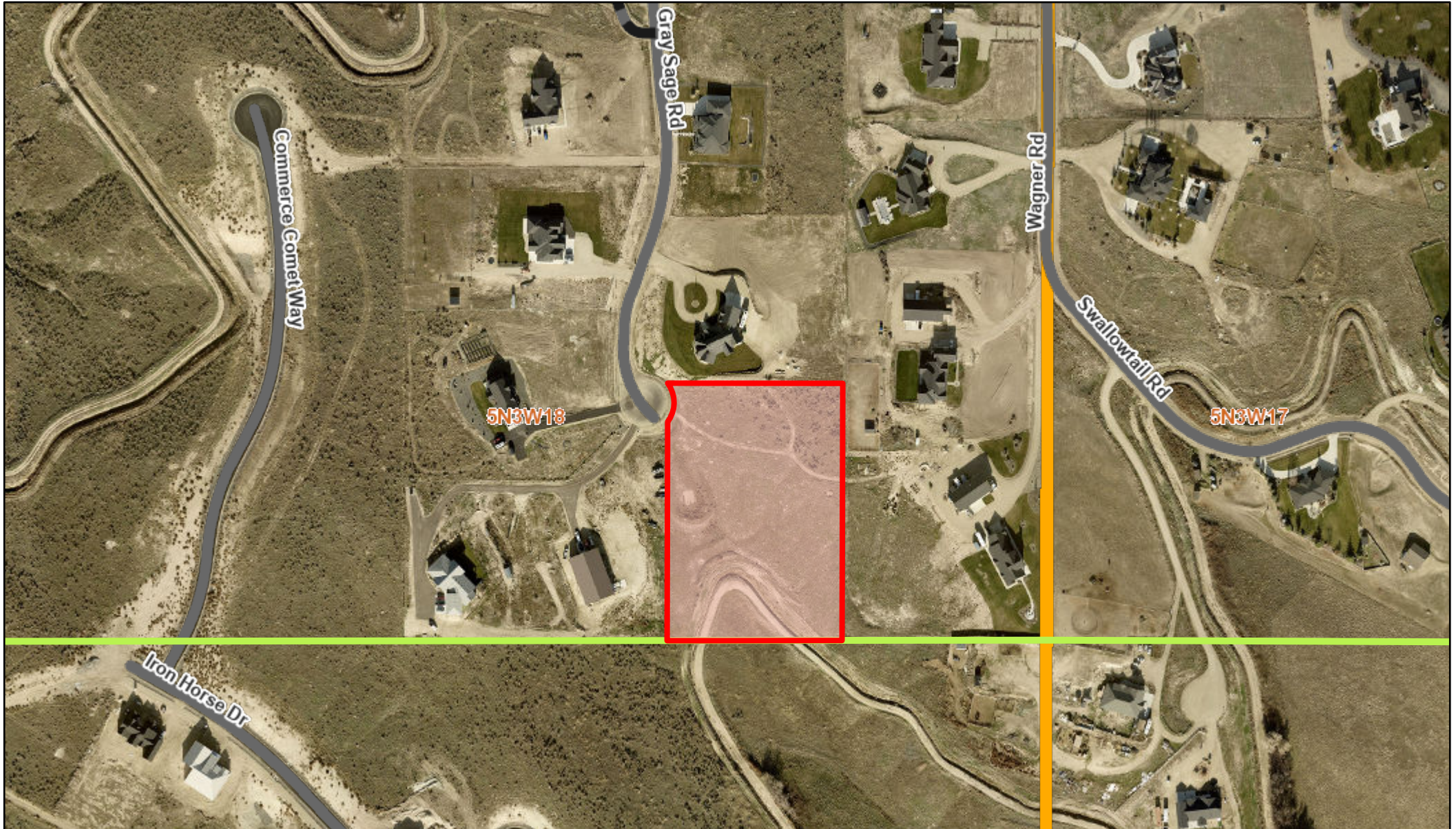
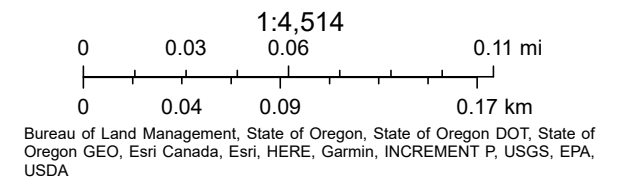


Canyon County, ID Web Map



5/5/2026, 11:40:29 AM

- | | | |
|--|---|--|
| Multiple Parcel Search _Query result | CC_PrivateRoads | Sections |
| Quarter Line | County Boundary | Imagery_2025_2026 |
| CanyonCountyRoads | Current Impact Area | Red: Band_1 |
| Roads | City Limits | Green: Band_2 |



MASTER APPLICATION

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #310, Caldwell, ID 83605

zoninginfo@canyoncounty.id.gov

Phone: 208-454-7458

Fax: 208-454-6633



PROPERTY OWNER	OWNER NAME: <u>Dennis Jones</u>
	MAILING ADDRESS: <u>27629 Wagner Rd Caldwell, ID 83607</u>
	PHONE: <u>[REDACTED]</u>

I consent to this application and allow DSD staff / Commissioners to enter the property for site inspections. If owner(s) are a business entity, please include business documents, including those that indicate the person(s) who are eligible to sign.

Signature: [Signature]

Date: 5-5-26

(AGENT) ARCHITECT ENGINEER BUILDER	CONTACT NAME: <u>SAME AS ABOVE</u>
	COMPANY NAME:
	MAILING ADDRESS:
	PHONE: EMAIL:

SITE INFO	STREET ADDRESS: <u>27652 Gray Sage Rd, Caldwell, ID</u>
	PARCEL #: <u>R3788620800</u> LOT SIZE/AREA: <u>4.34</u>
	LOT: <u>9</u> BLOCK: <u>1</u> SUBDIVISION: <u>KIMBER RIDGE SUB No 2</u>
	QUARTER: <u>NE</u> SECTION: <u>18</u> TOWNSHIP: <u>5N</u> RANGE: <u>3W</u>
	ZONING DISTRICT: <u>RR</u> FLOODZONE (YES/NO): <u>No</u>

HEARING LEVEL APPS	☐ CONDITIONAL USE	☐ COMP PLAN AMENDMENT	☐ CONDITIONAL REZONE
	☐ ZONING AMENDMENT (REZONE)	☐ DEV. AGREEMENT MODIFICATION	☐ VARIANCE > 33%
	☐ MINOR REPLAT	☐ VACATION	☐ APPEAL
	☒ SHORT PLAT SUBDIVISION	☐ PRELIMINARY PLAT SUBDIVISION	☐ FINAL PLAT SUBDIVISION

DIRECTORS DECISION APPS	☐ ADMINISTRATIVE LAND DIVISION	☒ EASEMENT REDUCTION <u>AD 2026-0085</u>	☐ SIGN PERMIT
	☐ PROPERTY BOUNDARY ADJUSTMENT	☐ HOME BUSINESS	☐ VARIANCE 33% >
	☐ PRIVATE ROAD NAME	☐ TEMPORARY USE	☐ DAY CARE
	☐ OTHER		

CASE NUMBER: <u>SD2026-0011</u>	DATE RECEIVED: <u>5/5/26</u>
RECEIVED BY: <u>N. Dachea</u>	APPLICATION FEE: <u>\$2,290</u> CK MO ☒ CASH

Kimber Ridge SD No. 4

SHORT PLAT SUBMITTAL LIST

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #310, Caldwell, ID 83605

zoninginfo@canyoncounty.id.gov | Phone: 208-454-7458 | Fax: 208-454-6633



ONLY USE THIS APPLICATION IF:

- A. The proposed subdivision does not exceed fourteen (14) lots,
- B. The proposed subdivision does not require construction drawing review for subdivision improvements,
- C. No major special development considerations are involved such as development in the floodplain, hillside development, etc., and
- D. All required information for both preliminary and final plat is complete and in acceptable form.

THE FOLLOWING ITEMS MUST BE SUBMITTED WITH THIS CHECKLIST:

- | | |
|---|--------|
| ☐ Master Application completed and signed | |
| ☐ Completed Application for Irrigation Plan Approval form | N/A |
| ☐ Detailed letter fully describing the request or project, include total number of lots, buildable lots, open space lots, size of lots, and how you will mitigate negative impacts | |
| ☐ Subdivision Worksheet | |
| ☐ Irrigation Plan Application | N/A |
| ☐ Copy of Preliminary and Final Plat* | |
| ☐ Private Road application (if internal roads are private) with additional \$80 fee | |
| ☐ Easement reduction application (if requesting an easement width less than 60 feet) with additional \$80 fee | |
| ☐ Preliminary Drainage Plan*, if applicable | |
| ☐ Preliminary Irrigation Plan*, if applicable | |
| ☐ Preliminary Grading Plan*, if applicable | |
| ☐ Final Drainage Plan*, if applicable | |
| ☐ Final Irrigation Plan*, if applicable | |
| ☐ Final Grading Plan*, if applicable | |
| ☐ Deed or evidence of property interest to all subject properties | |
| ☐ \$1680 + \$10/Lot + \$100 (if in City Area of Impact) non-refundable fee | \$1700 |

* Submittal must include a full-size paper copy, an electronic copy in PDF format, and the CAD file (if a CAD file exists).

NOTES:

1. Short plats follow the standard public hearing process with the preliminary plat being heard by the Planning and Zoning Commission or Hearing Examiner and the preliminary plat and final plat heard by the Board of County Commissioners.
2. Any conditions of approval given during the rezoning process, if applicable, must be addressed as part of submittal materials to ensure condition compliance is met.
3. After the plat is reviewed and found to be in compliance, an **additional five (5) paper copies of the final plat** may be required to be submitted.
4. Since other affected agencies have their own subdivision review process, it is highly recommended you approach agencies such as the local Highway District, local Fire Department, local Irrigation District, Idaho Department of Water Resources and Southwest District Health and meet regarding the proposed subdivision development prior to submittal to this department.

SUBDIVISION WORKSHEET

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #310, Caldwell, ID 83605

zoninginfo@canyoncounty.id.gov

Phone: 208-454-7458

Fax: 208-454-6633



GENERAL

1. HOW MANY LOTS ARE YOU PROPOSING?

Residential 2 Non-buildable 0 Common 0

2. AVERAGE LOT SIZE OF THE RESIDENTIAL PARCELS

2.17 ACRES

IRRIGATION

1. IRRIGATION WATER IS PROVIDED VIA:

☐ Irrigation Well ☐ Surface Water

2. WHAT PERCENTAGE OF THE PROPERTY HAS WATER? _____ %

3. HOW MANY INCHES OF WATER ARE AVAILABLE TO PROPERTY? _____

4. HOW DO YOU PLAN TO RETAIN STORM AND EXCESS WATER ON EACH LOT?

5. HOW DO YOU PLAN TO PROCESS STORM WATER / EXCESS IRRIGATION WATER PRIOR TO IT ENTERING THE ESTABLISHED DRAINAGE SYSTEM?

No water rights

ROADS

1. ROADS WITHIN THE DEVELOPMENT WILL BE:

☐ Public ☐ Private ☒ N/A

* Private Road names must be approved by the County and the private road application submitted with the Preliminary Plat*

HILLSIDE DEVELOPMENT

1. OF THE TOTAL LOTS REQUESTED, HOW MANY OF THE LOTS WILL CONTAIN SLOPES GREATER THAN 15%?

Residential 2 Non-Buildable 0 Common 0

2. WILL THE PROPOSED ROAD (S) BE LOCATED WITHIN ANY AREA THAT HAS SLOPES GREATER THAN 15%?

☐ YES ☒ NO

*If YES, a grading plan is required.

SUBDIVISION WORKSHEET

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #310, Caldwell, ID 83605

zoninginfo@canyoncounty.id.gov

Phone: 208-454-7458

Fax: 208-454-6633



SUBDIVISIONS WITHIN AN AREA OF CITY IMPACT

1. WILL YOU BE REQUESTING WAIVERS OF SUBDIVISION IMPROVEMENT REQUIREMENTS FROM THE CITY? N/A

☐ YES ☒ NO N/A

2. IF YES, WHICH WAIVERS WILL YOU BE REQUESTING?

☐ CURBS ☒ GUTTERS ☐ SIDEWALKS ☐ STREETLIGHTS ☐ LANDSCAPING

IRRIGATION PLAN APPLICATION

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #310, Caldwell, ID 83605

zoninginfo@canyoncounty.id.gov

Phone: 208-454-7458

Fax: 208-454-6633

N/A



Applicant(s)

Name

Daytime Telephone Number

Street Address

City/State

Zip

Representative Name

Daytime Telephone Number / E-mail Address

Street Address

City, State

Zip

Location of Subject Property:

Two Nearest Cross Streets or Property Address

City

Assessor's Account Number(s): R

Section Township Range

This land:

☐

Has water rights available to it.

☐

Is dry and has no water rights available to it. If dry, please sign this document and return to the Development Services Department representative from whom you received it.

Idaho Code 31-3805 states that when all or part of a subdivision is "located within the boundaries of an existing irrigation district or canal company, ditch association, or like irrigation water delivery entity ... **no subdivision plat or amendment to a subdivision plat or any other plat or may recognized by the city or county for the division of land will be accepted, approved, and recorded unless:**"

- a. The appropriate water rights and assessment of those water rights have been transferred from said lands or excluded from an irrigation entity by the owner; or
- b. The owner, person, firm, or corporation filing the subdivision plat or amendment to a subdivision plat or map has provided underground tile or conduit for lots of one (1) acre or less, or a suitable system for lots of more than one (1) acre which will deliver water to those land owners within the subdivision who are also within the irrigation entity with the appropriate approvals:
 1. For proposed subdivisions located within negotiated area of city impact, both city and county zoning authorities must approve such irrigation system in accordance with Idaho Code Section 50-1306. In addition, the irrigation entity charged with the delivery of water to said lands must be advised regarding the irrigation system.

2. For proposed subdivisions outside of negotiated areas of city impact, the delivery system must be approved by the Planning and Zoning Commission and the Board of County Commissioners with the advice of the irrigation entity charged with the delivery of water to said lands.

To better understand your irrigation request, we need to ask you a few questions. A list of the map requirements follows the short questionnaire. **Any information missing information may result in the delay of your request before the Planning and Zoning Commission and ultimately the approval of your irrigation plan by the Board of County Commissioners.**

1. Are you within an area of negotiated City Impact? _____ Yes _____ No
If yes, please include a copy of approvals by the City Planning & Zoning Commission and City Council of your Irrigation Plan.
2. What is the name of the irrigation and drainage entities servicing the property?
Irrigation: _____
Drainage: _____
3. How many acres is the property being subdivided? _____
4. What percentage of this property has water? _____
5. How many inches of water are available to the property? _____
6. How is the land currently irrigated? ☐ Sprinkler ☐ Surface ☐ Above Ground Pipe ☐ Irrigation Well ☐ Underground Pipe
7. How is the land to be irrigated after it is subdivided? ☐ Sprinkler ☐ Surface ☐ Above Ground Pipe ☐ Irrigation Well ☐ Underground Pipe
8. Please describe how the head gate/pump connects to the canal and irrigated land and where ditches and/or pipes go.

9. Are there irrigation easement(s) on the property? ☐ Yes ☐ No
10. How do you plan to retain storm and excess water on each lot?

11. How do you plan to remove the storm water /excess irrigation water prior to it entering the established drainage system? (i.e. oil, grease, contaminated aggregates)

===== Applicant Acknowledgement =====

I, the undersigned, agree that prior to the Development Services Department accepting this application I am responsible to have all of the required information and site plans.

I further acknowledge that the irrigation system, as approved by the Planning and Zoning Commission and ultimately the Board of County Commissioners, must be bonded and/or installed prior the Board's signature on the final plat.

Signed: _____ Date: ____/____/____
Property Owner (Application Submitted)

Signed: _____ Date: ____/____/____
Applicant/Representative (if not property owner) (Application Submitted)

Accepted By: _____ Date: ____/____/____
Director / Staff

Irrigation Plan Map Requirements

The irrigation plan **must be on a scalable map** and show all of the irrigation system including all supply and drainage structures and easements. Please include the following information on you map:

- 1 ☐ All canals, ditches, and laterals with their respective names.
- 2 ☐ Head gate location and/or point of delivery of water to the property by the irrigation entity.
- 3 ☐ Rise locations and types, if any.
- 4 ☐ Easements of all private ditches that supply adjacent properties (i.e. supply ditches and drainage ways).
- 5 ☐ Slope of the property in various locations.
- 6 ☐ Direction of water flow (use short arrows → on your map to indicate water flow direction).
- 7 ☐ Direction of wastewater flow (use long arrows -----→ on you map to indicate wastewater direction).
- 8 ☐ Location of drainage ponds or swales, anywhere wastewater will be retained on the property.
- 9 ☐ Other information: _____

Also, provide the following documentation:

- ☐ Copy of any water users' association / agreement (s) that are currently in effect, which outlines water schedules and maintenance responsibilities.

SITE PLAN & LETTER OF INTENT - CHECKLIST

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #310, Caldwell, ID 83605

zoninginfo@canyoncounty.id.gov Phone: 208-454-7458 Fax: 208-454-6633



The site plan is a detailed GRAPHICAL description of existing and proposed site features. Include all applicable items on your site plan:

- | |
|--|
| ☐ All existing and proposed structures and dimensions (i.e. 40'X30' shop, 20'x20' shed, 40'x50' house, 10' windmill, etc.) |
| ☐ Infrastructure: well, septic, irrigation ditch, settling ponds, drainage swales, etc. |
| ☐ Transportation: parking, loading areas, driveways, etc. adjacent driveways, roads, highways or other accesses |
| ☐ Easement locations and dimensions |
| ☐ Setbacks from property lines, section lines, collectors and arterial roads and/or building envelope |
| ☐ Areas of steep slopes, wetlands, and/or floodplain |
| ☐ Existing or proposed fences |
| ☐ Signs |
| ☐ Major landscaping or hardscaping, such as large trees, berms, or retaining walls, water features |
| ☐ Areas of activity, outdoor seating, food vendor area, stockpiling, open pit, etc. |
| ☐ Any other site features worth noting |

The Letter of Intent is a detailed WRITTEN description of proposed and existing uses at the site. Include all applicable items in your letter:

- | |
|---|
| ☐ A description of the proposed use and existing uses |
| ☐ A description of the proposed request and why it is being requested |
| ☐ Expected traffic counts and patterns |
| ☐ Phasing of development |
| ☐ How proposed use may affect neighboring uses |
| ☐ A description or further explanation of the site features (see site plan list above) |
| ☐ Explanation of any other permits through other agencies that may be required |
| ☐ Description of business operations, such as number of employees, hours of operation, delivery and shipping |
| ☐ A description of how the proposed use is consistent with specific zoning criteria or comprehensive plan policies |
| ☐ Any other items which may require further explanation |



April 22, 2026

Canyon County Development Services
111 N 11th Ave Ste 310
Caldwell, ID 83605

Re: Kiber Ridge Sub. No. 4

To whom it may concern,

We, Dennis and Tracie Jones, wish to develop a two lot residential subdivision. The current address is 27652 Gray Sage Road also own as Parcel No. R3788620800.

The parcel is currently zoned R-R which is a 2 acres minimum requirement. The overall parcel has 4.34 acres and therefor the two new parcels will be above the required mininum size. Both lots will used a shared access point onto Gray Sage Road, and both lots will have individual wells and septic. The Lateral C1.1.4.3E Canal runs along the South side of the parcel with existing platted easement that will remain in place. There is no irrigation rights to the property and therefore no services will be provided.

Lot 2 will have access across Lot 1 through a 30' Ingress-Egress Access and Utility Easement. The applicant to requesting a reduction in the easement from 60' to 30' because of some non-buildable areas platted on Kimber Ridge No. 2.

Thank you,

Dennis Jones
Owner



Job No. 2025-150

J.B.F.

4-22-26

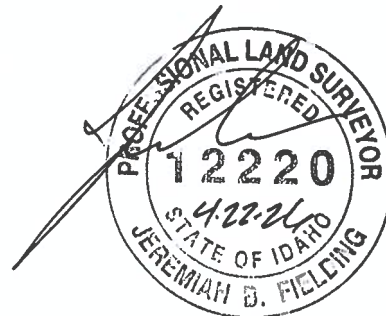
**BOUNDARY DESCRIPTION
FOR
KIMBER RIDGE SUBDIVISION NO. 4**

Overall Boundary

Re-plat of Lot 9, Block 1, Kimber Ridge Subdivision No. 2 that is located in the Northeast $\frac{1}{4}$ of Section 18, Township 5 North, Range 3 West of the Boise Meridian, Canyon County, Idaho described as:

Beginning at Southeast corner of Lot 9, Block 1, Kimber Ridge Subdivision No. 2 that is located in the East $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of Section 18, Township 5 North, Range 3 West of the Boise Meridian, Canyon County, Idaho and running thence S89°59'22"W 242.02 feet along the South line of said Lot 9; thence S89°59'13"W 117.98 feet along said South line to the Southwest corner of said Lot 9; thence N00°08'32"E 448.31 feet along the West line of said Lot 9 to a point on a curve; thence Northerly 84.82 feet along said curve to the left (Curve data: Radius= 65.00', Delta= 74°45'50", Chord Bearing and Distance= N00°07'56"W 78.93 feet) to the Northwest corner of said Lot 9; thence N89°59'18"E 360.38 feet along the North line of said Lot 9 to the Northeast corner of said Lot 9; thence S00°08'32"W 527.24 feet along the East line of said Lot 9 to the Point of Beginning.

Parcel contains 189,103 square feet or 4.34 acres, more or less.





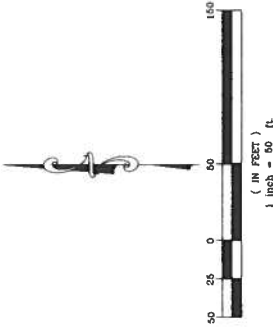
Overall Boundary

Inverse With Area

Wed, Apr 22 2026 11:10:33 AM

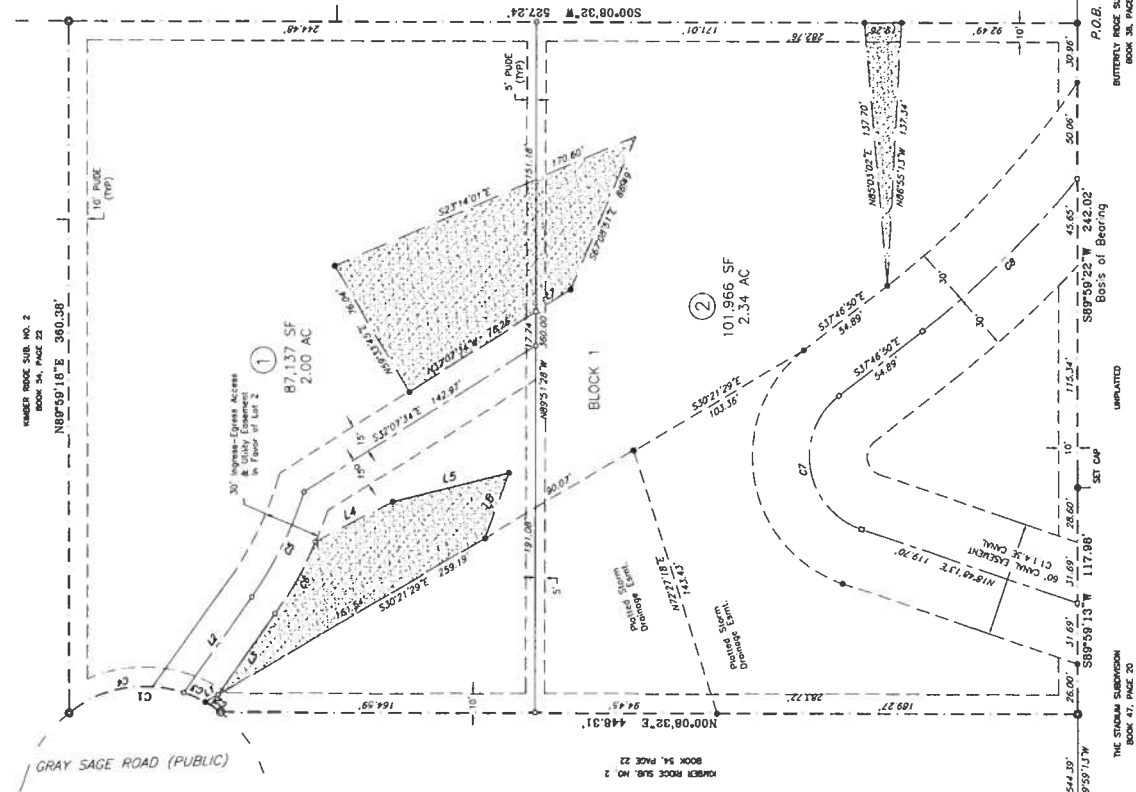
PntNo	Bearing	Distance	Northing	Easting	Description
PP			768756.16	2364716.74	
	S 89°59'22" W	242.02			
PP			768756.11	2364474.72	
	S 89°59'13" W	117.98			
PP			768756.08	2364356.74	
	N 00°08'32" E	448.31			
30			769204.40	2364357.85	
	Radius: 65.00	Chord: 78.93	Degree: 88°08'50"	Dir: Left	
	Length: 84.82	Delta: 74°45'50"	Tangent: 49.66		
	Chord BRG: N 00°07'56" W	Rad-In: N 52°45'01" W	Rad-Out: S 52°29'09" W		
	Radius PntNo: PP N:	769243.74	E: 2364306.11		
PP			769283.32	2364357.67	
	N 89°59'18" E	360.38			
PP			769283.40	2364718.05	
	S 00°08'32" W	527.24			
PP			768756.16	2364716.74	
Closure Error Distance> 0.0000					
Total Distance Inversed> 1780.75					
Area: 189103 Sq. Feet, 4.3412 Acres					

FINAL PLAT OF **KIMBER RIDGE SUBDIVISION NO. 4** RE-PLAT OF LOT 9, BLOCK 1, KIMBER RIDGE SUB. NO. 2 SECTION 18, T. 5 N., R. 3 W., B.M. CANYON COUNTY, IDAHO 2026



LEGEND

- Found Brass Cap
- Calculated Point
- Found 5/8" rebar LS 12220
- Set 1/2" rebar w/cap PLS 12220
- Found 1/2" rebar. Reset 5/8" rebar w/cap PLS 12220
- Found 1/2" rebar LS 12220
- Lot Number
- P.O.B. Point of Beginning
- Boundary Line
- Section Line
- Property Line
- Centerline
- "Non-Buildable" Line
- Lot Line
- Easement Line
- "Non-buildable" Area



SURVEYOR NARRATIVE:

1. THE BOUNDARY OF THIS SUBDIVISION WAS ESTABLISHED BY LOT 9, BLOCK 1 AS SHOWN ON THE OFFICIAL PLAT OF KIMBER RIDGE SUB. NO. 2.
2. THIS PLAT WAS DONE AT THE REQUEST OF DENNIS AND TRINCE JONES TO RE-PLAT LOT 9, BLOCK 1, KIMBER RIDGE SUBDIVISION NO. 2 IN A TWO RESIDENTIAL LOT SUBDIVISION.
3. CURVE AND LINE TABLE SHOWN ON SHEET 2 OF 2.

NOTES

1. MINIMUM BUILDING SETBACKS SHALL BE IN ACCORDANCE WITH THE APPLICABLE ZONING AND SUBDIVISION REGULATIONS AT THE TIME OF ISSUANCE OF THIS PLAT. BUILDING SETBACKS SHALL BE SPECIFICALLY APPROVED AND/OR RECORDED WITH THIS PLAT.
2. THE RE-PLAT OF LOT 9, BLOCK 1, KIMBER RIDGE SUB. NO. 2, SHALL BE SUBJECT TO THE APPLICABLE ZONING AND SUBDIVISION REGULATIONS AT THE TIME OF ISSUANCE OF THIS PLAT. BUILDING SETBACKS SHALL BE SPECIFICALLY APPROVED AND/OR RECORDED WITH THIS PLAT.
3. THE RE-PLAT OF LOT 9, BLOCK 1, KIMBER RIDGE SUB. NO. 2, SHALL BE SUBJECT TO THE APPLICABLE ZONING AND SUBDIVISION REGULATIONS AT THE TIME OF ISSUANCE OF THIS PLAT. BUILDING SETBACKS SHALL BE SPECIFICALLY APPROVED AND/OR RECORDED WITH THIS PLAT.
4. THE RE-PLAT OF LOT 9, BLOCK 1, KIMBER RIDGE SUB. NO. 2, SHALL BE SUBJECT TO THE APPLICABLE ZONING AND SUBDIVISION REGULATIONS AT THE TIME OF ISSUANCE OF THIS PLAT. BUILDING SETBACKS SHALL BE SPECIFICALLY APPROVED AND/OR RECORDED WITH THIS PLAT.
5. ANY RE-SUBDIVISION OF THIS PLAT SHALL COMPLY WITH THE APPLICABLE ZONING REGULATIONS IN EFFECT AT THE TIME OF RE-SUBDIVISION.
6. NO PERMANENT STRUCTURE SHALL BE LOCATED CLOSER THAN SEVENTY FEET TO THE CENTERLINE OF THE HIGHWAY DISTRICT HAVING JURISDICTION OVER THE HIGHWAY.
7. THE EASEMENTS SHALL BE WITHIN THE LOT LINE, PROVIDED THAT THE UTILITIES HAVE NOT BEEN INSTALLED WITHIN THE EASEMENTS.
8. ALL SLOPES GREATER THAN 15% ARE NO BUILD ZONES. NO STRUCTURES SHALL BE ALLOWED WITHIN THE NO BUILD ZONES. NO EASEMENT IS ALLOWED AT THE NO-BUILD ZONES UNLESS A GRADING PLAN IS SUBMITTED.
9. THE SUBDIVISION BOUNDARIES SHALL BE SHOWN ON THE PLAT. THE BOUNDARY LINES SHALL BE SHOWN ON THE PLAT. THE BOUNDARY LINES SHALL BE SHOWN ON THE PLAT.
10. POST DEVELOPMENT STORM WATER RUN-OFF FROM EACH LOT IS TO BE MANAGED BY LANDSCAPING MEASURES, SWALES, DITCHES AND SIMILAR MEASURES. THE SUBDIVISION OWNER SHALL BE RESPONSIBLE FOR THE DESIGN, CONSTRUCTION AND MAINTENANCE OF THESE FACILITIES IS TO BE THE RESPONSIBILITY OF EACH LOT OWNER.
11. WATER FOR DOMESTIC PURPOSES SHALL BE SUPPLIED BY SINGLE PARTY. THE SUBDIVISION OWNER SHALL BE RESPONSIBLE FOR THE DESIGN, CONSTRUCTION AND MAINTENANCE OF THESE FACILITIES IS TO BE THE RESPONSIBILITY OF EACH LOT OWNER.
12. SEWAGE DISPOSAL SHALL BE BY INDIVIDUAL SEPTIC SYSTEMS. SANITARY RESTRICTIONS APPLYING TO THE CONSTRUCTION OF DRAINAGE FIELDS SHALL BE SUBJECT TO THE APPROVAL OF SOUTHWEST DISTRICT HEALTH DEPARTMENT.
13. THE HOMEOWNER'S ASSOCIATION OR ADJACENT PROPERTY OWNER IS RESPONSIBLE FOR THE DESIGN, CONSTRUCTION AND MAINTENANCE OF THESE FACILITIES IS TO BE THE RESPONSIBILITY OF EACH LOT OWNER.
14. THE HOMEOWNER'S ASSOCIATION OR ADJACENT PROPERTY OWNER IS RESPONSIBLE FOR THE DESIGN, CONSTRUCTION AND MAINTENANCE OF THESE FACILITIES IS TO BE THE RESPONSIBILITY OF EACH LOT OWNER.



OWNER/DEVELOPER:
 DENNIS AND TRINCE JONES
 1000 S. 1000 E.
 CAULWELL, ID 83607

BOOK _____ PAGE _____
 EAGLE LAND SURVEYING, LLC
 100 S. 1000 E., CAULWELL, ID 83607
 (208) 867-7513, fax 12220@eagleland.com

REVISION DATE:	1-18-22
REVISION DATE:	2-01-23
REVISION DATE:	2-20-24
REVISION DATE:	4-24-24

DATE:	2-21-25	BY:	122-022	OF	1
DATE:	2-21-25	BY:	122-022	OF	1
DATE:	2-21-25	BY:	122-022	OF	1

SEC. 18, T. 5 N., R. 3 W., B.M.



Job No. 2025-150

J.B.F.

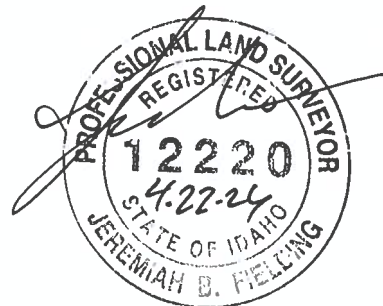
4-22-26

**BOUNDARY DESCRIPTION
FOR
KIMBER RIDGE SUBDIVISION NO. 4**

30-Foot Ingress-Egress Access & Utility Easement

A 30-Foot Ingress-Egress Access & Utility Easement that is 15-Feet each side of the follow centerline that is located in of Lot 9, Block 1, Kimber Ridge Subdivision No. 2 that is located in the Northeast $\frac{1}{4}$ of Section 18, Township 5 North, Range 3 West of the Boise Meridian, Canyon County, Idaho described as:

Commencing at the Northwest corner of Lot 9, Block 1, Kimber Ridge Subdivision No. 2 that is located in the East $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of Section 18, Township 5 North, Range 3 West of the Boise Meridian, Canyon County, Idaho (said point being on a curve) and running thence Southerly 63.27 feet along said curve to the right (Curve data: Radius= 65.00', Delta= $55^{\circ}46'24''$, Chord Bearing and Distance= $S09^{\circ}37'39''E$ 60.80 feet) along the West line of said Lot 9 to the Point of Beginning; thence $S54^{\circ}32'43''E$ 61.11 feet to a point of curve; thence Southeasterly 61.62 feet along said curve to the left (Curve data: Radius= 200.00', Delta= $17^{\circ}39'14''$, Chord Bearing and Distance= $S63^{\circ}22'20''E$ 61.38 feet); thence $S32^{\circ}07'34''E$ 142.97 feet to the Point of Terminus.



Canyon County Development Services

111 N. 11th Ave. Room 310, Caldwell, ID 83605
(208) 454-7458

Building Divsn Email: buildinginfo@canyoncounty.id.gov **Planning Divsn Email:** zoninginfo@canyoncounty.id.gov

Receipt Number: 88290

Date: 5/5/2026

Date Created: 5/5/2026

Receipt Type: Normal Receipt

Status: Active

Customer's Name: Dennis Jones

Comments: SD2026-0011 & AD2026-0085

Site Address: 27652 GRAY SAGE RD, Caldwell ID 83607 / Parcel Number: 37886208 0

CHARGES

Item Being Paid For:	Application Number:	Amount Paid:	Prevs Pymnts:	Unpaid Amnt:
Planning - Short Plat - (No Improvements Required)	SD2026-0011	\$1,000.00	\$0.00	\$0.00
Planning - Notification - Public Hearing Level Cases (2 Hearings)	SD2026-0011	\$600.00	\$0.00	\$0.00
Planning - Case Mapping (Fee Per Case Set)	SD2026-0011	\$50.00	\$0.00	\$0.00
Planning - Short Plat Engineering Fee - When No Improvements are Required	SD2026-0011	\$600.00	\$0.00	\$0.00
Planning - Short Plat Engineering Fee - Per Lot Fee	SD2026-0011	\$40.00	\$0.00	\$0.00
Planning - Type A - Administrative Level Applications	AD2026-0085	\$425.00	\$0.00	\$0.00

Sub Total: \$2,715.00

Sales Tax: \$0.00

Total Charges: \$2,715.00

PAYMENTS

Type of Payment:	Check/Ref Number:	Amount:
Credit Card	196976236	\$2,715.00

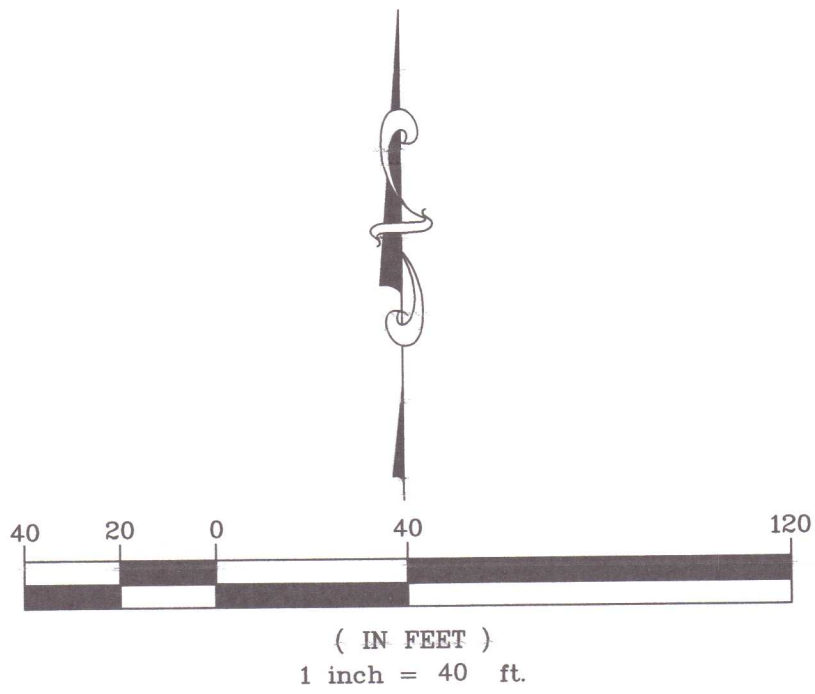
Total Payments: \$2,715.00

ADJUSTMENTS

Receipt Balance: \$0.00

Issued By: nolachea

Page 1 of 1



LEGEND

- Found 1/2" rebar
- Calculated Point
- Calculated Point
- Found 5/8" rebar
- Set 1/2" rebar w/cap
PLS 12220
- Found 1/2" rebar. Reset 5/8"
rebar w/cap PLS 12220
- Lot Number

P.O.B. Point of Beginning

- Boundary Line
- Section Line
- Property Line
- Platted Centerline
- Easement Line
- Lot Line
- Top of Bank
- UGP UGP
- Underground Power
- TEL Telephone Line
- EP EP
- Edge of Pavement
- "Non Buildable" Line
- Platted Centerline

PROJECT INFO:

CURRENT ZONING: RR - RURAL RESIDENTIAL.
TOTAL SITE AREA: 189,103 SQ.FT.
OR 4.34 AC.
TOTAL LOTS: 2
UNITS PER ACRE: 2.17
SITE ADDRESS: 27652 GRAY SAGE RD
PARCEL NO. R3788620800

PROJECT SURVEYOR:

EAGLE LAND SURVEYING, LLC.
JEREMIAH B FIELDING
106 W MAIN ST. UNIT D
MIDDLETON, ID 83644
208-861-7513

OWNER/DEVELOPER:

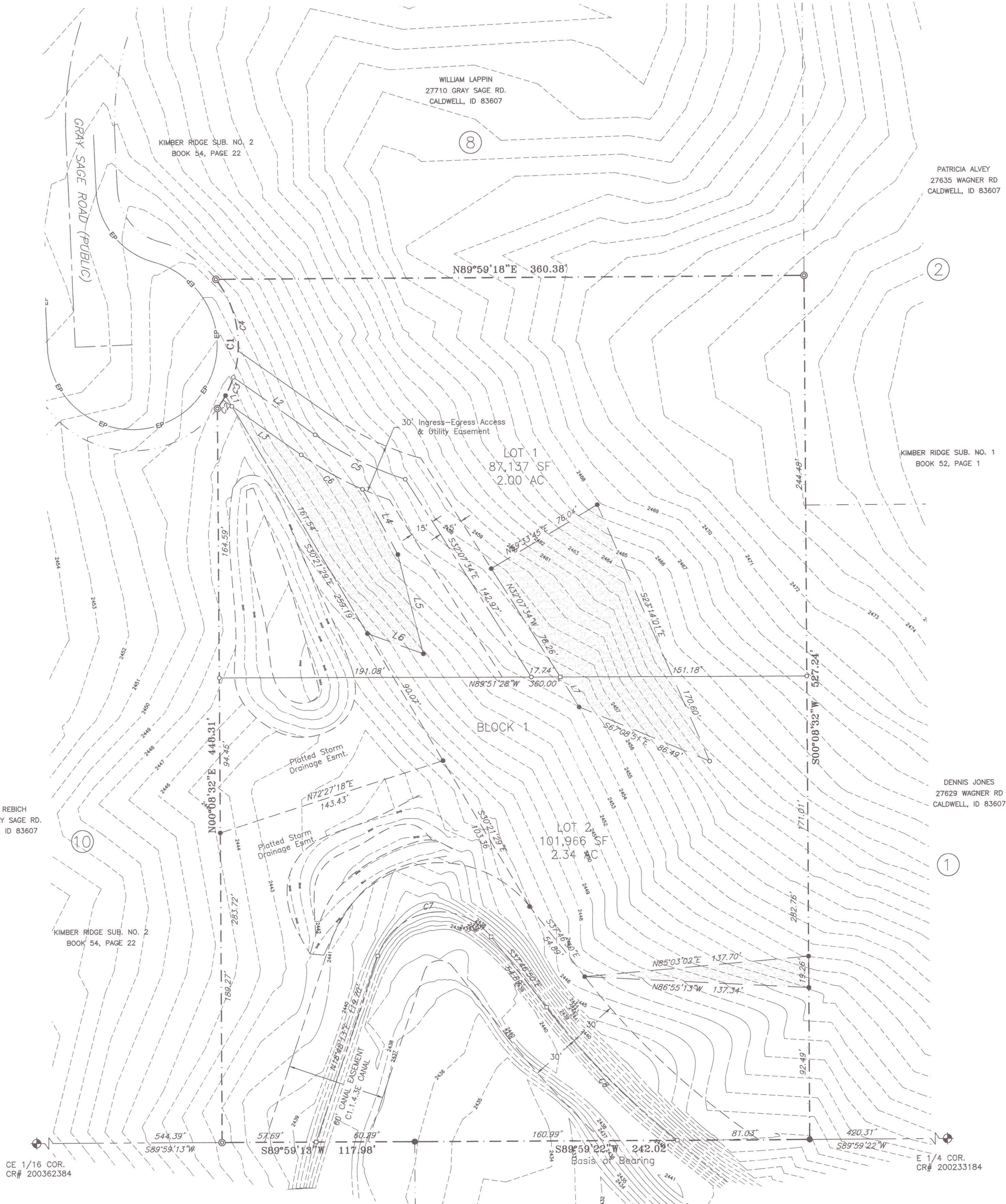
DENNIS AND TRACIE JONES
27629 WAGNER RD
CALDWELL, ID 83607

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 30°21'29" E	7.58'
L2	S 54°32'43" E	81.11'
L3	S 54°32'43" E	81.71'
L4	S 28°00'12" E	45.23'
L5	S 13°54'54" E	62.47'
L6	N 69°52'20" W	36.36'
L7	N 32°07'34" W	21.70'

CURVE TABLE

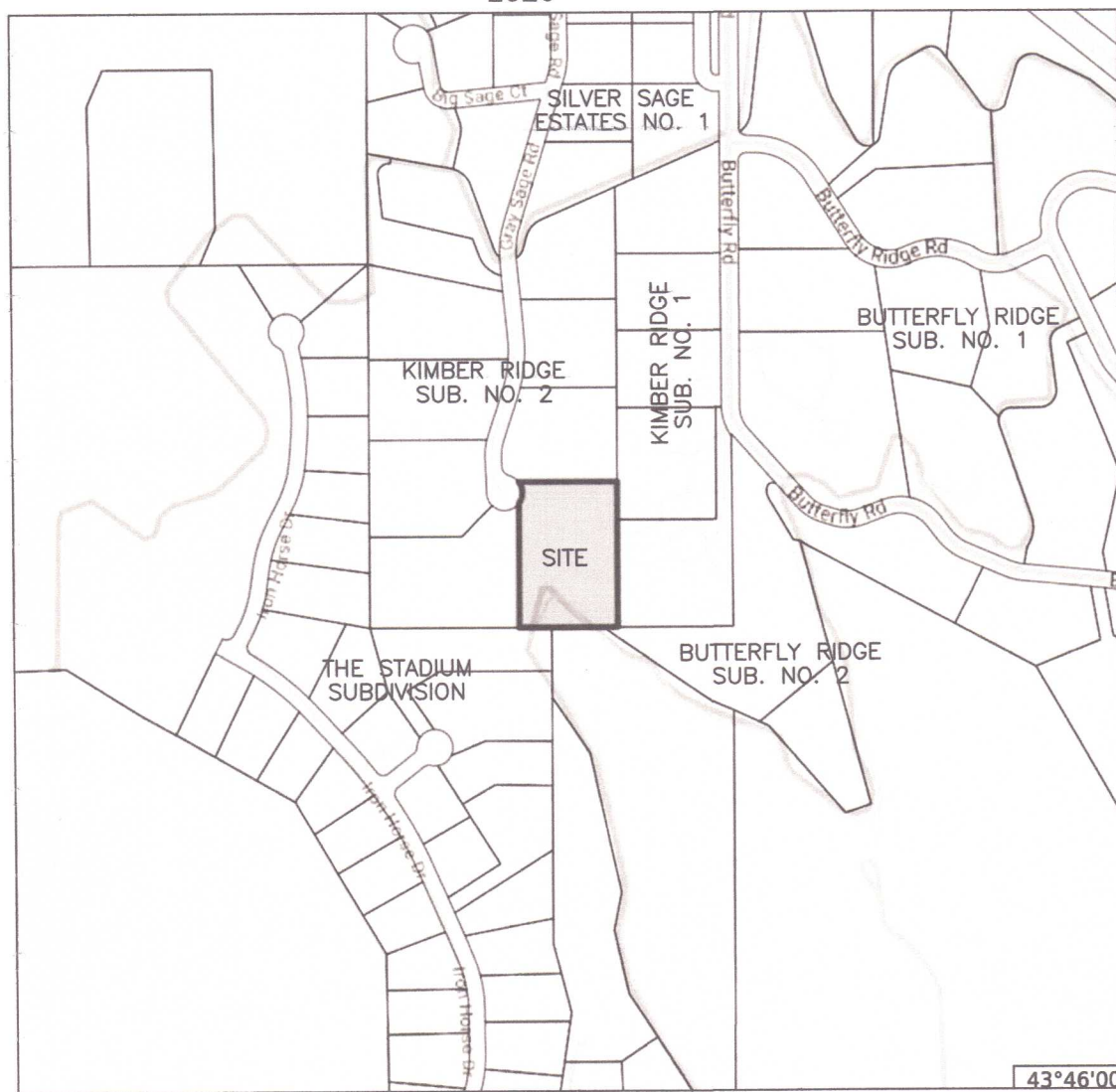
CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT
C1	65.00'	84.42'	78.93'	N 02°07'56" W	74°45'50"	49.69'
C2	65.00'	9.37'	9.36'	N 33°02'02" E	8°15'44"	4.69'
C3	65.00'	12.17'	12.15'	N 23°37'24" E	10°43'42"	6.10'
C4	65.00'	63.27'	60.80'	N 09°37'39" W	55°46'24"	34.40'
C5	200.00'	61.62'	61.39'	S 63°22'20" E	17°39'14"	31.06'
C6	215.00'	43.13'	43.06'	S 60°17'31" E	11°29'36"	21.64'
C7	40.00'	86.16'	70.44'	N 80°30'42" E	12°24'57"	74.31'
C8	500.00'	114.17'	113.92'	S 44°19'19" E	13°04'58"	57.33'



PRELIMINARY PLAT

KIMBER RIDGE SUBDIVISION NO. 4

RE-PLAT OF LOT 9, BLOCK 1,
KIMBER RIDGE SUBDIVISION NO. 2
PART OF THE E 1/2 OF THE NE 1/4
OF SECTION 18,
TOWNSHIP 5 NORTH, RANGE 3 WEST, B.M.,
CANYON COUNTY, IDAHO
-2026-



VICINITY MAP
-1:700-

NOTES

- MINIMUM BUILDING SETBACKS SHALL BE IN ACCORDANCE WITH THE APPLICABLE ZONING AND SUBDIVISION REGULATIONS AT THE TIME OF ISSUANCE OF INDIVIDUAL BUILDING PERMITS, OR AS SPECIFICALLY APPROVED AND/OR REQUIRED, OR AS SHOWN ON THIS PLAT.
- THIS DEVELOPMENT RECOGNIZES SECTION 22-4503 OF THE IDAHO CODE, RIGHT TO FARM ACT, WHICH STATES: "NO AGRICULTURAL OPERATION, AGRICULTURAL FACILITY OR EXPANSION THEREOF SHALL BE OR BECOME A NUISANCE, PRIVATE OR PUBLIC, BY ANY CHANGED CONDITIONS IN OR ABOUT THE SURROUNDING NONAGRICULTURAL ACTIVITIES AFTER IT HAS BEEN IN OPERATION FOR MORE THAN ONE (1) YEAR, WHEN THE OPERATION, FACILITY OR EXPANSION WAS NOT A NUISANCE AT THE TIME IT BEGAN OR WAS CONSTRUCTED. THE PROVISIONS OF THIS SECTION SHALL NOT APPLY WHEN A NUISANCE RESULTS FROM THE IMPROPER OR NEGLIGENT OPERATION OF AN AGRICULTURAL OPERATION, AGRICULTURAL FACILITY OR EXPANSION THEREOF."
- THERE ARE NO WATER RIGHTS AVAILABLE FOR THIS SUBDIVISION. IRRIGATION FROM PRIVATE WELLS IS LIMITED TO 0.5 ACRES PER LOT.
- UNLESS OTHERWISE NOTED, EASEMENT WIDTHS SHALL BE: 10 FEET ALONG SUBDIVISION BOUNDARY, 5 FEET ON EACH SIDE OF INTERIOR LOT LINES, AND IF A LOT LINE IS MOVED, THE EASEMENT(S) SHALL MOVE WITH THE LOT LINE, PROVIDED THAT THE UTILITIES HAVE NOT BEEN INSTALLED WITHIN THE EASEMENT(S).
- ANY RE-SUBDIVISION OF THIS PLAT SHALL COMPLY WITH THE APPLICABLE ZONING REGULATIONS IN EFFECT AT THE TIME OF RE-SUBDIVISION.
- NO PERMANENT STRUCTURE SHALL BE LOCATED CLOSER THAN SEVENTY FEET (70') TO ANY SECTION OR QUARTER LINE PRESERVED FOR A FUTURE ROAD UNLESS THE HIGHWAY DISTRICT HAVING JURISDICTION WAIVES THE SEVENTY FOOT (70') SETBACK REQUIREMENT.
- ALL SLOPES GREATER THAN 15% ARE NO BUILD ZONES. NO STRUCTURES SHALL BE ALLOWED WITHIN THE NO BUILD ZONES. NO EARTHWORK IS ALLOWED IN THE NO-BUILD ZONES UNLESS A GRADING PLAN IS SUBMITTED.
- FINISH GRADES AT SUBDIVISION BOUNDARIES SHALL MATCH EXISTING FINISH GRADES. RUNOFF SHALL BE MAINTAINED ON SUBDIVISION PROPERTY UNLESS OTHERWISE APPROVED.
- POST DEVELOPMENT STORM WATER RUN-OFF FROM EACH LOT IS TO BE MANAGED BY LANDSCAPING MEASURES, SWALES, DITCHES AND SIMILAR RETENTION METHODS, WHOLLY ON THE LOT GENERATING RUN-OFF. THE DESIGN, CONSTRUCTION AND MAINTENANCE OF THESE FACILITIES IS TO BE THE RESPONSIBILITY OF EACH LOT OWNER.
- WATER FOR DOMESTIC PURPOSES SHALL BE SUPPLIED BY SINGLE PARTY WELLS. SANITARY RESTRICTIONS DESIGNATING AREAS RESERVED FOR WELL INSTALLATION SHALL BE SUBJECT TO THE APPROVAL OF SOUTHWEST DISTRICT HEALTH.
- SEWAGE DISPOSAL SHALL BE BY INDIVIDUAL SEPTIC SYSTEMS. SANITARY RESTRICTIONS DESIGNATING AREAS RESERVED FOR THE CONSTRUCTION OF DRAIN FIELDS SHALL BE SUBJECT TO THE APPROVAL OF SOUTHWEST DISTRICT HEALTH.
- THE HOMEOWNER'S ASSOCIATION OR ADJACENT PROPERTY OWNER IS RESPONSIBLE FOR MAINTAINING ANY AND ALL AMENITIES (LAWNS, SPRINKLERS, SIDEWALKS, LANDSCAPING, ETC.) APPROVED BY THE DISTRICT TO BE WITHIN THE PUBLIC RIGHT-OF-WAY.
- THE HOMEOWNER'S ASSOCIATION, UNDERLYING PROPERTY OWNER OR ADJACENT PROPERTY OWNER IS RESPONSIBLE FOR ALL STORM DRAINAGE FACILITIES OUTSIDE THE PUBLIC RIGHT-OF-WAY, INCLUDING ALL ROUTINE AND HEAVY MAINTENANCE.

SURVEYOR'S CERTIFICATE

I, JEREMIAH B. FIELDING, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, LICENSED BY THE STATE OF IDAHO, AND THAT THIS MAP HAS BEEN PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION, AND THAT THIS MAP IS AN ACCURATE REPRESENTATION OF SAID SURVEY.

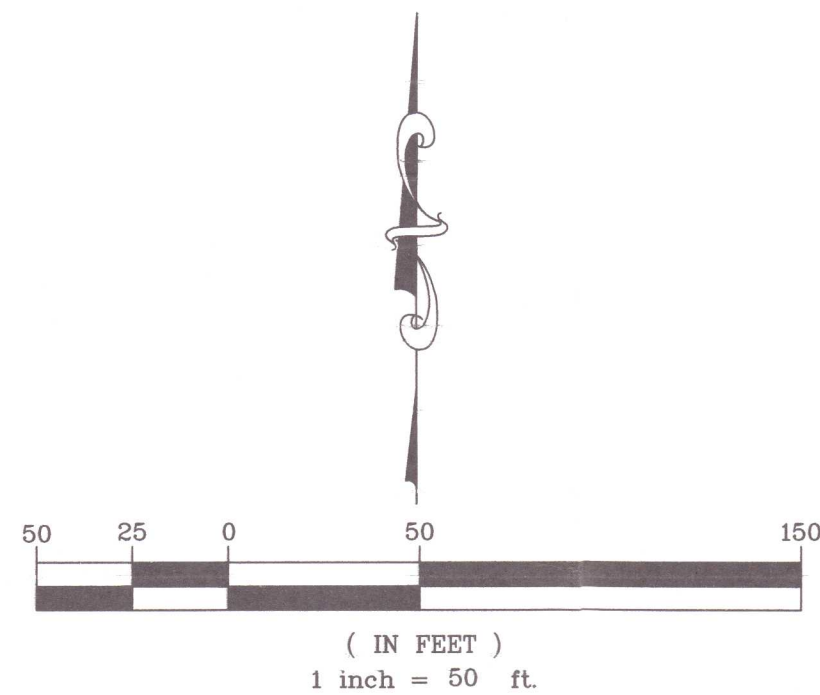


JEREMIAH B. FIELDING, P.L.S.

IDAHO LICENSE NO. 12220

NO	BY	DATE	REVISION
1	JBF		
DESIGNED BY:	DATE	REVISIONS	
JBF	04-22-26		
JBF	04-22-26		
NO	25-150	SCALE: AS SHOWN V. SCALE: NA	FIELD BOOK NO.
PRELIMINARY PLAT FOR KIMBER RIDGE SUBDIVISION NO. 4	Rev		
SHEET NO. C1			

FINAL PLAT OF
KIMBER RIDGE SUBDIVISION NO. 4
RE-PLAT OF LOT 9, BLOCK 1, KIMBER RIDGE SUB. NO. 2
SECTION 18, T. 5 N., R. 3 W., B.M.
CANYON COUNTY, IDAHO
2026



LEGEND

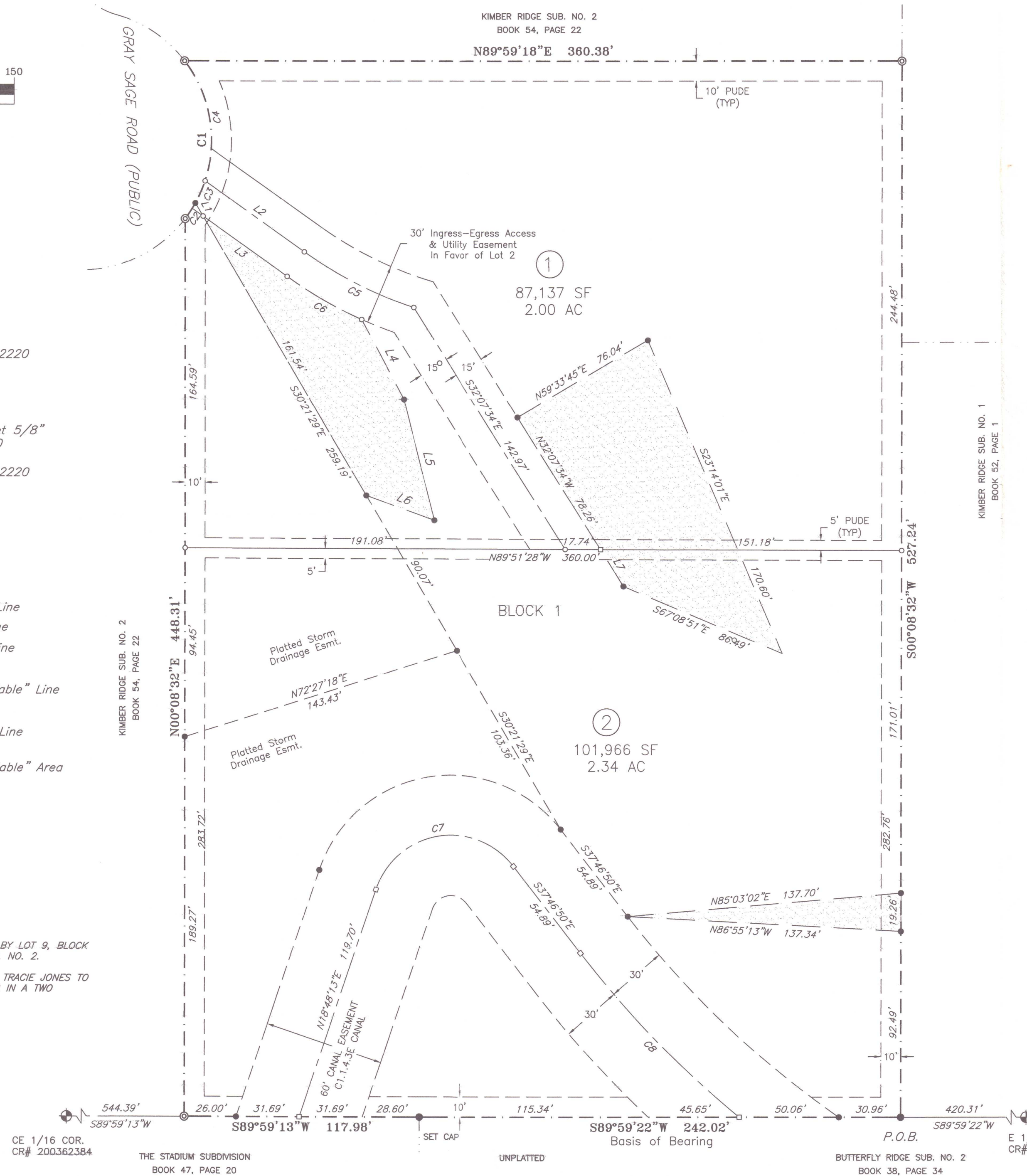
- Found Brass Cap
- Calculated Point
- Found 5/8" rebar LS 12220
- Set 1/2" rebar w/cap PLS 12220
- Found 1/2" rebar. Reset 5/8" rebar w/cap PLS 12220
- Found 1/2" rebar LS 12220
- Lot Number

P.O.B. Point of Beginning

- Boundary Line
- Section Line
- Property Line
- Centerline
- "Non Buildable" Line
- Lot Line
- Easement Line
- "Non-buildable" Area

SURVEYOR NARRATIVE:

- THE BOUNDARY OF THIS SUBDIVISION WAS ESTABLISHED BY LOT 9, BLOCK 1 AS SHOWN ON THE OFFICIAL PLAT OF KIMBER RIDGE SUB. NO. 2.
- THIS PLAT WAS DONE AT THE REQUEST OF DENNIS AND TRACIE JONES TO REPLAT LOT 9, BLOCK 1, KIMBER RIDGE SUBDIVISION NO. 2 IN A TWO RESIDENTIAL LOT SUBDIVISION.
- CURVE AND LINE TABLE SHOWN ON SHEET 2 OF 3.



NOTES

- MINIMUM BUILDING SETBACKS SHALL BE IN ACCORDANCE WITH THE APPLICABLE ZONING AND SUBDIVISION REGULATIONS AT THE TIME OF ISSUANCE OF INDIVIDUAL BUILDING PERMITS, OR AS SPECIFICALLY APPROVED AND/OR REQUIRED, OR AS SHOWN ON THIS PLAT.
- THIS DEVELOPMENT RECOGNIZES SECTION 22-4503 OF THE IDAHO CODE, RIGHT TO FARM ACT, WHICH STATES: "NO AGRICULTURAL OPERATION, AGRICULTURAL FACILITY OR EXPANSION THEREOF SHALL BE OR BECOME A NUISANCE, PRIVATE OR PUBLIC, BY ANY CHANGED CONDITIONS IN OR ABOUT THE SURROUNDING NONAGRICULTURAL ACTIVITIES AFTER IT HAS BEEN IN OPERATION FOR MORE THAN ONE (1) YEAR, WHEN THE OPERATION, FACILITY OR EXPANSION WAS NOT A NUISANCE AT THE TIME IT BEGAN OR WAS CONSTRUCTED, THE PROVISIONS OF THIS SECTION SHALL NOT APPLY WHEN A NUISANCE RESULTS FROM THE IMPROPER OR NEGLIGENT OPERATION OF AN AGRICULTURAL OPERATION, AGRICULTURAL FACILITY OR EXPANSION THEREOF."
- THERE ARE NO WATER RIGHTS AVAILABLE FOR THIS SUBDIVISION. IRRIGATION FROM PRIVATE WELLS IS LIMITED TO 0.5 ACRES PER LOT.
- UNLESS OTHERWISE NOTED, EASEMENT WIDTHS (PUDE-PUBLIC UTILITY AND DRAINAGE EASEMENT) SHALL BE: 10 FEET ALONG SUBDIVISION BOUNDARY, 5 FEET ON EACH SIDE OF INTERIOR LOT LINES, AND IF A LOT LINE IS MOVED, THE EASEMENT(S) SHALL MOVE WITH THE LOT LINE, PROVIDED THAT THE UTILITIES HAVE NOT BEEN INSTALLED WITHIN THE EASEMENT(S).
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- NO PERMANENT STRUCTURE SHALL BE LOCATED CLOSER THAN SEVENTY FEET (70') TO ANY SECTION OR QUARTER LINE RESERVED FOR A FUTURE ROAD UNLESS THE HIGHWAY DISTRICT HAVING JURISDICTION WAIVES THE SEVENTY FOOT (70') SETBACK REQUIREMENT.
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- SEWAGE DISPOSAL SHALL BE BY INDIVIDUAL SEPTIC SYSTEMS. SANITARY RESTRICTIONS DESIGNATING AREAS RESERVED FOR THE CONSTRUCTION OF DRAIN FIELDS SHALL BE SUBJECT TO THE APPROVAL OF SOUTHWEST DISTRICT HEALTH.
- THE HOMEOWNER'S ASSOCIATION OR ADJACENT PROPERTY OWNER IS RESPONSIBLE FOR MAINTAINING ANY AND ALL AMENITIES (LAWNS, SPRINKLERS, SIDEWALKS, LANDSCAPING, ETC.) APPROVED BY THE DISTRICT TO BE WITHIN THE PUBLIC RIGHT-OF-WAY.
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OWNER/DEVELOPER:

DENNIS AND TRACIE JONES
27629 WAGNER RD
CALDWELL, ID 83607

BOOK _____ PAGE _____

EAGLE LAND SURVEYING, LLC.

106 W MAIN ST. UNIT D, MIDDLETON, ID 83644
(208) 861-7513; pls12220@yahoo.com

REVISION DATE:	1-18-22
REVISION DATE:	2-01-23
REVISION DATE:	2-20-24
REVISION DATE:	4-24-24

SEC. 18, T. 5 N., R. 3 W., B.M.

DATE:	7-25-22	PROJECT:	22-092	OF
DRAWN BY:	JBF	COPYRIGHT © 2024 ELS		3
CHECK BY:	JBF	ALL RIGHTS RESERVED.		

FINAL PLAT OF
KIMBER RIDGE SUBDIVISION NO. 4

CERTIFICATE OF OWNERS

KNOW ALL PEOPLE BY THESE PRESENT: THAT WE, THE UNDERSIGNED, DO HEREBY CERTIFY THAT WE ARE THE OWNERS OF THAT REAL PROPERTY TO BE KNOWN AS KIMBER RIDGE SUBDIVISION NO. 4, AND THAT I INTEND TO INCLUDE SAID REAL PROPERTY, AS DESCRIBED BELOW, IN THIS PLAT:

Re-plat of Lot 9, Block 1, Kimber Ridge Subdivision No. 2 that is located in the Northeast ¼ of Section 18, Township 5 North, Range 3 West of the Boise Meridian, Canyon County, Idaho described as:

Beginning at Southeast corner of Lot 9, Block 1, Kimber Ridge Subdivision No. 2 that is located in the East ½ of the Northeast 1/4 of Section 18, Township 5 North, Range 3 West of the Boise Meridian, Canyon County, Idaho and running thence S89°59'22"W 242.02 feet along the South line of said Lot 9; thence S89°59'13"W 117.98 feet along said South line to the Southwest corner of said Lot 9; thence N00°08'32"E 448.31 feet along the West line of said Lot 9 to a point on a curve; thence Northerly 84.82 feet along said curve to the left (Curve data: Radius= 65.00', Delta= 74°45'50", Chord Bearing and Distance= N00°07'56"W 78.93 feet) to the Northwest corner of said Lot 9; thence N89°59'18"E 360.38 feet along the North line of said Lot 9 to the Northeast corner of said Lot 9; thence S00°08'32"W 527.24 feet along the East line of said Lot 9 to the Point of Beginning.

Parcel contains 189,103 square feet or 4.34 acres, more or less.

THE EASEMENTS AS SHOWN ON THIS PLAT ARE NOT DEDICATED TO THE PUBLIC. HOWEVER, THE RIGHT TO USE SAID EASEMENTS IS HEREBY PERPETUALLY RESERVED FOR PUBLIC UTILITIES AND SUCH OTHER USES AS DESIGNATED WITHIN THIS PLAT, AND NO PERMANENT STRUCTURES ARE TO BE ERECTED WITHIN THE LINES OF SAID EASEMENTS.

PURSUANT TO IDAHO CODE 50-1334, I THE UNDERSIGNED, DO HEREBY STATE THAT THE INDIVIDUAL LOTS SHOWN HEREON WILL BE SERVED BY AN INDIVIDUAL WELL.

THE LOTS IN THIS SUBDIVISION ARE TO BE SERVED BY INDIVIDUAL SEPTIC SYSTEMS.

THE OWNERS HEREBY CERTIFY THAT SURFACE WATER FOR IRRIGATION IS NOT REASONABLY AVAILABLE, PER SECTION 67-6537, IDAHO CODE, AND THE REQUIREMENTS OF SECTION 31-3805, IDAHO CODE, ARE NOT APPLICABLE.

IN WITNESS WHEREOF: I HAVE HEREUNTO SET MY HAND:

DENNIS G. JONES

TRACIE LEE JONES

ACKNOWLEDGMENT

STATE OF IDAHO)
) S.S.
COUNTY OF CANYON)

ON THIS ____DAY OF_____, 2026, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED DENNIS G. JONES AND TRACIE LEE JONES, KNOWN OR IDENTIFIED TO ME TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO SAID INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME.

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

NOTARY PUBLIC _____
RESIDING AT _____
MY COMMISSION EXPIRES: _____

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 30°21'29" E	7.58'
L2	S 54°32'43" E	61.11'
L3	S 54°32'43" E	51.71'
L4	S 28°00'12" E	45.23'
L5	S 13°54'54" E	62.47'
L6	N 69°52'20" W	36.36'
L7	N 32°07'34" W	21.70'

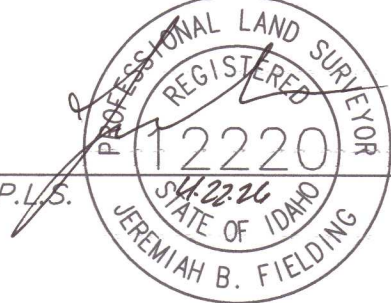
CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT
C1	65.00'	84.82'	78.93'	N 00°07'56" W	74°45'50"	49.66'
C2	65.00'	9.37'	9.36'	N 33°07'07" E	8°15'44"	4.69'
C3	65.00'	12.17'	12.15'	N 23°37'24" E	10°43'42"	6.10'
C4	65.00'	63.27'	60.80'	N 09°37'39" W	55°46'24"	34.40'
C5	200.00'	61.62'	61.38'	S 63°22'20" E	17°39'14"	31.06'
C6	215.00'	43.13'	43.06'	S 60°17'31" E	11°29'36"	21.64'
C7	40.00'	86.16'	70.44'	N 80°30'42" E	123°24'57"	74.31'
C8	500.00'	114.17'	113.92'	S 44°19'19" E	13°04'58"	57.33'

SURVEYOR'S CERTIFICATE

I, JEREMIAH B. FIELDING, DO HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL 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 THEREON, AND IS IN COMFORMITY WITH THE STATE OF IDAHO CODE RELATING TO PLATS AND SURVEYS.

JEREMIAH B. FIELDING, P.L.S.



IDAHO LICENSE NO. 12220

BOOK _____ PAGE _____

EAGLE LAND SURVEYING, LLC.

106 W MAIN ST. UNIT D, MIDDLETON, ID 83644
(208) 861-7513; pls12220@yahoo.com

REVISION DATE:			
SEC. 18, T. 5 N., R. 3 W.,B.M.			
			SHEET
			2
DATE:	4-22-26	PROJECT:	25-150
DRAWN BY:	JBF		OF
CHECKD. BY:	JBF	COPYRIGHT© 2026 ELS ALL RIGHTS RESERVED.	
			3

FINAL PLAT OF
KIMBER RIDGE SUBDIVISION NO. 4

HEALTH CERTIFICATE

SANITARY RESTRICTIONS AS REQUIRED BY IDAHO CODE, TITLE 50, CHAPTER 13 HAVE BEEN SATISFIED. SANITARY RESTRICTIONS MAY BE REIMPOSED, IN ACCORDANCE WITH SECTION 50-1326, IDAHO CODE, BY THE ISSUANCE OF A CERTIFICATE OF DISAPPROVAL.

SOUTHWEST DISTRICT HEALTHDATE

APPROVAL OF CANYON COUNTY COMMISSIONERS

ACCEPTED AND APPROVED THIS DAY OF ,2026, BY THE BOARD OF COUNTY COMMISSIONERS OF CANYON COUNTY, IDAHO.

CHAIRMAN, CANYON COUNTY BOARD OF COUNTY COMMISSIONERS

SECRETARY, CANYON COUNTY BOARD OF COUNTY COMMISSIONERS

CERTIFICATE OF THE COUNTY SURVEYOR

I, THE UNDERSIGNED, PROFESSIONAL LAND SURVEYOR, IN AND FOR CANYON 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.

CANYON COUNTY SURVEYOR

CERTIFICATE OF THE COUNTY TREASURER

I, THE UNDERSIGNED, COUNTY TRESURER IN AND FOR THE COUNTY OF CANYON, 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 PROPOSED SUBDIVISION HAVE BEEN PAID IN FULL. THIS CERTIFICATION IS VALID FOR THE NEXT THIRTY (30) DAYS ONLY.

CANYON COUNTY TREASURERDATE

APPROVAL OF NOTUS-PARMA HIGHWAY DISTRICT No. 2

NOTUS-PARMA HIGHWAY DISTRICT NO. 2 DOES HEREBY ACCEPT THIS PLAT, AND THE DEDICATED PUBLIC STREETS, HIGHWAYS AND RIGHTS OF WAY AS ARE DEPICTED ON THIS PLAT, IN ACCORDANCE WITH THE PROVISIONS OF I.C. § 50-1312.

CHAIRMANDATE



BOOKPAGE

EAGLE LAND SURVEYING, LLC.

106 W MAIN ST. UNIT D, MIDDLETON, ID 83644
(208) 861-7513; pls12220@yahoo.com

REVISION DATE:			
SEC. 18, T. 5 N., R. 3 W.,B.M.			
			SHEET
			3
DATE:	4-22-26	PROJECT:	25-150
DRAWN BY:	JBF	COPYRIGHT © 2026 ELS ALL RIGHTS RESERVED.	
CHECKED BY:	JBF	OF	
		3	