

CITY OF WHITE SALMON
ORDINANCE NO. 2024-06-1164

AN ORDINANCE ANNEXING CERTAIN REAL PROPERTY TO THE CITY OF WHITE SALMON AND THEREBY INCORPORATING SAID PROPERTY WITHIN THE CORPORATE LIMITS OF THE CITY OF WHITE SALMON.

WHEREAS, in January 2024 the City of White Salmon received a completed Notice of Intent to Annex approximately 3.39 acres in size, located north of State Route 14 and adjacent to city limits on the west side of the subject area, to City of White Salmon known as the Annexation WS-ANX-2024-001; and

WHEREAS, on February 7, 2024 the City Council conducted a meeting with the initiating parties as required by RCW 35A.114.120 and accepted and combined the notices of intent to annex, identified the annexation area, specified that the adopted pre-annexation zoning of R1 Single-Family Residential, would apply to the property upon annexation and that the property proposed to be annexed would be subject to any outstanding indebtedness; and

WHEREAS, a complete and sufficient annexation petition was submitted to the City of White Salmon on February 15, 2024. The petition was transmitted to Klickitat County Assessor on February 16, 2024 to determine its sufficiency. On April 5, 2024, the city received a response from the Klickitat County Assessor indicating the petition contained valid signatures representing 100% of the total assessed valuation of the property proposed to be annexed; and

WHEREAS, on May 15, 2024, the City Council held a public hearing on the annexation proposal pursuant to RCW 35A.14.130 following notice published in the newspaper of record (Columbia Gorge News) on May 1 and May 8, 2024; and

WHEREAS, the City Council finds that the proposed annexation is consistent with the Comprehensive Plan and will allow for future orderly growth;

NOW, THEREFORE, the City Council of the City of White Salmon do ordain as follows:

Section I: The Council of the City of White Salmon finds that the following steps have been taken with respect to annexation of the hereinafter described unincorporated area to the City of White Salmon:

A. On January 2024, a Notice of Intention to petition for annexation of the subject real property by

the direct petition method provided for in Chapter 35A.14, Revised Code of Washington, was filed with the City of White Salmon.

B. The City Council of the City of White Salmon set February 7, 2024, as the time for a meeting with the annexation proponents to determine whether the City would accept, reject, or geographically modify the proposed annexation, whether it would require the simultaneous adoption of a proposed zoning regulation, and whether it would require the assumption of existing indebtedness.

C. On February 7, 2024, the City Council conducted a meeting at which it accepted the geographical boundaries of the annexation area as proposed, required the assumption of all existing indebtedness, and required the adoption of a proposed zoning regulation.

D. On February 15, 2024, the City received a petition for annexation signed by the owners of not less than sixty percent (60%) in value, according to the assessed valuation for general taxation of the property proposed to be annexed.

E. On May 15, 2024, the City Council conducted a public hearing to consider the annexation proposal.

Section II: Pursuant to the direct petition method provided for in Chapter 35A.14 Revised Code of Washington, the real property described in Exhibit “A”, attached hereto and by this reference incorporated herein, being a portion of Klickitat County not heretofore incorporated as a city or town, and further being within the urban growth area for the City of White Salmon, is hereby annexed to the City of White Salmon and made a part thereof.

Section III: All property within the area hereby annexed shall be assessed and taxed to pay for the outstanding general obligation indebtedness of the City of White Salmon existing as of the effective date of said annexation.


Section IV: The real property hereby annexed to the City of White Salmon is zoned as set forth in the attached Exhibit. The City Planning Director is hereby authorized and instructed to alter the district boundary lines of “The Map(s) of the Zoning Ordinance of the City of White Salmon,” to include the property described in Section I hereof with such zoning classification.


Section V: The City Clerk is hereby directed to file with the Board of Commissioners of Klickitat County, Washington, a certified copy of this ordinance. The City Clerk is further directed to file with the Office of Financial Management a certificate as required by RCW 35A.14.700 within thirty (30) days of the effective

date of this annexation. The City Clerk is further directed to take all other steps and to inform all other agencies of said annexation as may be necessary and proper.

Section VI: This ordinance shall take force and be in effect five (5) days from and after its publication according to law. The annexation of the aforescribed real property shall be effective as of the effective date of this ordinance, subject to such notices as may otherwise be required by law.

Passed by the council and approved by the Mayor on this 5th day of June 2024.

DocuSigned by:

361DCEFE64421...
Marla Keethler, Mayor

Attested:
DocuSigned by:

F5100DB6A85C4B3...
Stephanie Porter, Clerk/Treasurer


Approved as to form:
DocuSigned by:

8D43A75E83504E9...
Shawn MacPherson, City Attorney

Exhibit A

The proposed annexed area is located within the Columbia River Gorge Scenic Area White-Salmon Urban Exempt Area and includes Klickitat County Parcel 03102344000300. The annexation area is bounded on the west by current city limits of White Salmon; is bounded on the east by Klickitat County (Tax Parcel 03102344000400), is bounded on the south by State Route 14, and is bounded on the north by city limits of White Salmon (Tax Parcels 03102395000300 and 03102395000200, and 03102395000100) and Klickitat County (Tax Parcel 03102314000700)

LEGAL DESCRIPTION:

TAX LOT 33 IN LOT 4 LESS TAX LOTS AND R/W SESE 23-3-10

Exhibit B

Proposed Annexation WS-ANX-2024-001
City of White Salmon

