



WASHINGTON STATE BOUNDARY REVIEW BOARD FOR YAKIMA COUNTY

128 North Second Street
Fourth Floor Courthouse
Yakima, Washington 98901

(509) 574-2300 • FAX (509) 574-2301

Date: February 6, 2025

TO: Boundary Review Board Members, Corporate Counsel, Board of Yakima County Commissioners, Assessor, Treasurer, Elections Division, Sheriff's Office, Public Services (Director, Planning, Building & Fire Safety, Code Enforcement, Environmental Services, Water Resources, GIS), County Roads, Parks and Trails, Yakima Valley Libraries, Yakima Valley Conference of Governments, North Yakima Conservation District, City of Moxee, East Valley School District, Yakima County Fire District #4, Selah-Moxee Irrigation District, WSDOT South Central Region, and Washington State DNR Southeast Region, Bureau of Indian Affairs, and Yakama Nation.

FROM: Aaron M. Cohen
Chief Clerk - Boundary Review Board

SUBJ: **File No.: BRB2025-00001 - City of Moxee 2025 Beaudry-Duffield Road Annexation**

Enclosed is the Notice of Intention packet that proposes the annexation into the City of Moxee of approximately **44.88 acres** having an assessed valuation of \$2,292,500. The annexation is known as the "**2025 Beaudry-Duffield Road Annexation**."

The 45-day review period for this proposed annexation expires **March 24, 2025**.

Any governmental unit affected by this proposed annexation may compel the Board's review of this proposal by filing a request for review with the Chief Clerk by the expiration date in accordance with RCW 36.93.100(2). Certain registered voters and property owners may compel review in accordance with RCW 36.93.100(3) and (4).

Enclosure: Notice of Intention

Yakima County ensures full compliance with Title VI of the Civil Rights Act of 1964 by prohibiting discrimination against any person on the basis of race, color, national origin, or sex in the provision of benefits and services resulting from its federally assisted programs and activities. For questions regarding Yakima County's Title VI Program, you may contact the Title VI Coordinator at 509-574-2300.

If this letter pertains to a meeting and you need special accommodations, please call us at 509-574-2300 by 10:00 a.m. three days prior to the meeting. For TDD users, please use the State's toll free relay service 1-800-833-6388 and ask the operator to dial 509-574-2300.

WASHINGTON STATE BOUNDARY REVIEW BOARD FOR YAKIMA COUNTY

NOTICE OF INTENTION

for office use only:

BRB FILE # BRB2025-00001

1. Name of City, Town or special purpose district: City of Moxee
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 _____ Sewer Line
3. This proposal shall be known as: 2025 Beaudry-Duffield Road Annexation
4. Driving directions to location of proposed action: HWY 24 to Beaudry Road, North on Beaudry Road to intersection Duffield Road, annexation area lies, Northeast of Beaudry Road and Duffield Road intersection.
5. Briefly describe proposal: To Annex approximately 44.88 acres
6. Method used to initiate the proposed action: Petition Election Resolution
7. State statute under which action is sought: RCW 35A.01.040

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	2	510	4326	6660
Residences	1	170	1375	1785
Businesses	0	0	72	77

2. What source is the basis for this projection information? City Comprehensive Plan
3. Acres within the proposed area 44.88 Acres within existing entity 1,704
4. Assessed valuation of proposed area \$2,292,500 of existing entity \$ 736,866,883
5. Existing land use of the proposed area Residential and Agriculture,
6. Existing land use of the area surrounding the proposal Residential, Agriculture, Education and Industrial
7. Are all surrounding & interior roads included in the annexation? Yes No

If no, why not? _____

8. Is there new residential, commercial, or industrial development that is associated with this proposal? No
If yes, describe any projects being considered or proposed: _____

9. If the proposal is approved, will there be land use changes within the next 18 months?

- o Land Use Yes, residential housing units.
- o Zoning No
- o Comprehensive Plan No

10. Has the proposed area been the subject of land use action by Yakima County? No
If so, please explain: _____

11. a. Yakima County Comprehensive Plan designation for the proposed area: Urban Residential and Urban Public
b. For surrounding areas: Urban Residential and Urban Public and AG Resource
c. Yakima County Zoning for the proposed area: R-1
d. For surrounding areas: R-1 and Agriculture

12. Is this proposal consistent with the coordinated water system plan, if any? Yes No

13. Does your jurisdiction have an adopted comprehensive plan? Yes Date Adopted: September 2018

14. Describe how this proposal is consistent with the adopted comprehensive plan: The proposed area is within the City's Urban Growth Area which is designated and prezoned for Residential Development.

a. Proposed city zoning upon annexation: R-1 Single Family Residential

15. Has any portion of this area been previously reviewed by the Boundary Review Board? No
Explain _____

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

a. Topography: No effects
b. Natural Boundaries: No effects
c. Drainage Basins: No effects

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

MUNICIPAL SERVICES

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

	EXISTING PROVIDER	PROPOSED PROVIDER	TIME FRAME for SERVICES	HOW FINANCED
Water	City of Moxee	City of Moxee	As needed	Developer/City
Sewer	City of Moxee	City of Moxee	As needed	Developer
Fire	EV District #4	EV District #4	Existing	Taxes
Stormwater	On site	None	N/A	Developer
Roads	City of Moxee	City of Moxee	As needed	Developer
Parks	City of Moxee	City of Moxee	Existing	Taxes
Police	City of Moxee	City of Moxee	Existing	Taxes
School	EV School District	EV School District	Existing	Taxes
Library	Yakima Valley Library	Yakima Valley Library	Existing	Taxes

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: The proposed area will be governed by Moxee Municipal Code and the existing home and fire station conform to the existing zone district. The vacant land will be developed as residential, which is consistent with the Code.

4. Describe the probable future needs for services and additional regulatory controls in the area? As the property is further developed, the future needs for services will be met with available capacity or the City's Capital Facilities. The proposed area is consistent with the existing regulatory controls.

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

- In the proposed area? The City has available capacity of services. Costs will be reduced because connections on property in City are less than outside connections.
- In the adjacent area? N/A

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

a. Proponent Expenditures to be incurred:	\$0
b. Proponent Revenues to be gained:	<u>\$142.22</u>
c. County Revenue Lost:	<u>\$142.22</u>
d. County Expenditure Reduction:	\$0
e. Fire District Revenue Lost:	\$0
f. Fire District Expenditure Reduction:	\$0
g. Financial Impact to Special Districts (library, parks, hospital):	\$0

7. What is the future impact of your proposal on the school district? As the vacant property develops into residential housing, there will be additional students and additional revenues generated. The additional revenue will off-set the increase in students.

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: **There are no identified development proposals at this time.**
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.): **No**
5. Please describe any potential adverse impacts that could occur upon development: **None known**

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: **The proposed addition is within the City's Urban Grown Area and designated as residential, preserving natural neighborhoods and communities.**
2. Use of physical boundaries, including but not limited to bodies of water, highways, and land contours: **The boundaries follow existing roads and property lines.**
3. Creation and preservation of logical service areas: **The area is within the City's service area and some of the area is currently being served by the City.**
4. Prevention of abnormally irregular boundaries: **The proposal follows existing roadways and property lines and do not create any abnormal or irregular boundaries.**
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: **N/A**
8. Incorporation as cities or towns or annexation to cities and towns of unincorporated areas which are urban in character: **The proposal is annexing urban designated property and does not include property designated as agricultural resource land.**
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: **The proposal does not include any property designated as agricultural resource land.**

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 28th day of JANUARY, 2025.


Signature

Jeff Burkett
Name of person completing this form

City Supervisor
Title

509-575-8851
Phone Number

509-575-8852
Fax Number

P.O. Box 249, Moxee, WA 98936
Mailing Address

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



Yakima County Roads

Matt Pietrusiewicz P.E. - County Engineer

128 North Second Street • Fourth Floor Courthouse • Yakima, Washington 98901
(509) 574-2300 • 1-800-572-7354 • FAX (509) 574-2301 • www.co.yakima.wa.us

November 13th, 2024

City of Moxee
C/O Bill Hordan Planning Services
410 N 2nd Street
Yakima, WA 98901

SUBJECT: Legal Certification – Moxee City Limits Expansion; a portion of the South Quarter of the Northwest Quarter of Section 36.

Mr. Hordan,

In response to your request to review and certify the provided legal description for a proposed annexation of Yakima County into the city limits of Moxee, the provided documents have been reviewed and hereby certified to be true and accurate. This annexation proposal includes tax parcels: 191336-23404, 191336-23403, 191336-23007, 191336-23401, and 191336-23402 and excludes any existing public rights of way in Yakima County. Previous correspondence and attachments are herein attached for ease and clarity.

Sincerely,

Matt Pietrusiewicz, P.E.
Yakima County Engineer
Yakima County Roads

Yakima County ensures full compliance with Title VI of the Civil Rights Act of 1964 by prohibiting discrimination against any person on the basis of race, color, national origin, or sex in the provision of benefits and services resulting from its federally assisted programs and activities. For questions regarding Yakima County's Title VI Program, you may contact the Title VI Coordinator at 509-574-2300.

If this letter pertains to a meeting and you need special accommodations, please call us at 509-574-2300 by 10:00 a.m. three days prior to the meeting. For TDD users, please use the State's toll free relay service 1-800-833-6388 and ask the operator to dial 509-574-2300.

EXHIBIT A p.1 of 3

LEGAL DESCRIPTION CITY OF MOXEE ANNEXATION

THE PORTION OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF SECTION 36, TOWNSHIP 13 NORTH, RANGE 19 EAST, W.M.

DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER SAID SOUTH HALF, THEN WEST, ALONG THE SOUTH BOUNDARY 998.55 FEET, THEN NORTH $0^{\circ} 40' 00''$ WEST 30.00 FEET, TO THE SOUTHEAST CORNER SHORT PLAT, AUDITOR FILE NUMBER 2679238, AND THE POINT OF BEGINNING THEN NORTH $0^{\circ} 40' 00''$ WEST 1293.18 FEET TO THE NORTHEAST CORNER SAID SHORT PLAT, THEN NORTH $89^{\circ} 57' 00''$ WEST 663.58 FEET TO THE NORTHWEST CORNER SAID SHORT PLAT, ALSO BEING THE NORTHEAST CORNER OF SHORT PLAT, AUDITOR FILE NUMBER 8184902, THEN CONTINUING NORTH $89^{\circ} 57' 00''$ WEST ALONG THE NORTH BOUNDARY LAST MENTIONED SHORT PLAT 331.80 FEET, TO THE NORTHWEST CORNER SAID SHORT PLAT, THEN SOUTH $0^{\circ} 31' 45''$ EAST ALONG THE WEST BOUNDARY 262.50 FEET, THEN NORTH $89^{\circ} 57' 00''$ WEST 664.01 FEET TO THE WEST BOUNDARY SAID SOUTH HALF, THEN SOUTH $0^{\circ} 26' 16''$ EAST, ALONG SAID BOUNDARY 399.78 FEET TO THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER, OF THE SOUTHWEST QUARTER, OF THE NORTHWEST QUARTER SAID SECTION, THEN SOUTH $89^{\circ} 58' 30''$ EAST 35.00 FEET TO A CORNER OF SHORT PLAT, AUDITOR FILE NUMBER 8184902, THEN SOUTH $0^{\circ} 26' 16''$ EAST ALONG THE WEST BOUNDARY 612.27 FEET, THEN SOUTH $45^{\circ} 13' 00''$ EAST 28.39 FEET, THEN EAST, ALONG THE SOUTH BOUNDARY OF THE TWO MENTIONED SHORT PLATS, 1609.18 FEET TO THE POINT OF BEGINNING.

EXCEPT RIGHT OF WAY FOR FOR COUNTY ROAD, ALONG THE WEST BOUNDARY OF THE NORTHWEST QUARTER, OF THE SOUTHWEST QUARTER, OF THE NORTHWEST QUARTER, EXCEPT THE NORTH 262.50 FEET THEREOF.



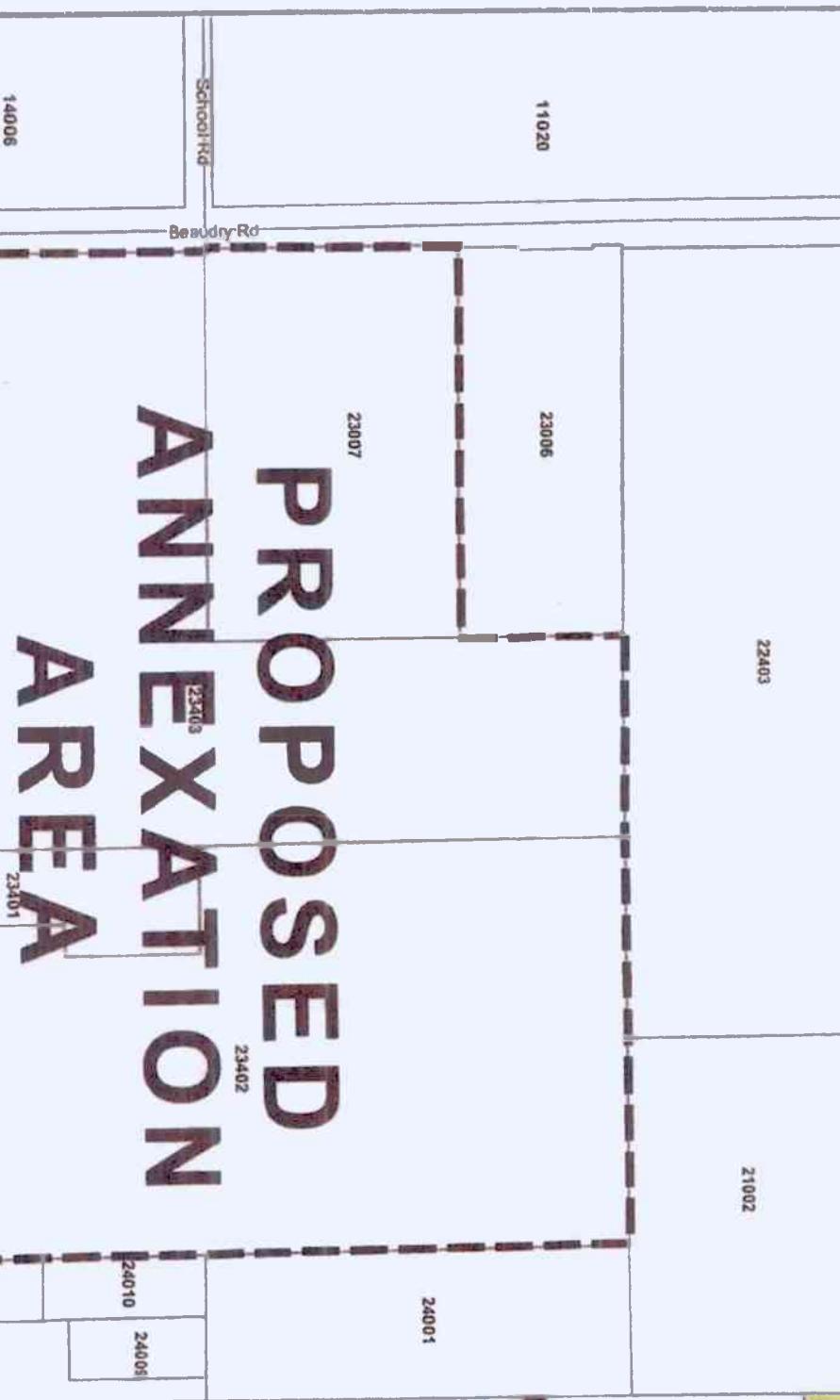
YAKIMA COUNTY
Geographic Information Services

Proposed Annexation

 Proposed Annexation Boundary
— Permits
— All Roads

EXHIBIT A p.3 of 3

PROPOSED ANNEXATION AREA



Yakimap.com



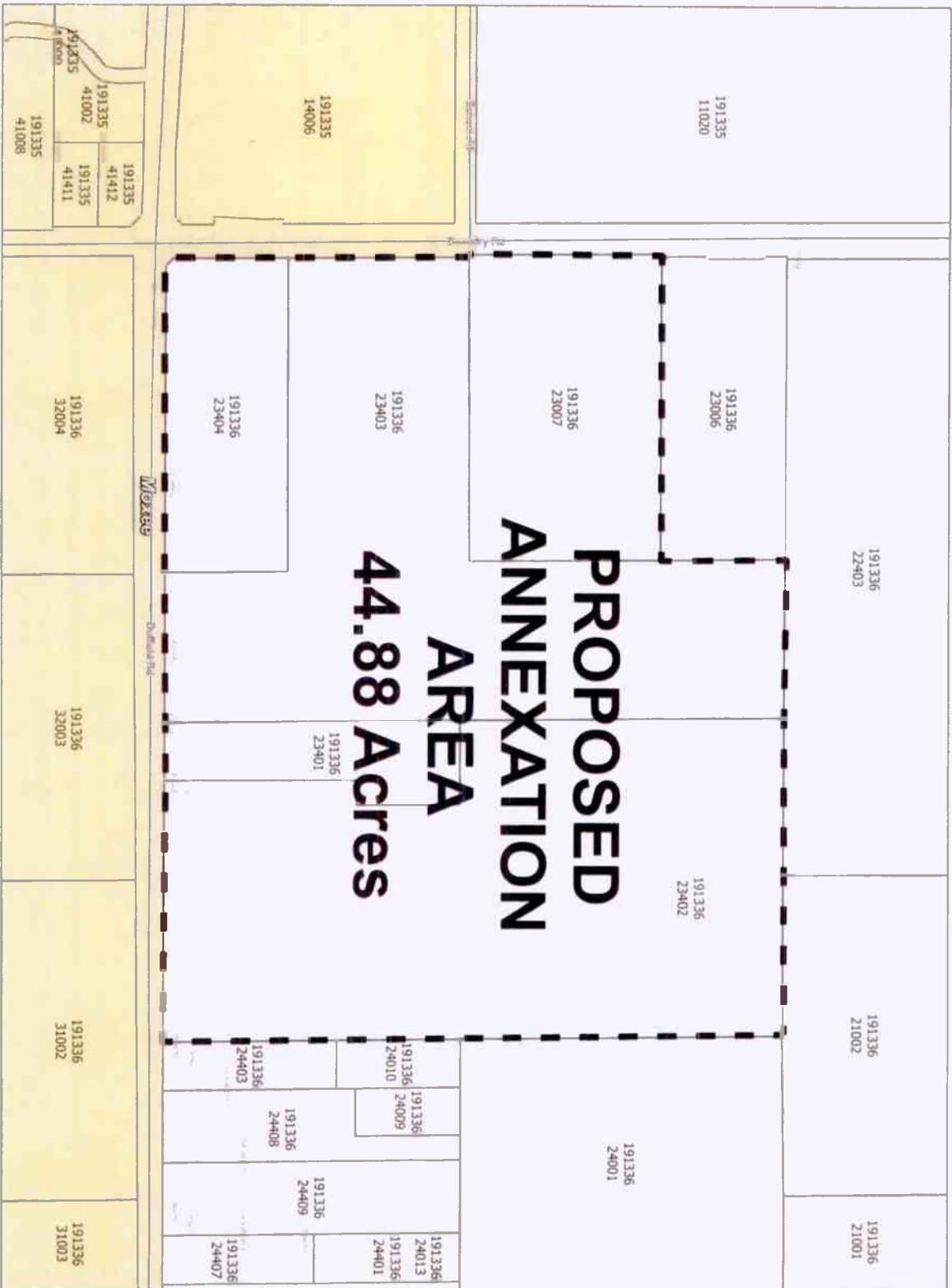
Copyright © 2014 Yakima County
This map is a general map and is not to be used for surveying or engineering purposes.
County cannot be held responsible for any errors or omissions in this map.
For more information, contact the Yakima County GIS Department.
Date: 09/2014

YAKIMA COUNTY
GEOGRAPHIC INFORMATION SERVICES

EXHIBIT B

**PROPOSED
ANNEXATION
AREA**

44.88 Acres



This map is a general map and is not to be used for surveying or legal purposes. The County makes no guarantees regarding the accuracy or completeness of this product. Therefore, users are not responsible for any errors or omissions.



**YAKIMA
COUNTY**

65

Copyright © 2020 Yakima County
County offices reserve the right to make any changes
therefore, users are not responsible for any errors or omissions.

Date: 12/2/2020

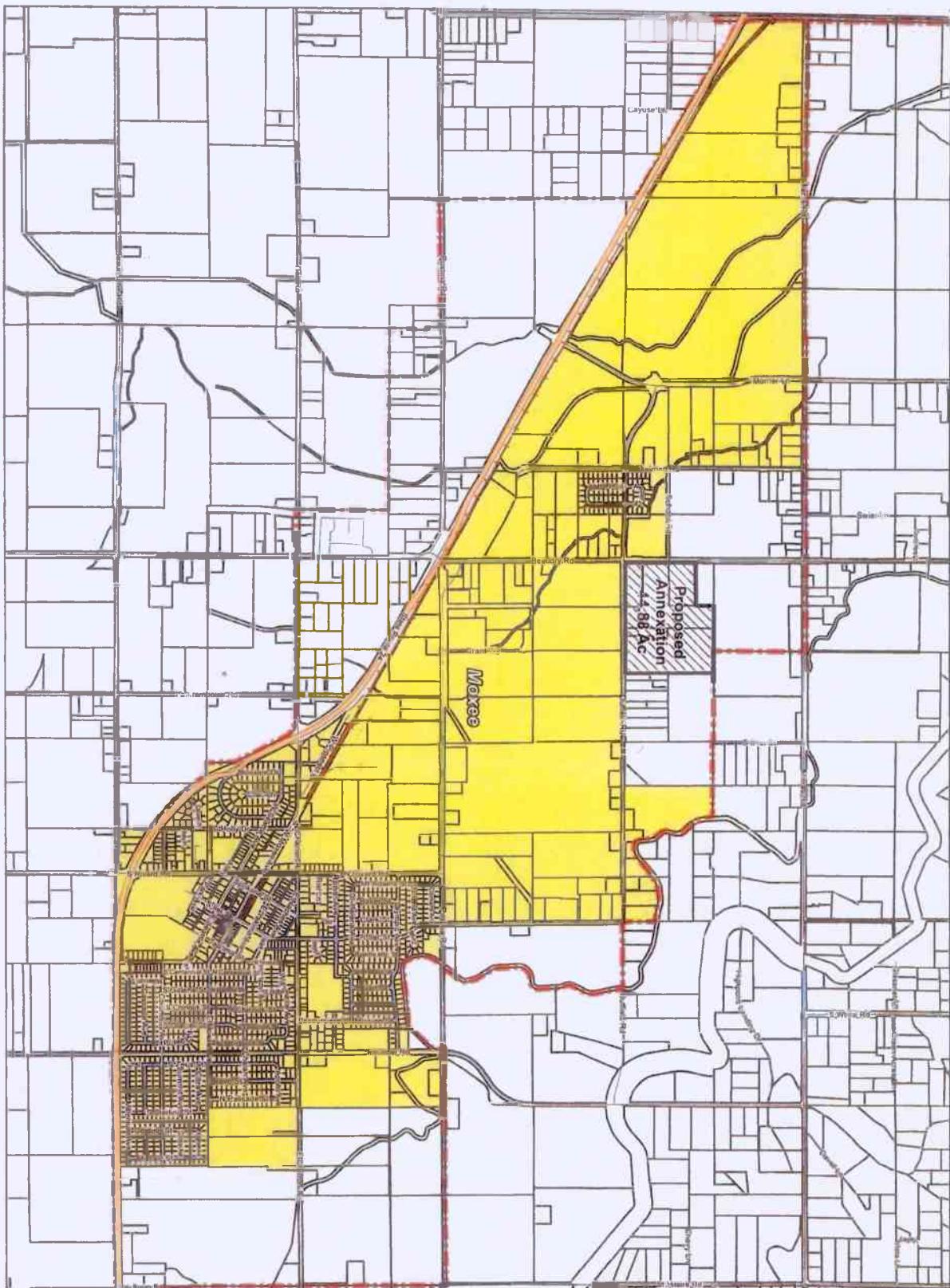


EXHIBIT C-1 C-2 C-4

Corporate Boundaries

City Limits

Urban Growth Boundary

Proposed Annexation

Taxlots

State and Federal Highways

All Roads

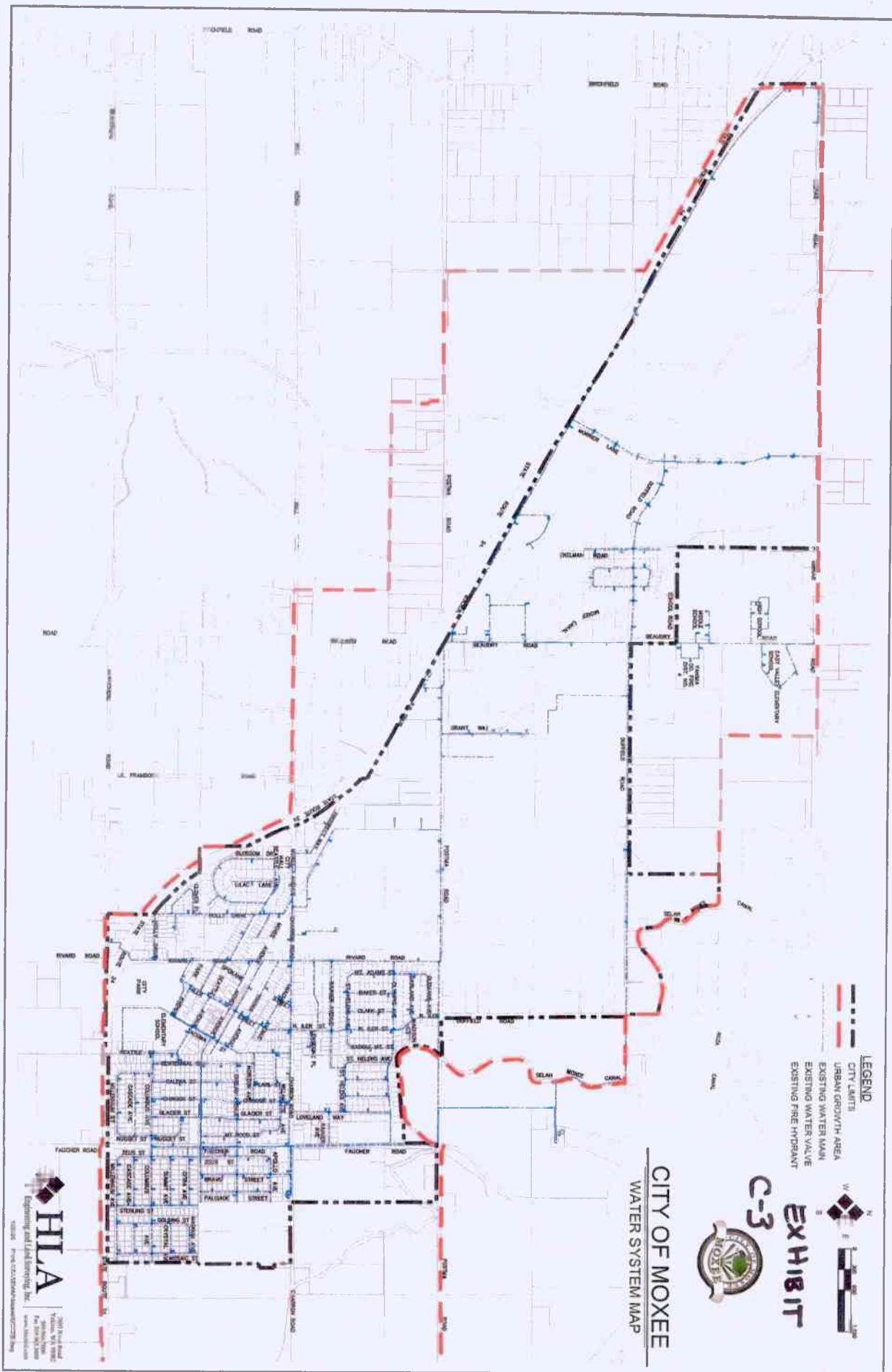
Railroads

YAKIMA COUNTY
GEOGRAPHIC INFORMATION SERVICES

Copyright (C) 2005 Yakima County. This map was derived from several databases. The County cannot accept responsibility for any errors. Therefore, there are no warranties for this product. Date: 1/15/2005



1 inch = 1,400 feet
0 337.5675 1,350 2,025 2,700
Feet



CITY OF MOXEE
WATER SYSTEM MAP

EXHIBIT



HLA
Engineering and Land Surveying, L.L.C.

卷之三

YAKIMA COUNTY
GEOGRAPHIC INFORMATION SERVICES

EXHIBIT
C-5

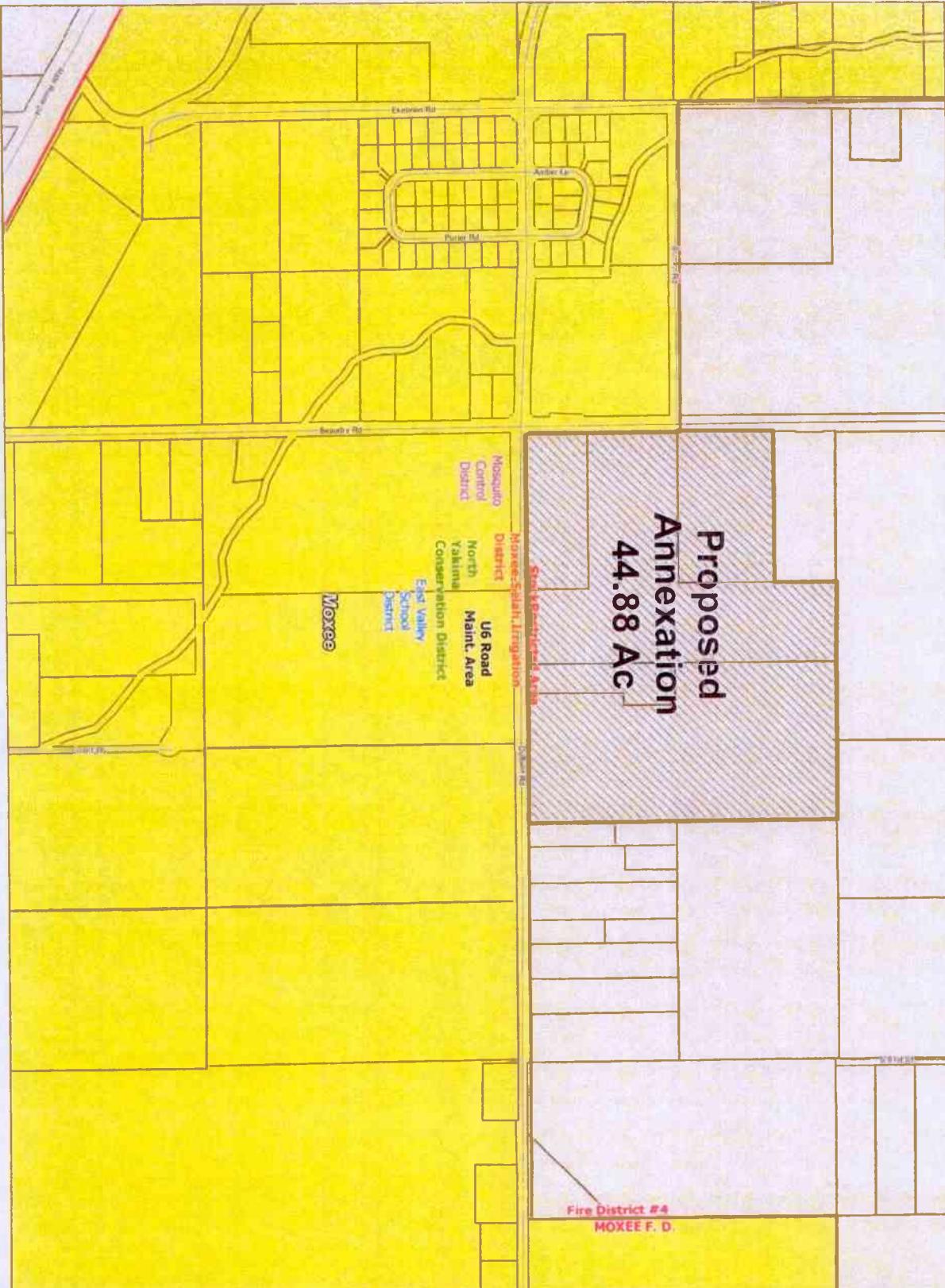
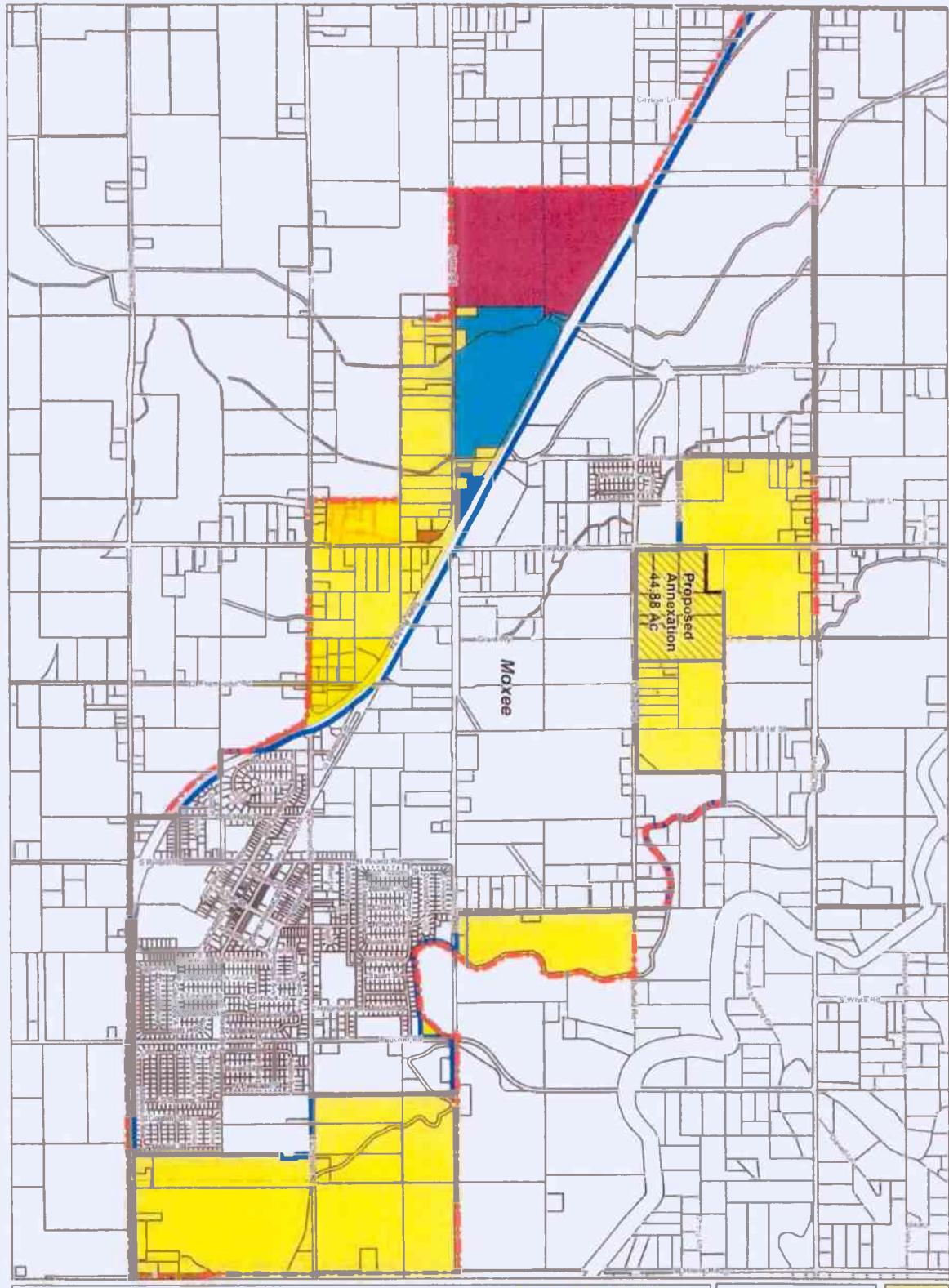
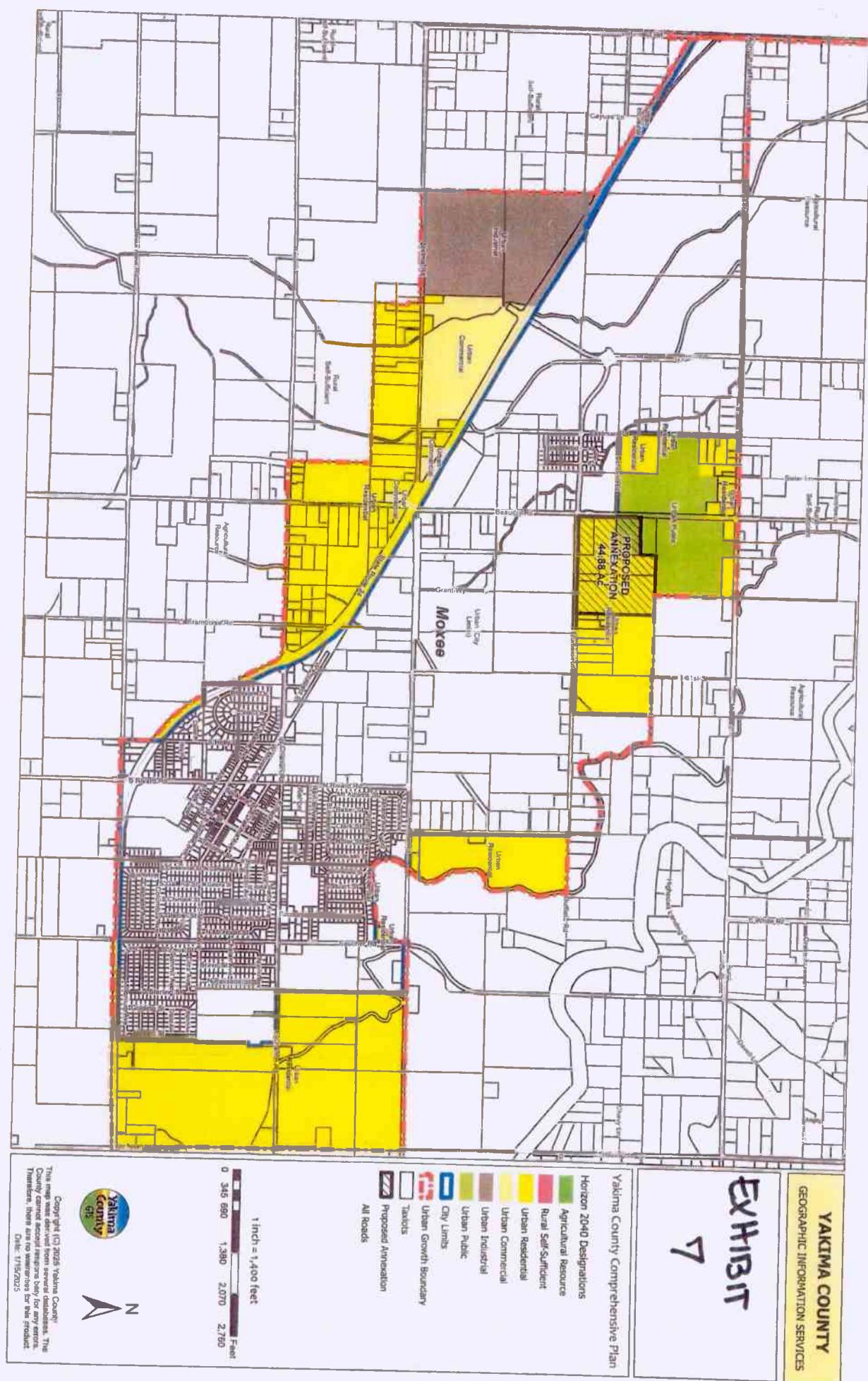


EXHIBIT C-7

YAKIMA COUNTY
GEOGRAPHIC INFORMATION SERVICES



Copyright (C) 2023 Yakima County
This map was derived from several databases. The
County cannot be held responsible for any errors.
Therefore, there are no warranties for this product.
Date: 12/1/2023



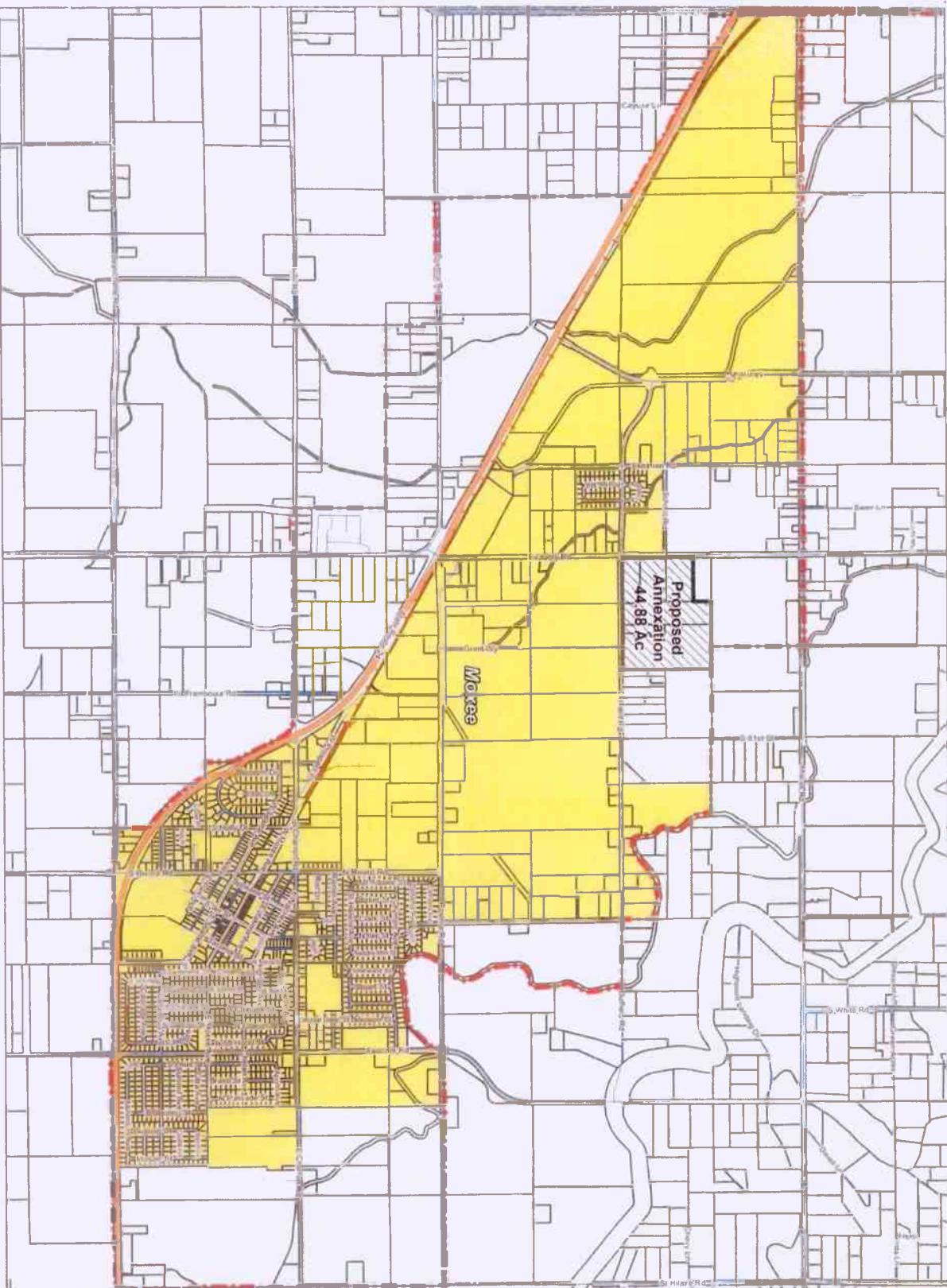


EXHIBIT C-7

Figure 2.2. City of Moxee Existing Zoning and Future Land Use Map

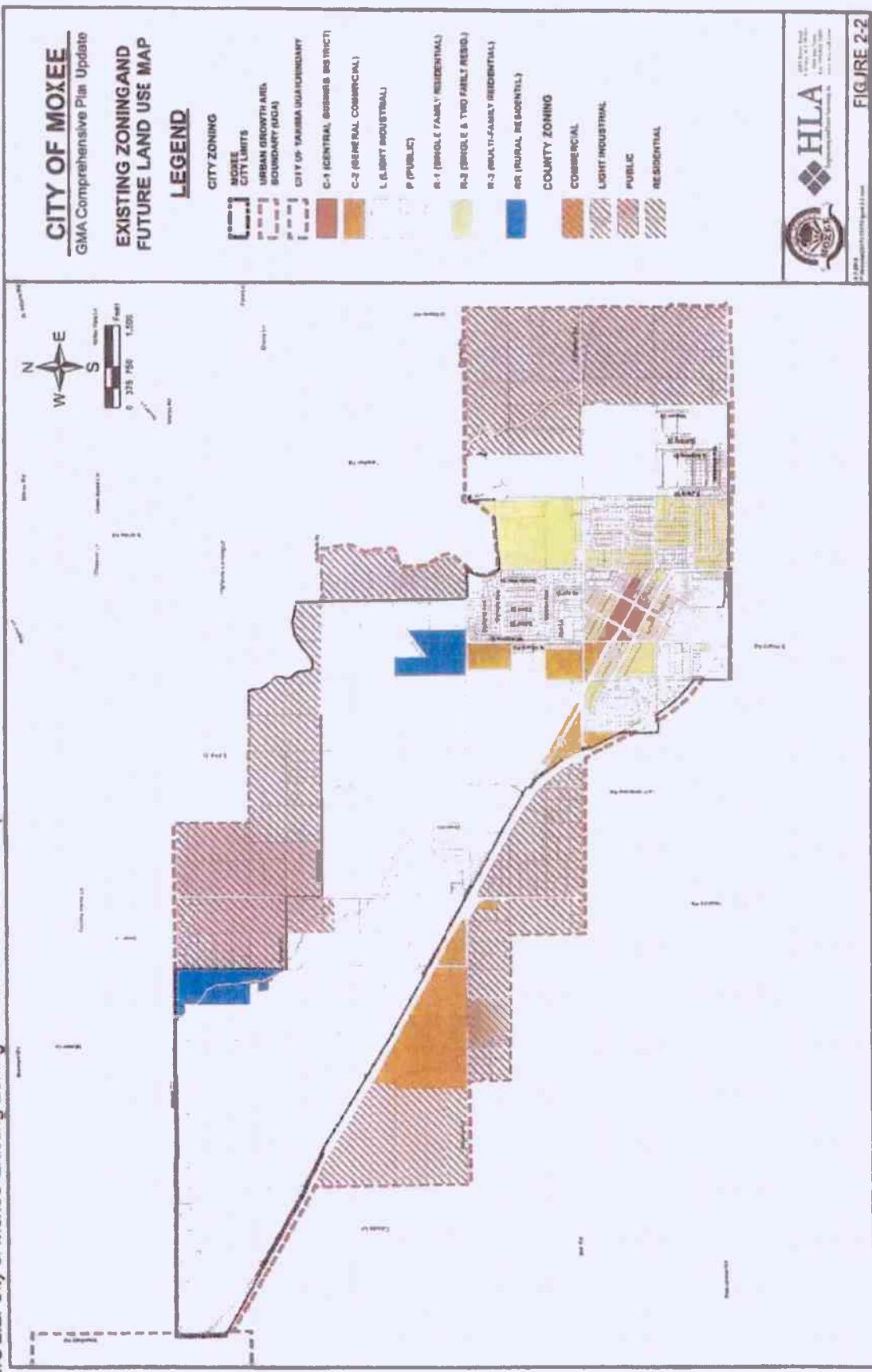


FIGURE 2.2



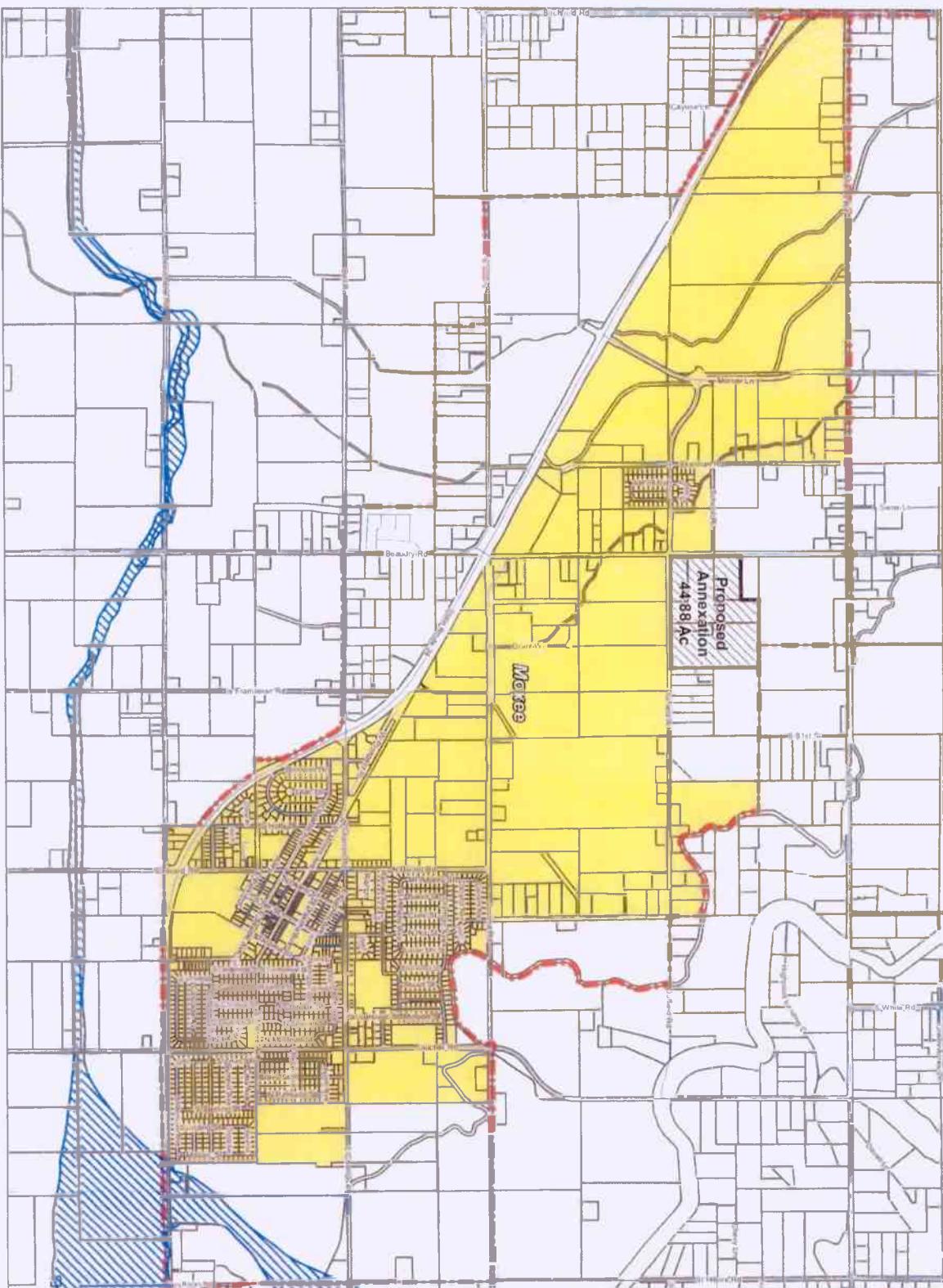


EXHIBIT
C-8

YAKIMA COUNTY

GEOGRAPHIC INFORMATION SERVICES

Floodplain

FEMA 100 Year FLOODPLAN

Proposed Annexation

Tinslots

A yellow rectangular box with a black border, containing a red line icon that represents the city limits boundary.

1 inch = 1,400 feet
Scale



Copyright (C) 2022, Yelina County.
This map was derived from several databases. The
County cannot accept responsibility for any errors
therefore, there are no warranties for this product.

PETITION FOR ANNEXATION
TO
THE CITY OF MOXEE, WASHINGTON

TO: THE HONORABLE MAYOR AND CITY COUNCIL
OF THE CITY OF MOXEE, WASHINGTON

RECEIVED
OCT 08 2024
CITY OF MOXEE

We, the undersigned, being the owners of not less than Sixty (60%) of the assessed value of The real property herein described and lying contiguous to the City of Moxee, Washington, do hereby petition that such territory be annexed to and made a part of the City of Moxee under the provisions of Chapter 35A.14 RCW, and any amendment thereto.

The territory proposed to be annexed is within Yakima County, Washington, and the boundaries are outlined on the plat map accompanying this petition. The property is described as follows:

Parcel Number – 191336-23404	191336-23403	191336-23401
191336-23402	191336-23007	

The City Council of the City of Moxee reviewed the letter requesting petition of annexation from the initiating parties at a regular/special council meeting on August 8, 2024 and did determine that the City would accept the proposed annexation.

At said meeting the City Council did determine that:

1. It would accept the area as described above;
2. It would require the simultaneous adoption of zoning regulations consistent with the City Comprehensive Plan for the area contiguous to the area to be annexed;
3. The proposed zoning of this area is R-1 Single Family Residential;
4. It would require the pro rata assumption of all existing City indebtedness by the area proposed.

Wherefore, the undersigned petition the City Council and ask:

1. That appropriate action be taken to fix the time and date for a public hearing on this petition; cause notice to be published and posted as required by RCW 35A.14.130, specifying the time and place of such hearing, and inviting all interested persons to appear and voice approval or disapproval of such annexation; and
2. That following said hearings, and subsequent to approval of the Yakima County Boundary Review Board if such is convened, the City Council determine by ordinance that such annexation shall be made, annexing the above described territory, and declaring the date whereon such annexation shall be effective; and that property so annexed shall become a part of the City of Moxee, Washington, subject to its laws and ordinances then and thereafter in force.

The petitioners subscribing hereto agree that all property within the territory hereby sought to be annexed shall be assessed and taxed at the same rate and on the same basis as other property within the City of Moxee, to pay for the portion of any then outstanding indebtedness of the City, which indebtedness has been approved by the voters, contracted for, or incurred prior to, or existing at, the date of annexation.

This page may be one of a number of identical pages forming one petition seeking the annexation of territory of the City of Moxee, Washington as above stated, and may be filed with other pages containing additional signatures. The undersigned has read the above (or attached text and prayer of the petition) and consents to the filing of other pages hereof to be considered as a part of this petition.

EXHIBIT D

p.1 of 23

(Names of the petitioners should be in identical form as the same appear of record in the chain of title to the real estate. Use ink or indelible pencil.)

1. Property Owner Name: Selah Moxee Irrigation District
Owner's Address: P.O. Box 166, Moxee, WA, 98936-0166
Tax Parcel Number: 191336-23404
Parcel Size: 3.89 Acres
Legal Description: Section 36 Township 13 Range 19: SP# 8184902 LOT 2

Signature of Petitioner: _____ Date _____

2. Property Owner Name: Roy Farms Inc.
Owner's Address: 401 Walters Rd., Moxee, WA 98936
Tax Parcel Number: 191336-23403
Parcel Size: 15.12 Acres
Legal Description: Section 36 Township 13 Range 19: SP# 8184902 LOT 1

Signature of Petitioner: _____ Date _____

3. Property Owner Name: Randy & Michelle Gress
Owner's Address: 7603 Duffield Rd., Moxee, WA 98936
Tax Parcel Number: 191336-23401
Parcel Size: 2 Acres
Legal Description: PARCEL 1 BOOK 83-0118

Signature of Petitioner: _____ Date _____

4. Property Owner Name: Loftus Hops LLC
Owner's Address: 1209 Morrier Ln., Yakima, WA 98901
Tax Parcel Number: 191336-23402
Parcel Size: 17.73 Acres
Legal Description: PARCEL 2 BOOK 83-0118

Signature of Petitioner:  Date 10/2/24

5. Property Owner Name: Yakima County Fire Dist #4 East Valley Fire Dept
Owners Address: 2003 Beaudry Rd., Yakima, WA 98901-8012
Tax Parcel Number: 191336-23007
Parcel Size: 6.14 Acres
Legal Description: Section 36 Township 13 Range 19 Quarter NW: NW ¼ SW ¼
NW ¼, EX N 4.16 ACRES, & EX W 30FT CO RD R/W
(BEAUDRY ROAD)

Signature of Petitioner: _____ Date _____

WARNING

Every person who signs this petition with any other than his true name, or who knowingly signs more than one of these petitions, or signs a petition seeking an election when he is not a legal voter, or signs a petition when he is otherwise not qualified to sign, or who makes herein any false statement, shall be guilty of a misdemeanor. (RCW 35A.01.040)

PETITION FOR ANNEXATION
TO
THE CITY OF MOXEE, WASHINGTON
TO: THE HONORABLE MAYOR AND CITY COUNCIL
OF THE CITY OF MOXEE, WASHINGTON

RECEIVED
OCT 08 2024
CITY OF MOXEE

We, the undersigned, being the owners of not less than Sixty (60%) of the assessed value of The real property herein described and lying contiguous to the City of Moxee, Washington, do hereby petition that such territory be annexed to and made a part of the City of Moxee under the provisions of Chapter 35A.14 RCW, and any amendment thereto.

The territory proposed to be annexed is within Yakima County, Washington, and the boundaries are outlined on the plat map accompanying this petition. The property is described as follows:

Parcel Number - 191336-23404	191336-23403	191336-23401
191336-23402	191336-23007	

The City Council of the City of Moxee reviewed the letter requesting petition of annexation from the initiating parties at a regular/special council meeting on August 8, 2024 and did determine that the City would accept the proposed annexation.

At said meeting the City Council did determine that:

1. It would accept the area as described above;
2. It would require the simultaneous adoption of zoning regulations consistent with the City Comprehensive Plan for the area contiguous to the area to be annexed;
3. The proposed zoning of this area is R-1 Single Family Residential;
4. It would require the pro rata assumption of all existing City indebtedness by the area proposed.

Wherefore, the undersigned petition the City Council and ask:

1. That appropriate action be taken to fix the time and date for a public hearing on this petition; cause notice to be published and posted as required by RCW 35A.14.130, specifying the time and place of such hearing; and inviting all interested persons to appear and voice approval or disapproval of such annexation; and
2. That following said hearings, and subsequent to approval of the Yakima County Boundary Review Board if such is convened, the City Council determine by ordinance that such annexation shall be made, annexing the above described territory, and declaring the date whereon such annexation shall be effective; and that property so annexed shall become a part of the City of Moxee, Washington, subject to its laws and ordinances then and thereafter in force.

The petitioners subscribing hereto agree that all property within the territory hereby sought to be annexed shall be assessed and taxed at the same rate and on the same basis as other property within the City of Moxee, to pay for the portion of any then outstanding indebtedness of the City, which indebtedness has been approved by the voters, contracted for, or incurred prior to, or existing at, the date of annexation.

This page may be one of a number of identical pages forming one petition seeking the annexation of territory of the City of Moxee, Washington as above stated, and may be filed with other pages containing additional signatures. The undersigned has read the above (or attached text and prayer of the petition) and consents to the filing of other pages hereof to be considered as a part of this petition.

(Names of the petitioners should be in identical form as the same appear of record in the chain of title to the real estate. Use ink or indelible pencil.)

1. Property Owner Name: **Selah Moxee Irrigation District**
Owner's Address: **P.O. Box 166, Moxee, WA, 98936-0166**
Tax Parcel Number: **191336-23404**
Parcel Size: **3.89 Acres**
Legal Description: **Section 36 Township 13 Range 19: SP# 8184902 LOT 2**

Signature of Petitioner: _____ Date _____

2. Property Owner Name: **Roy Farms Inc.**
Owner's Address: **401 Walters Rd., Moxee, WA 98936**
Tax Parcel Number: **191336-23403**
Parcel Size: **15.12 Acres**
Legal Description: **Section 36 Township 13 Range 19: SP# 8184902 LOT 1**

Signature of Petitioner: _____ Date _____

3. Property Owner Name: **Randy & Michelle Gress**
Owner's Address: **7603 Duffield Rd., Moxee, WA 98936**
Tax Parcel Number: **191336-23401**
Parcel Size: **9.56**
Legal Description: **PARCEL 1 BOOK 83-0118**

Signature of Petitioner: _____ Date _____

4. Property Owner Name: **Loftus Hops LLC**
Owner's Address: **1209 Morrier Ln., Yakima, WA 98901**
Tax Parcel Number: **191336-23402**
Parcel Size: **17.73 Acres**
Legal Description: **PARCEL 2 BOOK 83-0118**

Signature of Petitioner: _____ Date _____

5. Property Owner Name: Yakima County Fire Dist #4 East Valley Fire Dept
Owners Address: 2003 Beaudry Rd., Yakima, WA 98901-8012
Tax Parcel Number: 191336-23607
Parcel Size: 6.14 Acres
Legal Description: Section 26 Township 13 Range 19 Quarter NW: NW 1/4 SW 1/4
NW 1/4, EX N 4.16 ACRES, & EX W 30FT CO RD R/W
(BEAUDRY ROAD)

Signature of Petitioner:

Date 9-30-2024

Les F. Riel 4050th Commissioner

WARNING

Every person who signs this petition with any other than his true name, or who knowingly signs more than one of these petitions, or signs a petition seeking an election when he is not a legal voter, or signs a petition when he is otherwise not qualified to sign, or who makes herein any false statement, shall be guilty of a misdemeanor. (RCW 35A.01.040)

PETITION FOR ANNEXATION
TO
THE CITY OF MOXEE, WASHINGTON

**TO: THE HONORABLE MAYOR AND CITY COUNCIL
OF THE CITY OF MOXEE WASHINGTON**

We, the undersigned, being the owners of not less than Sixty (60%) of the assessed value of The real property herein described and lying contiguous to the City of Moxee, Washington, do hereby petition that such territory be annexed to and made a part of the City of Moxee under the provisions of Chapter 35A.14 RCW, and any amendment thereto.

The territory proposed to be annexed is within Yakima County, Washington, and the boundaries are outlined on the plat map accompanying this petition. The property is described as follows:

Parcel Number - 191336-23404 191336-23403 191336-23401

The City Council of the City of Moxee reviewed the letter requesting petition of annexation from the initiating parties at a regular/special council meeting on August 8, 2024 and did determine that the City would accept the proposed annexation.

At said meeting the City Council did determine that:

1. It would accept the area as described above;
2. It would require the simultaneous adoption of zoning regulations consistent with the City Comprehensive Plan for the area contiguous to the area to be annexed;
3. The proposed zoning of this area is R-1 Single Family Residential;
4. It would require the pro rata assumption of all existing City indebtedness by the area proposed.

Wherefore, the undersigned petition the City Council and ask:

1. That appropriate action be taken to fix the time and date for a public hearing on this petition; cause notice to be published and posted as required by RCW 35A.14.130, specifying the time and place of such hearing; and inviting all interested persons to appear and voice approval or disapproval of such annexation; and
2. That following said hearings, and subsequent to approval of the Yakima County Boundary Review Board if such is convened, the City Council determine by ordinance that such annexation shall be made, annexing the above described territory, and declaring the date whereon such annexation shall be effective; and that property so annexed shall become a part of the City of Moxee, Washington, subject to its laws and ordinances then and thereafter in force.

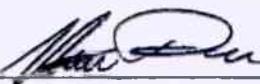
The petitioners subscribing hereto agree that all property within the territory hereby sought to be annexed shall be assessed and taxed at the same rate and on the same basis as other property within the City of Moxee, to pay for the portion of any then outstanding indebtedness of the City, which indebtedness has been approved by the voters, contracted for, or incurred prior to, or existing at, the date of annexation.

This page may be one of a number of identical pages forming one petition seeking the annexation of territory of the City of Moxee, Washington as above stated, and may be filed with other pages containing additional signatures. The undersigned has read the above (or attached text and prayer of the petition) and consents to the filing of other pages hereof to be considered as a part of this petition.

RECEIVED
OCT 08 2024
Y OF MOXEE

(Names of the petitioners should be in identical form as the same appear of record in the chain of title to the real estate. Use ink or indelible pencil.)

1. Property Owner Name: Selah Moxee Irrigation District
Owner's Address: P.O. Box 166, Moxee, WA, 98936-0166
Tax Parcel Number: 191336-23404
Parcel Size: 3.89 Acres
Legal Description: Section 36 Township 13 Range 19: SP# 8184902 LOT 2

Signature of Petitioner: 

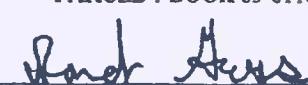
Date 10/03/2024

2. Property Owner Name: Roy Farms Inc.
Owner's Address: 401 Walters Rd., Moxee, WA 98936
Tax Parcel Number: 191336-23403
Parcel Size: 15.12 Acres
Legal Description: Section 36 Township 13 Range 19: SP# 8184902 LOT 1

Signature of Petitioner: 

Date 10/03/2024

3. Property Owner Name: Randy & Michelle Gress
Owner's Address: 7603 Duffield Rd., Moxee, WA 98936
Tax Parcel Number: 191336-23401
Parcel Size: 2 Acres
Legal Description: PARCEL 1 BOOK 83-0118

Signature of Petitioner: 

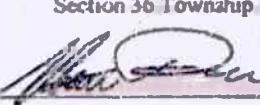
Date 10/03/2024

4. Property Owner Name: Loftus Hops LLC
Owner's Address: 1209 Morrier Ln., Yakima, WA 98901
Tax Parcel Number: 191336-23402
Parcel Size: 17.73 Acres
Legal Description: PARCEL 2 BOOK 83-0118

Signature of Petitioner: 

Date _____

(Names of the petitioners should be in identical form as the same appear of record in the chain of title to the real estate. Use ink or indelible pencil.)

1. Property Owner Name: Selab Moxee Irrigation Distri
Owner's Address: P.O. Box 166, Moxee, WA, 98936-0166
Tax Parcel Number: 191336-23404
Parcel Size: 3.89 Acres
Legal Description: Section 36 Township 13 Range 19: SP# 8184902 LOT 2
Signature of Petitioner:  Date 10/03/2024

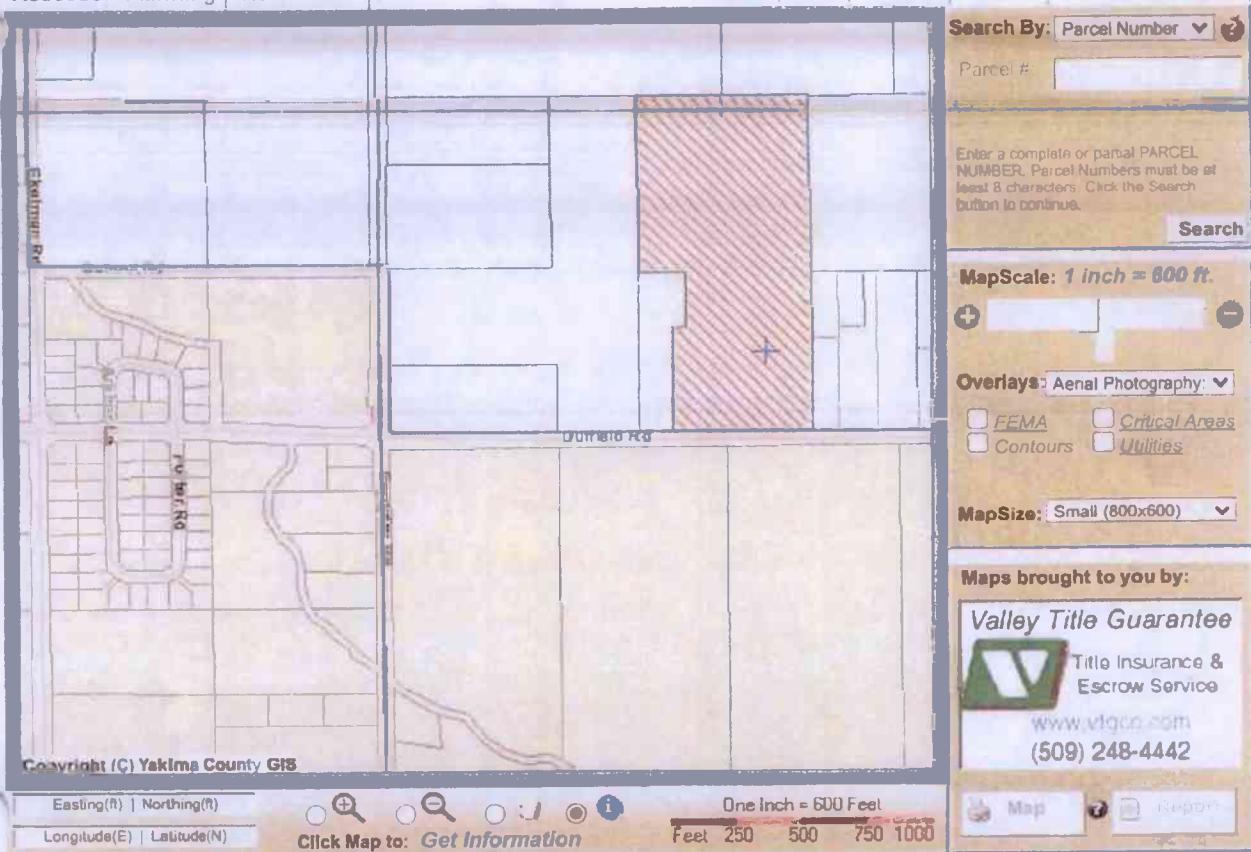
2. Property Owner Name: Roy Farms Inc.
Owner's Address: 401 Walters Rd., Moxee, WA 98936
Tax Parcel Number: 191336-23403
Parcel Size: 15.12 Acres
Legal Description: Section 36 Township 13 Range 19: SP# 8184902 LOT 1
Signature of Petitioner:  Date 10/03/2024

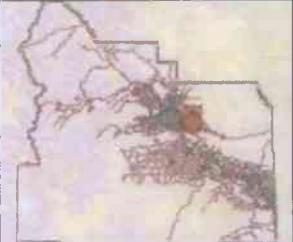
3. Property Owner Name: Randy & Michelle Gress
Owner's Address: 7603 Duffield Rd., Moxee, WA 98936
Tax Parcel Number: 191336-23401
Parcel Size: 2 Acres
Legal Description: PARCEL 1 BOOK 83-0118
Signature of Petitioner:  Date 10/03/2024

4. Property Owner Name: Loftus Hops LLC
Owner's Address: 1209 Morrier Ln., Yakima, WA 98901
Tax Parcel Number: 191336-23402
Parcel Size: 17.73 Acres
Legal Description: PARCEL 2 BOOK 83-0118
Signature of Petitioner: _____ Date _____

Assessor Planning | Real Estate

FAQ | Help | Legend | Search | Tools | Overview



PROPERTY INFORMATION AS OF 1/7/2025 11:32:11 PM		PRINTING	
	Parcel Address: UNASSIGNED, WA Parcel Owner(s): LOFTUS HOPS LLC Parcel Number: 19133623402 Parcel Size: 17.73 Acre(s) Property Use: 83 Current Use Agricultural	<input type="button" value="Printer-Friendly Page"/>	
	TAX ASSESSMENT INFORMATION	<input type="button" value="Detailed Report"/>	
Tax Code Area (TCA): 385	Tax Year: 2025	<input type="button" value="Print Detailed MAP"/>	
Improvement Value: \$0	Land Value: \$83800		
Current Use Value: \$44700	Current Use Improvement: \$48000		
New Construction: \$0	Total Assessed Value: \$83800		
RESIDENTIAL INFORMATION		SECTION MAPS	
Quality	Year Built	Stones	Main SqFt Upper SqFt Bsmt SqFt Bedrooms Bathrooms Garage (full/3/4,1/2) Carport
No Residence Information Found.			
SALE INFORMATION			
Excise	Sale Date	Sale Price	Grantor No Sales Information Found.
DISCLAIMER			
While the information is intended to be accurate, any manifest errors are unintentional and subject to correction. Please let us know about any errors you discover and we will correct them. To contact us call either (509) 574-1100 or (800) 572-7354, or email us .			
SECTION MAPS			
NW-Quadrant: 1"=200ft		NE-Quadrant: 1"=200ft	
SW-Quadrant: 1"=200ft		SE-Quadrant: 1"=300ft	

OVERLAY INFORMATION			
Zoning: R-1	Jurisdiction: County		
Urban Growth Area: Moxes	Future Landuse Designation: Urban Residential (Yakima County Plan 2015)		
FEMA 100 Year: FEMA Map	FIRM Panel Number: 53077C1060D	<input type="button" value="Download Map"/>	
LOCATION INFORMATION			
+ Latitude: 46° 34' 14.643"	+ Longitude: -120° 23' 52.770"	Range: 19	Township: 13 Section: 36
Narrative Description: PARCEL 2 BOOK 830118			
DISCLAIMER			
MAP AND PARCEL DATA ARE BELIEVED TO BE ACCURATE, BUT ACCURACY IS NOT GUARANTEED; THIS IS NOT A LEGAL DOCUMENT AND SHOULD NOT BE SUBSTITUTED FOR A TITLE SEARCH, APPRAISAL, SURVEY, FLOODPLAIN OR ZONING VERIFICATION			



Search By: [?](#)

Parcel #:

Enter a complete or partial PARCEL NUMBER. Parcel Numbers must be at least 8 characters. Click the Search button to continue.

Search

MapScale: 1 Inch = 600 ft

Overlays:

MapSize:

Maps brought to you by:

Valley Title Guarantee
 Title Insurance & Escrow Service
www.vtgco.com
(509) 248-4442

[Map](#) [Report](#)

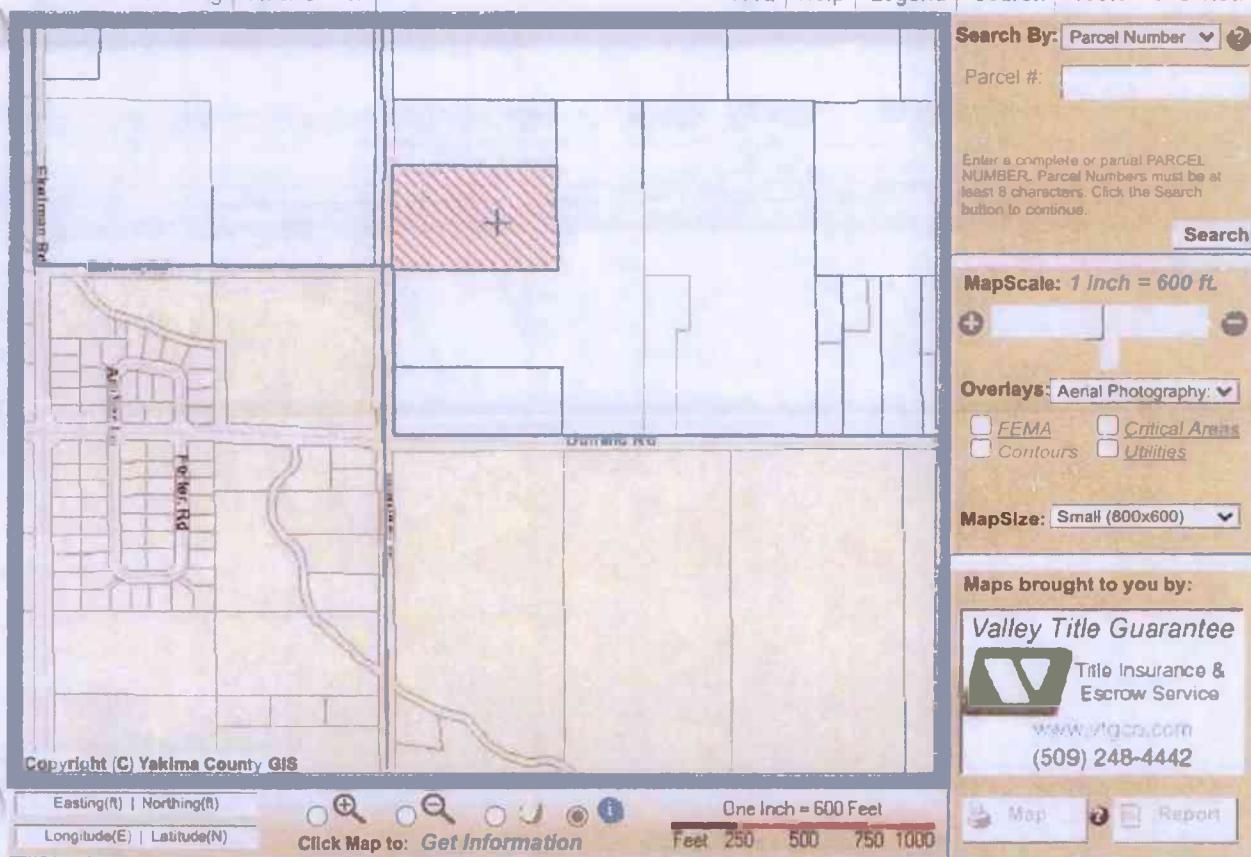
PROPERTY PHOTOS		PROPERTY INFORMATION AS OF 10/2025 IN SP-100										PRINTING																																															
 19133623401 12:04 AM		<p>Parcel Address: 7603 DUFFIELD RD, MOXEE, WA 98936</p> <p>Parcel Owner(s): GRESS, RANDY & MICHELLE</p> <p>Parcel Number: 19133623401 Parcel Size: 2 Acre(s)</p> <p>Property Use: 11 Single Unit</p> <p>TAX AND ASSESSMENT INFORMATION</p> <table border="1"> <tr> <td>Tax Code Area (TCA): 385</td> <td>Tax Year: 2025</td> </tr> <tr> <td>Improvement Value: \$272000</td> <td>Land Value: \$92600</td> </tr> <tr> <td>Current Use Value: \$0</td> <td>Current Use Improvement: \$0</td> </tr> <tr> <td>New Construction: \$0</td> <td>Total Assessed Value: \$364600</td> </tr> </table> <p>RESIDENTIAL INFORMATION</p> <table border="1"> <tr> <th>Quality</th> <th>Year Built</th> <th>Stories</th> <th>Main SqFt</th> <th>Upper SqFt</th> <th>Bsmt SqFt</th> <th>Bedrooms</th> <th>Bathrooms (full/3/4, 1/2)</th> <th>Garage (bsmt/att/bltin)</th> <th>Carport</th> </tr> <tr> <td>AVERAGE</td> <td>1935</td> <td>2.00</td> <td>1120</td> <td>746</td> <td>0/0</td> <td>3</td> <td>1/1/0</td> <td>0/0/0</td> <td></td> </tr> </table> <p>SALE INFORMATION</p> <table border="1"> <tr> <td>Excise</td> <td>Sale Date</td> <td>Sale Price</td> <td>Grantor</td> <td>Portion</td> </tr> <tr> <td colspan="5">No Sales Information Found.</td> </tr> </table> <p>DISCLAIMER</p> <p>While the information is intended to be accurate, any manifest errors are unintentional and subject to correction. Please let us know about any errors you discover and we will correct them. To contact us call either (509) 574-1100 or (800) 572-7354, or email us.</p>										Tax Code Area (TCA): 385	Tax Year: 2025	Improvement Value: \$272000	Land Value: \$92600	Current Use Value: \$0	Current Use Improvement: \$0	New Construction: \$0	Total Assessed Value: \$364600	Quality	Year Built	Stories	Main SqFt	Upper SqFt	Bsmt SqFt	Bedrooms	Bathrooms (full/3/4, 1/2)	Garage (bsmt/att/bltin)	Carport	AVERAGE	1935	2.00	1120	746	0/0	3	1/1/0	0/0/0		Excise	Sale Date	Sale Price	Grantor	Portion	No Sales Information Found.					Printer-Friendly Page Detailed Report Print Detailed MAP SECTION MAPS Section Map 1in=400ft Other SECTION MAPS <table border="1"> <tr> <td>NW-Qtr</td> <td>NE-Qtr</td> </tr> <tr> <td>1"=200ft</td> <td>1"=200ft</td> </tr> <tr> <td>SW-Qtr</td> <td>SE-Qtr</td> </tr> <tr> <td>1"=200ft</td> <td>1"=200ft</td> </tr> </table>		NW-Qtr	NE-Qtr	1"=200ft	1"=200ft	SW-Qtr	SE-Qtr	1"=200ft	1"=200ft
Tax Code Area (TCA): 385	Tax Year: 2025																																																										
Improvement Value: \$272000	Land Value: \$92600																																																										
Current Use Value: \$0	Current Use Improvement: \$0																																																										
New Construction: \$0	Total Assessed Value: \$364600																																																										
Quality	Year Built	Stories	Main SqFt	Upper SqFt	Bsmt SqFt	Bedrooms	Bathrooms (full/3/4, 1/2)	Garage (bsmt/att/bltin)	Carport																																																		
AVERAGE	1935	2.00	1120	746	0/0	3	1/1/0	0/0/0																																																			
Excise	Sale Date	Sale Price	Grantor	Portion																																																							
No Sales Information Found.																																																											
NW-Qtr	NE-Qtr																																																										
1"=200ft	1"=200ft																																																										
SW-Qtr	SE-Qtr																																																										
1"=200ft	1"=200ft																																																										

OVERLAY INFORMATION											
Zoning:	R-1			Jurisdiction: County							
Urban Growth Area:	Moxee			Future Landuse Designation: Urban Residential (Yakima County Plan 2015)							
FEMA 100 Year:	FEMA Map			FIRM Panel Number: 53077C1060D			Download Map				
LOCATION INFORMATION											
+ Latitude: 46° 34' 17.002"				+ Longitude: -120° 23' 58.518"				Range: 19 Township: 13 Section: 36			
Narrative Description: PARCEL 1 BOOK 830118											
DISCLAIMER											
MAP AND PARCEL DATA ARE BELIEVED TO BE ACCURATE, BUT ACCURACY IS NOT GUARANTEED; THIS IS NOT A LEGAL DOCUMENT AND SHOULD NOT BE SUBSTITUTED FOR A TITLE SEARCH, APPRAISAL, SURVEY, FLOODPLAIN OR ZONING VERIFICATION											



Assessor Planning | Real Estate

FAQ | Help | Legend | Search | Tools | Overview

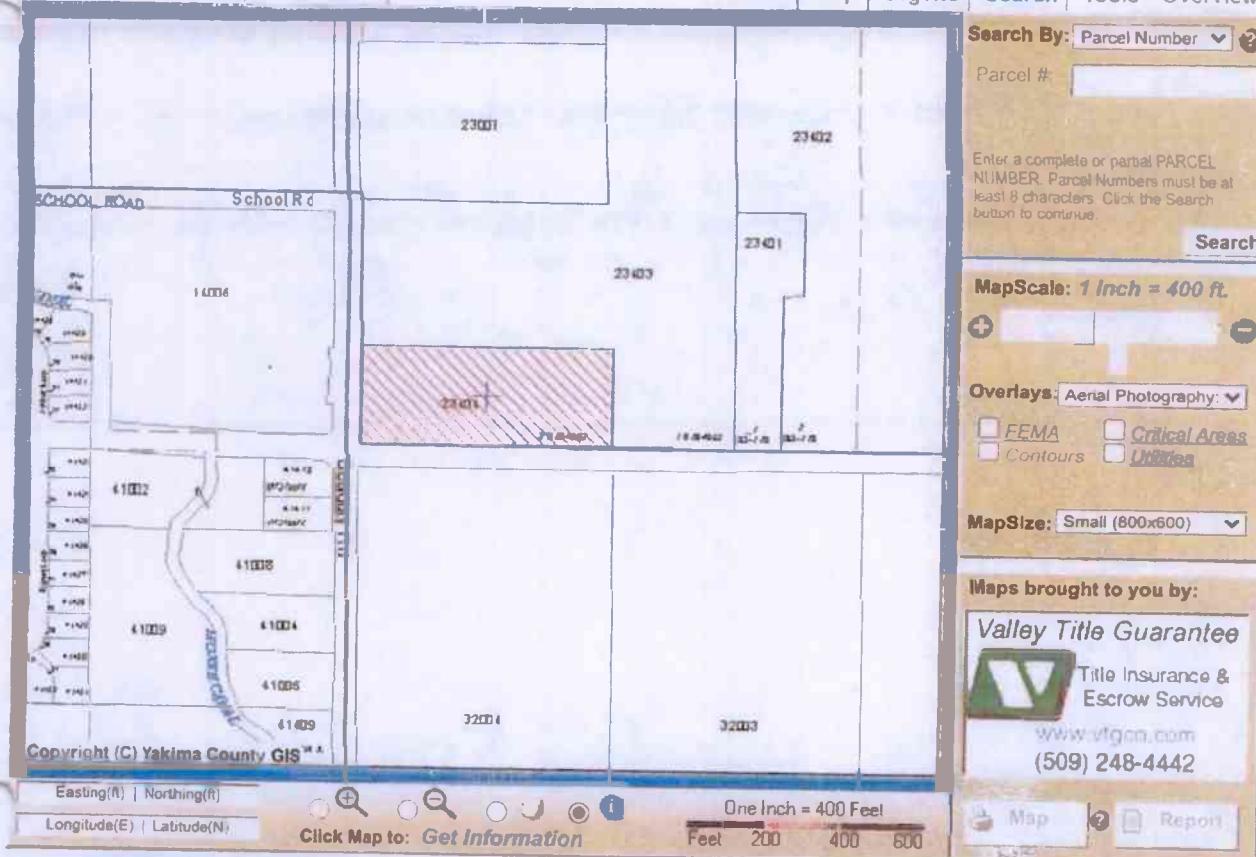


PROPERTY PHOTOS			PROPERTY INFORMATION AS OF 6/7/2025 1:33:11 PM								PRINTING											
			Parcel Address: 2003 BEAUDRY RD, YAKIMA, WA 98901 Parcel Owner(s): YAKIMA COUNTY FIRE DIST #4 EAST VALLEY FIRE DEPT Parcel Number: 19133623007 Parcel Size: 6.14 Acre(s) Property Use: 67 Service Governmental								Printer-Friendly Page Detailed Report Print Detailed MAP											
			TAX AND ASSESSMENT INFORMATION Tax Code Area (TCA): 385 Tax Year: 2025 Improvement Value: \$1647500 Land Value: \$43600 CurrentUse Value: \$0 CurrentUse Improvement: \$0 New Construction: \$0 Total Assessed Value: \$1691100																			
RESIDENTIAL INFORMATION Quality Year Built Stories Main SqFt Upper SqFt Bsmt SqFt Bedrooms Bathrooms (full/3/4, 1/2) Garage (bsm/att/btm) Carport No Residence Information Found.																						
SALE INFORMATION Excise Sale Date Sale Price Grantor Portion No Sales Information Found.																						
DISCLAIMER While the information is intended to be accurate, any manifest errors are unintentional and subject to correction. Please let us know about any errors you discover and we will correct them. To contact us call either (509) 574-1100 or (800) 572-7354, or email us .																						
SECTION MAPS Section Map 1in=400ft NW-Qtr NE-Qtr 1in=200ft 1in=200ft SW-Qtr SE-Qtr 1in=200ft 1in=200ft																						

OVERLAY INFORMATION																								
Zoning:	R-1		Jurisdiction: County																					
Urban Growth Area:	Moxee		Future Landuse Designation: Urban Public (Yakima County Plan 2015)																					
FEMA 100 Year:	FEMA Map		FIRM Panel Number: 53077C1060D		Download Map																			
Latitude: 46° 34' 19.737" Longitude: -120° 24' 07.766" Range: 19 Township: 13 Section: 36 Narrative Description: Section 36 Township 13 Range 19 Quarter NW: NW1/4 SW1/4 NW1/4, EX N 4.16 ACRES, & EX W 30 FT CO RD R/W (BEAUDRY ROAD)																								
DISCLAIMER																								

Assessor Planning | Real Estate

FAQ | Help | Legend | Search | Tools | Overview



PROPERTY PHOTOS		PROPERTY INFORMATION AS OF 1/27/2025 - 1:32:11 PM								PRINTING											
		Parcel Address: BEAUDRY RD/DUFFIELD, WA Parcel Owner(s): SELAH MOXEE IRRIGATION DISTRICT Parcel Number: 19133623404 Parcel Size: 3.89 Acre(s) Property Use: 91 Undeveloped Land								Printer-Friendly Page											
		TAX AND ASSESSMENT INFORMATION								Detailed Report											
Tax Code Area (TCA): 385 Tax Year: 2025																					
Improvement Value: \$0 Land Value: \$70600																					
CurrentUse Value: \$0 CurrentUse Improvement: \$0																					
New Construction: \$0 Total Assessed Value: \$70600																					
RESIDENTIAL INFORMATION																					
Quality	Year Built	Stories	Main SqFt	Upper SqFt	Bsmt SqFt	Bedrooms	Bathrooms (full/3/4,1/2)	Garage (bsm/att/bltn)	Carport	Section Map 1in=400ft											
No Residence Information Found.																					
SALE INFORMATION																					
Excise	Sale Date	Sale Price	Grantor					Portion	Qtr. SECTION MAPS												
466298	11/21/2023	\$250000	ROY FARMS INC					N	NW-Qtr 1in=200ft SE-Qtr 1in=200ft												
DISCLAIMER																					
While the information is intended to be accurate, any manifest errors are unintentional and subject to correction. Please let us know about any errors you discover and we will correct them. To contact us call either (509) 574-1100 or (800) 572-7354, or email us .																					

OVERLAY INFORMATION																													
Zoning:	R-1	Jurisdiction:	County																										
Urban Growth Area:	Moxee	Future Landuse Designation:	Urban Residential (Yakima County Plan 2015)																										
FEMA 100 Year:	FEMA Map	FIRM Panel Number:	53077C1060D	Download Map																									
LOCATION INFORMATION																													
Latitude: 46° 34' 12.922"	Longitude: -120° 24' 08.767"	Range: 19 Township: 13 Section: 36																											
Narrative Description: Section 36 Township 13 Range 19: SP# 8184902 LOT 2																													
DISCLAIMER																													
MAP AND PARCEL DATA ARE BELIEVED TO BE ACCURATE, BUT ACCURACY IS NOT GUARANTEED. THIS IS NOT A LEGAL DOCUMENT AND SHOULD NOT BE SUBSTITUTED FOR A TITLE SEARCH, APPRAISAL, SURVEY, FLOODPLAIN OR ZONING VERIFICATION																													

Yakima County GIS - Washington Land Information Portal

Yakima County Assessor
Yakima County GIS
Yakima County



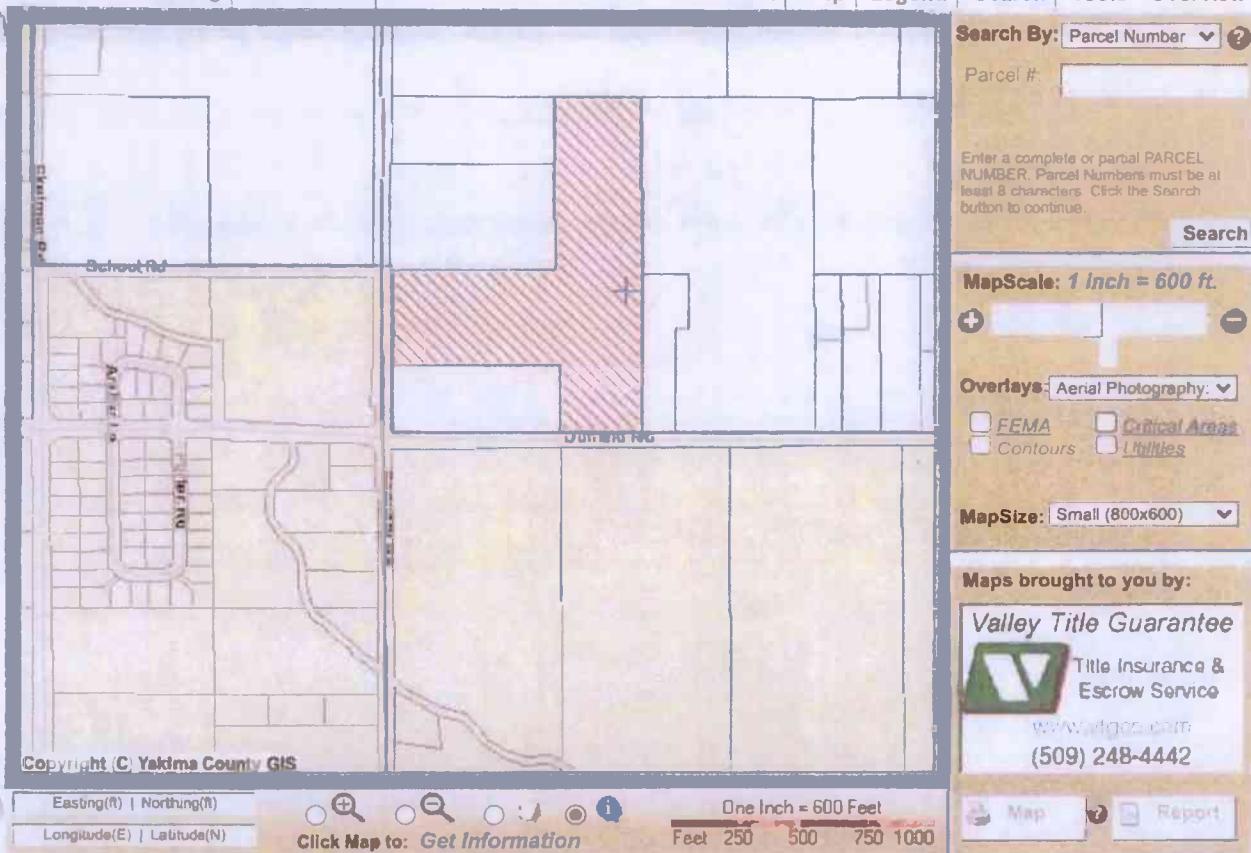
First American Title

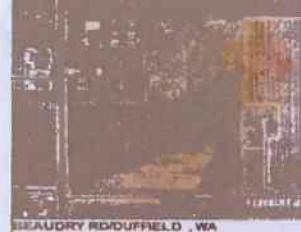
www.firstam.com

509.248.7550

Assessor Planning | Real Estate

FAQ | Help | Legend | Search | Tools | Overview



PROPERTY PHOTOS			PROPERTY INFORMATION AS OF 1/7/2025 - 1:32:11 PM								PRINTING											
			Parcel Address: BEAUDRY RD/DUFFIELD, WA								Printer-Friendly Page											
			Parcel Owner(s): ROY FARMS INC								Detailed Report											
			Parcel Number: 19133623403 Parcel Size: 15.12 Acre(s)								Print Detailed MAP											
Property Use: 91 Undeveloped Land																						
TAX AND ASSESSMENT INFORMATION																						
Tax Code Area (TCA): 385			Tax Year: 2025								Section Map 1"=400ft											
Improvement Value: \$0			Land Value: \$82400								NW-Qtr 1"=200ft											
Current Use Value: \$0			Current Use Improvement: \$0								NE-Qtr 1"=200ft											
New Construction: \$0			Total Assessed Value: \$82400								SW-Qtr 1"=200ft											
RESIDENTIAL INFORMATION																						
Quality	Year Built	Stones	Main SqFt	Upper SqFt	Bsmt SqFt	Bedrooms	Bathrooms (full/3/4,1/2)	Garage (bsmt/att/bttn)	Carport	Section Map 1"=400ft												
No Residence Information Found.																						
SALE INFORMATION																						
Excise	Sale Date	Sale Price	Grantor	Portion								Qtr SECTION MAPS										
No Sales Information Found.																						
DISCLAIMER																						
While the information is intended to be accurate, any manifest errors are unintentional and subject to correction. Please let us know about any errors you discover and we will correct them. To contact us call either (509) 574-1100 or (800) 572-7354, or email us .																						

OVERLAY INFORMATION																					
Zoning:	R-1	Jurisdiction: County																			
Urban Growth Area:	Moxee	Future Landuse Designation: Urban Residential (Yakima County Plan 2015)																			
FEMA 100 Year:	FEMA Map	FIRM Panel Number: 53077C1060D						Download Map													
LOCATION INFORMATION																					
+ Latitude: 46° 34' 17.068"	+ Longitude: -120° 24' 00.583"	Range: 19 Township: 13 Section: 36																			
Narrative Description: Section 36 Township 13 Range 19: SP# 8184902 LOT 1																					
DISCLAIMER																					
MAP AND PARCEL DATA ARE BELIEVED TO BE ACCURATE, BUT ACCURACY IS NOT GUARANTEED. THIS IS NOT A LEGAL DOCUMENT AND SHOULD NOT BE SUBSTITUTED FOR A TITLE SEARCH, APPRAISAL, SURVEY, FLOODPLAIN OR ZONING VERIFICATION																					



El Sol de Yakima

AFFIDAVIT OF PUBLICATION

Amy Conger
City Of Moxee
255 W Seattle Avenue
PO BOX 249
Moxee WA 98936

STATE OF WASHINGTON, COUNTIES OF YAKIMA

The undersigned, on oath states that he/she is an authorized representative of Yakima Herald-Republic, Inc., publisher of Yakima Herald-Republic and El Sol de Yakima, of general circulation published daily in Yakima County, State of Washington. Yakima Herald-Republic and El Sol de Yakima have been approved as legal newspapers by orders of the Superior Court of Yakima County.

The notice, in the exact form annexed, was published in the regular and entire issue of said paper or papers and distributed to its subscribers during all of the said period.

11/02/2024

RECEIVED
NOV 6 2024
CITY OF MOXEE

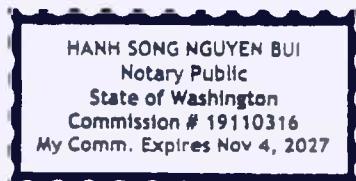
Agent Debbie Collantes Signature Debbie Collantes

Subscribed and sworn to before me on 11/4/24.

Hanh Bui

(Notary Signature) Notary Public in and for the State of Washington, residing at Yakima

Publication Cost: \$103.60
Order No: 87837
Customer No: 23206
PO #:



**CITY OF MOXEE
NOTICE OF PUBLIC
HEARING**

Publication Cost: \$103.60
Order No: 87837
Customer No: 23206
PO #:

A Public Hearing will be held in the Moxee City Council Chambers at 255 West Seattle Avenue on Thursday, November 14, 2024 at 7:00 P.M. to consider an annexation petition filed by Roy Farms, Inc., Loftus Hops, LLC and other adjacent property owners to annex approximately 45 acres that currently adjoin the Moxee City Limits on its west and south sides. The annexation area generally lies at the northeast corner of the intersection of Beaudry Road and Duffield Road. All persons are invited to appear and voice approval or disapproval on the above-described petition for annexation. For more information on the upcoming hearing, or to request special accommodations, residents should contact Amy Conger at 509-575-8851. If you are unable to attend this public hearing, written comments will be received until 5:00 P.M., the day of the hearing.

(87837) November 2, 2024

CITY OF MOXEE
NOTICE OF PUBLIC HEARING

A Public Hearing will be held in the Moxee City Council Chambers at 255 West Seattle Avenue on Thursday, November 14, 2024 at 7:00 P.M. to consider an annexation petition filed by Roy Farms, Inc., Loftus Hops, LLC and other adjacent property owners to annex approximately 45 acres that currently adjoin the Moxee City Limits on its west and south sides. The annexation area generally lies at the northeast corner of the intersection of Beaudry Road and Duffield Road. All persons are invited to appear and voice approval or disapproval on the above-described petition for annexation. For more information on the upcoming hearing, or to request special accommodations, residents should contact Amy Conger at 509-575-8851. If you are unable to attend this public hearing, written comments will be received until 5:00 P.M., the day of the hearing.

Please publish one time on November 2, 2024

**CITY OF MOXEE, WASHINGTON
REGULAR COUNCIL MEETING
NOVEMBER 14, 2024
COUNCIL CHAMBERS-CITY HALL**

Mayor Lenseigne opened the Regular Council Meeting at 7:00p.m.

Present

Council: Mayor and Council Members: Mayor LeRoy Lenseigne, Greg Spurgin, David Roy, Jan Hutchinson, and Larry Frank.

Staff: Jeff Burkett, City Supervisor/Police Chief; Amy Conger, City Clerk-Treasurer; Mark Lewis, Police Lieutenant; Office Clerk, Marcela Garcia

Absent: Rob Layman

Guests: Connie Lenseigne, Mandy Burkett, Neil Hutchinson, John Olson, Randy Gress, Houston Aha, Bill Hordan

1. APPROVE MINUTES FROM OCTOBER 10, 2024, CITY COUNCIL MEETING.

Mayor Lenseigne asked if there were any errors, corrections, or omissions to the minutes of October 10, 2024. There were none.

ACTION NO. 1 Council member Frank made a motion to accept the minutes as prepared. Council member Spurgin seconded the motion. The motion carried.

2. PUBLIC HEARING TO RECEIVE COMMENTS REGARDING A PETITION TO ANNEX 45 ACRES OF PROPERTY INTO THE CORPORATE CITY LIMITS OF MOXEE. THE PROPERTY IS GENERALLY LOCATED ON THE NORTHEAST CORNER OF THE INTERSECTION OF BEAUDRY AND DUFFIELD RD.

Mayor Lenseigne opened the public hearing at 7:00p.m. City Planner Bill Hordan explained to the council that a Letter of Intent had been received on July 31, 2024, to annex in certain properties located at the northeast corner of the intersection of Duffield Rd and Beaudry Rd. This letter was presented to the council on August 8, 2024, which at that time in consultation with staff, the council decided to amend the annexation area to include the Gress and East Valley Fire District properties. The city then drafted a petition for annexation which was presented to the proponents for annexation. The proponents received 100% of the property owner signatures. The petition was presented to the City Clerk on October 8, 2024, and was determined sufficient for processing. The annexation area was posted in three areas and legal notice of this hearing was posted in the Herald Republic. Hordan stated he was asking that the council for four items; to accept the annexation area that's been previously reviewed by the council; the simultaneous adoption of the zoning regulation would occur upon annexation that would be consistent with the comprehensive plan for the area contiguous to the area to be annexed; the proposed zoning of the area as R-1, Single Family Residential; and that the annexation area would assume pro rata indebtedness of the area proposed. Mayor Lenseigne asked if there was any testimony to be presented. Randy Gress brought up his concerns which were safety on Duffield, a water/sewer hookup at his property, a Selah Moxee irrigation hookup to his property, a block wall fence, and utilities brought to his property for his potential subdivision. The mayor did let Gress know that these would be items to bring up when it was subdivision time after the annexation. There were no further comments. Mayor Lenseigne closed the public hearing at 7:05p.m.

3. RESOLUTION 2024-05 A RESOLUTION DECLARING THE CITY'S INTENT TO ANNEX REAL PROPERTY IN THE CITY LIMITS

Mayor Lenseigne read Resolution 2024-05, a resolution of intent to annex real property into city limits.

ACTION NO. 2 Council Member Roy made a motion to adopt Resolution 2024-05, a resolution of intent to annex real property in the city limits. Council Member Hutchinson seconded the motion. The motion carried.

4. PUBLIC HEARING TO REVIEW PROPOSED 2025 PRELIMINARY BUDGET

Mayor Lenseigne opened the public hearing at 7:07PM to review the 2025 Proposed Preliminary Budget. City Supervisor Burkett provided the Mayor and Council with copies of the 2025 Proposed Preliminary

Budget. Burkett stated that he had held a budget study session in which he was given the direction to go with this proposed budget. He stated he had concerns with the current expense and irrigation funds. Burkett then went over the projected revenues and proposed expenditures. Highlighted budgeted expenditure items listed were:

385	City Street Construction Fund \$110,000 SR 24 Pathway Engineering and right of way \$150,000 Citywide Crack Seal Project
401	Water/Sewer Fund Water/Sewer Fund includes debt service payments to Public Works Trust Fund, Yakima County SIED Fund and DWSRF Loans are as follows:
	Public Works Trust Fund Loan PW-06-962-027 2007 Wastewater Convalesce Facilities \$101,000
	Yakima County SIED Loan YC-TB-12 2012 SR24 Water Main Extension \$35,500
	DWSRF Loan DM11-952-025 2014 Source Water Disinfection and Storage Improvements \$104,000
	DWSRF Loan DWL24930 Well #2 Replacement \$50,750
	Public Works Trust Fund Loan PE-20-96103-102 \$65,500 Well #2 Replacement
482	Pressurized Irrigation System \$10,000 for Irrigation Improvements
425	Capital Facilities Planning \$120,000 for Aquifer Storage Recharge Plan \$40,000 for Well & Aquifer Study
438	Water/Sewer Capital Improvements \$150,000 for Beaudry Road Water Transmission Line
501	Equipment Reserve \$150,000 for the purchase of two Patrol Cars for the Police Department

The total proposed budget total is \$5,695,650.00. Mayor Lenseigne closed the public hearing at 7:27PM.

5. PUBLIC HEARING TO REVIEW PROPOSED 2025 PROPERTY TAX LEVY

Mayor Lenseigne opened the public hearing at 7:27PM. City Supervisor Burkett proposed a 2025 Tax levy amount which reflects the maximum 4.5693% increase or a \$28,697.94 increase from the previous levy. Burkett stated this is what is needed to help close the gap in the budget and help maintain reserves. There were no comments from the Council or the public on the proposed 2025 property tax levy. Mayor Lenseigne closed the public hearing at 7:30PM.

6. RESOLUTION 2024-06 A RESOLUTION DETERMINING THE AMOUNT OF PROPERTY TAXES TO BE LEVIED ON REAL AND PERSONAL PROPERTY FOR 2025.

Mayor Lenseigne read Resolution 2024-06, a Resolution determining the amount of property taxes to be levied on real and personal property for 2025.

ACTION NO. 3 Council member Roy made a motion to pass and adopt Resolution 2024-06, a Resolution determining the amount of property taxes to be levied on real and personal property.

Council member Spurigin seconded the motion. The motion carried.

7. PROGRESS PAYMENT #2 TO TRI-VALLEY CONSTRUCTION, INC. FOR THE WORK PERFORMED ON THE BEAUDRY ROAD TRANSMISSION MAIN IMPROVEMENTS PROJECT THROUGH OCTOBER 31, 2024.

City Supervisor Burkett read a letter from Jacob Sevigny of HLA Engineering and Land Surveying, Inc. recommending Progress Estimate No. 02 in the amount of \$254,145.80 be paid to contractor Tri-Valley Construction, Inc. for work performed through October 31, 2024.

ACTION NO. 4 Council member Spurgin made a motion to approve progress payment #2 to Tri-Valley Construction.

Council member Frank seconded the motion. The motion carried.

8. PROGRESS PAYMENT #1 TO ASCENT FOUNDATION & MORE, LLC FOR THE WORK PERFORMED ON THE CHARRON ROAD SIDEWALK LINK PROJECT THROUGH OCTOBER 31, 2024.

City Supervisor Burkett read a letter from Benjamin Annen of HLA Engineering and Land Surveying, Inc. recommending Progress Estimate No. 01 in the amount of \$21,051.48 be paid to contractor Ascent Foundation & More LLC, for work performed through October 31, 2024. Burkett reported that there had been some traffic complaints related to the project which led to the closure of the west bound lane on Charron Rd.

ACTION NO. 5 Council member Roy made a motion to approve progress payment #1 to Ascent Foundation & More, LLC.

Council member Frank seconded the motion. The motion carried.

9. SR24 PATHWAY EXTENSION PROJECT SUPPLEMENTAL AGREEMENT NO. 1

City Supervisor Burkett explained to the council that this is an extension to comply with our agreement with WSDOT. This supplemental agreement is an extension of the existing agreement.

ACTION NO. 6 Council Member Frank made a motion for the mayor to sign the SR24 Pathway Extension Supplemental Agreement No. 1.

Council Member Hutchinson seconded the motion. The motion carried.

10. SR24 PATHWAY EXTENSION PROJECT LOCAL AGENCY AGREEMENT SUPPLEMENT NO.2

City Supervisor Burkett explained that this was for the same project as Item 9, but this was so that HLA can continue their work on the pathway project.

ACTION NO. 7 Council Member Spurgin made a motion for the mayor to sign the SR24 Pathway Extension Supplemental Agreement No. 2.

Council Member Hutchinson seconded the motion. The motion carried.

11. YAKIMA COUNTY INFORMATION TECHNOLOGY SERVICES INTERLOCAL AGREEMENT FOR MOXEE CITY HALL.

City Supervisor Burkett informed the council that this is the agreement that provides for our internet services. This is the same agreement that we have had from Yakima County Information Technology Services for Moxee City Hall. He said that the agreement had a rate increase of about \$700 or 10% over 2024 rates.

ACTION NO. 8 Council member Hutchinson made a motion to authorize City Supervisor Burkett to sign the 2025 Yakima County Information Technology Services Interlocal Agreement. Council Member Roy seconded the motion. The motion carried.

12. YAKIMA COUNTY INFORMATION TECHNOLOGY SERVICES INTERLOCAL AGREEMENT FOR THE MOXEE POLICE DEPARTMENT.

City Supervisor Burkett informed the council that he had received the 2025 Yakima County Information Technology Services Interlocal Agreement for Moxee Police Department. He said that the agreement had a rate increase of \$1000 over 2024 rates.

ACTION NO. 9 Council member Spurgin made a motion to authorize City Supervisor Burkett to sign the 2025 Yakima County Information Technology Services Interlocal Agreement. Council Member Roy seconded the motion. The motion carried.

13. YAKIMA VALLEY LIBRARIES 2025 CONTRACT RENEWAL.

City Supervisor Burkett read to the council a letter from Yakima Valley Library regarding the Facilities Usage Agreement. This is a 1-year contract.

ACTION NO. 10 Council Member Frank made a motion for the mayor to sign the Facilities Use Agreement for the Yakima Valley Libraries. Council Member Hutchinson seconded the motion. The motion carried.

14. INTERLOCAL AGREEMENT BETWEEN THE CITY OF MOXEE AND SELAH MOXEE IRRIGATION DISTRICT, AQUIFER STORAGE AND RECOVERY(ASR) COLLABORATION.

City Supervisor Burkett stated this is an agreement for the City of Moxee to use the Selah Moxee Irrigation District water for this project. Currently the city has been presented with a draft only of this agreement. This is likely the final agreement. Burkett was asking for authorization to sign the final draft when presented due to time constraints with the Department of Ecology.

ACTION NO. 11 Council member Roy made a motion for City Supervisor Burkett to sign the Interlocal Agreement between the City of Moxee and Selah Moxee Irrigation District for the Aquifer Storage and Recovery collaboration when the agreement is complete. Council member Spurgin seconded the motion. The motion carried.

15. APPROVE ACCOUNTS PAYABLE & PAYROLL CHECKS AS IDENTIFIED ON THE CLERK'S JOURNAL.

Payroll Check Nos. 32046 - 32111 Plus any Electronic Checks for a total of \$205,129.15

Claims Check Nos. 38260 - 38319 Plus any Electronic Checks for a total of \$240,489.79

Claims Check Nos. 2008 for a total of \$427,995.17

ACTION NO. 12 Council member Roy made a motion to approve the above-mentioned checks. Council member Frank seconded the motion. The motion carried.

OLD BUSINESS

City Supervisor Burkett clarified that the increase in the Barbershop lease to \$700 will begin January 1, 2025.

City Supervisor Burkett stated there were ongoing issues with mailboxes from other streets being placed on Charron Rd. at the direction of the post office. He is working with the post office to come up with a solution to move the mailboxes.

OTHER BUSINESS

Police Lieutenant Lewis reported that the department has had an increase in vehicle prowls and car thefts, which is normal when the weather cools. They also are experiencing an increase in homeless encounters. Lewis asked the council to consider a camping ban ordinance.

ADJOURNMENT

ACTION NO. 6 Council member Frank made a motion to adjourn the Regular Council meeting at 8:09p.m. Council member Hutchinson seconded the motion. The motion carried.

ATTEST

Doni Conger
CITY CLERK-TREASURER
ROB LAYMAN

LeRoy Lenseigne
MAYOR LEROY LENSEIGNE
GREG SPURGIN

JAN HUTCHINSON
Larry Frank
LARRY FRANK

DAVID ROY

CITY OF MOXEE
CLERK'S CERTIFICATION

I, the undersigned, the duly chosen, qualified and acting Clerk of the City of Moxee, Washington and keeper of the records of the Council of the City, (herein called the "Council"), DO HEREBY CERTIFY:

1. That the attached Resolution 2024-05 (herein called the "Resolution"), is a true and correct copy of a Resolution of the City, as finally passed at a meeting of the Council held on the 14th day of November 2024, and duly recorded in my office.
2. That said meeting was duly convened and held in all respects in accordance with law, and, to the extent required by law, due and proper notice of such meeting was given; that a quorum was present throughout the meeting and a legally sufficient number of members of the Council voted in the proper manner for passage of the Resolution; that all other requirements and proceedings incident to the proper passage of the Ordinance have been duly fulfilled, carried out and otherwise observed; and that I am authorized to execute this certificate.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of the City of Moxee, Washington, this 14th day of November 2024.

Amy Conger
Amy Conger, City Clerk-Treasurer

**CITY OF MOXEE
RESOLUTION 2024-05**

A RESOLUTION OF INTENT TO ANNEX REAL PROPERTY IN THE CITY LIMITS

WHEREAS, A petition for Annexation on behalf of Houston Aho and adjacent property owners was filed with the City Council requesting that the property described on the attached petition be annexed into the City of Moxee, and

WHEREAS, the City of Moxee has determined the petition to be sufficient to proceed with the Annexation process and hold a public hearing, and

WHEREAS, The City Council of the City of Moxee has determined that, subject to review and approval by the Yakima County Boundary Review Board, such annexation should be made.

**NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MOXEE
as follows:**

The above described property shall be annexed into the City of Moxee corporate boundaries and thereupon will assume City zoning as R1 Single Family Residential as identified on City of Moxee Zoning Map, subject to approval by the Yakima County Boundary Review Board to be effective upon passage of an Ordinance approving same, and conditioned upon said property being assessed and taxed at the same rate and the same basis as the other property within the City of Moxee. Provided it would also require the prorata assumption of all City indebtedness which in indebtedness has been approved by the voters, contracted for, or incurred prior to completion of the annexation process.

**NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MOXEE,
WASHINGTON To declare their intent to annex the above described property into the
incorporated City limits of Moxee, Washington.**

PASSED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF MOXEE,
WASHINGTON this 14th day of November 2024.

ATTEST:

Amy Conger
CITY CLERK-TREASURER

Shay Lorange
MAYOR

MASTER INTERLOCAL AGREEMENT
FOR GROWTH MANAGEMENT ACT IMPLEMENTATION
IN YAKIMA COUNTY

TABLE OF CONTENTS

I. PREAMBLE

A. Purpose	1
B. Background	2

II. AGREEMENT

A. Parties to Agreement.....	3
B. Authority	3
C. Objectives.....	3
D. Cooperative Planning System	4
E. Planning Implementation	5
F. Infrastructure Services and Level of Service	8
G. Annexation.....	12
H. Sub-Agreements.....	14
I. General Provisions	15

III. SIGNATURES

I. PREAMBLE

A. PURPOSE

The primary purpose of this Agreement is to provide a management structure for growth and development occurring in Urban Growth Areas (UGAs) to ensure that coordinated Growth Management Act (GMA) goals will be met. In areas that are outside of city limits but within the UGA, the County continues to have legal jurisdiction but both the County and respective City have interests. The purpose of UGA designation is to target these areas for urban growth and urban levels of services, and eventual annexation or incorporation. Consequently, the County and cities' must have coordinated visions for urban density land use in these areas with appropriate development standards to assure consistency with the GMA. This Agreement is intended to meet the objectives of the GMA, set out processes for coordination of planning, provide public improvements, and to clarify

administrative and development processes for citizens, the Cities and the County.

B. BACKGROUND

Outlined below are statute, regulation, and agreements that provide the framework for this Agreement.

1. Growth Management Act

The enactment of GMA by the Washington State Legislature in 1990 fundamentally changed the way comprehensive land use planning is carried out in the state. The GMA requires that counties and cities update their comprehensive land use plans consistent with statewide goals and to coordinate their planning efforts with each other.

2. County-wide Planning Policies (CWPPs)

To assure that this coordination is carried out, the 1991 Legislature passed companion legislation (RCW 36.70A.210) requiring counties and cities to coordinate the development of local comprehensive plans through a set of mutually developed CWPPs.

Following review and recommendation by the Cities, the CWPPs were adopted by the Board of Yakima County Commissioners in June 1993 and updated in 2003. This agreement implements the Yakima County-wide Planning Policies (CWPP) as adopted by Yakima County and its cities.

3. Urban Growth Areas

The GMA states that urban growth should first be located in areas already characterized by urban growth that have adequate existing public facility and service capacities to serve such development, second in areas already characterized by urban growth that will be served adequately by a combination of both existing public facilities and services and any additional needed public facilities and services that are provided by either public or private sources, and third in the remaining portions of the urban growth areas. [RCW 36.70A.110(3)]

Therefore, the CWPPs include specific policies to encourage growth in UGAs and discourage urban growth outside of these areas. Also, these policies strive for development within UGAs in a logical fashion outward from the edge of developed land in conjunction with the provision of infrastructure and urban services.

4. Provision of Services within UGAs

The GMA recognizes that, in general, the Cities are the units of government most appropriate to provide urban governmental services. RCW 36.70A.110(4). This preference does not preclude provision of services by other providers, but suggests if all factors were equal in an evaluation of potential service, the City is the preferred provider of urban governmental services.

II. AGREEMENT

A. PARTIES TO AGREEMENT

This Agreement is entered into individually between Yakima County (hereinafter referred to as the "County") and each of the following municipalities: the Cities of Grandview, Granger, Mabton, Moxee, Selah, Sunnyside, Tieton, Toppenish, Union Gap, Wapato, Yakima and Zillah, the Towns of Harrah and Naches (hereinafter referred to as the "City" or "Cities").

B. AUTHORITY

This Agreement constitutes an exercise of authority granted to the Cities and the County under Chapter 39.34 RCW, the Interlocal Cooperation Act, and Chapter 36.70A, the Growth Management Act. Copies of this Agreement and any sub-agreements shall be filed by Yakima County with the Yakima County Auditor and the Washington State Department of Commerce.

C. OBJECTIVES

The objectives of this Agreement are:

1. To implement the provisions of GMA and the CWPPs, including facilitation of urban growth within UGAs, while maintaining consistency with the County's and City's comprehensive plan.
2. To assure allowable growth and development within UGAs is clearly understood by the Cities, the County, other service providers and citizens in these areas.
3. To assure that the policies and procedures leading to such development are clearly defined.
4. To define responsibility for the provision of urban services and the level of service to be provided.
5. To assure communication among the Cities, the County and citizens as planning, growth, and development decisions are made.

6. To use decision-making processes that are consistent with the County's and City's responsibilities, and which consider the long term objectives, plans and development standards of the Cities.
7. To provide for common and joint processes of the Cities and the County to foster overall operational partnership, efficiency, and unified policy and direction.
8. To assure that public participation processes targeting property owners and residents of affected UGAs areas are undertaken as this Agreement is implemented.
9. To encourage economic development with a balanced application of the goals, policies, and strategies of the various comprehensive plans.
10. To establish the protocols and responsibilities for developing and maintaining the common system for data collection and analysis.

D. COOPERATIVE PLANNING SYSTEM

1. UGA Boundaries

The record of official UGA boundaries designated by the County pursuant to the Growth Management Act shall be maintained as a part of the future land use map in the County's adopted comprehensive plan. Copies of the official UGA boundary shall be provided to the City. Cities shall notify the County of any disparities.

The County adopts UGA boundaries consistent with the provisions of the Growth Management Act, CWPPs, YCC Title 16B.10 and this Agreement.

2. Urban Growth Area Future Land Use Designations

To ensure consistency between future land use designations and zoning for property within unincorporated urban growth areas not covered by adopted subarea plans, the County will adopt common future land use designations for those properties and zone them accordingly. The plan designations and zoning within these areas will be determined in a coordinated effort between the County and each city as part of the scheduled County-wide UGA updates process, set forth in YCC Title 16B.10 and this Agreement. The County will ensure that land use designations and zoning for property within unincorporated urban growth areas covered under an adopted subarea plan are consistent with the applicable subarea plan.

The Cities may provide the County with pre-zoning map(s) during the County-wide UGA update process depicting the City's preferred zoning for the unincorporated portions of their respective UGA. Said pre-zoning shall be consistent with comprehensive plan land use designations. When utilized, the pre-zoning map shall serve as an indication of the City's intentions with respect to land uses in the area upon annexation, and shall be considered by the County when making revisions.

E. PLANNING IMPLEMENTATION

Since UGAs are intended to accommodate urban growth and eventually be part of cities, a mechanism is needed to assure that planning and permitting decisions of the County are generally consistent with the planning objectives and development standards of the Cities.

1. Amending Urban Growth Boundaries

Urban Growth Areas are intended to implement the planning goals of the Growth Management Act (GMA), CWPPs and the planning and land use objectives of adopted comprehensive plans by encouraging development in urban areas where adequate public facilities and services exist or as documented in each jurisdiction's capital facilities plan. To implement the goals of this Agreement, all jurisdictions shall adhere to the following requirements for the review of urban growth areas and amendments to the boundaries:

a. Urban Growth Boundary Amendment Cycle

Yakima County shall conduct a county-wide UGA review according to the schedules established in YCC Title 16B.10.040 (5), or at a minimum the timeframes established under RCW 36.70A.130.. Cities may request amendments to UGA boundaries outside of the county-wide UGA review schedules listed above under the emergency amendment process allowed under RCW 36.70A.130(2)(b).

Emergency amendment requests must be made in writing to the Board of Yakima County Commissioners and if accepted, the proposed amendment will be evaluated based on the criteria and requirements under YCC 16B.10, this Agreement and the most recent LCA information and population allocations used by the County during the most recent UGA review process.

b. Population Allocations

The baseline for the twenty-year County-wide population forecasts shall be based on the State of Washington's Office of Financial Management (OFM) 20-year GMA population projections. The population forecasts will be allocated to the Cities and the unincorporated urban areas by Yakima County, as set forth in YCC 16B.10.040 and the GMA.

c. Buildable Lands Model (BLM)

The BLM allows local jurisdictions to compare anticipated growth against actual development over time to determine if there is enough suitable land inside the UGA to accommodate the growth anticipated during the remaining portion of the 20-year planning period and if jurisdictions are achieving their adopted urban densities inside urban growth areas. This process may be used by Yakima County if determined necessary.

d. Land Capacity Analysis (LCA)

The LCA is to establish an objective approach by which to determine the current supply of land and how much population and development each jurisdiction can expect to accommodate under current zoning and development regulations in the existing incorporated and unincorporated UGAs. Yakima County shall conduct the LCA, using the LCA methodology outlined in the Yakima County Comprehensive Plan Land Use Element, YCC 16B.10.095 (2), the CWPPs and this Agreement.

e. Capital Facilities Planning

Cities must submit an adopted Capital Facilities Plan that includes any capital assets that are needed to accommodate future growth within the proposed or existing urban growth area as part of any UGA update process. To determine what is needed, the levels of service (LOS) standards for transportation facilities must be identified. LOS standards on other capital facilities are strongly encouraged. This should be consistent with the 20-year planning horizon and the densities and distribution of growth identified during the UGA update process. This forecast must include those capital facilities required by RCW 36.70A that are planned to be provided within the planning period, including the general locations and anticipated capacity needed. The lack of an adopted Capital Facilities Plan

for any proposed expansion area or areas currently within an urban growth area indicates that the area is not ready for urban growth and that the proposal will be denied or the area will be removed from the UGA.

2. Amending Urban Growth Area Future Land Use Designations and Zoning Districts

a. Future Land Use Designation Amendments

Amendment requests to change future land use designations for properties located within unincorporated urban growth areas will be accepted by the County during the scheduled biennial amendment cycle, set forth in YCC 16B.10. Amendment requests by property owners and/or jurisdictions will be evaluated based on the criteria and requirements under YCC 16B.10 and this Agreement.

Future land use designations and zoning for properties located within unincorporated urban growth areas were developed as part of a coordinated effort between Yakima County and the cities during the county-wide UGA review process. Therefore, if a property owner requests a future land use designation amendment outside of the scheduled five year UGA review process Yakima County will notify the applicable city of the proposed amendment request for their recommendation. The city's recommendation will be forwarded to the Yakima County Planning Commission and to the Board of Yakima County Commissioners for consideration as part of the legislative amendment review process. Amendment requests by property owners and/or jurisdictions outside of a scheduled county-wide UGA review process will be evaluated based on the criteria and requirements under YCC 16B.10, this Agreement and the most recent LCA information and population allocations used by the County during the most recent UGA review process.

Amendments to future land use designation for property located within the unincorporated urban growth area, must refer to the applicable County Future Land Use/Zoning Consistency Table to determine whether the desired plan designation is consistent with the plan designation as shown in the County Future Land Use Consistency Table.

b. Zoning District Amendments

Property owners wishing to rezone land within the unincorporated urban growth area to a different zoning district must show that the

rezone is consistent with the applicable County Future Land Use/Zoning Consistency Table. Rezones that are contingent upon legislative approval of a comprehensive plan map amendment, as indicated in Table 19.36-1 shall be considered a major rezone and subject to the procedures and requirements set forth in subsection a. above, YCC 16B.10 and YCC 19.36.

F. INFRASTRUCTURE SERVICES AND LEVEL OF SERVICE

General Provisions for Capital Facilities Planning and Mapping - Consistency with GMA

In accordance with RCW 36.70A.070(3) and WAC 365-196-415, the Cities and the County will develop Capital Facilities Plans that cover the entire UGA. Cities shall provide the County with a copy of their most current adopted Capital Facilities Plan at least six months prior to any scheduled UGA update process. Maps of City and County utilities and transportation infrastructure not contingent to a Capital Facilities Plan amendment will be provided to the County's GIS's Department when updated, which will maintain the regional GIS database, so as to be accessible to all parties.

Opportunities for focused and targeted public investment, which directs capital improvement expenditures into specific geographic areas to produce "fully-serviced land" for development, will be encouraged. This strategy is intended to maximize the use of limited public funds by coordinating government expenditures and focusing development first in some areas, then in others. Selection of targeted investment corridors will consider and be consistent with regional priorities. Separate sub-agreements or interlocal agreements may be entered into by the affected parties to provide the details for the concepts of particular focused targeted public investment corridors.

The following provisions apply to the review and permitting process for proposed developments in unincorporated portions of Urban Growth Areas:

1. Streets

a. Responsibility

Yakima County and cities will be responsible for assuring that all streets within the UGA are constructed concurrently with development and that the impacts generated by the development on the transportation facilities within both the unincorporated and incorporated UGA are properly considered and the appropriate mitigation is required.

b. Design Standards

Yakima County will utilize the provisions of Yakima County Code Title 19 as design standards for urban development of streets, and associated structures, unless otherwise specified in a sub-agreement. It is intended that County design standards will be generally consistent with standards adopted by the City; therefore the County may modify its required design standards when a City identifies the specific standards that may apply and demonstrates that applying the City's development standards are consistent with RCW 36.70A.110(3) and the applicable Capital Facilities Plan.

c. Level of Service (LOS)

Transportation Policy – LOS

The establishment of level of service policies for streets within the urban growth area will be done cooperatively to assure that service level thresholds are agreed upon for all transportation facilities. This effort will be coordinated with the Metropolitan Planning Organization (MPO) and the Regional Transportation Planning Organization (RTPO) pursuant to RCW 47.80.023.

Performance Evaluation – LOS

The Cities and the County will monitor and review transportation LOS policies and their effect in the urban growth area and make adjustments as mutually agreed upon.

2. Water

a. Responsibility

The Cities are the preferred provider of services within the Urban Growth Areas. Responsibility for the provision of water service by a water purveyor approved by Washington State Department of Health (DOH) will be depicted on a service area map. The service area map will be maintained by the County in the regional GIS database.

Consistent with DOH regulations, the designated water purveyor shall be responsible for planning and development of water service within the 20-year planning horizon to meet the level of service standards for the land uses and populations indicated in the most recent comprehensive plan.

b. Financial and Service Policies

- (1) Water Service – It is the intent of all parties to this Agreement to require adequate water service to potential customers within the UGA consistent with the capital facilities plans.
- (2) Costs - The costs of system extension will be as enumerated in the capital facilities plan. This does not preclude programmed extensions undertaken at the initiative of the developer.
- (3) Rates - Water rates are the responsibility of the purveyor.

c. Standards

Design and construction of water systems shall, at a minimum meet DOH regulations and guidelines and the purveyor's standards. The Cities shall submit to the County any specific standards which are to be applied within their respective UGA.

3. Sewer

a. Responsibility

Sewer service is expected to be provided by cities or sewer service providers approved by the Washington State Department of Ecology (DOE) or the United States Department of Environmental Protection Agency (EPA) within boundaries of the Yakama Nation.

Responsibility for the provision of sewer service will be depicted on a service area map in the regional GIS database maintained by the County in cooperation with the Cities and sewer service providers. Consistent with DOE, DOH and EPA regulations, the designated sewer purveyor shall be responsible for planning and development of sewer service to meet the level of service standards for the land uses and populations indicated in the most recent comprehensive plan within the 20-year planning horizon.

b. Financial and Service Policies

- (1) Sewer Service – It is the intent of all parties to this Agreement to require adequate sewer service to potential

customers within the UGA consistent with the capital facilities plans.

- (2) Costs - The costs of system extension will be as enumerated in the capital facilities plan. This does not preclude programmed extensions undertaken at the initiative of the provider.
- (3) Rates - Sewer rates are the responsibility of the provider.

c. Standards

The minimum design standards for design and construction of sewer facilities shall be those contained in the applicable city, DOE, DOH or EPA statutes and regulations or guidance documents.

4. Stormwater

a. Responsibility

The County will have responsibility for assuring that stormwater generated from development outside City limits will be handled in a manner consistent with standards outlined below.

b. Financial and Service Policies

Design and construction of stormwater collection, retention, conveyance, treatment and disposal systems will be the responsibility of the developer.

It is current County policy to require on-site retention, treatment, and disposal of stormwater. Exceptions to this policy will only be allowed if off-site collection, treatment, and disposal services are available from a municipality, or other entity properly authorized to collect and dispose of such flows.

c. Standards

All stormwater shall be retained and disposed on-site according to processes and design(s) approved by the County unless an agreement with a public entity is in place for conveyance, treatment, and disposal of such flows.

G. ANNEXATION

It is the intent of the parties to promote orderly and contiguous development of the City through annexation

- 1. Development Contiguous to City Boundaries – Annexation to be Promoted**

The County agrees that it will not provide utility services to properties within a city's UGA without the specific approval of the respective City, unless the property is in an existing utility service area of the County. It is the City's responsibility to provide utility service to properties within their respective UGA's within the 20-year planning horizon.

- 2. Development Review Within Pending Annexation Areas**

- a. Early Transfer of Authority**

It is the intent of the parties to facilitate timely processing of development applications for properties which are included within areas subject to active annexation proceedings. When a Notice of Intent to Commence Annexation has been approved by the City and submitted to the Boundary Review Board, the city may in writing, request from the County transfer of authority to accept and review project permits prior to the effective date of annexation.

- b. County Review of Submitted Project Permits**

Complete project permit applications submitted to the County prior to the effective date of annexation will be processed and reviewed by the County to the review stage covered by the project permit application fee.

“Review stage” is defined for subdivisions and short subdivisions to include preliminary plat approval, plat construction plan approval, inspection, or final plat processing. “Review stage” for all other land use permit applications includes preliminary approval, construction plan approval, construction inspections and final sign-off, but does not include related building permit applications unless a complete building permit application is submitted to the County prior to the effective date of the annexation.

(1) Vesting

Any complete project permit application submitted to the County that has vested under statutory or common law shall be subject to the Yakima County laws and regulations in effect at the time the County deemed the project permit application complete.

(2) Land Use Dedications, Deeds, or Conveyances

Final plats or other dedications of public property will be transmitted to the City for City Council acceptance of dedication of right-of-way or public easements, if dedication occurs after the effective date of annexation. Dedications, deeds, or conveyances will be in the name of the City after the effective date of the annexation and will be forwarded to the City Council for acceptance by the City even if the County is continuing to process the permit application.

(3) Appeals of Land use Permits

The County agrees to be responsible for defending, all permits decisions issued by the county for complete project permit applications submitted prior to annexation.

(4) Permit Renewal or Extension

After the effective date of annexation, any request to renew a building permit or to renew or extend a land use permit issued by the County in the annexation area is to be made to and administered by the City.

(5) Land use Code Enforcement Cases

Any pending land use code enforcement cases in the annexation area will be transferred to the City on the effective date of the annexation. Any further action in those cases will be the responsibility of the City at the City's discretion.

(6) Enforcement of County Conditions

Following the effective date of the annexation, the City agrees to enforce any conditions imposed by the county

relating to the issuance of a building or land use permit in an area that has been annexed; to the same extent it enforces its own conditions.

(7) Financial Considerations/Revenue Adjustments and Transfers

If the County intends to upgrade or replace infrastructure in a UGA, and such an investment would result in significant expense or indebtedness, then the County may seek a specific agreement with the other City to address the financial impacts of future annexation. Negotiations will provide for coordinated infrastructure development, appropriate allocation of costs and/or revenue sharing arrangements, and optimal leveraging of local funds to obtain available grants and loans.

(8) Administration of Bonds

Any performance, maintenance or other bond issued by the County to guarantee performance, maintenance or completion of work associated with the issuance of a permit will be administered by the County to completion. Any additional bonding required after annexation occurs will be determined, accepted and administered by the City along with responsibility for enforcement of conditions tied to said bonds. It shall be the City's responsibility to notify the County of the acceptance of said bonds in order for the County to release interest in any bonds the County may still hold.

(9) Records Transfer

The City may copy and/or transfer necessary County records, as appropriate, prior to and following annexation. The City may arrange for off-site duplication of records under appropriate safeguards for the protection of records as approved by the County.

H. SUB-AGREEMENTS

Sub-agreements that provide additional detail for implementing various aspects of this Agreement are anticipated, provided that the sub-agreements

do not conflict with the provisions of this Agreement. Copies of sub-agreements shall be distributed to all parties to this Agreement.

I. GENERAL PROVISIONS

1. Relationship to Existing Laws and Statutes

Except as specifically provided herein, the Cities and the County do not abrogate the decision-making authority vested in them by law. This Agreement in no way modifies or supersedes existing state laws and statutes.

2. Oversight

The County-wide Planning Policy Committee, or its successor, shall be designated as responsible for overseeing implementation of this Agreement.

3. ILA Noncompliance

The Cities and the County believe this ILA is in the best interests of the public and therefore will fully adhere to this ILA. In the event any party identifies an issue they believe is not consistent with this ILA the following process may be undertaken:

- a.** The party shall give written notification within 30 days to the other parties of concern. In addition, the party shall give notice to all non-affected parties of this agreement. The affected parties shall document the nature of the dispute and their respective options for resolution, if the parties are not able to resolve the matter within 10 business days they shall seek mediation through the Dispute Resolution Center.
- b.** If the disputing parties are still at an impasse, following mediation they shall seek resolution through the Yakima County Superior Court.
- c.** If final resolution results in the need for amendments to the ILA, said amendments shall be processed in accordance with subsection (4) of this Agreement.

The dispute resolution process identified above does not preclude any party with standing from filing an appeal with the Washington State Growth Management Hearing Board or LUPA court if applicable.

4. Amendments to the ILA

The Cities and the County recognize that amendments to this Agreement may be necessary to clarify the requirements of particular sections or to update the Agreement. Amendments not involving all parties shall be handled as sub-agreements as provided for in Section H, above.

5. Amendments to the CWPP

The CWPPs have set a framework for comprehensive planning under GMA, but lack a process for amending the CWPPs and integrating the amendments into the comprehensive planning and implementation process. Since joint and cooperative planning will be accomplished through the provisions of the CWPPs it is important to provide for policy adjustments from time to time. The parties agree to the following process:

- a. Policy amendments shall be consistent with the framework and purpose of the CWPPs.
- b. Amendments require approval by 60% of the jurisdictions representing at least 51% of the County population prior to adoption by the Board of County Commissioners.
- c. The County-wide Planning Policy Committee will consider amendments to the CWPPs annually. The Committee should schedule review of these amendments six months in advance of the process for consideration of annual comprehensive plan changes.
- d. Proposed amendments will be provided to all Committee members at least four weeks prior to consideration by the Committee.
- e. Committee members are not expected to be able to commit their respective jurisdictions, but they are expected to fully represent the balance of concerns and views which may affect their jurisdiction's ability to approve the proposed amendments.
- f. Within 30 days of a decision by the Policy Committee, jurisdictions will be asked to indicate approval by signing the revised document.

6. The County-wide Planning Policy Committee

The CWPPC shall hold a meeting each year to report on the progress of implementing the CWPPs and this Agreement. This meeting will provide an opportunity for jurisdictions to discuss planning and development related issues and suggest changes to this Agreement as necessary. Each City and the County will be responsible for maintaining its designated member.

7. Effective Date and Term of the ILA Agreement

This Agreement shall be effective upon passage by the County and all of the Cities. The term of this Agreement shall be for five years from the effective date hereof and shall automatically be renewed for subsequent five year terms. No later than 180 days before the automatic renewal date, any party may notify the other parties in writing of a desire to revise the Agreement.

8. Severability

If any provision of this Agreement or its application to any person or circumstance is held invalid, the remainder of the provisions and/or the application of the provisions to other persons or circumstances shall not be affected.

If any section, subsection, paragraph, sentence, clause or phrase of this Agreement is adjudicated to be invalid, such action shall not affect the validity of the remaining portions of the Agreement.

III. SIGNATURES

IN WITNESS WHEREOF, this agreement has been executed by each party to this Agreement as evidenced by signature pages affixed to this agreement.

MASTER INTERLOCAL AGREEMENT
FOR GROWTH MANAGEMENT ACT IMPLEMENTATION
IN YAKIMA COUNTY

SIGNATURE PAGE

The legislative body of the undersigned jurisdiction has authorized execution of the Master Interlocal Agreement for Growth Management Act Implementation in Yakima County.

IN WITNESS WHEREOF

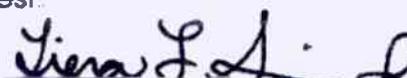
This agreement has been executed by Yakima County
(Name of City/Town/County)



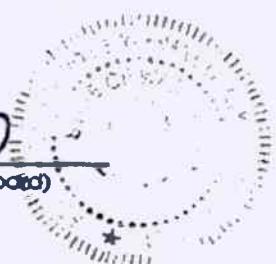
J. Rand Elliott, Chairman
Board of Yakima County Commissioners

Date: December 29, 2015

Attest:

By: 

(City Clerk/Town Clerk/Clerk of the Board)



Approved as to Form:

By: 

(City Attorney/Corporate Counsel)

SEAL:

**MASTER INTERLOCAL AGREEMENT
FOR GROWTH MANAGEMENT ACT IMPLEMENTATION
IN YAKIMA COUNTY**

SIGNATURE PAGE

The legislative body of the undersigned jurisdiction has authorized execution of the Master Interlocal Agreement for Growth Management Act Implementation in Yakima County.

IN WITNESS WHEREOF

This agreement has been executed by CITY OF GRANDVIEW
(Name of City/Town/County)

By: Norm Childress
Title: MAYOR NORM CHILDRESS

Date: 10/13/15

Attest:

By: Anita Palacios
City Clerk/Town Clerk/Clerk of the Board
ANITA PALACIOS, CITY CLERK

Approved as to Form:

By: Don Peters
City Attorney/Corporate Counsel

SEAL:

MASTER INTERLOCAL AGREEMENT
FOR GROWTH MANAGEMENT ACT IMPLEMENTATION
IN YAKIMA COUNTY

SIGNATURE PAGE

The legislative body of the undersigned jurisdiction has authorized execution of the Master Interlocal Agreement for Growth Management Act Implementation in Yakima County.

IN WITNESS WHEREOF

This agreement has been executed by City of Granger
(Name of City/Town/County)

By: Henry Johnson
Title: Mayor

Date: Nov. 10, 2015

Attest:
By: Rebekah Johnson
City Clerk/Town Clerk/Clerk of the Board

Approved as to Form:

By: _____
City Attorney/Corporate Counsel

SEAL:

**MASTER INTERLOCAL AGREEMENT
FOR GROWTH MANAGEMENT ACT IMPLEMENTATION
IN YAKIMA COUNTY**

SIGNATURE PAGE

The legislative body of the undersigned jurisdiction has authorized execution of the Master Interlocal Agreement for Growth Management Act Implementation in Yakima County.

IN WITNESS WHEREOF

This agreement has been executed by Town of Harrab
(Name of City/Town/County)

By: Barbara Harrar
Title: Mayor

Date: October 27, 2015

Attest:

By: Sarah Hoyis
City Clerk/Town Clerk/Clerk of the Board

Approved as to Form:

By: John A. Malucci
City Attorney/Corporate Counsel

SEAL:

**MASTER INTERLOCAL AGREEMENT
FOR GROWTH MANAGEMENT ACT IMPLEMENTATION
IN YAKIMA COUNTY**

SIGNATURE PAGE

The legislative body of the undersigned jurisdiction has authorized execution of the Master Interlocal Agreement for Growth Management Act Implementation in Yakima County.

IN WITNESS WHEREOF

This agreement has been executed by City of Moxee
(Name of City/Town/County)

By: Greg L. Barr
Title: Mayor

Date: 10/12/15

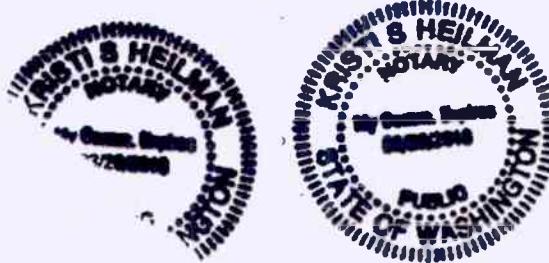
Attest:

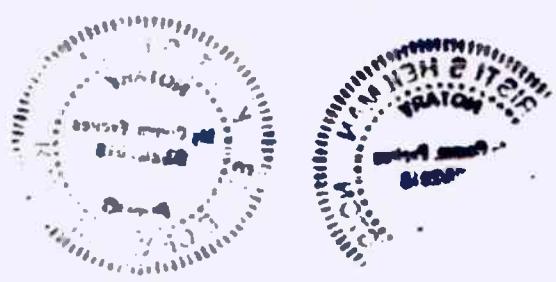
By: Krista S. Heilman
City Clerk/Town Clerk/Clerk of the Board

Approved as to Form:

By: _____
City Attorney/Corporate Counsel

SEAL:





**MASTER INTERLOCAL AGREEMENT
FOR GROWTH MANAGEMENT ACT IMPLEMENTATION
IN YAKIMA COUNTY**

SIGNATURE PAGE

The legislative body of the undersigned jurisdiction has authorized execution of the Master Interlocal Agreement for Growth Management Act Implementation in Yakima County.

IN WITNESS WHEREOF

This agreement has been executed by Town of Naches
(Name of City/Town/County)

By: Bob D. Will
Title: Mayor

Date: October 12, 2015

Attest:

By: Elvin Brimstone
City Clerk/Town Clerk/Clerk of the Board

Approved as to Form:

By: David K
City Attorney/Corporate Counsel

SEAL:

**MASTER INTERLOCAL AGREEMENT
FOR GROWTH MANAGEMENT ACT IMPLEMENTATION
IN YAKIMA COUNTY**

SIGNATURE PAGE

The legislative body of the undersigned jurisdiction has authorized execution of the Master Interlocal Agreement for Growth Management Act Implementation in Yakima County.

IN WITNESS WHEREOF

This agreement has been executed by The City of Selah, WA
(Name of City/Town/County)

By: John D. Burk
Title: Mayor
Date: Dec. 8, 2015

Attest: John Marshall
By: John Marshall
City Clerk/Town Clerk/Clerk of the Board

Approved as to Form:
By: Robert F. Nee
City Attorney/Corporate Counsel

SEAL:

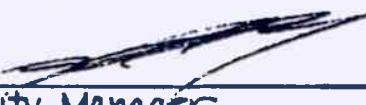
**MASTER INTERLOCAL AGREEMENT
FOR GROWTH MANAGEMENT ACT IMPLEMENTATION
IN YAKIMA COUNTY**

SIGNATURE PAGE

The legislative body of the undersigned jurisdiction has authorized execution of the Master Interlocal Agreement for Growth Management Act Implementation in Yakima County.

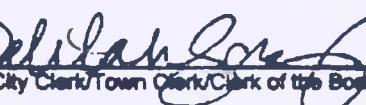
IN WITNESS WHEREOF

This agreement has been executed by City of Sunnyside
(Name of City/Town/County)

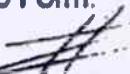
By: 
Title: City Manager

Date: 10.27.15

Attest:

By: 
City Clerk/Town Clerk/Clerk of the Board
CITY CONTRACT NO: A-2015-72
RESOLUTION NO: N/A
COUNCIL MTG: 10.26.2015

Approved as to Form:

By: 
City Attorney/Corporate Counsel

SEAL:

**MASTER INTERLOCAL AGREEMENT
FOR GROWTH MANAGEMENT ACT IMPLEMENTATION
IN YAKIMA COUNTY**

RECEIVED
Yakima County Commissioners

OCT 18 2015

SIGNATURE PAGE

1st 2nd 3rd

The legislative body of the undersigned jurisdiction has authorized execution
of the Master Interlocal Agreement for Growth Management Act Implementation in
Yakima County.

IN WITNESS WHEREOF

This agreement has been executed by City of Yakima
(Name of City/Town/County)

By: Stacy R. Baker
Title: 1 Mayor

Date: Oct. 13, 2015

Attest:

By: TR C Z
City Clerk/Town Clerk/Clerk of the Board

Approved as to Form:

By: So Va DR
City Attorney/Corporate Counsel

SEAL:

**MASTER INTERLOCAL AGREEMENT
FOR GROWTH MANAGEMENT ACT IMPLEMENTATION
IN YAKIMA COUNTY**

SIGNATURE PAGE

The legislative body of the undersigned jurisdiction has authorized execution of the Master Interlocal Agreement for Growth Management Act Implementation in Yakima County.

IN WITNESS WHEREOF

This agreement has been executed by CITY OF TOPPENISH
(Name of City/Town/County)

By: Laurie Host
Title: City Manager
Date: 11/9/2015

Attest:

By: Debra M. Mihalek
City Clerk/Town Clerk/Clerk of the Board

Approved as to Form:

By: Deb Cullis
City Attorney/Corporate Counsel

SEAL:

**MASTER INTERLOCAL AGREEMENT
FOR GROWTH MANAGEMENT ACT IMPLEMENTATION
IN YAKIMA COUNTY**

SIGNATURE PAGE

The legislative body of the undersigned jurisdiction has authorized execution of the Master Interlocal Agreement for Growth Management Act Implementation in Yakima County.

IN WITNESS WHEREOF

This agreement has been executed by City of Union Gap
(Name of City/Town/County)

By: Bob Oh
Title: City Manager
Date: 11-23-15

Attest:

By: Karen Clinton
City Clerk/Town Clerk/Clerk of the Board

Approved as to Form:

By: Bur
City Attorney/Corporate Counsel

SEAL:

**MASTER INTERLOCAL AGREEMENT
FOR GROWTH MANAGEMENT ACT IMPLEMENTATION
IN YAKIMA COUNTY**

SIGNATURE PAGE

The legislative body of the undersigned jurisdiction has authorized execution of the Master Interlocal Agreement for Growth Management Act Implementation in Yakima County.

IN WITNESS WHEREOF

This agreement has been executed by Wapato
(Name of City/Town/County)

By: J. D.
Title: Mayor
Date: 12-2-15

Attest:

By: Storm Aest
City Clerk/Town Clerk/Clerk of the Board

Approved as to Form:

By: Donal P
City Attorney/Corporate Counsel

SEAL:

**MASTER INTERLOCAL AGREEMENT
FOR GROWTH MANAGEMENT ACT IMPLEMENTATION
IN YAKIMA COUNTY**

SIGNATURE PAGE

The legislative body of the undersigned jurisdiction has authorized execution of the Master Interlocal Agreement for Growth Management Act Implementation in Yakima County.

IN WITNESS WHEREOF

This agreement has been executed by City of Yakima
(Name of City/Town/County)

By: Jeff Clark
Title: City Manager

Date: 11/18/15

Attest:

By: Jodi Stephan
for City/Town Clerk/Clerk of the Board

CITY CONTRACT NO. 2015-292
RESOLUTION NO. A-3815-29

Approved as to Form:

By: Jeff Clark
City Attorney/Corporate Counsel

SEAL:

**MASTER INTERLOCAL AGREEMENT
FOR GROWTH MANAGEMENT ACT IMPLEMENTATION
IN YAKIMA COUNTY**

SIGNATURE PAGE

The legislative body of the undersigned jurisdiction has authorized execution of the Master Interlocal Agreement for Growth Management Act Implementation in Yakima County.

IN WITNESS WHEREOF

This agreement has been executed by City of Zillah
(Name of City/Town/County)

By: Mary V. Clark
Title: Mayor
Date: 11-16-15

Attest:

By: Branson Bounds
City Clerk/Town Clerk/Clerk of the Board

Approved as to Form:

By: J. C. Clark
City Attorney/Corporate Counsel

SEAL:

MASTER INTERLOCAL AGREEMENT
FOR GROWTH MANAGEMENT ACT IMPLEMENTATION
IN YAKIMA COUNTY

SIGNATURE PAGE

The legislative body of the undersigned jurisdiction has authorized execution of the Master Interlocal Agreement for Growth Management Act Implementation in Yakima County.

IN WITNESS WHEREOF

This agreement has been executed by City of Mabton
(Name of City/Town/County)

By: Walt Brattin

Title: Mayor

Date: 12-22-2015

Attest:

By: Walt Brattin
(City Clerk/Town Clerk/Clerk of the Board)

Approved as to Form:

By: Leanne Sibley
(City Attorney/Corporate Counsel)

SEAL:

BOARD OF YAKIMA COUNTY COMMISSIONERS

IN THE MATTER OF ADOPTING)
AMENDMENTS TO THE MASTER)
INTERLOCAL AGREEMENT FOR)
GROWTH MANAGEMENT ACT)
IMPLEMENTATION IN YAKIMA COUNTY)

RESOLUTION 462-2015

WHEREAS, growth planning in Yakima County requires the concerted and coordinated efforts of all governmental entities; and,

WHEREAS, the Washington State Growth Management Act (RCW 36.70A) requires Yakima County to adopt a county-wide planning policy in cooperation with the cities and towns; and,

WHEREAS, in June 1993, and subsequently amended in October 2003, the Board of Yakima County Commissioners adopted the County-wide Planning Policies; and,

WHEREAS, in 1999 the Board of Yakima County Commissioners and the legislative authority from each of the fourteen cities and towns adopted the *Master Interlocal Agreement for Growth Management Act Implementation in Yakima County* (ILA); and,

WHEREAS, the primary purpose of the ILA is to provide a management structure for growth and development occurring in Urban Growth Areas (UGA) to ensure that coordinated Growth Management Act (GMA) goals will be met; and,

WHEREAS, in 2012, the Board of Yakima County Commissioners initiated amendments to the ILA and presented them to the County-wide Planning Policy Committee for review; and,

WHEREAS, the amendments to the ILA were necessary to ensure proper urban growth area development and coordination between Yakima County and each of the fourteen cities and towns; and,

WHEREAS, after careful and deliberate review, Yakima County and each of the fourteen cities and towns have concluded their review of the proposed changes to the ILA; and,

BE IT HEREBY RESOLVED by the Board of Yakima County Commissioners that the amendments, set forth in the attached *Master Interlocal Agreement for Growth Management Act Implementation*, and by this reference incorporated herein, is approved; and,

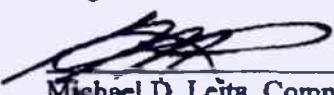
BE IT FURTHER RESOLVED that the Chairman is hereby authorized and directed to execute said ILA.

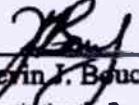
DONE this 29th day of December, 2015



Attest: Tiera L. Girard
Clerk of the Board


J. Rand Elliott, Chairman


Michael D. Leita, Commissioner


Kevin J. Bouchey, Commissioner
Commissioning the Board of County Commissioners
for Yakima County, Washington

John Puccinelli
4102 Donald Dr
Yakima, WA 98908

Jim Sewell
jim@portofgrandview.org

Juan Aguilar
303 N 27th Ave
Yakima, WA 98902

Joseph Buchanan
jrbinev@gmail.com

BRB Attorney
Corporate Counsel
Don Anderson
Don.anderson@co.yakima.wa.us

Moxee City Hall
P.O. Box 249
Moxee, WA 98936

BOCC
Julie.lawrence@co.yakima.wa.us
Erin.franklin@co.yakima.wa.us

Yakima County
Assessor's Office

Yakima County
Treasurer's Office
treasacc@co.yakima.wa.us

Yakima County Auditor's Office
Elections Division
Kathy Fisher
Kathy.fisher@co.yakima.wa.us

Yakima County Sheriff Office
sheriff@co.yakima.wa.us

Yakima County
Public Services Director
Lisa Freund
Lisa.freund@co.yakima.wa.us

Yakima County
Planning Services
Tommy Carroll
Thomas.carroll@co.yakima.wa.us

Yakima County
Building & Fire Safety Services
Marivel Garcia
Marivel.garcia@co.yakima.wa.us

Yakima County
Code Enforcement Services
Tua Vang
Tua.vang@co.yakima.wa.us

Yakima County
Environmental Services
David Haws
davidh@co.yakima.wa.us

Yakima County
Water Resources
Troy.havens@co.yakima.wa.us

Yakima County
GIS
GIS@co.yakima.wa.us

Yakima County Roads
Matt Pietrusiewicz
Matt.pietrusiewicz@co.yakima.wa.us

Jack Wells
Water Resources
Jack.wells@co.yakima.wa.us

Yakima County
Parks & Trails
Jason Alvord
Jason.alvord@co.yakima.wa.us

Yakima Valley Libraries
referenceyvl@yvl.org

Yakima Valley
Conference of Governments
info@yvcog.org
Byron.gumz@yvcog.org

North Yakima
Conservation District
1606 Perry Street #C
Yakima, WA 98902

East Valley School District #90
Attn: John Schieche
2002 Beaudry Road
Yakima, WA 98901

Yakima County
Water Resources Office Specialist
April Schmitt
April.schmitt@co.yakima.wa.us

Fire Chief
E.V. Fire District #4
2003 Beaudry Road
Yakima, WA 98901

Yakama Nation
jessica@yakama.com
corrine.camuso@yakama.com
THPO@yakama.com

WSDOT South Central Region
Paul Gonseth
gonsetp@wsdot.wa.gov

Washington State Department of
Natural Resources
Southeast Region
713 Bowers Rd
Ellensburg, WA 98926
Southeast.region@dnr.wa.gov

Yakima County

Water Resources Program Analyst

Nellie Soptich

Nellie.Soptich@co.yakima.wa.us

Bryon Ross

From: Bryon Ross
Sent: Thursday, February 6, 2025 8:07 AM
To: jim@portofgrandview.org; jrbinev@gmail.com; Don Anderson; Julie Lawrence; Treasurer Accounting; Kathy Fisher; Sheriff; Lisa Freund; Thomas Carroll; Marivel Garcia; Tua Vang; David Haws; Troy Havens; GIS; Matt Pietrusiewicz; Jack Wells; Jason Alvord; referenceyvl@yvl.org; byron.gumz@yvcog.org; April Schmitt; Nellie Soptich; Karri Espinoza; thpo@yakama.com; Paul Gonseth; DNR Region Director; jessica@yakama.com; corrine_camuso@yakama.com; Erin Franklin
Cc: Aaron Cohen; Olivia Story
Subject: BRB2025-00001 Notice of Intention City of Moxee 2025 Beaudry-Duffield Road Annexation
Attachments: BRB2025-00001 Notice of Intention City of Moxee 2025 Beaudry-Duffield Road Annexation.pdf



Bryon Ross

Planning Office Specialist
Yakima County Public Services
128 N 2nd St, 4th Floor
Yakima, WA 98901
Phone: 509-574-2300

This email and replies to it are subject to public disclosure under Washington state statute (RCW 42.56 - Public Records Act).

CONFIDENTIALITY NOTICE: This electronic mail transmission may contain legally privileged, confidential information belonging to the sender. The information is intended only for the use of the individual or entity named above. If you are not the intended recipient, you are hereby notified that any disclosure, copying, distribution or taking any action based on the contents of this electronic mail is strictly prohibited. If you have received this electronic mail in error, please contact sender and delete all copies.

FILE NO.: BRB2025-00001

NOTICE OF INTENTION-CITY OF MOXEE 2025 BEAUDRY-DUFFIELD ROAD
ANNEXATION

-AFFIDAVIT OF MAILING

STATE OF WASHINGTON)
) ss.
COUNTY OF YAKIMA)

I, Bryon Ross, being first duly sworn, and as an employee of the Yakima County Public Services, Planning Division, dispatched through the United States Mails, or otherwise by electronic mail, a NOTICE OF INTENTION-CITY OF MOXEE 2025 BEAUDRY-DUFFIELD ROAD ANNEXATION a true and correct copy of which is enclosed here-with; that a NOTICE OF INTENTION-CITY OF MOXEE 2025 BEAUDRY-DUFFIELD ROAD ANNEXATION addressed to the parties of record pursuant to Yakima County Code Title 16B.05, that said parties are individually listed on the Mailing List retained by the Planning Division and that said notice was mailed by me on the 6TH Day of February, 2025.

That I mailed said notice in the manner herein set forth and that all of the statements are made herein are just and true this 6TH Day of February, 2025.



Bryon Ross
Office Specialist