

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



443

FROM: Economic Development Agency/Facilities Management

SUBMITTAL DATE:
September 11, 2014

SUBJECT: Resolution No. 2014-149, Notice of Intention to Purchase Real Property in the Unincorporated Area of Lake Tamarisk, County of Riverside, California, District 4/District 4, [\$139,400]; Fund 30300 Mitigation Funding (100%)

RECOMMENDED MOTION: That the Board of Supervisors:

1. Adopt Resolution No. 2014-149, Notice of Intention to Purchase Real Property in the Unincorporated Area of Lake Tamarisk, County of Riverside, California, further described as a portion of County of Riverside Assessor's Parcel Number 808-170-006;
2. Authorize the Economic Development Agency to negotiate the purchase of the subject property from Lake Tamarisk Development, LLC., a California limited liability company at a price not-to-exceed \$98,000;

(Continued)

FISCAL PROCEDURES APPROVED
PAUL ANGULO, CPA, AUDITOR-CONTROLLER
BY: Esteban Hernandez 9/19/14

Robert Field
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	\$ 139,400	\$ 0	\$ 139,400	\$ 0	Consent <input type="checkbox"/> Policy <input checked="" type="checkbox"/>
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0	

SOURCE OF FUNDS: Fund 30300 Mitigation Funding (100%)
Budget Adjustment: No
For Fiscal Year: 2014/15

C.E.O. RECOMMENDATION:

APPROVE

BY: Rohini Dasika
Rohini Dasika

County Executive Office Signature

MINUTES OF THE BOARD OF SUPERVISORS

FORM APPROVED COUNTY COUNSEL 9/5/14
DATE
BY: GREGORY P. PRIAMOS

REVIEWED BY CIP
Ivan M. Chand, Director of Finance

By: John Hawkins, Fire Chief
Riverside County Fire

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

Prev. Agn. Ref.:

District: 4/4

Agenda Number:

3-17

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

Economic Development Agency/Facilities Management

FORM 11: Resolution No. 2014-149, Notice of Intention to Purchase Real Property in the Unincorporated Area of Lake Tamarisk, County of Riverside, California, District 4/District 4, [\$139,400]; Fund 30300 Mitigation Funding 100%

DATE: September 11, 2014

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RECOMMENDED MOTION: (Continued)

3. Authorize reimbursement to EDA/Real Estate Division for costs incurred for all acquisition costs. The amount to be reimbursed to EDA/Real Estate is not-to-exceed \$21,400 in due diligence expenses and \$20,000 in staff time; and
4. Direct the Clerk of the Board to give notice pursuant to Government Code Section 6063.

BACKGROUND:

Summary

The Economic Development Agency Real Estate Division on behalf of Riverside County Fire Department proposes that the County of Riverside purchase a 1.5 acre site in the unincorporated community of Lake Tamarisk. The property, which is located on the north side of Lake Tamarisk Drive, east of Parkview Drive, is referred to as a portion of Assessor's Parcel Number 808-170-006. This site is being purchased to develop and relocate fire station 49.

The current fire station 49 was built in approximately 1967 and has 960 square feet of living space and has only one bathroom. When built, the fire station was designed for one or two personnel to be on duty, with one or two pieces of fire apparatus assigned there. Because of the remote location, we currently staff station 49 with four personnel each day and house 4 department vehicles. Some of these vehicles are parked outdoors as they do not fit in the original apparatus bays. The station has 1 front line fire engine, 1 reserve fire engine, 1 water tender, and 1 utility vehicle assigned for use because of the time to get other response vehicles in the area.

Moving into a larger facility will provide more adequate living space for on duty personnel as well as providing separate male and female bathrooms. A new facility will be more energy efficient, cutting total long term operational costs at this location. A new facility will also be large enough for on duty personnel to park on the station grounds and not in the County Library parking lot or on the street. It will also house all department vehicles inside a large apparatus bay out of the weather, cutting maintenance costs.

Impact on Residents and Businesses

The proposed site is near to the current site and will continue to benefit the community of Lake Tamarisk. The residents and businesses will enjoy the safety benefits of having a new and modern fire station located within this area of the County.

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

(Continued)

SUBMITTAL TO THE BOARD OF SUPERVISORS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
Economic Development Agency/Facilities Management

FORM 11: Resolution No. 2014-149, Notice of Intention to Purchase Real Property in the Unincorporated Area of Lake Tamarisk, County of Riverside, California, District 4/District 4, [\$139,400]; Fund 30300 Mitigation Funding 100%

DATE: September 11, 2014

PAGE: 3 of 3

SUPPLEMENTAL:

Additional Fiscal Information

The following summarizes the funding necessary for the acquisition for a portion of Assessor's Parcel Number 808-170-006:

Acquisition:	\$ 98,000
Estimated Title and Escrow Charges:	3,000
Preliminary Title Report	800
County Appraisal	8,300
Environmental Studies	5,000
Surveyor	4,300
EDA/FM Real Property Staff Time	20,000
Total Estimated Acquisition Costs	\$139,400

All costs associated with the acquisition of this property are fully funded by the Fund 30300 Mitigation Funding in the Fire Department's budget for FY 2014/15. No net county costs will be incurred as a result of this transaction.

Attachments:

Map

MAP



Existing Fire Station #49

Proposed Fire Station Site



Fire Station Site

2 Resolution No. 2014-149

3 Notice of intention to Purchase Real Property

4 In the Unincorporated Area of Lake Tamarisk, County of Riverside, California

5 Assessor's Parcel Number: 808-170-006 (Portion)

6
7 WHEREAS, the current fire station 49 was built in approximately 1967 and has
8 960 square feet of living space on .33 acres of land;

9 WHEREAS, some vehicles are parked outdoors as they do not fit in the original
10 apparatus bays; and

11 WHEREAS, Riverside County Fire Department desires to obtain more
12 adequate living space for on duty personnel as well as housing all department
13 vehicles inside a large apparatus bay out of the weather, cutting maintenance costs;
14 therefore,

15 BE IT RESOLVED, DETERMINED AND ORDERED by the Board of
16 Supervisors of the County of Riverside in regular session assembled on September
17 23, 2014, and NOTICE IS HEREBY GIVEN, pursuant to Section 25350 of the
18 Government Code, that this Board at its public meeting on October 21, 2014, at 9:00
19 a.m. in the meeting room of the Board of Supervisors located on the 1st floor of the
20 County Administrative Center, 4080 Lemon Street, Riverside, California intends to
21 authorize a transaction in which the County of Riverside will purchase real property in
22 the Unincorporated Area of Lake Tamarisk, County of Riverside, State of California,
23 known as a portion of Assessor's Parcel Number 808-170-006, consisting of 1.5
24 acres, more particularly described in Exhibit "A" Legal Description, from Lake
25 Tamarisk Development LLC, a Delaware limited liability company, in the amount of
26 Ninety Eight Thousand Dollars (\$98,000.00).

FORM APPROVED COUNTY COUNSEL
BY: [Signature] 9/8/14

1 BE IT FURTHER RESOLVED AND DETERMINED that the Economic
2 Development Agency is to expend a not-to-exceed amount of Forty One Thousand
3 Four Hundred Dollars (\$41,400) to complete due diligence on the property, consisting
4 of a preliminary title report, appraisal costs, survey, environmental studies, Economic
5 Development Agency staff time, and miscellaneous other studies as may be deemed
6 necessary.

7 BE IT FURTHER RESOLVED AND DETERMINED that the Clerk of the Board of
8 Supervisors is directed to give notice hereof as provided in Section 6063 of the
9 Government Code.

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CAO:mr/090414/045FR/16.945

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EXHIBIT "A"

LAKE TAMARISK FIRE STATION LEGAL DESCRIPTION

A PORTION OF LOT 104 OF TRACT 3662, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN ON A MAP RECORDED IN BOOK 58, PAGES 22 THROUGH 29 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, LOCATED IN SECTION 14, TOWNSHIP 5 SOUTH, RANGE 15 EAST, S.B.M., BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 104, ALSO BEING A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF TAMARISK DRIVE HAVING A 33.00 FOOT NORTHERLY 1/2 WIDTH;

THENCE NORTH 25°03'49" EAST ALONG THE WESTERLY LINE OF SAID LOT 104 A DISTANCE OF 295.88 FEET;

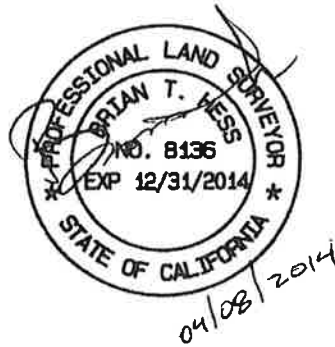
THENCE, LEAVING SAID WESTERLY LINE, SOUTH 64°56'11" EAST A DISTANCE OF 187.44 FEET;

THENCE SOUTH 01°03'22" EAST A DISTANCE OF 235.79 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID LOT 104, ALSO BEING A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF TAMARISK DRIVE HAVING A 33.00 FOOT NORTHERLY 1/2 WIDTH, SAID POINT BEING ON A CURVE BEING CONCAVE TO THE NORTH, HAVING A RADIUS OF 967.00 FEET AND A RADIAL BEARING OF SOUTH 00°04'30" EAST;

THENCE WESTERLY ALONG THE SAID SOUTHERLY LINE AND THE ARC OF SAID CURVE A DISTANCE OF 304.42 FEET THROUGH A CENTRAL ANGLE OF 18°02'14" TO THE **POINT OF BEGINNING**.

SAID PARCEL CONTAINING 1.50 ACRES MORE OR LESS.

SEE EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.



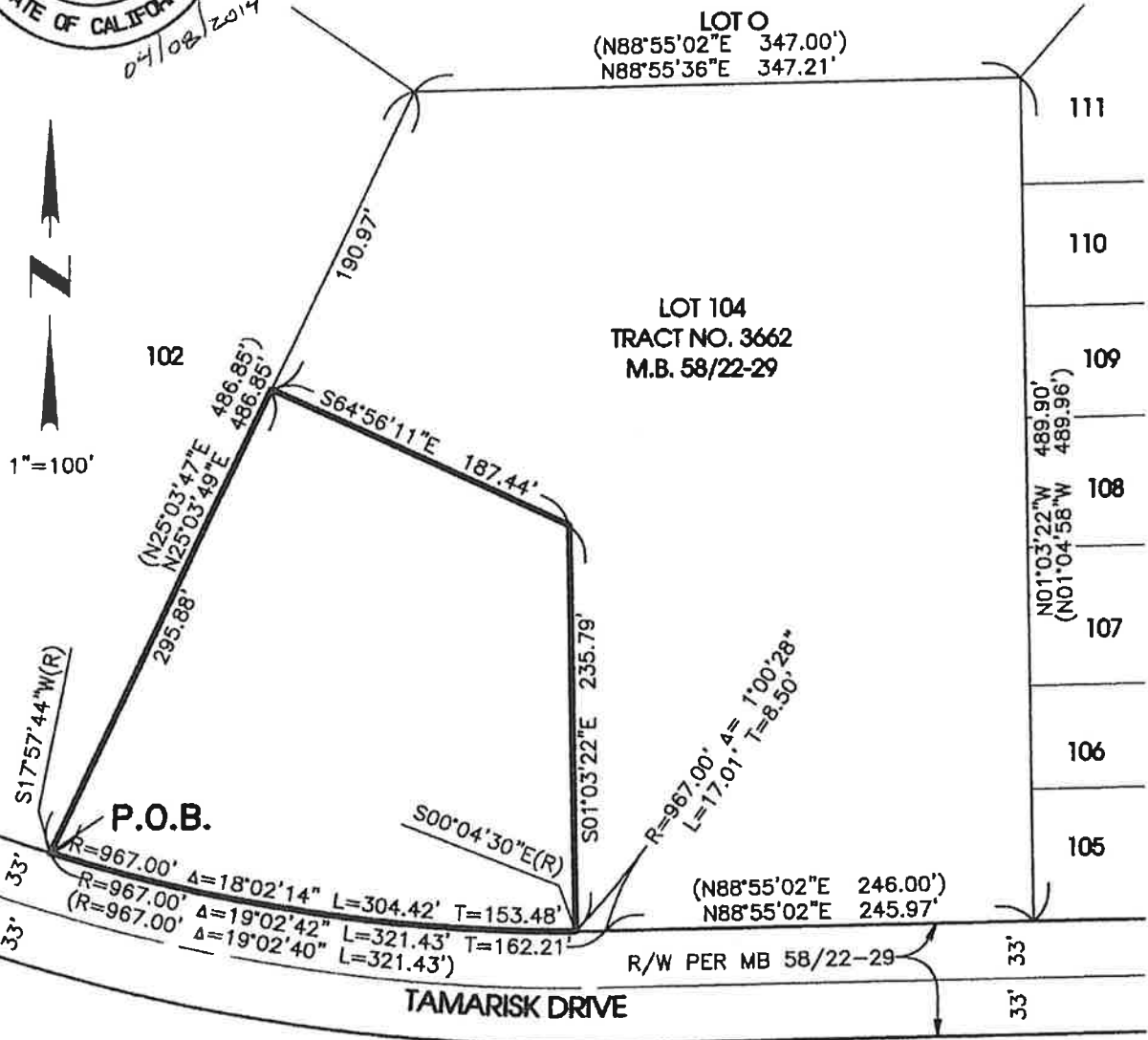
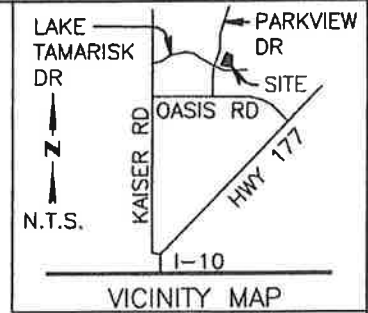
THIS DOCUMENT REVIEWED BY
RIVERSIDE COUNTY SURVEYOR.

BY: *[Signature]*

DATE: 4-16-14

EXHIBIT 'B'

LAKE TAMARISK FIRE STATION



() INDICATES RECORD DATA PER TRACT NO. 3662 M.B. 58/22-29
 S. 14, T., 5 S., R. 15 E., S.B.M.

THIS DOCUMENT REVIEWED BY RIVERSIDE COUNTY SURVEYOR.
 BY: [Signature]
 DATE: 4-16-14

HESS
DEVELOPMENT
INC.
 SURVEYING & ENGINEERING SERVICES
 28039 SCOTT RD, STE D387, MURRIETA, CA 92563
 PH: 951-325-2200 FAX: 951-639-9661