

URBAN RENEWAL RESOLUTION 08-002

A RESOLUTION AMENDING THE CANBY URBAN RENEWAL PLAN BY ADDING 0.83 ACRES OF LAND TO THE PLAN AREA BOUNDARY, AND AMENDING SECTION 600.C(3) OF THE CANBY URBAN RENEWAL PLAN TO ADD PROPERTIES TO BE ACQUIRED BY THE URBAN RENEWAL AGENCY.

WHEREAS, The Canby Urban Renewal Agency wishes to acquire certain properties in order to assist a new commercial development within the urban renewal area; and

WHEREAS, The Canby Urban Renewal Agency finds that this acquisition is necessary to carry out the objectives of the Canby Urban Renewal Plan; and

WHEREAS, the Canby Urban Renewal Agency finds that one of the properties lies just outside the renewal area boundary; and

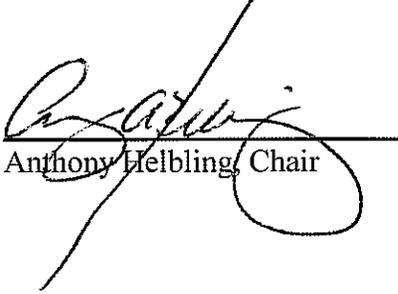
WHEREAS, the Canby Urban Renewal Agency finds that the property lying outside the renewal area boundary consists of 0.86 acres, and thus represents an addition of less than 1% to the plan area acreage;

NOW, THEREFORE, THE CANBY URBAN RENEWAL AGENCY RESOLVES AS FOLLOWS:

- (1) That the Canby Urban Renewal Agency hereby amends Section 600 C(3) to include the properties to be acquired, and attaches the amended Section 600 C(3) as Exhibit "A" to this resolution.
- (2) That the Canby Urban Renewal Agency directs that a map exhibit be prepared showing the properties to be acquired, and made an attachment to the urban renewal plan.
- (3) That the Canby Urban Renewal Agency hereby amends the renewal area boundary to add an area less than one acre, and amends the legal description of the renewal area boundary as described in Exhibit "B," attached to this resolution."
- (4) That the Canby Renewal Agency hereby requests that the Canby City Council ratify by resolution the property acquisition authorized by this plan amendment.

This resolution will take effect upon adoption on May 28, 2008.

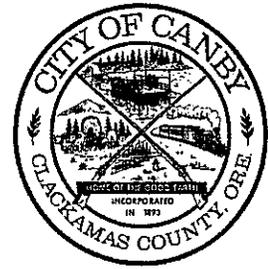
ADOPTED this 28th day of May, 2008 by the Canby Urban Renewal Agency.


Anthony Helbling, Chair

ATTEST:


Kimberly Scheafer, CMC
City Recorder, Pro-Tem

M E M O R A N D U M



TO: *Chairman Tony Helbling and Agency Members*
FROM: *Catherine Comer, Economic Development Manager*
DATE: *May 28, 2008*
THROUGH: *Mark C. Adcock, City Administrator*
RE: *URD Boundary Extension – Addendum to Packet: Revised Exhibit A*

The Exhibit A attached to the URD Boundary Extension packet has been changed to remove two properties. These properties which are Fire Station property and the 150 foot frontage on 2nd Ave. are being counted as properties brought in to the Urban Renewal District, however, should not be listed on the Acquisition list.

Attached

Exhibit A: Revised

Notes for clarification:

Tax lots 3600, 3601 and 3700 are the Cutsforth properties being purchased for the parking lot.

Tax lot 2500 is the Battilega property being purchased for the connection street

Tax lot 1707 has been purchased for the police station and never added to the list

URR 08-002
Revised Exhibit "A"

Section 600 C(3) of the Urban Renewal Plan is amended as follows. Deletions are shown as ~~strikethroughs~~, and additions are shown in *italics*

3. Properties to be acquired

~~At the time this Plan is prepared, no properties are identified for acquisition~~

The following properties have been identified for acquisition by the Canby Urban Renewal Agency

Map Number	Tax Lot Number	Street Address
<i>3S-1E-34</i>	<i>1707</i>	<i>No Address</i>
<i>3S-1E-33DB</i>	<i>2500</i>	<i>301 NE 3rd Avenue</i>
<i>3S-1E33DB</i>	<i>3600</i>	<i>316 NE 2nd Avenue</i>
<i>3S-1E33DB</i>	<i>3601</i>	<i>326 NE 2nd Avenue</i>
<i>3S-1E-33DB</i>	<i>3700</i>	<i>325 NE 2nd Avenue</i>

URR 08-002

Exhibit "B"

The Legal Description of the Canby Urban Renewal Area as amended by Agency **Resolution 08-002** is as follows:

CITY OF CANBY

DESCRIPTION OF URBAN RENEWAL DISTRICT BOUNDARY

Modified May 2008

Beginning at the intersection of the northern boundary of the Union Pacific Railroad right-of-way and the western right-of-way boundary of North Cedar Street in Section 33, Township 4 South, Range 1 East, Willamette Meridian; thence southwesterly approximately 2,360 feet along the northern right-of-way boundary of the Union Pacific Railroad to the western line of Donation Land Claim No. 48; thence north approximately 650 feet along the western line of Donation Land Claim No. 48 to the southern right-of-way boundary of Northwest 3rd Avenue; thence northeasterly approximately 2,050 feet along the aforementioned right-of-way boundary to the western right-of-way boundary of North Cedar Street; thence southeasterly 270 feet along the said right-of-way boundary to the projection of the southern right-of-way boundary of Northwest 2nd Avenue; thence northeasterly approximately 420 feet along the said boundary to the eastern right-of-way boundary of North Douglas Street; thence northwesterly approximately 660 feet along the aforementioned right-of-way line to the southern right-of-way boundary of Northwest 4th Avenue; thence southwesterly approximately 420 feet along the said right-of-way boundary to the western right-of-way line of North Cedar Street; thence northwesterly approximately 1,000 feet to a line parallel to and 15 feet south of the northern boundary of that tract of land conveyed to Robert D. Owens under instrument number 91-34264, Clackamas County deed records; thence southwesterly approximately 150 feet to the eastern boundary of that tract of land conveyed to the Canby Utility Board under instrument number 73-21808; thence southwesterly approximately 235 feet along the boundary of the said

property; thence southwesterly approximately 150 feet along the boundary of the said property; thence northwesterly approximately 250 feet along the boundary of the said property; thence northeasterly along the property line approximately 360 feet to the eastern right-of-way boundary of North Cedar Street; thence southeasterly approximately 935 feet to the northern right-of-way boundary of Northwest 4th Avenue; thence northeasterly approximately 3,025 feet along the aforementioned right-of-way boundary to the projection of the eastern boundary of North Knott Street; thence southeasterly approximately 375 feet to southern right-of-way boundary of Northeast 3rd Avenue; thence northeasterly approximately 130 feet to the westernmost property corner of that tract of land conveyed to Larry R. Beck under instrument number 92-35987, Clackamas County deed records; thence ~~southeasterly approximately 290 feet along the western property line of the said property to the centerline of the right of way for Northeast 2nd Avenue; thence southwesterly approximately 150 feet along the aforementioned right of way line; thence south approximately 240 feet along the western property line, and to the southwest corner of that tract of land conveyed to Cutsforth Enterprises, Inc. under instrument number 93-95751, Clackamas County deed records; thence northeasterly approximately 145 feet along the southern boundary, and to the easternmost corner of said property; thence southeasterly approximately 630 feet along the western boundary of that tract of land conveyed to Larry R. Beck under instrument number 92-35987, Clackamas County deed records, to the northern boundary of the Union Pacific right-of-way; thence northeasterly approximately 3,060 feet to the eastern right-of-way boundary of the Molalla Forest Road; thence south approximately 225 feet along the projection of the aforementioned right-of-way boundary to the southern right-of-way line of Pacific Highway U.S. 99E; thence northeasterly approximately 4,800 feet along the aforementioned right-of-way line and following the southern right-of-way boundary of Haines Road (Southeast 1st Avenue) to the eastern right-of-way boundary of South Walnut Street; thence approximately 2,680 feet south along said boundary to the northern boundary~~

of that tract of land conveyed to Jean M. Rover under instrument 98-73646, Clackamas County deed records; thence northeasterly approximately 410 feet to the northernmost point of said tract; thence south approximately 1,300 feet along the projection of the eastern right-of-way boundary of said tract to the southern right-of-way boundary of Township Road; thence westerly approximately 2,000 feet along the said right-of-way boundary to the western right-of-way boundary of the Molalla Forest Road; thence northwesterly approximately 3,800 feet along the said right-of-way boundary to the southern right-of-way boundary of Pacific Highway U.S. 99E; thence southwesterly along the southern right-of-way line approximately 770 feet to the centerline of South Pine Street right-of-way; thence southerly along said centerline approximately 615 feet to a point of centerline curvature left; thence continuing along the projected centerline alignment, said projection being along the eastern boundary of Parcel 2 of Partition Plat 1994-106, a distance of approximately 265 feet to the southeast corner of said parcel 2; Thence southwesterly along the southern boundary of said parcel 2 a distance of approximately 56.8 feet to the southwest corner of said parcel 2; Thence northwesterly along the western boundary of said Parcel 2, a distance of approximately 550 feet to the northwest corner of said Parcel 2; thence northeasterly along the northern boundary of said Parcel 2, a distance of approximately 265.6 feet to the northeast corner of said Parcel 2, said point being on the western boundary of South Pine Street; thence northwesterly along the western boundary of South Pine Street right-of-way a distance of approximately 280 feet to the southern boundary of Pacific Highway U.S. 99E; thence southwesterly along the the southern right-of-way line approximately 275 feet along the aforementioned right-of-way line to the westernmost corner of that tract of land conveyed to George Ray Hellhake under instrument number 93-22323, Clackamas County deed records; thence southeasterly approximately 150 feet along the western boundary of said property to the southern right-of-way boundary of that tract of land conveyed to the City of Canby under instrument number 69-10296-7; thence southwesterly approximately 700 feet along that property line to the westernmost

corner of that tract of land conveyed to Albert A. & Maxine C. Seida under instrument number 73-27889, Clackamas County deed records; thence southeasterly approximately 150 feet along the western boundary of said property to the southern right-of-way boundary of Southeast 2nd Avenue; thence southwesterly approximately 1,170 feet along the aforementioned right-of-way boundary to the westernmost corner of that tract of land conveyed to Carl O. Shipley under instrument number 90-55-042, Clackamas County deed records; thence southeasterly approximately 265 feet along the western boundary of said property to the northernmost corner of that tract of land conveyed to James M. & Clarice M. Murphy under instrument number 92-51952, Clackamas County deed records; thence southwesterly approximately 400 feet along the northern boundary of the aforementioned property to the westernmost corner of that tract of land conveyed to Douglas B. Harbord under instrument number 90-01561, Clackamas County deed records; thence southeasterly approximately 140 feet along the western boundary of said property to the southern right-of-way boundary of Southeast 3rd Avenue; thence southwesterly approximately 175 feet along the aforementioned right-of-way line to the western right-of-way boundary of South Ivy Street; thence northwesterly approximately 35 feet along the aforementioned right-of-way boundary to the northern right-of-way boundary of Southwest 3rd Avenue; thence southwesterly approximately 100 feet along said right-of-way boundary to the easternmost corner of that tract of land conveyed to the Zoar Evangelical Lutheran Church of Canby under instrument number 365-522, Clackamas County deed records; thence northwesterly approximately 95 feet along the eastern boundary of said property; thence southwesterly approximately 490 feet along the northern boundary line of the aforementioned property; thence southeasterly approximately 130 feet along the western boundary of that tract of land conveyed to Vena P. Berg under instrument number 357-305, Clackamas County deed records, to the southern right-of-way boundary of Southwest 3rd Avenue; thence southwesterly approximately 100 feet along the aforementioned right-of-way boundary to the projection of the eastern right-of-

way boundary of South Grant Street; thence northwesterly approximately 225 feet along said right-of-way line to the southern right-of-way boundary of Southwest 2nd Avenue; thence southwesterly approximately 750 feet along the aforementioned right-of-way boundary to the eastern right-of-way boundary of South Elm Street; thence southeasterly approximately 470 feet along said right-of-way boundary to the southern right-of-way boundary of Southwest 4th Avenue; thence southwesterly approximately 1,600 feet along the aforementioned right-of-way boundary to the western right-of-way boundary of South Aspen Street; thence southerly approximately 170 feet along said right-of-way to the southern right-of-way boundary of Southwest 5th Avenue; thence westerly along said boundary and continuing along the southern right-of-way boundary of Pacific Highway U.S. 99E approximately 700 feet to the eastern right-of-way boundary of South Berg Parkway; thence southerly approximately 800 feet along the eastern right-of-way boundary of South Berg Parkway to the northern tip of that tract of land conveyed to the City of Canby under instrument number 675-570, Clackamas County deed records; thence southeasterly approximately 850 feet along the northeast boundary of said property and continuing along the northern boundary of that adjoining tract of land conveyed to Fred A. & Nancy M. Kahut under instrument number 78-26233, Clackamas County deed records; thence southerly approximately 425 feet along the eastern boundary of said property and continuing southeasterly along the eastern boundary of that adjoining tract of land conveyed to the City of Canby under instrument number 675-570, Clackamas County deed records; thence westerly 265 feet along the southern boundary of said property to the northeast corner of that tract of land conveyed to the City of Canby under instrument number 508-343, Clackamas County deed records; thence southerly approximately 580 feet along the eastern boundary of said property; thence westerly approximately 500 feet along the southern boundary; thence northwesterly approximately 235 feet northwesterly along the western boundary of said property and continuing northerly along the western right-of-way boundary of South Berg Parkway to the northern right-of-

way boundary of Pacific Highway U.S. 99E; thence northeasterly approximately 1,500 feet to the extension of the western right-of-way boundary of North Cedar Street; thence northwesterly approximately 280 feet along said boundary to the point of beginning.

INCLUSIONS:

1. The Molalla Forest Road right-of-way from the northern right-of-way boundary of Pacific Highway U.S. 99E to the southern right-of-way boundary of Northeast Territorial Road.
2. The Township Road right-of-way from the projection of the centerline of the right-of-way of South Redwood Street to the western right-of-way boundary of the Molalla Forest Road.
3. That tract of land conveyed to Portland General Electric under instrument number 76-08517, Clackamas County deed records.
4. The Molalla Forest Road right-of-way from the southern boundary of the right-of-way of Township Road to the northern boundary of the right-of-way of Southeast 13th Avenue.
5. ~~The future Sequoia Parkway right-of-way described by the centerline of a 74-foot wide right-of-way beginning at an intersection of the centerline of Township Road and a projection of the eastern-western right-of-way boundary of South Walnut Street offset 37 feet to the west; thence southerly approximately 1,300 feet to a point on the southern boundary of the Southern Pacific Railroad right-of-way, said point also being 37 feet east of the easterly right-of-way of the Molalla Forest Road; thence continuing south, parallel and 37 feet easterly from the Molalla Forest Road, at a bearing of S0E00'51"E for a distance of approximately 1,300 feet to the northerly right-of-way boundary of Southeast 13th Avenue.~~
The Sequoia Parkway right-of-way from the southern boundary of the right-of-way of Township Road southerly approximately 650 feet, thence continuing as a 74 foot strip along the projection of the above referenced right-of-way, approximately 650 feet to the centerline of the Southern Pacific Railroad Molalla Branch, thence continuing the 74 foot wide strip

southerly, parallel and abutting the eastern boundary of the Molalla Forest Road, to the northern boundary of the right-of-way of Southeast 13th Avenue.

EXCLUSIONS:

1. Beginning at the southwest corner of that tract of land conveyed to the City of Canby under instrument number 239-313, Clackamas County deed records; thence northerly approximately 900 feet along the bearing of the western property boundary of said property to a point 80 feet measured perpendicular to and south of the northern boundary of SE 4th Avenue; thence easterly approximately 775 feet along a line parallel to and 80 feet south measured perpendicular of the northern right-of-way of Southeast 4th Avenue to a line parallel to and offset 44 feet from the western right-of-way boundary of South Walnut Street; thence southerly approximately 1,080 feet following the aforementioned offset boundary line to the northern right-of-way boundary line of Township Road; thence westerly approximately 750 feet along said right-of-way boundary line to the point of beginning.
2. The portion that falls within the above-described boundary of that tract of land identified as Lot 6 of the Canby Market Center, a duly-recorded plat, recorded as instrument number 2000-009910, Clackamas County deed records.