

CITY OF DOVER

ORDINANCE NO. 101

NICOLLS ZONE CHANGE

AN ORDINANCE OF THE CITY OF DOVER, BONNER COUNTY, IDAHO, CITING ITS AUTHORITY, AND PROVIDING FOR THE AMENDMENT OF THE OFFICIAL ZONING MAP OF THE CITY OF DOVER BY THE RECLASSIFICATION OF LANDS GENERALLY LOCATED IN SECTION 20, TOWNSHIP 57 NORTH, RANGE 2 WEST FROM AGRICULTURAL TO RURAL, AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Dover City Council did hold a public hearing regarding a request for a change in zoning designation according to the requirements for such hearings set forth at Section 67-6509, Idaho Code, and as contained in the City of Dover Zoning Ordinance; and

WHEREAS, the Dover City Council did find the zone change request is in accordance with the City of Dover Comprehensive Plan: and

WHEREAS, on September 13, 2007 the Dover City Council did confirm the record and the following decision;

NOW, THEREFORE BE IT ORDAINED, by the Dover City Council that the following be and is hereby adopted as an ordinance of the City of Dover, Bonner County, Idaho:

SECTION 1: AUTHORITY

This ordinance is adopted pursuant to authority granted to the City of Dover at Chapter 65 of Title 67, Idaho Code

SECTION 2: AMENDING THE OFFICIAL ZONING MAP

The Official Zoning Map of the City of Dover, Bonner County, Idaho is hereby amended by the reclassification of the following described lands from Agricultural to Rural:

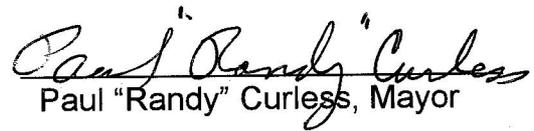
Refer to attached Exhibit A

SECTION 3: EFFECTIVE DATE

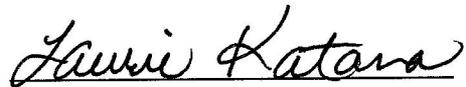
This ordinance shall be in full force and effect upon its passage, approval and publication in one (1) issue of the Bonner County Daily Bee Newspaper, and upon the entry of the above described zoning reclassification upon the Official Zoning Map.

Considered, passed and approved as an ordinance of the City of Dover, Bonner County, Idaho, on October 11, 2007 upon the following roll call vote:

Margaret Becker	<u>Aye</u>
Marguerite Burge	<u>Aye</u>
Louis Collins	<u>Aye</u>
James Janish	<u>Aye</u>


Paul "Randy" Curless, Mayor

ATTEST:


Laurie Katana, Clerk

That part of the Northeast quarter of the Southwest quarter of Section 20, Township 57 North, Range 2 West, Boise Meridian, Bonner County, Idaho, described as follows:

Beginning at the Northeast corner of said Southwest quarter; thence South $0^{\circ}23'00''$ East along the East line of said Southwest quarter a distance of 25 feet to a point on the South right of way line of Pine Street, this being the True Point of Beginning; thence South $89^{\circ}52'13''$ West along said South right of way line 60 feet; thence South $0^{\circ}23'00''$ East, 405.84 feet; thence South $25^{\circ}21'22''$ West, 147.06 feet; thence South $79^{\circ}25'01''$ West, 158.44 feet; thence South $89^{\circ}52'13''$ West, 230.06 feet; thence North $71^{\circ}37'10''$ West, 322.84 feet; thence South $52^{\circ}40'05''$ West to the West line of said Northeast quarter of the Southwest quarter; thence South along said West line to the Southwest corner of said Northeast quarter of the Southwest quarter; thence Easterly along the South line of said Northeast quarter of the Southwest quarter to the Southeast corner thereof; thence Northerly along the East line of said Northeast quarter of the Southwest quarter to the True Point of Beginning.

and

Beginning at the Southwest corner of the Northwest Quarter of the Southeast Quarter of said Section 20, the TRUE POINT OF BEGINNING, thence North along the West line of said Northwest Quarter of the Southeast Quarter to point "A", said point being South $0^{\circ} 4\frac{1}{2}'$ East 568.0 feet along the North-South center line of said section from the center of said section, thence North $89^{\circ} 58\frac{1}{2}'$ East 473.0 feet to point "B", said point also described as being North $89^{\circ} 54'$ West of a point which bears North $40^{\circ} 59'$ West a distance of 2748.3 feet from the Southeast corner of said section, thence South $0^{\circ} 5'$ East 120.0 feet to point "C", thence South $89^{\circ} 54'$ East 182.6 feet to point "D", said point also described as being North $89^{\circ} 54'$ West of a point which bears North $41^{\circ} 43'$ West a distance of 2618.0 feet from the Southeast corner of said section, thence South $0^{\circ} 5'$ East 180.0 feet to point "E", said point also described as being North $89^{\circ} 54'$ West of a point which bears North $43^{\circ} 37'$ West a distance of 2452.1 feet from the Southeast corner of said section, thence South $44^{\circ} 0'$ East 250.8 feet to point "F", said point also described as being North $89^{\circ} 54'$ West of a point which bears North $44^{\circ} 23'$ West a distance of 2231.7 feet from the Southeast corner of said section, thence South $89^{\circ} 54'$ East to point "G", said point being the intersection of said South $89^{\circ} 54'$ East line and the West line of that property conveyed by Correction Deed, Document No. 218119, recorded August 14, 1979, records of Bonner County, Idaho, thence South to point "H", said point being the Southwest corner of said Correction Deed, Document No. 218119, thence in a straight line to point "I", said point being West 166 feet, thence North 100 feet, from the Southeast corner of the Northwest Quarter of the Southeast Quarter of said section, thence South 100 feet to point "J", said point being on the South line of the Northwest Quarter of the Southeast Quarter of said section, thence West along said South line to the TRUE POINT OF BEGINNING.