CITY OF MONTPELIER
ORDINANCE NO. 694

AN ORDINANCE OF THE CITY OF MONTPELIER, IDAHO, ANNEXING CERTAIN REAL PROPERTY CONTIGUOUS TO THE CITY; ESTABLISHING INITIAL CITY ZONING AND LAND USE DESIGNATION FOR THE ANNEXED PROPERTY; DIRECTING THE CITY CLERK TO FILE THE ORDINANCE AND RELATED MAPS; PROVIDING FOR SEVERABILITY; PROVIDING FOR WAIVER OF THE THREE-READING RULE; AND PROVIDING AN EFFECTIVE DATE.

BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF MONTPELIER, IDAHO:

Section 1. Findings.

The City Council of the City of Montpelier, Idaho, hereby finds, determines, and declares as follows:

A. The City has received a request for annexation from ATP Investments, LLC, the owner of the property described in Exhibit A attached hereto and incorporated herein by reference.

B. The property proposed for annexation is contiguous to the City of Montpelier and is generally located at or near east of Valley View Dr/parcel 03925.04 and north of Christensen Road, Montpelier, Idaho, in Bear Lake County, Idaho.

C. The property consists of approximately 27 acres, more or less, and is legally described in Exhibit A.

D. The City has complied, or will comply prior to final adoption, with the notice, hearing, and procedural requirements applicable to annexation under Idaho Code sections 50-222 and 67-6525, including all required public hearing procedures and notice to affected landowners and the county, as applicable.

E. The City Council has considered the written annexation plan, the applicable comprehensive plan, the proposed zoning designation, and the public purposes served by annexation, including orderly growth, extension of municipal services, and land use compatibility.

F. The City Council finds that annexation of the property is in the best interests of the City of Montpelier and its residents.

Section 2. Annexation.

The real property described in Exhibit A, together with all appurtenant rights and interests legally included therein, is hereby annexed to and incorporated within the corporate limits of the City of Montpelier, Idaho, effective as provided in Section 9 of this Ordinance.

Section 3. Zoning and land use designation.

Pursuant to Idaho Code section 67-6525 and the City's comprehensive plan and zoning ordinance, the annexed property shall be zoned R-2, Low Density Residential, or such other zoning designation as the City Council may lawfully determine in the adoption record, subject to the final findings of the Planning and Zoning Commission and City Council.

Section 4. Annexation plan and service delivery.

The City Council approves the annexation plan presented with this matter, including the anticipated provision of police, fire, public works, planning, utility, and other municipal services to the annexed property in the manner and timing determined by City policy, capital planning, and applicable law.

Section 5. Relationship to city code.

Upon annexation, the property shall be subject to all ordinances, resolutions, zoning regulations, subdivision regulations, building codes, utility rules, and other lawful regulations of the City of Montpelier, Idaho, applicable to property within the city limits.

Section 6. Filing and recording.

The City Clerk is hereby authorized and directed, within the time required by law, to:

A. File a certified copy of this Ordinance with the Bear Lake County Recorder and any other office required by Idaho law;

B. Cause the annexed area to be added to the official city map and zoning map;

C. Take such other ministerial actions as may be required to implement this annexation.

Section 7. Severability.

If any section, subsection, sentence, clause, or phrase of this Ordinance is for any reason held invalid or unconstitutional, such decision shall not affect the validity of the remaining portions of this Ordinance.

Section 8. Waiver of three-reading rule.

The City Council hereby finds that an emergency and/or administrative necessity exists for immediate consideration of this Ordinance and that the public interest will be served by its immediate passage. Accordingly, the rule requiring three separate readings of this Ordinance is hereby waived, and this Ordinance shall be considered, read by title only or by full reading as required by law, and adopted at the same meeting, if otherwise lawful.

Section 9. Effective date.

This Ordinance shall take effect and be in full force and effect upon its passage, approval, publication as required by law, and any other statutory prerequisites to effectiveness.

Section 10. Repealer.

All ordinances and parts of ordinances in conflict with this Ordinance are hereby repealed to the extent of such conflict.

Section 11. Certification.

The City Clerk is directed to certify passage of this Ordinance and maintain the record of adoption in the official minutes of the City.

PASSED by the City Council of the City of Montpelier, Idaho, this 2l8t day of October, 2026.

/s/Theodore Slivinski
Mayor

ATTEST:/s/Michelle Singleton
City Clerk

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