

Instrument # 995565
Bonner County, Sandpoint, Idaho
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Michael W. Rosedale Fee: \$0.00
Ex-Officio Recorder Deputy
Index to: MISC

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Resolution #2021-110
Planning
Land Use Map Amendment
Reed

Resolution 20- 110

**Adopting
Bonner County Comprehensive Plan
Projected Land Use Map Amendment
Reed File AM0017-21**

Whereas, Bonner County, pursuant to Idaho Code §67-6508 and §67-6509, did adopt an amendment to the 1978 comprehensive plan projected land use map, hereinafter referred to as “Map,” by resolution of the Board of County Commissioners, Resolution #05-87, on December 13, 2005, recorded at Instrument #694695, Bonner County Records; and

Whereas, Bonner County received an application from Reed requesting to amend the existing Map from Prime Ag/Forest Land to Ag/Forest for approximately 76.87 acres identified in Planning Department File AM0017-21; and

Whereas, the Bonner County Planning and Zoning Commission did hold a public hearing on October 7, 2021, on the proposed map amendment and did recommend approval of the application to the Board of County Commissioners, finding that it was in accord with the goals and objectives of the Comprehensive Plan; and

Whereas, the Board of County Commissioners did hold a public hearing on November 10, 2021 and approved the application File AM0017-21, finding that the amendment is in accord with the goals and objectives of the Comprehensive Plan, and further called for the preparation of a resolution adopting the amendment to the Map;

Now, therefore be it resolved by the Board of County Commissioners of Bonner County, Idaho, that the amendment to the Map from Prime Ag/Forest to Ag/Forest is hereby adopted for the property described as follows:

The Official Comprehensive Plan Projected Land Use Map of Bonner County, Idaho is hereby amended by the reclassification of the following described lands from Prime Ag/Forest to Ag/Forest:

West Half of the Southwest Quarter; the Northeast Quarter of the Southwest Quarter; the Northwest Quarter of the Southeast Quarter of the Southwest Quarter; the North Half of Southwest Quarter of Southeast Quarter of Southwest Quarter; and the West Half of Northeast Quarter of Southeast Quarter of Southwest Quarter, all in Section 9, Township 57 North, Range 4 West, Boise Meridian, Bonner County, Idaho.

Less the following described parcel of land:

A parcel of land located in a portion of the Southwest quarter of Section 9, Township 57 North, Range 4 West, Boise Meridian, Bonner County, Idaho, being more particularly described as

follows:

Commencing at the Southwest corner of said Southwest quarter;
Thence along the South line of the Southwest quarter North 88°08'49° East a distance of 455.95 feet to an intersection with the Easterly right of way of East Side Road, a 50-foot-wide Bonner County Road No. 453 prescriptive easement, said point being the **True Point of Beginning**;
Thence continuing along said South line North 88°08'49° East a distance of 883.59 feet to the Southeast corner of the Southwest quarter of the Southwest quarter;
Thence along the East line of said Southwest quarter of the Southwest quarter North 00°35'27° West a distance of 1305.67 feet;
Thence South 88°12'43° West a distance of 648.38 feet to an intersection with the Easterly right of way of said East side Road;
Thence along said right of way the following 5 (five) courses:
1) South 05°29'40° West, 73.75 feet;
2) 203.19 feet along a clockwise curve with a radius of 2025.00 feet {the chord of which bears South 08°22'08" West, 203.11 feet);
3) South 11 °14'36" West, 736.14 feet;
4) 184.22 feet along a counter clockwise curve with a radius of 1975.00 feet (the chord of which bears South 08°34'17" West, 184.15 feet);
5) South 05°53'57" West, 136.20 feet to the **True Point of Beginning**.

SUBJECT TO all easements, right of ways, covenants, restrictions, reservations, applicable building and zoning ordinances and use regulations and restrictions of record, and payment of accruing present year taxes and assessments as agreed to by parties above.

& ATTACH SURVEYORS LEGAL

Said parcel # RP57N04W094801A containing approximately 76.87 acres.

The official Map and amendment shall be located in the Bonner County Planning Department and shall be available to the public for inspection free of charge during normal business hours.

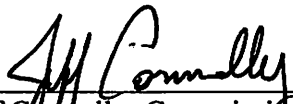
BE IT FURTHER RESOLVED that, with the recording of this document in the records of Bonner County, Idaho, Section 67-6509(c), of Idaho Code is fulfilled.

Adopted as a resolution of the Board of County Commissioners of Bonner County, Idaho, done this 10th day of November 2021 upon the following vote:

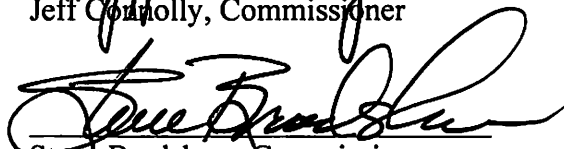
BONNER COUNTY BOARD OF COMMISSIONERS



Dan McDonald, Chairman

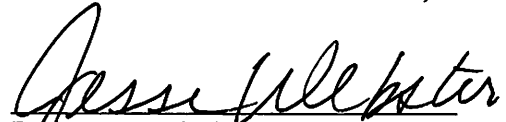


Jeff Connolly, Commissioner



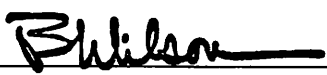
Steve Bradshaw, Commissioner

ATTEST: Michael W. Rosedale, Clerk



By Deputy Clerk

Date 11/10/21

Legal: 

Legal Description

West Half of the Southwest Quarter; the Northeast Quarter of the Southwest Quarter; the Northwest Quarter of the Southeast Quarter of the Southwest Quarter; the North Half of Southwest Quarter of Southeast Quarter of Southwest Quarter; and the West Half of Northeast Quarter of Southeast Quarter of Southwest Quarter, all in Section 9, Township 57 North, Range 4 West, Boise Meridian, Bonner County, Idaho.

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A parcel of land located in a portion of the Southwest quarter of Section 9, Township 57 North, Range 4 West, Boise Meridian, Bonner County, Idaho, being more particularly described as follows:

Commencing at the Southwest corner of said Southwest quarter;

Thence along the South line of the Southwest quarter North $88^{\circ}08'49''$ East a distance of 455.95 feet to an intersection with the Easterly right of way of East Side Road, a 50 foot wide Bonner County Road No. 453 prescriptive easement, said point being the True Point of Beginning;

Thence continuing along said South line North $88^{\circ}08'49''$ East a distance of 883.59 feet to the Southeast corner of the Southwest quarter of the Southwest quarter;

Thence along the East line of said Southwest quarter of the Southwest quarter North $00^{\circ}35'27''$ West a distance of 1305.67 feet;

Thence South $88^{\circ}12'43''$ West a distance of 648.38 feet to an intersection with the Easterly right of way of said East side Road;

Thence along said right of way the following 5 (five) courses:

- 1) South $05^{\circ}29'40''$ West, 73.75 feet;
- 2) 203.19 feet along a clockwise curve with a radius of 2025.00 feet {the chord of which bears South $08^{\circ}22'08''$ West, 203.11 feet);
- 3) South $11^{\circ}14'36''$ West, 736.14 feet;
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