

**ORDINANCE NO. 1721**

**AN ORDINANCE ESTABLISHING THE ZONING DESIGNATION AS R-7  
UPON THE ANNEXATION OF REAL PROPERTY LOCATED IN TAXLOT 1500, CLACKAMAS COUNTY  
ASSESSOR MAP 2S 1E 23BC**

**WHEREAS**, the 2.3 acres of real property in Taxlot 1500, Clackamas County Assessor Map 2S 1E 23BC ("Property") are located within the Metro Urban Growth Boundary and are eligible for annexation into the City of West Linn; and

**WHEREAS**, the City of West Linn is authorized by Oregon Revised Statute 222.750 to annex the Property into West Linn, Oregon, and initiated the annexation; and

**WHEREAS**, the West Linn process for annexation requires two-steps. Step 1 is the land use decision to assign a zoning designation. Step 2 is the policy decision to approve the annexation of real property into the city limits; and

**WHEREAS**, the West Linn Comprehensive Plan contemplates the annexation of the Property and designates it as Low Density Residential; and

**WHEREAS**, notice was given and the West Linn City Council held a public hearing on February 8, 2021, to consider Step 1 and establish a Property zoning designation of R-7, Single-Family Residential Detached and Attached; and

**WHEREAS**, the addition of property to the City requires modifying the West Linn Zoning Map, which must be done by ordinance; and

**WHEREAS**, the City Council may choose not to annex the Property during Step 2, the policy decision regarding the proposed annexation, negating the need for this Ordinance to become effective.

**NOW, THEREFORE, THE CITY OF WEST LINN ORDAINS AS FOLLOWS:**

**SECTION 1. Zoning designation and map amendment.** The Property, further described in attached Exhibit A, shall be zoned R-7, Single-Family Residential Detached and Attached. The Zoning Map shall be amended to assign the Property with an R-7 zoning designation, as depicted in attached Exhibit B.

**SECTION 2. Findings of Fact.** The West Linn City Council adopts the Staff Report to the City Council (ANX-21-01) and any supplemental findings, and incorporated herein by this reference.

**SECTION 3. Severability.** The sections, subsections, paragraphs and clauses of this ordinance are severable. The invalidity of one section, subsection, paragraph, or clause shall not affect the validity of the remaining sections, subsections, paragraphs and clauses.

**SECTION 4. Effective Date.** This ordinance shall only take effect on the 30th day after the passage of Ordinance 1722, which approves the annexation of the Property under Step 2 of the annexation process.

The foregoing ordinance was first read by title only in accordance with Chapter VIII, Section 33(c) of the City Charter on the 8th day of February, 2021, and duly PASSED and ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2021.

\_\_\_\_\_  
JULES WALTERS, MAYOR

ATTEST:

\_\_\_\_\_  
KATHY MOLLUSKY, CITY RECORDER

APPROVED AS TO FORM:

\_\_\_\_\_  
CITY ATTORNEY

EXHIBIT A  
ORDINANCE NO. 1721



19376 Molalla Avenue, Ste. 120, Oregon City, OR 97045  
P. 503-650-0188 F. 503-650-0189

**Exhibit "A"**  
**Annexation**  
**Legal Description**

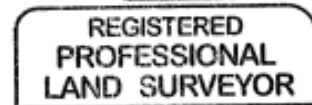
A Tract of land being Parcel 1 of Final Judgement filed in the Circuit Court of Clackamas County, Oregon on August 24, 1966, Case Number 62637, being that exception portion of Deed Document Number 2000-009937, Deed records of Clackamas County, located in the Southwest one-quarter of Section 15, Township 3 South, Range 2 East of the Willamette Meridian, County of Clackamas, State of Oregon, being more particularly described as follows:

**BEGINNING** at a point on the West line of that property described in Deed Document Number 2000-009937, Deed records of Clackamas County, said point bears N00°06'09"W, 265.05 feet from the Southwest corner thereof, a 5/8 inch iron rod bears S89°56'19"E, 0.23 feet from said corner; thence continuing along the Northerly extension of said West line, being coincident with the East line of the Plat of "Kapteyns Krest", Plat records of Clackamas County, N00°06'09"W, 300.01 feet to a 5/8 inch iron rod with a red plastic cap inscribed "CENTERLINE CONCEPTS, INC"; Thence leaving said lines, N89°56'19"E, 330.57 to a point on the East line of said Deed Document Number 2000-009937, being coincident with the West line of the Plat of "Centurion Estates", said records, a 5/8 inch iron rod bears S89°56'19"E, 0.23 feet from said point; thence along said coincident lines, S00°06'12"E, 300.01 feet to a 5/8 inch iron rod; thence leaving said coincident lines, S89°56'19"W, 330.58 feet to the **POINT OF BEGINNING**.

**Contains** 99,175 Square Feet.

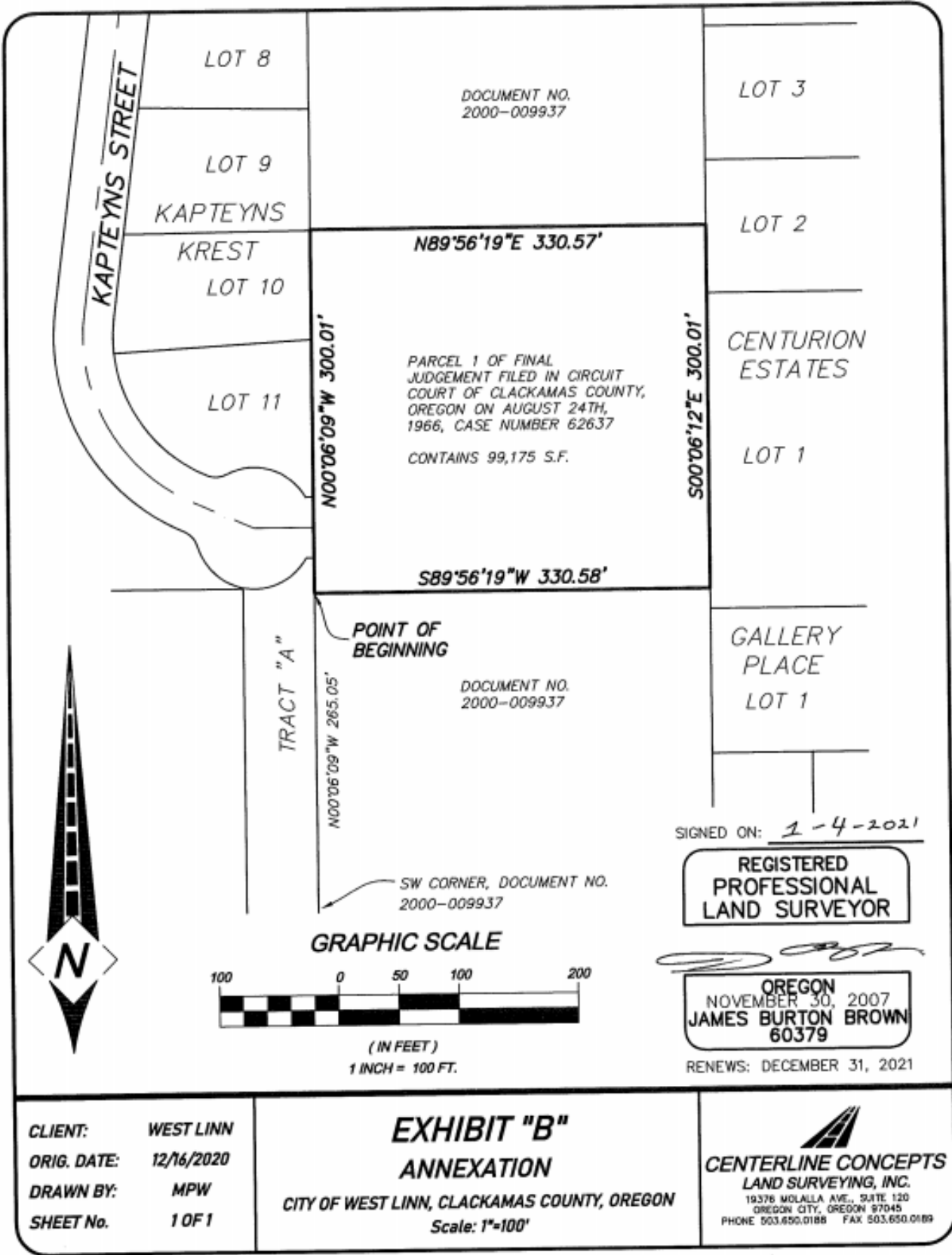
**Basis of Bearings** for this description is per record of Survey Number 29541, Clackamas County Survey Records

SIGNED ON: 1-4-2021



THROUGH DECEMBER 31, 2021

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**CLIENT:** WEST LINN  
**ORIG. DATE:** 12/16/2020  
**DRAWN BY:** MPW  
**SHEET No.** 1 OF 1

**EXHIBIT "B"**  
**ANNEXATION**  
 CITY OF WEST LINN, CLACKAMAS COUNTY, OREGON  
 Scale: 1"=100'

**CENTERLINE CONCEPTS**  
 LAND SURVEYING, INC.  
 19378 MOLALLA AVE., SUITE 120  
 OREGON CITY, OREGON 97045  
 PHONE 503.650.0188 FAX 503.650.0189

EXHIBIT B  
ORDINANCE NO. 1721

