

Mult Co Dept of Environ Services  
Land Development Section

Application for Land Division  
Tentative Plan Approval (all types)

General Information - Site Identification

Site location (by street address)

Oak Island Road

Identification of total land involved.  
Use Tax Roll (ie "legal") description.  
(Tax lot number or Lot and Block #  
plus name of existing subdivision)

Tax Lot 14 (as assessed in  
SE 1/4 Sec 32, T3N, 1W)

*Sec 5, 2N, 1W*

Location by quarter of Section, Section,  
Township, & Range ("Jeffersonian Grid")

NW	NE	quarter of Section _____
SW	SE	

Township \_\_\_\_\_ <sup>N</sup>/<sub>S</sub>, Range \_\_\_\_\_, W / E, WM

Site size (total area of land involved)

acreage = 163.6 and/or sq ft = N/A

Site dimensions (if rectangular in shape)

frontage = 3100 ft, depth = 2000 ft ±

Zoning classification (type of district)

existing EFU-76

proposed \_\_\_\_\_  
(if change is being requested)

Are any other Zoning ac-  
tions needed (such as yes no  
Variances or Exceptions)? ( ) ( )

If yes, please note particulars below:

FILE  
NUMBER EMP - \_\_\_\_\_

Type of  
Land Div I II III (X)

~~Pre-Filing Conf (if req'd)~~

~~Pre-App # \_\_\_\_\_ - \_\_\_\_\_~~

~~Conf date \_\_\_\_\_~~

~~Time \_\_\_\_\_ AM \_\_\_\_\_ PM~~

~~Receipt Pre-App fee below~~

Application Filing Fee

(Receipt space below for  
Type II or III fees only)

2602	34	30.00	BC
253	2602	4/22/86	30.00 TL

Description (site ident)

verified by: AGE

22 APR 86

Map references

Assessor's  
"100 scale" # N/A

Assessor's  
"600 scale" # 10 & 9

Zoning (Sec 32) (Sec 5)

area book NW-A

S Z M # 13 & 21

Zoning check

verified by: AGE

Miscellaneous

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SEC. 32, 3N, 1W  
§ Sec 5, 2N, 1W

APRIL 11, 1986

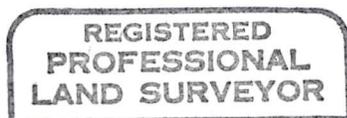
LEGAL DESCRIPTION: W.B. WELLS & ASSOC. FILE NO. 86-73.

TRACT I

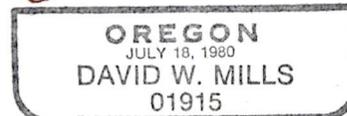
A tract of land situated in the South one-half of Section 32, Township 3 North, Range 1 West, and the Northeast one-quarter of Section 5, Township 2 North, Range 1 West, Willamette Meridian, County of Multnomah, State of Oregon, being more particularly described as follows:

Beginning at the Northeast corner of that tract of land described as PARCEL II in deed to The Corporation of the Presiding Bishop of the Church of Jesus Christ of Latter-day Saints, a Utah corporation sole, recorded in Book 979, Page 1257, Multnomah County Deed Records, said point being on the East line of said Section 32: thence along the North line of said PARCEL II, South  $89^{\circ}09'35''$  West, a distance of 2659.57 feet to a point of non-tangency, said point being on the easterly right-of-way line of Oak Island Road (presently 30.00 feet from centerline); thence along said easterly right-of-way line on a 256.48-foot radius curve concave to the east through a central angle of  $21^{\circ}44'15''$ , (chord bears South  $19^{\circ}52'08''$  East, a distance of 96.72 feet), an arc distance of 97.31 feet to a point of tangency; thence South  $30^{\circ}44'16''$  East, a distance of 781.92 feet to a point of curvature; thence on a 602.96-foot radius curve concave to the southwest through a central angle of  $10^{\circ}43'33''$ , (chord bears South  $25^{\circ}22'30''$  East, a distance of 112.71 feet), an arc distance of 112.87 feet to a point of tangency; thence South  $20^{\circ}00'43''$  East, a distance of 335.62 feet to a point of curvature; thence on a 602.96-foot radius curve concave to the west through a central angle of  $17^{\circ}54'00''$ , (chord bears South  $11^{\circ}03'43''$  East, a distance of 187.61 feet), an arc distance of 188.37 feet to a point of tangency; thence South  $2^{\circ}06'43''$  East, a distance of 294.25 feet to a 5/8" iron rod at the southwest corner thereof; thence leaving said easterly right-of-way line North  $87^{\circ}46'29''$  East, a distance of 2075.83 feet to the East line of said Section 5, said point bears North  $87^{\circ}46'29''$  East, a distance of 15.00 feet from a 5/8" iron rod; thence along said East line North  $0^{\circ}31'18''$  West, a distance of 333.67 feet to the Northeast corner of said Section 5; thence along the East line of said Section 32, North  $2^{\circ}25'50''$  West, a distance of 1284.29 feet to the Point of Beginning.

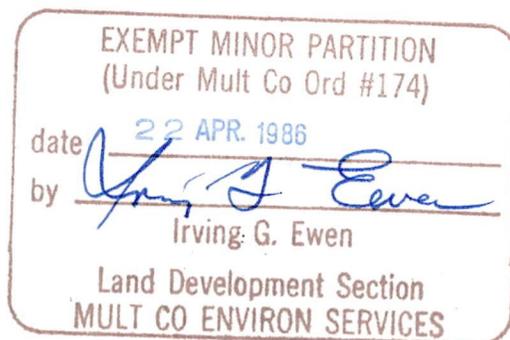
Containing: 86.35 acres, more or less.



*David W. Mills*



*4-22-86*



APRIL 11, 1986

LEGAL DESCRIPTION: W.B. WELLS & ASSOC. FILE NO. 86-73.

TRACT II

A tract of land situated in the Northeast one-quarter of Section 5, Township 2 North, Range 1 West, Willamette Meridian, County of Multnomah, State of Oregon, being more particularly described as follows:

Beginning on the East line of said Section 5, said point bears South 0°31'18" East, a distance of 333.67 feet from the Northeast corner of said Section 5, said point also bears North 87°46'29" East, a distance of 15.00 feet from a 5/8" iron rod; thence leaving said East line South 87°46'29" West, a distance of 2075.83 feet to the easterly right-of-way line of Oak Island Road (presently 30.00 feet from centerline); thence along said easterly right-of-way line South 2°06'43" East, a distance of 137.02 feet to an angle point; thence South 1°26'05" East, a distance of 224.29 feet to a point of curvature; thence on a 316.48-foot radius curve concave to the west through a central angle of 33°50'43", (chord bears South 15°29'17" West, a distance of 184.24 feet), an arc distance of 186.95 feet to a point of tangency; thence South 32°24'38" West, a distance of 12.36 feet to a point of curvature; thence on a 256.48-foot radius curve concave to the east through a central angle of 32°30'00", (chord bears South 16°09'38" West, a distance of 143.54 feet), an arc distance of 145.48 feet to a point of tangency; thence South 0°05'22" East, a distance of 395.12 feet to a point of curvature; thence on a 256.48-foot radius curve concave to the east through a central angle of 19°54'00", (chord bears South 10°02'22" East, a distance of 88.63 feet), an arc distance of 89.08 feet to a point of tangency; thence South 19°59'22" East, a distance of 140.87 feet to a point of curvature; thence on a 256.48-foot radius curve concave to the northeast through a central angle of 24°42'00", (chord bears South 32°20'22" East, a distance of 109.71 feet), an arc distance of 110.57 feet to a point of tangency; thence South 44°41'22" East, a distance of 241.99 feet to the South line of that tract of land described as PARCEL II in deed to The Corporation of the Presiding Bishop of the Church of Jesus Christ of Latter-day Saints, a Utah corporation sole, recorded in Book 979, Page 1257, Multnomah County Deed Records; thence leaving said easterly right-of-way line and along said South line North 87°46'29" East, a distance of 1882.04 feet to the East line of said Section 5; thence along said East line North 0°31'18" West, a distance of 1574.11 feet to the Point of Beginning.

Containing: 76.00 acres, more or less.

REGISTERED PROFESSIONAL LAND SURVEYOR

*David W. Mills*

OREGON JULY 18, 1980 DAVID W. MILLS 01915

4-22-86

EXEMPT MINOR PARTITION (Under Mult Co Ord #174) date 22 APR. 1986 by *Irving G. Ewen* Irving G. Ewen Land Development Section MULT CO ENVIRON SERVICES