

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

215 B



**FROM:** General Manager-Chief Engineer

**SUBMITTAL DATE:**  
April 17, 2007

**SUBJECT:** South Norco Channel, Line SB Basin – Parcel 2152-38 APN 122-140-004  
Intent to Sell a Portion of District Owned Real Property

**RECOMMENDED MOTION:**

1. Approve Resolution No. F2007-12, Intent to Sell an Interest in Real Property, inviting bids and setting a Public Hearing date of Tuesday, May 15, 2007 for bid opening and oral bidding.
2. Authorize the Chairman of the Board to execute the necessary documents to complete the sale.
3. Authorize the General Manager-Chief Engineer or his designee of the District to execute any other documents and administer all actions necessary to complete the transaction.
4. Authorize and direct the Clerk of the Board upon completion of the Public Hearing to deliver all written bids and bidder's deposits to the General Manager-Chief Engineer for further disposition and advertise pursuant to Government Code Section 6063.

**BACKGROUND:** See Page 2

Departmental Concurrence

GSW:rlp

**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 checked="" type="checkbox"/>

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

**APPROVE**

County Executive Office Signature

Policy  
 Consent  
 Per Exec.  
 Policy  
 Policy  
 Consent  
 Ofc.:

Prev. Agn. Ref.: \_\_\_\_\_ | District: 2<sup>nd</sup> | Agenda Number

11.1

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

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**Page 2**

**BACKGROUND:**

As a condition of development, the purchaser of this property will be required to construct an extension to an existing Caltrans reinforced concrete box drain across the southerly boundary of the parcel. Further, as an additional condition of development, certain additional property shall be set aside to allow for proper maintenance of the outlet of the drainage facility. This property contains approximately 22,652 square feet of land, is irregular in shape, presently zoned single family residential, with a minimum parcel size of 7,200 square feet. It has 83 feet of street frontage along Corona Avenue and is located on the north side of Corona Avenue and east of Parkridge Drive. The District does not need this property as part of its South Norco Channel, Line SB Basin site.

The sale of this property will be an all cash transaction. All costs including escrow and/or title insurance shall be borne by the purchaser. Other public agencies and all County Departments were notified of the intent to sell and were invited to inquire about or express any interest or need for this property. No responses were received.

**FINANCIAL:** N/A

**BOARD OF SUPERVISORS****RIVERSIDE COUNTY FLOOD CONTROL  
AND WATER CONSERVATION DISTRICT****RESOLUTION NO. F2007-12****NOTICE OF INTENT TO SELL A PORTION OF DISTRICT OWNED REAL PROPERTY**

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 April 17, 2007, not less than four-fifths of all members concurring, that the real property in the city of Corona, County of Riverside, State of California, described in Exhibit "A" and shown on Exhibit "B" attached hereto and made a part hereof, is no longer necessary to be retained by District for public purposes. Said real property is a portion of Riverside County Assessor's Parcel No. 122-140-004.

NOTICE IS HEREBY GIVEN that it is the intention of the Board to sell said real property pursuant to the provisions of Section 25521, 25522, 25526, 25528, 25530, 25531, 25533, 25534 and 25535 of the Government Code (and Section 48-13 of Chapter 48 of the Water Code appendix), upon the following terms and conditions:

1. The nature of the real property to be sold is a parcel of unimproved land containing 22,652 square feet and is located in the city of Corona, County of Riverside, State of California.
2. The sale will be held on Tuesday, May 15, 2007 in the meeting room of the Board of Supervisors, County Administrative Center, 4080 Lemon Street, 1<sup>st</sup> Floor, Riverside, California 92501 at 1:30 p.m., or as soon thereafter as the Agenda of the Board permits.
3. Sealed bids will be received by the Clerk of the Board at any time up to 1:30 p.m. on said sale date at her office on the 1<sup>st</sup> Floor of the County Administrative Center. Bids shall be submitted on the District's bid form and

1 bids shall be plainly marked on the outside "Proposal to Purchase Real  
2 Property, 1:30 p.m., May 15, 2007". The District's bid form may be obtained  
3 from the Real Property Section of the District, located at 1995 Market Street,  
4 Riverside, California 92501, along with the Instructions to Bidders. The bid  
5 form contains the terms and conditions for the sale of the property.  
6 Prospective bidders may inspect the bid form at no charge.

- 7
- 8 4. All sealed bids shall be for not less than \$68,000.00 and shall be accompanied  
9 or preceded by a deposit of not less than 10 percent (10%) of the bid amount,  
10 in cash, cashier's check or certified check as security that the successful bidder  
11 will complete the terms and conditions of the sale.
- 12 5. Balance of the bid amount hereby offered, in excess of the down payment,  
13 shall be paid in cash within sixty (60) days of the bid acceptance. All costs  
14 including escrow and/or title insurance shall be borne by the purchaser.
- 15 6. After the sealed bids have been opened and read, a public auction upon oral  
16 bids will be held pursuant to Section 25531 et seq. of the Government Code,  
17 until the highest bid has been made and the bidding is closed. Oral bids must  
18 be accompanied by a deposit as required for the written bid proposal, unless  
19 deposit was previously made. Each oral bid shall exceed the highest written  
20 proposal by not less than 5 percent (5%). Unless a deposit has been previously  
21 made with a sealed bid, oral bidders must, at the time of their first oral bid,  
22 deposit the amount required by Paragraph 4 hereof, in order to be considered.
- 23 7. After oral bidding has been closed, oral bidders, in order to continue to be  
24 considered for possible purchase of the subject property, shall submit their  
25 highest oral bid in writing on the District's bid form and submit said form,  
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1 along with the appropriate deposit to the General Manager-Chief Engineer of  
2 the District not later than 4:00 p.m. of the date of the oral bidding.

3 8. Final acceptance of the successful bid by the Board may be made on said date  
4 or any adjourned session of the same meeting held within the following ten  
5 (10) days.

6 9. The right to reject any and all bids, both written and oral, and to withdraw the  
7 property from sales is reserved.

8 10. Deposits of the unsuccessful bidders will be returned or refunded after final  
9 acceptance or rejection of all bids, or after withdrawal of the property from  
10 sale.

11  
12 IT IS FURTHER RESOLVED that notice of this sale shall be given pursuant to  
13 Section 25528 of the Government Code by posting copies of this Resolution signed by the  
14 Chairman of the Board of the Riverside County Flood Control and Water Conservation District  
15 in three (3) public places in the County, not less than fifteen (15) days before final bid date and  
16 by publishing notice pursuant to Section 6063 of the Government Code.

17  
18 GSW:rlp

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23  
24 FORM APPROVED  
25 COUNTY COUNSEL

26 APR 06 2007

27 BY *Dlen Bolon*

28



**Canty Engineering Group, Inc.**  
 CIVIL ENGINEERING    PLANNING    SURVEYING

www.cantyeng.com

February 2, 2005

W.O. 1268-001

**EXHIBIT "A"**  
**ACCESS ACQUISITION**  
 Tract 32667

That portion of Lot 10 of Corona Citrus Tract as shown by map on file in Book 8 of Maps at Page 24 thereof, Records of Riverside County, California, described as follows:

Beginning at the Northerly terminus of a course in the Easterly line of that certain parcel of land conveyed to the Riverside County Flood Control and Water Conservation District by Final Order of Condemnation recorded November 5, 2001 as instrument no. 546736, Official Records of Riverside County, California, said course bears N.26°22'54"W., a distance of 152.67 feet;

Thence S.84°19'18"W. along the Northerly line of said parcel of land conveyed to the Riverside County Flood Control and Water Conservation District, also being the Northerly line of said Lot 10, a distance of 17.54 feet to an angle point therein;

Thence N.63°25'42"W. continuing along the Northerly line of said parcel of land conveyed to the Riverside County Flood Control and Water Conservation District, also being the Northerly line of said Lot 10, a distance of 110.53 feet;

Thence S.26°22'54"E., a distance of 90.00 feet;

Thence S.26°12'40"W., a distance of 62.13 feet;

Thence S.16°12'52"E., a distance of 88.00 feet;

Thence N.72°07'11"E., a distance of 65.61 feet;

Thence S.26°22'54"E., a distance of 33.00 feet to the Southeasterly line of said parcel of land conveyed to the Riverside County Flood Control and Water Conservation District, also being the Northwesterly line of Corona Avenue;

Thence the following three (3) courses along the Southeasterly and Easterly lines of said parcel of land conveyed to the Riverside County Flood Control and Water Conservation District:

N.58°34'00"E., a distance of 12.46 feet;

Northeasterly on a curve concave Northwesterly having a radius of 966.00 feet, through an angle of 04°13'15" (formerly recorded 14°13'15"), an arc length of 71.16 feet;

N.26°22'54"W., a distance of 152.67 feet to the point of beginning.

The above described parcel of land contains 0.52 acres, more or less.

**CANTY ENGINEERING GROUP, INC.**  
 Prepared under the supervision of:

\_\_\_\_\_  
 John W. Canty

\_\_\_\_\_  
 R.C.E. 17550

\_\_\_\_\_  
 Date



MOULTON PRAED SUBDIVISION  
OF AUBURNDALE HEIGHTS  
LOT 16  
BLOCK 1  
M.B. 3/7

PROPOSED TRACT 32667

INTERSTATE

CORONA CITRUS  
LOX TO  
ACCESS ACQUISITION

TRACT 15  
M.B. 8/24

AVENUE

CORONA

Parcel conveyed to Riverside County Flood Control and Water Conservation District by Final Order of Condemnation recorded Nov. 5, 2001 as inst. no. 546736, C.R. Riv. Co., Ca.

