

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



FROM: TLMA - Planning Department

SUBMITTAL DATE:
June 30, 2005

SUBJECT: Adoption of Resolution No. 2005-347 – Diminishment of Coachella Valley Agricultural Preserve No. 24 – Agricultural Preserve Case and Map No. 951 – Calandri Partnership – 77.29 acres (net) – Lower Coachella Valley Zoning District – Fourth Supervisorial District

RECOMMENDED MOTION: Adoption of Resolution No. 2005-347 for the diminishment of Coachella Valley Agricultural Preserve No. 24, Map No. 951, based upon the hereinafter listed findings and conclusions:

FINDINGS:

1. The 77.29-acre site is comprised of two (2) parcels, which are located north of and adjacent to 55th Avenue, southerly of 54th Avenue, easterly of Fillmore Street and west of and adjacent to Pierce Street in eastern Coachella Valley, Riverside County, California.
2. Loma Verde Ranch Inc., a California Corporation incorporated August 8, 1962, entered into a land conservation contract with the County of Riverside for land within Coachella Valley Agricultural Preserve No. 24. The contract is dated January 1, 1972, and was recorded on February 29, 1972, as Instrument No. 26783 in the Office of the County Recorder of Riverside County, California.
3. Pursuant to the Land Conservation Act of 1965, Bernard Debonne, President of Corvel, Inc., a California Corporation, filed a notice of non-renewal on March 7, 1990, which notice was recorded on March 15, 1990, as Instrument No. 54624,

David Mares For
Robert C. Johnson
Planning Director

RCJ:kb

(Continued On Attached Page)

REVIEWED BY EXECUTIVE OFFICE
Bronna King
DATE *7-7-05*

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: Fourth | Agenda Number:

and, as a consequence, the land conservation contract as it applies to the subject parcels expired on January 1, 2000.

4. Under both the County's Rules and Regulations Governing Agricultural Preserves and the Comprehensive General Plan's Williamson Act Program (i.e., Land Conservation Act of 1965), a landowner may apply to have property removed from the boundaries of an agricultural preserve, once the contract has expired.
5. The land conservation contract having expired, the current property owner of APN 763-360-010-8 and 763-360-011-9, Calandri Partnership, has now applied to have said parcels removed from the boundaries of the agricultural preserve.

CONCLUSION:

1. The diminishment of Coachella Valley Agricultural Preserve No. 24, Map No. 153, is consistent with the provisions of the Land Conservation Act of 1965 and the Rules and Regulations Governing Agricultural Preserves in Riverside County as adopted by the Board of Supervisors.
2. The diminishment of Coachella Valley Agricultural Preserve No. 24, Map No. 951, is consistent with the Riverside County General Plan.

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RESOLUTION NO. 2005-347
DIMINISHMENT OF COACHELLA VALLEY
AGRICULTURAL PRESERVE NO. 24
PURSUANT TO NOTICE OF NONRENEWAL

WHEREAS, Loma Verde Ranch Inc., a California Corporation incorporated August 8, 1962, entered into a Land Conservation Contract with the County of Riverside pursuant to the California Land Conservation Act of 1965 (Government Code Section 51200 et seq.), which contract is dated January 1, 1972, and was recorded February 29, 1972, as Instrument No. 26783, in the Office of the County Recorder of Riverside County, California; and

WHEREAS, Bernard Debonne, President of Corvel, Inc., a California Corporation, the subsequent landowner, filed a Notice of Nonrenewal on March 7, 1990, which notice was recorded on March 15, 1990, as Instrument No. 54624, in the Office of the County Recorder of Riverside County, California;

WHEREAS, the filing of said Notice of Nonrenewal resulted in the expiration of the contract as it applies to the subject property on January 1, 2000, pursuant to Government Code Section 51246;

BE IT RESOLVED, FOUND, DETERMINED AND ORDERED by the Board of Supervisors of the County of Riverside, State of California, in regular session assembled on July 12, 2005, that the Clerk of this Board shall file and record copies of this resolution, map and boundary description, in the Office of the County Recorder of Riverside County, California, with the Director of Conservation, State of California, and with the Office of the Assessor of Riverside County, California, and that:

1. Coachella Valley Agricultural Preserve No. 24, Map No. 153, dated January 11, 1972, and on file in the Office of the Clerk of this Board, is further amended by deleting therefrom the area shown on the map entitled "AGRICULTURAL PRESERVE

1 MAP NO. 951: AMENDMENT NO. 2 (DIMINISHMENT) OF COACHELLA
2 VALLEY AGRICULTURAL PRESERVE NO. 24" and described by boundary
3 description thereof, as fully set forth in the attached document entitled "EXHIBIT A,
4 COACHELLA VALLEY AGRICULTURAL PRESERVE NO. 24, MAP NO. 951
5 (DIMINISHMENT)," said map and description both being on file in the Office of the
6 Clerk of the Board.

- 7 2. The Land Conservation Contract of Loma Verde Ranch, Inc., a California
8 Corporation incorporated August 8, 1962, and the County of Riverside, dated
9 January 1, 1972, and recorded on February 29, 1972, as Instrument No. 26783, in the
10 Office of the County Recorder of Riverside County, California, and as said contract
11 applies to the subject property, has expired, removing from the effect of said contract
12 the real property in the County of Riverside, State of California, described in the
13 attached document entitled "EXHIBIT A, COACHELLA VALLEY
14 AGRICULTURAL PRESERVE NO. 24, MAP NO. 951 (DIMINISHMENT)," which
15 is made a part of this resolution.

16 BE IT FURTHER RESOLVED that the Clerk of this Board shall file and record copies
17 of this resolution, map and boundary description in the Office of the County Recorder of
18 Riverside County, California, with the Director of Conservation of the State of California, and
19 with the Office of the Assessor of Riverside County, California.

FORM APPROVED
COUNTY COUNSEL

JUL 05 2005

BY 

**EXHIBIT A
 COACHELLA VALLEY AGRICULTURAL PRESERVE NO. 24
 MAP NO. 951
 (DIMINISHMENT)**

The land referred to herein is situated in the State of California, County of Riverside, Unincorporated Area, described as follows:

ASSESSOR'S PARCEL NO. 763-360-010-8:

The southwest quarter of the Northeast quarter of Section 14, Township 6 South, Range 1 East, San Bernardino Base and Meridian;

EXCEPTING therefrom the Southerly 30 feet as conveyed to the County of Riverside by Instrument recorded March 25, 1981, as Instrument No. 52540 of Official Records of Riverside County, California.

ASSESSOR'S PARCEL NO. 763-360-011-9:

The Southeast quarter of the Northeast quarter of Section 14, Township 6 South, Range 8 East, San Bernardino Base and Meridian;

EXCEPTING therefrom the Southerly 30 feet as conveyed to the County of Riverside by Instrument recorded March 25, 1981 as Instrument No. 52540 of Official Records of Riverside County, California.

Assessor Parcel No.	Acres (net)	Owners
763-360-010-8	39.09	Calandri Partnership
763-360-011-9	38.20	Calandri Partnership
Total	77.29	

383

951

MAP NO. 153 COACHELLA VALLEY AGRICULTURAL PRESERVE NO. 24

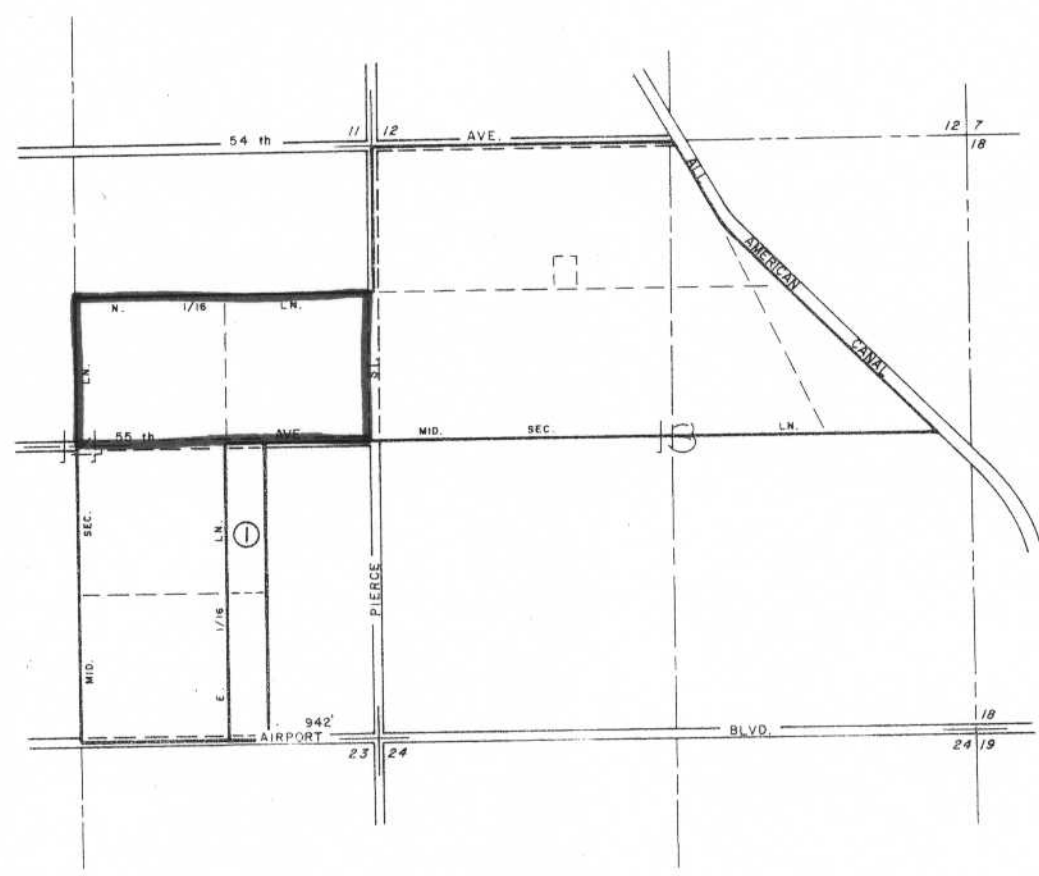
T. 6 S., - R. 8 E.

AMENDED BY MAP NO. 363, 951

AMENDMENTS

AMENDMENT NO. 1, FEB 10, 1976, MAP NO. 363

" No. 2, July 12, 2005, Map No. 951



ADOPTED ON JANUARY 11, 1972
BY THE BOARD OF SUPERVISORS
OF THE COUNTY OF RIVERSIDE,
STATE OF CALIFORNIA

