

EXECUTIVE ORDER NO. 24

AUTHORITY: Metro Code 3.0 1.015

EFFECTIVE DATE: August 9, 1985

SUBJECT: Urban Growth Boundary

This administrative interpretation is for the purpose of determining whether the Urban Growth Boundary (UGB) north of Sherwood is properly located at the location shown on Metro's maps (called here the western line) from the location shown on the city of Sherwood's maps (called here the eastern line). Highway 99 bisects the right angle formed by the western line. The eastern line angles south at a point approximately 660 feet east of the highway. Maps of each line are shown on Exhibit "A."

Findings

1. The only available copies of the map adopted by the CRAG Board are not detailed enough, and map the UGB with too broad a line, to make a definitive determination as to the precise location of the UGB adopted by CRAG for this area (see Exhibit "B"). However, the following evidence leaves little doubt that the UGB adopted followed eastern line:
 - a. The UGB in this location remained unchanged from the time the Land Use Framework Element (LUFE) Task Force released its "Discussion Draft" in December 1975 until UGB adoption by CRAG in December 1976 (see Exhibit "C").
 - b. The right angle of the UGB on the map adopted by CRAG in December 1976, as in all preceding drafts is clearly east of Highway 99.
 - c. The Discussion Draft designated as "discussion areas" any area where the Task Force and affected jurisdictions could not agree (see Planning and Adoption Process of the Land Use Framework of the CRAG Regional Plan, p. 9). This area was not identified as a discussion area.
 - d. Following a release of the Task Force's Recommendation in March 1976 (Draft III), a Washington County staff report identified the eastern line as enclosing "the unincorporated area included in both the Sherwood and CRAG task force recommended urban areas" (see Exhibit "D," last paragraph; emphasis added).
 - e. In August 1976, Washington County adopted a UGB that followed the eastern line (see Exhibit "E," "F" and "G").
 - f. The County reconsidered this action in October 1976 (after the CRAG Board released its proposed draft in

September 1976) but only to review designations to the northwest. The UGB finally adopted by the County in Resolution and Order 76-281 followed the eastern line (see Exhibit "H").

- g. The 1976 Hearings Officer's report on 1000 Friends of Oregon's appeal of Washington County's action explicitly notes that the County's UGB and Metro's are identical (see Exhibit "H," lines 2-4, p. 2 and lines 11-14, p. 3).
2. CRAG's 1978 Land Use Inventory map, used to record and measure land uses for the calculations used in the UGB Findings adopted by CRAG in 1978 and by Metro in 1979, uses the eastern line to define the urban area in this location (see Exhibit "I").
3. Washington County maps showed the USA boundary in this area following the eastern line (see map, Exhibit "D." Also see Exhibit "K," last paragraph) and map attached to Exhibit "D."
4. On the UGB maps adopted by CRAG and Metro respectively, the legal description "USA boundary" labels segments of the UGB immediately on either side of the subject segment. Whether this description was intended to apply to the subject segment is unclear, but it appears likely that these labels were copied from Washington County's and mistakenly assumed to describe the subject segment.
5. The actual location of the USA boundary is coterminus with the western line, rather than with the eastern line.
6. Neither CRAG nor Metro adopted any amendments to the subject segment of the UGB. Yet the map of the UGB that Metro adopted in November 1979 showed the UGB at the location here called the western line (see Exhibit "J").

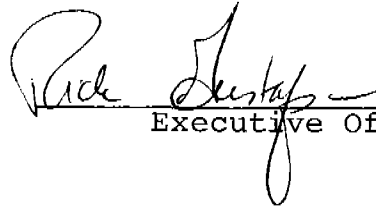
Conclusion and Order

From the available information it appears that at some time between CRAG adoption of the UGB and Metro's, the UGB in this area was redrawn to follow the western line rather than the eastern line. It is likely that this change was effected in a mistaken effort to make the line conform to its assumed legal description, i.e., to follow the USA boundary, which was misrepresented in Washington County's maps as following the western line.

No notice was given at this action and the affected jurisdictions and property owners had no opportunity to comment on it. It is unlikely that anyone outside of the Graphics Department was even aware that the change had been made.

To correct this error, UGB maps should be revised to follow the eastern line, as described in the underscored portion of Exhibit "F."

Ordered by the Executive Officer this 1 day of August 1985.


Executive Officer

LIST OF EXHIBITS

EXHIBIT "A"	Map of Metro's and Sherwood's lines.
EXHIBIT "B"	Map of UGB adopted by CRAG.
EXHIBIT "C"	Maps of Urban Area Changes, Draft 2 to Markup to proposed (from the <u>Planning and Adoption Process of the Land Use Framework Element of the CRAG Regional Plan</u>).
EXHIBIT "D"	Washington County Planning Commission Addendum Staff Report, April 28, 1976.
EXHIBIT "E"	August 12, 1976, Memorandum from Larry Fraser.
EXHIBIT "F"	Legal Description of Sherwood Urban Growth Boundary, attached to Washington County Resolution and Order 76-281.
EXHIBIT "G"	Copy of portions of Assessor's map, 1W 2S Sec. 29.
EXHIBIT "H"	Pages 1-3 of Draft Recommendation, LCDC Case No. 76-021.
EXHIBIT "I"	Section of 1978 Land Use Inventory maps.
EXHIBIT "J"	Section of UGB map adopted by Metro.
EXHIBIT "K"	April 1, 1976, memorandum from Larry Frasier.

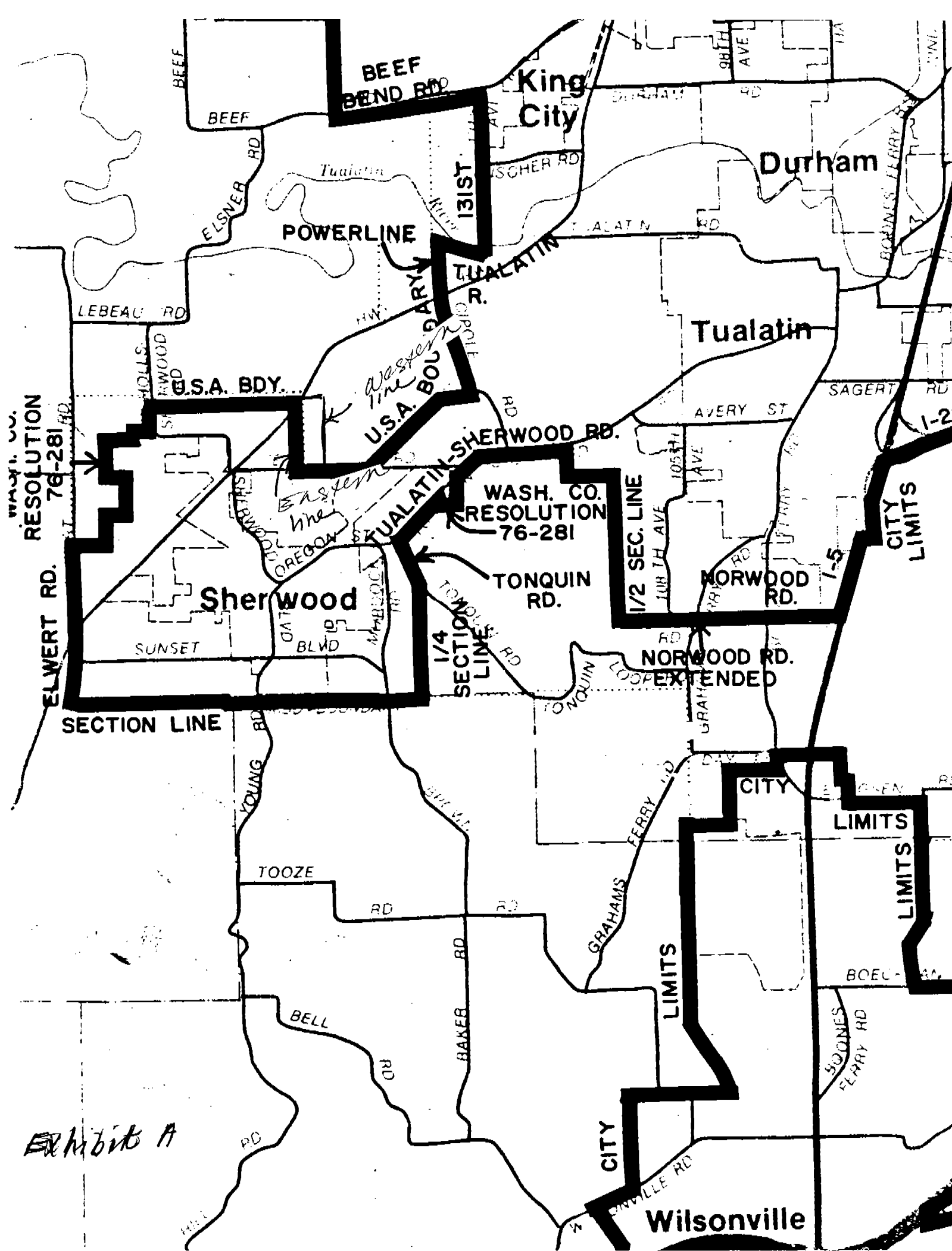
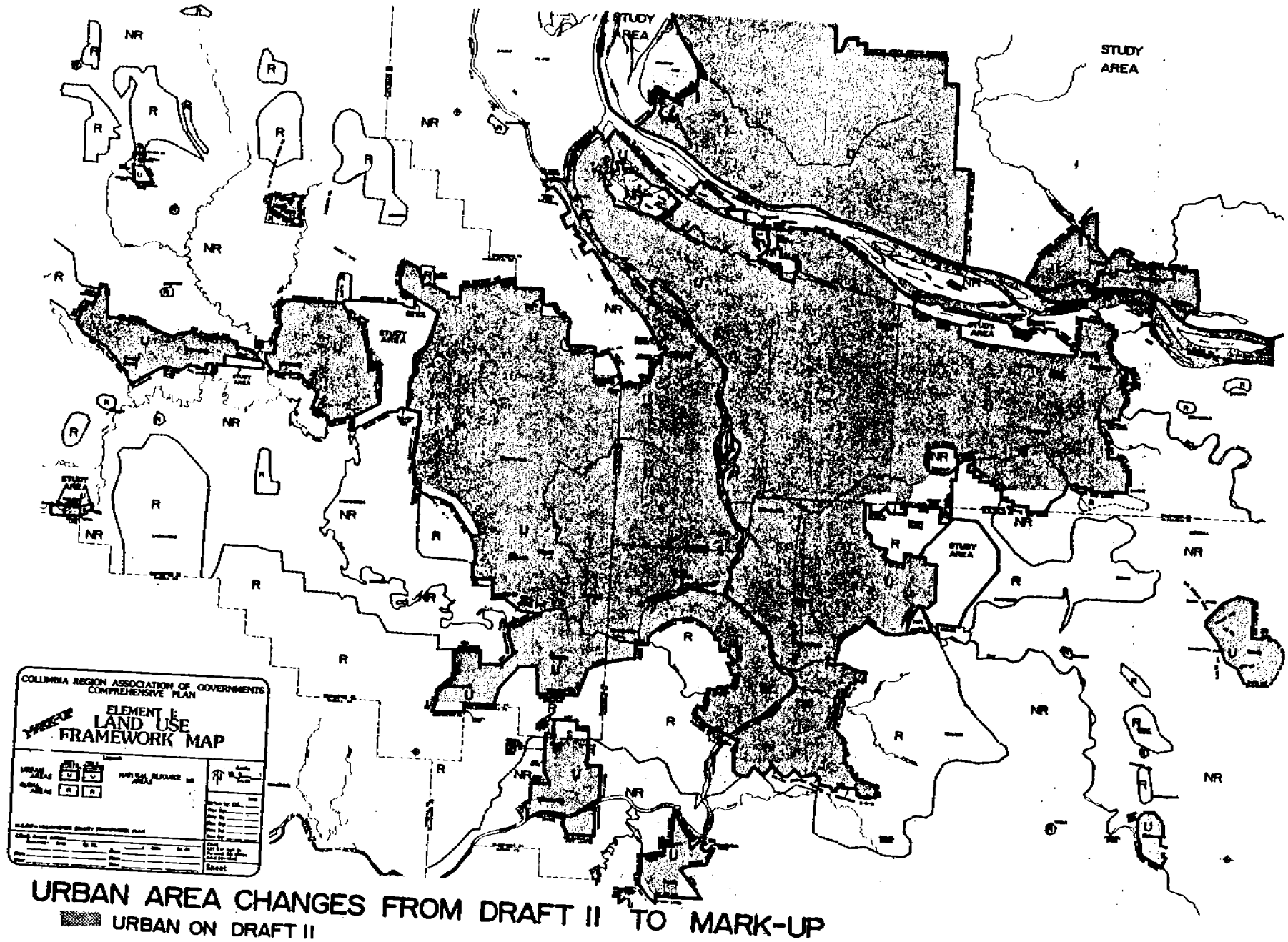
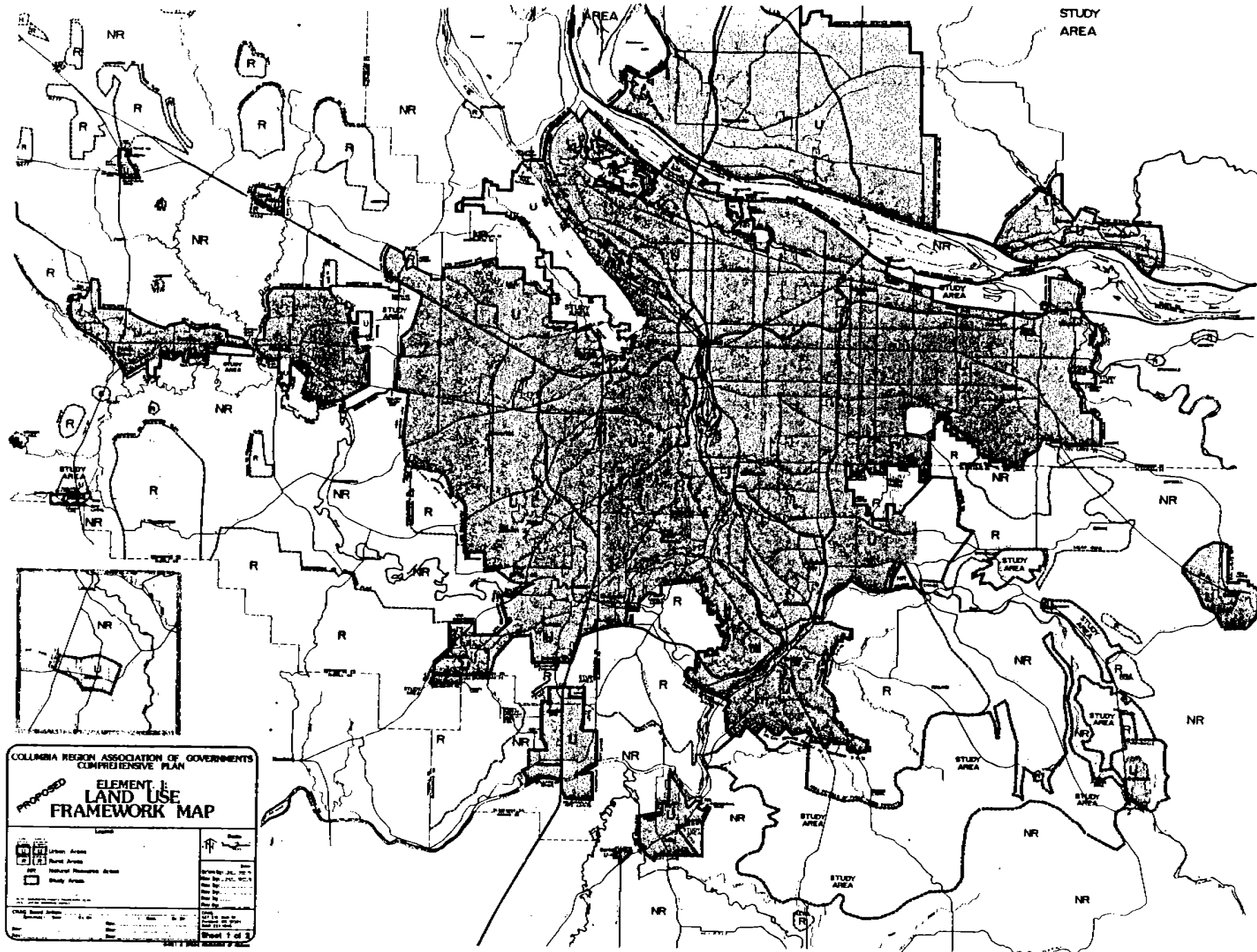


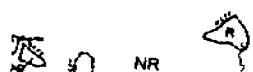
Exhibit A

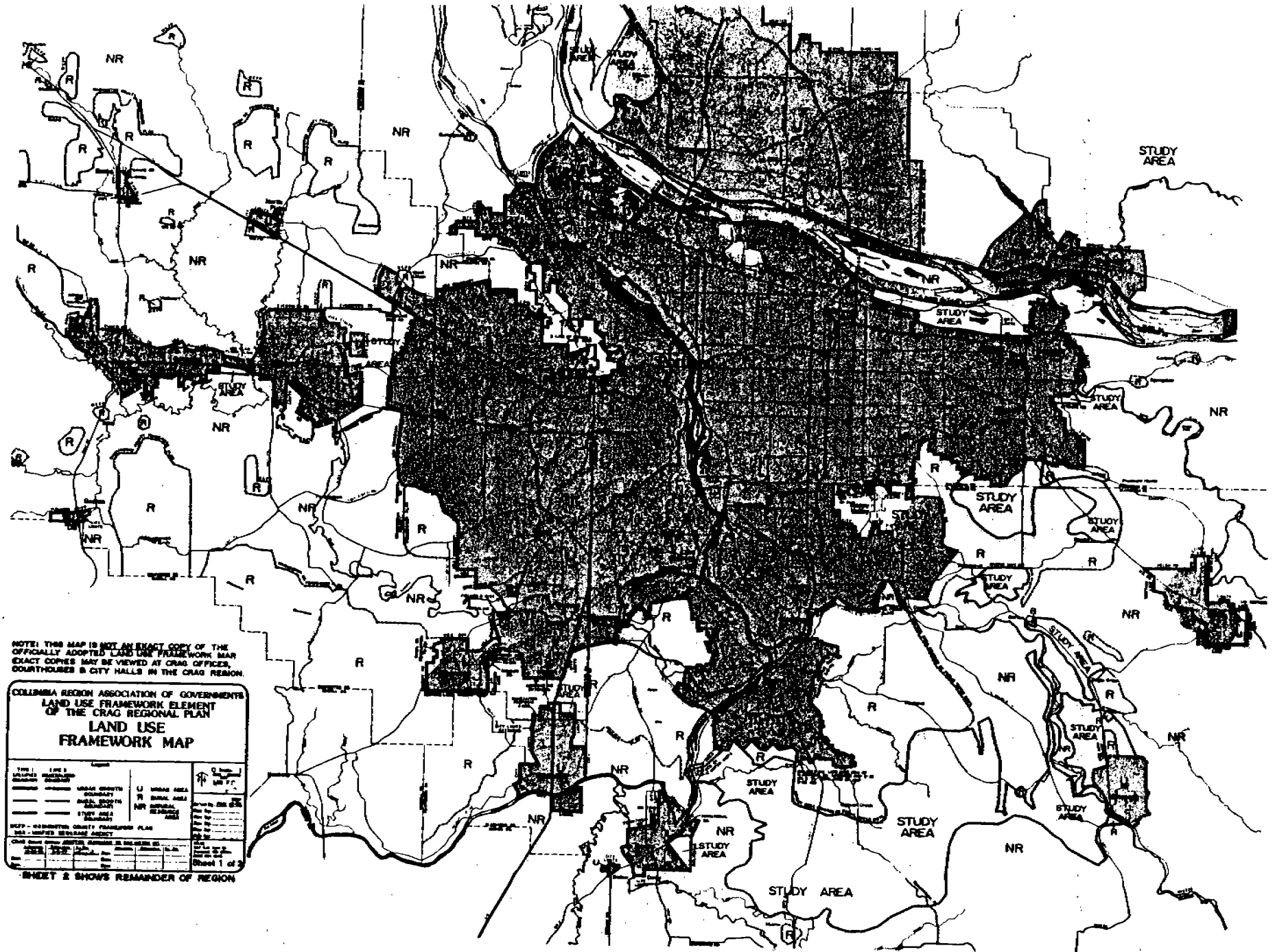




URBAN AREA CHANGES FROM MARK-UP TO PROPOSED

URBAN ON MARK-UP





URBAN AREA CHANGES FROM PROPOSED TO ADOPTED
 [Hatched box] URBAN ON PROPOSED

Exhibit D

WASHINGTON COUNTY PLANNING COMMISSION
ADDENDUM STAFF REPORT
APRIL 23, 1976

PLAN AMENDMENT PROPOSAL FILE NUMBER 76-69-M(3) CPO 5

On March 9, 1976, the Planning Commission heard preliminary discussion on this item, which relates to the Sherwood Urban Growth Area. The matter was tabled to allow a work session with the City Planning Commission. The staff report prepared for the March 9 meeting is attached as "Appendix B".

On April 1, 1976, the City and County Planning Commissions met in a joint session in Sherwood. An informational report prepared by the staff for that meeting is attached as "Appendix C"; minutes of the meeting are attached as "Appendix D". A petition submitted by several landowners is attached as "Appendix E".

The matter is brought back to the Commission at this time as a public hearing item in the normal Plan Amendment process.

Since the April 1 meeting, the CRAG Framework Plan Task Force, which is working on a Regional Framework Plan Map, has presented a recommended plan to the CRAG Executive Board. The Task Force's recommendation has been considered by the Staff along with the information presented by Sherwood, area residents, and that generated through staff resources, in preparing the staff recommendation outlined on the attached map ("Appendix A").

The staff recommends that: (1) the existing city incorporated area be designated as "Urban"; (2) the unincorporated area included in both the Sherwood and CRAG Task Force recommended urban growth areas be designated as Urban Intermediate. A staff recommendation on the area west of the existing city limits north of 99W, and the area north of the Urban Growth Area proposed by Sherwood to the USA boundary will be made after all public testimony has been presented to the Planning Commission (this area is noted as a "discussion area" on the attached map delineating the staff recommendation).

mp

(over)

USA BOUNDARY

APPENDIX A

N.R.

URBAN

UI

DISCUSSION
AREA

INTERMEDIATE

USA BOUNDARY

URBAN

INTERMEDIATE

URBAN

INTERMEDIATE

USA BOUNDARY

WILSONVILLE

SOUTHLAND

TOWN

MIDDLETON

ADAMS

LEWIS

BROOK

PLAN AMENDMENT CASE 76-69-M

STAFF RECOMMENDATION

URBAN

URBAN INTERMEDIATE

DISCUSSION AREA

SCALE: 1"=2000'

APRIL 28 1976





WASHINGTON COUNTY

ADMINISTRATION BUILDING — 150 N. FIRST AVENUE
HILLSBORO, OREGON 97123

BOARD OF COMMISSIONERS

VIRGINIA DAGG, Chairman
RICHARD C. HEISLER
RAY MILLER
J. ALLAN PATERSON
MICHAEL SHEPHERD

August 12, 1976

PLANNING DEPARTMENT
LARRY K. FRAZIER, AIP, Director
(503) 648-8761

TO: Interested Parties

SUBJECT: PLAN AMENDMENT CASE FILE 76-69-M (Sherwood Urban Growth Area)

On August 10, 1976, the Washington County Board of Commissioners considered a proposed amendment to the Washington County Comprehensive Framework Plan, which would establish a revised urban growth area for the City of Sherwood.

The Board approved an amendment to the Framework Plan as delineated in the attached map.

If you have any questions, please call the Washington County Planning Department at 648-8761.

Sincerely,

A handwritten signature in cursive script, appearing to read "Larry K. Frazier".

Larry K. Frazier, AIP
Director

LKF:fd

Attachment

October 26, 1976

LEGAL DESCRIPTION OF SHERWOOD URBAN GROWTH BOUNDARY

(Attachment to Resolution 5 order 76-281)

Beginning at the northwest corner of Section 29 T2S R1W WM, Washington County, Oregon; Thence ^{east} ~~west~~ along the north line of Section 29 3350 feet more or less to the northerly extension of the west line of that tract of land conveyed to Richard Cereghino by Deed Book 281, Page 85; Thence south along said northerly extension and the west line of above tract to the center line of Edy Road being also the Unified Sewerage Agency Boundary line; Thence along said Unified Sewerage Agency Boundary and the center of Edy Road 1550 feet more or less; Thence northeasterly along the Unified Sewerage Agency Boundary line 3950 feet more or less a point on the north line of Section 28 T2S R1W WM, said point being 2450 feet more or less west of the northwest corner of Section 28; Thence west along section line 1250 feet more or less to the center of Herman Road; Thence southeasterly along said center line to the center of Tualatin-Sherwood Road; Thence westerly and southerly along Tualatin-Sherwood Road 1950 feet more or less to the northerly extension of the center line of Dahlke Lane; Thence south along said center line 592.4 feet; Thence $S83^{\circ}16'W$ 419.10 feet; Thence $N05^{\circ}28'W$ 246.4 feet to the center line of Tualatin-Sherwood Road; Thence southwesterly along said center line to the northerly extension of the center line of Tonquin Road; Thence southeasterly along said center line to the north south center line of the northwest 1/4 of Section 33 T2S R1W WM; Thence south along said north south line of said Section 33 to a point on south line of said Section 33; Thence west along the south line of Sections 33, 32, and 31 to the southwest corner of Section 31 T2S R1W WM; Thence north along the west line of said Section 31 to the northwest corner of Section 31; Thence continuing north along the west line of Section 30 423.2 feet to a point; Thence east 1329.94 feet to the 1/16th section line; Thence north along said 1/16th section line to the northerly east west 1/16th section line; Thence east along said 1/16th line 650 feet more or less to a point that is 825 feet west of the north south center line of Section 30 T2S R1W WM; Thence north 1320 feet to the center line of Edy Road; Thence west 825 feet to the southwest corner of that tract of land conveyed to Nels O. Anderson and Eleanor Anderson by Book 310 Page 392; Thence north along the west line of said Anderson tract to the northwest corner of said tract; Thence east 810 feet more or less; Thence north 469 feet; Thence east 900 feet more or less to the center of Scholls-Sherwood Road; Thence northerly along said center line to the north line of Section 30 T2S R1W WM; Thence east along said section line to the point of beginning.

WASHINGTON COUNTY OREGON

Shirley

29 T2S RIW W.M.

ON COUNTY OREGON

SCALE 1"=400'

Exhibit 6

2
1

SEE MAP
2S 1 20

20

21

29

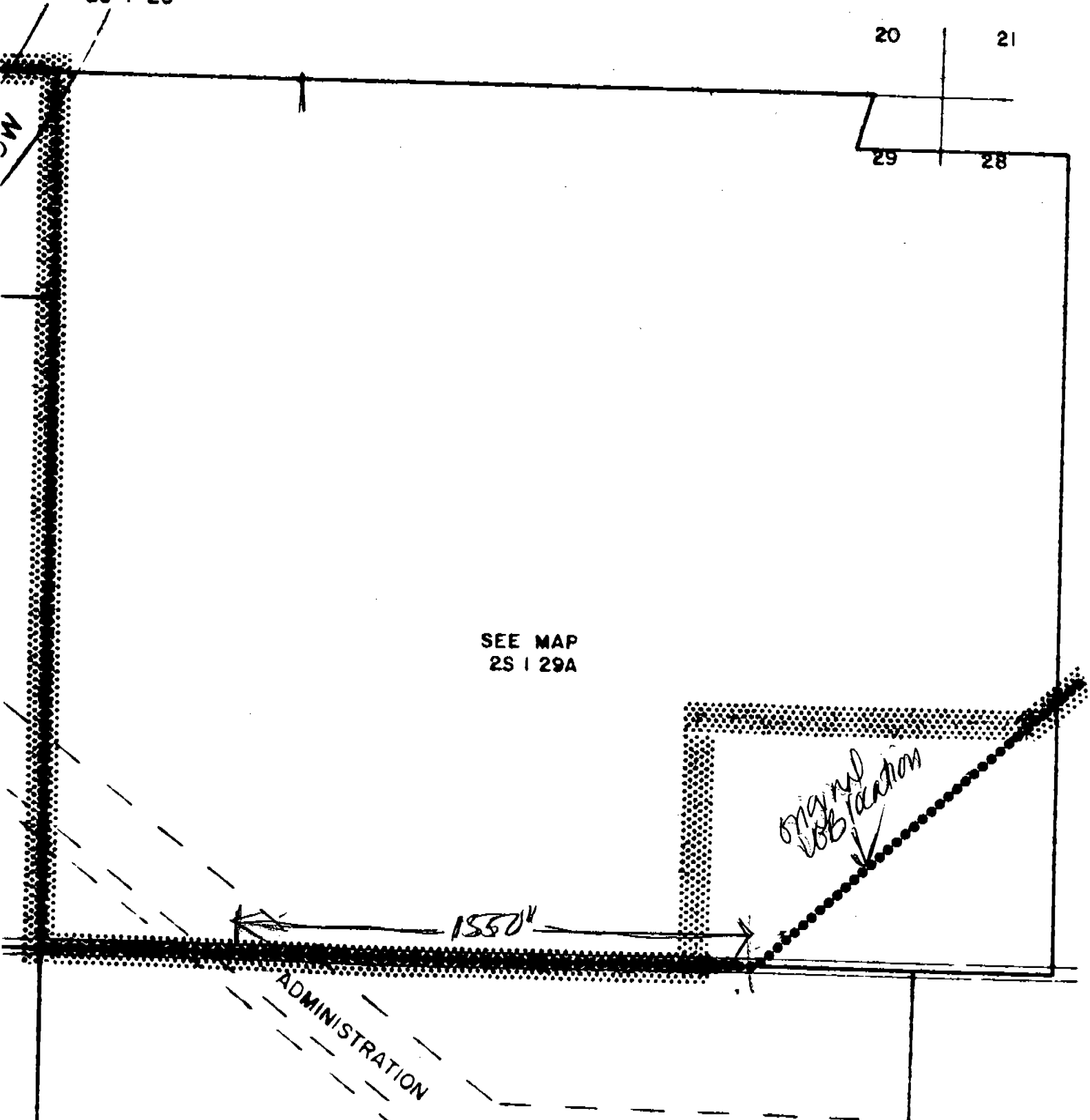
28

SEE MAP
2S 1 29A

*original
location*

1550'

ADMINISTRATION



BEFORE THE LAND CONSERVATION AND DEVELOPMENT COMMISSION
OF THE STATE OF OREGON

In the Matter of the Adoption of Order
No. 76-281 of the Board of County Com-
missioners of Washington County on
October 26, 1976;

1000 FRIENDS OF OREGON, the assumed name
of Oregon Land Use Project, Inc. JOHN
BURRIS, LORRAINE BURRIS, DARLENE CAIN,
JAMES CAIN, EDWARD KOHLMAYER, PHYLLIS
KOHLMAYER, LORETTA LABAHN, LOWELL LABAHN,
WALTER LABAHN, BEVERLY RICH and JAMES RICH,

LCDC No. 76-021

Petitioners,

BOARD OF COUNTY COMMISSIONERS OF WASHINGTON
COUNTY,

Respondent,

CITY OF SHERWOOD,

Intervenor,

COLUMBIA REGION ASSOCIATION OF GOVERNMENTS,

Intervenor.

I. STATEMENT OF THE CASE

This cause is before the Commission on an ORS 197.300(1)(d)
petition by 1000 Friends of Oregon and eleven individuals to review
Resolution and Order No. 76-281 of the Board of County Commissioners
of Washington County, adopted October 26, 1976. Resolution and
Order No. 76-281 amended the Washington County Comprehensive Framework
Plan to establish an urban growth boundary for the City of Sherwood.
The City of Sherwood and the Columbia Region Association of Govern-
ments intervened as parties respondent. The petition alleges that the
Board failed to comply with Goal 14 (Urbanization) in its adoption

1 of Resolution and Order No. 76-281.

2 Two months after its adoption by the Board, the urban
3 growth boundary established by Resolution and Order No. 76-281 was
4 adopted by CRAG for inclusion in the regional urban growth boundaries
5 in the Land Use Framework Element of the CRAG Regional Plan. The
6 Framework Element is under review in LCDC No. 77-004.

7 In the belief that Sherwood and Washington County were
8 bound by the Framework Element and by ORS 197.755 to conform their
9 boundaries to that established for the Sherwood area by CRAG, the
10 three respondents moved to dismiss this review proceeding. The
11 principal issue presented was whether Sherwood and Washington County
12 need demonstrate that their local and county processes conformed to
13 Goal 14 where CRAG could demonstrate conformance to Goal 14 in the
14 adoption of its identical regional boundary. The Hearings Officer
15 refused to decide these questions in the abstract, ordered the
16 Sherwood and CRAG cases consolidated for hearing and argument and
17 asked all parties to brief and argue the merits of their cases.¹
18 Decision on the motions to dismiss was postponed.

19 On November 17, 1977, the Commission determined that the
20 regional urban growth boundaries in the CRAG Land Use Framework
21 Element were not properly-enacted Goal 14 urban growth boundaries.
22 This decision was memorialized in the Commission's Interlocutory
23 Order of December 8, 1977 in LCDC No. 77-004.

24
25 1. The Wilsonville case (LCDC No. 76-004), involving review of the
26 urban growth boundary established by the Wilsonville City Council,
was also consolidated.

DRAFT JAN 5 1978

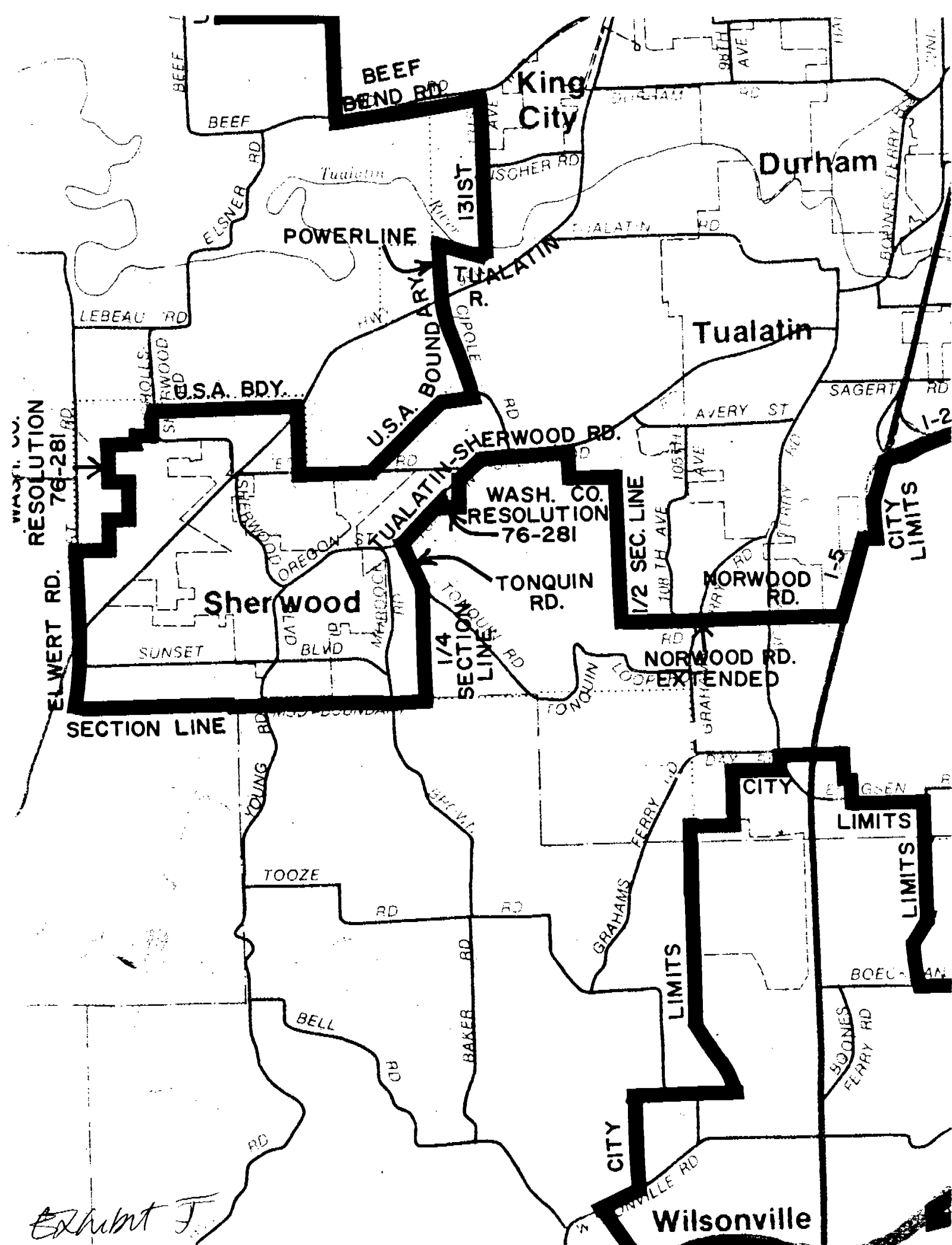
1 On December 21, 1977, the Hearings Officer requested and
2 the parties presented additional oral argument in this case.

3

4 II. ISSUES PRESENTED

5 The petition seeks ORS 197.300(1)(d) review of Resolution
6 and Order No. 76-281 (adopted October 26, 1976) of the Board of
7 County Commissioners of Washington County. In LCDC No. 77-004,
8 petitioners sought ORS 197.300(1)(d) review of regional urban growth
9 boundaries adopted by CRAG on December 22, 1976 for the Portland
10 metropolitan area and incorporated into the Land Use Framework
11 Element of the CRAG regional plan. The Sherwood portion of the
12 regional boundary under review in LCDC No. 77004 was identical to a
13 portion of the boundary previously established in Resolution and
14 Order No. 76-281. As CRAG interprets its Framework Element, it has
15 legal authority, if necessary, to compel local jurisdictions with
16 lands inside the perimeter of its regional urban growth boundaries
17 to conform the outer portions of their local boundaries to CRAG's
18 regional boundaries. See ORS 197.755(4); Land Use Framework Rules,
19 § 3.

20 In LCDC No. 77-004, the Commission determined that the
21 regional urban growth boundaries in the Land Use Framework Element
22 were not complete or final, and were not properly-enacted pursuant
23 to Goal 14. See Interlocutory Order in LCDC No. 77-004 (Dec. 8,
24 1977). CRAG's regional boundaries were therefore held not to perform
25 the principal function of a properly-enacted Goal 14 boundary: to
26 -----



WASHINGTON COUNTY

EXHIBIT A
APPENDIX C

Inter-Department Correspondence

Date April 1, 1976

To : Washington County Planning Commission
Sherwood City Planning Commission

From : Larry K. Frazier, Washington County Planning Director

Subject : DISCUSSION DATA FOR JOINT WORKSESSION

The Planning Department has compiled the following resource information for use in the Commissions' joint worksession on the Sherwood urban growth area.

A. BACKGROUND:

In July and August, 1975, the Washington County Planning Department and CRAG staff met with representatives of most Washington County cities in an effort to formulate the cities' urban growth boundaries as required by CRAG. The CRAG and County staffs met with Sherwood representatives on July 28, 1975, at which time a potentially viable urban growth boundary was delineated.

In September, 1975, the Washington County Board of Commissioners transmitted the County's Comprehensive Framework Plan to CRAG as it's recommended portion of the Regional Framework Plan. It was indicated at that time that the County would continue to work with the cities to resolve any conflicts in the urban growth areas.

On November 18, 1975, Sherwood Mayor Jack Harper and Mr. Gary Buford presented to the Board of County Commissioners an urban growth boundary approved by the Sherwood City Council. The Board of Commissioners "accepted" the boundary as proposed and directed the Planning Department to initiate a legislative amendment to the County Comprehensive Framework Plan to incorporate the proposed boundary.

B. PERSPECTIVE:

The City of Sherwood is a relatively old incorporated area which has undergone periods of both decline and growth. The construction of the new Highway 99 has had a significant impact in creating pressure for the relocation of primary commercial activities, while increased population mobility and improved transportation have generated pressure for Sherwood's growth as a suburban community. Although separated from other cities by rural areas and physical barriers, Sherwood's future must be considered in the context of growth in the region, County, and more specifically the Tigard-Tualatin-Sherwood area.

The major issues applicable to a review of an urban growth boundary include:

1. What kind of community does Sherwood want to be?

2. What does this desire mean in terms of residential density, industrial and commercial uses, and community services?
3. Can the desired range of services be economically provided to the hoped-for community?
4. How many people will be provided for in the Sherwood community?
5. How much land will be required in Sherwood based on the desired community character and population?
6. What land is best suited for future urban use, including consideration of existing use, serviceability, and suitability for other uses?

C. ACCOMPANYING MATERIAL:

Several maps will be available for use at the worksession, showing:

1. Existing city limits, USA District boundary, Framework Plan urban growth boundary, and proposed new urban growth boundaries.
2. Existing urban activities and services outside of the existing city.
3. Agricultural soil classification in the proposed additional urban area.
4. Parcelization in the proposed urban area.
5. Existing zoning and land use.
6. Sherwood Sewerage Report map, 1970.
7. Sherwood Arterial Plan, 1971.

D. GENERAL INFORMATION AND COMMENTARY:

1. Sherwood's Community Situation:

As noted above, Sherwood is part of the larger southeast Washington County area which has experienced rapid population growth over the last 15 years. Major factors in this growth have been improved accessibility to the Portland area via the I-5 freeway, and generally improved mobility. The cities of Beaverton, Tigard, and Tualatin have experienced this growth to the greatest degree.

Sherwood is located about 4.5 miles west of I-5 via county roads, and is therefore less subject to growth pressures than other cities in the area. Nevertheless, Highway 99 exerts similar pressure, as can be seen in the trend to relocate Sherwood's major commercial activity to Six Corners. Sherwood is about 16 miles from Portland via Highway 99, 12 miles from Beaverton, and 7½ miles from Hillsboro. Tri-Met provides about 35 trips per weekday from Sherwood to Portland via Highway 99.

Although Sherwood can be expected to grow due to its general situation, its location indicates that it will receive a smaller proportion of the area's growth than Beaverton, Tigard, or Tualatin.

2. Past city population growth (from PSU Population Center data):

<u>DATE</u>	<u>POPULATION</u>
1960	666
1965	770
1970	1396
1975	1750

3. Population projections:

<u>SOURCE</u>	<u>YEAR OF PROJECTION</u>	<u>PROJECTION YEAR</u>	<u>TOTAL</u>
CRAG	May, 1975	1990	4400
Washington County *	1973	2000	2700-3400
Sherwood (Water Study)	May, 1971	1980	3000
Sherwood (Water Study)	May, 1971	1990	6000
Sherwood (Water Study)	May, 1971	2000	9200

* Based on Sherwood's historic proportion of the County's incorporated population, as applied to the Framework Plan design population of 341,400 for the year 2000.

4. Comparison of area, densities, and population capacities:

<u>AREA</u>	<u>DENSITY (people per sq.mi.)*</u>	<u>TOTAL POPULATION CAPACITY</u>
900 Acres (approximately the existing City area)	2200	3093
	5000	7030
	7500	10,545
1650 Acres (approximately the total of the Urban and Urban Intermediate areas of the Washington County Comprehensive Framework Plan).	2200	5671
	5000	12,890
	7500	19,335
3250 Acres (approximately the area in the urban growth area recommended by Sherwood).	2200	11,171
	5000	25,390
	7500	38,085

*Assuming that 65% of any urban area is residnetially developed, and that the population averages 3 people per dwelling: 2200 people per square mile is about equivalent to 20,000 square feet per lot; 5000 people per square mile is about equivalent to 10,000 square feet per lot; and 7500 people per square miles is about equivalent to 7000 square feet per lot.

5. Existing conditions (refer to accompanying and attached maps):

Land Use: There are no substantial urban uses outside of the existing city limits. One portion of the proposed additional urban area (east of Six Corners) is in several large farm tracts; the balance of the area is in a mixture of farm and rural residential uses on lots of varying sizes. 1973 data (Framework Plan) indicates about 30% of the existing incorporated area was vacant or in farm use.

Sewer: Except for the Cedar Creek - Chicken Creek sewer trunk there are no sewer lines outside of the existing city. All of the proposed area is inside the Unified Sewerage Agency except the area in Township 3 South. The existing system provides service to about 470 acres inside the city, and is adequate for existing conditions.¹ Substantial expansion of the service area would require either a new treatment plant or connection of the system to the Lower Tualatin Interceptor and Durham Treatment Plant. Most of the proposed urban growth area could be served by gravity lines, with the possible exception of the Rock Creek drainage area east of Six Corners which could be served either by the Onion Flat gravity trunk or a lift station on Edy Road.

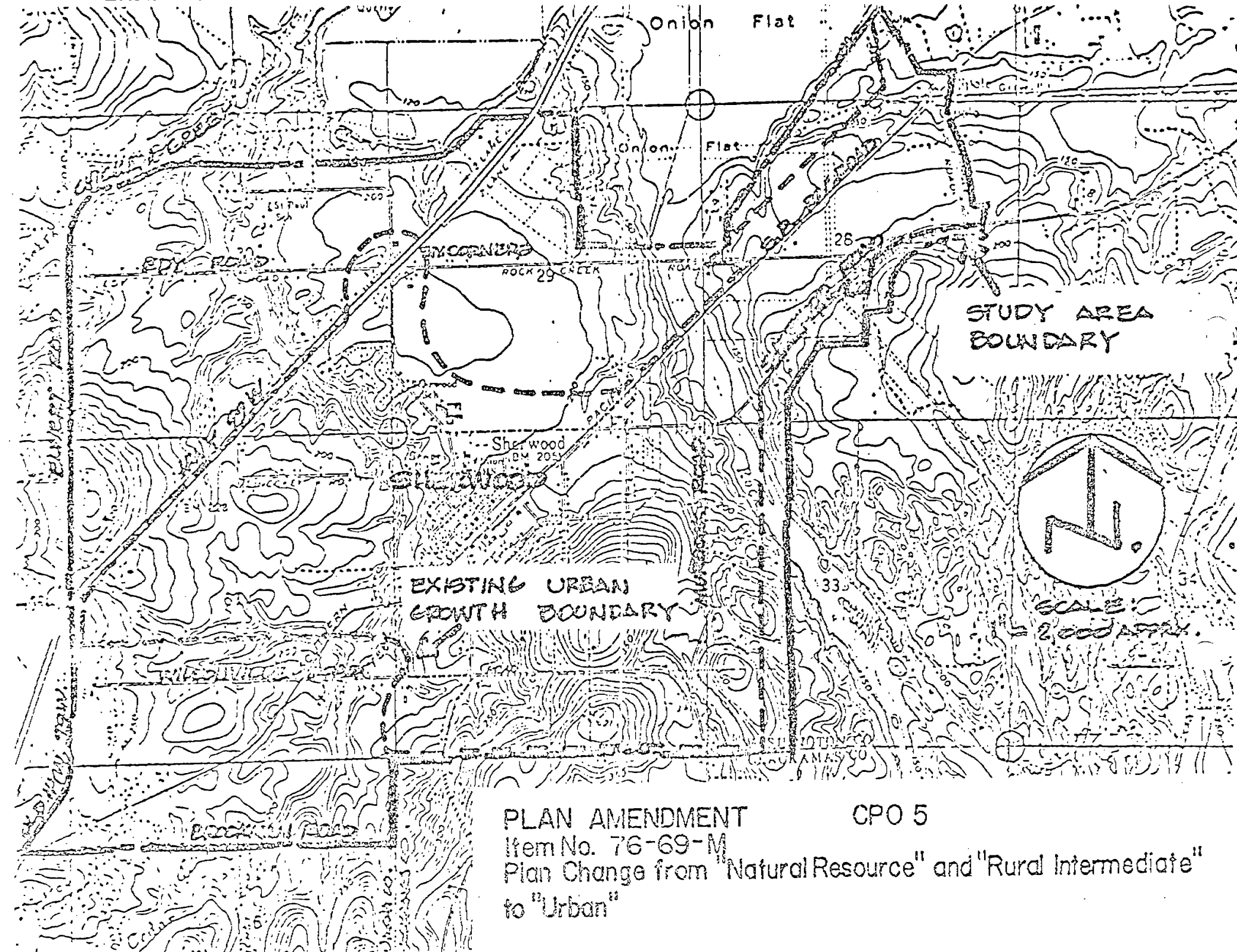
Water: The existing system is served by three wells with a total capacity of 2 million gallons per day.² Based on a population of 9000 people, the 1971 Sherwood water study² projects an average 1996 water demand of 3.6 million gallons per day. There are no existing water lines outside of the current city limits.

Roads: None of the arterials in the area are constructed to urban standards, although no serious traffic overloading is apparent except at the Six Corners junction. Highway 99 constitutes a substantial barrier to traffic in a southeast-northwest direction, but also provides a focal point at Six Corners. A road development program was prepared for Sherwood in 1971.

The preceeding information and comments, and the accompanying material is intended to be a starting point for discussion. The staff will expand or explain these points as requested by the commissions.

1. Lower Tualatin Facilities Plan, 1976, USA, Vol. 1, page 4-6.

2. Water System Improvements, 1971, Robt. E. Moyer for Sherwood.



PLAN AMENDMENT CPO 5
Item No. 76-69-M
Plan Change from "Natural Resource" and "Rural Intermediate"
to "Urban"

JUN 9 1976

Petition for Locational Adjustment to
Metro's Urban Growth Boundary (UGB) (check one):

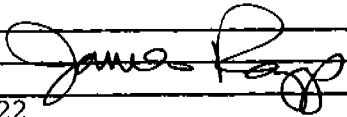
XX addition removal

Note: If you wish to add land in one location and remove land in another, complete one form for the addition and another for the removal and submit with the special form for trades.

1. a. Petitioner's name and address:

City of Sherwood
90 N.W. Park Avenue
Sherwood, Oregon 97140
Phone number: 625-5522

b. Contact person, if other than petitioner (consultant or attorney) or if petitioner is a local government:

Jim Rapp, City Manager

Phone number: 625-5522

2. What is petitioner's interest in the property:

 Property Owner
 Contract Buyer
 Option to buy
 Other legal interest (Specify:)
XX Local government

Note: If the property in which you own an interest does not comprise at least 50 percent of the land area and 50 percent of the parcels included in the petition, you must attach the supplemental petition form with signatures of owners of an interest in at least 50 percent of the land area and 50 percent of the parcels included by the petition, unless the petitioner is a local government.

3. County in which property is located: Washington

4. If the locational adjustment requested were approved, would you seek annexation to or de-annexation from a city?

 Yes, the City of

XX No

5. Description of properties included in the petition (list each lot individually and attach a copy of the appropriate tax assessor's map(s)):

- a. Legal Description 2S1 29 (see Map)
 (Township, Range, A 660' x 660' parcel of Tax Lot 800
 Section, Lot): A 660' x 1980' parcel of Tax Lot 900
- b. Acres: 40 acres
- c. Owner's Name TL800: Spada, Arthur & Richard TL900: Port. Gen. Elec.
 & Address 7251 St. Paul Hwy, N.E. 621 S.W. Alder
 (Mark "Same" St. Paul, Or 97137 Portland, Or 97204
 if same as Attn: H. Clark
 petitioner):
- d. Improvements
 on property
 (e.g., none,
 one single
 family dwelling,
 gas station, etc.):
- e. Is the property
 currently
 being farmed?

Attach additional sheets as needed.

6. a. What sewage treatment facilities currently serve the property?

- _____ None, all land is vacant
- _____ Package sewage treatment plant
- _____ Sewer Line
- _____ Septic Tank

b. If septic tanks, have any septic tanks in the area failed?

- _____ Yes, (Explain: _____

_____))
- _____ No

7. How close is the nearest sewer trunk? _____

8. a. Are additional sewer trunks for the area planned?

- _____ Yes _____ No