

**SUBMITTAL TO THE FLOOD CONTROL AND  
WATER CONSERVATION DISTRICT BOARD  
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

403 B



**FROM:** General Manager-Chief Engineer

**SUBMITTAL DATE:**  
November 8, 2005

**SUBJECT:** San Jacinto Line E, Parcel 4120-31D  
Portion of APN 431-160-010  
Notice of Intent to Sell an Interest in Real Property

**RECOMMENDED MOTION:**

Approve Resolution No. F2005-25, Notice of Intent to Sell Excess Land – San Jacinto Line E, property consisting of a portion of Assessor Parcel No. 431-160-010, RCFC Parcel 4120-31D by Grant Deed to Meritage Homes of California, Inc., and authorize the Clerk of the Board to advertise pursuant to Section 6061 of the Government Code.

**BACKGROUND:**

The District acquired fee interest to APN 431-160-010 for the construction of San Jacinto Line E. Parcel 4120-31D as described on Exhibit "A" and shown on Exhibit "B", attached hereto and made a part hereof, was originally granted to the District as a part of a larger parcel and is remnant to this project. This property contains approximately 29,540 square feet of land and is landlocked by two parcels. The adjacent property owners were notified that this land was for sale and only one party showed interest. Therefore, the District recommends that Meritage Homes of California, Inc., be sold the fee title for the appraised value of \$95,000. All costs including escrow and/or title insurance shall be borne by the purchaser.

AU:ac  
P8/102979

*Warren D. Williams*  
**WARREN D. WILLIAMS**  
General Manager-Chief Engineer

<b>FINANCIAL DATA</b>	Current F.Y. District Cost:	N/A	In Current Year Budget:	N/A
	Current F.Y. County Cost:	N/A	Budget Adjustment:	N/A
	Annual Net District Cost:	N/A	For Fiscal Year:	N/A

<b>SOURCE OF FUNDS:</b> N/A	<b>Positions To Be Deleted Per A-30</b>	<input type="checkbox"/>
	<b>Requires 4/5 Vote</b>	<input type="checkbox"/>

**C.E.O. RECOMMENDATION:**

**APPROVE**

County Executive Office Signature *H. Sigurd*

- Policy
- Policy
- Consent
- Consent
- Dep't Recomm.:
- Per Exec. Ofc.:

**BOARD OF SUPERVISORS****RIVERSIDE COUNTY FLOOD CONTROL  
AND WATER CONSERVATION DISTRICT**RESOLUTION NO. F2005-25NOTICE OF INTENT TO SELL AN INTEREST IN REAL PROPERTY  
SAN JACINTO LINE E, PARCEL 4120-31D

BE IT RESOLVED, DETERMINED AND ORDERED by the Board of Supervisors of the Riverside County Flood Control and Water Conservation District in regular session assembled on November 8, 2005 and notice is hereby given, that it intends to sell on November 22, 2005 certain real property in the County of Riverside, State of California, known as Parcel 4120-31D being approximately 29,539 square feet, as shown on Exhibit "A" attached hereto and made a part hereof.

BE IT FURTHER RESOLVED AND DETERMINED that the fee interest to be conveyed is not required for the District's use as the District only required a portion of the acquired property and was declared a remnant once construction for San Jacinto Line E was complete. Due to the property being landlocked it was put out to bid to the two adjacent landowners. Only one owner showed interest. Therefore, the District recommends that the property be sold to Meritage Homes of California, Inc., for the appraised value of \$95,000.

BE IT FURTHER RESOLVED that the Clerk to the Board of Supervisors is directed to give notice hereof as provided in Section 6061 of Government Code.

AU:ac  
P8/102985

FORM APPROVED  
COUNTY COUNSEL

OCT 26 2005

BY B. T. M. 10/26/05

**SAN JACINTO MDP LINE "E"**  
**PARCEL 4120-31D**

Being a portion of the West Half of the Northwest Quarter of the Northeast Quarter of Farm Lot 152 of the map of the San Jacinto Land Association, San Jacinto Rancho, as shown in Map Book 8, Page 357, records of San Diego County, California, located in Section 33, Township 4 South, Range 1 West, San Bernardino Base and Meridian, located in the city of San Jacinto, County of Riverside, California, described as follows:

Beginning at the Southwest corner of Parcel 4120-31B as shown on Record of Survey Book 110, Pages 70 through 78, inclusive, records of Riverside County, California;

Thence South  $89^{\circ} 55' 02''$  East 24.00 feet along the Southerly line of said parcel to the beginning of a non-tangent curve concave Northeasterly, having a radius of 652.00 feet, through which a radial bears South  $76^{\circ} 49' 15''$  West;

Thence Southeasterly along said curve 368.03 feet, through a central angle of  $32^{\circ} 20' 30''$  to the Southerly line of said West Half;

Thence North  $89^{\circ} 54' 26''$  West 202.46 feet along said Southerly line to the Westerly line of said West Half;

Thence North  $00^{\circ} 04' 58''$  East 316.26 feet along said Westerly line to the Point of Beginning.



  
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DAVID L. STONE

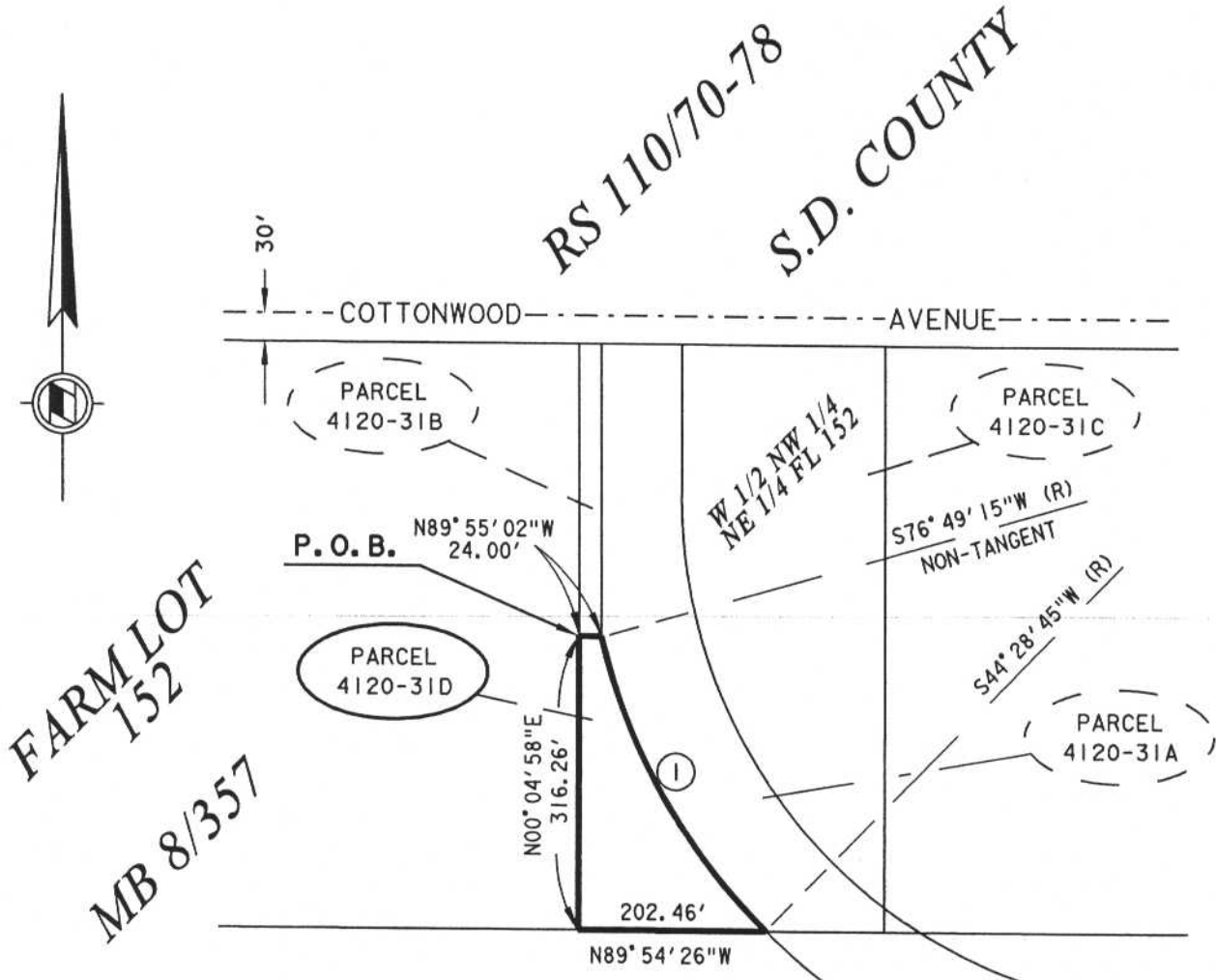
Land Surveyor No. 4758

Signed For: Riverside County Flood Control  
and Water Conservation District


Date: OCTOBER 4, 2005

# SAN JACINTO MDP LINE E PARCEL 4120-31D

BEING A PORTION OF THE WEST 1/2, NORTHWEST 1/4, NORTHEAST 1/4 OF FARM LOT 152 AS SHOWN ON MAP BOOK 8 PAGE 357 RECORDS OF SAN DIEGO COUNTY, CALIFORNIA WITHIN THE SAN JACINTO RANCHO, IN THE CITY OF SAN JACINTO, RIVERSIDE COUNTY, CALIFORNIA.



CURVE DATA				
#	Δ =	R =	T =	L =
1	32° 20' 30"	652.00'	189.06'	368.03'



**RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT**  
1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT: SAN JACINTO MDP LINE E	PARCEL: 4120-31D
THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.	412031Dplat.DGN
	PREPARED BY: PO
	NO SCALE
APPROVED BY: <i>[Signature]</i>	DATE: OCTOBER 3, 2005
DATE: <i>October 4, 2005</i>	SHEET 1 OF 1