

ORDINANCE NO. 5616

AN ORDINANCE LEVYING A CHARGE UNDER THE PROVISIONS OF ALBANY DEVELOPMENT CODE SECTION 12.200 FOR A NORTH ALBANY STREET IMPROVEMENT ASSURANCE AGAINST PROPERTIES DESCRIBED AS TAX LOTS 1800 AND 1900, OF PARCEL 10S-04W-36BB, AND DECLARING AN EMERGENCY.

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

Section 1: Charges are hereby levied against the following described properties.

One Forty Six LLC 146 NW 28 <sup>th</sup> Street Corvallis, OR 97330-5305	Acct#: IMPAS04271* Desc: 10S-04W-36BB-01900 Site: Land only, to be platted Dover Village Tax Acct#: 416469; SD-04-04, Lot 1 & pt Lot 5	\$19,774.42
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One Forty Six LLC 146 NW 28 <sup>th</sup> Street Corvallis, OR 97330-5305	Acct#: IMPAS04272* Desc: 10S-04W-36BB-01800 Site: Land only, to be platted Dover Village Tax Acct#: 416468; SD-04-04, Lots 2, 3, 4 & pt Lot 5	\$44,695.66
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Said charges are for the non-oversized portion of future arterial and collector streets within the North Albany area. City of Albany Land Development Code states that funds for future public improvements are required as a condition of development and are collected by the City from the developers of the property. Ordinance No. 5149 authorized the establishment of a per-foot cost for the future non-oversized portion of the improvements. Ordinance No. 5359 established the fee to be financed by the City through a method of installment payment.

Section 2: The costs for the Improvement Assurance fees described in Section 1 are as follows:

$\$194$  (Improvement Assurance Rate) x  $332.32$  (Front Footage) =  $\$64,470.08$   
Tax Lot 1800 =  $230.39'$  x  $\$194$  =  $\$44,695.66$   
Tax Lot 1900 =  $101.93'$  x  $\$194$  =  $\$19,774.42$

Note: This charge is calculated using Resolution No. 5039, which established a rate of \$194 a front foot on September 8, 2004.

Section 3: Inasmuch as this ordinance is necessary for the immediate preservation of the peace, health, and safety of the citizens of the City of Albany, an emergency is hereby declared to exist. This ordinance will be in full force and effect immediately upon its passage by the Council and approval by the Mayor

Passed by Council: April 27, 2005

Approved by Mayor: April 27, 2005

Effective Date: April 27, 2005

  
\_\_\_\_\_  
Mayor

ATTEST:

  
\_\_\_\_\_  
City Clerk

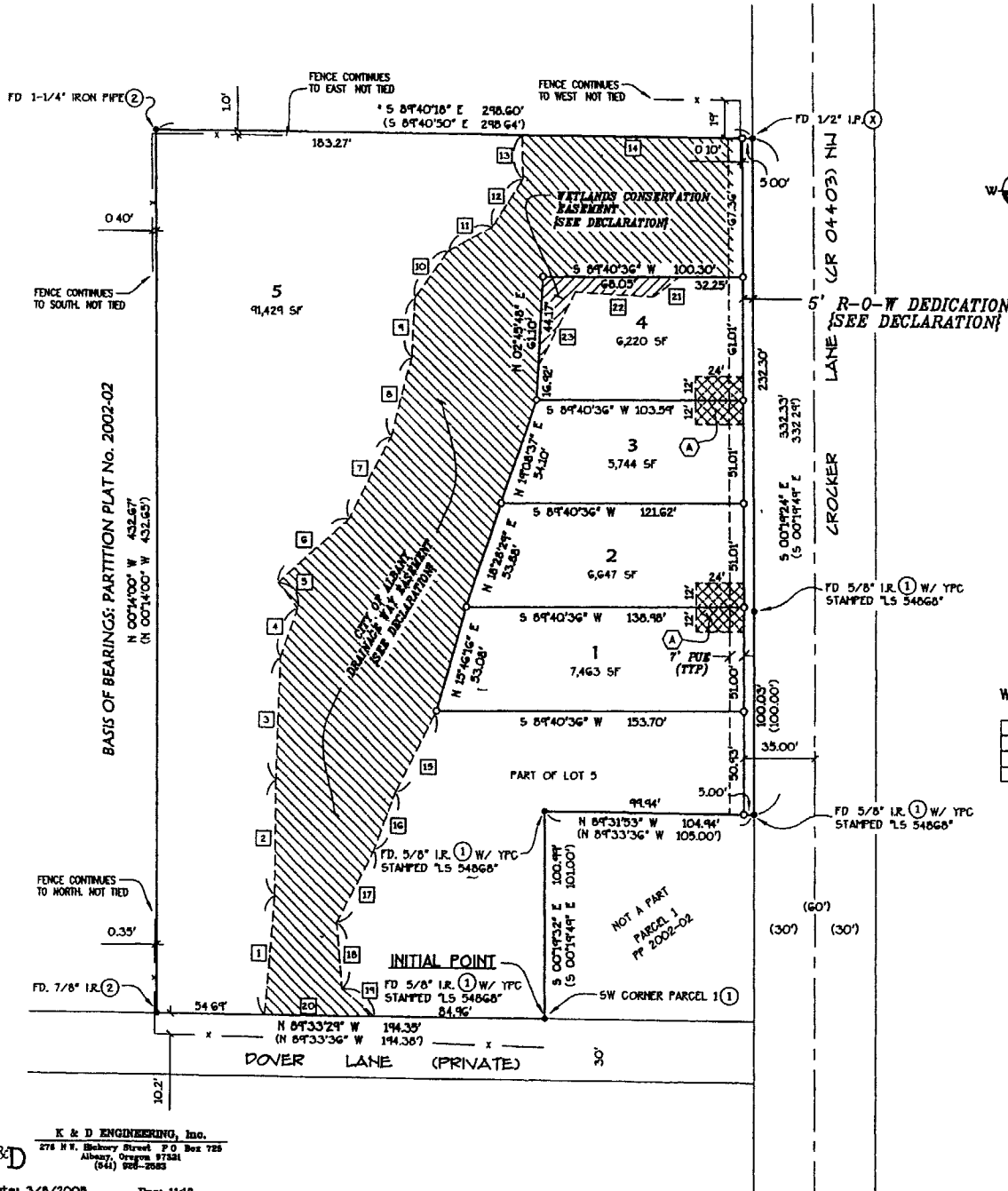
COLLECTOR SEWER IN-LIEU OF ASSESSMENT  
04/20/05 15 16 12

Name/Address	Description	
ONE FORTY SIX LLC	PART PLAT 02-02	10-04W-36BB-01800
	Lot-003 Blk-000	DOVER VILLAGE-CROCKER LN
146 NW 28TH	04/27/05 0416468	11229
CORVALLIS OR 97330-5305	SSCCN04271*	5,074 00
ONE FORTY SIX LLC	PART PLAT 02-02	10-04W-36BB-01800
	Lot-003 Blk-000	DOVER VILLAGE-CROCKER LN
146 NW 28TH	04/27/05 0416468	11230
CORVALLIS OR 97330-5305	SSCCN04272*	5,074 00
ONE FORTY SIX LLC	PART PLAT 02-02	10-04W-36BB-01900
	Lot-002 Blk-000	DOVER VILLAGE-CROCKER LN
146 NW 28TH	04/27/05 0416469	11231
CORVALLIS OR 97330-5305	SSCCN04273*	5,074 00
Report total .		15,222 00

PROPOSED FINAL PLAT - File SD-04-04 - (Dover Village)

DOVER VILLAGE

A SUBDIVISION RE-PLAT  
OF  
PARCELS 2 AND 3 OF PARTITION  
PLAT No. 2002-02  
LOCATED IN THE  
NW 1/4 SEC. 36, T. 10 S., R. 4 W., W.M.,  
CITY OF ALBANY, BENTON COUNTY, OREGON  
NOVEMBER 29, 2004  
CITY FILE No. SD-04-04



**STORM DRAINAGE EASEMENT LINE COURSE DATA**

LINE	LENGTH	BEARING
1	58.04	N04°37'20"E
2	56.96	N00°15'01"E
3	60.19	N01°47'41"E
4	25.39	N20°14'48"E
5	16.11	N38°32'11"W
6	47.25	N47°42'33"E
7	45.77	N27°26'21"E
8	40.69	N14°32'25"E
9	29.34	N03°04'46"E
10	28.46	N35°34'12"E
11	24.62	N61°53'28"E
12	28.04	N32°48'36"E
13	21.27	N00°51'34"W
14	110.33	N89°40'18"W
15	45.15	S26°30'34"W
16	30.34	S20°28'45"W
17	40.07	S27°28'43"W
18	32.04	S04°59'11"E
19	21.15	S50°43'30"E
20	54.70	S69°33'29"E

**WETLANDS CONSERVATION EASEMENT LINE COURSE DATA**

LINE	LENGTH	BEARING
21	16.14	S52°23'13"W
22	38.91	N65°49'48"W
23	41.18	S26°37'22"W

- REFERENCE LIST:**
- ① PARTITION PLAT 2002-02
  - ② C.S. 1865
  - ⓧ ORIGIN UNKNOWN

- LEGEND:**
- FOUND MONUMENT, AS NOTED
  - SET 5/8" x 30" ROD W/YELLOW PLASTIC CAP MARKED "K&D ENGR. LS 58561"
  - ( ) RECORD INFORMATION PER PARTITION PLAT No. 2002-02, EXCEPT AS NOTED
  - ① REFERENCE TO RECORD DOCUMENT, SEE REFERENCE LIST.
  - (A) PRIVATE RECIPROCAL ACCESS EASEMENT. SEE DECLARATION AND PRIVATE EASEMENT STATEMENT ON SHEET 2.
  - C.S. COUNTY SURVEY
  - FD. FOUND
  - IP. IRON PIPE (INSIDE DIAMETER)
  - IR. IRON ROD
  - YPC. YELLOW PLASTIC CAP
  - R/W. RIGHT-OF-WAY
  - PUE. PUBLIC UTILITY EASEMENT
  - EASEMENT BOUNDARY LINE
  - - - EXISTING FENCE
  - [Hatched Box] DRAINAGE WAY EASEMENT TO CITY LOCATED IN LOT 5 ONLY. (SEE DECLARATION)
  - [Diagonal Lines Box] WETLAND CONSERVATION EASEMENT LOCATED IN LOT 4 ONLY (SEE DECLARATION)
  - [Cross-hatched Box] PRIVATE RECIPROCAL ACCESS EASEMENT

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON  
JULY 8, 2002  
JOE J. COTA  
#288118

EXPIRES: 12/31/05

I HEREBY CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.

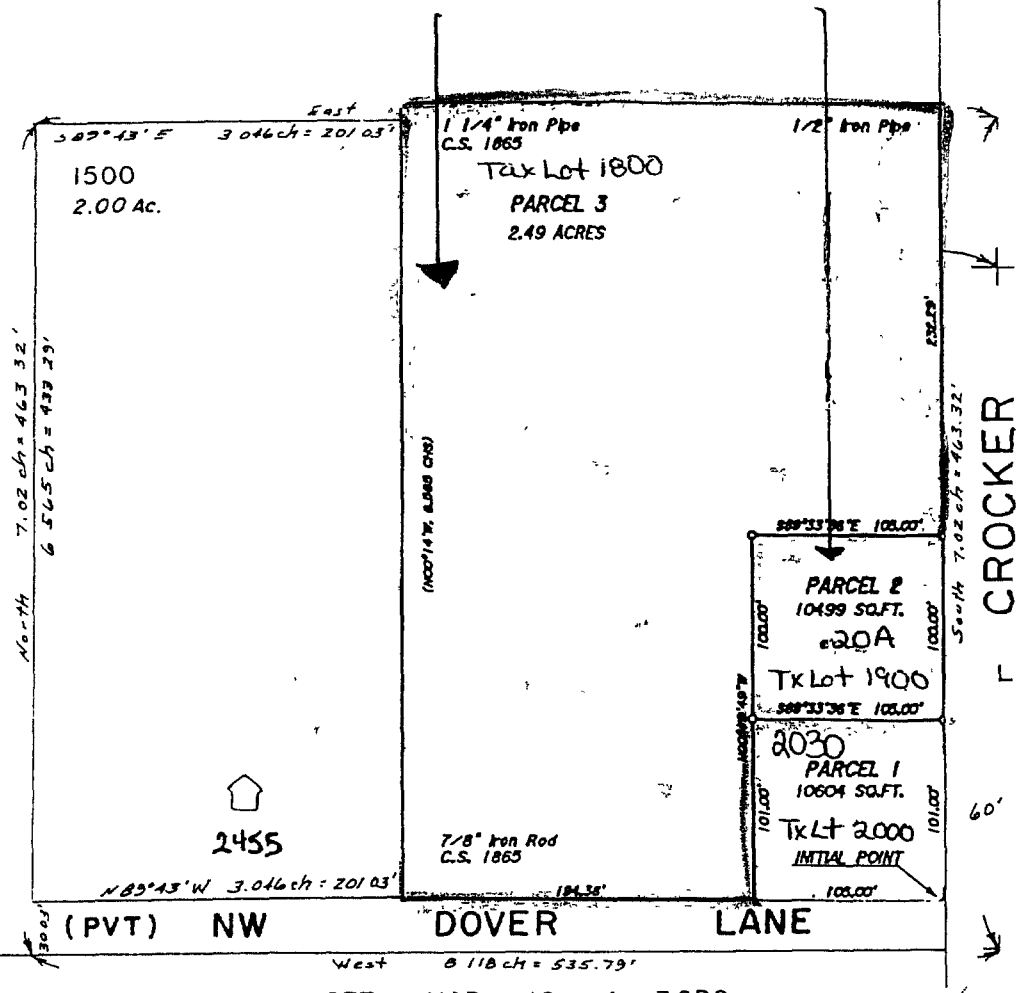
JOE J. COTA L.S. 58561

K & D ENGINEERING, Inc.  
276 N.W. Highway Street, P.O. Box 725  
Albany, Oregon 97321  
(541) 928-2883

Date: 3/8/2005 Time: 11:18  
Scale: 1"=40'(FS)  
File: dvg\2004\04-123-a\123e-pp.dwg (Drien C)

Map 105-04W-36BB  
Tax Lots 1800 + 1900

SEE MAP 10 4 36



SEE MAP 10 4 36BC