

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

506 B



**FROM:** General Manager-Chief Engineer

**SUBMITTAL DATE:**  
April 20, 2010

**SUBJECT:** Authorization to Purchase a Portion of Real Property  
Verbena Channel – Assessor's Parcel No.656-160-016  
Desert Hot Springs, California

**RECOMMENDED MOTION:**

That the Board of Supervisors:

- 1) Approve Resolution No. F2010-11, Authorization to Purchase a Portion of Real Property, for the purpose of the construction of the Verbena Channel. Said property being Assessor's Parcel No. 656-160-016, located in Desert Hot Springs, California.
- 2) Authorize the Clerk of the Board to certify acceptance of any documents running in favor of the District as part of this transaction.
- 3) Authorize the General Manager-Chief Engineer or his designee to execute the Agreement and any other related documents and administer all actions necessary to complete this transaction.

(Continued on Page 2)

GSW:rlp

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

<b>FINANCIAL DATA</b>	Current F.Y. District Cost:	\$561,000	In Current Year Budget:	Yes
	Current F.Y. County Cost:	N/A	Budget Adjustment:	No
	Annual Net District Cost:	N/A	For Fiscal Year:	2009-2010

<b>SOURCE OF FUNDS:</b>	Zone 6 Construction/Maint./Misc. 540040 25160 947500 - Land	<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

BY:   
Alex Gann

**County Executive Office Signature**

Prev. Agn. Ref.:

District: 4th

Agenda Number:

11.5

FISCAL PROCEDURE APPROVED  
TAM M. CHANG, FINANCE DIRECTOR  
  
3/31/10  
TAM M. CHANG

FORM APPROVED COUNTY COUNSEL  
BY:   
3-31-10  
DATE  
CYNTHIA M. GUNZEL  
Departmental Concurrence

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

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

**SUBJECT:** Authorization to Purchase a Portion of Real Property  
Verbena Channel– Assessor's Parcel No. 656-160-016  
Desert Hot Springs, California

**SUBMITTAL DATE:** April 20, 2010  
**Page 2**

**BACKGROUND:**

A Purchase Agreement has been negotiated with the property owners, Charles Anderson, Patty Munian, Marilyn Hill, William Gilmore and Jason Martin at the value of \$551,000 plus an additional \$10,000 for title and escrow fees.

The Purchase Agreement covers the fee title to Assessor's Parcel No. 656-160-016, Desert Hot Springs California. The property contains approximately 14.83 acres or 645,995 sq. ft. and is unimproved/vacant land.

This action is necessary to construct flood control improvements for the Verbena Channel Project between Camino Campanero and Camino Idilio, Desert Hot Springs, California.

**FINANCIAL:**

Sufficient funds were budgeted and are available in the Zone 6 fund.

BOARD OF SUPERVISORS

RIVERSIDE COUNTY FLOOD CONTROL  
AND WATER CONSERVATION DISTRICT

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RESOLUTION NO. F2010- 11  
AUTHORIZATION TO PURCHASE A PORTION OF REAL PROPERTY

BE IT RESOLVED, DETERMINED AND ORDERED by vote of the Board of Supervisors of the Riverside County Flood Control and Water Conservation District in regular session assembled on April 20, 2010, and NOTICE IS HEREBY GIVEN, that this Board authorized the purchase at or after 1:30 p.m. of that certain real property in the County of Riverside, State of California, consisting of Assessor's Parcel Number 567-160-034, in fee, more particularly described on Exhibit "A" attached hereto, for a purchase price of \$551,000, plus an additional \$10,000 for title insurance and escrow fees, from the owners, Charles Anderson, Patty Munian, Marilyn Hill, William John Gilmore and Jason Martin.

BE IT FURTHER RESOLVED that the General Manager-Chief Engineer or his designee is authorized to execute any other documents and administer all actions necessary to complete the purchase of the land.

FORM APPROVED COUNTY COUNSEL  
BY: Synthia M. Gunzel 3-31-10  
SYNTHIA M. GUNZEL DATE

EXHIBIT A

THAT PORTION OF THE SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 5;

THENCE NORTH 89° 49' 45" EAST, 1,061.42 FEET TO THE SOUTHEAST CORNER OF LOT "A" (CAMINO AVENTURA) AS SHOWN ON DOS PALMAS TRACT UNIT A, ON FILE IN BOOK 33, PAGE 45 OF MAPS, RIVERSIDE COUNTY RECORDS, ALSO BEING THE POINT OF BEGINNING;

THENCE NORTH 2° 47' 45" EAST ALONG THE EAST LINE OF SAID MAP OF DOS PALMAS TRACT UNIT A, REFERRED TO ABOVE A DISTANCE OF 1,328.58 FEET, TO THE NORTHEAST CORNER OF LOT "C" (CAMINO CAMPESINO) OF SAID TRACT DOS PALMAS TRACT UNIT A, REFERRED TO ABOVE, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF LOT "C" (CAMINO CAMPESINO) AS SHOWN ON DOS PALMAS TRACT UNIT B, ON FILE IN BOOK 33, PAGE 46 OF MAPS, RIVERSIDE COUNTY RECORDS;

THENCE SOUTH 89° 49' 45" EAST, PARALLEL WITH THE SOUTH LINE OF SAID SECTION 5, TO A POINT IN THE WEST LINE OF DOS PALMAS TRACT UNIT NO. 17 AS SHOWN BY MAP ON FILE IN BOOK 38, PAGES 34 AND 35 OF MAPS, RIVERSIDE COUNTY RECORDS;

THENCE SOUTH 02° 26' 00" EAST, TO THE SOUTHWEST CORNER OF LOT 1907 OF SAID TRACT DOS PALMAS TRACT UNIT NO. 17, AFOREMENTIONED ABOVE;

THENCE SOUTH 89° 49' 45" EAST, PARALLEL WITH THE NORTH LINE OF SAID LOT 1907, 100.00 FEET TO THE SOUTHEAST CORNER OF SAID 1907;

THENCE SOUTH 02° 26' 00" WEST, 53.89 FEET TO THE BEGINNING OF A CURVE, CONCAVE NORTHWEST WITH A RADIUS OF 20.00 FEET; SOUTH SOUTHWESTERLY ON SAID CURVE, THROUGH A CENTRAL ANGLE OF 87° 23' 45", A DISTANCE OF 30.51 FEET TO THE NORTHWEST CORNER OF LOT "A" (CAMINO CAMPESINO) AS SET FORTH ON SAID MAP OF DOS PALMAS TRACT UNIT 17, AS REFERRED TO ABOVE;

THENCE SOUTH 02° 26' 00" EAST ALONG THE WEST LINE OF SAID LOT "A", A DISTANCE OF 80.08 FEET TO THE SOUTHWEST CORNER OF SAID LOT "A";

THENCE SOUTH 89° 49' 45" WEST, PARALLEL TO THE CENTERLINE OF SAID LOT "A", A DISTANCE OF 49.81 FEET TO THE NORTHWEST CORNER OF LOT 1906 OF DOS PALMAS TRACT UNIT NO. 17;

THENCE SOUTH 01° 30' 00" WEST, 120.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1906;

THENCE SOUTH 89° 49' 45" WEST, A DISTANCE OF 120.00 FEET, TO THE SOUTHEAST CORNER OF LOT 1905 OF DOS PALMAS TRACT UNIT NO. 17;

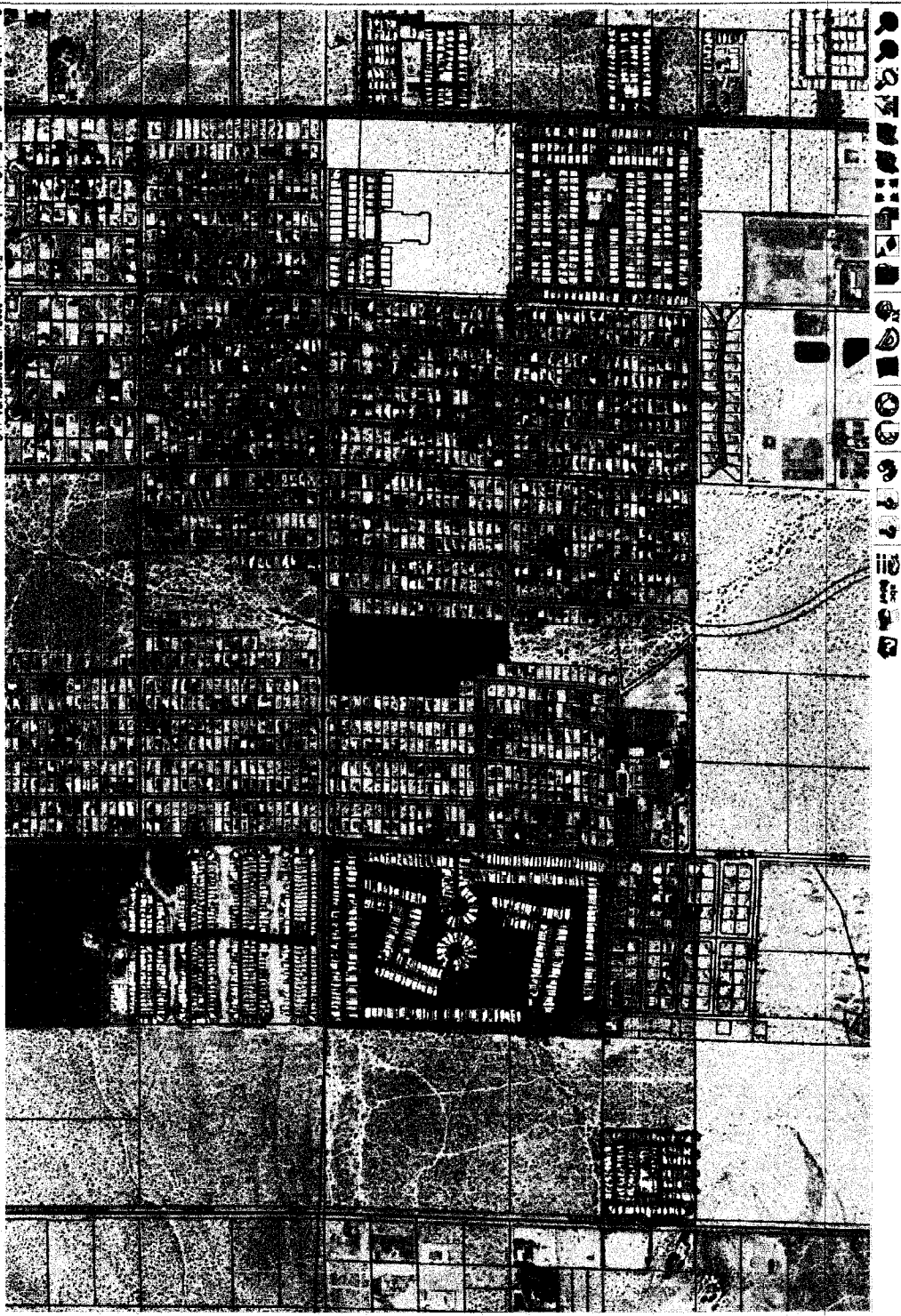
THENCE SOUTH 01° 30' 00" WEST, PARALLEL WITH THE CENTERLINE OF LOT "E" (AVENIDA MIROLA) AS SHOWN OF DOS PALMAS TRACT UNIT NO. 16 ON FILE IN BOOK 34, PAGES 64 AND 65 OF MAPS, RIVERSIDE COUNTY RECORDS, A DISTANCE OF 968.29 FEET TO A POINT IN THE CENTERLINE OF CAMINO AVENTURA (LOT "B") AS SET FORTH ON SAID DOS PALMAS TRACT UNIT NO. 16, SAID POINT ALSO BEING THE SOUTH LINE OF SECTION 5, ALSO BEING NORTH 89° 49' 45" EAST, A DISTANCE OF 578.73 FEET FROM THE POINT OF BEGINNING;

THENCE SOUTH 89° 49' 45" WEST, A DISTANCE OF 578.73 FEET TO THE POINT OF BEGINNING.

EXCEPT THEREFROM ANY PORTION THEREOF LYING WITHIN THE LAND AS CONVEYED TO SANDCASTLE PROPERTIES, A JOINT VENTURE BY A DOCUMENT RECORDED MAY 13, 1980 AS INSTRUMENT NO. 89597, OF OFFICIAL RECORDS.

ALSO EXCEPT THEREFROM THAT PORTION AS CONVEYED TO THE COUNTY OF RIVERSIDE, BY A FINAL ORDER OF CONDEMNATION, CASE NO. 184700, SUPERIOR COURT, COUNTY OF RIVERSIDE, A COPY OF WHICH WAS RECORDED APRIL 6, 1987 AS INSTRUMENT NO. 101986 OF OFFICIAL RECORDS.

APN: 656-160-016-3



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Scale 1: 8080



Geowebmap WebMap NTRGRAPH

District Data FACILITIES AND PROPERTIES

- Legend
- Display Order Groups
  - DISTRICT
  - INFRASTRUCTURE
  - FEMA AND ASSE
  - RIVERSIDE COUNTY
  - POLITICAL
  - MAPPING
  - NATIONAL HYDROLOGIC DATA
  - AERIAL IMAGERY