704 Fax: _____

Signature: 

****Attached additional sheets if necessary.**

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320002400 Address: N/A

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 13 day of January, 2025.

Michael Bentley

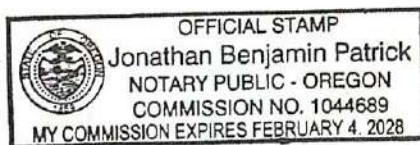
STATE OF OREGON)

)ss

County of)

On this 13th day of January, 2025, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Michael Bentley, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
Notary Public for Oregon
My Commission Expires February 4, 2028

LAND ANNEXATION TAX LOT 17-04-32-00-02400 & 02500
LEGAL DESCRIPTION

BEGINNING AT A POINT ON THE EAST LINE OF THE SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, THAT IS NORTH 0° 13' WEST 831.15 FEET AND NORTH 0° 18' 15" WEST 302.43 FEET FROM THE SOUTH QUARTER CORNER OF SAID SECTION 32; THENCE NORTH 88° 53' 15" WEST, 181.25 FEET TO THE EASTERLY RIGHT OF WAY OF LA PORTE DRIVE (SAID RIGHT OF WAY BEING 25 FEET WIDE WHEN MEASURED AT RIGHT ANGLES FROM THE CENTERLINE); THENCE ALONG SAID EASTERLY RIGHT OF WAY, NORTH 0° 18' 15" WEST, 301.76 FEET; THENCE SOUTH 88° 53' 15" EAST 181.25 FEET TO THE EAST LINE OF SAID SOUTHWEST QUARTER; THENCE ALONG SAID EAST LINE, SOUTH 0° 18' 15" EAST 301.76 FEET TO THE POINT OF BEGINNING, ALL IN LANE COUNTY, OREGON.



Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320002500 Address: N/A

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 13 day of January, 2025.

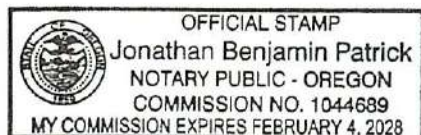
Michael Bentley

STATE OF OREGON)

County of) ss
)

On this 13th day of January, 2025 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Michael Bentley, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick

Notary Public for Oregon

My Commission Expires February 4, 2028

LAND ANNEXATION TAX LOT 17-04-32-00-02400 & 02500
LEGAL DESCRIPTION

BEGINNING AT A POINT ON THE EAST LINE OF THE SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, THAT IS NORTH 0° 13' WEST 831.15 FEET AND NORTH 0° 18' 15" WEST 302.43 FEET FROM THE SOUTH QUARTER CORNER OF SAID SECTION 32; THENCE NORTH 88° 53' 15" WEST, 181.25 FEET TO THE EASTERLY RIGHT OF WAY OF LA PORTE DRIVE (SAID RIGHT OF WAY BEING 25 FEET WIDE WHEN MEASURED AT RIGHT ANGLES FROM THE CENTERLINE); THENCE ALONG SAID EASTERLY RIGHT OF WAY, NORTH 0° 18' 15" WEST, 301.76 FEET; THENCE SOUTH 88° 53' 15" EAST 181.25 FEET TO THE EAST LINE OF SAID SOUTHWEST QUARTER; THENCE ALONG SAID EAST LINE, SOUTH 0° 18' 15" EAST 301.76 FEET TO THE POINT OF BEGINNING, ALL IN LANE COUNTY, OREGON.



Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320002600 Address: N/A

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 13 day of January, 2025.

Michael Bentley

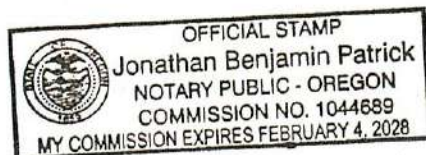
STATE OF OREGON)

)ss

County of)

On this 13th day of January, 2025 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Michael Bentley, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
Notary Public for Oregon
My Commission Expires February 4, 2028

LAND ANNEXATION TAX LOT 17-04-32-00-02600
LEGAL DESCRIPTION

BEGINNING AT THE ONE INCH IRON PIPE MARKING THE ONE-QUARTER CORNER ON THE SOUTH LINE OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 0° 13' WEST 831.15 FEET ALONG THE EAST LINE OF COUNTY SURVEY NO. 6749 TO AN IRON PIPE; THENCE NORTH 0° 18' 15" WEST 195.13 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 88°53' 15" WEST 181.25 FEET TO THE EAST MARGIN OF COUNTY ROAD KNOWN AS LA PORTE DRIVE (BEING 50 FEET IN WIDTH); THENCE NORTH 0° 18' 15" WEST 107.3 FEET ALONG THE EAST MARGIN OF SAID ROAD TO A POINT; THENCE SOUTH 88° 53' 15" EAST 181.25 FEET TO THE EAST LINE OF SAID COUNTY SURVEY NO. 6749; THENCE SOUTH 0° 18' 15" EAST 107.30 FEET TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON.



Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320002400 Address: N/A

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 13 day of Jan, 2025

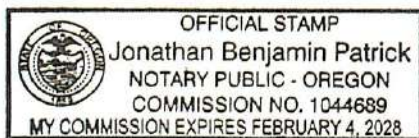
Adre Bentley

STATE OF OREGON)

County of) ss
)

On this 13th day of January, 2025 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Adre Bentley, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
Notary Public for Oregon
My Commission Expires February 4, 2028

LAND ANNEXATION TAX LOT 17-04-32-00-02400 & 02500
LEGAL DESCRIPTION

BEGINNING AT A POINT ON THE EAST LINE OF THE SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, THAT IS NORTH 0° 13' WEST 831.15 FEET AND NORTH 0° 18' 15" WEST 302.43 FEET FROM THE SOUTH QUARTER CORNER OF SAID SECTION 32; THENCE NORTH 88° 53' 15" WEST, 181.25 FEET TO THE EASTERLY RIGHT OF WAY OF LA PORTE DRIVE (SAID RIGHT OF WAY BEING 25 FEET WIDE WHEN MEASURED AT RIGHT ANGLES FROM THE CENTERLINE); THENCE ALONG SAID EASTERLY RIGHT OF WAY, NORTH 0° 18' 15" WEST, 301.76 FEET; THENCE SOUTH 88° 53' 15" EAST 181.25 FEET TO THE EAST LINE OF SAID SOUTHWEST QUARTER; THENCE ALONG SAID EAST LINE, SOUTH 0° 18' 15" EAST 301.76 FEET TO THE POINT OF BEGINNING, ALL IN LANE COUNTY, OREGON.



Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320002500 Address: N/A

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 13 day of Jan, 2025.

Adree Bentley

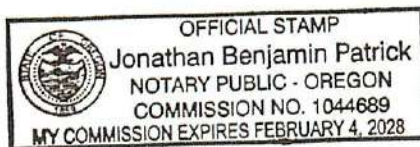
STATE OF OREGON)

)ss

County of)

On this 13th day of January, 2025, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Adree Bentley, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
Notary Public for Oregon
My Commission Expires February 4, 2028

LAND ANNEXATION TAX LOT 17-04-32-00-02400 & 02500
LEGAL DESCRIPTION

BEGINNING AT A POINT ON THE EAST LINE OF THE SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, THAT IS NORTH 0° 13' WEST 831.15 FEET AND NORTH 0° 18' 15" WEST 302.43 FEET FROM THE SOUTH QUARTER CORNER OF SAID SECTION 32; THENCE NORTH 88° 53' 15" WEST, 181.25 FEET TO THE EASTERLY RIGHT OF WAY OF LA PORTE DRIVE (SAID RIGHT OF WAY BEING 25 FEET WIDE WHEN MEASURED AT RIGHT ANGLES FROM THE CENTERLINE); THENCE ALONG SAID EASTERLY RIGHT OF WAY, NORTH 0° 18' 15" WEST, 301.76 FEET; THENCE SOUTH 88° 53' 15" EAST 181.25 FEET TO THE EAST LINE OF SAID SOUTHWEST QUARTER; THENCE ALONG SAID EAST LINE, SOUTH 0° 18' 15" EAST 301.76 FEET TO THE POINT OF BEGINNING, ALL IN LANE COUNTY, OREGON.



Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320002600 Address: N/A

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 13 day of Jan, 2025.

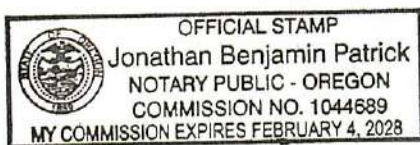
Adee Bentley

STATE OF OREGON)

)ss
County of)

On this 13th day of January, 2025, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Adee Bentley, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
Notary Public for Oregon
My Commission Expires February 4, 2028

LAND ANNEXATION TAX LOT 17-04-32-00-02600
LEGAL DESCRIPTION

BEGINNING AT THE ONE INCH IRON PIPE MARKING THE ONE-QUARTER CORNER ON THE SOUTH LINE OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 0° 13' WEST 831.15 FEET ALONG THE EAST LINE OF COUNTY SURVEY NO. 6749 TO AN IRON PIPE; THENCE NORTH 0° 18' 15" WEST 195.13 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 88°53' 15" WEST 181.25 FEET TO THE EAST MARGIN OF COUNTY ROAD KNOWN AS LA PORTE DRIVE (BEING 50 FEET IN WIDTH); THENCE NORTH 0° 18' 15" WEST 107.3 FEET ALONG THE EAST MARGIN OF SAID ROAD TO A POINT; THENCE SOUTH 88° 53' 15" EAST 181.25 FEET TO THE EAST LINE OF SAID COUNTY SURVEY NO. 6749; THENCE SOUTH 0° 18' 15" EAST 107.30 FEET TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON.



* CB = Coburg CG = Cottage Grove
 CR = Creswell EU = Eugene
 FL = Florence JC = Junction City
 OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet
 Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1. 	1/13/25	Michael Bentley	87831 La Porte Drive Eugene, OR 97402	1704320002400	✓	✓	0.41
2. 	1/13/25	Michael Bentley	Vacant	1704320002500	✓	✓	0.84
3. 	1/13/25	Michael Bentley	Vacant	1704320002600	✓	✓	0.45
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, Jonathan B. Patrick (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

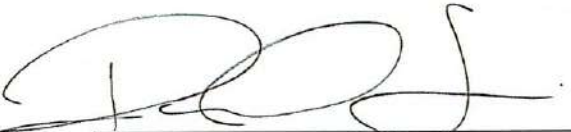
X  (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 2 (qty). This petition reflects that 2 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 3. I hereby certify that this petition includes 1 valid signatures representing 33 (%) of the total active registered voters that are registered in the proposed annexation.



Lane County Department of Assessment and Taxation

1/27/25
Date Certified


Lane County Clerk or Deputy Signature

1/27/25
Date Certified

* CB = Coburg CG = Cottage Grove
CR = Creswell EU = Eugene
FL = Florence JC = Junction City
OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet
Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	Land Owner	Reg Voter	Acres (qty)
1. <i>Adre Bentley</i>	1/13/25	Adre Bentley	87831 La Porte Drive Eugene, OR 97402	1704320002400	✓	✓	0.41
2. <i>Adre Bentley</i>	1/13/25	Adre Bentley	Vacant	1704320002500	✓	✓	0.84
3. <i>Adre Bentley</i>	1/13/25	Adre Bentley	Vacant	1704320002600	✓	✓	0.45
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, *Jonathan Patrick* (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

X *[Signature]* (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 2 (qty). This petition reflects that 2 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 1. I hereby certify that this petition includes 1 valid signatures representing 33 (%) of the total active registered voters that are registered in the proposed annexation.

[Signature]
Lane County Department of Assessment and Taxation

1/27/25
Date Certified

[Signature]
Lane County Clerk or Deputy Signature

1/27/2025
Date Certified

LAND ANNEXATION TAX LOT 17-04-32-00-02400 & 02500
LEGAL DESCRIPTION

BEGINNING AT A POINT ON THE EAST LINE OF THE SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, THAT IS NORTH 0° 13' WEST 831.15 FEET AND NORTH 0° 18' 15" WEST 302.43 FEET FROM THE SOUTH QUARTER CORNER OF SAID SECTION 32; THENCE NORTH 88° 53' 15" WEST, 181.25 FEET TO THE EASTERLY RIGHT OF WAY OF LA PORTE DRIVE (SAID RIGHT OF WAY BEING 25 FEET WIDE WHEN MEASURED AT RIGHT ANGLES FROM THE CENTERLINE); THENCE ALONG SAID EASTERLY RIGHT OF WAY, NORTH 0° 18' 15" WEST, 301.76 FEET; THENCE SOUTH 88° 53' 15" EAST 181.25 FEET TO THE EAST LINE OF SAID SOUTHWEST QUARTER; THENCE ALONG SAID EAST LINE, SOUTH 0° 18' 15" EAST 301.76 FEET TO THE POINT OF BEGINNING, ALL IN LANE COUNTY, OREGON.



Certification of Description

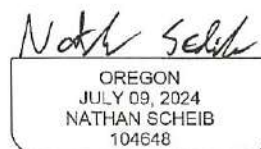
Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

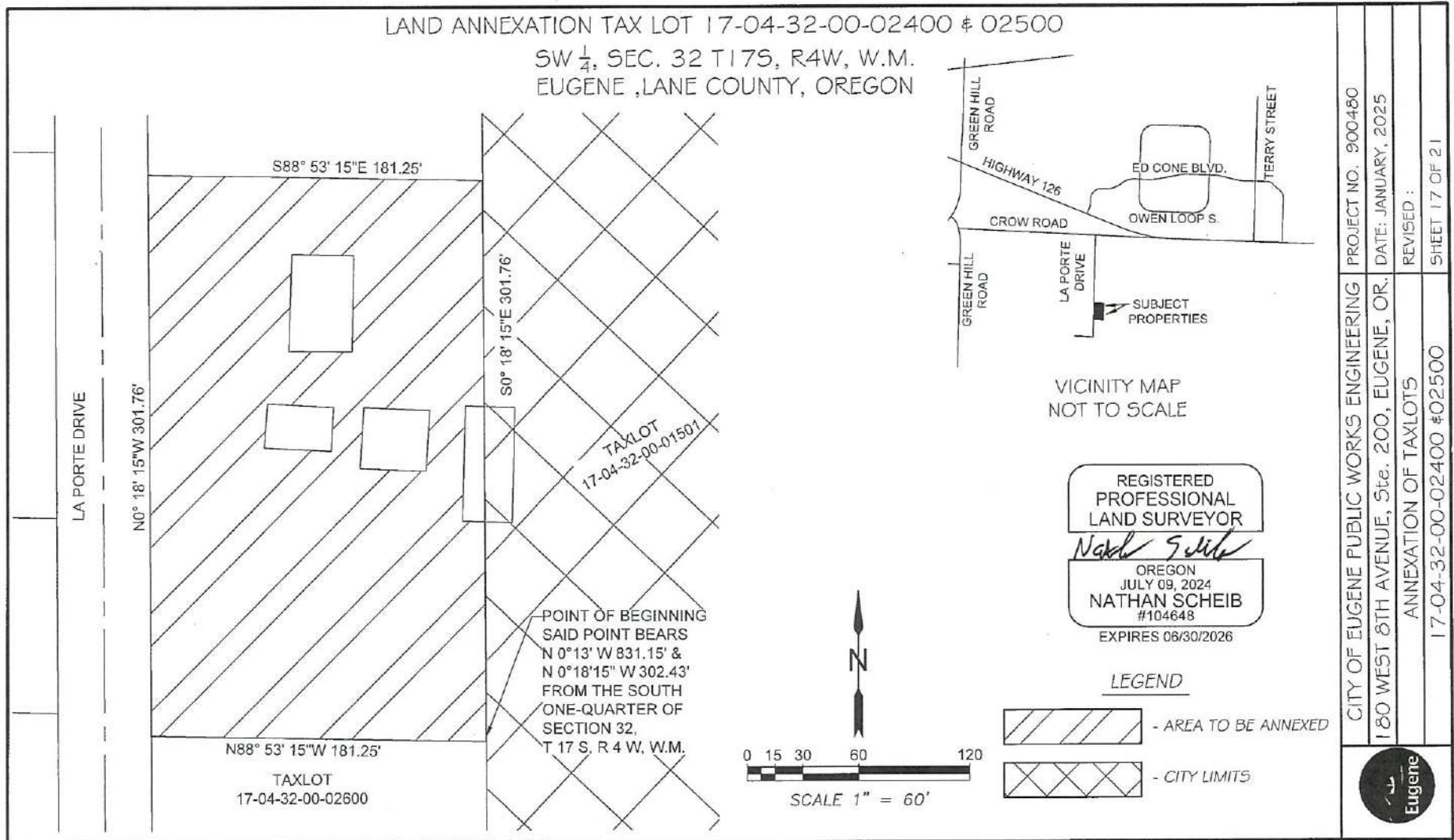
Signature: Nath Scheib
Registered Land Surveyor

Print Name: Nathan Scheib

Date: 01/07/2025

Seal:





LAND ANNEXATION TAX LOT 17-04-32-00-02600
LEGAL DESCRIPTION

BEGINNING AT THE ONE INCH IRON PIPE MARKING THE ONE-QUARTER CORNER ON THE SOUTH LINE OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 0° 13' WEST 831.15 FEET ALONG THE EAST LINE OF COUNTY SURVEY NO. 6749 TO AN IRON PIPE; THENCE NORTH 0° 18' 15" WEST 195.13 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 88° 53' 15" WEST 181.25 FEET TO THE EAST MARGIN OF COUNTY ROAD KNOWN AS LA PORTE DRIVE (BEING 50 FEET IN WIDTH); THENCE NORTH 0° 18' 15" WEST 107.3 FEET ALONG THE EAST MARGIN OF SAID ROAD TO A POINT; THENCE SOUTH 88° 53' 15" EAST 181.25 FEET TO THE EAST LINE OF SAID COUNTY SURVEY NO. 6749; THENCE SOUTH 0° 18' 15" EAST 107.30 FEET TO THE TRUE POINT OF BEGINNING, IN LAKE COUNTY, OREGON.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

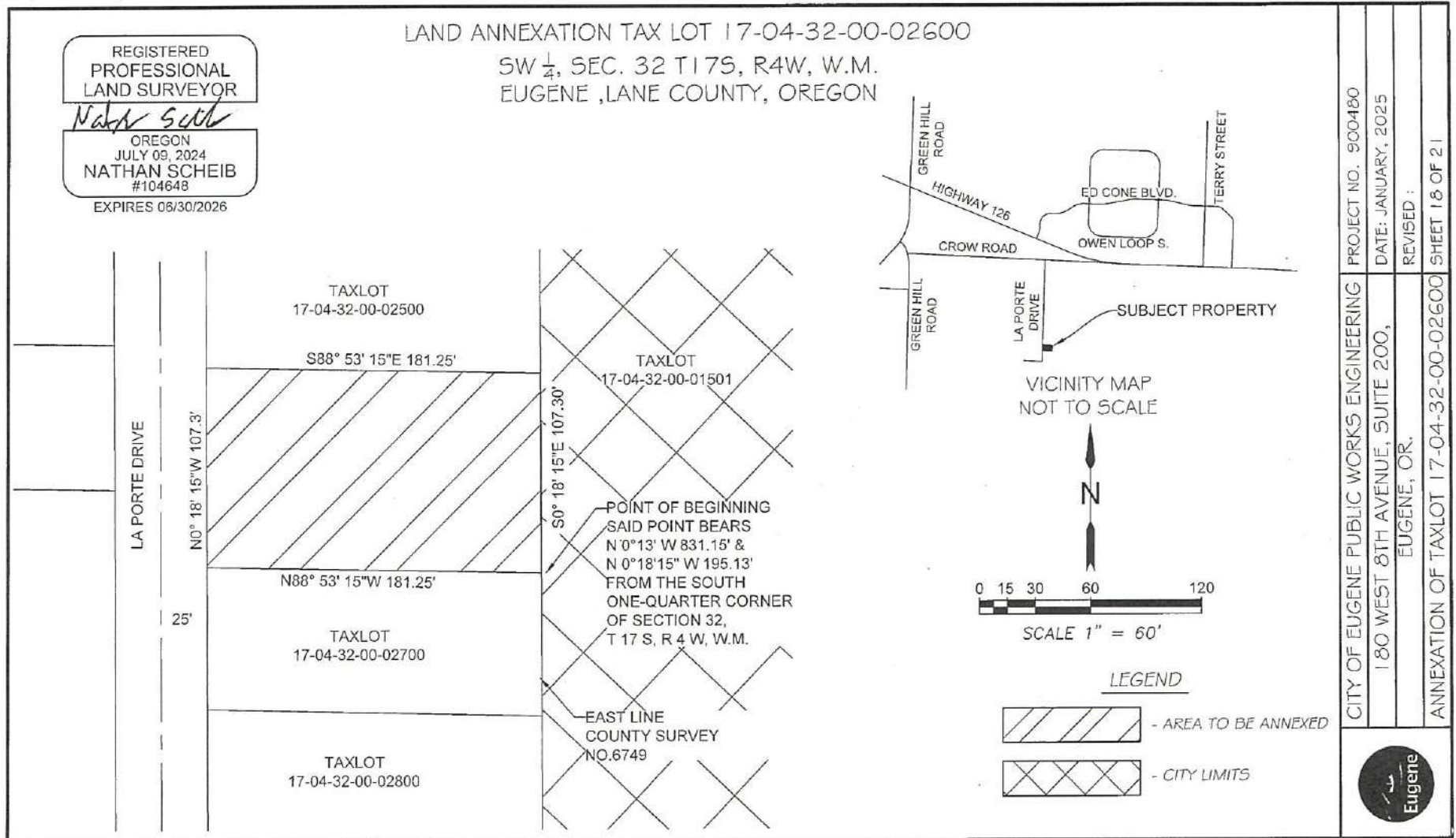
Signature: Nath Scheib
Registered Land Surveyor

Print Name: Nathan Scheib

Date: 01/07/2025

Seal:







ANNEXATION

Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
17-04-32	1704320002700	R-1	0.35

Property Address: 87795 La Porte Drive Eugene, OR 97402

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:			
Electric:	Eugene Water and Electric Board		
Water:			
Sanitary Sewer:			
Fire:	Zumwalt Rural Fire Protection District		
Schools:	Elementary: Twin Oaks	Middle: Kennedy	High: Churchill
Other:			

Filing Fee

- ☐ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement (Submit 5 copies)

- ☐ Submit a detailed written statement describing how this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 2 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 ½" x 11" sheet of paper. Site plans shall include the following information:

- ☐ Show the date & north arrow on site plan.
- ☐ Show the Assessor's Map and Tax Lot number(s) on the site plan.
- ☐ Show a vicinity map on the site plan (vicinity map does not need to be to scale).
- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements *(Submit 2 paper copies and 1 digital copy of all)*

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 1704320002700

Name (print): Karen Jeanine Ethridge Phone: 541-505-1867 337-9203_{je}

Address: 87795 La Porte Drive

City/State/Zip: Eugene, OR 97402

Signature: Karen Jeanine Ethridge — Karen J Ethridge

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

SURVEYOR:

Name (print): Nathan Scheib

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): nscheib@eugene-or.gov

Phone: 541-682-5264 Fax: 541-682-8410

Signature: Nate Scheib

REPRESENTATIVE (If different from Surveyor):

Name (print): James Colton

Company/Organization: City of Eugene

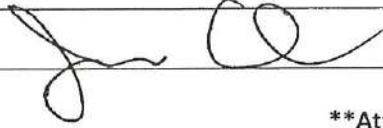
Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401

E-mail (if applicable): James.W.Colton@ci.eugene.or.us

Phone: 541.682.2704

Fax: _____

Signature: 

****Attached additional sheets if necessary.**

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320002700 Address: 87795 La Porte Drive Eugene, OR 97402

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 14 day of January, 2025.

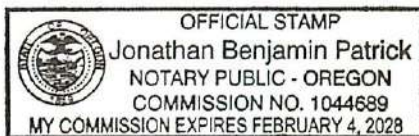
Karen Jeanine Ethridge

STATE OF OREGON)

County of) ss
)

On this 14th day of January, 2025, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Karen Jeanine Ethridge, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
Notary Public for Oregon
My Commission Expires February 4, 2028

LAND ANNEXION TAX LOT 17-04-32-00-02700
LEGAL DESCRIPTION

BEGINNING AT THE ONE-INCH IRON PIPE MARKING THE ONE-QUARTER CORNER ON THE SOUTH LINE OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 0°13' WEST 831.15 FEET ALONG THE EAST LINE OF COUNTY SURVEY NO. 6749 TO AN IRON PIPE MARKING THE SOUTHEAST CORNER OF PARCEL NO. 29 AS LAID OFF IN SAID SURVEY; THENCE NORTH 0°18'15" WEST 112.13 FEET ALONG THE LINE OF MONUMENTS SET IN SAID SURVEY TO MARK THE EAST LINE THEREOF, TO AN IRON PIPE MARKING THE SOUTHEAST CORNER OF PARCEL NO. 28 AS LAID OFF IN SAID SURVEY AND THE TRUE POINT OF BEGINNING; THENCE NORTH 0°18'15" WEST 83.00 FEET; THENCE NORTH 88°53'15" WEST 181.25 FEET TO THE EAST MARGIN OF COUNTY ROAD KNOWN AS LA PORTE DRIVE (BEING 50.0 FEET IN WIDTH); THENCE SOUTH 0°18'15" EAST 83.00 FEET ALONG THE EAST MARGIN OF SAID ROAD TO A POINT; THENCE SOUTH 88°53'15" EAST 181.25 FEET ALONG THE SOUTH LINE OF SAID PARCEL NO. 28 TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON.



* CB = Coburg CG = Cottage Grove
 CR = Creswell EU = Eugene
 FL = Florence JC = Junction City
 OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet
 Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1. <i>Karen J Ethridge</i>	<i>1/6/25</i>	<i>Karen J Ethridge</i>	87795 La Porte Drive Eugene, OR 97402	1704320002700	✓	✓	0.35
2. <i>Karen Jeanne Ethridge</i>	<i>1/6/25</i>	<i>Karen J Ethridge</i>			✓	✓	0.35
3.							
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, *Jonathan Patrick* (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

X *[Signature]* (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 1 (qty). This petition reflects that 1 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 3. I hereby certify that this petition includes 2 valid signatures representing 66 (%) of the total active registered voters that are registered in the proposed annexation.

[Signature]
 Lane County Department of Assessment and Taxation

1/27/25
 Date Certified

[Signature]
 Lane County Clerk or Deputy Signature

1/27/25
 Date Certified

LAND ANNEXION TAX LOT 17-04-32-00-02700
LEGAL DESCRIPTION

BEGINNING AT THE ONE-INCH IRON PIPE MARKING THE ONE-QUARTER CORNER ON THE SOUTH LINE OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 0°13' WEST 831.15 FEET ALONG THE EAST LINE OF COUNTY SURVEY NO. 6749 TO AN IRON PIPE MARKING THE SOUTHEAST CORNER OF PARCEL NO. 29 AS LAID OFF IN SAID SURVEY; THENCE NORTH 0°18'15" WEST 112.13 FEET ALONG THE LINE OF MONUMENTS SET IN SAID SURVEY TO MARK THE EAST LINE THEREOF, TO AN IRON PIPE MARKING THE SOUTHEAST CORNER OF PARCEL NO. 28 AS LAID OFF IN SAID SURVEY AND THE TRUE POINT OF BEGINNING; THENCE NORTH 0°18'15" WEST 83.00 FEET; THENCE NORTH 88°53'15" WEST 181.25 FEET TO THE EAST MARGIN OF COUNTY ROAD KNOWN AS LA PORTE DRIVE (BEING 50.0 FEET IN WIDTH); THENCE SOUTH 0°18'15" EAST 83.00 FEET ALONG THE EAST MARGIN OF SAID ROAD TO A POINT; THENCE SOUTH 88°53'15" EAST 181.25 FEET ALONG THE SOUTH LINE OF SAID PARCEL NO. 28 TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Nathan Scheib
OREGON
JULY 09, 2024
NATHAN SCHEIB
104648

RENEWAL DATE: 06/30/2026

Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:

Nathan Scheib
Registered Land Surveyor

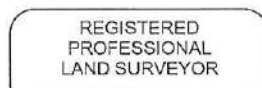
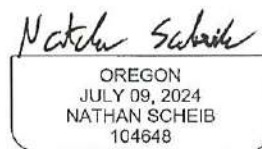
Print Name:

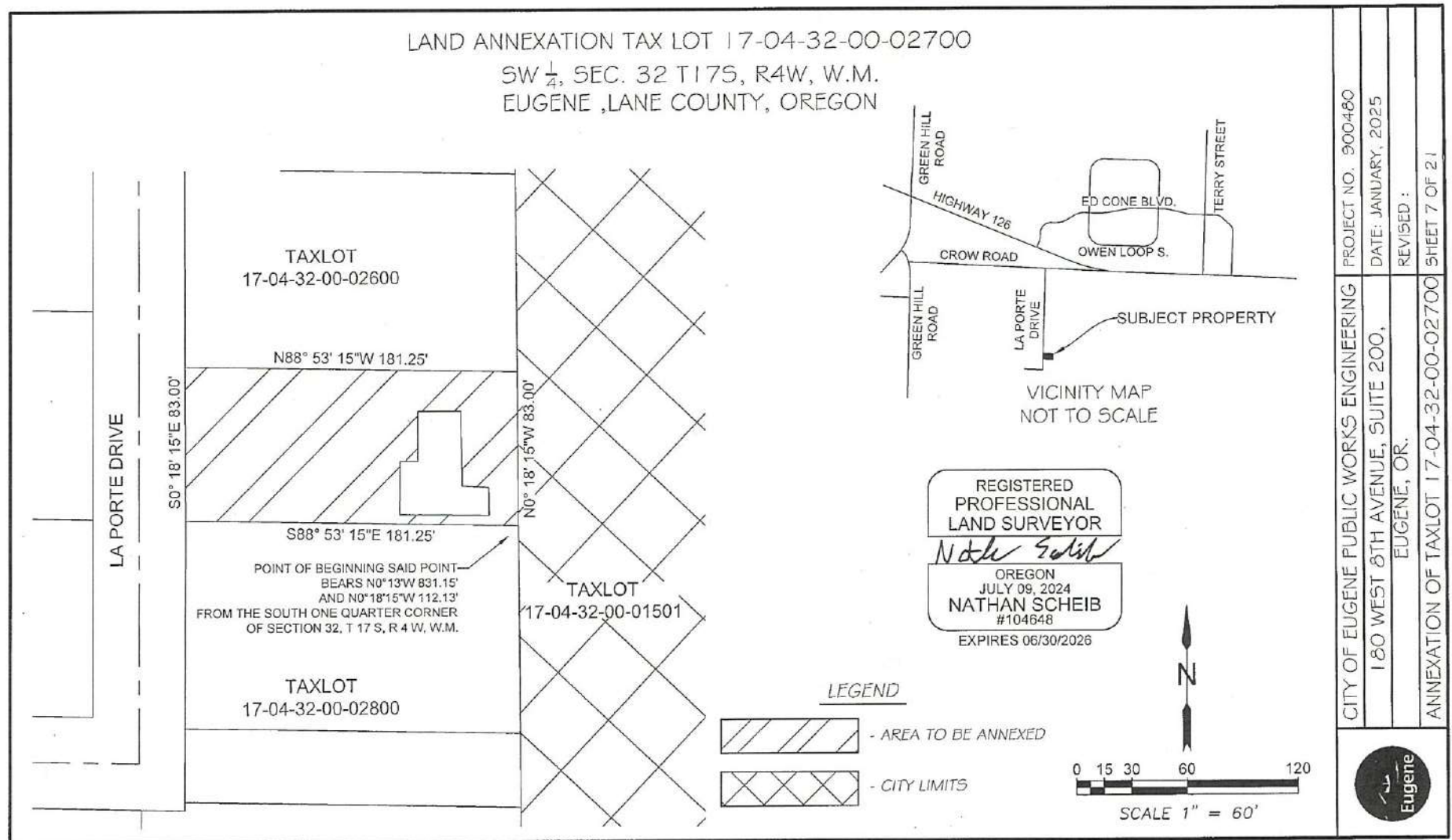
Nathan Scheib

Date:

01/07/2025

Seal:







ANNEXATION

Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
17-04-32	1704320005000	R-1	38.17

Property Address: 29000 Crow Rd. Eugene, OR 97402

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:			
Electric:	Eugene Water and Electric Board		
Water:			
Sanitary Sewer:			
Fire:	Zumwalt Rural Fire Protection District		
Schools:	Elementary: Twin Oaks	Middle: Kennedy	High: Churchill
Other:			

Filing Fee

- ☐ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement (Submit 5 copies)

- ☐ Submit a detailed written statement describing how this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

ATTACHMENT C

Submit 2 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 ½" x 11" sheet of paper. Site plans shall include the following information:

- ☐ Show the date & north arrow on site plan.
- ☐ Show the Assessor's Map and Tax Lot number(s) on the site plan.
- ☐ Show a vicinity map on the site plan (vicinity map does not need to be to scale).
- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements (Submit 2 paper copies and 1 digital copy of all)

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

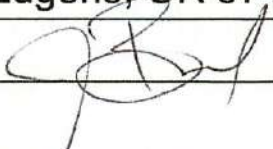
By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 1704320005000

Name (print): Jacob D. Bond Phone: 360-606-5005 | 360-901-9408

Address: 29000 Crow Road

City/State/Zip: Eugene, OR 97402

Signature: 

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

SURVEYOR:

Name (print): Nathan Scheib

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): nscheib@eugene-or.gov

Phone: 541-682-5264 Fax: 541-682-8410

Signature: 

REPRESENTATIVE (If different from Surveyor):

Name (print): James Colton

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): James.W.Colton@ci.eugene.or.us

Phone: 541.682.2704 Fax: _____

Signature:  _____

****Attached additional sheets if necessary.**

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320005000 Address: 29000 Crow Rd. Eugene, OR 97402

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 14th day of January, 2025.



STATE OF ~~OREGON~~)
 WASHINGTON)ss
County of KING)

On this 14th day of January, 2025 before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Jacob Bond, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.



Notary Public for Oregon Washington
My Commission Expires 9th February 2026

LAND ANNEXATION TAX LOT 17-04-32-00-05000
LEGAL DESCRIPTION

BEGINNING AT THE SOUTHWEST CORNER OF SECTION 32 IN TOWNSHIP 17 SOUTH RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON; THENCE NORTH 00°23'08" WEST ALONG THE WEST LINE OF SAID SECTION 32 A DISTANCE OF 2646.71 FEET TO THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 32; THENCE RUN SOUTH 89°07'14" EAST ALONG THE NORTH LINE OF SAID SOUTHWEST QUARTER A DISTANCE OF 1152.25 FEET TO THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT; THENCE LEAVING SAID NORTH LINE OF THE SOUTHWEST QUARTER AND RUN SOUTH 00°15'13" EAST 2648.02 FEET TO A POINT ON THE SOUTH LINE OF SAID SECTION 32 THAT IS 1146.17 FEET SOUTH 89°02'54" EAST OF THE SOUTHWEST CORNER OF SAID SECTION 32; SAID POINT BEING REFERENCED BY A 5/8" IRON ROD THAT IS 877.92 FEET NORTH 89°02'54" WEST OF THE SOUTHEAST CORNER OF SAID SOUTHWEST QUARTER OF SECTION 32; SAID POINT ALSO MARKING THE SOUTHWEST CORNER OF THAT CERTAIN TRACT OF LAND DESCRIBED ON REEL 2096 INSTRUMENT NO. 9552354 LANE COUNTY OREGON DEED RECORDS; THEN RUN NORTH 00°35'44" EAST ALONG THE WESTERLY BOUNDARY OF SAID TRACT DESCRIBED ON REEL 2096 INSTRUMENT NO. 9552354 A DISTANCE OF 2648.31 FEET TO A POINT ON THE NORTH LINE OF SAID SOUTHWEST QUARTER OF SECTION 32; THENCE NORTH 89°07'12" WEST 654.81 FEET TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON. SUBJECT TO THE RIGHT OF THE PUBLIC IN AND TO THE NORTH 30.0 FEET, LYING WITHIN COUNTY ROAD NO. 988 (KNOWN AS CROW ROAD).

Note: This Legal Description was created prior to January 01, 2008.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Nathan Scheib

OREGON
JULY 09, 2024
NATHAN SCHEIB
104648

RENEWAL DATE: 06/30/2026

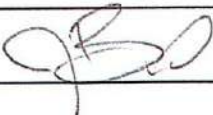
* CB = Coburg
CR = Creswell
FL = Florence
OA = Oakridge

CG = Cottage Grove
EU = Eugene
JC = Junction City
SP = Springfield

PETITION

Petition Signature Sheet
Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
1. 	1/14/25	Jacob Bond	29000 Crow Rd. Eugene, OR 97402	1704320005000	✓		38.17
2.							
3.							
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, Jonathan Patrick (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

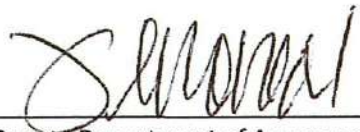
X  (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 1 (qty). This petition reflects that 1 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 0. I hereby certify that this petition includes 0 valid signatures representing 0 (%) of the total active registered voters that are registered in the proposed annexation.


Lane County Department of Assessment and Taxation
1/27/25
Date Certified


Lane County Clerk or Deputy Signature
1/27/25
Date Certified

LAND ANNEXATION TAX LOT 17-04-32-00-05000
LEGAL DESCRIPTION

BEGINNING AT THE SOUTHWEST CORNER OF SECTION 32 IN TOWNSHIP 17 SOUTH RANGE 4 WEST OF THE WILLAMETTE MERIDIAN, IN LANE COUNTY, OREGON; THENCE NORTH 00°23'08" WEST ALONG THE WEST LINE OF SAID SECTION 32 A DISTANCE OF 2646.71 FEET TO THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 32; THENCE RUN SOUTH 89°07'14" EAST ALONG THE NORTH LINE OF SAID SOUTHWEST QUARTER A DISTANCE OF 1152.25 FEET TO THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT; THENCE LEAVING SAID NORTH LINE OF THE SOUTHWEST QUARTER AND RUN SOUTH 00°15'13" EAST 2648.02 FEET TO A POINT ON THE SOUTH LINE OF SAID SECTION 32 THAT IS 1146.17 FEET SOUTH 89°02'54" EAST OF THE SOUTHWEST CORNER OF SAID SECTION 32; SAID POINT BEING REFERENCED BY A 5/8" IRON ROD THAT IS 877.92 FEET NORTH 89°02'54" WEST OF THE SOUTHEAST CORNER OF SAID SOUTHWEST QUARTER OF SECTION 32; SAID POINT ALSO MARKING THE SOUTHWEST CORNER OF THAT CERTAIN TRACT OF LAND DESCRIBED ON REEL 2096 INSTRUMENT NO. 9552354 LANE COUNTY OREGON DEED RECORDS; THEN RUN NORTH 00°35'44" EAST ALONG THE WESTERLY BOUNDARY OF SAID TRACT DESCRIBED ON REEL 2096 INSTRUMENT NO. 9552354 A DISTANCE OF 2648.31 FEET TO A POINT ON THE NORTH LINE OF SAID SOUTHWEST QUARTER OF SECTION 32; THENCE NORTH 89°07'12" WEST 654.81 FEET TO THE TRUE POINT OF BEGINNING, IN LANE COUNTY, OREGON. SUBJECT TO THE RIGHT OF THE PUBLIC IN AND TO THE NORTH 30.0 FEET, LYING WITHIN COUNTY ROAD NO. 988 (KNOWN AS CROW ROAD).

Note: This Legal Description was created prior to January 01, 2008.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

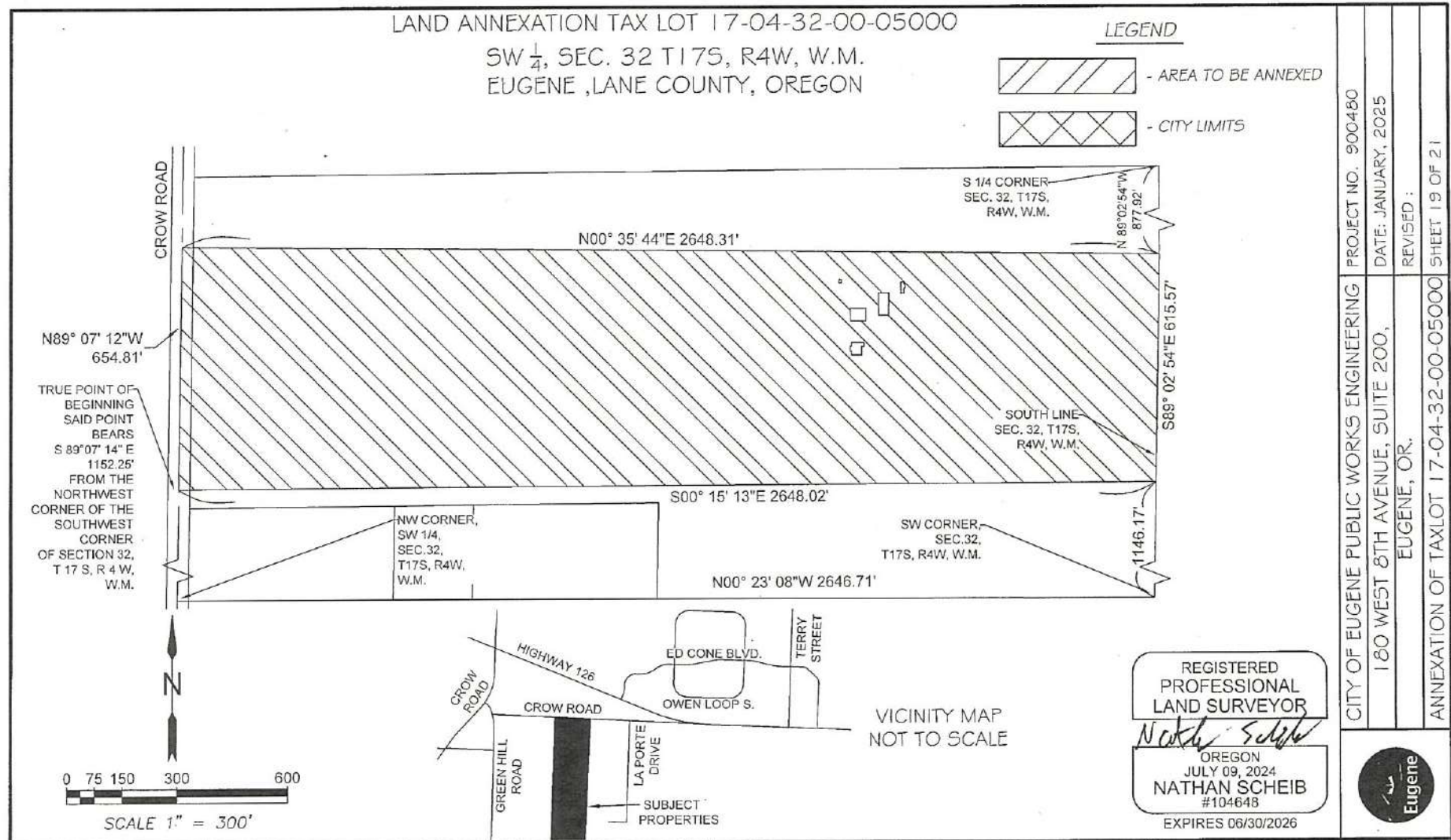
Signature: Nathan Scheib
Registered Land Surveyor

Print Name: Nathan Scheib

Date: 01/07/2025

Seal:







ANNEXATION

Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
17-04-32	1704320003000	R-1	2.00

Property Address: 87775 LA PORTE DR. Eugene, OR 97402

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:			
Electric:	Eugene Water and Electric Board		
Water:			
Sanitary Sewer:			
Fire:	Zumwalt Rural Fire Protection District		
Schools:	Elementary: Twin Oaks	Middle: Kennedy	High: Churchill
Other:			

Filing Fee

- ☐ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement (Submit 5 copies)

- ☐ Submit a detailed written statement describing how this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 2 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 ½" x 11" sheet of paper. Site plans shall include the following information:

- ☐ Show the date & north arrow on site plan.
- ☐ Show the Assessor's Map and Tax Lot number(s) on the site plan.
- ☐ Show a vicinity map on the site plan (vicinity map does not need to be to scale).
- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements *(Submit 2 paper copies and 1 digital copy of all)*

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

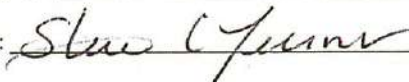
By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

PROPERTY OWNER OF TAX LOT: 1704320003000

Name (print): Steve Turner Phone: 541-517-2868

Address: 87775 LA PORTE DR.

City/State/Zip: Eugene, OR 97402

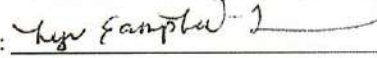
Signature: 

PROPERTY OWNER OF TAX LOT: 1704320003000

Name (print): Lyn Campbell-Turner Phone: 541-517-2868

Address: 87775 LA PORTE DR.

City/State/Zip: Eugene, OR 97402

Signature: 

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____ Phone: _____

Address: _____

City/State/Zip: _____

Signature: _____

SURVEYOR:

Name (print): Nathan Scheib

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): nscheib@eugene-or.gov

Phone: 541-682-5264 Fax: 541-682-8410

Signature: 

REPRESENTATIVE (If different from Surveyor):

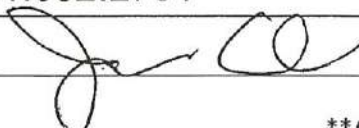
Name (print): James Colton

Company/Organization: City of Eugene

Address: 180 W. 8th Ave. 2nd Floor

City/State/Zip: Eugene, OR 97401 E-mail (if applicable): James.W.Colton@ci.eugene.or.us

Phone: 541.682.2704 Fax: _____

Signature:  _____

****Attached additional sheets if necessary.**

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320003000 Address: 87775 La Porte Drive Eugene, OR 97402

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 24 day of January, 2025

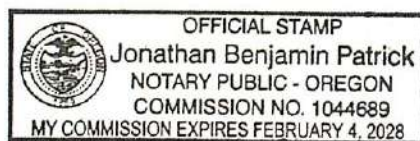
Steve C Turner

STATE OF OREGON)

County of) ss
)

On this 24 day of January, 2025, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Steve Turner, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
Notary Public for Oregon
My Commission Expires February 4, 2028

LAND ANNEXATION TAX LOT 17-04-32-00-03000

LEGAL DESCRIPTION

BEGINNING AT THE SOUTH ONE-QUARTER SECTION CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 88°52' WEST 206.25 FEET ALONG THE SOUTH LINE OF SAID SECTION TO THE TRUE POINT OF BEGINNING RUNNING THEN NORTH 0°17' WEST 812.90 FEET TO THE CENTER OF A ROAD 40 FEET WIDE; THENCE ALONG THE CENTER LINE OF SAID ROAD NORTH 88°52' WEST 110.635 FEET; THENCE SOUTH 0°17" EAST 812.90 FEET TO THE SOUTH LINE OF SAID SECTION THENCE ALONG SAID SOUTH LINE SOUTH 88°52' EAST 110.635 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

EXCEPTING THAT PART DEDICATED TO LANE COUNTY, OREGON, FOR PUBLIC ROADWAY BY DEED RECORDED NOVEMBER 15, 1956, RECORDER'S RECEPTION NO. 99214, LANE COUNTY OREGON DEED RECORDS.



Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 1704320003000 Address: 87775 La Porte Drive Eugene, OR 97402

Legal Description: See Attached

In the corporate limits of said city, which is owned by the undersigned

DATED this 24 day of January, 2024. ²⁵

Lyn Campbell

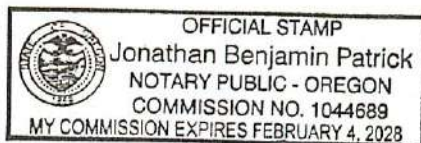
STATE OF OREGON)

County of)

)ss

On this 24 day of January, 2025, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Lyn Campbell-Turner, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
Notary Public for Oregon
My Commission Expires February 4, 2028

LAND ANNEXATION TAX LOT 17-04-32-00-03000

LEGAL DESCRIPTION

BEGINNING AT THE SOUTH ONE-QUARTER SECTION CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 88°52' WEST 206.25 FEET ALONG THE SOUTH LINE OF SAID SECTION TO THE TRUE POINT OF BEGINNING RUNNING THEN NORTH 0°17' WEST 812.90 FEET TO THE CENTER OF A ROAD 40 FEET WIDE; THENCE ALONG THE CENTER LINE OF SAID ROAD NORTH 88°52' WEST 110.635 FEET; THENCE SOUTH 0°17' EAST 812.90 FEET TO THE SOUTH LINE OF SAID SECTION THENCE ALONG SAID SOUTH LINE SOUTH 88°52' EAST 110.635 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

EXCEPTING THAT PART DEDICATED TO LANE COUNTY, OREGON, FOR PUBLIC ROADWAY BY DEED RECORDED NOVEMBER 15, 1956, RECORDER'S RECEPTION NO. 99214, LANE COUNTY OREGON DEED RECORDS.



* CB = Coburg CG = Cottage Grove
 CR = Creswell EU = Eugene
 FL = Florence JC = Junction City
 OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet
 Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	Land Owner	Reg. Voter	Acres (qty)
1. <i>Steve C Turner</i>	<i>8/24/25</i>	<i>Steve C Turner</i>	87775 La Porte Dr. Eugene, OR 97402	1704320003000	✓	✓	2.00
2. <i>Lyn Campbell-Turner</i>	<i>1/24/25</i>	<i>Lyn Campbell-Turner</i>	87775 La Porte Dr. Eugene, OR 97402	<i>1 1</i>	✓	✓	<i>1.1</i>
3.							
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, *Jonathan Patrick* (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

X *[Signature]* (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 2 (qty). This petition reflects that 2 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 3. I hereby certify that this petition includes 2 valid signatures representing 66 (%) of the total active registered voters that are registered in the proposed annexation.

[Signature]
 Lane County Department of Assessment and Taxation
1/27/25
 Date Certified

[Signature]
 Lane County Clerk or Deputy Signature
1/27/25
 Date Certified

LAND ANNEXATION TAX LOT 17-04-32-00-03000

LEGAL DESCRIPTION

BEGINNING AT THE SOUTH ONE-QUARTER SECTION CORNER OF SECTION 32, TOWNSHIP 17 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 88°52' WEST 206.25 FEET ALONG THE SOUTH LINE OF SAID SECTION TO THE TRUE POINT OF BEGINNING RUNNING THEN NORTH 0°17' WEST 812.90 FEET TO THE CENTER OF A ROAD 40 FEET WIDE; THENCE ALONG THE CENTER LINE OF SAID ROAD NORTH 88°52' WEST 110.635 FEET; THENCE SOUTH 0°17' EAST 812.90 FEET TO THE SOUTH LINE OF SAID SECTION THENCE ALONG SAID SOUTH LINE SOUTH 88°52' EAST 110.635 FEET TO THE POINT OF BEGINNING, IN LANE COUNTY, OREGON.

EXCEPTING THAT PART DEDICATED TO LANE COUNTY, OREGON, FOR PUBLIC ROADWAY BY DEED RECORDED NOVEMBER 15, 1956, RECORDER'S RECEPTION NO. 99214, LANE COUNTY OREGON DEED RECORDS.



Certification of Description

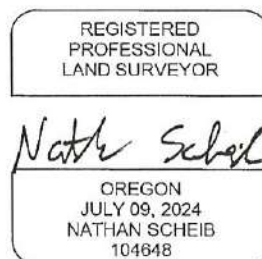
Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

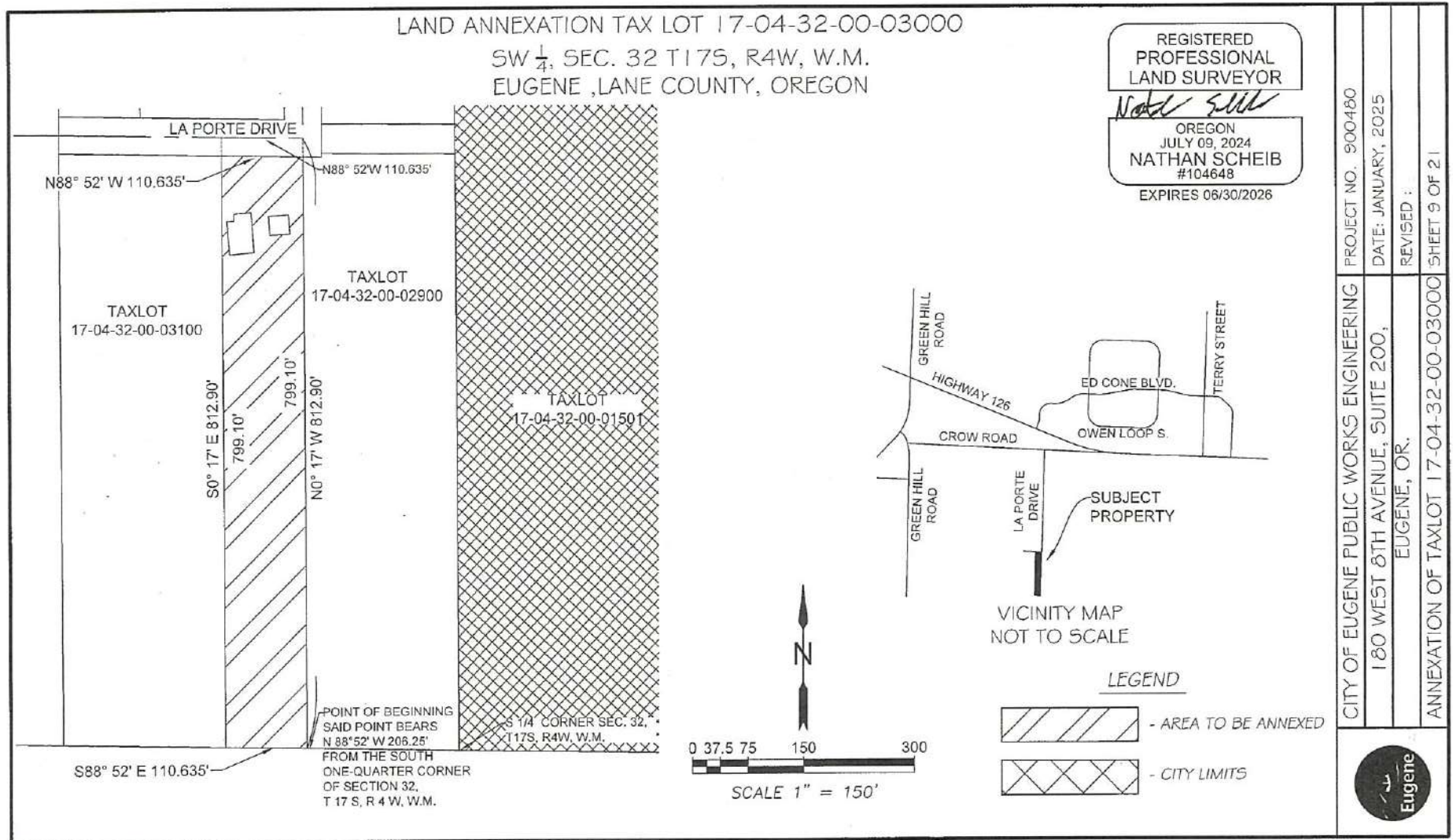
Signature: Nath Scheib
Registered Land Surveyor

Print Name: Nathan Scheib

Date: 01/07/2025

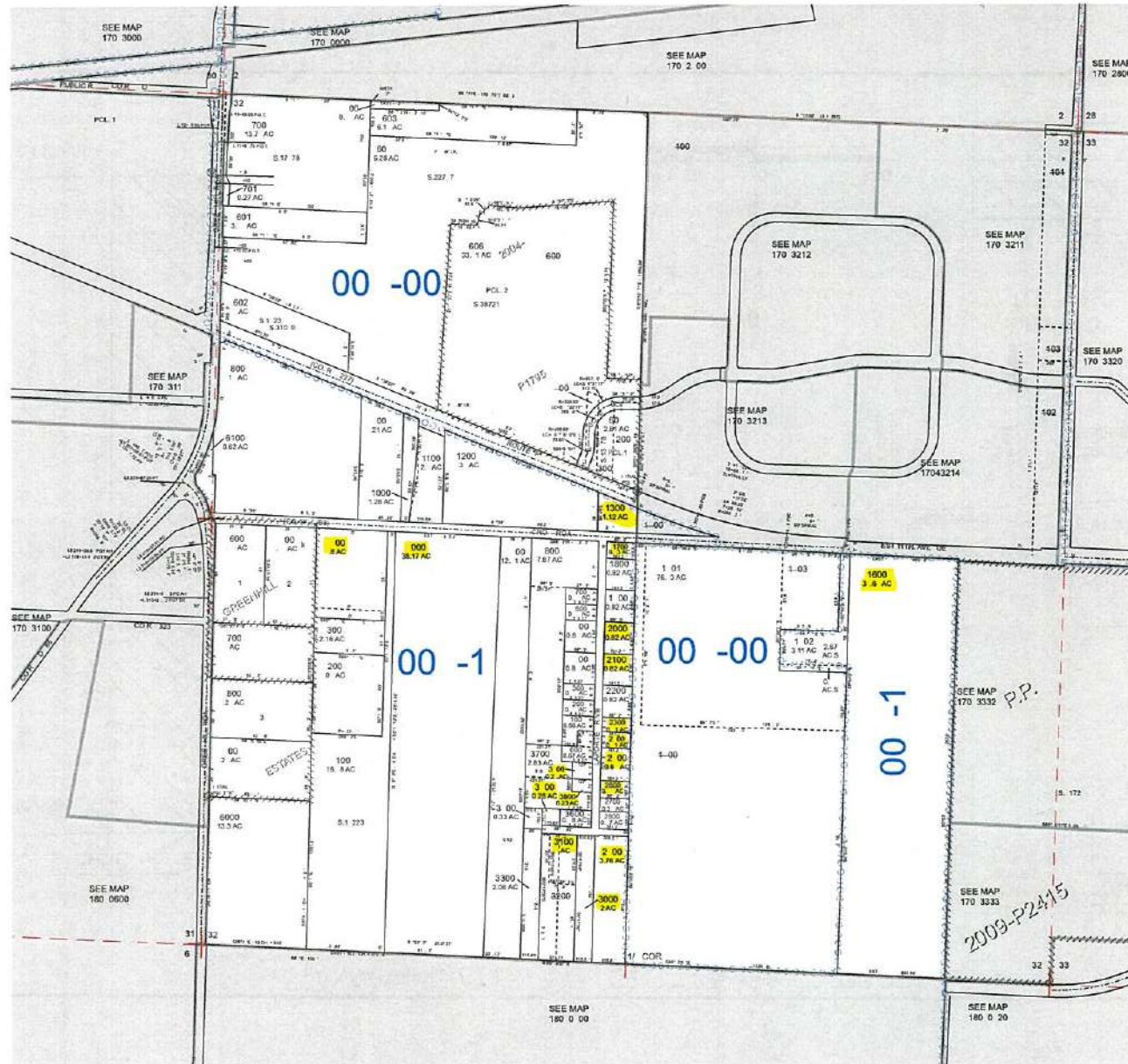
Seal:





SECTION 32 T.17S. R. .M.
Lane County
1" = 00'

LCATSKP - 2020-03-02 07: 7

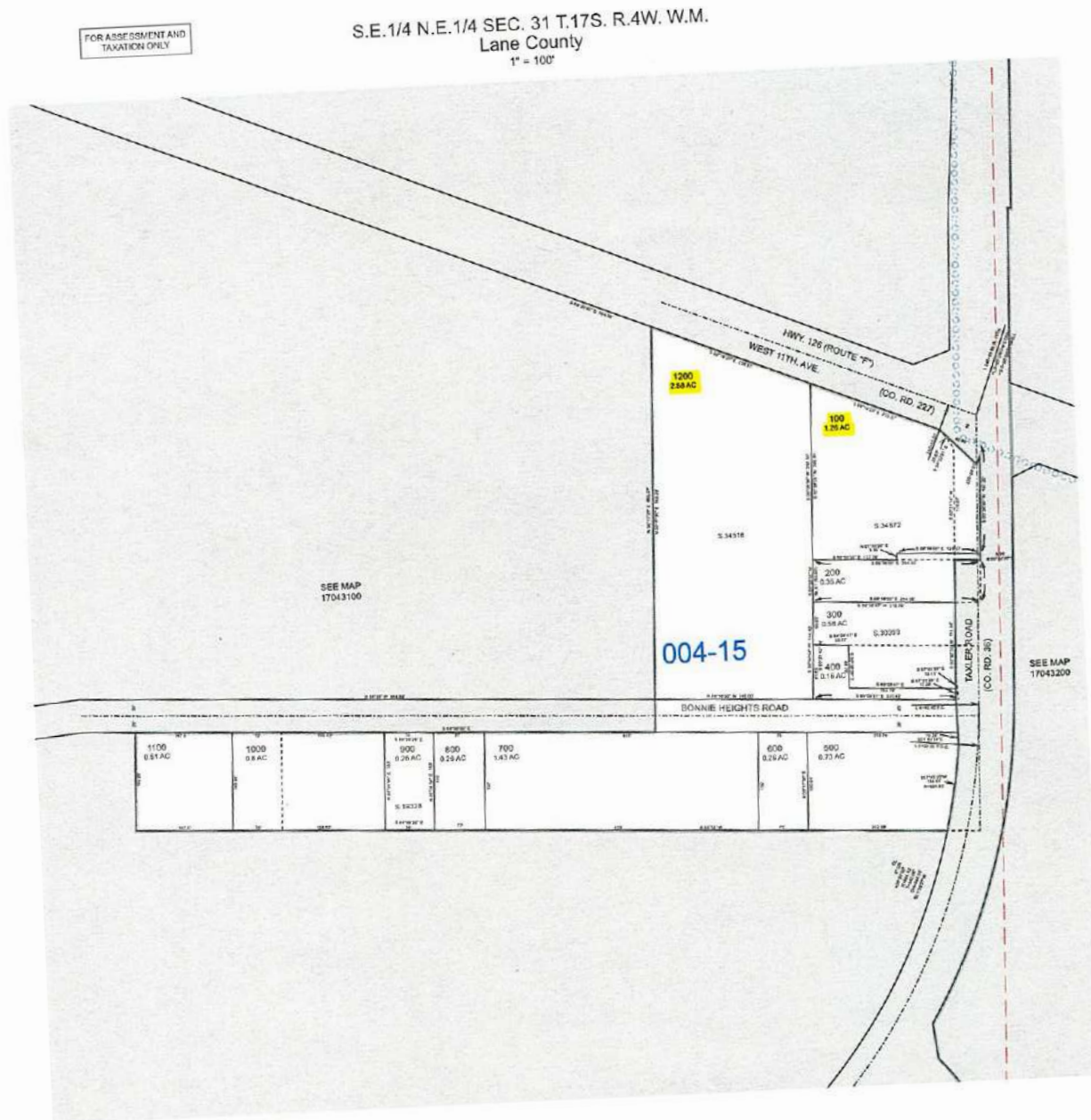


170 3200

17043114

LCATSOP - 2021-01-08 11:43

CANCELLED



17043114

EUGENE CITY COUNCIL

AGENDA ITEM SUMMARY



Approval of a Resolution Annexing Golden Gardens Park Property (Assessor's Map 17-04-16-00, Tax Lots 00100, 00200, 00300, 00400, 00500, 00600, and 00700) and Voluntarily Annexing an Adjacent Privately Owned Parcel (Assessor's Map 17-04-09-00, Tax Lot 02700)
(City File: Golden Gardens Park; A 25-03)

Meeting Date: May 12, 2025
Department: Planning and Development
www.eugene-or.gov

Agenda Item Number: 5E
Staff Contact: Brai Black
Contact Telephone Number: 541-682-5437

ISSUE STATEMENT

The City of Eugene Parks and Open Space Division is requesting annexation of seven tax lots (222.72 acres) comprising Golden Gardens Park, and the voluntary annexation of an adjacent privately owned property (40.15 acres) located to the northwest of Golden Gardens Park. The inclusion of privately-owned property in this annexation proposal is voluntary; the property owner explicitly requested and consented to the inclusion of their property in this annexation request.

No public rights-of-way are proposed for annexation as part of this request and there is no formal deadline for Council action on this item. A vicinity map showing the locations of the Golden Gardens Park property and the adjacent private property proposed for annexation is included as Attachment A.

BACKGROUND

To encourage compact urban growth and sequential development within Eugene's UGB, the Metro Plan provides that, ultimately, all land within the UGB (including streets) will be annexed into the City and provided with a minimum level of urban services.

The City of Eugene's Parks and Open Space Division is requesting the annexation of the Golden Gardens Park property, as well as an adjacent privately-owned property to the northwest of Golden Gardens Park. Golden Gardens Park is owned by the City of Eugene and is proposed to be developed with a sports complex, public parking areas, athletic fields, improved public access, a neighborhood park, additional pedestrian trails, and habitat conservation areas. Annexation of the park property is requested in order to allow the park to connect to City utilities and to facilitate the proposed development of the park, which is detailed in the Golden Gardens Park Master Plan.

May 12, 2025 Meeting – Item 5E

While Parks and Open Space staff were preparing the Golden Gardens Park annexation request, the owners of a parcel abutting the park property requested that their property to be included in the annexation area. Parks and Open Space staff coordinated with the owner and have requested to annex the private property along with the Golden Gardens Park property. Annexation of this private property into Eugene's city limits would allow for the property to connect to City utilities and to be further developed in accordance with the City of Eugene's Land Use Code allowances and requirements.

The Golden Gardens Park property is currently zoned AG Agricultural with the /CAS Commercial Airport Safety and /UL Urbanizable Land Overlays. The adjacent private property included in this annexation request is currently zoned AG Agricultural with the /CAS Commercial Airport Safety, /UL Urbanizable Land, and /CL Clear Lake Overlays. The Golden Gardens Park property is designated for parks and open space use, and the adjacent private property is designated for campus industrial use.

Upon annexation, consistent with Eugene Code (EC) Section 9.7820, the Golden Gardens Park property will be automatically rezoned from AG Agricultural to PL Public Land, and the adjacent private property will be automatically rezoned from AG Agricultural to E-1 Campus Industrial. The /UL overlay zone will automatically be removed from both subject properties, and the /CAS Commercial Airport Safety Overlay will remain. The /CL Clear Lake Overlay will still apply to the private property included in this request. Additionally, in accordance with EC 9.7820(3)(b), the /WQ Water Quality Overlay will be automatically applied to the seven tax lots comprising Golden Gardens Park. The following table shows the current zoning of each tax lot included in this annexation request, as well as the zoning that will apply upon annexation.

Assessor's Map No. / Tax Lot	Current Zoning	Zoning Upon Annexation
17-04-16-00 / 00100	AG/UL/CAS	PL/CAS/WQ
17-04-16-00 / 00200	AG/UL/CAS	PL/CAS/WQ
17-04-16-00 / 00300	AG/UL/CAS	PL/CAS/WQ
17-04-16-00 / 00400	AG/UL/CAS	PL/CAS/WQ
17-04-16-00 / 00500	AG/UL/CAS	PL/CAS/WQ
17-04-16-00 / 00600	AG/UL/CAS	PL/CAS/WQ
17-04-16-00 / 00700	AG/UL/CAS	PL/CAS/WQ
17-04-09-00 / 02700	AG/UL/CAS/CL	E-1/CAS/CL

Approval of annexation requests is based on the criteria at Eugene Code (EC) 9.7825, which require that (1) the land proposed to be annexed is within the City's UGB and is contiguous to the City limits or separated from City limits only by a right-of-way or water body; (2) the proposed annexation is consistent with the applicable policies in the Metro Plan and in any applicable refinement plans; and (3) the proposed annexation will result in a boundary in which the minimal level of key urban facilities and services can be provided in an orderly, efficient, and timely manner. Findings demonstrating that the annexation request is consistent with these approval criteria are included as Exhibit C of the attached resolution (Attachment B).

To provide nearby property owners and residents an opportunity to review and comment on this annexation request, public notice was provided to all owners and occupants of property within 500 feet of the annexation area, and the affected neighborhood association (Active Bethel Community), consistent with Eugene Code requirements. The City did not receive any testimony in response to the public notice.

Referral comments were provided by affected agencies including City of Eugene Public Works and Eugene Water & Electric Board. These referral comments confirm that the properties can be provided with the minimum level of key urban services consistent with the approval criteria. Given the findings of compliance, ability to provide key urban services, and absence of public testimony, a public hearing is not recommended in this instance.

Additional background information regarding this request, including relevant application materials, is included for reference as Attachment C to this AIS. A full copy of all materials in the record is also available at the Permit and Information Center located at 99 West 10th Avenue, which is open from 12 p.m. to 4 p.m. Monday through Friday. To view materials at another time, please contact the listed staff representative to schedule an appointment. As a courtesy, copies of the application materials are also available online at: <https://pdd.eugene-or.gov/LandUse/SearchApplicationDocuments?file=A-25-0003>.

PREVIOUS COUNCIL DIRECTION

None.

COUNCIL OPTIONS

1. Adopt the resolution approving the application attached as Attachment B.
2. Adopt the resolution with specific modifications as determined by the City Council
3. Direct the City Manager to bring back a resolution denying the application.
4. Defer action until after the council holds a public hearing on the proposed annexation

CITY MANAGER'S RECOMMENDATION

The City Manager recommends that the City Council find that the request complies with all applicable approval criteria and adopt the resolution approving the annexation.

SUGGESTED MOTION

Move to adopt the Resolution Annexing Golden Gardens Park Property and Voluntarily Annexing an Adjacent Privately Owned Parcel to the City of Eugene, attached as Attachment B to this AIS.

ATTACHMENTS

- A. Vicinity Map
- B. Annexation Resolution
 - Exhibit A: Map of Annexation Request
 - Exhibit B: Legal Description
 - Exhibit C: Planning Director Findings and Recommendation
- C. Application Materials for Annexation Request

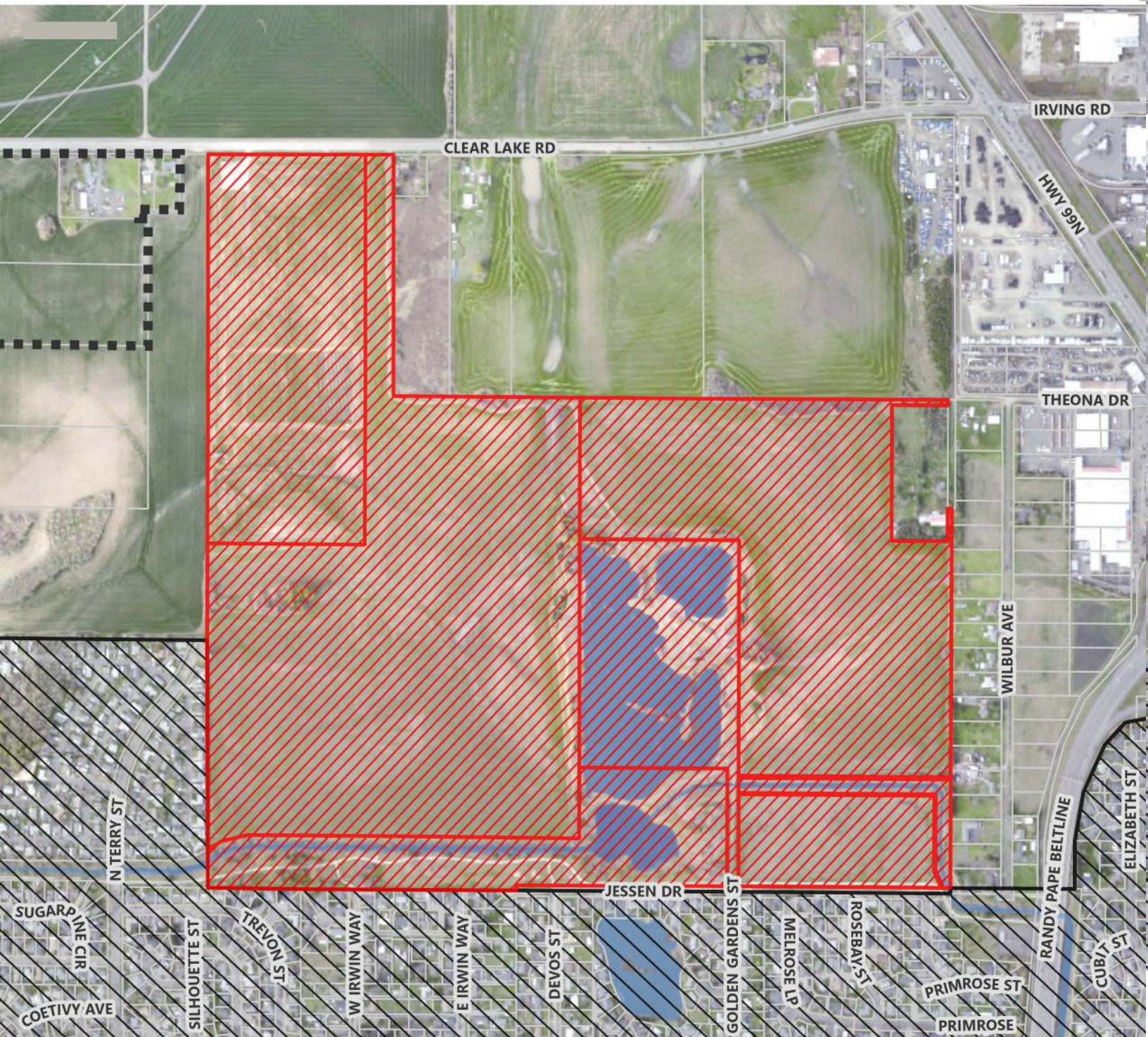
FOR MORE INFORMATION

Staff Contact: Brai Black, Assistant Planner
Telephone: 541-682-5437
Staff E-Mail: BBlack@eugene-or.gov



Golden Gardens Park Annexation (A 25-03) Vicinity Map

ATTACHMENT A

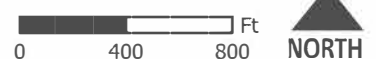


- Properties to be Annexed
- Taxlots
- Eugene City Limits
- Eugene Urban Growth Boundary



Caution: This map is based on imprecise source data, subject to change, and for general reference only.

Created on 4/28/2025
by City of Eugene Planning Division



RESOLUTION NO. _____**RESOLUTION ANNEXING GOLDEN GARDENS PARK PROPERTY
(ASSESSOR'S MAP 17-04-16-00, TAX LOTS 00100, 00200, 00300, 00400,
00500, 00600, 00700) AND VOLUNTARILY ANNEXING AN ADJACENT
PRIVATELY OWNED PARCEL (ASSESSOR'S MAP 17-04-09-00, TAX
LOT 02700) TO THE CITY OF EUGENE****The City Council of the City of Eugene finds that:**

A. An annexation application was submitted by the City of Eugene on January 31, 2025, in accordance with the provisions of Section 9.7810 of the Eugene Code, 1971, ("EC") for annexation to the City of Eugene of seven tax lots comprising Golden Gardens Park and voluntary annexation of an adjacent, privately owned parcel.

B. The properties proposed to be annexed are depicted on the map attached as Exhibit A to this Resolution. The legal descriptions of the properties proposed to be annexed are attached to this Resolution as Exhibit B.

C. The City's Planning Director has submitted a written recommendation that the application be approved based on the criteria of EC 9.7825. The Planning Director's Findings and Recommendation are attached to this Resolution as Exhibit C.

D. On April 11, 2025, a notice containing a description of the City-owned park property and the privately-owned parcel to be annexed and the Planning Director's preliminary recommendation was mailed to the applicant, owners and occupants of properties located within 500 feet of the perimeter of the areas to be annexed, and to the Active Bethel Community Neighborhood Association. The notice advised that the City Council would consider the Planning Director's full recommendation on the proposed annexation on May 12, 2025.

E. After considering the Planning Director’s recommendation, the City Council finds that the application should be approved.

NOW, THEREFORE,

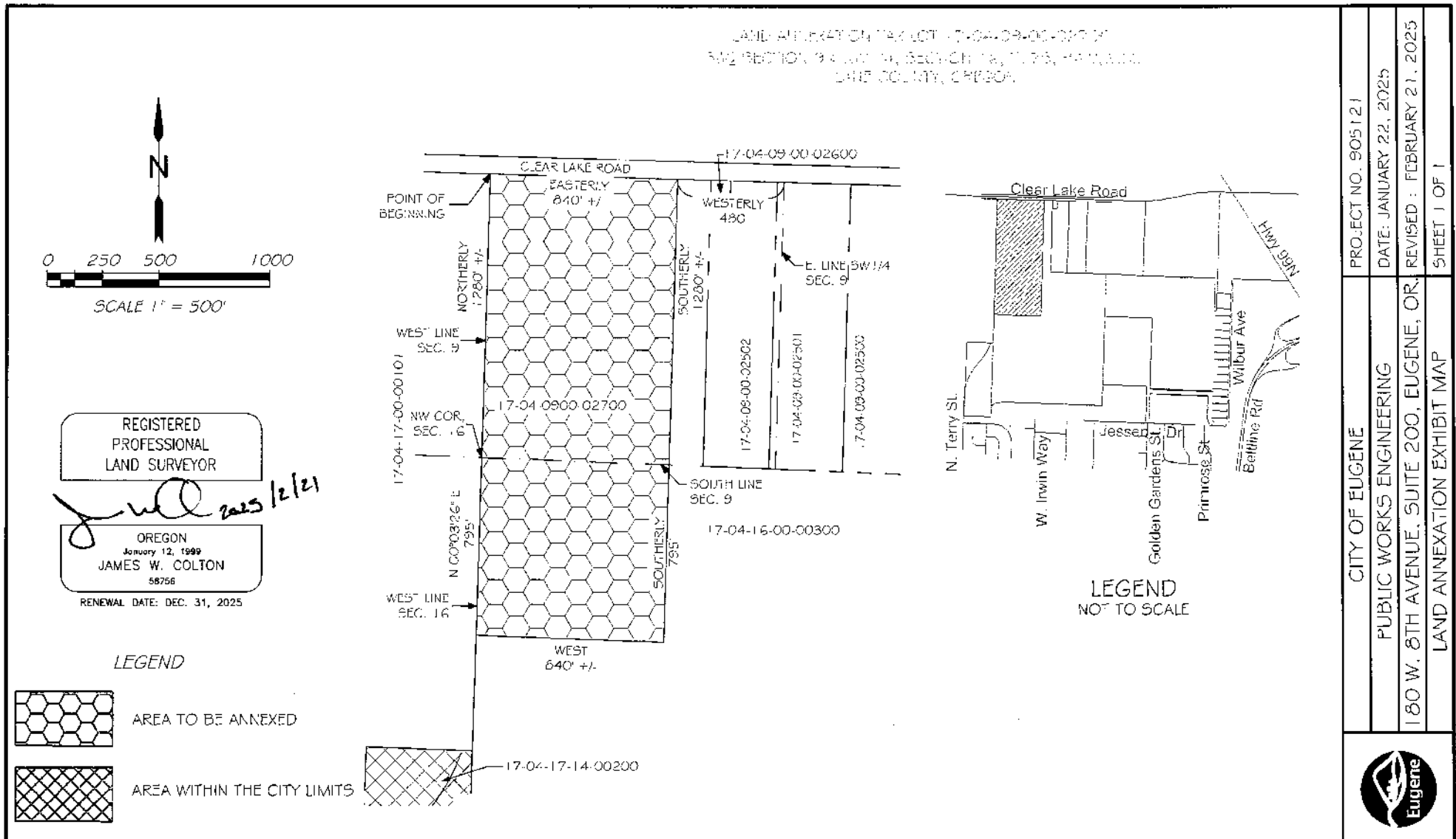
BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EUGENE, a Municipal Corporation of the State of Oregon, as follows:

Section 1. Based on the above findings and the Planning Director’s Findings and Recommendation, which are attached as Exhibit C and are adopted in support of this Resolution, it is ordered that the property composed of the seven tax lots comprising Golden Gardens Park and the adjacent privately-owned parcel, more particularly described in the attached Exhibit B, is annexed to the City of Eugene.

Section 2. This Resolution is effective immediately upon its passage by the City Council. Pursuant to EC 9.7820(3)(b) and (c), and Figure 9.7820(3)(c), the Golden Gardens Park property, identified as Tax Lots 100, 200, 300, 400, 500, 600, and 700 of Assessor’s Map No. 17-04-16-00 shall be automatically rezoned from AG Agricultural with the /CAS Commercial Airport Safety and /UL Urbanizable Land Overlays to PL Public Land with the /CAS Commercial Airport Safety and /WQ Water Quality Overlays. The adjacent private property, identified as Tax Lot 2700 of Assessor’s Map No. 17-04-09-00, shall be automatically rezoned from AG Agricultural with the /CAS Commercial Airport Safety, /UL Urbanizable Land, and /CL Clear Lake Overlays to E-1 Campus Employment with the /CAS Commercial Airport Safety and /CL Clear Lake Overlays. The annexation and the automatic rezoning of the land shall become effective in accordance with state law.

The foregoing Resolution adopted the ____ day of May, 2025.

City Recorder

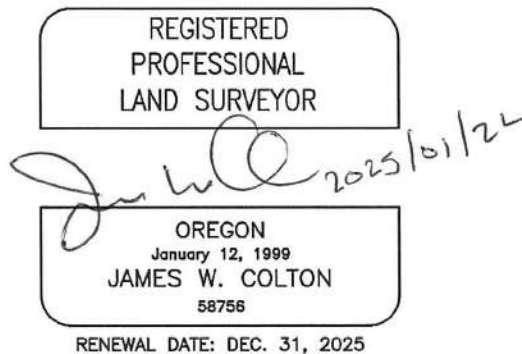




LAND ANNEXATION TAX LOTS 17-04-16-00-00100, 17-04-16-00-00200,
17-04-16-00-00300, 17-04-16-00-00400, 17-04-16-00-00500, 17-04-16-00-
00600, AND 17-04-16-00-00700

LEGAL DESCRIPTION

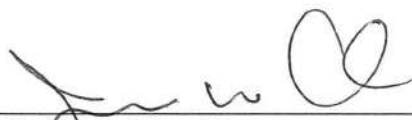
Commencing at the NE corner of Section 16, Township 17 South, Range 4 West, of the Willamette Meridian; thence along the North line of said Section 16, North 87°46'52" West 1344.54 feet to the TRUE POINT OF BEGINNING; thence leaving said North line, South 01°58'32" West 30.00 feet; thence North 87°46'52" West 300.00 feet; thence South 01°58'32" West 726.00 feet; thence South 87°46'52" East 300.00; thence North 01°58'32" East 176.00 feet; thence South 87°46'52" East 20.00 feet; thence South 01°58'32" West 2026.39 feet; thence North 87°45'02" West 1983.79 feet; thence South 01°54'19" West 30.00 feet; thence North 87°45'02" West 1983.47 feet; thence North 01°50'15" East 1838.75 feet; thence South 87°47'36" East 840.97 feet; thence North 01°47'55" East 2082.94 feet to a point on the Southerly right of way of Clear Lake Road; thence along said Southerly right of way, South 88°05'31" East 150.00 feet; thence leaving said Southerly right of way, South 01°37'22" West 1288.75 feet; thence South 87°47'36" East 1654.40 feet; thence South 87°46'52" East 1304.78 feet to the POINT OF BEGINNING, in Lane County, Oregon.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: _____


Registered Land Surveyor

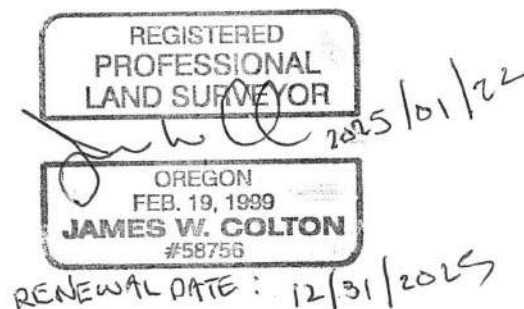
Print Name: _____

JAMES W. COLTON

Date: _____

2025/01/22

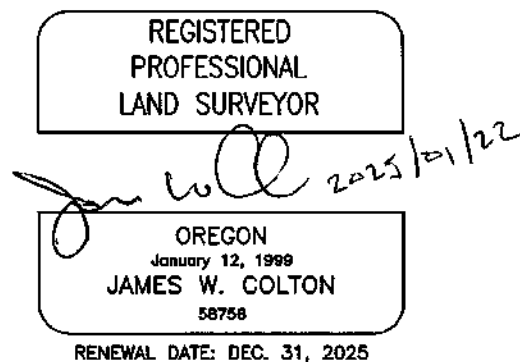
Seal: _____



LAND ANNEXATION TAX LOT 17-04-09-00-02700

LEGAL DESCRIPTION

Beginning at a point on the Southerly right of way of County Road No. 139 (Clear Lake Road) said point being on the West line of Section 9, Township 17 South, Range 4 West of the Willamette Meridian, thence Easterly along said Southerly right of way a distance of 840 feet, more or less, to a point being 480.00 feet Westerly of the East line of the Southwest 1/4 of said Section 9, thence leaving said Southerly right of way of Clear Lake Road, Southerly, parallel to said East line of the Southwest 1/4 of the Southwest 1/4, a distance of 1280 feet, more or less, to the South line of said Section 9, thence continuing Southerly, a distance of 795 feet, thence West a distance of 840 feet, more or less, to the West line of Section 16 of said Township 17 South, Range 4 West, thence North 00°03'26" East along the West line of said Section 16, a distance of 795 feet to the Northwest corner of said Section 16, thence North along the West line of Section 9 of said Township 17 South, Range 4 West a distance of 1280 feet, more or less, to the point of beginning all in Lane County, Oregon.



Certification of Description

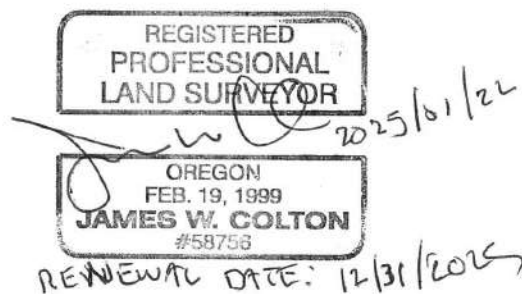
Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature: 
Registered Land Surveyor

Print Name: JAMES W. COLTON

Date: 2025/01/22

Seal:





**Planning Director's Findings and Recommendation:
Annexation Request for Golden Gardens Park
(City File: A 25-03)**

Application Submitted: January 31, 2025
Applicant: Ryan Turner, City of Eugene Parks and Open Space Division
Property Included in Annexation Request: Seven tax lots comprising Golden Gardens Park (Assessor's Map No. 17-04-16-00, Tax Lots 00100, 00200, 00300, 00400, 00500, 00600, and 00700) and one privately owned parcel adjacent to Golden Gardens Park (Assessor's Map No. 17-04-09-00, Tax Lot 02700).
Zoning: AG Agricultural with /CAS Commercial Airport Safety and /UL Urbanizable Lands Overlay, with a portion being within the /CL Clear Lake Overlay
Lead City Staff: Brai Black, Assistant Planner, City of Eugene Planning Division; 541-682-5437

EVALUATION:

Based on the information provided by the applicant, the City has determined that this request complies with Eugene Code (EC) Section 9.7805 Annexation - Applicability. As such, it is subject to review and approval in accordance with the requirements, application criteria and procedures of EC 9.7800 through 9.7835. The applicable approval criteria are presented below in bold typeface with findings and conclusions following each.

EC 9.7825(1) The land proposed to be annexed is within the city’s urban growth boundary and is: (a) Contiguous to the city limits; or (b) Separated from the city only by a public right of way or a stream, bay, lake or other body of water.		
Complies		Findings: The annexation area is within the Urban Growth Boundary and is contiguous to City limits to the south and southwest, consistent with subsection (a).
☒ YES	☐ NO	
EC 9.7825(2) The proposed annexation is consistent with applicable policies in the Metro Plan and in any applicable refinement plans.		
Complies		Findings: Several policies from the <u>Metro Plan</u> provide support for this annexation by encouraging compact urban growth to achieve efficient use of land and urban service provisions within the UGB, including the following policies from the Growth Management section (in <i>italic</i> text): <i>Policy 1. The UGB and sequential development shall continue to be implemented as an essential means to achieve compact urban growth. The provision of all urban services shall be concentrated inside the UGB. (page II-C-4)</i> <i>Policy 9. A full range of key urban facilities and services shall be provided to urban areas according to demonstrated need and budgetary priorities. (page II-C-5)</i> <i>Policy 10. Annexation to a city through normal processes shall continue to be the highest priority. (page II-C-5).</i>
☒ YES	☐ NO	

		<p><i>Policy 15. Ultimately, land within the UGB shall be annexed to a city and provided with the required minimum level of urban facilities and services. While the time frame for annexation may vary, annexation should occur as land transitions from urbanizable to urban. (page II-C-5)</i></p> <p>As discussed in this subsection, and further detailed under subsection (3) below, the proposed annexation is consistent with <u>Metro Plan</u> growth management policies and can be served by the minimum level of key urban services. The annexation procedures beginning at EC 9.7800 are consistent with State law and therefore, as found throughout this report, the annexation is consistent with State law.</p> <p>Both the Golden Gardens Park property and the adjacent, privately owned property are currently zoned AG Agricultural with the /CAS Commercial Airport Safety and /UL Urbanizable Land Overlays. The private property included in this request (Tax Lot 02700) is also zoned with the /CL Clear Lake Overlay.</p> <p>The subject properties are within the area that was added to Eugene’s Urban Growth Boundary in 2017. Pursuant to the Metro Plan land use diagram (as amended as part of the UGB expansion), Golden Gardens Park is designated for parks and open space use, and the adjacent private property is designated for campus industrial use. Upon approval of the annexation, the /UL Overlay will be automatically removed from the subject properties, and each property will be automatically rezoned to align with its respective land use designation. In accordance with Eugene Code 9.7820(3), the property comprising Golden Gardens Park will be automatically rezoned to PL Public Land with /CAS Commercial Airport Safety and /WQ Water Quality Overlays. The private property included in the annexation request will be automatically rezoned to E-1 Campus Industrial with /CAS Commercial Airport Safety and /CL Clear Lake Overlays.</p> <p>There are no adopted refinement plans applicable to the annexation area, and therefore, there are no refinement plan policies which would serve as mandatory approval criteria for the annexation request.</p> <p>Therefore, based on the findings above, the proposal is consistent with the applicable policies of the <u>Metro Plan</u>.</p>				
<p>EC 9.7825(3) The proposed annexation will result in a boundary in which the minimum level of key urban facilities and services, as defined in the Metro Plan, can be provided in an orderly, efficient, and timely manner.</p>						
<table border="1"> <tr> <td colspan="2" data-bbox="110 1644 345 1686">Complies</td> </tr> <tr> <td data-bbox="110 1686 230 1913"> ☒ YES </td> <td data-bbox="230 1686 345 1913"> ☐ NO </td> </tr> </table>		Complies		☒ YES	☐ NO	<p>Findings: Consistent with this criterion, the proposed annexation will result in a boundary in which the minimum level of key urban facilities and services can be provided in an orderly, efficient, and timely manner as detailed below:</p> <p><u>Wastewater</u></p> <p>There is an existing 12-inch public wastewater mainline located in Terry Street right-of-way to the west of the annexation area, and existing 30-inch and 42-inch wastewater</p>
Complies						
☒ YES	☐ NO					

	<p>lines located within the Jessen Drive right-of-way to the south of the annexation area. The existing wastewater mainlines are owned and maintained by the City of Eugene. Following the proposed annexation, the subject properties can be served by the wastewater mainlines in Terry Street and Jessen Drive.</p> <p><u>Stormwater</u></p> <p>There are existing public stormwater facilities located in the Terry Street right-of-way to the west of the subject properties and in the Clear Lake Road right-of-way to the north. Additionally, the A-3 Channel flows through the southern portion of the subject property. Public Works Engineering and Parks and Open Space staff confirm that the A-3 Channel has sufficient capacity to receive additional stormwater runoff from the southern portion of Golden Gardens Park at the time of future development.</p> <p><u>Transportation</u></p> <p>The Golden Gardens Park property has frontage on Jessen Drive to the south and on Clear Lake Road to the north, both of which are public streets. The private property proposed for annexation also has frontage on Clear Lake Road. The proposed annexation will have no effect on these transportation facilities. In the event further development occurs, additional evaluation of access to the public street system will take place.</p> <p><u>Solid Waste</u></p> <p>Collection service is provided by private firms. Regional disposal sites are operated by Lane County. The proposed annexation will have no effect on these services.</p> <p><u>Water and Electric</u></p> <p>Eugene Water and Electric Board (EWEB) currently has both overhead and underground electric service within the rights-of-way of Jessen Drive and Terry Street. There is an existing 16-inch EWEB water line located in the Jessen Drive right-of-way, as well as a 12-inch water line located in the Terry Street right-of-way. The proposed annexation will have no effect on these facilities.</p> <p><u>Public Safety</u></p> <p>Police protection will be extended upon annexation consistent with service provision throughout the City. Fire protection will be provided by the Eugene Springfield Fire. Emergency medical services are currently provided by Eugene Springfield Fire and will continue in the same manner upon annexation.</p> <p><u>Parks and Recreation</u></p> <p>Golden Gardens Park is owned by the City of Eugene and is proposed to be developed with a sports complex, public parking areas, athletic fields, improved public access, a neighborhood park, additional pedestrian trails, and habitat conservation areas. Annexation of the park property is requested in order to allow the park to connect to City utilities and to facilitate the proposed development of the park, which is detailed in the Golden Gardens Park Master Plan. Parks and recreation programs are provided on a City-wide basis, and the inclusion of the subject area in the City is sufficient evidence to demonstrate the minimum level of this key urban service is met.</p>
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		<p><u>Planning and Development Services</u> Planning and building permit services are already provided for all areas located within the Urban Growth Boundary by the City of Eugene.</p> <p><u>Communications</u> Communications infrastructure and service already exists within the annexation area. The proposed annexation will have no effect on these facilities. Any future communication facilities or infrastructure will require a right-of-way permit and approval by the Public Works Maintenance Division of the City of Eugene.</p> <p><u>Public Schools</u> The subject annexation area is within Bethel School District 52. As access to schools is evaluated on a district wide basis, the annexation area's location within a school district is sufficient evidence to demonstrate the minimum level of this key urban service is met.</p>
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CONCLUSION:

Based on the above findings, information submitted to date, and the criteria set forth in EC 9.7825, the proposed annexation is consistent with the applicable approval criteria. A map and legal description showing the area subject to annexation are included in the application file for reference. The effective date of the annexation will be set in accordance with State law.

INFORMATIONAL ITEMS:

Approval of this annexation does not relieve the applicant from complying with applicable codes and statutory requirements.



Please complete the following application checklist. Note that additional information may be required upon further review in order to adequately address the applicable criteria for approval. If you have any questions about filling out this application, please contact Planning staff at the Permit and Information Center, phone (541)682-5377, 99 West 10th Avenue, Eugene.

List all Assessor's Map and Tax Lot numbers of the property included in the request.

Assessor's Map	Tax Lot	Zoning	Acreage
17-04-11-12	200	R-1	0.41

Property Address: 3335 River Rd

Plans for Future Development & Permit Number (if applicable): _____

Public Service Districts:

Name			
Parks:	Terra Linda Park		
Electric:	EWEB		
Water:	EWEB		
Sanitary Sewer:	City of Eugene		
Fire:	Santa Clara Rural Fire Protection District		
Schools:	Elementary: Awbrey Park	Middle: Madison	High: North Eugene
Other:			

Filing Fee

- ☒ A filing fee must accompany all applications. The fee varies depending upon the type of application and is adjusted periodically by the City Manager. Check with Planning staff at the Permit and Information Center to determine the required fee or check website at www.eugeneplanning.org

Written Statement *(Submit 5 copies)*

- ☒ Submit a detailed written statement describing **how** this request is consistent with all applicable criteria (Section 9.7825 of the Eugene Code).

Site Plan Requirements

Submit 2 paper copies and 1 digital copy of a site plan, drawn to an engineer's scale on 8 ½" x 11" sheet of paper. Site plans shall include the following information:

- ☐ Show the date & north arrow on site plan.
- ☐ Show the Assessor's Map and Tax Lot number(s) on the site plan.
- ☐ Show a vicinity map on the site plan (vicinity map does not need to be to scale).
- ☐ Show city limits & UGB (if applicable)
- ☐ Clearly label the affected territory and any public right of ways to be annexed.
- ☐ Show all adjacent streets, alleys, and accessways.
- ☐ Show all dimensions of existing public utility easements and any other areas restricting use of the parcels, such as conservation areas, slope easements, access easements, etc.
- ☐ Show the location of all existing structures.

Other Application Requirements *(Submit 2 paper copies and 1 digital copy of all)*

- ☐ Petition for Annexation form listing all owners, including partial owners, and electors. This form includes the Certification of Electors which must be signed by the Lane County Elections/Voter Registration Department and also includes the Verification (Certification) of Property Owners which must be signed by the Lane County Department of Assessment and Taxation. *This form is required even if the land is vacant.*
- ☐ Notarized Consent to Annexation form.
- ☐ A legal description of the land proposed for annexation, including any public right of way prepared by a registered land surveyor. Oregon Revised Statutes (ORS) 308.225 requires submittal of a closing metes and bounds description or subdivision block and lot number description. Please see example of acceptable legal descriptions contained in the application packet. The legal description must exactly correspond with the map included with the application or the Assessor's map.
- ☐ Summary of Urban Service Provision form.
- ☐ Census Information Sheet.

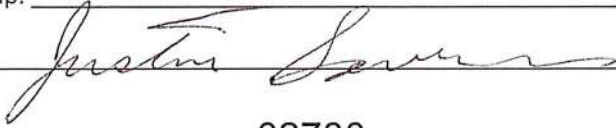
Note: This is not a complete list of requirements. Additional information may be required after further review in order to adequately address the applicable approval criteria.

By signing, the undersigned certifies that he/she has read and understood the submittal requirements outlined, and that he/she understands that omission of any listed item may cause delay in processing the application. I (We), the undersigned, acknowledge that the information supplied in this application is complete and accurate to the best of my (our) knowledge.

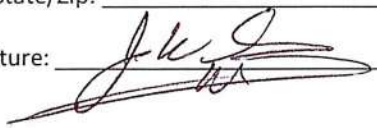
PROPERTY OWNER OF TAX LOT: 00100 - 00700

Name (print): City of Eugene Phone: 541-682-4800
 Address: 500 East 4th Ave, Suite 303
 City/State/Zip: Eugene, OR 97401
 Signature: _____

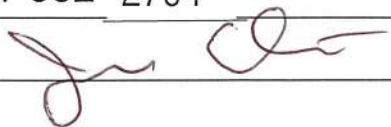
PROPERTY OWNER OF TAX LOT: 02700

Name (print): Justin Sowers Phone: 503-706-1749
 Address: 790 30th Street, Suite B#3
 City/State/Zip: Springfield, OR 97478
 Signature: 

PROPERTY OWNER OF TAX LOT: 02700

Name (print): Jason Sowers Phone: 503-706-1749
 Address: 790 30th Street, Suite B#3
 City/State/Zip: Springfield, OR 97478
 Signature: 

SURVEYOR:

Name (print): James Colton
 Company/Organization: City of Eugene
 Address: 180 West 8th Ave #200
 City/State/Zip: Eugene, OR 97401 E-mail (if applicable): jcolton@eugene-or.gov
 Phone: 541-682- 2704 Fax: _____
 Signature: 

REPRESENTATIVE (If different from Surveyor):

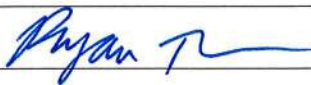
Name (print): Ryan Turner

Company/Organization: City of Eugene Parks and Open Space

Address: 1820 Roosevelt Blvd

City/State/Zip: Eugene, OR 97402 E-mail (if applicable): rturner@eugene-or.gov

Phone: 541-682-4909 Fax: 541-682-4882

Signature: 

****Attached additional sheets if necessary.**

List all Assessor's Map and Tax Lot numbers of the properties included in Annexation Request

Assessor's Map	Tax Lot	Zoning	Acreage	Note
17-04-16-00	00100	AG	61.98	Golden Gardens Park
17-04-16-00	00200	AG	24.73	Golden Gardens Park
17-04-16-00	00300	AG	96.60	Golden Gardens Park
17-04-16-00	00400	AG	24.03	Golden Gardens Park
17-04-16-00	00500	AG	11.83	Golden Gardens Park
17-04-16-00	00600	AG	0.59	Golden Gardens Park
17-04-16-00	00700	AG	2.96	Golden Gardens Park
17-04-09-00	02700	AG	40.15	Private Property
			262.87	Total Acres



January 29, 2025

City of Eugene Planning and Development
99 West 10th Ave.
Eugene, OR 97401

RE: Annexation of Golden Gardens Park and an adjacent privately owned parcel

Assessor's Map: 17-04-16-00-00100, 00200, 00300, 00400, 00500, 00600, 00700 (Golden Gardens Park)
and 17-04-09-00-02700 (Adjacent Private Property)

Zoning: AG/UL currently
Golden Gardens Park would become PL Zoned upon annexation and
Adjacent Private Parcel would become E-1 Zoned upon annexation
per EC 9.7820(3)(c)

Applicant: Ryan Turner – Parks Planning Analyst
City of Eugene Parks and Open Space

Owner #1, Golden Gardens Park, lots 00100 – 00700
City of Eugene, Parks and Open Space
1820 Roosevelt Blvd
Eugene, OR 97402

Owner #2, Adjacent Private Parcel, lot 02700
Jason & Justin Sowers, LLC
790 30th Street, Suite B#3
Springfield, OR 97478

Attachments:

- 1 - Annexation Exhibit Maps
- 2 - Petition Signature Sheet
- 3 - Consent to Annexation Form
- 4 - Summary of Urban Service Provision Form
- 5 - Census Information Sheet
- 6 - Legal Descriptions and Certifications of Description
- 7 - Figure EC 9.7820(3)(c) Clear Lake Zoning Upon Annexation
- 8 – Lane County Tax Assessor's Maps

Applicant's Statement:

In accordance with EC 9.7800, Annexation Application Procedures and Criteria, the applicant is requesting that the City of Eugene review this annexation request and determine that the proposal complies with the criteria contained in EC 9.7825 and that the requested annexation can be approved.

Overview:

The applicant requests annexation approval to increase opportunities for future use of the properties. The properties are located inside the City of Eugene Urban Growth Boundary and are all zoned Agricultural (AG) with an Urbanizable Lane Overlay (UL) and a Commercial Airport Safety Overlay (CAS). Per EC 9.7820(3)(c) the Zoning for the taxlots comprising Golden Gardens Park will become PL (Public Land) upon approved annexation, and the Zoning for the taxlot currently owned by the Sowers will become E-1 (Campus Employment) upon approved annexation. See Attachment #7.

The taxlots comprising Golden Gardens Park (00100 – 00700) are owned by the City of Eugene and some portions of the park property are proposed for development of a sports complex. The proposed plan would include public parking areas, several athletic sports fields, improved public access, a neighborhood park and additional pedestrian trails.

In addition to the taxlots comprising Golden Gardens Park, a section of right-of-way considered as “Golden Gardens Pond Access” is included in this annexation request. This right-of-way is managed as public parkland, not open to public vehicles, is classified as a “local” road, is currently used by Parks staff for site maintenance, and no change in use or management of this gravel roadway is proposed. The right-of-way begins at the north side of the intersection of Jessen Drive and Golden Gardens Street, extending northward into Golden Gardens park for approximately 1,290 feet; the right-of-way width is 60 feet, east/west.

The taxlot owned by Jason & Justin Sowers LLC (02700) is proposed for the development of a mixed-use business park.

Some of the aforementioned changes in use will require additional approvals through the City’s Land Use processes, which will be pursued subsequently and separately from this annexation request.

Code Discussion

Annexation approval criteria are found in Section 9.7825 of the Eugene Code. Applicable sections of the Code are in **bold** text, followed by proposed findings of fact in *italics*.

EC 9.7825 – Annexation – Approval Criteria

The city council shall approve, modify and approve, or deny a proposed annexation based on the application’s consistency with the following:

- (1) The land proposed to be annexed is within the city’s urban growth boundary and is:**
 - (a) Contiguous to the city limits; or**
 - (b) Separated from the city only by a public right of way or a stream, bay, lake or other body of water.**

The properties to be annexed are within the City’s Urban Growth Boundary and the southern boundary of the subject properties is contiguous to the City Limits along Jessen Drive.

- (2) The proposed annexation is consistent with applicable policies in the Metro Plan and in any applicable refinement plans.**

The properties are within the Metro Plan, and Golden Gardens Park is mentioned in the Envision Eugene Comprehensive Plan, Community Vision (2018) document. The properties are not directly included in any adopted Refinement Plans, but this area can be considered to be within the “area of influence” of the Bethel-Danebo Refinement Plan (1982), which mentions Golden Gardens Park – but the park properties lie just north of the Jessen Street boundary of the Plan.

As shown in the Metro Plan Diagram (2004) adopted by Eugene Ordinance # 20319, all subject properties are

shown as “High Density Residential”. Per EC 9.7820(3)(c) the parcels that comprise Golden Gardens Park would become Public Land (PL) Zoned and the private parcel currently owned by the Sowers would become Campus Employment (E-1) Zoned upon annexation; see Attachment #7. This is clear evidence that annexation of the subject properties is consistent with regional plans and policies.

Applicable Metro Plan policies and findings in support of this annexation request are as follows:

C. Growth Management Goals, Findings, and Policies (page II-C-1)

Policy 8. Land within the UGB may be converted from urbanizable to urban only through annexation to a city when it is found that:

- a. A minimum of key urban facilities and services can be provided to the area in an orderly and efficient manner.

Response: Minimum key urban facilities and services as defined in the Metro Plan include wastewater, stormwater, transportation, solid waste management, water service, fire and emergency medical service, police protection, city-wide parks and recreation programs, electric service, land use controls, communication facilities and public schools on a district-wide basis (Metro Plan, Chapter V, Glossary, definition 24). As documented elsewhere in this Written Statement, these key urban facilities and services exist nearby and can be provided to the subject properties in an orderly and efficient manner. (see Envision Eugene, Community Vision response below.)

Policy 10. Annexation to a city through normal processes shall continue to be the highest priority.

Response: Annexation into the City Limits of Eugene is codified in EC 9.7800 – 9.7835. Processes and procedures regarding application, annexation, and approval criteria are being followed through this application for Annexation.

Policy 15. Ultimately, land within the UGB shall be annexed to a city and provided with the required minimum level of urban facilities and services. While the timeframe for annexation may vary, annexation should occur as land transitions from urbanizable to urban.

Response: The subject properties are within the Eugene UGB, and will be provided with the minimum levels of urban facilities and services.

The Bethel-Danebo Refinement Plan (1982) study area does not include the subject properties, but they are close by. The northern limit of the Refinement Plan is Jessen Drive however, Golden Gardens Park is shown as an Undeveloped Park on page 30, which had been purchased by the City of Eugene from Lane County in 1974 for use as a park. This Refinement Plan reflects community sentiment and policy recommendations at the time, which could be understood to generally include the Golden Gardens Park parcels, due to immediate proximity:

(Page 27): “Parks: In recent years, efforts have been directed toward the acquisition of park land and development of recreational facilities in the Bethel-Danebo area.....Park services continue to be inadequate by City standards.....Citizens of the Bethel-Danebo area have indicated their concern that it is inevitable that much of the area’s open space will be developed by year 2000.”

(Page 28): “Recommendations: Policies: #2: Acquisition and development of park land and acquisition of open space in the Bethel-Danebo area shall receive a city-wide priority which will move it toward equity with other parts of the city.”

It can be understood from these public comments and policy recommendations contained within the Refinement Plan, that annexation (and the proposed eventual developments) are in accord with this Annexation Request.

Envision Eugene, Community Vision (2018): Golden Gardens Park is mentioned by name as a “park opportunity” being created for the community by the expansion of the UGB on page 64. It can be understood that UGB expansion occurred at this time and location as a precursor to annexation, and eventual park development to meet the community’s needs.

(3) The proposed annexation will result in a boundary in which the minimum level of key urban facilities and services, as defined in the Metro Plan, can be provided in an orderly, efficient, and timely manner.

Public services are in place and readily available to the subject properties largely from the south and west of the site. Provision of additional urban services from the north off of Clear Lake Road are a high priority for the City and funding is actively being requested at the State level to move this work forward. As such, these services can be provided in an orderly, efficient and timely manner.

Wastewater

There is an existing 12-inch diameter wastewater line along North Terry Street to the west of the subject properties, and existing 30-inch and 42-inch diameter wastewater lines along Jessen Drive to the south of the subject properties. Future development on these properties will connect to these public wastewater facilities.

Stormwater

The A-3 stormwater channel flows through the southern portion of the subject properties, from east to west. This conveyance channel has ample capacity to receive additional stormwater and would presumably be the receiving body for future development of the southern portions of Golden Gardens Park.

There is an existing 48-inch diameter stormwater line along North Terry Street to the west of the subject properties.

There is a roadside drainage ditch along Clear Lake Road to the north of the subject properties.

No construction is proposed as part of this Annexation Application. Any development plans will be required to meet current City of Eugene Stormwater Management criteria and will be evaluated by staff for compliance.

Water and Electric Service

EWEB will be the provider of electric services to the subject properties. There is existing electric service, both overhead and underground, along Jessen Drive to the south and North Terry Street to the west.

EWEB will be the provider of water service to the subject properties. There is an existing 16-inch diameter waterline along Jessen Drive to the south, and an existing 12-inch diameter waterline along North Terry Street to the west.

Transportation

The southern boundary of Golden Gardens Park abuts Jessen Drive.. The boundary of both Golden Gardens Park and the Sowers property abut Clear Lake Road to the north. The northern terminus of North Terry Street abuts the western boundary of Golden Gardens Park. North Terry Street is planned for continuation to the north, eventually, which will also increase the right-of-way frontage along the western boundary of the subject properties.

LTD Bus service includes a route on Barger Drive, approximately 1/2 mile south of the subject properties.

The Jessen Shared Use Path provides a concrete pedestrian path through the subject properties at the southern boundary, connecting into the neighborhoods to the east and west.

Solid Waste Management

Solid waste collection is provided by private firms, and the subject properties are within the service area of multiple companies.

Fire and Emergency Medical Service

These services are provided by Lane Rural Fire Authority and the Eugene/Springfield Fire Department.

Police Protection

The Eugene Police Department coverage will be extended to include the subject properties upon annexation consistent with service provision throughout the city.

Parks and Recreation

The majority of acreage comprising the subject properties is owned by the City of Eugene and currently managed as a public park. Other nearby parks include Irwin Park and State Street Park.

Land Use Controls

The subject properties are inside the Eugene portion of the Metro Plan Urban Growth Boundary. The City of Eugene provides land use controls for the subject properties.

Communication Facilities

A variety of telecommunication providers offer communication services in this area. Telephone land lines, cable, and wireless services are provided by CenturyLink (DSL) and /or Xfinity (cable). Several cell towers in the area also provide cellular telephone and wi-fi services. According to the FCC National Broadband Map, 100% of the area proposed for annexation has mobile broadband coverage.

Public Schools on a District-Wide Basis

The subject properties are within the Bethel School District boundary.

The southern portion of the subject properties is within the Clear Lake Elementary School area, while the northern portion of the subject properties is within the Irving Elementary School area. All portions of the subject properties are within the service areas for Shasta Middle School and Willamette High School.

This concludes the written statement for this Annexation Application. Thank you again for your consideration of this request and please feel free to contact me with any further concerns or questions.

Sincerely,



Ryan Turner
Parks Planning Analyst
rtturner@eugene-or.gov

Summary of Urban Service Provision

This form is intended as a guide to assist applicants in demonstrating that a minimum level of key urban services can be provided to the area proposed for annexation. Space is provided on this form for you to provide detailed information on service provision. Please add additional pages if necessary to provide details of servicing issues related to the area you are annexing. To assist you in providing this information, some contacts are listed below. For large or difficult to serve properties, you may wish to contact a private land use planning consultant to prepare your application.

Property Owner(s) Name:

City of Eugene Parks (Golden Gardens Park), and Jason & Justin Sowers

Assessor's Map and Tax Lot Numbers for Properties Proposed for Annexation

(For example: Map 17-03-19-31, Tax Lot 100)

Map 17-04-16-00, Tax Lots 00100, 200, 300, 400, 500, 600, 700 (GG Park)

Map 17-04-09-00, Tax Lot 02700 (Sowers Property)

Wastewater -- All new development must connect to the wastewater (sanitary sewer) system. Is wastewater service available to serve the area proposed for annexation? (For more information, contact the Engineering staff at the City of Eugene Permit and Information Center or call 541-682-8400.)

The property(ies) in this annexation request:

All

☒ will be served from an existing gravity wastewater line.

Location and size of existing wastewater line:

12" line located at North Terry, and 30" & 42" lines along Jessen - east and south of subject properties respectively.

☒ will be served by an extension of an existing gravity wastewater line.

Where will a wastewater line be extended from? When will it be extended? By whom?

For the Sowers Property: from N Terry Street, within 3 years, by the Sowers.

For GG Park: Site design still underway, timing not known, by Parks.

Stormwater -- Site plans for all new development must provide for drainage to an approved system consistent with the Comprehensive Stormwater Management Plan. City approval for storm drainage will be required as part of the development process. (For more information, contact the Engineering staff at the City of Eugene Permit and Information Center or call 541-682-8400.)

Is the site currently served by an approved stormwater system?

Golden Gardens Park: Yes. Sowers property: Unknown

If yes, location? Golden Gardens undeveloped park drains to the A-2 open channel, which flows through the property.

If no, how will stormwater be handled after development? -

The Sowers property, upon development, would likely infiltrate stormwater runoff

and/or drain northward to the Clear Lake roadside ditch.

Streets – What existing streets provide access to this site. List existing streets that provide access to this site from River Road, the Northwest Expressway, or Beltline Highway.

Clear Lake Road provides access to the north side of the Sowers property and Golden Gardens Park (via lot 300).

Jessen Road provides access to the south side and N Terry to the west side of Golden Gardens Park.

Will dedication for additional street right-of-way be required upon further development of this site?

☐ Yes

☐ No

☐ Unknown

Will existing streets be extended or new streets constructed upon further development of this site?

☐ Yes

☐ No

☐ Unknown

Parks, Recreation, and Cultural Services

Systems Development revenues generated by new development and Ballot Measure 20-30, which authorized the issuance of \$25.3 million in general revenue bonds, will help to fund future City park acquisition and development in this area and throughout the city. Please list the parks and recreation facilities that already exist or are planned in the general vicinity of the property(ies) included in this annexation:

Golden Gardens Park, Irwin Park, State Street Park

Key services, defined by the Metropolitan Plan as parks and recreation programs, will be available to new city residents in this area on an equal basis with residents throughout the city.

Public Safety

Police services - Police protection can be extended to this site upon annexation consistent with service provision throughout the city.

For River Road/Santa Clara area-

Police services - Police protection can be extended to this site upon annexation consistent with service provision throughout the city. Police currently travel along River Road to provide service to areas throughout the River Road and Santa Clara area. Infill annexations and development in this area will increase the efficiency of service delivery to this area.

Fire and emergency services (Please indicate which fire district serves subject property.)

- ☐ Santa Clara - Fire protection services are currently provided to the subject property by the Santa Clara Rural Fire Protection District.
- ☐ River Road - Fire and emergency services - Fire protection is currently provided to the subject property by the River Road Water District under contract with the City of Eugene. Upon annexation, fire protection will be provided directly by the City of Eugene Fire & EMS Department.

Emergency medical transport (i.e., ambulance) services are currently provided on a regional basis by Eugene, Springfield, and Lane Rural Fire/Rescue to central Lane County, including the River Road and Santa Clara areas. After annexation, this service will continue to be provided by the current provider. All ambulance service providers have mutual aid agreements and provide back-up service into the other providers' areas.

Planning and Development Services -- Planning and building permit services are provided to the area outside the city limits but within the urban growth boundary by the City of Eugene. This service would continue after annexation.

EWEB (Eugene Water and Electric Board) currently provides water and electric service in the Eugene area and can provide service to new development in the River Road and Santa Clara area upon annexation. Some properties in northern Eugene receive electric service from EPUD (Emerald People's Utility District). Some properties in south Eugene receive electric services from the Lane Electric Cooperative; please note if this is the case for your property. For more information contact EWEB, ph. 484- 2411, EPUD, ph. 746-1583 or Lane Electric Co-op, 484-1151.

Electric Service – Which electric company will serve this site?

EWEB

Water Service -- Please provide the size and location of the water main closest to your property. There's an EWEB water main along Jessen to the south (16-inch diameter) and another EWEB water main along North Terry to the west (12-inch diameter)

Solid Waste -- Solid waste collection service is provided by private firms. Regional disposal sites and the Short Mountain Landfill are operated by Lane County.

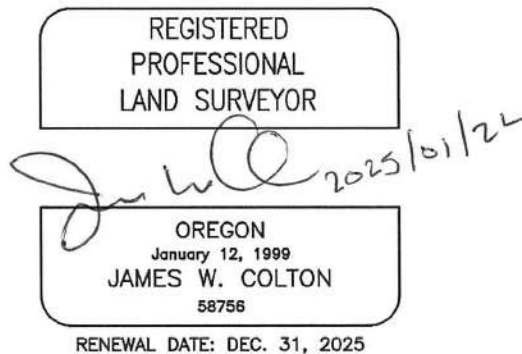
Natural Gas -- Northwest Natural Gas can extend service to new development in this area.

Communications -- US West Communications and a variety of other telecommunications providers offer communications services throughout the Eugene/Springfield Area.

LAND ANNEXATION TAX LOTS 17-04-16-00-00100, 17-04-16-00-00200,
17-04-16-00-00300, 17-04-16-00-00400, 17-04-16-00-00500, 17-04-16-00-
00600, AND 17-04-16-00-00700

LEGAL DESCRIPTION

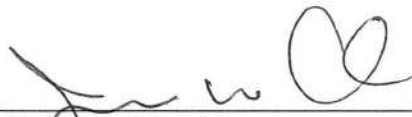
Commencing at the NE corner of Section 16, Township 17 South, Range 4 West, of the Willamette Meridian; thence along the North line of said Section 16, North 87°46'52" West 1344.54 feet to the TRUE POINT OF BEGINNING; thence leaving said North line, South 01°58'32" West 30.00 feet; thence North 87°46'52" West 300.00 feet; thence South 01°58'32" West 726.00 feet; thence South 87°46'52" East 300.00; thence North 01°58'32" East 176.00 feet; thence South 87°46'52" East 20.00 feet; thence South 01°58'32" West 2026.39 feet; thence North 87°45'02" West 1983.79 feet; thence South 01°54'19" West 30.00 feet; thence North 87°45'02" West 1983.47 feet; thence North 01°50'15" East 1838.75 feet; thence South 87°47'36" East 840.97 feet; thence North 01°47'55" East 2082.94 feet to a point on the Southerly right of way of Clear Lake Road; thence along said Southerly right of way, South 88°05'31" East 150.00 feet; thence leaving said Southerly right of way, South 01°37'22" West 1288.75 feet; thence South 87°47'36" East 1654.40 feet; thence South 87°46'52" East 1304.78 feet to the POINT OF BEGINNING, in Lane County, Oregon.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:


Registered Land Surveyor

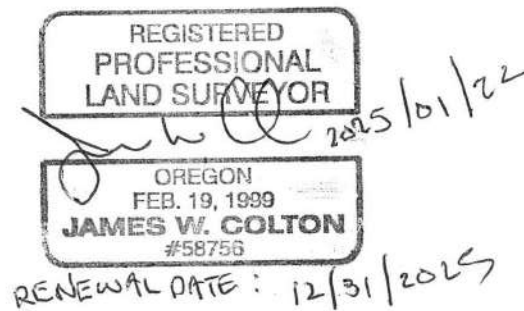
Print Name:

JAMES W. COLTON

Date:

2025/01/22

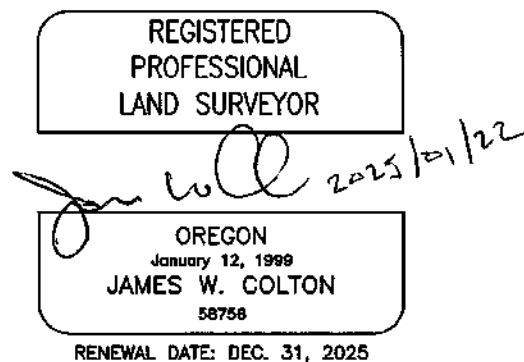
Seal:



LAND ANNEXATION TAX LOT 17-04-09-00-02700

LEGAL DESCRIPTION

Beginning at a point on the Southerly right of way of County Road No. 139 (Clear Lake Road) said point being on the West line of Section 9, Township 17 South, Range 4 West of the Willamette Meridian, thence Easterly along said Southerly right of way a distance of 840 feet, more or less, to a point being 480.00 feet Westerly of the East line of the Southwest 1/4 of said Section 9, thence leaving said Southerly right of way of Clear Lake Road, Southerly, parallel to said East line of the Southwest 1/4 of the Southwest 1/4, a distance of 1280 feet, more or less, to the South line of said Section 9, thence continuing Southerly, a distance of 795 feet, thence West a distance of 840 feet, more or less, to the West line of Section 16 of said Township 17 South, Range 4 West, thence North 00°03'26" East along the West line of said Section 16, a distance of 795 feet to the Northwest corner of said Section 16, thence North along the West line of Section 9 of said Township 17 South, Range 4 West a distance of 1280 feet, more or less, to the point of beginning all in Lane County, Oregon.



Certification of Description

Pursuant to EC 9.7810(7), Annexation Application Requirements, I hereby certify the metes and bounds description of the real property proposed for annexation closes; and the map outlining the boundary is a true representation of the description.

Signature:


Registered Land Surveyor

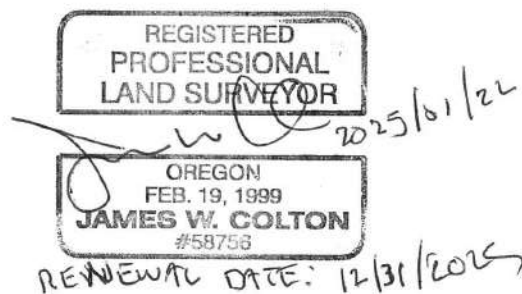
Print Name:

JAMES W. COLTON

Date:

2025/01/22

Seal:



Application #: C * 2008 - _____
For City Use Only

PETITION

* CB = Coburg
CR = Creswell
FL = Florence
OA = Oakridge
CG = Cottage Grove
EU = Eugene
JC = Junction City
SP = Springfield

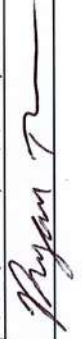
Petition Signature Sheet Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	Land Owner	Reg Voter	Acres (qty)
1. 	1/23/2025	Jason K Sowers	29490 CLEAR LAKE RD EUGENE, OR 97402	17-04-09-00-02700	✓		40
2. 	1-23-2025	Justin Sowers	29490 Clear Lake Rd Eugene, OR 97402	17-04-09-00-02700	✓		40
3.							
4.							
5.							

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, RYAN TURNER (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.

X  (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 1 (qty). This petition reflects that 1 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 0. I hereby certify that this petition includes 0 valid signatures representing 0 (%) of the total active registered voters that are registered in the proposed annexation.



Lane County Department of Assessment and Taxation

1/29/25
Date Certified



Lane County Clerk or Deputy Signature

1/29/25
Date Certified

* CB = Coburg CG = Cottage Grove
CR = Creswell EU = Eugene
FL = Florence JC = Junction City
OA = Oakridge SP = Springfield

PETITION

Petition Signature Sheet Annexation by Individuals

We, the following property owners/electors, consent to the annexation of the following territory to the City of *(Insert Name of City)*:

Signature	Date Signed m/d/y	Print Name	Residence Address (street, city, zip code)	Map and Tax Lot Number (example: 17-04-03-00-00100)	✓ Land Owner	✓ Reg Voter	Acres (qty)
<i>Ryan Turner</i>	3/21/25	RYAN TURNER	2525 WEST IRWIN WAY EUGENE, OR	17-04-16-00-00100, 200,300,400,500,600,700	✓		222.72
		CITY OF EUGENE PARKS REPRESENTATIVES					
		THIS IS PUBLIC PARKLAND WITH NO STRUCTURES OR RESIDENTS					

Note: With the above signature(s), I am attesting that I have the authority to consent to annexation on my own behalf or on behalf of my firm or agency. (Attach evidence of such authorization when applicable.)

I, RYAN TURNER (printed name of circulator), hereby certify that every person who signed this sheet did so in my presence.
X *Ryan Turner* (signature of circulator)

CERTIFICATION OF PROPERTY OWNERS

The total landowners in the proposed annexation are 1 (qty). This petition reflects that 1 (qty) landowners (or legal representatives) listed on this petition represent a total of 100 (%) of the landowners and 100 (%) of the acres as determined by the map and tax lots attached to the petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

CERTIFICATION OF ELECTORS

The total active registered voters in the proposed annexation are 0. I hereby certify that this petition includes 0 valid signatures representing 0 (%) of the total active registered voters that are registered in the proposed annexation.

ATTACHMENT C
[Signature]
Lane County Department of Assessment and Taxation
3/24/25
Date Certified
[Signature]
Lane County Clerk or Deputy Signature
3/24/25
Date Certified

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: SEE ATTACHED LIST Address: 2525 WEST IRWIN WAY
OF SEVEN (7) PARCELS EUGENE, OR 97402
COMPRISING GOLDEN GARDENS (GOLDEN GARDENS PARK)
 Legal Description: PARK

SEE ATTACHED
LEGAL DESCRIPTION

In the corporate limits of said city, which is owned by the undersigned

DATED this 23 day of January, 2025.

Craig Carnagen

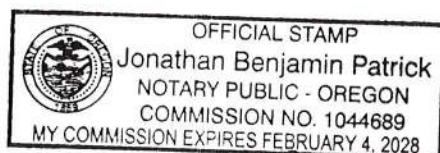
STATE OF OREGON)

)ss

County of)

On this 23 day of January, 2025, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Craig Carnagen, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
 Notary Public for Oregon
 My Commission Expires February 4, 2028

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 17-04-09-00-02700 Address: 29490 CLEAR LAKE RD
EUGENE, OR 97402
 Legal Description: SEE ATTACHED

In the corporate limits of said city, which is owned by the undersigned

DATED this 23rd day of January, 2025.

[Signature]

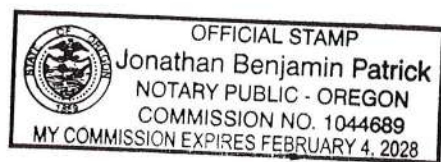
STATE OF OREGON)

)ss

County of)

On this 23 day of January, 2025, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Jason K. Sowers, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
 Notary Public for Oregon
 My Commission Expires February 4, 2028

Consent to Annexation

Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 17-04-09-00-02700 Address: 29490 CLEAR LAKE RD
EUGENE, OR 97402
 Legal Description: SEE ATTACHED

In the corporate limits of said city, which is owned by the undersigned

DATED this 23rd day of January, 2025.

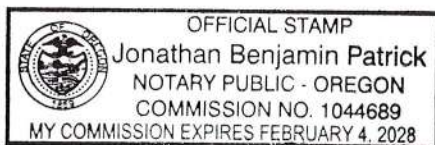
Justin Sowers

STATE OF OREGON)

County of) ss)

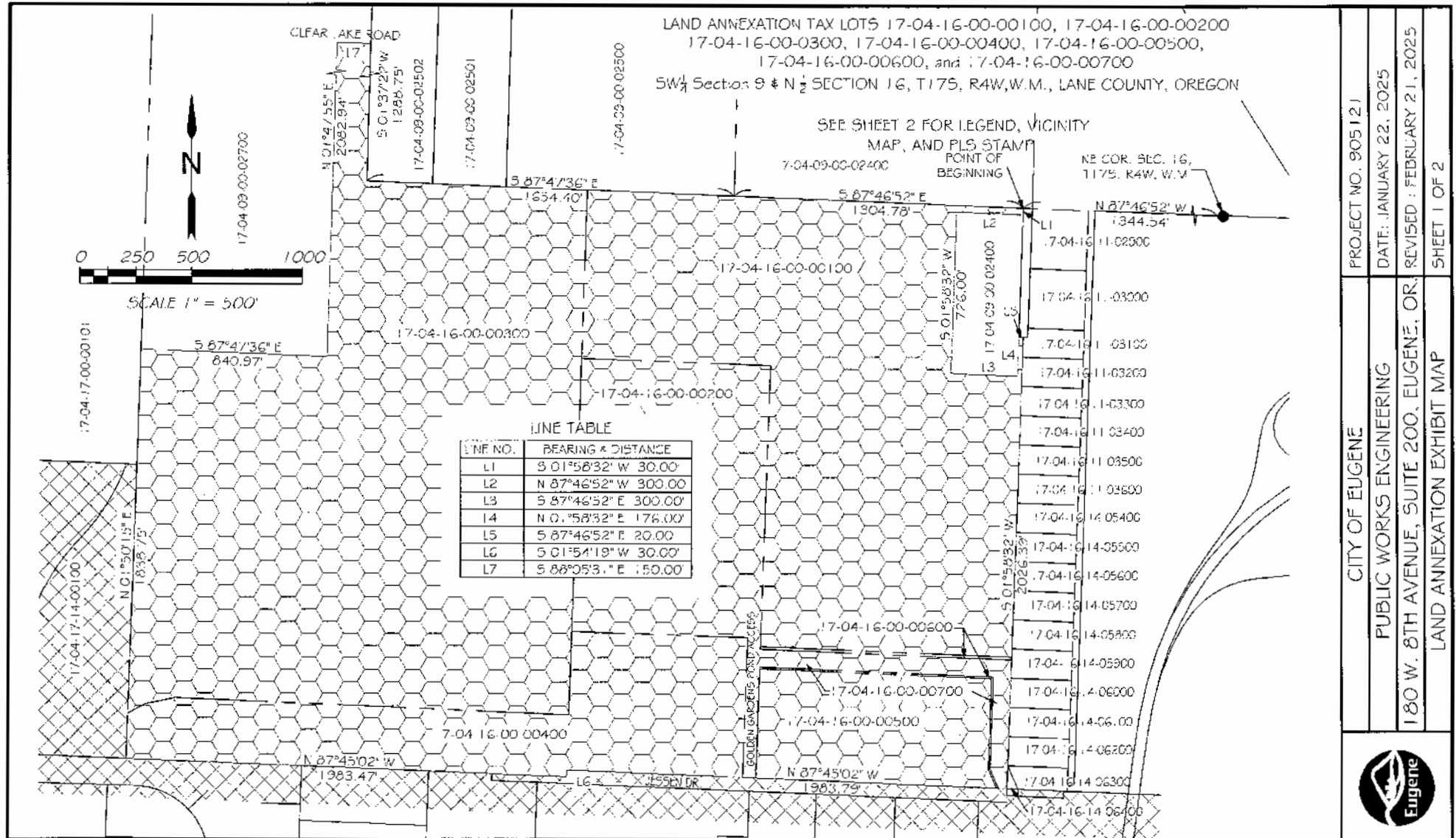
On this 23 day of January, 2025, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Justin Sowers, who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

Seal:



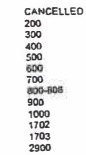
IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Jonathan Benjamin Patrick
 Notary Public for Oregon
 My Commission Expires February 4, 2028





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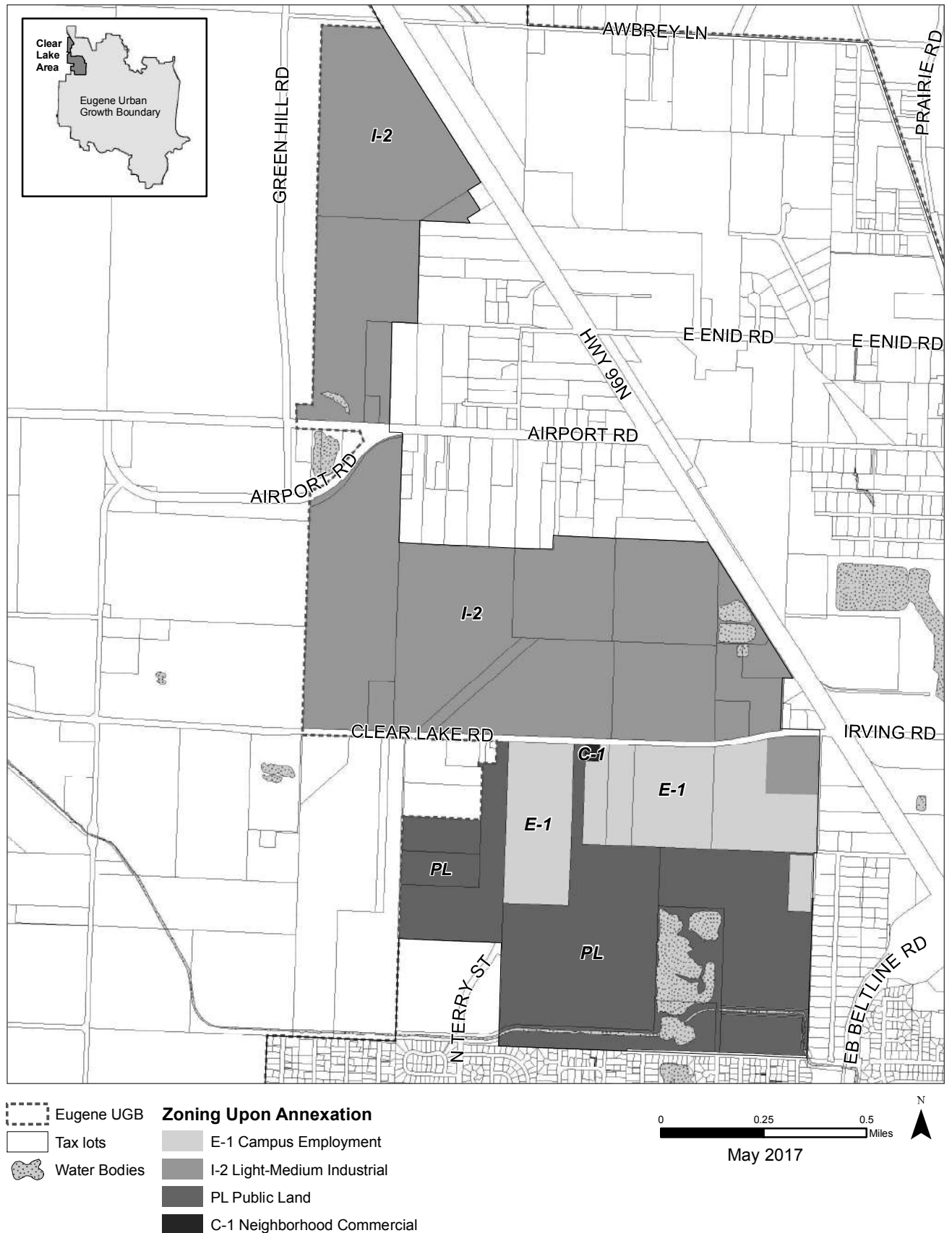


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Figure 9.7820(3)(c)

Clear Lake Zoning Upon Annexation

Eugene Ordinance Exhibit E - Attachment 3
 [Lane County Ordinance Exhibit
 F-3 - Attachment 3]



EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Action: Adoption of City of Eugene Annex to the Lane County Multi-Jurisdictional Natural Hazards Mitigation Plan 2020

Meeting Date: May 12, 2025
Department: Central Services
www.eugene-or.gov

Agenda Item Number: 6
Staff Contact: Jennifer Lleras Van Der Haeghen
Contact Telephone Number: 541-682-5068

ISSUE STATEMENT

The City of Eugene Annex to the Lane County Multi-Jurisdictional Natural Hazards Mitigation Plan (MJNHMP) has been tentatively approved by the Federal Emergency Management Agency (FEMA). In order to receive final approval of the plan by FEMA the plan must be formally adopted by the City Council. Formal approval by FEMA will allow the City of Eugene to apply for federal disaster mitigation funds and grants. The MJNHMP also supports the City of Eugene's Floodplain Mitigation Plan by helping to reduce the cost of National Flood Insurance Program flood insurance policy premiums for structures located within or outside special flood hazard areas.

BACKGROUND

In November of 2009, Council adopted Resolution No. 4992 to approve the first City of Eugene Natural Hazards Mitigation Plan (NHMP). FEMA requires that Natural Hazards Mitigation Plans to be updated every five years. In June 2020 with Resolution No. 5126, Council adopted the updated NHMP 2020. In compliance with FEMA guidelines requiring a five-year update cycle FEMA has approved the latest version of the City of Eugene Annex Plan to the Lane County MJNHMP.

In 2024 the City of Eugene, along with several other jurisdictions including the City of Springfield, joined the Lane County MJNHMP as Annex Plans. This change allows the City to engage in planning in alignment with the region's approach to addressing FEMA's NHMP requirements to a more collaborative approach assessing and outlining mitigation strategies for hazards specific to regional geography. The City of Eugene will continue to participate in the FEMA-prescribed planning process with Lane County and other annex plan holders.

RELATED CITY POLICIES

The MJNHMP supports the City of Eugene [2023-2026 Strategic Plan](#) Goal of a Safe Community for Community Wellbeing through improved resilience for natural and human caused disasters.

Having a current approved plan is necessary for the betterment of the City of Eugene. The NHMP plays a key role in several City of Eugene planning initiatives including Public Facilities and Services Plan, Regional Transportation Plan, Eugene-Springfield Metropolitan Area General Plan, Eugene-Springfield Multi-jurisdictional Emergency Operations Plan, Envision Eugene Comprehensive Plan, Eugene Capital Improvement Program, Development Code planning and the Climate Action Plan. It is a critical step in establishing out eligibility for Emergency management

Program Grants, Hazard Mitigation Grants, Pre-Disaster Mitigation Grants and the Flood Assistance Grant Program money. Joining Lane County's MJNHMP as an annex plan supports increased collaboration with our local cooperators in disaster mitigation planning.

PREVIOUS COUNCIL DIRECTION

[February 9, 2015 City Council Meeting](#)

Approved Resolution No. 5126- NHMP 2014

Councilor Zelenka, seconded by Councilor Taylor, moved to approve Item E, the 2014 Natural Hazards Mitigation Plan.

Passed 8:0

[June 24, 2020 Work Session](#)

Approved Resolution No. 5303- NHMP 2020

Councilor Semple, seconded by Councilor Yeh, moved to adopt a Resolution Adopting the Eugene-Springfield Area Multi-Jurisdictional Natural Hazards Mitigation Plan 2020 and Replacing the Plan Adopted by Resolution No. 5126.

Passed 7:0

COUNCIL OPTIONS

The NHMP is non-regulatory and does not set forth new policy or cost without further action.

1. Option A- Adopt the City of Eugene Annex to the Lane County Multi-Jurisdictional Plan 2025.
2. Option B- Decline to adopt the City of Eugene Annex to the Lane County Multi-Jurisdictional Natural Hazards Mitigation Plan 2025.

CITY MANAGER'S RECOMMENDATION

The City Manager recommends adoption of the City of Eugene Annex to the Lane County Multi-Jurisdictional Natural Hazards Mitigation Plan 2025.

SUGGESTED MOTION

Move to adopt a resolution adopting the updated City of Eugene Annex to the Lane County Multi-Jurisdictional Natural Hazards Mitigation Plan 2025.

ATTACHMENTS

- A. A Resolution Adopting the City of Eugene Annex to the Lane County Multi-Jurisdictional Natural Hazards Mitigation Plan; and Repealing Resolution No. 5303.

FOR MORE INFORMATION

Staff Contact: Jennifer Lleras Van Der Haeghen, Employee & Labor Relations Manager

Telephone: 541-682-5068

Staff E-Mail: jvanderhaeghen@eugene-or.gov

RESOLUTION NO. ____**A RESOLUTION ADOPTING THE CITY OF EUGENE ANNEX TO THE LANE COUNTY MULTI-JURISDICTIONAL NATURAL HAZARDS MITIGATION PLAN; AND REPEALING RESOLUTION NO. 5303.****The City Council of the City of Eugene finds that:**

A. The City of Eugene recognizes the threat that natural hazards pose to people and property within our community and that undertaking hazard mitigation actions will reduce the potential for harm to people and property from future hazard occurrences.

B. The Federal Emergency Management Agency (“FEMA”) requires the City to adopt a city-wide natural hazard mitigation plan (“NHMP”) to serve as a representation of the City’s commitment to reduce risks from natural hazards, a guide for decision makers as they commit resources to reducing the effects of natural hazards, and to qualify the city for grant funds under FEMA’s Hazard Mitigation Grant Program and other mitigation project grants.

C. FEMA requires the City to update its NHMP every five years.

D. Since 2004, the City of Eugene has addressed FEMA’s requirement through a joint NHMP with the City of Springfield and area service providers, most recently updated on June 24, 2020, by Resolution No. 5303, when the Eugene City Council adopted the “Eugene-Springfield Area Multi-Jurisdictional Natural Hazards Mitigation Plan 2020.”

E. The 2025 update will change the region’s approach to addressing FEMA’s NHMP requirement, with both Eugene and Springfield adopting “annex plans” that will become a part of the Lane County Multi-Jurisdictional Natural Hazards Mitigation Plan, a county-wide plan assessing and outlining mitigation strategies for hazards specific to regional geography.

F. The City of Eugene fully participated in the FEMA-prescribed mitigation planning process to prepare “Section 4: City of Eugene Annex to the Lane County Multi-Jurisdictional Natural Hazards Mitigation Plan” attached as Exhibit A.

G. The Oregon Office of Emergency Management and Federal Emergency Management Agency, Region 10 (X) officials have reviewed the City of Eugene Annex to the Lane County Multi-Jurisdictional Natural Hazards Mitigation Plan and have pre-approved it contingent upon this official adoption of the participating governments and entities.

NOW, THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EUGENE, a Municipal Corporation of the State of Oregon, as follows:

Section 1. The “City of Eugene Annex to the Lane County Multi-Jurisdictional Natural Hazards Mitigation Plan” attached as Exhibit A is adopted.

Section 2. Resolution No. 5303 is repealed.

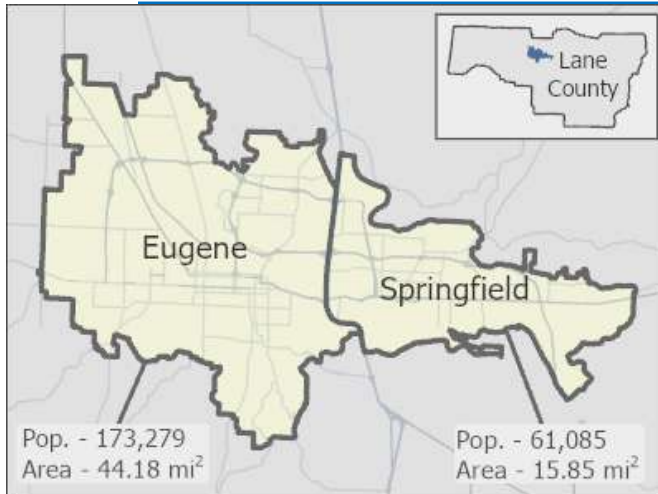
Section 3. The City Manager, or the Manager's designee, is requested to submit a copy of this Resolution, including Exhibit A, to Lane County for its inclusion as Volume II, Section 4 of the Lane County Multi-Jurisdictional Natural Hazards Mitigation Plan and submittal to the Oregon Office of Emergency Management and Federal Emergency Management Agency, Region 10 (X) officials to obtain formal approval of the Plan.

Section 4. This Resolution is effective immediately upon its passage by the City Council.

The foregoing Resolution adopted the ____ day of _____, 2025

City Recorder

Section 4: City of Eugene Annex to the Lane County Multi-Jurisdictional Natural Hazard Mitigation Plan



January 2025



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Attachments

Attachment A: Public Engagement Campaign Survey Results

Acronyms (A)

Table 4.7. 1: Acronyms

A	Description	A	Description
COE	City of Eugene	FIRMs	Flood Insurance Rate Maps
COS	City of Springfield	GIS	Geographic Information Systems
CWPP	Community Wildfire Protection Plan	HRA	Hazard Risk Assessment
DLCD	OR Dept. of Land Conservation & Devp.	MAI	Mitigation Action Item(s)
DOC	Department Operations Center	MJNHMP	Multi-Jurisdictional NHMP
DOGAMI	OR Dept. of Geology and Mineral Industries	MWMC	Metropolitan Wastewater Mgmt. Commission
DPW	Development & Public Works	NHMP	Natural Hazard Mitigation Plan
EDI	Equity, Diversity, Inclusion	ODF	OR Dept. of Forestry
EM	Emergency Management	OEM	OR Dept. of Emergency Mgmt.
EOC	Emergency Operations Center	PW	Public Works
EOP	Emergency Operations Plan	RWD	Rainbow Water District
EPUD	Emerald People's Utility District	SFHAs	Special Flood Hazard Areas
EWEB	Eugene Water & Electric Board	SUB	Springfield Utility Board
FEMA	Federal Emergency Mgmt. Agency	WPRD	Willamalane Park and Rec. District

04.01 Introduction and History

In 2004 and 2005, the Cities of Eugene and Springfield developed their first Natural Hazards Mitigation Plan (NHMP) entitled “Multi-Hazard Mitigation Plan for the Eugene/Springfield Metropolitan Area.” Due to the proximity of the cities and shared risks for most of the identified natural hazards it was agreed upon to pool resources, convert the current plan into a multi-jurisdictional plan and broaden participation. Area utility providers who provided strong foundational participation in the plan development and participating in the natural hazard mitigation committee were Eugene Water & Electric Board (EWEB), Rainbow Water District (RWD) and Springfield Utility Board (SUB). There after the COE/COS NHMP was successfully renewed and approved by FEMA every five years.

In 2017, with the guidance from the Oregon Department of Emergency Management (OEM), both jurisdictions decided to reorganize the structure of the NHMP to better align with “special district” requirements set forth by the Robert T. Stafford Act, as amended by the Disaster Mitigation Act (DMA). Since EWEB, RWD, and SUB invested a significant amount of time assisting with the development of the plan, they agreed formal adoption of the MJNHMP was in their best interest to ensure their eligibility to participate in the programs outlined within the Stafford Act. The plan was renamed to “City Eugene and City of Springfield Multi-Jurisdictional Natural Hazards Mitigation Plan” (COE/COS MJNHMP). In May of 2020 the next plan was successfully renewed with approval by FEMA.

In 2023 Willamalane Park and Recreation District indicated interest in joining the multi-jurisdictional plan and began the process to onboard for the upcoming May 2025 plan renewal. Also in 2023, Lane County successfully a renewal process and brought on four (4) additional annex plan participants: Blachly-Lane Electric Co-op, Consumers Power Inc., Emerald People's Utility District, and City of Lowell. With these additions the County MJNHMP included eight (8) cities and three (3) utility providers as annex plan partners.

In early 2024 the COE/COS MJNHMP Committee selected to adopt the state hazard risk assessment methodology that was also utilized by Lane County. This transition provided for an aligned risk assessment of the area hazards specifically for the COE/COS annex holders as many of them had overlapping service areas outside of the city's jurisdiction. This transition provided for a continuity of risk assessment across disciplines such as fire and floodplain management and most Lane County jurisdictions. The response to both the 2020 global pandemic and the catastrophic 2020 Oregon wildfires identified the need for more collaborative and integrated processes for preparedness, mitigation, response and recovery efforts among regional jurisdictions.

As the 2025 COE/COS MJNHMP renewal process continued the City of Eugene expressed interest to evaluate whether an integration with or complete transition to the County Multi-Jurisdictional Natural Hazard Mitigation Plan (MJNHMP); would benefit the plan holders, area cooperators and be in the public's best interest. Eugene staff identified transition to the County plan would provide many benefits such as:

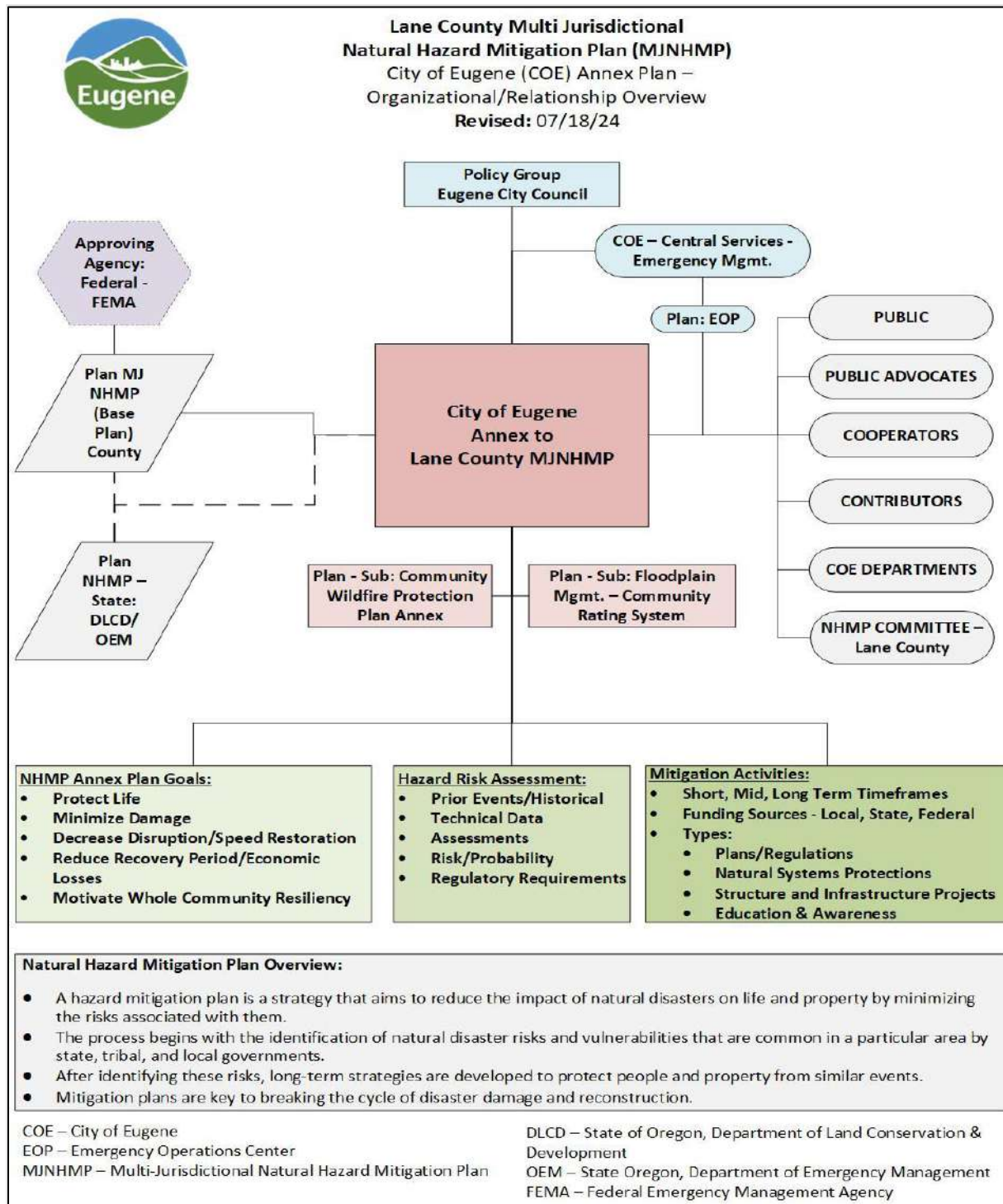
- Continuity of the risk assessment process among many jurisdictions that are already incorporated within the county MJNHMP – shared resources for research, analysis of risk and impacts to area populations and infrastructure.
- Consolidated planning efforts in response to those identified risks specific to mitigation strategies and potential regional grant project alignments and applications.
- Expanded ability to conduct capabilities assessment to a larger service area – more in line with an actual response with mutual aid resource requests.
- Consolidated public engagement, i.e., reduction of duplicate efforts engaging with the public on same subject matters but initiated in different cycles.
- Provide for a more regional approach to partnerships for annex holders; planning, on-going natural hazard committee meetings would incorporate a larger partnership vs. limited to a smaller geographical area.

The City of Eugene agreed with the concept of transitioning to the County MJNHMP, consulted with Lane County Emergency Management and the Oregon Department of Emergency Management (OEM). OEM consulted with the Federal Emergency Management Agency (FEMA) regarding approval timeframes and received favorable opinion the transition could take place as long as the annex plans were submitted to the County by their post one year approval date of October 17, 2024.

Both the City of Eugene and City of Springfield as well as their current annex holders agreed to move forward with the transition. The current COE/COS MJNHMP plan will be retired once the annex plans are approved by FEMA. Separate public engagement events were held on September 4th and September 10th, 2024, to allow the public to provide feedback on the individual annex plans and their individual feedback on the hazard risk assessments, and mitigation strategies.

Figure 4.9.1 outlines the organizational relationship between the City of Eugene MJNHMP annex plan, their cooperators, city departments, the public and coordination with County, State and Federal plans.

Figure 4.9. 1: COE MJNHMP Annex Plan Organizational/Relationship Overview



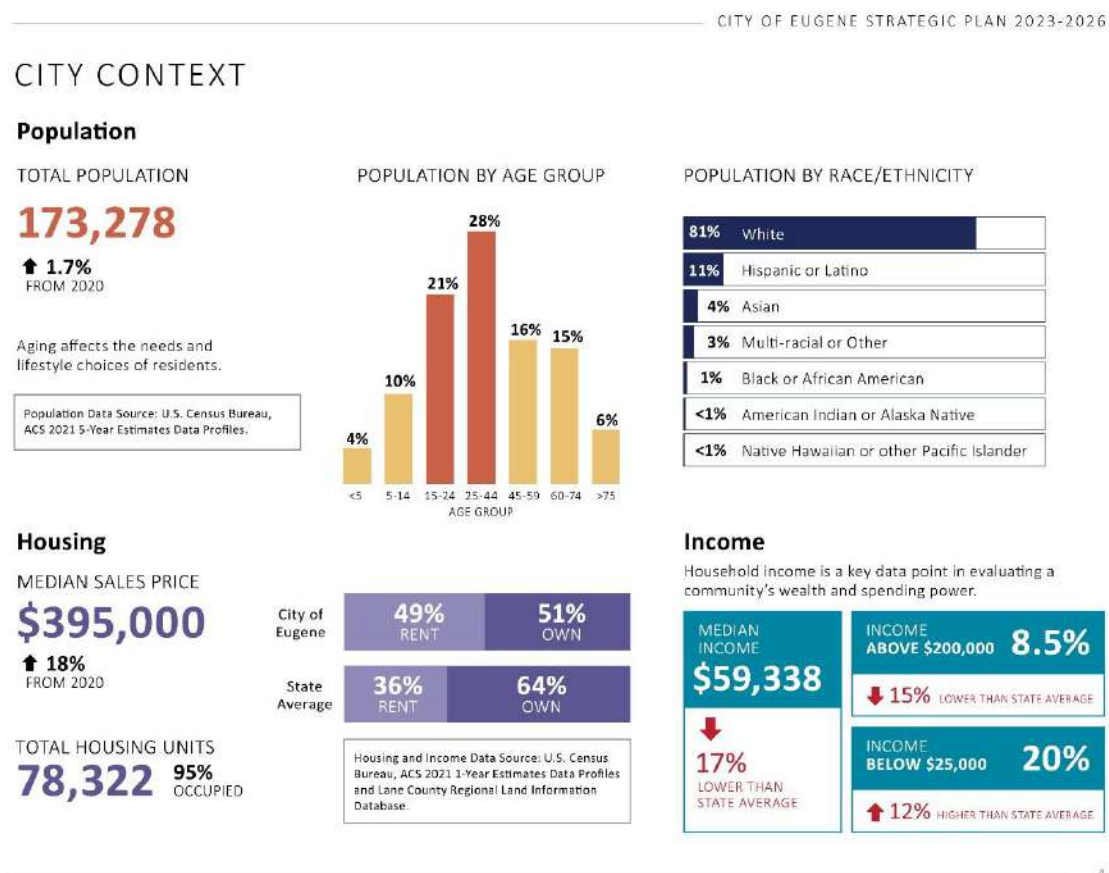
[Source: City of Eugene]

04.02 Jurisdictional Profile and Background

Lane County is the fourth most populous county in Oregon with an estimated population of 383,958 in 2020. The population is dispersed among 12 incorporated cities, the largest of which is the City of Eugene (the county seat), and nearly two dozen unincorporated communities. The City of Eugene is the second largest city in Oregon just ahead of Salem, the state capital per [US Census](#) June of 2024. Eugene has a land area of 44.18 square miles with a population of 3,998 per square mile.

Figure 4.9.2 provides an overview of Eugene's population demographics as outlined in the City Strategic Plan 2023 – 2026.

Figure 4.9. 2: City of Eugene Population Demographics

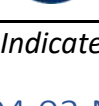


[Source: [City of Eugene Strategic Plan](#)]

The map displays the City of Eugene's jurisdictional boundaries and various land use designations. Major areas like the Willamette River, downtown core, and surrounding suburbs are clearly delineated. A legend at the bottom provides details on symbols used for public centers, facilities, and zoning types. An inset map shows the city's location within Oregon. The title "CITY OF EUGENE" is prominently displayed at the top right, followed by the subtitle "2024 Reference Map".

May 12, 2025 Meeting - Item 6

Eugene is a full-service city with some community lifeline services provided by other agencies as described in the following table.

Lifeline	Service	Provider	Description
	Electricity	Eugene Water and Electric Board (EWEB)	EWEB is governed by an elected board and is chartered by the City of Eugene and supplies electric service within the city limits and to certain areas outside the city limits.
	Fire and Emergency Medical Services	Eugene Springfield Fire Department (ES Fire)*	ES Fire is a functionally merged department comprised of the employees, facilities, and equipment from each city, being managed and operated as a single department.
	K-12 Education	Bethel School District (BSD) and Eugene School District 4J (4J)	BSD and 4J have district boundaries within and beyond Eugene city limits.
	Parks and Recreation	River Road Park & Recreation District (RRPRD)	RRPRD provides community centers, parks, and recreation to City of Eugene and unincorporated residents in River Road and Santa Clara.
	Potable Water	Eugene Water and Electric Board (EWEB)	EWEB is governed by an elected boards and is chartered by the City of Eugene and supplies water service within the city limits and to certain areas outside the city limits.
	Public Transportation	Lane Transit District (LTD)	LTD provides transit services throughout much of Lane County
	Solid Waste	Sanipac and Lane Apex	Sanipac and Lane Apex provide solid waste management services within Eugene city limits
	Wastewater	Metropolitan Wastewater Management Commission (MWMC)*	MWMC provides wastewater conveyance from more than one jurisdiction and wastewater treatment and disposal at the regional wastewater treatment plant located in COE.

*Indicates Mitigation Action Items may be included in the COE annex.

04.03 MJNHMP Renewal Process, Participation and Adoption

City of Eugene and City of Springfield regularly collaborated with varying agencies and community groups as they developed their prior MJNHMP's. These same collaborators continued to support these efforts as each of the entities transitioned to the County's plan. Collaborators included: advocates for business/commerce, access and functional need community members, community services, schools, utility service providers, public safety, healthcare and local government.

The process followed FEMA's Local Mitigation Planning Policy Guide, effective April 19, 2023, for organizing resources, identifying hazards, evaluating risk, identifying mitigation actions, and prioritizing mitigation projects.

4.3.1 COE Participating Departments and Staff

The city had a robust group of departments and staff participate in the renewal process. The Emergency Management Division assigned one staff person to act as the coordinator throughout the renewal process to support these efforts.

Table 4.7. 2: COE MJNHMP Participating Departments/Staff

City of Eugene Participating Departments – Staff Positions	
Department	Title
Central Services	Facilities Manager
Central Services	Emergency Manager
Central Services	MJNHMP Project Coordinator
Central Services	Senior Program Coordinator - Outreach
Central Services	Public Information Officer
Central Services	Neighborhood Services Program Coord.
Central Services	Equity and Access Planner
Eugene Springfield Fire	Deputy Chief Fire Marshal
Eugene Springfield Fire	Deputy Fire Marshal
Planning & Development	GIS Mgmt. Analyst
Planning & Development	Senior Planner
Planning and Development	Community Development Block Grants (CDBG) Program Manager
Public Works	Maintenance Director
Public Works	Operations Manager
Public Works	Floodplain Manager
Public Works	Engineer
Public Works	Civil Engineer
Public Works	Principal Civil Engineer
Public Works	Data Services Manager
Public Works	GIS Technical Specialist
Public Works	Water Resources Manager
Public Works	Public Information Officer

4.3.2 County MJNHMP Renewal Process 2022 – 2023

The City of Eugene participated as a Cooperator in two (2) of the County's work sessions. The limited participation was due in part to significant staffing turnover in the COE's Emergency Management program limiting their ability to participate further until the end of 2023. The two (2) sessions they participated in were:

- Steering Committee: Risk Assessment Meeting, 11/28/22
- Steering Committee: Mitigation Strategy, 1/23/23

4.3.3 COE/COS Workgroups and Work Sessions Supporting the Renewal/Annex Development Process

Renewal work was spread across an 18-month period from 2023 - 2024. The initial focus was on renewing the joint city MJNHMP but transitioned to a city specific annex to the County MJNHMP. The annex development occurred between May and October 2024. The renewal work was organized into workgroups to support the hazard risk assessment, mitigation strategies, annex plan development, and public engagement campaign.

City staff and area cooperators, supporting the renewal process were assigned to workgroups that most aligned with their agency/division purpose. Workplans were developed for each of the workgroups to outline roles, timelines, tasks and planned outcomes. Workgroups included: base/annex plan, hazard risk assessment, mitigation action items, and public engagement.

Reference Information for the following tables:

- # = Number of meeting participants
- COE/COS MJNHMP = City of Eugene & Springfield Multi-Jurisdictional Natural Hazard Mitigation Committee
- Lane MJNHMP = Lane County Multi-Jurisdictional Natural Hazard Mitigation Committee

Table 4.7. 3: COE/COS MJNHMP Committee Meeting Summary

COE/COS MJNHMP Committee Meeting Summary, 2022 - 2024		
Date – Length	Purpose	#
01/24/22 – 1.5hrs	Quarterly MJNHMP Meeting – Standard discussion items, 2025 plan renewal kickoff	7
05/23/22 – 1.5hrs	Quarterly MJNHMP Meeting – Standard discussion items, FEMA local mitigation planning policy overview	8
10/24/22 – 1.5hrs	Quarterly MJNHMP Meeting – Standard discussion items, plan renewal schedule update, hazard inclusion update.	13
01/23/23 – 1.5hrs	Quarterly MJNHMP Meeting – Standard discussion items, FEMA preliminary NFIP maps available for public comment, COS new MAI – drought/heat planting in underserved/economically disadvantaged neighborhoods.	5
04/24/23 – 2hrs	Quarterly MJNHMP Meeting – Standard discussion items, discuss different hazard risk assessment options for plan renewal.	5
08/28/23 – 2hrs	Quarterly MJNHMP Meeting – Standard discussion items, begin plan renewal discussions – hazard risk assessment, mitigation action item tracking, base plan section updates, initial public event planning.	12
10/23/23 – 2hrs	Quarterly MJNHMP Meeting – Standard discussion items, plan renewal update, introduction of new MJNHMP planner, and assessment of current membership/discipline representation.	13
02/05/24 – 2hrs	Quarterly MJNHMP Meeting – Additional members added from varying disciplines (other utilities, academia, non-profit, business, community advocates, additional city departments), status update of plan renewal: timeline, table of contents, goals survey summary, implemented workgroups.	16
04/29/24 – 2hrs	Quarterly MJNHMP Meeting – Status update of plan renewal: initial status summary of 2020 MAI's, first draft of updated hazard risk assessment, review public engagement campaign schedule.	24

07/22/24 – 2hrs	Quarterly MJNHMP Meeting – Discuss annex plans transition, public engagement campaign, retire COE/COS MJNHMP Committee and transition to Lane MJNHMP Committee process.	11
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Table 4.7. 4: Workgroup -Annex Plan Collaboration Meetings Summary

Workgroup – Annex Plan Collaboration Meetings Summary			
A renewal progress report was created to track the progress of each of the annex plan holders and city departments as noted below. MJNHMP Coordinator met in person initially with each of the agencies/departments then continued to update progress virtually through end of renewal cycle. Participation and progress tracked: participation of the COE/COS MJNHMP Committee and activities, other workgroup activities, MJNHMP training, updates to mitigation action items.			
Date-Length	Agency	Purpose	#
03/13/24 – 1.5hr	COS EM/PW	Collaboration and initial check in meeting held: - Annex plan holders: EWEB, RWD, SUB, WPR - City Departments of Eugene: Individual meetings with Public Works, Floodplain Management, Planning, Emergency Management - City of Springfield: Group Meetings with Public Works, Floodplain Management, Planning, Emergency Management - Eugene Springfield Fire	10
03/13/24 – 1hr	COE PW		10
03/06/24 – 1hr	EWEB		2
03/29/24 – 1hr	RWD		2
03/26/24 – 1hr	SUB		2
03/04/24 – 1hr	WPRD		2
03/25/24 – 1hr	COE/COS Fire		4
05/10 & 06/05 – 1hr each	COE, COS & Co. EM Reps	Transition to County MJNHMP Planning Sessions	3/10
06/17/24 – 1.5hr	COE & COS EM's	Collaborate on county annex template, information we can jointly carry over to our individual templates, which maps may be supporting of new annex, how prior hazard narratives relate to County and what new areas could be included.	2
07/24/24 – N/A	COE	Final review/feedback of COE Annex Plan with COE internal departmental MJNHMP representatives: EM, PW, Fire, Planning, Facilities	9
08/15/24	COE & COS EM's	Review and align final draft COE and COS annexes	2

Table 4.7. 5: Workgroup-Hazard Risk Assessment (HRA) Meeting Summary

Workgroup - Hazard Risk Assessment (HRA) Meeting Summary		
Date–Length	Purpose	#
03/21/24 – 2hrs	COE/COS Plan participants – Briefing of County 2023 HRA, review of COE/COS 2020 HRA for updates, discussion of transitioning to state HRA model.	7
04/16/24 – 2hrs	COE/COS Plan participants – Review of initial new HRA methodology (state template), begin assessing individual hazards.	9
04/25/24 – 2hrs	COE/COS Plan participants – Review updates from floodplain management, fire representatives and COS input.	4
06/04/24 – 2hrs	COE transitioned to Lane County MJNHMP. City of Eugene moving forward with Lane County HRA. Reviewed County HRA in relation to COE geographical area, made revisions, and requested additional input from COE Public Works.	6
06/21/24 – N/A	Final Review & Feedback Survey: Distributed to 19 City of Eugene department staff/leadership positions for final HRA adjustments, feedback for modifications. 3 responses received with no request for additional modifications, only clarifying questions.	20

Table 4.7. 6: Workgroup-Mitigation Action Item(s) (MAI) Meeting Summary

Workgroup - Mitigation Action Item(s) Meeting Summary			
<p>Meetings were held with each individual agency/city department then collectively reviewed and discussed with the MJNHMP Committee – prior to transition to the County MJNHMP. Meeting discussion points included:</p> <ol style="list-style-type: none"> 1. Initial review of 2020 mitigation action items, support and completion of 2020 progress. 2. Development of new individual progress report – individualized for MAI to track information from beginning to conclusion of item. 3. Follow-up on remaining 2020 MAI information. 4. Assess, identify any new 2024 MAI's to incorporate and transition to individual MAI progress reports. 5. Summarize each agency, departments listing of MAI's for including in the updated plan and identification of potential funding opportunities. 6. Incorporate updates into agency/department progress report, individual annex plans. 			
Date–Length	Agency	Purpose (Meeting #, Review Session #)	#
04/04/24 – 1.5hr	COS	Departments: Public Works, Emergency Management, Plans	9
03/13/24 – 1hr	COE	Departments: Public Works/Floodplain Mgmt.	7
03/06/24 – 1hr	EWEB	#1-5 above	2
03/29/24 – 1hr	RWD	#1-5 above	2
03/26/24 – 1hr	SUB	#1-5 above	2
03/04/24 – 1hr	WPR	#1-5 above	2
03/25/24 – 1hr	COE/COS -Fire	#1-5 above	2
05/27/24 – 1hr			2
02/05/24 – 1hr	COE/COS	- Review of MAI timeline & new individual MAI 2024	16
04/29/24 – 1hr	MJNHMP Committee	progress report. - 2020 overall MAI status report presented.	24
05/09/24 – N/A	COE Internal	Mid-Process Review of MAI's for 2024 plan.	13
06/21/24 – N/A	Departments	Final review of MAI's for 2024 plan.	18

Table 4.7. 7: Workgroup-Public Engagement Campaign Meeting Summary

Workgroup - Public Engagement Campaign Meeting Summary		
Date – Length	Purpose	#
03/19/24 – 2hrs	#01 Full Workgroup – initial planning meeting	14
04/12/24 – 1.5hrs	#02 PIO/EM Team Leads – tactics planning meeting	9
04/22/24 – 1hrs	#03 Full Workgroup – Campaign briefing, feedback request, preparation of MJNHMP Committee briefing for 04/29/24	7
June/July – 8hrs	#04 PIO/EM Team Leads – Finalize strategy for implementation of campaign, scheduling, survey development, logistics, public messaging.	5
08/26/2025- 09/22/2024	Campaign Kick Off Messaging Released - Media Release – Announcements - 2 Presentations - In Person (dates 09/04/2024, 0910/2024) - Public Feedback Survey	N/A 18 27
9/23/2024 – 4hrs	#05 PIO/EM Team Leads – Review results of campaign, summarize results to incorporate into annex plan. - Summary	N/A

04.04 Hazard Quantification

The natural hazards affecting the City of Eugene include but are not limited to, droughts, earthquakes, extreme weather, flooding, landslides, volcanoes, wildfires, windstorms, and winter storms. This plan does not address asteroids or meteors, geomagnetic disturbances (GMD), and pandemics because:

- The risk is very low with extremely costly and limited mitigation activities available, this mitigating the natural hazard is not warranted or is not practical; and/or
- The City of Eugene does not have the authority to mitigate the natural hazard.

Asteroid or Meteor - Mitigating asteroid or meteor strikes is beyond the financial capacity of the City. Mitigation is largely left to the federal government.

Geomagnetic Disturbance – A severe GMD may disrupt communications, the electrical power transmission grid, and long-distance pipelines. Although this hazard was included in the 2020 COE/COS MJNHMP, the City’s planning team decided to remove it from this annex as the City does not have the authority to regulate these infrastructure systems or to mitigate the GMD effects upon these systems.

Pandemic - Lane County Public Health Department is the primary agency responsible for mitigating pandemics.

Conducting the hazard analysis as described in this document is a useful early step in planning for hazard mitigation, response, and recovery. This method provides the jurisdiction with a sense of hazard priorities, or relative risk. It "quantifies" the risk of one hazard compared with another, and in doing so allows for the ranking of hazards. By doing this analysis, planning can first be focused where the risk is greatest. Among other things, this hazard analysis will:

- help establish priorities for planning, capability development, and hazard mitigation;
- serve as a tool in the identification of hazard mitigation measures;
- be one tool in conducting a hazard-based needs analysis;

- serve to educate the public and public officials about hazards and vulnerabilities; and
- help communities make objective judgments about acceptable risk.

The City of Eugene utilized the Lane County hazard risk assessment as the base for their individual city assessment. The final scoring is aligned with the County assessment except for Tsunami hazard which does not impact the Eugene area. Table 4.7.9, summarizes hazard quantification results for the City of Eugene and a comparison to the county assessment.

Following the hazard quantification summary table is a brief narrative of the City of Eugene local risk profile for each hazard. The assessment was completed by the core city departments that support the MJNHMP efforts – Public Works, Emergency Management, Plannings, and Fire. The final assessment was then forwarded to city staff for a final review.

4.4.1: State Hazard Risk Assessment Initiatives

Beginning in March 2023, the State of Oregon initiated a project to upgrade the [Oregon Natural Hazards Risk Assessment](#). The risk assessment provides the factual foundation for establishing mitigation goals and identifying and making strategic investments to reduce risks to people, property, and the natural environment from natural hazard events throughout the state. The goals are to:

- Develop and implement a public-facing comprehensive risk assessment tool in a geospatial environment that will respond to FEMA's new requirements for incorporating climate change, social vulnerability, community lifelines, and equity;
- Incorporate additional elements and information that enhance the tool to further Oregon's natural hazards mitigation and climate adaptation aspirations;
- Design the tool in a way that is useful not only for the state, but also for Native American Tribes (Tribes), cities, counties, special districts, and others for natural hazards mitigation planning.

The project encouraged local entities to participate in the process to diversify the input and considerations of application of the new tool at the local level. The City of Eugene intends to use the new tool in their MJNHMP planning efforts when the tool is finalized.

4.4.2: COE Regional Climate and Hazards Vulnerability Assessment

In 2010, the City of Eugene concluded their first climate resiliency plan in the form of the [A Community Climate and Energy Action Plan for Eugene plan](#). Its initial goal was to identify ways to reduce greenhouse gases, community-wide fossil fuel use and strategies for reducing dependency on fossil fuels.

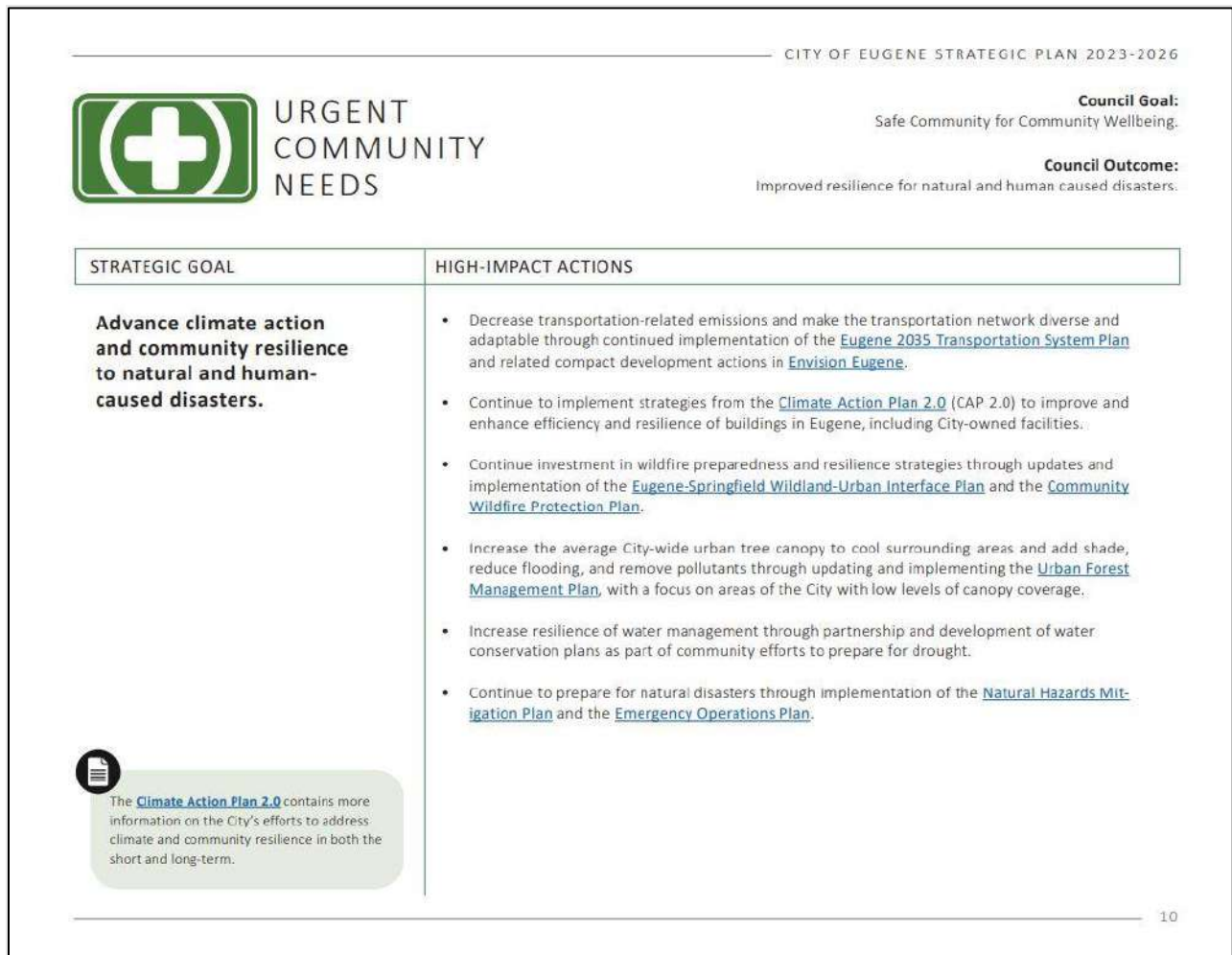
In 2014, the City of Eugene & City of Springfield completed a joint [Regional Climate and Hazards Vulnerability Assessment](#). City of Eugene and City of Springfield staff, with support from Oregon Partnership for Disaster Resilience (OPDR), convened meetings with representatives from various community sectors to solicit information about the adaptive capacity and sensitivity to specific hazards for their communities/service areas. The sector summaries and results of feedback are incorporated within the 2014 assessment.

The assessment was utilized as a reference source within the current COE/COS MJNHMP 2020 plan as well as the new COE County MJNHMP annex. The sector summaries within the assessment describe sensitivities to earthquake, flood, wildfire, winter storm, climate change, and rising fuel prices.

In 2020, the City renewed this plan in the form of a new document "[Climate Action Plan 2.0](#)". It was developed as a mitigation and a resiliency plan, focused on understanding how our community can reduce emissions and continue working together to prepare for the impacts of a changing climate.

In 2023, the City, expanded their strategic plan, [2023 – 2026 City Strategic Plan](#), to incorporate a more comprehensive consideration to climate adaptation, impacts by natural hazards and community resiliency in both short and long term timeframes. The strategic plan is organized into four (4) sectors with Urgent Community Needs identifying the strategic goal of *Advance Climate Action and Community Resiliency to Natural and Human-Caused Disasters*. Figure 4.9.3 outlines the high-impact actions identified by the City Council, Administration and Departments for this strategic goal.

Figure 4.9. 3: City of Eugene Strategic Plan-Climate Action & Community Resiliency



[Source: [City of Eugene Strategic Plan](#)]

4.4.3: Natural Hazard Events

The following outlines the historical record of significant natural events that have impacted the City of Eugene. Following the event table are three (3) figures from the National Weather Service – Climate Book for the City of Eugene. The figures provide historical reference to normal/extreme data for temperature, precipitation and wind events recorded in the Eugene area.

Table 4.7. 8: Natural Hazard Events Summary

- * = FEMA Declaration # if applicable
- ** = Estimated Preliminary Damage Assessment Amount

Sources:

- City of Eugene – Public Works
- National Weather Service - [NWS-Climate Book](#)
- FEMA – [Assigned Federally Declared Disaster Number](#)
- ⁽¹⁾ Oregon Department of Environmental Quality – [Air Quality Trends Report](#)

Event Type	FEMA #*	Year	Timeframe	Damage Amt.**	Additional Event Information
Extreme Heat		2024	JUL 3–8		≥100°+ Consecutive Days - 4
Severe Winter Storm	DR-4768-OR	2024	JAN 12-27	\$1.6M	4+ inches of ice in Eugene; Lane Co. Estimated Damage = \$35M
Extreme Heat		2023	AUG 13-16		≥100°+ Consecutive Days - 4
Wildfire Smoke ¹		2023	MAY - SEPT		15 days of air quality unhealthy for sensitive groups or worse.
Wildfire Smoke ¹		2022	MAY - SEPT		6 days of air quality unhealthy for sensitive groups or worse.
Extreme Heat		2021	JUN 27		111° - Highest Temp Ever Recorded for COE
Wildfire Smoke ¹		2021	MAY - SEPT		14 days of air quality unhealthy for sensitive groups or worse
Drought		2020			Near record breaking dry spell
Wildfire Smoke ¹		2020	MAY - SEPT		14 days of air quality unhealthy for sensitive groups or worse.
Wildfire/Straight Line Wind Event	DR-4562-OR	2020	SEPT 8-14		2020 Labor Day Fires and Straight-line winds
Flooding		2019			2019 Flooding, middle fork of the Willamette - exceed 1996 flow levels
Severe Winter Storm	DR-4432-OR	2019	FEB 25-MAR 1		Heavy Snow – 9-12in
Wildfire Smoke ¹		2019	MAY - SEPT		5 days of air quality unhealthy for sensitive groups or worse.
Wildfire Smoke ¹		2018	MAY - SEPT		22 days of air quality unhealthy for sensitive groups or worse.
Wildfire Smoke ¹		2017	MAY - SEPT		16 days of air quality unhealthy for sensitive groups or worse
Severe Winter Storm	DR-4269-OR	2016	DEC 15-22	\$1.6M	Ice Storm - 20,000 power outages
Windstorm		2016	JAN 16	\$15,000	Peak gusts up to 63 mph
Extreme Heat		2015	JUL 29-AUG 1		≥100°+ Consecutive Days
Wildfire Smoke ¹		2015	MAY - SEPT		3 days of air quality unhealthy for sensitive groups or worse.
Windstorm		2015	DEC 10	\$260,000	Peak gusts up to 47 mph, widespread power outages
Severe Winter Storm	DR-4169-OR	2014	FEB 6-24	\$1.7M	Heavy Snow/Freezing Rain - 0.75 inches of ice, 10,000 power outages

Event Type	FEMA #*	Year	Timeframe	Damage Amt.**	Additional Event Information
Wildfire Smoke ¹		2014	MAY - SEPT		1 days of air quality unhealthy for sensitive groups or worse.
Extreme Cold		2013	DEC 7-11		≤ 10° Consecutive Days - 5
Extreme Cold		2013	DEC 7-9		≤ 0° Consecutive Days - 3
Severe Winter Storm		2013	Jan 10		Freezing Temps, de-icing incident
Severe Winter Storm		2013	DEC 4-13		Heavy Snow/Extreme Cold - 8-9in
Wildfire Smoke ¹		2013	MAY - SEPT		10 days of air quality unhealthy for sensitive groups or worse.
Severe Winter Storm		2012	MAR 21-26	\$317,612	
Severe Winter Storm	DR-4055-OR	2012	JAN 17-21		Snow/Ice - 2,000 power outages
Windstorm		2011	MAR 13 - 16		
Severe Winter Storm		2010	DEC 27-29		Ice Incident
Severe Winter Storm		2010	NOV 23-24		Heavy Snow
Extreme Heat		2009	JUL 27-29		≥100°+ Consecutive Days
Extreme Heat		2009	JUL 28		106°
Severe Winter Storm		2008	DEC 27-29		Heavy Snow/Ice Incident
Extreme Heat		2006	JUL 22-24		≥100°+ Consecutive Days
Windstorm		2006	FEB 3-4	\$300,000	Peak gusts of 46 mph, 3500 without power in County
Windstorm		2006	MAY	\$5,000	13,000 without power
Windstorm	DR-1405-DR	2002	FEB 7-8	\$6M	Peak gusts up to 70 mph
Windstorm		2001	MAR 13		Peak gusts of 60 mph, 25,000 power outages in County, trees toppled, and buildings damaged
Severe Winter Storm		1998	DEC-FEB		Heavy Snow – one of the snowiest winters in Oregon history
1996 Floods	1160, 1149, 1099	1996	FEV, NOV, DEC		Severe storms and flooding
Windstorm	1107-DR-OR	1995	DEC		Peak gusts up to 49 mph, 62 mph in Willamette Valley; saturated soils compounded damage
Severe Winter Storm		1993	FEB 18-19		Heavy Snow - 6 to 12 in
Severe Winter Storm		1992	DEC 16-17		Heavy Snow
Severe Winter Storm		1990	FEB 11-16		Heavy Snow – Avg. 8 in
Extreme Cold		1989	FEB 2-9		≤ 20° Consecutive Days - 8

Event Type	FEMA #*	Year	Timeframe	Damage Amt.**	Additional Event Information
Extreme Cold		1989	FEB 3-8		≤ 10° Consecutive Days - 6
Extreme Heat Event		1981	AUG 7-10		≥100°+ Consecutive Days, 108°
Extreme Cold		1972	DEC 8		-12°
Extreme Cold		1972	DEC 4-14		≤ 20° Consecutive Days - 11
Extreme Cold		1972	DEC 7-11		≤ 0° Consecutive Days - 5
Snow		1969	January		<u>Largest recorded snow accumulation 47.1 in</u>
Flood	184	1964	DEC		Largest recorded flood in City/County history
Severe Windstorm	136	1962	OCT 12-16		Wind Gusts 86mph
Windstorm		1961	JAN 7-8		Highest Sustained Wind – 58mph/Gust – 78mph
Extreme Cold		1950	FEB 2-3		≤ 0° Consecutive Days - 2
Extreme Cold		1924	DEC 17-27		≤ 20° Consecutive Days - 11
Extreme Cold		1924	DEC 23-25		≤ 0° Consecutive Days – 3

Figure 4.9. 4: NWS Extreme Temperatures-City of Eugene 1892-2023

Eugene: Extremes Temperatures (1892-2023)												
	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
Warmest	69°	78°	80°	89°	95°	111°	106°	108°	103°	94°	76°	68°
<i>date</i>	27 th 1931	26 th 1932	29 th 1923	28 th 1926	17 th 2008	27 th 2021	28 th 2009	9 th 1981	2 nd 1988	2 nd 1980	3 rd 1975	17 th 1979
Coldest	-4°	-3°	18°	25°	28°	32°	38°	35°	30°	17°	12°	-12°
<i>date</i>	27 th 1957	3 rd 1950	25 th 1913	1 st 1936	1 st 1954	13 th 1976	3 rd 2018	5 th 1914	24 th 1926	31 st 2006	13 th 1978	8 th 1972
Warmest Recorded Temperature							111° on 27 Jun 2021					
Coldest Recorded Temperature							-12° on 8 Dec 1972					

[Source: [NWS Climate Book Eugene](#)]

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Exhibit A

Figure 4.9. 5: NWS Precipitation Normal/Extremes-City of Eugene 1890-April 2024

Eugene: Monthly Precipitation Normals/Extremes ¹													
	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Year
Normal Rain	6.05	4.67	4.64	3.32	2.46	1.23	0.32	0.39	1.39	3.17	5.98	7.21	40.83
Wettest Year	15.36	16.89	12.46	7.85	6.92	5.57	3.38	5.79	7.08	12.66	20.48	20.99	76.51
	1995	1996	1974	1993	1993	1937	1916	1968	2013	1950	1973	1964	1996
Driest Year	0.31	0.10	0.40	0.35	0.14	T	0.00	0.00	0.00	T	0.25	1.24	21.19
	1985	1920	1926	2021	1992	1951	2018 ²	2006 ³	1999	1895	1890	1976	2013
Normal Snow⁴	3.1	0.9	0.2	T	0	0	0	0	0	0	0.2	1.7	6.1"
1893-2023 AVG⁴	2.4	1.7	0.8	T	0	0	0	0	0	0	0.2	1.4	6.5
Snowiest Year	47.1	22.7	15.7	2.0	0	0	0	0	0	1.0	6.0	10.2	48.8
	1969	1917	1916	1911	-	-	-	-	-	1935	1955	1964	1916

¹ Normals are the 30-year NCDC Climatic Normals (1991-2020). Extremes October 1890 to Apr 2024. Units are inches.
² July 2018, 2013, 2003, 1967, 1933, 1931, 1926, 1922, 1921, 1914, and 1906 each recorded no rainfall.
³ August 2006, 1967, 1931, 1928, 1911, 1909, 1893 and 1892 each recorded no rainfall.
⁴ Normal Snow are the values from the 1961-1990 (last set of normals with 'reliable snow observations'). These are more representative than the more recent 1991-2020 normals, which have many years with snow data measurements (snow data between 2000 to 2017 was very being intermittent due to use of ASOS rather than in-person observations).

[Source: [NWS Climate Book Eugene](#)]

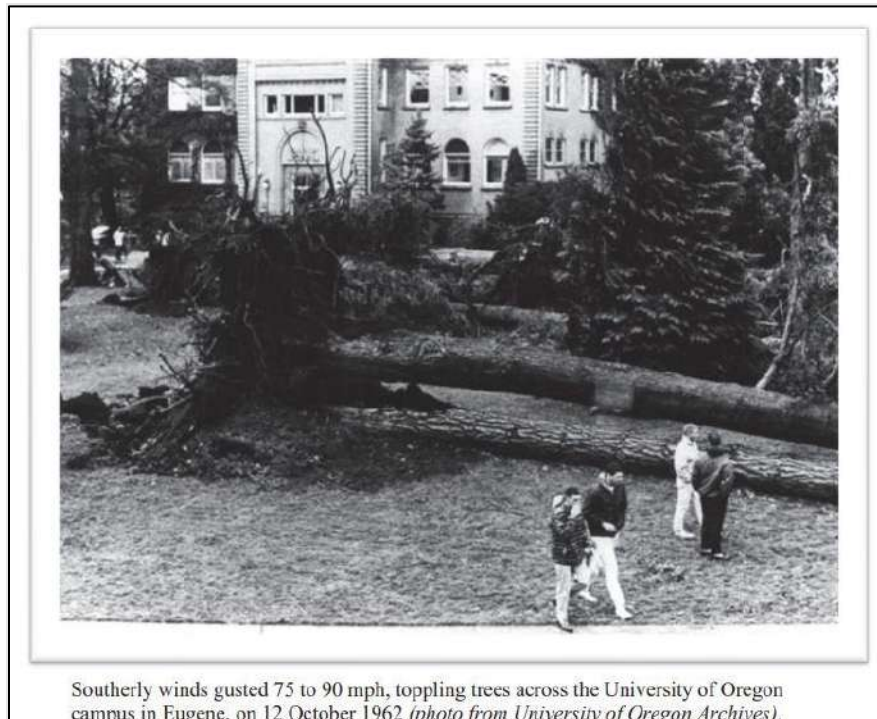
Figure 4.9. 6: NWS Wind Normal/Extremes-City of Eugene 1954-April 2024

Monthly Normal and Extreme Wind Data (mph)									
Eugene Mahlon Sweet Field (Airport)								1954-Apr 2024	
	Averages ¹		Windiest		Highest Sustained ²			Highest Gust ²	
	dir.	mph	avg.	year	dir.	mph	date	dir.	year
Jan	S (180°)	6.9	11.2	1954	S	58	7 Jan 1961	S	75
Feb	S (180°)	7.1	11.3	1961	S	60	7 Feb 2002	S	79
Mar	S (180°)	7.3	10.5	1961	S	48	27 Mar 1963	S	75
Apr	S (180°)	7.1	10.0	1961	S	44	7 Apr 1972	S	53
May	N (360°)	6.5	9.4	1961	W	46	1 May 1961	SW	55
Jun	N (360°)	7.0	9.3	1972	SW	33	26 Jun 2019	W	41
Jul	N (360°)	7.4	9.8	1994	NW	37	4 Jul 1986	NW	48
Aug	N (360°)	7.2	9.2	1960	E	32	21 Aug 1979 ³	NE	46
Sep	N (360°)	6.8	9.4	1971	SW	37	23 Sep 2020	S	44
Oct	S (180°)	6.4	9.0	1961	S	63	12 Oct 1962	S	86
Nov	S (180°)	6.9	10.2	1988	SW	46	13 Nov 1957	S	58
Dec	S (180°)	7.0	10.0	1971	SW	44	14 Dec 2006	S	70
Year	---	7.0	9.1	1961	South	63 mph	12 Oct 1962	South	86 mph

¹ Normal are the 1991-2020 climate 30-year data normals. Listed is average direction, with the average wind speed. Note, the speed is average of all winds, not just those of the direction listed as the average.
² Sustained wind listed as the fastest mile speed in a minute, while gusts are instantaneous, usually 2 to 3 seconds.

[Source: [NWS Climate Book Eugene](#)]

Figure 4.9. 7: University of Oregon, 1962, Windstorm



[Source: [NWS Climate Book Eugene](#)]

4.4.4 Scoring Summary Introduction

This section describes the scoring results from the Eugene Climate and Hazards Vulnerability Assessment. The results are intended to be used to inform the prioritization of infrastructure improvements, hazard mitigation actions, or climate adaptation strategies. Ultimately, the results should help establish a course towards adaptive local and regional networks, and a more resilient community. The following findings highlight the major takeaways from the scoring component of the Eugene/Springfield Climate and Hazards Vulnerability Assessment.

Table 4.7. 9: City of Eugene Hazard Quantification Results Summary

Hazard Risk Assessment Summary: City of Eugene Assessment Conducted: March – July 2024 Assessment Tool: State of Oregon – Hazard Analysis Methodology Assessment Conducted by: COE Depts. EM, PW, Planning, Fire, Floodplain Mgmt. Assessment Comparison: County of Lane, Oregon Assessment Reviewed by: -Departmental Representatives – PW, EM, Plans, Fire, 06/18/24 -Lane County Emergency Management –09/09/2024	Scoring	
	160 - 240	High
	80 – 160	Moderate
	0 - 80	Low

Hazard Type / Weight Factor (WF)	History WF x 2	Probability WF x 7	Vulnerability WF x 5	Maximum Threat WF x 10	Weighted Score	Weighted Score Rank	2024 Eugene Rating	2023 County Rating
Winter Storm	20	70	40	70	200	1	High	High
Wildfire	20	56	40	80	196	2	High	High
Windstorm	18	49	40	80	187	3	High	High
Flood	16	56	30	80	182	4	High	High
Earthquake	6	28	45	80	179	5	High	High
Extreme Weather	16	63	30	100	179	6	High	High
Landslide	20	56	40	40	156	7	Moderate	Moderate
Drought	16	56	10	80	102	8	Moderate	Moderate
Volcano	4	14	10	20	68	9	Low	Low
Tsunami	0	0	0	0	0	N/A	N/A	High

[Source: COE Hazard Risk Assessment Workgroup]

HISTORY (weight factor for category = 2)

History is the record of previous occurrences. Events to include in assessing history of a hazard in your jurisdiction are events for which the following types of activities were required:

- < The EOC or alternate EOC was activated;
- < Three or more EOP functions were implemented, e.g., alert & warning, evacuation, shelter, etc.;
- < An extraordinary multi-jurisdictional response was required; and/or
- < A Local or Tribal Emergency was declared.

LOW – score at 1 to 3 points based on...

0 - 1 event past 100 years

MEDIUM – score at 4 to 7 points based on...

2 - 3 events past 100 years

HIGH – score at 8 to 10 points based on...

4 + events past 100 years

VULNERABILITY (weight factor for category = 5)

Vulnerability is the percentage of population and property likely to be affected under an “average” occurrence of the hazard.

LOW – score at 1 to 3 points based on...

< 1% affected

MEDIUM – score at 4 to 7 points based on...

1 - 10% affected

HIGH – score at 8 to 10 points based on...

> 10% affected

MAXIMUM THREAT (weight factor for category = 10)

Maximum threat is the highest percentage of population and property that could be impacted under a worst-case scenario.

LOW – score at 1 to 3 points based on...

< 5% affected

MEDIUM – score at 4 to 7 points based on...

5 - 25% affected

HIGH – score at 8 to 10 points based on...

> 25% affected

PROBABILITY (weight factor for category = 7)

Probability is the likelihood of future occurrence within a specified period of time.

LOW – score at 1 to 3 points based on...

one incident likely within 75 to 100 years

MEDIUM – score at 4 to 7 points based on...

one incident likely within 35 to 75 years

HIGH – score at 8 to 10 points based on...

one incident likely within 10 to 35 years

4.4.5 New Data Development

Several new data elements were identified during the annex plan renewal cycle. The following outlines the data element, source agency and anticipated timeframe of release:

Table 4.7. 10: New Development in Hazard Areas

Data Element	Originating Agency	Description/Purpose	Data Release Timeframe
Earthquake Loss Study	Oregon Department of Geology and Mineral Industries (DOGAMI)	M 9.0 Cascadia earthquake loss estimate study for the Eugene/Springfield-Coburg area	September 2024
Wildfire Risk Maps	Oregon Department of Forestry (ODF)	New/Updated Wildfire Hazard and Wildland-Urban Interface Maps	October of 2024
Floodplain Map	Federal Emergency Management Agency (FEMA)	Updated floodplain maps for Eugene area.	Fall of 2024
Earthquake – Cascadia	National Science Foundation	Comprehensive mapping of sub-duction fault line; will help fine tune projections.	Summer 2024
Climate Action Plan 2.0	City of Eugene	The goal of the CAP 2.0 is to work towards creating a livable and equitable Eugene for everyone in our community now and in the future.	On-going
Community Wildfire Protection Plan (CWPP)	City Eugene	Development of agency specific CWPP as an annex to the County CWPP. New plan will identify additional mitigation strategies to be incorporated into the Eugene MJNHMP mitigation action item section.	2026
Hazard Risk Assessment Methodology	Oregon Department of Land Conservation and Development	Update current risk model to a more comprehensive model that can be utilized state-wide, all levels of government and disciplines	2025

4.4.6 Individual Hazard Discussions

The City of Eugene identified nine (9) of the ten (10) natural hazards evaluated in the County's MJNHMP base plan, Volume I, that pose some degree of risk to the City of Eugene with the exception being tsunami. An expanded narrative for each of the hazards from the Cities Hazard Quantification Assessment, Table 4.7.9, in order from highest to lowest risk is included in this subsection. The hazard events, when discussed, may represent both the Eugene and Springfield geographical hazard areas. The two cities are separated by Interstate 5 and share a population that migrates between the two cities for work, recreation and daily activities. In addition, the two cities share several community lifeline infrastructure interdependencies, including but not limited to transportation, systems, fuel, electrical energy, drinking water, wastewater, stormwater, communications, education, food, water, and shelter.

4.4.6.1 Winter Storm [Rating #1 – Score 200 out of possible 240, High Rating]

Winter storms are characterized by ice accumulation and freezing rain, heavy snowfall, and/or extreme cold and wind chill conditions. These hazard events typically create disruption of regional systems such as public utilities, telecommunications, and transportation routes.

As Table 4.7.9 indicates, winter storms occur with relative frequency. Probability is considered high that patterns of previous occurrences will continue. Damage typically results from storms that deliver a combination of heavy, wet snow, ice and/or wind. While these types of events may not be severe enough to trigger a disaster declaration, most all require a direct response from the City of Eugene Public Works Department as a Departmental Operations Center (DOC) to effectively manage clearing of transportation routes and removal of debris/snow.

Damage impacts often include downed poles, wires, transformers, broken cross-arms and tree-related damage. Depending on the severity of the event, anywhere from 5000 – 20,000 homes and businesses can be impacted with power loss with full restoration taking upwards of two weeks.

Overall population impact by winter storm events are moderate since effects are not geographically contained. Transportation and roadways are vulnerable to closure during winter storms. Vulnerable populations will be impacted by extended winter storms and cold weather events, creating the need for community resources to address cold weather sheltering. Maximum threat is high due to the high threat of disruption of utility and transportation routes for the public directly related to winter weather (cold, snow, ice, and wind).

The January 2024 ice storm caused over 38,000 power outages, including loss of power to critical infrastructure such as communication towers and the water treatment plant. Widespread winter storms can strain mutual aid support and availability of contract crews, further delaying service restoration. The frequency of winter storm events and the high potential for costly damage remains a threat.

The city rated Winter Storm events as high the same as the county scoring of high.

4.4.6.2 Wildfire [Rating #2 – Score 196 out of possible 240, High Rating]

The Eugene/Springfield area is bordered by grassland, agricultural land, and forest. The wildfire hazard is primarily located in the south hills of Eugene where forested areas interface directly with homes, businesses, and infrastructure.

Global climate change is expected to increase the length and severity of summer drought along with an increase in summer high and low temperatures. By 2030, climate change is expected to result in:

- Average annual temperature increases of 2-4°F;
- Reduced precipitation in spring, summer and fall; and
- An increase in extreme heat events.

Eugene Springfield Fire routinely responds to small wildfires (also known as vegetation or brush fires), but to date has been able to keep the majority of the fires given rapid response times to properties within the cities and aggressive firefighting. As discussed above, climate change is expected to increase temperatures, reduce precipitation, and increase heat events. Lower vegetation moisture from reduced precipitation and increased heat combined will result in the ability for wildfires to grow quickly and be more established at the time the fire department can begin to engage in suppression of the fires. This sets the stage for larger wildfires within the Eugene area.

Over the past four (4) years the State of Oregon, Oregon Department of Forestry, have been working to update the [state-wide wildfire risk maps](#). The most recent maps are anticipated to be released by October of 2024. The new maps are anticipated to demonstrate higher risk in the general Willamette Valley area but may not increase the risk within the Eugene metro area due in part to the extent of urban development in the city.

Wildfire smoke incursions degrade air quality in the valley on an annual basis, creating unhealthy air for days to weeks at a time. While smoke does not directly impact city infrastructure, the city must make operational adjustments to protect workers from prolonged exposure to poor air quality and support the efforts of Lane County Public Health to protect the public.

Wildfire was rated as high due to:

- Frequency of smaller wildfires (also known as brush and vegetation fires).
 - Significant residential development in the south hills of Eugene in areas with significant slopes, dead end roads, and high fuel loads that have seen little management in past years.
- Increased potential for rapid fire growth due to lower fuel moistures and higher temperatures associated with climate change.

Capacity to respond to and recover from a wildfire is moderate for both Eugene and Springfield. This is due to the number of available resources as well as an established conflagration process within the State of Oregon instituted through the Office of the State Fire Marshal.

Eugene Springfield Fire is in the process of developing an agency specific Community Wildfire Protection Plan (CWPP) to better understand specific areas of risk and opportunities to mitigate risk. Once finalized, the CWPP will function as an annex to the [County CWPP](#).

The city rated Wildfire events as high the same as the county scoring of high.

4.4.6.3 Windstorm [Rating #3 – Score 187 out of possible 240, High Rating]

Windstorms are storms with damaging “straight-line” winds. The term “straight-line” is used to differentiate from wind damage caused by tornadoes. Windstorms are relatively common for the Eugene area and can occur any time of the year but are more typical during winter months. They typically produce sustained gusts of over 40 mph as part of a winter or heavy rainstorm event.

Destructive winds are generally from the southwest and associated with cyclone storms that move in from the Pacific Ocean. Winds from the west are generally slowed by the Coast Range mountains before reaching the Willamette Valley.

Windstorm damage generally consists of fallen trees and power outages. Damage may be worse if the ground is heavily saturated with water increasing the likelihood of trees falling. Property damage concerns are significant with windstorms. These events, due to their large coverage area, could affect almost all residential, commercial, industrial and common areas within the Eugene/Springfield area. The area’s capacity to respond to, and recover from, these events is high which is largely due to the frequency in which these storms occur as well as the resources available to respond to them.

The city rated Windstorm events as high the same as the county scoring of high.

4.4.6.4 Flood [Rating #4 – Score 182 out of possible 240, High Rating]

The Eugene/Springfield area considers two (2) primary flood hazard categories: riverine flooding and stormwater (urban) flooding. Riverine flooding occurs when water overtops the banks of a naturally occurring waterway, while urban flooding is most often caused by inadequate stormwater drainage systems or maintenance.

The Eugene/Springfield area is subject to flooding from several sources, including:

- Riverine flooding from the Middle Fork of the Willamette River, the Willamette River, and the McKenzie River;
- Riverine flooding from numerous smaller creeks and sloughs; and
- Local stormwater drainage system flooding.

Flooding in Eugene and Springfield typically occurs in December and January. Incidents are usually associated with La Niña conditions, which result in prolonged rain and rapid snowmelt on saturated or frozen ground. This sudden influx of water causes rivers to swell, forcing tributary streams to back up and flood. The impacts of frequent riverine flooding in are largely mitigated by eight (8) upstream flood control dams in operated by the US Army Corps of Engineers in the McKenzie and Willamette River watersheds.

FEMA Flood Insurance Rate Maps (FIRMs) are the most comprehensive resource for identifying flooding risk in the Eugene area. The Eugene area’s FIRMs became effective on June 2, 1999, and are currently being updated by FEMA to incorporate more advance survey technology, LiDAR data, and updated hydrology and hydraulic modeling.

The probability of riverine flooding in Eugene is moderate and the probability of stormwater flooding is high. The City of Eugene have been working to reduce the impact of both type of events by:

- Participating in the National Flood Insurance Program (NFIP), which enables property and business owners to qualify for federally underwritten flood insurance.
- Participating in the NFIP's Community Rating System (CRS) program. Eugene has a CRS rating of 7 at the time of this plan, which shows the work the community does to reduce flooding and provides property owners with an 15% discount on NFIP flood insurance policies.
- Developing and maintaining Stormwater Basin Master Plans; the goal of these plans is to evaluate the existing system and identify capital improvement project needs to protect public and private property from urban flooding through planning for and building adequate stormwater systems.
- Developing and implementing mitigation measures as identified in both the 2020 and 2024 Natural Hazard Mitigation Plans.

National Flood Insurance Program (NFIP) - The City of Eugene is a NFIP participant in good standing and considers continued participation as integral to future flood mitigation efforts. Participation consists of adoption FIRMs that define the regulatory floodplains or Special Flood Hazard Areas (SFHAs) as the areas with the highest risk of riverine flooding and maintenance of an ordinance regulating future development in SFHAs. FIRM Community Number for City of Eugene is 410122. Compliance with the program is pursuant to the City of Eugene floodplain ordinance.

Statistics for Eugene as reported by FEMA on the NFIP Community Information System (CIS) as of June 2, 2024, are as follows:

Table 4.7. 11: National Flood Insurance Policy Data

NFIP Policies in Force	Definitions
<ul style="list-style-type: none"> • Policies in Force: 509 • Insurance in Force: \$167,819,000 • Premium in Force: \$366,684 	<ul style="list-style-type: none"> • Policies in Force – Policies in force on the "as of" date of the report. • Insurance in Force – The coverage amounts for policies in force. • Premium in Force – The premium paid for policies in force.
Insurance Claim Data	
<ul style="list-style-type: none"> • Closed Losses: 19 • Open Losses: 0 • CWOP Losses: 0 • Total Losses: 19 • Total Payments: \$110,745 	<ul style="list-style-type: none"> • Closed Losses – Losses that have been paid. • Open Losses – Losses that have not been paid in full. • CWOP Losses – Losses that have been closed without payment. • Total Losses – All losses submitted regardless of the status. • Total Payments – Total amount paid on losses.

[Source: FEMA CIS, as of 06/02/2024]

The city rated Flooding events as high the same as the county scoring of high.

4.4.6.5 Earthquake [Rating #5 – Score 179 out of possible 240, High Rating]

The City of Eugene is exposed to earthquakes from two (2) sources as outlined in the Lane County MJNHMP base plan, Volume 1, section 2.2.2 Earthquakes.

- On-Shore Crustal Earthquakes: These exist throughout western Oregon that can produce earthquakes strong enough to impact buildings and endanger people's safety. More often, these earthquakes are less intense.
- Off-Shore Subduction Earthquakes: The primary subduction fault in the proximity of Oregon is the Cascadia Subduction Zone (CSZ).

Earthquakes are somewhat unique as they occur much less frequently than other hazards but have the potential for significant damage and disruption. From a geographic standpoint, an earthquake will impact the entire city uniformly. Both residents, visitors, commuters, businesses, and public infrastructure will all be impacted at the same time and varying degrees of damage based on the building/structure type and vulnerability to seismic activity.

Even though no major damages have been reported in recent years for crustal earthquake events near the city, they are a reminder that the Cascadia earthquake is not the only threat the area faces. A local crustal earthquake is not as likely to cause widespread impacts – magnitude ranges are generally in the range of 3 to 5. A Cascadia event is on a different order of magnitude, in the range of 8.0 to 9.0, and will result in a tremendous amount of destruction, and cause significant disruptions to the entire community and the state. A Cascadia event is not an average occurrence of earthquake in the region; however, it cannot be discounted due to the fact it has been over 300 years since the last rupture occurred on January 26, 1700.

The City of Eugene has a history of conducting seismic assessments and implementing mitigation projects to strengthen city infrastructure from earthquake events. This is demonstrated in section 4.5 Mitigation Action Items of this annex plan by the nine (9) projects in 2020 and five (5) in the 2024 annex for the City of Eugene. Eugene is also recognized for collaborating with area infrastructure partners on the importance for increasing the resiliency of the [community lifelines](#) that support the daily needs of the public. Public education and awareness of the need for residential and business seismic retrofitting of buildings is also a common theme among area local governments and utilities. Public education and awareness of the need for residential and business seismic retrofitting of buildings is also a common theme among area local governments and utilities.

Oregon Department of Geology and Mineral Industries (DOGAMI) provides a software tool, [HAZVU](#), to assess the risk of geological hazards in Oregon. HAZVU is open to the public and is widely utilized by planners for development of mitigation and response plans. Geohazards include 100-year flooding; Cascadia Subduction Zone earthquake shaking and tsunami; coastal erosion; volcano; active faults; earthquake soft soil; landslide; and more. Assets include state-owned/leased facilities and public buildings such as schools, police and fire stations, and hospitals, as well as links to seismic assessment reports for these public buildings. The City of Eugene regularly utilizes this geohazards viewer for planning for both crustal and Cascadia events.

In the fall of 2024 DOGAMIU is expected to release an updated earthquake impact analysis for the greater Eugene/Springfield area. This analysis will provide a more accurate assessment of the damages caused by the Cascadia Subduction Zone event.

The city rated Earthquake events as high the same as the county scoring of high.

4.4.6.6 Extreme Weather [Rating #6 –Score 179 out of possible 240, High Rating]

Eugene area has had documented occurrences of all four (4) of these meteorological hazards though they tend to be infrequent resulting in little to no damage. It is possible more damaging incidents could occur in the future.

Climate change will affect all four (4) of these weather type hazards, although the extent and severity of these impacts are unknown. Climate change is expected to increase summertime temperatures, thereby reducing the natural cooling of homes, buildings, and heat absorbing surfaces such as concrete and asphalt. Recent and historical review of events in Eugene can be reviewed in Table(s) 4.7.8 Event History and 4.9.4 NWS Record of Extreme Temperatures of this annex plan.

Many Eugene residents lack mechanical cooling systems, putting them at greater risk of heat illnesses during extreme heat events. Those with financial resources are incorporating mechanical cooling systems into their homes and businesses but those with limited financial resources are not. However, the State of Oregon initiated a [program](#) to support the most vulnerable populations in Oregon with provisions of a free air conditioning unit for their homes. This project began in 2022 and continues while funds remain available. The City of Eugene supports this program by communicating, where and when appropriate, the access points for this free service by the State of Oregon.

The probability of experiencing an extreme weather incident is moderate for the Eugene/Springfield area. It is likely at least one (1) of the hail, lightning, tornado type event will happen on a scale severe enough to cause property damage or threaten life within the next 35 to 75 years. However, due to the increased frequency and severity of extreme heat events the probability is rated at high

The city rated Extreme Weather events as high the same as the county scoring of high.

4.4.6.7 Landslide [Rating #7 – Score 156 out of possible 240, Moderate Rating]

Landslides can occur during any season in the Eugene area. Given local development patterns, residential and public land use is most likely to be impacted by landslides. In Oregon, residential development is explicitly prohibited or restricted in areas with steep slopes. Specifically, Chapter 197 of the Oregon Revised Statute in the Oregon Administrative Rules provides for needed housing “...suitable, available and necessary for residential uses.” Lands “(c) [having] slopes of 25 percent or greater” are not considered “suitable and available” under the buildable land definition.

In 2018, the Oregon Department of Geology and Mineral Industries (DOGAMI) released a new analysis of landslides in the Eugene/Springfield area titled *IMS-60, Landslide Hazard and Risk Study of Eugene/Springfield and Lane County, Oregon* (IMS-60). The IMS-60 study included updating the inventory of historic (<150 years) and prehistoric (>150 years) landslides in the Eugene/Springfield area utilizing LIDAR and records provided by the Cities and Lane County. The inventory identified over 700

existing landslides covering about 6% of the 230 square mile study area, more than three (3) times the previous number of inventoried landslides.

The Eugene area is susceptible to four (4) types of landslides which may occur as either shallow or deep landslides:

- **Rockfalls** are abrupt movements of masses of material (rocks and soils) detached from steep slopes or cliffs. Movement occurs by free-fall, bouncing, and/or rolling. Falls are strongly influenced by gravity, weathering, undercutting, and/or erosion.
- **Rotational slides** are those in which the rupture surface is curved concavely upwards, and the slide movement is rotational about an axis parallel to the slope. Rotational slides usually have a steep scarp at the upslope end and a bulging “toe” comprised of the slope material at the bottom of the slide (Figure 2-8). Roads constructed by cut and fill along the side of a slope are prone to slumping on the fill side of the road. Rotational slides may creep slowly or move large distances suddenly.
- **Translational slides** are those in which the moving material slides along a flat surface. Translational slides occur on surfaces of weaknesses, such as faults and bedding planes or at the contact between firm rock and overlying loose soils. Translational slides may creep slowly or move large distances suddenly.
- **Flows** are plastic or liquid in nature and the slide material breaks up and flows during movement. This type of landslide occurs when a landslide moves downslope as a semi-fluid mass, scouring or partially scouring rock and soil from the slope along its path. A flow landslide is typically rapid-moving and tends to increase in volume as it moves downslope as it scours out its channel.

Though immediate damage is limited to where the slide occurs, landslides can have far reaching repercussions if infrastructure or water ways are impacted. Historic landslides (within the past 150 years) in Eugene tend to be smaller slides or slumps near waterways or slides related to development activity. The potential for larger slides exists primarily in the south hills of Eugene. Rockfall incidents are primarily limited to quarry sites where rock has been exposed (e.g., the west face of Skinner’s Butte).

The primary factors affecting or increasing the likelihood of landslides in Eugene are:

- Natural conditions and processes including the geology of the site, rainfall, water action, seismic activity, and volcanic activity.
- Excavation and grading on slopes for homes, roads, and other structures.
- Natural or human-caused drainage and groundwater alterations can trigger landslides. Human activities such as broken or leaking water or sewer lines, water retention facilities, irrigation, stream alterations, ineffective stormwater management, and excess runoff due to increased impervious surfaces.
- Change or removal of vegetation on very steep slopes due to timber harvesting, land clearing, and wildfire.
- The water content of soils/rock is a major factor in determining the likelihood of sliding for any given slide-prone location. Thus, most landslides happen during rainy months, when soils are saturated with water. Winter storms with intense rainfalls are a common trigger for landslides in the Eugene area.
- Earthquakes can trigger landslides as well. The IMS-60 study identified the south hills of Eugene as being susceptible to earth quake induced landslides.

In Eugene mitigation of the landslide hazard is accomplished through land use and development regulations. Both require geotechnical analysis of steep slopes prior to development to determine whether a development is appropriate for the area.

No new information has been released since the 2018 DOGAMI Landslide Hazard Risk Study, IMS-60, for the areas of Eugene and Springfield. Based upon the original 2018 report and no new information being presented the risk for landslides remains at moderate the same as the county rating of moderate.

4.4.6.8 Drought [Rating #8 – Score 102 out of possible 240, Moderate Rating]

Drought in western Oregon has been neither life threatening nor presents a direct risk to structures but does involve potential for significant disruption if dramatic water shortages were to develop. Drought can exacerbate wildfire risk as related hazards, and a water shortage could impact the entire city uniformly. Average annual rainfall is 40.83 inches per year (NWS Eugene Climate Book, pg. 69). Long-term, below average rainfall years could impact the water supply used in the Eugene/Springfield area. The Eugene's water source is the McKenzie River, with its intake located in Springfield.

moderate due to the City's reliance on the McKenzie River as its sole source. In addition, potable water can be shared between the two cities through water system interties between EWEB, SUB and Rainbow Water District. Should a long duration drought of severe or exceptional intensity impact the region, it may potentially impact most of the population.

Three (3) severe droughts have occurred in Lane County since 2000. In addition, on September 30, 2015, some of the nation's top water scientists, lawyers, and policymakers convened in Eugene, to discuss the severe drought the area was experiencing. They concluded droughts in Oregon are likely to become more frequent and severe, largely due to climate change. Based upon these recent events, the probability for future severe droughts is high.

The probability of drought in the Eugene/Springfield area is high and the vulnerability and capacity to deal with a drought are also high.

Based on these factors, the Eugene/Springfield area's risk to this hazard is categorized a moderate the same as the county rating of moderate.

4.4.6.9 Volcano [Rating #9 – Score 68 out of possible 240, Low Rating]

The types of volcanic activity impacting Eugene would be in the form of volcanic ash fallout and possible lahar flowing down the McKenzie River. There are no known damages, due to volcanoes, for Eugene in recorded history.

Ash falls result when explosive eruptions blast rock fragments into the air. Such blasts may include tephra (solid and molten rock fragments). The largest rock fragments (sometimes called "bombs") generally fall within two (2) miles of the eruption vent. Smaller ash fragments (less than about 0.1 inch) typically rise into the area forming a huge eruption column. In very large eruptions, ash falls may total many feet in depth near the vent and extend for hundreds or even thousands of miles downwind.

It is recognized that the same preparedness and mitigation efforts for wildfire smoke are the same techniques and education principals that would be utilized for volcanic ash, though depending on volcanic activity the ash may present with additional health effects than standard wildfire smoke.

Hazard zone maps for the Three Sisters volcanoes show landslides, debris flows, and lahars from an eruption could enter the McKenzie River. This could cause flooding on the McKenzie River possibly extending to the Thurston area on the east side of Springfield. Lahars running through the McKenzie River could also lead to temporary damming of the river or high turbidity in the water.

The city rated Volcanic events as low the same as the county scoring of low.

4.4.7 Land Use and Development Trends

Development in the City of Eugene has continued in the same trajectory identified in the 2020 COE/COS MJNHMP Appendix F. Updates and changes to the associated figured and information are anticipated in 2026 as part of the update to the [Envision Eugene Comprehensive Plan](#).

04.05 Mitigation Action Items (MAI)

This section describes mitigation projects identified by the City of Eugene during the planning process and is divided into two (2) timeframes. See Section 4 of Volume 1 for additional information regarding mitigation action items methodology and prioritization.

- 2024-2028 Planned Mitigation Action Items Summary [Lane Co MJNHMP City of Eugene Annex]
- 2020-2024 Mitigation Action Item Review Summary [City Eugene/Springfield MJNHMP]

The City of Eugene had twenty-seven (27) action items at the beginning of the 2020 plan cycle. Seventeen (18) of those were selected to carry over to the 2024 plan, one (1) project restructured into two (2) individual projects and five (5) new items added for a total of twenty-three (24) for the 2024-2028 planning cycle.

The action items are distributed among four (4) city departments: Central Services (Emergency Management program), Facilities, Public Works (6 divisions), Eugene Springfield Fire.

The Cities of Eugene and Springfield are jointly served by two agencies that are comprised of the two cities. The Eugene Springfield Fire Department is a functionally merged department comprised of the employees, facilities, and equipment from each city, being managed and operated as a single department. The Metropolitan Wastewater Management Commission (MWMC) provides joint wastewater conveyance, treatment, and disposal services.

Mitigation Action Items (MAIs) for these two agencies may be included in each City's annex, depending on the location where the MAIs will be implemented, i.e. if an MAI will be implemented in only one city, it is included in that city's annex, whereas if it will be implemented in both cities, it is included in both cities' annexes.

2024 – 2028 Mitigation Action Item Summary

The following provides a summary of the selected 2024 – 2028 action items. The COE MJNHMP supporting departments: Emergency Management, Facilities, Public Works (6 divisions), Eugene Springfield Fire and Planning department worked individually and as group to select and make final edits to the selected 2024 – 2028 action items. Initial review was initiated on 05/09/24 and final review on 06/21/24.

Table 4.7. 12: 2024-2028 Planned MAI's Summaries

MAI's - Hazards 2024 - 2028		
Hazard	Primary	Secondary
All Hazards	3	0
Drought	1	0
Earthquake	8	0
Extreme Weather	1	0
Flooding	5	0
Landslide	1	0
Wildfire	4	1
Windstorm	0	2
Winter Storm	1	1
Volcano	0	0
Total	24	4

MAI's - FEMA Categories 2024 - 2028		
Row Labels	Total	Cost Est.
Education & Outreach	1	\$ -
Natural Systems Protection	7	\$ 5,650,000
Plans/Regulations	3	\$ 950,000
Structure & Infrastructure	13	\$ 116,040,000
Grand Total	24	\$ 122,640,000

Mitigation Action Item (A)	Database - Unreinforced Masonry Buildings
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene – Eugene Springfield Fire
Implementation Timeframe	2023
Estimated Cost	Staff Time Only
Potential Funding Sources	Operational
Hazards Mitigated	Earthquake

FEMA NHMP Category	Structure & Infrastructure
Comments	Develop a database of unreinforced masonry buildings (URMs) for first responders to utilized for planning and response operations. Areas include Eugene, Springfield, and parts of Lane County (Eugene Springfield Fire's response area).
Progress Since Last Plan	<ul style="list-style-type: none"> • <i>Carryover from 2020: Yes; 2020 Plan ID# (2020.33)</i> • <i>2020 Plan Conclusion Status: Delayed</i> • Accomplishments: No significant progress has been made on this project during the reporting period from 2020 to 2024. Despite initial intentions and planning, various unforeseen challenges and resource limitations have prevented this project from advancing this critical initiative. We acknowledge the importance of this database for ensuring the safety and efficiency of our first responders and remain committed to finding ways to prioritize and address this project soon. • Challenges: Funding Limitations: Despite efforts to secure the necessary funding, budget constraints and competing priorities have made it difficult to allocate sufficient resources to this project. Staffing Shortages: The project has faced significant delays due to staffing shortages. With existing personnel fully engaged in ongoing emergency response and other critical duties, dedicating time and expertise to this project has been a considerable challenge. Technical Challenges: Developing a comprehensive and accurate database of URMs involves significant technical complexities, including data collection, validation, and integration with existing systems. These technical challenges have required expertise and resources that were not readily available. COVID-19 Pandemic: The COVID-19 pandemic significantly impacted our operations, shifting priorities to immediate public health and safety responses. This has further delayed progress on long-term projects such as the URM database.

Mitigation Action Item (B)	Upgrade Public Safety Communications Reliability
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene – Eugene Springfield Fire
Implementation Timeframe	2024 - 2026
Estimated Cost	TBD
Potential Funding Sources	TBD
Hazards Mitigated	All Hazards
FEMA NHMP Category	Structure & Infrastructure
Comments	Work with the LRIG Radio System to develop a public safety grade reliability to the current system.
Progress Since Last Plan	<ul style="list-style-type: none"> • <i>Carryover to 2024: Yes; 2020 Plan ID# (2020.33)</i> • <i>2020 Plan Conclusion Status: Restructured</i> • Accomplishments: Throughout the reporting period, ESF initiated various CAD updates and response plan revisions. In the fall of 2023, ESF developed and issued an RFP to secure a telecommunications vendor for a comprehensive evaluation of the Radio Communications System (RCS) and large buildings in Eugene and Springfield equipped with Mobile Emergency Responder Radio Coverage (MERRC) systems. The

	<p>contract was awarded in March 2024, and the vendor began the project in April 2024, with an expected completion date of October 2024.</p> <ul style="list-style-type: none"> Challenges: Despite initiating various CAD updates and response plan revisions throughout the reporting period, ESF encountered several obstacles and delays. The process of developing and issuing the RFP in the fall of 2023 was time-consuming, leading to a later-than-anticipated contract award in March 2024. Additionally, the vendor continues to face logistical challenges in coordinating with building management and securing access to large buildings in Eugene and Springfield. These issues caused delays in the project's start and progression, impacting the initial timeline.
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Mitigation Action Item (C)	Transition to Oregon Defensible Space Code Plan
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene – Eugene Springfield Fire
Implementation Timeframe	2025
Estimated Cost	Staff Time Only
Potential Funding Sources	Operational
Hazards Mitigated	Wildfire
FEMA NHMP Category	Natural Systems Protection
Comments	Update the Eugene/Springfield WUI plan and address access routes.
Progress Since Last Plan	<ul style="list-style-type: none"> Carryover to 2024: Yes; 2020 Plan ID# (2020.24) 2020 Plan Conclusion Status: In Progress Accomplishments: The progress of the plan has been delayed due to setbacks in the adoption of the Oregon Wildfire Hazard Map by the Oregon Department of the State Fire Marshal and the Oregon Department of Forestry. This map is crucial, as it directly informs the Oregon Defensible Space Code, which is based on the Wildland Urban Interface (WUI) code. The Defensible Space Code cannot be finalized or implemented until the Wildfire Hazard Map is in place. Adoption of the map is now expected by October 2024, after which the State will proceed with finalizing and setting an effective date for the Defensible Space Code. This delay has significant implications for wildfire preparedness and mitigation efforts across the state. Challenges: Increased Wildfire Risk: Delays in implementing the Defensible Space Code could leave communities vulnerable to wildfires, especially as the climate becomes more conducive to fire outbreaks. Regulatory Uncertainty: The postponement creates uncertainty for property owners, developers, and local governments, as they cannot plan or enforce defensible space requirements until the code is finalized. <p>Funding and Resource Allocation: State and local agencies may face challenges in allocating resources and funding for wildfire prevention without clear guidelines from the Defensible Space Code, potentially leading to inefficient use of resources.</p> <p>Increased Costs: The longer it takes to implement the Defensible Space Code, the more costly it may become to address wildfire risks later, as conditions worsen and mitigation measures become more urgent.</p>

Mitigation Action Item (D)	Plan Update - Community Wildfire Protection (CWPP)
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene – Eugene Springfield Fire
Implementation Timeframe	2022
Estimated Cost	\$150,000
Potential Funding Sources	Federal Grant
Hazards Mitigated	Wildfire
FEMA NHMP Category	Plans/Regulations
Comments	Develop the Eugene/Springfield Community wildfire Protection Plan.
Progress Since Last Plan	<ul style="list-style-type: none"> • <i>Carryover to 2024:</i> Yes; 2020 Plan ID# (2020.23) • <i>2020 Plan Conclusion Status:</i> Delayed • Accomplishments: Funding was awarded, Community Wildfire Risk Reduction (CWRR). RFP was advertised and a consultant was hired to draft the plan. • Challenges: While funding for the plan has been allocated, measures for risk mitigation that are recommended by the plan will need to be funded.

Mitigation Action Item (E)	Reduce Fuels on Public Lands
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene – Eugene Springfield Fire
Implementation Timeframe	TBD
Estimated Cost	\$200,000
Potential Funding Sources	\$200,000 is from Parks budget. Funding may change pending grant availability to continue to support work.
Hazards Mitigated	Wildfire
FEMA NHMP Category	Natural Systems Protection
Comments	Reduce fuels on public lands focusing on the hillsides in the Southernly portion of both Cities.
Progress Since Last Plan	<ul style="list-style-type: none"> • <i>Carryover to 2024:</i> Yes; 2020 Plan ID# (2020.22) • <i>2020 Plan Conclusion Status:</i> In Progress • Accomplishments: Eugene Parks and Open Space has been working to reduce fuel loads on their properties. To date, portions of 23 Parks have been treated. • Challenges: Vegetation management is an ongoing process and requires relentless maintenance to ensure continued benefits of treatments. Funding to date has relied primarily on grant sources, of which the future is uncertain. Vegetation management for wildfire risk reduction is not effective when projects are smaller and not connected, ensuring continuity between efforts on public and private lands can be a challenge as cooperation between parties is necessary.

Mitigation Action Item (F)	Implementation of Mitigation Actions from Community Wildfire Protection Plan (CWPP)
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene – Eugene Springfield Fire
Implementation Timeframe	2025 - 2028

Estimated Cost	TBD
Potential Funding Sources	TBD after completion of plan.
Hazards Mitigated	Wildfire
FEMA NHMP Category	Natural Systems Protection
Comments	Develop prioritization list of action items from completed CWPP (2025-26).
Progress Since Last Plan	N/A – New project for 2024 Plan

Mitigation Action Item (G)	Outreach - Weather Extreme, Winter
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene - Emergency Management
Implementation Timeframe	2023
Estimated Cost	Staff Time Only
Potential Funding Sources	Operational
Hazards Mitigated	Extreme Weather Windstorm Winter Storm
FEMA NHMP Category	Education & Outreach
Comments	Research and incorporate extreme weather safety awareness into the Cities' public outreach program.
Progress Since Last Plan	<ul style="list-style-type: none"> • <i>Carryover to 2024:</i> Yes; 2020 Plan ID# (2020.13) • <i>2020 Plan Conclusion Status:</i> In Progress • Accomplishments: Limited progress; discussions were had between EM staff about different approaches and events that could raise awareness of extreme weather. • Challenges: Several challenges over the past 5 years prevented the Emergency Management programs from implementing this action item: COVID response, wildfire response/support, considerable staffing turnover in the COE Emergency Management Department between 2022 – 2024.

Mitigation Action Item (H)	Assessment of Facility Infrastructure Improvements
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene - Facilities
Implementation Timeframe	2023 - 2026
Estimated Cost	\$5,000
Potential Funding Sources	Operational
Hazards Mitigated	All Hazards
FEMA NHMP Category	Structure & Infrastructure
Comments	Assess the facility capital improvement projects for applicability for federal hazard mitigation grant eligibility, prioritize project and add identified projects to the COE mitigation action item collection for future consideration.
Progress Since Last Plan	N/A New project for 2024 plan.

Mitigation Action Item (I)	Collaborate - Class A Recycled Water Demonstration Project
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Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene - Public Works
Implementation Timeframe	2020
Estimated Cost	\$5,000,000
Potential Funding Sources	TBD
Hazards Mitigated	Drought
FEMA NHMP Category	Natural Systems Protection
Comments	Pursue a water reuse partnership with MWMC. The Metropolitan Wastewater Management Commission (MWMC) will add facilities to the wastewater treatment plant to produce the first ever stream of Class A recycled water - the highest quality recycled water class in Oregon, suitable for all water uses except drinking. Initially, 0.5-1.0 million gallons per day of recycled water will be produced for use at local sand and gravel operations, City street tree watering, and 100% of landscape irrigation at the wastewater plant. The Eugene Springfield Fire Training Facility is also being pursued as a demonstration site. Demonstration sites will build community awareness and user familiarity with recycled water to expand uses to more urban greenspace irrigation, industrial users, and other Public Works uses.
Progress Since Last Plan	<ul style="list-style-type: none"> • <i>Carryover to 2024:</i> Yes; 2020 Plan ID# (2020.02) • <i>2020 Plan Conclusion Status:</i> Delayed • Accomplishments: New fuzzy filters ordered and installed. Multiple construction funding sources pursued. DEQ CWSRF approval of Class A recycled water project. • Challenges: Three federal construction grant funding applications denied. Customer flow meter vault relocated closer to facility (south of Beltline Highway) to relieve Willamette River AE-Floodway Hazard.

Mitigation Action Item (J)	Evaluate Local Active Transportation Infrastructure
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene - Public Works
Implementation Timeframe	2025
Estimated Cost	\$60,000
Potential Funding Sources	Local System Development Charges and Grants
Hazards Mitigated	Earthquake
FEMA NHMP Category	Structure & Infrastructure
Comments	Evaluate off-street path bridges crossing over the Willamette River to complete a high-level seismic assessment of all major City bridges.
Progress Since Last Plan	<ul style="list-style-type: none"> • <i>Carryover to 2024:</i> Yes; 2020 Plan ID# (2020.03) • <i>2020 Plan Conclusion Status:</i> Delayed • Accomplishments: No progress was made towards accomplishing this goal between 2020-2024. In FY2025, the City intends to contract the off-street seismic assessments with a consultant engineering firm. • Challenges: PWE has faced resource constraints with funding, and prioritization for off-street bridges crossing over the Willamette River. The City now has this project budgeted and is in the process of assigning resources to the project.

Mitigation Action Item (K)	Upgrade Seismic Local Transportation Infrastructure (1)
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene - Public Works
Implementation Timeframe	2025-2026
Estimated Cost	\$3,000,000
Potential Funding Sources	Local System Development Charges and Grants
Hazards Mitigated	Earthquake
FEMA NHMP Category	Structure & Infrastructure
Comments	Complete seismic improvements to two priority transportation structures: Chambers St. Seismic Retrofit and Amazon Creek Bridge at Bailey Hill Road
Progress Since Last Plan	<ul style="list-style-type: none"> • <i>Carryover to 2024:</i> Yes; 2020 Plan ID# (2020.04) • <i>2020 Plan Conclusion Status:</i> Delayed • <i>Accomplishments:</i> Two seismic upgrade projects are planned to advertise for construction in FY 2024. The third project was estimated to be more expensive than available transportation funding (planned funding source). The City applied for federal hazard mitigation funding, and was informally identified as a selected project. The City is currently waiting on a formal notification and funding agreement to process to final design and construction. One additional seismic upgrade project is in the preliminary engineering phase and is scheduled to start construction in FY 2027. • <i>Challenges:</i> Increased design and construction costs. During final design of one of the bridges, it was determined that the conceptual retrofit treatment was not sufficient which increased the project costs.

Mitigation Action Item (L)	Upgrade Seismic Local Transportation Infrastructure (2)
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene - Public Works
Implementation Timeframe	2028
Estimated Cost	\$5,300,000
Potential Funding Sources	TBD
Hazards Mitigated	Earthquake
FEMA NHMP Category	Structure & Infrastructure
Comments	Complete seismic improvements to West 11th Bridge at Amazon Creek, a priority transportation structures. Work includes bank stabilization and shared use path
Progress Since Last Plan	<ul style="list-style-type: none"> • <i>Carryover to 2024:</i> Yes; 2020 Plan ID# (2020.04) • <i>2020 Plan Conclusion Status:</i> Delayed • <i>Accomplishments:</i> No progress was made towards accomplishing this goal between 2020-2024. The City applied for federal hazard mitigation funding, but was unsuccessful. The City will continue to apply for federal hazard mitigation funding in the future. • <i>Challenges:</i> Finding funding sources which are sufficient to complete the necessary work

Mitigation Action Item (M)	Increase Fuel Capacity
Location	Greater Eugene/Springfield Areas

Coordinating Agencies	City of Eugene - Fleet Services
Implementation Timeframe	2024
Estimated Cost	\$7,000,000
Potential Funding Sources	TBD
Hazards Mitigated	All Hazards
FEMA NHMP Category	Structure & Infrastructure
Comments	Research methods to increase fossil fuel capacity around critical facilities such as upgrading generator fuel tanks to high-capacity tanks.
Progress Since Last Plan	<ul style="list-style-type: none"> • <i>Carryover to 2024:</i> Yes; 2020 Plan ID# (2020.08) • <i>2020 Plan Conclusion Status:</i> In Progress • Accomplishments: Installation of 2500 gal tank at FS 6 (Coburg Rd.) and two oversized tanks connected to generators at two fire stations. • Challenges: Rules/code for installation of dispensers require large covers for storm water protection. This has prevented installation of dispensers for the tanks and limit their use to emergency operations. In addition, space for infrastructure and funding for improvements are proving to be difficult obstacles to overcome.

Mitigation Action Item (N)	Upgrade/Replace Fleet Facility
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene - Fleet Services
Implementation Timeframe	2026-2029
Estimated Cost	\$35,000,000
Potential Funding Sources	TBD
Hazards Mitigated	Earthquake
FEMA NHMP Category	Structure & Infrastructure
Comments	Replace the existing Fleet Facility with a seismically designed essential facility.
Progress Since Last Plan	<ul style="list-style-type: none"> • <i>2020 Plan Conclusion Status:</i> Deferred • <i>Carryover to 2024:</i> Yes • Accomplishments: Minimal progress • Challenges: Staff timing and funding.

Mitigation Action Item (O)	Upgrade Seismic - Wastewater Pump Stations
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene - MWMC
Implementation Timeframe	2022 - 2026
Estimated Cost	\$8,000,000
Potential Funding Sources	TBD
Hazards Mitigated	Earthquake
FEMA NHMP Category	Structure & Infrastructure
Comments	Retrofit the Pump Stations to meet current seismic standards.
Progress Since Last Plan	<ul style="list-style-type: none"> • <i>Carryover to 2024:</i> Yes; 2020 Plan ID# (2020.12.02) • <i>2020 Plan Conclusion Status:</i> In Progress • Accomplishments: COE: The Flexible Pipe Connections for Seismic Resiliency project was included in the City of Eugene's FY23-29 CIP

	<p>which was adopted by Council. This included \$100K of actual funding in FY25 and \$400K of anticipated funding in FY26 (FY26 funds will be allocated in the next iteration of the CIP). Project #900483 was initiated and a Project Manager was assigned from the Wastewater Division and the Engineering Division.</p> <ul style="list-style-type: none"> Challenges: None to date.
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Mitigation Action Item (P)	Update Floodplain Maps
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene - Floodplain Management
Implementation Timeframe	2027
Estimated Cost	Staff Time Only
Potential Funding Sources	Operational
Hazards Mitigated	Flooding
FEMA NHMP Category	Plans/Regulations
Comments	Actively seek funding to update the Eugene/Springfield floodplain maps focusing on the Willamette River through Eugene and the Mill Race, Willamette River through Glenwood, and the 42nd Street Levee Seclusion Zone in Springfield.
Progress Since Last Plan	<ul style="list-style-type: none"> Carryover to 2024: Yes; 2020 Plan ID# (2020.14) 2020 Plan Conclusion Status: Delayed Accomplishments: Worked with FEMA over the past several years to update the flood maps. Maps are still in the “preliminary” status with FEMA with estimated finalization Fall of 2026 then adopted by local communities Winter/Spring 2026/2027.

Mitigation Action Item (Q)	Upgrade - Stormwater Improvements
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene - Engineering
Implementation Timeframe	2023-2029
Estimated Cost	\$12,675,000
Potential Funding Sources	TBD
Hazards Mitigated	Flooding
Comments	Projects include culvert replacements and streambank stabilization. Using prioritization criteria, the highest priority stormwater capital projects are selected for inclusion in the Cities' Capital Improvement Programs. Projects prioritization criteria include whether a project addresses a potential risk to life or property (e.g. flooding), and whether it resolves an ongoing repetitive issue.
Progress Since Last Plan	<ul style="list-style-type: none"> Carryover to 2024: Yes; 2020 Plan ID# (2020.17.02) 2020 Plan Conclusion Status: In Progress Accomplishments: COE: Some of the projects that were completed include Catch Basin Bottom Construction, Drywell Elimination Program Corliss and Autumn Areas, and Skinner Butte Parking Lot Water Quality Retrofits. Design for many projects began and is in progress. Challenges: COE: Typically, the PWE Project Team delivers capital projects, and in the last several years the team has faced resource issues in terms of staff turnover and difficulty hiring civil engineers/project

	managers. Additionally, the stormwater projects tend to have a degree of complexity that is different from other projects.
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Mitigation Action Item (R)	Update - Stormwater Master Plan
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene - Engineering
Implementation Timeframe	2025 - 2027
Estimated Cost	\$800,000
Potential Funding Sources	TBD
Hazards Mitigated	Flooding
FEMA NHMP Category	Plans/Regulations
Comments	Update the City of Eugene's 2002 Stormwater Basin Plan, and Springfield's 2008 Stormwater Facility Master Plan, including stormwater-related data, hydraulic modeling of the system, any recommended changes to design standards, and a prioritized list of stormwater capital projects. This plan guides stormwater management in each City's local stormwater basins for the next decade and beyond.
Progress Since Last Plan	<ul style="list-style-type: none"> • <i>Carryover to 2024:</i> Yes; 2020 Plan ID# (2020.18.02) • <i>2020 Plan Conclusion Status:</i> In Progress • <i>Accomplishments:</i> COE: The Stormwater Basin Master Plan project was funded through the CIP, and a consultant contract was executed. • <i>Challenges:</i> COE: PWE has faced resource issues in terms of staff turnover and difficulty hiring civil engineers/project managers.

Mitigation Action Item (S)	Evaluate - Stormwater and Climate Impacts
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene - Engineering
Implementation Timeframe	2025 - 2027
Estimated Cost	\$250,000
Potential Funding Sources	TBD
Hazards Mitigated	Flooding
FEMA NHMP Category	Natural Systems Protection
Comments	Evaluate stormwater design standards taking into consideration climate change modeling.
Progress Since Last Plan	<ul style="list-style-type: none"> • <i>Carryover to 2024:</i> Yes; 2020 Plan ID# (2020.19.02) • <i>2020 Plan Conclusion Status:</i> In Progress • <i>Accomplishments:</i> COE: Consultant contract for the Stormwater Basin Master Plan project (Action Item #2020.18.02) was executed and includes updating the stormwater system model and evaluation of design storms for potential updates to address climate change and enhance climate resiliency. The outcome of this contract work will inform future updates to the City's stormwater development standards code requirements for new and redevelopment, and associated Stormwater Management Manual.

	<ul style="list-style-type: none"> Challenges: COE: PWE has faced resource constraints in the stormwater planning and development review program areas and issues in terms of staff turnover.
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Mitigation Action Item (T)	Perform Defective Tree Maintenance
Location	Greater Eugene/Springfield Areas
Coordinating Agencies	City of Eugene - Green Infrastructure Maintenance
Implementation Timeframe	2022
Estimated Cost	\$200,000
Potential Funding Sources	TBD
Hazards Mitigated	Wildfire Windstorm Winter Storm
FEMA NHMP Category	Natural Systems Protection
Comments	Utilizing contract crews, perform maintenance pruning on trees to provide clearance and mitigate defects such as overextended branches prone to failure under increased loads. Unhealthy or structurally unsound trees will be removed and replanted. These projects will focus on major arterials and priority traffic routes.
Progress Since Last Plan	<ul style="list-style-type: none"> Carryover to 2024: Yes; 2020 Plan ID# (2020.26) 2020 Plan Conclusion Status: In Progress Accomplishments: Green Infrastructure Maintenance Challenges: Limited resources.

Mitigation Action Item (U)	Operations/Administration Building Improvements
Location	City of Eugene Service Area
Coordinating Agencies	City of Eugene – Wastewater- MWMC
Implementation Timeframe	2025-2027
Estimated Cost	\$20,000,000
Potential Funding Sources	MEWMC Capital reserves
Hazards Mitigated	Earthquake
FEMA NHMP Category	Structure & Infrastructure
Comments	This project will address the Administration/Operations Building workspace needs at the Water Pollution Control Facility. Resulting from the 2019 Resiliency Planning Study, constructing a new MWMC building for immediate occupancy/use after a major natural disaster.
Progress Since Last Plan	N/A New project for 2024 plan

Mitigation Action Item (V)	Aeration Systems Upgrade
Location	City of Eugene Service Area
Coordinating Agencies	City of Eugene – Wastewater- MWMC
Implementation Timeframe	2025-2031
Estimated Cost	\$5,000,000
Potential Funding Sources	Capital reserves
Hazards Mitigated	Earthquake
FEMA NHMP Category	Structure & Infrastructure

Comments	In 2020 and 2021, Brown and Caldwell evaluated the existing aeration systems and provided recommendations in January 2022. Per recommendations, this project will implement the design and construction of additional upgrades/changes to the existing aeration systems by year 2026/2027. Upgrades to the westerly existing basins are anticipated after year 2031. Seismic upgrades include installing X bracing in the secondary control building around the new aeration blowers and rebuilding the baffle walls to withstand earthquake forces.	
Progress Since Last Plan	N/A New project for 2024 plan	
Site Pictures		

Mitigation Action Item (W)	Electrical Switchgear and Transformer Replacement
Location	City of Eugene Service Area
Coordinating Agencies	City of Eugene –Wastewater MPMC
Implementation Timeframe	2025-2027
Estimated Cost	\$20,000,000
Potential Funding Sources	Capital reserves
Hazards Mitigated	Flood
FEMA NHMP Category	Structure & Infrastructure
Comments	The purpose of the equipment is to take utility power and provide it to various process areas with the use of switches. There is a main breaker to safely isolate the facility from the utility grid, as well as protect the utility from electrical faults at the site. This project will upgrade the existing switchgear and medium voltage transformers. Construction of a building to enclose and raise the new switchgear above potential flood levels is in line with the 2019 Resiliency Planning Study.
Progress Since Last Plan	N/A New project for 2024 plan
Site Pictures	

Mitigation Action Item (X)	2020 Plan ID# (2020.21.02) - Analyze - Landslide Study, 2018 DOGAMI
Location	City of Eugene Service Area

Coordinating Agencies	City of Eugene - Engineering
Implementation Timeframe	TBD
Estimated Cost	Staff Time Only
Potential Funding Sources	Operational
Hazards Mitigated	Earthquake Landslide
FEMA NHMP Category	Natural Systems Protection
Comments	Continue to map landslide hazards in GIS system as new geotechnical studies are available to supplement the DOGAMI landslide data from 2018 (IMS-60). Use GIS information to identify areas and buildings at risk from landslides and propose comprehensive land use policies and construction standards accordingly. Using GIS information to identify geotechnical data associate with the scoping of public project and permit requirements for development projects in the hazard area.
Progress Since Last Plan	<ul style="list-style-type: none"> • <i>Carryover to 2024:</i> Yes; 2020 Plan ID# (2020.21.02) • <i>2020 Plan Conclusion Status:</i> In progress • <i>Accomplishments:</i> COE hired GeoEngineers to complete a study on landslide susceptibility in the South Hills. A report was finalized in August of 2023. • <i>Challenges:</i> For reasons outside of our control, we had to change geotechnical consultants midway through the project.

2020 – 2024 Mitigation Action Item Summary

The following provides a status summary of each of the 27 planned mitigation action items from the 2020 plan and status of action items not carried over to the 2024-2028

Special consideration should be noted for the impacts to the City of Eugene departments and staff that limited the progress of the mitigation action items during the 2020 – 2024 plan cycle:

- 2+ years of response to the global pandemic – COVID-19
- 2020 Oregon wildfire response and recovery
- 18 months of significant staffing turnover in the city emergency management program

Table 4.7. 13: 2020-2024 MAI's Summaries

MAI's - Hazards 2020 - 2024		
Hazard	Primary	Secondary
All Hazards	4	0
Drought	2	0
Earthquake	9	1
Extreme Weather	1	2
Flooding	4	2
Landslide	1	2
Wildfire	4	3
Windstorm	1	2
Winter Storm	1	4
Volcano	0	0
Total	27	16

MAI's 2020 - 2024		
FEMA Categories	Total	%
Education & Outreach	2	7%
Natural Systems Protection	8	30%
Plans/Regulations	7	26%
Structure & Infrastructure	10	37%
Total	27	100%

MAI's 2020 - 2024		
MAI Status	Total	%
Complete	4	15%
Deferred	1	4%
Delayed	7	26%
In Progress	9	33%
Restructured	5	19%
Withdrawn	1	4%
Total	27	100%

Mitigation Action Item	2020 Plan ID# (2020.07) - Assessment - Emergency Fuels, Phase II
Location	Greater Eugene/Springfield Area
Coordinating Agencies	City of Eugene - Emergency Management
Implementation Timeframe	2021 - 2022
Estimated Cost	\$45,000
Potential Funding Sources	TBD
Hazards Mitigated	All Hazards
FEMA NHMP Category	Structure & Infrastructure
Comments	Finish phase two of the Emergency Fuels Assessment for Lane County to determine the best allocation and rationing methods for fossil fuels after a catastrophic event such as a Cascadia Subduction Zone (CSZ) earthquake when usable fuel to run emergency response operations will be very limited.
Progress Since Last Plan	<ul style="list-style-type: none"> 2020 Plan Conclusion Status: Complete 3/15/2022 Carryover to 2024: No Accomplishments: Project completed, by contractor, but needs to be re incorporated into EM program elements. Challenges: Phase II of the project is complete, which was an assessment tool. Agencies outside the City of Eugene found it difficult to use within their systems and cannot be used off-network. The City of Eugene applied for additional funding to improve the quality of the assessment tool, but funding was not successful. Staffing turnover in the EM program has hindered further progress on the project and will be tracked by the EOP/EOC Mitigation/Improvement Tracking moving forward for Phase III.

Mitigation Action Item	2020 Plan ID# (2020.20) - Plan Update - Continuity of Operations Plans
Location	Greater Eugene/Springfield Area
Coordinating Agencies	City of Eugene - Emergency Management
Implementation Timeframe	2024
Estimated Cost	Staff Time Only
Potential Funding Sources	Operational
Hazards Mitigated	All Hazards
FEMA NHMP Category	Plans/Regulations
Comments	Develop Continuity of Operations Plans (COOP) for the City of Eugene's Public Works, Police, Fire departments, and all Springfield departments.
Progress Since Last Plan	<ul style="list-style-type: none"> • <i>2020 Plan Conclusion Status:</i> Withdrawn • <i>Carryover to 2024:</i> No • Accomplishments: Participation in the state-wide roll out of the new state provided software, Veoci. EM staff attended and participated in both the state provided training and FEMA independent study courses related to COOP. • Challenges: State roll-out of new software was delayed and was not as user-friendly to use as anticipated. This, along with staffing challenges within the City of Eugene, delayed the implementation of the new software within the city departments.

Mitigation Action Item	2020 Plan ID# (2020.27) - Plan New - Community Sheltering
Location	Greater Eugene/Springfield Area
Coordinating Agencies	City of Eugene - Emergency Management
Implementation Timeframe	2022
Estimated Cost	TBD
Potential Funding Sources	TBD
Hazards Mitigated	Wildfire Extreme Weather Winter Storm
FEMA NHMP Category	Plans/Regulations
Comments	Develop a consolidated plan for community sheltering and associated outreach needs to provide sheltering during large scale events or incidents in which the Red Cross's resources may be diverted to other areas away from the Cities. This will allow the Cities to provide emergency shelters even during events or incidents when the Red Cross may not be able to provide these services to the Cities.
Progress Since Last Plan	<ul style="list-style-type: none"> • <i>2020 Plan Conclusion Status:</i> Restructured • <i>Carryover to 2024:</i> No • Accomplishments: Significant improvements from 2020 were made at the State level to support the needs of locals related to mass care and sheltering response. These improvements were directly related to the

	<p>COVID and wildfire responses that followed in the Lane County regional area for the next 4 years.</p> <ul style="list-style-type: none"> Challenges: Due to the response support of COVID, following wildfires in the surrounding area and the staffing turnover in the COE Emergency Management Division there was minimal planning completed during this cycle.
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Mitigation Action Item	2020 Plan ID# (2020.31) - Outreach - Two Weeks Ready Implementation
Location	Greater Eugene/Springfield Area
Coordinating Agencies	City of Eugene - Emergency Management
Implementation Timeframe	2022
Estimated Cost	Staff Time Only
Potential Funding Sources	Operational
Hazards Mitigated	All Hazards
FEMA NHMP Category	Education & Outreach
Comments	Utilizing relevant vulnerable populations maps developed for the Lane Livability Consortium, develop an outreach plan for vulnerable populations to encourage community members to be two weeks ready with emergency supplies.
Progress Since Last Plan	<ul style="list-style-type: none"> 2020 Plan Conclusion Status: Restructured Carryover to 2024: No Accomplishments: Limited progress: pending State to finalizes their revisions to their new Be Two Weeks Ready program so local programs can implement. Challenges: Staffing – Eugene had three vacancies, including the Emergency Manager of the program from 2021 to 2024 totaling 21 months, which has prevented continuity of projects for the EM program.

Mitigation Action Item	2020 Plan ID# (2020.34) - Plan Update - Damage Assessment, All Hazards
Location	Greater Eugene/Springfield Area
Coordinating Agencies	City of Eugene - Emergency Management
Implementation Timeframe	2022
Estimated Cost	Staff Time Only
Potential Funding Sources	Operational
Hazards Mitigated	Earthquake Flooding Landslide Extreme Weather Wildfire Windstorm Winter Storm
FEMA NHMP Category	Plans/Regulations
Comments	Finalize the Eugene/Springfield Damage Assessment Plan
Progress Since Last Plan	<ul style="list-style-type: none"> 2020 Plan Conclusion Status: Restructured Carryover to 2024: No Accomplishments: Limited progress: city departments are familiar with overall damage assessment process.

	<ul style="list-style-type: none"> Challenges: Several challenges over the past 5 years prevented the Emergency Management programs from implementing this action item: COVID response, wildfire response/support, considerable staffing turnover in the COE Emergency Management Division between 2022 – 2024.
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Mitigation Action Item	2020 Plan ID# (2020.35) - Plan New - Mass Evacuation
Location	Greater Eugene/Springfield Area
Coordinating Agencies	City of Eugene - Emergency Management
Implementation Timeframe	2024
Estimated Cost	\$30,000
Potential Funding Sources	TBD
Hazards Mitigated	Earthquake Flooding Landslide Extreme Weather Wildfire
FEMA NHMP Category	Plans/Regulations
Comments	Develop and exercise a full City evacuation plan
Progress Since Last Plan	<ul style="list-style-type: none"> 2020 Plan Conclusion Status: Restructured Carryover to 2024: No Accomplishments: Limited progress on plan development but funding obtained to develop CWPP and evacuation plan as part of project. Challenges: Due to the response support of COVID, following wildfires in the surrounding area and the staffing turnover in the COE Emergency Management Division there was minimal planning completed during this cycle.

Mitigation Action Item	2020 Plan ID# (2020.11) - Upgrades Seismic - Finish City Facilities
Location	City of Eugene Service Area
Coordinating Agencies	City of Eugene - Facilities
Implementation Timeframe	2030
Estimated Cost	TBD
Potential Funding Sources	TBD
Hazards Mitigated	Earthquake
FEMA NHMP Category	Structure & Infrastructure
Comments	Finish seismic upgrades to City owned facilities - Fire Station(s) 7, 8, & 13 and new City Hall.
Progress Since Last Plan	<ul style="list-style-type: none"> 2020 Plan Conclusion Status: Complete 6/1/2024 Carryover to 2024: No Accomplishments: Seismic upgrades were made to fire stations 7, 8 and 13. This brought each facility up to current fire, life safety standards. The new City Hall facility also received seismic upgrades which brought it to current Level 2 standards. Challenges: Project costs exceeded budget estimates, otherwise no issues were encountered.

Mitigation Action Item	2020 Plan ID# (2020.01) - Plan Adoption - Drought Resistant Landscaping Policies
Location	City of Eugene Service Area
Coordinating Agencies	City of Eugene - Parks & Open Space
Implementation Timeframe	2020
Estimated Cost	Staff Time Only
Potential Funding Sources	Operational
Hazards Mitigated	Drought
FEMA NHMP Category	Natural Systems Protection
Comments	Adopt drought resistant landscaping policies.
Progress Since Last Plan	<ul style="list-style-type: none"> • 2020 Plan Conclusion Status: Complete 9/15/2020 • Carryover to 2024: No • Accomplishments: The 2020 update of the Approved Street Tree List and Planting Guide includes tree species that have the ability to withstand changes in climate, including drought conditions. Eugene Parks and Open Space Division is certified by the Oregon non-profit, Salmon-Safe for it's climate resilient maintenance practices, including parks designed and renovated in a way that requires less water, fertilizer and pesticide use for long-term maintenance. • Challenges: N/A - This is an ongoing initiative

Mitigation Action Item	2020 Plan ID# (2020.25.02) - Remove - Species Specific Trees
Location	City of Eugene Service Area
Coordinating Agencies	City of Eugene - Parks & Open Space
Implementation Timeframe	2020
Estimated Cost	\$200,000
Potential Funding Sources	TBD
Hazards Mitigated	Wildfire Windstorm Winter Storm
FEMA NHMP Category	Natural Systems Protection
Comments	Identify species with known failure profiles and potential defects remove and replace them with species known to perform well during drought and storms and have little susceptibility to pest and disease. Work with contractors and Friends of Trees (non-profit tree planting organization) to complete this work.
Progress Since Last Plan	<ul style="list-style-type: none"> • 2020 Plan Conclusion Status: Complete • Carryover to 2024: No • Accomplishments: From FY19 through FY23 – 3,068 unhealthy street trees were assessed for risk and removed to prevent a potential public hazard. FY19: 774, FY20: 996, FY21: 606, FY22: 354, FY23: 338 In 2020, the approved street tree list and planting guide was updated – eliminating

	<p>disease prone and maladapted species for the area’s changing climate conditions to increase resiliency of the urban forest.</p> <ul style="list-style-type: none">• Challenges: None, this activity is a component of the Urban Forestry’s regular maintenance routine.
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04.06 Plan Implementation and Maintenance

The City of Eugene has an extensive history of maintaining a natural hazard mitigation plan, initial plan in 2004 with successful FEMA approved renewals every five years after that. Moving forward as an annex plan to the County MJNHMP will be a continuation of the same level of commitment to maintaining the annex plan.

4.6.1: Annex Plan Coordination

The COE MJNHMP annex will continue to be coordinated under the Central Services Department - Emergency Management Program. The Emergency Management Program Manager will delegate the responsibility of coordinating the MJNHMP annex to one of the Emergency Management Analysts as the MJNHMP Coordinator. The coordinator will be responsible for:

- identifying and collaborating with COE staff to support the hazard quantification review, mitigation action update/selection process and plan renewal process
- participating as the lead representative from COE to the County MJNHMP Committee, liaison to County staff and other Cooperators
- reviewing, recommending and incorporating updates to the annex during the plan renewal cycle
- maintaining updates to the mitigation action items and including new items added during the maintenance cycle or at the renewal cycle
- coordinating and/or supporting the public engagement process during the plan renewal cycle or outreach during the maintenance cycle
- coordinating the review and approval by the COE City Council of the annex plan

4.6.2: Annex Plan Coordination Resources

Several resources are in place to support the on-going maintenance and coordination of the renewal cycle for the annex plan:

- MJNHMP Annex Plan Admin Guide:
 - Training requirements for city staff related to MJNHMP
 - Maintenance and renewal cycle tasks
 - County MJNHMP Committee participation
 - City Internal MAI Quarterly Check-In Meetings
- Mitigation Action Items:
 - MAI Individual Progress Report
 - MAI Summary Worksheet
- Presentations:
 - Internal Orientation to COE MJNHMP Annex Plan Coordination for City Departments
 - External Overview for Community Members – Public, Cooperators

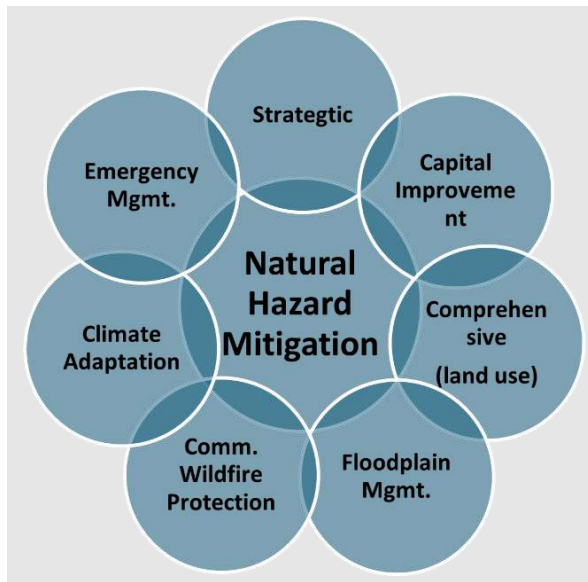
4.6.3: Training Requirements

COE will require the following training for COE personnel who support the maintenance and/or renewal of the MJNHMP annex.

Table 4.7. 14: COE MJNHMP Staff Training Requirements

Course #	Title	Purpose	Staff Assignment
FEMA IS-93B	Introduction to Hazard Mitigation	Introduction for those who are new to emergency management and/or hazard mitigation; intended to train those who have responsibility for or participating in MJNHMP activities.	EM MJNHMP Coordinator and any other city staff who participates in the MJNHMP process.
FEMA IS-18A	Local Mitigation Planning Training	The goal is to provide an overview of the requirements for local hazard mitigation plans that are found in the FEMA Local Mitigation Planning Policy Guide.	EM MJNHMP Coordinator
FEMA IS-400	Foundations of Climate Science	This course provides fundamental instruction for participants to achieve basic understanding of climate change concepts. Emphasis will be placed on defining common vocabulary and identifying key concepts.	EM MJNHMP Coordinator

Figure 4.9. 8: COE MJNHMP Interrelated



4.6.4: Plan Integration

The City of Eugene MJMJNHMP Annex will continue to be integrated with or collaborate in support of the plan/process for the following critical plans:

- City Strategic Plan
- City Capital Improvement Plan
- City Comprehensive Plan (land use)
- City Floodplain Management Plan
- City Community Wildfire Protection Plan (annex to County plan)
- City Climate Adaptation 2.0
- City Emergency Management Plan

4.6.5: County MJNHMP Committee Participation

The City of Eugene commits to ensuring valued representation and regular attendance at the County MJNHMP meetings and any plan renewal work sessions. Representation will continue to include:

- Emergency Management – MJNHMP Annex Coordinator as COE lead
- Emergency Management – Emergency Manager as alternate
- Public Works – General Services
- Public Works - Floodplain Manager
- COE/COS Fire – Community Risk Reduction and Resiliency
- Planning (Comprehensive Plan – Goal 7)

4.6.6: Public Participation Post Adoption

The City of Eugene commits to participating in the public engagement activities provided by Lane County, as well as to seek other opportunities to engage, such as community events, public presentations, and maintaining a presence on its Emergency Management webpage for its annex plan.

4.6.7: Public Engagement Campaign Summary

The City of Eugene coordinated a collaborative public engagement campaign with the City of Springfield, Rainbow Water District, and Eugene Water & Electric Board. This campaign was sponsored by the City of Eugene in support of the transition to the County MJNHMP, the need to meet the FEMA NHMP required elements, the need to inform the City of Eugene and Springfield community members of the updated annex and transition to the County MJNHMP.

- Campaign Content – Focus Areas:
 - Orientation to MJNHMP purpose and transition to County MJNHMP
 - COE MJNHMP Annex to County plan
 - Overview of hazard risk assessment results
 - Overview of selected mitigation action items
 - Solicitation of feedback from public and cooperators on the campaign focus areas via survey and in-person feedback during presentation sessions
- Campaign Events – the following outlines the conducted events with community members on the above focus areas:

Table 4.7. 15: Public Engagement Campaign Event(s) Summary

Date/Time	Type	Intent	Audience	#
08/26/2024	Media Release	Announce MJNHMP Presentations, Public Feedback Requested, Transition	Public & Cooperators	*
08/20/2024	Public Feedback Survey	Solicit Feedback	Public & Cooperators	27
09/04/2024, 6-8pm	Presentation – In Person	MJNHMP Overview, Transition to County, Solicit Public Feedback	Public & Cooperators	11
09/10/2024, 5:30-7:30pm	Presentation – In Person	MJNHMP Overview, Transition to County, Solicit Public Feedback	Public & Cooperators	7

**Media Release was shared with regional media partners, area cooperators, city social media, city website, city subscribers to city information.*

- Campaign Summary
 - The media release was carried by three (3) local TV stations and one (1) online media outlet, as well as the social media channels of three (3) of the four (4) outlets.
 - City of Eugene posted and/or shared information about the annex plan on two of its social media channels (Facebook, Instagram).
 - 144 individuals viewed the online survey with a total of 59 (41%) submitting survey responses. Twenty-seven (46%) of the survey participants identifying as being from Eugene.

The draft of each participating agency's annex plan was posted on the City of Eugene's website along with information about the in-person public information sessions and a link to the public survey.

A public survey was released for City of Eugene residents as well as Eugene Water & Electric Board (EWEB), City of Springfield, and Rainbow Water District (RWD) residents. The survey was open for four (4) weeks from August 24 through September 22, 2024. City of Eugene along with the other three (3) agencies organized a public engagement campaign to promote the survey and receive feedback for the Natural Hazard Mitigation Plan draft. One hundred and forty-four (144) individuals viewed the online survey with a total of 59 (41%) submitting survey responses. Twenty-seven (27) of the survey participants identifying as being from Eugene. For a detailed version of the responses, see Attachment A.

Survey responses showed that residents were most concerned about smoke, wildfires, and extreme heat. Almost half of the residents were very concerned about earthquakes and winter storms (snow/ice). Approximately a third of residents were concerned about droughts and dam failures. The hazards that respondents showed to be the least concerned about were tsunamis, volcanos, and landslides.

Respondents indicated that in the case of a natural hazard, infrastructure (bridges, utilities, schools, etc.) and economic impacts (business closures and/or job losses) were the two most vulnerable community assets. Approximately half of the respondents rated human loss of life or injuries and environmental damage to be very vulnerable assets. Regarding the most important community assets, hospitals, fire/police stations, and bridges were the highest rated. Approximately half of respondents rated assisted living facilities, small business, and schools to be amongst the next most important assets. Also notable, about half or more of respondents rated major employers, city hall/courthouse, and parks to be somewhat important.

Almost every respondent indicated that networks (hospitals, fire stations) and protecting critical facilities (transportation) were the highest priority when planning for natural hazards. Over half of respondents indicated that reducing damage to utilities and strengthening emergency services were of high priority as well. A little under half of respondents rated protecting historical and cultural landmarks as well as enhancing the function of natural features to be somewhat important when prioritizing for natural hazards.

Overall, residents indicated that they feel City of Eugene is not very prepared to somewhat prepared for most hazards outlined in the Natural Hazard Mitigation Plan. Seven percent (7%) of respondents said that they felt very prepared for tsunamis, extreme heat, and wildfires, which was the highest rating amongst all hazards. About half of respondents indicated that City of Eugene is not very prepared for

smoke and extreme heat. Approximately, a third of respondents believe City of Eugene is not prepared at all for a dam failure or volcanic event.

To gain an understating of participants concerns about natural hazards as compared to their risks as identified in this annex, Table 4.7.16 compares the 2024 Risk Rating for each hazard from Table 4.7.9 City of Eugene Hazard Quantification Results Summary, with the participants' highest scored level of concern of the hazards affecting their community (Survey Question 2). The comparison indicates that most survey participants are concerned about the hazards which have the highest risk of impacting the community.

Table 4.7.16 Comparing Risk Rating to Survey Participant Concerns

Hazard	2024 Eugene Risk Rating	Level of Concern*	No. of Participants	% of Eugene Participants
Winter Storm	High	Somewhat	15	55%
Wildfire	High	Very	17	63%
Windstorm	High	Somewhat	18	67%
Flood	High	Somewhat	13	48%
Earthquake	High	Somewhat /Very	12/12	89%
Extreme Weather	High	Very	15	55%
Landslide	Moderate	Not Very	17	63%
Drought	Moderate	Somewhat	14	52%
Volcano	Low	Not very	14	52%
Tsunami	N/A	Not at all	15	55%

*Level of Concern options: Unsure, Not at all, Not very, Somewhat, Very

Survey Question 3 asked "From your perspective, how vulnerable are each of the following community assets?" Considering Mitigation Action Items are identified to mitigate the impact of a hazard on the community, Table 8.B.2 shows the highest scored level of vulnerability of each community asset type and identifies the 2024-2028 Mitigation Action Items intended to reduce the assets' perceived vulnerability directly or indirectly.

vulnerable

Table 4.7.17: Survey Participant Comments & Staff Responses

Survey Participant Comments & Staff Responses	
Participant Comment	Staff Response
Time for another FIRE STATION in Eugene—at the least a seasonal brush truck in the south hills. Woo KAISER in to Eugene—help them build a hospital.	The respondent's comments address locations and concerns which are outside of City of Eugene's jurisdiction and/or are related to response activities rather than hazard mitigation. No edits were made to the draft annex in response to these comments.
Money well spent on emergency response plans start with education. All real property owners should educate themselves on potential hazards and implement a risk management process and emergency response for themselves and integrate with city planning as needed.	The City of Eugene provides a number of outreach and educational opportunities for residents and property owners. No edits were made to the draft annex in response to these comments.
County, city and state don't have an active collaborative plan to share resources or prioritize specific area of need. Other stakeholders, EWEB, NW Natural Gas, Comcast should be part of the equation in the incident command structure.	The respondent's comments are outside of the scope of the natural hazards mitigation plan as they are focused on response planning. Having said that, the City of Eugene engages with cooperators in a variety of disaster mitigation, planning, and response activities including but not limited to a Multijurisdictional Emergency Operation Plan, Community Wildfire Protection Plan, joining the Lane County MJNHMP. No edits were made to the draft annex plan in response to these comments.
Many of the describes hazards have an overlapping concern. For example, A volcanic event in the Three Sisters would threaten the water supply, create smoke of ash, and likely start wildfires. Other hazards are difficult to prepare for such as a pandemic which could take multiple different forms. Specifically for a pandemic, I believe it would be good to analyse the negative impacts of the COVID-19 efforts in preparation for a future event. I believe the three highest risk hazards in order of likelihood are south hills wildfire,	The natural hazards that this respondent refers to including wildfire, earthquake, and flood each have multiple mitigation action items associated with them in this annex plan. The additional concern about a pandemic is outside of the jurisdiction of the City of Eugene. The respondent's comments about multi-hazard event response planning is outside of the scope of the NMHP as it is response oriented, and it is well taken. There are a 3 all-hazard mitigation action items included in this annex plan and a focus on community lifelines in the hazard

Survey Participant Comments & Staff Responses	
Participant Comment	Staff Response
earthquake, flood. I believe we need more finding and training to prepare for fast moving urban wildfire in the style of so many fires we have seen in recent years. It's not unreasonable to assume the city may need to conduct mass sudden evacuations of thousands of homes in south Eugene while also trying to get resources to the event. In the event of Cascadia level earthquake we have two major issues in that a large part of Eugene will be cutoff as bridges either collapse or need safety inspections and both hospitals will be cutoff. A major flood is a significant risk to north Eugene as well as Springfield and will swamp most of the pre-designated assembly areas. Instead of planning for individual hazards, we should plan for the impacts creating a modular system to handle processing incidents and multi-hazard events (e.g. plans for water sources, transportation disruptions, and evacuations that can be implemented either individually or in combination in response to an evolving event).	quantification and risk assessment. No edits were made to the draft annex in response to these comments.
We need a hospital! It would be great if it could be publicly funded so it can't put out & abandon us.	The suggestion of this respondent is outside of the scope of the natural hazards mitigation plan and jurisdiction of the City of Eugene. No edits were made to the draft annex in response to these comments.
Way to long a survey.	No edits were made to the draft annex in response to these comments.

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Public Comment

Meeting Date: May 12, 2025
Department: Central Services
www.eugene-or.gov

Agenda Item Number: 7
Staff Contact: Sara McKinney
Contact Telephone Number: 541-682-5042

ISSUE STATEMENT

This item allows members of the public the opportunity to express opinions and provide information to the council. Comments presented during the public comment period should be on city-related issues and should not address items which have already been heard by a Hearings Official, items on the present agenda as a public hearing item, or items related to a quasi-judicial matter after the official record has been closed.

BACKGROUND

Per City Council's operating agreement, speakers at the public comment period will be limited to two and a half minutes and the total time will be limited to 90 minutes total. Speakers will be randomized, and no persons will be allowed to submit a "Request to Speak" form more than 30 minutes prior to the start of the meeting. Persons wishing to speak must sign up to do so not later than 5 minutes after the meeting has been opened by the Mayor or presiding officer.

At the end of the public comment period each member of the Council has the opportunity to respond to comments made. The time allocated to each member of the Council for such responses shall be up to three minutes.

FOR MORE INFORMATION

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