

CITY OF MAPLE VALLEY, WASHINGTON

ORDINANCE NO. O-17-628

AN ORDINANCE OF THE CITY OF MAPLE VALLEY, WASHINGTON, ANNEXING THE APPROXIMATELY 2.5 ACRE PROPERTY COMMONLY KNOWN AS THE DEYERIN PROPERTY, PROVIDING FOR TAXATION AND ZONING OF THE SAME, ESTABLISHING AN EFFECTIVE DATE AND PROVIDING FOR SEVERABILITY.

WHEREAS, on February 14, 2017, a Notice of Intent was filed with the City of Maple Valley requesting annexation of approximately 2.5 acres of undeveloped unincorporated King County known as the Deyerin; and

WHEREAS, the proposed annexation area is contiguous to and generally located west of City limits and west Witte Rd on SE 251st St.; and

WHEREAS, the Notice of Intent was signed by owners of the property representing 100% percent of the assessed value of the annexation area; and

WHEREAS, the City Council of the City of Maple Valley held a public hearing on June 12, 2017 to accept public comment regarding the merits of the proposed annexation; and

WHEREAS, resolution R-17-1146 was approved by City Council declaring the City's intent to annex and instructed staff to file with the Boundary Review Board; and

WHEREAS, on October 20, 2017 The Washington State Boundary Review Board For King County notified the City that the filed notice of intent to annex was considered complete;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF MAPLE VALLEY WASHINGTON, DO ORDAIN AS FOLLOWS:

Section 1. Annexation. That certain real property known as the Deyerin Property, depicted on the legal description, attached hereto as Exhibit A, and map, attached hereto as Exhibit B, both of which exhibits are incorporated herein by this reference as if fully set forth is hereby annexed to, and made part of, the City of Maple Valley.

Section 2. Assumption of City Indebtedness. Pursuant to the terms of the annexation petition, all property within the Deyerin Property Annexation Area shall be assessed and taxed at the same rate and on the same basis as other property within the City, including assessments for taxes and payment of any bonds issued or debts contracted prior to or existing as of the effective date of annexation.

Section 3. Zoning. Zoning shall hereby be designated R-4 in accordance with the petition and the Maple Valley Comprehensive Plan.

Section 4. Certification of Ordinance to King County. Pursuant to RCW 35A.14.140, upon passage, the City Clerk is directed to file a certified copy of this Ordinance with the King County Council.

Section 5. Contemporaneous Updates. The City's Comprehensive Plan and Official Zoning Map are hereby amended to conform to the annexation approved in this ordinance.

Section 6. Effective Date. This Ordinance shall take effect and be in full force five days after date of publication.

Section 7. Severability. Should any section, paragraph, sentence, clause or phrase of this Ordinance, or its application to any person or circumstance, be declared unconstitutional or otherwise invalid for any reason, or should any portion of this Ordinance be preempted by state or federal law or regulation, such decision or preemption shall not affect the validity of the remaining portions of this Ordinance or its application to other persons or circumstances.

ADOPTED by the City Council of the City of Maple Valley at its Regular Meeting on November 13, 2017

Sean P. Kelly, Mayor

ATTEST:

Shaunna Lee-Rice
City Clerk

Approved as to form:

Patricia Taraday, City Attorney

Date of Publication:

Effective Date: