

**RE-RECORD TO CORRECT  
LEGAL DESCRIPTIONS**

ADA COUNTY RECORDER J. DAVID NAVARRO  
BOISE IDAHO 10/09/09 11:11 AM  
DEPUTY Bonnie Oberbillig  
RECORDED - REQUEST OF  
Kuna City

AMOUNT .00

8 19/09



**ORDINANCE NO. 2007-12A**

**AN ORDINANCE OF THE CITY OF KUNA, IDAHO, AMENDING ORDINANCE 2007-12 TO CORRECT THE LEGAL DESCRIPTIONS FOR REZONING CERTAIN LANDS IN THE CITY OF KUNA, ADA COUNTY, IDAHO, KNOWN AS SPRINGHILL SUBDIVISION PARCEL NUMBERS S1301212400, S1301233900, S1301305459, S1301347050 AND S1301346660, SITUATED ON COLUMBIA ROAD BETWEEN LINDER AND MERIDIAN ROADS, FROM AGRICULTURAL TO R-6 MEDIUM DENSITY RESIDENTIAL DISTRICT AND R-20, HIGH DENSITY MULTI-FAMILY RESIDENTIAL DISTRICT; AMENDING THE ZONING MAP OF THE CITY OF KUNA TO REFLECT SUCH CHANGE; AND PROVIDING AN EFFECTIVE DATE.**

WHEREAS, the property described in Section 1 below is presently zoned Agricultural, and the owner of the property, GREGORY B. JOHNSON AND WASHINGTON FEDERAL BANK, has requested that the property be rezoned to R-6 Medium Density and R-20, High Density pursuant to the Zoning Ordinance of the City of Kuna; and

WHEREAS, a public hearing was duly held and conducted, pursuant to public notice as required by law and upon such request, by the Planning and Zoning Commission of the City on January 9, 2007, following which public hearing, the Commission determined that the requested change in zoning designation should be granted; and

WHEREAS, a public hearing was duly held and conducted, pursuant to public notice as required by law and upon such request, by the City Council of the City of Kuna on February 6, 2007 where the City Council determined that the requested change in zoning designation from Agricultural to R-6 and R-20 should be granted.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF KUNA, IDAHO, as follows:

**Section 1:** That the zoning designation for the real property, all situated in the City of Kuna, Ada County, Idaho and commonly known as Springhill Subdivision and more particularly described in Exhibits "A-F" attached hereto and incorporated herein by reference as if fully set forth herein, is hereby changed from Agricultural to R-6 Medium-Low Density (Exhibits "A-D") and R-20, High Density (Exhibit "E") pursuant to the Zoning Ordinance of the City of Kuna.

**Section 2:** That the Official Zoning Map of the City of Kuna is hereby amended to reflect the change set forth in Section 1 of this ordinance, and the City Engineer is hereby directed to alter and change the Official Zoning Map to comply with said change.

**Section 3:** That this ordinance shall be published once in the official newspaper of the City and shall take effect and be in force upon its passage, approval, and publication.

**RECEIVED**



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A parcel of land situate in the west one-half of Section 1, Township 2 North, Range 1 West, Boise Meridian, Ada County, Idaho, being more particularly described as follows:

Commencing at the southwest corner of said Section 1; thence N00°27'09"E, 2,669.21 feet along the westerly boundary of said Section 1 to the west quarter corner of said Section 1; thence N00°27'08"E, 261.92 feet along the westerly boundary of said Section 1 to the *Real Point of Beginning*:

Thence continuing N00°27'08"E, 358.00 feet along the westerly boundary of said Section 1;

Thence N89°55'51"E, 2,651.55 feet to the north-south quarter section line of said Section 1;

Thence S00°38'29"W, 2,028.04 feet along the north-south quarter section line of said Section 1;

Thence S89°55'51"W, 658.76 feet;

Thence 69.89 feet along a non-tangent curve deflecting to the left, with a radius of 143.00 feet, a central angle of 28°00'15", a long chord of 69.20 feet and a chord bearing of N54°25'21"W;

Thence N68°25'29"W, 163.65 feet;

Thence 339.78 feet along a tangent curve deflecting to the right, with a radius of 1,082.00 feet, a central angle of 17°59'34", a long chord of 338.39 feet and a chord bearing of N59°25'42"W;

Thence N50°25'55"W, 87.82 feet;

Thence 108.16 feet along a tangent curve deflecting to the right, with a radius of 1,100.00 feet, a central angle of 05°38'01", a long chord of 108.11 feet and a chord bearing of N47°36'55"W;

Thence N44°47'54"W, 234.52 feet;

Thence 51.55 feet along a tangent curve deflecting to the left, with a radius of 1,100.00 feet, a central angle of 02°41'07", a long chord of 51.55 feet and a chord bearing of N46°08'28"W;

Thence N47°29'00"W, 288.72 feet;

Thence N47°03'27"W, 292.85 feet;

Thence N49°16'59"W, 221.73 feet;

Thence N44°48'11"W, 151.99 feet;

Thence N47°25'51"W, 231.99 feet;

Thence N46°10'40"W, 235.17 feet;

Thence N39°33'42"W, 126.00 feet to the *Real Point of Beginning*.

Comprising 89.137 acres, more or less.

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EXHIBIT A

ORDINANCE 2007-12A

TECHNICAL SUPPORT

2007-12A

A parcel of land being a portion of the Northwest quarter of Section 1, Township 2 North, Range 1 West, Boise Meridian, Ada County, Idaho, more particularly described as follows:

Commencing at the Southwest corner of the Northwest quarter of Section 1, Township 2 North, Range 1 West, Boise Meridian; thence  
North 0°27'09" East 339.64 feet along the West line of said Northwest quarter of Section 1 to the REAL POINT OF BEGINNING of this description; thence continuing  
North 0°27'09" East 280.28 feet along the West line of said Northwest quarter to a point; thence  
North 89°55'43" East 501.87 feet to a point; thence  
South 0°27'09" West 218.31 feet to a point; thence  
South 56°18'36" West 118.59 feet to a point; thence  
North 89°32'31" West 403.69 feet to the REAL POINT OF BEGINNING of this description.

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That portion of the Northwest quarter of Section 1, Township 2 North, Range 1 West of the Boise Meridian, located North of the North bank of a lateral irrigation canal extending Easterly through the South half of said Northwest quarter and more definitely described as follows, in Ada County, Idaho;

Beginning at the Northwest corner of said Section 1, Township 2 North, Range 1 West of the Boise Meridian; thence East along the North line of said Section 1, 2657.7 feet to the Northeast corner of said quarter section; thence, South 1951 feet, more or less, to the North bank of a lateral irrigation canal; thence, Westerly along the North bank of said lateral canal to the West line of the Northwest quarter of said Section 1, and at a point which is 619.92 feet, more or less, North of the Southwest corner of the Northwest quarter of said Section 1; thence, Northerly along the West line of said Northwest quarter of Section 1, 1991.38 feet, more or less, to the Point of Beginning.

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TECHNICAL SUPPORT

A parcel of land located in the SE 1/4 of the SW 1/4 of Section 1, T.2N., R.1W., B.M., Ada County, Idaho, more particularly described as follows: Commencing at the 1/4 corner common to Section 12 and the said Section 1, from which the Southwest corner of said Section 1 bears North 89°32'42" West, 2640.54 feet; Thence along the North-South mid-section line North 00°21'55" East, 222.45 feet to the **REAL POINT OF BEGINNING**.

Thence North 74°51'42" West, 89.31 feet;

Thence North 87°09'42" West, 125.19 feet;

Thence 38.68 feet along the arc of a curve to the right, having a radius of 44.30 feet, a central angle of 50°01'30", and a long chord bearing North 62°08'57" West, 37.46 feet;

Thence North 37°08'12" West, 279.26 feet;

Thence South 38°34'48" West, 12.07 feet to a point in the center of the Mason Creek Feeder Ditch;

Thence along said ditch the following courses and distances:

North 32°56'16" West, 41.13 feet;

North 24°37'30" West, 78.89 feet;

North 21°39'35" West, 44.63 feet;

North 27°12'47" West, 47.62 feet;

North 17°42'08" West, 79.89 feet;

North 16°06'01" West, 74.70 feet;

North 06°18'31" West, 80.82 feet;

North 03°58'22" West, 80.04 feet;

North 10°11'33" West, 89.97 feet;

North 09°35'59" West, 50.61 feet;

North 03°44'28" West, 35.56 feet;

North 12°24'16" West, 69.49 feet;

Thence 69.92 feet along the arc of a curve to the left, having a radius of 143.00 feet, a central angle of 28°00'58", and a long chord bearing North 26°24'48" West, 69.23 feet;

Thence departing said ditch North 89°55'47" East, 652.59 feet to a point on said North-South mid-section line;

Thence along said line South 00°21'55" West, 1062.96 feet to the Point of Beginning. Containing 11.96 acres, more or less.

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A parcel of land located in the SE 1/4 of the SW 1/4 of Section 1, T.2N., R.1W., B.M., Ada County, Idaho, more particularly described as follows: BEGINNING at the South 1/4 corner of said Section 1, from which the Southwest corner of said section bears North 89°32'42" West, 2640.54 feet;

Thence North 89°32'42" West, 799.06 feet;

Thence North 38°34'48" East, 621.37 feet;

Thence South 37°08'12" East, 279.26 feet;

Thence 38.68 feet along the arc of a curve to the left, having a radius of 44.30 feet, a central angle of 50°01'30", and a long chord bearing South 62°08'57" East, 37.46 feet;

Thence South 87°09'42" East, 125.19 feet;

Thence South 74°51'42" East, 89.31 feet to a point on the North-South mid-section line;

Thence along said line South 00°21'55" West, 222.45 feet to the Point of Beginning. Containing 5.00 acres, more or less.

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**ORDINANCE 2007-12A  
EXHIBIT F**

W LAKE HAZEL RD

S COCHRANE DR

**SUBJECT  
PROPERTY(S)**

S LINDER RD

W ARISTOCRAT DR

W COLUMBIA RD

S OBADIAH LN

S CHUGIAK PL

