BY THE COUNCIL: BEAUMONT, HIGGINS, MITCHELL, AND SOUZA

AN ORDINANCE BY THE CITY OF GARDEN CITY, A MUNICIPAL CORPORATION PROVIDING FOR REZONE OF CERTAIN REAL PROPERTY DESCRIBED HEREIN FROM R-3 MEDIUM DENSITY RESIDENTIAL TO C-2 NEIGHBORHOOD COMMERCIAL CLASSIFICATION; AMENDING THE ZONING MAP OF THE CITY OF GARDEN CITY TO REFLECT SAID CHANGE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Garden City, Idaho is a municipal corporation organized and operating under the laws of the State of Idaho; and

WHEREAS, pursuant to Chapter 65, Title 67, Idaho Code, the City of Garden City has the authority to adopt, establish and amend a Zoning Ordinance; and

WHEREAS, the real property particularly described as Ada County Tax Parcel # R2734500097, more fully depicted on the Legal Description, Exhibit A, and Record of Survey, Exhibit B, are presently zoned R-3 (Medium Density Residential) under the zoning ordinance of Garden City; and

WHEREAS, the property owners have requested a rezone of the property to C-2 (Neighborhood Commercial) under the zoning ordinance of Garden City; and

WHEREAS, the City Council of the City of Garden City has determined that the zone change is in accordance with the Comprehensive Plan of the City of Garden City; and

WHEREAS, the City Council of the City of Garden City has determined that the zoning map amendment complies with the regulations outlined for the C-2 (Neighborhood Commercial) Zoning District; and

WHEREAS, the City Council of the City of Garden City has determined that the zoning map amendment is not materially detrimental to the public health, safety, or welfare of the community; and

WHEREAS, the City Council of the City of Garden City has determined that the zoning map amendment will not create an adverse impact upon the delivery of services.

WHEREAS, the Mayor and Council have determined that good cause exists for amending the official zoning map of the City of Garden City.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF GARDEN CITY, ADA COUNTY, IDAHO:

ORDINANCE NO. 1000-18
SECTION 1: The real property particularly described as Ada County Tax Parcel # R2734500097 more fully depicted on the Legal Description, Exhibit A, and Record of Survey, Exhibit B are hereby rezoned C-2 (Neighborhood Commercial).

SECTION 2: The official Zoning Map of the City of Garden City, Idaho is hereby amended to reflect the foregoing change in zoning classification.

SECTION 3: CONFLICTS: Any ordinance or part of an ordinance in conflict with this ordinance is herein repealed.

SECTION 4: EFFECTIVE DATE: This ordinance shall be in full force and effect from and after passage, approval, publication of the ordinance.

ADOPTED by the City Council and APPROVED by the Mayor of the City of Garden City, Idaho, this 13th day of August, 2018.

ATTEST: 

APPROVED: 

Lisa Leiby
CITY CLERK

John G. Evans
MAYOR

CITY OF GARDEN CITY, IDAHO

ORDINANCE NO. 1000-18 2
LEGAL DESCRIPTION

Parcel No. R2734500097
Parcel III

The Northwesterly 150 feet of Lot 10 in Block 1 of Fairview Acres Subdivision No. 1, according to the official plat thereof, filed in Book 10 of plats at page 532, records of Ada County, Idaho.
RECORD OF SURVEY NO. 1390

SURVEYOR'S CERTIFICATE

I, hereby certify that I am a land surveyor, licensed by the State of Idaho, and that this plat has been prepared from a survey made on the ground under my supervision, and that this plat is an accurate representation of said survey, and is in conformity with the Idaho Uniform Subdivision Act No. 60, I.C. 67-1801.

JOSEPH D. DAVIS, L.R. R.S.

SURVEY FOR

JAMES C. PRINCE

A PORTION OF LOT 9, BLOCK I, FAIRVIEW ACRES
SUBDIVISION NO. 1, LOCATED IN THE SE/4 OF
SECTION 31, T. 4 N., R. 2 E., S. W. GARDEN
CITY, Ada COUNTY, IDAHO

DATE: March 11, 1990
SCALE: 1"=30'
BY: G.F.S.
DRAWING NO.: 092-940311