KUNA 83634
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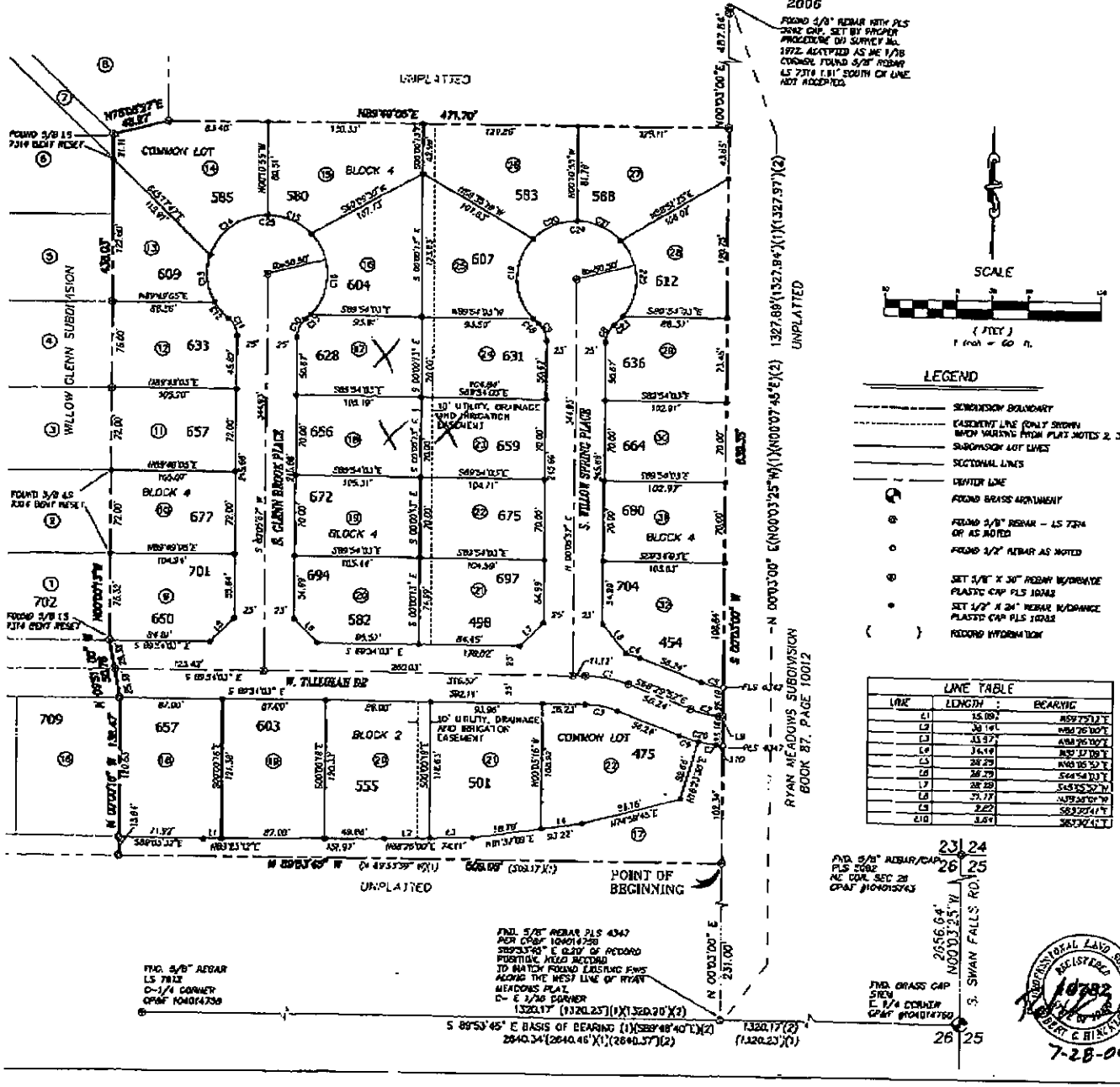
BOOK PAGE 11826

WILLOW GLENN SUBDIVISION NO. 2

A PORTION OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 2 NORTH, RANGE 1 WEST, BOISE MERIDIAN, CITY OF KUNA, ADA COUNTY, IDAHO

2006



PLAT NOTES

1. ANY RESUBDIVISION OF THIS PLAT SHALL CONFORM TO THE APPLICABLE ZONING REGULATIONS IN EFFECT AT THE TIME OF RESUBDIVISION.
2. A 10 FOOT WIDE PERMANENT EASEMENT FOR PUBLIC UTILITIES, DRAINAGE, AND IRRIGATION IS HEREBY DESIGNATED ALONG THE SUBDIVISION BOUNDARY AND THE FRONT AND REAR LOT LINES UNLESS OTHERWISE DIMENSIONED.
3. ALL INTERIOR LOT LINES ARE HEREBY DESIGNATED AS HAVING A TEN (10) FOOT PUBLIC UTILITIES, DRAINAGE, AND IRRIGATION EASEMENT LYING FIVE (5) FEET ON EACH SIDE OF SAID LOT LINES, UNLESS NOTED OTHERWISE.
4. LOT 22 OF BLOCK 2 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. 104086671, 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.
5. AN EXISTING SANITARY SEWER EASEMENT PER INST. No. 97105625 EXISTS WITHIN THE RIGHT-OF-WAY OF W. TILLEMAN DR.
6. LOTS 17 AND 22 OF BLOCK 2, AND LOT 14, BLOCK 4 SHALL BE COMMON AREAS, WITH GLENNET PUBLIC UTILITY, DRAINAGE, IRRIGATION, LANDSCAPE AND CITY OF KUNA STREET LIGHT EASEMENTS, AND ARE TO BE OWNED AND MAINTAINED BY THE WILLOW GLENN SUBDIVISION NO. 2 HOMEOWNERS ASSOCIATION, DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS, INST. NO.106119465, ADA COUNTY RECORDS.
7. IN ACCORDANCE WITH IDAHO CODE 31-3805, CIRCLE Z LLC HAS AGREED IN WRITING TO TRANSFER SURFACE WATER RIGHTS IN ACCORDANCE WITH TITLE 50 CHAPTER 10 OF IDAHO CODE, TO THE KUNA MUNICIPAL IRRIGATION SYSTEM, AND THE LOTS IN THIS SUBDIVISION WILL BE OBLIGATED FOR ASSESSMENTS BY THE KUNA MUNICIPAL IRRIGATION SYSTEM.

REFERENCES

1.) PLAT OF WILLOW GLENN SUBDIVISION BOOK 95, PG 10343-10345
2.) PLAT OF RYAN MEADOWS SUBDIVISION BOOK 87, PG 10012-10013
3.) RECORD OF SURVEY NO. 1972
4.) RECORD OF SURVEY NO. 3910
5.) RECORD OF SURVEY NO. 5615
6.) RECORD OF SURVEY NO. 2936

LINE TABLE

LINE	LENGTH	BEARING
L1	15.00'	N89°57'33"E
L2	30.14'	N88°26'00"E
L3	33.97'	N88°26'00"E
L4	34.14'	N89°17'00"E
L5	28.29'	N46°05'52"E
L6	28.29'	S44°54'03"E
L7	28.29'	S45°55'52"W
L8	21.71'	N89°26'00"W
L9	2.22'	S83°27'41"E
L10	3.64'	S83°27'41"E

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD BRG	CHORD	TANGENT
C1	32.38'	120.00'	15°29'51"	N19°15'50"W	32.26'	16.29'
C2	26.20'	300.00'	15°00'49"	S38°00'17"E	26.13'	13.16'
C3	28.02'	75.00'	21°20'11"	N11°01'58"W	27.85'	14.17'
C4	12.58'	375.00'	2°18'32"	N71°26'03"E	12.57'	6.29'
C5	19.85'	75.00'	15°10'18"	N76°00'35"E	19.80'	9.98'
C6	17.92'	125.00'	7°53'27"	S21°26'36"E	17.90'	8.97'
C7	15.54'	125.00'	7°07'32"	S29°51'30"E	15.53'	7.78'
C8	17.57'	20.00'	50°30'03"	N25°15'10"E	17.00'	9.40'
C9	17.57'	20.00'	50°30'06"	N25°15'08"W	17.00'	9.40'
C10	17.57'	20.00'	50°30'03"	N25°15'10"E	17.00'	9.40'
C11	17.57'	20.00'	50°30'06"	S25°15'08"E	17.00'	9.40'
C12	19.00'	50.00'	22°25.20"	S47°01'29"E	17.93'	9.60'
C13	42.22'	30.00'	47°31'17"	N23°51'41"E	41.00'	22.43'
C14	65.20'	30.00'	77°40'33"	S51°02'04"W	53.74'	38.57'
C15	40.94'	30.00'	49°27'02"	N65°53'43"W	39.65'	21.67'
C16	77.14'	30.00'	147°21'22"	N30°01'24"E	59.05'	58.76'
C17	5.77'	30.00'	11°01'37"	N07°30'34"E	5.77'	2.89'
C18	5.70'	30.00'	11°34'38"	S10°34'34"E	5.70'	2.86'
C19	78.14'	30.00'	85°27'12"	S10°25'52"E	69.73'	47.51'
C20	31.60'	30.00'	47°36'11"	S63°47'41"W	40.49'	22.30'
C21	41.60'	30.00'	47°15'26"	N59°36'19"W	40.49'	22.30'
C22	77.67'	30.00'	89°39'03"	N00°56'00"W	69.80'	49.37'
C23	29.76'	30.00'	11°45'16"	N44°31'24"E	29.56'	16.20'
C24	247.35'	30.00'	280°40'07"	N89°54'03"W	44.47'	41.87'
C25	197.38'	30.00'	376°10'12"	N03°54'03"W	44.47'	41.87'
C26	32.35'	125.00'	15°07'49"	S26°10'17"E	32.24'	16.27'

FOUND 1/2" REBAR WITH PLS 3942 CAP, SET BY PROPER PROCEDURE ON SURVEY No. 1972, ACCEPTED AS THE 1/16 CORNER. FOUND 5/8" REBAR 15.7270 1.81' SOUTH OF LINE NOT ACCEPTED

FOUND 5/8" REBAR PLS 7214 BENT RESET

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FND. 5/8" REBAR/CAP PLS 5082 NE COR. SEC 26 CP&F 104015763

FND. 5/8" REBAR PLS 4347 PER CP&F 104014759 S89°53'45" E 0.20' OF RECORD POSITION, HOLD RECORD TO MATCH FOUND EXISTING FWS ALONG THE WEST LINE OF RYAN MEADOWS PLAT

FND. 5/8" REBAR LS 7812 C-1/4 CORNER CP&F 104014759

FND. BRASS CAP STON C 1/4 CORNER CP&F 104014760

S 89°53'45" E BASIS OF BEARING (1)(S89°48'40"E)(2) 2640.34'[2640.46'](1)[2640.37'](2) 1320.17'(2) [1320.23'](1)

N 00°03'00" E 2656.64' N00°03'25"W 2651.00'

1327.88'(1327.84')(1)(1327.97')(2)

N 00°03'00" E(N00°03'25"W)(1)(N00°03'45"E)(2)

N 89°53'00" W (N 89°53'39" W)(1) 608.08' (608.17')(1)

SHEET 1 OF 3