

960

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

277



**FROM:** Department of Facilities Management

**SUBMITTAL DATE:**  
December 27, 2005

**SUBJECT:** RESOLUTION NO. 2006-013 NOTICE OF INTENTION TO PURCHASE REAL PROPERTY-SOUTHWEST ANIMAL SHELTER. APN's: 435-030-010, 435-030-015, 435-040-005, AND 435-040-006.

**RECOMMENDED MOTION:** That the Board of Supervisors:

1. Approve Resolution No. 2006-013, Notice of Intention to Purchase four separate, legal and contiguous lots commonly known as The Grand Seven Investment Property. Totaling approximately four hundred seventy eight thousand, two hundred ninety (478,290) square feet or 10.98 acres at a purchase price not to exceed one-million, seven hundred seventy thousand dollars (\$1,770,000.00) plus miscellaneous transaction costs in the approximate amount of twenty five thousand dollars (\$25,000.00) from Grand Seven Investments, A California General Partnership.

(Continued on Page 2)

  
MICHAEL J. SYLVESTER, Director  
Department of Facilities Management

MJS:SS:eo  
9.804

FINANCIAL DATA	Current F.Y. Total Cost:	\$ -0-	In Current Year Budget:	Yes
	Current F.Y. Net County Cost:	\$ -0-	Budget Adjustment:	No
	Annual Net County Cost 05/06:	\$1,795,000	For Fiscal Year:	05/06

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

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

**APPROVE**



County Executive Office Signature

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

Prev. Agn. Ref.:

District: 3

Agenda Number:

3.21

BOARD OF SUPERVISORS

Form 11: RESOLUTION NO. 2006-013 NOTICE OF INTENTION TO PURCHASE REAL  
PROPERTY-GRAND SEVEN INVESTMENT PROPERTY. APN's 435-030-010,  
435-030-015, 435-040-005, AND 435-040-006.

January 3, 2006

Page 2

**RECOMMENDED MOTION:** (Continued)

2. Authorize the Clerk of the Board to advertise pursuant to Section 6063 of the Government Code.

**BACKGROUND:** The four parcels known as the Grand Seven Investment site is the preferred location for the construction of the new Southwest Animal Shelter. Construction of a new animal shelter adjacent to the existing privately operated Ramona Humane Society in the City of San Jacinto, County of Riverside, State of California allows the County to proceed with a desired services partnership with the Ramona Humane Society and significantly increases County ability to address animal shelter needs in that portion of the county.

2  
3 RESOLUTION NO. 2006-013  
4 NOTICE OF INTENTION TO PURCHASE REAL PROPERTY  
5 SOUTHWEST ANIMAL SHELTER  
6 APN: 435-030-010, 435-030-015, 435-040-005, AND 435-040-006

7 BE IT RESOLVED, DETERMINED AND ORDERED by the Board of Supervisors of the  
8 County of Riverside in regular session assembled on January 10, 2006, and NOTICE IS  
9 HEREBY GIVEN, pursuant to Section 25350 of the Government Code, that this Board  
10 intends to purchase at or after 9:00 A.M. on February 7, 2006, from Grand Seven  
11 Investments, a California General Partnership, certain real property known as the Grand  
12 Seven Investment Property, located in the City of San Jacinto, County of Riverside, State of  
13 California, also known as Assessor's Parcel Numbers 435-030-010, 435-030-015, 435-040-  
14 005, and 435-040-006, more particularly described in Exhibit "A" attached hereto and thereby  
15 made a part hereof, consisting of four separate, legal and contiguous lots totaling  
16 approximately four hundred seventy eight thousand, two hundred ninety (478,290) square  
17 feet or 10.98 acres at a purchase price, not to exceed one million, seven hundred seventy  
18 thousand dollars (\$1,770,000.00), plus miscellaneous costs in the approximate amount of  
19 twenty-five thousand dollars (\$25,000.00).

20 BE IT FURTHER RESOLVED AND DETERMINED that the property to be purchased  
21 is necessary for continued use by the County of Riverside on behalf of the Community Health  
22 Agency's Animal Services Department.

23 BE IT FURTHER RESOLVED that the Clerk of the Board of Supervisors is directed to  
24 give notice hereof as provided in Section 6063 of the Government Code.

BE IT FURTHER RESOLVED AND DETERMINED that the Director of the Department  
of Facilities Management, or his designee, is authorized to execute the necessary documents  
to complete this purchase of real property.

FORM APPROVED  
COUNTY COUNSEL

DEC 27 2005  
BY Jordan V. Ubo

SS:eo  
12/27/05  
9.802

**EXHIBIT "A"**

THE LAND REFERRED TO IN THIS REPORT IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF RIVERSIDE AND IS DESCRIBED AS FOLLOWS:

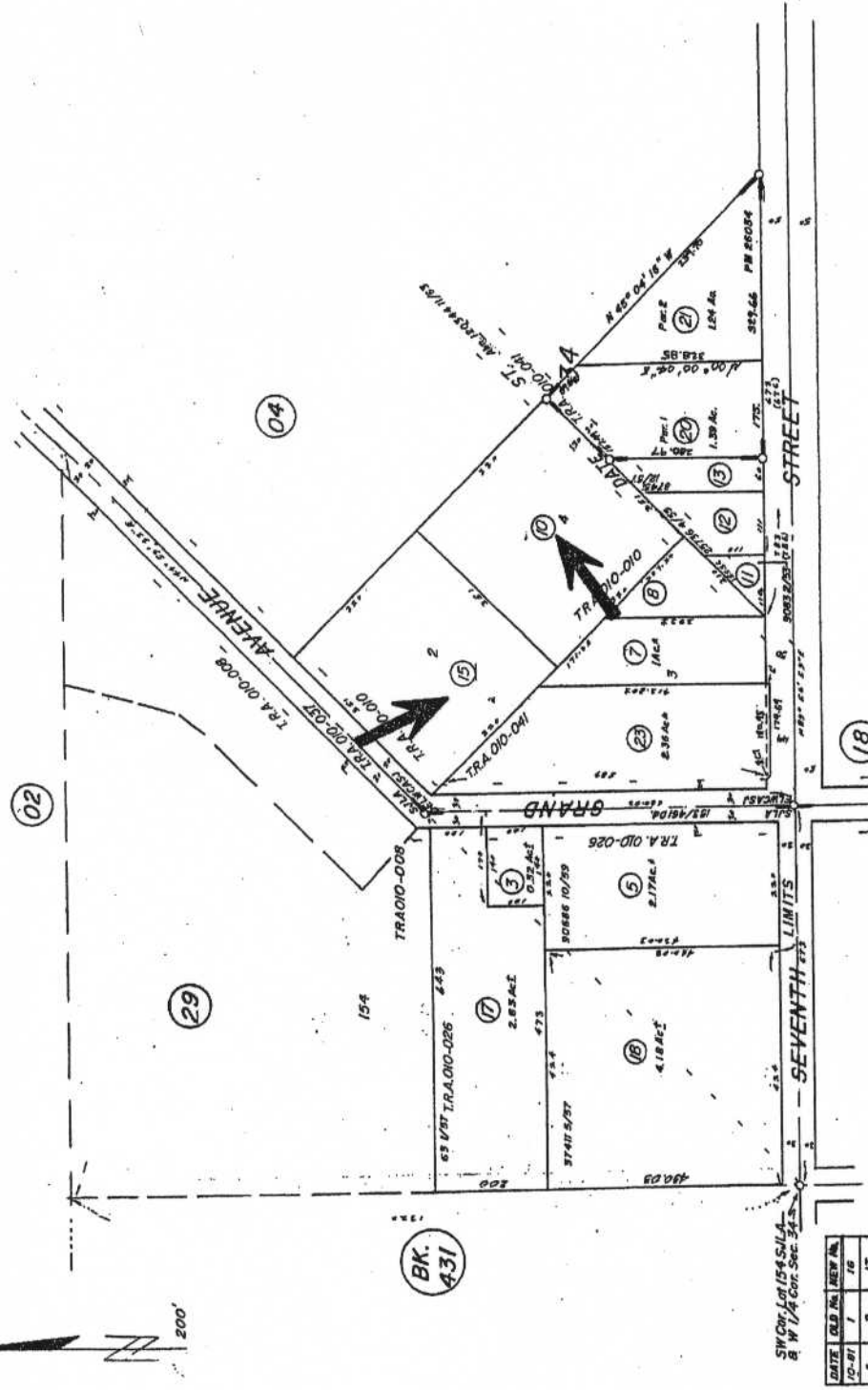
FARM LOTS 1, 2, 4 AND 5 IN BLOCK 34 OF ESTUDILLO LAND AND WATER COMPANY'S ADDITION TO SAN JACINTO, IN THE CITY OF SAN JACINTO, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 9 PAGE 410 OF MAPS, RECORDS OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH THOSE PORTIONS OF DATE STREET, MCLAREN AVENUE AND GRAND AVENUE ADJACENT TO SAID LAND, WHICH WOULD PASS BY OPERATION OF LAW WITH A CONVEYANCE OF SAID LOTS, AS VACATED BY RESOLUTIONS IN DOCUMENTS RECORDED APRIL 23, 1946 IN BOOK 743 PAGE 249 AND NOVEMBER 13, 1963 AS INSTRUMENT NO. 120344, BOTH OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

435-03  
21-21

T.R.A. 010-008  
010-010  
010-026  
010-041  
010-037

POR. NW 1/4 SEC. 34, T.4S, R.1W

THIS MAP IS FOR  
ASSESSMENT PURPOSES ONLY.



BK. 431

DATE	OLD NO.	NEW NO.
10-31	1	16
"	2	17
"	3	18
3-06	16	200-1
"	17	19
"	18	20
2-79	19	20, 21
7-00	20	22
"	21	23
"	22	24
"	23	25

M.B. 9/4/0SD Estudillo Land & Water Company's Addition to San Jacinto  
P.M. 167/33-34 Parcel Map No. 26034  
M.B. 8/357SD San Jacinto Land Association

DATA-Co. Sur. 94-6, RSV1440-J, 8/29/2SD  
R/S 47/12

AUG. 1970

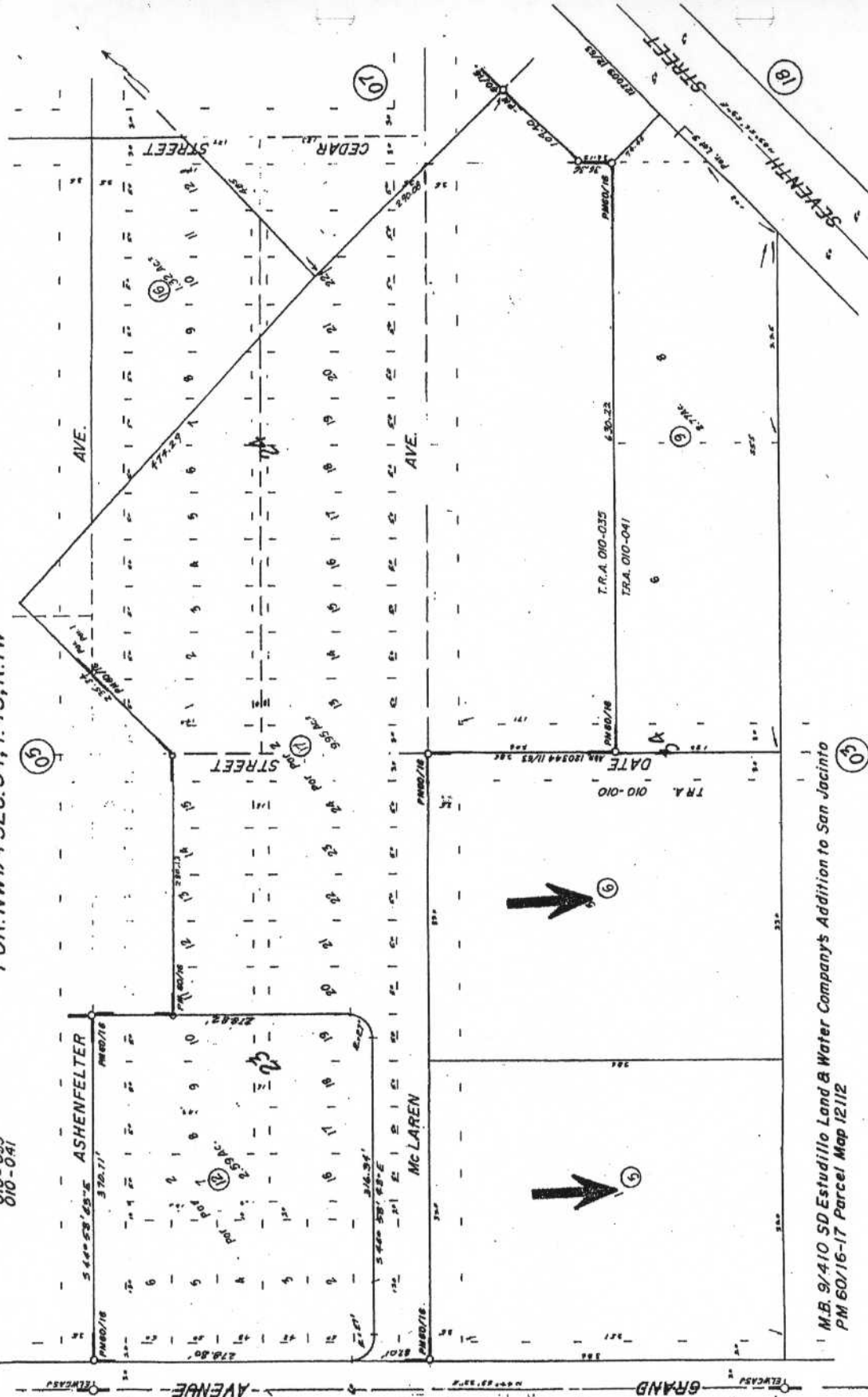
ASSESSOR'S MAP 8/16/30/3  
RIVERSIDE COUNTY, CALIF.

435-04

21-21

T.C.A. 010-010  
010-035  
010-041

POR. NW1/4 SEC. 34, T. 4S, R. 1W



ASSESSOR'S MAP BK 435 PG 04  
RIVERSIDE COUNTY, CALIF.

M.B. 9/410 SD Estudillo Land & Water Company's Addition to San Jacinto  
PM 60/16-17 Parcel Map 12/12

DATA: M.B. 8/292 SD, RS JV 140-J  
Co. Surv. 94-6

AUG. 1970

DATE	OLD NO.	NEW NO.
1/79	12478	054-13
2/79	10	11, 12
4/79	2, 11	13
6/79	12	14, 15, 16
2/80	14	15, 16
		17