

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

411B



**FROM:** TLMA - Planning Department

**SUBMITTAL DATE:**  
November 3, 2005

**SUBJECT:** Adoption of Resolution No. 2005-470 – Diminishment of Coachella Valley Agricultural Preserve No. 24 – Agricultural Preserve Case and Map No. 954 – Applicant: Drew Alan Belk and Patti Sue Belk, Trustees – Fourth Supervisorial District – Lower Coachella Valley Zoning District – 79.24 Acres (Net)

**RECOMMENDED MOTION:** Adoption of Resolution No. 2005-470 for the diminishment of Coachella Valley Agricultural Preserve No. 24, Map No. 954, based upon the hereinafter listed findings and conclusions:

**FINDINGS:**

1. The 79.24-acre site is comprised of two (2) parcels, which are located north of and adjacent to Airport Boulevard, south of and adjacent to 55<sup>th</sup> Avenue, easterly of Fillmore Street and westerly of Pierce Street in the lower Coachella Valley of eastern 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,

*Mark J. Balys for*  
Robert C. Johnson  
Planning Director

(Continued On Attached Page)

Departmental Concurrence

REVIEWED BY EXECUTIVE OFFICE  
*[Signature]*  
DATE 10/21/05

RCJ:kb

Policy  Policy

Consent  Consent

Dept't Recomm.:  
Per Exec. Ofc.:

Prev. Agn. Ref.

District: Fourth

Agenda Number:

3.20

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 owners of APN 763-370-014-3 and 763-370-025-3, Drew Alan Belk and Patti Sue Belk, Trustees of the Belk Family Trust, have 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. 954, 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. 954, is consistent with the Riverside County General Plan.

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**RESOLUTION NO. 2005-470**  
**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 November 15, 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. 954: AMENDMENT NO. 3 (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. 954  
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. 954 (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

OCT 25 2005

BY S. T. Miller

**EXHIBIT A  
COACHELLA VALLEY AGRICULTURAL PRESERVE NO. 24  
MAP NO. 954  
(DIMINISHMENT)**

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

**PARCEL 1:**

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

EXCEPTING therefrom the Northerly 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.

**PARCEL 2:**

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

<b>Assessor Parcel No.</b>	<b>Acres (net)</b>	<b>Owners</b>
763-370-025-3	39.69	Drew Alan Belk and Patti Sue Belk, Trustees
763-370-014-3	39.55	Drew Alan Belk and Patti Sue Belk, Trustees
<b>Total</b>	<b>79.24</b>	

~~363~~ 951  
954

# MAP NO. 153 COACHELLA VALLEY AGRICULTURAL PRESERVE NO. 24

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

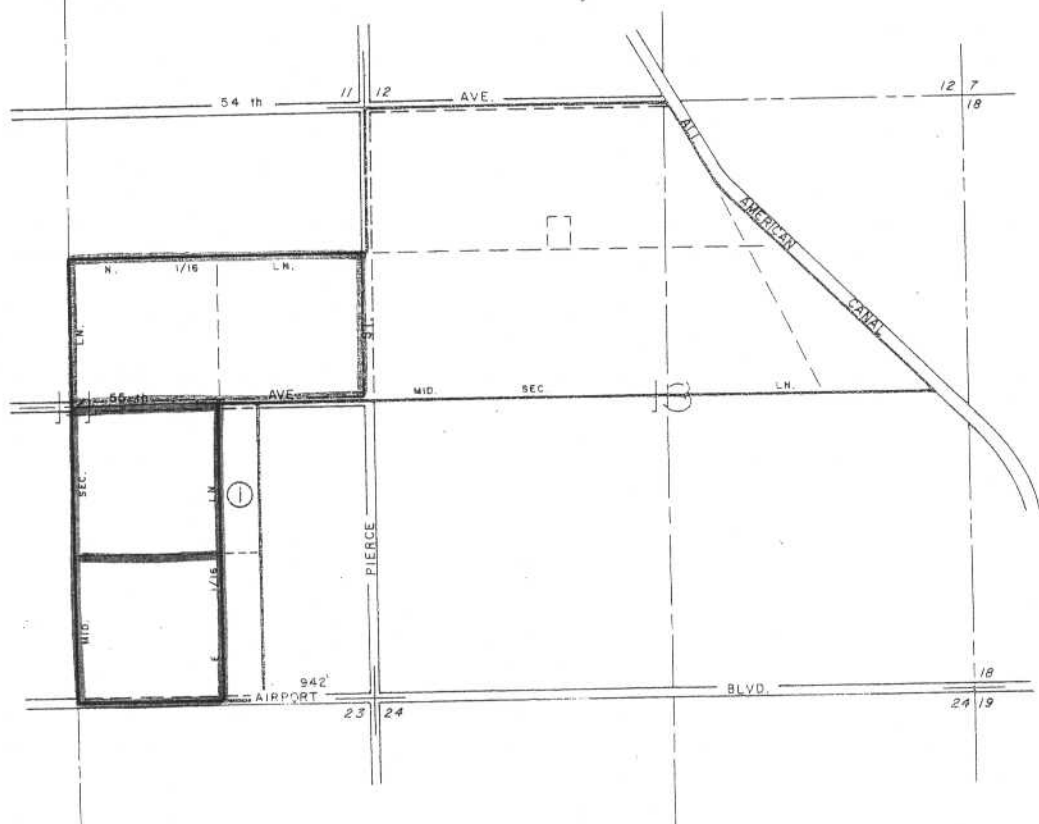
AMENDED BY MAP NO. 363, 951, 954

### AMENDMENTS

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

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

" No. 3, November 15, 2005, Map No. 954



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