



CITY OF TUALATIN
Community Development Department-Planning Division
Land Use Application—Type IV

PROPOSAL NAME SW 119TH ROW ANNEXATION

PROPOSAL SUMMARY *(Brief description)*

PROPOSAL TO ANNEX SW 120TH AVE ROW INTO THE CITY OF TUALATIN FROM WASHINGTON COUNTY.

PROPERTY INFORMATION

Location *(address if available)*: SW 120TH AVE, SOUTH OF ITEL STREET

Tax Map & Lot #(s): T2SR1W27C Planning District: M6

Total site size: 1.20AC Developed Undeveloped

APPLICANT/CONTACT INFORMATION

Applicant or Primary Contact Name: CASEY FERGESON, ENGINEERING DIVISION

Mailing Address: 18880 SW MARTINAZZI AVE

City/State: TUALATIN, OR Zip: 97062

Phone: 503-691-3034 Email: cfergeson@tualatin.gov

Applicant's Signature: *Casey Ferguson* Date: 3/10/2020

I hereby acknowledge that I have read this application and understand the requirements for approving and denying the application, that the information provided is correct, that I am the owner or authorized agent of the owner, and that plans submitted are in compliance with the City of Tualatin Development (TDC) and Municipal (TMC) Codes.

PROPERTY OWNER/DEED HOLDER INFORMATION

Name: _____

Mailing Address: _____

City/State: _____ Zip: _____

Phone: _____ Email: _____

Property Owner Signature: _____ Date: _____

Power of attorney or letter of authorization required if application not signed by the property owner/deed holder.

LAND USE APPLICATION TYPE

- Annexation (ANN) Plan Map Amendment (PMA)
- Conditional Use Permit (CUP) Plan Text Amendment (PTA)
- Central Urban Renewal Master Other _____
- Historic Landmark Designation or Removal of Designation (HIST)

FOR STAFF USE ONLY

Case No.: _____
 Date Received: _____
 By: _____
 Fee Amount \$: _____
 Received by: _____

ANNEXATION PROPERTY INFORMATION SHEET

EXISTING CONDITIONS IN AREA TO BE ANNEXED:

Land area, in acres: 1.20 AC (EXISTING SW 120TH ROW)

General description of territory (Include topographic features such as slopes, vegetation, drainage basins, and floodplain areas which are pertinent to this proposal): THE SITE IS GENERALLY FLAT W/ SOME LARGE TREES ON THE EASTERN BOUNDARY.

Describe land uses on surrounding parcels (Use tax lots as reference points)

North: SW ITEL STREET

South: TIGARD SAND & GRAVEL

East: WESTERN PRECISION PRODUCTS (251W27C001200)
INNOVATIVE BAKERY RESOURCES (251W27C001300)
AMAZON (251W27C000100)

West: VACANT LAND [TIGARD SAND & GRAVEL] (251W27C000300)
ASHWOOD CONSTRUCTION INC. (251W27C000401)

EXISTING LAND USE:

Number of existing units/structures:

Single-family: _____ Multi-family: _____ Commercial: _____ Industrial: _____

Describe existing units/structures: Ø STRUCTURES

What is the current use(s) of the land proposed to be annexed: RIGHT-OF-WAY

Public facilities or other uses: N/A

Total current year assessed valuation – Land \$: _____ Structures \$: _____

Total existing population: 0

Is the territory contiguous to the City limits: No

Is the subject territory inside or outside of the Metro Regional Urban Growth Boundary: INSIDE

URBAN SERVICE PROVIDERS:

If the territory described in the proposal is presently included within the boundaries of any of the following types of governmental units, please indicate so by stating the name or names of the governmental units involved.

County: WASHINGTON COUNTY

Highway Lighting District: N/A

Fire District: TUALATIN VALLEY FIRE & RESCUE

Sanitary District: CLEAN WATER SERVICES

Water District: CITY OF TUALATIN

Grade School District: TIGARD - TUALATIN SCHOOL DISTRICT

High School District: TIGARD - TUALATIN SCHOOL DISTRICT

Library District: CITY OF TUALATIN

Drainage District: CLEAN WATER SERVICES

Parks & Recreation District: CITY OF TUALATIN

Other: _____

Is the territory served by any of the providers listed above (describe existing connections to public services): NONE

