



City of Tualatin

CITY OF TUALATIN Staff Report

TO: Honorable Mayor and Members of the City Council

THROUGH: Sherilyn Lombos, City Manager

FROM: Tabitha Boschetti, AICP, Assistant Planner
Steve Koper, AICP, Planning Manager

DATE: June 22, 2020

SUBJECT:

Proposed annexation to the City of Tualatin of approximately 0.41 acres of property located at 10835 SW Tualatin Road, Tax ID 2S115DD00800 (File No. ANN 20-0002 and Ordinance No. 1439-20) and withdrawal of same property from the Washington County Enhanced Sheriff Patrol District.

RECOMMENDATION:

Staff recommends that Council approve File No. ANN 20-0002 and adopt Ordinance No. 1439-20.

EXECUTIVE SUMMARY:

This matter is a quasi-judicial public hearing.

The applicant, property owners Anna and Daniel Park, request approval to annex to the City Tualatin approximately 0.41 acres of property located at 10835 SW Tualatin Road, Tax ID 2S115DD00800. The property is currently developed with a single-dwelling home dating from the 1930s and garage. No public right-of-way is part of the subject territory to be annexed. No development or other modifications to the property are proposed as part of this request. The land is contiguous to the existing Tualatin city limits on all sides, and is currently located within unincorporated Washington County and the City of Tualatin Urban Planning Area.

If approved, in conjunction with approval of the proposed annexation, the subject properties would be withdrawn from the Washington County Enhanced Sheriff Patrol District (ESPD). Upon annexation, Low Density Residential (RL) zoning would be applied, consistent with the Community Plan Map, Map 9-1.

Before granting the proposed annexation, the City Council must find that the annexations conform to the applicable criteria of TDC Section 31.010, Metro Code Section 3.09, and ORS 222. The Analysis and Findings (Exhibit 3) examines the application in respect to the requirements for granting an annexation. Staff finds that the annexation meets the applicable criteria.

OUTCOMES OF RECOMMENDATION:

Approval of the annexation request and adoption of Ordinance No. 1439-20 will result in the following:

- Annexation of the property to the City of Tualatin.
- Designation of the property with the Low Density Residential (RL) zone;
- Concurrent withdrawal of the property from the Washington County Enhanced Sheriff Patrol

District.

ALTERNATIVES TO RECOMMENDATION:

The alternatives to the staff recommendation include:

- Continuation of the hearing to a date certain in the future; or
- Denial of the annexation request.

FINANCIAL IMPLICATIONS:

The City will receive an increased share in property tax revenue offset by the cost of provision of services.

ATTACHMENTS:

Ord 1439-20 10835 SW Tualatin Road Annexation

Exhibit 1. Legal Description

Exhibit 2. Map

Exhibit 3. Analysis, Findings, and Exhibits

Attachment A: Application

Attachment B: Community Plan Map 9-1

Attachment 1. Council Presentation

Attachment 2. Public Comment