CLIFFORD T. HAYES 5P 2366609000
KOOTENAI COUNTY RECORDER Page 1 of 5
JRG Date 07/17/2012 Time 10:54:27
REQ OF CITY OF COEUR D ALENE
RECORDING FEES: $0.00
2366609000 XK

072

RECEIVED
AUG 0 6 2012
TECHNICAL SUPPORT

ORDINANCE NO. 3444
COUNCIL BILL NO. 12-1018

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 10, TOWNSHIP 50, 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 1.16.030, COEUR D'ALENE MUNICIPAL CODE, BY DECLARING SUCH PROPERTY TO BE A PART OF PRECINCT #35; 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 following described property contiguous and adjacent to the City of Coeur d'Alene, Kootenai County, Idaho, to wit:

A parcel of land containing +/- 2.55 acres known as Lots 1-11 inclusive, Block 39, Riverside Park Addition, as recorded in Book "B" of Plats, Page 138, Kootenai County, Idaho, located in Section 10, Township 50 North, Range 4 West, Boise Meridian;

TOGETHER WITH the adjoining vacated Glenwood Street;

AND TOGETHER WITH the adjoining vacated 10 foot wide park strip; AND TOGETHER WITH the adjoining 60 foot wide Burlington Northern, formerly Great Northern, Railroad Right of Way.

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-17 (Residential at 17 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 #35, and that Section 1.16.030, Coeur d'Alene Municipal Code, be and the same is hereby amended to include the herein annexed property within the described boundaries of Precinct #35.

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 All ordinances and parts of ordinances in conflict with this ordinance are hereby repealed.

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 on June 19, 2012.

APPROVED by the Mayor this 19th day of June, 2012.

Sandi Bloem

Sandi Bloem, Mayor

ATTEST:

Susan K. Weathers

Susan K. Weathers, City Clerk

LEGAL DESCRIPTION
BLOCK 39, RIVERSIDE PARK AND SURROUNDING
ANNEXATION AREA

Lots 1-11, Block 39, Riverside Park Addition, as recorded in Book "B" of Plats, Page 138, Kootenai County, Idaho, located in Section 10, Township 50 North, Range 4 West, Boise Meridian;

TOGHETHER WITH the adjoining vacated Glenwood Street;

AND TOGETHER WITH the adjoining vacated 10 foot wide park strip;

AND TOGETHER WITH the adjoining 60 foot wide Burlington Northern, formerly Great Northern, Railroad Right of Way;

All more particularly described as follows:

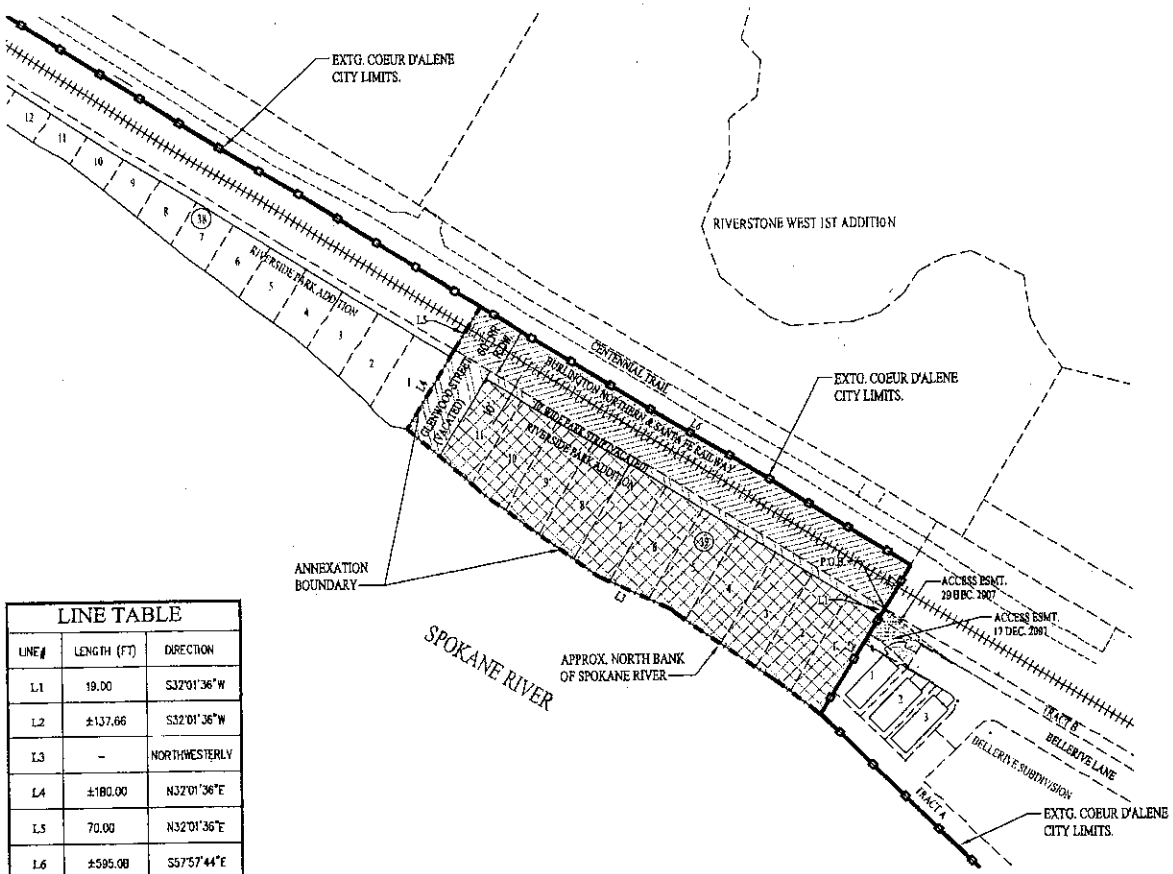
BEGINNING at the northwesterly corner of the Plat of Bellerive, as recorded Book "J" of plats, page 311, thence S32°01'36"W, along the westerly line of said Plat of Bellerive, 10.00 feet, to the northeasterly corner of said Block 39; thence S32°01'36"W, along the easterly line of said Block 39, 137.66 feet, more or less to the southwesterly corner of Lot 1, Block 2, of said Plat of Bellerive and the northerly bounds of the Spokane River; thence northwesterly along said Spokane River to the intersection of the northwesterly right of way line of said vacated Glenwood Street; thence N32°01'36"E 100 feet, more or less, along said northwesterly right of way line to the northeasterly corner of Block 38 of said Riverside Park Addition, thence continuing N32°01'36"E along said northwesterly right of way line extended, 70.00 feet to the northeasterly line of said Burlington Northern Railroad Right of Way, thence along said Railroad Right of Way, S57°57'44"E 595.00 feet, more or less, to the easterly line of said Block 39 extended, thence S32°01'36"W 60.00 feet to the Point of Beginning.

PROFESSIONAL LAND SURVEYOR
REGISTERED
7156
STATE OF IDAHO
JEFF R. WILEY

11/3/2011

ANNEXATION MAP

OF BLOCK 39 RIVERSIDE PARK ADDITION LOTS 1 - 11, GLENWOOD STREET & PARK STRIP, AND ADJOINING 60' BURLINGTON NORTHERN & SANTA FE R.O.W., IN A PORTION OF THE NE 1/4 SEC. 10, T. 50 N., R. 4W, B.M., KOOTENAI COUNTY, IDAHO,
CITY OF COEUR D'ALENE ORDINANCE # 3444



GRAPHIC SCALE

(IN FEET)
1 inch = 180 ft.

BASIS OF BEARING

PER FINAL PLAT OF BELLERIVE – BOOK "J" OF PLATS, PAGE 311.

LEGEND

- ANNEXATION BOUNDARY
- EXISTING COUER D'ALENE CITY LIMITS
- EXISTING PROPERTY LINE
- EXISTING PROPERTY BOUNDARY
- BURLINGTON NORTHERN & SANTA FE RAILWAY R.O.W. TO BE ABANDONED & VACATED (PARCEL AQUISITION PENDING)
- EXTG. GLENWOOD STREET & PARK STRIP R.O.W. VACATION
- BLOCK 39, LBTS 1 – 11 RIVERSIDE PARK ADDITION
- EXISTING RAILROAD LINE
- EXISTING PAVEMENT

REFERENCES

LEGAL DESCRIPTION FOR BLOCK 39, RIVERSIDE PARK AND SURROUNDING ANNEXATION AREA.

THAT PORTION OF PARK STRIP AND GLENWOOD STREET IN RIVERSIDE PARK ADDITION – BOOK "B" OF PLATS, PAGE 138.

LOTS 1 TO 11 INCLUSIVE, BLOCK 39, RIVERSIDE PARK ADDITION – BOOK "B" OF PLATS, PAGE 138.

THAT PORTION OF BURLINGTON NORTHERN & SANTA FE RAILWAY R.O.W. – PARCEL AQUISITION PENDING

FINAL PLAT OF BELLERIVE – BOOK "J" OF PLATS, PAGE 311.

LINE TABLE		
LINE#	LENGTH (FT)	DIRECTION
L1	19.00	S32°01'36"W
L2	±137.66	S32°01'36"W
L3	–	NORTHWESTERLY
L4	±180.00	N32°01'36"E
L5	70.00	N32°01'36"E
L6	±595.08	S57°57'44"E
L7	60.00	S32°01'36"W

NOTE:
SURVEY DATA IN LINE TABLE PROVIDED BY JEFF R. WILEY, IDAHO PLS# 7156.

REV.	DATE	BY	DESCRIPTION

J.R. BONNETT ENGINEERING
CIVIL AND STRUCTURAL CONSULTING AND DESIGN
803 E. 3RD AVENUE
SPOKANE, WASHINGTON 99202
(509) 534-3929 / FAX (509) 534-4014

JOB TITLE: ANNEXATION MAP TO THE CITY OF COEUR D'ALENE
2200 W. BELLERIVE LN. COEUR D'ALENE, IDAHO

SHEET TITLE: ANNEXATION MAP

PROFESSIONAL ENGINEER REGISTERED 8146 STATE OF IDAHO JAY R. BONNETT 11/14/11

DATE	6/20/11
DRAWN BY	RJK
DESIGN BY	RJK
JOB NO.	11-076.10
SHEET NO.	1 OF 1

CERTIFICATE

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. 3444, a summary of which was published on June 27, 2012 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 31st day of July 2012.

Susan K. Weathers

City Clerk

(SEAL)

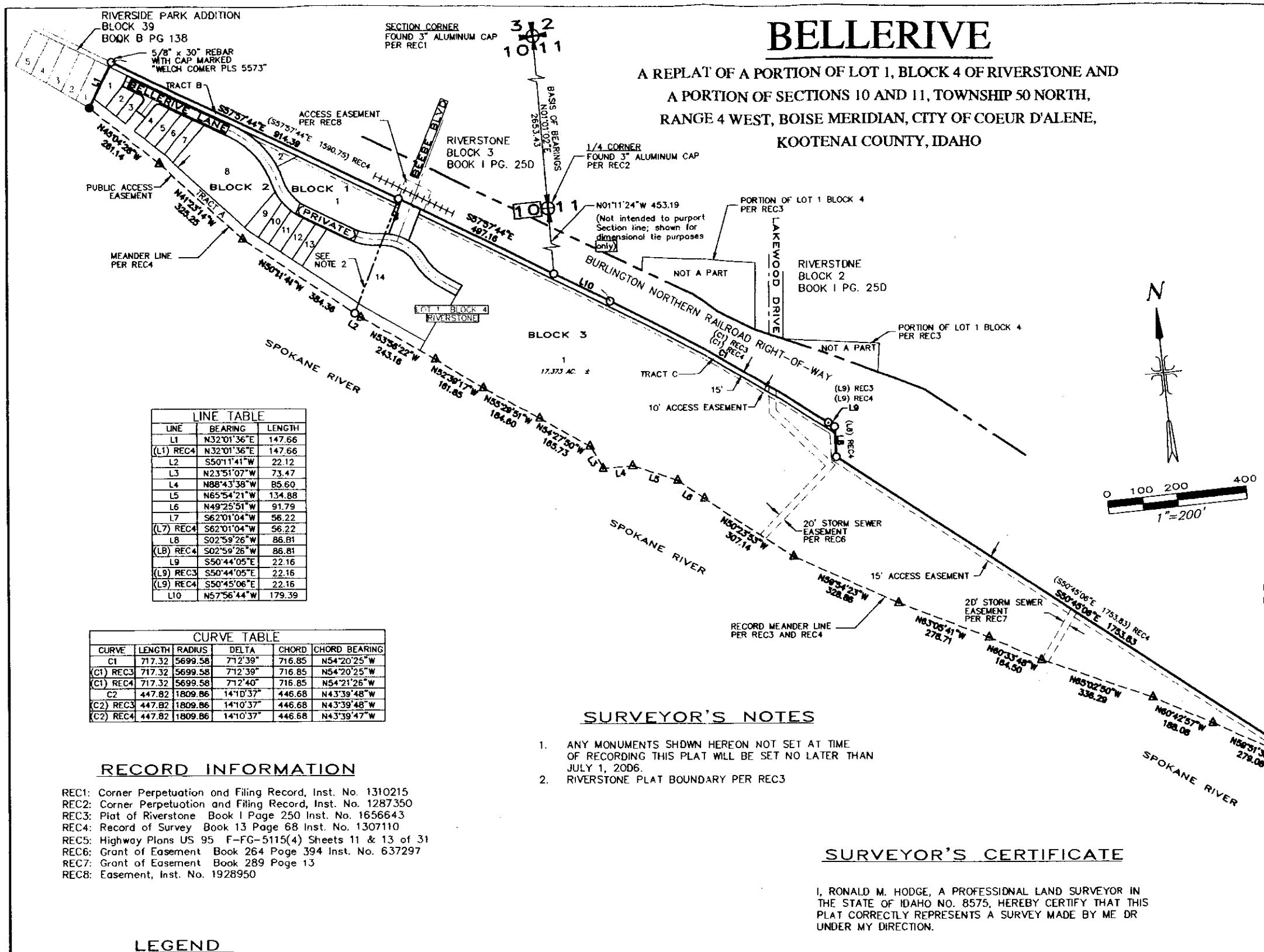
BOOK J PAGE 311
NO. 2025150000

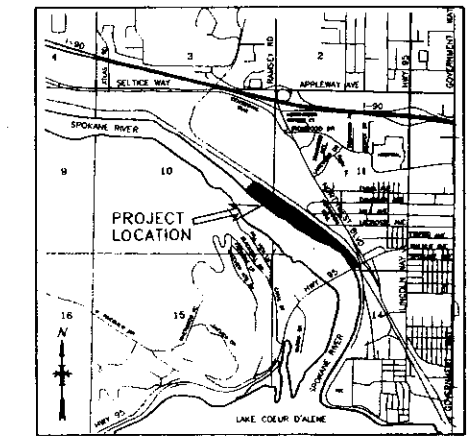
STATE OF IDAHO
COUNTY OF KOOTENAI

AT THE REQUEST OF : NW PROPERTIES
J-U-B ENGINEERS, INC.
AT 14 MINUTES PAST 2 O'CLOCK P M
DATE: 13 day of April 2006 Inst # 2025150000
RECORDED Book J page 311, 311A - 311C
BY: Deputy Clerk DEPUTY FEE $11
Daniel J. English - Clerk

BELLERIVE

A REPLAT OF A PORTION OF LOT 1, BLOCK 4 OF RIVERSTONE AND
A PORTION OF SECTIONS 10 AND 11, TOWNSHIP 50 NORTH,
RANGE 4 WEST, BOISE MERIDIAN, CITY OF COEUR D'ALENE,
KOOTENAI COUNTY, IDAHO





VICINITY MAP
NOT TO SCALE

LINE TABLE		
LINE	BEARING	LENGTH
L1	N32°01'36"E	147.66
(L1) REC4	N32°01'36"E	147.66
L2	S50°11'41"W	22.12
L3	N23°51'07"W	73.47
L4	N88°43'38"W	85.60
L5	N65°54'21"W	134.88
L6	N49°25'51"W	91.79
L7	S62°01'04"W	56.22
(L7) REC4	S62°01'04"W	56.22
L8	S02°59'26"W	86.81
(L8) REC4	S02°59'26"W	86.81
L9	S50°44'05"E	22.16
(L9) REC3	S50°44'05"E	22.16
(L9) REC4	S50°45'06"E	22.16
L10	N57°56'44"W	179.39

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
C1	717.32	5699.58	7°12'39"	716.85	N54°20'25"W
(C1) REC3	717.32	5699.58	7°12'39"	716.85	N54°20'25"W
(C1) REC4	717.32	5699.58	7°12'40"	716.85	N54°21'26"W
C2	447.82	1809.86	14°10'37"	446.68	N43°39'48"W
(C2) REC3	447.82	1809.86	14°10'37"	446.68	N43°39'48"W
(C2) REC4	447.82	1809.86	14°10'37"	446.68	N43°39'47"W

BASIS OF BEARING

N01°01'D2"E WAS ASSUMED ON THE WEST LINE OF THE NORTHWEST 1/4 OF SECTION 11, PER REC3.

RECORD INFORMATION

REC1: Corner Perpetuation and Filing Record, Inst. No. 1310215
REC2: Corner Perpetuation and Filing Record, Inst. No. 1287350
REC3: Plat of Riverstone Book I Page 250 Inst. No. 1656643
REC4: Record of Survey Book 13 Page 68 Inst. No. 1307110
REC5: Highway Plans US 95 F-FG-5115(4) Sheets 11 & 13 of 31
REC6: Grant of Easement Book 264 Page 394 Inst. No. 637297
REC7: Grant of Easement Book 289 Page 13
REC8: Easement, Inst. No. 1928950

SURVEYOR'S NOTES

1. ANY MONUMENTS SHOWN HEREON NOT SET AT TIME OF RECORDING THIS PLAT WILL BE SET NO LATER THAN JULY 1, 2006.
2. RIVERSTONE PLAT BOUNDARY PER REC3

LEGEND

⊕ Found Aluminum Cap

o Found 5/8" Steel Pin with Yellow Plastic Cap marked "JUB ENGINEERS PLS 4565," unless otherwise noted

● Set Steel Pin 5/8" Diameter X 30" Long with Plastic Cap marked "HODGE 8575"

▲ Calculated Point, nothing found or set

++++++ Existing Railroad Tracks

SURVEYOR'S CERTIFICATE

I, RONALD M. HODGE, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF IDAHO NO. 8575, HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION.

PROFESSIONAL LAND SURVEYOR REGISTERED 8575 STATE OF IDAHO RONALD M. HODGE 3-17-06

FINAL PLAT OF BELLERIVE

A PORTION OF SECTIONS 10 AND 11
TOWNSHIP 50 NORTH, RANGE 4 WEST, BOISE MERIDIAN
CITY OF COEUR D'ALENE
KOOTENAI COUNTY, IDAHO

J-U-B ENGINEERS, Inc.
7825 Meadowlark Way
Coeur d'Alene, Idaho 83815
Phone: 208.762.8787

Engineers • Surveyors • Planners

DWG NAME: 060905 final plat_phase 1

DES. RBW	DR. KMT	CH. GJR	SHEET 1 OF 4
SCALE: 1"=200'	DATE: MARCH 2006		PROJECT.NO.: 2005016