



Eugene City Council

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www.eugene-or.gov

AMENDED AGENDA EUGENE CITY COUNCIL

February 25, 2019

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

Meeting of February 25, 2019;
Her Honor Mayor Lucy Vinis Presiding

Councilors

Betty Taylor, President
Greg Evans
Mike Clark
Jennifer Yeh

Emily Semple, Vice President
Chris Pryor
Claire Syrett
Alan Zelenka

***Note: This agenda has been amended to reflect the removal of Item 2
(Committee Reports and Items of Interest).***

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
(Assessor's Map 17-03-08-31 Tax Lots 2900 and 3000 — located at
3510 Walton Lane (City File: LH Fund 3; A 18-8)).**
- D. Approval of a Resolution Annexing Land to the City of Eugene
(Assessor's Map 17-04-24-32, Tax Lot 3300 — located at 503 Sunnyside
Drive) and a Portion of the Right-of-Way (Sunnyside Drive Adjacent to
the Property) (City File: Morrow/Thomas; A 18-11).**

E. Adoption of an Ordinance Providing for Withdrawal of Annexed Properties from the Following Special Districts: the Santa Clara Rural Fire Protection District; Santa Clara Water District; Willakenzie Rural Fire Protection District; Lane Fire Authority; River Road Parks and Recreation District; and River Road Water District.

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.

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

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Public Forum

Meeting Date: February 25, 2019
Department: Central Services
www.eugene-or.gov

Agenda Item Number: 1
Staff Contact: Beth Forrest
Contact Telephone Number: 541-682-5882

ISSUE STATEMENT

This segment allows citizens the opportunity to express opinions and provide information to the council. Testimony presented during the Public Forum should be on City-related issues and should not address items which have already been heard by a Hearings Official or are on the present agenda as a public hearing item.

SUGGESTED MOTION

No action is required; this is an informational item only.

FOR MORE INFORMATION

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

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Approval of City Council Minutes

Meeting Date: February 25, 2019
Department: Central Services
www.eugene-or.gov

Agenda Item Number: 3A
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 work sessions on January 28 and 30 as well as the meeting on January 28.

ATTACHMENTS

- A. January 28, 2019, Work Session
- B. January 28, 2019, Meeting
- C. January 30, 2019, Work Session

FOR MORE INFORMATION

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

MINUTES

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

**January 28, 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 28, 2019, Work Session of the Eugene City Council.

1. Committee Reports and Items of Interest

- Councilor Evans – reported on the National League of Cities Housing Task Force meeting. The focus of the meeting was on homelessness, housing supply, land supply, and the discrepancy between cost of housing and income, with the goal of identifying several strategies to affect federal policy. Also, the League of Oregon Cities recently held its “City Day” and is ready to work on housing, property tax reform, and local pre-emption issues.
- Councilor Yeh – reported from the Metropolitan Wastewater Management Commission that the wood harvested from their local poplar farm was milled and used as lighting grills in the Springfield Public Library meeting room; noted that the MWMC would be releasing its community survey soon; announced the next meeting of the Envision Eugene Technical Advisory Committee and the change of date for the Police Commission meeting.
- Councilor Taylor - reported that she continues to hear from many people about the proliferation of 5G technology; the need for undergrounding the utilities along South Willamette; and concerns about lost parking along East Amazon due to improvements to that street.

Police Auditor Mark Gissiner provided information to the council about next steps in the process of reviewing an officer involved shooting.

Council Discussion

- Councilor Yeh – asked about the criteria for determining whether an incident rises to the level of community impact case.
- Councilor Clark – asked whether the Cascade Middle School shooting warranted classification as a community impact case and whether the use of body cams will result in more or fewer cases. He noted that community impact cases are opportunities to analyze the details of an incident to help explain to the public exactly what happened,
- Councilor Zelenka – acknowledged community concerns about the speed with which information was being made public and asked whether this case deviated from what is normal; noted that many people were jumping to inaccurate conclusions, which may have been averted with the earlier release of the body cam footage.

2. WORK SESSION: Municipal Court Presiding Judge

Human Resources Director Keri Beraldo introduced the item and walked council through the options for moving forward on appointing a new Presiding Judge.

Council Discussion

- Councilor Clark – asked about the difference in costs between recruiting a new Presiding Judge and the direct appointment of Judge Gill; supported Judge Gill and noted the savings of time and money using a direct appoint approach.
- Councilor Syrett – supported interviewing Judge Gill with the goal of direct appoint; Judge Gill has the experience, initiative, and local reputation to be immediately successful; supported transition the position to City Council employee status with more frequent updates to the council.
- Councilor Pryor – said he trusted Judge Allen’s recommendation to promote Judge Gill; impressed with his ideas, commitment and understanding of local system; supported moving to a council employee model and more robust role in recognition of how the city has grown and changed.
- Councilor Zelenka – supported the council employee model; leaning toward an open recruitment as a matter of good public policy; asked about the estimated size of the applicant pool.
- Councilor Semple – expressed support for Judge Gill who loves the work and has great experience; supported direct-appoint process.
- Councilor Taylor – clarified that Judge Allen was automatically reappointed every time his contract was renewed; council may discontinue the judge’s employment at any time; supported interviewing Judge Gill prior to appointment.
- Councilor Evans – noted that Municipal Court had significant issue before the arrival of Judge Allen; supported the direct-appoint of Judge Gill and transitioning to the council employee model.
- Mayor Vinis – clarified that the two decisions before council were whether they want to pursue a code amendment that would change the status of Presiding Judge to a council employee position and whether it wished to directly appoint Judge Gill.

MOTION: Councilor Clark, seconded by Councilor Syrett, moved to direct the City Manager to 1) bring back the proposed code language in the AIS, Attachment A to a public hearing to make the City Judge a council employee and 2) to schedule as soon as practicable an interview with Judge Gill to consider the possibility of direct appointment of him.

- Councilor Zelenka – asked about the sequencing of the two directions given by council
- Councilor Syrett – said an interview of Judge Gill is important and supported scheduling it during a regular council work session; councilors can solicit questions from their constituents; expressed support for direct appoint option in recognition of Judge Gill’s demonstrated experience and commitment to community.
- Councilor Clark – agreed with Councilor Syrett and noted that the council has the ability to go a different direction after the interview, if the results of the interview warrant that.
- Councilor Taylor – supported a process that gives others an opportunity to apply for the position.

VOTE: PASSED 7:1, Councilor Taylor opposed.

3. WORK SESSION: Parking Update

Parking and Technology Manager Jeff Petry outlined planned changes to the parking program fee schedule, and provided information about the input received to the proposed rate increase.

Council Discussion

- Councilor Taylor – supported free, on-street parking, expressed concern about the proposed rate increase, noting that the decision to raise rates is often made before input is received; said many people affected by the rate increase are not able to absorb the added expense and have no option other than to drive to work; said downtown belongs to everyone, not just the merchants; parking fee should not support general services.
- Councilor Clark – acknowledged that parking is not free, but is a service provided by the City; it is a value that supports a City goal and the cost should not be passed on to those who come downtown to work and patronize businesses; noted that many people who work downtown have no choice but to drive to work and use their vehicles for work; the costs of the parking program should not be borne disproportionately by them; asked what mechanism the council can use to suspend or alter the parking program fees.
- Councilor Syrett – asked for information about the bulk permit program and whether it is being eliminated; said she was mindful of the impacts of the proposed fee increase but doesn't feel that an onerous burden is being placed on able-bodied people who can use alternative modes; supported efforts to address the specific situation faced by employees of Senior and Disabled Services.
- Councilor Yeh – asked whether any adjustments to the proposed fees were being considered as a result of the comments received; requested clarification about the amount of funds allocated to deferred maintenance and other sponsored programs; noted that while other communities don't charge for parking, Eugene has better access to parking spots.
- Councilor Zelenka – asked for data or analysis on the impact of parking fees on Eugene's downtown businesses, noting that it was the downtown merchants who requested an end to the free parking program; said parking fees are consistent with Climate Recovery Ordinance goals; requested more information about options for the campus parking district and the location of permit zones.
- Councilor Pryor – said Senior and Disabled Services employees need easy access to their vehicles; supported working out an exception/accommodation for them; asked about the amount of money transferred from the Parking Fund into the General Fund; supported looking at ways to lower or eliminate that transfer as work to shape the community safety funding plan continues; asked about the general availability of metered parking spaces for consumers and employees; more spaces are needed downtown.

MOTION AND VOTE: Councilor Clark, seconded by Councilor Semple, moved to extend the meeting by 10 minutes. **PASSED 8:0**

- Councilor Semple – agreed that there is not enough parking downtown and no opportunities to provide more which points to the need to raise the rates even more and encourage people to consider alternative modes; explore the possibility of free bus service, downtown trolley; expressed concern about the disparity between parking permit rates.
- Councilor Evans – asked for information about the cost to develop new, structured parking spaces, what it costs the City annually to maintain a parking space, whether the new spaces at the Obie development will contribute to the downtown inventory, and the balance between the long-term need for additional parking and the City's CRO goals.
- Councilor Clark - noted there is significant council support for looking at ways to alter the program to address the reasonable need for some downtown employees to have cars parked nearby; suggested having another work session to discuss the economic impacts of this issue.
- Councilor Taylor – noted that successful retail areas in downtown have access to free parking, many people don't have access to alternative modes or ride-sharing opportunities.

The meeting adjourned at 7:15 p.m.

Respectfully submitted,

Beth Forrest
City Recorder

Link to the webcast of this City Council meeting: [here](#)

MINUTES

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

**January 28, 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 28, 2019, meeting of the Eugene City Council.

1. PUBLIC FORUM

1. Candace Shorack, Leah Morzenti, Sophia Rank, and Amber Rodriguez reported on their experiences and highlights from a recent Sister City trip to Jinju, South Korea.
2. David Piccioni – spoke about his past experiences with homelessness.
3. Patty Hine – urged the council to demand action on the Climate Action Plan strategies.
4. Debby McGee – spoke about the urgency of addressing climate change.
5. Betzi Hitz – said the City needs to take the lead in efforts to combat climate change.
6. Linda Perrine – reported on 350 Eugene's actions and objectives for climate change efforts.
7. Linda Heyl – asked council to strengthen the Climate Action Plan to be more effective.
8. Bill Aspegren – spoke in opposition to House Bill 2001.
9. Carolyn Jacobs – spoke in opposition to House Bill 2001.
10. Bekki Bruckner – opposed the proliferation of 5G technology in the community.
11. Cindy Allen – opposed the proliferation of 5G technology in the community.
12. Victor Odlivak – opposed the proliferation of 5G technology in the community.
13. Sabrina Siegel – opposed the proliferation of 5G technology in the community.
14. Jim Ball – opposed efforts to add new regulations to natural gas service in Eugene
15. Todd Boyle – asked for assurance that low-income housing serves the population it is intended for.
16. Carol Scherer – supported an end to policies and procedures that criminalize homelessness.
17. Jim Neu – supported efforts to stop the development of new fossil fuel infrastructure.
18. Bill O'Brien – spoke against proposed panhandling ordinance; supported TAC recommendations.
19. Darcy Martin – supported the proposed ordinance prohibiting the transfer of money from cars.
20. John Thielking – talked about several initiatives related to homelessness and panhandling.
21. Loretta Huston – opposed the proliferation of 5G technology in the community.
22. Stefan Strek – spoke about home and rental prices, property taxes and parking enforcement.
23. Eric Jackson – supported the construction of tiny homes, partnership housing.
24. Laurel Burke – opposed the proliferation of 5G technology in the community.
25. Wayne Martin – supported the creation of a City department to address homeless issues.

Council Discussion

- Councilor Evans – informed the council and audience that the League of Oregon Cities is party to a lawsuit against the Federal Trade Commission regarding the implementation of 5G technology.
- Councilor Taylor – thanked the members of 350 Eugene for their persistence in raising awareness about climate change issues; thanked those who testified in opposition to House Bill 2001.
- Councilor Clark – expresses appreciation for the testimony against House Bill 2001; recognized Boy Scouts from Troop 177 in attendance.

3. CONSENT CALENDAR

- A. Approval of City Council Minutes
 - December 17, 2018, Special Meeting
 - January 3, 2019, State of the City
 - January 9, 2019, Work Session
- B. Approval of Tentative Working Agenda

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

The meeting adjourned at 8:55 p.m.

Respectfully submitted,

Beth Forrest
City Recorder

Link to the webcast of this City Council meeting: [here](#).

MINUTES

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

**January 30, 2019
12:00 p.m.**

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

Mayor Vinis opened the January 30, 2019, Work Session of the Eugene City Council.

1. WORK SESSION: Regulation of Natural Gas

Intergovernmental Relations Manager Ethan Nelson gave a PowerPoint presentation outlining proposals to address greenhouse gas issues related to natural gas service.

Council Discussion

- Councilor Zelenka – announced that while he had an administrative interest in the regulation of natural gas, he did not have conflict of interest and would participate in the council discussion.
- Councilor Clark – expressed concern that a static, rather than a dynamic, model was used to analyze the impacts of natural gas; the data doesn't account for increasing electricity rates due to volume increases caused by conversion; said the best information available is needed because the council's decision will have a significant impact on many people.
- Councilor Yeh – acknowledged that continuing with business as usual is not a viable path forward for meeting the council's climate goals; it is worth the time and effort to pursue renewable natural gas; noted that EWEB business plan calls out its reliance on Northwest Natural as part of its resilience strategy.
- Councilor Pryor – asked for clarification about the reference to MtCO₂e and for information about what percentage of gas emissions is due to leakage compared with combustion.
- Councilor Evans – asked questions about the cost and timeframe for retrofitting infrastructure for switching to renewables and what the average increase in rates might be for Northwest Natural customers; encouraged communication with partners at Metropolitan Wastewater Management Commission about collaborating with Northwest Natural.
- Councilor Syrett – inquired about the costs of installing natural gas into new construction projects; supported efforts to move consumers away from fossil fuels while mitigating the impacts on low-income residents.
- Councilor Taylor – asked questions about the pollution caused by natural gas, the potential impacts of prohibiting incentives to use natural gas, and the impacts of reducing the length of the franchise agreement; urged council to be clear to the public that it is not eliminating natural gas service.
- Councilor Semple – expressed concern that the report was not complete and council had inadequate time to review the information; supported moving toward renewables and a hybrid/variable rate; urged council to avoid any financial decisions that have a regressive effect and supported more triple bottom line analysis; said a 10-year franchise period may make sense, given how quickly technology and climate conditions are changing.
- Councilor Zelenka – noted that regulation would be just one small strategy to address a huge issue; encouraged working cooperatively with large-lever stakeholders and supported

developing a mutual agreement with Northwest Natural that could include GHG reduction strategies and incentives, rather than altering the franchise conditions.

- Mayor Vinis – reported that she had met with representatives from Northwest Natural and they agreed to schedule a joint work session with the council; encouraged looking at strategies that could be done quickly and with little resistance.
- Councilor Clark – said that the demand for electricity will continue to grow as industries and households move away from GHG-emitting services; asked about the maximum capacity of current infrastructure in delivering electricity to Eugene; supported efforts to plan intelligently and focus on efforts to decarbonize transportation.
- Councilor Syrett – encouraged participation by a representative from Good Company at the next work session; supported further consideration of potential incentives for switching over to electricity, implementation of a hybrid rate, and a pathway toward renewable energy source; supported a binding Memorandum of Understanding with Northwest Natural, but noted that imposing new franchise conditions offered greater assurance of compliance.
- Councilor Semple – agreed that focusing more energy on vehicular emissions would have biggest impact on climate recovery goals; supported working cooperatively with Northwest Natural and recognizing work they are already doing to address GHG issues; suggested examining the franchise agreement and making it less aggressively punitive.
- Councilor Zelenka – supported holding the next work session before council's spring break; said conversion to renewable and the use of offsets can be very effective in implementing the council's climate recovery strategy.

2. WORK SESSION: Climate Action Plan 2.0 Update and Gap Strategy

Sustainability Program Manager Ethan Nelson and Climate Analyst Mark Nystrom presented information about progress made on the Climate Action Plan 2.0 and gap strategy.

Council Discussion

- Councilor Zelenka – supported adding more resources towards quantifying what is being done so that progress can be accurately measured; asked for information about what is being done to adapt to impacts of climate change already being seen; asked councilors to keep in mind that consumption-based analysis deals with much larger numbers/percentages; noted that refrigerants are significant pollutants and efforts to reduce them will yield significant results; asked about categorizing 350 Eugene's proposed actions into what can be done easily and what will take more time and resources.
- Councilor Syrett – noted that if the Oregon Legislature takes action on a cap and trade proposal, it will substantially close the gap in Eugene's sector-based CO₂ emissions strategy, but would still leave the consumption gap.
- Mayor Vinis – thanked staff for the information they were able to provide and noted that addressing these issues is an iterative process that requires more discussion.

The meeting adjourned at 1:35 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 25, 2019
Department: City Manager's Office
www.eugene-or.gov

Agenda Item Number: 3B
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 February 15, 2019

Meeting Location: Harris Hall, 125 East 8th Avenue, unless otherwise noted

February 2019					
Date	Day	Time	Title	Length	Dept. Contact
19-Feb	Tuesday	5:30 pm	 Joint Meeting w/LTD Board on MovingAhead (Work Session)	60 mins	Chris Henry, PW
			 URA - Downtown Riverfront (Update)	30 mins	Michael Kinnison, PDD
		7:30 pm	 Ordinance Providing for Withdrawal of Annexed Properties from Special Districts (Public Hearing)		Jenessa Dragovich, PDD
			 Ordinance Revising Nuisance Codes (Public Hearing)		Rachelle Nicholas, PDD
			 Ordinance on Construction Excise Tax (Public Hearing)		Denny Braud, PDD
			 Ordinance on Unlawful Transfer on Vehicular Portion of the Right-of-Way (Public Hearing)		Lt. Jen Bills, EPD
<i>Expected absences for 2/19: none</i>					
20-Feb	Wednesday	12 pm	 Accessory Dwelling Units (Work Session)	90 mins	Alissa Hansen, PDD
<i>Expected absences for 2/20: none</i>					
20-Feb	Wednesday	5:30 pm	 Budget Committee Meeting on CIP		Twylla Miller, CS
<i>Expected Absences: none</i>			<i>Note: Budget Committee meeting added, Harris Hall</i>		
23-Feb	Saturday	9 am	 City Council Workshop		Becky DeWitt, CS
<i>Expected absences for 2/23: none</i>					



Work Session



Action



Public Hearing



Public Forum



Consent Calendar



Committee Reports/Items of Interest



Ceremonial Matters



Pledge of Allegiance

25-Feb	Monday	5:30 pm	 Franklin Boulevard Transformation Project Update (Work Session)	45 mins	Rob Inerfeld, PW
			 TBD (Work Session)	45 mins	
		7:30 pm	 Public Forum  Committee Reports and Items of Interest  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			
Expected absences for 2/27: Vinis, Syrett			NOTE: WORK SESSION CANCELLED		

March 2019						
Date	Day	Time	Title		Length	Dept. Contact
6-Mar	Wednesday	12 pm	 House Bill 2001 (Work Session)	60 mins	Alissa Hansen, PDD	
			 Rest Stop Program (Update)	30 mins	Jason Dedrick, CS	
Expected absences for 3/6:				NOTE: WORK SESSION ADDED		
11-Mar	Monday	5:30 pm	 Committee Reports and Items of Interest	45 mins	Michael Kinnison, PDD	
			 Riverfront Urban Renewal (Work Session)		Michael Wisth, PDD	
		7:30 pm	 Single-Use Plastics (Work Session)	45 mins		
			 Ceremonial Matters – Eugene Police Accreditation			
		 Public Forum				
		 Appointment to Riverfront Renewal Guides (Consent Calendar)		Allie Camp, PDD		
		 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	 Renter Protections (Work Session)	30 mins	Stephanie Jennings, PDD
			 Housing Tools & Strategies Follow-Up (Work Session)	60 mins	Michael Kinnison, 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	45 mins	Matt Rodrigues, PW
				Bond Measure to Fix Streets/2019 Pavement Management Report (Work Session)		
				Riverfront Steam Plant Proposal (Work Session)	45 mins	Amanda D’Souza, PDD
		7:30 pm		Public Forum		Stephanie Jennings, PDD
	Ord. on Construction Excise Tax (Action)					
Expected absences for 4/8: none						
10-Apr	Wednesday	12 pm		Vision Zero Update (Work Session)	45 mins	Matt Rodrigues, PW
				Riverfront Urban Renewal (Work Session)	45 mins	Michael Kinnison, PDD
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
	Ord. on Unlawful Transfer on Vehicular Portion of the Right-of-Way (Action)		Lt. Jen Bills, EPD			
Expected absences for 4/15: none						
17-Apr	Wednesday	12 pm		Presiding Judge (Work Session)	45 mins	Keri Beraldo, CS
				Inclusionary Zoning (Work Session)	45 mins	Stephanie Jennings, PDD
Expected absences for 4/17: none						

22-Apr	Monday	5:30 pm	 Boards and Commissions Interviews	90 mins	CS
		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:					
24-Apr	Wednesday	5:30 pm	 Budget Committee City Manager’s Budget Presentation		Twylla Miller, CS
Expected absences for 4/24:				Location: Bascom/Tykeson Room, Library	

May 2019					
Date	Day	Time	Title	Length	Dept. Contact
8-May	Wednesday	12 pm	 River Road-Santa Clara Neighborhood Plan (Work Session)	45 mins	Eric Brown, PDD
			 Zone of Benefit/Reimbursement District (Work Session)	45 mins	Matt Rodrigues, PW
Expected absences for 5/8: none					
8-May	Wednesday	5:30 pm	 Budget Committee Meeting		Twylla Miller, CS
Expected absences for 5/8:			Location: Bascom/Tykeson Room, Library		
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)	60 mins	Chad Cramer, PDD
			 TBD (Work Session)	30 mins	
Expected absences for 5/15: none					
15-May	Wednesday	5:30 pm	 Budget Committee Meeting		Twylla Miller, CS
Expected absences for 5/15:			Location: Bascom/Tykeson Room, Library		

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	 Joint Meeting with Northwest Natural Gas (Work Session)	45 mins	Ethan Nelson, CS
			 Data Collection Policy/Protection of Individuals and Groups (Work Session)	45 mins	Jen Van Der Haeghen, Becky DeWitt, CS
Expected absences for 5/22: none					
22-May	Wednesday	5:30 pm	 Budget Committee Meeting		Twylla Miller, CS
Expected absences for 5/22: Pryor Location: Bascom/Tykeson Room, Library					
28-May	Tuesday	5:30 pm	 Committee Reports and Items of Interest		Will Dowdy, PDD
			 Town Square Update (Work Session)	45 mins	
		 TBD (Work Session)	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)	45 mins	
			 TBD (Work Session)	45 mins	
Expected absences for 5/29: none					
29-May	Wednesday	5:30 pm	 Budget Committee Meeting		Twylla Miller, CS
Expected absences for 5/29: Pryor Location: Bascom/Tykeson Room, Library					

June 2019					
Date	Day	Time	Title	Length	Dept. Contact
10-Jun	Monday	5:30 pm	 Committee Reports and Items of Interest		
			 TBD (Work Session)	45 mins	
			 TBD (Work Session)	45 mins	
		7:30 pm	 Public Forum		
<i>Expected absences for 6/10: none</i>					

12-Jun	Wednesday	12 pm	 Urban Reserves Update/Next Steps (Work Session)	60 mins	Rebecca Gershow, PDD
			 TBD (Work Session)	30 mins	
Expected absences for 6/12: none					
17-Jun	Monday	5:30 pm	 TBD (Work Session)	45 mins	
			 TBD (Work Session)	45 mins	
		7:30 pm	 TBD (Public Hearing)		
Expected absences for 6/17: none					
19-Jun	Wednesday	12 pm	 Commercial Setbacks (Work Session)	45 mins	Denny Braud, PDD
			 TBD (Work Session)	45 mins	
Expected absences for 6/19: none					
24-Jun	Monday	5:30 pm	 Committee Reports and Items of Interest		
			 TBD (Work Session)	45 mins	
			 TBD (Work Session)	45 mins	
		7:30 pm	 Public Forum		Jamie Garner, CS
			 Supplemental Budget 2 (Public Hearing and Action)		
 URA Supplemental Budget 2 (Public Hearing and Action)					
	 FY20 Proposed Budget (Public Hearing and Action)		Jamie Garner, CS		
	 URA – FY20 Proposed Budget (Public Hearing and Action)		Jamie Garner, CS		
Expected absences for 6/24: none					
26-Jun	Wednesday	12 pm	 TBD (Work Session)	45 mins	
			 TBD (Work Session)	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 – <i>scheduled 4/15/19</i>	Evans	11/9/17
Data Collection Policy/Protection of Individuals and Groups – <i>scheduled 5/22/19</i>	Syrett	7/19/18
Single-Use Plastics Ban – <i>scheduled 3/11/19</i>	Semple	10/04/18
Revisit City Code Regarding Alley Access Rules	Semple	10/11/18
Update Eugene Sign Code to Accommodate Digital Display Technology	Pryor	02/14/19
Follow-Up Work Sessions to be Scheduled		
TAC Report (\$1 Million Shelter) – <i>scheduled 5/13/19</i>		
Commercial Setbacks – <i>scheduled 5/8/19</i>		
Inclusionary Zoning – <i>scheduled 4/17/19</i>		
SB1051/ADUs – <i>scheduled 2/20/19</i>		

EUGENE CITY COUNCIL

AGENDA ITEM SUMMARY



Approval of a Resolution Annexing Land to the City of Eugene
(Assessor's Map 17-03-08-31 Tax Lots 2900 and 3000 — located at 3510 Walton Lane (City File: LH Fund 3; A 18-8)).

Meeting Date: February 25, 2019
Department: Planning and Development
www.eugene-or.gov

Agenda Item Number: 3C
Staff Contact: Rodney T. Bohner
Contact Telephone Number: 541-682-5437

ISSUE STATEMENT

This item is a request to annex property located at 3510 Walton Lane. The property to be annexed is approximately .45 acres and is developed with single-family residence. 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 /UL Urbanizable Land overlay. The property is designated for low density residential use in the Metro Plan and the applicable refinement plan, the Willakenzie Area Plan. The area of annexation is located within the City's urban growth boundary and is contiguous to the City limits. Annexation will allow for future development consistent with the property's land use designation and the Eugene Code. 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 require that (1) the land proposed to be annexed is within the City's UGB and is contiguous to the City limits or separated from City limits only by a right-of-way or water body; (2) the proposed annexation is consistent with the applicable policies in the Metro Plan and in any applicable refinement plans; and (3) the proposed annexation will result in a boundary in which the minimal level of key urban facilities and services can be provided in an orderly, efficient, and timely manner. Findings demonstrating that the annexation request is consistent with these approval criteria are included as Exhibit C 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 (Northeast Neighbors) 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, Eugene Water & Electric Board, and Lane County Public Works. These referral comments confirm that the property can be provided with the minimum level of key urban services consistent with the approval criteria. Given the findings of compliance, ability for the provision of key urban services, and lack of testimony received, a public hearing is not recommended in this instance.

Additional background information regarding this request, including relevant application materials, is included for reference as Attachment C. A full copy of all materials in the record is also available at the Permit and Information Center located at 99 West 10th Avenue.

PREVIOUS COUNCIL DIRECTION

None.

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 resolution by finding that the request complies with all applicable approval criteria, and that the annexation be approved.

SUGGESTED MOTION

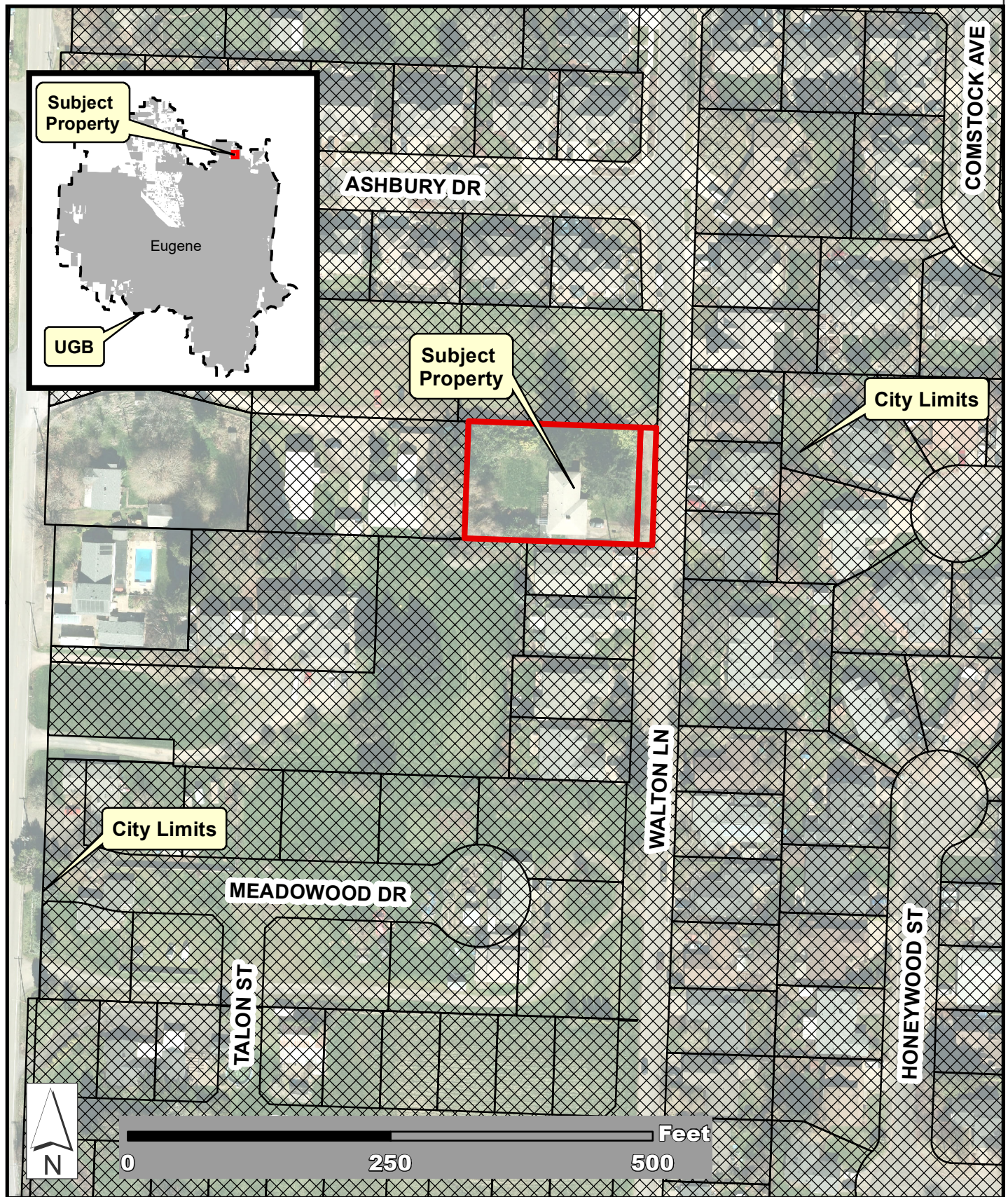
Move to adopt a resolution approving the proposed annexation request consistent with the applicable approval criteria.

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: Rodney T. Bohner
Telephone: 541-682-5437
Staff E-Mail: rbohner@eugene-or.gov



Legend

Taxlots selection Taxlots City Limits

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



February 25, 2019 Meeting - Item 3C
January 2019

RESOLUTION NO. _____

**RESOLUTION ANNEXING LAND TO THE CITY OF EUGENE
(ASSESSOR'S MAP 17-03-08-31, TAX LOTS 2900 AND 3000 LOCATED ON
WALTON LANE).**

The City Council of the City of Eugene finds that:

A. An annexation application was submitted on September 27, 2018, by LH Fund 3, LLC, in accordance with the provisions of Section 9.7810 of the Eugene Code, 1971, ("EC") to annex property identified as Assessor's Map 17-03-08-31, Tax Lots 2900 and 3000, 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 entire 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 January 25, 2019, a notice containing, 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 Northeast Neighbors neighborhood organization. The notice advised that the City Council would consider the Planning Director's full recommendation on the proposed annexation on February 25.

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 17-03-08-31, Tax Lots 2900 and 3000, 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 Overlay to AG Agricultural shall become effective in accordance with State law.

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

City Recorder

ANNEXATION-SITE PLAN

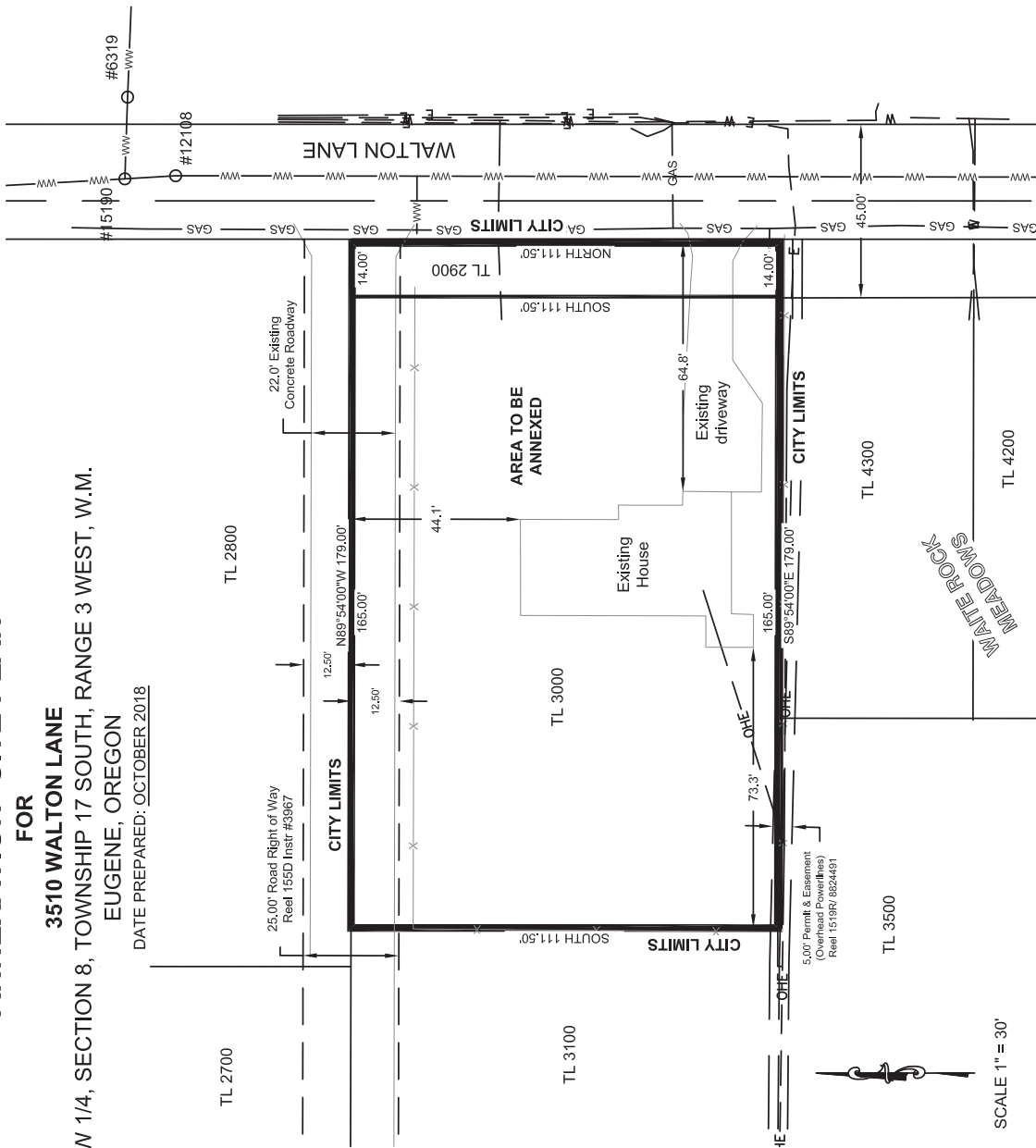
FOR

3510 WALTON LANE

SW 1/4, SECTION 8, TOWNSHIP 17 SOUTH, RANGE 3 WEST, W.M.

EUGENE, OREGON

DATE PREPARED: OCTOBER 2018



SCALE 1" = 30'



VICINITY MAP
NOT TO SCALE

- EXISTING ELECTRIC LINE AND POLE LOCATIONS ARE FROM SURVEY FIELD DATA.
- EXISTING WATER LINE LOCATIONS ARE PER SURVEY FIELD DATA.
- EXISTING WASTEWATER LOCATIONS PER CITY OF EUGENE SEWER INFRASTRUCTURE MAP AND AS-BUILDS.
- EXISTING STORM WATER LOCATIONS ARE PER CITY OF EUGENE SEWER INFRASTRUCTURE MAP AND AS-BUILDS.
- EXISTING GAS LINES ARE PER SURVEY FIELD DATA, AND NORTHWEST NATURAL GAS FACILITIES PLAT MAP.



METRO PLANNING, INC
370 Q STREET
SPRINGFIELD, OR. 97477
541-302-9830
JOB NO. 18-014

ASSESSORS MAP: 17-03-08-31 TAX LOTS: 2900 & 3000

EXHIBIT B

Beginning at the Re-Entrant angle of the Thomas N. Aubrey Donation Land Claim No. 39, in Section 8, Township 17 South, Range 3 West of the Willamette Meridian, run thence South along the west line of said Donation Land Claim No. 39 a distance of 2552.40 feet; thence South 89°54'00" East 419.67 feet to the TRUE POINT OF BEGINNING; thence South 111.50 feet; thence South 89°54'00" East 179.00 feet; thence North 111.50 feet; North 89°54'00" West 179.00 feet to the TRUE POINT OF BEGINNING, in Lane County, Oregon.



Exhibit C
Planning Director's Findings and Recommendation
Annexation Request for LH Fund 3
(City File: A 18-8)

Application Submitted: September 27, 2018
Applicant: LH Fund 3, LLC
Property Included in Annexation Request: Tax Lots 2900 & 3000 of Assessor's Map 17-03-08-31
Zoning: AG Agricultural with /UL Urbanizable Land Overlay
Location: 3510 Walton Lane, west side of Walton Lane between Clemson Way and Ashbury Drive
Representative: Sophie McGinley; Metro Planning, Inc.
Lead City Staff: Rodney Bohner, City of Eugene Planning Division, 541-682-5437

EVALUATION:

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

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

		<p><i>Policy 15. Ultimately, land within the UGB shall be annexed to a city and provided with the required minimum level of urban facilities and services. While the time frame for annexation may vary, annexation should occur as land transitions from urbanizable to urban. (page II-C-5)</i></p> <p>The following policy from the Residential Element of the Metro Plan is also applicable:</p> <p><i>Policy A.2 Residentially designated land within the UGB should be zoned consistent with the Metro Plan, and applicable plans and policies; however, existing agricultural zoning may be continued within the area between the city limits and UGB until rezoned for urban uses.</i></p> <p>The Metro Plan designates the property to be annexed as appropriate for low-density residential use. The Willakenzie Area Plan (WAP) is the adopted refinement plan for the subject properties and also designates the area low density residential development. The property is currently zoned AG Agricultural and /UL Urbanizable Land Overlay. The /UL overlay will be automatically removed from the zoning following annexation approval. It is noted that prior to development consistent with the plan designation, the properties will need to be rezoned to R-1 Low-Density Residential Zone.</p> <p>With regard to applicable policies of the WAP, the subject property is located within the North Region, Unincorporated Subarea. None of the listed policies for this subarea appear to be directly applicable to the subject property. The proposed annexation does not appear to conflict with any of the Land Use Policies or Residential Policies. The “Public Facilities and Services Element” policies of the WAP are directed at local government; however, the premise of these policies (regarding the provision of urban services) is the assumption that the properties within the UGB will be annexed.</p> <p>As previously discussed in this subsection, and further detailed under subsection (3) below, the proposed annexation is consistent with Metro Plan growth management policies and can be served by the minimum level of key urban services. The annexation procedures beginning at EC 9.7800 are consistent with State law and therefore, as found throughout this report, the annexation is consistent with State law.</p> <p>Therefore, based on the findings above, the proposal is consistent with the applicable policies of the Metro Plan and refinement plan.</p>
EC 9.7825(3)		The proposed annexation will result in a boundary in which the minimum level of key urban facilities and services, as defined in the Metro Plan, can be provided in an orderly, efficient, and timely manner.
<div>Complies</div> <div> ☒ YES </div>	<div> ☐ NO </div>	<p>Findings: Consistent with this criterion, the proposed annexation will result in a boundary in which the minimum level of key urban facilities and services can be provided in an orderly, efficient, and timely manner as detailed below:</p> <p><u>Wastewater</u></p> <p>There is an 8-inch public wastewater line in Walton Lane on the eastern boundary of the subject property. The property located adjacent this lot to the south (3470 Walton) and</p>

	<p>directly across the street to the east (3487 Walton) are connected to the 8" line. The related assessments are paid.</p> <p><u>Stormwater</u></p> <p>There is a public stormwater system to the north within Walton Lane (10-inch diameter with inlets #75991 and #75990) where more recent development appears to be located as well as a 15-inch line to the South at the Honeywood intersection. All the inlets and weep holes are on the east side of this portion of Walton; across the street from the subject lots. The west side of Walton between Ashbury Drive and 3355 Walton Ln appears to have roadside ditches for conveyance of run off. The soil type for these lots is mapped as being Type B, indicating high infiltration rates. On-site management of stormwater runoff from future development of the site appears to be feasible.</p> <p><u>Transportation</u></p> <p>Tax lots 2900 & 3000 can be accessed via a private drive. There is no frontage on Walton Lane. Future development will comply with access and frontage requirements.</p> <p><u>Solid Waste</u></p> <p>Collection service is provided by private firms. Regional disposal sites and the Short Mountain Landfill are operated by Lane County.</p> <p><u>Water and Electric</u></p> <p>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.</p> <p><u>Public Safety</u></p> <p>Police protection can be extended to this site upon annexation consistent with service provision through the City. Fire protection will be provided by Eugene Springfield Fire. Emergency medical services are currently provided on a regional basis by the cities of Eugene and Springfield and will continue in the same manner upon annexation.</p> <p><u>Parks and Recreation</u></p> <p>Parks and recreation programs are provided on a City-wide basis. The inclusion of the subject property in the City is sufficient evidence to demonstrate the minimum level of this key urban service is met.</p> <p><u>Planning and Development Services</u></p> <p>Planning and building permit services are provided for all properties located within the urban growth boundary by the City of Eugene. The Eugene Code, Chapter 9, will provide the required land use controls for future development of the subject property upon annexation.</p> <p><u>Communications</u></p> <p>A variety of telecommunications providers offer communications services throughout the Eugene/Springfield area.</p>
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		<p><u>Public Schools</u></p> <p>The subject property is within Eugene School District 4J and is within the district boundary of Gilham Elementary School, Cal Young Middle School, and Sheldon High School. As access to schools is evaluated on a district wide basis, the properties' location within the school district is sufficient evidence to demonstrate the minimum level of this key urban service is met.</p>
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CONCLUSION:

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



370 Q STREET
SPRINGFIELD, OREGON 97477
(541) 302-9830
WWW.METROPLANNING.COM

ANNEXATION APPLICATION FOR LH FUND 3, LLC

WRITTEN STATEMENT

Submittal No.:	2
Document Date:	December 4, 2018
Applicant's Request:	Approval of annexation of property located at 3510 Walton Lane.
Property Owner / Applicant:	LH Fund 3, LLC 2224 Sandy Drive Eugene, Oregon 97401
Applicant's Representative / Planner / Project Coordinator:	Metro Planning, Inc. c/o Sophie McGinley, Assistant Planner 370 Q Street Springfield, OR 97477 Tel (541) 302-9830
Subject Property:	Map 17-03-08-31; Tax Lot 03000 Map 17-03-08-31; Tax Lot 02900
Location:	3510 Walton Lane
Property Size:	0.45 acres
Zoning:	AG – Agricultural UL - Urbanizable Land
Future Development Plans Proposed with this Annexation:	N/A

Background

This is an annexation application for approximately 0.45 acre site, located at 3510 Walton Lane, in an area zoned Agricultural (AG). The subject property is in the Urbanizable Land Overlay District, (UL), as it is located outside City of Eugene city limits, but within the Urban Growth Boundary (UGB). The tax lots on the subject property are contiguous to city limits on three sides. The proposed annexation is consistent with the City's Metro Plan designation, showing the land within the UGB and included in these plan diagrams.

To facilitate city staff review of this annexation application, this written statement clearly demonstrates how the development meets the Annexation application criteria of EDC 9.7825 Criteria. The Eugene Development Code (EDC) text sections are in bold and/or italics and the responses are included in plain text.

Annexations

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 subject property Tax Lot 03000 is contiguous to city limits on three sides: the northern, western, and southern property lines adjacent to Tax Lot 03000. The subject property Tax Lot 02900 is contiguous to city limits on three sides: the northern, eastern, and southern property lines adjacent to Tax Lot 02900.

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

The subject property is located within the City's urban growth boundary and in an area zoned Agricultural (AG). The Metro Plan diagram indicates that the property is designated for low density residential development. The area is within the Willakenzie Refinement Plan. Willakenzie Refinement Plan standards are addressed below. Upon approval of this proposed annexation by the City Council the property will be zoned AG and the Urban Land (UL) Overlay will automatically cease to apply.

As further detailed in subsection (3), the proposed annexation is consistent with Metro Plan growth management policies and can be served by the minimum level of key urban services.

Several other 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 Growth Management Policies:

Policy 1: The UGB and sequential development shall continue to be implemented as an essential means to achieve compact urban growth. The provision of all urban services shall be concentrated inside the UGB. (page 11-C-3)

The proposed annexation includes land within the UGB and outside city limits. Annexing such land would create more opportunity for compact urban growth. The land is within the UGB, therefore ensuring the provision of all urban services will be concentrated inside the UGB.

Policy 8: Land within the UGB may be converted from urbanizable to urban only through annexation to a city when it is found that: (page 11-C-4)

- 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.*

The minimum level of key urban facilities and services can be provided to the area in an orderly and efficient manner.

Policy 10: Annexation to a city through normal processes shall continue to be the highest priority. (Pahe 11-C-4)

This annexation application adheres to normal processes and therefore complies to this policy.

Policy 16: 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 11-C-5)

This annexation application is for land designated as urbanizable within the UGB. Annexation allows for urbanizable land to transition to urban.

9.9700 Willakenzie Area Plan Policies.

1. Land Use Element - General Policies.

(a) The City shall use the Land Use Diagram and accompanying text and policies of the Willakenzie Refinement Plan, as well as other applicable City goals, policies, and plans, to provide policy direction for public decisions affecting the plan area. (Policy 1)

The Willakenzie Land Use Diagram designates 3510 Walton Lane as low density residential. There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. The existing structure on parcel 1 is a single family residence that complies with the Lane County agricultural (AG) designation. Based on this fact, the low-density residential character of the area will be maintained.

(b) The City shall ensure that future commercial development and redevelopment in the Willakenzie planning area is sensitive to and compatible with existing and planned development in the surrounding area. (Policy 2)

The site is zoned agricultural. There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 1(b) Land Use Element, General Policies criterion is not applicable.

(c) Retain existing significant vegetation whenever possible to provide buffering between residential and nonresidential uses, as well as between low-density and higher density residential areas. (Policy 3)

The site is zoned agricultural. There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 1(c) Land Use Element, General Policies criterion is not applicable.

(d) Recognize Coburg Road, the Ferry Street Bridge, Beltline Road, Delta Highway, Interstate 5, and the Eugene-Springfield Highway (I-105) as designated entrance corridors to the city as identified in the adopted City of Eugene Entrance Beautification Study. (Policy 4)

The site is zoned agricultural. There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. EC 9.9700 1(d) Land Use Element, General Policies criterion is not applicable.

(e) Site review procedures or special development standards shall be considered for properties which abut or face one another, when the uses permitted on those properties are potentially incompatible. (Policy 5)

The site is zoned agricultural. There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900 which abut each other. Any future development such as a potential zone change would comply with this criterion. EC 9.9700 1(e) Land Use Element, General Policies criterion is not applicable.

(f) Minimize land use conflicts by promoting compatibility between low-density and higher-density residential land uses as well as between residential and nonresidential land uses. (Policy 6)

The site is zoned agricultural. The existing building on Tax Lot 03000 complies with current agricultural (AG) zoning. There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 1(f) Land Use Element, General Policies criterion is not applicable.

(g) Mixed-use developments that combine living, working, and shopping opportunities shall be encouraged in the study area. (Policy 7)

The site is zoned agricultural. There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 1(g) Land Use Element, General Policies criterion is not applicable.

(2) Land Use Element - Residential Policies.

(a) Maintain the existing low-density residential character of existing Willakenzie neighborhoods, while recognizing the need to provide housing for all income groups in the city. (Policy 1)

The site is zoned agricultural. The existing building on Tax Lot 03000 complies with current agricultural (AG) zoning. There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 2(a) Land Use Element, Residential Policies criterion is not applicable.

(b) Ensure that development plans include street sizes adequate to meet future demands. (Policy 3)

The site is zoned agricultural. The existing building on Tax Lot 03000 complies with current agricultural (AG) zoning. There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 2(b) Land Use Element, Residential Policies criterion is not applicable.

(c) Encourage a mixture of housing densities and types to address the housing needs of a diverse population. (Policy 4)

The site is zoned agricultural. The existing building on Tax Lot 03000 complies with current agricultural (AG) zoning. There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 2(c) Land Use Element, Residential Policies criterion is not applicable.

(d) Encourage medium- and high-density residential uses in areas which have good access to commercial services, public open space, schools, parks, transit, and other alternative modes of transportation. (Policy 5)

The site is zoned agricultural. The Willakenzie Land Use Diagram designates the area Low Density Residential. The existing building on Tax Lot 03000 complies with current agricultural (AG) zoning. There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 2(d) Land Use Element, Residential Policies criterion is not applicable.

(e) Require that all new residential development adjacent to Beltline Road, Interstate 5, Delta Highway, and I-105 provide on-site noise buffering between the noise source and the new development. (Policy 6)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 2(e) Land Use Element, Residential Policies criterion is not applicable.

(f) Berms that are used to fulfill a noise-buffering requirement shall be landscaped and irrigated with a permanent irrigation system. (Policy 7)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 2(f) Land Use Element, Residential Policies criterion is not applicable.

(g) Promote compatibility between low-density residential land uses and medium- to high-density residential land uses. (Policy 8)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 2(g) Land Use Element, Residential Policies criterion is not applicable.

(3) Land Use Element - General Commercial and Industrial Policies.

(a) Minimize the impact of future neighborhood commercial development on adjacent residential uses through the application of Willakenzie Commercial Siting and Development Guidelines. (Policy 2)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 3(a) Land Use Element, General Commercial and Industrial Policies criterion is not applicable.

(b) Encourage the consolidation of parking lots, development of joint access, and use of access controls on commercial and industrial developments. (Policy 3)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 3(b) Land Use Element, General Commercial and Industrial Policies criterion is not applicable.

(9) Land Use Element - North Region, Unincorporated Subarea.

(a) The City shall require future developments on parcels abutting the UGB to provide an effective transition between urban and rural land uses. This transition is intended to minimize potential conflicts with adjacent agricultural uses and sand and gravel operations. (Policy 2)

The site for the proposed annexation is located in the North Region, Unincorporated Subarea. The site is zoned agricultural. The existing building on Tax Lot 03000 complies with current agricultural (AG) zoning. There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 9(a) Land Use Element, North Region, Unincorporated Subarea criterion is not applicable.

(b) The City shall require that access to the future school site on the east side of Coburg Road and the future school building itself be oriented toward the existing residential street systems rather than Coburg Road. (Policy 3)

The site for the proposed annexation is located in the North Region, Unincorporated Subarea. The site is zoned agricultural. The existing building on Tax Lot 03000 complies with current agricultural (AG) zoning. There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 9(b) Land Use Element, North Region, Unincorporated Subarea criterion is not applicable.

(c) The City shall limit access points along both sides of County Farm Road, north of the present city limits. Encourage construction of a local residential street system to provide access. (Policy 5)

The site for the proposed annexation is located in the North Region, Unincorporated Subarea. The site is zoned agricultural. The existing building on Tax Lot 03000 complies with current agricultural (AG) zoning. There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 9(c) Land Use Element, North Region, Unincorporated Subarea criterion is not applicable.

(d) The City shall recognize the Northwest Pipeline District Offices (located along the east side of North Game Farm Road) as a nonconforming use. The site shall be exempt from the nonconforming use

requirements of the Eugene Code so that the use may continue to operate. Future expansion of the use by Northwest Pipeline will be limited to the tax lot on which the offices are currently located (Tax Lot 1503 — Assessor's Map 17-03-09-00). The site and surrounding area shall be considered appropriate for low-density residential use. (Policy 6)

The site for the proposed annexation is located in the North Region, Unincorporated Subarea. The site is zoned agricultural. The existing building on Tax Lot 03000 complies with current agricultural (AG) zoning. There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. EC 9.9700 9(d) Land Use Element, North Region, Unincorporated Subarea criterion is not applicable.

(e) The City shall acknowledge the potential for development of residential/ mixed-use neighborhoods in the Unincorporated Subarea. (Policy 11)

The site for the proposed annexation is located in the North Region, Unincorporated Subarea. The site is zoned agricultural. The existing building on Tax Lot 03000 complies with current agricultural (AG) zoning. There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 9(e) Land Use Element, North Region, Unincorporated Subarea criterion is not applicable.

(f) Residential mixed-use developments shall be a minimum of 30 acres in size and a maximum of 160 acres in size. (Policy 14)

The site for the proposed annexation is located in the North Region, Unincorporated Subarea. The site is zoned agricultural. The existing building on Tax Lot 03000 complies with current agricultural (AG) zoning. There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 9(f) Land Use Element, North Region, Unincorporated Subarea criterion is not applicable.

(13) Transportation Element.

(a) The transportation network within the Willakenzie Area shall be planned and designed to ensure: a) preservation of existing neighborhoods; b) an adequate system of arterials and collectors for the efficient movement of through traffic; and c) the preservation of the use of local streets for local traffic. (Policy 1)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 13(a) Transportation Element criterion is not applicable.

(b) The City shall maintain and encourage the safe and efficient operation of major streets by limiting private, direct access to those streets where necessary. (Policy 2)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 13(b) Transportation Element criterion is not applicable.

(c) The City shall continue to provide direct access from Coburg Road to the Kinney Loop subdivision via Kinney Loop. If in the future access onto Coburg Road from Kinney Loop becomes a hazard, the City shall consider the addition of an access point to the Kinney Loop area via Crescent Avenue. This additional access to Kinney Loop off Crescent Avenue should be to provide access to the Kinney Loop subdivision only and should not connect through to other areas. (Policy 3)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. The parcels are not located within or adjacent to Kinney Loop subdivision. EC 9.9700 13(c) Transportation Element criterion is not applicable.

(d) The City shall provide for improvements to designated entrance corridors, including those in County and State jurisdictions, in conjunction with construction or reconstruction projects affecting those streets. (Policy 4)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 13(d) Transportation Element criterion is not applicable.

(e) The City shall work with major developers and employers to ensure that transportation demand management strategies are incorporated into their facilities planning and operations. (Policy 5)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 13(e) Transportation Element criterion is not applicable.

(f) The City shall work with developers to provide and participate in transportation mitigation measures which are necessary to resolve direct traffic impacts resulting from new development. Mitigation measures could include such things as traffic control signs, traffic signals, street widenings, turn lanes, and other access improvements. (Policy 6)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 13(f) Transportation Element criterion is not applicable.

(g) To the greatest extent possible, the City shall encourage regional and intercity traffic to use major rather than minor arterials. (Policy 7)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 13(g) Transportation Element criterion is not applicable.

(h) The City shall work with developers and the State of Oregon to ensure that noise attenuation is provided for existing and proposed residential developments along State highways when improvements are made to those roads. (Policy 8)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. The site is not located adjacent to a State highway. EC 9.9700 13(h) Transportation Element criterion is not applicable.

(i) The City shall require new residential developments occurring along State highways and streets identified as Traffic Noise Control Corridors to use appropriate siting and design techniques to bring the development into compliance with State and Federal noise standards, vegetation, or setbacks. (Policy 9)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. The site is not located adjacent to a State highway. EC 9.9700 13(i) Transportation Element criterion is not applicable.

(j) As street lights are installed on major streets, the City shall consider the impacts of light intrusion on residences adjacent to those streets. (Policy 11)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 13(j) Transportation Element criterion is not applicable.

(k) The city shall continue to require sidewalks to be constructed in all newly developed areas. (Policy 13)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 13(k) Transportation Element criterion is not applicable.

(l) Sidewalks shall not be installed on local streets within existing developed residential areas unless a majority of property owners are supportive or unless traffic conditions materially change to create a safety problem. (Policy 14)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 13(l) Transportation Element criterion is not applicable.

(m) The City shall provide for the creation of a network of bicycle and pedestrian amenities to encourage bicycling and walking, reduce reliance on the automobile, and alleviate or delay congestion and other traffic problems. (Policy 19)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 13(m) Transportation Element criterion is not applicable.

(14) Public Facilities and Services Element - Natural Drainage.

(a) Encourage development practices that reduce the need for construction of an extensive subsurface storm sewer system. (Policy 1)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 14(a) Public Facilities and Services Element, Natural Drainage criterion is not applicable.

(b) Encourage growth and development patterns that are compatible with natural features and discourage the alteration of natural features. Relocation of natural drainage features may be considered as an alternative to replacement with a closed pipe system. (Policy 2)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 14(b) Public Facilities and Services Element, Natural Drainage criterion is not applicable.

(c) Encourage measures that will improve the quality of storm-water runoff discharged into local waterways. (Policy 3)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 14(c) Public Facilities and Services Element, Natural Drainage criterion is not applicable.

(15) Public Facilities and Services Element - Water and Electric Services. *The City shall work with EWEB to continue support for placing utility lines underground. (Policy 2)*

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 15. Public Facilities and Services Element, Water and Electric Services criterion is not applicable.

(16) Neighborhood Design Element - Neighborhood Gateways.

(a) Encourage the development of symbolic 'gateways' to the Willakenzie area through the effective use of landscape materials in areas indicated on the Neighborhood Gateways map. (Policy 1)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 16(a) Neighborhood Design Element, Neighborhood Gateways criterion is not applicable.

(b) Encourage the Eugene Water & Electric Board and other utility providers to relocate utility lines underground in areas designated as neighborhood gateways on the Neighborhood Gateways map. (Policy 2)

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 16(b) Neighborhood Design Element, Neighborhood Gateways criterion is not applicable.

(17) Neighborhood Design Element - Natural Resource Area Protection. *Significant wetland, riparian, waterway, and upland sites in the Willakenzie area shall be protected from encroachment and degradation in order to retain their important functions related to fish and wildlife habitat, flood control, sedimentation and erosion control, water-quality control, and groundwater pollution control. (Policy 1)*

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 17. Neighborhood Design Element, Natural Resource Area Protection criterion is not applicable.

(18) Neighborhood Design Element - Historic Preservation. *The City shall identify and encourage preservation of significant historic and cultural resources including buildings, sites, structures, objects, agricultural landscapes, and other landscape elements in the Willakenzie area. (Policy 1)*

There is no development proposed with this application except for the annexation of Tax Lot 03000 and Tax Lot 02900. Any future development would comply with this criterion. EC 9.9700 18. Neighborhood Design Element, Historic Preservation criterion is not applicable.

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 proposed boundary results in key urban facilities and services provided in an orderly, efficient and timely manner. Utilities required to serve the property are located within the right-of-way as shown on the Site Plan.

Electric power facilities are currently provided by Eugene Water and Electric Board, natural gas facilities are provided by Northwest Natural, and wastewater and storm sewer lines are existing. Water is currently provided via a well.

As discussed below, public services are in place and readily available to the properties proposed for annexation. Because of the proximity to the surrounding urban facilities, services can be provided in an orderly, efficient, and timely manner.

- Electrical service is provided by EWEB. Underground wires are available for connection along Walton Lane via tax lot 2900. Overhead wires are available for connection along the south portion of the parcel via tax lot 3000.
- Water service is provided by an onsite well but will be transferred to EWEB upon annexation. Water mains are accessible from multiple locations.
- A 8" wastewater main exists along Walton Lane and is available for connection on the east side of tax lot 3000 and the east side of tax lot 2900.
- The city stormwater system consists of an 8" main and curb inlets in Walton Lane.
- Willakenzie/Eugene RFPD currently provides fire service to the area. Upon annexation, service will be provided by Eugene Springfield Fire.
- Tax lots 03000 and 02900 can be accessed via a private drive. There is no frontage on Walton Lane. There is no development proposed at the time, however future development will comply with access and frontage requirements.
- The property is within the Eugene School District 4J and is within the district boundaries of Gilham Elementary School, Cal Young Middle School, and Sheldon High School.
- Garbage collection service is provided by private firms. Regional disposal sites and the Short Mountain Landfill are operated by Lane County.
- Police protection can be extended to this site upon annexation consistent with service provision throughout the City.

- 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.
- A minimum level of park service can be provided to the proposal area as prescribed in the Metro Plan.
- 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.
- A variety of telecommunications providers offer communications throughout the Eugene/Springfield area.

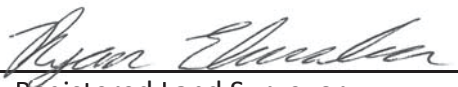
If there are any questions or concerns, please do not hesitate to contact me at Metro Planning via email (sophie@metroplanning.com) or phone (541-302-9830).

Regards,

Sophie McGinley
Assistant Planner

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

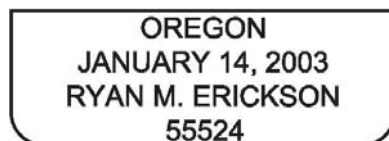
Print Name: Ryan Erickson, PLS

Date: September 20, 2018

Seal:



DIGITALLY SIGNED



EXPIRES: 12/31/2019

Beginning at the Re-Entrant angle of the Thomas N. Aubrey Donation Land Claim No. 39, in Section 8, Township 17 South, Range 3 West of the Willamette Meridian, run thence South along the west line of said Donation Land Claim No. 39 a distance of 2552.40 feet; thence South 89°54'00" East 419.67 feet to the TRUE POINT OF BEGINNING; thence South 111.50 feet; thence South 89°54'00" East 179.00 feet; thence North 111.50 feet; North 89°54'00" West 179.00 feet to the TRUE POINT OF BEGINNING, in Lane County, Oregon.

N.E. 1/4 S.W. 1/4 SEC. 8 T.17S. R.3W. W.M.
Lane County

CANCELLED

1600
1700
2400
2500
3400
2300
1500
10500
3800

[illegible]

EUGENE
17030831



SCALE 1" = 100'

Proposed Annexation to City of Eugene

(completed by County Staff)

signatures prior to written approval by County Clerk. Applicant to only complete top half of form.)

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 association. /s/ _____

(signature of circulator)

CERTIFICATION OF ELECTORS

the following century that this petition includes

Date Certified 12/4/2018

According to the Lane County Assessment and Taxation records, the total number of 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 percent of 100 (%) landowners and 100 (%) acres as determined by the map and tax lots attached to the filed petition. A&T is not responsible for subsequent deed activity which may not yet be reflected on the A&T computerized tax roll.

Date Certified _____

Consent to Annexation

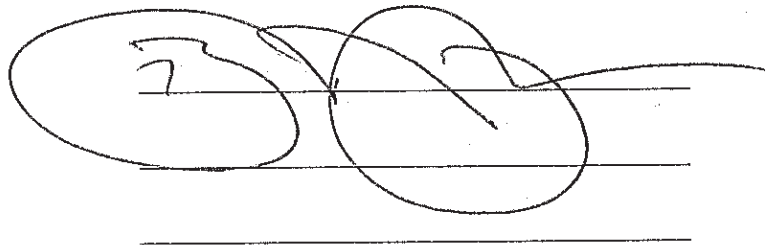
Consent is hereby given to the annexation by the City of Eugene, Oregon of the following described real property:

Map and Tax Lot: 17-03-08-10-02900/03000 Address: 3510 Walton Lane

Legal Description: Beginning at the E. & T. Grant angle of the Thomas N. Aubrey Donation Land Claim No. 39, in Section 8, Township 17 South, Range 3 West of the Willamette Meridian, run thence South along the west line of said Donation Land Claim No. 39 a distance of 2552.40 feet; thence South 89°54' East 419.67 feet to the TRUE POINT OF BEGINNING; thence South 0°01'00" West 111 feet more or less; thence South 89°54'19" East 179 feet more or less; thence North 0°00'20" East 111 feet more or less; North 89°54'19" West 179 feet more or less to the TRUE POINT OF BEGINNING, in Lane County, Oregon.

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

DATED this 15 day of NOV, 2018.



STATE OF OREGON)

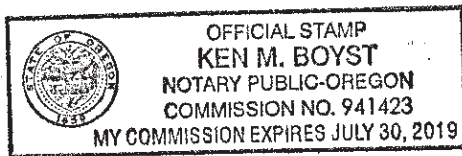
County of Lane)

)ss

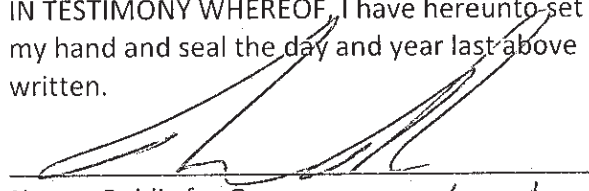
On this 15 day of November, 2018, before me, the undersigned, a notary public in and for the said county and state, personally appeared the within-named, Benjamin Barker as managing member of Red Cedar Capital * who is known to me to be the identical individual described herein and who executed the same freely and voluntarily.

* Partners as sole Member of LH Fund 3, LLC

Seal:



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


Notary Public for Oregon

My Commission Expires 07/30/19

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
17-03-08-31	03000	AG/UL	0.42
17-03-08-31	02900	AG/UL	0.04

Property Address: 3510 Walton Lane, Eugene, OR 97408

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

Public Service Districts:

Name			
Parks:	Lane County		
Electric:	Eugene Water and Electric Board		
Water:	well		
Sanitary Sewer:	septic		
Fire:	Willakenzie/Eugene RFPD		
Schools:	Elementary: Gilham	Middle: Cal Young	High: Sheldon
Other:			

Filing Fee

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

Written Statement (Submit 5 copies)

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

Site Plan Requirements

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

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

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

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

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

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

PROPERTY OWNER OF TAX LOT: 03000

Name (print): LH Fund 3, LLC

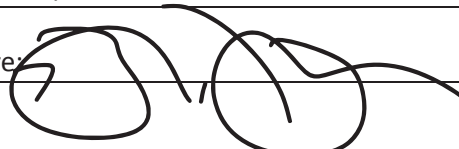
Address: 2224 Sandy Drive

Email: _____

City/State/Zip: Eugene, OR 97401

Phone: _____

Fax: _____

Signature: 

Date: _____

PROPERTY OWNER OF TAX LOT: 02900

Name (print): LH Fund 3, LLC

Address: 2224 Sandy Drive

Email: _____

City/State/Zip: Eugene, OR 97401

Phone: _____

Fax: _____

Signature: 

Date: _____

PROPERTY OWNER OF TAX LOT: _____

Name (print): _____

Address: _____

Email: _____

City/State/Zip: _____

Phone: _____

Fax: _____

Signature: _____

Date: _____

SURVEYOR:

Name (print): _____

Company/Organization: _____

Address: _____

City/State/Zip: _____

Phone: _____

Fax: _____

E-mail: _____

Signature: _____

Date: _____

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Approval of a Resolution Annexing Land to the City of Eugene
(Assessor's Map 17-04-24-32, Tax Lot 3300 — Located at 503 Sunnyside Drive) and
a Portion of the Right-of-Way (Sunnyside Drive Adjacent to the Property)
(City File: Morrow/Thomas; A 18-11).

Meeting Date: February 25, 2019
Department: Planning and Development
www.eugene-or.gov

Agenda Item Number: 3D
Staff Contact: Rodney T. Bohner
Contact Telephone Number: 541-682-5437

ISSUE STATEMENT

This item is a request to annex a property located at 503 Sunnyside Drive. The property to be annexed is approximately .39 acres (16,471 square feet) and is developed with single-family residence. Additionally, approximately 184 feet of public right-of-way (Sunnyside Drive) is proposed for annexation by the applicant as part of this request. A vicinity map is provided as Attachment A.

The property is zoned R-1 Low-Density Residential with /UL Urbanizable Land overlay. The property is designated for low density residential use in the Metro Plan and the applicable refinement plan, the River Road – Santa Clara Urban Facilities Plan. The area of annexation is located within the City's urban growth boundary and is contiguous to the City limits. Annexation will allow for future development consistent with the property's land use designation and the Eugene Code. 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 require that (1) the land proposed to be annexed is within the City's UGB and is contiguous to the City limits or separated from City limits only by a right-of-way or water body; (2) the proposed annexation is consistent with the applicable policies in the Metro Plan and in any applicable refinement plans; and (3) the proposed annexation will result in a boundary in which the minimal level of key urban facilities and services can be provided in an orderly, efficient and timely manner. Findings demonstrating that the annexation request is consistent with these approval criteria are included as Exhibit C 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 (River Road Community Organization) consistent with Eugene Code requirements. No testimony has been received to date regarding the proposed annexation of this property.

Referral comments were provided by affected agencies including City of Eugene Public Works, Eugene Water & Electric Board, and Lane County Public Works. These referral comments confirm that the property and adjacent right-of-way can be provided with the minimum level of key urban services consistent with the approval criteria. Given the findings of compliance, ability for the provision of key urban services, and lack of testimony received, a public hearing is not recommended in this instance.

Additional background information regarding this request, including relevant application materials, is included for reference as Attachment C. A full copy of all materials in the record is also available at the Permit and Information Center located at 99 West 10th Avenue.

PREVIOUS COUNCIL DIRECTION

None.

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 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

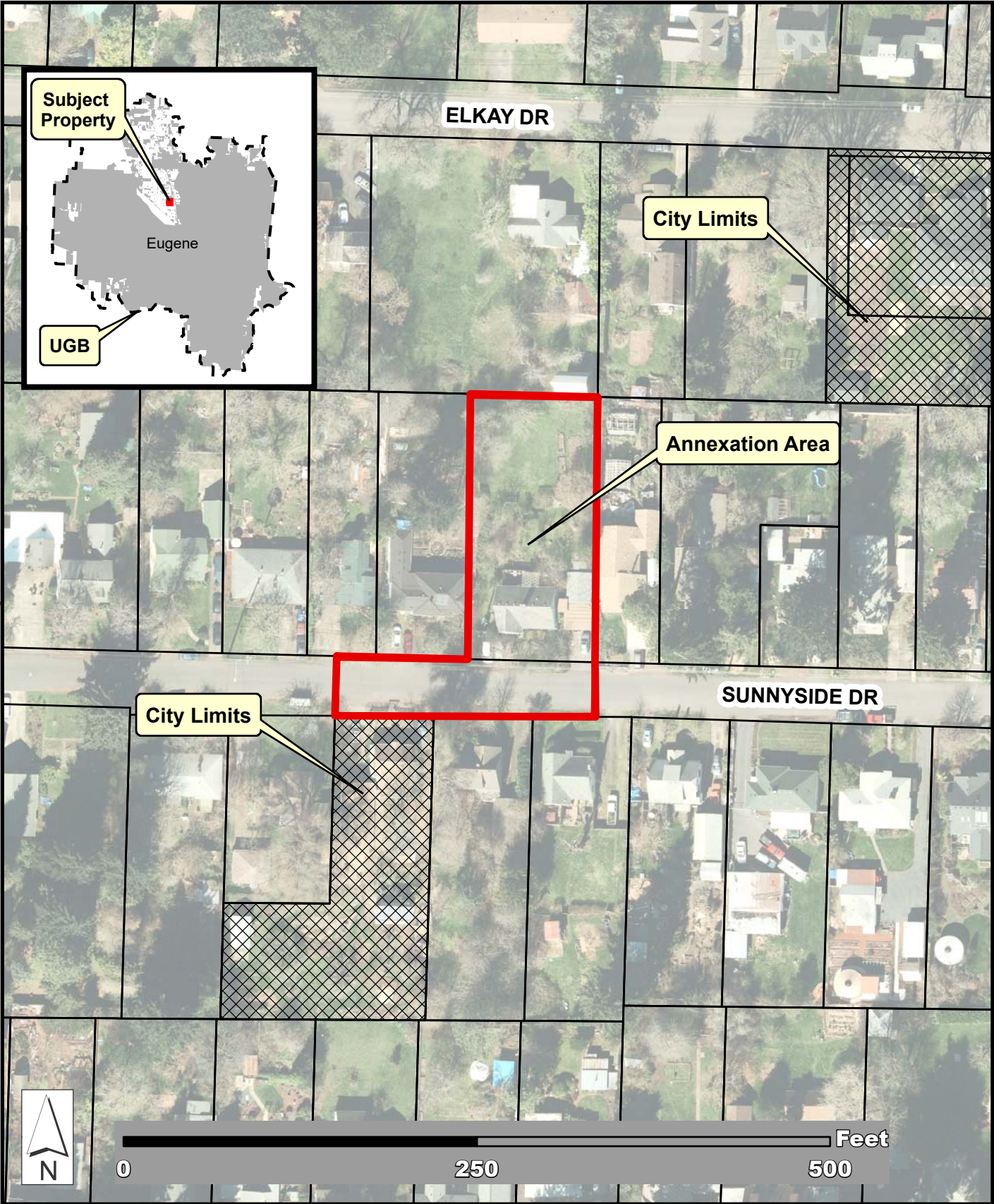
- A. Vicinity Map
- B. Draft Annexation Resolution with Exhibits A through C
 - Exhibit A: Map of Annexation Request
 - Exhibit B: Legal Description
 - Exhibit C: Planning Director Findings and Recommendation
- C. Application Materials for Annexation Request

FOR MORE INFORMATION

Staff Contact: Rodney T. Bohner
Telephone: 541-682-5437
Staff E-Mail: rbohner@eugene-or.gov

MORROW-THOMAS (A 18-11)

Attachment A



Legend

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



RESOLUTION NO. _____

**RESOLUTION ANNEXING LAND TO THE CITY OF EUGENE
(ASSESSOR'S MAP 17-04-24-32, TAX LOT 3300 LOCATED AT 503
SUNNYSIDE DRIVE) AND A PORTION OF RIGHT-OF-WAY
(SUNNYSIDE DRIVE ADJACENT TO THE PROPERTY).**

The City Council of the City of Eugene finds that:

A. An annexation application was submitted on December 21, 2018, by Randall McClay Morrow and Denise Thomas in accordance with the provisions of Section 9.7810 of the Eugene Code, 1971, ("EC") to annex to the City of Eugene property identified as Assessor's Map 17-04-24-32, Tax Lot 3300, and the approximately 7,368 square foot portion of the Sunnyside Drive right-of-way that is adjacent to the subject property.

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 January 25, 2019, 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 River Road Community Organization. The notice advised that the City Council would consider the Planning Director's full recommendation on the proposed annexation on February 25, 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 17-04-24-32, Tax Lot 3300, and the approximately 7,368 square foot portion of the Sunnyside Drive right-of-way that is adjacent to

the subject property, which are 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 R-1 Low-Density Residential with /UL Urbanizable Land Overlay to R-1 Low-Density Residential shall become effective in accordance with State law.

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

City Recorder

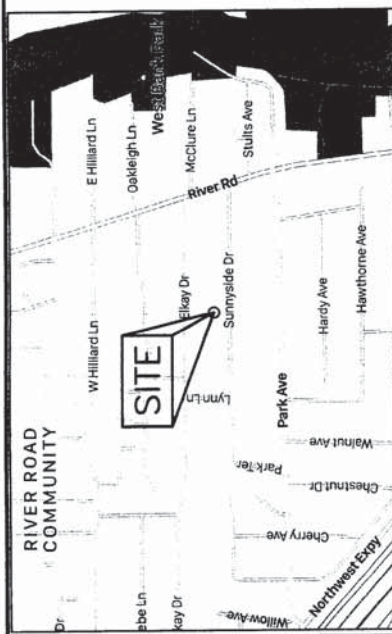
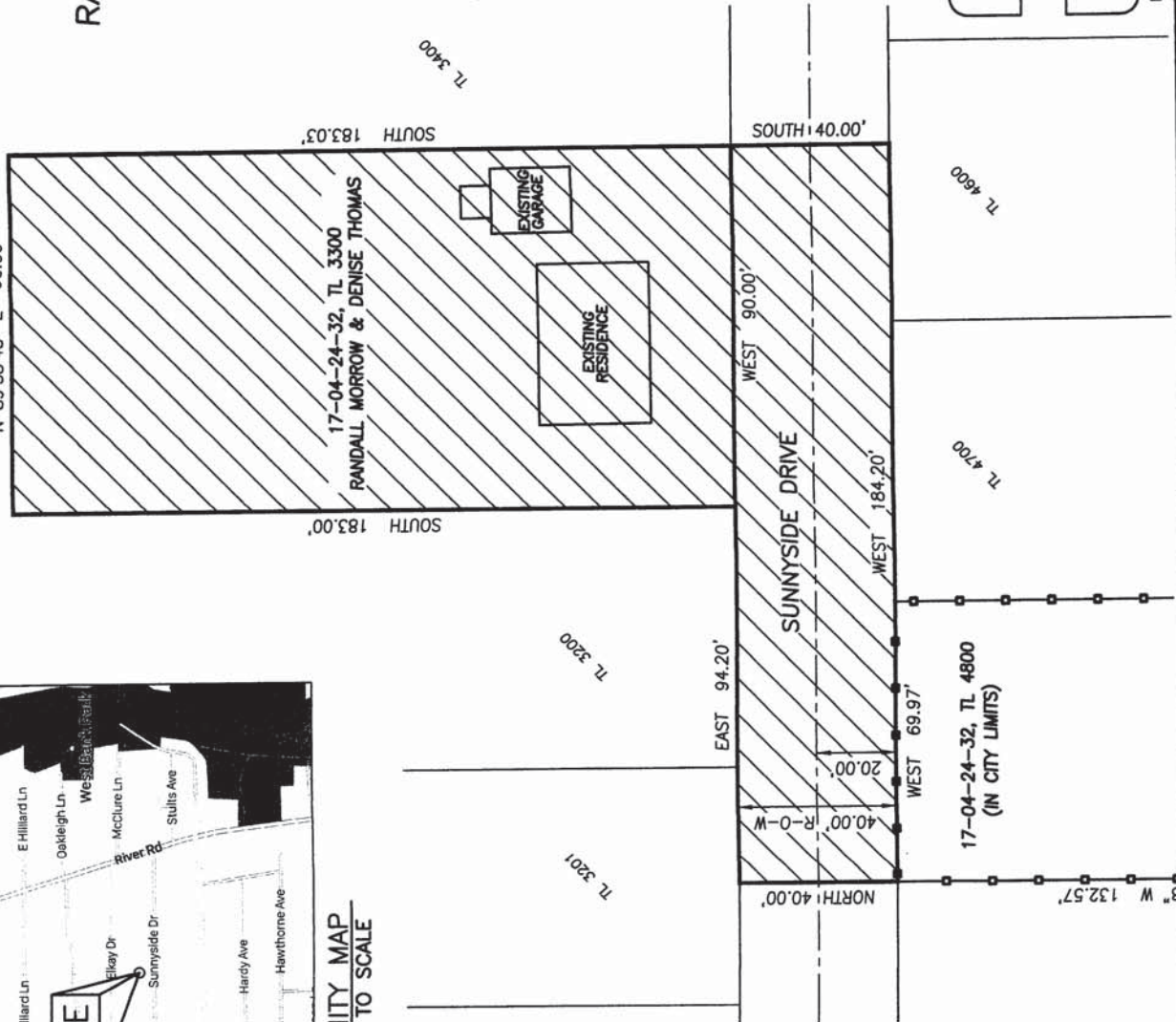
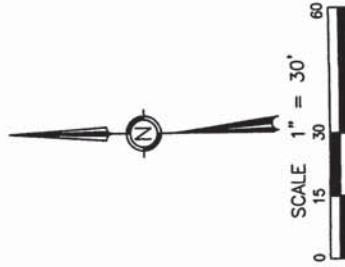
SITE PLAN

FOR

RANDALL MORROW & DENISE THOMAS

SW 1/4, SECTION 24, T. 17 S., R. 4 W., W.M.
ASSESSOR'S MAP 17-04-24-32, TAX LOT 3300
EUGENE, LANE COUNTY, OREGON

DECEMBER 7, 2018



RECEIVED

DEC 21 2018

CITY OF EUGENE

NOTE: COURSES AND DISTANCES DEPICTED HERON ARE BASED ON COUNTY SURVEY FILES 37530 & 41966, ON FILE IN THE OFFICE OF THE LANE COUNTY SURVEYOR, IN LANE COUNTY, OREGON.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JUNE 30, 1997
LLOYD L. TOLBERT

EXPIRES: JUNE 30, 2020

TOLBERT ASSOCIATES, LLC

LAND SURVEYING & LAND USE PLANNING

P.O. BOX 22603
EUGENE, OREGON 97402
(541) 359-8426
WWW.TOLBERTASSOCIATES.COM
CADD FILE-1513ANNEX.DWG
DWN BY: LLT

**LEGAL DESCRIPTION
FOR THE ANNEXATION OF
THE RANDALL MORROW & DENISE THOMAS PROPERTY
TO THE CITY OF EUGENE
ASSESSOR'S MAP NO. 17-04-24-32, TAX LOT 3300
December 7, 2018**

Beginning at a point 3830.40 feet EAST and 20.00 NORTH of the Southwest corner of the Benjamin Davis Donation Land Claim No. 45, Notification No. 2244 in Township 17 South, Range 4 West of the Willamette Meridian; thence WEST 90.00 feet; thence NORTH 183.00 feet; thence North 89°58'48" E 90.00 feet; thence SOUTH 183.03 feet to the place of beginning, all in Lane County, Oregon.

Containing 16,471, more or less

Also: That certain tract of land contained within the Sunnyside Drive right-of-way being more particularly described as:

Beginning at a point 3830.40 feet EAST of the Southwest corner of the Benjamin Davis Donation Land Claim No. 45, Notification No. 2244 in Township 17 South, Range 4 West of the Willamette Meridian; thence SOUTH 20.00 feet; thence WEST 184.20 feet; thence NORTH 40.00 feet; thence EAST 184.20 feet; thence SOUTH 20.00 feet to the place of beginning, all in Lane County, Oregon.

Containing 7,368, more or less

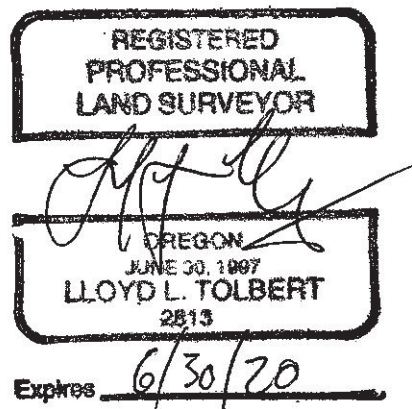




Exhibit C
Planning Director's Findings and Recommendation
Annexation Request for Morrow/Thomas
(City File: A 18-11)

Application Submitted: December 21, 2018
Applicant: Randall Morrow and Denise Thomas
Property Included in Annexation Request: Tax Lot 3300 of Assessor's Map 17-04-24-32 and portion of Sunnyside Drive
Zoning: R-1 Low-Density Residential with /UL Urbanizable Land Overlay
Location: 503 Sunnyside Drive, north side of Sunnyside Drive and west of River Road
Representative: Lloyd Tolbert, L.S.; Tolbert Associates
Lead City Staff: Rodney Bohner, City of Eugene Planning Division, 541-682-5437

EVALUATION:

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

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

		<p><i>Policy 15. Ultimately, land within the UGB shall be annexed to a city and provided with the required minimum level of urban facilities and services. While the time frame for annexation may vary, annexation should occur as land transitions from urbanizable to urban. (page II-C-5)</i></p> <p>The following policy from the Residential Element of the Metro Plan is also applicable:</p> <p><i>Policy A.2 Residentially designated land within the UGB should be zoned consistent with the Metro Plan, and applicable plans and policies; however, existing agricultural zoning may be continued within the area between the city limits and UGB until rezoned for urban uses.</i></p> <p>The Metro Plan designates the 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. Consistent with the land use designations, the property is currently zoned R-1 Low-Density Residential with /UL Urbanizable Land Overlay. The /UL overlay will be automatically removed from the zoning following annexation approval.</p> <p>With regard to applicable policies of the RR/SC UFP, the subject property is not located within any of the described subareas. Further, none of the general “Residential Land Use Policies” at Section 2.2 appear to be directly applicable to the subject request. The “Public Facilities and Services Element” policies of the RR/SC UFP are directed at local government; however, the premise of these policies (regarding the provision of urban services) is the assumption that property within the UGB will be annexed.</p> <p>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.</p> <p>Therefore, based on the findings above, the proposal is consistent with the applicable policies of the Metro Plan and RR/SC UFP refinement plan.</p>
EC 9.7825(3)		The proposed annexation will result in a boundary in which the minimum level of key urban facilities and services, as defined in the Metro Plan, can be provided in an orderly, efficient, and timely manner.
<div>Complies</div> <div> ☒ YES </div>	<div> ☐ NO </div>	<p>Findings: Consistent with this criterion, the proposed annexation will result in a boundary in which the minimum level of key urban facilities and services can be provided in an orderly, efficient, and timely manner as detailed below:</p> <p><u>Wastewater</u></p> <p>Public wastewater is available within Sunnyside Drive, via an 8-inch PVC pipe. The existing residence is currently connected per the City sewer connection records (1-25-</p>

	<p>1993). The lien docket indicates there are no on-hold assessments currently due.</p> <p><u>Stormwater</u></p> <p>The nearest public system is near the intersection of Sunnyside with River Rd., approximately 1,000 feet east of the subject property. Soils appear to be type “C” indicating poor infiltration rates. Future development proposals must demonstrate consistency with flood control standards; on-site retention may be an acceptable option, if on-site infiltration rates and design calculations are provided to demonstrate feasibility.</p> <p>Staff note that stormwater runoff from private property must not be directed to the Lane County road right-of-way or into any Lane County drainage facility, including roadside ditches. Ditches adjacent to County roads are designed solely to accommodate stormwater runoff generated by the roadways themselves, per Lane Manual Chapter 15.515.</p> <p><u>Transportation</u></p> <p>The property abuts Sunnyside Drive, a Lane County Urban Local road; which connects to River Road (a major arterial). Access management and street standards will be evaluated at the time of future development.</p> <p>Comments from Lane County Public Works staff support the inclusion of the adjacent portion of Sunnyside Drive as part of the annexation request in order to help facilitate the possibility of transferring Sunnyside Drive to the City of Eugene if and when that transfer is desired.</p> <p>Sunnyside Drive’s functional classification as an Urban Local road enables Lane County to defer to the City of Eugene’s access management requirements and design requirements for the road (Lane Code 15.137(6), 15.138(2), and 15.704(1)(d)). Lane County Public Works may provide additional review, if and when the property becomes divided and/or redeveloped in the future.</p> <p><u>Solid Waste</u></p> <p>Collection service is provided by private firms. Regional disposal sites and the Short Mountain Landfill are operated by Lane County.</p> <p><u>Water and Electric</u></p> <p>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.</p> <p><u>Public Safety</u></p> <p>Police protection can be extended to this site upon annexation consistent with service provision through the City. Fire protection will be provided by Eugene Springfield Fire. Emergency medical services are currently provided on a regional basis by the cities of Eugene and Springfield and will continue in the same manner upon annexation.</p>
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		<p><u>Parks and Recreation</u> Parks and recreation programs are provided on a City-wide basis. The inclusion of the subject property in the City is sufficient evidence to demonstrate the minimum level of this key urban service is met.</p> <p><u>Planning and Development Services</u> Planning and building permit services are provided for all properties located within the urban growth boundary by the City of Eugene. The Eugene Code, Chapter 9, will provide the required land use controls for future development of the subject property upon annexation.</p> <p><u>Communications</u> A variety of telecommunications providers offer communications services throughout the Eugene/Springfield area.</p> <p><u>Public Schools</u> The subject property is within Eugene School District 4J and is within the district boundary of River Road Elementary School, Kelly 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.</p>
--	--	---

CONCLUSION:

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

**ANNEXATION
OF
THE RANDALL MORROW & DENISE THOMAS PROPERTY
TO THE CITY OF EUGENE
ASSESSOR'S MAP NO. 17-04-24-32, TAX LOT 3300**

**CRITERIA CONFORMANCE STATEMENT
GENERAL CRITERIA
MAY 16, 2018**

This criteria conformance statement was written to accompany the annexation application for Randall Morrow and Denise Thomas. The subject property contains 16,471 square feet and zoned R-1/UL. The application is also requests the annexation of the adjacent Sunnyside Drive public right-of-way as depicted on the attached site plan in order to facilitate the annexation of lands contiguous to the city limits. Said public right-of-way contains 7,368 square feet. The future goal of the annexation is to create a two parcel partition of the subject property.

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

- (1)** *The land proposed to be annexed is within the city's urban growth boundary and is:*
- (a) Contiguous to the city limits; or*
 - (b) Separated from the city only by a public right of way or a stream, bay, lake or other body of water.*

Response: The subject property and adjacent Sunnyside Drive right-of way are contiguous to property within the city limits, being Assessor's Map 17-04-24-32, Tax Lot 4800.

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

Response: The Metro Plan Policy 10, page 11-C-4, recognizes annexations through this normal process to be the highest priority. As such, the proposal is consistent with this policy.

Metro Plan Policy 8 provides for annexation when a minimum level of key facilities and services can be provided. Please see (3) below for list of key urban services.

Metro Plan Policy 15 provides that land within the UGB shall be annexed to a city and provided with the minimum level of urban facilities and services. It further provides that while the timeframe for annexation may vary, annexation should occur as land transitions from urbanizable to urban. The property is within the UGB and therefore, based on this policy, should be annexed. The provision of facilities and services is addressed in standard (3) below. The property is currently zoned R-1/UL which is consistent with the assigned to the site in the Metro Plan.

Metro Plan Policy 17 is instructional to the City to dissolve special service districts after annexation and to consider intergovernmental agreements with affected special service districts. This policy is solely informational with respect the applicant proposal & is to be applied at the discretion of the City staff.

Metro Plan Policy 19 stipulates the criteria that must be met in order to annex territory to existing service districts within the UGB. This proposal is consistent with Policy 19 in the fact that the key urban services are directly available to the property making immediate annexation to the City a possibility and the affected property owners have provided the signed consent to annex agreement with the City of Eugene in accordance Oregon annexation law.

Metro Plan Policy 20 outlines the methodology for extending new urban service to unincorporated areas within the UGB. This proposal is consistent with Policy 20 in the fact that the applicant is requesting annexation to the City of Eugene, which is the highest priority of all the methods outlined in Policy 20 for providing new urban service to unincorporated areas within the UGB.

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

Response: Key urban facilities and services, as defined in the Metro Plan, can be provided in an orderly, efficient, and timely manner as follows:

Wastewater service: Wastewater service is currently connected to the existing single family residence on the subject property via the wastewater 8" main which lies in the Sunnyside Drive right-of-way.

Stormwater: There are no public storm facilities on or adjacent to the property. The property can be developed through the use of infiltration facilities for both volume and treatment of stormwater.

Transportation: Sunnyside Drive connects directly to River Road to the east.

Solid Waste Management: Private firms and individuals collect and transport solid waste to the Lane County administered landfill. Therefore, the subject property is currently served with this key urban facility.

Water Service: Water is available from the 4" water main located in Sunnyside Drive right-of-way.

Fire and emergency medical services: According to RLID, fire protection is currently provided by the Santa Clara RFPD. Upon annexation, the City of Eugene will provide services directly to the property. Therefore, the subject property is already served with this type of "key urban facility."

Police Protection: Police protection will be provided by Eugene, which currently services other properties inside the city. After annexation this property will receive police services on an equal basis with all properties inside the city

City-wide parks and recreation programs: Park services are already provided to this area, consistent with the Metro Plan. Maurie Jacobs Park and Emerald Park are in the vicinity of the subject property.

Electric Service: Electric service is available via the overhead line located within Sunnyside Drive right-of-way.

Land Use Controls: The subject property is subject to the land use controls of the City of Eugene.

Communication Facilities: Land line phone service, cellular phone and data service, and cable television are available in the area, and can be extended to the subject property.

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:

Randall Morrow & Denise Thomas

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

17-04-24-32, Tax Lot 3300 and adjacent right-of-way

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:

TL 3300 will be served from an existing gravity wastewater line.

Location and size of existing wastewater line:

The existing 8" wastewater main lies within the public right-of-way adjacent to the subject property

TL 3300 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?

An existing line services residence

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

Is the site currently served by an approved stormwater system?

No

If yes,
location? _____

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

On-site via the use of infiltration facilities _____

for both volume and treatment of stormwater.

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. Sunnyside Drive connects to River Road

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

_____ Yes X _____ No _____ Unknown

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

_____ Yes X _____ No _____ Unknown

Parks, Recreation, and Cultural Services

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

Parks in the vicinity of the subject property are Maurie Jacobs Park and Emerald Park.

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

Public Safety

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

For River Road/Santa Clara area-

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

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

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

 X 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 is available from the 4" water main located in Sunnyside Drive right-of-way.

_____.

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.

PETITION SIGNATURE SHEET / DISTRICT ANNEXATION

App # _____
(completed by County Staff)

Proposed Annexation to

City of Eugene

(Name of District)

To give consent to annex a particular piece of property, persons who own an interest in the property, or who are purchasers of property on a contract sale that is recorded with Lane County, must sign the annexation petition. Generally, this means that both husband and wife should sign. In the case of a corporation or business, the person who is authorized to sign legal documents for the firm may sign the annexation petition. (Do not collect signatures prior to written approval by County Clerk. Applicant to only complete top half of form.)

Signature	Date Signed m/d/yr	Print Name	Residence Address street, city, zip code	Map & Tax Lot # township - range - section - lot #	Land Owner	Acres (qty)	Reg Voter
<u>Denise Thomas</u>	<u>12/18/18</u>	<u>DENISE THOMAS</u>	<u>503 Sunnyvale DR</u>	<u>17-04-24-32-3300</u>	☒	<u>0.39</u>	☒
<u>2. R.M.M.</u>	<u>12/18/18</u>	<u>Ronald Mcclay Mckay</u>	<u>503 Sunnyvale DR</u>	<u>17-04-24-32-3300</u>	☒	<u>0.39</u>	☒
3.			<u>Eugene, OR 97404</u>		☐		☐
4.					☐		☐
5.					☐		☐
6.					☐		☐
7.					☐		☐
8.					☐		☐
9.					☐		☐
10.					☐		☐

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.)

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

(signature of circulator)

DENISE THOMAS
x Denise Thomas

Completed by County Staff "Only"

CERTIFICATION OF ELECTORS

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

Lane County Clerk or Deputy Signature

12/18/2018

Date Certified

CERTIFICATION OF PROPERTY OWNERS

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

A. Stupard

Lane County Department of Assessment and Taxation or Lane County Clerk or Deputy on behalf of A&T

12-18-18

Date Certified

RECEIVED

DEC 18 2018



LANE COUNTY

Property Account Summary

As Of 12/18/2018 Status: Active

Account No.: 0433555 **Alternate Property Number:** 1704243203300
Account Type: Real Property
TCA: 00412
Situs Address: 503 SUNNYSIDE DR
EUGENE OR 97404
Legal: Township 17 Range 04 Section 24 Quarter 32 TL 03300

Parties:

Role	Name & Address
Mortgage Company	SELECT PORTFOLIO SERVICING UNKNOWN ADDRESS UNKNOWN OR 97401
Owner	MORROW RANDALL MCCLAY & DENISE THOMAS 503 SUNNYSIDE DR EUGENE OR 97404
Tax Service Companies	LERETA 1123 S PARKVIEW DR COVINA CA 91724
Taxpayer	MORROW RANDALL MCCLAY & DENISE THOMAS 503 SUNNYSIDE DR EUGENE OR 97404

Property Values:

Value Name	2018	2017	2016	2015	2014
MKTTL	\$231,164	\$210,848	\$196,790	\$180,044	\$175,571
AVR	\$150,764	\$146,373	\$142,110	\$137,971	\$133,952
TVR	\$150,764	\$146,373	\$142,110	\$137,971	\$133,952

Property Characteristics:

Tax Year	Characteristic	Value
2018	Property Class	101 Res conforming improved
	Change Property Ratio	1XX Residential
	Size	0.39
	Code Split	N
	Neighborhood	431500

Exemptions:

(End of Report)

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

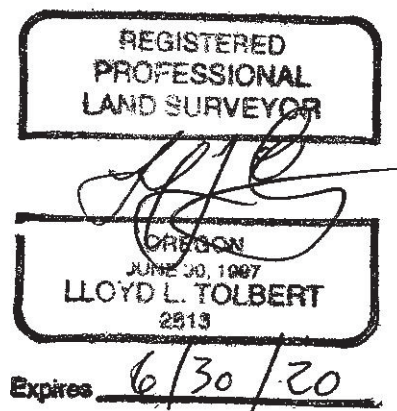
Print Name: _____

Lloyd L. Tolbert, L.S.

Date: _____

December 10, 2018

Seal:



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

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

Assessor's Map	Tax Lot	Zoning	Acreage
17-04-24-32	3300	R1/UL	16,471 Sq FT

Property Address: 503 Sunnyside Dr, Eugene, OR 97404

Plans for Future Development & Permit Number (if applicable): The future plan is the create a 2 parcel partition

Public Service Districts:

Name		
Parks:	River Road Park and Recreation District, Lane County PARKS, Eugene Parks & Open Space	
Electric:	Eugene Water & Electric Board	
Water:	Eugene Water & Electric Board	
Sanitary Sewer:	Metropolitan Wastewater Commision	
Fire:	River Road Water District	
Schools:	Elementary: River Rd	Middle: Kelly High: North - 4J School District
Other:	Bus = LTD	

Filing Fee

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

Written Statement (Submit 5 copies)

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

Site Plan Requirements

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

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

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

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

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

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

PROPERTY OWNER OF TAX LOT: 3300

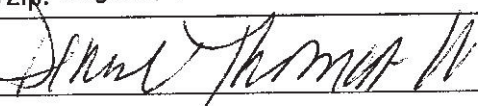
Name (print): Randall McClay Morrow and Denise Thomas

Address: 503 Sunnyside Dr.

Email: letsmoved@gmail.com

City/State/Zip: Eugene, OR 97404

Phone: 541-729-4658 Fax:

Signature: 

Date: 12/11/18

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): Lloyd L. Tolbert, L.S.

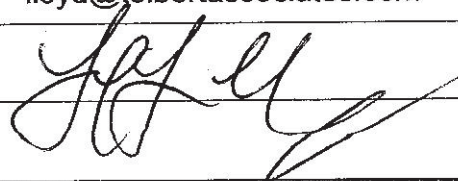
Company/Organization: Tolbert Associates, LLC

Address: P.O. 22603

City/State/Zip: Eugene, OR 97402

Phone: 541-359-8426 Fax:

E-mail: lloyd@tolbertassociates.com

Signature: 

Date: 12/11/18

REPRESENTATIVE (If different from Surveyor):

Name (print): "Same as Surveyor" _____

Company/Organization: _____

Address: _____

City/State/Zip: _____

Phone: _____

Fax: _____

E-mail: _____

Signature: _____

Date: _____

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

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Adoption of an Ordinance Providing for Withdrawal of Annexed Properties from the Following Special Districts: the Santa Clara Rural Fire Protection District; Santa Clara Water District; Willakenzie Rural Fire Protection District; Lane Fire Authority; River Road Parks and Recreation District; and River Road Water District.

Meeting Date: February 25, 2019
Department: Planning and Development
www.eugene-or.gov

Agenda Item Number: 3E
Staff Contact: Jenessa Dragovich
Contact Telephone Number: 541-682-8385

ISSUE STATEMENT

The City Council is scheduled to take action on this request for the annual withdraw of previously annexed properties from special districts.

BACKGROUND

The purpose of the ordinance is to remove annexed properties from the tax rolls of special service districts, which in this case are Santa Clara Rural Fire Protection District, Santa Clara Water District, Willakenzie Rural Fire Protection District, Lane Fire Authority, River Road Park & Recreation District, and River Road Water District. State law and local code require annexed properties to withdraw from special service districts through a separate process after the annexation of those properties becomes effective.

Annexation of these properties was approved by City Council over the previous year, at the request of the property owners. The City is now providing urban services to these properties; however, they remain on the tax rolls of special service districts until withdrawn.

Withdrawals come before the City Council on an annual basis. Properties annexed during the previous year are batched together to facilitate this process. The 2019 batch contains seven annexations approved by City Council in 2018—for a total of 10 tax lots

Withdrawals are time-sensitive. State law provides that, if a withdrawal is not approved prior to March 31, the withdrawal does not become effective until July 1 of the following year (i.e., 2020 for these properties). This delay would mean that the properties will remain on the tax roll of the special service districts that no longer provide services to the property for more than a year. Approving the withdrawal ordinance prior to Mar. 31, 2019 will result in the withdrawals taking effect on July 1, 2019 and those properties being included on the City tax roll immediately thereafter. The City is already providing urban services to these properties.

The City Council is scheduled to hold the required public hearing on this item on February 19, 2019. Public notice of the hearing was published and posted as required by state law and local code requirements, including notice to the affected special service districts. The inclusion of these properties on City tax rolls, and withdrawal from special districts taxation, is anticipated by the property owners and by special districts as part of the annexation process. No testimony has been received as of February 12, 2019. Any written testimony received will be provided to council prior to action.

The approval criterion for withdrawal from public service districts following annexation is contained in Eugene Code 9.7835, and corresponding statutory provisions at ORS 222.524, which require the City Council to find that approval of the withdrawal is in the best interest of the City.

If the council finds that the withdrawals are in the City's best interest, the council is asked to adopt the attached ordinance (Attachment A), which provides for the withdrawal from special service districts of these annexed properties. Maps and legal descriptions of the properties to be withdrawn are provided as exhibits to the ordinance.

PREVIOUS COUNCIL DIRECTION

Withdrawals of recently annexed properties from special districts are routinely batch-processed on an annual basis. This is the second step in a two-step process that includes City Council public hearing followed by City Council deliberations and action.

COUNCIL OPTIONS

The City Council may consider the following options:

1. Approve the withdrawals by ordinance;
2. Approve the withdrawals by ordinance with specific modifications as determined by the City Council;
3. Deny the withdrawals by ordinance.

CITY MANAGER'S RECOMMENDATION

The City Manager recommends adoption of the ordinance as drafted, providing for withdrawal of all listed territories by March 31, 2019.

SUGGESTED MOTION

I move to adopt Council Bill No. 5201, an ordinance withdrawing territories from The Santa Clara Rural Fire Protection District; Santa Clara Water District; Willakenzie Rural Fire Protection District; Lane Fire Authority; River Road Parks and Recreation District; And River Road Water District.

ATTACHMENTS

- A. Ordinance, including Exhibits A-G (maps and legal descriptions of properties).

February 25, 2019, Meeting – Item 3E

FOR MORE INFORMATION

Staff Contact: Jenessa Dragovich, Senior Planner

Telephone: 541-682-8385

Staff e-mail: JDragovich@eugene-or.gov

ORDINANCE NO. _____

AN ORDINANCE PROVIDING FOR WITHDRAWAL OF ANNEXED PROPERTIES FROM THE FOLLOWING SPECIAL DISTRICTS: THE SANTA CLARA RURAL FIRE PROTECTION DISTRICT; SANTA CLARA WATER DISTRICT; WILLAKENZIE RURAL FIRE PROTECTION DISTRICT; LANE FIRE AUTHORITY; RIVER ROAD PARK & RECREATION DISTRICT; AND RIVER ROAD WATER DISTRICT.

The City Council of the City of Eugene finds that:

A. Notice of the proposed withdrawal of real property which has been annexed to the City, but is currently contained within the boundaries of Santa Clara Rural Fire Protection District; Santa Clara Water District; Willakenzie Rural Fire Protection District; Lane Fire Authority; River Road Park & Recreation District; and River Road Water District (“the Districts”) was published in the Register-Guard on February 5 and 12, 2019, posted in four public places in the City of Eugene for a period of two successive weeks prior to the hearing date, and mailed to the affected public service districts.

B. The Notice provided that a public hearing was scheduled for February 19, 2019, at 7:30 p.m., in Harris Hall at the Lane County Public Service Building in Eugene, Oregon, to allow the City Council to hear objections to the withdrawals and to determine whether the withdrawals are in the best interest of the City.

C. The City is willing to assume the liabilities and indebtedness previously contracted by the Districts proportionate to the parts of the Districts that have been annexed to the City upon the effective date of the withdrawals as provided in ORS 222.520.

D. The withdrawals of the annexed territories from the Districts are consistent with adopted City policies, and are in the best interest of the City.

NOW, THEREFORE,

THE CITY OF EUGENE DOES ORDAIN AS FOLLOWS:

Section 1. The following territories in Lane County, Oregon, annexed to the City of Eugene by Resolution of the Eugene City Council, are withdrawn from the Districts indicated effective July 1, 2019:

Santa Clara Rural Fire Protection District

Name	File #	Site Address or Location	Assessor's Map	Tax Lot	Resolution	Approval Date	Effective Date	Legal Desc. & Map
McGinley	A18-5	183 Ferndale Dr.	17-04-11-13	1400	5249	11/13/2018	11/28/2018	Ex. A

Santa Clara Water District

Name	File #	Site Address or Location	Assessor's Map	Tax Lot	Resolution	Approval Date	Effective Date	Legal Desc. & Map
McGinley	A18-5	183 Ferndale Dr.	17-04-11-13	1400	5249	11/13/2018	11/28/2018	Ex. A
Steinberg	A17-11	Hyacinth St., south of Travis Ave.	17-04-10-14	800	5223	2/26/2018	4/2/2018	Ex. B

Lane Fire Authority

Steinberg	A17-11	Hyacinth St., south of Travis Ave.	17-04-10-14	800	5223	2/26/2018	4/2/2018	Ex. B
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Willakenzie Rural Fire Protection District

Name	File #	Site Address or Location	Assessor's Map	Tax Lot	Resolution	Approval Date	Effective Date	Legal Desc. & Map
Wiechert	A18-1	65 Nelson Ln.	17-03-08-00	307 portion	5229	5/14/2018	5/24/2018	Ex. C
Chase / LeCompte	A18-4	1 and 2 Chevy Chase Ln.	17-03-28-40	1401 1402	5244	9/10/2018	11/07/2018	Ex. D

River Road Park & Recreation District

Name	File #	Site Address or Location	Assessor's Map	Tax Lot	Resolution	Approval Date	Effective Date	Legal Desc. & Map
Brabham	A18-2	1127 and 1129 Maclay Dr.	17-04-23-13	109	5243	9/10/2018	11/7/2018	Ex. E
Monkey Hero	A18-3	South side Filbert Ave., north of NW Expressway	17-04-23-44	4300 4400 4500	5246	10/8/18	11/7/2018	Ex. F
Day Joint	A18-6	South side Owosso Dr., east of River Road	17-04-13-32	5200	5250	11/13/18	11/28/18	Ex. G

River Road Water District

Name	File #	Site Address or Location	Assessor's Map	Tax Lot	Resolution	Approval Date	Effective Date	Legal Desc. & Map
Brabham	A18-2	1127 and 1129 Maclay Dr.	17-04-23-13	109	5243	9/10/2018	11/7/2018	Ex. E
Monkey Hero	A18-3	South side Filbert Ave., north of NW Expressway	17-04-23-44	4300 4400 4500	5246	10/8/18	11/7/2018	Ex. F
Day Joint	A18-6	South side Owosso Dr., east of River Road	17-04-13-32	5200	5250	11/13/18	11/28/18	Ex. G

Section 2. The City Recorder is requested to forward a copy of this Ordinance to the above referred Districts.

Passed by the City Council this

_____ day of February, 2019.

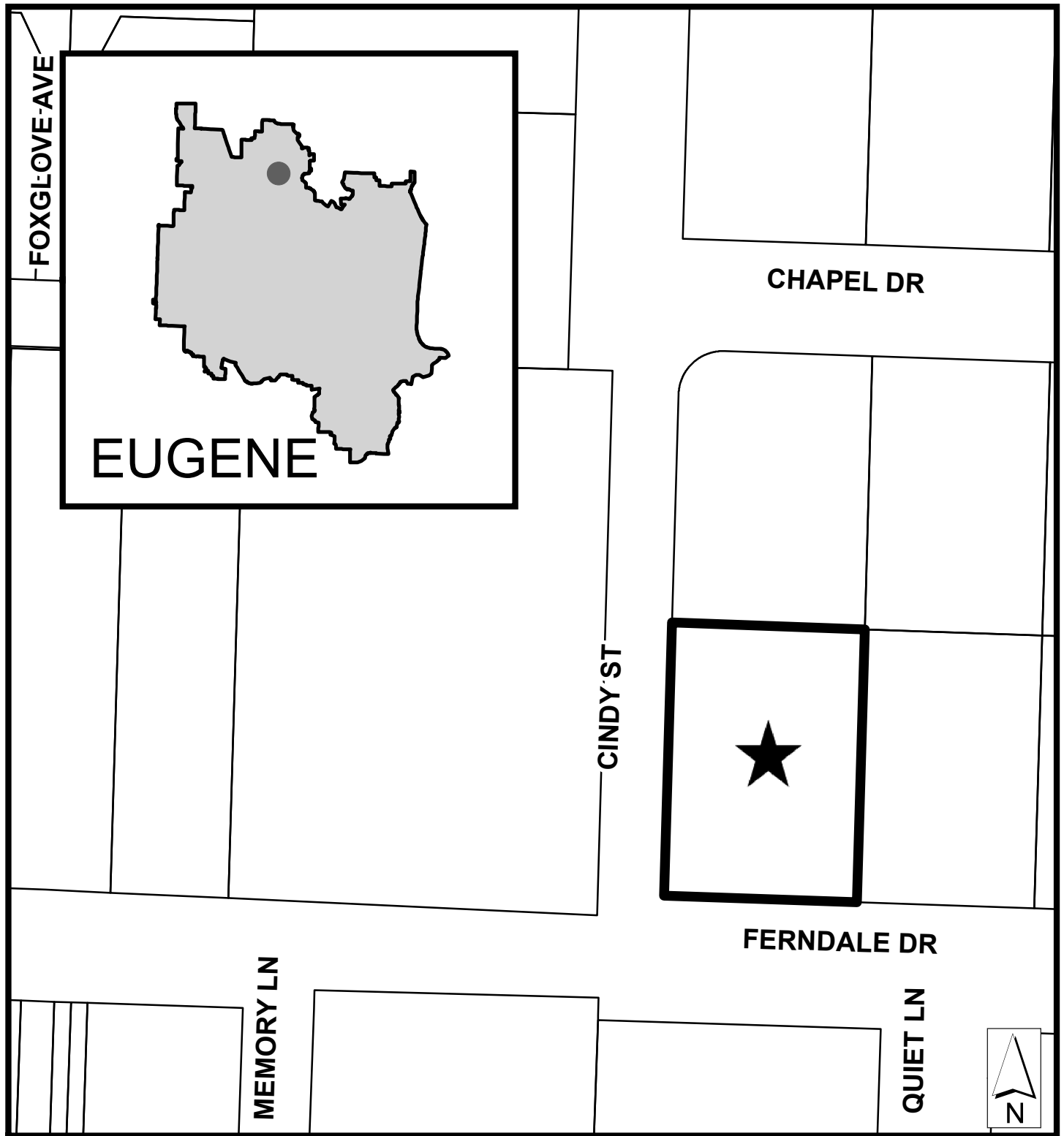
Approved by the Mayor this

_____ day of February, 2019.

City Recorder

Mayor

McGinley (A 18-5) 183 Ferndale Dr.



1/31/19

February 25, 2019, Meeting – Item 3E

Exhibit A
Page 2 of 2

**Legal Description for the Annexation of the McGinley Property
to the City of Eugene
NE 1/4 of SECTION 11, T17S, R4W, W.M.
Lane County Assessor's Map 17-04-11-13, Tax Lot 1400**

Lot 5 Block 2, CHAPEL PLAT, as platted and recorded in Book 26 Page 17, Lane County
Oregon Plat Records, in Lane County, Oregon.

Containing 0.24 acres, more or less.

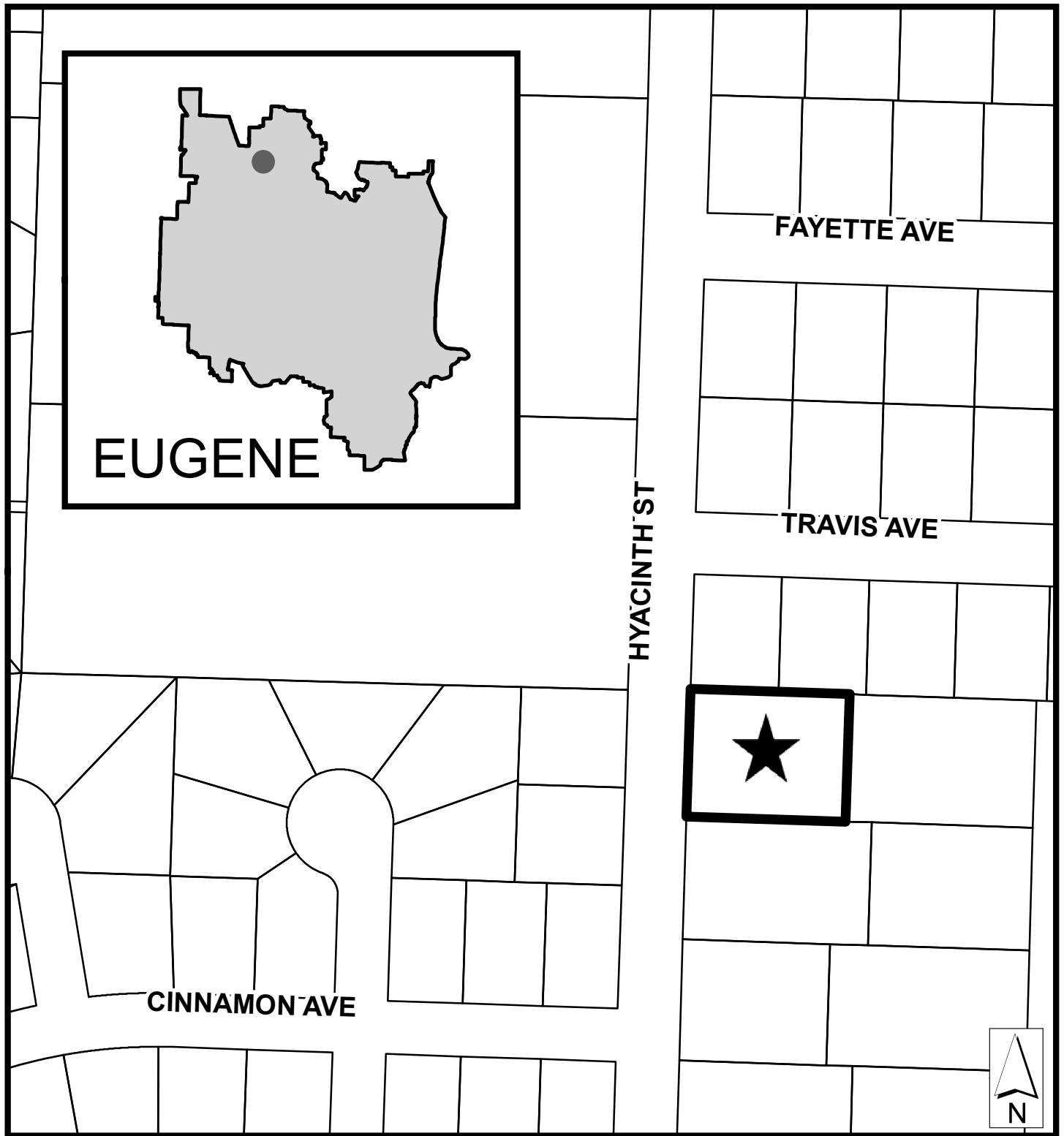
REGISTERED
PROFESSIONAL
LAND SURVEYOR

Michael R. Dahrens

OREGON
JULY 11, 2000
MICHAEL R. DAHRENS
60052

RENEWAL DATE: 12-31-2019

Steinberg, Matt (A 17-11)
Hyacinth St. south of Travis Ave.



Legend

 Area of Withdrawal

0 75 150 300 Ft

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



1/31/19

February 25, 2019, Meeting – Item 3E



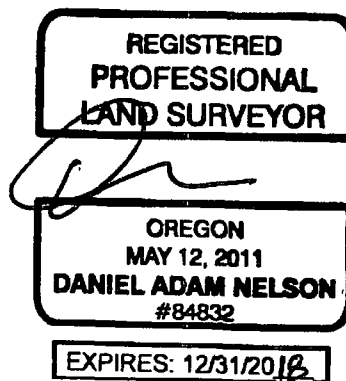
December 5, 2017

LEGAL DESCRIPTION

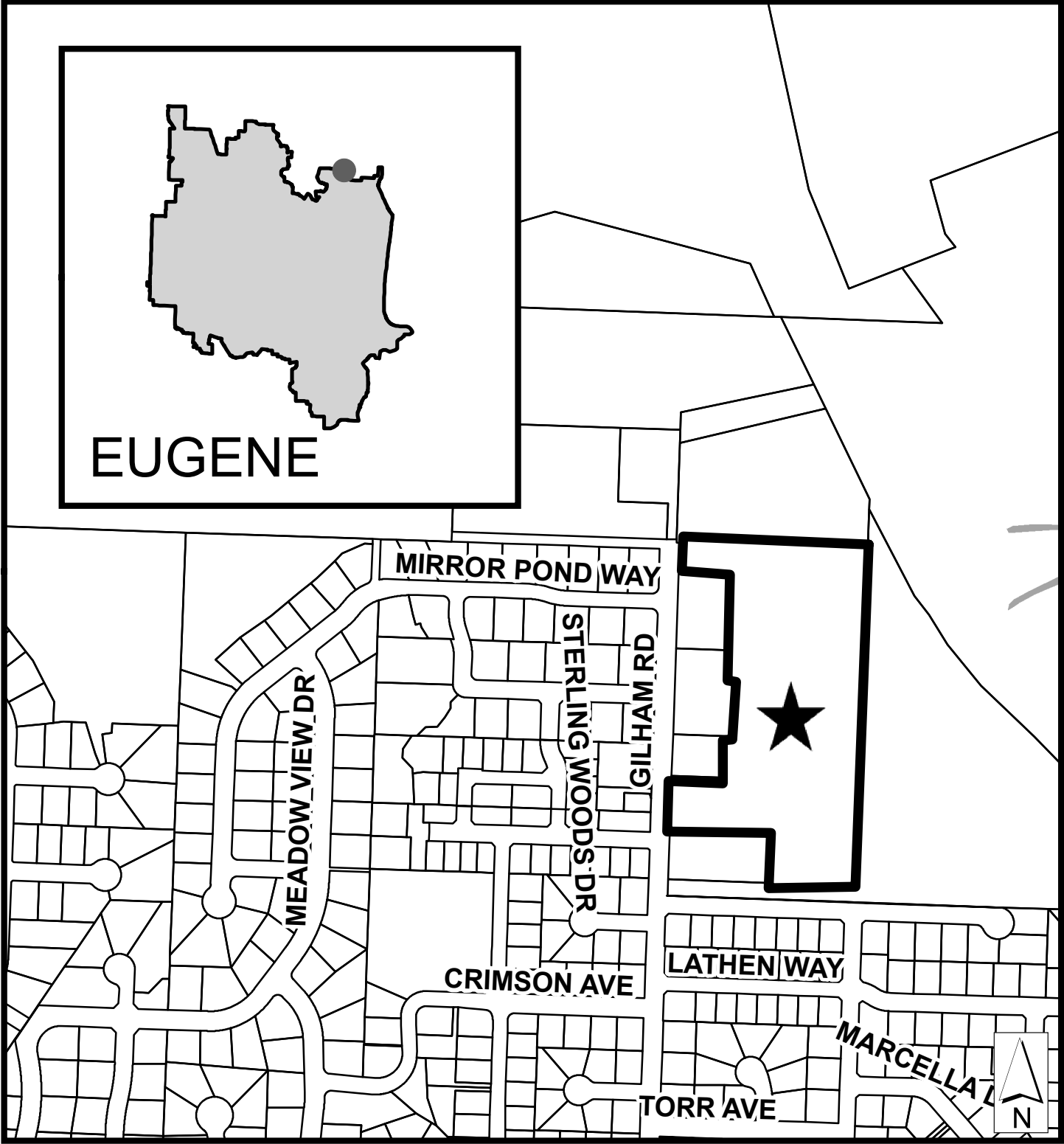
TM 17-04-10-14, TM 800, EUGENE, OR

Branch Engineering Inc. Project No. 17-422

BEGINNING at the Southwest corner of the Abraham Peek Donation Land Claim No. 51, Township 17 South, Range 4 West of the Willamette Meridian; **THENCE** North 0°04'30" East 2029.96 feet along the West line of said Claim to a point; **THENCE** South 89°56' East 30.00 feet to a point which is the **TRUE POINT OF BEGINNING**; **THENCE** North 0°04'30" East 232.68 feet along a line parallel with and 30.00 feet East of West line of said claim; **THENCE** South 89°56' East 147.95 feet; **THENCE** South 0°12' East 232.68 feet; **THENCE** North 89°56' West 149.15 feet to the **TRUE POINT OF BEGINNING**, in Lane County Oregon; **EXCEPT** the South 115 feet thereof.



**Bruce Wiechert Custom Homes (A 18-1)
65 Nelson Ln.**



Legend

 Area of Withdrawal

0 250 500 1000 Ft

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



1/31/19

Exhibit C

Page 2 of 2

Annexation Legal Description for Tax Lot 17-03-08-00-00307

A unit of land being situated in the Northwest 1/4 of Section 8, Township 17 South, Range 3 West of the Willamette Meridian, said unit of land being more particularly described as follows:

Commencing at a 2-3/4 inch Lane County Surveyors Office brass cap dated 1962 marking the Northeast corner of the T.N. Aubrey Donation Land Claim No. 39 in Township 17 South, Range 3 West of the Willamette Meridian;

Thence along the North line of said Donation Land Claim No. 39, North 89°25'36" West 3119.14 feet;

Thence South 27°30'02" East 610.92 feet to a 5/8 inch iron rebar with yellow plastic cap stamped "ROBERTS SURV. INC.";

Thence South 00°24'24" West 152.55 feet to the **POINT OF BEGINNING** of this unit of land;

Thence continuing South 00°24'24" West 1018.65 feet to a 5/8 inch iron rebar with yellow plastic cap stamped "ROBERTS SURV. INC.";

Thence North 89°28'56" West 264.44 feet to a 5/8 inch iron rebar with yellow plastic cap stamped "ROBERTS SURV. INC." marking the Southeast corner of that tract of land conveyed to Alma Payne Barnell in warranty deed recorded February 5, 1964 on Reel 235d, Reception No. 42626, Lane County Deeds & Records, in Lane County, Oregon;

Thence along the Easterly boundary of said tract of land, North 00°25'36" East 159.95 feet to a 1/2 inch iron pipe marking the Northeast corner thereof;

Thence along the Northerly boundary of said tract of land, North 89°28'02" West 304.47 feet to a 5/8 inch iron rebar with yellow plastic cap stamped "ROBERTS SURV. INC." set on the Easterly right-of-way line of Gilham Road;

Thence along the Easterly right-of-way line of Gilham Road, North 00°24'56" East 153.62 feet to a point referenced by a 5/8 inch iron rebar bearing South 89°35'38" East 0.20 feet;

Thence leaving the Easterly right-of-way line of Gilham Road, South 89°35'38" East 160.05 feet to a 5/8 inch iron rebar;

Thence North 00°24'10" East 124.98 feet to a 5/8 inch iron rebar;

Thence South 89°35'50" East 20.50 feet to a 5/8 inch iron rebar with yellow plastic cap stamped "ROBERTS SURV. INC.";

Thence North 00°24'10" East 189.63 feet to a 5/8 inch iron rebar with yellow plastic cap stamped "ROBERTS SURV. INC.";

Thence North 89°35'50" West 20.50 feet to a 5/8 inch iron rebar with yellow plastic cap stamped "ROBERTS SURV. INC.";

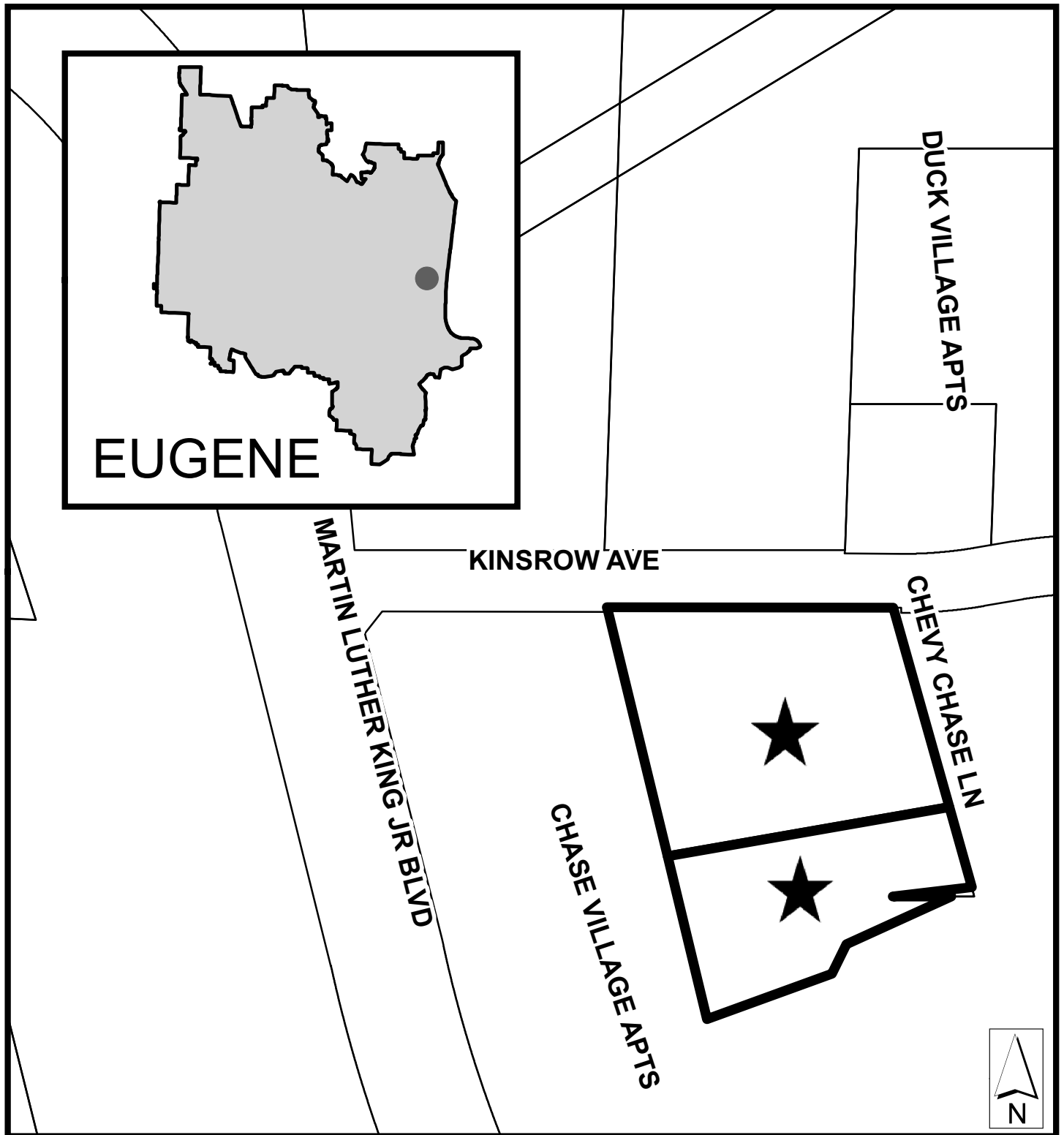
Thence North 00°24'10" East 329.08 feet to a 5/8 inch iron rebar;

Thence North 89°29'13" West 159.91 feet to a point referenced by a 5/8 inch iron rebar bearing South 89°29'13" East 0.10 feet, said point lies on the Easterly right-of-way line of Gilham Road;

Thence along the Easterly right-of-way line of Gilham Road, North 00°24'56" East 59.85 feet to a 5/8 inch iron rebar bearing North 34°12'53" West 0.18 feet;

Thence South 89°35'50" East 568.72 feet to the Point of Beginning, all in Lane County, Oregon and containing 9.72 acres of land, more or less.

Chase/LeCompte (A 18-4) 1 and 2 Chevy Chase Ln.



Legend

 Area of Withdrawal

0 80 160 320 Ft

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



1/31/19

February 25, 2019, Meeting – Item 3E

Exhibit D
Page 2 of 3

Legal Description of Affected Territory to be Annexed
(Tax Lot #1401)

A unit of land being situated in the Southeast 1/4 Section 28, Township 17 South, Range 3 West of the Willamette Meridian, said unit of land being more particularly described as follows:

Commencing at the Southeast corner of the Mahlon H. Harlow Donation Land Claim No. 57 in Township 17 South, Range 3 West of the Willamette Meridian; thence North 00°08'30" West 2130.44 feet; thence South 87°52'00" West 2127.35 feet; thence South 02°08'00" East 45.00 feet to a point on the southerly margin of Kinsrow Avenue (County Road No. 782), said point being the northeast corner of Tax Lot #1401 and the **POINT OF BEGINNING** of this unit of land;

Thence leaving the southerly margin of Kinsrow Avenue, South 17°56'00" East 210.80 feet to the southeast corner of Tax Lot #1401;

Thence South 77°56'01" West 139.17 feet to an angle point in the southerly boundary of Tax Lot #1401;

Thence South 77°48'38" West 152.02 feet to the southwest corner of Tax Lot #1401;

Thence North 15°56'30" West 260.93 feet to a point on the southerly margin of Kinsrow Avenue, said point being the northwest corner of Tax Lot #1401;

Thence along the southerly margin of Kinsrow Avenue, North 87°52'00" East 291.65 feet to the point of beginning, all in Lane County, Oregon and containing 67,484 square feet (1.55 acres) of land, more or less.

Exhibit D
Page 3 of 3

Legal Description of Affected Territory to be Annexed
(Tax Lot #1402)

A unit of land being situated in the Southeast 1/4 Section 28, Township 17 South, Range 3 West of the Willamette Meridian, said unit of land being more particularly described as follows:

Commencing at the Southeast corner of the Mahlon H. Harlow Donation Land Claim No. 57 in Township 17 South, Range 3 West of the Willamette Meridian; thence North $00^{\circ}08'30''$ West 2130.44 feet; thence South $87^{\circ}52'00''$ West 2127.35 feet; thence South $02^{\circ}08'00''$ East 45.00 feet to a point on the southerly margin of Kinsrow Avenue (County Road No. 782), said point being the northeast corner of Tax Lot #1401; thence leaving the southerly margin of Kinsrow Avenue, South $17^{\circ}56'00''$ East 210.80 feet to the southeast corner of Tax Lot #1401 and the northeast corner of Tax Lot #1402 and also the POINT OF BEGINNING of this unit of land;

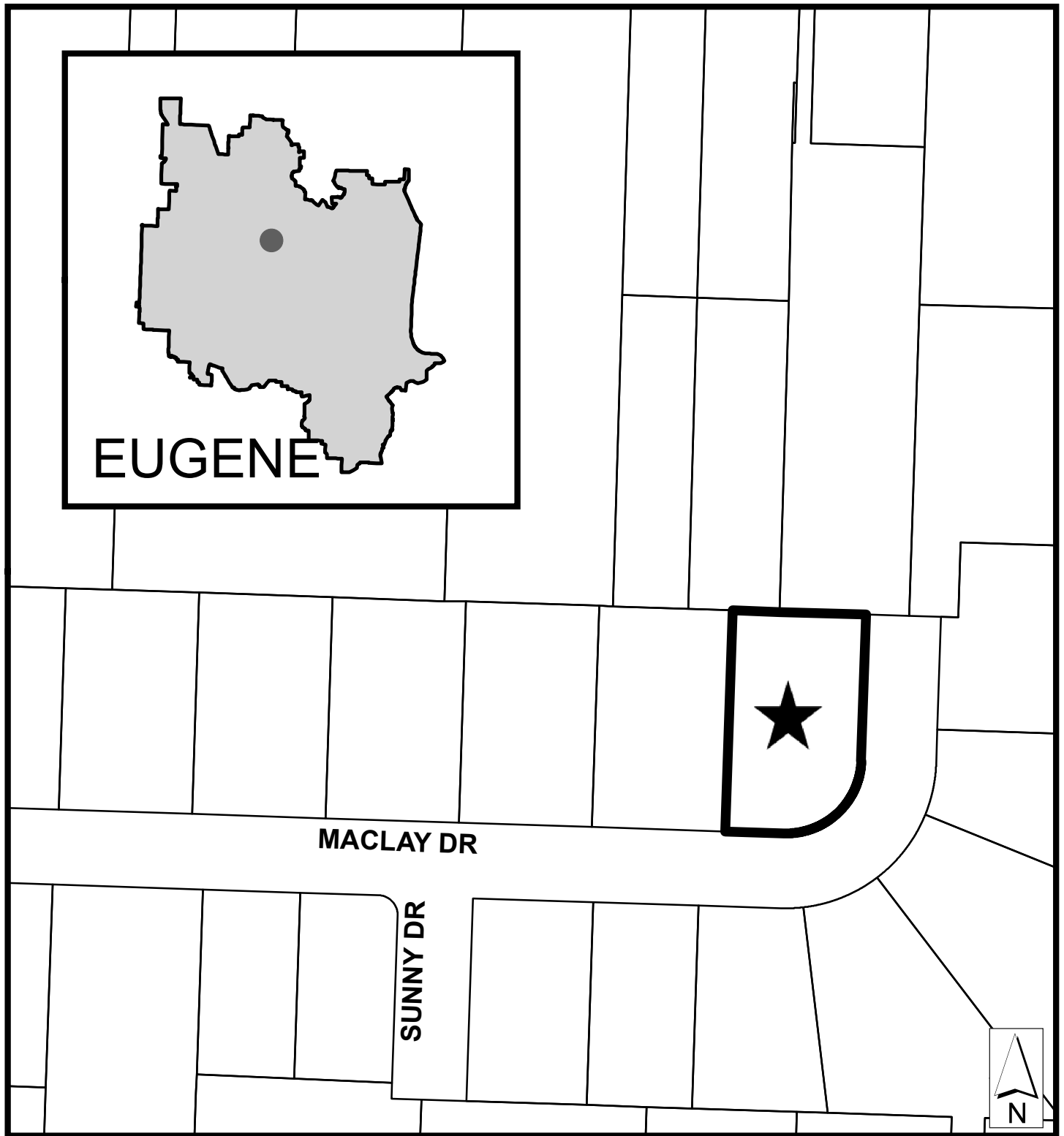
Thence continuing South $17^{\circ}56'00''$ East 84.78 feet to the southeast corner of Tax Lot #1402;

Thence along the southerly boundary of Tax Lot #1402 the following bearings and distances: South $81^{\circ}01'45''$ West 80.82 feet; thence North $87^{\circ}52'00''$ East 59.26 feet; thence South $63^{\circ}14'02''$ West 117.13 feet; thence South $24^{\circ}06'09''$ West 33.59 feet; thence South $67^{\circ}48'38''$ West 134.96 feet to the southwest corner of Tax Lot #1402;

Thence North $15^{\circ}56'30''$ West 170.82 feet to the southwest corner of Tax Lot #1401 and the northwest corner of Tax Lot #1402;

Thence along the northerly boundary common to Tax Lots #1401 and #1402 the following bearings and distances: North $77^{\circ}48'38''$ East 152.02 feet; thence North $77^{\circ}56'01''$ East 139.17 feet to the point of beginning, all in Lane County, Oregon and containing 37,920 square feet (0.87 acres) of land, more or less.

Brabham, Jesse (A 18-2)
1127 and 1129 Maclay Dr.



Legend

 Area of Withdrawal



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



1/31/19

February 25, 2019, Meeting – Item 3E

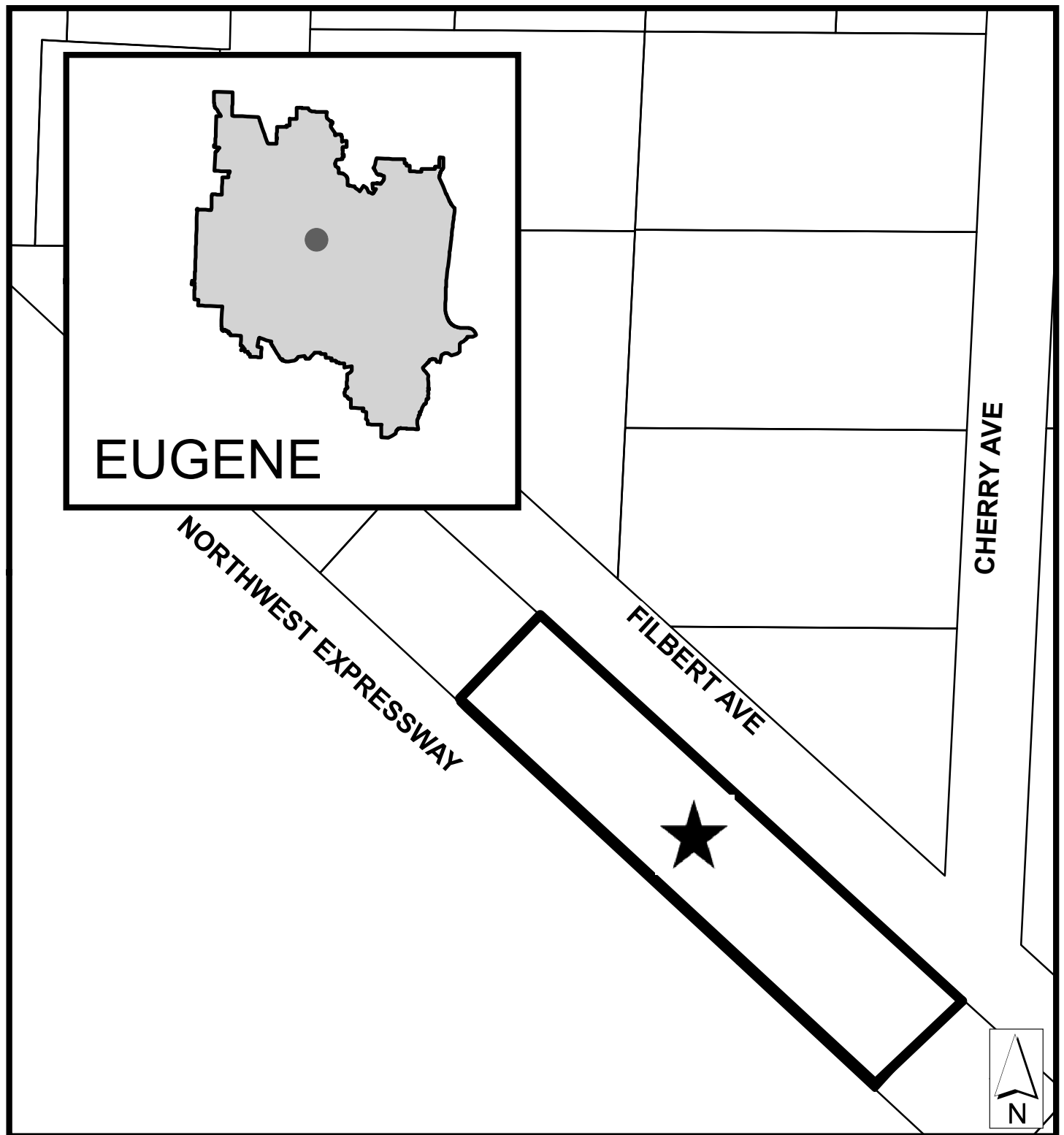
Exhibit E
Page 2 of 2

Description:

Lot 8, Block 1, Maclay Subdivision as platted and recorded in Book 30, Page 11, Lane County Oregon Plat Records, in Lane County, Oregon.

Monkey Hero LLC (A 18-3)

South side Filbert Ave., north of NW Expressway



Legend

 Area of Withdrawal

0 40 80 160 Ft

Caution:
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and for general reference only.



1/31/19

February 25, 2019, Meeting – Item 3E

Legal Description of Affected Territory to be Annexed
(Tax Lot #4300, #4400, #4500)

A unit of land being situated in the Southeast 1/4 Section 23, Township 17 South, Range 4 West of the Willamette Meridian, said unit of land being more particularly described as follows:

Commencing at the Southwest corner of the Benjamin Davis Donation Land Claim No. 45 in Township 17 South, Range 4 West of the Willamette Meridian; thence South 48°52'00" East 824.80 feet; thence along the centerline of Park Avenue, North 88°45'00" East 637.50 feet to the intersection of the centerline of Park Avenue with the centerline of Filbert Avenue; thence along the centerline of Filbert Avenue as follows: South 00°00'00" East 322.00 feet; thence South 48°52'00" East 212.00 feet; thence leaving the centerline of Filbert Avenue, South 41°08'00" West 20.00 feet to a point on the southerly right-of-way line of Filbert Avenue, said point being the northwest corner of Tax Lot #4300 and the **POINT OF BEGINNING** of this unit of land;

Thence continuing South 41°08'00" West 60.00 feet to a point on the northerly right-of-way line of Northwest Expressway, said point being the southwest corner of Tax Lot #4300;

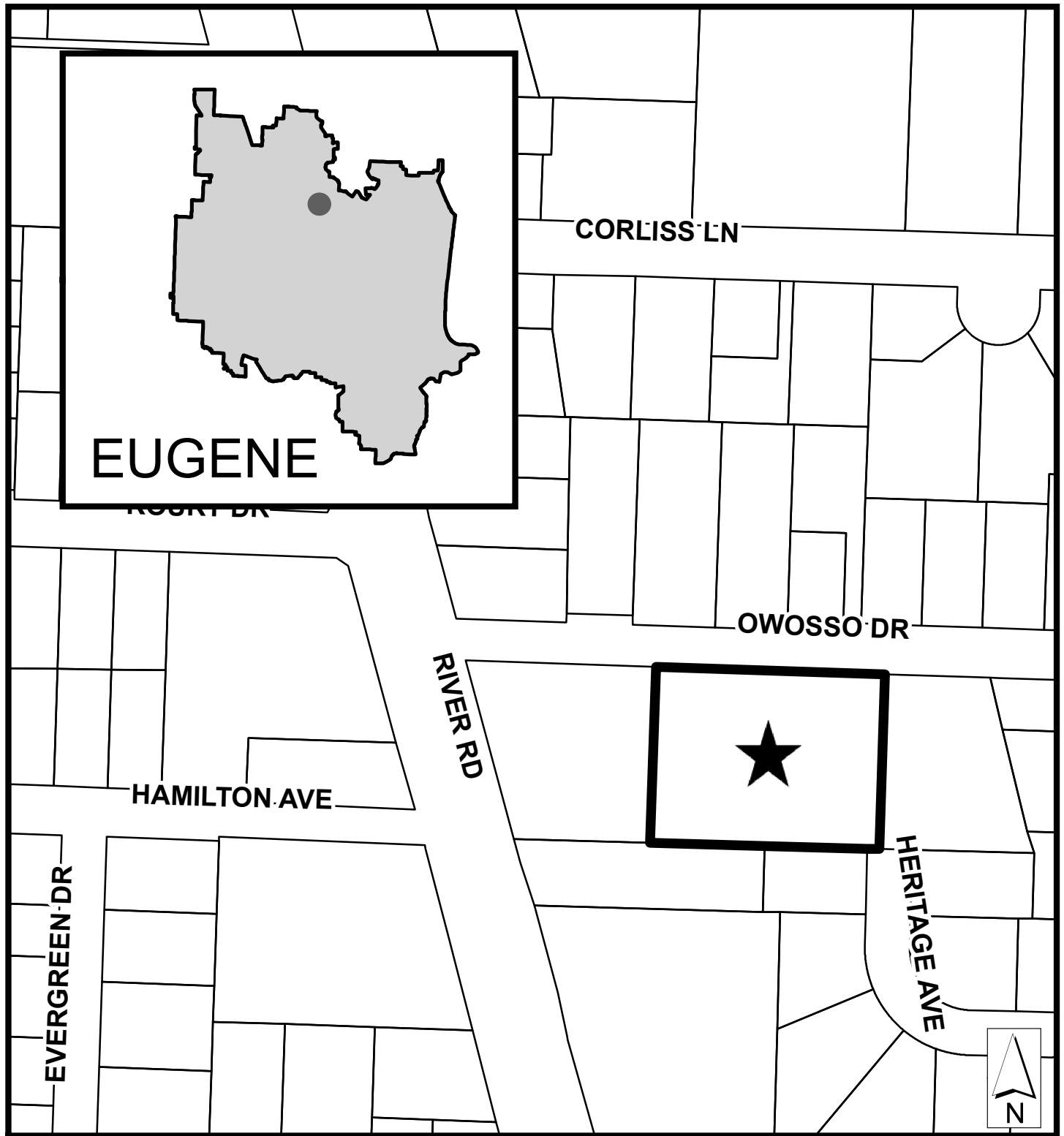
Thence along the northerly right-of-way line of Northwest Expressway, South 48°52'00" East 288.00 feet to the southeast corner of Tax Lot #4500;

Thence leaving the northerly right-of-way line of Northwest Expressway, North 41°08'00" East 60.00 feet to a point on the southerly right-of-way line of Filbert Avenue, said point being the northeast corner of Tax Lot #4500;

Thence along the southerly right-of-way line of Filbert Avenue, North 48°52'00" West 288.00 feet to the point of beginning, all in Lane County, Oregon and containing 17,280 square feet (.39 acres) of land, more or less.

Day Joint Trust (A 18-6)

South side Owosso Dr., east of River Road



Legend

 Area of Withdrawal

0 90 180 360 Ft

Caution:
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and for general reference only.



1/31/19

February 25, 2019, Meeting – Item 3E

Exhibit G

Page 2 of 2

LEGAL DESCRIPTION

All those lands conveyed in that Warranty Deed recorded on February 25, 2011 as Document Number 2011-009423 in the Lane County Oregon Official Records, said lands being more particularly described as follows:

COMMENCING at a 5/8-inch iron rod on the Easterly right-of-way line of River Road 206.38 feet South 16°47'45" East from a 5/8-inch iron rod marking the intersection of the South right-of-way line of Owosso Drive, said South line being 25.0 feet South from (when measured at right angles) the center line of said Owosso Drive and the Easterly right-of-way line of River Road, said Easterly right-of-way line being 50.0 feet Easterly from (when measured at right angles;) the center line of said River Road, said beginning point is also described as being North 89°53'50" East 52.20 feet from a point in Section 13, Township 17 South, Range 4 West of the Willamette Meridian, in the Center of the County Road known as the River Road, at the Northwest corner of the lot or tract conveyed to George W. and Lillith Leeper, by deed recorded in Book 122, Page 335, Lane County Deed Records, said point being 10.446 chains South 17° East from an iron bar set in County Survey No. 688 of the Recorded Surveys of said County, in the center of said road, 42.72 chains East of the Northwest corner of County Survey No. 12, which is 7.30 chains North from the Southwest corner of the Joseph Davis and wife Donation Land Claim No 48;

THENCE North 89°53'50" East 151.33 feet to a ½-inch iron rod and the **TRUE POINT OF BEGINNING** of this tract;

THENCE North 0°19' East 196.19 feet to a ½-inch iron rod on the South right-of-way line of Owosso Drive (50.0 feet wide);

THENCE South 89°42' East along said Southerly right-of-way line 254.79 feet to a ½-inch iron rod;

THENCE South 0°18' West 194.40 feet to a ½-inch iron rod;

THENCE South 89°53'50" West 254.80 feet to the **TRUE POINT OF BEGINNING**, in Lane County, Oregon

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
MAY 12, 2011
DANIEL ADAM NELSON
84832LS

RENEWAL DATE: 12/31/18