

ORDINANCE NO. 2172

AN ORDINANCE OF THE CITY OF REDMOND, WASHINGTON, ANNEXING 33.69 ACRES LOCATED SOUTH OF NE 124TH STREET, NORTH OF THE EXISTING CITY BOUNDARY, EAST OF THE CURRENT CITY BOUNDARY, AND WEST OF 172ND AVENUE NE, COMMONLY KNOWN AS THE COGAN ANNEXATION, AND REQUIRING THE PROPERTY TO BE ASSESSED AND TAXED AT THE SAME RATE AND ON THE SAME BASIS AS OTHER PROPERTY WITHIN THE CITY, ANN 02-002.

WHEREAS, on May 16, 2003, the City of Redmond received a Notice of Intent to annex certain real property commonly known as the Cogan Annexation; and

WHEREAS, the Notice of Intent was signed by owners of the property representing at least ten percent (10%) of the acreage of the area to be annexed described in Exhibit A attached hereto; and

WHEREAS, on June 3, 2003, the City Council met with the initiators of the annexation, accepted the Notice of Intent subject to certain conditions and authorized circulation of an annexation petition; and

WHEREAS, on June 13, 2003, the City received an annexation petition containing the signatures of the owners of the majority of the acreage and a majority of the voters resident in the area to be annexed, legally described in Exhibit 1 and shown on the attached map, Exhibit 2, for which annexation was petitioned; and

WHEREAS, the City Council held a public hearing on the proposed annexation on July 15, 2003, and at the conclusion of said hearing, determined that the

property should be annexed, subject to the Redmond Community Development Guide and subject to a requirement that the property be assessed and taxed at the same rate as other property within the City; now therefore,

THE CITY COUNCIL OF THE CITY OF REDMOND,
WASHINGTON, DO ORDAIN AS FOLLOWS:

Section 1. Annexation. That certain 33.69 acres of property located south of NE 124th Street, north of the existing City boundary, east of the current City Boundary, and west of 172nd Avenue NE, commonly known as the Cogan Annexation, depicted on the map attached hereto as Exhibit 2 and legally described on the attached Exhibit 1, both of which exhibits are incorporated herein by this reference as if set forth in full, is hereby annexed to and made a part of the City of Redmond.

Section 2. Zoning. Zoning for the Cogan Annexation shall be set at R-4 in conformance to the Comprehensive Plan and adopted pre-annexation zoning.

Section 3. Indebtedness. Pursuant to the terms of the annexation petition, all property within the territory annexed shall be assessed and taxed at the same rate and on the same basis as other property within the City, including assessments for taxes and payment of any bonds issued or debts contracted prior to or existing as of the date of annexation.


Section 4. Submission to Boundary Review Board. The appropriate application has been submitted with the Washington State Boundary Review Board for King County in order to obtain approval for the annexation.

Section 5. Duties of City Clerk. The City Clerk is hereby directed to file a certified copy of this ordinance, together with the attached Exhibits 1 and

2, with the King County Council. In addition, the Clerk is authorized and directed to file the annexation certificate provided for in RCW 35A.14.700 with the Office of Financial Management within thirty (30) days of the effective date of the annexation.

Section 6. Effective Date. This ordinance, being the exercise of a power specifically delegated to the legislative body of the City, is not subject to referendum, and shall take effect and be in full force five (5) days after passage and publication of an approved summary thereof consisting of the title, provided, that the annexation provided for in Section 1 shall become effective at such time as the Washington State Boundary Review Board approves, or is deemed to have approved, annexation of the property described on Exhibit 1 to the City of Redmond.

CITY OF REDMOND


ROSEMARIE IVES, MAYOR

ATTEST/AUTHENTICATED:


BONNIE MATTSON, CITY CLERK

APPROVED AS TO FORM:
OFFICE OF THE CITY ATTORNEY

BY: 
JAMES E. HANEY, CITY ATTORNEY

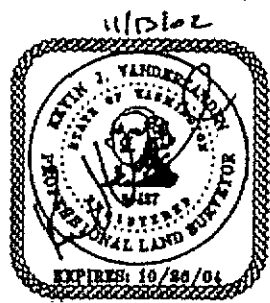
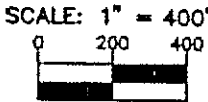
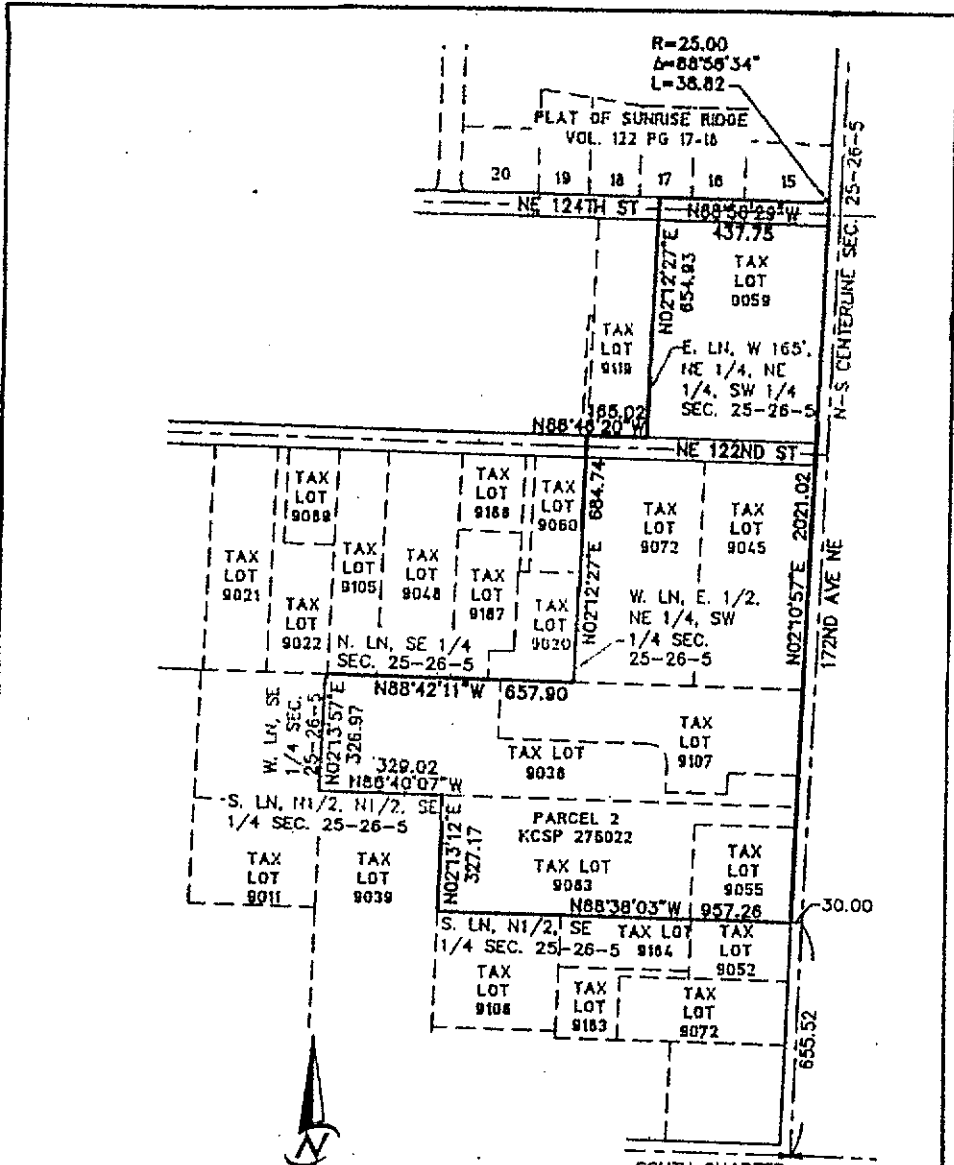
FILED WITH THE CITY CLERK: July 10, 2003
PASSED BY THE CITY COUNCIL: July 15, 2003
SIGNED BY THE MAYOR: July 15, 2003
PUBLISHED: July 19, 2003
EFFECTIVE DATE: July 24, 2003
ORDINANCE NO. 2172

Legal Description for Cogan Annexation to the City of Redmond

That portion of the east half of the southwest quarter and the southeast quarter of the northwest quarter of section 25, Township 26 North, Range 5 West, W.M., described as follows:

COMMENCING at the southeast corner of said southwest quarter; thence $N02^{\circ}10'57''E$, along the east line of said southwest quarter, 655.52 feet to the south line of the north half of the southeast quarter of said southwest quarter; thence $N88^{\circ}38'03''W$, along said south line, 30.00 feet to the west right-of-way margin of 172nd Avenue NE and the POINT OF BEGINNING of the herein described parcel; thence continuing $N88^{\circ}38'03''W$, along said south line, 957.26 feet to the southwest corner of Parcel 2 of King County Short Plat No. 276022, as recorded under Recording No. 7604060638, records of King County Washington; thence $N02^{\circ}13'12''E$, along the west line of said Parcel 2, a distance of 327.17 feet; to the northwest corner of said Parcel 2 and the south line of the north half of the north half of said southeast quarter; thence $N88^{\circ}40'07''W$, along said south line, 329.02 feet to the west line of said southeast quarter; thence $N02^{\circ}13'57''E$, along said west line, 326.97 feet to the north line of said southeast quarter; thence $S88^{\circ}42'11''E$, along said north line, 657.90 feet to the west line of the east half of the northeast quarter of the southwest quarter of said Section 25; thence $N02^{\circ}12'27''E$, along said west line, 684.74 feet to the north right-of-way margin of NE 122nd Street; thence $S88^{\circ}46'20''E$, along said margin, 165.02 feet to the east line of the west 165.00 feet of the northeast quarter of said northeast quarter; thence $N02^{\circ}12'27''E$, along said east line and the northerly prolongation thereof, 654.93 feet to the north right-of-way margin of NE 124th Street and the south line of the plat of Sunrise Ridge, recorded in Volume 122 of Plats, pages 17-18, records of King County Washington; thence the following two courses and distances along said north margin and south line; thence $S88^{\circ}50'29''E$ 437.75 feet to a point of tangency with a 25.00 foot radius circular curve to the left; thence easterly and northerly, along said curve, through a central angle of $88^{\circ}58'34''$, a distance of 38.82 to a point of tangency with said west margin of 172nd Avenue NE and the east line of said plat; thence $S02^{\circ}10'57''W$, along said west margin, 2021.02 feet to the POINT OF BEGINNING.

Contains 1,467,414:± S.F. (33.6872:± Acres)



COGAN-ALLEN
ANNEXATION EXHIBIT

PAGE
1 OF 1

CORE DESIGN

4205 148th Ave. N.E. Suite 100
 Bellevue, Washington 98007
 425.885.7877 Fax 425.885.7943

ENGINEERING · PLANNING · SURVEYING

JOB NO. 02084

