

B.

ORDINANCE NO. 3993

AN ORDINANCE ANNEXING PROPERTY LOCATED NORTH OF QUEEN AVENUE AND WEST OF WAVERLY DRIVE AS R-2 PLANNED UNIT DEVELOPMENT (5.17 ACRES) AND DECLARING AN EMERGENCY.

WHEREAS, on the 12th day of January , 1977 , at a regular Council meeting, the Council of the City of Albany, Oregon, did duly pass Ordinance No. , wherein it was provided that a public hearing would be held on the 26th day of January , 1977 , concerning the advisability of annexing

property located north of Queen Avenue and west of  
Waverly Drive as R-2 Planned Unit Development (5.17 acres)

WHEREAS, the hearing was duly held on the 26th day of January 19 77 , and at that time the Council determined that the Notices of Hearing had been given as provided in the said Ordinance, and pursuant to the terms of ORS 222.111, 222.120 and 222.170, and

WHEREAS, the Council after said hearing determined that the area described herein as property located north of Queen Avenue and west of Waverly Drive as R-2 Planned Unit Development (5.17 acres) should be annexed, now, therefore,

THE PEOPLE OF THE CITY OF ALBANY DO ORDAIN AS FOLLOWS:

Section 1: That the following described property be and is hereby annexed to the City of Albany, to-wit:

Assessor's Parcel Map 11-3W-8D, Tax Lot 600

(see attached metes and bounds description)

B.

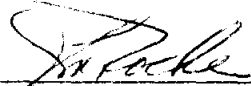
Section 2: That a copy of this ordinance shall be filed in the office of the City Recorder and the number of the ordinance shall be noted on the official zoning map of the City of Albany.

Section 3: WHEREAS, it is in the betterment of the public health, interest, safety and general welfare of the citizens of the City of Albany that this matter of annexation of the property described herein be disposed of at the earliest possible moment, and that the City facilities be made available to this property; therefore, an emergency is hereby declared to exist and this Ordinance shall become immediately effective upon its passage by the Council and approval by the Mayor.

Passed by the Council: February 9, 1977

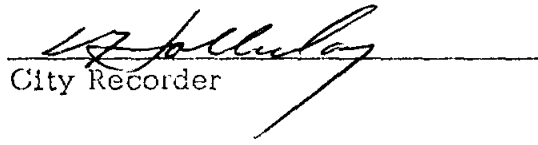
Approved by the Mayor: February 9, 1977

Effective Date: February 9, 1977



\_\_\_\_\_  
Mayor

ATTEST:

  
\_\_\_\_\_  
City Recorder

B.

FINDINGS OF FACT

1. The proposed annexation and R-2 PUD zoning are in compliance with the comprehensive land use plan and goal statements.
2. The property is presently part of an island area within Linn County and completely surrounded by the current city limit boundary.
3. Existing utility systems are in the area to serve the proposed development.
4. The Planning Commission by prior action has recommended to the City Council that the property in question be zoned R-2 as part of the island area annexation of properties located between Geary Street and Waverly Drive.
5. The Linn County Housing Authority has indicated a serious need for low income housing units within the city.
6. The new Periwinkle Elementary School is at capacity and a potential number of additional students would have an adverse impact on that facility.
7. R-A(2) zoning densities would establish a serious land use pattern precedent for remaining undeveloped properties within the same vicinity.
8. R-2 PUD zoning versus R-A(2) zoning would more closely correspond with proposed project densities (13 versus 21 units per acre).
9. The petitioner has agreed to the R-2 PUD.

29  
Tax Lot 600 Acct. # 106318

Beginning at the northwest corner of the RUPP SUBDIVISION in Sec. 8, T. 11 S.,  
R. 3 W., W.M., Linn Co., Oregon.

Thence,

N 1°39'W 334.29 feet. Thence S 89°05'E 731.44 feet, to the west right of  
way line of Waverly Drive, thence

N 1°28' W along the west right-of-way line of Waverly Drive 276.49 feet more or less  
to the center line of 14th Avenue, thence

S 89° 05' E 80 feet to the east right-of- way line of Waverly Drive. Thence,

S 1° 28' E parallel to the west right-of-way line of Waverly Drive 440.64 feet, thence

West 222.80 feet. Thence,

South 170.15 feet. Thence,

West 593.74 feet to P.O.B.

1" = 200'

See Map II 3W 8AC

See Map II 3W 8AD

# 5-9

101  
102  
100  
536'

