



**ORDINANCE NO. 1076**

**AN ORDINANCE AMENDING AND CHANGING THE ZONING MAP OF THE CITY OF REXBURG, IDAHO, AND PROVIDING THAT THE ZONED DESIGNATION OF THAT CERTAIN PROPERTY HEREINAFTER DESCRIBED, SITUATED IN REXBURG, MADISON COUNTY, IDAHO, BE CHANGED AS HEREINAFTER DESIGNATED; AND PROVIDING WHEN THIS ORDINANCE SHALL BECOME EFFECTIVE.**

BE IT ORDAINED BY the City of Rexburg, Idaho:

**SECTION I:** That the zoning map of the City of Rexburg, Idaho, which is filed with the city clerk thereof, be, and the same is hereby amended and changed to provide that the hereinafter described property for Track 1 (1100319) be rezoned from Community Business Center (CBC) to High Density Residential One (HDR1) and the hereinafter described property for Track 2 (11 00325) be rezoned from Community Business Center (CBC) to Mixed Use 2 (MU2).

Track 1: (11 00319)

The said property is located at 271 South 2<sup>nd</sup> West, in Rexburg, Madison County, Idaho. The property description is as follows:

Commencing at the SW corner of Lot 3 in Block 8 of the Southend addition of the City of Rexburg, Madison County, Idaho, as shown on the recorded plat thereof, and Running thence east 260 feet; thence north 104 feet; thence west 260 feet; thence south 104 feet to the point of beginning.

Track 2: (11 00325)

The property is the Magnuson Hotel located at 420 and 450 West 4<sup>th</sup> South in Rexburg, Madison County, Idaho. The property description is as follows:

Parcel 1: A tract of land in Section 30, Township 6 North, range 40 E.B.M.; and within the Klingler Addition and the Southend Addition to the City of Rexburg, Madison County, Idaho, more particularly described as follows:

Beginning at a point which is on the north boundary of West Fourth South Street and bears N. 89°59'46" W. a distance of 82.5 feet from the Southeast corner of Block 2 of said Klingler Addition and also bears N. 69°26'29" W. a distance of 140.98 feet from the South Fourth West and West Fourth South Street intersection monument; thence proceed along the north line of said West Fourth South Street, N. 89°59'46" W. a distance of 505.86 feet to the easterly boundary of the Union Pacific Railroad right-of-way; thence proceed along said right-of-way boundary N. 30°23'39" E. a distance of 475.30 feet; thence away from said right-of-way S. 89°59'48" E. a distance of 17.85 feet; thence N. 00°00'10" W. a distance of 30.43 feet to a point on said railroad right-of-way; thence along said right-of-way N. 30°23'39" E. a distance of 35.18 feet to an intersecting fence line that bears S. 63°11'17" E.; thence along said fence line 348.80 feet to the west side of South Fourth West Street; thence S. 00°00'10" E. a distance of 148.00 feet; thence N. 89°59'48" W. a distance of 82.50 feet; thence S. 00°00'28" E. a distance of 165.00 feet to the point of beginning.

Less: Commencing at a point 385.85 feet west of the Southeast corner of Block 2 of the Klingler Addition to the City of Rexburg, Madison County, Idaho as per the recorded plat thereof, and running thence west 202.50 feet to the easterly railroad right-of-way; thence N30°23'20" E. 265.00 feet along said right-of-way line; thence S59°36'40"E 80.00 feet; thence S28°18'46"E 110.80 feet; thence S30°23'30" W. 105.00 feet to the point of beginning.

