

ORIGINAL

6
073

ORDINANCE NO. 521

AN ORDINANCE OF THE CITY OF RATHDRUM, A MUNICIPAL CORPORATION OF THE STATE OF IDAHO, PROVIDING FOR ANNEXATION OF APPROXIMATELY 13.8 ACRES; PROVIDING ZONING OF THE PROPERTY SO ANNEXED AS RESIDENTIAL R-3; PROVIDING FOR AMENDMENT TO THE OFFICIAL ZONING MAP; AND PROVIDING AN EFFECTIVE DATE HEREOF.

WHEREAS, the prior owner of the real property referenced in Section 1, has petitioned the City Council of the City of Rathdrum for annexation of said property and the subsequent zoning of said properties as Residential R-3; and

WHEREAS, public hearings were held before both the Planning & Zoning Commission on November 17, 2010 and the City Council on December 14, 2010, 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 finding, determined that said annexation is provided for under existing law in that the land in question adjoins the corporate limits, that the proposed zoning is suitable and compatible with surrounding land uses and that said land uses would fit in with the general development of the City and would be in the best interest of the citizens of the City of Rathdrum:

NOW THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF RATHDRUM, KOOTENAI COUNTY, IDAHO, AS FOLLOWS:

SECTION 1: That the following described properties contiguous and adjacent to the city of Rathdrum, to wit:

The Northeast Quarter of the Northeast Quarter, EXCEPT the North 880.01 feet thereof, of Section 31, Township 52 North, Range 4 West, Boise Meridian, Kootenai County, Idaho;

ALSO DESCRIBED as follows:

The bearings and Section subdivision hereon are based on the plat of Park Wood Plaza, as recorded in Book I of Plats, Page 156, Instrument No. 1597442, Records of Kootenai County, Idaho; Commencing at the Northeast corner of Section 31, Township 52 North, Range 4 West, Boise Meridian, Kootenai County, Idaho; Thence S00°24'44"W, along the east line of said Section 31, a distance of 1324.55 feet to the southeast corner of the Northeast Quarter of the Northeast Quarter of said Section 31 and the True Point of Beginning;

Clark North Annexation Ordinance - 1

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SUMMARY OF ORDINANCE NO. 521

The city of Rathdrum, Kootenai County, Idaho, hereby gives notice of the adoption of Rathdrum Ordinance No. 521, an ordinance of the city of Rathdrum, a municipal corporation of the state of Idaho, providing for annexation of approximately 13.8 acres and zoning such land as Residential R-3 and also annexing public right of way, all described as:

The Northeast Quarter of the Northeast Quarter, EXCEPT the North 880.01 feet thereof, of Section 31, Township 52 North, Range 4 West, Boise Meridian, Kootenai County, Idaho;

ALSO DESCRIBED as follows:

The bearings and Section subdivision hereon are based on the plat of Park Wood Plaza, as recorded in Book I of Plats, Page 156, Instrument No. 1597442, Records of Kootenai County, Idaho; Commencing at the Northeast corner of Section 31, Township 52 North, Range 4 West, Boise Meridian, Kootenai County, Idaho; Thence S00°24'44"W, along the east line of said Section 31, a distance of 1324.55 feet to the southeast corner of the Northeast Quarter of the Northeast Quarter of said Section 31 and the True Point of Beginning;

Thence N89°46'06"W, along the south line of said Northeast Quarter of the Northeast Quarter, a distance of 1319.77 feet to the southwest corner of said Northeast Quarter of the Northeast Quarter;

Thence N00°25'41"E, along the west line of said Northeast Quarter of the Northeast Quarter a distance of 443.53 feet to a point that is 880.01 feet south of the northwest corner of said Northeast Quarter of the Northeast Quarter;

Thence S89°48'44"E, parallel with the north line of said Northeast Quarter of the Northeast Quarter, a distance of 1319.65 feet to said east line of said Section 31;

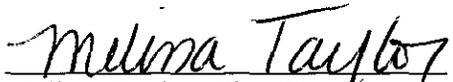
Thence S00°24'44"W, along the east line of said Section 31, a distance of 444.54 feet to the Point of Beginning.

AND TOGETHER WITH

All that portion of the existing 25 foot Meyer Road right-of-way, in Section 32, Township 52 North, Range 4 West, Boise Meridian, Kootenai County, Idaho, lying East and adjacent to the above described property.

The ordinance further provides that the official zoning map be changed to depict the zoning authorized hereby and provides that the annexation and zoning shall be effective upon the publication of this Summary. The full text of the summarized Ordinance No.

521 is available at Rathdrum City Hall, 8047 W Main Street, Rathdrum, ID 83858-9287
in the office of the City Clerk.


Melissa Taylor, City Clerk

Publish once in the City's official newspaper.

STATEMENT OF LEGAL ADVISER

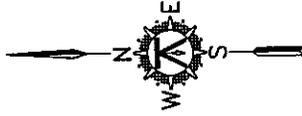
I, Nancy Stricklin, am a legal adviser for the city of Rathdrum, Idaho. I have examined the attached summary of Rathdrum Ordinance No. 521, Clark North Annexation Ordinance, and find it to be a true and complete summary of said ordinance which provides adequate notice to the public of the contents thereof.


Nancy Stricklin

Date 5/12/11

ANNEXATION MAP

LOCATED IN A PORTION OF THE NE1/4 OF SECTION 31, TOWNSHIP 52 NORTH, RANGE 4 WEST, BOISE MERIDIAN, KOOTENAI COUNTY, IDAHO



NW CORNER NE4 NE4
SECTION CORNER
RAILROAD SPIKE
(INITIAL POINT)
307.29
311.32
M E Y E R
R O A D
S89°48'44"E 1319.41'
H I G H W A Y 5 3
50.00
830.01

REFERENCES
ADAMS, Book 1, Page 158
PARK ROSE RANCH, Book 1, Page 406
PARK ROSE ESTATES, Book 1, Page 18
WASGAMITY DEED, INST. NO. 200282000

BASIS OF BEARING
THE BEARINGS AND DISTANCES SHOWN HEREON ARE BASED ON THE SURVEY AND RECORDS OF PARK WOOD PLAZA, BOOK 1, PAGE 158, RECORDS OF KOOTENAI COUNTY, IDAHO



Hilbert S. Barber
4-12-2011

LAKELAND SCHOOL DISTRICT

25' MEYER RD R/W
LYING IN SECTION 32

PROPOSED ANNEXATION

RATHDRUM CITY LIMITS

LOT 1, BLOCK 1,
PARK WOOD PLAZA
1ST ADDITION

LOT 2, BLOCK 3, PARK
WOOD PLAZA

S00°24'44"W 1324.55'

S00°24'44"W 444.94'

S89°48'44"E 1319.55'

N89°46'05"W 1319.77'

SE CORNER NE4 NE4
(TRUE POINT OF BEGINNING)

LANE LANE

PARK ROSE ESTATES

RATHDRUM CITY LIMITS

PINEVIEW STREET

RATHDRUM CITY LIMITS

1, B4

8, 9, 10, 11

6, 7

5, 4

3, 2, 1

REVISED 4/12/2011 PER CITY MEETING 4/9/2011



TUCKERS, BROWN & VERMEER, LLC
ENGINEERING AND LAND SURVEYING
102 S. 2nd Ave., Sandpoint, ID 83864 (208)261-8800

DRAWN BY: GCB
CHECKED BY: *[Signature]*
DATE: APRIL 2011
JOB: ANNEXATION MAP
FOR: RATHDRUM SD4 CHURCH



CITY OF RATHDRUM
CLERKS OFFICE



To: Craig Johnson

From: City Clerk/Treasurer Melissa Taylor

Date: June 2, 2011

Re: Annexation Ordinance #521

RECEIVED
JUN 07 2011
TECHNICAL SUPPORT

Craig,

Per our discussion this morning, enclosed is a copy of Ordinance #521 and the supporting documentation. I also emailed a copy of this to you on Thursday, June 2nd.

Please call me if you have any questions at (208) 687-0261 xt. 113.

Sincerely,

Melissa Taylor
Clerk/Treasurer
City of Rathdrum

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Rathdrum, ID 83858
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208-687-1818 (fax)
www.rathdrum.org