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DANIEL J. ENGLISH 5P I 2192864000  
KOOTENAI CO. RECORDER Page 1 of 5  
BBB Date 01/16/2009 Time 14:00:34  
REC-REQ OF ATS  
RECORDING FEE: 15.00  
2192864000 XK

Ordinance Number 150  
Annexation and Zone Classification of Property  
A portion of the Northeast Quarter of Section 13, Township 51 North, Range 6  
West, B.M. Kootenai County, Idaho

AN ORDINANCE OF THE CITY OF HAUSER, IDAHO, A MUNICIPAL CORPORATION OF THE STATE OF IDAHO, PROVIDING FOR ANNEXATION OF PROPERTY CONSISTING OF APPROXIMATELY TEN ACRES., LOCATED ON HAUSER LAKE ROAD, IN THE NORTHEAST QUARTER OF SECTION 13, AND ZONING OF SAID ANNEXED PROPERTY AS LAKE VILLAGE, PROVIDING FOR THE AMENDMENT TO THE OFFICIAL ZONING MAP, AND PROVIDING FOR AN EFFECTIVE DATE HEREOF:

WHEREAS, the owners of the real property described in Section 1 of this ordinance have petitioned the City Council of the City of Hauser, Idaho for annexation of said property as Lake Village, which is 1 acre parcels: and

WHEREAS, public hearings were held before both the Planning and Zoning Commission on November 18, 2008 and the City Council on December 10, 2008, in accordance with law, testimony taken, findings of fact and conclusions of law reached; and

WHEREAS, the City Council, based upon the recommendation of the Planning and Zoning Commission and upon its own fact finding, determined that said annexation is provided for under existing law in that the land in questions adjoins the corporate limits, that the proposed zoning is suitable and compatible with surrounding land uses and provisions of the Hauser Comprehensive Plan and that said land uses would fit in with the general development of the City and would be in the best interest of the City of Hauser.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HAUSER, KOOTENAI COUNTY, IDAHO AS FOLLOWS:

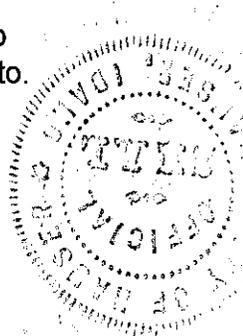
Section 1: that the land located west of Hauser Lake Road and legally described in this Section is hereby annexed into the City of Hauser:

**Legal Description Attached**

Section 2: That lands described in Section 1 of this Ordinance shall be zoned Lake Village. The official Zoning Map of the City of Hauser shall be modified to include the lands described in Section 1 and to reflect the zoning applied thereto.

Section 3: That this Ordinance shall take effect and be in full force and effect upon its passage, approval and publication according to the law.

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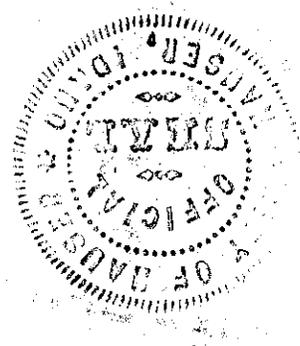
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Enacted as an ordinance of the City of Hauser, Idaho, at a meeting of the City Council held on December 10, 2008.

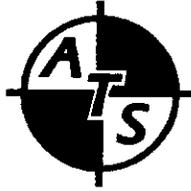
CITY OF HAUSER

BY: *Olita Johnston*  
OLITA JOHNSTON, MAYOR

ATTEST:  
*Cheri Howell*  
CHERI HOWELL, CLERK



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*Advanced Technology Surveying & Engineering*

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**EXHIBIT A**  
**LEGAL DESCRIPTION**

FOR ANNEXATION INTO THE CITY OF HAUSER

CITY OF HAUSER ORDINANCE NO. 150

EFFECTIVE DATE: DECEMBER 10, 2008

A parcel of land located in the Northeast Quarter of Section 13, Township 51 North, Range 6 West, Boise Meridian, Kootenai County, Idaho, more particularly described as follows:

Commencing at the Center Quarter Corner of said Section 13, monumented by a 5/8 inch rebar with a 2 inch diameter aluminum cap marked as noted in Corner Perpetuation and Filing Record (CP&F) Instrument No. 1694067, and located South 00°15'55" West, 2648.19 feet, from the North Quarter Corner of said Section 13, monumented by a 1 inch outside diameter iron pipe, as noted in CP&F Instrument No. 1712285;

Thence, from said point of commencement, along the West line of said Northeast Quarter of Section 13, North 00°15'55" East, 480.44 feet, to a point of intersection with the Westerly extension of the Southerly boundary of that particular parcel of land described in Book 119 of Deeds, at Page 344, hereinafter referred to as the "119-344 Parcel", said point being monumented by a 5/8 inch rebar with a plastic cap marked "ATS PLS 8962", similar monuments being hereinafter referred to as an "ATS Monument", and said point also being located North 83°00'21" West, 1106.28 feet, from a 1 inch diameter iron pipe taken to monument the most Southerly corner of said "119-344 Parcel", and said point also being the TRUE POINT OF BEGINNING for this description;

Thence, from said TRUE POINT OF BEGINNING, continuing along said West line of said Northeast Quarter of Section 13, North 00°15'55" East, 213.56 feet, to a point of intersection with the Westerly extension of the Southerly boundary of Block 1 of the plat of "HAUSER VIEW ESTATES", recorded in Book F of Plats, at Page 17, Kootenai County Records, said point taken to be the most Southerly corner of that particular parcel of land described in the Warranty Deed recorded as Kootenai County Recorder's Instrument No. 1204616, hereinafter referred to as the "1204616 Parcel", and said point being monumented by an "ATS Monument";

Thence, along said Southerly boundary of Block 1 of the plat of "HAUSER VIEW ESTATES", and the Westerly and Easterly extensions thereof, taken to be coincidental with the Southerly boundaries of said "1204616 Parcel" and that particular parcel of land described in the Warranty Deed recorded as Kootenai County Recorder's Instrument No. 1946148, respectively, North 62°55'54" East, 1722.17 feet, to an angle point in the mathematical centerline of the existing Right-of-Way for Hauser Lake Road, said point being located North 62°55'54" East, 39.29 feet, from an "ATS Monument" located upon a line offset 40.00 feet Southwesterly from, and parallel with, the centerline of the asphalt for Hauser Lake Road, as it now exists;



Thence, along said mathematical centerline of the existing Right-of-Way for Hauser Lake Road, South 35°44'08" East, 202.07 feet, to the most Northerly corner of said "119-344 Parcel", said point being located North 59°46'34" East, 49.91 feet, from an "ATS Monument" located upon a line offset 40.00 feet Southwesterly from, and parallel with, the centerline of the asphalt for Hauser Lake Road, as it now exists;

Thence, along the Northwesterly boundary of said "119-344 Parcel", South 59°46'34" West, 1700.00 feet, to a point of intersection with the Southerly boundary of said "119-344 Parcel", monumented by an "ATS Monument";

Thence, along the Westerly extension of said Southerly boundary of the "119-344 Parcel", North 83°00'21" West, 185.00 feet, to said TRUE POINT OF BEGINNING for this description.

Said described parcel contains 10.174 acres (443,168 square feet), more or less.

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# ADJUSTED PLAT

SECTION 13, TOWNSHIP 51 NORTH, RANGE 06 WEST, BOISE MERIDIAN,  
KOOTENAI COUNTY, IDAHO

(3)

CITY OF HAUSER ORDINANCE NO. 150  
EFFECTIVE DATE: DECEMBER 10, 2008

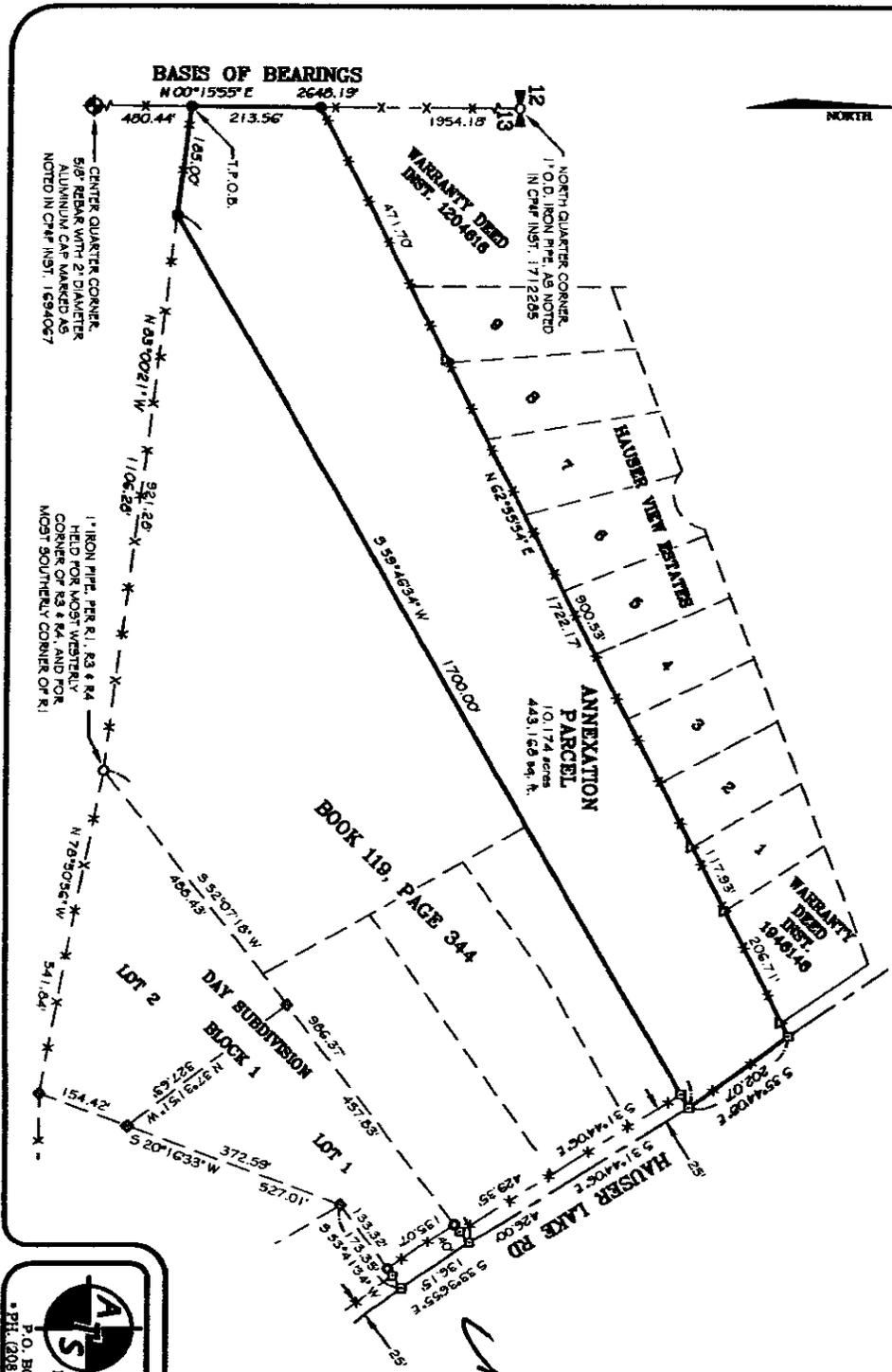
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### LEGEND

- 5/8" BY 30" REBAR WITH PLASTIC CAP MARKED "ATS P.L.S. # 8962"
- FOUND MONUMENT AS NOTED
- COMPUTED POINT
- ▲ FOUND 5/8" REBAR WITHOUT CAP, HELD FOR SOUTHERLY BOUNDARY OF R2 & R6
- ◆ FOUND 5/8" REBAR WITH PLASTIC CAP MARKED "PLS 4184"
- FOUND 5/8" REBAR WITH PLASTIC CAP MARKED "PLS 5229"
- ◻ QUARTER CORNER
- CENTER QUARTER CORNER
- EXISTING CITY LIMITS



**ADVANCED TECHNOLOGY SURVEYING & ENGINEERING**

P.O. BOX 3487, HAVDEN IDAHO, 83855  
 \* PH: (208) 772-3745 \* FAX: (208) 762-7311 \*

SCALE: 1"=300'
CHECKED BY: NMI
DATE: 12-12-2008
DRAWN BY: RDB
DATE: 12-12-2008
ENG: ANNEKAR
PROJ: 08-023

**Receipt of New or Altered Taxing District/RAA Boundary Documentation**

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District Name: City of Hauser

Contact Person: Cindy Espe Phone: \_\_\_\_\_

District Mailing Address: \_\_\_\_\_

Other/Additional Info: Ord # 150

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**Items submitted:**

- \_\_\_ 1. **City or District Annexation Document (ordinance or order), signed by proper authority, approving said annexation.**
- \_\_\_ 2. **Legal Description and Map of City or Taxing District / RAA Boundary and Annexed Territory.** (see guidelines / requirements below, legal description may be included in annexation document, or submitted separately)

**Submittal Guidelines / Requirements:**

- 1. Copy of the ordinance or order effecting the formation or alteration of the district, or Urban Renewal District Revenue Allocation Area, containing the legal description of the newly formed district boundaries or **subject annexed area** (standard description requirements):
  - a. Section/Township/Range,
  - b. True point of beginning defined by bearings and distances from an initial point being a government corner or subdivision plat corner,
  - c. Bearing and distance closure of at least 1:5,000,
  - d. Variations allow for calls along water boundaries, aliquot parts and subdivision plat references (copy of plat may be additionally required).
  - e. Match with existing district boundary where contiguous.
- 2. Map prepared in a Draftsman-like manner, matching the accompanying legal description and drafted to scale, including:
  - a. Section, township, range, and meridian identifications.
  - b. North arrow, bar scale, and title block.
  - c. District name and ordinance number or order date.
  - d. Bearing and distance annotation between boundary points.
  - e. Clearly defined boundary lines of the newly formed district or RAA, or the annexed area, together with reference to the existing boundary where contiguous.

Received by Assessor for review and filing: Tony Hansen 1-8-09  
Assessor signature / date

ASSESSOR CHECK FOR COMPLIANT SUBMITTAL, PROVIDE SIGNED RECEIPT & RECORDER INSTRUCTION FORM TO DISTRICT FOR RECORDING.

Received by Auditor/Clerk/Recorder for recording / filing: Anna Wild 1/16/2009  
Recorder signature / date

ORIGINAL RECEIPT TO DISTRICT FOR THEIR RECORDS, COPY TO ASSESSOR'S OFFICE.



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January 8, 2009

Craig Johnson  
Idaho State Tax Commission  
Post Office Box 36  
Boise, Idaho 83722-0410

Craig,

I have enclosed the recorded annexation documents for final processing and levy certification purposes.

Please let me know if you have any questions or need more information.

Sincerely,

Cindy Espe  
Project Manager  
Advanced Technology Surveying