



CITY OF PHILOMATH

980 Applegate Street
PO Box 400
Philomath, OR 97370
541-929-6148
541-929-3044 FAX
www.ci.philomath.or.us

PUBLIC NOTICE

The Philomath City Council will consider adoption of the following ordinance at the August 12, 2024, Council meeting. The ordinance is available for review at City Hall, 980 Applegate Street, and on the City's website.

AN ORDINANCE PROCLAIMING ANNEXATION OF CERTAIN DESCRIBED REAL PROPERTY TO THE CITY OF PHILOMATH (PHELPS).

If you have questions, please call the City Manager or City Recorder at 541-929-6148.

Posted: August 2, 2024 through August 12, 2024

- **Philomath City Hall**
- **Philomath Library**
- **Philomath Post Office**
- **City Website**

**CITY OF PHILOMATH
ORDINANCE NO. 885**

AN ORDINANCE PROCLAIMING THE ANNEXATION OF CERTAIN DESCRIBED REAL PROPERTY TO THE CITY OF PHILOMATH.

WHEREAS, in compliance with Philomath Municipal Code Chapter 18.135, the Philomath Planning Commission scheduled and held a public hearing on June 17, 2024, on File PC24-02, an application to annex approximately 3.56 acres of property located with Benton County, Oregon and a section of public right-of-way known as North 9th Street; and,

WHEREAS, the Planning Commission approved findings of fact located in the Staff Report dated June 17, 2024, and forwarded the application to the Philomath City Council for consideration and action; and,

WHEREAS, in compliance with Philomath Municipal Code Chapter 18.135, the Philomath City Council scheduled and held a public hearing on July 22, 2024, on File PC24-02, an application to annex approximately 3.56 acres of property located with Benton County, Oregon and a section of public right-of-way known as North 9th Street; and,

WHEREAS, the Philomath City Council approved findings of fact and found that the application met the criteria for annexation into the City of Philomath; and,

WHEREAS, current Oregon Revised Statute requires that such applications that are deemed to meet the City's criteria for annexation shall be declared annexed;

NOW, THEREFORE, THE CITY OF PHILOMATH ORDAINS AS FOLLOWS:

Section 1. The following described real property as identified in the attached legal description and map (Exhibit A), located in Benton County, Oregon, is hereby annexed to the City of Philomath.

Section 2. Effective date: This ordinance is effective on the latter of 30 days from approval or upon exhaustion of all appeal rights.

PASSED by the Council this ____ day of August 2024.

APPROVED by the Mayor this ____ day of August 2024.

SIGNED:

ATTEST:

Chas Jones, Mayor

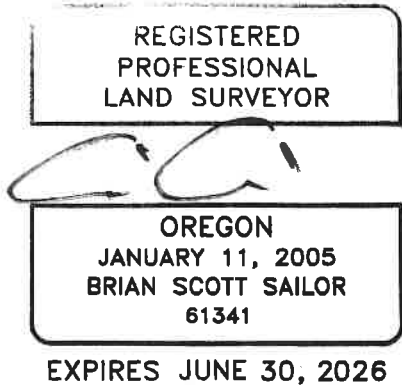
Ruth A. Post, MMC, City Recorder

Annexation Boundary Legal Description

Beginning at a 5/8 inch iron rod at an angle point in the westerly property line of Parcel 1 of Partition Plat 1992-7, a partition plat of record located in the Wayman St. Clair DLC No. 47 and the northwest quarter of Section 12 of Township 12 South, Range 6 West of the Willamette Meridian, Benton County, Oregon; thence along the westerly line of said Parcel 1 South $00^{\circ}27'23''$ West 208.53 feet to a 5/8 inch iron rod at the most southerly southwest corner of said Parcel 1, said point also being the northwest corner of Parcel 1 of Partition Plat 2007-02, a partition plat of record located in the Wayman St. Clair DLC No. 47 and the northwest quarter of Section 12 of Township 12 South, Range 6 West of the Willamette Meridian, Benton County, Oregon; thence along the west lines of said Partition Plat 2007-02 South $00^{\circ}27'23''$ West 86.31 feet to the southwest corner of Parcel 2 of said Partition Plat 2007-02, also being the northeast corner of Lot 5 of "Quail Glenn Subdivision", a subdivision plat of record located in the Wayman St. Clair DLC No. 47 and the northwest quarter of Section 12 of Township 12 South, Range 6 West of the Willamette Meridian, Benton County, Oregon, said point being witnessed by a 5/8 inch iron rod which bears South $81^{\circ}27'03''$ East 2.20 feet from the true corner; thence along the northerly lines of said "Quail Glenn Subdivision" South $89^{\circ}51'36''$ West 285.07 feet to a 5/8 inch iron rod at the northwest corner of Lot 4 of said "Quail Glenn Subdivision", said point also being on the easterly right of way line of N. 9th Street; thence along said easterly right of way line South $00^{\circ}27'28''$ West 444.07 feet to a 5/8 inch iron rod at the southwest corner of Lot 40 of said "Quail Glenn Subdivision", said point also being on the north line of Parcel 1 of Partition Plat 2001-007, a partition plat of record located in said Township, Range, and Section; thence continuing along said easterly right of way line North $84^{\circ}10'57''$ West 10.04 feet to the northwest corner of said Parcel 1, said point being witnessed by a 5/8 inch iron rod which bears South $84^{\circ}10'57''$ East 0.31 feet from the true corner; thence continuing along said easterly right of way line South $00^{\circ}27'28''$ West 60.15 feet to the most westerly southwest corner of said Parcel 1, said point being witnessed by a 5/8 inch iron rod which bears South $84^{\circ}07'30''$ East 0.16 feet from the true corner; thence continuing along said easterly right of way line South $84^{\circ}07'30''$ East 10.07 feet to a 5/8 inch iron rod at the northwest corner of Parcel 1 of Partition Plat 2016-011, a partition plat of record in said Township, Range, and Section; thence continuing along said easterly right of way line South $00^{\circ}27'28''$ West 272.78 feet to a 5/8 inch iron rod at the most westerly southwest corner of said Parcel 1; thence continuing along said easterly right of way line the following courses: North $87^{\circ}48'32''$ West 10.03 feet to a 5/8 inch iron rod, South $01^{\circ}28'09''$ West 136.19 feet, along the arc of a 760.00 feet radius curve to the left 111.18 feet (the long chord of which bears South $02^{\circ}40'37''$ East 111.08 feet) to a 5/8 inch iron rod, and South $06^{\circ}52'05''$ East 17.52 feet to a 5/8 inch iron rod on the south line of said Wayman St. Clair DLC No. 47; thence along said south DLC line North $84^{\circ}10'42''$ West 41.00 feet to the westerly right of way line of said N. 9th Street; thence along said westerly right of way line the following courses: North $06^{\circ}52'05''$ West 8.51 feet, along the arc of an 800.00 foot radius curve to the right

117.03 feet (the long chord of which bears North 02° 40' 37" West 116.93 feet), North 01° 28' 09" East 135.81 feet, North 00° 27' 28" East 287.31 feet to a 5/8 inch iron rod, and North 88° 23' 20" West 9.99 feet to a 5/8 inch iron rod at the southeast corner of Lot 4 of "The Woodlands", a subdivision plat of record in said Township, Range, and Section; thence continuing along said westerly right of way line N00° 27' 28" East 755.03 feet to the intersection of said westerly right of way line and the northerly right of way line of Marilyn Drive; thence along said northerly right of way line South 87° 24' 25" East 10.01 feet to the intersection of said northerly right of way line and said westerly right of way line; thence along said westerly right of way line North 00° 27' 28" East 29.31 feet to the intersection of said westerly right of way line and the westerly extension of the southerly line of the aforementioned Parcel 1 of Partition Plat 1992-7; thence along said southerly line, and westerly extension thereof, of said Parcel 1 North 90° 00' 00" East 335.04 feet to the point of beginning.

The above described tract of land consists of 3.56 acres of land, more or less. The basis of bearings for the above described tract of land is from said Partition Plat 1992-7.

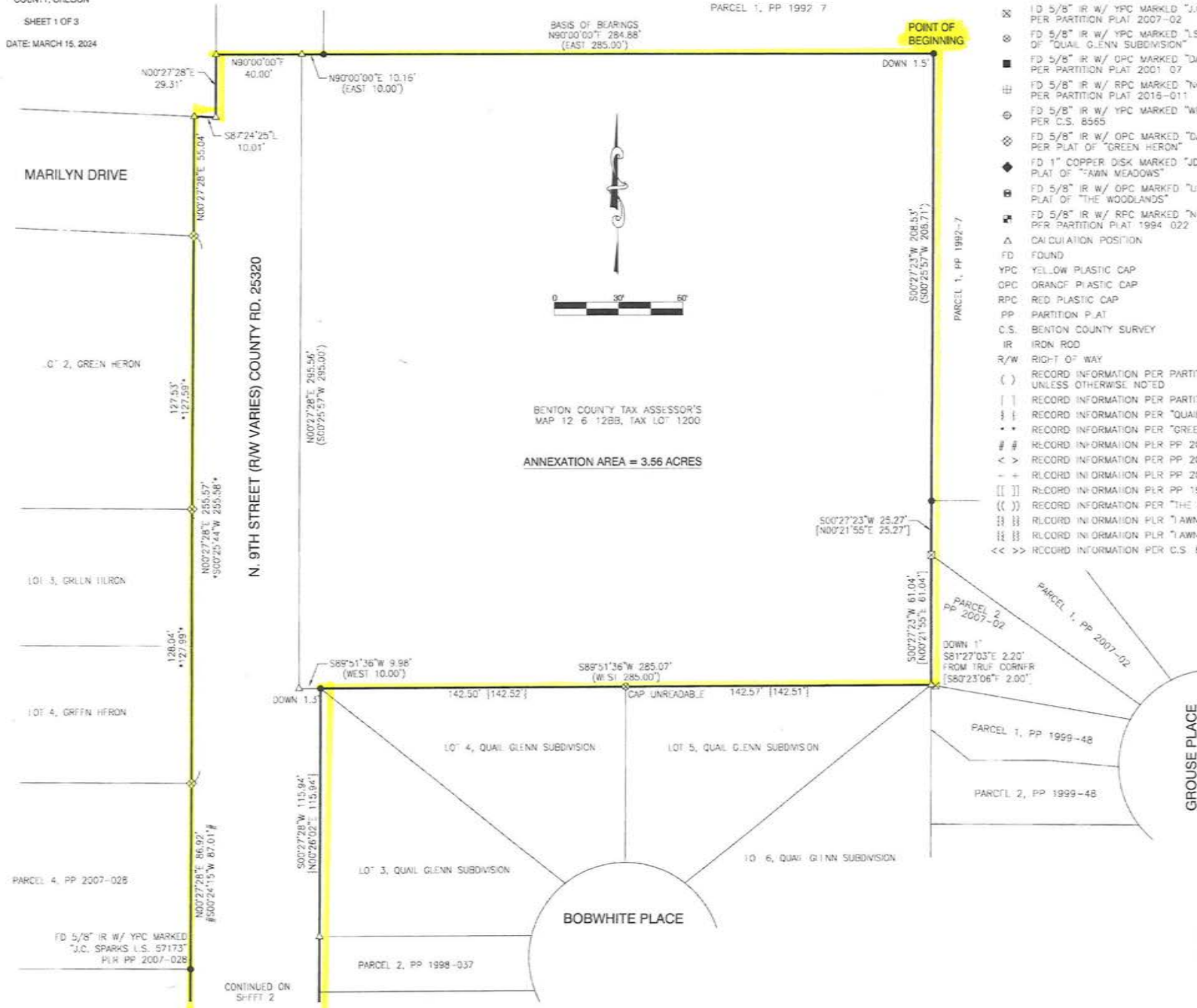


ANNEXATION BOUNDARY

LOCATED IN THE WAYMAN ST. CLAIR DLC No. 47 AND IN THE NORTHWEST 1/4 OF SECTION 12 OF TOWNSHIP 12 SOUTH, RANGE 6 WEST OF THE WILLAMETTE MERIDIAN, BENTON COUNTY, OREGON

ORDINANCE #885 EXHIBIT A

SHEET 1 OF 3
DATE: MARCH 15, 2024



BENTON COUNTY TAX ASSESSOR'S
MAP 12 6 12BB, TAX LOT 1200

ANNEXATION AREA = 3.56 ACRES

LEGEND

- FD 5/8" IR W/ YPC MARKED "J. TACCHINI PLS 2267" PER PARTITION PLAT 1992-007, UNLESS OTHERWISE NOTED
- ⊗ LD 5/8" IR W/ RPC MARKED "J.C. SPARKS LS 57173" PER PARTITION PLAT 2007-02
- ⊗ FD 5/8" IR W/ YPC MARKED "LS 1329", PER PLAT OF "QUAL GLENN SUBDIVISION"
- FD 5/8" IR W/ OPC MARKED "DARRYL HARMS, PLS 1079" PER PARTITION PLAT 2001-07
- ⊕ FD 5/8" IR W/ RPC MARKED "NORTHSTAR SURVEYING" PER PARTITION PLAT 2016-011
- ⊕ FD 5/8" IR W/ YPC MARKED "WEST SURV. LS 1901" PER C.S. 8565
- ⊗ FD 5/8" IR W/ OPC MARKED "DARRYL HARMS, PLS 1079" PER PLAT OF "GREEN HERON"
- ◆ FD 1" COPPER DISK MARKED "JDM PLS 58902", PER PLAT OF "AWN MEADOWS"
- ⊕ FD 5/8" IR W/ OPC MARKED "LD/11 ENC", PER PLAT OF "THE WOODLANDS"
- ⊕ FD 5/8" IR W/ RPC MARKED "NORTHSTAR PLS 1823" PER PARTITION PLAT 1994-022
- △ CALCUATION POSITION
- FD FOUND
- YPC YELLOW PLASTIC CAP
- OPC ORANGE PLASTIC CAP
- RPC RED PLASTIC CAP
- PP PARTITION PLAT
- C.S. BENTON COUNTY SURVEY
- IR IRON ROD
- R/W RIGHT OF WAY
- () RECORD INFORMATION PER PARTITION PLAT 1992-007, UNLESS OTHERWISE NOTED
- [] RECORD INFORMATION PER PARTITION PLAT 2007-02
- { } RECORD INFORMATION PER "QUAL GLENN SUBDIVISION"
- RECORD INFORMATION PER "GREEN HERON"
- # # RECORD INFORMATION PER PP 2007-026
- < > RECORD INFORMATION PER PP 2001-007
- + RECORD INFORMATION PER PP 2016-011
- [] RECORD INFORMATION PER PP 1994-022
- (()) RECORD INFORMATION PER "THE WOODLANDS"
- { } RECORD INFORMATION PER "AWN MEADOWS"
- { } RECORD INFORMATION PER "AWN MEADOWS"
- << >> RECORD INFORMATION PER C.S. 8565



ANNEXATION BOUNDARY
 LOCATED IN THE WAYMAN ST. CLAIR D.C. No. 47 AND
 IN THE NORTHWEST 1/4 OF SECTION 12 OF TOWNSHIP
 12 SOUTH, RANGE 6 WEST OF THE WILLAMETTE
 MERIDIAN, BENTON COUNTY, OREGON

SHEET 2 OF 3
 DATE: MARCH 15, 2024

PARCEL 2, PP 2007-028

FD 5/8" IR W/ YPC MARKED
 "J.C. SPARKS LS 57173"
 P.R. PP 2007-028

PARCEL 7, PP 2015-025

N00°27'28"E 30.08'
 ||N00°29'35"E 30.07'||

QUAIL GLENN DRIVE

FD 5/8" IR W/ ALUMINUM
 CAP MARKED "D.M. MCGLL NC
 LS 58902" PER PLAT OF
 "FAWN MEADOWS"

N00°27'28"E 29.84'
 ||N00°29'35"E 29.94'||

LOT 2, THE WOODLANDS

LOT 3, THE WOODLANDS

LOT 4, THE WOODLANDS

TAX MAP 12-6-11AA
 TAX LOT 209

CONTINUED FROM
 SHEET 1

N. 9TH STREET (R/W VARIES) COUNTY RD. 25320

S00°27'25"W 308.13'
 ||N00°26'02"E 326.26'||

185.81'
 ||1150.76'||

S81°10'57"E
 0.31' FROM
 TRUE CORNER

S00°27'28"W 50.15'
 <N00°23'54"E 31.18'>

S00°27'28"W 50.15'
 <N00°23'54"E 31.18'>

S00°27'28"E 287.31'

S00°27'25"W 772.76'
 <N00°25'13"E 772.70'>

N87°48'32"W 10.03'
 N89°58'14"W 10.00'

CONTINUED ON
 SHEET 3

LOT 3, QUAIL GLENN SUBDIVISION

PARCEL 2, PP 1998-037

PARCEL 1, PP 1998-037

PARCEL 2, PP 1998-035

PARCEL 1, PP 1998-035

NO CAP

QUAIL GLENN DRIVE

LOT 40, QUAIL GLENN

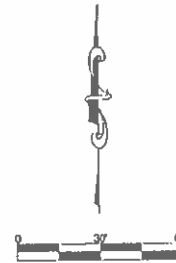
PARCEL 1, PP 2001-007

S84°07'30"E 10.07'
 S84°19'09"E 10.04'

PARCEL 1, PP 2016-011

BOBWHITE PLACE

ORDINANCE 885
 EXHIBIT A



LEGEND

- FD 5/8" IR W/ YPC MARKED "J. HACCINI PLS 2261" PER PARTITION PLAT 1992-007, UNLESS OTHERWISE NOTED
- ⊠ FD 5/8" IR W/ YPC MARKED "J.C. SPARKS LS 57173" PER PARTITION PLAT 2007-02
- ⊙ FD 5/8" IR W/ YPC MARKED "LS 1329", PER P.A. OF "QUAIL GLENN SUBDIVISION"
- FD 5/8" IR W/ OPC MARKED "DARRYL FARMS, PLS 1079" PER PARTITION PLAT 2001-07
- ⊞ FD 5/8" IR W/ RPC MARKED "NORTHSTAR SURVEYING" PER PARTITION PLAT 2016-011
- ⊕ FD 5/8" IR W/ YPC MARKED "WEST SURV. LS 1901" PER C.S. 8565
- ⊗ FD 5/8" IR W/ OPC MARKED "DARRYL FARMS, PLS 1079" PER PLAT OF "GREEN HERON"
- ◆ FD 1" COPPER DISK MARKED "D.M. PLS 58902", P.R. PLAT OF "FAWN MEADOWS"
- ⊞ FD 5/8" IR W/ OPC MARKED "UDELL END", PER PLAT OF "THE WOODLANDS"
- ⊞ FD 5/8" IR W/ RPC MARKED "NORTHSTAR PLS 1823" PER PARTITION PLAT 1994-022
- △ CALCULATION POSITION
- FD FOUND
- YPC YELLOW PLASTIC CAP
- OPC ORANGE PLASTIC CAP
- RPC RED PLASTIC CAP
- PP PARTITION P.A.
- C.S. BENTON COUNTY SURVEY
- IR IRON ROD
- R/W RIGHT OF WAY
- () RECORD INFORMATION PER PARTITION PLAT 1992-007, UNLESS OTHERWISE NOTED
- ⊞ RECORD INFORMATION PER PARTITION PLAT 2007-02
- ⊞ RECORD INFORMATION PER "QUAIL GLENN SUBDIVISION"
- ⊞ RECORD INFORMATION PER "GREEN HERON"
- ⊞ RECORD INFORMATION PER PP 2007-028
- < > RECORD INFORMATION PER PP 2001-007
- + RECORD INFORMATION PER PP 2016-011
- [] RECORD INFORMATION PER PP 1994-022
- (()) RECORD INFORMATION PER "THE WOODLANDS"
- || RECORD INFORMATION PER "FAWN MEADOWS"
- || RECORD INFORMATION PER "FAWN MEADOWS"
- << >> RECORD INFORMATION PER C.S. 8565

BRIAN SCOTT SARDON, P.L.S.
 COLE SURVEYING, LLC
 P.O. BOX 1911
 CORVALLIS, OREGON 97331
 (541) 257-1019



ANNEXATION BOUNDARY

LOCATED IN THE WAYMAN ST. CLAIR DLC No. 47 AND IN THE NORTHWEST 1/4 OF SECTION 12 OF TOWNSHIP 12 SOUTH, RANGE 6 WEST OF THE WILLAMETTE MERIDIAN, BENTON COUNTY, OREGON

SHEET 2 OF 3

DATE: MARCH 15, 2024

PARCEL 4, PP 2007-028

FD 5/8" IR W/ YPC MARKED "J.C. SPARKS LS. 57173" P.R. PP 2007-028

PARCEL 7, PP 2015-025

N00°27'28"E 86.86'
+S00°24'15"W 95.95'

QUAIL GLENN DRIVE

N00°27'28"E 30.08'
{{N00°29'35"E 30.07'}}

FD 5/8" IR W/ ALUMINUM CAP MARKED "JD MCGLE NC LS #58902" PER PLAT OF "FAWN MEADOWS"

N00°27'28"E 29.94'
{{N00°29'35"E 29.94'}}

5.16'
((5.00'))

LOT 2, THE WOODLANDS

LOT 3, THE WOODLANDS

LOT 4, THE WOODLANDS

TAX MAP 12-6-11AA
TAX LOT 200

CONTINUED FROM SHEET 1

N. 9TH STREET (RW VARIES) COUNTY RD. 25320

S81°10'57"E 0.31' FROM TRUE CORNER

S84°07'30"E 10.07'
{S84°19'09"E 10.04'}

S84°07'30"E 10.07'
{S84°19'09"E 10.04'}

CONTINUED ON SHEET 3

LOT 3, QUAIL GLENN SUBDIVISION

PARCEL 2, PP 1998-037

PARCEL 1, PP 1998-037

PARCEL 2, PP 1998-035

PARCEL 1, PP 1998-035

QUAIL GLENN DRIVE

LOT 40, QUAIL GLENN

PARCEL 1, PP 2001-007

PARCEL 1, PP 2016-011

BOBWHITE PLACE

ORDINANCE 885
EXHIBIT A



LEGEND

- FD 5/8" IR W/ YPC MARKED "J. TACCINI PLS 2267" PER PARTITION PLAT 1992-007, UNLESS OTHERWISE NOTED
- ⊗ FD 5/8" IR W/ YPC MARKED "J.C. SPARKS LS 57173" PER PARTITION PLAT 2007-02
- ⊗ FD 5/8" IR W/ YPC MARKED "LS 1329", PER PLAT OF "QUAIL GLENN SUBDIVISION"
- FD 5/8" IR W/ OPC MARKED "DARRYL HARMS, PLS 1079" PER PARTITION PLAT 2001-07
- ▨ FD 5/8" IR W/ RPC MARKED "NORTHSTAR SURVEYING" PER PARTITION PLAT 2016-011
- ⊙ FD 5/8" IR W/ YPC MARKED "WEST SURV. LS 1901" PER C.S. 8565
- ⊗ FD 5/8" IR W/ OPC MARKED "DARRYL HARMS, PLS 1079" PER PLAT OF "FAWN MEADOWS"
- ◆ FD 1" COPPER DISK MARKED "JDM PLS 58902", PER PLAT OF "FAWN MEADOWS"
- ⊗ FD 5/8" IR W/ OPC MARKED "JUELL ENG", PER PLAT OF "THE WOODLANDS"
- ⊗ FD 5/8" IR W/ RPC MARKED "NORTHSTAR PLS 1823" PER PARTITION PLAT 1994-022
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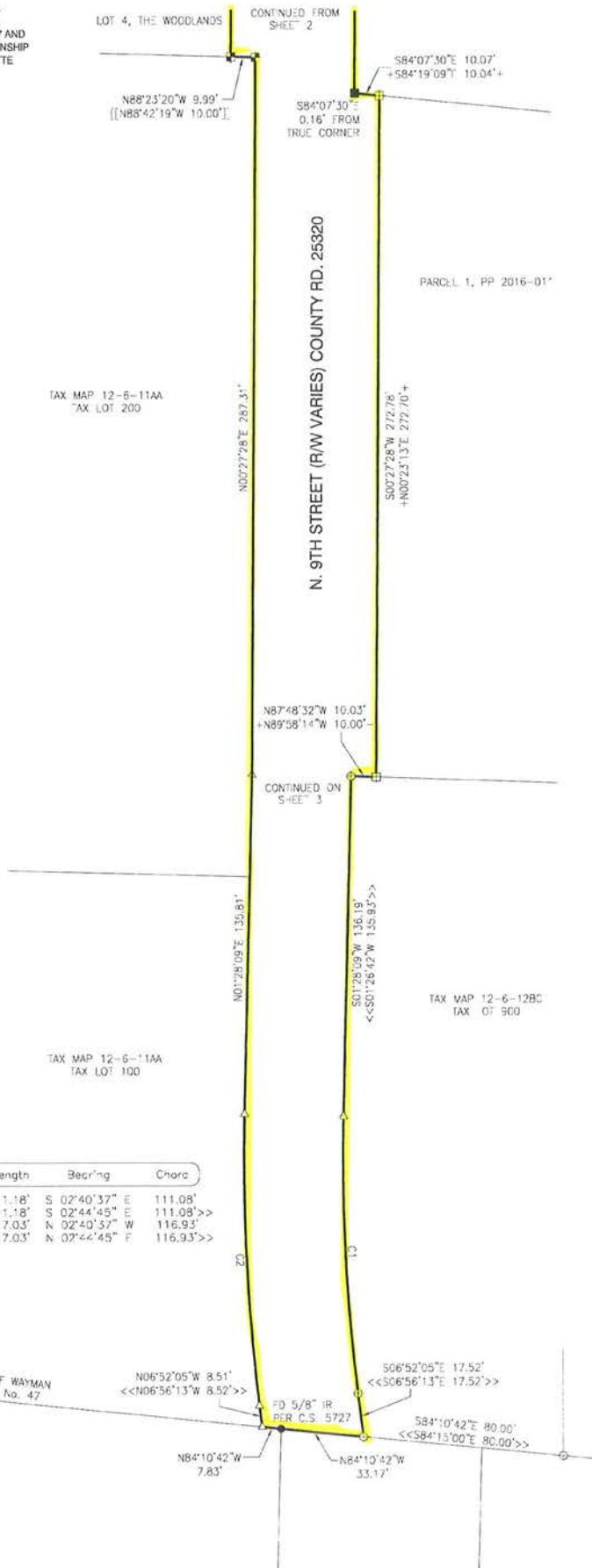
BRIAN SCOTT SAILOR P.L.S.
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(541) 257-1019



ANNEXATION BOUNDARY
 LOCATED IN THE WAYMAN ST. CLAIR DLC No. 47 AND
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 12 SOUTH, RANGE 6 WEST OF THE WILLAMETTE
 MERIDIAN, BENTON COUNTY, OREGON

SHEET 3 OF 3
 DATE: MARCH 15, 2024

**ORDINANCE #885
 EXHIBIT A**



LEGEND

- FD 5/8" IR W/ YPC MARKED "J. TACCINI PLS 2267" PLR PARTITION PLAT 1992-007, UNLESS OTHERWISE NOTED
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G#	Radius	Date	Length	Bearing	Chord
C1	760.00'	08'22'54"	111.18'	S 02°40'37" E	111.08'
<<C1	760.00'	08'22'55"	111.18'	S 02°44'45" E	111.08'>>
C2	800.00'	08'22'54"	117.03'	N 02°40'37" W	116.93'
<<C2	800.00'	08'22'54"	117.03'	N 02°44'45" W	116.93'>>

BRIAN SCOTT SALOR, P.L.S.
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