

WASHINGTON STATE BOUNDARY REVIEW BOARD FOR CHELAN COUNTY

NOTICE OF INTENTION FILING INSTRUCTIONS

Please submit this Notice of Intention form and the Exhibits listed below to the Boundary Review Board Office: care of: Chelan County Auditor, Elections Division, 350 Orondo Avenue, Level 3, Suite 306, Wenatchee, WA 98801. (509) 667-6800, for determination of sufficiency by the Chief Clerk of the Board. Please submit the original with all exhibits, and the required \$50.00 filing fee.

The Notice of Intention is to be completed by an elected official or employee of the governmental jurisdiction that is seeking the proposed annexation or boundary change or the proponent in the case of incorporation or formation.

The following items must be submitted and labeled as follows, pursuant to the adopted Rules of Practice and Procedure (III):

- **EXHIBIT A** A copy of the legal description of the boundaries of the area involved in the proposed action verified by the Chelan County Assessor's Office.
- **EXHIBIT B** A Chelan County Assessor's map on which the boundary of the area involved in the proposal and the size in acres must be clearly indicated. Include a list of all parcel numbers for lots in proposed area.
- **EXHIBIT C** A vicinity map or series of maps no larger than 11 x 17
 1. The boundary of the area involved in the proposal and the size in acres.
 2. The current corporate boundaries of the proposing entity.
 3. Existing water & sewer service area boundaries of the proposing entity as it relates to the subject annexation area.
 4. Major physical features such as streets and highways, railways public facilities, etc.
 5. The boundaries of cities or special purpose districts having jurisdiction in or near the proposed area.
 6. The location of the nearest service point(s) for the required utility services to the area. Show existing and proposed water/sewer lines and diameter.
 7. The Chelan County zoning, Comprehensive Plan designation, Urban Growth Area Boundary, and proposed city plan and zoning designations.
 8. Floodways or floodplains and all critical areas.
- **EXHIBIT D** Documentation of the process: copy of the petition; proof of assessed valuation; copy of Determination of Sufficiency from Assessor's Office; affidavit of publication of public hearing notice; copy of the minutes of public hearing; a signed and certified copy of the resolution accepting the proposal as officially passed, with effective date.

WASHINGTON STATE BOUNDARY REVIEW BOARD FOR CHELAN COUNTY

NOTICE OF INTENTION

for office use only:

BRB FILE # _____

1. Name of City, Town or special purpose district:
CHELAN COUNTY FIRE DIST #6

2. Action Sought:
- Annexation
 - Formation of a Special Purpose District
 - Incorporation
 - Other Boundary Change
 - Merger/Consolidation of Special Purpose District
 - Dissolution of Special Purpose District
 - Water or Sewer Extension _____ Size of Water Line _____ Sewer Line

3. Briefly describe proposal: Annexation of property into Fire Dist at owners Request

4. Method used to initiate the proposed action: Petition Election Resolution

5. State statute under which action is sought: RCW 52.04.031

FACTORS THE BOARD MUST CONSIDER

POPULATION AND LAND USE:

1. Provide the following information:

	POPULATION OF PROPOSED AREA		POPULATION OF EXISTING ENTITY	
	EXISTING	10-YEAR PROJECTION	EXISTING	10-YEAR PROJECTION
People				
Residences				
Businesses				

2. What source is the basis for this projection information?

3. Existing land use of the proposed area

12. Has any portion of this area been previously reviewed by the Boundary Review Board? NO

Explain: _____

13. Describe the following as required by RCW 36.93.170 and the effects on land use, accessibility and potential development:

a. Topography: Hill side - Flat Building space

b. Natural Boundaries: _____

c. Drainage Basins: _____

14. Is the proposed area within the Urban Growth Area for your municipality?
No/na

MUNICIPAL SERVICES

1. What services will be provided in the proposed area?

	EXISTING PROVIDER	PROPOSED PROVIDER	TIME FRAME for SERVICES	HOW FINANCED
Water				
Sewer				
Fire	<u>N/A</u>	<u>Chelan County Fire Dist Co</u>	<u>ONGOING</u>	<u>Tax Levy</u>
Stormwater				
Roads				
Parks				
Police				
School				
Library				

2. Does your jurisdiction have a current Capital Facilities Plan?
No

Does it consider the proposed area?

ENVIRONMENTAL INFORMATION

1. Is there an existing environmental review pertinent or related to this proposal? Yes No
If No, answer questions 2 through 5.

2. Expected impact of any proposed development to adjacent roads and highways: None

3. Expected impact of any proposed development on air quality:

NA

4. Does the area under consideration contain "critical areas"? (floodplain, wetland, steep slope wildlife habitat area etc.):_

State - Hill side

OBJECTIVES OF THE BOUNDARY REVIEW BOARD

Describe fully which objectives of RCW 36.93.180 this proposal meets and which objectives this proposal does not meet. Please give your reasons for each of the objectives chosen:

1. Preservation of natural neighborhoods and communities:

Ties Dist Boundary Together

2. Use of physical boundaries, including but not limited to bodies of water, highways, and land contours:

Gives Better Access ability to the Area

3. Creation and preservation of logical service areas: _

Extends Services For Fire Protection that they currently just have

4. Prevention of abnormally irregular boundaries:

Fixes Abnormality

5. Discouragement of multiple incorporations of small cities and encouragement of incorporation of cities in excess of ten thousand (10,000) population in heavily populated urban areas:

NA

6. Dissolution of inactive special purpose districts: _

NA

EXHIBITS

See attached **Notice of Intention Filing Instructions** for explanation of Exhibits A, B, C, D, E, and F. Applicable Exhibits must accompany the Notice of Intention document.

I certify that the above is true and accurate, and that I am an official or employee of the governmental jurisdiction seeking boundary change action or the proponent for the incorporation or formation.

Dated this 11 day of ~~April~~ April, 2024.


Signature

Andy LEE
Name of person completing this form

FIRE CHIEF
Title

509-663-1678
Phone Number

andy.lee.chelanfire6@gmail.com
Email Address

PO Box 296 Monitor WA 98836
Mailing Address

Names, Addresses and Email Addresses of other persons who should receive correspondence from the BRB in regard to this Notice:

Chelan County Fire Protection District No. 6

P.O. Box 296
Monitor, WA 98836-0296
509-663-1678

Bob Wildfang, Commissioner
Tim Larson, Commissioner

Phil Guthrie, Commissioner
Andy Lee, Fire Chief

RESOLUTION 2024-02

WHEREAS, Chelan County Fire District 6 has received a petition for annexation of one (1) parcel Benda #231909140050 located at 90 Balsamroot lane Cashmere WA . Attached is the legal description of the petition area.

WHEREAS, the registered owners who signed the petition to annex believe that it would be conducive to the public safety, and welfare of the area to be included in the fire district: and

WHEREAS, the area is located in no fire protection district and is adjacent to current fire district boundaries.

THEREFORE BE IT RESOLVED, That Chelan County Fire District 6 Board of Fire Commissioners does hereby adopt a resolution accepting the annexation petition set forth in the attached legal description and boundaries of the area to be annexed: and

BE IT FURTHER RESOLVED, that in accordance with RCW 52.04.031, this resolution was adopted after the public hearing on March 13,2024, had taken place in response to RCW 52.04.041

ADOPTED at the regular meeting of the Board of Commissioners of Chelan County Fire Dist.6 on this 10 day of April, 2024.

Chelan County Fire District 6
Board of Commissioners



Bob Wildfang



Tim Larson



Phil Guthrie



Attest: Amanda Floren, Dist.Secretary

Chelan County Fire Protection District No. 6

P.O. Box 296
Monitor, WA 98836-0296
509-663-1678

Bob Wildfang, Commissioner
Tim Larson, Commissioner

Phil Guthrie, Commissioner
Andy Lee, Fire Chief

Public Notice

Meeting of the Board of Fire Commissioners

ANNEXATION OF 1 PARCEL Benda #231909140050

Chelan County Fire District #6 Fire Commissioners wish to notify the public that we will be holding a public hearing on the annexation of the above listed parcel at 90 Balsamroot Lane Cashmere WA Wednesday March 13 2024 at the Monitor Fire Station and will begin at 7pm at 3164 Main street, Monitor, WA. For further information contact Fire Chief Andy Lee at 509-663-1678.

ANDY LEE

Fire Chief

Chelan County Fire Protection District No. 6

P.O. Box 296
Monitor, WA 98836-0296
509-663-1678

Bob Wildfang, Commissioner
Tim Larson, Commissioner

Phil Guthrie, Commissioner
Andy Lee, Fire Chief

AFFIDAVIT OF POSTING

Benda Annexation 1 Lot
20.89 TOTAL ACRES

I hereby certify that a sign giving notice of public hearing was posted prominently at Balsamroot Lane locked gate, Cashmere WA. Chelan County FPD6 Station 61, and Jerrys Repair Cashmere WA

Date of Public Hearing: March, 13, 2024 Time: 19:00

Address of Location : 3164 MAIN STREET MONITOR WA 98836

Print Name and Title: ANDY LEE, FIRE CHIEF

Signature  _____

Date of signature: 03/05/2024

Account

Property ID:	22607	Abbreviated Legal Description:	T 23N R 19EWM S 09 SENE 20.8900 ACRES
Geographic ID:	231909140050	Agent Code:	
Type:	Real		
Tax Area:	56 - 222	Land Use Code	91
Open Space:	N	DFL	N
Historic Property:	N	Remodel Property:	N
Multi-Family Redevelopment:	N		
Township:	23N	Section:	09
Range:	19EWM	Legal Acres:	20.8900

Location

Address:	90 BALSAMROOT LN CASHMERE, WA 98815	Mapsco:	
Neighborhood:	Cycle 1 Cashmere south Div 5 Res	Map ID:	1CSHS05R01
Neighborhood CD:	1CSHS05R01		

Owner

Name:	BENDA JASON & CHRISTINE	Owner ID:	84704
Mailing Address:	23317 SE 253RD PL MAPLE VALLEY, WA 98038	% Ownership:	%
		<u>Exemptions:</u>	



Wes Cornelius
CHELAN COUNTY ASSESSOR

350 Orondo Ave, Suite 206
Wenatchee, WA 98801-2885
PHONE: 509-667-6365 FAX: 509-667-6664
WEBSITE: <http://www.co.chelan.wa.us/assessor>

**DETERMINATION OF SUFFICIENCY
OF PETITION FOR ANNEXATION**

Name of Annexation: *2024-01-F6 BENDA*

Date petition submitted to County Assessor: *1/3/2024*

Terminal Date: *1/10/2024*

The petition DOES DOES NOT meet the required minimum 60% of total land area required for annexation.

Total land area of proposed annexation area: *20.89 ACRES*

Total land area of petition: *20.89 ACRES*

Percent of land area: *100%*


Erin Fonville, Chief Deputy

1/16/2024
Date



Wes Cornelius
CHELAN COUNTY ASSESSOR

350 Orondo Ave, Suite 6
Wenatchee, WA 98801-2885
PHONE: 509-667-6365 FAX: 509-667-6664
WEBSITE: <http://www.co.chelan.wa.us/assessor>

MEMO: ANNEXATION TERMINAL DATE

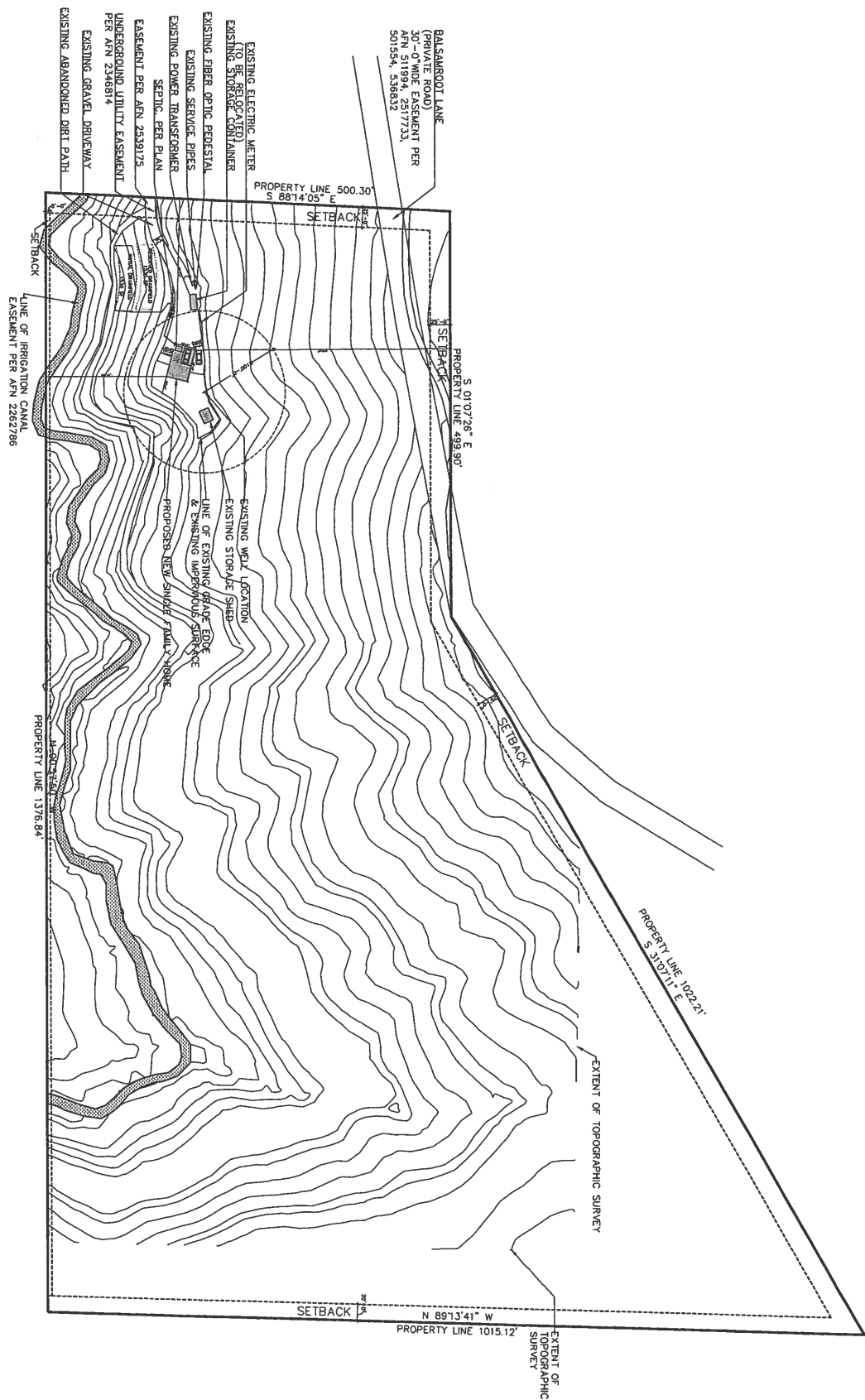
Memo Date: 1/4/2024
Annexation: 2024-01-F6 BENDA
Terminal Date: 1/10/2024

To: Board of Commissioners of Chelan County Fire Protection District # 6
Chelan County Board of County Commissioners
Chelan County Elections
Chelan County Planning Department
Chelan County Public Works
Chelan County Boundary Review Board

This memo gives notice that an Annexation Terminal Date has been set: Comments for the subject tax district may be directed to that district prior to the Terminal Date.


Erin Fonville, Chief Deputy

1/4/2024
Date





 SCALE 1"=40'-0"

SITE PLAN (20.89 ACRES)

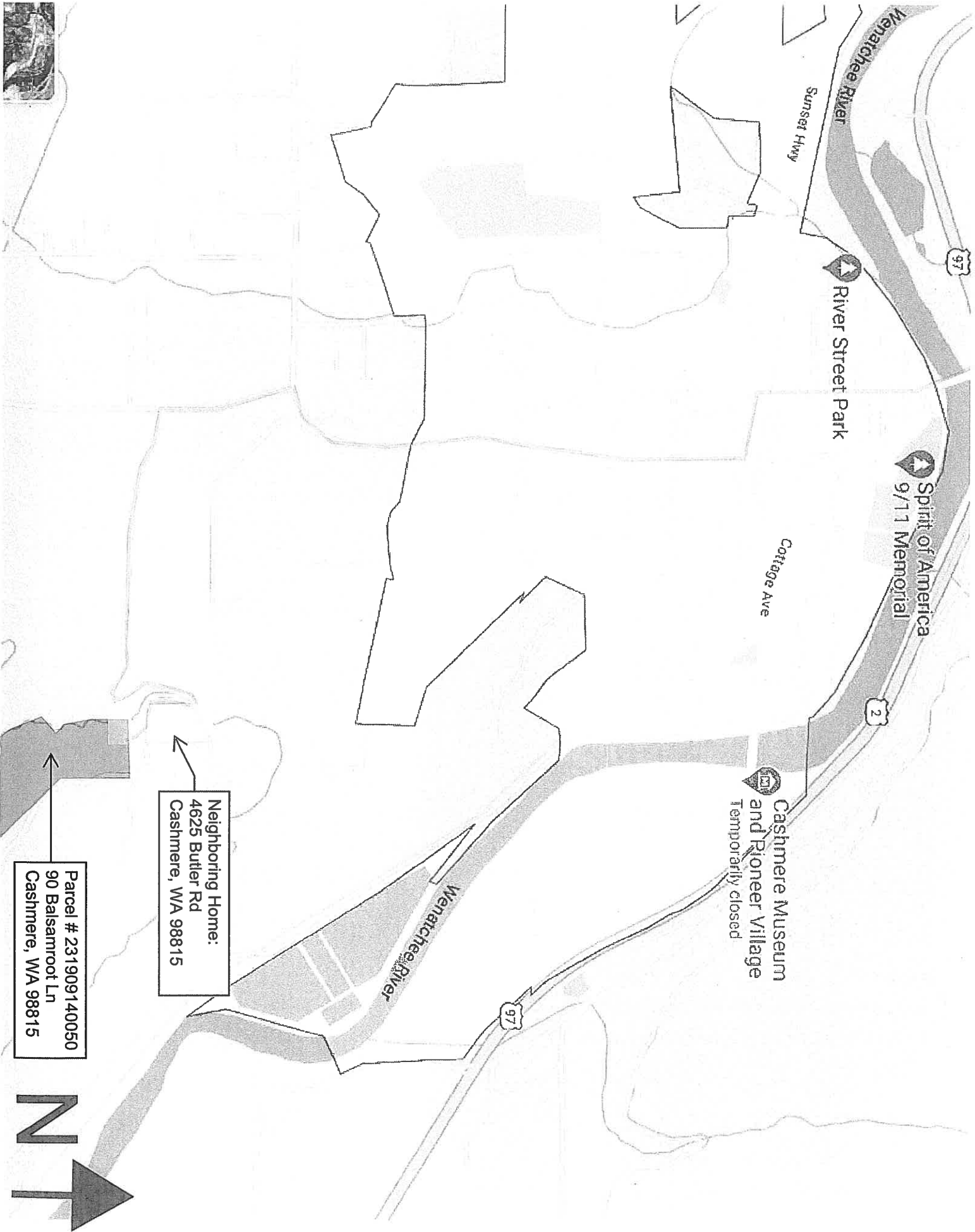
SITE PLAN

CUSTOMER:
JASON & CHRISTINE BENDA
 23317 SE 253RD PL
 MAPLE VALLEY, WA 98038
 206-953-4143

SITE ADDRESS
 90 BALSAMROOT LANE
 CASHMERE, WA 98815

Parcel # 231909140050

No.	Description	Date



River Street Park

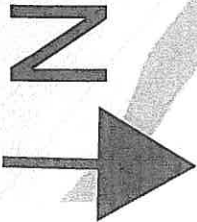
Spirit of America
9/11 Memorial

Cashmere Museum
and Pioneer Village
Temporarily closed

Cottage Ave

Neighboring Home:
4625 Butler Rd
Cashmere, WA 98815

Parcel # 231909140050
90 Balsamroot Ln
Cashmere, WA 98815



2024-01-F6 BENDA

RECEIVED

PETITION FOR ANNEXATION

JAN 03 2024

TO: Fire Commissioners, Fire Protection District No. 6,
Chelan County, Washington.

CHELAN COUNTY ASSESSOR

The undersigned, who constitute sixty (60) percent or more of the area of land for which this annexation is petitioned, respectfully petition the Commissioners of Fire Protection District No. 6, Chelan County, Washington, for annexation of such areas into said Fire Protection District upon the following showing:

I.

That the area proposed to be annexed into the said District is described as follows:

SEE EXHIBIT "A" ATTACHED

II.

That the above described area is not within the area of a city or town or other fire protection district.

III.

That the purpose of such annexation would be the obtaining of fire protection and prevention facilities for such district that would be conducive to the public safety, welfare, and convenience of the population of the area and would be of benefit to the property included within.

IV.

Attached hereto and incorporated herein as Exhibit "A" is a plat which outlines the boundaries of the property sought to be annexed.

V.

The area to be annexed shall assume any financial obligations of Chelan County Fire District No. 6, as it now exists at the time of this petition.

Wherefore, the petitioners ask the said Commissioners approve such annexation and they cause that said petition to be filed with the Auditor of Chelan County, Washington, for examination of the validity of the signatures hereon.

Dated this 28th day of December, 2023

Christine Benda

Christine Benda

Print Name

Signature

Jason Benda

Jason M. Benda

Print Name

Signature

Property Information:

Address: 90 Balsamroot Lane, Cashmere WA 98815

Parcel #: 231909140050

Use: For residential. Single Home Permit Review in process with Chelan County. 2-Story, 3-Bedroom ~1,675 SF

Note: Proposed Site Plan Attached. Additional information available upon request.

Chelan County Fire Protection District No. 6

P.O. Box 296
Monitor, WA 98836-0296

(509) 663-1678

MINUTES FROM March 13, 2024

Commissioners Wildfang, Guthrie and Larson met at the Monitor Fire Station. Also in attendance were Chief Lee, Amanda Floren, Kip Higdon, Matt Rise and Steven Spies. **No public attended scheduled public meeting for Benda Annexation.** The meeting was called to order by Commissioner Wildfang at 7:00 PM.

CONSENT AGENDA

A motion to approve the consent agenda items was made by Commissioner Larson and seconded by Commissioner Guthrie. Motion passed.

Financials \$371,651.56

Payroll \$8,814.00

Vouchers \$5,106.30



DAVID E GRIFFITHS
 CHELAN COUNTY TREASURER

PO BOX 1441
 WENATCHEE, WA 98807-1441

Phone: (509) 667-6405 Fax: (509) 667-6488
 WWW.CO.CHELAN.WA.US/TREASURER

Paid By: CHELAN CO FIRE DISTRICT 6

RECEIPT NUMBER
1673098
DATE
4/16/2024

Account Description	Account	Amount	Comment
BRB REVENUE PETITION OR NOTICE FEE	010.017.36991.00.000	50.00	
Total		50.00	

Payment Type: Payment	Check 1342	50.00
Payment Code: Full Payment	Total Paid:	50.00

Operator	Batch
<LISAM>	<20467> - ACCTG 04/16/2024

For Property Tax Information, please visit our website at: WWW.CO.CHELAN.WA.US/TREASURER