

City of Dayton
111 S. 1st
Dayton, WA 99328

Document Title: Ordinance 1995

Grantor: City of Dayton

Grantee: None

Legal Description: A portion of Sec 32, T 10 N, R 39 E

Assessor's Property Tax Parcel/Account Number:
Parcel Number: 2-530-00-045-0000

ORDINANCE NO. 1995

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF DAYTON, WASHINGTON, PROVIDING FOR THE ANNEXATION OF CERTAIN TERRITORY CONTIGUOUS TO THE CITY OF DAYTON, WASHINGTON, LOCATED WITHIN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 32, TOWNSHIP 10 NORTH, RANGE 39 EAST, W.M. AND PROVIDING FOR SIMULTANEOUS ADOPTION OF A ZONING CLASSIFICATION (JASPER PINES).

WHEREAS, on July 21, 2022, the City received a Notice of Intent pursuant to RCW 35A.14.120 to annex certain real property named the "Jasper Pines Annexation"; and

WHEREAS, the Notice of Intent was signed by the owners of property representing 100% in value of the real property, thereby meeting the 10% required for the 60 percent petition method; and

WHEREAS, the proposal area is comprised of one parcel sized 29,571 sq. ft. (0.68 acres) assigned Columbia Co. Parcel # 2-530-00-045-0000 that is located within the City of Dayton Urban Growth Area (UGA); and

WHEREAS, attached hereto, Exhibit A describes the proposal area and Exhibit B depicts the proposal area; and

WHEREAS, on August 9, 2022, the City Council passed Resolution 1500, with which the Council accepted the Notice of Intent and authorized the circulation an annexation petition pursuant to RCW 35A.14.120, accepting the boundaries of the annexation area as proposed, requiring the assumption of an appropriate share of all existing City indebtedness, and require a zoning designation to be reviewed and assigned simultaneously; and

WHEREAS, a good and sufficient petition has been filed for the annexation of this territory which complies with the requirements of law, having been signed by the owners of not less than 60% in value according to the assessed valuation for general taxation of the property hereinafter described pursuant to RCW 35A.14.120 for the annexation of said area to the City of Dayton; and

WHEREAS, the Columbia County Assessor certified the petition for annexation as sufficient on September 12, 2022 having determined that the petition signatures have a combined total assessed value for general taxation of not less than 60% of the total assessed value for general taxation of all property in the proposed annexation area; and

WHEREAS, on November 22, 2022 the City Council conducted a duly noticed public hearing on the proposed annexation and zoning assignment; and

WHEREAS, the Comprehensive Plan contains goals and policies related to annexation which the proposed annexation complies with; and

WHEREAS, the Comprehensive Plan designates the proposal area as “Urban Density Residential (UDR)” and the Agricultural Residential Zone (AR) zoning district appears to be an implementing zone of the “Urban Density Residential (UDR)” designation; and

WHEREAS, the proposed zoning assignment of AR is appropriate and in the public interest and further will be harmonious and compatible with the surrounding land uses and zoning districts; and

WHEREAS, the proposal is consistent with the City’s Comprehensive Plan and annexation of the property is found to be in the public interest;

NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF DAYTON, WASHINGTON, DO HEREBY RESOLVE AS FOLLOWS:

Section 1: Annexation of Real Property. The real property known as the “Jasper Pines” annexation as legally described in Exhibit A and depicted on Exhibit B, attached hereto and incorporated herein by reference as though fully set forth herein, is hereby annexed to the City of Dayton, Washington and is hereby declared to be within the corporate limits of the City of Dayton. Said property is located within Columbia County, Washington.

Section 2: Assumption of Prior Indebtedness and Taxation. All property within the annexed area described above shall be assessed and taxed at the same rate and on the same basis as other property of the City of Dayton, including assessments for taxes and payment of any bonds issued or debts contracted prior to or existing as of the date of such annexation.

Section 3: Zoning Designation. Zoning for the proposed annexation area shall be reviewed and assigned simultaneously. All property within the territory so annexed shall be zoned as Agricultural Residential Zone (AR), which is established to be consistent with the Comprehensive Plan classification of “Urban Density Residential” as established in the most current version of the City’s Comprehensive Plan as adopted by Ordinance No. 1978, dated April 14, 2021.

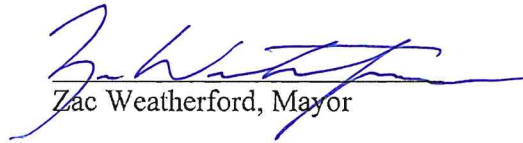
Section 4: Filing and Recording. The City Clerk is directed to file a recorded copy of this annexation with the Board of Commissioners of Columbia County and the State of Washington in the manner required by law. The City Clerk is also directed to file with the Auditor of Columbia County, Washington a copy of this ordinance.

Section 5: Severability. If any portion of this ordinance is declared invalid or unconstitutional by any court of competent jurisdiction, such holding shall not affect the validity of the remaining portion(s) of this ordinance.

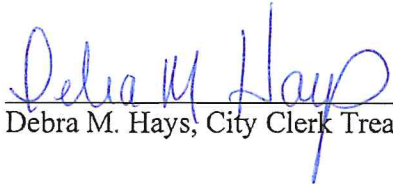
Section 6: Effective Date. This resolution shall be in full force and effect upon passage and signatures hereon.

PASSED BY THE CITY COUNCIL AT A REGULAR MEETING ON THE 22ND DAY OF
NOVEMBER, 2022.


City of Dayton


Zac Weatherford, Mayor

Attested/ Authenticated:


Debra M. Hays, City Clerk Treasurer

Approved as to form:


City Attorney

ORDINANCE SUMMARY BY TITLE ONLY FOR PUBLICATION PURPOSES
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OF DAYTON, WASHINGTON, PROVIDING FOR THE
ANNEXATION OF CERTAIN TERRITORY CONTIGUOUS
TO THE CITY OF DAYTON, WASHINGTON, LOCATED
WITHIN THE NORTHWEST QUARTER OF THE NORTHEAST
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39 EAST, W.M. AND PROVIDING FOR SIMULTANEOUS
ADOPTION OF A ZONING CLASSIFICATION
(JASPER PINES).**

The full text of Ordinance 1995 adopted the 22nd day of November, 2022 is available for examination at the City Clerk-Treasurer's Office, 111 S. 1st St., Dayton, WA during normal business hours, Monday – Friday, 7:00 a.m. to 4:00 p.m. Full text of the Ordinance shall be mailed upon request.

By: /s/ Zac Weatherford, Mayor

Attest: /s/ Debra Hays, City Clerk

Approved as to form: /s/ Quinn Plant, City Attorney

Published:

The Times, 12/8/2022

EXHIBIT "A"

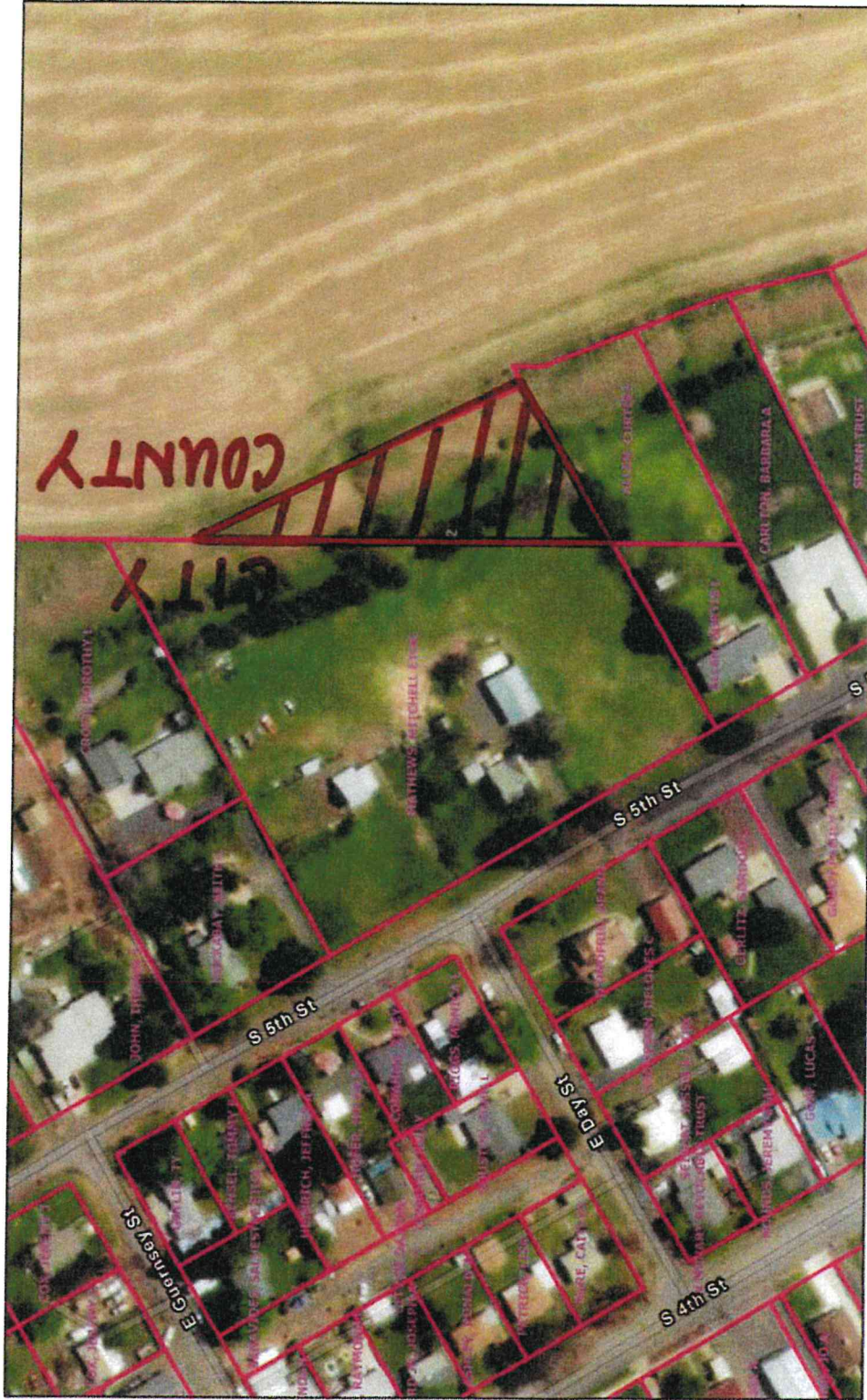
MATHEWS ANNEXATION LAND DESCRIPTION

COMMENCING AT THE QUARTER CORNER ON THE NORTH LINE OF SECTION 32, TOWNSHIP 10 NORTH, RANGE 39 EAST, OF THE WILLAMETTE MERIDIAN; THENCE SOUTH $00^{\circ}55'33''$ EAST 314.40 FEET, ALONG THE CENTERLINE OF SAID SECTION 32, TO THE POINT OF BEGINNING FOR THIS DESCRIPTION; THENCE SOUTH $00^{\circ}55'33''$ EAST 397.10 FEET, ALONG THE CENTERLINE OF SAID SECTION 32, TO THE NORTHERLY LINE OF LOT 8 OF GUERNSEYS BLOCK ADDITION TO THE CITY OF DAYTON; THENCE NORTH $59^{\circ}27'33''$ EAST 169.72 FEET; THENCE NORTH $18^{\circ}38'37''$ WEST 12.19 FEET; THENCE NORTH $26^{\circ}25'20''$ WEST 334.16 FEET TO THE POINT OF BEGINNING FOR THIS DESCRIPTION.

CONTAINING 29,571sq ft (0.68ac)



MATHEWS ANNEXATION EXHIBIT "B"



July 19, 2022

