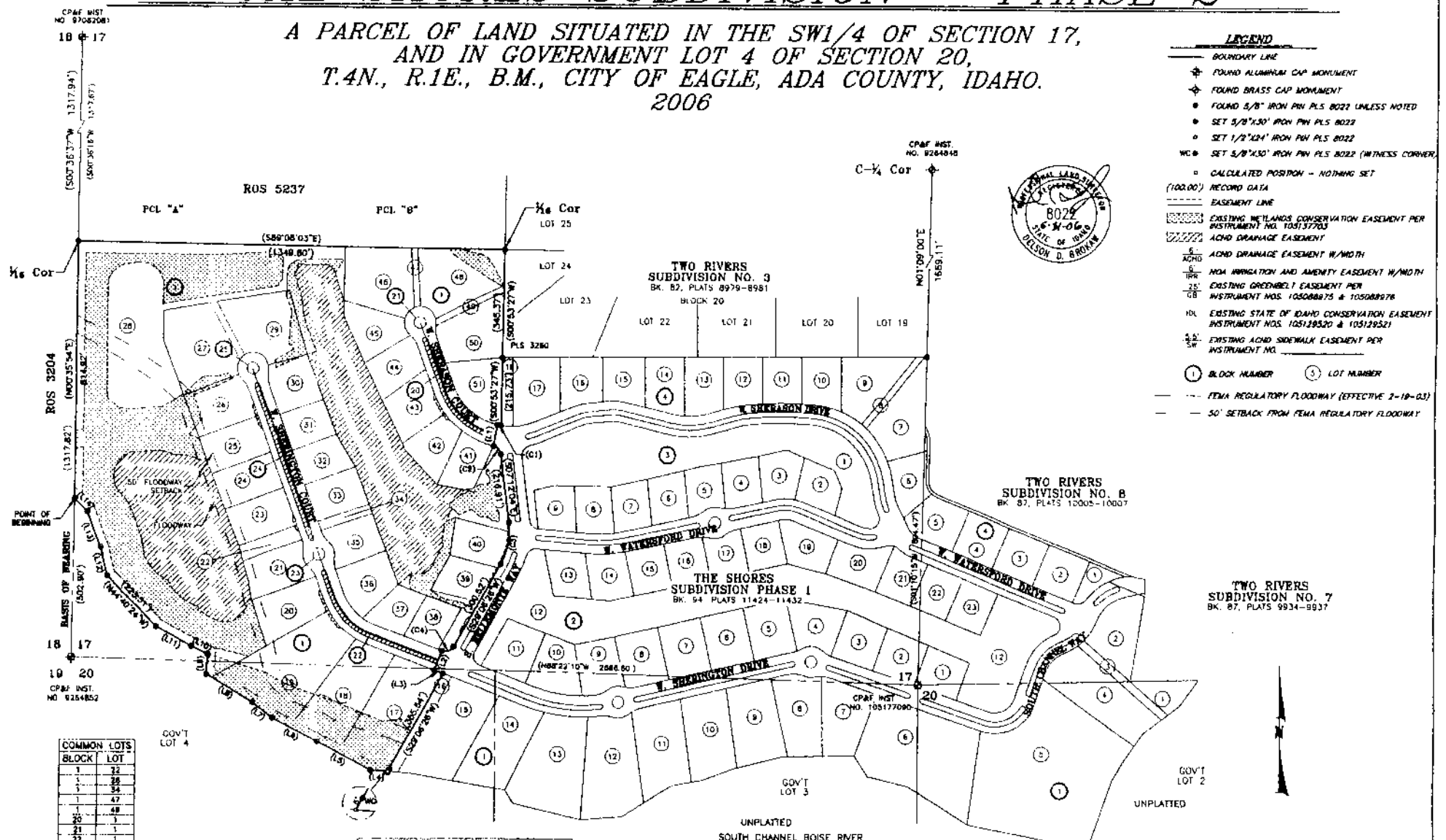


# THE SHORES SUBDIVISION - PHASE 2

A PARCEL OF LAND SITUATED IN THE SW1/4 OF SECTION 17,  
AND IN GOVERNMENT LOT 4 OF SECTION 20,  
T.4N., R.1E., B.M., CITY OF EAGLE, ADA COUNTY, IDAHO.  
2006

- LEGEND**
- BOUNDARY LINE
  - FOUND ALUMINUM CAP MONUMENT
  - FOUND BRASS CAP MONUMENT
  - FOUND 5/8" IRON PIN PLS 8022 UNLESS NOTED
  - SET 5/8"x30" IRON PIN PLS 8022
  - SET 1/2"x24" IRON PIN PLS 8022
  - WC SET 5/8"x30" IRON PIN PLS 8022 (WITNESS CORNER)
  - CALCULATED POSITION - NOTHING SET
  - (100.00) RECORD DATA
  - EASEMENT LINE
  - EXISTING WETLANDS CONSERVATION EASEMENT PER INSTRUMENT NO. 105137703
  - ACHD DRAINAGE EASEMENT
  - ACHD DRAINAGE EASEMENT W/MOTH
  - ACHD IRRIGATION AND AMENITY EASEMENT W/MOTH
  - EXISTING GREENBELT EASEMENT PER INSTRUMENT NOS. 105088875 & 105088876
  - EXISTING STATE OF IDAHO CONSERVATION EASEMENT INSTRUMENT NOS. 105128520 & 105128521
  - EXISTING ACHD SIDEWALK EASEMENT PER INSTRUMENT NO.
  - BLOCK NUMBER      ○ LOT NUMBER
  - FEMA REGULATORY FLOODWAY (EFFECTIVE 2-19-03)
  - 50' SETBACK FROM FEMA REGULATORY FLOODWAY



COMMON LOTS

BLOCK	LOT
1	25
1	26
1	27
1	28
1	29
1	30
1	31
1	32
1	33
1	34
1	35
1	36
1	37
1	38
1	39
1	40
1	41
1	42
1	43
1	44
1	45
1	46
1	47
1	48
1	49
1	50

LINE TABLE

LINE	BEARING	LENGTH
(L1)	S102°01'41"W	68.08
(L2)	S21°13'23"W	68.00
(L3)	S68°44'33"E	30.17
(L4)	N85°08'22"W	54.29
(L5)	N82°08'37"W	182.06
(L6)	N81°42'02"W	180.85
(L7)	N51°27'48"W	90.88
(L8)	N58°38'10"W	108.98
(L9)	N04°01'40"E	93.85
(L10)	N84°03'27"W	58.45
(L11)	N89°28'04"W	137.92
(L12)	N14°23'18"W	93.19
(L13)	N32°41'58"W	121.11
(L14)	N84°38'32"W	58.09

CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	DELTA	BEARING	CHORD
(C1)	182.00'	11.80'	3.80'	3°27'41"	N78°28'15"W	11.80'
(C2)	30.00'	36.83'	21.15'	79°20'30"	S42°22'18"E	36.28'
(C3)	217.09'	137.91'	71.13'	34°18'20"	S10°27'11"W	135.22'
(C4)	30.00'	42.01'	28.15'	82°08'38"	S70°10'58"W	38.42'

**RESTRICTIVE COVENANTS**

BUILDING AND OCCUPANCY IN THIS SUBDIVISION SHALL CONFORM TO THE STANDARDS ESTABLISHED BY THE RESTRICTIVE COVENANTS AS ESTABLISHED BY THE DEVELOPER AND AS DEFINED BY THE SHORES HOMEOWNER'S ASSOCIATION. ADA COUNTY INSTRUMENT NO. 106000705.

**NOTES**

SEE NOTES ON SHEET 7.

**TOOTHMAN-ORTON ENGINEERING COMPANY**  
8777 DANDEN BOULEVARD  
BOISE, IDAHO 83714  
(208) 383-2288

# THE SHORES SUBDIVISION - PHASE 2

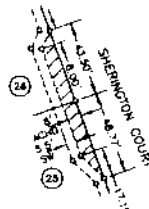
A PARCEL OF LAND SITUATED IN THE SW1/4 OF SECTION 17,  
AND IN GOVERNMENT LOT 4 OF SECTION 20,  
T.4N., R.1E., B.M., CITY OF EAGLE, ADA COUNTY, IDAHO.  
2006

CP&E DIST  
NO. 87082001

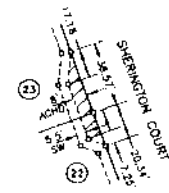
18 17

(S00°36'37"W 1317.84')  
(S00°36'16"W 1317.67')

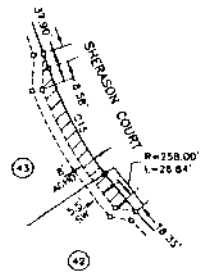
1/8 Cor



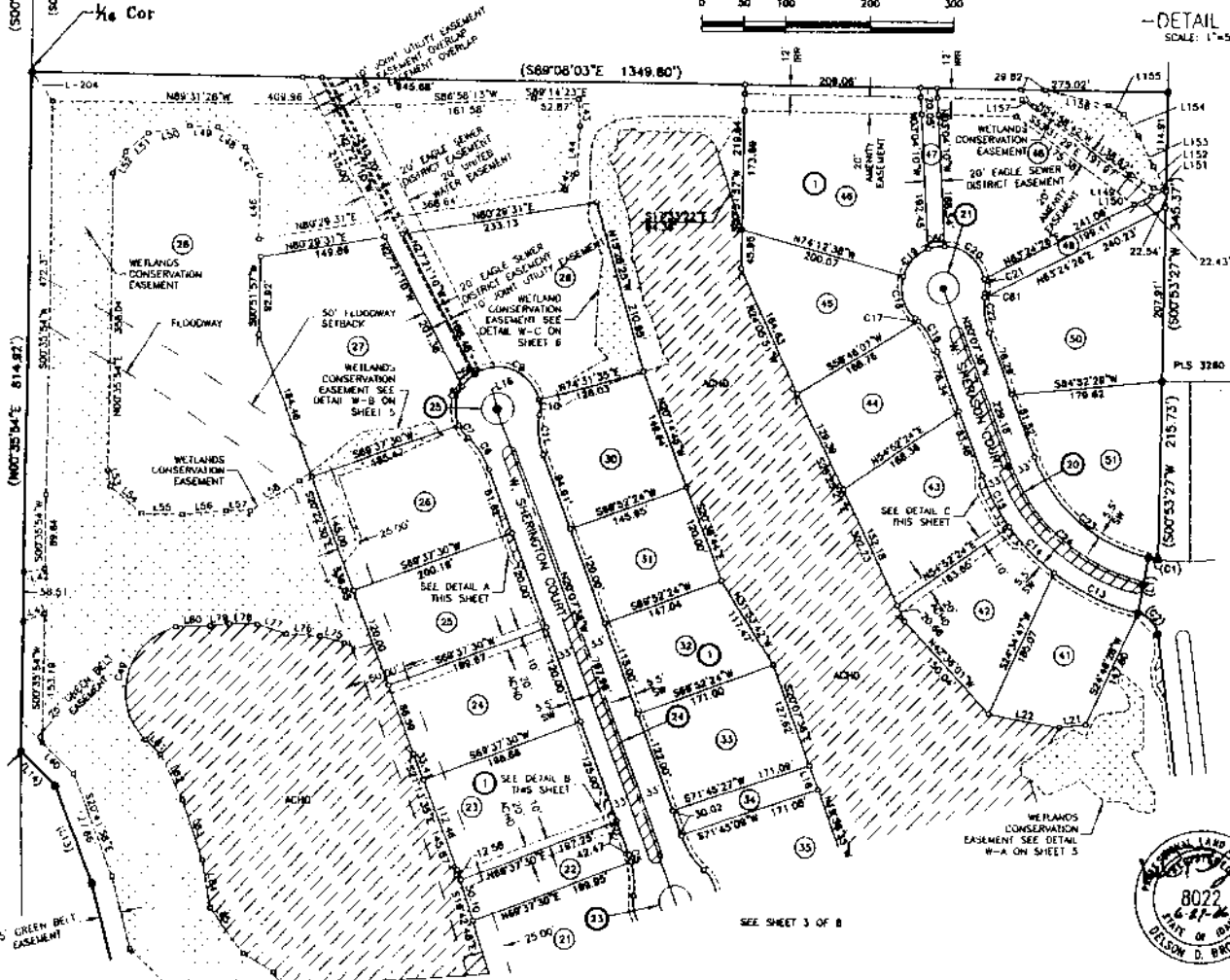
-DETAIL A-  
SCALE: 1"=50'



-DETAIL B-  
SCALE: 1"=50'



-DETAIL C-  
SCALE: 1"=50'



LINE	BEARING	LENGTH
L11	S12°01'41"W	95.08
L12	N02°41'56"W	121.11
L13	N44°38'32"W	56.08
L15	NOT USED	
L16	S88°52'24"W	1.54
L17	NOT USED	
L18	S20°06'38"E	50.00
L19	NOT USED	
L20	NOT USED	
L21	N02°47'58"E	31.20
L22	S78°07'48"E	65.63
L23	NOT USED	
L24	NOT USED	
L40	S44°38'32"E	52.63
L41	N88°47'51"E	26.74
L42	S80°14'11"W	25.41
L43	N02°32'33"W	31.75
L44	N02°50'01"E	58.81
L45	N33°14'25"E	23.08
L48	S00°56'24"W	75.90
L47	S27°18'10"E	36.33
L48	S54°48'15"E	42.41
L49	S87°32'21"E	33.40
L50	N78°38'56"E	49.07
L51	N02°58'12"E	31.16
L52	N02°46'20"E	30.08
L53	N09°17'56"W	18.38
L54	N48°50'12"W	48.15
L55	N00°02'44"W	48.50

LINE	BEARING	LENGTH
L56	S84°56'15"W	51.89
L57	N00°00'00"W	26.80
L58	S57°56'01"W	68.64
L75	S74°20'21"E	30.82
L76	S88°42'41"E	40.74
L77	S72°08'17"E	56.21
L78	S89°25'18"E	33.10
L79	N88°02'24"E	22.06
L80	N07°28'41"E	40.00
L81	N48°03'23"W	24.49
L82	N05°16'15"W	59.81
L83	N18°41'08"W	73.29
L84	N02°32'43"W	52.01
L85	S44°38'32"E	31.81
L44	N88°18'36"W	3.82
L150	N05°52'27"W	26.37
L151	N75°27'53"W	15.17
L152	S28°38'08"E	32.86
L153	S27°24'11"E	40.15
L154	S33°55'19"E	30.99
L155	S89°32'31"E	20.85
L156	S74°02'26"E	78.83
L157	S74°02'26"E	25.83
L204	N34°23'03"W	43.59

CURVE	RADIUS	LENGTH	CHORD	DELTA	BEARING	CHORD
C1	182.00	11.60	3.90	2°27'41"	S78°28'15"E	11.80
C2	30.00	38.83	21.14	70°20'30"	N42°21'14"W	34.58
C5	100.00	7.54	3.77	7°02'06"	N17°06'04"W	7.53
C6	100.00	43.60	23.31	26°14'28"	N57°14'50"W	45.40
C7	50.00	19.68	8.97	22°33'43"	S35°05'13"E	19.58
C8	50.00	49.24	26.84	58°27'12"	S04°20'18"W	47.30
C9	50.00	67.90	72.86	111°08'21"	N67°20'48"W	82.49
C10	50.00	17.88	8.98	20°38'35"	N01°38'10"W	17.88
C11	100.00	56.25	29.67	28°27'24"	S09°43'24"E	46.72
C12	NOT USED					
C13	258.00	111.37	54.54	24°43'45"	S88°10'37"E	110.50
C14	258.00	77.04	38.81	17°06'32"	S44°15'24"E	76.75
C15	208.00	70.13	35.28	17°34'21"	S27°24'52"E	68.82
C18	100.00	42.70	21.65	24°28'04"	N32°21'40"W	42.36
C17	100.00	5.38	2.68	7°04'23"	N06°07'54"W	5.36
C18	50.00	65.38	30.62	32°27'27"	S19°38'22"E	52.85
C19	50.00	48.43	24.54	32°17'08"	S11°28'34"W	44.06
C20	50.00	65.94	36.80	28°32'32"	N59°51'18"W	81.30
C21	50.00	17.88	8.92	20°27'42"	N02°48'49"W	17.78
C22	100.00	43.82	22.18	24°58'33"	S07°31'52"E	43.28
C23	182.00	188.81	103.34	58°34'55"	S48°24'57"E	182.00
C24	225.00	223.66	123.18	37°00'24"	S48°27'50"E	214.74
C56	50.00	21.17	10.75	24°15'39"	S44°48'40"E	21.01
C60	50.00	26.30	10.28	22°13'40"	N78°52'17"E	20.18
C61	100.00	4.45	2.23	2°33'07"	S08°08'28"W	4.45



**TOOTHMAN-ORTON ENGINEERING COMPANY**  
8777 CHANDLER BOULEVARD  
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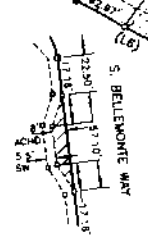
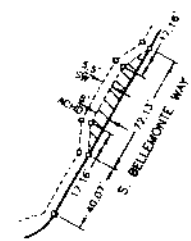
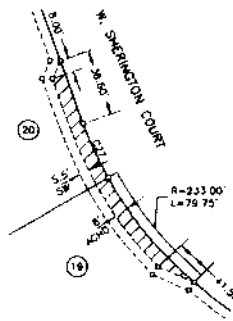
# THE SHORES SUBDIVISION - PHASE 2

A PARCEL OF LAND SITUATED IN THE SW1/4 OF SECTION 17,  
AND IN GOVERNMENT LOT 4 OF SECTION 20,  
T.4N., R.1E., B.M., CITY OF EAGLE, ADA COUNTY, IDAHO.  
2006



LINE	BEARING	LENGTH
(L1)	S12°01'41"W	44.06
(L2)	S21°13'28"W	64.00
(L3)	S66°44'28"E	30.17
(L4)	N06°08'22"W	54.76
(L5)	N06°08'22"W	182.06
(L6)	N01°17'27"E	192.85
(L7)	N01°17'27"E	80.84
(L8)	N06°38'10"E	199.89
(L9)	N04°31'30"E	63.83
(L10)	N04°03'37"E	58.46
(L11)	N00°54'04"E	127.83
(L12)	N15°23'18"W	43.18
(L13)	N02°41'58"W	121.11
(L14)	N04°38'38"W	58.04
(L23)	S18°21'11"E	8.63
(L26)	S06°54'08"E	53.08
(L27)	S18°42'48"E	66.48
(L28)	N04°07'38"W	1.43
(L24)	N06°44'35"E	44.53
(L30)	S04°02'38"W	81.11
(L31)	N06°40'01"W	75.88
(L32)	N06°22'23"E	48.07
(L33)	S04°08'11"E	97.77
(L34)	S14°03'11"E	97.77
(L40)	S14°38'42"E	52.87
(L81)	N04°01'23"W	24.49
(L82)	N07°18'18"W	58.81
(L83)	N18°41'08"W	73.59
(L84)	N06°22'43"E	57.01
(L85)	N04°06'40"W	31.81
(L86)	N07°05'18"W	59.58
(L87)	N07°57'37"E	42.48
(L88)	N07°27'44"W	12.48
(L89)	N18°01'48"W	153.48

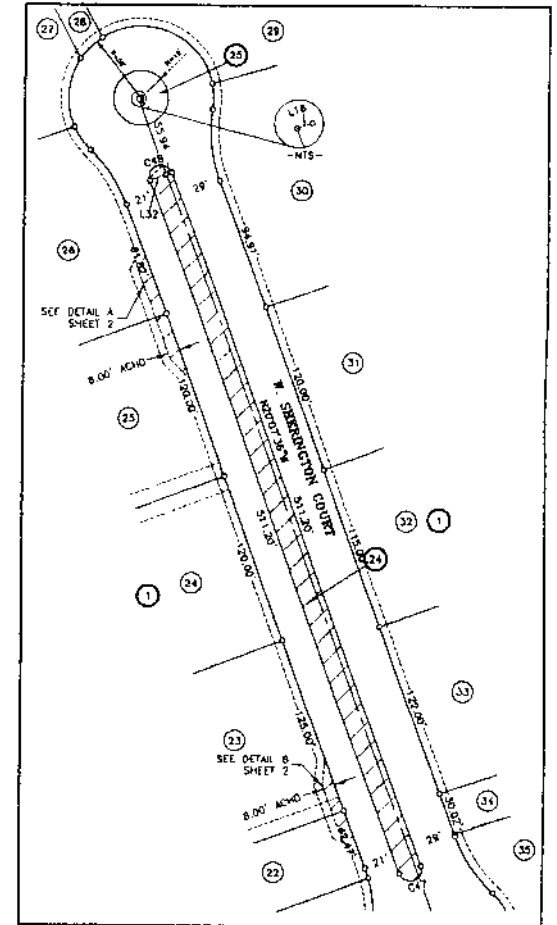
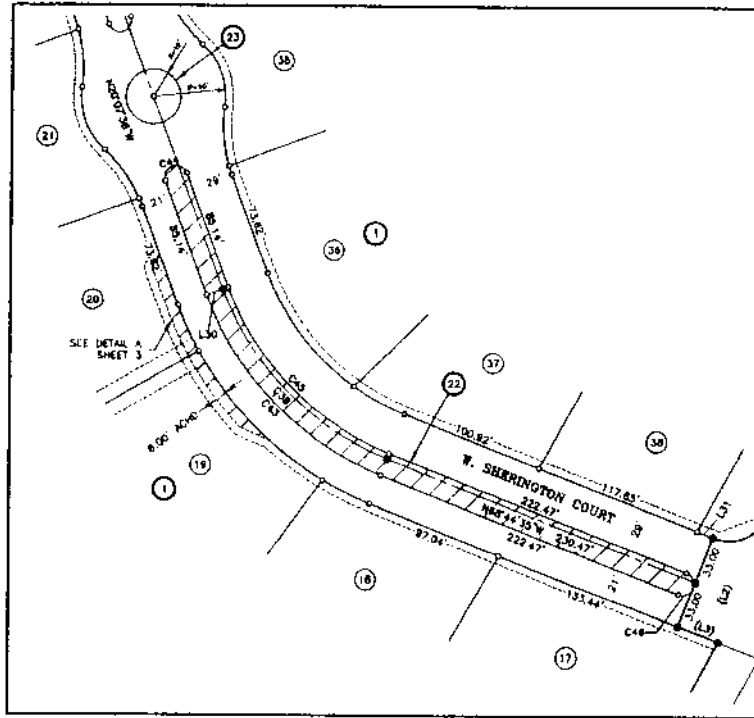
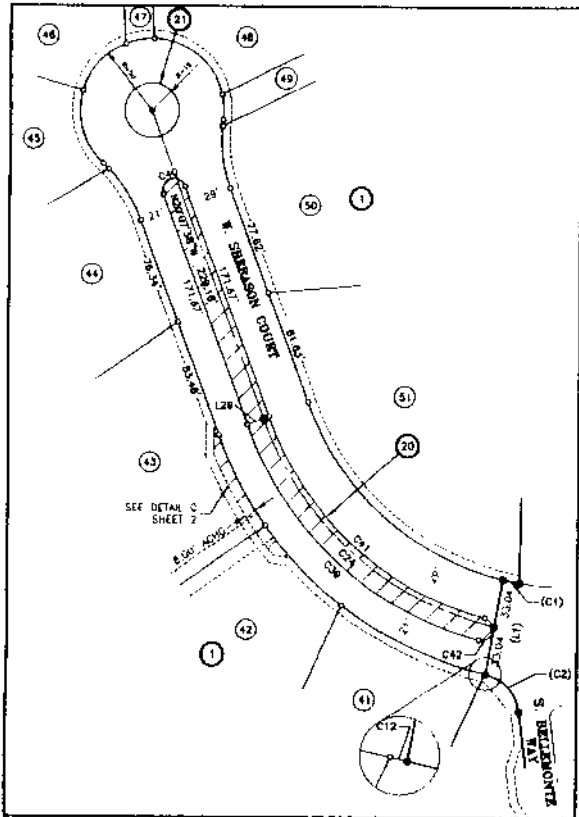
CURVE	RADIUS	LENGTH	TANGENT	DELTA	BEARING	CHORD
(C1)	182.00	11.86'	3.80'	727'51"	N78°26'15"W	11.86'
(C2)	30.00'	34.83'	21.14'	79°20'30"	S47°22'19"E	34.58'
(C3)	217.00'	137.51'	71.13'	58°18'30"	S19°27'11"W	133.22'
(C4)	30.00'	43.01'	28.12'	82°08'58"	S29°10'38"W	38.42'
(C5)	233.00'	36.82'	18.42'	89°3'14"	S84°12'36"E	36.78'
(C6)	233.00'	128.58'	64.36'	37°52'48"	S44°14'38"E	124.09'
(C7)	233.00'	48.31'	24.20'	83°45'58"	S43°28'08"E	35.28'
(C8)	100.00'	6.92'	3.46'	83°33'03"	N11°04'02"W	6.92'
(C9)	100.00'	41.87'	21.25'	23°56'31"	N58°40'24"E	41.57'
(C10)	50.00'	48.07'	28.08'	80°08'07"	S20°07'38"E	48.24'
(C11)	100.00'	40.54'	20.55'	27°13'30"	N04°11'57"W	40.28'
(C12)	100.00'	48.07'	24.21'	27°32'24"	S37°53'31"E	47.61'
(C13)	50.00'	48.07'	28.08'	80°08'07"	N20°07'38"E	48.24'
(C14)	100.00'	41.87'	21.25'	23°56'31"	S58°28'17"E	41.29'
(C15)	100.00'	6.92'	3.46'	83°33'03"	S18°18'28"E	6.92'
(C16)	187.00'	101.51'	53.32'	35°47'32"	S37°31'23"E	88.86'
(C17)	187.00'	50.29'	25.24'	18°48'28"	S81°48'52"E	49.18'
(C18)	200.00'	188.70'	80.34'	48°36'38"	S44°28'08"E	184.85'
(C19)	187.00'	128.47'	68.88'	38°29'37"	S49°13'17"E	128.84'
(C20)	88.17'	70.24'	38.86'	48°27'37"	S41°53'08"E	68.79'
(C21)	11.50'	14.24'	11.50'	118°34'00"	S08°54'13"E	121.00'
(C22)	217.00'	107.60'	54.83'	28°24'37"	N14°54'07"E	104.50'
(C23)	217.00'	28.81'	14.98'	73°14'	N02°13'08"W	29.89'



**TOOTHMAN-ORTON ENGINEERING COMPANY**  
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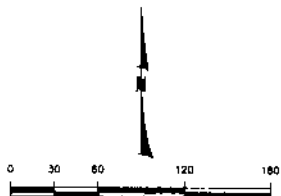
# THE SHORES SUBDIVISION - PHASE 2

A PARCEL OF LAND SITUATED IN THE SW1/4 OF SECTION 17,  
AND IN GOVERNMENT LOT 4 OF SECTION 20,  
T.4N., R.1E., B.M., CITY OF EAGLE, ADA COUNTY, IDAHO.  
2006



LINE	BEARING	LENGTH
L11	S100°41'W	88.06
L14	S21°13'23"W	68.00
L13	S88°44'32"E	30.17
L16	S88°22'24"E	12.00
L30	S88°22'08"W	12.00
L31	S88°44'32"E	11.71
L32	N88°22'24"E	12.00
L33	S88°22'24"W	1.54

CURVE	RADIUS	LENGTH	TANGENT	DELTA	BEARING	CHORD
C1	192.00'	11.80'	3.80'	327.41°	N78°28'15"W	11.80'
C2	30.00'	36.87'	21.14'	70°28'30"	S42°22'15"E	24.28'
C12	298.00'	0.51'	0.48'	0°08'31"	S77°28'06"E	0.51'
C24	225.00'	223.88'	122.18'	97°00'24"	S48°37'50"E	216.74'
C36	200.00'	369.70'	90.34'	48°38'58"	S44°28'00"E	184.88'
C32	232.00'	227.47'	123.48'	93.02°21"	S47°38'50"E	219.02'
C40	8.00'	25.13'	N/A	180°00'00"	S88°22'24"E	18.00'
C41	221.00'	212.30'	113.14'	94°02'21"	S47°38'50"E	204.23'
C42	8.00'	25.13'	N/A	180°00'00"	N14°49'38"E	18.00'
C43	212.00'	179.88'	94.78'	48°38'58"	S44°28'06"E	173.54'
C44	8.00'	25.13'	N/A	180°00'00"	S88°22'24"W	18.00'
C45	198.00'	168.31'	88.53'	48°38'58"	S44°28'08"E	161.38'
C46	8.00'	25.13'	N/A	180°00'00"	N21°12'22"E	18.00'
C47	8.00'	25.13'	N/A	180°00'00"	S88°22'24"E	18.00'
C48	8.00'	25.13'	N/A	180°00'00"	S88°22'24"W	18.00'

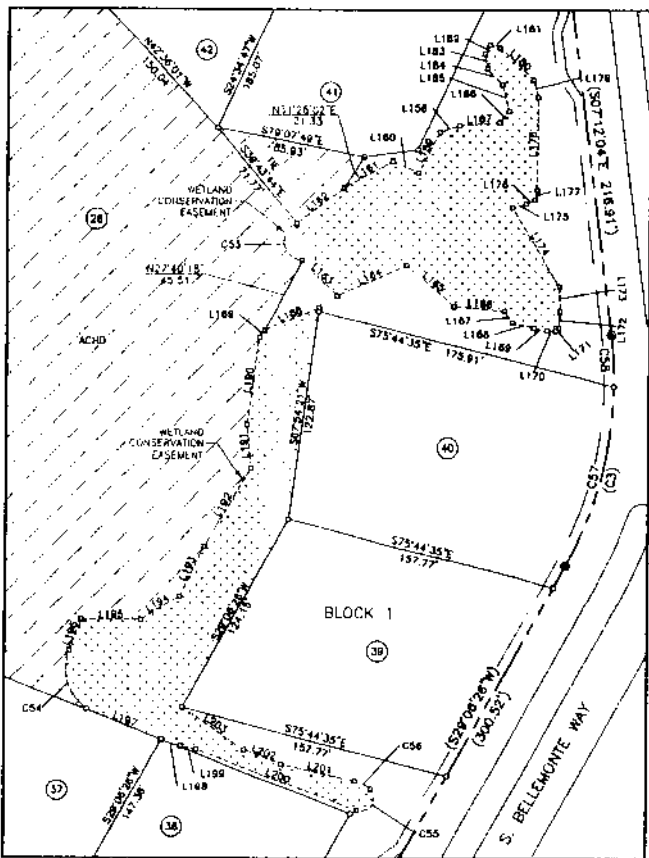


TOOTHMAN-ORTON ENGINEERING COMPANY

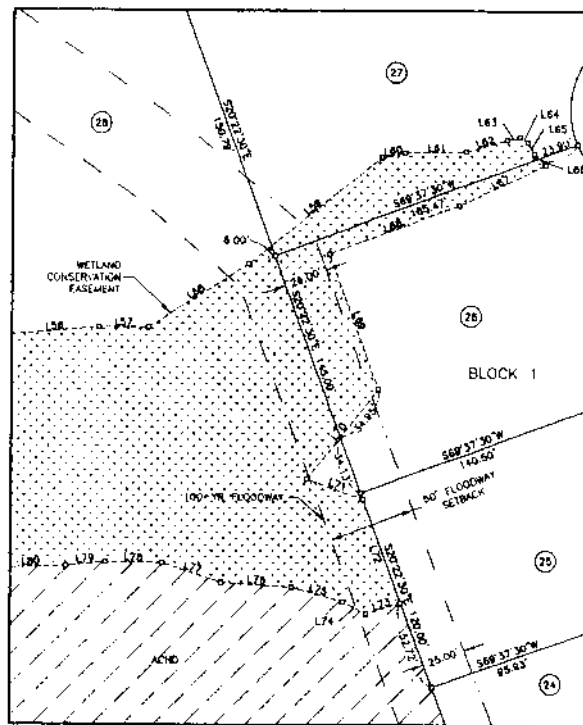
8777 CHANDLER BOULEVARD  
BOISE, IDAHO 83714  
(208) 323-2888

# THE SHORES SUBDIVISION - PHASE 2

A PARCEL OF LAND SITUATED IN THE SW1/4 OF SECTION 17,  
AND IN GOVERNMENT LOT 4 OF SECTION 20,  
T.4N., R.1E., B.M., CITY OF EAGLE, ADA COUNTY, IDAHO.  
2006



DETAIL W-A



DETAIL W-B

LINE	BEARING	LENGTH
L158	S81°58'12"W	31.86
C57	N90°00'00"W	26.80
L58	S27°55'01"W	88.84
L59	S78°48'28"W	87.58
L60	S88°28'41"W	35.15
L61	S73°05'31"W	24.28
L62	S75°06'28"W	7.73
L63	N50°48'18"W	5.80
L64	N28°31'52"W	7.97
L65	N48°42'05"W	8.93
L66	N84°30'33"E	54.98
L67	N88°37'30"E	79.35
L68	N20°22'30"W	82.84
L69	N38°45'07"E	63.61
L70	N70°17'48"W	34.62
L71	N20°22'30"W	83.28
L72	N21°57'30"E	21.06
L73	S42°16'43"E	75.19
L74	S74°00'21"E	30.65
L75	S86°32'41"E	40.74
L76	S77°09'17"E	36.21
L77	S88°25'16"E	33.10
L78	N84°05'24"E	22.98
L79	N87°59'16"E	40.80

LINE	BEARING	LENGTH
L158	S89°41'30"W	11.91
L159	S27°33'33"W	24.57
L160	N86°15'49"W	18.36
L161	S86°28'59"W	31.93
L162	S28°47'11"E	34.30
L163	S44°58'34"E	28.85
L164	N65°27'06"E	43.88
L165	S48°13'44"E	36.61
L166	S80°07'39"E	29.06
L167	S33°52'14"E	8.48
L168	S75°59'07"E	12.81
L169	S86°55'00"E	7.61
L170	S88°25'30"E	4.62
L171	N51°29'03"E	2.58
L172	N03°28'19"E	9.92
L173	N01°58'42"W	14.18
L174	N31°07'11"W	52.92
L175	N74°22'24"E	8.20
L176	N84°33'15"E	5.25
L177	N14°02'49"E	5.82
L178	N00°00'55"E	53.85
L179	N14°13'36"W	10.80
L180	N47°08'37"W	26.88
L181	N73°45'07"W	5.69
L182	S27°34'17"W	6.10
L183	S09°44'06"E	8.35
L184	S43°20'34"E	12.85
L185	S1°23'21"E	18.03
L186	S38°38'42"W	6.53
L187	S85°55'03"W	23.13
L188	N86°34'30"E	33.98
L189	N38°10'03"E	5.21
L190	N07°44'58"E	48.85
L191	N05°37'00"W	25.33
L192	N30°24'28"E	52.31
L193	N28°00'11"E	31.98
L194	N58°34'35"E	28.05
L195	N88°58'51"E	34.74
L196	N20°29'08"E	19.43
L197	N88°17'08"W	48.35
L198	N71°47'43"W	11.80
L199	N78°11'18"W	8.39
L200	N88°17'42"W	69.68
L201	S77°28'54"E	43.37
L202	S89°23'53"E	23.07
L203	S58°08'27"E	43.24

CURVE	RADIUS	LENGTH	TANGENT	DELTA	BEARING	CHORD
C3	217.00	137.91	71.19	36.18.30"	N10°57'11"E	128.22
C33	10.82	30.38	38.81	106°18'12"	S08°55'40"E	21.50
C34	28.88	37.74	22.12	75°23'37"	S17°12'32"E	36.08
C35	7.56	20.50	34.84	155°22'37"	N41°24'44"E	14.77
C36	18.38	10.56	5.41	21°12'18"	N81°52'44"W	10.43
C37	217.00	107.80	54.83	28°24'37"	N16°54'07"E	108.50
C38	217.00	29.81	14.89	74°53'27"	N61°13'08"W	28.88

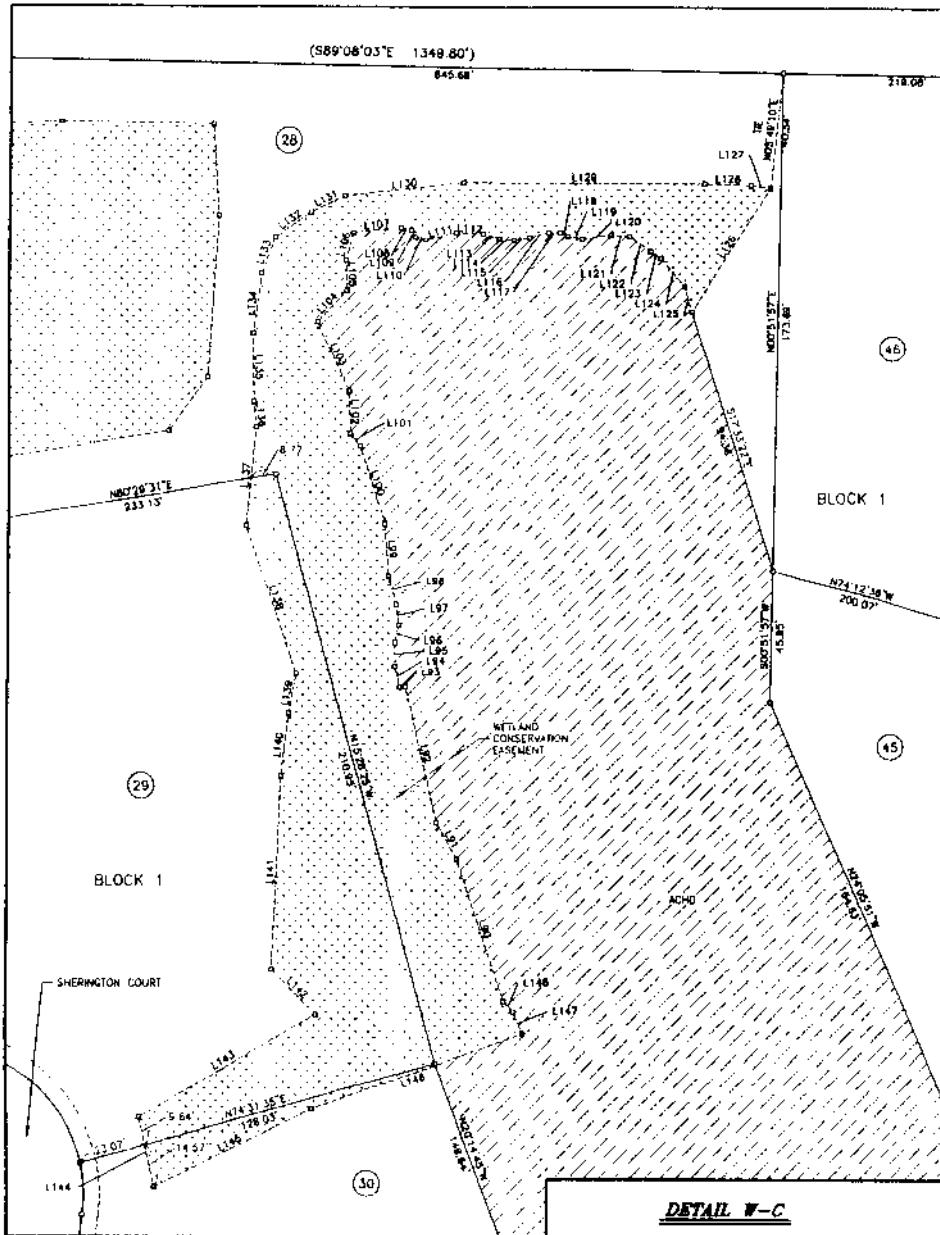


TOOTHMAN-ORTON ENGINEERING COMPANY

977 CHAMBER HALLWAY  
BOISE, IDAHO 83714  
(208) 323-2268

# THE SHORES SUBDIVISION - PHASE 2

A PARCEL OF LAND SITUATED IN THE S1/2 OF SECTION 17,  
AND IN GOVERNMENT LOT 4 OF SECTION 20,  
T.4N., R.1E., B.M., CITY OF EAGLE, ADA COUNTY, IDAHO.  
2006



DETAIL W-C

LINE	BEARING	LENGTH
L90	N1E38'48"W	52.00
L91	N27°04'28"W	14.84
L92	N13°11'27"W	48.28
L93	S67°08'28"W	1.85
L94	N14°02'42"W	7.49
L95	N00°00'00"W	6.17
L96	N17°00'12"W	8.08
L97	N07°11'08"W	7.16
L98	N14°37'28"W	10.79
L99	N04°24'27"W	17.75
L100	N17°11'42"W	28.14
L101	N3E45'43"W	5.42
L102	N01°44'30"W	15.14
L103	N44°28'47"W	28.84
L104	N42°55'49"W	15.15
L105	N01°44'30"W	10.24
L106	N14°22'12"W	10.07
L107	N81°15'04"E	18.55
L108	S72°58'51"E	3.75
L109	S28°31'50"E	3.05
L110	S73°28'28"E	3.75
L111	N72°23'21"E	10.80
L112	S87°18'32"E	8.55
L113	S71°34'48"E	3.75
L114	S84°18'44"E	5.02
L115	N80°32'48"E	5.53
L116	N74°04'07"E	8.61
L117	N00°00'00"E	4.08
L118	S87°27'21"E	3.05
L119	S72°42'19"E	5.08
L120	N82°14'30"E	10.09
L121	S82°38'07"E	8.38
L122	S53°08'11"E	9.08
L123	S58°01'07"E	4.28
L124	S40°37'30"E	12.58
L125	S18°42'47"E	9.21
L126	N11°52'58"E	51.06
L127	S82°38'53"W	8.80
L128	N88°28'28"W	18.08
L129	N88°42'34"W	83.51
L130	S87°32'08"W	41.28
L131	S83°27'12"W	13.24
L132	S54°08'51"W	15.14
L133	S20°08'08"W	13.50
L134	S08°08'14"W	20.81
L135	S02°58'18"E	24.08
L136	S02°11'24"E	8.73
L137	S04°38'13"W	34.12
L138	S11°04'04"E	54.35
L139	S10°18'52"W	14.17
L140	S07°07'08"W	21.85
L141	S07°28'25"W	87.01
L142	S44°50'18"E	21.84
L143	S06°28'49"W	20.80
L144	S11°04'04"E	24.21
L145	N64°11'58"E	81.20
L146	N70°53'34"E	77.74
L147	N87°15'13"W	8.07
L148	N47°34'15"W	4.88



TOOTHMAN-ORTON ENGINEERING COMPANY

8777 CHIMNEY BOULEVARD  
BOISE, IDAHO 83714  
(208) 383-2288

SHEET NO. 6 OF 8

# THE SHORES SUBDIVISION — PHASE 2

## CERTIFICATE OF OWNERS

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED ARE THE OWNERS OF THE PROPERTY HEREINAFTER DESCRIBED:

A parcel of land situated in the South 1/2 of Section 17 and in Government Lot 4 of Section 20, T.4N., R.1E., B.M., City of Eagle, Ada County, Idaho, more particularly described as follows:

COMMENCING at the corner common to said Sections 17, 18, 19 AND 20, as shown on Amended Record of Survey No. 8618, Ada County records, from which point, the southwest corner of said Section 17 bears N.00°35'34"E., 1317.82 feet; thence, along the west line of said section,

A) N.00°35'34"E., 502.80 feet to the POINT OF BEGINNING; thence, along the exterior boundary of said survey through the following courses: continuing,

- 1) Leaving the north bank of the South Channel of the Boise River as shown on said survey heading N.00°35'34"E., 814.82 feet; thence,
- 2) S.88°08'03"E., 1349.80 feet; thence,
- 3) S.00°53'27"W., 345.37 feet; thence,
- 4) S.00°53'27"W., 215.73 feet to a point on a non-tangent curve; thence,
- 5) Northwestward along said curve to the right having a radius of 182.00 feet, an arc length of 11.80 feet, through a central angle of 3°27'41", and a chord bearing and distance of N.78°28'15"E., 11.80 feet; thence, non-tangent from said curve,,
- 6) S.10°01'41"W., 65.08 feet to a point on a non-tangent curve; thence,
- 7) Southeastward along said curve to the right having a radius of 30.00 feet, an arc length of 36.83 feet, through a central angle of 70°20'30", and a chord bearing and distance of S.42°22'18"E., 34.36 feet; thence, tangent from said curve,
- 8) S.07°12'04"E., 216.91 feet to a point on a tangent curve; thence,
- 9) Southwestward along said curve to the right having a radius of 217.00 feet an arc length of 137.51 feet, through a central angle of 38°18'30", and a chord bearing and distance of S.10°57'11"W., 135.22 feet; thence, tangent from said curve,
- 10) S.28°08'28"W., 300.52 feet to a point on a tangent curve; thence,
- 11) Southwestward along said curve to the right having a radius of 30.00 feet, an arc length of 43.01 feet, through a central angle of 82°08'58", and a chord bearing and distance of S.70°10'58"W., 39.42 feet; thence, non-tangent from said curve,
- 12) S.21°15'25"W., 66.00 feet; thence,
- 13) S.88°44'39"E., 30.17 feet; thence,
- 14) S.28°08'28"W., 359.34 feet to a point on the north bank of the South Channel of the Boise River, as shown on said survey; thence, along said north bank through the following courses:
- 15) N.85°09'22"W., 54.76 feet; thence,
- 16) N.62°03'37"W., 182.06 feet; thence,
- 17) N.61°47'07"W., 180.65 feet; thence,
- 18) N.51°47'48"W., 80.66 feet; thence,
- 19) N.58°38'10"W., 149.96 feet; thence,
- 20) N.04°01'40"W., 83.95 feet; thence,
- 21) N.84°05'37"W., 58.45 feet; thence,
- 22) N.60°56'04"W., 127.82 feet; thence,
- 23) N.44°40'24"W., 223.51 feet; thence,
- 24) N.14°03'18"W., 83.16 feet; thence,
- 25) N.20°41'58"W., 121.11 feet; thence,
- 26) N.44°38'32"W., 58.08 feet to the POINT OF BEGINNING.

CONTAINING 41.90 acres, more or less.

IT IS THE INTENTION OF THE UNDERSIGNED TO, AND THEY DO HEREBY INCLUDE SAID LAND IN THIS PLAT:  
THAT THE UNDERSIGNED DOES BY THESE PRESENTS DEDICATE TO THE PUBLIC ALL PUBLIC STREETS AS SHOWN ON SAID PLAT. THE EASEMENTS INDICATED ON SAID PLAT ARE NOT DEDICATED TO THE PUBLIC, BUT THE RIGHT TO USE SAID EASEMENTS IS HEREBY PERPETUALLY RESERVED FOR PUBLIC UTILITIES OR FOR SUCH OTHER USES AS DESIGNATED HEREON, AND NO PERMANENT STRUCTURES ARE TO BE ERECTED WITHIN THE LINES OF SAID EASEMENTS.

ALL OF THE LOTS WITHIN THIS PLAT WILL BE ELIGIBLE TO RECEIVE DOMESTIC WATER SERVICE FROM UNITED WATER IDAHO, INC., A PUBLIC UTILITY, SUBJECT TO THE REGULATIONS OF THE IDAHO PUBLIC UTILITIES COMMISSION, AND SAID WATER COMPANY HAS AGREED IN WRITING TO SERVE ALL OF THE LOTS WITHIN THIS SUBDIVISION.

IN WITNESS WHEREOF, I have hereunto set my hand this \_\_\_\_\_ day of \_\_\_\_\_, 2006.

South Channel, L.L.C.

By: Rocky Ridge Construction Inc., Managing Member.

By: Jeff Sherburne, President

## ACKNOWLEDGMENT

STATE OF IDAHO } S.S.  
COUNTY OF ADA }

ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED JEFF SHERBURNE, KNOWN OR IDENTIFIED TO ME TO BE THE PRESIDENT OF ROCKY RIDGE CONSTRUCTION INC., A CORPORATION, ONE OF THE MANAGING MEMBERS OF THE SOUTH CHANNEL, L.L.C., A LIMITED LIABILITY COMPANY, WHO SUBSCRIBED SAID LIMITED LIABILITY COMPANY'S NAME TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION, AND THAT SAID CORPORATION EXECUTED THE SAME IN SAID LIMITED LIABILITY COMPANY'S NAME.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THE DAY AND YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.

\_\_\_\_\_  
NOTARY PUBLIC FOR THE STATE OF IDAHO

DATE

MY COMMISSION EXPIRES

## NOTES

1) BUILDING SETBACK LINES SHALL BE IN ACCORDANCE WITH THE APPLICABLE ZONING AND SUBDIVISION REGULATIONS AT THE TIME OF ISSUANCE OF A BUILDING PERMIT AS SPECIFICALLY APPROVED AND/OR REQUIRED BY THE APPROPRIATE REGULATORY AGENCIES.

2) ANY RESUBDIVISION OF THIS PLAT SHALL COMPLY WITH THE APPLICABLE ZONING REGULATIONS IN EFFECT AT THE TIME OF RESUBDIVISION.

3) THIS PLAT IS SUBJECT TO COMPLIANCE WITH IDAHO CODE SECTION 31-3805. IRRIGATION WATER WILL BE DELIVERED BY THE SHORES DEVELOPMENT HOMEOWNER'S ASSOCIATION THROUGH A PRESSURE IRRIGATION SYSTEM TO ALL LOTS. IRRIGATION WATER IS PROVIDED TO THIS DEVELOPMENT THROUGH SHARES IN THE MACE-CATLIN MUTUAL DITCH COMPANY IN COMBINATION WITH WATER RIGHTS APPURTENANT TO THE PROPERTY. LOTS IN THIS DEVELOPMENT ARE SUBJECT TO ASSESSMENT FOR THE MACE-CATLIN DITCH SHARES AND OPERATING COSTS FOR THE IRRIGATION SYSTEM AS ADMINISTERED BY THE SHORES HOMEOWNERS ASSOCIATION.

4) NO ENCROACHMENTS, BUILDINGS, OR OTHER STRUCTURES SHALL BE BUILT ON PORTIONS OF LOTS LYING WITHIN THE FLOODWAY PURSUANT TO CITY OF EAGLE CODE 10-1-8-5(D) NO EQUIPMENT OR VEHICLES SHALL BE STORED, OR ANY SOLID-FACE FENCES BE CONSTRUCTED, ON ANY PORTION OF THE LOTS LYING WITHIN THE FLOODWAY. NO BUILDINGS OR OTHER STRUCTURES SHALL BE BUILT WITHIN 50 FEET OF THE FEMA FLOODWAY LINE AS SHOWN ON THE CURRENT EFFECTIVE FEMA FLOODPLAIN MAPS.

5) THE 25-FOOT GREENBELT EASEMENTS SHOWN ON THIS PLAT, AND RECORDED IN INSTRUMENT NOS. 105088975 & 105088976 ARE FOR USE BY THE GENERAL PUBLIC FOR PEDESTRIAN, EQUESTRIAN AND OTHER NON-MOTORIZED ACCESS IN FAVOR OF THE CITY OF EAGLE.

6) SURROUNDING LANDS WITH FARM USE AND RELATED ACTIVITIES SHALL BE PROTECTED PURSUANT TO THE IDAHO RIGHT TO FARM ACT.

7) ALL COMMON AREA LOTS SHALL BE OWNED AND MAINTAINED BY THE SHORES HOMEOWNER'S ASSOCIATION AND SHALL BE ENCUMBERED BY A MUTUAL MAINTENANCE AND ACCESS EASEMENT BENEFITING THE HOA.

8) A PORTION OF LOTS 19, 20, 22, 23, 24, 25, 26, 28, 42, AND 43 OF BLOCK 1, AND ALL OF LOT 1 OF BLOCKS 20, 22, AND 24, ARE SERVIENT TO AND CONTAIN THE ACHD STORM WATER DRAINAGE SYSTEM. THESE LOTS ARE ENCUMBERED BY THAT CERTAIN MASTER PERPETUAL STORM WATER DRAINAGE EASEMENT RECORDED ON JUNE 1, 2004 AS INSTRUMENT NO. 104068411, OFFICIAL RECORDS OF ADA COUNTY, AND INCORPORATED HEREIN BY THIS REFERENCE AS IF SET FORTH IN FULL (THE "MASTER EASEMENT"). THE MASTER EASEMENT AND THE STORM WATER DRAINAGE SYSTEM ARE DEDICATED TO ACHD PURSUANT TO SECTION 40-2302, IDAHO CODE. THE MASTER EASEMENT IS FOR THE OPERATION AND MAINTENANCE OF THE STORM WATER DRAINAGE SYSTEM.

9) ALL FRONT LOT LINES CONTAIN A 15.00 FOOT WIDE EASEMENT FOR PUBLIC UTILITIES, STREET LIGHTS AND HOME OWNERS ASSOCIATION IRRIGATION AND DRAINAGE EASEMENTS. ALL REAR LOT LINES WITH THE EXCEPTION OF LOTS 17, 18, AND 19 OF BLOCK 1 CONTAIN A 12.00 FOOT WIDE PUBLIC UTILITIES EASEMENT AND HOME OWNERS ASSOCIATION IRRIGATION AND DRAINAGE EASEMENTS. ALL COMMON SIDE LOT LINES CONTAIN A 8.00 FOOT WIDE EASEMENT FOR PUBLIC UTILITIES AND HOME OWNERS ASSOCIATION IRRIGATION AND DRAINAGE EASEMENTS.

10) LOTS WITHIN THIS SUBDIVISION CONTAIN ACCESS RESTRICTIONS. DRIVEWAYS ARE PERMITTED ONLY WHERE SIDEWALKS ARE DIRECTLY ATTACHED TO THE ROADWAY CURB. THESE LOTS INCLUDE LOTS 19, 20, 23, 25, 26, 42 AND 43 OF BLOCK 1.

11) LANDSCAPING WITHIN LOTS 1 OF BLOCKS 21, 23, AND 25 SHALL BE LIMITED TO GRASS, FLOWERS, OR SHRUBS NOT EXCEEDING 3 FEET IN HEIGHT.

12) LOTS 17 THROUGH 19, AND 28, 27, 28, 29, 30, AND 48 OF BLOCK 1, CONTAIN WETLAND CONSERVATION EASEMENTS TO PROTECT EXISTING AND CREATED WETLAND AREAS. THESE AREAS ARE CONSIDERED NON-BUILDABLE AREAS AND ARE TO BE LEFT UNDISTURBED PER THE REQUIREMENTS OF THE EXISTING U.S. ARMY CORPS OF ENGINEERS PERMIT NO. NWW-042100139.

13) LOT 1 OF BLOCKS 20 THROUGH 25 SHALL HAVE A BLANKET PUBLIC UTILITIES AND EAGLE SEWER DISTRICT EASEMENT.



**TOOTHMAN-ORTON ENGINEERING COMPANY**

1777 CHIMNEY HOLLOWARD  
BOISE, IDAHO 83714  
(208) 353-2288

**SHEET NO. 7 OF 8**

# THE SHORES SUBDIVISION - PHASE 2

## APPROVAL OF CITY ENGINEER

I, THE UNDERSIGNED CITY ENGINEER IN AND FOR THE CITY OF EAGLE, ADA COUNTY, IDAHO, HEREBY APPROVE THIS PLAT OF "THE SHORES DEVELOPMENT - PHASE 2".

\_\_\_\_\_  
CITY ENGINEER - EAGLE, IDAHO

## ADA COUNTY HIGHWAY DISTRICT COMMISSIONERS ACCEPTANCE

THE FOREGOING PLAT WAS ACCEPTED AND APPROVED BY THE BOARD OF ADA COUNTY HIGHWAY DISTRICT COMMISSIONERS ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2008.

\_\_\_\_\_  
ADA COUNTY HIGHWAY DISTRICT

## CERTIFICATE OF COUNTY SURVEYOR

I, THE UNDERSIGNED, REGISTERED SURVEYOR FOR ADA COUNTY, IDAHO, DO HEREBY CERTIFY THAT I HAVE CHECKED THIS PLAT AND THAT IT COMPLIES WITH THE STATE OF IDAHO CODE RELATING TO PLATS AND SURVEYS.

\_\_\_\_\_  
ADA COUNTY SURVEYOR

## APPROVAL OF CITY COUNCIL

I, THE UNDERSIGNED, CITY CLERK IN AND FOR THE CITY OF EAGLE, ADA COUNTY, IDAHO, HEREBY CERTIFY THAT AT A REGULAR MEETING OF THE CITY COUNCIL HELD ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2008, THIS PLAT OF "THE SHORES DEVELOPMENT - PHASE 2" WAS DULY ACCEPTED AND APPROVED.

\_\_\_\_\_  
CITY CLERK - EAGLE, IDAHO

## CERTIFICATE OF COUNTY TREASURER

I, THE UNDERSIGNED, COUNTY TREASURER IN AND FOR THE COUNTY OF ADA, STATE OF IDAHO, PER THE REQUIREMENTS OF I.C. 50-1308, DO HEREBY CERTIFY THAT ANY AND ALL CURRENT AND/OR DELINQUENT COUNTY PROPERTY TAXES FOR THE PROPERTY INCLUDED IN THIS SUBDIVISION HAVE BEEN PAID IN FULL. THIS CERTIFICATION IS VALID FOR THE NEXT THIRTY (30) DAYS ONLY.

DATE \_\_\_\_\_

\_\_\_\_\_  
COUNTY TREASURER

## CERTIFICATE OF SURVEYOR

I, DELSON D. BROGAN, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR IN THE STATE OF IDAHO AND THAT THIS PLAT AS DESCRIBED IN THE "CERTIFICATE OF OWNERS" WAS DRAWN FROM THE FIELD NOTES OF A SURVEY MADE ON THE GROUND UNDER MY DIRECT SUPERVISION AND ACCURATELY REPRESENTS THE POINTS PLATTED HEREON AND IS IN CONFORMITY WITH THE STATE OF IDAHO CODE RELATING TO PLATS AND SURVEYS.

DELSON D. BROGAN  
IDAHO NO. 8022



## APPROVAL OF CENTRAL DISTRICT HEALTH DEPARTMENT

SANITARY RESTRICTIONS AS REQUIRED BY IDAHO CODE, TITLE 50, CHAPTER 13 HAVE BEEN SATISFIED ACCORDING TO THE LETTER TO BE READ ON FILE WITH THE COUNTY RECORDER OR HIS AGENT LISTING THE CONDITIONS OF APPROVAL. SANITARY RESTRICTIONS MAY BE REIMPOSED, IN ACCORDANCE WITH SECTION 50-1326, IDAHO CODE, BY THE ISSUANCE OF A CERTIFICATE OF DISAPPROVAL.

DATE \_\_\_\_\_

\_\_\_\_\_  
CENTRAL DISTRICT HEALTH DEPARTMENT

## CERTIFICATE OF COUNTY RECORDER

STATE OF IDAHO }  
COUNTY OF ADA } S.S. PLAT COPY INSTRUMENT NO. \_\_\_\_\_

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD AT THE REQUEST OF SOUTH CHANNEL L.L.C. AT \_\_\_\_\_ MINUTES PAST \_\_\_\_\_ O'CLOCK \_\_\_\_\_ M. ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2008, AND WAS DULY RECORDED IN BOOK \_\_\_\_\_ OF PLATS AT PAGES \_\_\_\_\_ THROUGH \_\_\_\_\_.

INSTRUMENT NUMBER \_\_\_\_\_

DEPUTY \_\_\_\_\_

\_\_\_\_\_  
EX OFFICIO RECORDER

**TOOTHMAN-ORTON ENGINEERING COMPANY**

3777 GARDEN BOULEVARD  
BOISE, IDAHO 83714  
(208) 383-3288

SHEET NO. 8 OF 8