

085

ORDINANCE NO. 524

JACQUOT/HARSB ANNEXATION

AN ORDINANCE OF THE CITY OF HAYDEN, A MUNICIPAL CORPORATION OF THE STATE OF IDAHO, PROVIDING FOR ANNEXATION OF APPROXIMATELY 179 ACRES OF LAND; PROVIDING ZONING OF THE PROPERTY SO ANNEXED AS RESIDENTIAL, LIGHT INDUSTRIAL AND COMMERCIAL; PROVIDING FOR AMENDMENT TO THE OFFICIAL ZONING MAP; AND PROVIDING AN EFFECTIVE DATE HEREOF.

WHEREAS, the owners of the real property referenced in Section 1, have petitioned the City Council of the City of Hayden for annexation of said properties and the subsequent zoning of said properties as Residential, Light Industrial, and Commercial; and

WHEREAS, public hearings were held before both the Planning & Zoning Commission on January 28, 2013 and the City Council on February 26, 2013, 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 Hayden:

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

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

That portion of Sections 16 and 17, Township 51 North, Range 4 West, Boise Meridian, Kootenai County, Idaho described as follows:
Beginning at the southeast corner of the SW 1/4 of Section 16, thence North 88°43'44" West, along the south line of said Section, a distance of 2,673.67 feet, more or less, to the west right-of-way line of Huetter Road;
thence North 00°23'27" East, along said west right-of-way line a distance of 2,259.71 feet, more or less to the intersection said right-of-way line and the extension of the south line of the N1/2N1/2NW1/4SW1/4 of said Section 16;

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TECHNICAL SUPPORT

thence S89°17'42"E, along the south line of said N1/2N1/2NW1/4SW1/4 and the extension thereof a distance of 1,348.60 feet, more or less, to the southeast corner of said N1/2N1/2NW1/4SW1/4;
thence N00°18'46"E, along the east line of said N1/2N1/2NW1/4SW1/4, 324.73 feet, more or less, to the northwest corner of the NE1/4SW1/4 of said Section;
thence S89°22'18"E, along the north line of said NE1/4SW1/4, 1,318.03 feet, more or less, to the southwest corner of the SW1/4NE1/4 of said Section;
thence N00°17'20"E, along the west line of said SW1/4NE1/4, 769.84 feet, more or less, to a point on the southerly boundary of that certain property listed as an exception in Quitclaim Deed recorded as instrument number 1509068, records of Kootenai County;
thence N70°50'39"E, along said southerly boundary 472.00 feet;
thence continuing along said southerly boundary, N62°15'51"E 800.43 feet, more or less, to the north line of said SW1/4NE1/4;
thence S89°47'44"E, along said north line 157.33 feet, more or less, to the northeast corner of said SW1/4NE1/4, said point being on the existing City of Hayden boundary;
thence S00°28'09"W, along the east line of said SW1/4NE1/4, and said existing City of Hayden boundary, 1,310.96 feet, more or less to the southeast corner of said SW1/4NE1/4;
thence N89°22'28"W, along the south line of said SW1/4NE1/4 and continuing along the existing City of Hayden boundary, 1,304.88 feet, more or less, to the southwest corner of said SW1/4NE1/4;
thence S00°13'59"W, along the east line of said SW1/4 of Section 16 and continuing along the existing City of Hayden boundary, 2,612.67 feet, more or less, to the POINT OF BEGINNING.

be and the same is hereby annexed to and declared to be a part of the city of Hayden, Kootenai, Idaho.

SECTION 2: That the Hayden official zoning map be amended to include and designate the following annexed property as Residential:

All land described in Section 1 above, less the land described in Section 3 and 4 below.

SECTION 3: That the Hayden official zoning map be amended to include and designate the following annexed property as Commercial:

That portion of the SW1/4 of Section 16, Township 51 North, Range 4 West, Boise Meridian, Kootenai County, Idaho described as follows:

BEGINNING at the southwest corner of said Section 16, thence N00°23'27"E, along the west line of said Section, 800.00 feet;

thence leaving said west line, parallel with the south line of said Section, S88°43'44"E a distance of 800.00 feet;

thence S00°23'27"W parallel with the west line of said Section, a distance of 570.00 feet;

thence S88°43'44"E parallel with the south line of said Section a distance of 1843.02 feet, more or less, to a point on the east line of the SW1/4 of said Section;

thence along said east line S00°13'59"W, a distance of 230.00 feet, more or less to the southeast corner of the SW1/4 of said Section;

thence along the south line of said Section N88°43'44"W, a distance of 2643.65 feet, more or less, to the POINT OF BEGINNING.

SECTION 4: That the Hayden official zoning map be amended to include and designate the following annexed property as Light Industrial:

That portion of Section 16, Township 51 North, Range 4 West, Boise Meridian, Kootenai County, Idaho described as follows:

BEGINNING at the southwest corner of the N1/2N1/2NW1/4SW1/4 of said Section 16, thence S89°17'42"E, along the south line of said N1/2N1/2NW1/4SW1/4, 1,318.60 feet, more or less to the southeast corner of said N1/2N1/2NW1/4SW1/4;

thence N00°18'46"E, along the east line of said N1/2N1/2NW1/4SW1/4, 324.73 feet, more or less, to the northwest corner of the NE1/4SW1/4 of said Section;

thence S89°22'34"E, along the north line of said NE1/4SW1/4, 1,318.03, more or less, to the southwest corner of the SW1/4NE1/4 of said Section;

thence N00°17'20"E, along the west line of said SW1/4NE1/4, 769.74 feet, more or less, to a point on the southerly boundary of that certain property listed as an exception in Quitclaim Deed recorded as Instrument Number 1509068, records of Kootenai County;

thence N70°50'39"E, along said southerly boundary 472.00 feet;

thence continuing along said southerly boundary, N62°15'51"E, 800.43 feet, more or less, to the north line of said SW1/4NE1/4;

thence S89°47'44"E, along said north line 157.33 feet, more or less, to the northeast corner of said SW1/4NE1/4, said point being on the existing City of Hayden boundary;

thence S00°28'09"W, along the east line of said SW1/4NE1/4, and said existing City of Hayden boundary, 1,310.86 feet, more or less, to the southeast corner of said SW1/4NE1/4;

thence N89°22'27"W, along the south line of said SW1/4NE1/4 and continuing along the existing City of Hayden boundary, 1,304.88 feet, more or less, to the southwest corner of said SW1/4NE1/4;

thence S00°13'59"W, along the east line of said SW1/4 of said Section and continuing along the existing City of Hayden boundary, 326.59 feet, more or less, to the southeast corner of the N1/2N1/2NE1/4,SW1/4;

thence N89°17'43"W, along said south line, 547.79 feet, more or less;

thence 201.06 feet along the arc of a curve to the left, having a radius of 250.00 feet, through a central angle of 46°04'48", said curve having a long chord which bears S67°39'53"W a chord distance of 195.69 feet;

thence 652.59 feet along the arc of a reverse curve to the right, having a radius of 810.00 feet, through a central angle of 46°09'40", said curve having a long chord which bears S67°42'19"W, a chord distance of 635.08 feet, more or less, to a point on the south line of the N1/2N1/2SW1/4 of said Section;

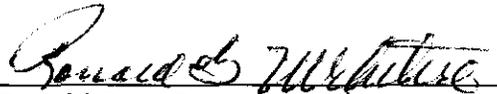
thence N89°12'51"W along said north line 1322.86 feet, more or less, to a point on the west line of said Section;

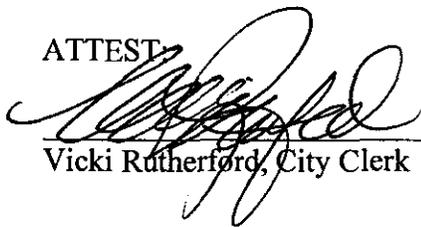
thence N00°23'27"E, along said west line of said Section, 322.86 feet, more or less, to the POINT OF BEGINNING;

SECTION 5: That this Ordinance shall be in full force and effect upon its passage, approval and publication according to law.

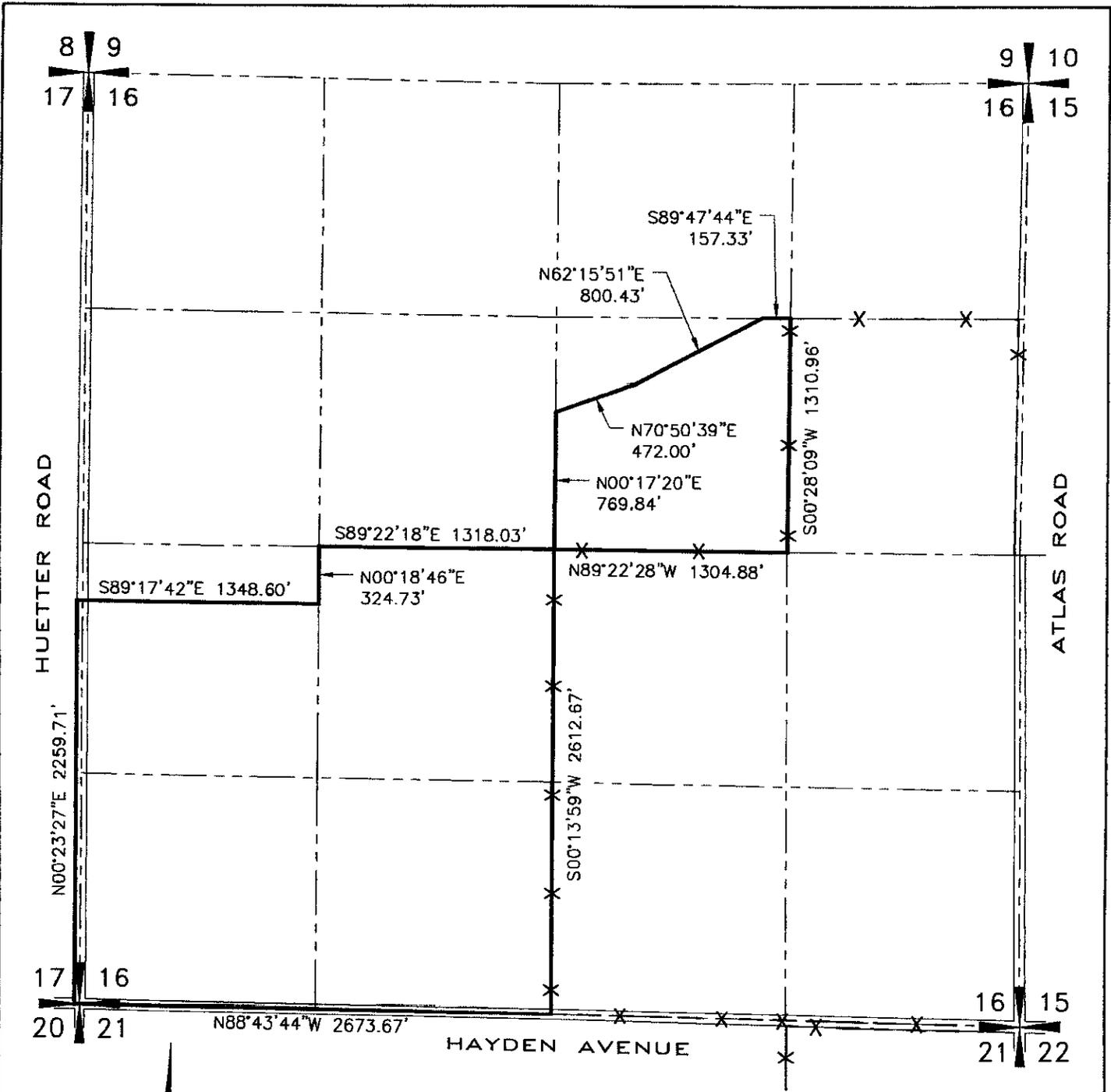
Enacted by the city council as an ordinance of the city of Hayden on the 23rd day of July, 2013.

APPROVED by the Mayor this 25th day of July, 2013.


Ronald B. McIntire, Mayor

ATTEST:

Vicki Rutherford, City Clerk





SCALE IN FEET

- LEGEND**
- PROPOSED ANNEXATION BOUNDARY
 - - - X - - - EXISTING CITY LIMITS
 - + SECTION CORNER





8930 N Government Way Hayden, Idaho 83835

State of Idaho)
 :SS
County of Kootenai)

I, Vicki Rutherford, do hereby certify that I am the duly appointed City Clerk and official record keeper for the City of Hayden, County of Kootenai, State of Idaho, and that the foregoing is a true and correct copy of Ordinance 524, a summary of which was published on July 30th, 2013, 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 on this 1st day of August, 2013.

(SEAL)



Signature: _____

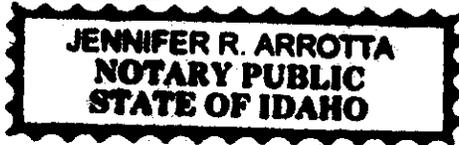
[Handwritten Signature]
City Clerk

Dated: _____

August 1, 2013

SUBSCRIBED AND SWORN TO before me a notary in and for said state this 1st day of August, 2013.

SEAL



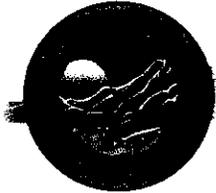
Jennifer R. Arrotta
Notary for the state of Idaho

Residing at: *Hayden, ID*

My Commission Expires: *2/22/2017*

Dated: _____

8-01-13



8930 N Government Way Hayden, Idaho 83835

August 1, 2013

Idaho State Tax Commission
PO Box 36
Boise ID 83722-0410

Re: New or Altered Taxing District/RAA Boundary Documentation
Recorded as Instrument Number 2421121000 XK

Enclosed is a copy of Ordinance 524, legal description, map, and City Clerk Certification for recorded Instrument 2421121000 XK associated with the annexation of property to the City of Hayden noted in these documents. Please feel free to contact me at (208) 209-2013 if you have any questions or need additional information.

Sincerely,

Vicki Rutherford, SPHR
City Clerk/HR Director

Enc.