

FORM 41-1  
COUNTY COUNSEL  
2/20/15  
DATE  
BY: JAMES E. BROWN

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

803B



**FROM:** General Manager-Chief Engineer

**SUBMITTAL DATE:**  
May 12, 2015

**SUBJECT:** Adopt Resolution No. F2015-15, Authorizing Condemnation of Real Property for Flood Control Purposes Regarding Homeland Line 1, Stage 1 Project, Project No. 4-0-00345, District 3; [\$273,000] District Funds 100%

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

1. Adopt Resolution No. F2015-15, Authorizing Condemnation of Real Property Regarding the Homeland Line 1, Stage 1 Project.

**BACKGROUND:**

**Summary**

(See Page 2)

GSW:rlp  
P8\168267

WARREN D. WILLIAMS  
General Manager-Chief Engineer

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost:	POLICY/CONSENT (per Exec. Office)
COST	\$ 273,000	\$ 0	\$ 273,000	\$ 0	Consent <input type="checkbox"/> Policy <input type="checkbox"/>
NET DISTRICT COST	\$ 273,000	\$ 0	\$ 273,000	\$ 0	

**SOURCE OF FUNDS:** 25140 947460 540040 Zone 4

**Budget Adjustment:** No

**For Fiscal Year:** 14/15

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

APPROVE

BY:

Steven C. Horn

County Executive Office Signature

**MINUTES OF THE BOARD OF SUPERVISORS**

FISCAL PROCEDURES APPROVED  
JEANINE J. REY, FINANCE DIRECTOR

BY: JEANINE J. REY  
3/9/15  
Departmental Concurrence

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

**Prev. Agn. Ref.:** 11-1 04/14/2015 **District:** 3<sup>rd</sup> **Agenda Number:**

11-3

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

**FORM 11:** Adopt Resolution No. F2015-15, Authorizing condemnation of Real Property for flood Control Purposes Regarding Homeland Line 1, Stage 1, Project No. 4-0-00345, District 3 [\$273,000] District Funds 100%

**DATE:** May 12, 2015

**PAGE:** Page 2 of 2

**BACKGROUND:**

**Summary (continued)**

The Homeland Master Drainage Plan (Revision No.1), Romoland Master Drainage Plan (Revision No.1), and Homeland/Romoland Area Drainage Plan Final Environmental Impact Report (FEIR) SCH 2003111131 was certified by the Board of Supervisors of the Riverside County Flood Control and Water Conservation District (District) on March 28, 2006, and the Project was approved. The FEIR identified "Proposed Phase I Facilities" that were expected to be constructed over the next few years. Since that time, final design was completed and regulatory permit authorizations were obtained by a private corporation for the construction of the Proposed Phase I Facilities (Approved Project). Except for some interim excavation, the construction of the Approved Project by the private corporation was delayed and will now be constructed by the District. The Project consists of the construction, operation and maintenance of the following facilities which were included in the Approved Project: Romoland MDP Line A, Romoland MDP Line A-2, Romoland MDP Line A-3, Homeland MDP Briggs Road Basin, Homeland MDP Line 1, and Homeland MDP Juniper Flats Basin. The Project will begin just upstream of I-215 and terminate northeast of the intersection off Juniper Flats Road and Falcon View Lane. The Project length is approximately 41,000 lineal feet and consists of open channels; underground reinforced concrete boxes/reinforced concrete pipes and two (2) basins. The Project will convey runoff from the hills northeast of Romoland and flows emanating from the Homeland area starting upstream in the vicinity of the Juniper Flats area. It will also provide as an outlet to such storm runoff.

The public interest and necessity for this project is demonstrated by the flooding which occurs in the area and the erosion of both public and private property. The proposed project is planned in a manner that is most compatible with the greatest public good and least private injury. The affected properties are vacant and unimproved land. The subject property interests are needed for the facility. Offers required by Section 7267.2 have been made to the owners.

Negotiations have been conducted with the affected owners and the tenants will be relocated pursuant to the Uniform Relocation and Property Acquisition Act of 1970, as amended. Staff will continue to negotiate with the owners, however, in order to facilitate the timely construction of the flood facility for the Homeland Line 1, Stage 1 Project, staff is recommending the approval of Resolution No. F2015-15.

**Impact on Residents and Businesses**

The proposed project will protect people, property and the watershed from damage or destruction from flood and stormwater impacts. There is a residential tenant who will be relocated pursuant to the Uniform Relocation and Property Acquisition Act of 1970, as amended.

**SUPPLEMENTAL:**

**Additional Fiscal Information**

Sufficient funds were budgeted in the Fiscal Year 2014-2015 for the Homeland Line 1, Stage 1 Project and are available in the Zone 4 Fund.

**ATTACHMENTS (if needed, in this order):**

1. Resolution No. F2015-15

BOARD OF SUPERVISORSRIVERSIDE COUNTY FLOOD CONTROL  
AND WATER CONSERVATION DISTRICT

## RESOLUTION NO. F2015-15

AUTHORIZE CONDEMNATION OF REAL PROPERTY  
FOR FLOOD CONTROL PURPOSES REGARDING THE  
HOMELAND LINE 1, STAGE 1 PROJECT  
PROJECT NO. 4-0-00345

BE IT RESOLVED, FOUND, DETERMINED, AND ORDERED by the Board of Supervisors of Riverside County Flood Control and Water Conservation District, County of Riverside, State of California, not less than four-fifths of all members concurring, in regular session assembled on May 12, 2015, as follows:

1. That Notice of Intent to Adopt this Resolution was given to each person, who's hereinafter described real property is to be acquired by eminent domain in accordance with Section 1245.235 of the Code of Civil Procedure and a hearing was conducted by the Board of Supervisors on the matters contained herein.

2. That the authority for the District to acquire the real property by eminent domain is contained in Article 1, Section 19 of the California Constitution; the California Water Code -- Appendix, Chapter 48, Section 48-9, Paragraph 9; Sections 1240.010, 1240.020, 1240.110 and 1240.420 of the Code of Civil Procedure.

3. That the public interest and necessity requires the Proposed Project.

4. That the use for which the real property is to be taken is for the construction of a public improvement consisting of flood control facilities, maintenance roads and appurtenant works, for the control and flow of flood and stormwaters and for other uses incidental thereto and required thereby, in order to protect from damage, life and property within the boundaries of the District, the Proposed Project being known as the Homeland Line 1, Stage 1 Project.

FORM APPROVED COUNTY COUNSEL  
BY: ANNA W. WANG  
DATE: 2/20/15

1           5. That the real property sought to be condemned is necessary for the construction of  
2 the public improvement and is located entirely within the boundaries of the District's Zone 4, in  
3 the County of Riverside, State of California; the Proposed Project alignment generally follows  
4 just upstream of I-215 and terminates northeast of the intersection of Juniper Flats Road and  
5 Falcon View Lane; are legally described and visually depicted in the documents attached hereto  
6 as Exhibits "A" and "B", and incorporated herein by this reference; and are referred to in  
7 attached Exhibits "A" and "B" as Parcels 4345-09A, 4345-09C, 4345-10A1, 4345-10A2, 4345-  
8 10C1, 4345-10C2, 4345-11A, 4345-11C, 4345-12A, 4345-12C and 4345-12D (which are  
9 Riverside County Assessor's Parcel Nos. 457-320-028, 457-320-029, 457-320-030 and 457-320-  
10 031), as Parcels 4345-2B and 4345-2T (which is Riverside County Assessor's Parcel No. 457-  
11 330-027) and as Parcels 4345-1B and 4345-1T (which is Riverside County Assessor's Parcel No.  
12 459-020-065).

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15           6. That the public improvement is planned and located in the manner that will be most  
16 compatible with the greatest public good and the least private injury.

17           7. That the offer required by Section 7267.2 of the Government Code has been made  
18 to the owner or owners of record.

19           BE IT FURTHER RESOLVED that County Counsel representing the District is hereby  
20 authorized and empowered:

21  
22           1. To acquire in the name of the District, the interests in property that is subject to this  
23 Authorization (collectively the Subject Property Interests) is a Fee Interest, Parcels 4345-09A,  
24 4345-10A1, 4345-10A2, 4345-11A and 4345-12A and permanent subterranean easements,  
25 Parcels 4345-1B and 4345-2B; and temporary construction easements, Parcels 4345-1T, 4345-  
26 2T, 4345-09C, 4345-10C1, 4345-10C2, 4345-11C, 4345-12C and 4345-12D, on said real  
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1 property by condemnation in accordance with the Constitution and laws relating to eminent  
2 domain.

3       2. To prepare and prosecute in the name of the District such proceedings in the proper  
4 Court having jurisdiction thereof as are necessary for such acquisition.

5       3. To make application to the Court for an order to deposit the probable amount of  
6 compensation out of proper funds under the control of the District into the State Treasurer and  
7 for an Order permitting the District to take prejudgment possession and use the real property for  
8 the purpose of constructing the public improvement.

9       4. To compromise and settle such proceedings, if such settlement can be reached, and  
10 in that event, to take all necessary action to complete the acquisition, including stipulations as to  
11 judgment and other matters, and causing all payments to be made.

12       5. County Counsel is further authorized to correct any errors or to make or agree to  
13 non-material changes in the legal description of the real property that are deemed necessary for  
14 the conduct of the condemnation action, or other proceedings or transactions required to acquire  
15 the subject property. County Counsel is further authorized to reduce or modify the extent of the  
16 interests or property to be acquired so as to reduce the compensation payable in the action where  
17 such changes would not substantially impair the construction and operation of the project for  
18 which the real property is being acquired.  
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**EXHIBIT "A"**  
**CHANNEL RIGHT OF WAY**

4345-9A

That portion of Lot 284 of Romola Farms No. 5, as shown by map on file in Book 14 of Maps at pages 44 through 46, inclusive thereof, Records of Riverside County, California, lying within the southwest quarter of Section 7, Township 5 South, Range 2 West, San Bernardino Meridian, said portion being described as follows:

**COMMENCING** at the northeast corner of said Lot 284, said corner being on the southerly right-of-way line of Watson Road (20.00 feet in half width) of said map;

Thence South  $00^{\circ} 28' 27''$  West along the easterly line of said Lot 284, a distance of 30.00 feet to the **TRUE POINT OF BEGINNING**, said point being on a line parallel with and distant southerly 30.00 feet, measured at a right angle, from the northerly line of said Lot 284;

Thence North  $89^{\circ} 56' 55''$  West along said parallel line, a distance of 587.29 feet;

Thence South  $39^{\circ} 41' 39''$  West, a distance of 21.94 feet to a point on a line parallel with and distant easterly 29.00 feet, measured at a right angle, from the westerly line of said Lot 284, said westerly line being the easterly line of Briggs Road (30.00 feet in half width) of said map;

Thence South  $00^{\circ} 28' 23''$  West along said parallel line, a distance of 43.10 feet to a point on a line parallel with and distant southerly 90.00 feet, measured at a right angle, from said northerly line;

Thence South  $89^{\circ} 56' 55''$  East along said parallel line, a distance of 157.24 feet;

Thence South  $76^{\circ} 18' 27''$  East, a distance of 47.21 feet to a point on a line parallel with and distant southerly 101.13 feet, measured at a right angle, from said northerly line;

Thence South  $89^{\circ} 56' 55''$  East along said parallel line, a distance of 82.63 feet;

Thence North  $67^{\circ} 24' 03''$  East, a distance of 28.91 feet to a point on a line parallel with and distant southerly 90.00 feet, measured at a right angle, from said northerly line;

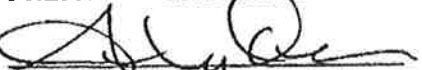
Thence South  $89^{\circ} 56' 55''$  East along said parallel line, a distance of 288.74 feet to a point on said easterly line of Lot 284;

Thence North  $00^{\circ} 28' 27''$  East along said easterly line, a distance of 60.00 feet to the **TRUE POINT OF BEGINNING**.

Containing 0.86 acres, more or less.

SEE PLAT ATTACHED HERETO AS EXHIBIT "B" AND MADE A PART HEREOF.

PREPARED UNDER MY SUPERVISION

  
Andrew Y. Orosco, L.S. 5491

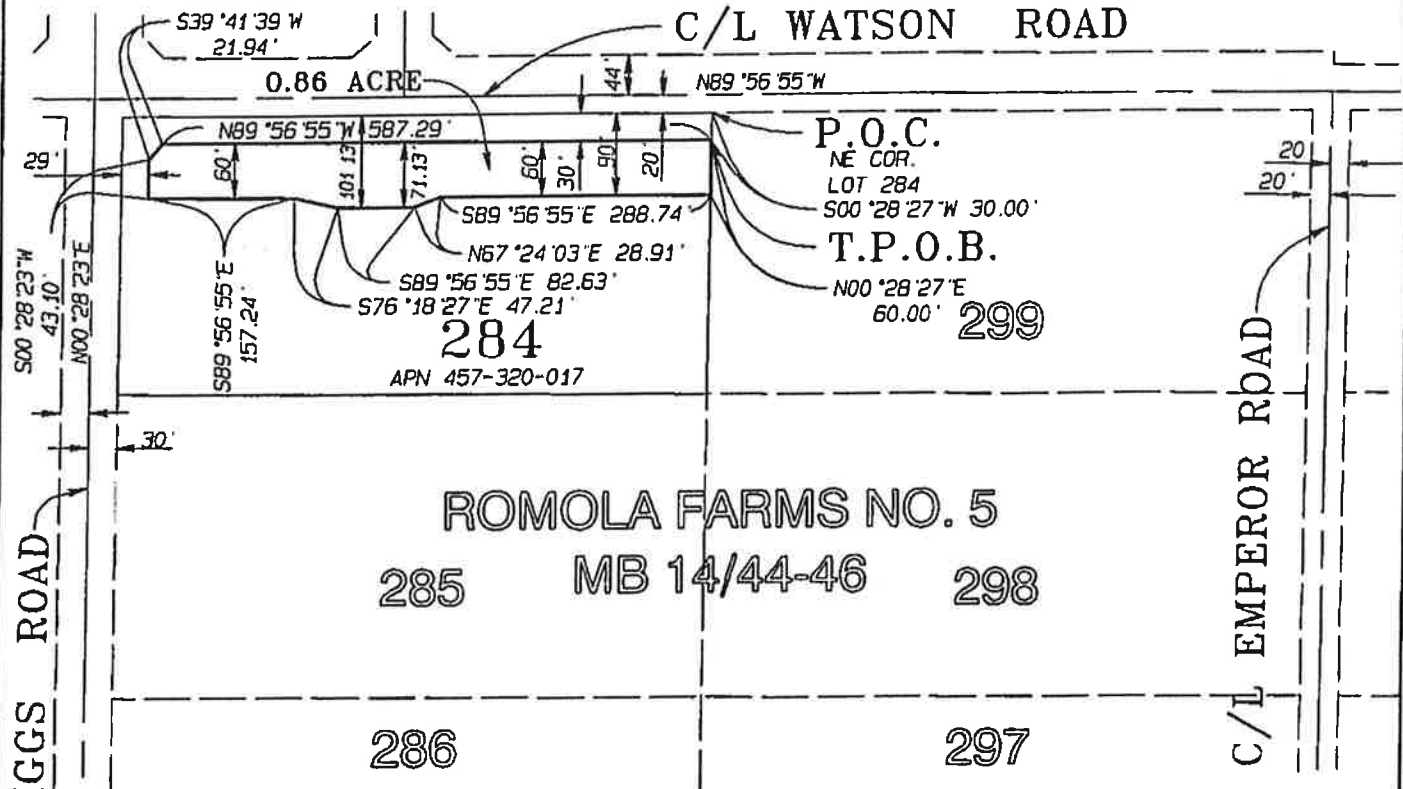
7/1/14  
Date

Prepared by:   
Checked by: 



# EXHIBIT "B"

4345-9A



SEC 7, T5S, R2W, SBM

ALBERT A.  
**WEBB**  
ASSOCIATES  
ENGINEERING CONSULTANTS

RIVERSIDE COUNTY FLOOD CONTROL &  
WATER CONSERVATION DISTRICT

DATE PREPARED: 7/1/2014

G:\2003\03-0338\DWG\SPRO\03338LINE-A\_HAROLD.pro

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE  
ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 1

W O 03-338

SCALE: 1" = 200'

DRWN BY AW  
CHKD BY AW

DATE 7/1/14  
DATE 5/1/14

SUBJECT: CHANNEL RIGHT OF WAY

**EXHIBIT "A"**  
**SLOPE EASEMENT**

That portion of Lot 284 of Romola Farms No. 5, as shown by map on file in Book 14 of Maps at pages 44 through 46, inclusive thereof, Records of Riverside County, California, lying within the southwest quarter of Section 7, Township 5 South, Range 2 West, San Bernardino Meridian, said portion being described as follows:

**COMMENCING** at the northeast corner of said Lot 284, said corner being on the southerly right-of-way line of Watson Road (20.00 feet in half width) of said map;

Thence South  $00^{\circ} 28' 27''$  West along the easterly line of said Lot 284, a distance of 90.00 feet to the **TRUE POINT OF BEGINNING**;

Thence continuing South  $00^{\circ} 28' 27''$  West along said easterly line, a distance of 6.00 feet to a point thereon, said point being on a line parallel with and distant southerly 96.00 feet, measured at a right angle, from the northerly line of said Lot 284;

Thence North  $89^{\circ} 56' 55''$  West along said parallel line, a distance of 287.49 feet;

Thence South  $67^{\circ} 24' 03''$  West, a distance of 28.91 feet to a point on a line parallel with and distant southerly 107.13 feet, measured at a right angle, from the northerly line of said Lot 284;

Thence North  $89^{\circ} 56' 55''$  West along said parallel line, a distance of 84.54 feet;

Thence North  $76^{\circ} 18' 27''$  West, a distance of 47.21 feet to a point on a line parallel with and distant southerly 96.00 feet, measured at a right angle, from said northerly line;

Thence South  $89^{\circ} 56' 55''$  East along said parallel line, a distance of 156.56 feet to a point on a line parallel with and distant easterly 29.00 feet, measured at a right angle, from the westerly line of said Lot 284;

Thence North  $00^{\circ} 28' 23''$  East along said parallel line, a distance of 6.00 feet to a point on a line parallel with and distant southerly 90.00 feet, measured at a right angle, from said northerly line of Lot 284;

Thence South  $89^{\circ} 56' 55''$  East along said parallel line, a distance of 157.24 feet;

Thence South  $76^{\circ} 18' 27''$  East along said parallel line, a distance of 47.21 feet to a point on a line parallel with and distant southerly 90.00 feet, measured at a right angle, from said northerly line;

Thence South  $89^{\circ} 56' 55''$  East along said parallel line, a distance of 82.63 feet;

Thence North  $67^{\circ} 24' 03''$  East along said parallel line, a distance of 28.91 feet to a point on a line parallel with and distant southerly 90.00 feet, measured at a right angle, from said northerly line;

Thence South  $89^{\circ} 56' 55''$  East along said parallel line, a distance of 288.74 feet to the **TRUE POINT OF BEGINNING**.

Containing 3628 square feet, more or less.

SEE PLAT ATTACHED HERETO AS EXHIBIT "B" AND MADE A PART HEREOF.  
PREPARED UNDER MY SUPERVISION

Matthew E. Webb  
Matthew E. Webb, L.S. 5529

7/11/07  
Date

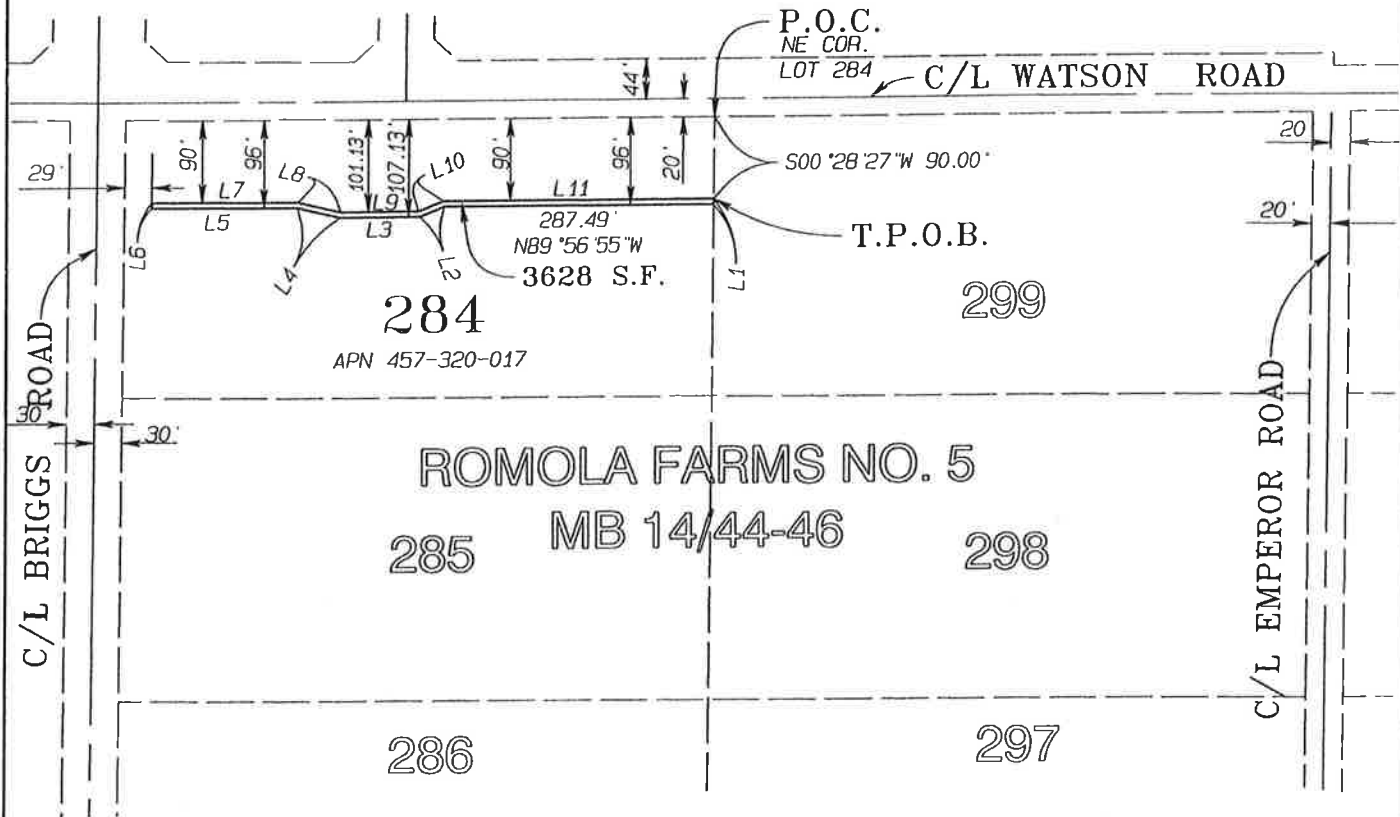


Prepared by: [Signature]  
Checked by: [Signature]



# EXHIBIT "B"

4345-9C



LINE	BEARING	DISTANCE
L1	S00°28'27"W	6.00'
L2	S67°24'03"W	28.91'
L3	N89°56'55"W	84.54'
L4	N76°18'27"W	47.21'
L5	N89°56'55"W	156.56'
L6	N00°28'23"E	6.00'
L7	S89°56'55"E	157.24'
L8	S76°18'27"E	47.21'
L9	S89°56'55"E	82.63'
L10	N67°24'03"E	28.91'
L11	S89°56'55"E	288.74'



SEC 7, T5S, R2W, SBM

ALBERT A.  
**WEBB**  
ASSOCIATES  
ENGINEERING CONSULTANTS

RIVERSIDE COUNTY, CALIFORNIA

DATE PREPARED: 7/10/07 G: \2003\03-0338\DWG&PRO\03338LINE-A\_HAROLD.pro

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT.

SHEET 1 OF 1

W.O.  
03-338

SCALE: 1" = 200'

DRWN BY *[Signature]* DATE 7/11/07  
CHKD BY *[Signature]* DATE 7/11/07

SUBJECT:

SLOPE EASEMENT

**EXHIBIT "A"**  
**CHANNEL RIGHT OF WAY**

PARCEL 1

That portion of Lot 299 of Romola Farms No. 5, as shown by map on file in Book 14 of Maps at pages 44 through 46, inclusive thereof, Records of Riverside County, California, lying within the southwest quarter of Section 7, Township 5 South, Range 2 West, San Bernardino Meridian, said portion being described as follows:

**COMMENCING** at the northwest corner of said Lot 299, said corner also being on the southerly right-of-way line of Watson Road (20.00 feet in half width) of said map;

Thence South 00° 28' 27" West along the westerly line of said Lot 299, a distance of 30.00 feet to the **TRUE POINT OF BEGINNING**;

Thence continuing South 00° 28' 27" West along said westerly line, a distance of 60.00 feet to a point on a line parallel with and distant southerly 90.00 feet, measured at a right angle, from the northerly line of said Lot 299;

Thence South 89° 56' 55" East along said parallel line, a distance of 338.92 feet;

Thence North 00° 03' 05" East, a distance of 43.00 feet;


Thence North 42° 52' 43" West, a distance of 23.22 feet to a point on a line parallel with and distant southerly 30.00 feet, measured at a right angle, from said northerly line of Lot 299;

Thence North 89° 56' 55" West along said parallel line, a distance of 322.66 feet to the **TRUE POINT OF BEGINNING**.

Containing 0.46 acre, more or less.



SEE PLAT ATTACHED HERETO AS EXHIBIT "B" AND MADE A PART HEREOF.

PREPARED UNDER MY SUPERVISION

  
Matthew E. Webb, L.S. 5529

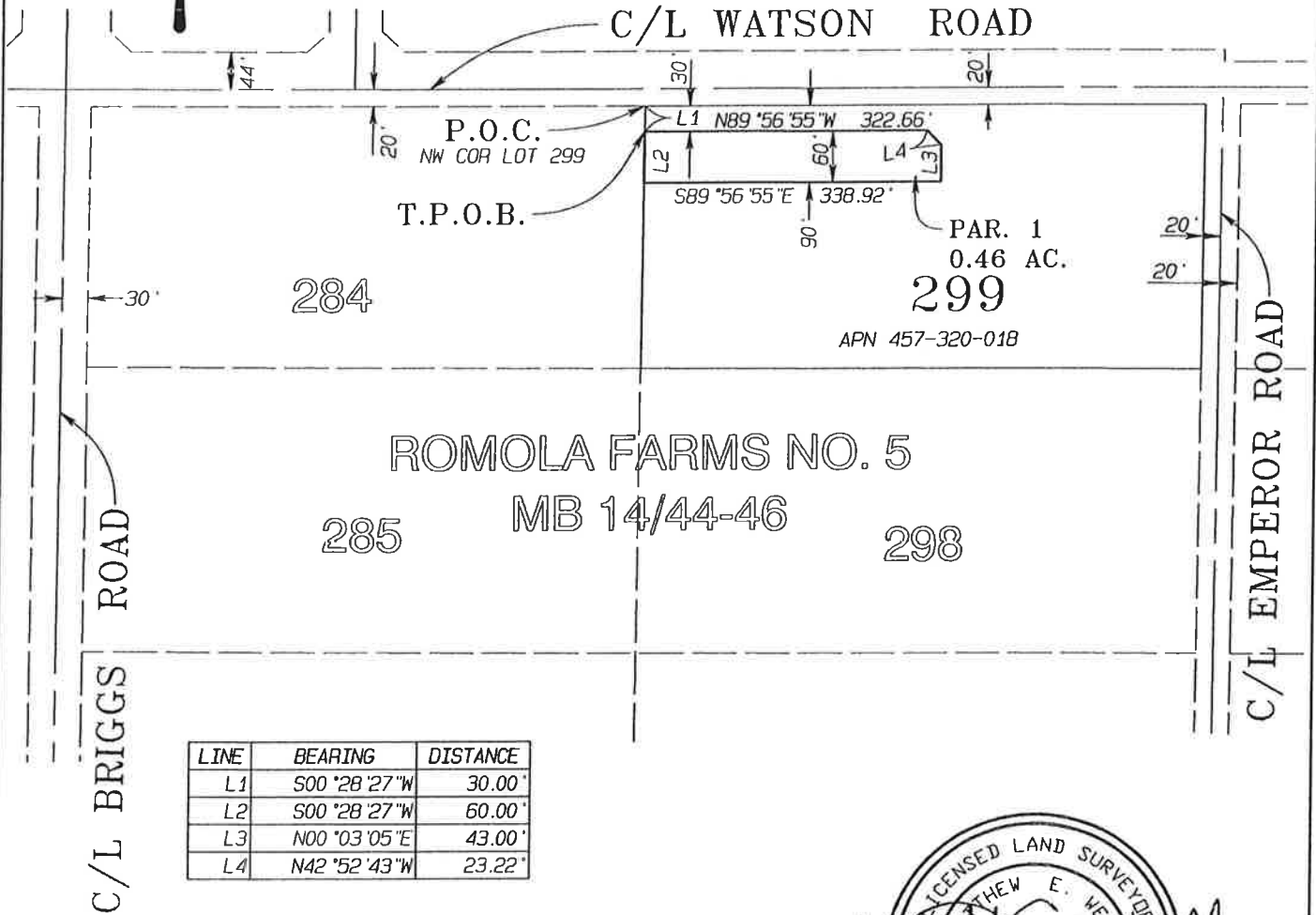
7/11/07  
Date



Prepared by:   
Checked by: 

# EXHIBIT "B"

4345-10A1



SEC 7, T5S, R2W, SBM

ALBERT A.  
**WEBB**  
ASSOCIATES  
ENGINEERING CONSULTANTS

## RIVERSIDE COUNTY FLOOD CONTROL & WATER CONSERVATION DISTRICT

DATE PREPARED: 7/10/07 G: \2003\03-0338\DWG&PRO\03338LINE-A\_HAROLD.pro

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SHEET 1 OF 1

W.O.  
03-338

SCALE: 1" = 200'

DRWN BY *[Signature]* DATE 7/11/07  
CHKD BY *[Signature]* DATE 7/11/07

SUBJECT: CHANNEL RIGHT OF WAY

**EXHIBIT "A"**  
**CHANNEL RIGHT OF WAY**

PARCEL 2

That portion of Lot 299 of Romola Farms No. 5, as shown by map on file in Book 14 of Maps at pages 44 through 46, inclusive thereof, Records of Riverside County, California, lying within the southwest quarter of Section 7, Township 5 South, Range 2 West, San Bernardino Meridian, said portion being described as follows:

**COMMENCING** at the intersection of the centerline of Watson Road (20.00 feet in half width) with the centerline of Emperor Road (40.00 feet in full width), both of said map;

Thence South 00° 28' 32" West along said centerline of Emperor Road, a distance of 50.01 feet to the **TRUE POINT OF BEGINNING**, said point being on a line parallel with and distant southerly 30.00 feet, measured at a right angle, from the easterly prolongation of the northerly line of said Lot 299;

Thence continuing South 00° 28' 32" West along said centerline, a distance of 60.00 feet to a point on a line parallel with and distant southerly 90.00 feet, measured at a right angle, from said easterly prolongation of the northerly line of Lot 299;

Thence North 89° 56' 55" West along said parallel line, a distance of 245.25 feet;

Thence North 00° 03' 05" East, a distance of 43.00 feet;

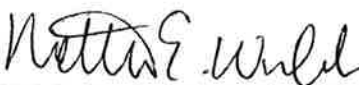
Thence North 42° 58' 53" East, a distance of 23.22 feet to a point on a line parallel with and distant southerly 30.00 feet, measured at a right angle, from said northerly line;

Thence South 89° 56' 55" East along said parallel line, a distance of 229.88 feet to the **TRUE POINT OF BEGINNING**.

Containing 0.34 acre, more or less.



SEE PLAT ATTACHED HERETO AS EXHIBIT "B" AND MADE A PART HEREOF.

PREPARED UNDER MY SUPERVISION

  
Matthew E. Webb, L.S. 5529

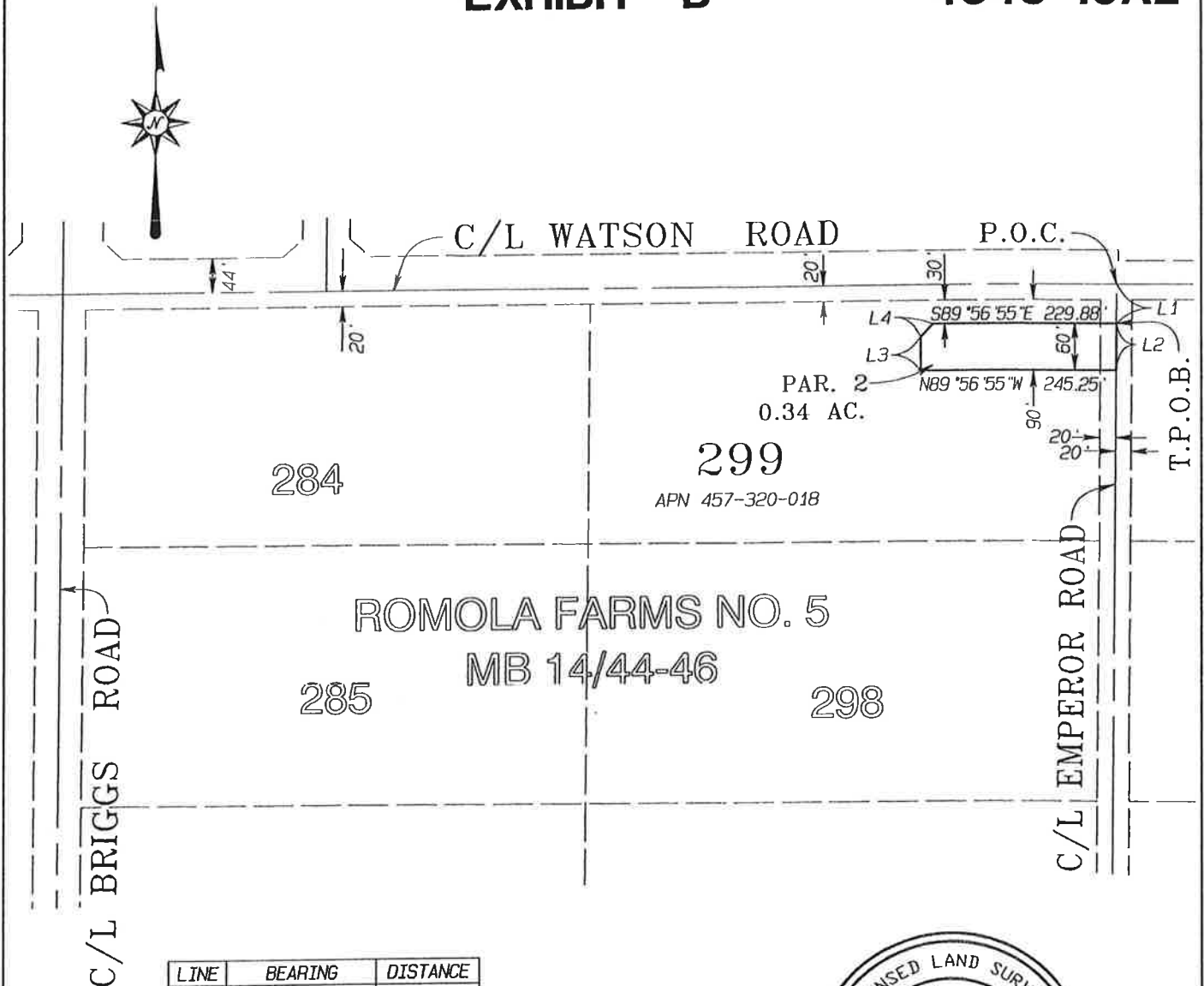
7/11/07  
Date



Prepared by:   
Checked by: 

# EXHIBIT "B"

4345-10A2



SEC 7, T5S, R2W, SBM

ALBERT A.  
**WEBB**  
ASSOCIATES  
ENGINEERING CONSULTANTS

## RIVERSIDE COUNTY FLOOD CONTROL & WATER CONSERVATION DISTRICT

DATE PREPARED: 7/10/07 G: \2003\03-0338\DWG&PRO\03338LINE-A\_HAROLD.pro

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN

SHEET 1 OF 1

W.O.  
03-338

SCALE: 1" = 200'

DRWN BY *[Signature]* DATE 7/11/07  
CHKD BY *[Signature]* DATE 7/11/07

SUBJECT: CHANNEL RIGHT OF WAY

**EXHIBIT "A"**  
**SLOPE EASEMENT**

PARCEL 1

That portion of Lot 299 of Romola Farms No. 5, as shown by map on file in Book 14 of Maps at pages 44 through 46, inclusive thereof, Records of Riverside County, California, lying within the southwest quarter of Section 7, Township 5 South, Range 2 West, San Bernardino Meridian, said portion being described as follows:

**COMMENCING** at the northwest corner of said Lot 299, said corner also being on the southerly right-of-way line of Watson Road (20.00 feet in half width) of said map;

Thence South  $00^{\circ} 28' 27''$  West along the westerly line of said Lot 299, a distance of 90.00 feet to the **TRUE POINT OF BEGINNING**, said point being on a line parallel with and distant southerly 90.00 feet, measured at a right angle, from said northerly line of Lot 299;

Thence South  $89^{\circ} 56' 55''$  East along said parallel line, a distance of 338.92 feet;

Thence South  $00^{\circ} 03' 05''$  West, a distance of 6.00 feet to a point on a line parallel with and distant southerly 96.00 feet, measured at a right angle, from said northerly line of Lot 299;

Thence North  $89^{\circ} 56' 55''$  West along said parallel line, a distance of 338.96 feet to a point on said westerly line of Lot 299;

Thence North  $00^{\circ} 28' 27''$  East along said westerly line, a distance of 6.00 feet to the **TRUE POINT OF BEGINNING**.

Containing 2034 square feet, more or less.

SEE PLAT ATTACHED HERETO AS EXHIBIT "B" AND MADE A PART HEREOF.

PREPARED UNDER MY SUPERVISION

Matthew E. Webb

Matthew E. Webb, L.S. 5529

7/11/07

Date



Prepared by: [Signature]  
Checked by: [Signature]

# EXHIBIT "B"

4345-10C1

C/L WATSON ROAD

P.O.C.  
NW COR LOT 299

T.P.O.B.  
N00°28'27"E  
6.00'

S89°56'55"E 338.92'  
N89°56'55"W 338.96'

S00°03'05"W  
6.00'

PAR. 1  
2034 S.F.

299

APN 457-320-018

284

ROMOLA FARMS NO. 5

MB 14/44-46

285

298

C/L BRIGGS ROAD

C/L EMPEROR ROAD

286

287

LINE	BEARING	DISTANCE
L1	S00°28'27"W	90.00'



SEC 7, T5S, R2W, SBM

ALBERT A.  
**WEBB**  
ASSOCIATES  
ENGINEERING CONSULTANTS

RIVERSIDE COUNTY, CALIFORNIA

DATE PREPARED: 7/10/07 G:\2003\03-0338\DWG&PRO\03338LINE-A\_HAROLD.pro

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT.

SHEET 1 OF 1

W.O.  
03-338

SCALE: 1" = 200'

DRWN BY *[Signature]* DATE 7/11/07  
CHKD BY *[Signature]* DATE 7/11/07

SUBJECT:

SLOPE EASEMENT

**EXHIBIT "A"**  
**SLOPE EASEMENT**

PARCEL 2

That portion of Lot 299 of Romola Farms No. 5, as shown by map on file in Book 14 of Maps at pages 44 through 46, inclusive thereof, Records of Riverside County, California, lying within the southwest quarter of Section 7, Township 5 South, Range 2 West, San Bernardino Meridian, said portion being described as follows:

**COMMENCING** at the intersection of the centerline of Watson Road (20.00 feet in half width) with the centerline of Emperor Road (40.00 feet in full width), both of said map;

Thence South 00° 28' 32" West along said centerline of Emperor Road, a distance of 110.00 feet to the **TRUE POINT OF BEGINNING** said point being on a line parallel with and distant southerly 90.00 feet, measured at a right angle, from the northerly line of said Lot 299;

Thence continuing South 00° 28' 32" West along said centerline, a distance of 16.99 feet;

Thence North 89° 31' 28" West, a distance of 11.38 feet;

Thence North 51° 05' 53" West, a distance of 17.39 feet to a point on a line parallel with and distant southerly 96.00 feet, measured at a right angle, from said northerly line of Lot 299;

Thence North 89° 56' 55" West along said parallel line, a distance of 220.20 feet;

Thence North 00° 03' 05" East, a distance of 6.00 feet to a point on a line parallel with and distant southerly 90.00 feet, measured at a right angle, from said northerly line of Lot 299;

Thence South 89° 56' 55" East along said parallel line, a distance of 245.25 to the **TRUE POINT OF BEGINNING**.

Containing 1670 square feet, more or less.

SEE PLAT ATTACHED HERETO AS EXHIBIT "B" AND MADE A PART HEREOF.

PREPARED UNDER MY SUPERVISION

Matthew E. Webb  
Matthew E. Webb, L.S. 5529

7/11/07  
Date

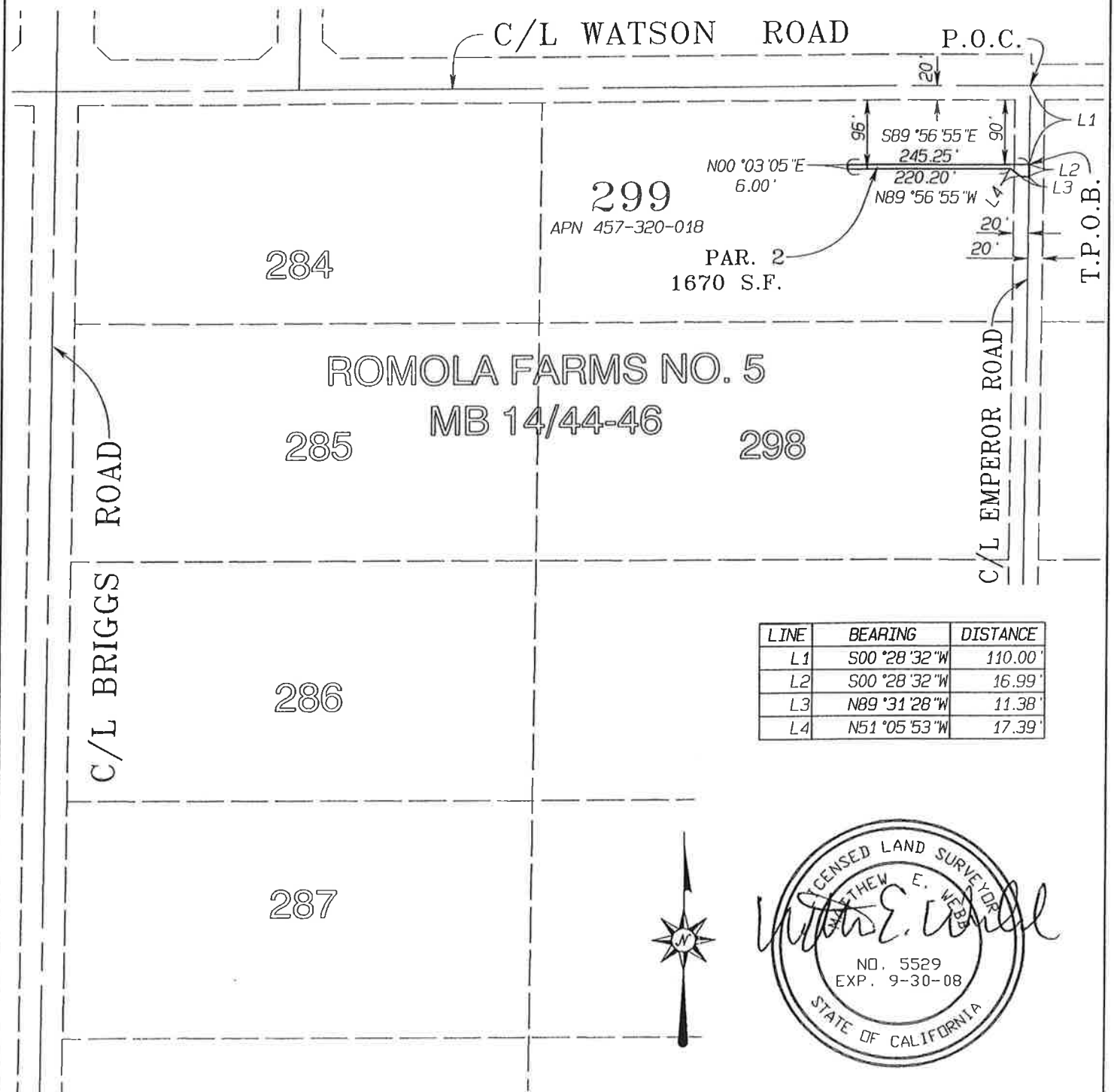


Prepared by: [Signature]  
Checked by: [Signature]



# EXHIBIT "B"

4345-10C2



ALBERT A.  
**WEBB**  
ASSOCIATES  
ENGINEERING CONSULTANTS

RIVERSIDE COUNTY, CALIFORNIA

DATE PREPARED: 7/10/07 G: \2003\03-0338\DWG&PRO\03338LINE-A\_HAROLD.pro

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT.

SHEET 1 OF 1

W.O.  
03-338

SCALE: 1" = 200'

DRWN BY *[Signature]* DATE 7/11/07  
CHKD BY *[Signature]* DATE 7/11/07

SUBJECT:

SLOPE EASEMENT

**EXHIBIT "A"**  
**CHANNEL RIGHT OF WAY**

4345-11A

That portion of Lot 300 of Romola Farms No. 5, as shown by map on file in Book 14 of Maps at pages 44 through 46, inclusive thereof, Records of Riverside County, California, lying within the southwest quarter of Section 7, Township 5 South, Range 2 West, San Bernardino Meridian, said portion being described as follows:

**COMMENCING** at the northeast corner of said Lot 300, said corner being on the southerly right-of-way line of Watson Road (20.00 feet in half width) of said map;

Thence South 00° 28' 33" West along the easterly line of said Lot 300, a distance of 30.00 feet to the **TRUE POINT OF BEGINNING**;

Thence continuing South 00° 28' 33" West, a distance of 58.00 feet to a point on a line parallel with and distant southerly 88.00 feet, measured at a right angle, from the northerly line of Lot 300;

Thence North 89° 56' 55" West along said parallel line, a distance of 561.50 feet;

Thence South 88° 08' 33" West, a distance of 60.05 feet;

Thence North 89° 56' 55" West, a distance of 38.65 feet to a point on centerline of Emperor Road (20.00 feet in half width) of said map;

Thence North 00° 28' 32" East along said centerline, a distance of 60.00 feet to a point on a line parallel with and distant southerly 30.00 feet, measured at a right angle, from said northerly line of Lot 300;

Thence South 89° 56' 55" East along said parallel line, a distance of 660.16 feet to the **TRUE POINT OF BEGINNING**.

Containing 0.88 acre, more or less.

SEE PLAT ATTACHED HERETO AS EXHIBIT "B" AND MADE A PART HEREOF.

PREPARED UNDER MY SUPERVISION

Matthew E. Webb  
Matthew E. Webb, L.S. 5529

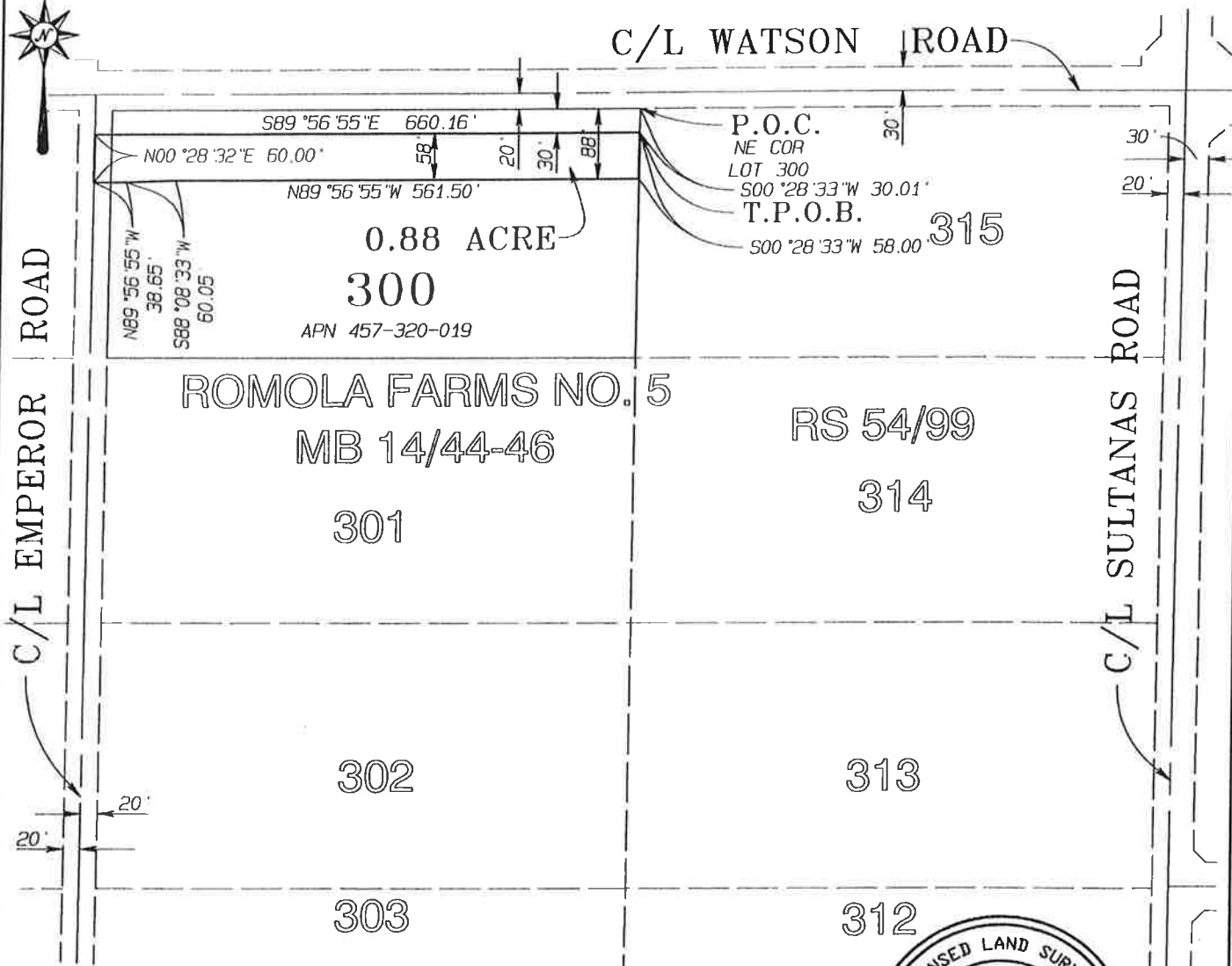
6/1/07  
Date



Prepared by: [Signature]  
Checked by: RN

# EXHIBIT "B"

4345-11A



SEC 7, T5S, R2W, SBM

ALBERT A.  
**WEBB**  
ASSOCIATES  
ENGINEERING CONSULTANTS

## RIVERSIDE COUNTY FLOOD CONTROL & WATER CONSERVATION DISTRICT

DATE PREPARED: 5/29/2007

G:\2003\03-0338\DWG&PRO\03338LINE-A\_HAROLD.pro

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 1

W.O. 03-338

SCALE: 1" = 200'

DRWN BY ALM DATE 5/30/07  
CHKD BY PH DATE 5/30/07

SUBJECT: CHANNEL RIGHT OF WAY

**EXHIBIT "A"**  
**SLOPE EASEMENT**

That portion of Lot 300 of Romola Farms No. 5, as shown by map on file in Book 14 of Maps at pages 44 through 46, inclusive thereof, Records of Riverside County, California, lying within the southwest quarter of Section 7, Township 5 South, Range 2 West, San Bernardino Meridian, said portion being described as follows:

**COMMENCING** at the northeast corner of said Lot 300, said corner being on the southerly right-of-way line of Watson Road (20.00 feet in half width) of said map;

Thence South 00° 28' 33" West along the easterly line of said Lot 300, a distance of 88.00 feet to the **TRUE POINT OF BEGINNING**, said point being on a line parallel with and distant southerly 88.00 feet, measured at a right angle, from the northerly line of said Lot 300;

Thence South 89° 56' 55" East along said parallel line, a distance of 561.50 feet;

Thence South 88° 08' 33" West, a distance of 60.05 feet;

Thence North 89° 56' 55" West, a distance of 38.65 feet to a point on centerline of Emperor Road (20.00 feet in half width) of said map;

Thence South 00° 28' 32" West along said centerline, a distance of 16.99 feet;

Thence South 89° 31' 28" East, a distance of 15.37 feet;

Thence North 57° 49' 48" East, a distance of 24.58 feet to a point on a line parallel with and distant southerly 94.00 feet, measured at a right angle, from said northerly line;

Thence South 89° 56' 55" East along said parallel line, a distance of 624.08 feet to a point on the easterly line of said Lot 300;

Thence North 00° 28' 33" East along said easterly line, a distance of 6.00 feet to the **TRUE POINT OF BEGINNING**.

Containing 4160 square feet, more or less.

SEE PLAT ATTACHED HERETO AS EXHIBIT "B" AND MADE A PART HEREOF.

PREPARED UNDER MY SUPERVISION

Matthew E. Webb  
Matthew E. Webb, L.S. 5529

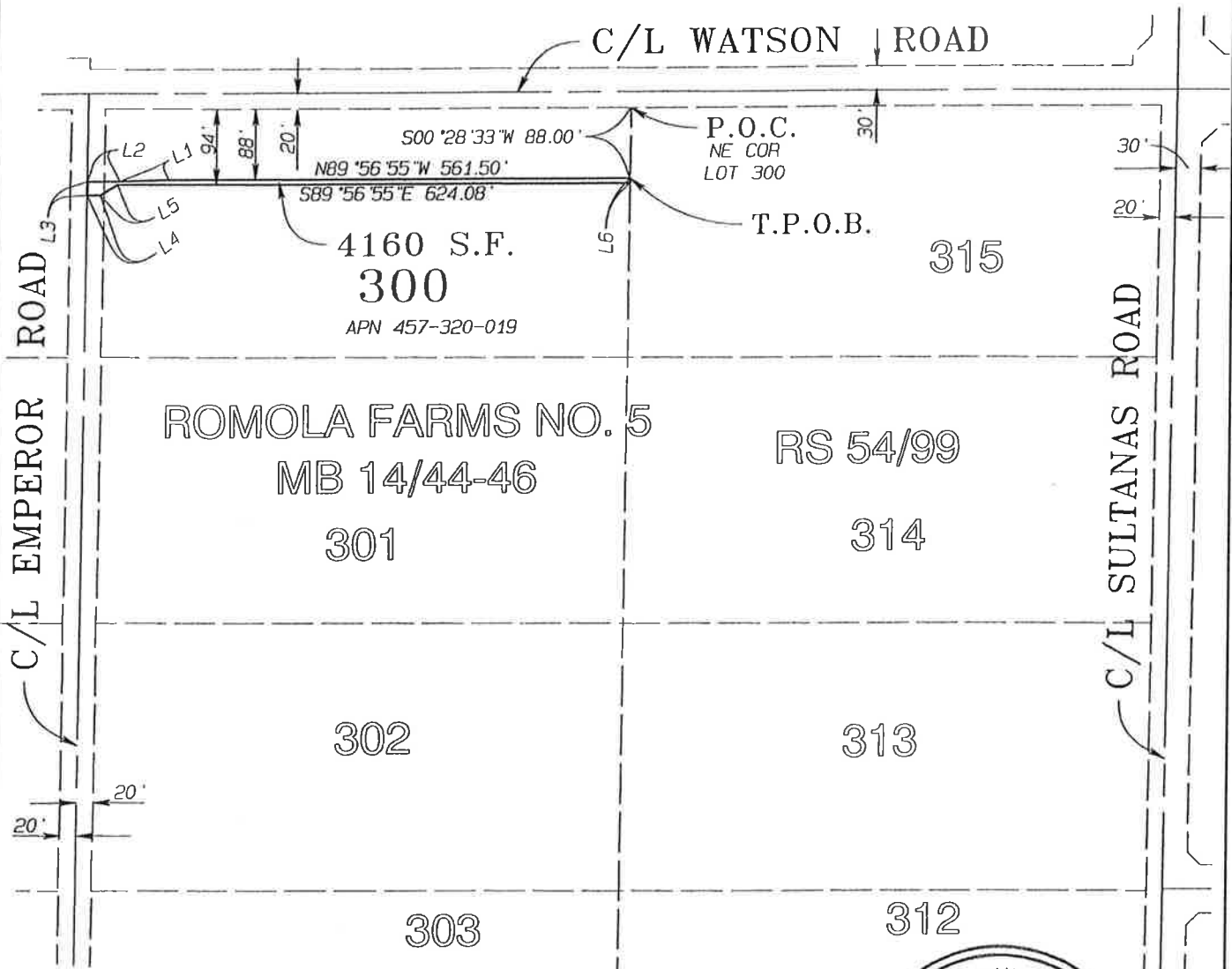
7/11/07  
Date



Prepared by: [Signature]  
Checked by: [Signature]

# EXHIBIT "B"

4345-11C



LINE	BEARING	DISTANCE
L1	S88°08'33\"W	60.05'
L2	N89°56'55\"W	38.65'
L3	S00°28'32\"W	16.99'
L4	S89°31'28\"E	15.37'
L5	N57°49'48\"E	24.58'
L6	N00°28'33\"E	6.00'



SEC 7, T5S, R2W, SBM

ALBERT A.  
**WEBB**  
ASSOCIATES  
ENGINEERING CONSULTANTS

## RIVERSIDE COUNTY, CALIFORNIA

DATE PREPARED: 7/10/07 G: \2003\03-0338\DWG&PRO\03338LINE-A\_HAROLD.pro

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT.

SHEET 1 OF 1

W.O.  
03-338

SCALE: 1" = 200'

DRWN BY *[Signature]* DATE 7/11/07  
CHKD BY *[Signature]* DATE 7/11/07

SUBJECT: SLOPE EASEMENT

**EXHIBIT "A"**  
**CHANNEL RIGHT OF WAY**

4345-12A

That portion of Lot 315 of Romola Farms No. 5, as shown by map on file in Book 14 of Maps at pages 44 through 46, inclusive thereof, Records of Riverside County, California, lying within the north half of the southwest quarter of Section 7, Township 5 South, Range 2 West, San Bernardino Meridian.

**COMMENCING** at the northeast corner of said Lot 315;

Thence North 89°56'55" West along the northerly line of said Lot 315, a distance of 213.33 feet;

Thence South 00°03'05" West, a distance of 30.00 feet to the **TRUE POINT OF BEGINNING**, said point being on a line parallel with and distant southerly 30.00 feet, measured at a right angle, from said northerly line;

Thence North 89°56'55" West along said parallel line, a distance of 429.72 feet to a point on the westerly line of said Lot 315;

Thence South 00°28'33" West along said westerly line, a distance of 58.00 feet to a point on a line parallel with and distant southerly 88.00 feet, measured at a right angle, from said northerly line;

Thence South 89°56'55" East along said parallel line, a distance of 136.34 feet;

Thence South 76°18'33" East, a distance of 51.46 feet to a point on a line parallel with and distant southerly 100.00 feet, measured at a right angle, from said northerly line;

Thence South 89°56'55" East along said parallel line, a distance of 98.94 feet;

Thence North 60°03'05" East, a distance of 24.27 feet to a point on said line parallel with and distant southerly 88.00 feet, measured at a right angle, from said northerly line;


Thence South 89°56'55" East along said parallel line, a distance of 123.85 feet;

Thence North 00°03'05" East, a distance of 58.00 feet to the **TRUE POINT OF BEGINNING**.



Containing 0.61 acres, more or less.

SEE PLAT ATTACHED HERETO AS EXHIBIT "B" AND MADE A PART HEREOF.

PREPARED UNDER MY SUPERVISION

  
Andrew Y. Orosco, L.S. 5491

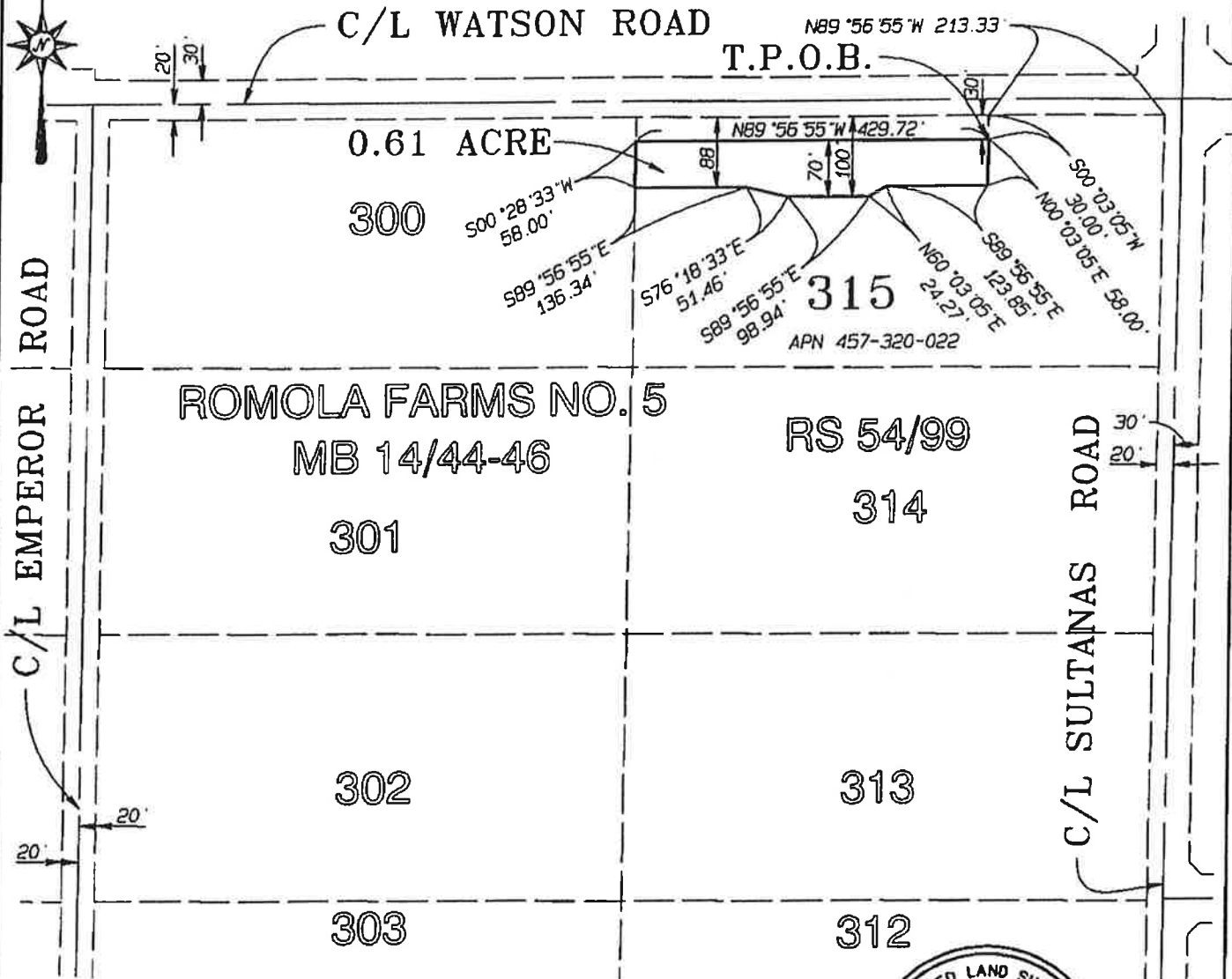
7/1/14  
Date

Prepared by:   
Checked by: 



# EXHIBIT "B"

4345-12A



SEC 7, T5S, R2W, SBM

ALBERT A.  
**WEBB**  
ASSOCIATES  
ENGINEERING CONSULTANTS

## RIVERSIDE COUNTY FLOOD CONTROL & WATER CONSERVATION DISTRICT

DATE PREPARED: 6/30/2014

G:\2003\03-0338\DWGSPRO\03338LINE-A\_HAROLD.pro

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 1

W.D. 03-338

SCALE: 1" = 200'

DRWN BY 929 DATE 7/1/14  
CHKD BY 602 DATE 7/1/14

SUBJECT: CHANNEL RIGHT OF WAY

# EXHIBIT "A"

## SLOPE EASEMENT

That portion of Lot 315 of Romola Farms No. 5, as shown by map on file in Book 14 of Maps at pages 44 through 46, inclusive thereof, Records of Riverside County, California, lying within the north half of the southwest quarter of Section 7, Township 5 South, Range 2 West, San Bernardino Meridian.

**COMMENCING** at the northeast corner of said Lot 315;

Thence North 89°56'55" West along the northerly line of said Lot 315, a distance of 213.33 feet;

Thence South 00°03'05" West, a distance of 88.00 feet to the **TRUE POINT OF BEGINNING**, said point being on a line parallel with and distant southerly 88.00 feet, measured at a right angle, from said northerly line;

Thence continuing South 00°03'05" West, a distance of 6.00 feet;

Thence North 89°56'55" West, a distance of 124.24 feet;

Thence South 61°40'50" West, a distance of 23.43 feet;

Thence North 89°56'55" West, a distance of 98.96 feet;

Thence North 76°28'36" West, a distance of 47.79 feet;

Thence North 89°56'55" West, a distance of 139.91 feet to a point on the westerly line of said Lot 315;

Thence North 00°28'33" East along said parallel line, a distance of 6.00 feet to a point on a line parallel with and distant southerly 88.00 feet, measured at a right angle, from said northerly line;

Thence South 89°56'55" East along said parallel line, a distance of 136.24 feet;

Thence South 76°18'33" East, a distance of 51.46 feet;

Thence South 89°56'55" East, a distance of 98.94 feet;


Thence North 60°03'05" East, a distance of 24.27 feet to a point on a line parallel with and distant southerly 88.00 feet, measured at a right angle, from said northerly line;

Thence South 89°56'55" East along said parallel line, a distance of 123.85 feet to the **TRUE POINT OF BEGINNING**.

Containing 2425 square feet, more or less.

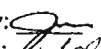
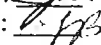
SEE PLAT ATTACHED HERETO AS EXHIBIT "B" AND MADE A PART HEREOF.

PREPARED UNDER MY SUPERVISION

  
Matthew E. Webb, L.S. 5529

7/11/07  
Date

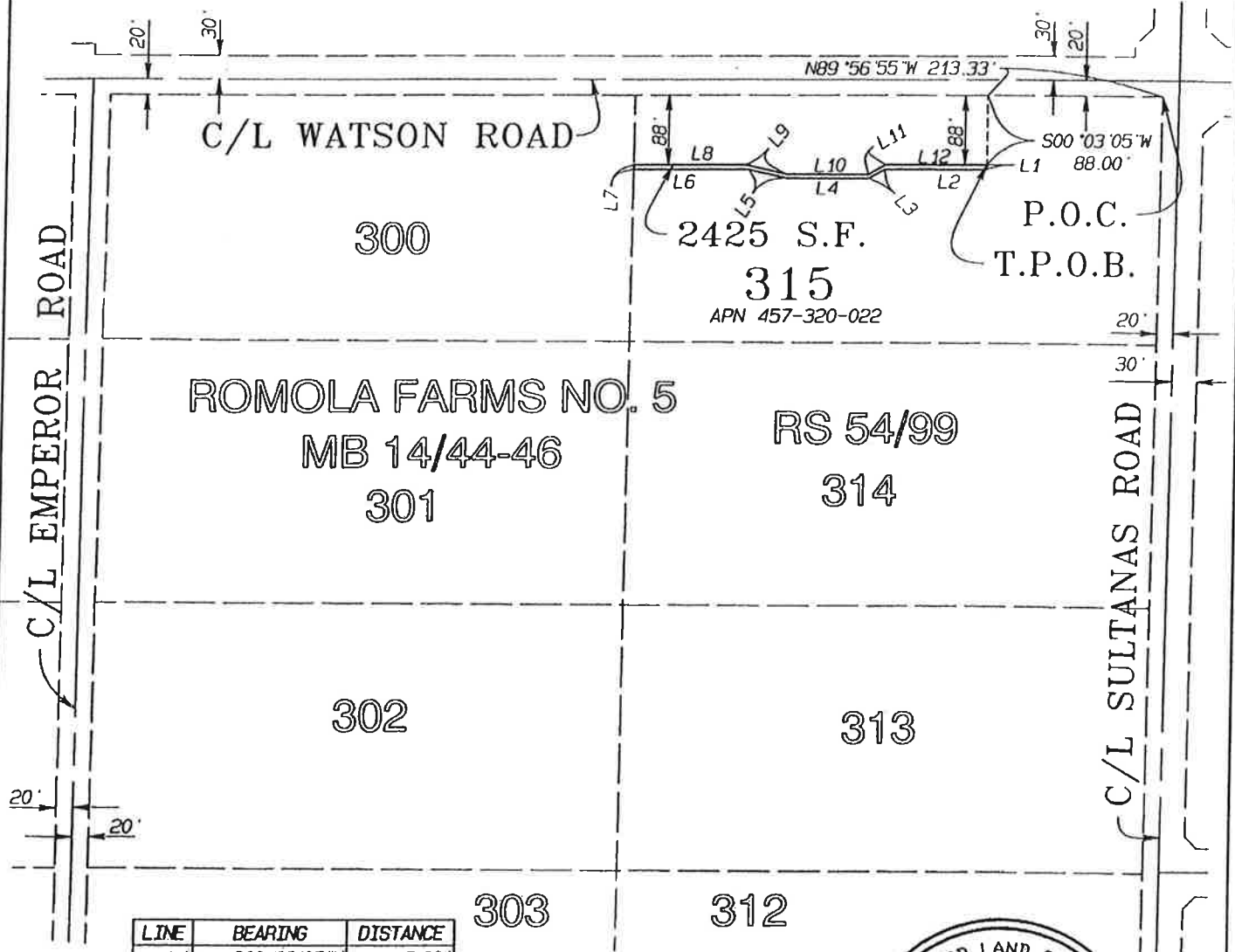


Prepared by:   
Checked by: 



# EXHIBIT "B"

4345-12C



LINE	BEARING	DISTANCE
L1	S00°03'05"W	6.00'
L2	N89°56'55"W	124.24'
L3	S61°40'50"W	23.43'
L4	N89°56'55"W	98.96'
L5	N76°28'36"W	47.79'
L6	N89°56'55"W	139.91'
L7	N00°28'33"E	6.00'
L8	S89°56'55"E	136.34'
L9	S76°18'33"E	51.46'
L10	S89°56'55"E	98.94'
L11	N60°03'05"E	24.27'
L12	S89°56'55"E	123.85'



SEC 7, T5S, R2W, SBM

ALBERT A.  
**WEBB**  
ASSOCIATES  
ENGINEERING CONSULTANTS

RIVERSIDE COUNTY, CALIFORNIA

DATE PREPARED: 7/10/07 G: \2003\03-0338\DWG&PRO\03338LINE-A\_HAROLD.pro

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT.

SHEET 1 OF 1

W.O.  
03-338

SCALE: 1" = 200'

DRWN BY *[Signature]* DATE 7/11/07  
CHKD BY *[Signature]* DATE 7/11/07

SUBJECT:

SLOPE EASEMENT

**EXHIBIT "A"**  
**STORM DRAIN EASEMENT**

That portion of Lot 315 of Romola Farms No. 5, as shown by map on file in Book 14 of Maps at pages 44 through 46, inclusive thereof, Records of Riverside County, California, lying within the north half of the southwest quarter of Section 7, Township 5 South, Range 2 West, San Bernardino Meridian.

**COMMENCING** at the northeast corner of said Lot 315;

Thence North  $89^{\circ}56'55''$  West along the northerly line of said Lot 315, a distance of 213.33 feet;

Thence South  $00^{\circ}03'05''$  West, a distance of 30.00 feet to the **TRUE POINT OF BEGINNING**, said point being on a line parallel with and distant southerly 30.00 feet, measured at a right angle, from said northerly line;

Thence continuing South  $00^{\circ}03'05''$  West, a distance of 45.26 feet to a point on a non-tangent curve, concave to the north, having a radius of 167.50 feet, the radial line from said point bears North  $11^{\circ}13'45''$  West;

Thence northeasterly along said curve, to the left, through a central angle of  $18^{\circ}43'13''$ , an arc distance of 54.73 feet;


Thence North  $60^{\circ}03'05''$  East, a distance of 52.12 feet to a point on a line parallel with and distant southerly 30.00 feet, measured at a right angle, from said northerly line;

Thence North  $89^{\circ}56'55''$  West along said parallel line, a distance of 96.12 feet to the **TRUE POINT OF BEGINNING**.



Containing 2488 square feet, more or less.

SEE PLAT ATTACHED HERETO AS EXHIBIT "B" AND MADE A PART HEREOF.

PREPARED UNDER MY SUPERVISION

  
Mohammad A. Faghhi, L.S. 6607

8/3/07  
Date

Prepared by:   
Checked by: 



# EXHIBIT "B"

4345-12D

P.O.C.

N89°56'55"W 213.33'

S00°03'05"W 30.00'

S00°03'05"W 45.26'

315

APN 457-320-022

N11°13'43"W (R)

T.P.O.B.

2488 S.F.

C/L EMPEROR ROAD

20'

300

301

302

303

314

313

312

C/L SULTANAS ROAD

LINE	BEARING	DISTANCE
L1	N60°03'05"E	52.12'
L2	N89°56'55"W	96.12'

LINE	DELTA	RADIUS	LENGTH
C1	18°43'13"	167.50'	54.73'



SEC 7, T5S, R2W, SBM

ALBERT A.  
**WEBB**  
ASSOCIATES  
ENGINEERING CONSULTANTS

## RIVERSIDE COUNTY FLOOD CONTROL & WATER CONSERVATION DISTRICT

DATE PREPARED: 7/10/07 G: \2003\03-0338\DWG&PRO\03338LINE-A\_HAROLD.pro

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT.

SHEET 1 OF 1

W.O.  
03-338

SCALE: 1" = 200'

DRWN BY gld DATE 8/3/07  
CHKD BY mr DATE 8/06/07

SUBJECT: STORM DRAIN EASEMENT

Exhibit "A"

**Homeland MDP Line 1, Stage 1  
Parcel 4345-1D**

All that portion of a strip of land 50.00 feet wide lying within Lot 1622 of the map of Romola Farms No. 15 as shown on Map Book 15, Pages 98 through 100, inclusive, records of Riverside County, located in the county of Riverside, State of California, the centerline of said strip being described as follows:

Commencing at the northeast corner of Instrument 2007-0172643, recorded on March 14, 2007, records of said county, said corner being on a line parallel and 59.00 feet easterly of the centerline of Briggs Road, formerly Alicantes Road, per said map;

Thence South  $00^{\circ} 35' 40''$  West 83.70 feet along the east line of said instrument and parallel line to a point being the beginning of a non-tangent curve, concave southeasterly, having a radius of 100.00 feet, to which a radial line bears North  $39^{\circ} 56' 50''$  West, said point also being the Point of Beginning;

Thence northeasterly along said curve through a central angle of  $11^{\circ} 44' 18''$  an arc distance of 20.49 feet;

Thence North  $61^{\circ} 47' 28''$  East 15.35 feet to the beginning of a curve, concave northwesterly, having a radius of 100.00 feet;

Thence northeasterly along said curve through a central angle of  $61^{\circ} 47' 28''$  an arc distance of 107.85 feet;

Thence North 38.49 feet to the south right-of-way line of California State Highway 74 as shown on California Department of Transportation Right of Way Map No. 912553;

Thence continuing North 30.00 feet to a Point of Terminus on the centerline of Highway 74 being distant therefrom along said centerline South  $89^{\circ} 42' 29''$  East 140.38 feet from the intersection of Highway 74 and Briggs Road, formerly Alicantes Road per said map.

The sidelines of the described strip of land are to be continued, prolonged, or shortened so as to terminate at said east line and said south right-of-way line;

Containing 0.21 acres, more or less.



  
JAMES R. McNEILL

Land Surveyor No. 7752

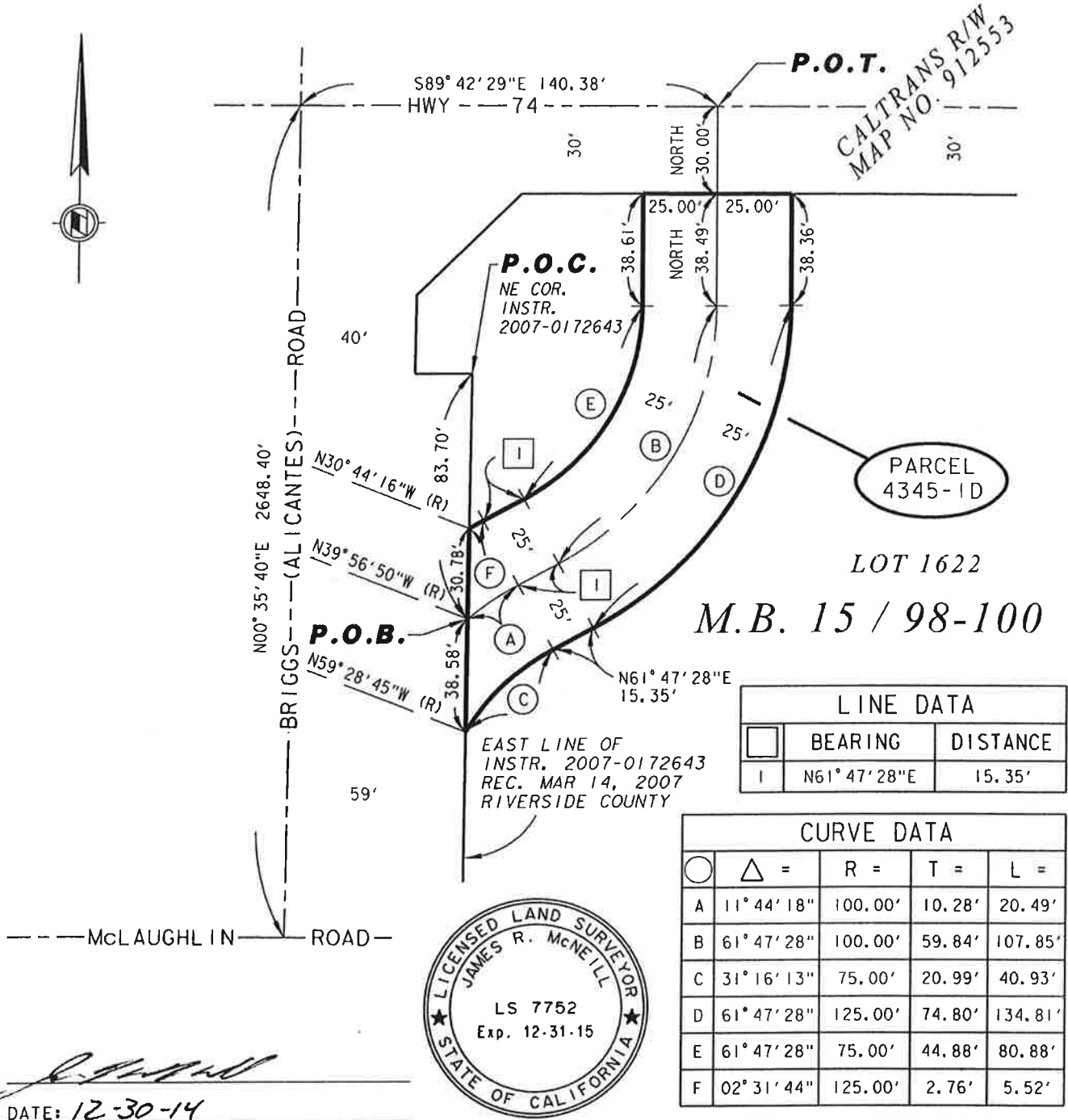
Signed on Behalf of:

Riverside County Flood Control  
and Water Conservation District

Date: 12-30-14

# Exhibit "B"

ALL THAT PORTION OF A STRIP OF LAND 50.00 FEET WIDE LYING WITHIN LOT 1622 OF THE MAP OF ROMOLA FARMS NO. 15 AS SHOWN ON MAP BOOK 15, PAGES 98 THROUGH 100, INCLUSIVE, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.



## RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME:

HOMELAND MDP LINE 1 STG 1

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

RCFC PARCEL NUMBER(S):

PARCEL 4345-ID

SCALE:

NO SCALE

DEC-17-2014

PREPARED BY:  
CJC

SHEET NO.

1 OF 1

Exhibit "A"

**Homeland MDP Line 1, Stage 1**

**Parcel 4345-1T**

Being a portion of Lot 1622 of the map of Romola Farms No. 15 as shown on Map Book 15, Pages 98 through 100, inclusive, records of Riverside County, located in the County of Riverside, State of California, more particularly described as follows:

Commencing at the northeast corner of Instrument 2007-0172643, recorded on March 14, 2007, records of said County, said corner being on a line parallel and 59.00 feet easterly of the centerline of Briggs Road, formerly Alicantes Road, per said map;

Thence South  $00^{\circ} 35' 40''$  West 122.28 feet, along the east line of said Instrument and parallel line to a point being the Point of Beginning;

Thence continuing South  $00^{\circ} 35' 40''$  West 37.42 feet, along said east line;

Thence South  $89^{\circ} 24' 20''$  East 10.00 feet, to the beginning of a non-tangent curve, concave southeasterly having a radius of 55.00 feet, a radial line to said point bears North  $89^{\circ} 24' 20''$  West;

Thence northeasterly along said curve through a central angle of  $61^{\circ} 11' 48''$  an arc distance of 58.74 feet;

Thence North  $61^{\circ} 47' 28''$  East 15.35 feet to the beginning of a curve, concave northwesterly, having a radius of 145.00 feet;

Thence northeasterly along said curve through a central angle of  $61^{\circ} 47' 28''$  an arc distance of 156.38 feet;

Thence North 38.26 feet to the south right-of-way line of California State Highway 74 as shown on California Department of Transportation Right of Way Map No. 912553;

Thence North  $89^{\circ} 42' 29''$  West 20.00 feet along said south right-of-way line;

Thence South 38.36 feet to the beginning of a curve, concave northwesterly, having a radius of 125.00 feet;

Thence southwesterly along said curve through a central angle of  $61^{\circ} 47' 28''$  an arc distance of 134.81 feet;

Thence South  $61^{\circ} 47' 28''$  West 15.35 feet to the beginning of a curve, concave southeasterly, having a radius of 75.00 feet;

Thence southwesterly along said curve through a central angle of  $31^{\circ} 16' 13''$  an arc distance of 40.93 feet to the east line of said Instrument and the Point of Beginning, a radial line to said point bears North  $59^{\circ} 28' 45''$  West;

Containing 0.12 acre, more or less.



  
JAMES R. McNEILL

Land Surveyor No. 7752

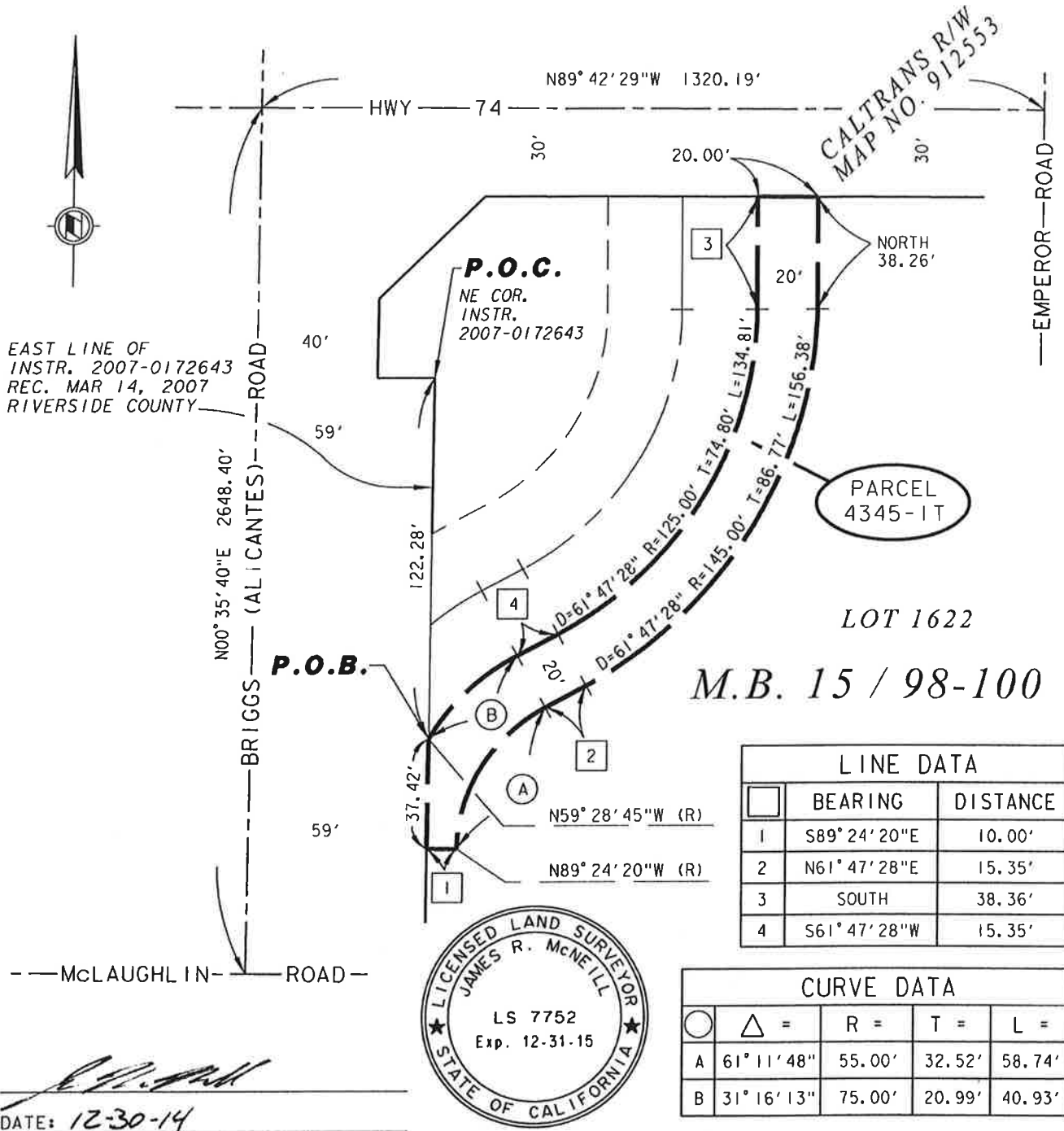
Signed on Behalf of:

Riverside County Flood Control  
and Water Conservation District

Date: 12-30-14

# Exhibit "B"

BEING A PORTION OF LOT 1622 OF THE MAP OF ROMOLA FARMS NO. 15  
AS SHOWN ON MAP BOOK 15, PAGES 98 THROUGH 100, INCLUSIVE,  
IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.



## RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME:

HOMELAND MDP LINE 1 STG 1

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

RCFC PARCEL NUMBER(S):

PARCEL 4345-1T

SCALE:

NO SCALE

DEC-29-2014

PREPARED BY:

CJC

SHEET NO.

1 OF 1



Exhibit "A"

**Homeland MDP Line 1, Stage 1  
Parcel 4345-2B**

All that portion of a strip of land 50.00 feet wide lying within Lot 291 of the map of Romola No. 5 as shown on Map Book 14, Pages 44 through 46, inclusive, records of Riverside County, located in the County of Riverside, State of California, the centerline of said strip being described as follows:

Commencing at the intersection of Briggs Road, formerly Alicantes Road, as shown on said map and the centerline of California State Highway 74 as shown on California Department of Transportation Right of Way Map No. 912553;

Thence South  $89^{\circ} 42' 29''$  East 140.38 feet along said centerline of Highway 74;

Thence North 51.77 feet to the beginning of a curve, concave southwesterly, having a radius of 100.00 feet;

Thence northwesterly along said curve through a central angle of  $23^{\circ} 44' 57''$  an arc distance of 41.45 feet to a point in the north line of Instrument 2007-0373854 recorded June 7, 2007, records of said County, a radial line to said point bears North  $66^{\circ} 15' 03''$  East, said point also being the Point of Beginning;

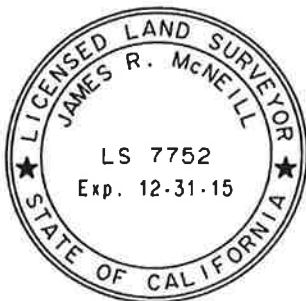
Thence continuing northwesterly along said curve through central angle of  $36^{\circ} 51' 11''$  an arc distance of 64.32 feet;

Thence North  $60^{\circ} 36' 08''$  West 13.93 feet to the beginning of a curve, concave northeasterly, having a radius of 100.00 feet;

Thence northwesterly along said curve through a central angle of  $11^{\circ} 59' 25''$  an arc distance of 20.93 feet to the Point of Terminus on the easterly line of said Instrument, a radial line to said point bears South  $41^{\circ} 23' 17''$  West, said point also being distant therefrom along said easterly line South  $00^{\circ} 28' 23''$  West 172.58 feet from the most northeasterly corner of said Instrument;

The sidelines of the described strip of land are to be continued, prolonged, or shortened so as to terminate at said northerly and easterly lines;

Containing 0.11 acre, more or less.



  
JAMES R. McNEILL

Land Surveyor No. 7752

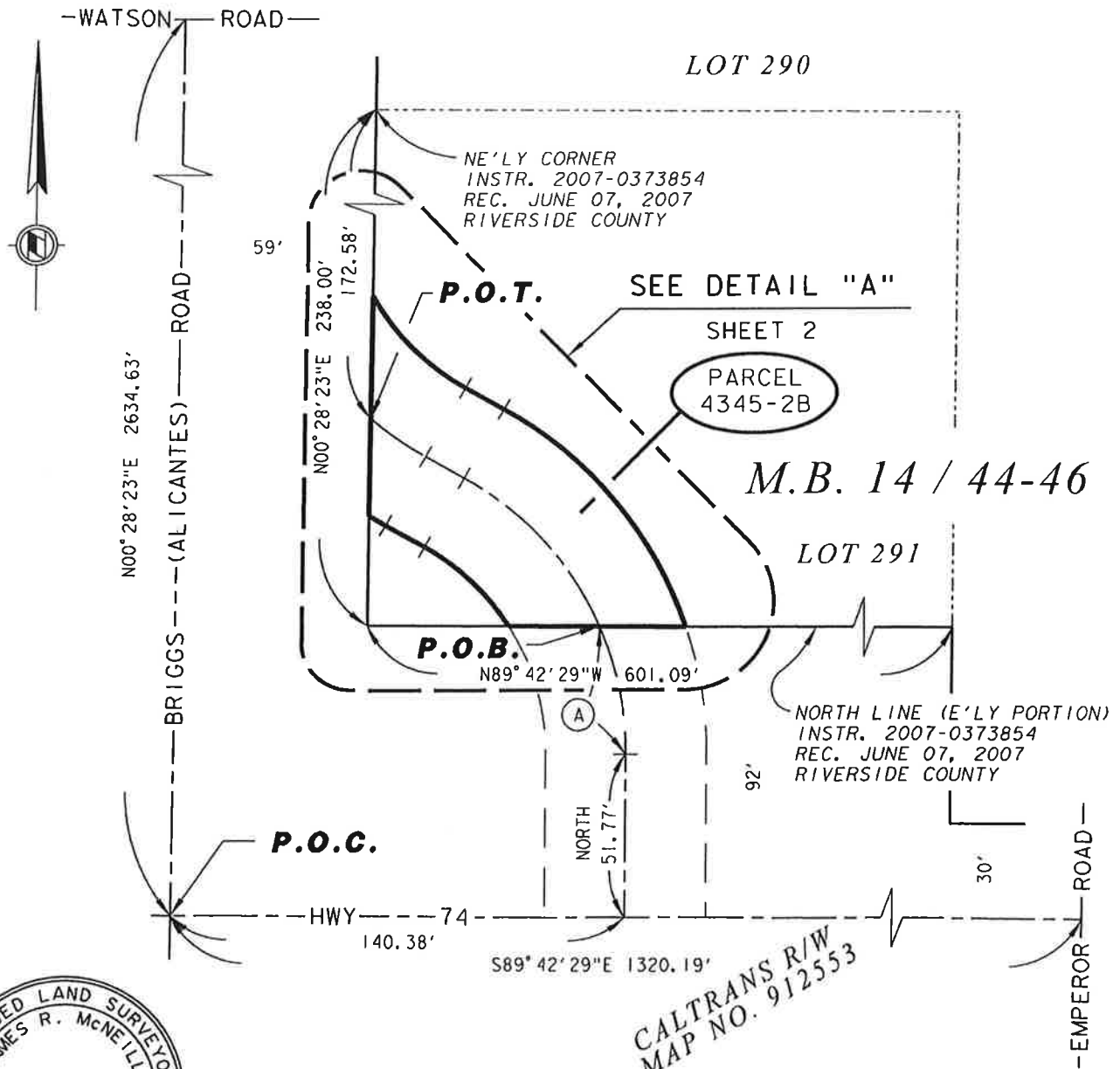
Signed on Behalf of:

Riverside County Flood Control  
and Water Conservation District

Date: 12-30-14

# Exhibit "B"

ALL THAT PORTION OF A STRIP OF LAND 50.00 FEET WIDE LYING WITHIN LOT 291 OF THE MAP OF ROMOLA FARMS NO. 5 AS SHOWN ON MAP BOOK 14, PAGES 44 THROUGH 46, INCLUSIVE, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.



DATE: 12-30-14

CURVE DATA				
△	=	R =	T =	L =
A	23° 44' 57"	100.00'	21.03'	41.45'

## RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME:

HOMELAND MDP LINE 1 STG 1

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

RCFC PARCEL NUMBER(S):

PARCEL 4345-2B

SCALE:

NO SCALE

DEC-29-2014

PREPARED BY:

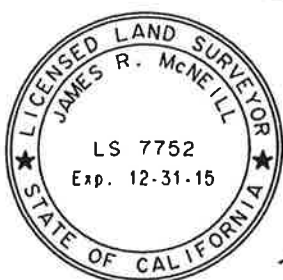
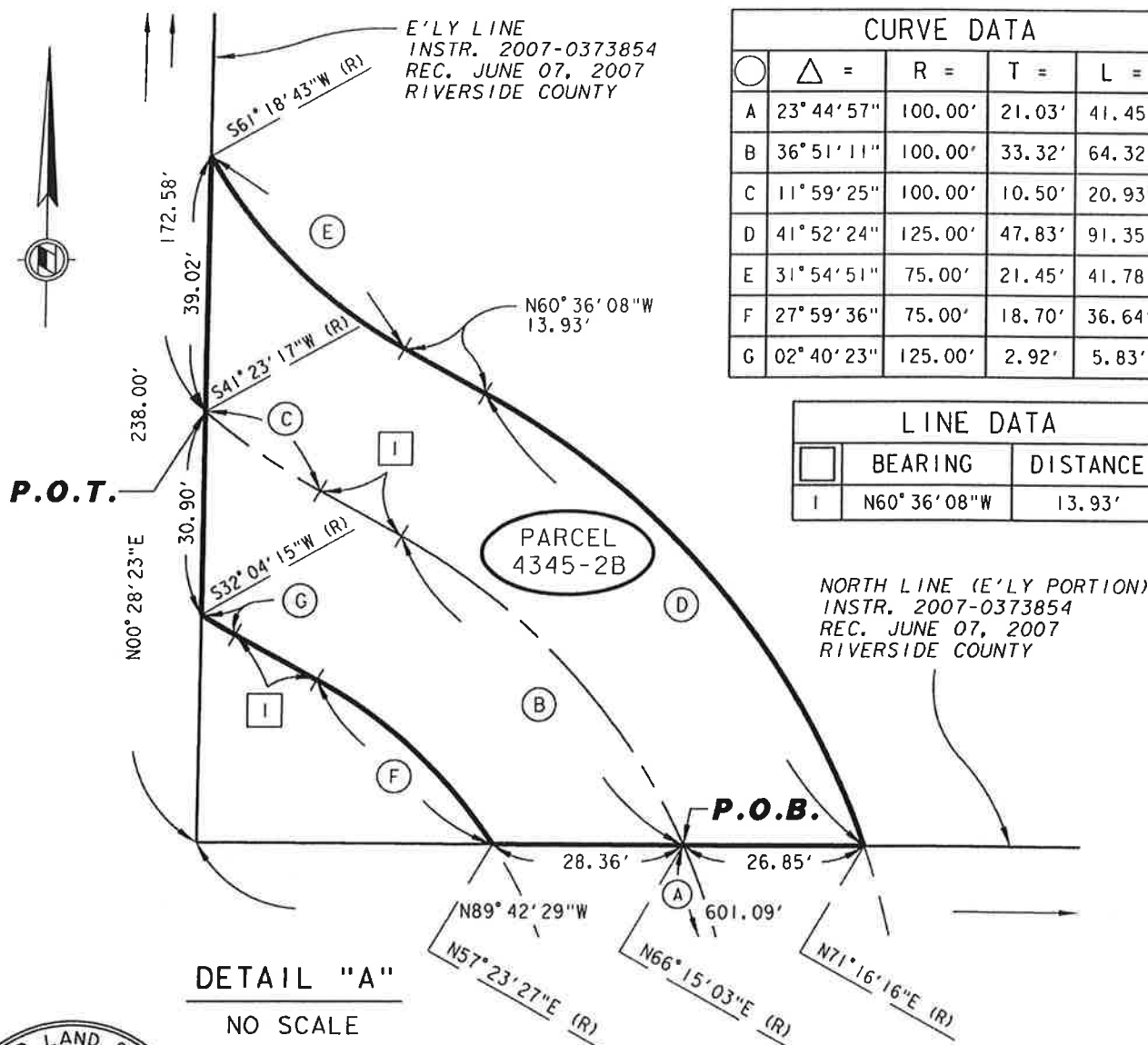
CJC

SHEET NO.

1 OF 2

# Exhibit "B"

ALL THAT PORTION OF A STRIP OF LAND 50.00 FEET WIDE LYING WITHIN LOT 291 OF THE MAP OF ROMOLA FARMS NO. 5 AS SHOWN ON MAP BOOK 14, PAGES 44 THROUGH 46, INCLUSIVE, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.



DATE: 12-30-14

## RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME:

HOMELAND MDP LINE 1 STG 1

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

RCFC PARCEL NUMBER(S):

PARCEL 4345-2B

SCALE:

NO SCALE

DEC-29-2014

PREPARED BY:

CJC

SHEET NO.

2 OF 2

Exhibit "A"

**Homeland MDP Line 1, Stage 1  
Parcel 4345-2T**

Being a portion of Lot 291 of the map of Romola No. 5 in the County of Riverside, State of California as shown on Map Book 14, Pages 44 through 46, inclusive, in the office of the County Recorder of said County, more particularly described as follows:

Commencing at the intersection of Briggs Road (Alicantes Road) and the centerline of California State Highway 74 as shown on California Department of Transportation Right of Way Map No. 912553;

Thence South  $89^{\circ} 42' 29''$  East 140.38 feet along said centerline of Highway 74;

Thence North 51.77 feet to the beginning of a curve, concave southwesterly, having a radius of 100.00 feet;

Thence northwesterly along said curve through a central angle of  $23^{\circ} 44' 57''$  an arc distance of 41.45 feet to a point in the north line of Instrument 2007-0373854 recorded June 7, 2007, records of said County, a radial line to said point bears North  $66^{\circ} 15' 03''$  East;

Thence South  $89^{\circ} 42' 29''$  East 26.85 feet along said north line to the Point of Beginning;

Thence continuing South  $89^{\circ} 42' 29''$  East 20.98 feet along said north line to a point at the beginning of a non-tangent curve, concave southwesterly, having a radius of 145.00 feet, a radial to said point bears North  $73^{\circ} 58' 28''$  East;

Thence northwesterly along said curve through a central angle of  $44^{\circ} 34' 36''$  an arc distance of 112.81 feet;

Thence North  $60^{\circ} 36' 08''$  West 13.93 feet to the beginning of a curve, concave northeasterly, having a radius of 55.00 feet;

Thence northwesterly along said curve through a central angle of  $61^{\circ} 11' 48''$  an arc distance of 58.74 feet;

Thence North  $89^{\circ} 24' 20''$  West 10.49 feet to the easterly line of said Instrument;

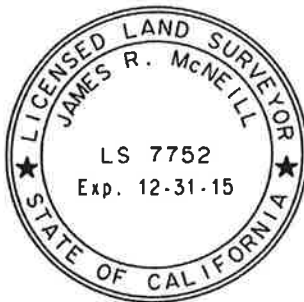
Thence South  $00^{\circ} 28' 23''$  West 36.68 feet along said easterly line to a point at the beginning of a non-tangent curve, concave northeasterly, having a radius of 75.00 feet, a radial to said point bears South  $61^{\circ} 18' 43''$  West;

Thence southeasterly along said curve through a central angle of  $31^{\circ} 54' 51''$  an arc distance of 41.78 feet;

Thence South 60° 36' 08" East 13.93 feet to the beginning of a curve, concave southwesterly, having a radius of 125.00 feet;

Thence southeasterly along said curve through a central angle of 41° 52' 24" an arc distance of 91.35 feet to said north line and the Point of Beginning, a radial line to said point bears North 71° 16' 16" East;

Containing 0.08 acre, more or less.



  
JAMES R. McNEILL

Land Surveyor No. 7752

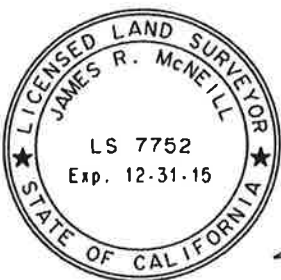
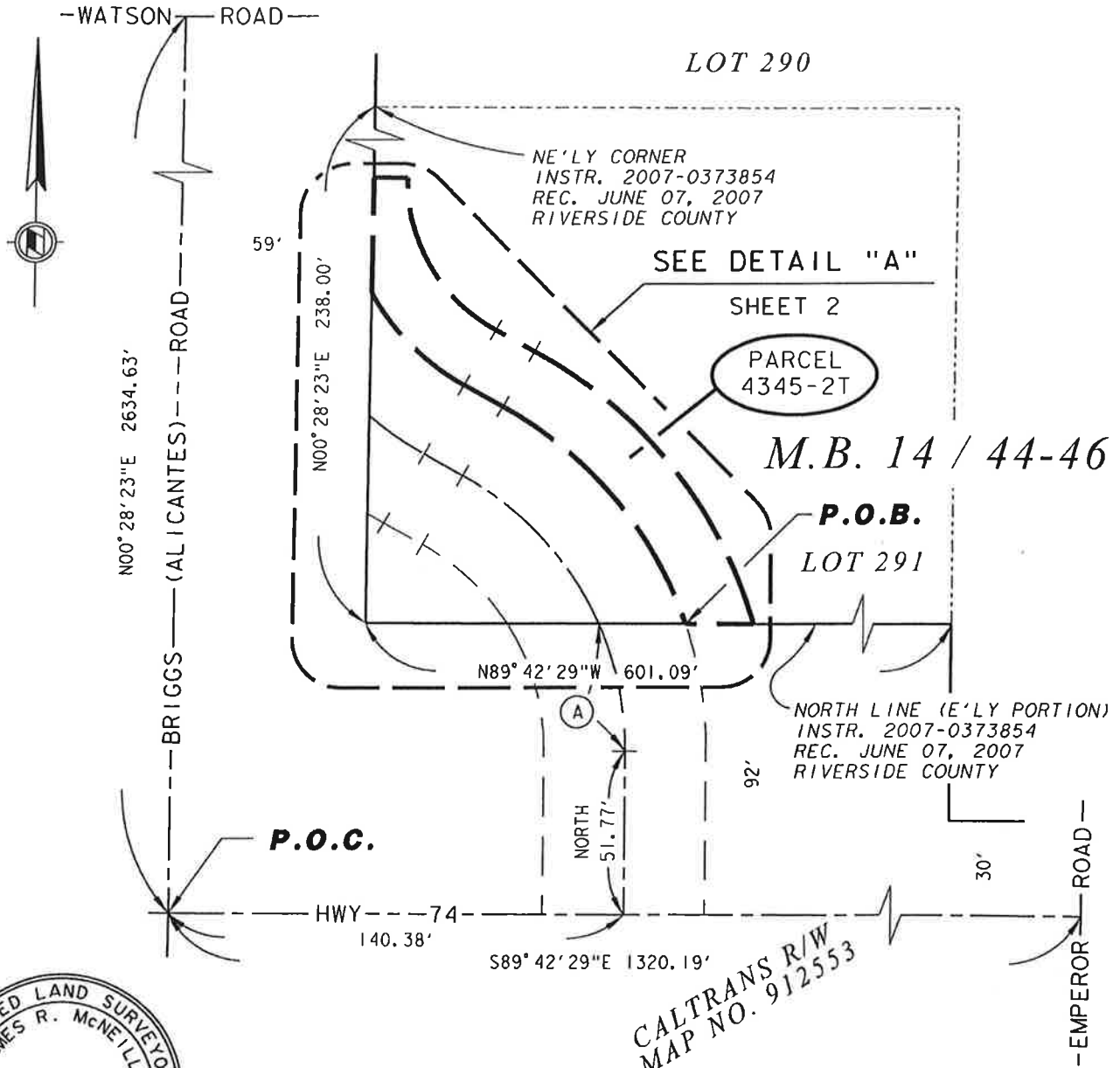
Signed on Behalf of:

Riverside County Flood Control  
and Water Conservation District

Date: 12-30-14

# Exhibit "B"

BEING A PORTION OF LOT 291 OF THE MAP OF ROMOLA FARMS NO. 5  
AS SHOWN ON MAP BOOK 14, PAGES 44 THROUGH 46, INCLUSIVE,  
IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.



DATE: 12-30-14

CALTRANS R/W  
MAP NO. 912553

CURVE DATA				
△	=	R =	T =	L =
A	23° 44' 57"	100.00'	21.03'	41.45'

## RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME:

HOMELAND MDP LINE 1 STG 1

THIS PLAT IS SOLELY AN AID IN LOCATING  
THE PARCEL(S) DESCRIBED IN THE  
ATTACHED DOCUMENT. IT IS NOT A PART  
OF THE WRITTEN DESCRIPTION THEREIN.

RCFC PARCEL NUMBER(S):

PARCEL 4345-2T

SCALE:

NO SCALE

DEC-29-2014

PREPARED BY:

CJC

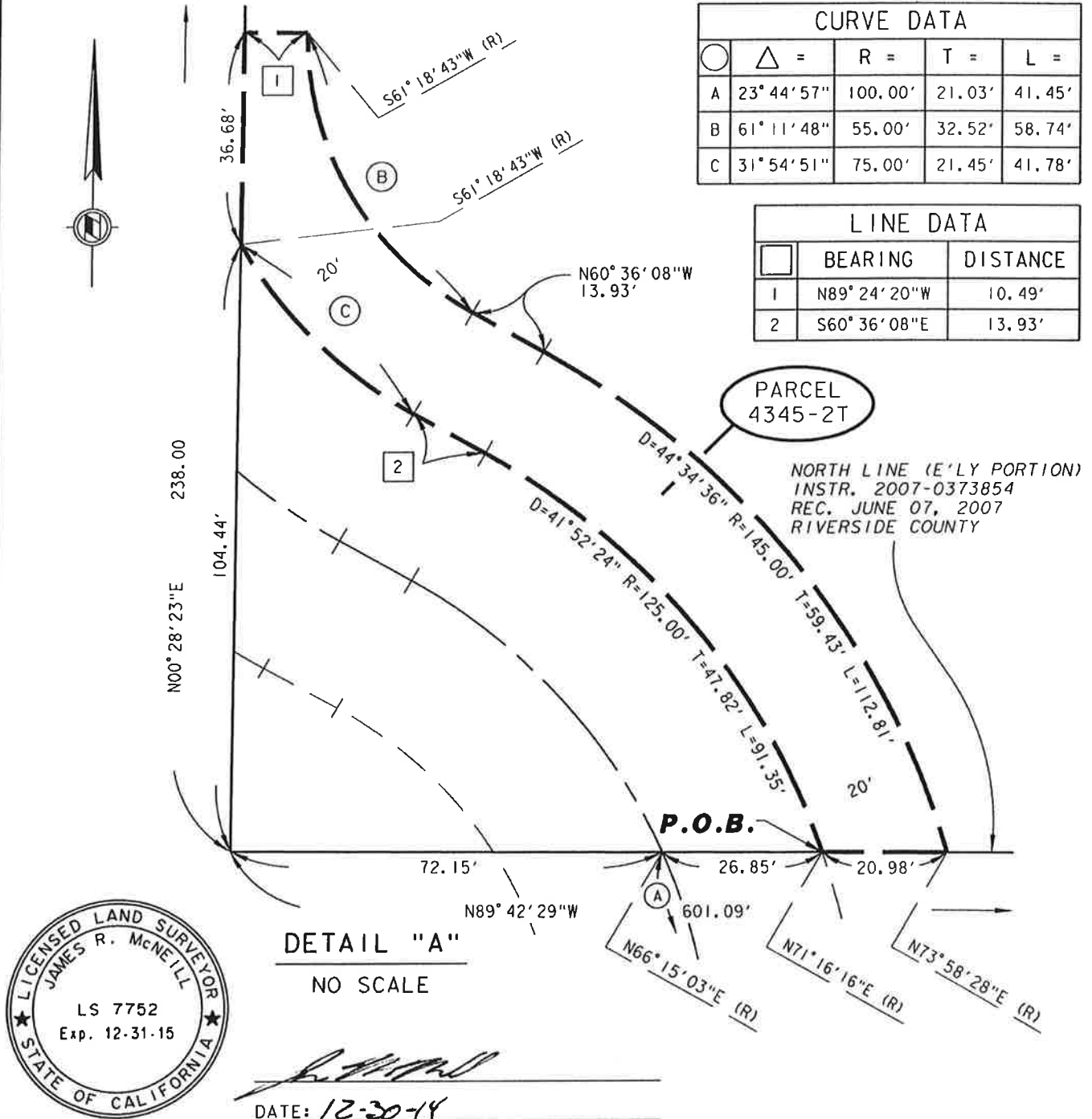
SHEET NO.

1 OF 2

BEING A PORTION OF LOT 291 OF THE MAP OF ROMOLA FARMS NO. 5  
AS SHOWN ON MAP BOOK 14, PAGES 44 THROUGH 46, INCLUSIVE,  
IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

CURVE DATA				
○	$\Delta =$	R =	T =	L =
A	23° 44' 57"	100.00'	21.03'	41.45'
B	61° 11' 48"	55.00'	32.52'	58.74'
C	31° 54' 51"	75.00'	21.45'	41.78'

LINE DATA		
<input type="checkbox"/>	BEARING	DISTANCE
1	N89° 24' 20"W	10.49'
2	S60° 36' 08"E	13.93'



**RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT**  
1995 MARKET ST. RIVERSIDE, CA. 92501

PROJECT NAME:

HOMELAND MDP LINE 1 STG 1

THIS PLAT IS SOLELY AN AID IN LOCATING  
THE PARCEL(S) DESCRIBED IN THE  
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OF THE WRITTEN DESCRIPTION THEREIN.

RCFC PARCEL NUMBER(S):

PARCEL 4345-2T

SCALE:

NO SCALE

DEC-29-2014

PREPARED BY:

CJC

SHEET NO.	
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2 OF 2