

SUBMITTAL TO THE BOARD OF SUPERVISORS  
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

4408



FROM: TLMA - Planning Department

SUBMITTAL DATE:  
July 15, 2004

**SUBJECT:** Adoption of Resolution No. 2004-362, a Certificate of Final Cancellation of a Land Conservation Contract and Disestablishment of Mira Loma Agricultural Preserve No. 17, Map No. 845 – Industrial Developments International, Inc. for Jake Slegers and Dorothy Slegers – 76.52 acres (net) – Prado-Mira Loma Zoning District – Second Supervisorial District

**RECOMMENDED MOTION:** Adoption of Resolution No. 2004-362, a Certificate of Final Cancellation of a Land Conservation Contract and Disestablishment of Mira Loma Agricultural Preserve No. 17, Amendment No. 2, Map No. 845, based upon the hereinafter listed findings and conclusions:

**FINDINGS:**

1. On April 13, 2004, the Board of Supervisors tentatively approved a request by Industrial Developments International, Inc. for Jake Slegers and Dorothy Slegers to disestablish Mira Loma Agricultural Preserve No. 17 pursuant to Agricultural Map No. 845, and to cancel the land conservation contract as it applies to the 76.52-acre site, which is comprised of two (2) parcels, located north of and adjacent to Cantu Galleano Ranch Road (Gallena Street), south of and adjacent to Harrel Street, easterly of Wineville Avenue and west of and adjacent to Day Creek Channel in the Prado-Mira Loma area of Riverside County.

This cancellation was subject to the following conditions:

- a. Payment of the cancellation fee in the amount of \$930,000.00;

Robert C. Johnson  
Planning Director

RCJ:kb

(Continued On Attached Page)

REVIEWED BY EXECUTIVE OFFICE  
*[Signature]*  
DATE 7/20/04  
Departmental Concurrence

Dep't Recomm.:	<input type="checkbox"/>	Consent	<input checked="" type="checkbox"/>	Policy
Per Exec. Ofc.:	<input type="checkbox"/>	Consent	<input checked="" type="checkbox"/>	Policy

Prev. Agn. Ref.

District: Second

Agenda Number:

3.53

The Honorable Board of Supervisors

RE: Adoption of Resolution No. 2004-362, a Certificate of Final Cancellation of a Land Conservation Contract and Disestablishment of Mira Loma Agricultural Preserve No. 17, Map No. 845

July 15, 2004

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- b. Meet all conditions necessary for the County of Riverside to issue grading permits on Parcel Map No. 29913 (Assessor's Parcel No. 156-340-024-1 and 156 340 025-2).
2. The cancellation fee of \$930,000.00 was paid to the County Treasurer on June 25, 2004.
3. All conditions necessary for the County of Riverside to issue grading permits on Parcel Map No. 29913 have been met.

**CONCLUSION:**

1. All conditions of approval for the disestablishment of Mira Loma Agricultural Preserve No. 17, Amendment No. 2, Map No. 845 and cancellation of the associated land conservation contract have been met.
2. The applicant is now eligible to receive a Certificate of Final Cancellation for Mira Loma Agricultural Preserve No. 6, Amendment No. 2, Map No. 845.

RESOLUTION NO. 2004-362  
CERTIFICATE OF FINAL CANCELLATION  
OF LAND CONSERVATION CONTRACTS AND  
DISESTABLISHMENT OF AGRICULTURAL PRESERVE  
(Government Code Section 51283.4)

WHEREAS, Jake Slegers and Dorothy Slegers entered into a Land Conservation Contract with the County of Riverside, pursuant to the Land Conservation Act of 1965 (Government Code Section 51200 et. seq.), which contract is dated January 1, 1974, and was recorded on January 29, 1974 as Instrument No. 11371 in the office of the County Recorder of Riverside County, California; and,

WHEREAS, Jake Slegers and Dorothy Slegers, the owners of the property subject to the Land Conservation Contract referenced above, all of which property is described in the attached legal description entitled "EXHIBIT A, MIRA LOMA AGRICULTURAL PRESERVE NO. 17, AMENDMENT NO. 2, (DISESTABLISHMENT), MAP NO. 845," petitioned to cancel the contract and to disestablish Mira Loma Agricultural Preserve No. 17, Map No. 279; and,

WHEREAS, a public hearing was held on this matter by the Riverside County Board of Supervisors on April 13, 2004; and,

WHEREAS, all procedures of the California Environmental Quality Act (CEQA) and Riverside County Rules to Implement the Act have been satisfied, including Environmental Assessment No. 38056, which consider the impacts of the establishment of the proposed alternative land use, as well as the impacts of this cancellation request; and,

WHEREAS, Parcel Map No. 29913 and Plot Plan No. 16686 are the alternative use; and

WHEREAS, Parcel Map No. 29913 and Plot Plan No. 16686 will divide the 76.52-acre site into three (3) parcels and result in the development of three (3) industrial warehouse buildings and associated office space for a total of 1,676,676 square feet of industrial warehouse area,

FORM APPROVED  
COUNTY COUNSEL

JUL 07 2004

*[Handwritten signature]*

1 37,900 square feet of office space, 350,178 square feet of landscaping, and 900 parking stalls and  
2 22 accessible parking stalls; and,

3 WHEREAS, the amount of the cancellation fee, pursuant to Section 51283.4 of the  
4 Government Code, has been determined and certified by this Board to be \$930,000.00;

5 WHEREAS, the following conditions have been met:

- 6 1. The cancellation fee in the amount of \$930,000.00 16686 (Assessor's Parcel No.  
7 156-340-024-1 is \$470,000.00 and APN 156-340-025-2 is \$460,000.00) has been  
8 paid to the Treasurer of Riverside County; and
- 9 2. All conditions necessary for the County of Riverside to issue grading permits on  
10 Parcel Map No. 29913 and Plot Plan No. 16686 (Assessor's Parcel No.  
11 156-340-024-1 and 156-340-025-2) have been met.

12 BE IT RESOLVED, FOUND, AND DETERMINED by the Board of Supervisors of the  
13 County of Riverside, State of California, in regular session assembled on July 27, 2004 that the  
14 Clerk of this Board shall file and record copies of this resolution, map and boundary  
15 description, in the Office of the County Recorder of Riverside County, California, and transmit  
16 copies thereof to the Director of Conservation of the State of California, the Treasurer of  
17 Riverside County, and the Assessor of Riverside County, and thereafter:

- 18 1. Mira Loma Agricultural Preserve No. 17, Map No. 279, dated January 15, 1974,  
19 as amended, will be further amended by deleting therefrom the area shown on  
20 the map entitled "MIRA LOMA AGRICULTURAL PRESERVE NO. 17,  
21 AMENDMENT NO. 2, (DISESTABLISHMENT), MAP NO. 845," and described  
22 by boundary description thereof, said map and description both being on file in  
23 the Office of the Clerk of the Board.
- 24 2. The Land Conservation Contract between the County of Riverside and Jake  
25 Slegers and Dorothy Slegers, dated January 1, 1974 and recorded January 29,  
26 1974 as Instrument No. 11371, in the Office of the County Recorder of Riverside  
27 County, California, will be canceled as said contract applies to land referenced in  
28 the petition of Jake and Dorothy Slegers, thereby removing from the effect of said

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contract the real property in the County of Riverside, State of California, described in the exhibit entitled, "EXHIBIT A, MIRA LOMA AGRICULTURAL PRESERVE NO. 17, AMENDMENT NO. 2, (DISESTABLISHMENT), MAP NO. 845," a copy of which is attached hereto and incorporated herein by reference.

**EXHIBIT A**

**MIRA LOMA  
AGRICULTURAL PRESERVE NO. 17  
MAP NO. 845**

All that real property in the County of Riverside, State of California, described as follows:

The West half of the Southeast Quarter of Section 8, Township 2 South, Range 6 West, San Bernardino Base and Meridian, according to the official plat of said land;

Excepting therefrom that portion as described in the final order of condemnation recorded April 23, 1991 as instrument No. 132271 of official records of Riverside County, California;

<b>Assessor Parcel No.</b>	<b>Acres (net)</b>	<b>Owners</b>
156-340-024-1	38.67	Jake and Dorothy J. Sleggers
156-340-025-1	37.85	Jake and Dorothy J. Sleggers
<b>Total</b>	<b>76.52</b>	

# MAP NO. 279 MIRA LOMA AGRICULTURAL PRESERVE NO. 17

AMENDED BY MAPS NO. 680, 845  
*T.2S.,R.6W. S.B.B. & M.*



AMENDMENTS:  
NO. 1, (DIMINISHMENT), JANUARY 2, 1990, MAP NO. 680  
NO. 2, (DISESTABLISHMENT), JULY 27, 2004, MAP NO. 845



ADOPTED ON JANUARY 15, 1974  
BY THE BOARD OF SUPERVISORS  
OF THE COUNTY OF RIVERSIDE,  
STATE OF CALIFORNIA.