A BILL FOR AN ORDINANCE ANNEXING	**) ORDINANCE BILL NO. 2020-09**
CERTAIN STREET SEGMENTS INTO THE CITY	**)**
FILED WITH THE CITY COUNCIL BY	**)**
THE CITY OF LEBANON PURSUANT TO	**) ORDINANCE NO. 2949**
ORS 222.120 AND ORS 222.170)	
File A20-02; CITY OF LEBANON	**)**

WHEREAS, the City of Lebanon has the intent for annexation of various public street segments to the City of Lebanon, herein described in Exhibit "A"; and,

WHEREAS, on June 17th and 24th, 2020, the Planning Commission for the City of Lebanon conducted a hearing on Planning File No. A20-02, making findings recommending annexation of the subject areas; and,

WHEREAS, after conducting the hearing and considering all objections or remonstrance regarding the proposed annexation, and further considering the recommendation of the Lebanon Planning Commission, the City Council finds that this annexation is in the best interest of the City and of the contiguous territory.

NOW, THEREFORE, the City of Lebanon ordains as follows:

Section 1. Findings. In addition to the findings referred to above, the City Council further adopts and finds those matters contained in Exhibit "B" which is incorporated herein by this reference as if fully set forth at this point.

Section 2. Annexation Area. Based upon the findings contained above and in Exhibit "B", the contiguous territory described in Exhibit "A" and incorporated herein by this reference as if fully set forth is hereby proclaimed to be annexed to the City of Lebanon.

After Recording Return to:
City Recorder's Office
City of Lebanon
925 S. Main Street
Lebanon, OR 97355

Reserved for Recording

Section 3. Record. The City Recorder shall submit to the Oregon Secretary of State a copy of this Ordinance. The City Recorder is further ordered to send a description by metes and bounds, or legal subdivision, and a map (Exhibit "A") depicting the new boundaries of the City of Lebanon within ten (10) days of the effective date of this annexation ordinance to the Linn County Assessor, Linn County Clerk and the Oregon State Department of Revenue.

Passed by the Lebanon City Council by a vote of __5___ for and __0___ against and approved by the Mayor this 8th day of July 2020.

Paul R. Aziz, Mayor [X]
Jason Bolen, Council President [ ]

Attested:

Kim Scheafer, MMC, City Recorder

EXHIBIT "A"
ANNEXATION LEGAL DESCRIPTION & MAP

W. AIRPORT ROAD (C.R. 710) (CYPRESS CT. to 7TH ST.)

AN AREA OF LAND LOCATED IN SECTION 15, TOWNSHIP 12 SOUTH, RANGE 2 WEST OF THE WILLAMETTE MERIDIAN, CITY OF LEBANON, LINN COUNTY, OREGON AND BEING MORE SPECIFICALLY DESCRIBED AS:

BEGINNING AT A POINT ON THE SOUTH RIGHT OF WAY OF AIRPORT ROAD (C.R.710) ALSO BEING THE NORTHWEST CORNER OF LOT 9, GREENTREE ESTATES, CITY OF LEBANON, LINN COUNTY, OREGON; THENCE ALONG SAID SOUTH RIGHT OF WAY SOUTH 89°56'26" EAST 651.15 FEET; THENCE NORTH 87°33'51" EAST 937.18 FEET TO THE SOUTHWEST CORNER OF INTERSECTION OF SAID AIRPORT ROAD (C.R. 710) AND 7TH STREET; THENCE LEAVING SAID SOUTH RIGHT OF WAY NORTH 0°15'37" WEST 60.04 FEET TO A POINT ON THE NORTHWEST CORNER OF SAID INTERSECTION OF AIRPORT ROAD (C.R. 710) AND 7TH STREET; THENCE ALONG THE NORTH RIGHT OF WAY OF SAID AIRPORT ROAD (C.R. 710) SOUTH 87°33'51" WEST 828.20 FEET; THENCE NORTH 0°14'48" WEST 10.01 FEET; THENCE SOUTH 87°33'59" WEST 10.29 FEET; THENCE NORTH 2°26'01" WEST 5.00 FEET; THENCE SOUTH 87°34'00" WEST 40.00 FEET; THENCE SOUTH 1°17'16" EAST 5.00 FEET; THENCE SOUTH 87°33'45" WEST 59.73 FEET; THENCE SOUTH 1°11'09" EAST 10.00 FEET; THENCE NORTH 89°56'26" WEST 686.01 FEET; THENCE LEAVING SAID NORTH RIGHT OF WAY SOUTH 0°03'06" WEST 60.00 FEET; THENCE SOUTH 89°56'26" EAST 36.16 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED AREA CONTAINS ± 98756 SQUARE FEET MORE OR LESS.

LINN COUNTY SURVEY 22968 WAS USED AS A REFERENCE.

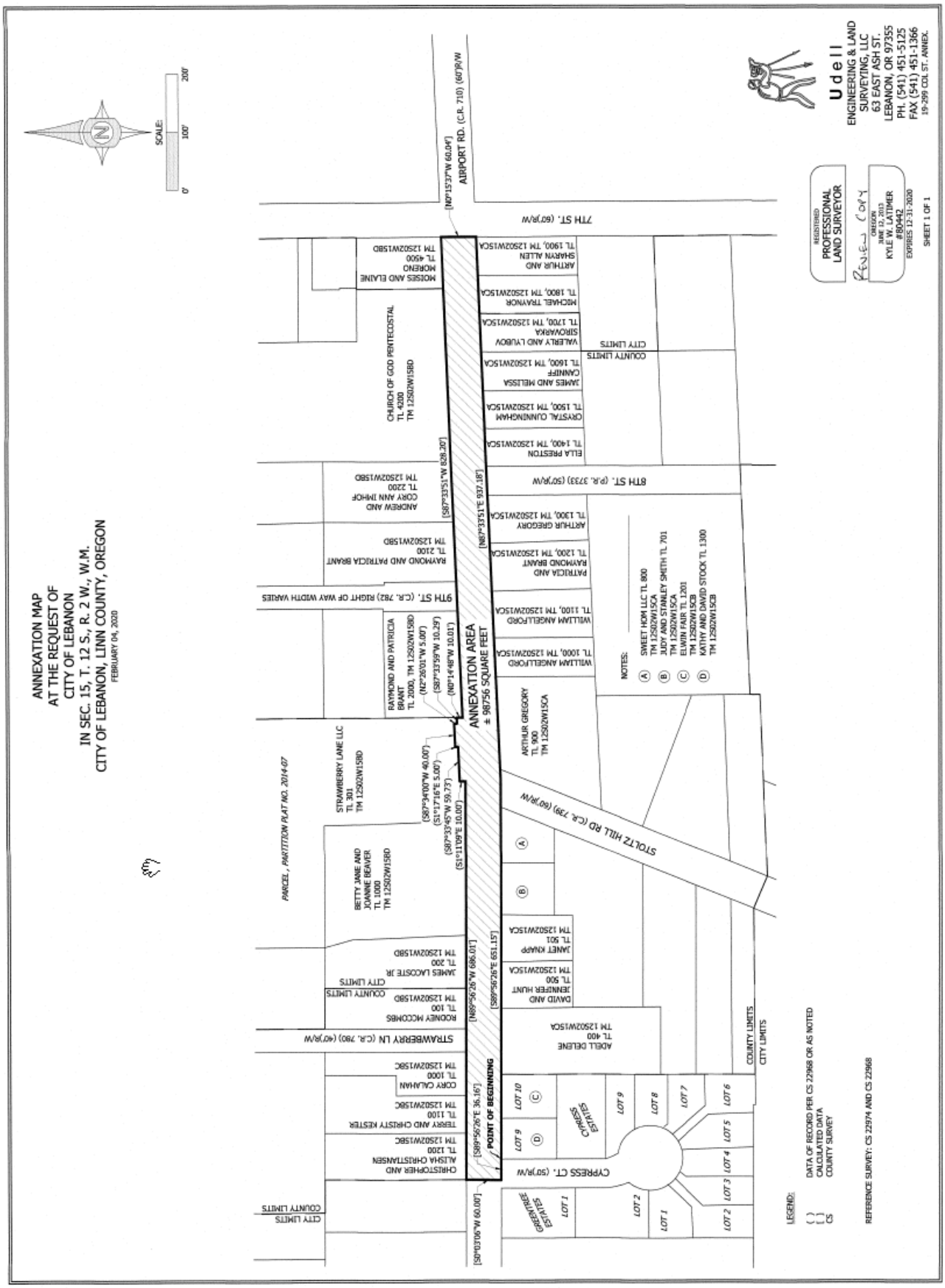

ANNEXATION MAP
AT THE REQUEST OF
CITY OF LEBANON
IN SEC. 15, T. 12 S., R. 2 W., W.M.
CITY OF LEBANON, LINN COUNTY, OREGON
FEBRUARY 04, 2020
SCALE:
0'
100'
200'
ANNEXATION AREA
± 98756 SQUARE FEET
POINT OF BEGINNING
AIRPORT RD. (C.R. 710) (60'R/W)
7TH ST. (60'R/W)
8TH ST. (P.R. 3733) (50'R/W)
9TH ST. (C.R. 782) RIGHT OF WAY WIDTH VARIES
STOLTZ HILL RD (C.R. 739) (60'R/W)
STRAWBERRY LN (C.R. 780) (40'R/W)
CYPRESS CT. (50'R/W)
PARCEL 1, PARTITION PLAT NO. 2014-07
CHURCH OF GOD PENTECOSTAL
TL 4200
TM 12S02W15BD
STRAWBERRY LANE LLC
TL 301
TM 12S02W15BD
BETTY JANE AND
JOANNE BEAVER
TL 1000
TM 12S02W15BD
RAYMOND AND PATRICIA
BRANT
TL 2000, TM 12S02W15BD
ARTHUR GREGORY
TL 900
TM 12S02W15CA
ADELL DELENE
TL 400
TM 12S02W15CA
CITY LIMITS
COUNTY LIMITS
NOTES:
(A) SWEET HOM LLC TL 800
TM 12S02W15CA
(B) JUDY AND STANLEY SMITH TL 701
TM 12S02W15CA
(C) ELWIN FAIR TL 1201
TM 12S02W15CB
(D) KATHY AND DAVID STOCK TL 1300
TM 12S02W15CB
LEGEND:
( ) DATA OF RECORD PER CS 22968 OR AS NOTED
[ ] CALCULATED DATA
CS COUNTY SURVEY
REFERENCE SURVEY: CS 22974 AND CS 22968
Udell
ENGINEERING & LAND
SURVEYING, LLC
63 EAST ASH ST.
LEBANON, OR 97355
PH. (541) 451-5125
FAX (541) 451-1366
19-299 COL ST. ANNEX.
REGISTERED
PROFESSIONAL
LAND SURVEYOR
OREGON
JUNE 12, 2013
KYLE W. LATIMER
#80442
EXPIRES 12-31-2020
SHEET 1 OF 1

EXHIBIT A

W. AIRPORT ROAD (C.R. 707)

AN AREA OF LAND LOCATED IN SECTION 15 AND SECTION 16, TOWNSHIP 12 SOUTH, RANGE 2 WEST OF THE WILLAMETTE MERIDIAN, CITY OF LEBANON, LINN COUNTY, OREGON AND BEING MORE SPECIFICALLY DESCRIBED AS:

BEGINNING AT A POINT ON THE NORTH RIGHT OF WAY OF W. AIRPORT ROAD (C.R. 707) ALSO BEING THE SOUTHWEST CORNER OF PARCEL 1, PARTITION PLAT NO. 2006-23, CITY OF LEBANON, LINN COUNTY, OREGON; THENCE LEAVING SAID NORTH RIGHT OF WAY SOUTH 0°01'37" EAST 59.97 FEET; THENCE NORTH 89°56'16" WEST 59.38 FEET TO A POINT AT THE SOUTHWEST CORNER INTERSECTION OF SAID W. AIRPORT ROAD (C.R. 707) AND 12TH STREET; THENCE ALONG THE SOUTH RIGHT OF WAY OF SAID W. AIRPORT ROAD (C.R. 707) NORTH 89°57'27" WEST 849.28 FEET; THENCE LEAVING SAID SOUTH RIGHT OF WAY NORTH 0°11'04" WEST 67.00 FEET TO A POINT ON SAID NORTH RIGHT OF WAY; THENCE ALONG THE SAID NORTH RIGHT OF WAY SOUTH 89°57'46" EAST 649.19 FEET; THENCE SOUTH 1°00'07" EAST 7.21 FEET; THENCE NORTH 89°51'33" EAST 199.89 FEET TO THE NORTHWEST CORNER OF INTERSECTION OF SAID W. AIRPORT ROAD (C.R. 707) AND 12TH STREET; THENCE SOUTH 89°26'17" EAST 59.64 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED AREA CONTAINS ± 59137 SQUARE FEET MORE OR LESS.

LINN COUNTY SURVEY 22328 WAS USED AS A REFERENCE.

EXHIBIT A

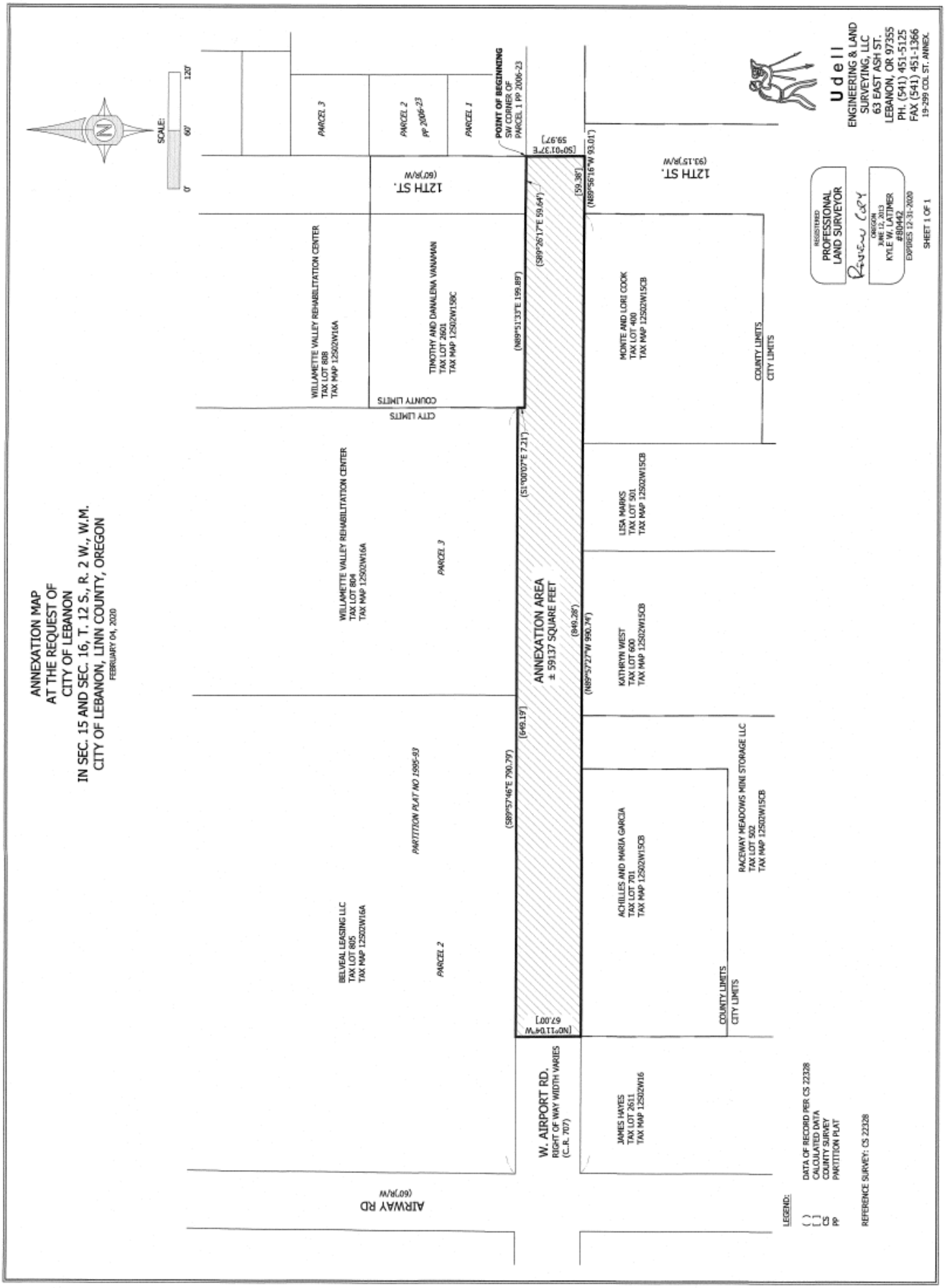

ANNEXATION MAP
AT THE REQUEST OF
CITY OF LEBANON
IN SEC. 15 AND SEC. 16, T. 12 S., R. 2 W., W.M.
CITY OF LEBANON, LINN COUNTY, OREGON
FEBRUARY 04, 2020
SCALE:
0'
60'
120'
N
PARCEL 3
PARCEL 2
PP 2006-23
PARCEL 1
POINT OF BEGINNING
SW CORNER OF
PARCEL 1 PP 2006-23
[S0°01'37"E
59.97']
(N89°56'16"W 93.01')
(59.38')
12TH ST.
(60'R/W)
12TH ST.
(90.15'R/W)
WILLAMETTE VALLEY REHABILITATION CENTER
TAX LOT 808
TAX MAP 12S02W16A
TIMOTHY AND DANALENA VANAMAN
TAX LOT 2601
TAX MAP 12S02W15BC
(N89°51'33"E 199.89')
(S89°26'17"E 59.64')
MONTE AND LORI COOK
TAX LOT 400
TAX MAP 12S02W15CB
COUNTY LIMITS
CITY LIMITS
CITY LIMITS
COUNTY LIMITS
WILLAMETTE VALLEY REHABILITATION CENTER
TAX LOT 804
TAX MAP 12S02W16A
PARCEL 3
(S1°00'07"E 7.21')
ANNEXATION AREA
± 59137 SQUARE FEET
(849.28')
LISA MARKS
TAX LOT 501
TAX MAP 12S02W15CB
(N89°57'27"W 990.74')
KATHRYN WEST
TAX LOT 600
TAX MAP 12S02W15CB
[649.19']
(S89°57'46"E 790.79')
BELVEAL LEASING LLC
TAX LOT 805
TAX MAP 12S02W16A
PARTITION PLAT NO 1995-83
PARCEL 2
ACHILLES AND MARIA GARCIA
TAX LOT 701
TAX MAP 12S02W15CB
RACEWAY MEADOWS MINI STORAGE LLC
TAX LOT 502
TAX MAP 12S02W15CB
COUNTY LIMITS
CITY LIMITS
[N0°11'04"W
67.00']
W. AIRPORT RD.
RIGHT OF WAY WIDTH VARIES
(C.R. 707)
JAMES HAYES
TAX LOT 2611
TAX MAP 12S02W16
AIRWAY RD
(60'R/W)
LEGEND:
DATA OF RECORD PER CS 22328
CALCULATED DATA
COUNTY SURVEY
PARTITION PLAT
REFERENCE SURVEY: CS 22328
Udell
ENGINEERING & LAND
SURVEYING, LLC
63 EAST ASH ST.
LEBANON, OR 97355
PH. (541) 451-5125
FAX (541) 451-1366
19-299 COL ST. ANNEX.
REGISTERED
PROFESSIONAL
LAND SURVEYOR
OREGON
JUNE 12, 2013
KYLE W. LATIMER
#80442
EXPIRES 12-31-2020
SHEET 1 OF 1

EXHIBIT A

CASCADE DRIVE (C.R. 716)

AN AREA OF LAND LOCATED IN THE EAST HALF OF SECTION 23, TOWNSHIP 12 SOUTH, RANGE 2 WEST OF THE WILLAMETTE MERIDIAN, CITY OF LEBANON, LINN COUNTY, OREGON AND BEING MORE SPECIFICALLY DESCRIBED AS:

BEGINNING AT POINT ON THE EAST RIGHT OF WAY OF CASCADE DRIVE (C.R. 716) AT THE NORTHWEST CORNER OF LOT 28, STURTEVANT SUBDIVISION, CITY OF LEBANON, OREGON; THENCE ALONG SAID EAST RIGHT OF WAY SOUTH 29°42'18" EAST 877.90 FEET; THENCE LEAVING SAID EAST RIGHT OF WAY SOUTH 60°17'56" 60.00 FEET TO A POINT ON THE WEST RIGHT OF WAY OF SAID CASCADE DRIVE (C.R. 716); THENCE ALONG SAID WEST RIGHT WAY NORTH 29°42'55" WEST 1844.14 FEET TO THE EASTERLY SOUTHEAST CORNER OF PARCEL 2, PARTITION PLAT 2005-16; THENCE LEAVING SAID WEST RIGHT OF WAY NORTH 60°17'29" EAST 60.33 FEET TO A POINT ON SAID EAST RIGHT OF WAY AT THE SOUTHWEST CORNER OF LOT 40, OF SAID STURTEVANT SUBDIVISION; THENCE ALONG SAID EAST RIGHT OF WAY SOUTH 29°42'18" EAST 966.25 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED AREA CONTAINS ± 110957 SQUARE FEET MORE OR LESS.

LINN COUNTY SURVEY 25888 WAS USED AS A REFERENCE.

EXHIBIT A

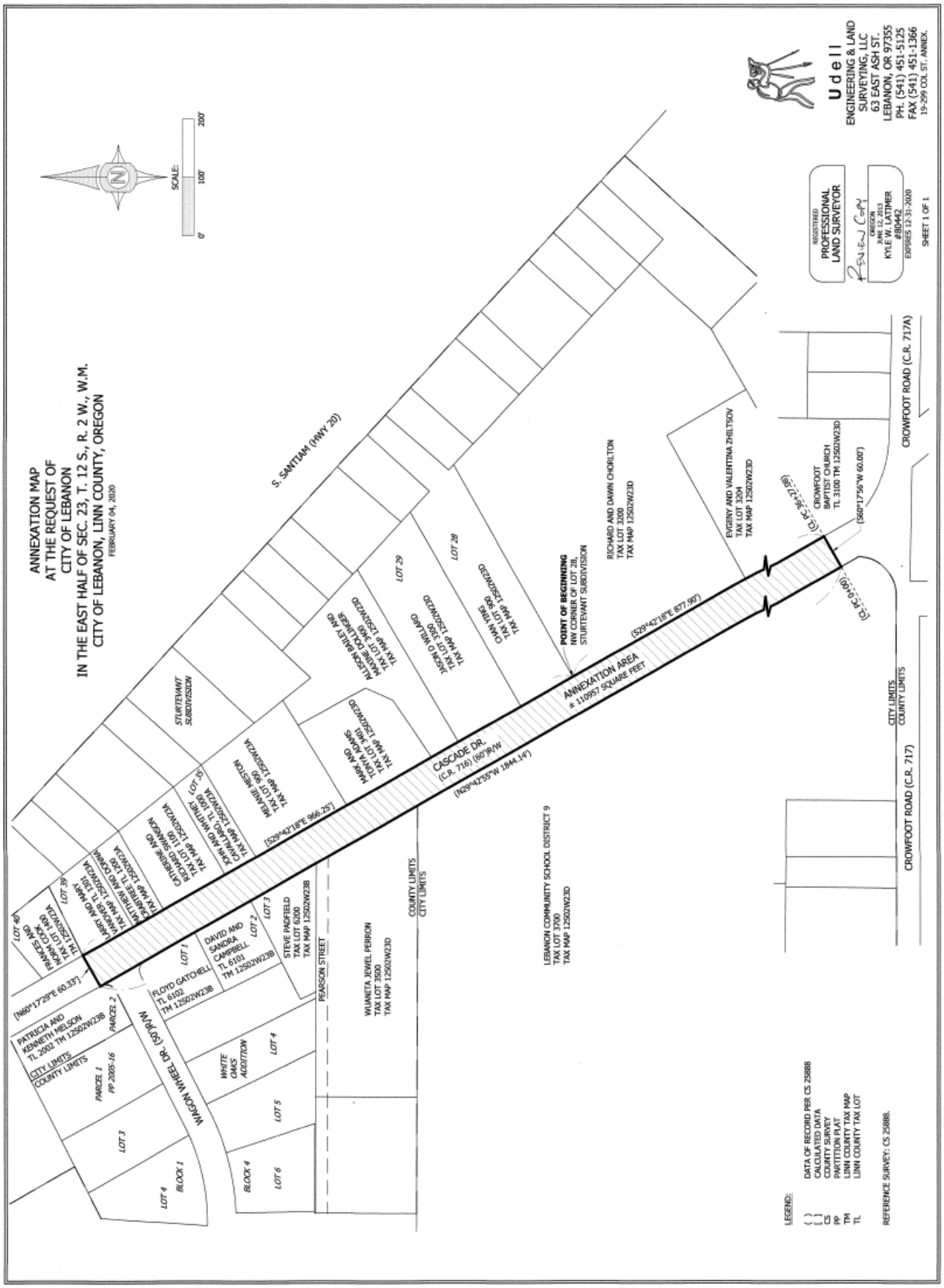

ANNEXATION MAP
AT THE REQUEST OF
CITY OF LEBANON
IN THE EAST HALF OF SEC. 23, T. 12 S., R. 2 W., W.M.
CITY OF LEBANON, LINN COUNTY, OREGON
FEBRUARY 04, 2020
SCALE:
0'
100'
200'
S. SANTIAM (HWY 20)
STURTEVANT SUBDIVISION
LOT 29
LOT 28
LOT 40
LOT 39
LOT 1
LOT 2
LOT 3
LOT 4
LOT 5
LOT 6
BLOCK 1
BLOCK 4
WHITE OAKS ADDITION
WAGON WHEEL DR. (50' P&W)
PEARSON STREET
CASCADE DR.
(C.R. 716) (60' R/W)
(N29°42'55"W 1844.14')
(S29°42'18"E 966.25')
(S29°42'18"E 877.90')
ANNEXATION AREA
± 110957 SQUARE FEET
POINT OF BEGINNING
NW CORNER OF LOT 28,
STURTEVANT SUBDIVISION
(N60°11'28"E 60.33')
(S60°17'56"W 60.00')
CROWFOOT ROAD (C.R. 717A)
CROWFOOT ROAD (C.R. 717)
CITY LIMITS
COUNTY LIMITS
PATRICIA AND KENNETH NELSON TL 2002 TM 12S02W23B
PARCEL 1 PP 2005-16
PARCEL 2
FLOYD GATCHELL TL 6102 TM 12S02W23B
DAVID AND SANDRA CAMPBELL TL 6101 TM 12S02W23B
STEVE PADFIELD TAX LOT 6200 TAX MAP 12S02W23B
WUANITA JEWEL PERRON TAX LOT 3500 TAX MAP 12S02W23D
LEBANON COMMUNITY SCHOOL DISTRICT 9 TAX LOT 3700 TAX MAP 12S02W23D
RICHARD AND DAWN CHORLTON TAX LOT 3200 TAX MAP 12S02W23D
EVGENY AND VALENTINA ZHILTSOV TAX LOT 3204 TAX MAP 12S02W23D
CROWFOOT BAPTIST CHURCH TL 3100 TM 12S02W23D
CHAN TRUS TAX LOT 900 TAX MAP 12S02W23D
JASON D WILLARD TAX LOT 3100 TAX MAP 12S02W23D
ALLISON BAILEY AND HAYNIE COLLINGER TAX LOT 3000 TAX MAP 12S02W23D
MARK AND TONYA ADAMS TAX LOT 3401 TAX MAP 12S02W23D
MELANIE RESTON TAX LOT 900 TAX MAP 12S02W23A
JOHN AND WHITNEY CAVALLARO TAX LOT 1000 TAX MAP 12S02W23A
CHRISTENSE AND RODRIGO SWANSON TAX LOT 1100 TAX MAP 12S02W23A
LARRY AND MARY VANOVER TL 1101 TAX MAP 12S02W23A
BARTHREY AND CHARLES TL 1200 TAX MAP 12S02W23A
FRANCIS AND ROBIN COOKE TAX LOT 1400 TM 12S02W23A
REGISTERED PROFESSIONAL LAND SURVEYOR
OREGON JUNE 12, 2013 KYLE W. LATTIMER #80442
EXPIRES 12-31-2020
SHEET 1 OF 1
Udell
ENGINEERING & LAND SURVEYING, LLC
63 EAST ASH ST.
LEBANON, OR 97355
PH. (541) 451-5125
FAX (541) 451-1366
19-299 COL ST. ANNEX.
LEGEND:
( ) DATA OF RECORD PER CS 25888
[ ] CALCULATED DATA
CS COUNTY SURVEY
PP PARTITION PLAT
TM LINN COUNTY TAX MAP
TL LINN COUNTY TAX LOT
REFERENCE SURVEY: CS 25888.

EXHIBIT A

RUSSELL DR. (C.R. 718) AND RIVER ROAD (C.R. 719)

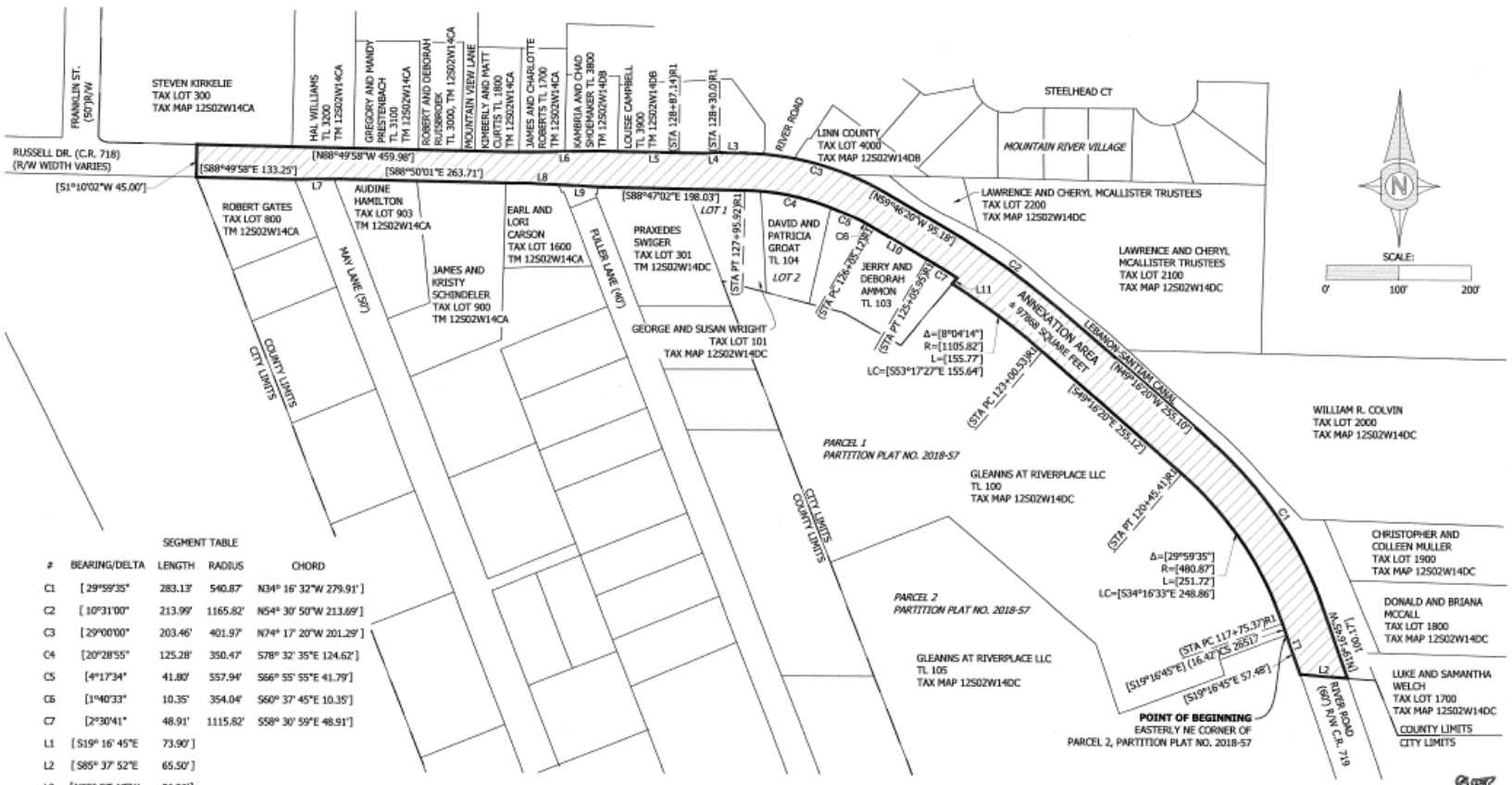
AN AREA OF LAND LOCATED IN THE SOUTH HALF OF SECTION 14, TOWNSHIP 12 SOUTH, RANGE 2 WEST OF THE WILLAMETTE MERIDIAN, CITY OF LEBANON, LINN COUNTY, OREGON AND BEING MORE SPECIFICALLY DESCRIBED AS:

BEGINNING AT A POINT ON THE WEST RIGHT OF WAY OF RIVER ROAD (C.R. 719) BEING THE EASTERLY NORTHEAST CORNER OF PARCEL 2, PARTITION PLAT NO. 2018-57, CITY OF LEBANON, LINN COUNTY, OREGON; THENCE ALONG SAID WEST RIGHT OF WAY SOUTH 19°16'45" EAST 57.48 FEET; THENCE LEAVING SAID WEST RIGHT OF WAY SOUTH 85°37'52" EAST 65.50 FEET TO A POINT ON THE EAST RIGHT OF WAY OF SAID RIVER ROAD (C.R. 719); THENCE ALONG SAID EAST RIGHT OF WAY NORTH 19°16'45" WEST 100.17 FEET; THENCE ALONG THE ARC OF A 540.87 FOOT RADIUS CURVE TO THE LEFT FOR 283.13 FEET (CHORD BEARS NORTH 34°16'32" WEST 279.91 FEET); THENCE NORTH 49°16'20" WEST 255.10 FEET; THENCE ALONG THE ARC OF A 1165.82 FOOT RADIUS CURVE TO THE LEFT FOR 213.99 FEET (CHORD BEARS NORTH 54°30'50" WEST 213.69 FEET); THENCE NORTH 59°46'20" WEST 95.18 FEET; THENCE ALONG THE ARCH OF A 401.97 FOOT RADIUS CURVE TO THE LEFT FOR 203.46 FEET (CHORD BEARS NORTH 74°17'20" WEST 201.29 FEET); THENCE NORTH 88°57'17" WEST 36.26 FEET; THENCE SOUTH 86°11'41" WEST 16.38 FEET; THENCE NORTH 88°49'44" WEST 148.09 FEET; THENCE SOUTH 89°06'56" WEST 97.57 FEET; THENCE NORTH 88°49'58" WEST 459.98 FEET; THENCE LEAVING THE NORTH RIGHT OF WAY OF RUSSELL DR. (C.R. 718) SOUTH 1°10'02" WEST 45.00 FEET TO THE SOUTH RIGHT OF WAY OF SAID RUSSELL DR. (C.R. 718); THENCE ALONG SAID SOUTH RIGHT OF WAY SOUTH 88°49'58" EAST 133.25 FEET; THENCE NORTH 89°20'45" EAST 63.04 FEET; THENCE SOUTH 88°50'01" EAST 263.71 FEET; THENCE SOUTH 86°46'09" EAST 36.84 FEET; THENCE SOUTH 86°58'47" EAST 63.43 FEET; THENCE SOUTH 88°47'02" EAST 198.03 FEET; THENCE ALONG THE ARC OF A 350.47 FOOT RADIUS CURVE TO THE RIGHT FOR 125.28 FEET (CHORD BEARS SOUTH 78°32'35" EAST 124.62 FEET); THENCE ALONG THE ARC OF A 557.94 FOOT RADIUS CURVE TO THE RIGHT FOR 41.80 FEET (CHORD BEARS SOUTH 66°55'55" EAST 41.79 FEET); THENCE ALONG THE ARC OF A 354.04 RADIUS CURVE TO THE RIGHT FOR 10.35 FEET (CHORD BEARS SOUTH 60°37'45" EAST 10.35 FEET); THENCE SOUTH 59°46'20" EAST 95.16 FEET; THENCE ALONG THE ARC OF A 1115.82 FOOT RADIUS CURVE TO THE RIGHT FOR 48.91 FEET (CHORD BEARS SOUTH 58°30'59" EAST 48.91 FEET); THENCE SOUTH 39°56'02" WEST 10.08 FEET; THENCE ALONG THE ARC OF A 1105.82 FOOT RADIUS CURVE TO THE RIGHT FOR 155.77 FEET (CHORD BEARS SOUTH 53°17'27" EAST 155.64 FEET); THENCE SOUTH 49°16'20" EAST 255.12 FEET; THENCE ALONG THE ARC OF A 480.87 FOOT RADIUS CURVE TO RIGHT FOR 251.72 FEET (CHORD BEARS SOUTH 34°16'33" EAST 248.86 FEET) THENCE SOUTH 19°16'45" EAST 16.42 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED AREA CONTAINS ± 97868 SQUARE FEET MORE OR LESS.

EXHIBIT A

ANNEXATION MAP
AT THE REQUEST OF
CITY OF LEBANON
LOCATED IN THE RUSSEL T. HILL DLC NO. 77
IN THE SOUTH HALF OF SEC. 14, T. 12 S., R. 2 W., W.M.
CITY OF LEBANON, LINN COUNTY, OREGON
FEBRUARY 04, 2020



SEGMENT TABLE

#	BEARING/DELTA	LENGTH	RADIUS	CHORD
C1	[29°59'35"	283.13'	540.87'	N34° 16' 32"W 279.91']
C2	[10°31'00"	213.99'	1165.82'	N54° 30' 50"W 213.69']
C3	[29°00'00"	203.46'	401.97'	N74° 17' 20"W 201.29']
C4	[20°28'55"	125.28'	350.47'	S78° 32' 35"E 124.62']
C5	[4°17'34"	41.80'	557.94'	S66° 55' 55"E 41.79']
C6	[1°40'33"	10.35'	354.04'	S60° 37' 45"E 10.35']
C7	[2°30'41"	48.91'	1115.82'	S58° 30' 59"E 48.91']
L1	[S19° 16' 45"E	73.90']		
L2	[S85° 37' 52"E	65.50']		
L3	[N88° 57' 17"W	36.26']		
L4	[S86° 11' 41"W	16.38']		
L5	[N88° 49' 44"W	148.09']		
L6	[S89° 06' 56"W	97.57']		
L7	[N89° 20' 45"E	63.04']		
L8	[S86° 46' 09"E	36.84']		
L9	[S86° 58' 47"E	63.43']		
L10	[S59° 46' 20"E	95.16']		
L11	[S39° 56' 02"W	10.08']		

LEGEND:

[ ]	CALCULATED DATA
CS	COUNTY SURVEY
R1	COUNTY SURVEY ROAD MAP 10-539
TM	LINN COUNTY TAX MAP
TL	LINN COUNTY TAX LOT

REFERENCE SURVEY: CS 25846, CS 26517 (PARTITION PLAT NO. 2018-57), ROAD MAP 10539

REGISTERED PROFESSIONAL LAND SURVEYOR
REVIEW ONLY
OREGON JUNE 12, 2013 KYLE W. LATIMER #80442
EXPIRES 12-31-2020

SHEET 1 OF 1

Udell
ENGINEERING & LAND SURVEYING, LLC
63 EAST ASH ST.
LEBANON, OR 97355
PH. (541) 451-5125
FAX (541) 451-1366
19-299 COL ST. ANNEX.

EXHIBIT A

WASSOM STREET

AN AREA OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 15, TOWNSHIP 12 SOUTH, RANGE 2 WEST OF THE WILLAMETTE MERIDIAN, CITY OF LEBANON, LINN COUNTY, OREGON AND BEING MORE SPECIFICALLY DESCRIBED AS:

BEGINNING AT POINT ON THE NORTH RIGHT OF WAY OF WASSOM STREET ALSO BEING THE SOUTHWEST CORNER OF PARCEL 1, PARTITION PLAT NO. 2006-02, CITY OF LEBANON, LINN COUNTY, OREGON; THENCE ALONG SAID NORTH RIGHT OF WAY NORTH 90°00'00" WEST 212.98 FEET TO THE SOUTHWEST CORNER OF PARCEL 1, PARTITION PLAT NO. 2007-18; THENCE LEAVING SAID NORTH RIGHT OF WAY SOUTH 0°00'00" EAST 50.00 FEET TO A POINT ON THE SOUTH RIGHT OF WAY OF SAID WASSOM STREET; THENCE ALONG SAID SOUTH RIGHT OF WAY NORTH 90°00'00" EAST 212.98 FEET TO THE NORTHWEST CORNER OF PARCEL 2, PARTITION PLAT NO. 2017-21; THENCE LEAVING SAID SOUTH RIGHT OF WAY NORTH 0°00'00" EAST 50.00 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED AREA CONTAINS ± 10649 SQUARE FEET MORE OR LESS.

LINN COUNTY SURVEY 22389 WAS USED AS A REFERENCE.

EXHIBIT A

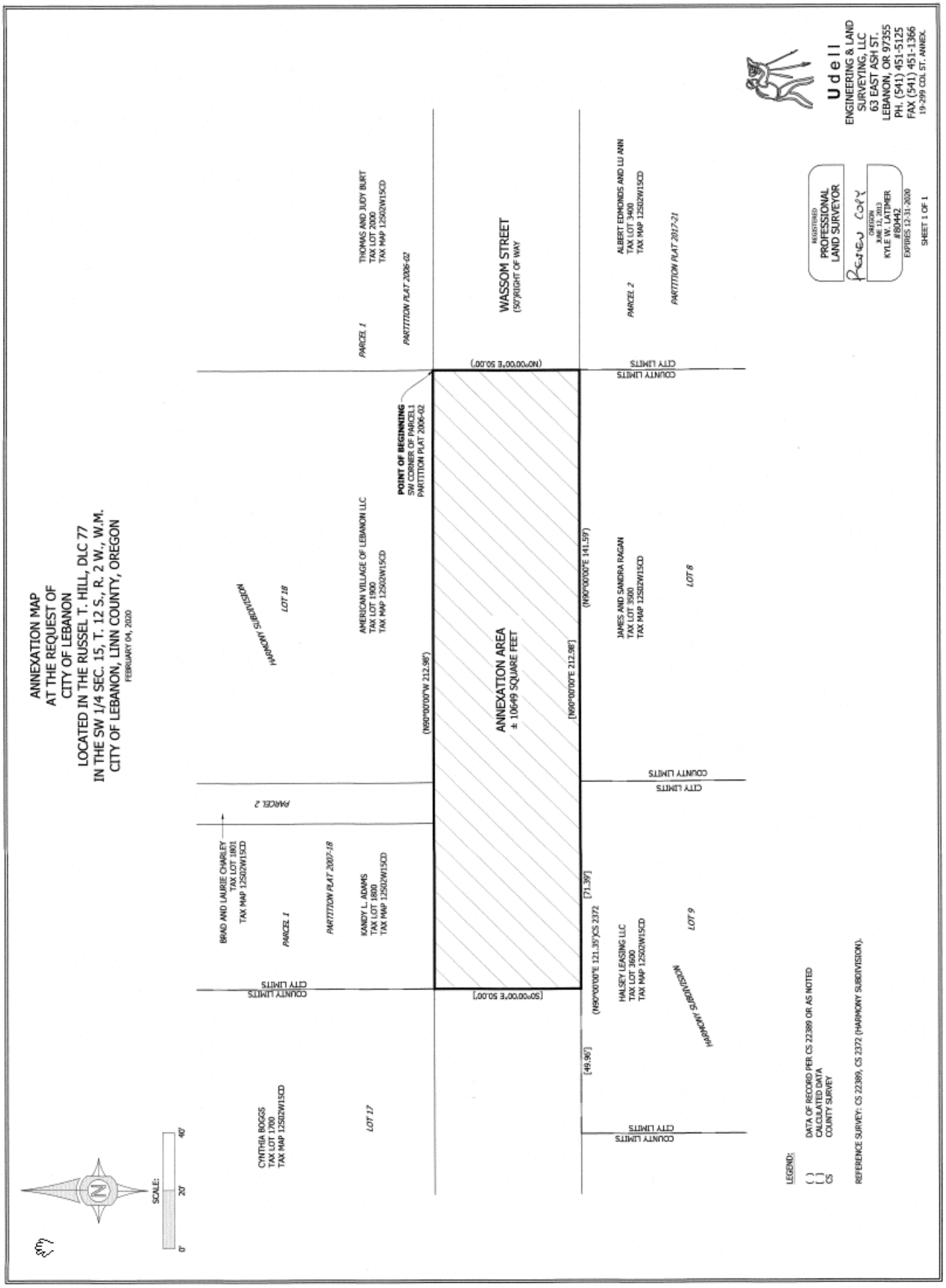

ANNEXATION MAP
AT THE REQUEST OF
CITY OF LEBANON
LOCATED IN THE RUSSEL T. HILL, DLC 77
IN THE SW 1/4 SEC. 15, T. 12 S., R. 2 W., W.M.
CITY OF LEBANON, LINN COUNTY, OREGON
FEBRUARY 04, 2020
SCALE:
0'
20'
40'
CYNTHIA BOGGS
TAX LOT 1700
TAX MAP 12S02W15CD
LOT 17
BRAD AND LAURIE CHARLEY
TAX LOT 1801
TAX MAP 12S02W15CD
PARCEL 1
PARTITION PLAT 2007-18
KANDY L. ADAMS
TAX LOT 1800
TAX MAP 12S02W15CD
PARCEL 2
HARMONY SUBDIVISION
LOT 18
AMERICAN VILLAGE OF LEBANON LLC
TAX LOT 1900
TAX MAP 12S02W15CD
PARCEL 1
THOMAS AND JUDY BURT
TAX LOT 2000
TAX MAP 12S02W15CD
PARTITION PLAT 2006-02
POINT OF BEGINNING
SW CORNER OF PARCEL 1
PARTITION PLAT 2006-02
(N89°00'00"W 212.98')
(N00°00'00"E 50.00')
ANNEXATION AREA
± 10649 SQUARE FEET
WASSOM STREET
(50'RIGHT OF WAY
[49.96']
(N90°00'00"E 121.35')CS 2372
[71.39']
[N90°00'00"E 212.98']
(N90°00'00"E 141.59')
[S00°00'00"E 50.00']
HALSEY LEASING LLC
TAX LOT 3600
TAX MAP 12S02W15CD
LOT 9
HARMONY SUBDIVISION
JAMES AND SANDRA RAGAN
TAX LOT 3500
TAX MAP 12S02W15CD
LOT 8
PARCEL 2
ALBERT EDMONDS AND LU ANN
TAX LOT 3400
TAX MAP 12S02W15CD
PARTITION PLAT 2017-21
CITY LIMITS
COUNTY LIMITS
LEGEND:
( ) DATA OF RECORD PER CS 22389 OR AS NOTED
[ ] CALCULATED DATA
CS COUNTY SURVEY
REFERENCE SURVEY: CS 22389, CS 2372 (HARMONY SUBDIVISION).
REGISTERED
PROFESSIONAL
LAND SURVEYOR
OREGON
JUNE 12, 2013
KYLE W. LATTIMER
#80442
EXPIRES 12-31-2020
SHEET 1 OF 1
Udell
ENGINEERING & LAND
SURVEYING, LLC
63 EAST ASH ST.
LEBANON, OR 97355
PH. (541) 451-5125
FAX (541) 451-1366
19-299 COL ST. ANNEX

EXHIBIT A

S. 12TH STREET (C.R. 783)

AN AREA OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 15, TOWNSHIP 12 SOUTH, RANGE 2 WEST OF THE WILLAMETTE MERIDIAN, CITY OF LEBANON, LINN COUNTY, OREGON AND BEING MORE SPECIFICALLY DESCRIBED AS:

BEGINNING AT A POINT ON THE WEST RIGHT OF WAY OF S. 12TH (C.R. 783) STREET BEING THE NORTHEAST CORNER OF PARCEL 1, PARTITION PLAT NO. 2005-14, CITY OF LEBANON, LINN COUNTY, OREGON; THENCE ALONG SAID WEST RIGHT OF WAY NORTH 0°20'10" WEST 349.11 FEET; THENCE LEAVING SAID WEST RIGHT OF WAY SOUTH 89°49'40" EAST 60.00 FEET TO A POINT ON THE EAST RIGHT OF WAY OF SAID S. 12TH STREET (C.R. 783) BEING THE NORTHWEST CORNER OF LOT 11, LORDS ADDITION; THENCE ALONG SAID EAST RIGHT OF WAY SOUTH 0°20'10" EAST 349.05 FEET TO THE SOUTHWEST CORNER OF SAID LOT 11; THENCE LEAVING SAID EAST RIGHT OF WAY NORTH 89°53'14" WEST 60.00 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED AREA CONTAINS ± 20945 SQUARE FEET MORE OR LESS.

LINN COUNTY SURVEY 17883 WAS USED AS A REFERENCE.

EXHIBIT A

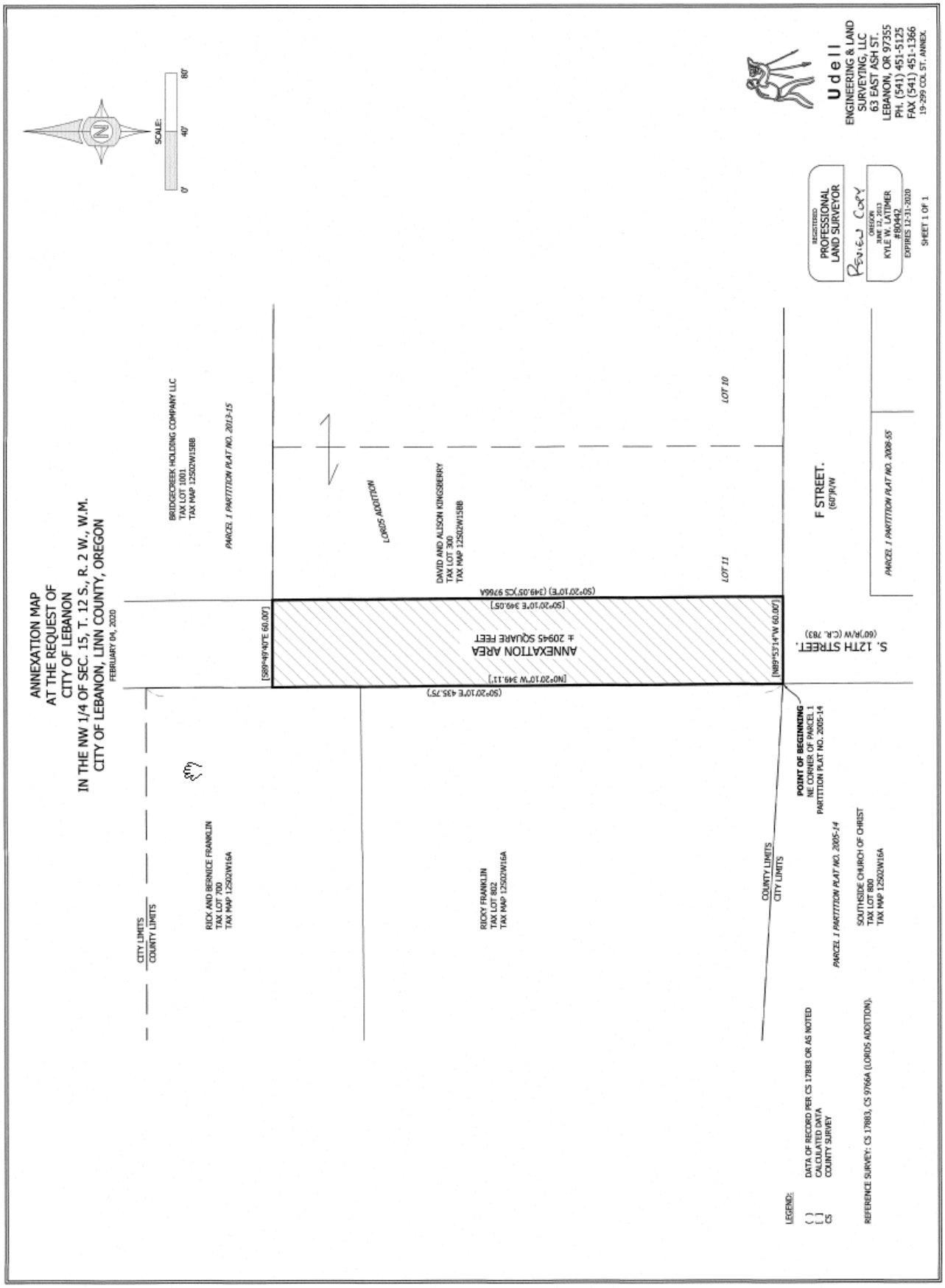

ANNEXATION MAP
AT THE REQUEST OF
CITY OF LEBANON
IN THE NW 1/4 OF SEC. 15, T. 12 S., R. 2 W., W.M.
CITY OF LEBANON, LINN COUNTY, OREGON
FEBRUARY 04, 2020
SCALE:
0'
40'
80'
BRIDGECREEK HOLDING COMPANY LLC
TAX LOT 1001
TAX MAP 12S02W15BB
PARCEL 1 PARTITION PLAT NO. 2013-15
LORDS ADDITION
DAVID AND ALISON KINGSBERRY
TAX LOT 300
TAX MAP 12S02W15BB
LOT 10
LOT 11
F STREET.
(60'R/W
PARCEL 1 PARTITION PLAT NO. 2008-55
S. 12TH STREET.
(60'R/W (C.R. 783)
[S89°49'40"E 60.00']
(S0°20'10"E) (349.05')CS 9766A
[S0°20'10"E 349.05']
ANNEXATION AREA
± 20945 SQUARE FEET
[N0°20'10"W 349.11']
(S0°20'10"E 435.75')
[N89°53'14"W 60.00']
CITY LIMITS
COUNTY LIMITS
RICK AND BERNICE FRANKLIN
TAX LOT 700
TAX MAP 12S02W16A
RICKY FRANKLIN
TAX LOT 802
TAX MAP 12S02W16A
COUNTY LIMITS
CITY LIMITS
POINT OF BEGINNING
NE CORNER OF PARCEL 1
PARTITION PLAT NO. 2005-14
PARCEL 1 PARTITION PLAT NO. 2005-14
SOUTHSIDE CHURCH OF CHRIST
TAX LOT 800
TAX MAP 12S02W16A
LEGEND:
DATA OF RECORD PER CS 17883 OR AS NOTED
CALCULATED DATA
COUNTY SURVEY
REFERENCE SURVEY: CS 17883, CS 9766A (LORDS ADDITION).
REGISTERED
PROFESSIONAL
LAND SURVEYOR
OREGON
JULY 13, 2001
KYLE W. LATIMER
#80942
EXPIRES 12-31-2020
SHEET 1 OF 1
Udell
ENGINEERING & LAND
SURVEYING, LLC
63 EAST ASH ST.
LEBANON, OR 97355
PH. (541) 451-5125
FAX (541) 451-1366
19-299 COL ST. ANNEX.

EXHIBIT A

EXHIBIT B
LEBANON CITY COUNCIL FINDINGS

I. NATURE OF THE APPLICATION

This matter comes before the Lebanon Planning Commission on the application of the City of Lebanon to annex various street segments within the UGB into the City.

II. GENERAL INFORMATION

A. Site Location

Various street segments throughout the City, including portions of: Airport Road near Airway; Airport Road near Cypress Court; 12th Street at F Street; Cascade Drive near Crowfoot Road; Russell Drive near Franklin Street; and portions of Wassom Street.

B. Site Development and Zoning

All areas under consideration for annexation are street segments within the public right-of-way. There is no assignment of zoning.

C. Adjacent Zoning and Land Uses

All street segments to be annexed are adjacent to properties within the City limits and are an extension of other street segments currently within City limits.

D. Proposal

Under consideration is the proposed annexation of various street segments within the UGB into the City.

III. PUBLIC HEARING

A. Planning Commission Action

On June 17, 2020 and June 24, 2020, the Lebanon Planning Commission held a public hearing on this application. At the hearing, Planning File A20-02 was made a part of the record. The City noticed the hearing pursuant to Chapter 16.20 of the Lebanon Development Code. No objection was raised as to jurisdiction, evidence or testimony presented at the hearing. At the end of the hearing, the Planning Commission deliberated on the issue and voted to recommend the City Council approve the proposed Annexation and corresponding zoning designation. The Commission found the proposal consistent with the applicable decision criteria.

B. City Council Action

B. City Council Action

A public hearing was held before the City Council on July 8, 2020. The City noticed the hearing pursuant to Chapter 16.20 of the Lebanon Development Code. No objection was raised as to

jurisdiction, evidence or testimony presented at the hearing. At the end of the hearing, the City Council deliberated on the issue and found the proposal consistent with the applicable decision criteria.

IV. FINDINGS OF FACT-GENERAL

The Lebanon Planning Commission, after careful consideration of the testimony and evidence in the record, adopts the following General Findings of Fact:

A. The applicant is the City of Lebanon.

B. The subject area is comprised various street segments throughout the City, including portions of: Airport Road near Airway; Airport Road near Cypress Court; 12th Street at F Street; Cascade Drive near Crowfoot Road; Russell Drive near Franklin Street; and portions of Wassom Street.

C. All areas under consideration for annexation are street segments within the public right-of-way. There is no assignment of zoning.

D. All street segments to be annexed are adjacent to properties within the City limits and are an extension of other street segments currently within City limits.

E. Under consideration is the proposed annexation of various street segments within the UGB into the City.

F. The decision to approve or deny shall be based on criteria contained in the Lebanon Development Code, Chapter 16.26 – Annexations.

V. APPLICATION SUMMARY

A. The subject area is comprised various street segments throughout the City, including portions of: Airport Road near Airway; Airport Road near Cypress Court; 12th Street at F Street; Cascade Drive near Crowfoot Road; Russell Drive near Franklin Street; and portions of Wassom Street. The purpose and intent behind the proposed annexations are to organize the jurisdictional boundaries of the City. This will assist in the enforcement action for the police and sheriff's departments and allow our local police department to better enforce parking restrictions throughout the City. As streets are not assigned a zoning designation, the only action under consideration is the land annexation. There is no assignment of initial zoning associated with this procedure.

B. The Department contacted the Department of Land Conservation and Development, affected agencies and area property owners regarding the application. No comments were submitted.

VI. CRITERIA AND FINDINGS

The subject property is located within the City's Urban Growth Boundary (UGB) and is eligible for annexation into the City limits. Annexation application and review requirements are contained in Chapter 16.26 of the Lebanon Development Code. Annexations require a

hearing before the Planning Commission and City Council. The purpose of the Commission hearing is to review the request and recommend whether the Council should approve or deny the Annexation.

Section 16.26.060 contains the decision criteria for an annexation with specific requirements in Section 16.26.060.A. This Section requires compliance with provisions in the City Annexation Ordinance and Lebanon Comprehensive Plan, Chapter 3 – Urbanization. Essentially, the Annexation Ordinance and Comprehensive Plan decision criteria are the same. The findings are combined to avoid duplication:

1. Annexation Ordinance Section 2. - All Annexations shall conform to the requirements of the Lebanon Municipal Code, Annexation Ordinance, Lebanon Land Development Ordinance (i.e., Development Code), City of Lebanon/Linn County Urban Growth Management Agreement and shall be consistent with applicable State law.

   Comprehensive Plan Annexation Policy #P-19: [The City shall] recognize and act on the basis that all annexations shall conform to the requirements of the Lebanon Municipal Code, Annexation Ordinance, Lebanon Land Development Ordinance, City of Lebanon/Linn County Urban Growth Management Agreement (UGMA), and shall be consistent with applicable State law.

   FINDING: The application sites include public street segments located within the City of Lebanon Urban Growth Boundary and is contiguous with city limits, therefore eligible for annexation per the Annexation Ordinance, and the Municipal and Development Codes. The annexation is not inclusive of a Comprehensive Plan Map Amendment as there is no zoning assigned to public rights-of-way. As the street segments are existing, it is determined that the annexation has already been accounted for in the City's Facilities Plan, including the Transportation System Plan. The proposal complies with the Annexation requirements.

2. Annexation Ordinance Section 3. - All Annexations shall be consistent with the goals and policies of the Lebanon Comprehensive Plan.

   Comprehensive Plan Annexation Policy #P-20**:** [The City shall] recognize and act on the basis that all annexations shall be consistent with the goals and policies of the Lebanon Comprehensive Plan.

   FINDING: The Annexation Ordinance policies are consistent with, and often mirror, the Comprehensive Plan Annexation Policies. The State acknowledges that the City's Comprehensive Plan complies with all applicable Statewide Planning Goals and statutes, recognizing the consistency of the Plan goals and policies. Therefore, compliance with the applicable Comprehensive Plan policies ensures compliance with the Annexation Ordinance. Findings in the following Sections detail this proposal's compliance with all applicable policies.

3. Annexation Ordinance Section 4. - All lands included within the Urban Growth Boundary are eligible for annexation and urban development. Areas within the Urban Growth Boundary with designated environmental constraints may be annexed and utilized as functional wetlands, parks, open space and related uses.

Comprehensive Plan Annexation Policy #P-21: [The City shall] recognize and act on the basis that all lands included within the Urban Growth Boundary are eligible for annexation and urban development. (Areas within the Urban Growth Boundary with designated environmental constraints may be annexed and utilized as functional wetlands, parks, open space and related uses.)

FINDING: All lands included in the annexation proposal are improved public rights-of-way. There are no identified environmental constraints, and no development would occur within the annexation areas.

4. Annexation Ordinance Section 5. - The City shall only annex land that is contiguous to the existing City limits and is within the City's UGB.

   Comprehensive Plan Annexation Policy #P-22: [The City shall] only annex land that is contiguous to the existing City limits and is within the City's UGB.

   FINDING: All rights-of-way segments included in the annexation proposal are contiguous with properties within city limits.

5. Annexation Ordinance Section 6. - An annexation shall be deemed orderly if the annexation territory is contiguous to the existing City limits. An annexation is efficient if the annexation territory can be developed or redeveloped to an urban use. Urban uses may include wetlands, parks, open space and related uses.

   Comprehensive Plan Annexation Policy #P-23: [The City shall] deem an annexation orderly if the annexation territory is contiguous to the existing City Limits, and deem an annexation efficient if the annexation territory can be developed or redeveloped to an urban use (urban uses may include functional wetlands, parks, open space and related uses).

   FINDINGS: All land included in the annexation proposal is improved public rights-of-way. No zoning will be designated to the property as it is land designated for public rights-of-way. The annexation of these street segments is orderly as it is contiguous to existing city limits, and the annexation of these street segments would allow for orderly development and redevelopment of properties within the City, as the City would have jurisdiction over any required improvements to the public rights-of-way as development occurs.

6. Annexation Ordinance Section 7. - Development proposals are not required for annexation requests.

   Comprehensive Plan Annexation Policy #P-24: [The City shall] recognize and act on the basis that development proposals are not required for annexation requests.

   FINDING: The application does not include a development proposal, and no development would occur in the future due to the use and nature of the annexed land for use and public rights-of-way.

7. Annexation Ordinance Section 8. - As part of the annexation process of developed property or properties, the City shall consider the anticipated demands to access key City-

provided urban utility services, which are water, storm drainage, sanitary sewer, and streets, of existing development within the annexation territory.

Comprehensive Plan Annexation Policy #P-25: [The City shall] consider as part of the annexation process of developed property or properties, the anticipated demands to access key City-provided urban utility services, which are water, storm drainage, sanitary sewer, and streets, of existing development within the annexation territory.

FINDING: The annexation proposal would not create a demand on utility services as the land is identified as public rights-of-way, and no development could occur on the land that would create a demand on utilities.

8. Annexation Ordinance Section 9. - As part of the annexation process of developed property or properties, the City shall consider the impacts on key City-provided urban utility services needed to serve these properties, which are water, storm drainage, sanitary sewer, and streets.

   Comprehensive Plan Annexation Policy # P-26: [The City shall] Consider as part of the annexation process of developed property or properties, the impacts on the capacities of key City-provided urban utility services needed to satisfy the anticipated demands of the properties discussed in P-25 above.

   FINDING: The annexation proposal would create a positive impact on the street system by providing the city jurisdiction to appropriately plan the street network in the city. There would be no impact on the other utilities as no development would occur within the land annexation area as it is all limited to public rights-of-way.

9. Annexation Ordinance Section 10. - Needed Public rights-of-way, as identified in adopted transportation plans as necessary for the safe and efficient movement of traffic, bicycles and pedestrians, shall be dedicated to the City either with annexation or when the property develops and/or redevelops and creates an increased demand for the benefits provided by additional rights-of-way dedication.

   FINDING: The annexation proposal addresses previous property annexations that did not include the portion of public right-of-way associated with the annexation. This action provides conformance of previous annexations.

10. Annexation Ordinance Section 11. - Upon annexation, the annexation territory shall be assigned zoning classifications in accordance with the adopted Comprehensive Plan Map, as shown in the City's Annexation Zoning Matrix. Such zoning assignments in and of themselves are not a zoning map change and shall not require approval of a zoning map amendment, or a separate proceeding.

    FINDING: All lands associated with the annexation proposal include public rights-of-way, which is not assigned a zoning designation. As such, this finding is not applicable.

11. Annexation Ordinance Section 12. - If a zoning designation other than one in accordance with the Comprehensive Plan Map (shown in the Annexation Zoning Matrix) is requested by an applicant, the zoning requested shall not be granted until the Comprehensive Plan Map is appropriately amended to reflect concurrence. Such an amendment shall require a

separate application, hearing and decision, which may be held concurrently with an annexation hearing and will not become effective until the annexation is complete.

FINDING: All lands associated with the annexation proposal include public rights-of-way, which is not assigned a zoning designation. As such, this finding is not applicable.

12. Annexation Ordinance Section 13. - The areas within the Urban Growth Boundary with designated environmental constraints may be annexed and developed as functional wetlands, parks, open space and related uses.

    FINDING: All lands associated with the annexation proposal include public rights-of-way, and do not have any designated environmental constraints.

13. Annexation Ordinance Section 14. - An "urban use" is hereby defined as any land use that is authorized under the terms and provisions of the land use regulations, Zoning Ordinance (i.e., Development Code), Subdivision Ordinance, Comprehensive Plan, and other related documents of the City of Lebanon.

    FINDING: This Section does not apply as the provisions in this Section provide a definition and not a decision criterion.

14. Annexation Ordinance Section 15. - At the applicant's discretion and with the City's concurrence, a development or redevelopment proposal for an annexation territory may be acted upon by the Planning Commission immediately following the Commission's hearing on the annexation proposal and a decision of recommendation of approval to the City Council. However, any approval of the Planning Commission of such a development or redevelopment proposal must be contingent upon subsequent approval of the annexation by City Council.

    FINDING: The request does not contain a concurrent development request.

15. Comprehensive Plan Annexation Policy # P-27: Expand the City Limits as necessary to accommodate development, including housing, commercial, industrial, and services (that will in turn accommodate population growth).

    FINDING: This Policy does not directly apply as the proposal simply incorporates an existing urbanized parcel into the City limits.

VII. CONCLUSION

The City Council concludes the proposed Annexation complies with the applicable decision criteria.