



**RESOLUTION**  
**(57 - 2018)**

**A RESOLUTION OF THE FAIRVIEW CITY COUNCIL DEFINING THE AREA FOR  
CALCULATING THE CHANGED PROPERTY RATIO**

**WHEREAS**, the Changed Property Ratio (CPR) is used to determine the assessed value for new or significantly improved properties being added to the property tax rolls, and was established in 1997 to implement Measure 50; and

**WHEREAS**, The Oregon Revised Statutes (“ORS”) ORS 308.149 to 308.166 established the method for determining the maximum assessed value for new property and improvements placed on the tax rolls, and in that method defined the term “area” as the county in which the property is located; and

**WHEREAS**, the CPR calculation is the county wide average of Maximum Taxable Assessed Value over the average Real Market Value, for each property class, as per ORS 308.153(1)(b); and

**WHEREAS**, the significantly different economic conditions that have existed within Multnomah County neighborhoods have impacted property values during the twenty-one years since Measure 50 was passed; and

**WHEREAS**, the county wide calculation is overwhelmingly impacted by the property values in Portland which results in distorted property values within neighborhoods in the other areas of the County, including specifically the cities of Fairview, Gresham, Troutdale, and Wood Village; and

**WHEREAS**, the current county wide calculation area for new or significantly improved properties in Fairview being added to the tax rolls, results in an unintended immediate subsidy, compared to existing, established homes in Fairview; and

**WHEREAS**, through the leadership of the City of Gresham and the League of Oregon Cities, the Legislature through Oregon laws 2017, Chapter 414 (House Bill 2088) authorizes cities in Multnomah County to adopt an “area” for purposed of ORS 308.149 to 308.166, to be the city in which property is located; and

**WHEREAS**, ORS 308.151 authorizes cities in Multnomah County to adopt a resolution defining the “area” after a public hearing and that it must be approved by at least a three-fifths majority of the members of the governing body of the city, and the city must notify the county assessor on or before January 1 of the assessment year for which the city first intends the definition to apply; and

**WHEREAS**, the required public hearing was held on November 7, 2018, and the three-fifths majority approval requirement was met.

**NOW, THEREFORE, BE IT RESOLVED BY THE FAIRVIEW CITY COUNCIL AS FOLLOWS:**

- Section 1** The City, as authorized by ORS 308.151, does hereby for purposes of ORS 308.149, define "area" to mean the City of Fairview.
- Section 2** The City further intends this definition of "area" to apply to the assessment years beginning on or after January 1, 2019.
- Section 3** A copy of the adopted resolution shall be filed with the Multnomah County Assessor within 30 days of adoption.
- Section 4** This resolution is and shall be effective from and after the day of its passage.

Resolution adopted by the City Council of the City of Fairview, this 7th day of November, 2018.



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Mayor, City of Fairview  
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ATTEST



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City Recorder, City of Fairview  
Devree Leymaster

11-9-2018

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Date