

**ORDINANCE NO. 2020-10  
CITY OF KUNA, IDAHO**

**HUNEMILLER, GOLDEN, SELECT DEVELOPMENT & CONTRACTING LLC,  
SANDSTONE FARM LLC AND GO FOR IT LLC  
MUNICIPAL ANNEXATION AND ZONING**

**A MUNICIPAL ANNEXATION AND ZONING ORDINANCE OF THE CITY COUNCIL  
OF THE CITY OF KUNA:**

- **MAKING CERTAIN FINDINGS AND DECLARATION OF AUTHORITY; AND**
- **ANNEXING CERTAIN REAL PROPERTIES, TO WIT: ADA COUNTY ASSESSOR'S PARCEL NOS. S1418320650 OWNED BY RUSSELL HUNEMILLER, S1418233650 OWNED BY RUSSELL & KAREN HUNEMILLER, R7534260158 OWNED BY JANE GOLDEN, R7534260375, R7534260500, R7534260156 AND R7534260218 OWNED BY SELECT DEVELOPMENT & CONTRACTING LLC, R7534260450 OWNED BY SANDSTONE FARM LLC AND S1418234000 OWNED BY GO FOR IT LLC WITHIN THE UNINCORPORATED AREA OF ADA COUNTY, IDAHO AND CONTIGUOUS TO THE CORPORATE LIMITS OF THE CITY OF KUNA, INTO THE CITY OF KUNA, IDAHO; AND**
- **ESTABLISHING THE ZONING CLASSIFICATIONS OF SAID REAL PROPERTIES; AND**
- **AMENDING THE OFFICIAL ZONING MAP; AND**
- **DIRECTING THE CITY ENGINEER AND THE CITY CLERK; AND**
- **PROVIDING AN EFFECTIVE DATE.**

**THE CITY COUNCIL MAKES THE FOLLOWING FINDINGS AND DECLARATIONS OF ITS AUTHORITY, HISTORY AND PROCESS OF THIS IDAHO CODE SECTION 50-222 (3) (a) CATEGORY "A" ANNEXATION AND ZONING ORDINANCE as follows:**

1. The City of Kuna, Idaho is a municipal corporation organized and existing under the laws of the state of Idaho (the "City") and is authorized to annex into and incorporate within the boundaries of the City contiguous real property in the manner provided by Section 50-222, Idaho Code; and

2. Russel and Karen Hunemiller (the "Owner") is the owner of Ada County Assessor's Parcel Nos. S1418320650 and S1418233650 [legally described in Exhibit A-1 through Exhibit A-2 attached hereto and by this reference herein incorporated] (the "Real Properties").

3. Jane C Golden (the “Owner”) is the owner of Ada County Assessor Parcel No. R7534260158 [legally described in Exhibit A-3 attached hereto and by this reference herein incorporated] (the “Real Properties”).

4. Select Development and Contracting LLC (the “Owner”) is the owner of Ada County Assessor Parcel Nos. R7534260375, R7534260500, R7534260156 and R7534260218 [legally described in Exhibit A-4 through Exhibit A-7 attached hereto and by this reference herein incorporated] (the “Real Properties”).

5. Sandstone Farm LLC (the “Owner”) is the owner of Ada County Assessor Parcel No. R7534260450 [legally described in Exhibit A-8 attached hereto and by this reference herein incorporated] (the “Real Properties”).

6. Go For It LLC (the “Owner”) is the owner of Ada County Assessor Parcel No. S1418234000 [legally described in Exhibit A-9 attached hereto and by this reference herein incorporated] (the “Real Properties”).

7. The Real Properties are situated in the unincorporated area of Ada County; and

8. The Owner has filed with the City the following written requests and applications:

- Annexation of Parcel Nos. S1418233650 and S1418234000 with a C-1 zoning district classifications; and
- Annexation of Parcel Nos. S1418320650, R7534260158, R7534260375, R7534260500, R7534260156, R7534260218 and R7534260450 with a R-4 zoning district classification; and

9. The Planning and Zoning Commission of the City (the “Commission”), pursuant to public notice as required by law, held a public hearing on July 9, 2019 as required by Section 67-6525, Idaho Code, made findings (approved by the Commission on July 23, 2019) recommending to the Mayor and the City Council ( the ”Council”) of the City that the Owner’s annexation and zoning applications for parcel nos. S1418233650 and S1418234000 be approved with zoning district classifications of C-1 and parcel nos. S1418320650, R7534260158, R7534260375, R7534260500, R7534260156, R7534260218 and R7534260450 be approved with zoning district classifications of R-4 ; and

10. The Council, pursuant to public notice as required by law, held a public hearing on August 20, 2019 on the Owner’s applications and requests for the Real Properties annexation and zoning, as required by Section 67-6525, Idaho Code, and made findings (approved on August 20, 2019) wherein the City Council determined that the Owner’s written request and applications for annexation of parcel nos. S1418233650 and S1418234000 should be granted with C-1 zoning district classifications and parcel nos. S1418320650, R7534260158, R7534260375, R7534260500, R7534260156, R7534260218 and R7534260450 should be granted with R-4 zoning district classifications.

**NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND THE CITY COUNCIL OF THE CITY OF KUNA, IDAHO, as follows:**

Section 1: The Council hereby finds and declares that the Real Properties described below are contiguous to the City, that said Real Properties can reasonably be assumed to be a part of the orderly development of the City, and that the Owner of said Real Properties has requested and made application, in writing, for the annexation thereof to the City.

Section 2: The Real Properties are situated within Ada County, Idaho and are adjacent and contiguous to the City, are designated by the Ada County Assessor's Office as Parcel Nos. S1418233650, S1418234000, S1418320650, R7534260158, R7534260375, R7534260500, R7534260156, R7534260218 and R7534260450; and are more particularly and legally described in "Exhibit A-1" through "Exhibit A-9" – and is depicted in "Exhibit B" – Location Map, attached hereto and incorporated herein by reference; and

Section 3: The Real Property, designated by Ada County Assessor's Office as Parcel No. S1418320650 [more particularly and legally described in "Exhibit A-1"], is annexed to and incorporated within the incorporated territorial limits of the City of Kuna, Idaho.

Section 4: The Real Property, designated by Ada County Assessor's Office as Parcel No. S1418233650 [more particularly and legally described in "Exhibit A-2"], is annexed to and incorporated within the incorporated territorial limits of the City of Kuna, Idaho.

Section 5: The Real Property, designated by Ada County Assessor's Office as Parcel No. R7534260158 [more particularly and legally described in "Exhibit A-3"], is annexed to and incorporated within the incorporated territorial limits of the City of Kuna, Idaho.

Section 6: The Real Property, designated by Ada County Assessor's Office as Parcel No. R7534260375 [more particularly and legally described in "Exhibit A-4"], is annexed to and incorporated within the incorporated territorial limits of the City of Kuna, Idaho.

Section 7: The Real Property, designated by Ada County Assessor's Office as Parcel No. R7534260500 [more particularly and legally described in "Exhibit A-5"], is annexed to and incorporated within the incorporated territorial limits of the City of Kuna, Idaho.

Section 8: The Real Property, designated by Ada County Assessor's Office as Parcel No. R7534260156 [more particularly and legally described in "Exhibit A-6"], is annexed to and incorporated within the incorporated territorial limits of the City of Kuna, Idaho.

Section 9: The Real Property, designated by Ada County Assessor's Office as Parcel No. R7534260218 [more particularly and legally described in "Exhibit A-7"], is annexed to and incorporated within the incorporated territorial limits of the City of Kuna, Idaho.

Section 10: The Real Property, designated by Ada County Assessor's Office as Parcel No. R7534260450 [more particularly and legally described in "Exhibit A-8"], is annexed to and incorporated within the incorporated territorial limits of the City of Kuna, Idaho.

Section 11: The Real Property, designated by Ada County Assessor's Office as Parcel No. S1418234000 [more particularly and legally described in "Exhibit A-9"], is annexed to and incorporated within the incorporated territorial limits of the City of Kuna, Idaho.

Section 12: From and after the effective date of this Ordinance, all property and persons within the boundary and territory of the Real Properties shall be subject to all ordinances, resolutions, police regulations, taxation and other powers of the City of Kuna.

Section 13: The zoning district classification of the real Properties, described in Section 4 and Section 11 above, are established as C-1 in accordance with the Zoning Ordinance of the City; and

Section 14: The zoning district classification of the real Properties, described in Section 3, Section 5, Section 6, Section 7, Section 8, Section 9 and Section 10 above, are established as R-4 in accordance with the Zoning Ordinance of the City; and

Section 15: The Official Zoning Map of the City (the "Zoning Map") is hereby amended and the City Engineer is directed to include on the Zoning Map the Real Properties described in Section 3 through Section 11 and designate said Real Properties with C-1 and R-4 zoning district classifications; and

Section 16: The City Clerk is hereby directed to file, within ten (10) days of passage and approval of this Ordinance, a certified copy of this Ordinance with the offices of the Auditor, Treasurer, and Assessor of Ada County, Idaho, and with the Idaho State Tax Commission, Boise, Idaho, as required by Section 50-223, Idaho Code, and to comply with the provisions of Section 63-215, Idaho Code, with regard to the preparation and filing of a map and legal descriptions of the real Property annexed by this Ordinance.

Section 17: This Ordinance shall take effect and be in force from and after its passage, approval, and publication as required by law. In lieu of publication of the entire ordinance, a summary thereof in compliance with Section 50-901A, Idaho Code, may be published.

DATED this 18<sup>th</sup> day of February, 2020.

CITY OF KUNA



Joe Stear, Mayor

ATTEST:

  
Chris Engels, City Clerk



**EXHIBIT A-1**  
**LEGAL DESCRIPTION**

RUSSEL HUNEMILLER  
MUNICIPAL ANNEXATION AND ZONING ORDINANCE (R-4)

A parcel of land located in the N1/2 SW1/4 of Section 18, Township 2 North, Range 1 East of the Boise Meridian, Ada County, Idaho, more particularly described as follows:

**BEGINNING** at the CW1/16 corner of said Section 18, marked by an iron pipe, from which the C1/4 corner of said Section 18, marked by a brass cap, bears South 89°29'48" East, 1325.49 feet;

Thence South 89°29'48" East, coincident with the north line of the NE1/4 SW1/4 of said Section 18, a distance of 124.86 feet;

Thence South 00°12'32" West, 37.50 feet to a 1/2 inch rebar/cap PLS 14221;

Thence North 89°29'48" West, parallel with the north line of the NE1/4 SW1/4 of said Section 18, a distance of 125.06 feet to a 1/2 inch rebar/cap PLS 14221;

North 89°28'11" West, parallel with the north line of Government Lot 3 of said Section 18, a distance of 290.91 feet to a 1/2 inch rebar/cap PLS 14221;

North 00°12'32" East, 37.50 feet to said north line of Government Lot 3 of Section 18, marked by a 1/2 inch rebar/cap illegible;

South 89°28'11" East, coincident with said north line of Government Lot 3 of Section 18, a distance of 291.11 feet to the **POINT OF BEGINNING**.

The above described parcel contains 0.358 acres, more or less.

**BASIS OF BEARING** for this description is South 89°29'48" East between the CW1/16 corner and the C1/4 corner of Section 18, T. 2 N., R. 1 E., B.M., Ada County, Idaho. I.S.P.C.S., West Zone.

**EXHIBIT A-2  
LEGAL DESCRIPTION**

RUSSEL AND KAREN HUNEMILLER  
MUNICIPAL ANNEXATION AND ZONING ORDINANCE (C-1)

A parcel of land lying in the Northwest quarter of Section 18, Township 2 North, Range 1 East, Boise Meridian, Ada County, Idaho, more particularly described as follows:

Commencing at the Northwest corner of Section 18, Township 2 North, Range 1 East, Boise Meridian; thence South 00°15'24" West 2,649.50 feet to the Southwest corner of Government Lot 2 (the West quarter corner) of Section 18; thence South 89°41'42" East 60.00 feet along the South line of Government Lot 2 to a point on the Easterly right-of-way line of State Highway 69; thence North 00°15'24" East 527.18 feet along said Easterly right-of-way line to the Real Point of Beginning of this description; thence North 00°15'24" East 797.57 feet along said Easterly right-of-way line to a point on the North line of Government Lot 2; thence South 89°41'47" East 2,499.46 feet to the Northeast corner of the Southeast quarter of the Northwest quarter of said Section 18; thence South 00°10'25" West 1,323.90 feet to the Southeast corner of the Southeast quarter of the Northwest quarter (center quarter corner) of said Section 18; thence North 89°44'04" West 1,315.76 feet along the South line of the Southeast quarter of the Northwest quarter to a point on the centerline of a concrete irrigation ditch; thence North 21°05'16" West 35.20 feet along said centerline to a point; thence North 28°21'40" West 102.73 feet along said centerline to a point; thence North 25°53'44" West 450.56 feet along said centerline to a point; thence North 89°41'42" West 925.01 feet to the Real Point of Beginning.

**EXHIBIT A-3  
LEGAL DESCRIPTION**

JANE C GOLDEN  
MUNICIPAL ANNEXATION AND ZONING ORDINANCE (R-4)

A parcel of land being Lot 1, Block 1 and a portion of Lot 2, Block 1, Rodeo Subdivision, Book 72, Pages 7413-7414, Ada County Records, located in the N1/2 SW1/4 of Section 18, Township 2 North, Range 1 East of the Boise Meridian, Ada County, Idaho, more particularly described as follows:

**COMMENCING** at the W1/4 corner of said Section 18, from which the southwest corner of said Section 18, bears South 00°12'07" West, 2650.40 feet;

Thence South 00°12'07" West, coincident with the west line of the SW1/4 of said Section 18, a distance of 591.00 feet;

Thence South 89°28'11" East, coincident with the prolongation of the north line of said Lot 1, a distance of 545.40 feet to the northwest corner of said Lot 1, marked by a 5/8 inch rebar/cap PLS 6111 and the **POINT OF BEGINNING**;

Thence continuing South 89°28'11" East, coincident with the north line of said Lots 1 and 2, a distance of 688.79 feet;

Thence South 00°09'26" West, 732.83 feet to the southeast corner of Government Lot 3 (SW1/16 corner) of said Section 18, marked by a 5/8 inch rebar/cap PE-LS 3260;

Thence North 89°32'00" West, coincident with the south line of said Lots 1 and 2 and the south line of Government Lot 3 of said Section 18, a distance of 342.19 feet to the southwest corner of said Lot 1;

Thence North 28°15'58" West, coincident with the westerly line of said Lot 1, a distance of 690.69 feet to a 5/8 inch rebar/cap illegible;

Thence North 07°46'25" West, coincident with said westerly line, a distance of 129.27 feet to the **POINT OF BEGINNING**.

The above described parcel contains 9.034 acres, more or less.

**BASIS OF BEARING** for this description is South 00°12'07" West between the W1/4 corner and the southwest corner of Section 18, located in T. 2 N., R. 1 E., B.M., Ada County, Idaho. I.S.P.C.S., West Zone.

## EXHIBIT A-4 LEGAL DESCRIPTION

### SELECT DEVELOPMENT & CONTRACTING LLC MUNICIPAL ANNEXATION AND ZONING ORDINANCE (R-4)

A parcel of land being a portion of Lot 3, Block 1, Rodeo Subdivision, Book 72, Pages 7413-7414, Ada County Records and a portion of the NE1/4 SW1/4 of Section 18, Township 2 North, Range 1 East of the Boise Meridian, Ada County, Idaho, more particularly described as follows:

**BEGINNING** at the C1/4 corner of said Section 18, marked by a brass, from which the CS1/16 corner of said Section 18, marked by an aluminum cap, bears South 00°15'04" West, 1320.00 feet;

Thence South 00°15'04" West, coincident with the east line of said Lot 3 and said NE1/4 SW1/4, a distance of 1320.00 feet to the CS1/16 corner of said Section 18, marked by an aluminum cap;

Thence North 89°39'42" West, coincident with the south line of said Lot 3 and said NE1/4 SW1/4, a distance of 684.72 feet to the southwest corner of said Lot 3;

Thence coincident with the westerly line of said Lot 3 the following 3 (three) courses:

North 00°15'04" East, 660.68 feet to a 1/2 inch rebar/no cap;

North 89°28'11" West, 442.69 feet to a 1/2 inch rebar/no cap and the beginning of a non-tangent curve to the left;

Northerly, 157.08 feet along the arc of said curve to the left, having a radius of 50.00 feet, a central angle of 180°00'00", subtended by a chord bearing North 00°31'49" East, 100.00 feet;

Thence leaving said westerly line of Lot 3, North 89°28'11" West, 73.30 feet to a 1/2 inch rebar/cap PLS 14221;

Thence North 00°12'32" East, 561.06 feet to the north line of said NE1/4 SW1/4;

Thence South 89°29'48" East, coincident with said north line, 1200.63 feet to the **POINT OF BEGINNING**.

The above described parcel contains 28.334 acres, more or less.

**BASIS OF BEARING** for this description is South 00°15'04" West between the C1/4 corner and the CS1/16 corner of Section 18, T. 2 N., R. 1 E., B.M., Ada County, Idaho. I.S.P.C.S., West Zone.



**EXHIBIT A-5  
LEGAL DESCRIPTION**

SELECT DEVELOPMENT & CONTRACTING LLC  
MUNICIPAL ANNEXATION AND ZONING ORDINANCE (R-4)

A parcel of land being a portion of Lot 1, Block 2, Rodeo Subdivision, Book 72, Pages 7413-7414, Ada County Records, also known as E. Rodeo Lane, located in the N1/2 SW1/4 of Section 18, Township 2 North, Range 1 East of the Boise Meridian, Ada County, Idaho, more particularly described as follows:

**COMMENCING** at the W1/4 corner of said Section 18, from which the southwest corner of said Section 18, bears South 00°12'07" West, 2650.40 feet;

Thence South 00°12'07" West, coincident with the west line of the SW1/4 of said Section 18, a distance of 591.00 feet;

Thence South 89°28'11" East, coincident with the prolongation of and the south line of said Lot 1, a distance of 1360.87 feet to the **POINT OF BEGINNING**;

Thence North 00°12'32" East, 30.00 feet to the north line of said Lot 1, marked by a 1/2" rebar/cap PLS 14221;

Thence coincident with the boundary line of said Lot 1, the following four (4) courses;

South 89°28'11" East, 73.30 feet to the beginning of a tangent curve to the right;

235.62 feet along the arc of said curve to the right, with a radius of 50.00 feet, a central angle of 270°00'00", subtended by a chord bearing South 45°31'49" West, 70.71 feet to the beginning of a reverse curve to the left, marked by a 1/2" rebar/no cap;

Northwesterly, 31.42 feet along the arc of said curve to the left, with a radius of 20.00 feet, a central angle of 90°00'00", subtended by a chord bearing North 44°28'11" West, 28.28 feet, marked by a 1/2" rebar/no cap;

North 89°28'11" West, 3.13 feet to the **POINT OF BEGINNING**.

The above described parcel contains 0.211 acres, more or less.

**BASIS OF BEARING** for this description is South 00°12'07" West between the W1/4 corner and the southwest corner of Section 18, located in T. 2 N., R. 1 E., B.M., Ada County, Idaho. I.S.P.C.S., West Zone.

## EXHIBIT A-6 LEGAL DESCRIPTION

### SELECT DEVELOPMENT & CONTRACTING LLC MUNICIPAL ANNEXATION AND ZONING ORDINANCE (R-4)

A parcel of land being a portion of Lot 2, Block 1, Rodeo Subdivision, Book 72, Pages 7413-7414, Ada County Records, located in the N1/2 SW1/4 of Section 18, Township 2 North, Range 1 East of the Boise Meridian, Ada County, Idaho, more particularly described as follows:

**COMMENCING** at the W1/4 corner of said Section 18, from which the southwest corner of said Section 18, bears South 00°12'07" West, 2650.40 feet;

Thence South 00°12'07" West, coincident with the west line of the SW1/4 of said Section 18, a distance of 591.00 feet;

Thence South 89°28'11" East, coincident with the prolongation of and the north line of said Lot 2, a distance of 1234.19 feet to the **POINT OF BEGINNING**;

Thence coincident with said north line of Lot 2 the following 3 (three) courses:

Continuing South 89°28'11" East, coincident with the north line of said Lot 2, a distance of 129.82 feet to a 1/2 inch rebar/no cap and the beginning of a tangent curve to the right;

Southeasterly, coincident with said curve to the right, a distance of 31.42 feet, with a radius of 20.00 feet, a central angle of 90°00'00", subtended by a chord bearing South 44°28'11" East, 28.28 feet to a 1/2 inch rebar/no cap and the beginning of a reverse curve to the left;

Southeasterly, coincident with said curve to the left, a distance of 78.54 feet, with a radius of 50.00 feet, a central angle of 90°00'00", subtended by a chord bearing South 44°28'11" East, 70.71 feet to a 1/2 inch rebar/no cap;

Thence leaving said north line, South 49°55'50" East, 576.35 feet to the east line of said Lot 2;

Thence South 00°15'04" West, coincident with said east line, 293.77 feet to the southeast corner of said Lot 2 and the south line of the NE1/4 SW1/4 of said Section 18;

Thence North 89°39'42" West, coincident with the south line of said Lot 2 and said NE1/4 SW1/4, a distance of 640.95 feet to the SW1/16 corner of said Section 18, marked by a 5/8 inch rebar/cap PE-LS 3260;

Thence North 00°09'26" East, 732.83 feet to the **POINT OF BEGINNING**.

The above described parcel contains 8.132 acres, more or less.

**BASIS OF BEARING** for this description is South 00°12'07" West between the W1/4 corner and the southwest corner of Section 18, located in T. 2 N., R. 1 E., B.M., Ada County, Idaho. I.S.P.C.S., West Zone.

**EXHIBIT A-7**  
**LEGAL DESCRIPTION**

SELECT DEVELOPMENT & CONTRACTING LLC  
MUNICIPAL ANNEXATION AND ZONING ORDINANCE (R-4)

A parcel of land being a portion of Lot 2, Block 1, Rodeo Subdivision, Book 72, Pages 7413-7414, Ada County Records, located in the N1/2 SW1/4 of Section 18, Township 2 North, Range 1 East of the Boise Meridian, Ada County, Idaho, more particularly described as follows:

**COMMENCING** at the southeast corner of said Rodeo Subdivision, also being the CS1/16 corner of said Section 18, marked by an aluminum cap, from which the C1/4 corner of said Section 18, marked by a brass cap, bears North 00°15'04" East, 1320.00;

Thence North 89°39'42" West, coincident with the south line of said Rodeo Subdivision, 684.72 feet to the southeast corner of said Lot 2;

Thence North 00°15'04" East, coincident with the east line of said Lot 2, a distance of 293.77 feet to the **POINT OF BEGINNING**;

Thence leaving said east line of Lot 2, North 49°55'50" West, 576.35 feet to a point of curvature on the north line of said Lot 2, marked by a 1/2 inch rebar/no cap;

Thence South 89°28'11" East, coincident with the north line of said Lot 2, 442.69 feet to the northeast corner of said Lot 2, marked by a 1/2 inch rebar/no cap;

Thence South 00°15'04" West, coincident with the east line of said Lot 2, 366.91 feet to the **POINT OF BEGINNING**.

The above described parcel contains 1.864 acres, more or less.

**BASIS OF BEARING** for this description is North 00°15'04" East between the CS1/16 corner and the C1/4 corner of Section 18, T. 2 N., R. 1 E., B.M., Ada County, Idaho. I.S.P.C.S., West Zone.

**EXHIBIT A-8  
LEGAL DESCRIPTION**

SANDSTONE FARM LLC  
MUNICIPAL ANNEXATION AND ZONING ORDINANCE (R-4)

A parcel of land being a portion of Lot 1, Block 2, Rodeo Subdivision, Book 72, Pages 7413-7414, Ada County Records, also known as E. Rodeo Lane, located in the N1/2 SW1/4 of Section 18, Township 2 North, Range 1 East of the Boise Meridian, Ada County, Idaho, more particularly described as follows:

**COMMENCING** at the W1/4 corner of said Section 18, from which the southwest corner of said Section 18, bears South 00°12'07" West, 2650.40 feet;

Thence South 00°12'07" West, coincident with the west line of the SW1/4 of said Section 18, a distance of 591.00 feet;

Thence South 89°28'11" East, coincident with the prolongation of the south line of said Lot 1, a distance of 33.00 feet to the southwest corner of said Lot 1 and the **POINT OF BEGINNING**;

Thence North 00°12'07" East, coincident with the west line of said Lot 1, a distance of 30.00 feet to the northwest corner of said Lot 1;

Thence South 89°28'11" East, coincident with the north line of said Lot 1, a distance of 1327.87 feet to a 1/2 inch rebar/cap PLS 14221;

Thence South 00°12'32" West, 30.00 feet to the south line of said Lot 1;

Thence North 89°28'11" West, coincident with said south line, a distance of 1327.87 feet to the **POINT OF BEGINNING**.

The above described parcel contains 0.915 acres, more or less.

**BASIS OF BEARING** for this description is South 00°12'07" West between the W1/4 corner and the southwest corner of Section 18, located in T. 2 N., R. 1 E., B.M., Ada County, Idaho. I.S.P.C.S., West Zone.

**EXHIBIT A-9  
LEGAL DESCRIPTION**

GO FOR IT LLC  
MUNICIPAL ANNEXATION AND ZONING ORDINANCE (C-1)

A parcel for annexation purposes, being located in the S ½ of the NW ¼ of Section 18, Township 2 North, Range 1 East, Boise Meridian, Ada County, Idaho, and more particularly described as follows:

**BEGINNING** at an 5/8 inch iron pin monument marking the southwest corner of the NW ¼ (W ¼ corner) of said Section 18, from which a Brass Cap monument marking the northwest corner of said Section 18 bears N 0°15'24" E a distance of 2649.50 feet;

Thence along the westerly boundary of said NW ¼ N 0°15'24" E a distance of 527.18 feet to a point;

Thence leaving said boundary S 89°41'42" E a distance of 985.01 feet to a point on the centerline of an existing concrete ditch;

Thence along said centerline the following courses and distances:

Thence S 25°53'44" E a distance of 450.56 feet to a point;

Thence S 28°21'40" E a distance of 102.73 feet to a point;

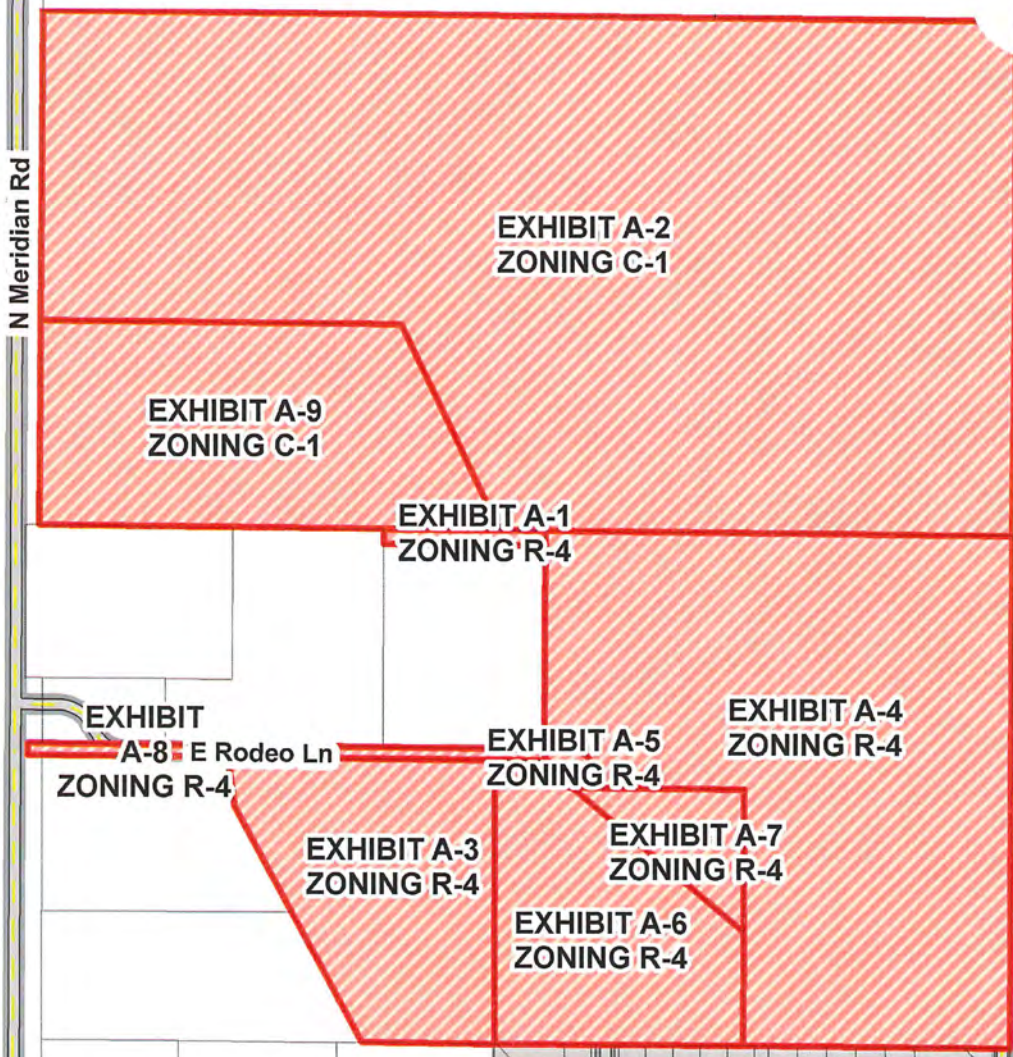
Thence S 21°05'16" E a distance of 35.20 feet to a point on the southerly boundary of the SE ¼ of said NW ¼;

Thence leaving said centerline and along said southerly boundary N 89°44'04" W a distance of 9.55 feet to the southeast corner of Government Lot 2 of said Section 18;



Thence along the southerly boundary of said Government Lot 2 N 89°41'42" W a distance of 1236.06 feet to the **POINT OF BEGINNING**.

This parcel contains 13.50 acres more or less.

# EXHIBIT B LOCATION MAP



**LEGEND**

-  SUBJECT PROPERTIES W/ZONING
-  KUNA CITY LIMITS

ML-3