

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 #9 DBA LAKE WATACHEE FIRE & RESCUE

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: ANNEX PROPERTIES IDENTIFIED AT THEIR REQUEST

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

5. State statute under which action is sought: _____

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	<u>7</u>	<u>8</u>	<u>5000</u>	<u>5500</u>
Residences	<u>5</u>	<u>6</u>	<u>3200</u>	<u>4,000</u>
Businesses	<u>0</u>	<u>0</u>	<u>20</u>	<u>25</u>

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

LAST 5 YEARS OF GROWTH PROJECTED FORWARD

3. Existing land use of the proposed area

RESIDENTIAL

4. Existing land use of the area surrounding the proposal within 1000 feet: RESIDENTIAL

5. Are all surrounding & interior roads included in the annexation? ☒ Yes ☐ No
If no, why not?

6. Is there new residential, commercial, or industrial development that is associated with this proposal?
NO

If yes, describe any projects being considered or proposed:

7. If the proposal is approved, will there be land use changes within the next 18 months? None
☐ Land Use

☐ Zoning

☐ Comprehensive Plan

8. Has the proposed area been the subject of land use action by Chelan County in the last 6 years? None

If so, please explain

9. a. Chelan County Comprehensive Plan designation for the proposed area:

Residential

b. For surrounding areas within 1000 feet:

RESIDENTIAL

c. Chelan County Zoning for the proposed area:

88

d. For surrounding areas within 1000 feet:

88

10. Does your jurisdiction have an adopted comprehensive plan? NO Date Adopted:

11. Describe how this proposal is consistent with the adopted comprehensive plan:

a. Proposed city zoning upon annexation:

12. Has any portion of this area been previously reviewed by the Boundary Review Board? Do

Explain: _____

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

a. Topography:

Hills

b. Natural Boundaries:

River on West

c. Drainage Basins:

Lawrence River

14. Is the proposed area within the Urban Growth Area for your municipality?

N/A

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	CCFD # 3	CCFD # 9	Ongoing	Tax Levy
Stormwater				
Roads				
Parks				
Police				
School				
Library				

2. Does your jurisdiction have a current Capital Facilities Plan?

Yes

Does it consider the proposed area?

Yes

3. Describe the effect your jurisdiction's ordinances, governmental codes, regulations and resolutions will have on existing uses in the proposed area:

NO CHANGE

4. Describe the probable future needs for services and additional regulatory controls in the area?

NO CHANGE

5. Describe the probable effects of the proposal on the cost and adequacy of services and regulatory controls:

- a. In the proposed area?

IMPROVED TO CLOSEST PROVIDER

- b. In the adjacent area?

CONSISTENT

6. Estimate the following to be incurred under the proposal:

- a. Proponent Expenditures to be incurred:

\$ _____

- b. Proponent Revenues to be gained:

\$ _____

- c. County Revenue Lost:

\$ _____

- d. County Expenditure Reduction:

\$ _____

- e. Fire District Revenue Lost:

\$ 3,000

- f. Fire District Expenditure Reduction:

\$ _____

- g. Financial Impact to Special Districts (library, parks, hospital):

\$ N/A

7. What is the future impact of your proposal on the school district?

N/A

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: _____

N/A

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

N/A

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

UNKNOWN

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 AREA w/ Powdermill Community

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

MOVES JURISDICTION BOUNDARY FROM INACCESSIBLE MOUNTAIN

3. Creation and preservation of logical service areas: _____

MOVES SERVICE TO CLOSEST PROVIDER

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: _____

N/A

6. Dissolution of inactive special purpose districts: _____

N/A

7. Adjustment of impractical boundaries:

Fixes this condition

8. Incorporation as cities or towns or annexation to cities and towns of unincorporated areas which are urban in character:

Below Population threshold

9. Protection of agricultural and rural lands which are designated for long term productive agricultural and resource use by a comprehensive plan adopted by the county legislative authority:

N/A

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 19th day of JUNE, 2023

Signature

DAVID WALKER
Name of person completing this form

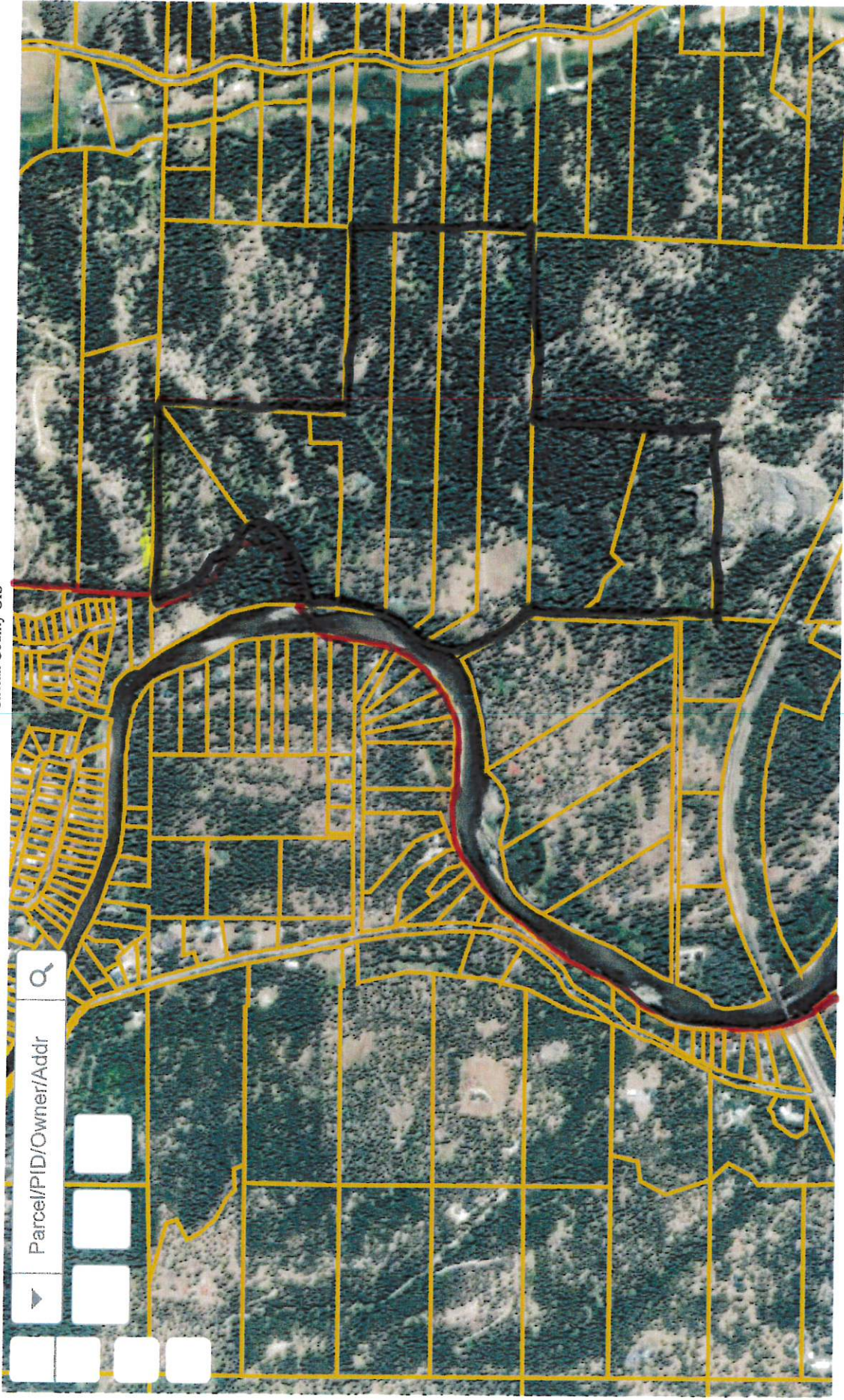
FIRE CHIEF
Title

509-763-3084
Phone Number

DWALKER@LWFR.ORG
Email Address

21696 LAKE WASHINGTON HWY LEAVENWORTH WA 98826
Mailing Address

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



- TRANSFERRED PARCELS

- EXISTING FD BOUNDARY

0 0.1 0.2mi



CHELAN COUNTY FIRE PROTECTION DISTRICT NO. 9

RESOLUTION NO. 2023-04

A RESOLUTION OF THE BOARD OF FIRE COMMISSIONERS OF CHELAN COUNTY FIRE PROTECTION DISTRICT NO. 9 DECLARING A PORTION OF CHELAN COUNTY FIRE PROTECTION DISTRICT NO. 3 MERGED INTO CHELAN COUNTY FIRE PROTECTION DISTRICT NO. 9.

WHEREAS, pursuant to RCW 52.06.090, more than fifteen percent (15%) of the qualified electors residing in an area, which is a part of Chelan County Fire Protection District No. 3, have petitioned for merger into Chelan County Fire Protection District No. 9, because the area can be better served by District 10; and

WHEREAS, in fact the petitions are signed by three-fifths (3/5) of the qualified electors in the area to be merged and therefore no election on the question of merger is necessary; and

WHEREAS, the Chelan County Auditor has verified the signatures of the petitioners and issued a certificate of sufficiency; and

WHEREAS, the petitions have been presented to the Commissioners of Chelan County Fire Protection District No. 3 (the "merging district"); and

WHEREAS, the Commissioners of Chelan County Fire Protection District No. 3 have accepted the petitions and consented to the merger pursuant to Resolution 2023-02; and

WHEREAS, The District has filed a Notice of Intention with the Washington State Boundary Review Board for Chelan County; and

WHEREAS, the Commissioners of Fire Protection District No. 9 wish to authorize the partial merger of the area into District No. 9 to improve fire service to the area;

NOW, THEREFORE, be it resolved by the Board of Fire Commissioners of Chelan County Fire Protection District No. 9 that:

Section 1. The area described in the legal description attached hereto marked Exhibit A and the map attached and marked as Exhibit B both of which are hereby incorporated herein by this reference can be better served by District No. 9.

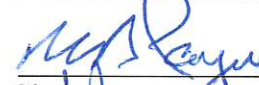
Section 2. The portion of Chelan County Fire Protection District No. 3 described in Exhibits A and B is hereby merged into Chelan County Fire Protection District No. 9, in the same manner and to the same effect as if


the same had been authorized by an election and directs that a copy of this Resolution be filed with Chelan County.


Section 3. The partial merger shall be effective upon approval by the Washington State Boundary Review Board for Chelan County.

Adoption: ADOPTED by the Board of Commissioners of Chelan County Fire Protection District No. 9, Chelan County, Washington, at an open public meeting of such Board on the _____ day of _____ 2023, the following commissioners being present and voting:

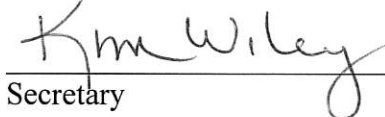
BOARD OF COMMISSIONERS


Chairman


Commissioner


Commissioner

Attest: .


Secretary

CHELAN COUNTY FIRE DISTRICT #3

The Bavarian Village in the heart of Washington State



228 Chumstick Hwy. • Leavenworth, WA. 98826 • (509) 548-7711 • www.chelanfd3.org • info@chelanfd3.org

CHELAN COUNTY FIRE PROTECTION DISTRICT NO. 3

RESOLUTION NO. 2023-02

A RESOLUTION OF THE BOARD OF FIRE COMMISSIONERS OF CHELAN COUNTY FIRE PROTECTION DISTRICT NO. 3 ACCEPTING PETITIONS FOR PARTIAL MERGER OF PART OF CHELAN COUNTY FIRE PROTECTION DISTRICT NO. 3 INTO CHELAN COUNTY FIRE PROTECTION DISTRICT NO. 9 AND CONSENTING TO THE PARTIAL MERGER.

WHEREAS, pursuant to RCW 52.06.090, more than fifteen percent (15%) of the qualified electors residing in an area, which is a part of Chelan County Fire Protection District No. 3, have petitioned for merger into Chelan County Fire Protection District No. 9, because the area can be better served by District 9; and

WHEREAS, in fact the petitions are signed by three-fifths (3/5) of the qualified electors in the area to be merged and therefore no election on the question of merger is necessary; and

WHEREAS, the Chelan County Auditor has verified the signatures of the petitioners and issued a certificate of sufficiency; and

WHEREAS, the petitions have been presented to the Commissioners of Chelan County Fire Protection District No. 3 (the "merging district"); and

WHEREAS, the Commissioners of Chelan County Fire Protection District No. 3 wish to approve the petitions and consent to the partial merger of the area into Chelan County Fire Protection District No. 9 to improve fire service to the area;

NOW, THEREFORE, be it resolved by the Board of Fire Commissioners of Chelan County Fire Protection District No. 3 that:

Section 1. The Commissioners of Chelan County Fire Protection District No. 3 accept the petitions for partial merger submitted by not less than fifteen percent (15%) and in fact more than 60% (three-fifths) of the qualified electors residing in the area to be merged, as shown by the legal description attached hereto marked Exhibit A and the map attached and marked as Exhibit B both of which are hereby incorporated herein by this reference. The Commissioners specifically find that the area described in Exhibits A and B can be better served by Chelan County Fire Protection District No. 9.

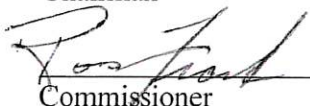
Section 2. It appears that three-fifths (3/5) of the qualified electors in the area to be merged have signed a petition to partially merge these districts as verified by the Chelan County Auditor and therefore no election on the question of merger is necessary.

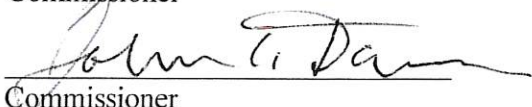
Section 3. The Board of Commissioners of Chelan County Fire Protection District No. 3 hereby consents to the partial merger of the areas described in Exhibit A and Exhibit B into Chelan County Fire Protection District No. 9

Adoption: ADOPTED by the Board of Commissioners of Chelan County Fire Protection District No. 3, Chelan County, Washington, at an open public meeting of such Board on the 14 day of June 2023, the following commissioners being present and voting:

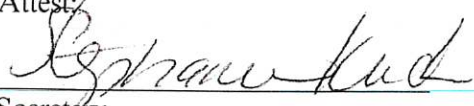
BOARD OF COMMISSIONERS


Chairman


Commissioner


Commissioner

Attest:


Secretary



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 (WITHDRAWAL)**

Name of Annexation: *2023-06-F3 CAMP 12 DE-ANNEXATION*

Date petition submitted to County Assessor: *6/1/2023*

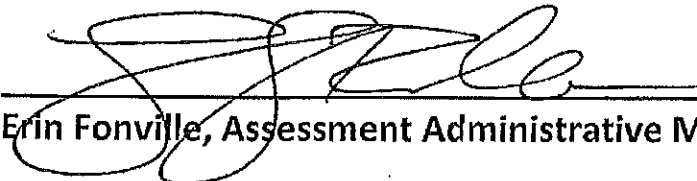
Terminal Date: *N/A*

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

Total land area of proposed ^{DE-}annexation area: *160.85 ACRES*

Total land area of petition: *125.84*

Percent of land area: *78.23% (SEE ATTACHED CALCULATION)*


Erin Fonville, Assessment Administrative Manager

6/14/2023
Date

De-Annexation 2023-06-F3 Camp 12 60% Land Area Petition

PID	Parcedl No.	Owner Name	Situs Address	Legal Acres	Signed Petition?
36803	261830220000	ROHRBOUGH PHILO C & ANNA K	16993 CAMP 12 RD PLAIN, WA 98826	13.72	N
36801	261830200100	KARPOFF JONATHAN M	16941 CAMP 12 RD PLAIN, WA 98826	21.36	Y
36805	261830230100	JONES DARLENE & GLEN	16885 CAMP 12 RD PLAIN, WA 98826	21.06	Y
36800	261830200050	SHAY THOMAS G & GALE M	17111 CAMP 12 RD PLAIN, WA 98826	21.18	Y
36804	261830230000	BIRKBY CRAIG S	UNASSIGNED PLAIN, WA 98826	21.29	N
36806	261830230200	GAUDIO MARY L ETAL	16710 CAMP 12 RD PLAIN, WA 98826	21.71	Y
36808	261830320000	PRO VENTURES LLC	UNASSIGNED PLAIN, WA 98826	20.50	Y
36809	261830320050	POTTINGER CHRIS M	16650 CAMP 12 RD PLAIN, WA 98826	20.03	Y

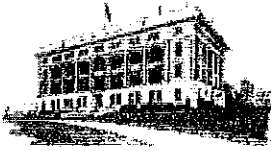
Proposed land area (acres): 160.85

Petition land area (acres): 125.84

Petition Percentage (%): 78.23

Lake Wenatchee Fire + Rescue

Boundary Review Board
350 Orondo Ave
Level 3, suite 306



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: LAKE WEN FIRE 9 KIM WILEY

RECEIPT NUMBER

1614403

DATE

6/23/2023

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

Payment Type: Payment

Check 10866

50.00

Payment Code: Full Payment

Total Paid:

50.00

Operator	Batch
<BONNIES>	<19036> - ACCTG 06/23/2023

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