

ORDINANCE NO. 1145

AN ORDINANCE ANNEXING CERTAIN PROPERTIES INTO THE  
CITY OF PRINEVILLE AND REZONING SAID PROPERTIES

1. The Common Council of the City of Prineville specifically finds that:

(A) The properties identified below, as shown on the attached "Annexation Maps" set forth as Exhibit "A" of this Ordinance, and further described as set forth in Exhibit "B" are contiguous to the City of Prineville.

(1) **Item #1:** Tax Lot 1504 of Crook County Assessor's Map Township 14 South, Range 16 East, Section 34.

(a) Upon annexation, the subject property shall be rezoned to General Residential R-2 as set forth by City Ordinance No. 1057 corresponding to the existing uses and/or County Zoning.

**(900 NE Barnes Road, Prineville OR 97754)**

(2) **Item #2:** Tax Lot 1224 of Crook County Assessor's Map Township 15 South, Range 15 East, Section 14.

(a) Upon annexation, the subject property shall be rezoned to Limited industrial M-2 as set forth by City Ordinance No. 1057 corresponding to the existing uses and/or County Zoning.

(A) The property owners and electors, as applicable, of said properties have duly petitioned and/or requested the City for annexation in order to receive City sewer and/or water services.

(B) The City Planning Department has duly considered the subject annexation and rezoning issues and has recommended annexation and certain rezoning of said properties in compliance with the City's Urban Area Comprehensive Plan and the Urban Growth Boundary Management Agreement between Crook County and the City of Prineville.

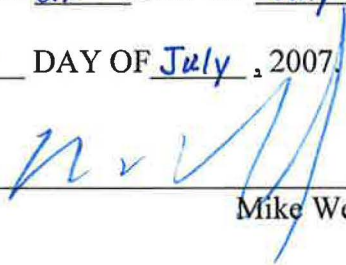
Therefore THE PEOPLE of the City of Prineville ordain as follows:

2. The real properties identified in Exhibit "A" to this Ordinance, and as described in Exhibit "B" to this Ordinance and as shown on the Annexation map set forth in Exhibit "A" to this Ordinance are hereby Annexed.

3. The Real Properties identified in Exhibit "A" to this Ordinance are hereby rezoned as set forth above in Subsection 1(A) of this Ordinance and as shown on said Exhibit "A" in compliance with the City's Comprehensive Plan and City policy concerning the rezoning of annexed properties for compatibility with the existing uses and/or previous Crook County zoning designation.
4. The annexation of this property is necessary to provide certain urban services, including public sewer and water, to the property in order to maintain their viability as existing residential and commercial property.

APPROVED BY THE CITY COUNCIL ON THE 24<sup>th</sup> DAY OF July, 2007.

APPROVED BY THE MAYOR ON THE 24<sup>th</sup> DAY OF July, 2007.

  
\_\_\_\_\_  
Mike Wendel, Mayor

Attest: 7-24-07  
Date:


  
\_\_\_\_\_  
Robb Corbett  
City Manager

Exhibit "A-1"

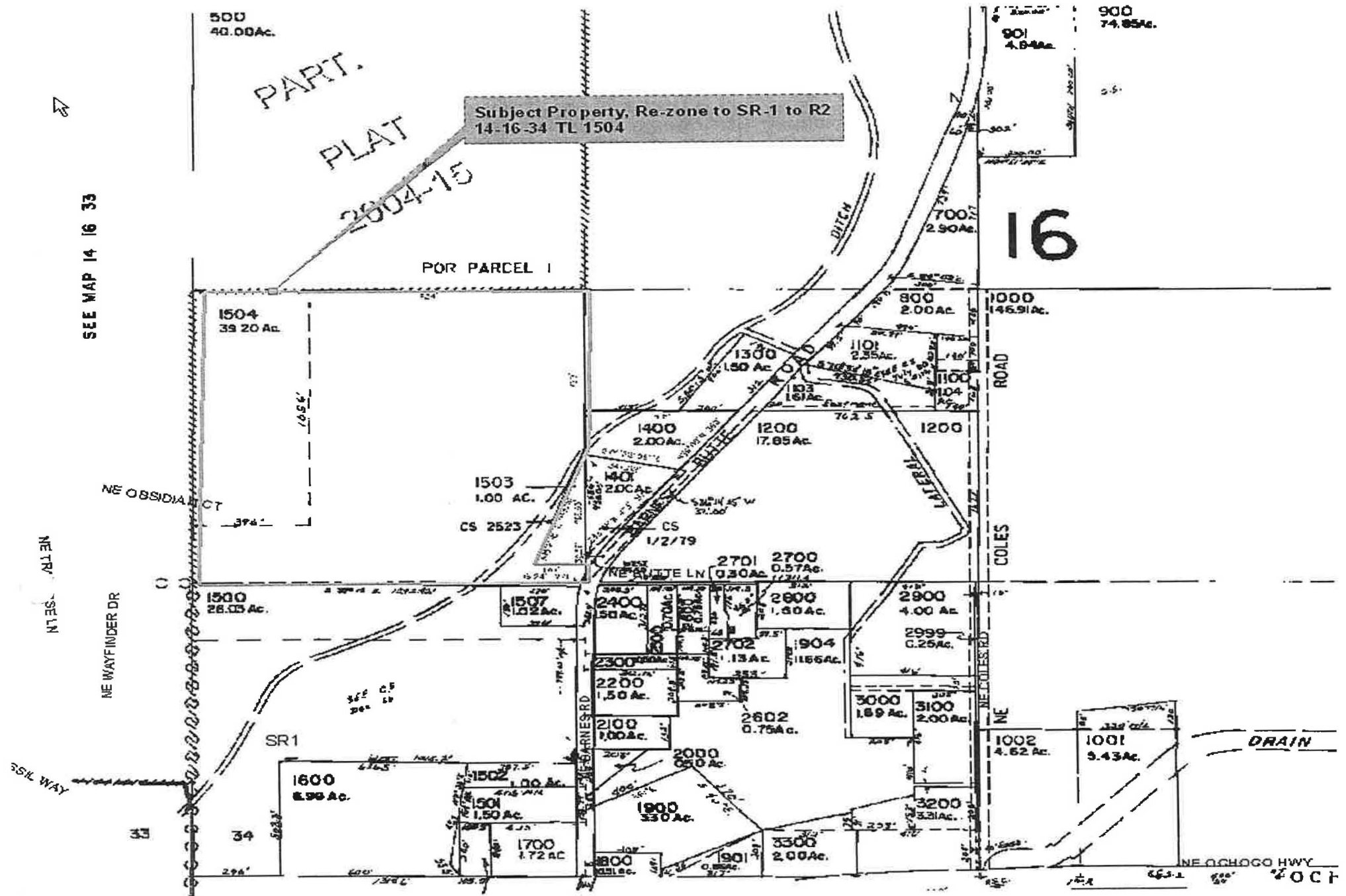
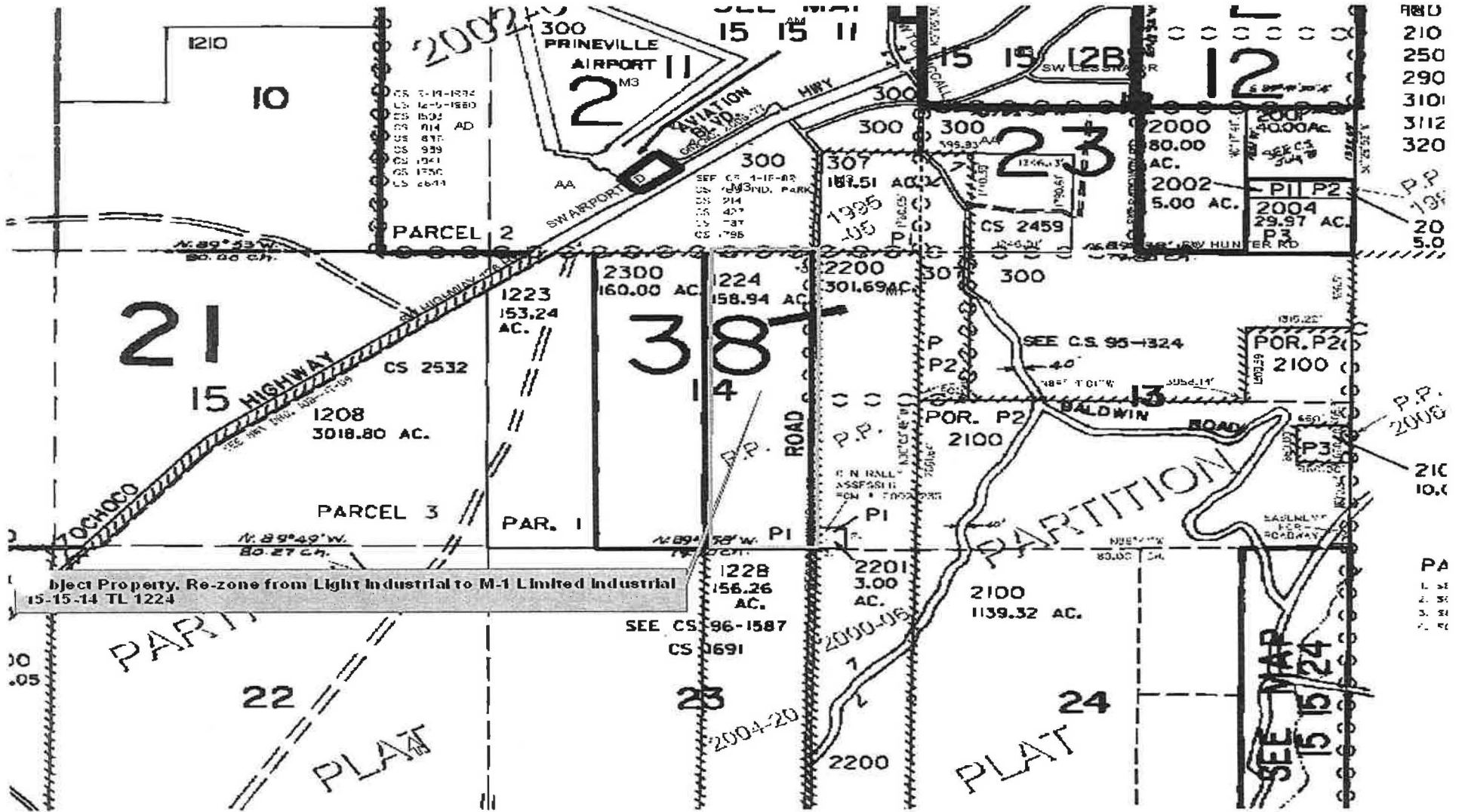


Exhibit "A-2"



- 210
- 250
- 290
- 310
- 312
- 320
- 20
- 5.0
- 210
- 10.0
- PA
- 1. 34
- 2. 34
- 3. 34
- 7. 34

**Exhibit "B-1"**  
**Legal Description**

**Item #1:** Tax Lot 1504 of Crook County Assessor's Map Township 14 South, Range 16 East, Section 34 and further described as:

A parcel of land located in the Northwest one-quarter Southwest one-quarter (NW $\frac{1}{4}$  SW $\frac{1}{4}$ ) of Section 34, Township 14 South, Range 16 East, W.M., Crook County, Oregon, more particularly described as follows: Beginning at the Southwest corner of said section 34, said point marked by a 2-1/2" aluminum pipe monument with 2-1/2" brass cap, thence North 00°16'36" East along the West line of said section 34 a distance of 1320.54 feet to the Northwest corner of that parcel of land conveyed to John E. Chandler and Caroline L. Chandler, husband and wife, in deeds book 97 at page 547, records of Crook County, Oregon and the true point of beginning of this description; thence South 89°43' 24" East along the North line of said parcel conveyed to Chandler a distance of 1301.45 feet to the westerly right-of-way line of Barnes Butte road as conveyed to Crook County in deeds book 77 at page 127, records of Crook County, Oregon; thence along said westerly right-of-way line around a 507.47 feet radius curve right a distance of 34.20 feet, long chord bears North 19°44'58" East, 34.20 feet to the East line of said NW $\frac{1}{4}$  SW  $\frac{1}{4}$  of Section 34; thence North 00°04'05" East along said East line a distance of 47.22 feet to the Southeast corner of that parcel conveyed to Edward W. Brewer and Edith Brewer, husband and wife, in deeds book 82 at page 259, records of Crook County, Oregon; thence South 89°23'14" West along the South line of said Brewer parcel a distance of 170.00 feet; thence North 18°06'18" East along the westerly line of said Brewer parcel a distance of 579.00 feet to the East line of said NW $\frac{1}{4}$  SW $\frac{1}{4}$  of Section 34; thence North 00°04'05" East along said East line a distance of 712.05 feet to the Northeast corner of the NW $\frac{1}{4}$  SW $\frac{1}{4}$  of said section 34, said point marked by a 5/8" iron rod with 2" aluminum cap; thence South 89°41'30" West along the North line of the NW $\frac{1}{4}$  SW $\frac{1}{4}$  of said section 34 a distance of 1308.26 feet to the Northwest corner of the NW $\frac{1}{4}$  SW $\frac{1}{4}$  of said section 34, said point marked by a 2-1/2" aluminum pipe monument; thence South 00°16'36" West along the West line of said section 34 a distance of 1298.14 feet to the true point of beginning, containing 38.24 acres, more or less. Subject to all existing easements and rights-of-way. Subject to that easement granted to the Oregon State Board of Forestry as recorded in deeds book 80 at page 62, Records of Crook County, Oregon. Subject to that easement granted to Pacific Power & Lights company in deeds MF 131663, Records of Crook County, Oregon. Can not be mapped Subject to that ground lease and easement granted to Crook County RSA Limited Partnership, and Oregon Limited Partnership, an Oregon Limited Partnership DBA United States Cellular Wireless Communications in deeds MF 135440, Records of Crook County, Oregon. Subject to an

easement for ingress and egress, 20 feet in width, as per deeds book 82 at page 259, Records of Crook County, Oregon. Subject to a 50 feet wide Ochoco Irrigation District Canal easement as now located and constructed.

**Exhibit "B-2"**  
**Legal Description**

**Item #2:** Tax Lot 1224 of Crook County Assessor's Map Township 15 South, Range 15 East, Section 14 and further described as:  
A parcel of land containing 158.94 acres, more or less, being Parcel 1, Partition Plan 2004-20, located in a portion of the East one-half (E1/2) of Section 14, Township 15 South, Range 15 East, Willamette Meridian, Crook County, Oregon, being more particularly described as follows:  
Beginning at the northwest corner of said parcel 1; thence along the boundary of said Parcel the following eight (8) courses: South 89°57'02" East a distance of 1336.40 feet; South 01°01'58" West a distance of 583.63 feet; South 00°42'35" West a distance of 2541.20 feet; South 00°41'38" West a distance of 1736.60 feet; South 00°43'18" West a distance of 373.58 feet; South 56°08'10" West a distance of 76.15 feet; North 89°13'34" West a distance of 1232.13 feet; North 00°17'22" East a distance of 5261.57 feet to the point of beginning, the terminus of this description. Subject to: all easements, restrictions and right-of-ways of record and those common and apparent on the land.

**Exhibit "B-1"**  
**Legal Description**

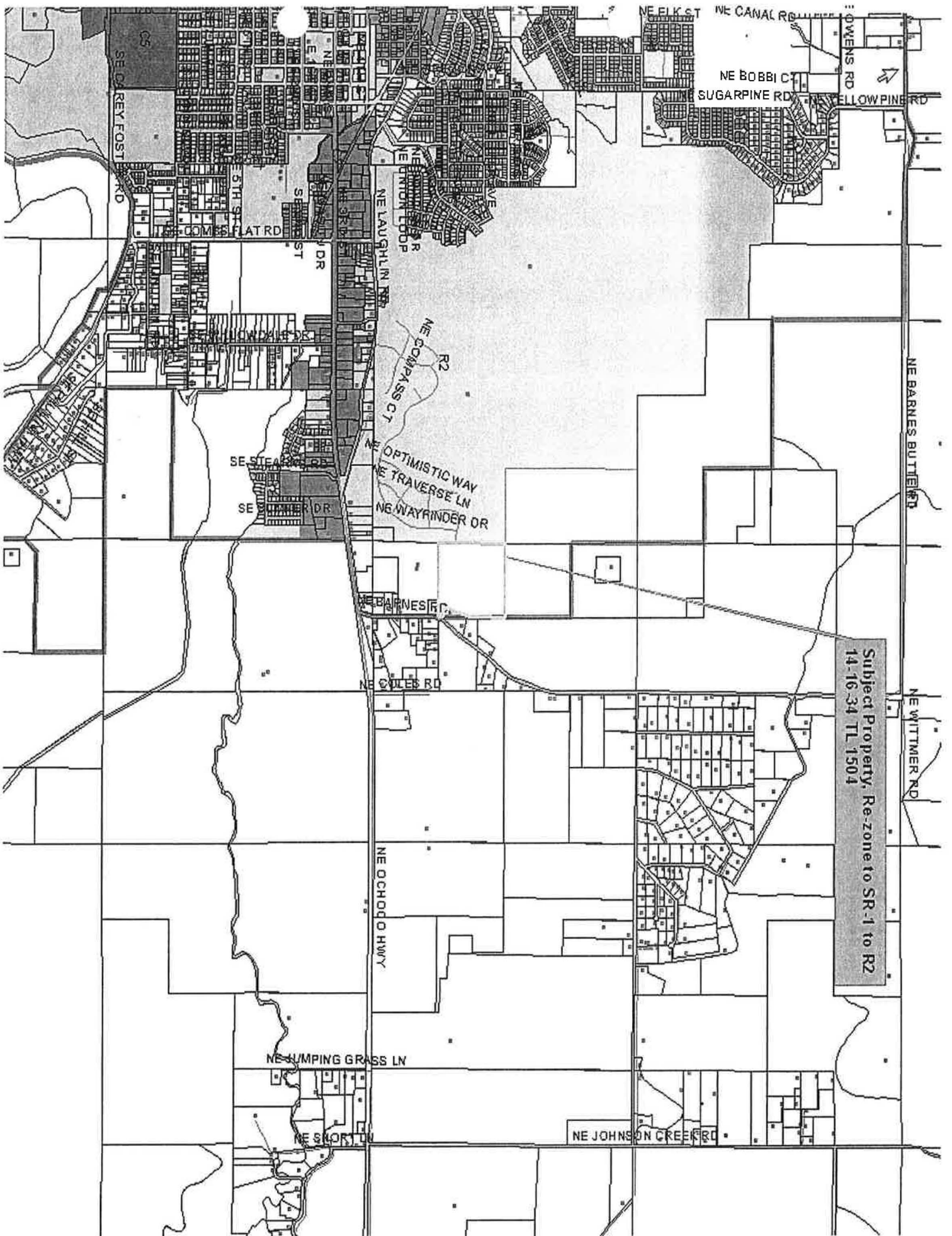
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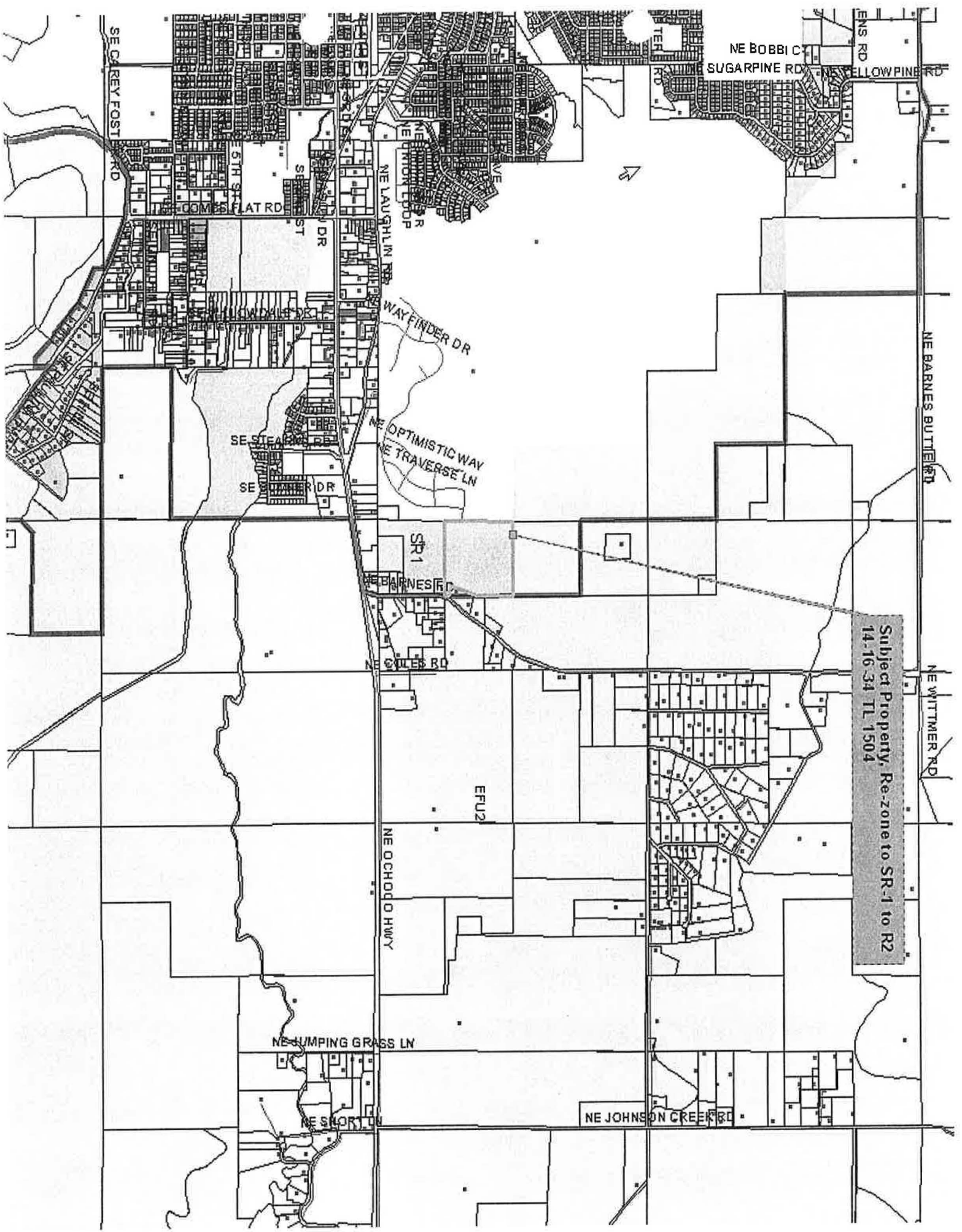
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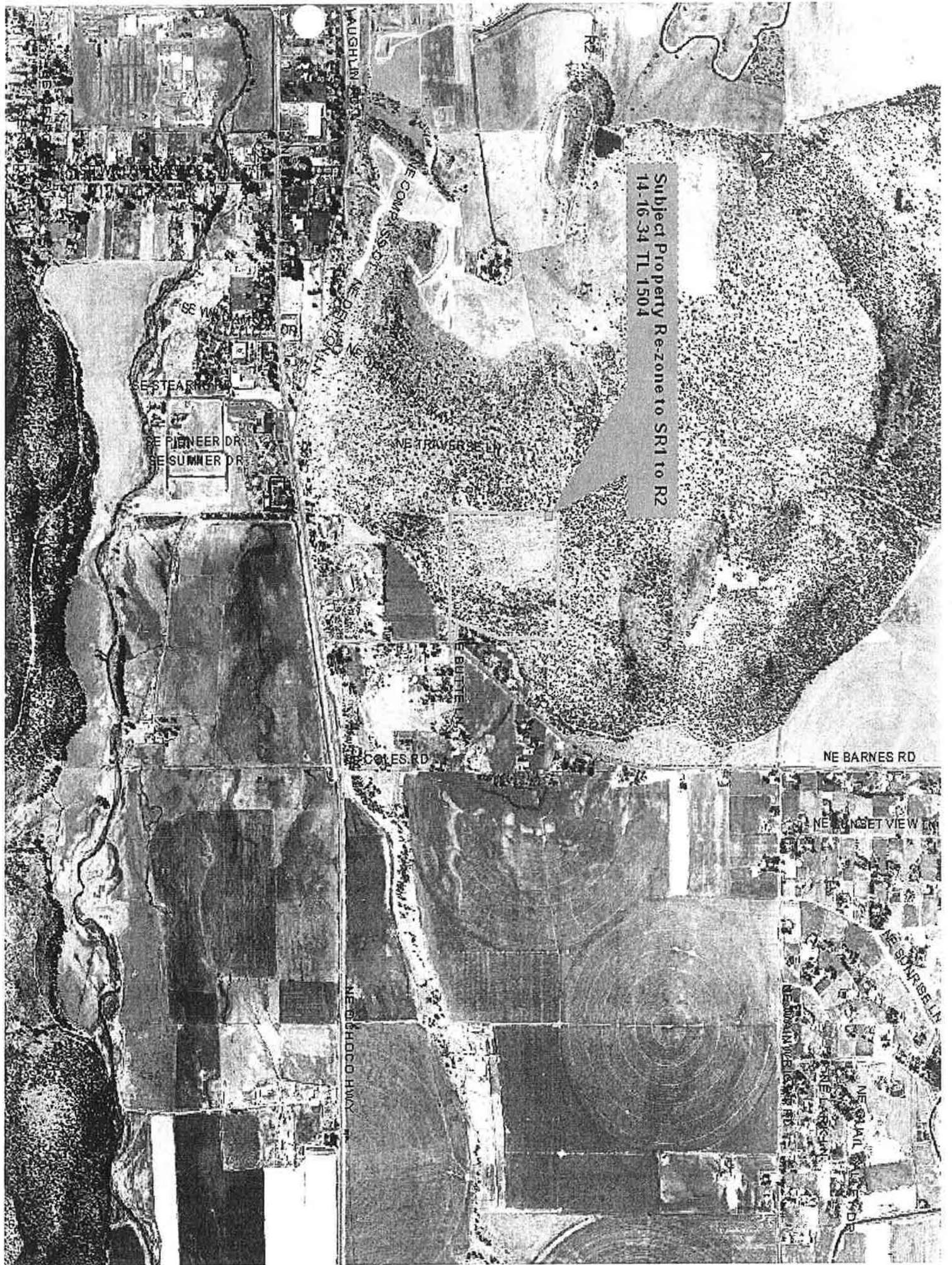
Subject Property, Re-zone to SR-1 to R2  
14-16-34 TL 1504



Subject Property, Re-zone to SR-1 to R2  
14-16-34 TL 1504

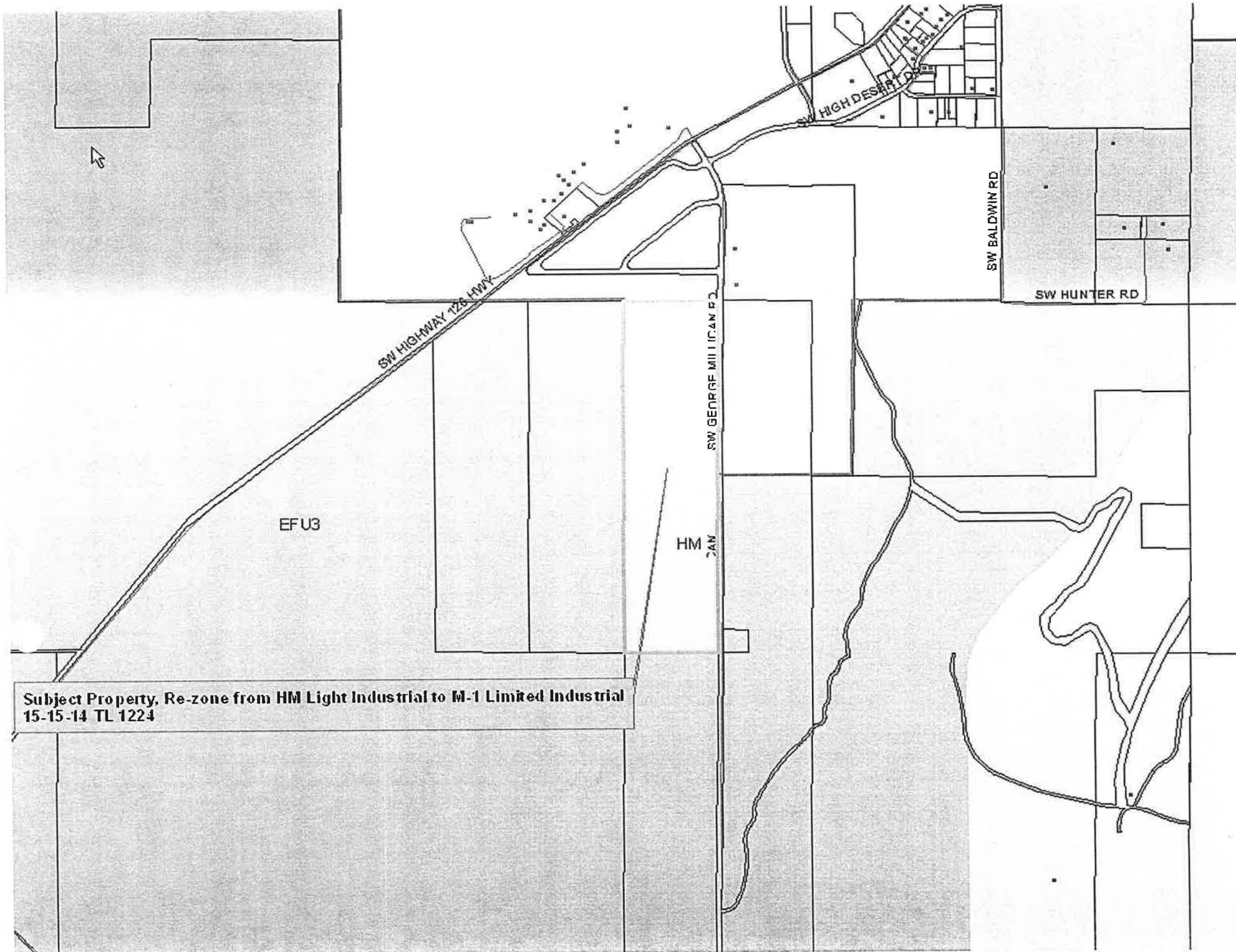


Subject Property Re-zone to SR1 to R2  
14-16-34 TL 1504





Subject Property, Re-zone from HM Light Industrial to M-1 Limited Industrial  
15-15-14 TL 1224



SW HIGHWAY 126 HWY

SW HIGH DESERT RD

SW BALDWIN RD

SW HUNTER RD

SW GEORGE MILLICAN RD

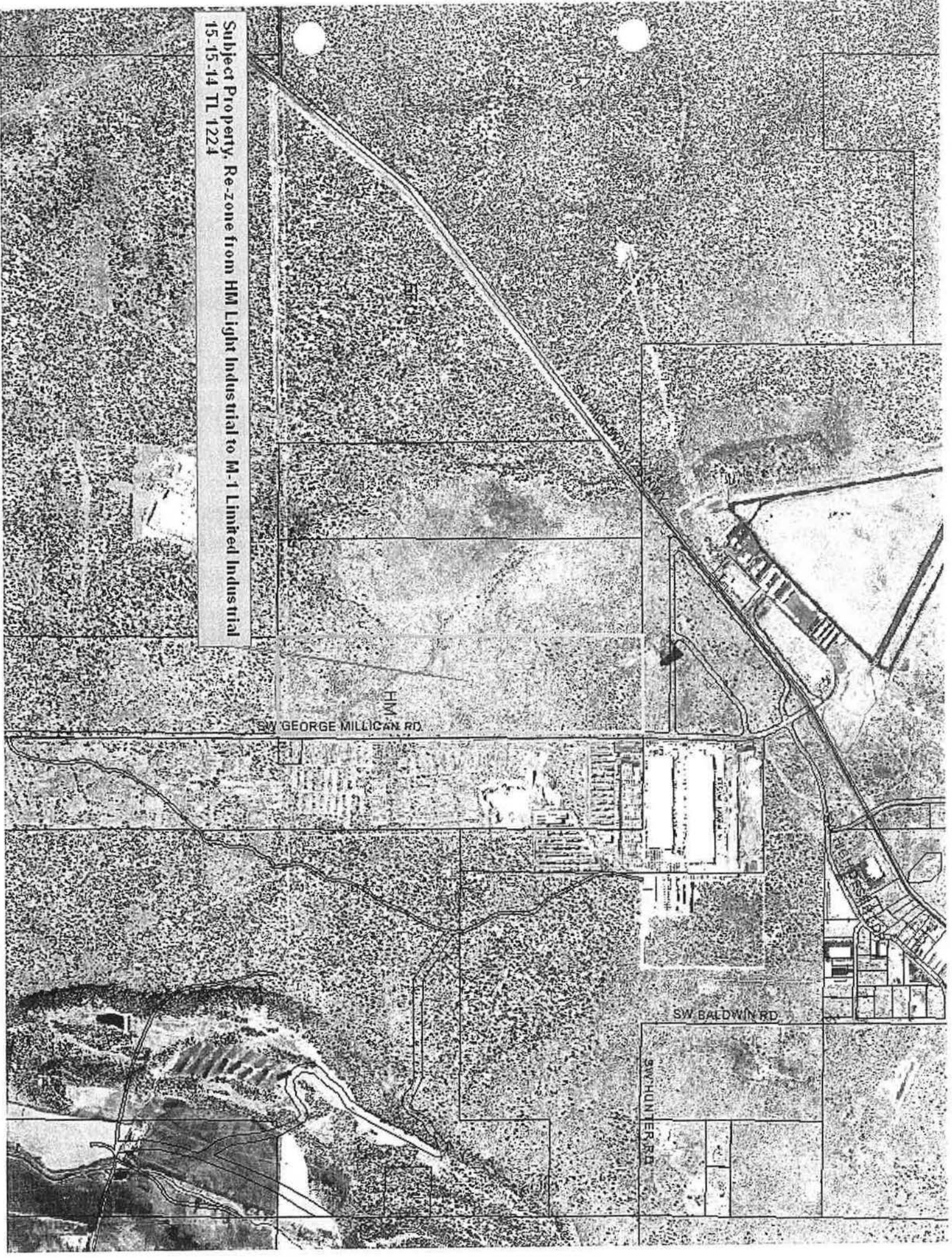
EFU3

HM

Subject Property, Re-zone from HM Light Industrial to M-1 Limited Industrial  
15-15-14 TL 1224



Subject Property, Re-zone from HM Light Industrial to M-1 Limited Industrial  
15-15-14 TL 1224



ST 119

HM

SW GEORGE MILLICAN RD

SW BALDWIN RD

SW HUNTER RD