

REVIEWED

LEGAL COUNSEL

For Recording Stamp Only

BEFORE THE BOARD OF COUNTY COMMISSIONERS OF DESCHUTES COUNTY, OREGON

Order Approving Calande annexation into *
Rural Fire Protection District #2 * ORDER NO. 2024-020
*

WHEREAS, Christian and Patti Calande (“Petitioner”) submitted a petition requesting annexation of the property identified in Exhibit A in the petition attached to this Order, into Deschutes County Rural Fire Protection District #2 (“District”); and

WHEREAS, the Deschutes County Clerk’s Office and Assessor’s Office verified that the petition was signed by a registered voter or a landowner, respectively, for the property as indicated in Exhibit B in the petition attached to this Order; and

WHEREAS, pursuant to ORS 198.857(4), the Deschutes County Community Development Department reviewed the petition regarding the land use compatibility statement in Exhibit C in the petition attached to this Order; and

WHEREAS, Oregon Department of Revenue reviewed the petition and granted preliminary approval, as indicated in Exhibit D in the petition attached to this Order; and

WHEREAS, the Board held a duly noticed public hearing on June 26, 2024, to determine whether, in accordance with the County Comprehensive Plan, any applicable service agreement between a local government and the affected district, and the criteria prescribed by ORS 197.175, the affected area would benefit by annexation of said territory into the District; now, therefore

THE BOARD OF COUNTY COMMISSIONERS OF DESCHUTES COUNTY, OREGON, HEREBY ORDAINS as follows:

Section 1. The petition for annexation and all exhibits attached to this Order are hereby incorporated by reference.

Section 2. The petition for annexation is hereby approved, and the property identified in Exhibit A is declared annexed and included in the District.

Section 3. A copy of the signed Order will be forwarded to the Oregon Department of Revenue, Oregon Secretary of State Archives Division, Deschutes County Assessor’s Office and County Clerk’s Office, and the District.

Section 4. The purpose of this District is to provide fire services.

Dated this ___ day of _____, 2024.

BOARD OF COUNTY COMMISSIONERS
OF DESCHUTES COUNTY, OREGON

PATTI ADAIR, CHAIR

ANTHONY DeBONE, VICE CHAIR

ATTEST:

Recording Secretary

PHIL CHANG, COMMISSIONER

EXHIBIT A

PETITION TO ANNEX PROPERTY TO DESCHUTES COUNTY
RURAL FIRE PROTECTION DISTRICT #2

To: The Board of County Commissioners Deschutes County, Oregon

The undersigned, in support of this Petition, state as follows:

1. This Petition for Annexation is filed pursuant to ORS 198.705 to 198.955
2. This annexation Petition affects only Deschutes County and Deschutes County Rural Fire Protection District #2 (DCRFPD #2)
3. The principal act for DCRFPD #2 is ORS 478.0-01, et seq.
4. The territory that is subject to this petition for annexation is primarily inhabited. The attached petitions in support of this annexation are signed by land owners and registered voters in the area proposed to be annexed as indicated opposite their respective signatures, and that all signatures were obtained on or after the 21st day of March, 2024
5. It is requested that the proceedings be taken for the annexation of said territory to Deschutes County Rural Fire Protection District #2, Deschutes County, Oregon. A description of the boundaries of the territory to be annexed is attached hereto and marked Exhibit "A".
6. That said petition has been signed by 15 percent of the electors, or 100 electors whichever number is lesser, or 15 owners or owners of 10 percent of the land, (whichever is greater) within the area proposed to be annexed.

Dated this 22 day of March, 2024

NAME _____

ADDRESS 18700 Bull Springs Rd. ADDRESS _____

Bend, OR 97703

PHONE 408.623.1467 PHONE _____

Approved by the Board of directors of Deschutes County Rural Fire Protection District #2 this _____ day of _____

Approved by City of Bend

Board of Directors DCRFPD #2

By: _____ By: _____

Oliver Laton, Vice President

EXHIBIT A

NAME OF DISTRICT: Deschutes County Rural Protection District #2 Annexation

PRINT NAME	DATE SIGNED	PROPERTY ADDRESS/ RESIDENCE ADDRESS (If Different)	LANDOWNER IN THE PROPOSED TERRITORY/
1 <u>Patti Calandre</u> Print Name [Redacted]	<u>5/21/24</u> Date	<u>18700 Bull Springs Road</u> <u>Bend, OR 97703</u> PROPERTY ADDRESS <u>2473 NW Lemhi Pass Dr. Bend, OR</u> RESIDENCE ADDRESS (If Different) <u>97703</u>	Landowner Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Acreage <u>100</u>
2 Print Name Signature	Date	PROPERTY ADDRESS RESIDENCE ADDRESS (If Different)	Landowner Yes <input type="checkbox"/> No <input type="checkbox"/> Acreage
3 Print Name Signature	Date	PROPERTY ADDRESS RESIDENCE ADDRESS (If Different)	Landowner Yes <input type="checkbox"/> No <input type="checkbox"/> Acreage
4 Print Name Signature	Date	PROPERTY ADDRESS RESIDENCE ADDRESS (If Different)	Landowner Yes <input type="checkbox"/> No <input type="checkbox"/> Acreage
5 Print Name Signature	Date	PROPERTY ADDRESS RESIDENCE ADDRESS (If Different)	Landowner Yes <input type="checkbox"/> No <input type="checkbox"/> Acreage

I, Mue Green, certify that I circulated this petition, and every person who signed this petition did

SO
in my presence. Signature: [Signature]
County of Deschutes State of Oregon
SUBSCRIBED AND SWORN before me this 21 day of May, 2024
Notary Public for Oregon Deschutes County My Commission Expires: 6-21-25



EXHIBIT A

EXHIBIT "A"

Name: Christian Calande

Address: 18700 BULL SPRINGS RD, BEND, OR 97703

Tax Lot Number: 1711000002709

Property described as: The Northwest Quarter of the Northeast Quarter (NW1/4 NE1/4) of Section 15, Township 17 South, Range 11 East, Willamette Meridian, Deschutes County, Oregon.

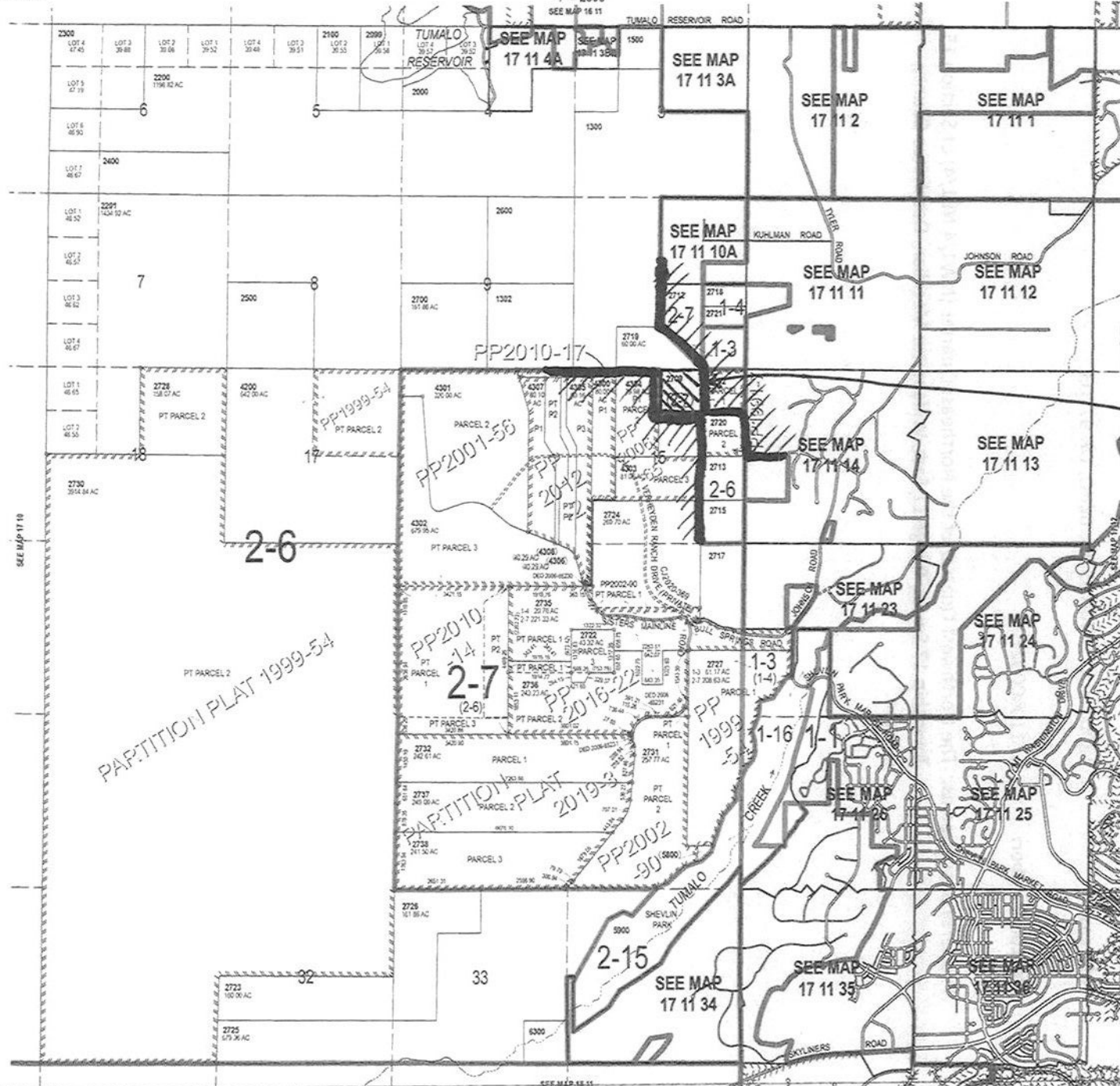
EXHIBIT A
T.17S. R.11E. W.M.
DESCHUTES COUNTY

17 11 00
& INDEX

THIS MAP WAS PREPARED FOR
ASSESSMENT PURPOSE ONLY

8/17/2023

1" = 2000'



- Cancelled Nos.
99
100 thru 1202
1301
1303 thru 1305
1400 thru 1403
1600 thru 1804
1900
2101
2102
2400R1
2500R1
2700R1
2701
2703 thru 2708
2711
2714
2716
2729
2733
2734
2800 thru 4100
4400 thru 5701
5800R1
6000
6001
6002
6100 thru 6214
6400

Property to be Annexed
Tax Lot 2709
NW 1/4 NE 1/4

DC RFPD #2 Boundary

17 11 00
& INDEX



THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Christian D. Calande and Patti L. Calande

2473 NW Lemhi Pass Dr.

Bend, OR 97703

Until a change is requested all tax statements shall be sent to the following address:

Christian D. Calande and Patti L. Calande

2473 NW Lemhi Pass Dr.

Bend, OR 97703

File No. 177617AM

Deschutes County Official Records	2017-027382
D-D	
Stn=0 BN	07/14/2017 11:28:00 AM
\$10.00 \$11.00 \$10.00 \$6.00 \$21.00	\$58.00

I, Nancy Blankenship, County Clerk for Deschutes County, Oregon, certify that the instrument identified herein was recorded in the Clerk records.

Nancy Blankenship - County Clerk

STATUTORY WARRANTY DEED

**Kelly L. Smith, Trustees or the successor Trustee, of the
KLS2 Revocable Trust UTD February 11, 2010,**

Grantor(s), hereby convey and warrant to

Christian D. Calande and Patti L. Calande, as Tenants by the Entirety,

Grantee(s), the following described real property in the County of Deschutes and State of Oregon free of encumbrances except as specifically set forth herein:

Parcel 1:

The Northwest Quarter of the Northeast Quarter (NW1/4 NE1/4) of Section 15, Township 17 South, Range 11 East, Willamette Meridian, Deschutes County, Oregon.

Parcel 2:

The Southeast Quarter of The Southwest Quarter (SE 1 /4 SW 1/4) of Section Ten (10), Township Seventeen (17) South, Range Eleven (11) EAST of the Willamette Meridian, Deschutes County, Oregon.

ALSO INCLUDING: That portion of the Southwest Quarter of the Southeast Quarter (SW 1/4 SE 1/4) of Section Ten (10), Township Seventeen (17) South, Range Eleven (11) East of the Willamette Meridian, Deschutes County, Oregon, lying South and West of the following described line: Beginning at the Northwest corner of the Southwest Quarter of the Southeast Quarter (SW 1/4 SE 1/4) of said Section 10; thence South 45° 09' 12" East 1851.78 feet to the Southeast corner of the Southwest Quarter of the Southeast Quarter of said Section 10 and the end of this description.

Parcel 3:

Easements for ingress and egress, including the terms and provisions thereof, recorded March 14, 1983 in Book 7, Page 537, March 16, 1987, in Book 0142, Page 2338 and June 21, 2001, as Instrument No. 2001-29713.

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

171000 00 02709

171100 00 02719

Return to:

The true and actual consideration for this conveyance is \$1,100,000.00.

EXHIBIT A

Page 2 Statutory Warranty Deed
Escrow No. 177617AM

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

2017-2018 Real Property Taxes, a lien not yet due and payable.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Dated this 14 day of JULY, 2017.

KLS2 Revocable Trust

[Handwritten Signature]

Kelly L. Smith, Trustee or Successor Trustee

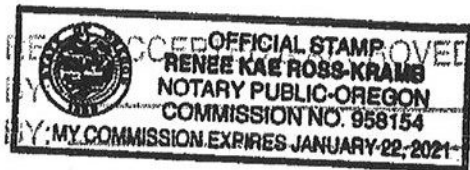
State of Oregon } ss
County of Deschutes }

On this 14th day of July, 2017, before me, Renee Ross-Kramb a Notary Public in and for said state, personally appeared Kelly Smith, Trustee, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

[Handwritten Signature]

Notary Public for the State of Oregon
Residing at: OR
Commission Expires: 1/22/21





**Petition for Annexation to
Deschutes County Rural Fire Protection District #2
(18700 Bull Springs Rd, Bend,
Taxlot 1711000002709)**

Clerk's Certification

I, Steve Dennison, Deschutes County Clerk, do hereby certify that the signature on the attached petition sheet is not a registered voter within the proposed area to be annexed. There is one (1) registered voter within the proposed area to be annexed.

Dated this 3rd day of June, 2024.

Steve Dennison
Deschutes County Clerk



EXHIBIT B
DESCHUTES COUNTY ASSESSOR'S OFFICE
CARTOGRAPHY DEPARTMENT

1300 NW Wall Street, Suite 204 | Bend, Oregon 97703
Office: (541) 388-6508 | **Fax:** (541) 382-1692
Website: <https://www.deschutes.org/assessor>
Property Info: <https://dial.deschutes.org/>

June 3, 2024

Steve Dennison

Deschutes County Clerk

Re: **DC Rural Fire Protection Distrct #2** (Patti & Christian Calande)

Please be advised the attached petition meets the requirements of ORS 198.

Sincerely,

Gregg Rossi



Gregg Rossi | Chief Cartographer
Deschutes County Assessor's Office, Cartography Dept.
1300 NW Wall St. Suite 204 | Bend, Oregon 97703 PO Box 6005 | Bend, Oregon 97708
Tel: (541) 617-4703 | Fax: (541) 382-1692



TO: Deschutes County Board of Commissioners

FROM: Will Groves, Planning Manager

DATE: May 22, 2024

SUBJECT: Land Use Compatibility, 18700 Bull Springs Road - Deschutes County Rural Fire Protection District #2 Annexation

The materials contained in the petition propose to annex lands to the Deschutes County Rural Fire Protection District #2

This annexation is consistent with Title 18, Deschutes County Zoning Ordinance, and Title 23, Deschutes County Comprehensive Plan. There are no local land use regulations or policies that specifically address this annexation¹.

¹ Policy 3.6.1 “encourages the formation of special service districts to serve rural needs rather than have the County serve those needs.” Policy 3.8.1 recognizes the importance to “cooperate with public agencies and local park districts to provide park and recreation lands, facilities and opportunities.”

Boundary Change Preliminary Review

DOR 9-P124-2024



Cadastral Information Systems Unit
PO Box 14380
Salem, OR 97309-5075
fax 503-945-8737
boundary.changes@dor.oregon.gov

Deschutes County RFPD 2
Executive Director
1212 SW Simpson Ave
Bend OR 97702

May 15, 2024

Documents received: 4/25/2024
From: Gary Marshall

This letter is to inform you that the Description and Map for your planned Annexation to the Deschutes RFPD No 2 (Chris Calande) in Deschutes County have been reviewed per your request. They MEET the requirements of ORS 308.225 for use with an Order, Ordinance, or Resolution which must be submitted to the Deschutes County Assessor and the Department of Revenue in final approved form before March 31 of the year in which the change will become effective.

Preliminary Review

If you have any questions please contact Robert Ayers, 503-983-3032