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DANIEL J. ENGLISH 5P I 2199638000
KOOTENAI CO. RECORDER Page 1 of 5
BBB Date 03/06/2009 Time 10:24:23
REC-REQ OF CITY OF COEUR DALENE
RECORDING FEE: 0.00
2199638000 XK

ORDINANCE NO. 3355
COUNCIL BILL NO. 09-1006

AN ORDINANCE ANNEXING TO AND DECLARING TO BE A PART OF THE CITY OF COEUR D'ALENE, KOOTENAI COUNTY, IDAHO, SPECIFICALLY DESCRIBED PORTIONS OF SECTION 27, TOWNSHIP 51, NORTH, RANGE 4W, BOISE MERIDIAN; ZONING SUCH SPECIFICALLY DESCRIBED PROPERTY HEREBY ANNEXED; CHANGING THE ZONING MAPS OF THE CITY OF COEUR D'ALENE; AMENDING SECTION 1.16.050, COEUR D'ALENE MUNICIPAL CODE, BY DECLARING SUCH PROPERTY TO BE A PART OF PRECINCT #38; REPEALING ALL ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT HEREWITH; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR THE PUBLICATION OF A SUMMARY OF THIS ORDINANCE AND AN EFFECTIVE DATE HEREOF.

WHEREAS, after public hearing, the City Council finds it to be in the best interests of the City of Coeur d'Alene and the citizens thereof that said property be annexed; NOW, THEREFORE,

BE IT ORDAINED, by the Mayor and City Council of the City of Coeur d'Alene, Kootenai County, Idaho:

SECTION 1. That the property as set forth in Exhibit "A", attached hereto and incorporated herein, contiguous and adjacent to the City of Coeur d'Alene, Kootenai County, Idaho, be and the same is hereby annexed to and declared to be a part of the City of Coeur d'Alene, Kootenai County, Idaho, and the same is hereby zoned as R-8 (Residential at 8 units/acre).

SECTION 2. That the Zoning Act of the City of Coeur d'Alene, known as Ordinance No. 1691, Ordinances of the City of Coeur d'Alene, be and the same is hereby amended as set forth in the preceding section hereof.

SECTION 3. That the Planning Director be and he is hereby instructed to make such change and amendment on the three (3) official Zoning Maps of the City of Coeur d'Alene.

SECTION 4. That the above described property be and the same is hereby declared to be and shall be a part of Precinct #38, and that Section 1.16.050, Coeur d'Alene Municipal Code, be and the same is hereby amended to include the herein annexed property within the described boundaries of Precinct #38.

SECTION 5. All ordinances and parts of ordinances in conflict with this ordinance are hereby repealed.

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SECTION 6. After its passage and adoption, a summary of this Ordinance, under the provisions of the Idaho Code, shall be published once in the official newspaper of the City of Coeur d'Alene, and upon such publication shall be in full force and effect.

Passed under suspension of rules upon which a roll call vote was duly taken and duly enacted an ordinance of the City of Coeur d'Alene at a regular session of the City Council, February 17, 2009.

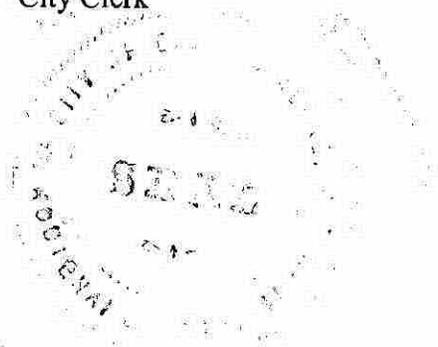
APPROVED by the Mayor this 17th day of February, 2008.

Sandi Bloem
Sandi Bloem, Mayor

ATTEST:

Susan K. Weathers

Susan K. Weathers, CMC
City Clerk



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Engineering & Surveying

MECKEL ENGINEERING & SURVEYING
3906 N. Schreiber Way
Coeur d'Alene, ID 83815
Office 208-667-4638 • Fax 208-664-3347
www.meckel.com



Scott M. Rasor
1/30/09

January 30, 2009

Sec. 27, T51N, R4W

**PRAIRIE AVENUE DEVELOPMENT, LLC
ANNEXATION-TO-CITY OF COEUR D' ALENE
LEGAL DESCRIPTION**

A tract of land for City of Coeur d' Alene annexation purposes, being all of Tract 318, Amended plat of Hayden Lake Irrigated Tracts, according to the official plat on file in Book "C" at Page 67, excluding the North five (5) feet, thereof, deeded to the Post Falls Highway District, under Warranty Deed Instrument Number 1925201, AND EXCEPTING that portion of unnamed right-of-way of Hayden Lake Irrigated Tracts, bounded on the North by the Westerly extension of the North line of said Tract 318, on the South by the Westerly extension of the South line of said North 5 feet, on the East by the west line of said Tract 318 and on the West by the North-South centerline of Section 27, situated in the Northwest Quarter of the Northeast Quarter of Section 27, Township 51 North, Range 4 West, Boise Meridian, Kootenai County, Idaho, more particularly described as follows:

Commencing at the North Quarter corner of said Section 27, monumented with an existing iron pipe with brass cap, marked PLS 5576, according to Corner Perpetuation and Filing Record on file under Instrument Number 2145301000, from which the Northeast corner of said Section 27, monumented according to Corner Perpetuation and Filing Record form on file under Instrument Number 2145300000, bears, South 88°12'34" East, a distance of 2614.46 feet;

thence along the North line of said Section 27, South 88°12'34" East, a distance of 653.61 feet;

thence, leaving said North line, along the Northerly extension and the East line of said Tract 318, South 01°06'23" West, a distance of 35.00 feet to an existing iron rod, 5/8 inch diameter with a 2-inch diameter aluminum cap marked PLS 11187 on the South right-of-way line of Prairie Avenue, the Point of Beginning;

thence continuing along the East line of said Tract 318, South 01°06'23" West, a distance of 627.16 feet to an existing iron rod, 5/8 inch diameter with a plastic cap marked PLS 6602, monumenting the Southeast corner of said Tract 318, being also a point on the existing City boundary;

thence along the South line of said Tract 318 and the existing City boundary, North 88°12'21" West, a distance of 633.41 feet to an existing iron rod, 30 inches long, 5/8 inch diameter with a plastic cap marked PLS 11119, according to Record of Survey on file in Book 25 at Page 333;

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Prairie Avenue Development, LLC
Annexation Legal Description
January 30, 2009
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thence along the Westerly extension of the South line of said Tract 318 and the existing City boundary, North $88^{\circ}12'21''$ West, a distance of 20.00 feet to an existing iron rod, 5/8 inch diameter with a plastic cap marked PLS 6602 on the North-South centerline and existing City boundary of said Section 27, common with the Easterly boundary of Sunshine Meadows according to the official plat on file in Book I at Page 496;

thence along said North-South centerline, North $01^{\circ}05'19''$ East, a distance of 627.12 feet to the South right-of-way line of said Prairie Avenue;

thence along said South right-of-way line of Prairie Avenue South $88^{\circ}12'34''$ East, a distance of 653.61 feet to the Point of Beginning, containing 9.408 acres of land, more or less.

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C E R T I F I C A T E

STATE OF IDAHO)
) **ss.**
County of Kootenai)

I, Susan K. Weathers, do hereby certify that I am the duly appointed City Clerk and official keeper of the records for the City of Coeur d'Alene, County of Kootenai, State of Idaho, and that the foregoing is a true and correct copy of Ordinance No. 3355, a summary of which was published on February 25, 2009 in the Coeur d'Alene Press, a newspaper of general circulation, and as it appears on record in the Office of the City Clerk.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said City this 18th day of March 2009.

Susan K. Weathers

City Clerk



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