

**KUNA CITY ORDINANCE NO. 2019-47
LESLEY PROPERTIES LLC
MUNICIPAL REZONE**

A MUNICIPAL REZONE ORDINANCE OF THE CITY COUNCIL OF THE CITY OF KUNA;

- **MAKING CERTAIN FINDINGS; AND**
- **REZONING CERTAIN REAL PROPERTIES, TO WIT: ADA COUNTY PARCEL NOS. R2404330020, R2404330040 AND R2404330060 OWNED BY LESLEY PROPERTIES LLC, SITUATED WITHIN THE CORPORATE LIMITS OF THE CITY OF KUNA, ADA COUNTY, IDAHO; AND**
- **AMENDING THE ZONING MAP; AND**
- **DIRECTING THE CITY ENGINEER AND THE CITY CLERK; AND**
- **PROVIDING AN EFFECTIVE DATE.**

Section 1: The City Council Finds:

- 1.1 WHEREAS,** City of Kuna, Idaho is a municipal corporation organized and operating under the laws of the State of Idaho and is authorized under the provisions of 67-6511, Idaho Code, to establish within its jurisdiction one or more zones or zoning districts where appropriate which zoning districts are established in Kuna City Code § 5-2-2; and
- 1.2 WHEREAS,** LESLEY PROPERTIES LLC (the “Owner”) is the owner of the certain real properties which has been designated by the Ada County Assessor’s office as Parcel Nos. **R2404330020, R2404330040 AND R2404330060** and which is more particularly described in “Exhibit A” – Legal Description and “Exhibit B” – Location Map, attached to this Ordinance and incorporated herein by reference (the “Subject Real Properties”) and has requested that the Subject Real Properties be rezoned from the City’s **R-6. – MEDIUM DENSITY RESIDENTIAL ZONING DISTRICT TO C-1 – NEIGHBORHOOD COMMERCIAL (the “Rezone”)**; and
- 1.3 WHEREAS,** the Planning and Zoning Commission of the City, pursuant to public notice as required by law, held a public hearing on July 14, 2015 as required by Section 67-6525, Idaho Code, made findings (approved by the Commission on July 28, 2015) where it was recommended to the Mayor and Council that the rezoning for the lands described in Exhibit A from Medium Density Residential (R-6) to Neighborhood Commercial (C-1) be approved; and
- 1.4 WHEREAS,** the Kuna City Council, pursuant to public notice as required by law, held a public hearing on August 18, 2015 on the Rezone, as required by Section 67-6525, Idaho

Code, and in accordance with the provisions of Kuna City Code Section 5-1A-7 made findings (September 1, 2015) and determined that the requested rezone should be granted with a zoning classification C-1 (Neighborhood Commercial); and

1.5 WHEREAS, it is necessary that the City Council adopt this Ordinance, as required by Section 67-6511 (2) Idaho Code and Kuna City Code § 5-1A-7 G, to complete the process of implementing the decision of the Kuna City Council to Rezone the Subject Real Properties.

Section 2: Action:

2.1 The Subject Real Properties are rezoned from **R-6. – MEDIUM DENSITY RESIDENTIAL ZONING DISTRICT TO C-1 – NEIGHBORHOOD COMMERCIAL (the “Rezone”)**;

2.2 The Zoning Map of the City of Kuna is hereby amended to comply with this Rezone.

Section 3: Directing the City Engineer and City Clerk:

3.1 The City Engineer is directed to change the zoning district depictions of the Subject Real Property on the Zoning Map of the City in accordance with this Rezone ordinance; and

3.2 The City Clerk is directed to file, this Ordinance in the official records of the City and to provide a conformed copy to the City Engineer, Planning and Zoning Director and Owner.

Section 4: Effective Date

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

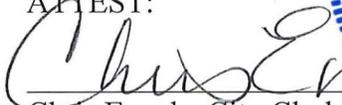
DATED this 7th day of January, 2020.

CITY OF KUNA



Joe L. Stear, Mayor

ATTEST:



Chris Engels, City Clerk



EXHIBIT A

**LESLEY PROPERTIES LLC
REZONE TO C-1**

LEGAL DESCRIPTION

All of lots 7, 8, 9 Block 1 of Ensign Subdivision No. 2, as same is recored in Book 116 of Plats at Pages 17463 – 17465, records of Ada County, Idaho.

Said parcels containing 1.741 acres, more or less

EXHIBIT B LOCATION MAP



**SUBJECT
PROPERTY**

N Meridian Rd

LEGEND



REZONE FROM R-6 TO C-1

E Albacore Ln

MLB