

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

646C



FROM: Economic Development Agency/Facilities Management

SUBMITTAL DATE:
June 19, 2014

SUBJECT: Resolution No. 2014-048, Authorization to Convey Fee Simple Interest Real Property in the City of Eastvale to the City of Eastvale, District 2, CEQA Exempt, [\$0]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Find the activity to be categorically exempt from CEQA pursuant to CEQA Guideline General Rule Exemption Section 15061(b)(3) – no significant effect on the environment;
2. Adopt Resolution No. 2014-048, Authorization to Convey Fee Simple Interests in Real Property located in Eastvale, County of Riverside, Assessor's Parcel Numbers 152-050-003, 152-050-048, and 152-050-049 by Quitclaim Deed;
3. Authorize the Chairman of the Board of Supervisors to execute the documents to complete the conveyance of real property and this transaction;

(Continued)

Robert Field
Assistant County Executive Officer/EDA

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost:	POLICY/CONSENT (per Exec. Office)
COST	\$ 0	\$ 0	\$ 0	\$ 0	Consent <input type="checkbox"/> Policy <input checked="" type="checkbox"/>
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0	

SOURCE OF FUNDS: N/A

Budget Adjustment: No

For Fiscal Year: 2013/14

C.E.O. RECOMMENDATION:

Reviewed by
CIP TEAM

APPROVE

County Executive Office Signature

BY:

Rohini Dasika

MINUTES OF THE BOARD OF SUPERVISORS

☐ A-30
☒ 4/5
☐ Positions Added
☐ Change Order
☒ Vote

Prev. Agn. Ref.: 3.17 of 6/15/07; 3.10 of 1/15/08; 3.11 of 1/15/08; 3.27 of 2/26/08; 3.28 of 2/26/08; 3.479/30/08; 9.9 of 10/21/08

District: 2/2

Agenda Number:

3-18

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

Economic Development Agency/Facilities Management

FORM 11: Resolution No. 2014-048, Authorization to Convey Fee Simple Interest Real Property in the City of Eastvale to the City of Eastvale, District 2, CEQA Exempt, [\$0]

DATE: June 19, 2014

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RECOMMENDED MOTION: (Continued)

4. Authorize the Assistant County Executive Office/EDA, or his designee, to execute any other documents to complete this transaction; and
5. Direct the Clerk of the Board to file the Notice of Exemption with the County Clerk.

BACKGROUND:

Summary

Pursuant to Government Code Section 25365, the County of Riverside (County) may transfer interests in real property, or any interest therein, belonging to the County to another public agency, upon the terms and conditions as are agreed upon and without complying with any other provisions of the Government Code, if the property or interest therein to be conveyed is not required for county use. The County intends to convey Fee Simple Interests in Real Property located in the City of Eastvale, County of Riverside, to the City of Eastvale, by Quitclaim Deed, Assessor's Parcel Numbers 152-050-003, 152-050-048 and 152-050-049, depicted in Exhibits A, attached hereto. The County acquired parcels 152-050-048 and 152-050-049 in 2008 and the final order of condemnation for parcel 152-050-003 was recorded March 3, 2013.

The County acquired these parcels for the purposes of constructing a fire station and a future community center. The properties consist of 3.2 acres and were acquired using Development Impact Fees (30526) and Western Fire Development Impact Fees (30505). The City of Eastvale (City) was incorporated in October 2010 and the construction of the fire station was completed in August 2011 utilizing developer fees. Due to the elimination of Redevelopment Agencies the proposed community center was never constructed.

On June 3, 2014, the Board approved Resolution No. 2014-047, Notice of Intention to Convey Fee Simple Interest Real Property in the City of Eastvale to the City of Eastvale.

This activity is not subject to CEQA because this activity will not result in a direct or reasonably foreseeable indirect physical change in the environment [CEQA Guidelines 15060(c)(2)]. This activity is categorically exempt from CEQA, per the General Rule Exemption, Section 15061(b)(3).

This Form11 has been reviewed and approved by County Counsel as to legal form.

Impact on Residents and Businesses

When the City of Eastvale was incorporated, cooperative agreements were put in place whereby the County would continue providing fire protection services under contract with the understanding that the newly constructed Fire Station #27 would be transferred to the City's direct control. By conveying this fire station property and contiguous land, the County will be relieved of cost, maintenance responsibilities and liabilities associated with property ownership. The County will provide the Fire Station land, free of cost, and the City will be able to plan, design and construct their community center under the City's oversight and control.

The impact of the current and future public facilities will benefit both residents and businesses through enhanced Public Safety and Community Services.

(Continued)

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

Economic Development Agency/Facilities Management

FORM 11: Resolution No. 2014-048, Authorization to Convey Fee Simple Interest Real Property in the City of Eastvale to the City of Eastvale, District 2, CEQA Exempt, [\$0]

DATE: June 19, 2014

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SUPPLEMENTAL:

Additional Fiscal Information

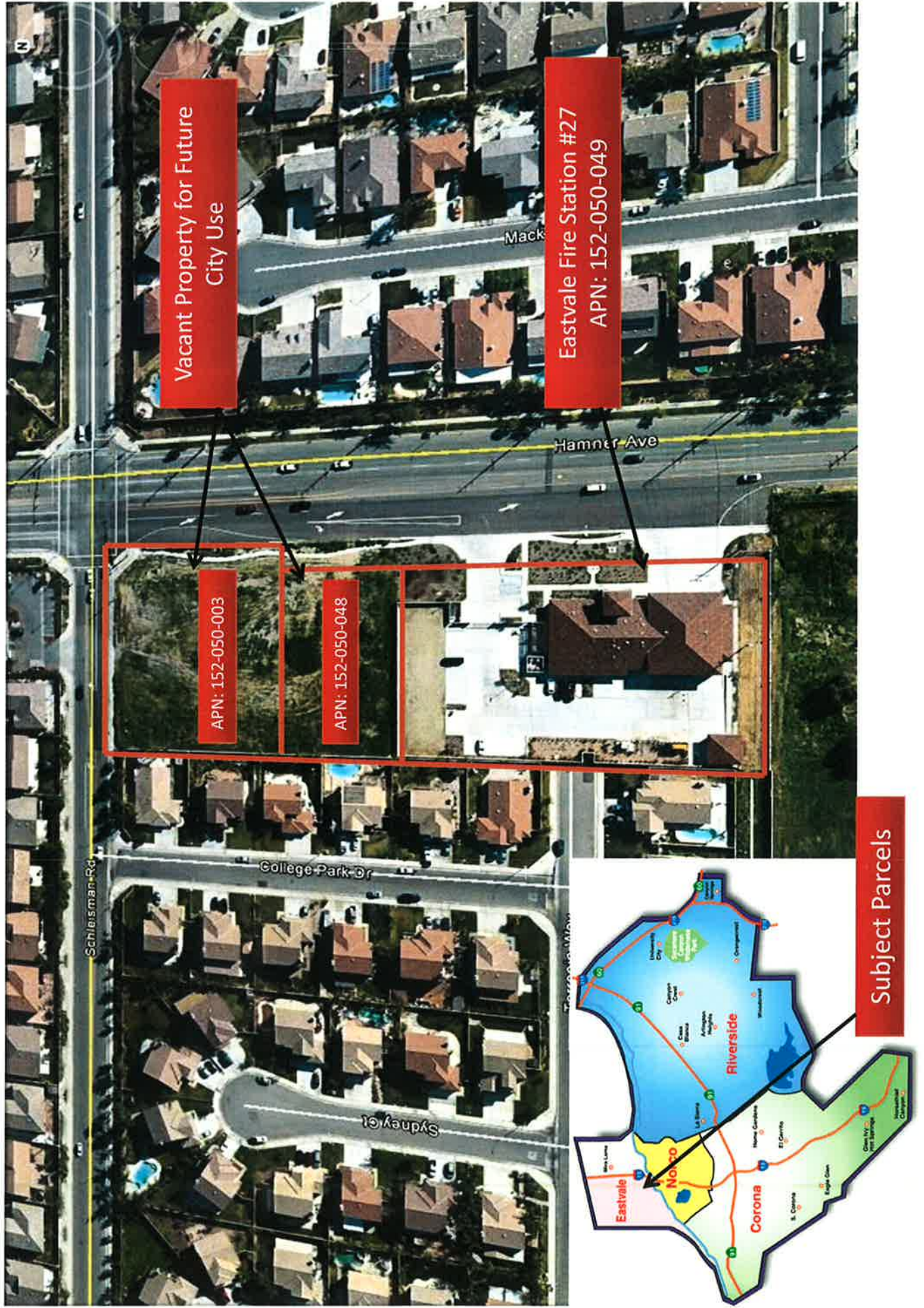
There is no additional Net County Cost associated with this project and no budget adjustment is required.

Attachments:

Quitclaim Deed

Notice of Exemption

Exhibit A



Board of Supervisors

County of Riverside

Resolution No. 2014-048

Authorization to Convey Real Property

in the City of Eastvale, County of Riverside, California

Assessor's Parcel Numbers 152-050-003, 152-050-048 and 152-050-049

by Quitclaim Deed

WHEREAS, the land consisting of 3.2 acres was acquired by the County of Riverside in 2008 using Development Impact Fees for a fire station and a community center;

WHEREAS, the City of Eastvale incorporated in October, 2010;

WHEREAS, the land is not required for the County's use;

WHEREAS, the construction of the fire station was completed in August, 2011;

and

WHEREAS, the City of Eastvale and the County of Riverside concur that it would be in both parties best interest to transfer the land and fire station to the City; therefore,

BE IT RESOLVED, DETERMINED AND ORDERED by the Board of Supervisors of the County of Riverside, California, in regular session assembled on July 1, 2014, at 9:00 a.m., in the meeting room of the Board of Supervisors located on the 1st floor of the County Administrative Center, 4080 Lemon Street, Riverside, California, authorizes the conveyance to the City of Eastvale the following described real property: Certain real property located in the City of Eastvale, County of Riverside, State of California, identified by and as assessor parcel numbers 152-050-003, 152-050-048 and 152-050-049 by Quitclaim Deed and, more particularly described in Exhibit "A" Legal Description for each respective assessor parcel number, attached hereto and thereby made a part hereof

FORM APPROVED COUNTY COUNSEL

BY  DATE 5/7/14

1 BE IT FURTHER RESOLVED AND DETERMINED that the Chairman of the
2 Board of Supervisors of the County of Riverside is authorized to execute the
3 documents to complete the conveyance of real property and this transaction.

4 BE IT FURTHER RESOLVED AND DETERMINED that the Assistant County
5 Executive Officer/EDA or his designee, is authorized to execute any other documents
6 to complete this transaction.

7 BE IT FURTHER RESOLVED AND DETERMINED that the Clerk of the Board of
8 Supervisors is directed to file the Notice of Exemption with the County Clerk.

9 BE IT FURTHER RESOLVED AND DETERMINED that the Clerk of the Board of
10 Supervisors has given notice hereof as provided in Section 6061 of the Government
11 Code.

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EXHIBIT "A"

All that certain real property situated in the County of Riverside, State of California, described as follows:

Parcel 1: 152-050-003

The Northerly 230.00 feet of Lot 52, Kingston Tract, in the County of Riverside, State of California, as shown by Map recorded in Book 12, Page 6 of Maps, Records of San Bernardino County, California.

Except the Westerly 376.00 feet.

Parcel 2: 152-050-048 (underlying No. 152-050-004)

The Southerly 100 feet of the Northerly 330 feet of Lot 52 of Kingston Tract, in the County of Riverside, State of California, as shown by Map on file in Book 12, Page 6 of Maps, San Bernardino County Records.

Except the Westerly 376 feet.

Parcel 3: 152-050-049 (underlying No. 152-050-005)

Lot 52 of Kingston Tract, as shown by Map on file in Book 12, Page 6 of Maps, San Bernardino County Records.

Excepting therefrom the Westerly 376 feet thereof.

Also excepting therefrom the Northerly 330 feet thereof.

Assessor's Parcel Number: 152-050-003-8; 048-9; 049-0

Recorded at request of and return to:
City of Eastvale
12363 Limonite Avenue, Suite 910
Eastvale, CA 91752

FREE RECORDING
This instrument is for the benefit of the
County of Riverside, and is entitled to be
recorded without fee.
(Govt. Code 27383)

CO:s/012114/002ED/16.678

Space above this line for recorder's use

APNs: 152-050-003, 152-050-048 and 152-050-049

QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

THE COUNTY OF RIVERSIDE, a political subdivision of the State of California

hereby remises, releases and forever quitclaims to the

CITY OF EASTVALE, a general municipal corporation,
its successors and assigns, all grantor's right, title and interest in and to that certain real
property situated in the County of Riverside, State of California, more fully described as:

See attached Exhibit A, attached hereto and made a part hereof

County of Riverside, a political subdivision
of the State of California

Date: _____

By: _____
Jeff Stone, Chairman,
Board of Supervisors

RM APPROVED COUNTY COUNSEL


CIA MUNROE

5/7/14
DATE

NOTARY ACKNOWLEDGMENT
(California All-Purpose Acknowledgment)

STATE OF CALIFORNIA

COUNTY OF RIVERSIDE

On _____, 2014 before me, _____, notary public,
personally appeared _____, who proved to me on the basis
of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within
instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized
capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity
upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the
foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature of Notary Public

CERTIFICATE OF ACCEPTANCE OF
QUITCLAIM DEED
APNs: 152-050-003, 152-050-048 and 152-050-049
Pursuant to Government Code Section 27281

This is to certify that the interest in real property conveyed by Quitclaim Deed dated _____ from the [INSERT NAME OF GRANTOR], [LEGAL CAPACITY], to the [INSERT NAME OF GRANTEE], [LEGAL CAPACITY], is hereby accepted by the undersigned officer or agent on behalf of the [INSERT GOVERNING BODY AUTHORIZING] pursuant to authority conferred by Resolution _____ of the [GOVERNING BODY] adopted on [INSERT DATE], and the [NAME OF GRANTEE] consents to recordation thereof by its duly authorized officer.

Dated this _____ day of _____, 2013

NAME OF GRANTEE

By _____
Name of authorized delegate
Title

LEGAL DESCRIPTION

EXHIBIT "A"

All that certain real property situated in the County of Riverside, State of California, described as follows:

Parcel 1: 152-050-003

The Northerly 230.00 feet of Lot 52, Kingston Tract, in the County of Riverside, State of California, as shown by Map recorded in Book 12, Page 6 of Maps, Records of San Bernardino County, California.

Except the Westerly 376.00 feet.

Parcel 2: 152-050-048 (underlying No. 152-050-004)

The Southerly 100 feet of the Northerly 330 feet of Lot 52 of Kingston Tract, in the County of Riverside, State of California, as shown by Map on file in Book 12, Page 6 of Maps, San Bernardino County Records.

Except the Westerly 376 feet.

Parcel 3: 152-050-049 (underlying No. 152-050-005)

Lot 52 of Kingston Tract, as shown by Map on file in Book 12, Page 6 of Maps, San Bernardino County Records.

Excepting therefrom the Westerly 376 feet thereof.

Also excepting therefrom the Northerly 330 feet thereof.

Assessor's Parcel Number: 152-050-003-8; 048-9; 049-0



Date: March 28, 2014

To: Mary Ann Meyer, Office of the County Clerk

From: John Alfred, Acting Senior Environmental Planner, Project Management Office

Subject: **County of Riverside Economic Development Agency Project # FM FM0422210002**
Resolution No. 2014-048 Convey Real Property

The Riverside County's Economic Development Agency's Project Management Office is requesting that you post the attached Notice of Exemption. Attached you will find an authorization to bill by journal voucher for your posting fee.

After posting, please return the document to Mail Stop #1330 Attention: John Alfred, Acting Senior Environmental Planner, Economic Development Agency, 3403 10th Street, Suite 400. Riverside, CA 92501. If you have any questions, please contact John Alfred at 955-4844.

Attachment

cc: file

Signed: _____

A handwritten signature in blue ink, appearing to read "John Alfred", is written over a horizontal line.

Date: _____

5.14.14

John Alfred, Acting Senior Environmental Planner
County of Riverside, Economic Development Agency

P.O. Box 1180 • Riverside, California • 92502 • T: 951.955.8916 • F: 951.955.6686

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RIVERSIDE COUNTY CLERK & RECORDER

**AUTHORIZATION
TO BILL
BY JOURNAL VOUCHER**

Project Name: Resolution No. 2014-048 Convey Real Property

Accounting String: 524830-47220-7200400000-FM042220002

DATE: March 31, 2014

AGENCY: Riverside County Economic Development Agency

THIS AUTHORIZES THE COUNTY CLERK & RECORDER TO BILL FOR FILING AND HANDLING FEES FOR THE ACCOMPANYING DOCUMENT(S).

NUMBER OF DOCUMENTS INCLUDED: One (1)

AUTHORIZED BY: John Alfred, Acting Senior Environmental Planner, Economic Development Agency

Signature:



PRESENTED BY: Craig Olsen, Senior Real Property Agent, Economic Development Agency

-TO BE FILLED IN BY COUNTY CLERK-

ACCEPTED BY: -

DATE: -

RECEIPT # (S) -



NOTICE OF EXEMPTION

March 28, 2014

Project Name: County of Riverside, Resolution No. 2014-048 Convey Real Property

Project Number: FM0422210002

Project Location: Riverside County, California.

APN: 152-050-003, 7017 Hamner Avenue, Eastvale, CA. Lat: 33°57'37.80"N; Long: -117°33'31.86"W

APN: 152-050-048, 7010 Hamner Avenue, Eastvale, CA. Lat: 33°57'36.89"N; Long: -117°33'32.03"W

APN: 152-050-049, 7067 Hamner Avenue, Eastvale, CA. Lat: 33°57'33.91"N; Long: -117°33'31.77"W

(See attached exhibit)

Description of Project: The County of Riverside is authorizing the conveyance of Fee Simple Interests in real property consisting of 3.2 acres in the city of Eastvale, identified as Assessor Parcel Numbers 152-050-003, 152-050-048 and -049, to the City of Eastvale. The County acquired parcels 152-050-048 and 049, in 2008 and the final order of condemnation for parcel 152-050-003, in 2013. The county acquired these parcels for the purpose of constructing a fire station and a community center, which will provide much needed public services to the growing area. The properties consist of 3.2 acres total with which a newly constructed fire station has been built on Assessor Parcel Number 152-050-049. The fire station parcel was evaluated as an Initial Study Mitigated Negative Declaration (IS/MND), under the California Environmental Quality Act (CEQA) (SCH#2007111064). The analysis contained in the Initial Study demonstrates that the project would not have any significant impacts on the environment with the implementation of the mitigation measures contained in the Initial Study. The IS/MND was prepared and circulated for the mandated 30-day public review and comment period from November 14, 2007 to December 13, 2007. The IS/MND and Mitigation Monitoring Program was adopted by the Board of Supervisors on February 26, 2008 (per M.O. 3.28). The station was built utilizing developer fees and will be transferred to the city at no cost. Pursuant to Government Code Section 25365, the County of Riverside may transfer interests in real property, or any interest therein, belonging to the county to another public agency, upon the terms and conditions as are agreed upon and without complying with any other provisions of the Government Code, if the property or interest therein to be conveyed is not required for county use. The use of the site will continue to be utilized as a fire station and no increases in intensity of the use of the site are anticipated.

Name of Public Agency Approving Project: County of Riverside, Economic Development Agency

Name of Person or Agency Carrying Out Project: County of Riverside, Economic Development Agency

Exempt Status: California Environmental Quality Act (CEQA) Guidelines, Section 15061, General Rule Exemption.

P.O. Box 1180 • Riverside, California • 92502 • T: 951.955.8916 • F: 951.955.6486

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Reasons Why Project is Exempt: The project is exempt from the provisions of CEQA specifically by the State CEQA Guidelines as identified below. The conveyance of real property from one agency to another will not have an effect on the environment, thus, no environmental impacts are anticipated to occur.

- Section 15061 (b) (3) - General Rule Exemption. With certainty, there is no possibility that the proposed project may have a significant effect on the environment. The conveyance of real property from one agency to another will not require any construction activities and would not lead to any direct or reasonably foreseeable indirect physical environmental impacts. Therefore, in no way would the project as proposed have the potential to cause a significant environmental impact and the project is exempt from further CEQA analysis.

Based upon the identified exemption above, the County of Riverside, Economic Development Agency hereby concludes that no physical environmental impacts are anticipated to occur and the project as proposed is exempt under CEQA. No further environmental analysis is warranted.

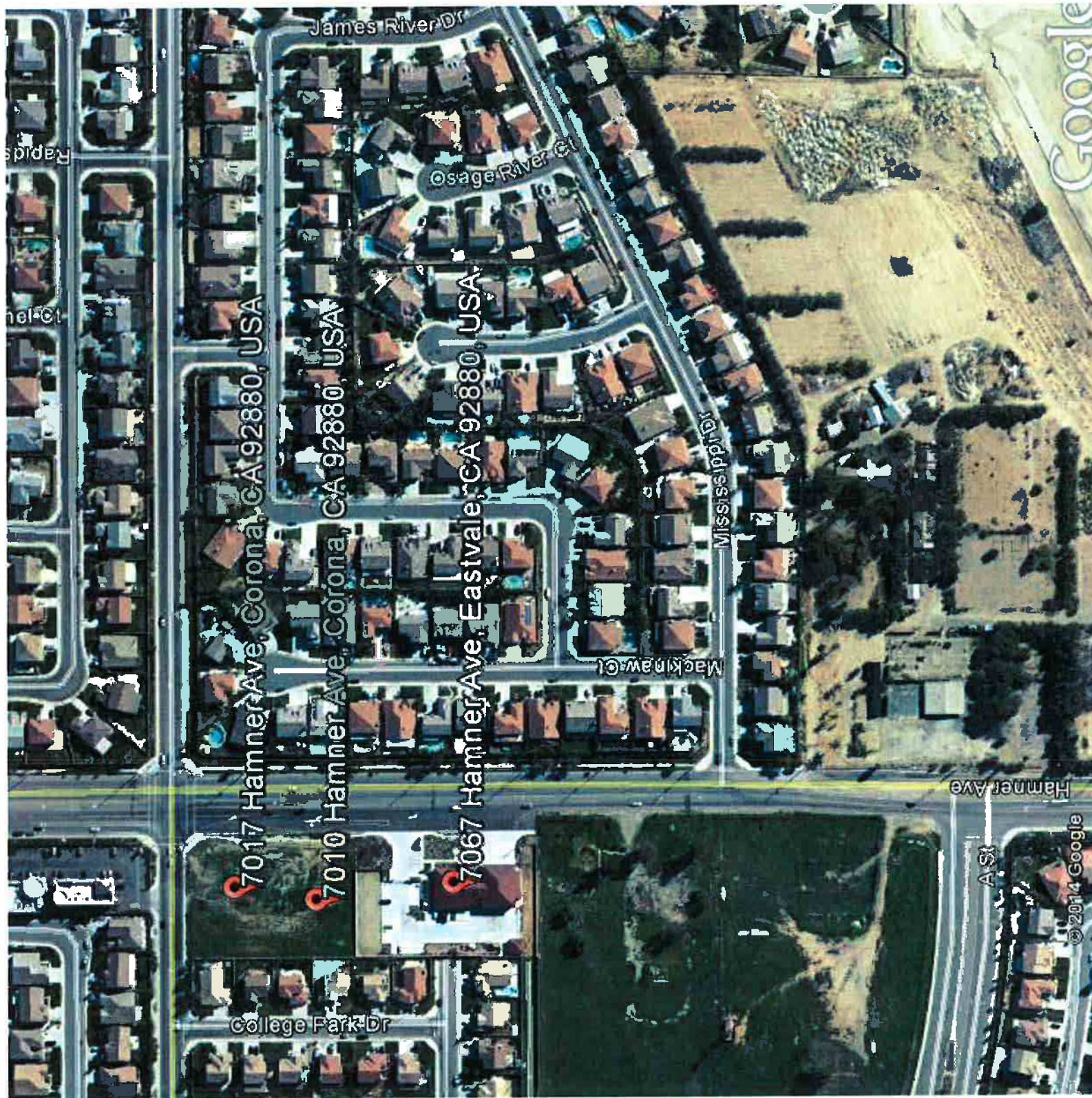
Signed: _____



Date: _____

3.31.14

John Alfred, Acting Senior Environmental Planner
County of Riverside, Economic Development Agency



7017 Hamner Ave, Corona, CA 92880, USA

7010 Hamner Ave, Corona, CA 92880, USA

7067 Hamner Ave, Eastvale, CA 92880, USA

College Park Dr

James River Dr

Osage River Ct

Mississippi Dr

Mackinaw Ct

Hamner Ave

A St

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