

092

ORDER GRANTING PETITION FOR ANNEXATION  
TO GRANITE-REEDER WATER AND SEWER DISTRICT  
Bonner County, Idaho

DOBSON ANNEXATION

**Instrument # 814076**  
BONNER COUNTY, SANDPOINT, IDAHO  
8-15-2011 03:17:56 No. of Pages: 10  
Recorded for : WELCH COMER  
MARIE SCOTT Fee: 37.00  
Ex-Officio Recorder Deputy CB  
Index to: MISC

THE BOARD OF DIRECTORS (the "Board") of GRANITE-REEDER WATER AND SEWER DISTRICT (the "District") makes the following findings relative to a Petition for Annexation presented to the Board:

(1) The District is a validly formed water district under and by virtues of the laws of the State of Idaho.

(2) The owner of certain real property located in Bonner County, Idaho, generally adjacent to the boundaries of the District, filed a Petition for Annexation with the District which complied with the requirements of Idaho Code §42-3218(a) (a copy of the Petition and attachments thereto are attached hereto as Exhibit "A" as though fully set forth herein).

(3) After a thorough examination and review by the Board and its consultants, it was established that the Petition was executed by the property owner in the area covered by the annexation. (The area covered by the annexation is set forth in the map attached hereto and incorporated herein by this reference as Exhibit "B" and is legally described in Exhibit "D" attached hereto and incorporate herein by this reference.)

(4) The Board set a public hearing on the Petition for Annexation.

(5) The public hearing was set for July 7, 2011, with notice of this hearing ("Notice") given by publication. Notice was published in the *Bonner County Daily Bee* on June 22, 2011. (A copy of the Notice and Affidavit of Publication is attached hereto and incorporated herein by this reference as Exhibit "C".) At this public hearing the Board and its consultants were prepared to respond to any questions or issues raised.

(6) The Board has assumed, pursuant to the provisions of Idaho Code Section 42-3218(b) that the failure of any other individuals to show cause in writing as to the annexation of the property described in Exhibit "B", is deemed as their assent.

(7) The Board, after consideration of the records and files herein and the public health and safety of the current and future residents and businesses in the District and the area proposed for annexation, find it in the best interests of the District its residents and those who are in the area to be annexed into the District, to annex the area covered by the Petition.

(8) Subject to the conditions placed on the annexation by the District, the real property described in the map attached hereto as Exhibit "B" and legally described in Exhibit

RECEIVED

AUG 25 2011

TECHNICAL SUPPORT

“D” attached hereto is hereby incorporated into the District as of the date this Order is recorded with the County Recorder.

(9) The Secretary of the District is hereby directed to file this Order in the records of the District and transmit this Order and all the attachments thereto to the appropriate Bonner County offices for filing pursuant to Idaho Code §42-3218(b).

(10) Petitioner agrees to pay for his share of a New Facility Plan or Facility Plan Amendment and Preliminary Engineering Report as required by the Idaho Department of Environmental Quality.

(11) There are no conditions placed on the property.

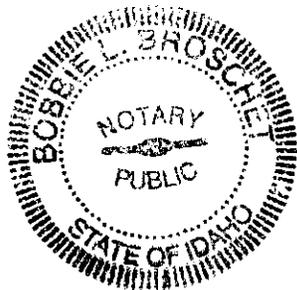
This Order is adopted by a majority vote of the Board of Directors at a meeting on July 7, 2011.

GRANITE-REEDER WATER AND SEWER DISTRICT

By: Vincent Aguirre  
Chairman, Board of Directors

STATE OF IDAHO )  
 ) ss.  
COUNTY OF BONNER )

I certify that I know or have satisfactory evidence that Vince Aguirre is the person who appeared before me, and said person acknowledged that he signed this instrument as the Chair of the Board of Directors of the Granite Reeder Water & Sewer District, and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.



Bobbie L Broschet  
NOTARY PUBLIC for the State of Idaho  
Bobbie L Broschet  
[Print name]  
My appointment expires: April 18, 2014

## LIST OF EXHIBITS

- A. Petition requesting annexation
- B. Map of the area to be annexed
- C. Notice and Affidavit of Publication of Public Hearing
- D. Legal Description of real property annexed into District

GRANITE REEDER WATER AND SEWER DISTRICT  
Bonner County, Idaho

JERRY AND JOANN DOBSON  
REQUEST FOR ANNEXATION TO AND INCLUSION IN DISTRICT

WHEREAS, Granite Reeder Water and Sewer District, of Bonner County, Idaho, (the "District"), has been duly and properly created under and by virtue of the constitution and laws of the State of Idaho and is governed by a Board of Directors therefore (the "Board");

WHEREAS, Jerry Dobson and Jo Anne Dobson ("Property Owners") have expressed an interest in being included within the boundaries of the District;

WHEREAS, the Property Owners now seeks annexation to and inclusion of certain real property (the "Real Property") in the District;

WHEREAS, the Board has estimated that the cost and expense of including the Real Property owned by Property Owners within the District is minimal; and

WHEREAS, the Property Owners and the Board believe that inclusion of the Real Property within the District will result in an increase in the benefits to the Property Owners and the District;

NOW, THEREFORE, THE UNDERSIGNED OWNERS OF SAID REAL PROPERTY hereinafter described:

(1) Requests annexation to and inclusion in Granite Reeder Water and Sewer District for the purposes of receiving access to sewer improvements ("Improvements") provided by the District and agree to pay all expenses due and owing for said inclusion and Improvements. Property Owners understand that the District has adopted policies related to the connection to and receipt of the benefits of said Improvements. Property Owners understand that the Real Property may not yet have access to said Improvements, but are willing to wait for this access.

(2) Agree and request that said Improvements be made therein and that the cost and expense of the same shall be assessed to the hereinafter described Real Property and the assessment shall be levied against said Real Property as provided by law and in accordance to the benefit attributable thereto.

(3) Waive any irregularities in the inclusion of this property into the District and into the Local Improvement District which has been formed to construct and finance the Improvements.



(4) Certify that the undersigned are the Property Owners and have legal authority to sign this document and that the description below represents a true, correct and complete property description.

DATED this 19 day of May, 2011.

PROPERTY OWNERS:

Jerry Dobson

*Jerry Dobson*

Jo Anne Dobson

*Joanne Dobson*

Legal Description of Property:

See Attached Exhibit "A"

|                                  |               |                                     |
|----------------------------------|---------------|-------------------------------------|
| Area of Land to be Included: All | Taxpayer: Yes | <input checked="" type="checkbox"/> |
|                                  | No            | <input type="checkbox"/>            |

STATE OF ~~IDAHO~~ )  
WA ) ss:  
County of ~~Bonner~~ )  
Spokane )

On this 19 day May, 2011, before me, the undersigned Notary Public in and for the State of ~~Idaho~~, WA, personally appeared Jerry Dobson and Jo Anne Dobson, to me known to be the individuals named in and who executed the foregoing instrument; and acknowledged that they executed the same as their voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand under my official seal this 19 day of May, 2011.



*Lori L. Crume*  
NOTARY PUBLIC in and for the State of ~~Idaho~~, WA  
Residing at Spokane  
My commission expires: 5-14-2015

ACKNOWLEDGMENT AND ACCEPTANCE BY DISTRICT

PASSED AND APPROVED this \_\_\_ day of May, 2011, by the Board of Directors of Granite Reeder Water and Sewer District.

  
\_\_\_\_\_  
Chairman, Board of Directors

ATTEST:

  
\_\_\_\_\_  
District Secretary

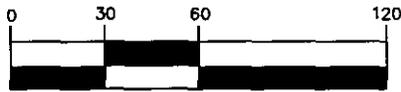
(SEAL)



GRANITE REEDER WATER AND SEWER DISTRICT  
 DOBSON ANNEXATION  
 SECTION 19, TOWNSHIP 61 NORTH, RANGE 4 WEST,  
 B.M., BONNER COUNTY, IDAHO  
 PARCEL NO. RP 61N04W197540A



GRAPHIC SCALE



( IN FEET )  
 1 inch = 60 ft.

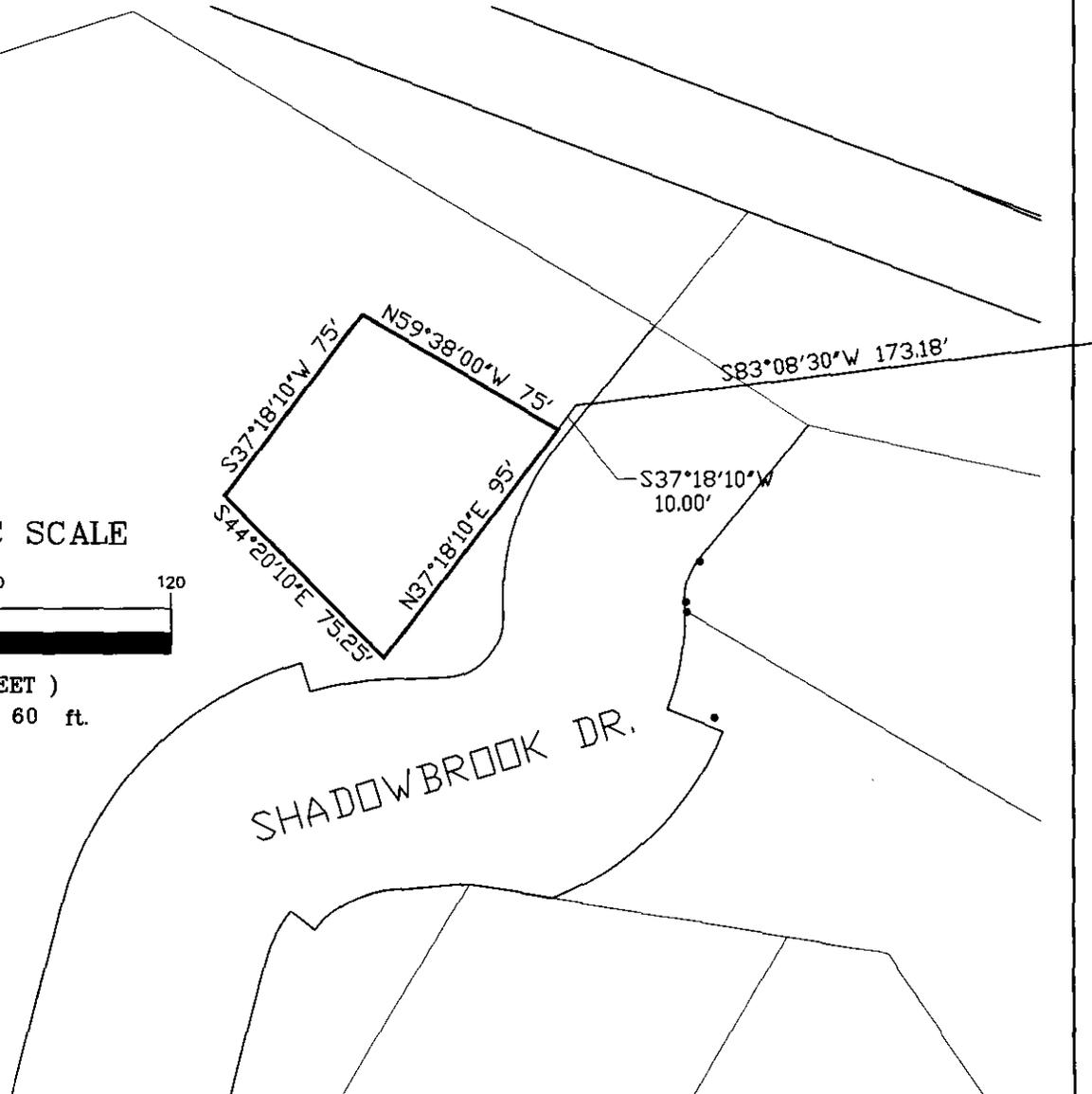


EXHIBIT B



www.welchcomer.com  
 350 E. Kathleen Ave.  
 Coeur d'Alene, ID 83815

208-664-9382  
 (toll free) 877-815-5672  
 (fax) 208-664-5946

GRANITE REEDER  
 WATER AND SEWER DISTRICT  
 DOBSON ANNEXATION  
 SEC 19, T 61 N, R 4 W. B.M.

PROJECT NO.: 14076  
 DESIGNED BY:  
 DRAWN BY: MLH  
 DWG NAME: 14076RW01.DWG  
 DATE: 7-18-11  
 SHEET NO:

LEGAL DESCRIPTION

THE LAND DESCRIBED HEREIN IS SITUATED IN THE STATE OF IDAHO, COUNTY OF BONNER, UNINCORPORATED AREA, AND IS DESCRIBED AS FOLLOWS:

A TRACT OF LAND IN GOVERNMENT LOT 3 IN SECTION 19, TOWNSHIP 61 NORTH, RANGE 4 WEST, BOISE MERIDIAN, BONNER COUNTY, IDAHO, BEGINNING AT A POINT LYING SOUTH 83 DEGREES 08' 30" WEST, 173.18 FEET AND SOUTH 37 DEGREES 18' 10" WEST, 10 FEET FROM CORNER NO. 7 OF HOMESTEAD ENTRY SURVEY NO. 773;

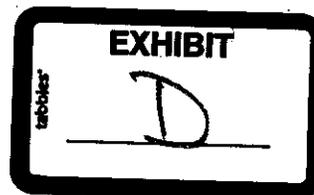
THENCE NORTH 59 DEGREES 38' 00" WEST, 75 FEET;

THENCE SOUTH 37 DEGREES 18' 10" WEST, 75 FEET;

THENCE SOUTH 44 DEGREES 20' 10" EAST, 75.25 FEET;

THENCE NORTH 37 DEGREES 18' 10" EAST, 95 FEET TO THE POINT OF BEGINNING;

~~TOGETHER WITH AN EASEMENT 30 FEET WIDE FOR INGRESS AND EGRESS, WHOSE CENTERLINE BEGINS AT A POINT ON THE SOUTHWESTERN BOUNDARY OF SAID TRACT, 30 FEET FROM THE SOUTHWEST CORNER OF SAID TRACT AND EXTENDS SOUTH 40 DEGREES 15' EAST, TO A ROAD TO BE BUILT BY GRANTEE.~~



AFFIDAVIT OF PUBLICATION

State of Idaho

ss.

County of Bonner, Terri Julie

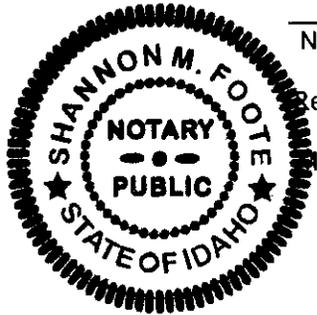
being first duly sworn on oath deposes and says that he/she is Managing Editor of the Priest River Times, a newspaper printed and published at Priest River, Bonner County, Idaho; that the said newspaper has been continuously and uninterruptedly published in said Bonner County during a period of 12 months prior to the first publication of the hereto attached notice of publication in the case of:

Hearing on Water Rates

as it was published in the regular and entire issue of the said newspaper for a period of 2 consecutive weeks, commencing on the 22nd day of June, 2011 and ending on the 29th day of June, 2011 and that said notice was published in said newspaper.

On this 29th day of June in the year of 2011, before me, a Notary Public, personally appeared Terri Julie known or identified to me to be the person whose name subscribed to the within instrument, and being by me first duly sworn, declared that the statements therein are true, and acknowledged to me that he executed the same.

Shannon M. Foote  
Notary Public for Idaho  
Residing at Priest River  
My commission expires: 10-9-13



**NOTICE OF PUBLIC HEARING ON WATER RATES GRANITE REEDER WATER & SEWER DISTRICT**

The Board of Directors ("Board") of Granite Reeder Water & Sewer District ("District") will hold a public hearing on July 7, 2011 at 3:30 p.m. at: Granite Reeder Water & Sewer District Copper Bay Construction Co. Office 799 Hagman Road, Priest Lake ID

The purpose of the public hearing is to take public comments regarding the establishment of the following proposed fees or charges:

(A) The late fee of Five Dollars (\$5.00) per month will be charged on any unpaid balance; and

(B) A fee or charge of \$250 per ERU will be charged for failure to comply with the terms of a Connection Permit.

The Board will consider all written and oral communication in making a final determination of the appropriate fees or charges. If you are unable to attend the hearing, but wish to provide written comments to the Board for consideration, comments may be sent to:

Granite Reeder Water & Sewer District  
Attn: Board of Directors  
P.O. Box 456  
Nordman, ID

If you have any questions, please feel free to call Vince Aguirre, Board Chair at (208) 443-2173.

The effective date of the new rates shall be as set forth in Resolution No. 2011-5. Water rate increases, if approved, will be reflected in bills received by District customers in July.

PRT legal 2310  
June 22, 29, 2011

