

ORDINANCE NO. 4712

AN ORDINANCE TO DETERMINE THE ASSESSMENTS AGAINST THE PROPERTY SPECIFICALLY BENEFITED BY THE FORMATION OF AN ECONOMIC IMPROVEMENT DISTRICT TO PROVIDE FUNDING FOR THE ALBANY DOWNTOWN ASSOCIATION.

WHEREAS, the State of Oregon, in the 1985 Legislative Session, enacted into law House Bill 2443 which authorizes cities to create Economic Improvement Districts to perform functions such as the planning or management of development or improvement activities, the promotion of commercial activities or public events, and other activities in support of business recruitments and development, and

WHEREAS, the City of Albany has adopted Ordinance No. 4700 providing for the creation of Economic Improvement Districts within the City of Albany, and

WHEREAS, the Albany Downtown Association has applied to the City Council for the creation of an Economic Improvement District in the Albany downtown area, NOW, THEREFORE,

THE PEOPLE OF THE CITY OF ALBANY DO ORDAIN AS FOLLOWS:

Section 1. Project Description. This Economic Improvement District is created to provide stable funding for the Albany Downtown Association for a period of three (3) years. The funds generated shall be used to pay the majority of the expenditures projected by the Albany Downtown Association over the project period. The proposed expenditures include, but are not limited to, the salary and payroll taxes for the Association's professional staff, which consists of one (1) ~~full~~ part-time director and ~~occasional part-time support staff~~, office expenses such as telephone, postage, supplies, office and equipment rental, and insurance ~~and limited capital improvements such as bicycle racks and promotional banners.~~

Section 2. Preliminary Estimate of Cost. It is estimated that the cost of the Economic Improvement District will be ~~\$52,122,100~~ \$29,810.00 per year. It is proposed that this cost will be funded by an assessment of ~~\$1/84~~ \$1.00 per \$1,000.00 of assessed property valuation on all property within the Economic Improvement District excluding the property in residential use.

Section 3. Boundary of Economic Improvement District. The boundary of the Economic Improvement District shall be defined as an area beginning at a point at the most northwesterly corner of the Tax Lot No. 11-4W-1DD-200; thence southerly along the most westerly property line a distance of 542 feet more or less to the intersection of the north line of First Avenue; thence southerly along the centerline of Calapooia Street 1,030 feet; thence easterly along the centerline of Block 26, 181 feet; thence southerly 133 feet to the centerline of Fifth Avenue; thence easterly to the

centerline of Broadalbin Street; thence southerly to the centerline of Sixth Avenue; thence easterly to the centerline of Block 49; thence southerly to the centerline of Eighth Avenue; thence easterly to the centerline of Ellsworth Street; thence southerly to the centerline of Ninth Avenue; thence easterly to the centerline of Lyon Street; thence northerly to the centerline of Seventh Avenue; thence easterly 150 feet; thence northerly 440 feet; thence easterly 182 feet to the centerline of Baker Street; thence northerly to the centerline of Fourth Avenue; thence easterly to the centerline of Railroad Street; thence northerly to the most southerly boundary of the Willamette River; thence running upstream along said river westerly along the most southerly boundary to the point of beginning. A map showing the approximate location of the Economic Improvement District is attached hereto as Exhibit "A" and by this reference incorporated herein. Should any discrepancy exist between the map and the written description set forth above, the description shall control.

Section 4. Term. The assessment will be levied for a term of three (3) years.

Section 5. Individual Property and Assessment Data. Individual property and assessment data is set forth in the sheets attached hereto as Exhibit "B" and by this reference incorporated herein.

Section 6. The City Recorder is hereby directed to enter a statement of the assessments as above provided in the docket of the City Liens and give notice thereof as provided by law.

PASSED BY THE COUNCIL: March 26, 1986

APPROVED BY THE MAYOR: March 27, 1986

EFFECTIVE DATE: April 25, 1986

ATTEST:

*W. J. Bellamy*  
City Recorder

*Tom Holman*  
Mayor

OWNER NAME/ ADDRESS	DESCRIPTION Map No. - TL No.	ASSESSED VALUE	ANNUAL ASSESSMENT
Buller, Walter J. & Winifred 4104 NW Rolf Place Corvallis, OR 97330 Total Annual Assessment	11-3W-6CC 400	\$ 178,560	\$ 178.56
Avery, Robert G. & Marilyn M. 33765 McFarland Rd Tangent, OR 97389 Total Annual Assessment	11-3W-6CC 401	41,050	41.05
Chamber of Commerce P. O. Box 548 Albany, OR 97321 Total Annual Assessment	11-3W-6CC 900 11-3W-6CC 1600 11-4W-1DD 300	38,200 54,450 4,250	38.20 54.45 4.25
Schmidt, Robert W. & Katherine 3268 Countryman Cir. NW Albany, OR 97321 Total Annual Assessment	11-3W-6CC 1100 11-3W-6CC 11500 11-3W-6CC 11600	77,800 21,700 42,300	77.80 21.70 42.30
Share Acceptance Corp. Agt. Oregon Sew-Vac 401 First Ave. SW Albany, OR 97321 Total Annual Assessment	11-3W-6CC 1200	52,700	52.70
Duckett, John & Darlene Agt. 3235 Kingston NW Albany, OR 97321 Total Annual Assessment	11-3W-6CC 1201	52,700	52.70
Truax, Howard B. & June E. Rt. 2 Box 298 Albany, OR 97321 Total Annual Assessment	11-3W-6CC 1300	43,100	43.10
Kenagy, Earl D. & Evelyn L. 415 W. First Albany, OR 97321 Total Annual Assessment	11-3W-6CC 1400	79,100	79.10

## EXHIBIT "B"

OWNER NAME/ ADDRESS	DESCRIPTION Map No. - TL No.	ASSESSED VALUE	ANNUAL ASSESSMENT
Parker, George M. 32488 Parker Rd. Tangent, OR 97389 Total Annual Assessment	11-3W-6CC 1900	\$ 137,500	\$ 137.50
Powell, Harold D. & Irene E. P. O. Box 2639 Kodiak, Alaska 99615 Total Annual Assessment	11-3W-6CC 2000 11-3W-6CC 2400	47,800 69,200	47.80 69.20 \$ 117.00
Botti, Richard L. & Gayle A. 715 San Lorenzo St. Santa Monica, CA 90403 Total Annual Assessment	11-3W-6CC 2100	289,200	289.20 \$ 289.20
Duedall-Potts, Inc. 325 First SW Albany, OR 97321 Total Annual Assessment	11-3W-6CC 2200	55,400	55.40 \$ 55.40
Potts, Robert & Merna c/o Powers, Ray & Kathryn 327 First Avenue SW Albany, OR 97321 Total Annual Assessment	11-3W-6CC 2300	65,900	65.90 \$ 65.90
Reimers, Stella M. 847 Edgewood Dr. NW Albany, OR 97321 Total Annual Assessment	11-3W-6CC 2500	62,200	62.20 \$ 62.20
Potts, William R. & Merna L. 105 Cleveland St. SE Albany, OR 97321 Total Annual Assessment	11-3W-6CC 2600	50,400	50.40 \$ 50.40
Todorovich, Don R. P. O. Box 905 Corvallis, OR 97330 Total Annual Assessment	11-3W-6CC 3000	131,600	131.60 \$ 131.60
Kiatt, Lois M. c/o Key Investment Co., Inc. 1187 Santiam Rd. NE Albany, OR 97321 Total Annual Assessment	11-3W-6CC 3100	99,900	99.90 \$ 99.90

## EXHIBIT "B"

OWNER NAME/ ADDRESS	DESCRIPTION Map No. - TL No.	ASSESSED VALUE	ANNUAL ASSESSMENT
Globe Theater Co., Inc. c/o Fred W. Hoover 2317 Rosemont Place W. Seattle, WA 98199 Total Annual Assessment	11-3W-6CC 3500	106,000	106.00  \$ 106.00
McMaster, Robert T. & Phyllis D. 121 First Avenue W Albany, OR 97321 Total Annual Assessment	11-3W-6CC 4000	\$ 44,900	\$ 44.90  \$ 44.90
Nieland, Gary C. 565 Rose St. NE Salem, OR 97301 Total Annual Assessment	11-3W-6CC 4100	161,000	161.00  \$ 161.00
Bikman Investment Co. P. O. Box 157 Albany, OR 97321 Total Annual Assessment	11-3W-6CC 4300	215,700	215.70  \$ 215.70
Weatherford TR, JK Cowgill TR, Annette W. P. O. Box 667 Albany, OR 97321 Total Annual Assessment	11-3W-6CC 4400 11-3W-6CC 4401 11-3W-6CC 4600 U2	68,680 100,920 108,440	68.68 100.92 108.44  \$ 278.04
Cascade Western Industries c/o Dan Post P. O. Box 40 Albany, OR 97321 Total Annual Assessment	11-3W-6CC 4500	82,240	82.24  \$ 82.24
Citizens Valley Bank TR P. O. Box 399 Albany, OR 97321 Total Annual Assessment	11-3W-6CC 4600 U1 11-3W-6CC 5400 11-3W-6CC 5500	36,150 39,900 160,600	36.15 39.90 160.60  \$ 236.65
Wilson, Leonard & Pauletta 2727 Lawnridge SW Albany, OR 97321 Total Annual Assessment	11-3W-6CC 4700 11-3W-6CC 11000	159,600 188,800	159.60 188.80  \$ 348.40
Pioneer Trust Co. TR c/o Gray, Jr., Preston & Jean 148 Country Club Lane Albany, OR 97321 Total Annual Assessment	11-3W-6CC 4800	162,680	162.68  \$ 162.68

## EXHIBIT "B"

OWNER NAME/ ADDRESS	DESCRIPTION Map No. - TL No.	ASSESSED VALUE	ANNUAL ASSESSMENT
McDowell-Catt Found. c/o Culver, Albert L. P. O. Box 513 Jefferson, OR 97352 Total Annual Assessment	11-3W-6CC 4900	63,000	63.00  \$ 63.00
Post, Dan & Nancy, etal c/o Kyle, Elmer & Jo Ann 431 8th Avenue SW Albany, OR 97321 Total Annual Assessment	11-3W-6CC 5000	125,410	125.41  \$ 125.41
Flynn Custom House c/o Winkler, James H. 1001 SW 5th, Suite 1717 Portland, OR 97204 Total Annual Assessment	11-3W-6CC 5100 11-3W-6CC 5200	164,580 109,390	164.58 109.39  \$ 273.97
Johnson, Howard E. & Maria 6368 Chapman Ct. SW Albany, OR 97321 Total Annual Assessment	11-3W-6CC 5300	37,300	37.30  \$ 37.30
Brown, Gary D. & Lynda, Agt. 3410 Valley View Dr. NW Albany, OR 97321 Total Annual Assessment	11-3W-6CC 5401	110,800	110.80  \$ 110.80
Maur-Jan, Inc. 117 Country Club Ln. Albany, OR 93721 Total Annual Assessment	11-3W-6CC 5600	83,100	83.10  \$ 83.10
Sahlstrom, T. W. & Marianne G. c/o Bourdage, Rodney W. P. O. Box 645 Albany, OR 97321 Total Annual Assessment	11-3W-6CC 5700	73,800	73.80  \$ 73.80
Fadenrecht, Ronald H. & Rayla 231 W. Second Albany, OR 97321 Total Annual Assessment	11-3W-6CC 5800	69,250	69.25  \$ 69.25

OWNER NAME/ ADDRESS	DESCRIPTION Map No. - TL No.	ASSESSED VALUE	ANNUAL ASSESSMENT
Frager, Larry N. P. O. Box 724 Albany, OR 97321	11-3W-6CC 5900	53,400	53.40
	11-3W-6CC 7000	207,230	207.23
	11-3W-6CC 7100	121,110	121.11
	11-3W-6CC 7200	45,200	45.20
	11-3W-6CC 7300	49,300	49.30
	11-3W-6CC 7400	49,600	49.60
	11-3W-6CC 7500	35,670	35.67
	11-3W-6CD 800	166,020	166.02
	11-3W-6CD 5500	68,200	68.20
Total Annual Assessment			\$ 795.73
First Interstate Bank of Oregon P. O. Box 3131 Portland, OR 97203	11-3W-6CC 6900	\$ 859,500	\$ 859.50
	Total Annual Assessment		\$ 859.50
Boock, Jr., John & Mary 532 7th Avenue SW Albany, OR 97321	11-3W-6CC 7600	75,400	75.40
	11-3W-6CD 6301	53,800	53.80
	11-3W-7BB 12100	89,200	89.20
	Total Annual Assessment		\$ 218.40
Burris, Nedry & Virginia 3440 Dogwood Dr. S. Salem, OR 97302	11-3W-6CC 7700	51,600	51.60
	Total Annual Assessment		\$ 51.60
Larsell, Richard & Betty 32006 Griffith Dr. Tangent, OR 97389	11-3W-6CC 7800	34,800	34.80
	Total Annual Assessment		\$ 34.80
Saboe, Sr., Laverne & Patricia 905 19th SE Albany, OR 97321	11-3W-6CC 7900	80,700	80.70
	Total Annual Assessment		\$ 80.70
Saboe, Sr., Laverne & Patricia c/o French, Albert & Dorothy 424 First SW Albany, OR 97321	11-3W-6CC 7901	90,300	90.30
	Total Annual Assessment		\$ 90.30
Rohrbough, Lee & Morrison, Wilma 422 First W Albany, OR 97321	11-3W-6CC 8000	54,560	54.56
	Total Annual Assessment		\$ 54.56
Pride Printing Co., Inc. PO Box 457	11-3W-6CC 8100	103,140	103.14

OWNER NAME/ ADDRESS	DESCRIPTION Map No. - TL No.	ASSESSED VALUE	ANNUAL ASSESSMENT
Albany, OR 97321 Total Annual Assessment			\$ 103.14
Olsen, Carolyn A. c/o Olsen Investments Agts. 124 Ferry SW Albany, OR 97321 Total Annual Assessment	11-3W-6CC 8200	115,100	115.10 \$ 115.10
Rand, Joe H. 5811 Taylor Portland, OR 97221 Total Annual Assessment	11-3W-6CC 8300	\$ 237,500	\$ 237.50 \$ 237.50
Richards, Everett & James etal 5621 Lochner Rd. Albany, OR 97321 Total Annual Assessment	11-3W-6CC 8400	428,300	428.30 \$ 428.30
Briscoe, Charles S. 156 Second Avenue SW Albany, OR 97321 Total Annual Assessment	11-3W-6CC 8500 11-3W-6CC 8600 11-3W-6CC 8700	84,350 29,000 51,800	84.35 29.00 51.80 \$ 165.15
Invest. Assoc., Inc. c/o Pacific Investment Assoc. R. G. Strong Prop Tax Supvr. 920 SW 6th Portland, OR 97204 Total Annual Assessment	11-3W-6CC 8800 11-3W-6CC 8900	46,100 267,700	46.10 267.70 \$ 313.80
Greenough, Quentin & Rae A. P. O. Box 868 Corvallis, OR 97330 Total Annual Assessment	11-3W-6CC 9000 11-3W-6CC 9100 11-3W-6CC 9200	31,780 425,600 41,200	31.78 425.60 41.20 \$ 498.58
Western Security Bank c/o Albany Branch Cathie Skiens Albany, OR 97321 Total Annual Assessment	11-3W-6CC 9400	997,800	997.80 \$ 997.80



OWNER NAME/ ADDRESS	DESCRIPTION Map No. - TL No.	ASSESSED VALUE	ANNUAL ASSESSMENT
Morse Bros., Inc. c/o Oregon Fir Supply Co., Inc. P. O. Box 37 Lyons, OR 97358	11-3W-6CC 9901 11-3W-6CC 9902 11-3W-6CC 10000	167,620 262,030 252,300	167.62 262.03 252.30
Total Annual Assessment			\$ 681.95
Alber, Earl M. & Edith E. c/o McDaniel, Melvin Agt. 3411 S. Pacific Albany, OR 97321	11-3W-6CC 10300	160,200	160.20
Total Annual Assessment			\$ 160.20
Broders, Olive 531 Calapooia S. Albany, OR 97321	11-3W-6CC 10400	53,500	53.50
Total Annual Assessment			\$ 53.50
Tripp, Rodney W. & Russell W. P. O. Box 747 Albany, OR 97321	11-3W-6CC 10500	\$ 53,800	\$ 53.80
Total Annual Assessment			\$ 53.80
Tripp, Russell W. & Barbara A. P. O. Box 747 Albany, OR 97321	11-3W-6CC 10600	78,100	78.10
Total Annual Assessment			\$ 78.10
Jern, John A. & Dorothy S. c/o Lewis, Tony Agt. etal P. O. Box 766 Albany, OR 97321	11-3W-6CC 10601	37,000	37.00
Total Annual Assessment			\$ 37.00
Pontius, H. A. & Mary E. P. O. Box 643 Albany, OR 97321	11-3W-6CC 10700	39,480	39.48
Total Annual Assessment			\$ 39.48
Ransom & Smith etal c/o Samiee, Parviz & Maudie Agt. 232 Ellsworth Albany, OR 97321	11-3W-6CC 10800 11-3W-6CC 10900	71,800 11,900	71.98 11.90
Total Annual Assessment			\$ 83.88

## EXHIBIT "B"

OWNER NAME/ ADDRESS	DESCRIPTION Map No. - TL No.	ASSESSED VALUE	ANNUAL ASSESSMENT
Sadri, Asghar R. 203 E. Reserve Vancouver, WA 98661 Total Annual Assessment	11-3W-6CC 11100	50,700	50.70  \$ 50.70
A. G. Senders, Inc. c/o Lang, Stuart S. 6635 SW Parkwest Lane Portland, OR 97225 Total Annual Assessment	11-3W-6CC 11200 11-3W-6CD 2000 11-3W-6CD 2100 11-3W-6CD 5700	52,720 153,180 194,680 85,000	52.72 153.18 194.68 85.00 \$ 485.58
Albany Multiple Listing Service 241 Third Avenue SW Albany, OR 97321 Total Annual Assessment	11-3W-6CC 11300	58,500	58.50  \$ 58.50
Hoyt Corp. c/o U. S. Nat'l Bank c/o Bank Properties Portland, OR 97208 Total Annual Assessment	11-3W-6CC 11400	581,700	581.70  \$ 581.70
Home Federal S & L Assoc. P. O. Box 158 Albany, OR 97321 Total Annual Assessment	11-3W-6CC 11700 11-3W-6CC 11800 11-3W-6CC 11900	\$ 70,300 315,500 699,500	\$ 70.30 315.50 699.50 \$1,085.30
Edwards Bros. Construction Co. 133 Lyon N. Albany, OR 97321 Total Annual Assessment	11-3W-6CDC 200 11-3W-6CD 201 11-3W-6CD 300	31,200 37,500 161,900	31.20 37.50 161.90 \$ 230.60
Kahlbaum, Paul & Carolene P. O. Box 892 Corvallis, OR 97339 Total Annual Assessment	11-3W-6CD 400	210,250	210.25  \$ 210.25
Wentworth Motors, Inc. 139 First Ave. SE Albany, OR 97321 Total Annual Assessment	11-3W-6CD 500 11-3W-6CD 5900 11-3W-6CD 6000	188,870 32,100 101,500	188.87 32.10 101.50 \$ 322.47
Thompson, Elizabeth J. 2888 NW Beula Vista Terrace Portland, OR 97210 Total Annual Assessment	11-3W-6CD 600	391,700	391.70  \$ 391.70
Frager Furniture Co., Inc. c/o Wiebe, Ronald W. & Geraldine	11-3W-6CD 700	100,000	100.00

## EXHIBIT "B"

OWNER NAME/ ADDRESS	DESCRIPTION Map No. - TL No.	ASSESSED VALUE	ANNUAL ASSESSMENT
148 Cherry Lane NE Albany, OR 97321 Total Annual Assessment			\$ 100.00
Nissen, Robert J. & Swenson Agt. c/o Cutsforth, David H. & Ruth 121 Lyon SE Albany, OR 97321 Total Annual Assessment	11-3W-6CD 901 11-3W-6CD 1000 11-3W-6CD 6300 A01	16,000 278,900 12,600	16.00 278.90 12.60 \$ 307.50
Second & Lyon Property Co. Hansen, RC, Sears & Roebuck Dept. 568 PC Alhambra, CA 91802 Total Annual Assessment	11-3W-6CD 2200 11-3W-6CD 1200	134,700 1,796,000	134.70 1,796.00 \$1,930.70
KKKR & Co. P. O. Box 766 Albany, OR 97321 Total Annual Assessment	11-3W-6CD 1900	230,420	230.42 \$ 230.42
Wiebe, Ronald W. & Geraldine 148 Cherry Lane Albany, OR 97321 Total Annual Assessment	11-3W-6CD 2900	\$ 122,790	\$ 122.79 \$ 122.79
A. G. Senders, Inc. c/o Lang, Stuart S. 6635 SW Parkwest Lane Portland, OR 97225 Total Annual Assessment	11-3W-6CC 11201 11-3W-6CC 11202	79,900 55,590	79.90 55.59 \$ 135.49
Albany Central Labor Temple 222 3rd Ave. SE Albany, OR 97321 Total Annual Assessment	11-3W-6CD 3200 11-3W-6CD 3201	48,500 26,700	48.50 26.70 \$ 75.20
Davis, Burton J. Family TR PO Box 563 Albany, OR 97321 Total Annual Assessment	11-3W-6CD 4000 11-3W-6CD 4200	45,460 110,280	45.46 110.28 \$ 155.74

## EXHIBIT "B"

OWNER NAME/ ADDRESS	DESCRIPTION Map No. - TL No.	ASSESSED VALUE	ANNUAL ASSESSMENT
Davis, Burton J. Family TR PO Box 563 Albany, OR 97321	11-3W-6CD 4300 11-3W-6CD 4400	28,550 5,500	28.55 5.50
Total Annual Assessment			\$ 34.05
Cutsforth, David H. & Ruth 2815 Park Terrace SW Albany, OR 97321	11-3W-6CD 4800	47,000	47.00
Total Annual Assessment			\$ 47.00
Snyder, Eulalah B., etal c/o Cutsforth, David H. & Ruth 121 Lyon SE Albany, OR 97321	11-3W-6CD 6300 11-3W-6CD 6400 11-3W-6CD 6500	87,600 41,500 7,500	87.60 41.50 7.50
Total Annual Assessment			\$ 136.60
Burroughs, Julian H. P. O. Box 12865 Salem, OR 97309	11-3W-6CD 4900	62,400	62.40
Total Annual Assessment			\$ 62.40
Merritt Truax, Inc. P. O. Box 2099 Salem, OR 97308	11-3W-6CD 5100 A1	\$ 18,200	\$ 18.20
Total Annual Assessment			\$ 18.20
Gilstrap, Beatrice D. Merritt Truax, Inc. Agt. P. O. Box 2099 Salem, OR 97308	11-3W-6CD 5100 U1	24,800	24.80
Total Annual Assessment			\$ 24.80
Gilkey Vivian E. Merritt Truax Inc., Agt P. O. Box 2099 Salem, OR 97308	11-3W-6CD 5100 U2	24,800	24.80
Total Annual Assessment			\$ 24.80
Schrock, Marvin L. & Agnes V. c/o O. K. Tire Store 237 Second Avenue SE Albany, OR 97321	11-3W-6CD 5200 11-3W-6CD 5300 11-3W-6CD 5400	66,840 55,750 16,160	66.84 55.75 16.16
Total Annual Assessment			\$ 138.75

OWNER NAME/ ADDRESS	DESCRIPTION Map No. - TL No.	ASSESSED VALUE	ANNUAL ASSESSMENT
Wentworth, Jackson G. & Leona A. 2810 Park Terrace SW Albany, OR 97321 Total Annual Assessment	11-3W-6CD 5800	83,000	83.00 \$ 83.00
Harris, Russell E. & Mildred E. c/o Perlenfein, Steven Agt. 300 First SE Albany, OR 97321 Total Annual Assessment	11-3W-6CD 6600	98,400	98.40 \$ 98.40
Shortridge, Elsie c/o Horst, Phebe Agt. 2420 SW Pickford #5 Corvallis, OR 97333 Total Annual Assessment	11-3W-6CD 6800	29,500	29.50 \$ 29.50
Defilippis, Meredith A. etal 1646 Salisbury Drive San Jose, CA 95124 Total Annual Assessment	11-3W-6CD 7200	5,000	5.00 \$ 5.00
Mullican, Richard E. & Trachsel 310 Second Avenue SE Albany, OR 97321 Total Annual Assessment	11-3W-6CD 7400	162,000	162.00 \$ 162.00
Harris, Russell E. etal c/o Harris & Tunison Ent. 1922 Springhill Dr. Albany, OR 97321 Total Annual Assessment	11-3W-6CD 7600	\$ 27,500	\$ 27.50 \$ 27.50
Harris, Russell E. & Mildred 1922 Springhill Dr. Albany, OR 97321 Total Annual Assessment	11-3W-6CD 7700	27,500	27.50 \$ 27.50
Dick Mullican Auto Center, Inc. 310 Second Avenue SE Albany, OR 97321 Total Annual Assessment	11-3W-6CD 8200	11,800	11.80 \$ 11.80
Aylward, Patrick H. 1417 28th SE Albany, OR 97321 Total Annual Assessment	11-3W-6CD 8400	13,900	13.90 \$ 13.90

## EXHIBIT "B"

OWNER NAME/ ADDRESS	DESCRIPTION Map No. - TL No.	ASSESSED VALUE	ANNUAL ASSESSMENT
Lucht, Joneth A. Agt. 1294 Thornton Lake Dr. NW Albany, OR 97321 Total Annual Assessment	11-3W-7BA 100	67,800	67.80 \$ 67.80
U. S. Creditcorp 32 Oakway Mall Eugene, OR 97401 Total Annual Assessment	11-3W-7BA 400	72,800	72.80 \$ 72.80
Marshall, Jr., Loy W. & Nancy George Philips Trust TR etal PO Box 828 Albany, OR 97321 Total Annual Assessment	11-3W-7BA 1800	27,100	27.10 \$ 27.10
500 Lyon Street Corp. PO Box 828 Albany, OR 97321 Total Annual Assessment	11-3W-7BA 1000 11-3W-7BA 1900	122,500 20,000	122.80 20.00 \$ 142.80
Richards, Roland & Robert D. 623 Lyon Street SE Albany, OR 97321 Total Annual Assessment	11-3W-7BA 2600 11-3W-7BA 2700 11-3W-7BA 2701	17,000 78,700 63,500	17.00 78.70 63.50 \$ 159.20
White, Glen 1803 Park Terrace NW Albany, OR 97321 Total Annual Assessment	11-3W-7BB 400 11-3W-7BB 400 A1	\$ 68,600 35,000	\$ 68.60 35.00 \$ 103.60
Freedom Federal S & L Assoc. P. O. Box S Corvallis, OR 97339 Total Annual Assessment	11-3W-7BB 1000 11-3W-7BB 1100 11-3W-7BB 1200	58,700 1,068,300 29,400	58.70 1,068.30 29.40 \$1,156.40
Kuebrich, Karen J. c/o Yutzie, Billy R. Agt. 305 Washington SW Albany, OR 97321 Total Annual Assessment	11-3W-7BB 2600	48,500	48.50 \$ 48.50

OWNER NAME/ ADDRESS	DESCRIPTION Map No. - TL No.	ASSESSED VALUE	ANNUAL ASSESSMENT
Mikkelson, Robert H. & Jacobson, Robert E. PO Box 1025 Albany, OR 97321	11-3W-7BB 2800 11-3W-7BB 2801	132,700 26,400	132.70 26.40
Total Annual Assessment			\$ 159.10
Scott, Robert T. & Norman, Gary E. P. O. Box 901 Albany, OR 97321	11-3W-7BB 3100 11-3W-7BB 3200	195,400 41,800	195.40 41.80
Total Annual Assessment			\$ 237.20
Reid, Roger H. P. O. Box 665 Albany, OR 97321	11-3W-7BB 3400	34,700	34.70
Total Annual Assessment			\$ 34.70
Stoddard, Wayne & Frink, Robert PO Box 709 Albany, OR 97321	11-3W-7BB 4200 A1	9,800	9.80
Total Annual Assessment			\$ 9.80
Albany Properties, Inc. P. O. Box 709 Albany, OR 97321	11-3W-7BB 4200 11-3W-7BB 4500 11-3W-7BB 4400 11-3W-7BB 5000 11-3W-7BB 5100 11-3W-7BB 5400 11-3W-7BB 5500 11-3W-7BB 5600	104,600 27,900 51,900 322,350 253,100 13,400 8,600 20,500	104.60 27.90 51.90 322.35 253.10 13.40 8.60 20.50
Total Annual Assessment			\$ 802.35
Decker, Frederick L. Goode, James C. 213 Fairway Drive Albany, OR 97321	11-3W-7BB 4900	126,200	126.20
Total Annual Assessment			
Future Savings & Loan Assoc. P. O. Box 1600 Albany, OR 97321	11-3W-7BB 5700 11-3W-7BB 6200 11-3W-7BB 6201 11-3W-7BB 6300 11-3W-7BB 6301	570,770 14,900 14,900 15,700 15,700	570.77 14.90 14.90 15.70 15.70
Total Annual Assessment			\$ 631.97

OWNER NAME/ ADDRESS	DESCRIPTION Map No. - TL No.	ASSESSED VALUE	ANNUAL ASSESSMENT
Ripsey Investment, Inc. 13271 SW Bull Mt. Rd. Tigard, OR 97224	11-3W-7BB 5801 11-3W-7BB 5900	12,400 200,800	12.40 200.80
Total Annual Assessment			\$ 213.20
Troups, Lynn R. 203 Willard Avenue Houma, LA 70360	11-3W-7BB 6000	72,350	72.35
Total Annual Assessment			\$ 72.35
Sackheim (le), Mary & Touns c/o Alco of Nevada 1760 SW Third Corvallis, OR 97330	11-3W-7BB 6001	15,750	15.75
Total Annual Assessment			\$ 15.75
Hews, Richard Dr. 530 Ellsworth SW Albany, OR 97321	11-3W-7BB 6100	152,100	152.10
Total Annual Assessment			\$ 152.10
Pearce, Jr., TR, Jack B. 10610 W. Emerald Point Sun City, AZ 85351	11-3W-7BB 9800	50,100	50.10
Total Annual Assessment			\$ 50.10
H & W Restaurants, Inc. c/o Westbrook, Glen P. O. Box 549 Albany, OR 97321	11-3W-7BB 9900 11-3W-7BB 10000 11-3W-7BB 10100	43,600 32,400 84,700	43.60 32.40 84.70
Total Annual Assessment			\$ 160.70
Democrat Herald Pub. Co. P. O. Box 130 Albany, OR 97321	11-3W-7BB 10400	1,061,990	1,061.99
Total Annual Assessment			\$1,061.99
Capital Cities Commun., Inc. c/o Democrat Herald Pub. Co. PO Box 130 Albany, OR 97321	11-3W-7BB 10401 11-3W-7BB 10402 11-3W-7BB 10403 11-3W-7BB 10500 11-3W-7BB 10700 11-3W-7BB 10800	24,460 20,000 37,100 37,740 15,400 15,900	24.46 20.00 37.10 37.74 15.40 15.90
Total Annual Assessment			\$ 150.60



## EXHIBIT "B"

OWNER NAME/ ADDRESS	DESCRIPTION Map No. - TL No.	ASSESSED VALUE	ANNUAL ASSESSMENT
Ralston Motor Co. c/o Braly, Berton E. Agt. 3407 NW Crest Corvallis, OR 97330	11-3W-7BB 10600 11-3W-7BB 10601	161,300 20,400	161.30 20.40
Total Annual Assessment			\$ 181.70
Reiling, Donald P. & Boock, Jr., John A. P. O. Box 1676 Albany, OR 97321	11-3W-7BB 10900	\$ 91,800	\$ 91.80
Total Annual Assessment			\$ 91.80
Ralston Motor Co. c/o C. & J. Investments, Agt. 630 Lyon S. Albany, OR 97321	11-3W-7BB 11200	61,300	61.30
Total Annual Assessment			\$ 61.30
AAsum Funeral Home, Inc. 805 Ellsworth SW Albany, OR 97321	11-3W-7BC 2101 11-3W-7BC 2100	69,800 246,600	69.80 246.60
Total Annual Assessment			\$ 316.40
Morse, Matthew & Marcia 513 7th E. Albany, OR 97321	11-3W-7BC 2300	104,100	104.10
Total Annual Assessment			\$ 104.10
Carnation Co. 5045 Wilshire Blvd., Los Angeles, CA 90036	11-4W-1DD 500	129,800	129.80
Total Annual Assessment			\$ 129.80
Lynn, Allan D. & Charlotte L. c/o Radio-TV Reg/Ex Answering Sv. 314 West 53rd New York, NY 10019	11-4W-1DD 600	510,000	510.00
Total Annual Assessment			\$ 510.00
Heath's Laundry 521 Third Avenue SW Albany, OR 97321	11-4W-1DD 1800 11-4W-1DD 2200 11-4W-1DD 2300 11-4W-12AA 5400	26,220 15,600 129,780 82,250	26.22 15.60 129.78 82.25
Total Annual Assessment			\$ 253.85

OWNER NAME/ ADDRESS	DESCRIPTION Map No. - TL No.	ASSESSED VALUE	ANNUAL ASSESSMENT
Simmons (Le), Marie etal c/o Settlemier, Kenneth & Lee A. 3425 Pineview Pl. NW Albany, OR 97321 Total Annual Assessment	11-4W-1DD 2000	94,100	94.10  \$ 94.10
Chapman, Robert F. & Carol E. 224 Washington SW Albany, OR 97321 Total Annual Assessment	11-4W-1DD 2100	80,700	80.70  \$ 80.70
Kropp, Walter A. & Martha F. P. O. Box 156 Albany, OR 97321 Total Annual Assessment	11-4W-12AA 100 11-4W-12AA 200	\$ 31,800 298,100	\$ 31.80 298.10
Yailien, Carl S. & Rose B. c/o Brittain, Phillip J. & Julian 340 Washington SW Albany, OR 97321 Total Annual Assessment	11-4W-12AA-400	114,700	114.70  \$ 114.70
Citizens Valley Bank P. O. Box 399 Albany, OR 97321 Total Annual Assessment	11-3W-7BB 100 11-3W-7BB 300 11-3W-7BB 500 11-3W-7BB 600	695,100 49,100 47,000 480,100	695.10 49.10 47.00 480.10 \$ 1,271.30
Frager, Larry N. etal c/o Frager, Larry N. Agt. P. O. Box 724 Albany, OR 97321 Total Annual Assessment	11-3W-6CC 6000	199,980	199.98  \$ 199.98
Wiebe Ronald W. & Geraldine R. 148 Cherry Lane NE Albany, OR 97321 Total Annual Assessment	11-3W-7BA 300	94,500	94.50  \$ 94.50

WILLAMETTE

RIVER

WATER ST.

FIRST

2nd

3rd

4th

COUNTY COURT HOUSE

6th

7th

8th

AVE.

AVE.

AVE.

AVE.

AVE.

AVE.

ST.

ST.

ST.

ST.

ST.

CALAPOOIA

WASHINGTON

FERRY

GRADY

ELLSWORTH

LYON

MONTGOMERY

RAILROAD

JACKSON

JEFFERSON

THURSTON

Zoning Boundary

EID Boundary

ECONOMIC IMPROVEMENT DISTRICT MAP

EXHIBIT "A"

CH

RP

C-3

RS

R

R

CH