City Council
125 E. 8th Ave., 2nd Floor
Eugene, OR 97401-2793
541-682-5010 • 541-682-5414 Fax
www.eugene-or.gov

EUGENE CITY COUNCIL AGENDA

February 11, 2019

7:30 p.m. CITY COUNCIL MEETING
Harris Hall, 125 East 8th Avenue
Eugene, Oregon 97401

Meeting of February 11, 2019;
Her Honor Mayor Lucy Vinis Presiding

Councilors

Betty Taylor, President	Emily Semple, Vice President
Greg Evans	Chris Pryor
Mike Clark	Claire Syrett
Jennifer Yeh	Alan Zelenka

7:30 p.m. CITY COUNCIL MEETING
Harris Hall, 125 East 8th Avenue
Eugene, Oregon 97401

1. **PUBLIC FORUM**

2. **CONSENT CALENDAR**
   - A. **Approval of City Council Minutes**
   - B. **Approval of Tentative Working Agenda**
   - C. **Approval of a Resolution Annexing Land to the City of Eugene (301 Dibblee Lane, Eugene, Oregon; Property Identified as Assessor's Map 17-04-12-20, Tax Lot 02700)(City File: Kempf, Rodney and Gloria; A 18-10)**

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.

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EUGENE CITY COUNCIL
AGENDA ITEM SUMMARY

Approval of City Council Minutes

Meeting Date: February 11, 2019
Department: Central Services
www.eugene-or.gov

Agenda Item Number: 2A
Staff Contact: Beth Forrest
Contact Telephone Number: 541-682-5882

ISSUE STATEMENT
This is a routine item to approve City Council minutes.

SUGGESTED MOTION
Move to approve the minutes for the January 14, 16 and 22 Work Sessions as well as the January 14 meeting.

ATTACHMENTS
A. January 14, 2019, Work Session
B. January 14, 2019, Meeting
C. January 16, 2019, Work Session
D. January 22, 2019, Work Session

FOR MORE INFORMATION
Staff Contact: Beth Forrest
Telephone: 541-682-5882
Staff E-Mail: bforrest@eugene-or.gov

M I N U T E S

Eugene City Council
Harris Hall, 125 East 8th Avenue
Eugene, Oregon 97401

January 14, 2019
5:30 p.m.

Councilors Present: Emily Semple, Betty Taylor, Alan Zelenka, Jennifer Yeh, Mike Clark, Claire Syrett, Chris Pryor, Greg Evans

Mayor Vinis opened the January 14, 2019, Work Session of the Eugene City Council.

1. Committee Reports and Items of Interest

- Councilor Semple – Requested that the shades be raised during daytime council meetings; asked that council minutes reflect who says what during council meetings; voiced concern that no progress was being made on downtown day center.
- Councilor Taylor – agreed that opening the window shades would create a more transparent and welcoming environment; reported constituent frustration about the parking fee increases; supported the elimination of parking meters; asked about the City's authority to regulate puppy mills; conveyed comments received about poor air quality and whether automobile emission inspections could be considered; raised the issue of pedestrian and traffic safety, particularly along E. Amazon.
- Councilor Yeh – thanked Officer Kidd and Officer Hubbard for hosting her on a ride-along and sharing their perspectives and experiences.
- Councilor Pryor – reported on the Housing Policy Board meeting and its discussions about the Housing Tools & Strategies initiative, the Technical Assistance Collaborative report, and the 2019 Legislative Agenda and what the impacts of the government shutdown have been on HUD activities and projects; recounted a meeting with the City's legislative delegation centered around housing, including zoning and tenant protections.
- Councilor Syrett - announced that she had been chosen as Chair of the Lane Area Commission on Transportation; shared a request made to the Mayor and City Manager to consider the renaming of the Washington-Jefferson Park in honor of Edwin Smith, who was instrumental in securing the land under the I-105 on and off ramps for use as a park, and to initiate the process for renaming.

  MOTION AND VOTE: Councilor Syrett, seconded by Councilor Clark, moved to request that the Mayor create an ad hoc committee in accordance with council policy on naming of public facilities, to consider the request to rename Washington Jefferson Park in honor of Edwin Smith. **PASSED 6:1**, Councilor Semple opposed, Councilor Zelenka absent.

- Mayor Vinis - reminded everyone about the protocols and process laid out by State statute that will occur in response to a fatal police shooting at Cascade Middle School.

  (Councilor Zelenka arrived at 5:46 p.m.)

- Councilor Clark – announced that in response to overwhelming constituent input from all wards and significant safety concerns, he was proposing a motion for council consideration;

MOTION AND VOTE: Councilor Clark, seconded by Councilor Taylor, moved to direct the City Manager to prepare an ordinance that mirrors Springfield Municipal Code Section 6.112, Unlawful Transfer on Vehicular Portion of the Right-of-Way, and schedule a public hearing. **PASSED 6:2**, councilors Syrett and Zelenka opposed.

2. WORK SESSION: Housing Tools and Strategies – Construction Excise Tax

Planning and Development Director Denny Braud introduced the item and

Council Discussion

- Support expressed for the CET in general, but not the inclusion of the systems development charge component; keep it simple and reconsider both the upper and lower limits imposed.
- The proposed CET will have a general negative effect on the General Fund; intent of tax is to lower the cost of building affordable housing.
- Questions asked about how much money will be lost from SDC resources and the General Fund.
- The proposed process will be cumbersome for a couple of years and then simplify; the proposed CET has strong, diverse support and can be adjusted after two years if needed.
- It is important to establish an affordable housing fund and the proposal provides a means to this end; the legislation allows for some flexibility to use the funds for mortgage/rental assistance and emergency repairs.
- The CET makes sense as a good start to the development of more subsidized housing.
- More information requested about the track record of the CET in other communities like Bend, Oregon.
- The CET is a long-term strategy; the first two years will be challenging but can review its effectiveness and make adjustments.
- Only the feasibility of the proposed CET was analyzed by the committee, not the economic impacts; important to have conversation about what types of housing are most needed.

MOTION: Councilor Clark, seconded by Councilor Taylor, moved to direct the City Manager to prepare a draft ordinance for council consideration and schedule a Public Hearing to create a Construction Excise Tax to support an Affordable Housing Fund that includes the provisions described in Option 1.

MOTION TO AMEND: Councilor Zelenka, seconded by Councilor Syrett, moved to amend the motion add a new Option 1.iii – "1.0 percent tax rate effective July 1, 2021," and renumber the rest of Option 1 accordingly.

- With this action, council will be creating a financing mechanism for subsidized housing that will fall short on its intended purpose and necessitate a real estate transfer tax.
- Many Oregon communities have already established a one percent tax; confident it will move the dial on the amount of affordable housing developed and the affordability of housing.
- The amount of funds generated through a MUPTE incentive is more than would be generated with a CET.

VOTE ON MOTION TO AMEND: PASSED 5:3, councilors Clark, Taylor and Evans opposed.

VOTE ON MAIN MOTION AS AMENDED: PASSED 6:2, councilors Clark and Taylor opposed.

3. **WORK SESSION: Eugene Public Library – Year 2 Levy Report**
   Library Recreation and Cultural Services Director Renee Grube and Customer Experience Manager LaVena Nohrenberg reviewed the progress made in implementing the programs and services enabled by levy funds.

   Council Discussion
   - Questions asked about what will happen when the levy has expired; conversation should start soon about alternative strategies for funding going forward.
   - Expanded services at Sheldon and Bethel branch libraries are particularly appreciated.

The meeting adjourned at 6:57 p.m.

Respectfully submitted,

Beth Forrest
City Recorder

Link to the webcast of this City Council meeting: here

M I N U T E S

Eugene City Council
Harris Hall, 125 East 8th Avenue
Eugene, Oregon 97401

January 14, 2019
7:30 p.m.

Councilors Present: Emily Semple, Betty Taylor, Alan Zelenka, Jennifer Yeh, Mike Clark, Greg Evans, Claire Syrett, Chris Pryor,

Mayor Vinis opened the January 14, 2019, meeting of the Eugene City Council.

1. ACTION: ELECTION OF CITY COUNCIL OFFICERS FOR 2019

MOTION AND VOTE: Councilor Clark, seconded by Councilor Semple, moved to elect Betty Taylor as President of the City Council for 2019. **PASSED 8:0.**

MOTION AND VOTE: Councilor Clark, seconded by Councilor Taylor, moved to elect Emily Semple as Vice President of the City Council for 2019. **PASSED 8:0.**

2. PUBLIC FORUM

1. Abraham Luedtke – spoke in support of a single-use plastics and polystyrene ban.
2. John Ammondson - spoke in support of a single-use plastics and polystyrene ban.
3. Terry McDonald – spoke in support of the River Road landbank site development.
4. Todd Boyle – spoke in support of addressing the housing needs of the lowest-income residents.
5. Adam Kishel – shared concerns about the lack of information on the recent Eugene Police shooting.
6. Eric Jackson – supported exploring alternatives to the current homeless camp models.
7. Aura – shared her experience in the Camp 99 homeless camp and her desired way of life.
8. Kaarin Knudson – conveyed Better Housing Together's support for the Construction Excise Tax.
9. Carmel Snyder – spoke on behalf of AARP in support of efforts to address affordable housing.
10. Robin Bloomgarden – spoke against single-use plastics and the proliferation of 5G technology.
11. Cindy Allen – opposed the proliferation of 5G in low-density neighborhoods.
12. Karyn Kaplan – spoke in support of a single-use plastics ban.
13. Donna Riddle – urged the council to provide more assistance to the homeless.
14. Cindy Matherly – spoke in support of a single-us plastics ban.
15. Brennen Matherly – spoke in support of a single-use plastics ban.
16. Bill O'Brien – conveyed frustration with City's involvement in the demolition of Hayward Field.
17. Joshua Caraco – supported more parking for seniors and those with disabilities, not businesses.
18. Nicholas Knight – shared his thoughts about the recent Eugene Police shooting.
19. Lon Otterby – supported a ban on polystyrene products.
20. Deb McGee – supported a ban on single-use plastics.
21. Scott Smith – supported a proposal to enact a law that would curb panhandling on busy streets.
22. Sara Burant – supported a ban on single-use plastics and Styrofoam.
23. Betzi Hitz – spoke in support of a ban on single-use plastics.
24. Amanda Ligon – spoke about the need for police racial bias training.
25. Loretta Huston – opposed the proliferation of 5G technology.
26. Victor Odlivak – spoke in support of efforts to stop the proliferation of 5G.
27. Dag Arneson – spoke about the recent Eugene Police shooting.
28. Michael Gannon – spoke about pedestrian safety, the police shooting, the CET, and the plastics ban.
29. Roman Anderson – supported the implementation of a reasonable CET program.

30. Debbie Jensen – expressed frustration about a personal situation with vehicle towing.
31. D'Arcy Martin – spoke in support of efforts to curb or ban panhandling.
32. Theresa Skotchdopole – supported protecting the area around the River Road housing site.
33. Jen Hornaday – opposed the proposed swale adjacent to the River Road housing site.
34. René Nelson – spoke in support of efforts to stop panhandling.
35. Steve Ochs – spoke in support of the proposed affordable housing funding package.
36. Alyssa Gilbert – spoke in support of a polystyrene ban and other waste issues.
37. Liv Meyer – spoke in support of a polystyrene ban and other environmental initiatives.
38. Stefan Strek – shared his solutions to the issue of homelessness.
39. Rachel McDaid – supported efforts to protect the area around the River Road housing site.
40. Melody Delorme – asked council to adopt a panhandling ordinance similar to Springfield's.
41. Stephen Carson – opposed the presence of armed guards at public schools.
42. Monique Hall – opposed the proliferation of 5G smart meters.
43. Paul von der Meh – spoke in support of the Homes for Good Project at MLK Commons.

Council Discussion

- Pedestrian safety is an issue in this community; unfortunate that there is no driver education requirement for getting a license.
- There is multi-step process for reviewing deadly force incidents; important to not draw conclusions until the facts are known.

3. CONSENT CALENDAR

A. Approval of City Council Minutes
   - November 28, 2018, Work Session
   - December 10, 2018, Work Session
   - December 10, 2018, Meeting
   - December 12, 2018, Work Session

B. Approval of Tentative Working Agenda

C. Adoption of a Resolution Annexing Land to the City of Eugene (Assessor's Map 17-03-33-12 Tax Lot 200 — located at 435 Lindley Lane) (City File: Sebring; A 18-9)

MOTION AND VOTE: Councilor Taylor, seconded by Councilor Semple, moved to approve the items on the Consent Calendar. **PASSED 8:0**.

4. ACTION: Approval of Resources for Housing Affordable to Low-Income Persons

Housing Finance Analyst Ellen Meyi-Galloway and Housing Opportunities Team Manager Stephanie Jennings introduced the topic and presented information about the approval process.

Council Discussion

- Working to lower the costs associated with development will result in more units of affordable housing.
- Concerns expressed about the ecological impacts of the proposed development on River Road; support continued efforts to mitigate the impacts on neighboring properties and residents.
- Outreach to community was thorough; project enjoys general support.
- Support expressed for less regimented approach to the development of affordable housing; look at more innovative alternatives and opportunities for collaboration.

MOTION AND VOTE: Councilor Taylor, seconded by Councilor Semple, moved to award the property at 1505-1525 River Road and approve use of $725,000 in HOME funds for the construction of River Road Affordable Housing as proposed by St. Vincent de Paul. **PASSED 8:0**

MOTION AND VOTE: Councilor Taylor, seconded by Councilor Semple, moved to approve use of $749,534 in HOME funds and $150,466 in Low-Income Housing funds for the construction of the Commons on MLK as proposed by Homes for Good Housing Agency. **PASSED 8:0**

The meeting adjourned at 9:30 p.m.

Respectfully submitted,

Beth Forrest
City Recorder

Link to the webcast of this City Council meeting: here.

M I N U T E S

Eugene City Council
Harris Hall, 125 East 8th Avenue
Eugene, Oregon 97401

January 16, 2019
12:00 p.m.

Councilors Present: Emily Semple, Jennifer Yeh, Alan Zelenka, Mike Clark. Chris Pryor, Betty Taylor. Greg Evans

Councilors Absent: Claire Syrett

Mayor Vinis opened the January 16, 2019, Work Session of the Eugene City Council.

1. **WORK SESSION: Single-Use Containers and Utensils**
   Solid Waste Analyst Michael Wisth presented information about single-use plastics, their impacts on the environment, and potential strategies to reduce or eliminate their use.

   Council Discussion

   - Councilor Semple – supported the proposed ban and said the time is right to take action on this issue; supported moving the issue to a public hearing and considering a ban that goes further than those enacted in test case cities.
   - Councilor Clark – expressed frustration that the only option being presented is to vote yes or no; more helpful to outline all pros and cons of those votes; legitimate concerns raised on both sides of the issue, including sanitary and equity/cost considerations.
   - Councilor Zelenka – asked questions about limiting access to plastics at the retail level; data analysis about the life cycle of materials; effects of polystyrene ban in Portland.
   - Councilor Evans – asked questions about and urged consideration of emerging technologies that could replace current materials; best practices in other communities; and organic-based alternatives.
   - Councilor Pryor – thanked staff for the good, myth-busting presentation; said it's important to act but to consider when and at what scale; expressed concern about the undue negative consequence on lower-income population who may rely on the use of banned materials.
   - Councilor Taylor – agreed that it's important to consider the unexpected consequences of a ban; noted that not all cardboards are compostable; supported ban on polystyrene.
   - Mayor Vinis – stated that the proposed ban represents a request for behavior change; plastic is cheap to manufacture and that factor should be considered when comparing to other products; it will be helpful to recommend alternative when presenting the proposed ban.
   - Councilor Zelenka – said that charging for alternative materials adds value to them and helps change behavior; encouraged addressing food waste to reduce greenhouse gas emissions; noted that most compostable materials must be processed at a commercial facility.
   - Councilor Taylor – expressed concern that if restaurants charge for to-go containers, customers will decline to take their leftovers, resulting in more food waste.
   - Councilor Clark – said legitimate issues and questions were being raised; encouraged council to return for more robust conversation about the potential impacts of their decision to ban single-use plastics.
   - Councilor Semple – supported providing free bus passes, the use of paper bags and reusable containers, and continued efforts on the food waste issue to address climate goals; said a public hearing will provide the council with good information.

MOTION: Councilor Semple, seconded by Councilor Zelenka, moved to direct the City Manager to prepare and schedule a public hearing on an ordinance that prohibits caterers, restaurants, grocery stores, and non-profit food servers from 1) providing plastic straws, except on request; 2) serving or packaging food and beverages in products made of polystyrene or other single-use plastic products, including containers and wrappers, plates, bowls, cups and lids, stirrers and utensils, and condiment packages.

Council Discussion

- Councilor Clark – offered a friendly amendment to substitute an additional work session for a public hearing to give staff the opportunity to present information about the pros and cons of potential impacts of a ban.
- Councilor Zelenka – agreed that he was not yet sure about the specifics of a proposed ban and hoped to learn more about the issue to help develop ordinance language; encouraged the public to provide testimony at Public Forums.
- Councilor Evans – suggested looking at practices that create barriers for reusable materials (e.g. sporting events) and then identify strategies for removing those barriers.
- Councilor Pryor – supported continuing the council discussion of alternatives at another work session.
- Councilor Semple – accepted the suggestion to eliminate the specific list of plastic products; supported making a big statement with the council's proposed legislation.
- Councilor Zelenka – noted that aluminum is a good alternative to plastic as it's recyclable and readily available.

RESTATED MOTION AND VOTE (*including friendly amendment*): Councilor Semple, seconded by Councilor Zelenka, moved to direct the City Manager to prepare and schedule a work session on an ordinance that prohibits caterers, restaurants, grocery stores, and non-profit food servers from 1) providing plastic straws, except on request; and 2) serving or packaging food and beverages in products made of polystyrene or other single-use plastic products. **PASSED 7:0**

2. WORK SESSION: Home Energy Score

Waste Prevention and Green Building Analyst Deveron Musgrave, Sustainability Manager Chelsea Clinton, and Climate Recovery Ordinance Analyst Mark Nystrom presented information about the Home Energy Score program and next steps for implementation in Eugene.

Council Discussion

- Councilor Evans – asked about the specific emission difference between buildings heated with natural gas and those heated with electricity; that information will be important to convey to the public.
- Councilor Clark – urged consideration of systemic capacity if more homes are converted from gas to electric; important to ensure that council is having its discussion of the issues with accurate data.
- Councilor Zelenka – reported that the natural gas provider is moving quickly towards renewable natural gas; the Home Energy Score is much-needed information for potential home-buyers and renters; allows choices based on information that has significant bottom-line impacts.
- Councilor Taylor – supported moving forward with Home Energy Score program; consider which model would be most effective in Eugene.
- Councilor Semple – agreed that program is valuable and will contribute to City's climate recovery goals; Home Energy Score will provide valuable information to buyers and renters and incentives to owners to improve energy efficiency.

- Councilor Zelenka – said Portland's experience implementing the program provides good lessons for Eugene; costs of program are paid for by the consumer – minimal resources required from City.
- Councilor Evans – asked questions about how renewal natural gas work and what the net effect is on lowering greenhouse gas emissions.
- Mayor Vinis – appreciated comments about the equity component of the issue and the potential for the program to result in better quality housing.

The meeting adjourned at 1:32 p.m.

Respectfully submitted,

Beth Forrest
City Recorder

Link to the webcast of this City Council meeting: here.

M I N U T E S

Joint Meeting of the
Eugene City Council and Lane County Board of Commissioners
Harris Hall, 125 East 8th Avenue
Eugene, Oregon 97401

January 22, 2019
5:30 p.m.

Councilors Present: Emily Semple, Betty Taylor, Alan Zelenka, Jennifer Yeh, Greg Evans, Claire Syrett, Chris Pryor, Mike Clark

Commissioners Present: Jay Bozievich, Pat Farr, Pete Sorenson, Joe Berney, Heather Buch

Mayor Vinis and Commissioner Sorenson opened the January 22, 2019, Joint Meeting of the Eugene City Council and Lane County Board of Commissioners.

1. **WORK SESSION: Homeless Services Systems Analysis Report**
   City Manager Jon Ruiz and County Administrator Steve Mokrohisky provided introductory remarks and turned the presentation over to Gina Schaak, Elizabeth Stewart, and Douglas Tetrault, staff from the Technical Assistance Collaborative to provide the final report.

   Discussion
   - Councilor Clark – said the TAC recommendation won't solve the issues Eugene is facing; single people living alone is a significant population not addressed in the strategies; consider requiring single people to live in shared housing.
   - Councilor Syrett – expressed appreciation for the level of detail in the final report; these are reasonable recommendations that will point the community towards its goal; supported proposed motions, noting they will require changes to systems currently in place.
   - Commissioner Bozievich – said the recommendation to add 40 new Full Time Equivalent positions is a huge commitment; asked if a data model is available to test the input assumptions and conclusions.
   - Councilor Zelenka – said the report offers a new approach and ideas and an opportunity to get on a glide path to success; requested additional information about operating costs for the navigation center, the tenancy support concept, and budget gaps.
   - Councilor Pryor – noted that most of the items on the list of recommendation have been considered before but the report compiled and integrated them into a system; encouraged moving from coordination to cooperation.
   - Commissioner Berney – said it is hard to contain the passion, knowing the pain and uncertainty of this crisis situation; raised the issue of homeless children and asked how the community can reconcile those statistics against a proposal that targets a completely different population; if the issues facing homeless families with children aren't addressed, the community will see increases in addictions, criminal behavior and poor health.
   - Councilor Semple – encouraged by proposed process which should help other, sub-populations of homeless; asked whether pursuing recommendations was realistic and economically feasible; asked if implementation would result in a decrease in the percentage of homelessness or in the actual number of homeless people.
   - Councilor Taylor – asked about the availability of publicly supported facilities for people other than the proposed low-barrier shelter; important to consider those who experience sudden homelessness due to inability to pay medical or utility bills.

- Commissioner Farr – commended the program outlined in the report, noting how daunting implementation will be.
- Commissioner Buch – cautioned the group about the price tag of implementation.
- Councilor Clark – asked if there will be any rules at a low-barrier shelter; asked about the percentage of homeless who are unwilling to follow rules and whether a goal of functional zero is possible if this group is included in the shelter strategies.
- Commissioner Sorenson – said the next step in the process must be to engage in conversation about where the money for implementation will come from.
- Councilor Syrett – noted that public dollars are currently underutilized because opportunities for collaboration and cooperation aren't being maximized; suggested that not following the recommendations will cost the community more money in the long term.
- Commissioner Farr – stated that not having all of the resources and plans needed at present shouldn't stop efforts to pursue the steps that are immediately within reach.
- Councilor Zelenka – said that it will take an estimated $3-4 million annually for ongoing program costs, but the results will be dramatic, with huge benefits to the whole community.
- Councilor Pryor – urged the group to directly confront cost issues through coordination and cooperation.
- Commissioner Berney – supported exploring a systemic way to collect more resources; while the proposal is an institution-based model, look at community-based models as well.

  MOTION AND VOTE: Councilor Taylor, seconded by Councilor Semple, moved to approve the Technical Assistance Collaborative Report. **PASSED 7:0**

  MOTION AND VOTE: Councilor Taylor, seconded by Councilor Semple, moved to direct the City Manager to work with the County Administrator to establish by May 1, 2019, a framework and plan for implementing the recommendations in the TAC report. **PASSED 7:0**

  MOTION AND VOTE: Councilor Taylor, seconded by Councilor Semple, moved to establish a steering committee to provide feedback during development of the implementation plan, with the steering committee comprised of: two elected officials from each jurisdiction; the Lane County Administrator and the Eugene City Manager; and, two representatives from the Poverty and Homelessness Board. **PASSED 7:0**

- Councilor Clark – asked about Springfield's involvement in efforts to address homelessness.
- Commissioner Berney – explained that Springfield's focus is on children and families experiencing homelessness; their perspective would bring a lot to the conversation.
- Councilor Syrett – noted that Springfield is represented on the Poverty and Homeless Board; they are fully engaged in the discussion.
- Councilor Taylor – asked if it would be possible to redirect marijuana tax money toward efforts to implement the TAC recommendations.

The meeting adjourned at 1:44 p.m.

Respectfully submitted,

Beth Forrest
City Recorder

Link to the webcast of this City Council meeting: here.

EUGENE CITY COUNCIL
AGENDA ITEM SUMMARY

Approval of Tentative Working Agenda

Meeting Date: February 11, 2019
Department: City Manager's Office
www.eugene-or.gov

Agenda Item Number: 2B
Staff Contact: Beth Forrest
Contact Telephone Number: 541-682-5882

ISSUE STATEMENT
This is a routine item to approve City Council Tentative Working Agenda.

BACKGROUND
On July 31, 2000, the City Council held a process session and discussed the Operating Agreements. Section 2, notes in part that "The City Manager shall recommend monthly to the council which items should be placed on the council agenda. This recommendation shall be placed on the consent calendar at the regular City Council meetings (regular meetings are those meetings held on the second and fourth Monday of each month in the Council Chamber). If the recommendation contained in the consent calendar is approved, the items shall be brought before the council on a future agenda. If there are concerns about an item, the item may be pulled from the consent calendar at the request of any councilor or the Mayor. A vote shall occur to determine if the item should be included as future council business." Scheduling of this item is in accordance with the Council Operating Agreements.

RELATED CITY POLICIES
There are no policy issues related to this item.

COUNCIL OPTIONS
The council may choose to approve, amend or not approve the tentative agenda.

CITY MANAGER'S RECOMMENDATION
The City Manager has no recommendation on this item.

SUGGESTED MOTION
Move to approve the items on the Tentative Working Agenda.

ATTACHMENTS

A. Tentative Working Agenda

FOR MORE INFORMATION

Staff Contact: Beth Forrest
Telephone: 541-682-5882
Staff E-Mail: bforrest@eugene-or.gov

City Council Tentative Agenda

Updated January 31, 2019
Meeting Location: Harris Hall, 125 East 8th Avenue, unless otherwise noted

February 2019					
Date	**Day**	**Time**	**Title**	**Length**	**Dept. Contact**
11-Feb	Monday	5:30 pm	Committee Reports and Items of Interest Joint Meeting with EWEB (Work Session)	90 mins	Ethan Nelson, CS
		7:30 pm	Public Forum Resolution Annexing Land at 301 Dibblee Lane (Kempf, Rodney and Gloria; A 18-10) (Consent Calendar)		Nick Gioello, PDD
Expected absences for 2/11: none					
13-Feb	Wednesday	12 pm	Community Safety Revenue Update (Work Session)	90 mins	Kristie Hammitt, CS
Expected absences for 2/13: none					
19-Feb	**Tuesday**	5:30 pm	Joint Meeting w/LTD Board on MovingAhead (Work Session) Downtown Riverfront Update (Work Session)	60 mins 30 mins	Chris Henry, PW Michael Kinnison,PDD
		7:30 pm	Ordinance Revising Nuisance Codes (Public Hearing) Ordinance Providing for Withdrawal of Annexed Properties from Special Districts (Public Hearing) Ordinance on Construction Excise Tax (Public Hearing) Ordinance on Unlawful Transfer on Vehicular Portion of the Right-of-Way (Public Hearing)		Rachelle Nicholas, PDD Jenessa Dragovich, PDD Stephanie Jennings, PDD Lt. Jen Bills, EPD
Expected absences for 2/19: none					

Work Session | Action | Public Hearing | Public Forum | Consent Calendar
Committee Reports/Items of Interest | Ceremonial Matters | Pledge of Allegiance

20-Feb	Wednesday	12 pm	Accessory Dwelling Units (Work Session)	90 mins	Alissa Hansen, PDD
Expected absences for 2/20: none					
20-Feb	Wednesday	5:30 pm	Budget Committee Meeting on CIP		Twylla Miller, CS
Expected Absences: none			*Note: Budget Committee Meeting Added, B/T Room*		
23-Feb	Saturday	9 am	City Council Annual Goals Workshop		Becky DeWitt, CS
Expected absences for 2/23: none					
25-Feb	Monday	5:30 pm	Committee Reports and Items of Interest Police Commission, Sustainability Commission, Human Rights Commission Updates (Work Session)	90 mins	Jeremy Cleversey, EPD Chelsea Clinton, CS Jen Van Der Haeghen, CS
		7:30 pm	Public Forum Resolution Annexing Land at 3510 Walton Lane (A-18-8) (Consent Calendar) Resolution Annexing Land at 503 Sunnyside Drive (A 18-11) (Consent Calendar) Ord. on Withdrawal of Annexed Properties from Special Districts (Consent Calendar)		Rodney Bohner, PDD Rodney Bohner, PDD Jenessa Dragovich, PDD
Expected absences for 2/25: Vinis, Syrett					
27-Feb	Wednesday	12 pm	Ordinance on Unlawful Transfer on Vehicular Portion of the Right-of-Way (Work Session & Possible Action) Rest Stop Program (Update)	45 mins 45 mins	Lt. Jen Bills, EPD Jason Dedrick, CS
Expected absences for 2/27: Vinis, Syrett					

March 2019					
Date	**Day**	**Time**	**Title**	**Length**	**Dept. Contact**
11-Mar	Monday	5:30 pm	Committee Reports and Items of Interest		
			River Road-Santa Clara Neighborhood Plan (Work Session)	45 mins	Eric Brown, PDD
			Single-Use Plastics (Work Session)	45 mins	Michael Wisth, PDD
		7:30 pm	Ceremonial Matters – Eugene Police Accreditation		
			Public Forum		
			Capital Improvement Program (Public Hearing and Action)		Mike Streepey, CS
			Ord. Revising Nuisance Codes (Action)		Rachelle Nicholas, PDD
Expected absences for 3/11: Taylor, Evans					
13-Mar	Wednesday	12 pm	Housing Tools & Strategies Follow-Up (Work Session)	60 mins	Michael Kinnison, PDD
			Renter Protections (Work Session)	30 mins	Stephanie Jennings, PDD
Expected absences for 3/13: Taylor, Evans					

Council Break: March 14 – April 8

April 2019					
Date	**Day**	**Time**	**Title**	**Length**	**Dept. Contact**
8-Apr	Monday	5:30 pm	Committee Reports and Items of Interest		
			Bond Measure to Fix Streets/2019 Pavement Management Report (Work Session)	45 mins	Matt Rodrigues, PW
			Riverfront Steamplant Proposal (Work Session)	45 mins	Amanda D'Souza, PDD
		7:30 pm	Public Forum		
			Ord. on Construction Excise Tax (Action)		Stephanie Jennings, PDD
Expected absences for 4/8: none					
10-Apr	Wednesday	12 pm	Vision Zero Update (Work Session)	45 mins	Matt Rodrigues, PW
			TBD (Work Session)	45 mins	
Expected absences for 4/10: none					

15-Apr	Monday	5:30 pm	Highway 99/Bethel Urban Renewal District (Work Session)	90 mins	Michael Kinnison, PDD
		7:30 pm	Ordinance on Presiding Judge (Public Hearing)		Keri Beraldo, CS
Expected absences for 4/15: none					
17-Apr	Wednesday	12 pm	Presiding Judge (Work Session) Inclusionary Zoning (Work Session)	45 mins 45 mins	Keri Beraldo, CS Stephanie Jennings, PDD
Expected absences for 4/17: none					
22-Apr	Monday	5:30 pm	Boards and Commissions Interviews	90 mins	
		7:30 pm	Public Forum		
Expected absences for 4/22:					
24-Apr	Wednesday	12 pm	Boards and Commissions Interviews	90 mins	
Expected absences for 4/24:					

May 2019

Date	Day	Time	Title	Length	Dept. Contact
8-May	Wednesday	12 pm	Commercial Setbacks (Work Session) Zone of Benefit/Reimbursement District (Work Session)	45 mins 45 mins	Denny Braud, PDD Matt Rodrigues, PW
Expected absences for 5/8: none					
13-May	Monday	5:30 pm	Committee Reports and Items of Interest Homeless Services Systems Analysis Report Implementation (Work Session)	90 mins	
		7:30 pm	Public Forum MWMC Budget Ratification (Consent Calendar)		John Huberd, PW
Expected absences for 5/13: none					
15-May	Wednesday	12 pm	Urban 3 Mapping Value (Work Session) TBD (Work Session)	60 mins 30 mins	Chad Cramer, PDD
Expected absences for 5/15: none					

20-May	Monday	5:30 pm	Clear & Objective Housing Approval Criteria (Work Session)	90 mins	Jenessa Dragovich, PDD
		7:30 pm	TBD (Public Hearing)		
Expected absences for 5/20: none					
22-May	Wednesday	12 pm	Data Collection Policy/Protection of Individuals and Groups (Work Session) TBD (Work Session)	45 mins 45 mins	Jen Van Der Haeghen, Becky DeWitt, CS
Expected absences for 5/22: none					
28-May	**Tuesday**	5:30 pm	Committee Reports and Items of Interest TBD (Work Session) TBD (Work Session)	45 mins 45 mins	
		7:30 pm	Public Forum		
Expected absences for 5/28: none				***Location: Bascom-Tykeson Room, Library***	
29-May	Wednesday	12 pm	TBD (Work Session) TBD (Work Session)	45 mins 45 mins	
Expected absences for 5/29: none					

June 2019					
Date	**Day**	**Time**	**Title**	**Length**	**Dept. Contact**
10-Jun	Monday	5:30 pm	Committee Reports and Items of Interest TBD (Work Session) TBD (Work Session)	45 mins 45 mins	
		7:30 pm	Public Forum		
Expected absences for 6/10: none					
12-Jun	Wednesday	12 pm	Urban Reserves Update/Next Steps (Work Session) TBD (Work Session)	60 mins 30 mins	Rebecca Gershow, PDD
Expected absences for 6/12: none					

17-Jun	Monday	5:30 pm	TBD (Work Session) TBD (Work Session)	45 mins 45 mins	
		7:30 pm	TBD (Public Hearing)		
Expected absences for 6/17: none					
19-Jun	Wednesday	12 pm	TBD (Work Session) TBD (Work Session)	45 mins 45 mins	
Expected absences for 6/19: none					
24-Jun	Monday	5:30 pm	Committee Reports and Items of Interest TBD (Work Session) TBD (Work Session)	 45 mins 45 mins	
		7:30 pm	Public Forum Supplemental Budget 2 (Public Hearing and Action) URA Supplemental Budget 2 (Public Hearing and Action) FY20 Proposed Budget (Public Hearing and Action) URA – FY20 Proposed Budget (Public Hearing and Action)		 Jamie Garner, CS Jamie Garner, CS Jamie Garner, CS Jamie Garner, CS
Expected absences for 6/24: none					
26-Jun	Wednesday	12 pm	TBD (Work Session) TBD (Work Session)	45 mins 45 mins	
Expected absences for 6/26: none					

Work Session | Action | Public Hearing | Public Forum | Consent Calendar

Committee Reports/Items of Interest | Ceremonial Matters | Pledge of Allegiance

Approved Work Session Polls to be Scheduled	Councilor	Date Approved
Hwy 99/Bethel Urban Renewal District – *scheduled 4/15/19*	Evans	11/9/17
Data Collection Policy/Protection of Individuals and Groups – *scheduled 5/22/19*	Syrett	7/19/18
Single-Use Plastics Ban – *scheduled 2/27/19*	Semple	10/04/18
Potential Regulation of Natural Gas in Eugene – *scheduled 1/30/19*	Semple	10/11/18
Revisit City Code Regarding Alley Access Rules	Semple	10/11/18

Follow-Up Work Sessions to be Scheduled
TAC Report ($1 Million Shelter) – *scheduled May 13*
Commercial Setbacks – *scheduled 5/8/19*
Inclusionary Zoning – *scheduled 4/17/19*
SB1051/ADUs – *scheduled 2/20/19*

EUGENE CITY COUNCIL
AGENDA ITEM SUMMARY

Approval of a Resolution Annexing Land to the City of Eugene (301 Dibblee Lane, Eugene, Oregon; Property Identified as Assessor's Map 17-04-12-20, Tax Lot 02700) (City File: Kempf, Rodney and Gloria; A 18-10)

Meeting Date: February 11, 2019 | Agenda Item Number: 2C
Department: Planning and Development | Staff Contact: Nicholas R. Gioello
www.eugene-or.gov | Contact Telephone Number: 541-682-5453

ISSUE STATEMENT
This item is a request to annex approximately 8.42 acres (366,775 square feet) of land located at 301 Dibblee Lane. No public right-of-way is proposed for annexation as part of this request. A vicinity map is provided as Attachment A.

The property is zoned AG Agricultural with /WR Water Resources Conservation and /UL Urbanizable Land overlays. Both the Metro Plan and the applicable refinement plan, the River Road – Santa Clara Urban Facilities Plan, designate the subject property for Low Density Residential use. The property is located within the Urban Growth Boundary, and is contiguous on the west and south property boundaries to other properties within the City limits. Annexation will allow for future development consistent with the property's land use designation and the Eugene Code. For this property to further develop as residential property, a zone change to R-1 Low-Density Residential will be necessary. Specific plans for future development of the site are not included as part of this annexation application.

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.

Approval of annexation requests are based on the criteria at Eugene Code 9.7825 which requires 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 to the attached draft 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 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, Lane County Transportation Planning and Eugene Water & Electric Board. These referral comments confirm there are no concerns with the proposed annexation and the property can be provided with the minimum level of key urban services consistent with the approval criteria.

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.

RELATED CITY POLICIES

The Metro Plan contains the policies that are related to this annexation request. The applicable refinement plan is the River Road – Santa Clara Urban Facilities Plan. The policies applicable to this request are addressed in the Planning Director's findings and recommendation (Exhibit C to Attachment B).

COUNCIL OPTIONS

City Council may consider the following options:

1. Adopt the draft resolution
2. Adopt the draft resolution with specific modifications as determined by the City Council
3. Deny the draft resolution
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 adopt the draft resolution by finding that the request complies with all applicable approval criteria, and that the annexation be approved.

SUGGESTED MOTION

Move to adopt a resolution approving the proposed annexation request consistent with the applicable approval criteria.

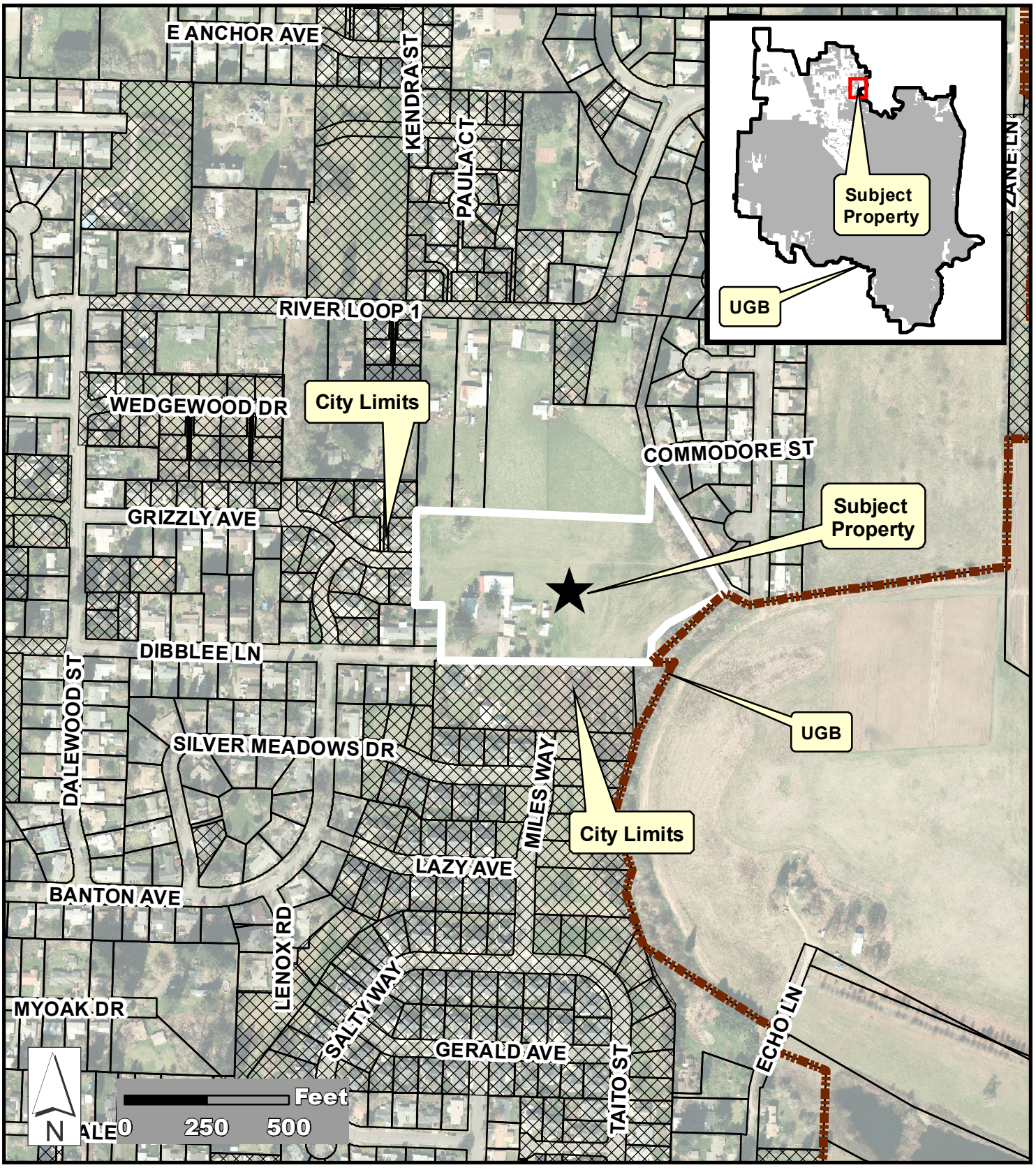
ATTACHMENTS

A. Vicinity Map
B. Draft Annexation Resolution with Exhibits A through C
   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: Nicholas R. Gioello
Telephone: 541-682-5453
Staff E-Mail: ngioello@eugene-or.gov

Kempf, Rodney & Gloria (A 18-10)



Legend

Eugene UGB | Subject Property | Taxlots | City Limits

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

January 2019

RESOLUTION NO. _____

APPROVAL OF A RESOLUTION ANNEXING LAND TO THE CITY OF EUGENE (ASSESSOR'S MAP 17-04-12-20, TAX LOT 2700—LOCATED AT 301 DIBBLEE LANE).

The City Council of the City of Eugene finds that:

A. An annexation application was submitted on November 14, 2018, by Rodney G. Kempf and Gloria J. Kempf in accordance with the provisions of Section 9.7810 of the Eugene Code, 1971, ("EC") to annex property identified as Assessor's Map 17-04-12-20, Tax Lot 2700, 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 is attached as Exhibit C.

D. On December 28, 2018, 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 property 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 February 11, 2019.

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 17-04-12-20, Tax Lot 2700, which is depicted on the map attached as Exhibit A, and 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 AG Agricultural with /UL Urbanizable Land and /WR Water Resources Conservation Overlays to AG Agricultural with /WR Water Resources Conservation Overlay shall become effective in accordance with State law.

The foregoing Resolution adopted the ____ day of February, 2019.

_____

City Recorder

Exhibit A

NORTH

SCALE: 1" = 150 FT

LINE DATA TABLE

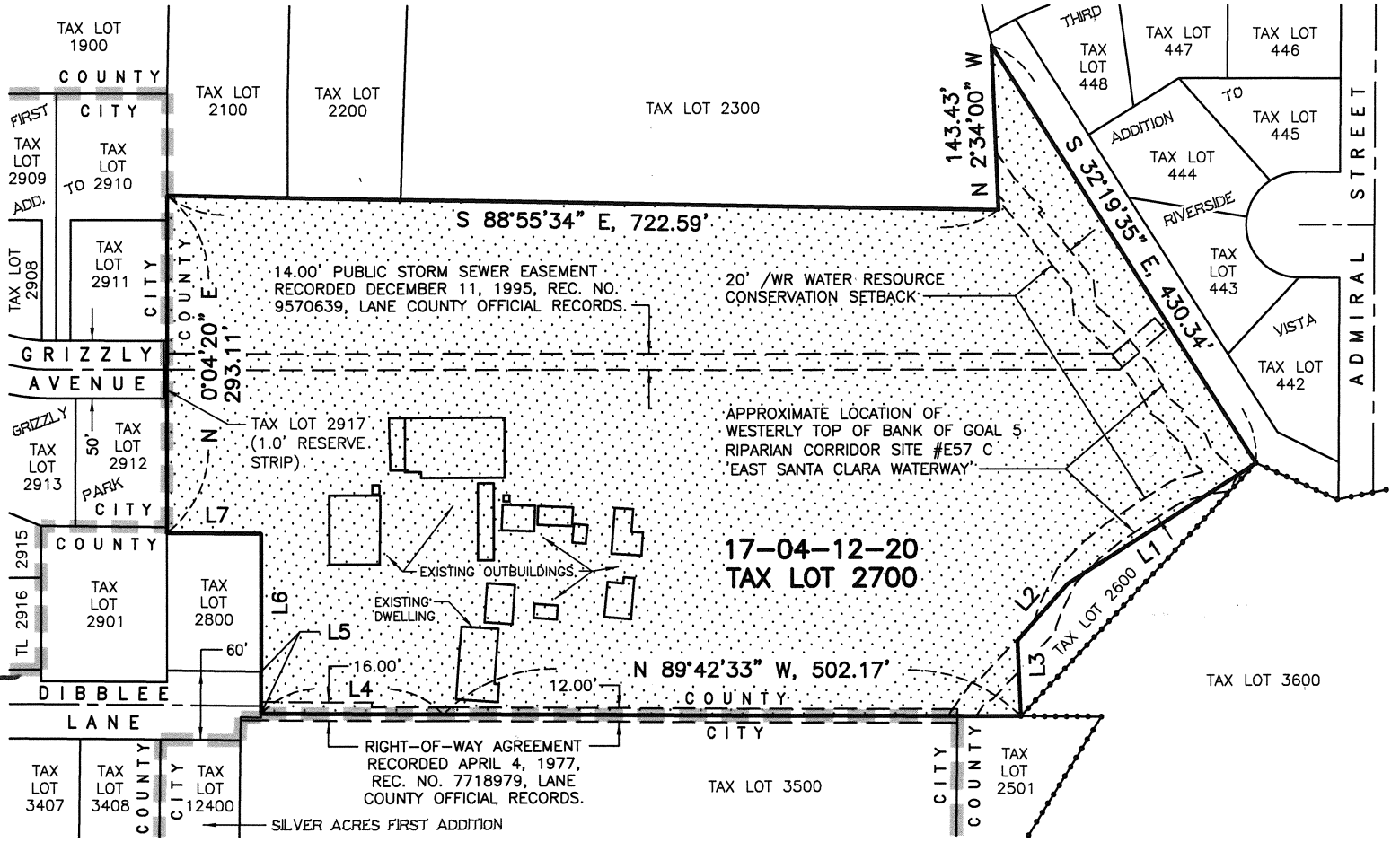
NO.	BEARING	LENGTH
L1	S 57°26'00" W	194.11'
L2	S 41°26'00" W	66.00'
L3	S 2°34'00" E	66.00'
L4	N 89°37'14" W	158.25'
L5	N 0°04'20" E	36.50'
L6	N 0°04'20" E	120.00'
L7	N 89°35'15" W	82.00'

REGISTERED PROFESSIONAL LAND SURVEYOR

Michael Dahrens

OREGON
JULY 11, 2000
MICHAEL R. DAHRENS
60052

RENEWS: 12-31-2019



SITE PLAN FOR:

ROD & GLORIA KEMPF ANNEXATION

NW 1/4 SECTION 12, T17S, R4W, W.M.
ASSESSOR'S MAP 17-04-12-20, TAX LOT 2700
EUGENE, LANE COUNTY, OREGON

LEGEND

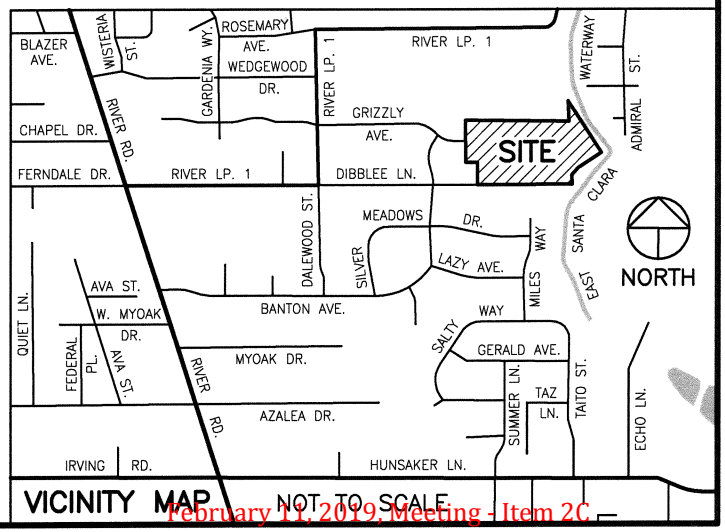
CITY / COUNTY — CITY LIMITS LINE

..... URBAN GROWTH BOUNDARY (UGB)

AFFECTED TERRITORY TO BE ANNEXED
AREA = 8.42 ACRES

NOTES

1. NO PUBLIC RIGHT OF WAYS ARE INCLUDED IN THE AFFECTED TERRITORY TO BE ANNEXED.
2. BOUNDARY DATA SHOWN HEREON IS PER BOUNDARY SURVEY FILED JUNE 22, 2018 AS COUNTY SURVEYOR'S FILE NO. 44379.



VICINITY MAP NOT TO SCALE

SSW ENGINEERS INC
CIVIL • STRUCTURAL • BUILDING DESIGN
SURVEYING • LAND USE PLANNING
2350 Oakmont Way, Suite 105 Eugene, Oregon 97401 (541) 485-8383

JOB NO. 18-7587 OCTOBER 16, 2018

Legal Description for the Annexation of the Kempf Property
to the City of Eugene
NW 1/4 of SECTION 12, T17S, R4W, W.M.
Lane County Assessor's Map 17-04-12-20, Tax Lot 2700

A parcel of land situated in the Northwest One Quarter of Section 12, Township 17 South, Range 4 West of the Willamette Meridian, in Lane County, Oregon, said parcel being that property described in Bargain and Sale Deed recorded June 18, 2015, Reception No. 2015-028358, Lane County Deeds and Records, and being more particularly described as follows:

Beginning at the Northwest corner of that property described in Deed recorded June 18, 2015, Reception No. 2015-028358, Lane County Deeds and Records, said Point of Beginning being West, 2829.05 feet (record = 2829.98 feet) and South, 1303.70 feet (record = 1303.25 feet) and South 89°45'40" East, 1033.56 feet and South 0°04'20" West, 613.04 feet (record = 612.66 feet) from the Northeast corner of the L. Poindexter Donation Land Claim No. 52, Township 17 South, Range 4 West of the Willamette Meridian; from the Point of Beginning run thence South 88°55'34" East, 722.59 feet to an iron pipe; thence North 2°34'00" West, 143.43 feet to the Westerly line of THIRD ADDITION TO RIVERSIDE VISTA, as platted and recorded in Book 44, Page 24, Lane County Oregon Plat Records; thence along said Westerly line South 32°19'35" East, 430.34 feet; thence leaving said Westerly line run South 57°26'00" West, 194.11 feet; thence South 41°26'00" West, 66.00 feet; thence South 2°34'00" East, 66.00 feet to a point on a Boundary Agreement Line as marked on the ground and recorded in Book 200, Page 163, Lane County Oregon Deed Records; thence along said Boundary Agreement Line North 89°42'33" West, 502.17 feet to an iron pin; thence leaving said Boundary Agreement Line and running parallel with and 3.45 feet North of, when measured at right angles to, the North line of a certain tract of land as determined by Circuit Court Case No. 36727, as filed in Volume 95, Page 333, Records of Lane County Oregon, North 89°37'14" West, 158.25 feet to a point on the East line of a certain tract conveyed by Deed from Donald B. and Erma L. Kempf to Lane County, a political subdivision of the State of Oregon, as recorded on Reel No. 237-D, Reception No. 46272, Lane County Oregon Deed Records; thence along the East line of said tract North 0°04'20" East, 36.50 feet to the Northeast corner thereof, said Northeast corner being the Southeast corner of a certain tract of land conveyed by Deed recorded on Reel No. 221, Reception No. 14055, Lane County Oregon Deed Records; thence along the East line of said tract North 0°04'20" East, 120.00 feet to the Northeast corner thereof; thence along the North line of said tract, North 89°35'15" West, 82.00 feet to the Northwest corner thereof; thence North 0°04'20" East, 293.11 feet to the Point of Beginning, in Lane County, Oregon.

Containing 8.42 acres, more or less.

Bearings and distances in the foregoing description are based on that Boundary Survey by SSW Engineers Inc. filed June 22, 2018 as County Surveyor's File No. 44379.

Planning Director's Findings and Recommendation
Annexation Request for Kempf, Rodney and Gloria
(City File: A 18-10)

Application Submitted: November 14, 2018
Applicant: Kempf, Rodney & Gloria
Property Included in Annexation Request: Tax Lot 2700 of Assessor's Map 17-04-12-20
Zoning: AG Agricultural with /WR Water Resources Conservation Overlay and /UL Urbanizable Land Overlay
Location: 301 Dibblee Lane
Representative: Jason Goshert, SSW Engineers, Inc.
Lead City Staff: Nicholas Gioello, City of Eugene Planning Division, 541-682-5453

EVALULATION:
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 City's urban growth boundary (UGB), and is contiguous to the City limits along the west and south property lines, 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 *italic* text): *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. (page II-C-4)* *Policy 10. Annexation to a city through normal processes shall continue to be the highest priority. (page II-C-5).*
☒ **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) 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 property to be annexed as appropriate for low-density residential use. The River Road - Santa Clara Urban Facilities Plan (RR/SC UFP) is the adopted refinement plan for the subject property and also designates the area for residential uses. The property is zoned AG Agricultural with /WR Water Resources Conservation and /UL Urbanizable Land overlays. The current zoning of AG is intended to allow agricultural uses within the UGB until land is converted to urban use. Agricultural uses are considered interim uses until public facilities and services can be provided. In order for this property to further develop as residential property in the future, a zone change to R-1 Low Density Residential will be necessary. The /UL overlay will be automatically removed from the zoning following annexation approval. With regard to applicable policies of the RR/SC UFP, 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. 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 9.7800 are consistent with State law and therefore, as found throughout this report, the annexation is consistent with State law. Therefore, based on the findings above, the proposal is consistent with the applicable policies of the Metro Plan and RR/SC UFP refinement plan.
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		**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:
☒ **YES**	☐ **NO**	

Wastewater

There is an 8-inch public wastewater line terminating at the subject property within Dibblee Lane. As an informational item, there is a waste water assessment for this tax lot which will need to be paid prior to any additional development on this tax lot.

Stormwater

There is a 24 inch Public stormwater line that runs east to west through the middle of this lot. Records show that the soils are mapped as Type B, indicating fairly good infiltration. Testing may be required at the time of development to demonstrate adequate percolation rates and the applicant must discharge its stormwater runoff from impervious surfaces to an approved point of discharge and demonstrate the downstream capacity for stormwater disposal.

Transportation

Both Dibblee Lane and Grizzly Avenue terminate along the west property boundary. Both streets are paved, local roads owned and maintained by Lane County Public Works. Access management and street standards will be evaluated at the time of future development.

Comments from Lane County Transportation Planning indicate no concerns with the proposed annexation request. Any redevelopment or new development of the property must demonstrate compliance with the requirements of Lane Code Chapter 15. A review for compliance with Lane County road requirements will apply at the time the property is developed.

Solid Waste

Collection service is provided by private firms. Regional disposal sites and the Short Mountain Landfill are operated by Lane County.

Water and Electric

EWEB Water staff state no objection to the annexation. EWEB Electric staff also state no objection to the annexation. Water and electric services can be extended to the subject property in accordance with EWEB policies and procedures.

Public Safety

Police protection can be extended to this site upon annexation consistent with service provision through the City. Fire protection will be provided by the Eugene Springfield Fire. Emergency medical services are currently provided on a regional basis by the cities of Eugene and Springfield to central Lane County and will continue in the same manner upon annexation.

Parks and Recreation

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.

		Planning and Development Services 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 A variety of telecommunications providers offer communications services throughout the Eugene/Springfield area. Public Schools The subject property is within Eugene School District 4J and is within the district boundary of Awbrey Park Elementary School, Madison Middle School, and North Eugene High School. 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.

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 is set in accordance with State law.

Eugene Planning

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 - 12 - 20	2700	AG / WR / UL	8.42 Acres

Property Address: 301 Dibblee Lane, Eugene, OR 97404

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

Public Service Districts:

	Name		
Parks:	Unknown		
Electric:	Eugene Water & Electric Board (EWEB)		
Water:	Eugene Water & Electric Board (EWEB) (Via contract with Santa Clara Water District)		
Sanitary Sewer:	City of Eugene / Metropolitan Wastewater Management Commission		
Fire:	Santa Clara Rural Fire Protection District		
Schools:	**Elementary:** Awbrey Park	**Middle:** Madison	**High:** North Eugene
Other:	Lane Transit District (LTD), Upper Willamette Soil & Water Conservation District		

Ambulance: Eugene Fire & EMS, West/Central (WC) District

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 CURRENT FEE = $5,155.70

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 Statues (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: 2700

Name (print): Rodney G. Kempf & Gloria J. Kempf

Address: 91355 Triple Oaks Drive Email: n/a

City/State/Zip: Eugene, OR 97408 Phone: 541-912-5699 Fax: n/a

Signature: Rodney G Kempf Date: 11-2-18

PROPERTY OWNER OF TAX LOT: _____

Name (print):

Address: Email:

City/State/Zip: Phone: Fax:

Signature: Date:

PROPERTY OWNER OF TAX LOT: _____

Name (print):

Address: Email:

City/State/Zip: Phone: Fax:

Signature: Date:

SURVEYOR:

Name (print): Michael R. Dahrens, Oregon LS 60052

Company/Organization: SSW Engineers Inc.

Address: 2350 Oakmont Way, Suite 105

City/State/Zip: Eugene, OR 97401 Phone: 541-485-8383 Fax: 541-485-8384

E-mail: miked@sswengineers.com

Signature: Michael Dahrens Date: 11-02-2018

REPRESENTATIVE (If different from Surveyor):

Name (print): Jason Goshert

Company/Organization: SSW Engineers Inc.

Address: 2350 Oakmont Way, Suite 105

City/State/Zip: Eugene, OR 97401 Phone: 541-485-8383 Fax: 541-485-8384

E-mail: jasong@sswengineers.com

Signature: Jason P. Goshert Date: 11/02/2018

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

ANNEXATION APPLICATION

Property Location:	301 Dibblee Lane, Eugene, OR 97404 Assessor's Map 17-04-12-20, Tax Lot 2700 Situated East of the Easterly termini of Dibble Lane and Grizzly Avenue, between Dibblee Lane and River Loop 1
Owner / Applicant:	Rodney G. Kempf & Gloria J. Kempf 91355 Triple Oaks Drive Eugene, OR 97408
Applicant's Representative:	Jason Goshert SSW Engineers Inc. 2350 Oakmont Way, Suite 105 Eugene, OR 97401 Phone: 541-485-8383 jasong@sswengineers.com
Surveyor:	Michael R. Dahrens, PLS SSW Engineers Inc. 2350 Oakmont Way, Suite 105 Eugene, OR 97401 Phone: 541-485-8383 miked@sswengineers.com
Current Base Zoning:	AG "Agricultural"
Overlay Zone(s):	/WR "Water Resources Conservation" /UL "Urbanizable Land"
Metro Plan Designation:	Low Density Residential
Applicable Refinement Plan:	River Road – Santa Clara Urban Facilities Plan
Neighborhood:	Santa Clara Community Organization
Request:	Annexation to the City of Eugene

(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 *italics*, 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 nearest segment of which is contiguous with the southeasterly boundary of adjacent Tax Lot 2600 located to the southeast of the subject property. The subject property is contiguous to the current city limits on portions of two (2) of its sides. More specifically, the adjacent properties currently comprised of Tax Lots 2910, 2911, 2912, and 2917 (City-owned access restriction strip at easterly terminus of Grizzly Avenue) immediately adjacent to the west side of the subject property were formally annexed into the City of Eugene in 1993 (Annexation No. 93-43), and the adjacent property currently comprised of Tax Lot 3500 immediately adjacent to the south side of the subject property was formally annexed into the City of Eugene in 1995 (Annexation No. 95-39). Therefore, the proposed annexation 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:

Metro Plan Policy 1 states that the UGB and sequential development shall continue to be implemented as an essential means to achieve compact urban growth, and that the provision of all urban services shall be concentrated inside the UGB. The subject property is located within the UGB, and the minimum level of urban services are already available to the subject property as discussed below in response to EC 9.7825 Annexation – Approval Criteria (3). Therefore, the proposed annexation of the subject property is consistent with Metro Plan Policy 1.

Metro Plan Policy 8 provides for conversion of land from urbanizable to urban through annexation when a minimum level of key urban facilities and services can be provided. This policy is the subject of EC 9.7825 Annexation – Approval Criteria (3), which is addressed in detail below.

Metro Plan Policy 10 states that annexation to the city through this normal process shall be the highest priority. As such, the proposed annexation of the subject property is consistent with this policy.

Metro Plan Policy 15 states that ultimately, land within the UGB shall be annexed to a city and provided with the required minimum level of urban facilities and services. It further states that while the timeframe 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 also already available to the subject property as discussed below in response to EC 9.7825 Annexation – Approval Criteria (3). Therefore, the proposed annexation of the subject property is consistent with Metro Plan Policy 15.

Metro Plan Policy 16 states that Eugene and Springfield and their respective utility branches, Eugene Water & Electric Board (EWEB) and Springfield Utility Board (SUB), shall be the water and electric service providers within the UGB. The proposed annexation of the subject property is not in conflict with Metro Plan Policy 16. In fact, the subject property already receives EWEB electric service, as well as EWEB water services via a contract agreement with the Santa Clara Water District (SCWD).

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.

Metro Plan Policy 19 states that annexation of territory to existing service districts within the UGB shall occur only when 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) and, except for areas that have no fire protection, affected property owners have signed consent to annex agreements. As addressed below in response to EC 9.7825 Annexation – Approval Criteria (3), the minimum level of key urban facilities and services are already 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.

Metro Plan Policy 20 states that 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; or d) creation of a new service district. Annexation to the City of Eugene is being proposed to allow connection to, and/or continued utilization of existing City utilities and urban services by the subject property consistent with this policy.

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

Metro Plan Policy A.2 states that 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 the adopted refinement plan for the subject property and also designates the area for "Low Density Residential" use. The subject property is currently zoned Agricultural (AG) with Water Resource Conservation (/WR) and Urbanizable Land (/UL) overlay zoning. The /UL overlay zoning will automatically be removed from the subject property following annexation approval, however the Agricultural (AG) base zoning shall remain pursuant to Metro Plan Policy A.2, the provisions at EC 9.7820(3), as well as Policy 2 at Section 4.2 (Urban/Agricultural Fringe Areas) of the "Environmental Design" element of the RR/SC UFP which states that in the event of annexation or incorporation, agricultural zoning shall be maintained on land to which it is currently applied until the property is needed for urban levels of development.

In regards to other 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 are 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.

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 <u>Annexation – Approval Criteria</u>. (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: City of Eugene / Metropolitan Wastewater Management Commission wastewater service is available to the subject property via existing 8" public wastewater mains located within the adjacent portions of Dibblee Lane and Grizzly Avenue.

Stormwater Service: Stormwater service is available to the subject property via an existing 24" public stormwater line running west to east through the subject property. Current City of Eugene

stormwater management policies require that stormwater be retained on site if possible, and that any necessary post-development run-off into the public system shall be limited to pre-development flows. Therefore, any future development of the subject property will require on-site stormwater management facilities complying with the requirements of the City of Eugene Stormwater Management Manual in effect at that time. More specifically, said future facilities will likely be comprised of on-site private stormwater collection and conveyance systems directing run-off into approved on-site private pre-treatment and infiltration and/or detention facilities, with any overflow directed into the above referenced existing 24" public stormwater line, or future public stormwater infrastructure connecting thereto. Per the USDA Soil Survey of Lane County the site is predominantly comprised of soil type 96 – Newberg Loam, with smaller areas comprised of soil types 24 – Chapman Loam and 97 – Newberg-Urban Land Complex. Said soil types are classified within Hydrologic Group B, which is theoretically suitable for on-site infiltration per current City of Eugene stormwater management policies, subject to future on-site infiltration testing to demonstrate adequate percolation rates at the time of development.

Transportation: The subject property currently takes access from Dibblee Lane and has the potential to also be accessed via Grizzly Avenue, both of which in turn provide connectivity to local and regional street, road and state highway networks. Public transportation is also available via existing Lane Transit District (LTD) bus routes along nearby River Road, with the nearest bus stops located near the intersection of River Road and River Loop 1 approximately 0.45 miles to the west of the subject property. Therefore, with respect to transportation, the subject property is already served by this type of "key urban facility".

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, therefore the subject property is already served by this type of "key urban service".

Water Service: Water service is already provided to the subject property by Eugene Water and Electric Board (EWEB) under contract with the Santa Clara Water District (SCWD) via an existing 6" water main within Grizzly Avenue, and future additional water service(s) may also be available via an existing 6" water main within Dibblee Lane.

Fire and Emergency Medical Services: According to the Regional Land Information Database of Lane County (RLID), fire protection is currently provided by the Santa Clara Rural Fire Protection District and ambulance/emergency medical services are currently provided by the Eugene Fire & Emergency Medical Services Department (West/Central District). Following annexation, ambulance/emergency medical services will continue to be provided by Eugene Fire & EMS, and fire protection services will either continue to be provided by the Santa Clara Rural Fire Protection District via agreement with the City of Eugene, or will be provided directly by Eugene Fire & EMS. Therefore, the subject property is already served by this type of "key urban service".

Police Protection: Following annexation, police protection will be provided by the Eugene Police Department, which currently provides police protection to properties within the city limits of Eugene. Therefore, the subject property can be provided with this type of "key urban service".

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, Recreation and Open Space (PROS) Comprehensive Plan area. According to the 2017 City of Eugene "Parks, Open Space & Rec Map" the following existing and planned parks are located within approximately one (1) mile of the subject property: Lone Oak Park, Ruby Park, Ferndale Park, Terra Linda Park, Santa Clara Community Park, and Whitely Landing (Lane County Park). Following annexation, recreation programs and facilities will be available to residents of the subject property via the City of Eugene Recreation and Cultural Services Departments (at incorporated City resident rates) and via the River Road Park and Recreation District (at "out-of-district" rates). Therefore, with respect to city-wide parks and recreation programs, these types of "key urban facilities and services" are available to the subject property.

Electric Service: Eugene Water and Electric Board (EWEB) electric service is already provided to the subject property via existing overhead electric distribution facilities within Dibblee Lane, and future additional electric service(s) may also be available via existing underground electric distribution facilities within Grizzly Avenue.

Land Use Controls: The subject property is currently subject to the land use controls of the City of Eugene, and will continue to be following annexation.

Communications Facilities: A variety of communications facilities and services (e.g. phone, cellular, data, cable TV, etc.) are available in the area, to which the owner(s) of the subject property can subscribe/connect to as they wish. Therefore, the subject property can be served by these types of "key urban facilities and services".

Public Schools: The subject property is located within the Eugene 4J School District and is currently within the district boundaries of Awbrey Park Elementary, Madison Middle School and North Eugene High School. Therefore, the subject property is already served by these types of "key urban facilities and services".

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

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: Map 17-04-12-20, Tax Lot 2700 Address: 301 Dibblee Lane, Eugene, OR 97404

Legal Description:

See Exhibit "A", attached hereto and by reference incorporated herein.

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

DATED this 2ND day of NOVEMBER, 2018.

Kay E. Self
Print Name

X Kay E Self
Signature

STATE OF OREGON)
) ss
County of Lane)

On this 2 day of November, 2018, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named

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

Seal:

OFFICIAL STAMP
REBECCA REY WILTSE
NOTARY PUBLIC-OREGON
COMMISSION NO. 950447
MY COMMISSION EXPIRES MAY 15, 2020

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

Rebecca Rey Wiltse
Notary Public for Oregon
My Commission Expires May 15, 2020

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: Map 17-04-12-20, Tax Lot 2700 Address: 301 Dibblee Lane, Eugene, OR 97404

Legal Description:

See Exhibit "A", attached hereto and by reference incorporated herein.

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

DATED this 5TH day of NOVEMBER, 2018.

GARY E SELF
Print Name

X Gary E Self
Signature

STATE OF OREGON)
) ss
County of Lane)

On this 5 day of November, 2018, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named

Gary E. Self., 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.

OFFICIAL STAMP
REBECCA REY WILTSE
NOTARY PUBLIC-OREGON
COMMISSION NO. 960447
MY COMMISSION EXPIRES MAY 15, 2020

Notary Public for Oregon
My Commission Expires May 15, 2020

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: Map 17-04-12-20, Tax Lot 2700 Address: 301 Dibblee Lane, Eugene, OR 97404

Legal Description:

See Exhibit "A", attached hereto and by reference incorporated herein.

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

DATED this 09 day of NOVEMBER, 2018.

CORY SQUIERS
Print Name

X Cory Squiers
Signature

STATE OF OREGON)
) ss
County of Lane)

On this 9 day of November, 2018, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named

Cory Squiers, 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.

OFFICIAL STAMP
REBECCA REY WILTSE
NOTARY PUBLIC-OREGON
COMMISSION NO. 960447
MY COMMISSION EXPIRES MAY 15, 2020

Rebecca Rey Wiltse
Notary Public for Oregon
My Commission Expires May 15, 2020

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: Map 17-04-12-20, Tax Lot 2700 Address: 301 Dibblee Lane, Eugene, OR 97404

Legal Description:

See Exhibit "A", attached hereto and by reference incorporated herein.

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

DATED this 2ND day of NOVEMBER, 2018.

RODNEY G. KEMPF

X Rodney G Kempf
Signature

GLORIA J. KEMPF

X Gloria J Kempf
Signature

STATE OF OREGON)
) ss
County of Lane)

On this 2 day of November, 2018, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named

RODNEY G. KEMPF and GLORIA J. KEMPF,

who are known to me to be the identical individuals described herein and who executed the same freely and voluntarily.

Seal:

OFFICIAL STAMP
REBECCA REY WILTSE
NOTARY PUBLIC-OREGON
COMMISSION NO. 950447
MY COMMISSION EXPIRES MAY 15, 2020

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

Rebecca Rey Wiltse
Notary Public for Oregon
My Commission Expires May 15, 2020

Exhibit "A"

Legal Description for the Annexation of the Kempf Property
to the City of Eugene
NW 1/4 of SECTION 12, T17S, R4W, W.M.
Lane County Assessor's Map 17-04-12-20, Tax Lot 2700

A parcel of land situated in the Northwest One Quarter of Section 12, Township 17 South, Range 4 West of the Willamette Meridian, in Lane County, Oregon, said parcel being that property described in Bargain and Sale Deed recorded June 18, 2015, Reception No. 2015-028358, Lane County Deeds and Records, and being more particularly described as follows:

Beginning at the Northwest corner of that property described in Deed recorded June 18, 2015, Reception No. 2015-028358, Lane County Deeds and Records, said Point of Beginning being West, 2829.05 feet (record = 2829.98 feet) and South, 1303.70 feet (record = 1303.25 feet) and South 89°45'40" East, 1033.56 feet and South 0°04'20" West, 613.04 feet (record = 612.66 feet) from the Northeast corner of the L. Poindexter Donation Land Claim No. 52, Township 17 South, Range 4 West of the Willamette Meridian; from the Point of Beginning run thence South 88°55'34" East, 722.59 feet to an iron pipe; thence North 2°34'00" West, 143.43 feet to the Westerly line of THIRD ADDITION TO RIVERSIDE VISTA, as platted and recorded in Book 44, Page 24, Lane County Oregon Plat Records; thence along said Westerly line South 32°19'35" East, 430.34 feet; thence leaving said Westerly line run South 57°26'00" West, 194.11 feet; thence South 41°26'00" West, 66.00 feet; thence South 2°34'00" East, 66.00 feet to a point on a Boundary Agreement Line as marked on the ground and recorded in Book 200, Page 163, Lane County Oregon Deed Records; thence along said Boundary Agreement Line North 89°42'33" West, 502.17 feet to an iron pin; thence leaving said Boundary Agreement Line and running parallel with and 3.45 feet North of, when measured at right angles to, the North line of a certain tract of land as determined by Circuit Court Case No. 36727, as filed in Volume 95, Page 333, Records of Lane County Oregon, North 89°37'14" West, 158.25 feet to a point on the East line of a certain tract conveyed by Deed from Donald B. and Erma L. Kempf to Lane County, a political subdivision of the State of Oregon, as recorded on Reel No. 237-D, Reception No. 46272, Lane County Oregon Deed Records; thence along the East line of said tract North 0°04'20" East, 36.50 feet to the Northeast corner thereof, said Northeast corner being the Southeast corner of a certain tract of land conveyed by Deed recorded on Reel No. 221, Reception No. 14055, Lane County Oregon Deed Records; thence along the East line of said tract North 0°04'20" East, 120.00 feet to the Northeast corner thereof; thence along the North line of said tract, North 89°35'15" West, 82.00 feet to the Northwest corner thereof; thence North 0°04'20" East, 293.11 feet to the Point of Beginning, in Lane County, Oregon.

Containing 8.42 acres, more or less.

Bearings and distances in the foregoing description are based on that Boundary Survey by SSW Engineers Inc. filed June 22, 2018 as County Surveyor's File No. 44379.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Michael Dahrens

OREGON
JULY 11, 2000
MICHAEL R. DAHRENS
60052

RENEWAL DATE: 12·31·2019

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

* 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

RECEIVED
NOV 13 2018
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. Rodney G Kempf	11/2/18	Rodney G. Kempf	91355 Triple Oaks Drive Eugene, OR 97408	17-04-12-20-02700	✓		8.42
2. Gloria J Kempf	11/2/18	Gloria J. Kempf	91355 Triple Oaks Drive Eugene, OR 97408	17-04-12-20-02700	✓		8.42
3. Kay E Self	11/2/18	Kay E Self	301 DIBBLEE LN. EUGENE, OR 97404	17-04-12-20-02700		✓	8.42
4. Gary E Self	11.5.18	GARY E SELF	301 DIBBLEE LN. EUGENE, OR 97404	17-04-12-20-02700	JM	NO *	8.42
5. Cory Squiers	11-09-18	CORY SQUIERS	301 DIBBLEE LN. EUGENE, OR 97404	17-04-12-20-02700		✓	8.42

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.*

A. Stupfel
Lane County Department of Assessment and Taxation

11-13-18
Date Certified

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 67 *(%)* of the total active registered voters that are registered in the proposed annexation.

Cynthia J Kunnish
Lane County Clerk or Deputy Signature

11/13/2018
Date Certified

February 11, 2019, Meeting - Item 2C

LANE COUNTY

Property Account Summary

As Of 11/13/2018 Status: Active

Account No.:	0372779	**Alternate Property Number:**	1704122002700
Account Type:	Real Property	**Guest Property Account(s):**	4044655 (Host is Primary)
TCA:	00417		
Situs Address:	301 DIBBLEE LN EUGENE OR 97404		
Legal:	Township 17 Range 04 Section 12 Quarter 20 TL 02700		

Parties:

Role	Name & Address
Owner	KEMPF RODNEY G & GLORIA J 91355 TRIPLE OAKS DR EUGENE OR 97408
Taxpayer	KEMPF RODNEY G & GLORIA J 91355 TRIPLE OAKS DR EUGENE OR 97408

Property Values:

Value Name	2018	2017	2016	2015	2014
MKTTL	$930,409	$898,778	$829,900	$819,177	$770,329
AVR	$398,604	$386,994	$375,972	$365,021	$354,390
TVR	$398,604	$386,994	$375,972	$365,021	$354,390

Property Characteristics:

Tax Year	Characteristic	Value
2018	Property Class	541
	Change Property Ratio	5XX Farm
	Size	8.42
	Code Split	N
	Neighborhood	431500
	M5 tax compression for education	238.83

Exemptions:

(End of Report)

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:
RODNEY G. KEMPF and GLORIA J. KEMPF

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

Map 17-04-12-20, Tax Lot 2700

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" line within Dibblee Lane & 8" line within Grizzly Avenue

_____ 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, but an existing 24" public stormwater line runs west to east through the subject property.

If yes,
location?_____

If no, how will stormwater be handled after development? -
Collection, pre-treatment, and infiltration (and/or detention if necessary) via on-site public and/or private stormwater management facility(ies), with overflow directed into the above referenced existing 24" public stormwater line running west to east through the subject property.

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. FROM RIVER ROAD: East on River Loop 1, continue East on Dibblee Lane.
FROM NORTHWEST EXPRESSWAY: East on Irving Road, North on River Road, East on River Loop 1, East on Dibblee.
FROM BELTLINE HIGHWAY: North on River Road, East on River Loop 1, continue East on Dibblee Lane.

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

	(Re: new streets & extension of existing streets)		(Re: widening of existing street right-of-ways)	
✓ Yes		✓ No		Unknown

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

✓ Yes _____ No _____Unknown

(For more information, contact the City of Eugene Public Works staff at (682-6004.)

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:

Per the City of Eugene 2017 "Parks, Open Space & Rec Map", the following existing and planned parks are located within approximately one mile of the subject property: Lone Oak Park, Ruby Park, Ferndale Park, Terra Linda Park, Santa Clara Community Park, and Whitely Landing (Lane County 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.)

_____ Fire & emergency services currently provided by Lane Rural Fire / Rescue.

__✓__ 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 and Electric Board (EWEB).

Water Service -- Please provide the size and location of the water main closest to your property. EWEB Water Service. (Via contract with Santa Clara Water District (SCWD))
Existing 6" water main within Dibblee Lane & existing 6" water main within Grizzly Avenue.

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: _____

Registered Land Surveyor

Print Name: MICHAEL R. DAHRENS

Date: 8-23-2018

Seal: