

434184

ORDINANCE NO. 24

AN ORDINANCE OF THE CITY OF DOVER, COUNTY OF BONNER, STATE OF IDAHO, A MUNICIPAL CORPORATION OF THE STATE OF IDAHO, ANNEXING PARCELS OF PROPERTY INTO THE CITY LIMITS OF THE CITY OF DOVER, COUNTY OF BONNER, STATE OF IDAHO; AMENDING THE BOUNDARIES OF THE CITY OF DOVER; PROVIDING FOR ZONING CLASSIFICATION OF SAID PROPERTY; PROVIDING FOR NOTICE TO THE BONNER COUNTY RECORDER, ASSESSOR AND TREASURER; AND, PROVIDING FOR THE PUBLICATION OF THIS ORDINANCE.

BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF DOVER, IDAHO:

SECTION 1.00: Under and by virtue of the laws of the State of Idaho, Petitions for Annexation and the Mayor and City Council hereof having deemed the following described territory as contiguous and adjacent to the corporate limits of this City and necessary for the orderly development thereof.

SECTION 2.00: Tracts of land in Bonner County, Idaho, described as follows:

See attached Exhibit A, which by this reference are incorporated herein as if set forth in full.

SECTION 3.00: Under and by virtue of the laws of the State of Idaho, the Mayor and Council hereby annex, add to and include within the corporate limits of the City of Dover, Bonner County, Idaho, the above-described territory.

SECTION 4.00: Under and by virtue of the laws of the State of Idaho, the recommendation of the Planning and Zoning Commission of the City of Dover, Bonner County, Idaho, the Mayor and Council hereby establish the zoning classification of the above-described territory to be least density Residential.

SECTION 5.00: This Ordinance amends the legal description of the City of Dover, Bonner County, Idaho, to include said annexed territory described above.

SECTION 6.00: Under and by virtue of the laws of the State of Idaho, the City Clerk shall notify the Bonner County Recorder, Assessor and Treasurer of this Ordinance and the said annexation of the property described hereinabove.

SECTION 7.00: This Ordinance shall be in full force and affect from and after its publication, as provided by law, in the Bonner County Daily Bee.

This Ordinance passed under suspension of the rules and duly enacted as an Ordinance of the City of Dover, Idaho, at the regular meeting of the City Council held on the 7th day of October, 1993.

Loretta Boyle
LORETTA BOYLE
Mayor

Attest:

Valerie Scates
VALERIE SCATES
City Clerk

FILED BY Elroy Walker
'93 OCT 21 PM 12 02
HARRIE SCOTT
RECORDER OF BONNER
COUNTY BY 52 DEP.



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Exhibit "A"

The West Half of the Southeast Quarter of Section 8, Township 57 North, Range 3 West, Boise Meridian, Bonner County, Idaho.

The East Half of the West Half of the Southeast Quarter, the East Half of the West Half of the West Half of the Southeast Quarter of the Southwest Quarter, the West Half of the East Half of the Southwest Quarter of the Southwest Quarter;

AND the West Half of the Southwest Quarter of the Southwest Quarter, all in Section 9, Township 57 North, Range 2 West, Boise Meridian, Bonner County, Idaho.

EXCEPT the North 382.5 feet of the West Half of the Southwest Quarter of the Southwest Quarter;

ALSO EXCEPT County Roads.

All of that portion of the West Half of the Northwest Quarter of the Northeast Quarter of Section 17, Township 57 North, Range 2 West, Boise Meridian, Bonner County, Idaho; lying North of the following described line:

Beginning at the North Quarter corner of said Section 17; thence South $00^{\circ}46'18''$ West 312.84 feet to the True Point of Beginning for said line; thence South $88^{\circ}53'34''$ East 442.50 feet; thence South $14^{\circ}08'22''$ West 38.51 feet; thence South $78^{\circ}50'08''$ East 229.44 feet to the Point of Termination of said line.

EXCEPT the East 10 feet thereof.

EXCEPT PARCEL 1:

Beginning at the North Quarter corner of said Section 17, thence East along the North line of said Section 294.0 feet; thence South 148.20 feet; thence West 294.0 feet; thence North along the centerline of said Section 148.20 feet to the point of beginning.

Exhibit A(1)



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EXCEPT PARCEL 2:

Beginning at the North Quarter corner of said Section 17; thence South along the centerline of said Section 148.20 feet; thence East 262.0 feet to the True Point of Beginning; thence West 262.0 feet to the centerline of said Section; thence South along said centerline to a point which is South 00°46'18" West 312.84 feet from the North Quarter corner of said section; thence South 88°53'34" East to a point which is due South of the true point of beginning; thence due North to the true point of beginning.

EXCEPT PARCEL 3:

Beginning at the North Quarter corner of said Section 17, thence East along the North line of said Section, 339 feet; thence South to a point on the South right of way line of the Gooby County Road, this being the True Point of Beginning; thence East along said South right of way line to the West right of way line of the Baldy County Road-Gooby County Road Cut-off Road; thence South along said West right of way line 75 feet; thence West parallel to the South right of way line of the Gooby County Road to a point South of the True Point of Beginning; thence North 75 feet to the True Point of Beginning;

ALSO EXCEPT County road rights of way.

TOGETHER WITH an easement for ingress and egress over and along the driveway presently existing on Parcel No. 3 excepted above.

A part of Section 17, Township 57 North, Range 2 West, Boise Meridian, Bonner County, Idaho described as follows:

Beginning at the North Quarter corner of the said Section 17, thence South 00°46'18" West a distance of 1244.53 feet; thence South 84°31'27" East a distance of 502.67 feet to the True Point of Beginning; thence North 00°53'12" East a distance of 165.00 feet; thence South 84°31'27" East a distance of 50.00 feet; thence North 00°53'12" East a distance of 165.00 feet; thence North 84°31'27" West a distance of 157.00 feet; thence South 00°53'12" West a distance of 330.00 feet; thence South 84°31'27" East a distance of 107.00 feet to the True Point of Beginning.



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AND a part of Section 17, Township 57 North, Range 2 West, Boise Meridian, Bonner County, Idaho, described as follows:

Beginning at the North Quarter corner of said Section 17, thence South $0^{\circ}46'18''$ West a distance of 1244.53 feet; thence South $84^{\circ}31'27''$ East a distance of 502.67 feet to the True Point of Beginning; thence North $0^{\circ}53'12''$ East a distance of 165 feet; thence South $84^{\circ}31'27''$ East a distance of 50 feet; thence North $0^{\circ}53'12''$ East a distance of 165 feet; thence South $84^{\circ}31'27''$ East a distance of 107 feet; thence South $0^{\circ}53'12''$ West a distance of 330 feet; thence North $84^{\circ}31'27''$ West a distance of 157.00 feet to the true point of beginning.

That portion of the Northeast Quarter of the Northwest Quarter of Section 17, Township 57 North, Range 2 West of the Boise Meridian, Bonner County, Idaho, described as follows:

Beginning at the Southeast corner of the Northeast Quarter of the Northwest Quarter of said Section 17; thence North $88^{\circ}57'38''$ West along the South line of said Subdivision, 550.22 feet to a point situated South $88^{\circ}57'38''$ East 109.22 feet from the Southwest corner of said Northeast Quarter of the Northwest Quarter; thence from said point, North $00^{\circ}41'53''$ East, parallel with the East line of said Northwest Quarter, 544.50 feet; thence South $61^{\circ}32'06''$ East 62.78 feet; thence South $29^{\circ}25'00''$ East 108.99 feet; thence South $75^{\circ}44'18''$ East 452.60 feet to the East line of said Northwest Quarter of Section 17; thence South $00^{\circ}41'53''$ West along said East line 318.11 feet to the Point of Beginning.

TOGETHER WITH an easement 30.00 feet wide along the West line of the East Half of the Southeast Quarter of the Northwest Quarter and the East 30.00 feet of the West Half of the Southeast Quarter of the Northwest Quarter of said Section 17.

That portion of the Northeast Quarter of the Northwest Quarter of Section 17, Township 57 North, Range 2 West of the Boise Meridian, Bonner County, Idaho, more fully described as follows:

EXHIBIT A(3)



Beginning at the Northeast corner of the West Half of the Southeast Quarter of the Northwest Quarter of said Section 17; thence South $88^{\circ}57'38''$ East along the South line of the Northeast Quarter of the Northwest Quarter of said Section 17 a distance of 109.22 feet; thence North $0^{\circ}41'53''$ East parallel with the East line of the Northwest Quarter of said Section a distance of 544.50 feet; thence North $88^{\circ}57'38''$ West parallel with the South line of said Northeast Quarter of the Northwest Quarter a distance of 400.00 feet; thence South $0^{\circ}41'53''$ West parallel with the East line of said Northwest Quarter a distance of 544.50 feet to the South line of said Northeast Quarter of the Northwest Quarter; thence South $88^{\circ}57'38''$ East along said South line a distance of 290.78 feet to the point of beginning;

TOGETHER WITH an easement for ingress, egress and utilities, said easement being 30.00 feet wide, 15.00 feet on each side of the following described centerline:

Commencing at the North Quarter corner of Section 17, Township 57 North, Range 2 West, Boise Meridian, Bonner County, Idaho; thence South $0^{\circ}41'53''$ West along the East line of the Northwest Quarter of said Section a distance of 30.0 feet to the Southerly margin of Mountain View Road; thence North $88^{\circ}57'25''$ West along said Southerly margin a distance of 515.26 feet to an intersection with the centerline of said 30.00 feet wide easement and the true point of beginning of this centerline description; thence South $20^{\circ}35'52''$ West a distance of 195.72 feet to a point of curvature; thence Southwesterly along a curve to the right, the center of which bears South $72^{\circ}16'38''$ West 260.92 feet distant, through a central angle of $13^{\circ}07'04''$ an arc length of 59.74 feet to a point of tangency; thence South $4^{\circ}36'18''$ East a distance of 24.78 feet to the North line of the hereinabove described tract and the terminus of this centerline description;

ALSO TOGETHER WITH an easement for ingress, egress and utilities over, under and across the North 45.00 feet of the West 300.00 feet of the East 520.00 feet of the Northeast Quarter of the Northwest Quarter of Section 17, Township 57 North, Range 2 West, Boise Meridian, Bonner County, Idaho;

EXCEPT the North 30.00 feet thereof for County Road;

ALSO TOGETHER WITH an easement 30.00 feet wide along the West line of the East Half of the Southeast Quarter of the Northwest Quarter and the East 30.00 feet of the West Half of the Southeast Quarter of the Northwest Quarter of said Section 17.



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Beginning at the center of intersection of Great Northern Road and the County road running South to the Pine Street Loop Road, said point being approximately 1650 feet West of the East Quarter corner of Section 17, Township 57 North, Range 2 West, Boise Meridian, Bonner County, Idaho; thence South along the center of above mentioned road, 242.37 feet; thence east 121.67 feet; thence North 242.37 feet to the center of Great Northern Road; thence West 121.67 feet along the center of said road to the point of beginning;

EXCEPT County Roads.