

FORM APPROVED COUNTY COUNSEL
 BY: GREGORY P. PRIAMOS DATE: 9/14/15

Departmental Concurrence

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

315



FROM: Economic Development Agency

SUBMITTAL DATE:
 September 24, 2015

SUBJECT: Approval of Grant Deed for Parcel Merger of County-Owned Real Property Located in the City of Palm Desert; CEQA Exempt; Resolution No. 2015-158 Amending Resolution No. 2014-013 Notice of Intention to Sell Real Property Amending the Description of Surplus Real Property Subsequent to Property Boundary Adjustments and Parcel Merger, Located in the City of Palm Desert, District 4, [\$0] 100% Sale Proceeds

RECOMMENDED MOTION: That the Board of Supervisors:

1. Find that the approval of the Grant Deed to finalize the parcel merger and adopt Resolution No. 2015-158 Amending Resolution No. 2014-013 for the notice of intent to sell real property is exempt from the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Sections 15312 (a)((b)(3) and 15061(b)(3);
2. Approve the attached Grant Deed in favor of the County of Riverside to finalize the parcel merger and authorize the Chairman of the Board to execute the Grant Deed and Certificate of Acceptance on behalf of the County to finalize the parcel merger of County-owned real property located in the City of Palm Desert;

(Continued)

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	\$ 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: For Fiscal Year: 2015/16	

C.E.O. RECOMMENDATION:

APPROVE.

BY: *Rohini Dasika*
 Rohini Dasika

County Executive Office Signature

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Benoit, seconded by Supervisor Tavaglione and duly carried by unanimous vote, IT WAS ORDERED that the above matter is approved as recommended.

Ayes: Jeffries, Tavaglione, Washington, Benoit and Ashley
 Nays: None
 Absent: None
 Date: October 6, 2015
 xc: EDA, COB, Recorder

Kecia Harper-Ihem
 Clerk of the Board
 By: *Kecia Harper-Ihem*
 Deputy

Prev. Agn. Ref.: 3-14 of 3/11/14; 3-15 of 1/6/15

District: 4

Agenda Number:

3-22

A-30 Positions Added
 4/5 Vote Change Order

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

Economic Development Agency

FORM 11: Approval of Grant Deed for Parcel Merger of County-Owned Real Property Located in the City of Palm Desert; CEQA Exempt; Resolution No. 2015-158 Amending Resolution No. 2014-013 Notice of Intention to Sell Real Property Amending the Description of Surplus Real Property Subsequent to Property Boundary Adjustments and Parcel Merger, Located in the City of Palm Desert, District 4, [\$0] 100% Sale Proceeds

DATE: September 24, 2015

PAGE: 2 of 3

RECOMMENDED MOTION: (Continued)

3. Direct the Economic Development Agency, Real Estate Division to submit the Grant Deed to the County Recorder for recordation and direct the Assessor's Office to expedite the assignment of a new Assessor's Parcel Number and recordation of the deed to finalize the merger process for the real property;
4. Adopt Resolution No. 2015-158 Amending Resolution No. 2014-013 Notice of Intention to Sell Real Property Amending the Description of Surplus Real Property Subsequent to Property Boundary Adjustments and Parcel Merger Located in Palm Desert, County of Riverside, State of California;
5. Authorize and direct the Clerk of the Board to give notice pursuant to Section 6063 of the Government Code;
6. Authorize the Assistant County Executive Officer of the Economic Development Agency, or his designee, to execute any other documents and administer all actions necessary to complete or memorialize this transaction; and
7. Direct the Clerk of the Board to file the Notice of Exemption with the office of the County Clerk within five working days of approval by the Board.

BACKGROUND:

Summary

The County owns certain real property located at the northeast corner of Monterey Ave in the City of Palm Desert, County of Riverside, State of California consisting of 13.29 acres of vacant land, identified with Assessor's Parcel Number 685-020-014, that was acquired as part of the Monterey Avenue/I-10 interchange project that was completed in the 1990's. In accordance with Government Code 54222, other public agencies and all County departments were notified regarding the intent to sell.

On March 11, 2014, the Board of Supervisors adopted Resolution No. 2014-013 to declare the real property as surplus; provide a notice of intention to sell; invited bids to acquire the property and set a date for conducting the public bidding process. On April 22, 2014, the public bidding was conducted whereby no bidders submitted a bid to purchase the real property. The County continued to market this property for sale and has since considered various offers to purchase. On January 6, 2015, Item Number 3-15, the Board authorized an exchange of remnant portions of parcels between the County and the City of Palm Desert (City) and a quitclaim conveyance to the County from 10/74 PARTNERS to address these remnant parcels for Monterey Avenue that the City needed for its right-of-way and remnant parcels adjacent to the surplus real property that the City no longer needed whereby the County would merge with the surplus real property and clean up the ownership of the properties in the area.

Following the real property exchange with the City and the quitclaim conveyance from 10/74 PARTNERS, the County processed a lot merger to unify the remnant parcels the County received in the exchange from the City of Palm Desert and the remnant parcel quitclaimed from 10/74 PARTNERS with APN 685-020-014 to create one legal lot. To finalize the parcel merger, the County must approve a Grant Deed in favor of the County and record said conveyance in order to formally adjust the boundaries of the real property. Once recorded, the Assessor's Office can assign a new Assessor's Parcel Number to the property.

(Continued)

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

Economic Development Agency

FORM 11: Approval of Grant Deed for Parcel Merger of County-Owned Real Property Located in the City of Palm Desert; CEQA Exempt; Resolution No. 2015-158 Amending Resolution No. 2014-013 Notice of Intention to Sell Real Property Amending the Description of Surplus Real Property Subsequent to Property Boundary Adjustments and Parcel Merger, Located in the City of Palm Desert, District 4, [\$0] 100% Sale Proceeds

DATE: September 24, 2015

PAGE: 3 of 3

BACKGROUND:

Summary (Continued)

The parcel merger will create a new legal lot consisting of approximately 17.11 acres of land. Adoption of Resolution No. 2015-158 will amend the description of the surplus real property offered for sale. The Real Estate Division of EDA will return to the Board for consideration of any and all offers and proposed agreements under consideration.

Pursuant to the California Environmental Quality Act (CEQA), the action was reviewed and determined to be categorically exempt from CEQA under CEQA Guidelines 15312 (a)(b)(3)– Sale of Surplus Government Property Exemption, and 15061 (b)(3) – “Common Sense” Exemption. The proposed project is the approval of the Grant Deed to finalize the parcel merger and the amendment of the description of surplus property; no expansion of an existing use will occur.

The Grant Deed and Resolution No. 2015-158 have been approved as to form by County Counsel.

Impact on Citizens and Businesses

The completion of the lot merger and eventual sale of the property will provide for a future retail development. The eventual development of the property will benefit the citizens and businesses of this region by providing jobs, services and tax revenue which will pay to provide services in this region of the County.

Attachments:

Grant Deed

Resolution No. 2015-158

Notice of Exemption

Aerial Image

1 Board of Supervisors

County of Riverside

2 RESOLUTION NO. 2015-158

3 AMENDING RESOLUTION NO. 2014-013 NOTICE OF INTENTION TO SELL REAL
4 PROPERTY AMENDING THE DESCRIPTION OF SURPLUS REAL PROPERTY
5 SUBSEQUENT TO PROPERTY BOUNDARY ADJUSTMENTS AND PARCEL MERGER
6 LOCATED IN PALM DESERT, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
7

8 **WHEREAS**, On March 11, 2014, the Board of Supervisors of the County of Riverside
9 ("Board") adopted Resolution No. 2014-013 to declare certain real property, consisting of
10 approximately 13.29 acres of vacant land, identified with Assessor's Parcel Number 685-020-
11 014, as surplus and to provide a notice of intention to sell said real property; and,

12 **WHEREAS**, on April 22, 2014, the County conducted a public bidding sale which
13 resulted in no bids received and the Board authorized the Economic Development Agency,
14 Real Estate Division to continue to market the real property for sale as surplus land; and,

15 **WHEREAS**, on January 6, 2015, Item Number 3-15, the Board authorized an exchange
16 of remnant portions of parcels between the County and the City of Palm Desert ("City") and a
17 quitclaim conveyance to the County from 10/74 PARTNERS to address certain remnant
18 parcels for Monterey Avenue that the City needed for its right-of-way and remnant parcels
19 adjacent to the surplus real property that the City no longer needed whereby the County would
20 merge with the surplus real property and clean up the ownership of the properties in the area;
21 and,

22 **WHEREAS**, following the real property exchange with the City and the quitclaim
23 conveyance from 10/74 PARTNERS, the County processed a lot merger to unify the remnant
24 parcels the County received in the exchange from the City and the remnant parcel quitclaimed
25 from 10/74 PARTNERS with APN 685-020-014 to create one legal lot for a total of
26 approximately 17.11 acres of vacant land; and,

27 **WHEREAS**, subsequent to the property boundary adjustment, the County, as owner of
28 this certain real property, consisting of approximately 17.11 acres of vacant land, more

FORM APPROVED COUNTY COUNSEL
BY: *Synthia M. Gunzel* 9-13-15
DATE
SYNTHIA M. GUNZEL

1 particularly legally described on Exhibit "A", attached hereto and by this reference incorporated
2 herein, located on the northeast corner of Monterey Avenue and Dinah Shore Drive in Palm
3 Desert, County of Riverside, State of California, (the "Property"), desires to amend Resolution
4 No. 2014-013 to amend the legal description of the real property that has been previously
5 declared as surplus land and offered for sale and will continue to offer the surplus real property
6 for sale; and,

7 **WHEREAS**, the County has determined that this Property remains as surplus for it is
8 not necessary or needed for the County's use or purposes; now, therefore,

9 **BE IT RESOLVED, DETERMINED, and ORDERED** by the Board of Supervisors of the
10 County of Riverside, State of California, in regular session assembled on October 6, 2015, at
11 9:00 a.m., or as soon thereafter as the agenda of the Board permits, at the meeting room of the
12 Board, located on the 1st floor of the County Administrative Center, 4080 Lemon Street,
13 Riverside, California, that this Board hereby amends Resolution No. 2014-013 to amend the
14 legal description of the real property that has been previously declared as surplus land and
15 offered for sale, will remain as surplus and continue to offer the real property for sale pursuant
16 to the following additional information, terms and conditions:

17 1. The nature of the real property to be sold is approximately 17.11 acres of vacant
18 land, more specifically described in the attached Exhibits "A" and "B", which is located on the
19 northeast corner of Monterey Avenue and Dinah Shore Drive in Palm Desert, County of
20 Riverside, and State of California.

21 2. The Property remains as surplus real property and will continue to be offered for
22 sale by the County.

23 3. Bids to purchase the Property shall be submitted to the Board for consideration
24 and this Board reserves the right to accept a bid, reject any or all bids, either written or oral, or
25 to withdraw the Property from sale.

26 ///

27 ///

**EXHIBIT "A" – LEGAL DESCRIPTION
PARCEL MERGER NO. PMW 15-147**

PARCEL 1

BEING THE PARCELS DESCRIBED IN EXHIBITS "A", "B" AND "C" OF QUITCLAIM DEED TO THE COUNTY OF RIVERSIDE RECORDED MARCH 18, 2015 AS DOCUMENT NUMBER 2015-0108084, OFFICIAL RECORDS OF THE RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, THE PARCEL DESCRIBED IN EXHIBIT "A" OF QUITCLAIM DEED TO THE COUNTY OF RIVERSIDE RECORDED MARCH 18, 2015 AS DOCUMENT NUMBER 2015-0108085, OFFICIAL RECORDS OF SAID RECORDER, ALL THAT PART EXCEPTED OUT OF PARCEL 3 AS DESCRIBED IN A QUITCLAIM DEED TO THE CITY OF PALM DESERT RECORDED MARCH 18, 2015 AS DOCUMENT NUMBER 2015-0108083, OFFICIAL RECORDS OF SAID RECORDER, AND A PORTION OF THE REMAINDER PARCEL AS SHOWN ON PARCEL MAP NUMBER 22635 ON FILE IN BOOK 166, PAGES 74 THROUGH 79, INCLUSIVE, OF PARCEL MAPS, RECORDS OF SAID RECORDER, LYING WITHIN THE SOUTHWEST QUARTER OF SECTION 20 AND THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 4 SOUTH, RANGE 6 EAST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 20;

THENCE S 89°59'29" E ALONG THE SOUTH LINE OF SAID SOUTHWEST QUARTER, A DISTANCE OF 1561.40 FEET TO A POINT ON THE SOUTH LINE OF THE SOUTHERN PACIFIC RAILROAD RIGHT-OF-WAY AS SHOWN ON SAID PARCEL MAP NUMBER 22635, ALSO BEING THE MOST NORTHEASTERLY CORNER OF SAID PARCEL DESCRIBED ON EXHIBIT "A" IN DOCUMENT NUMBER 2015-0108085 AND **THE TRUE POINT OF BEGINNING**;

THENCE S 54°33'45" E ALONG SAID SOUTH RIGHT-OF-WAY LINE, A DISTANCE OF 86.25 FEET TO THE SOUTH LINE OF SAID PARCEL DESCRIBED ON EXHIBIT "A" DOCUMENT NUMBER 2015-0108085, ALSO BEING A POINT ON A LINE PARALLEL WITH AND DISTANT 50.00 FEET SOUTHERLY OF AS MEASURED AT RIGHT ANGLES TO THE SOUTH LINE OF SAID SOUTHWEST QUARTER;

THENCE N 89°59'29" W ALONG SAID SOUTH LINE AND SAID PARALLEL LINE, A DISTANCE OF 697.17 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF DINAH SHORE DRIVE, 50 FOOT HALF WIDTH, AS DESCRIBED ON SAID EXHIBIT "A" DOCUMENT NUMBER 2015-0108085 AND THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 2,050.00 FEET AND AN INITIAL RADIAL BEARING OF N 17°58'43" E;

THENCE NORTHWESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE AND SAID CURVE THROUGH A CENTRAL ANGLE OF 09°18'05", AN ARC DISTANCE OF 332.79 FEET TO AN ANGLE POINT ON THE WESTERLY LINE OF SAID PARCEL DESCRIBED ON EXHIBIT "B" DOCUMENT NUMBER 2015-0108084;

THENCE N 38°04'56" W ALONG SAID WESTERLY LINE, A DISTANCE OF 36.11 FEET TO THE MOST WESTERLY CORNER OF SAID PARCEL DESCRIBED ON EXHIBIT "B" AND A POINT ON THE SOUTHERLY LINE OF SAID REMAINDER PARCEL SHOWN ON PARCEL MAP 22635;

THENCE N 89°59'29" W ALONG SAID SOUTHERLY LINE, A DISTANCE OF 172.21 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 213.50 FEET AND AN INITIAL RADIAL BEARING OF N 15°29'18" E, ALSO BEING THE MOST EASTERLY POINT AS DESCRIBED IN GRANT DEED TO THE CITY OF PALM DESERT, DOCUMENT NUMBER 2005-0396156 RECORDED MAY 18, 2005, OFFICIAL RECORDS OF SAID RECORDER;

**EXHIBIT "A" – LEGAL DESCRIPTION
PARCEL MERGER NO. PMW 15-147**

THENCE NORTHWESTERLY ALONG THE NORTHERLY LINE OF SAID GRANT DEED TO THE CITY OF PALM DESERT AND SAID CURVE THROUGH A CENTRAL ANGLE OF 11°46'42", AN ARC DISTANCE OF 43.89 FEET;

THENCE N 86°17'24" W ALONG SAID NORTHERLY LINE, A DISTANCE OF 200.77 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 84.50 FEET AND AN INITIAL RADIAL BEARING OF S 12°35'55" W;

THENCE NORTHWESTERLY ALONG THE NORTHEASTERLY LINE OF SAID GRANT DEED TO THE CITY OF PALM DESERT AND SAID CURVE THROUGH A CENTRAL ANGLE OF 75°57'09, AN ARC DISTANCE OF 112.01 FEET;

THENCE N 01°26'56" W ALONG THE EASTERLY LINE OF SAID GRANT DEED TO THE CITY OF PALM DESERT, A DISTANCE OF 157.62 FEET TO THE MOST SOUTHERLY POINT OF SAID PARCEL DESCRIBED ON EXHIBIT "A" DOCUMENT NUMBER 2015-0108084, ALSO BEING A POINT ON A LINE PARALLEL WITH AND DISTANT 103.05 FEET EASTERLY OF AS MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF MONTEREY AVENUE AS SHOWN ON SAID PARCEL MAP 22635;

THENCE N 00°00'52" W ALONG SAID PARALLEL LINE AND THE WESTERLY LINE OF SAID PARCEL DESCRIBED ON EXHIBIT "A" DOCUMENT NUMBER 2015-0108084, A DISTANCE OF 241.39 FEET TO AN ANGLE POINT THEREIN;

THENCE N 05°50'03" E CONTINUING ALONG SAID WESTERLY LINE, A DISTANCE OF 212.42 FEET TO A POINT ON THE SOUTHEASTERLY LINE OF PARCEL 3 OF SAID PARCEL MAP 22635 AND THE MOST SOUTHERLY POINT OF THAT PART EXCEPTED OUT IN EXHIBIT "A" OF SAID QUITCLAIM DEED DOCUMENT #2015-0108083;

THENCE N 05°50'03" E ALONG SAID WESTERLY LINE OF THAT PART EXCEPTED OUT OF SAID QUITCLAIM DEED, A DISTANCE OF 240.35 FEET TO A POINT ON THE SOUTH LINE OF SAID RIGHT-OF-WAY FOR THE SOUTHERN PACIFIC RAILROAD AS SHOWN ON SAID PARCEL MAP NUMBER 22635;

THENCE S 54°33'45" E ALONG SAID SOUTH RIGHT-OF-WAY LINE, A DISTANCE OF 1733.62 TO THE **TRUE POINT OF BEGINNING;**

RESERVING TO THE CITY OF PALM DESERT THE FOLLOWING EASEMENTS:

DRAINAGE AND PUBLIC UTILITY EASEMENTS OVER ALL THAT PORTION OF PARCEL 3 OF SAID PM 22635 DESCRIBED ON DOCUMENT NUMBER 2015-0108083;

A PUBLIC UTILITY EASEMENT OVER ALL OF THE PARCEL DESCRIBED ON EXHIBIT "B" DOCUMENT NUMBER 2015-0108084;

A DRAINAGE EASEMENT 50 FEET WIDE, THE NORTHEASTERLY LINE DESCRIBED AS FOLLOWS, THE SOUTHWESTERLY RIGHT-OF-WAY FOR THE SOUTHERN PACIFIC RAILROAD AS SHOWN ON SAID PARCEL MAP NUMBER 22635, THE SIDE LINES BEING LENGTHENED OR SHORTENED TO TERMINATE AT THE SOUTHERLY LINE OF THE ABOVE DESCRIBED MERGED PARCELS AND THE NORTHWESTERLY LINE OF SAID PARCEL DESCRIBED ON EXHIBIT "A" IN DOCUMENT NUMBER 2015-0108084.

**EXHIBIT "A" – LEGAL DESCRIPTION
PARCEL MERGER NO. PMW 15-147**

MERGED PARCELS CONTAINING: 746,976 SQUARE FEET, OR 17.15 ACRES, MORE OR LESS.

SUBJECT TO ALL EASEMENTS, RIGHTS, RIGHTS-OF-WAY, AND COVENANTS OF RECORD, IF ANY.

SEE ATTACHED EXHIBIT "B"

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON A LOCAL COORDINATE SYSTEM AND ALL DISTANCES ARE GROUND DISTANCES.

APPROVED BY: Edward D. Hunt

DATE: 9-1-2015

Record Owner(s): County of Riverside
Address: 4080 Lemon Street, Riverside CA, 92501
Exhibit Prepared by: County of Riverside
Address: 4080 Lemon Street, Riverside CA, 92501



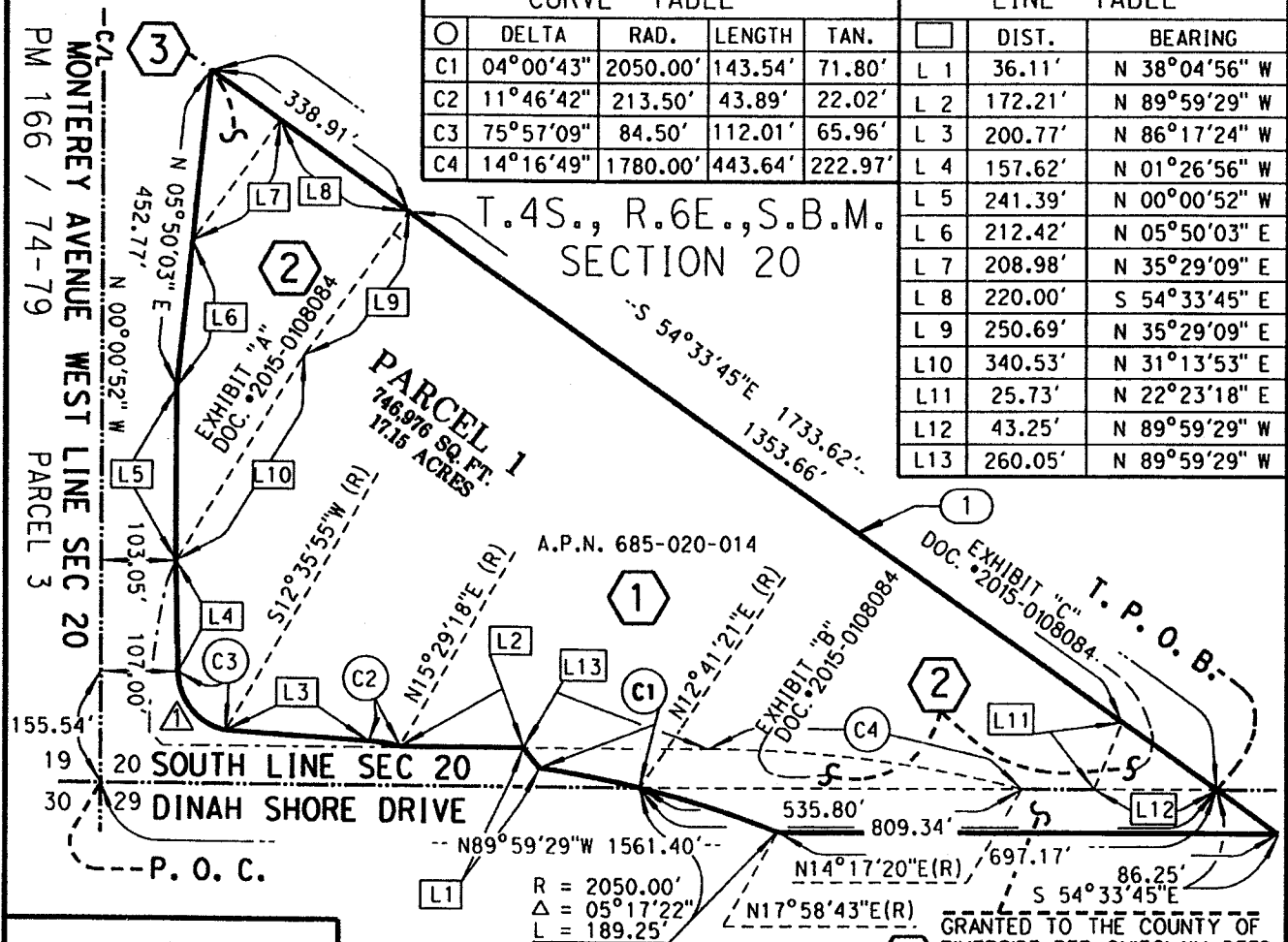
EXHIBIT "B" - PMW 15-147
ADJUSTMENT PLAT - CITY OF PALM DESERT

SURVEYOR'S NOTES

- ① GRANTED TO THE CITY OF PALM DESERT PER GRANT DEED DOC *2005-0396156, REC. 05/18/2005
- ① REMAINDER PARCEL PM 22635, P.M.B. 166/74-79 GRANTED TO RIV. CO. PER DOC. *169644, REC. 05/08/1990; EXCEPTING OUT DOC *2005-0396156, REC. 05/18/2005
- ② GRANTED TO THE COUNTY OF RIVERSIDE PER QUITCLAIM DEED DOC. *2015-0108084, REC. 03/18/2015
- ③ GRANTED TO THE COUNTY OF RIVERSIDE PER INST. *169644, REC. 05/08/1990

- LOT LINE TO BE REMOVED
- NEW PARCEL BOUNDARY
- ① SOUTHERN PACIFIC RAILROAD S'LY R/W PER DEED REC. 03/23/1912, BK. 347, PG. 127 OF DEEDS, RECORDS OF RIVERSIDE COUNTY
- SEE SHT. 2 OF 2 FOR DRAINAGE EASEMENT AND RESERVING DRAINAGE EASEMENT FOR THE CITY OF PALM DESERT

CURVE TABLE					LINE TABLE		
○	DELTA	RAD.	LENGTH	TAN.	□	DIST.	BEARING
C1	04°00'43"	2050.00'	143.54'	71.80'	L 1	36.11'	N 38°04'56" W
C2	11°46'42"	213.50'	43.89'	22.02'	L 2	172.21'	N 89°59'29" W
C3	75°57'09"	84.50'	112.01'	65.96'	L 3	200.77'	N 86°17'24" W
C4	14°16'49"	1780.00'	443.64'	222.97'	L 4	157.62'	N 01°26'56" W
					L 5	241.39'	N 00°00'52" W
					L 6	212.42'	N 05°50'03" E
					L 7	208.98'	N 35°29'09" E
					L 8	220.00'	S 54°33'45" E
					L 9	250.69'	N 35°29'09" E
					L10	340.53'	N 31°13'53" E
					L11	25.73'	N 22°23'18" E
					L12	43.25'	N 89°59'29" W
					L13	260.05'	N 89°59'29" W



RECORD OWNER(S): COUNTY OF RIVERSIDE
 ADDRESS: 4080 LEMON STREET, RIVERSIDE, CA. 92501
 EXHIBIT PREPARED BY: COUNTY OF RIVERSIDE
 ADDRESS: 4080 LEMON STREET, RIVERSIDE, CA. 92501
 SCALE: NOT TO SCALE
 ASSESSOR'S PARCEL NUMBER(S): 685-020-014, 685-020-001, 694-060-005, 694-060-008 & 694-060-009

④ GRANTED TO THE COUNTY OF RIVERSIDE PER QUITCLAIM DEED DOC. *2015-0108085, REC. 03/18/2015; A.P.N. 694-060-005, A.P.N. 694-060-008, A.P.N. 694-060-009

APPROVED BY: Edward D. Hunt DATE: 9-1-2015

EXHIBIT "B" - PMW 15-147

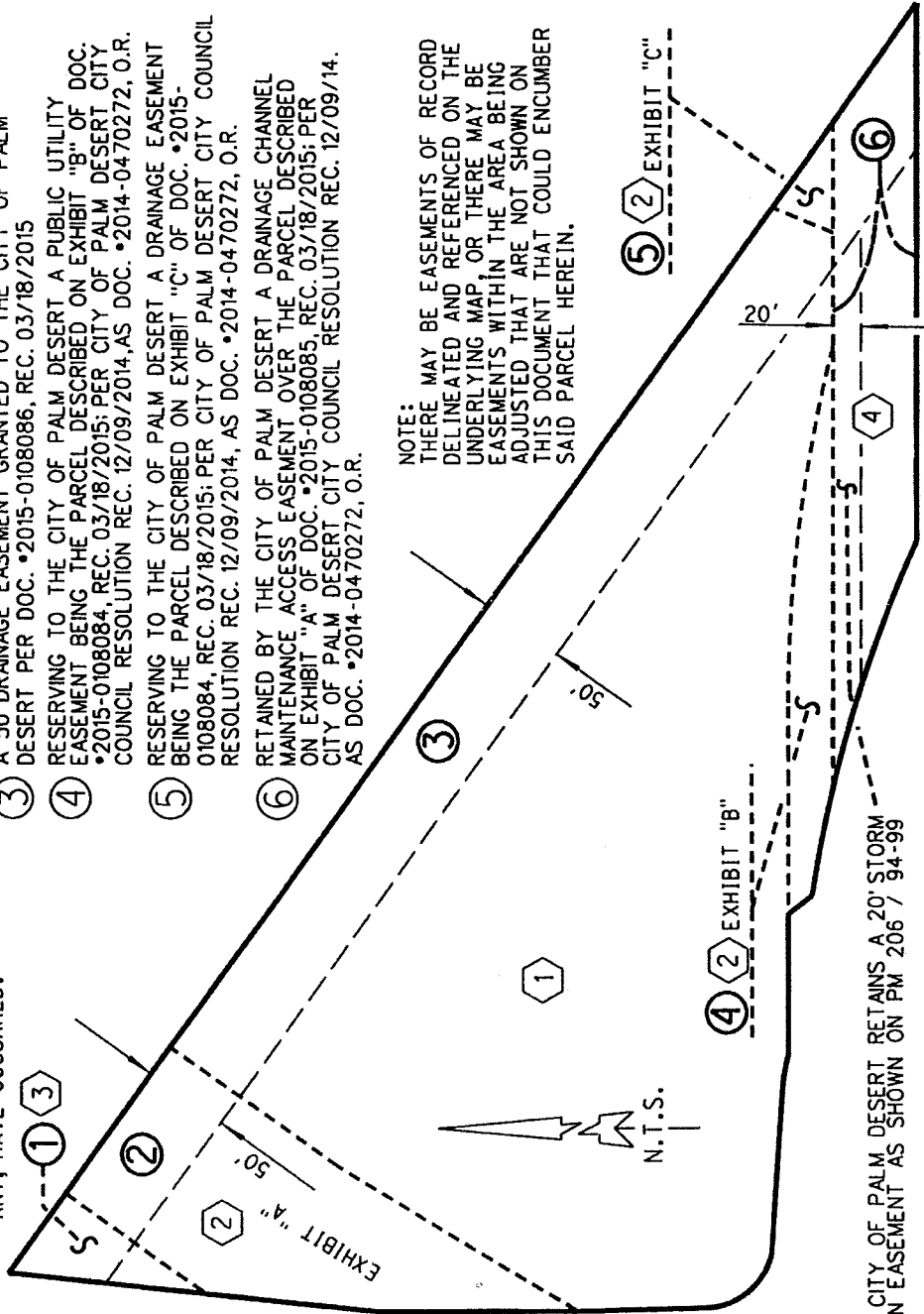
ADJUSTMENT PLAT - CITY OF PALM DESERT

SURVEYOR'S NOTES / DRAINAGE EASEMENTS

- ① SEE SHT. 1 OF 2 FOR PARCEL DESCRIPTIONS
- ② RESERVING TO THE CITY OF PALM DESERT A DRAINAGE AND PUBLIC UTILITY EASEMENT BEING THE NORTHEASTERLY 50' OF LOT "D" OF PM 166/74-79; PER CITY OF PALM DESERT CITY COUNCIL RESOLUTION REC. 12/09/2014, AS DOC. *2014-0470272, O.R.
- ③ RESERVING TO THE CITY OF PALM DESERT A DRAINAGE EASEMENT BEING THE NORTHEASTERLY 50' OF THE PARCEL DESCRIBED ON EXHIBIT "A" OF DOC. *2015-0108084, REC. 03/18/2015; PER CITY OF PALM DESERT CITY COUNCIL RESOLUTION REC. 12/09/2014, AS DOC. *2014-0470272, O.R.
- ④ A 50' DRAINAGE EASEMENT GRANTED TO THE CITY OF PALM DESERT PER DOC. *2015-0108086, REC. 03/18/2015
- ⑤ RESERVING TO THE CITY OF PALM DESERT A PUBLIC UTILITY EASEMENT BEING THE PARCEL DESCRIBED ON EXHIBIT "B" OF DOC. *2015-0108084, REC. 03/18/2015; PER CITY OF PALM DESERT CITY COUNCIL RESOLUTION REC. 12/09/2014, AS DOC. *2014-0470272, O.R.
- ⑥ RESERVING TO THE CITY OF PALM DESERT A DRAINAGE EASEMENT BEING THE PARCEL DESCRIBED ON EXHIBIT "C" OF DOC. *2015-0108084, REC. 03/18/2015; PER CITY OF PALM DESERT CITY COUNCIL RESOLUTION REC. 12/09/2014, AS DOC. *2014-0470272, O.R.
- ⑦ RETAINED BY THE CITY OF PALM DESERT A DRAINAGE CHANNEL MAINTENANCE ACCESS EASEMENT OVER THE PARCEL DESCRIBED ON EXHIBIT "A" OF DOC. *2015-0108085, REC. 03/18/2015; PER CITY OF PALM DESERT CITY COUNCIL RESOLUTION REC. 12/09/14, AS DOC. *2014-0470272, O.R.

NOTE: THERE MAY BE EASEMENTS OF RECORD DELINEATED AND REFERENCED ON THE UNDERLYING MAP, OR THERE MAY BE EASEMENTS WITHIN THE AREA BEING ADJUSTED THAT ARE NOT SHOWN ON THIS DOCUMENT THAT COULD ENCUMBER SAID PARCEL HEREIN.

NOTE: THIS PLAT WAS PREPARED FROM RECORD DATA AND DOES NOT REPRESENT A SURVEY OF THE PROPERTY SHOWN HEREON. THIS MAP HAS BEEN APPROVED UPON THE EXPRESS CONDITION THAT BUILDING PERMITS SHALL NOT BE ISSUED FOR ANY DEVELOPMENT WITHIN THIS ADJUSTMENT PLAT UNTIL NECESSARY DEDICATIONS, IF ANY, HAVE OCCURRED.



RECORD OWNER(S): COUNTY OF RIVERSIDE
 ADDRESS: 4080 LEMON STREET, RIVERSIDE, CA. 92501
 EXHIBIT PREPARED BY: COUNTY OF RIVERSIDE
 ADDRESS: 4080 LEMON STREET, RIVERSIDE, CA. 92501
 SCALE: NOT TO SCALE
 ASSESSOR'S PARCEL NUMBER(S): 685-020-014, 685-020-001, 694-060-005, 694-060-008 & 694-060-009

APPROVED BY: *Edward D. Hunt* DATE: 9-1-2015

**LEGAL DESCRIPTION
REMAINDER PARCEL
PARCEL MAP 22635**

BEING A PORTION OF THE REMAINDER PARCEL OF PARCEL MAP 22635 ON FILE IN BOOK 166, PAGES 74 THROUGH 79, INCLUSIVE, OF PARCEL MAPS, RECORDS OF THE RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, LYING WITHIN THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 4 SOUTH, RANGE 6 EAST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

ALL OF THE REMAINDER PARCEL AS SHOWN ON SAID PARCEL MAP, EXCEPTING THEREFROM THAT PART AS DESCRIBED BY EXHIBIT "A" OF GRANT DEED DOCUMENT #2005-0396156, RECORDED MAY 18, 2005;

CONTAINING: 579,094 SQUARE FEET, OR 13.29 ACRES, MORE OR LESS.

APPROVED BY: Edward D. Hunt

DATE: 9-1-2015





Original Negative Declaration/Notice of Determination was routed to County Clerks for posting on.

10/7/15
Date

KB
Initial

NOTICE OF EXEMPTION

July 27, 2015

Project Name: County of Riverside, Monterey Surplus, located in the City of Palm Desert

Project Number: FM0417200214

Project Location: Northeast corner of Monterey Avenue and Gateway Drive/Dinah Shore Drive, Palm Desert, Riverside County, California; Assessor Parcel Number 685-020-014 (See attached exhibits)

Description of Project: The County of Riverside (County) owns certain real property located at the northeast corner of Monterey Ave in the City of Palm Desert, California, consisting of 13.29 acres of vacant land, identified with Assessor's Parcel Number 685-020-014, that was acquired as part of the Monterey Avenue/I-10 interchange project that was completed in the 1990's. In accordance with Government Code 54222, other public agencies and all County departments were notified regarding the intent to sell. On March 11, 2014, the Board of Supervisors adopted Resolution No. 2014-013 to declare the real property as surplus; provide a notice of intention to sell; invited bids to acquire the property and set a date for conducting the public bidding process. On April 22, 2014, the public bidding was conducted whereby no bidders submitted a bid to purchase the real property. The County continued to market this property for sale. On January 6, 2015 the Board authorized the Assistant County Executive Officer/EDA to exchange with the City of Palm Desert (City) one surplus property along with four (4) remnant right-of-way or easement parcels contiguous to the County owned property. Upon recordation, the acreage available for sale by the County increased from 13.29 acres to 17.11 acres. In order to complete the merger, the County must record a deed unto itself. Following the real property exchange with the City and the quitclaim conveyance from 10/74 PARTNERS, the County processed a lot merger to unify the remnant parcels the County received in the exchange from the City and the remnant parcel quitclaimed from 10/74 PARTNERS with APN 685-020-014 to create one legal lot. For finalizing the parcel merger, the County must approve a Grant Deed in favor of the County and record said conveyance in order to formally adjust the boundaries of the real property. Once recorded, the Assessor's Office can assign a new Assessor's Parcel Number to the property. The parcel merger will create a new legal lot consisting of approximately 17.11 acres of land. Adoption of a Resolution will amend the description of the surplus real property. The property will continue to be offered for sale as surplus land of the County and the Real Estate Division of EDA will return to the Board for consideration of any and all offers. The Project is limited to the approval of a Grant Deed for the purpose of creating a new legal lot and to amend the legal description of the property. An independent appraisal conducted by the Real Estate Division found the fair market value for this property to be \$7,240,000. This project does not involve any construction activity, change in use, or any other condition that may lead to a direct or indirect physical environmental impact at this time. Any future activity or project at the location would require CEQA review from the lead agency.

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

OCT 06 2015 3-22

P.O. Box 1180 • Riverside, California • 92502 • T: 951.955.8916 • F: 951.955.8686 www.rivcoeda.org

Administration
Aviation
Business Intelligence
Cultural Services
Community Services
Custodial

Housing
Housing Authority
Information Technology
Maintenance
Marketing

Economic Development
Edward-Dean Museum
Environmental Planning
Fair & National Date Festival
Foreign Trade
Graffiti Abatement

Parking
Project Management
Purchasing Group
Real Property
Redevelopment Agency
Workforce Development

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

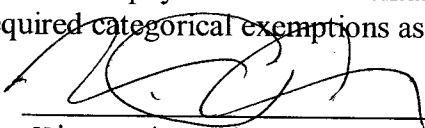
Exempt Status: State California Environmental Quality Act (CEQA) Guidelines, Section 15312 (a)(b)(3), Sale of Surplus Government Property Exemption; Section 15061(b)(3), General Rule or "Common Sense" Exemption.

Reasons Why Project is Exempt: The project is exempt from the provisions of CEQA specifically by the State CEQA Guidelines as identified below. The project will not result in any specific or general exceptions to the use of the categorical exemption as detailed under State CEQA Guidelines Section 15300.2. The project will not cause any impacts to scenic resources, historic resources, or unique sensitive environments and will not result in any physical changes to the existing site. Further, no unusual circumstances or potential cumulative impacts would occur that may reasonably create an environmental impact. The approval of a Grant Deed to complete the lot merger of the real property will not have an effect on the environment; thus, no environmental impacts are anticipated to occur.

- Section 15312 (a)(b)(3)– Sale of Surplus Government Property Exemption. The project as proposed is approving a Grant Deed to complete the lot merger and amending the description of the surplus real property which will consist of approximately 17.11 acres of vacant land. The property does not have significant values for wildlife habitat or other environmental purposes, and the use of the property and adjacent property has not changed since the time of acquisition by the County. The action does not provide for an increase in use of the land or any development activity and would not result in any physical environmental impacts under CEQA.
- Section 15061 (b)(3) – "Common Sense" Exemption. In accordance with CEQA, the use of the Common Sense Exemption is based on the "general rule that CEQA applies only to projects which have the potential for causing a significant effect on the environment" State CEQA Guidelines, Section 15061(b)(3). The use of this exemption is appropriate if "it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment." Ibid. This determination is an issue of fact and if sufficient evidence exists in the record that the activity cannot have a significant effect on the environment, then the exemption applies and no further evaluation under CEQA is required. See *Muzzy Ranch Co. v Solano County Airport Land Use Comm'n* (2007) 41 Cal.4th 372. With certainty, it can be seen that the Project will not have a significant effect on the environment because it merely involves a title transfer to amend and clean up the legal description of real property and does not involve any particular development. As stated, any future activity or project at the location would require CEQA review from the lead agency and any potential change of use or future project would be wholly speculative at this time. Therefore, the Project is exempt from further CEQA analysis.

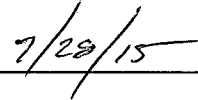
Based upon the identified exemptions above, the County of Riverside, Economic Development Agency hereby concludes that no physical environmental impacts are anticipated to occur and the project as proposed meets all of the required categorical exemptions as identified. No further environmental analysis is warranted.

Signed:




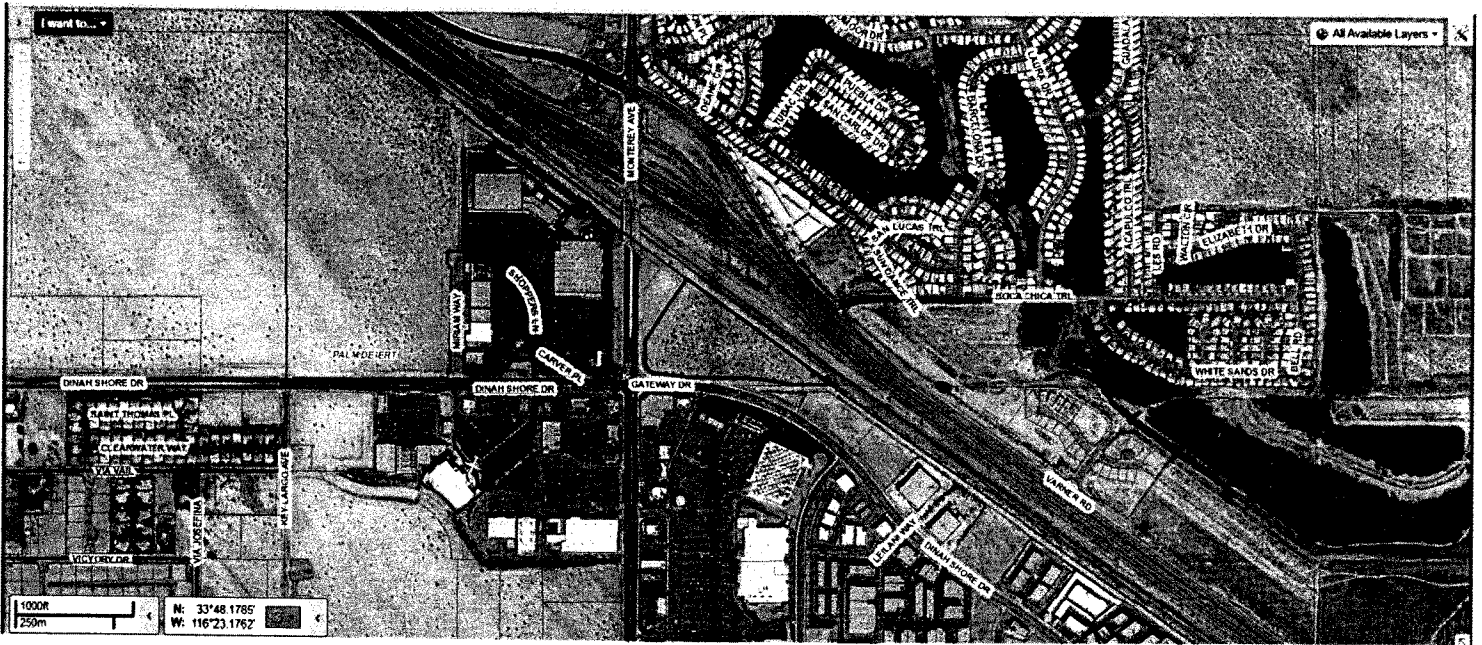
Vincent Coffeen

Date:



7/29/15

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



Northeast Corner of Monterey Avenue and Gateway Drive/Dinah Shore Drive,

Palm Desert, County of Riverside

685-020-014

33°48.1785', -116°23.1762'

RIVERSIDE COUNTY CLERK & RECORDER

**AUTHORIZATION
TO BILL
BY JOURNAL VOUCHER**

Project Name: Monterey Surplus, located in the City of Palm Desert

Accounting String: 524830-47220-7200400000- FM0417200214


DATE: July 27, 2015

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:  for John Alfred.
Vincent Coffeen

PRESENTED BY: James Force, Supervising Real Property Agent, Economic Development Agency

-TO BE FILLED IN BY COUNTY CLERK-

ACCEPTED BY: -

DATE: -

RECEIPT # (S) -



Date: July 27, 2015
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 # FM0417200214**
Monterey Surplus, located in the City of Palm Desert

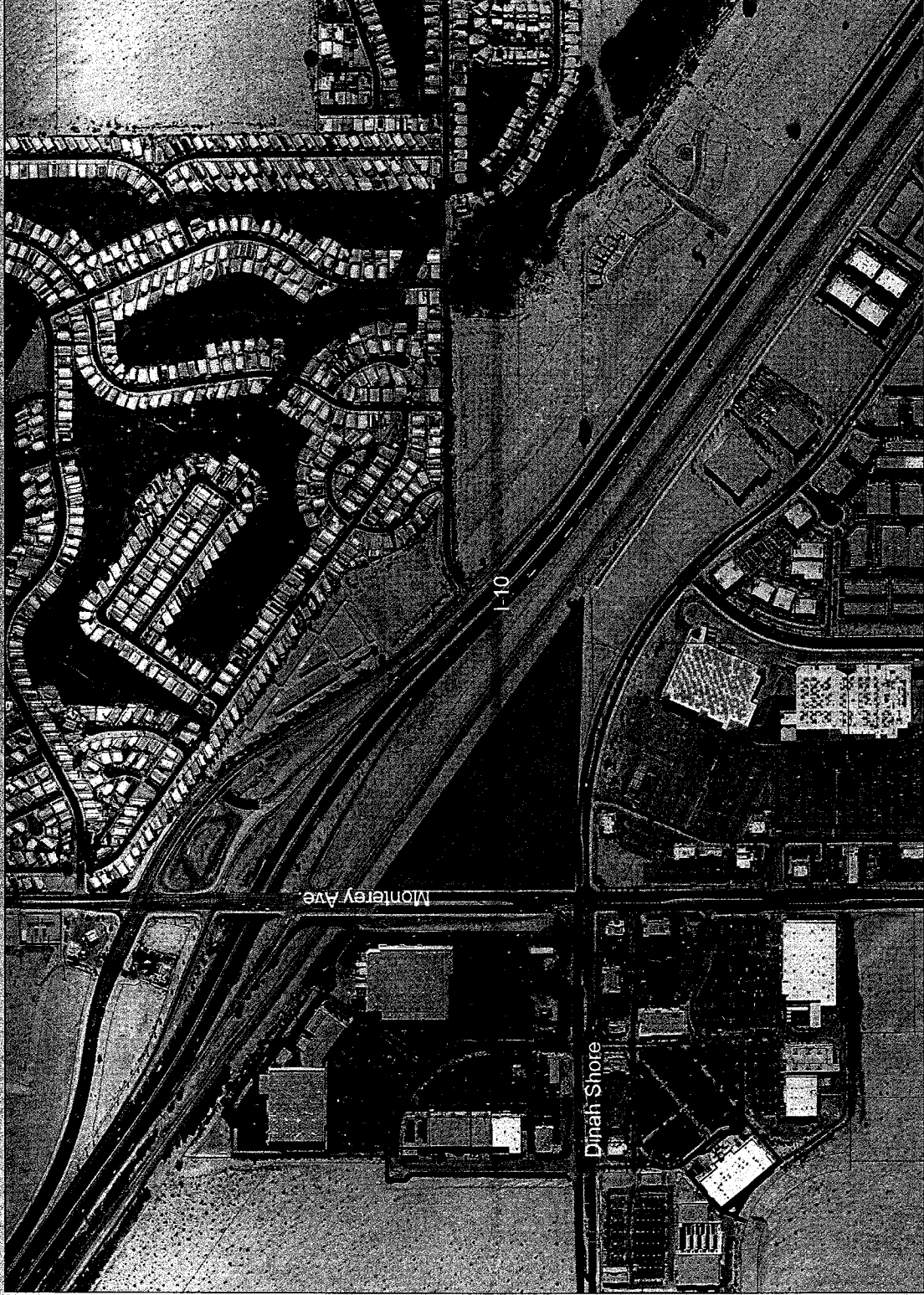
The Riverside County's Economic Development Agency's Project Management Office is requesting that you post the attached Notice of Exemption. Attached you will find an authorization to bill by journal voucher for your posting fee.

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

Monterey Surplus Parcel Merger



Legend

- RCLIS Parcels

Notes

"IMPORTANT" Maps and data are to be used for reference purposes only. Map features are approximate, and are not necessarily accurate to surveying or engineering standards. The County of Riverside makes no warranty or guarantee as to the content (the source is often third party), accuracy, timeliness, or completeness of any of the data provided, and assumes no legal responsibility for the information contained on this map. Any use of this product with respect to accuracy and precision shall be the sole responsibility of the user.



0 944

1,889 Feet



REPORT PRINTED ON... 9/15/2015 8:35:37 AM

© Riverside County TLMA GIS

Recorded at request of and return to:
Economic Development Agency/
Real Estate Division
On behalf of the Transportation Department
3403 10th Street, Suite 400
Riverside, California 92501

FREE RECORDING
This instrument is for the benefit of
the County of Riverside, and is
entitled to be recorded without fee.
(Govt. Code 6103)

JF:ra/061815/214FM/17.592

(Space above this line reserved for Recorder's use)

PROJECT: MONTEREY SURPLUS
APN: 685-020-014

GRANT DEED

FOR GOOD AND VALUABLE CONSIDERATION, receipt and adequacy of which are hereby acknowledged,

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

Grants(s) to the COUNTY OF RIVERSIDE, a political subdivision of the State of California, the fee simple interest in real property in the County of Riverside, State of California, as more particularly described as:

See Exhibits "A" and "B" attached hereto
and made a part hereof

OCT 06 2015

3-22

CERTIFICATE OF ACCEPTANCE
COUNTY OF RIVERSIDE

This is to certify that the interest in real property conveyed by the grant deed dated October 6, 2015 to the COUNTY OF RIVERSIDE, a political subdivision of the State of California, is hereby accepted by order of the Board of Supervisors of the County of Riverside and the COUNTY OF RIVERSIDE consents to recordation thereof by its duly authorized officer.

Dated this 6th day of October, 2015.

By Marion Ashley
Marion Ashley, Chairman
Board of Supervisors

ATTEST:

KECIA HARPER-IHEM, Clerk

By Kecia Harper-Ihem
DEPUTY

**EXHIBIT "A" – LEGAL DESCRIPTION
PARCEL MERGER NO. PMW 15-147**

PARCEL 1

BEING THE PARCELS DESCRIBED IN EXHIBITS "A", "B" AND "C" OF QUITCLAIM DEED TO THE COUNTY OF RIVERSIDE RECORDED MARCH 18, 2015 AS DOCUMENT NUMBER 2015-0108084, OFFICIAL RECORDS OF THE RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, THE PARCEL DESCRIBED IN EXHIBIT "A" OF QUITCLAIM DEED TO THE COUNTY OF RIVERSIDE RECORDED MARCH 18, 2015 AS DOCUMENT NUMBER 2015-0108085, OFFICIAL RECORDS OF SAID RECORDER, ALL THAT PART EXCEPTED OUT OF PARCEL 3 AS DESCRIBED IN A QUITCLAIM DEED TO THE CITY OF PALM DESERT RECORDED MARCH 18, 2015 AS DOCUMENT NUMBER 2015-0108083, OFFICIAL RECORDS OF SAID RECORDER, AND A PORTION OF THE REMAINDER PARCEL AS SHOWN ON PARCEL MAP NUMBER 22635 ON FILE IN BOOK 166, PAGES 74 THROUGH 79, INCLUSIVE, OF PARCEL MAPS, RECORDS OF SAID RECORDER, LYING WITHIN THE SOUTHWEST QUARTER OF SECTION 20 AND THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 4 SOUTH, RANGE 6 EAST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 20;

THENCE S 89°59'29" E ALONG THE SOUTH LINE OF SAID SOUTHWEST QUARTER, A DISTANCE OF 1561.40 FEET TO A POINT ON THE SOUTH LINE OF THE SOUTHERN PACIFIC RAILROAD RIGHT-OF-WAY AS SHOWN ON SAID PARCEL MAP NUMBER 22635, ALSO BEING THE MOST NORTHEASTERLY CORNER OF SAID PARCEL DESCRIBED ON EXHIBIT "A" IN DOCUMENT NUMBER 2015-0108085 AND **THE TRUE POINT OF BEGINNING**;

THENCE S 54°33'45" E ALONG SAID SOUTH RIGHT-OF-WAY LINE, A DISTANCE OF 86.25 FEET TO THE SOUTH LINE OF SAID PARCEL DESCRIBED ON EXHIBIT "A" DOCUMENT NUMBER 2015-0108085, ALSO BEING A POINT ON A LINE PARALLEL WITH AND DISTANT 50.00 FEET SOUTHERLY OF AS MEASURED AT RIGHT ANGLES TO THE SOUTH LINE OF SAID SOUTHWEST QUARTER;

THENCE N 89°59'29" W ALONG SAID SOUTH LINE AND SAID PARALLEL LINE, A DISTANCE OF 697.17 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF DINAH SHORE DRIVE, 50 FOOT HALF WIDTH, AS DESCRIBED ON SAID EXHIBIT "A" DOCUMENT NUMBER 2015-0108085 AND THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 2,050.00 FEET AND AN INITIAL RADIAL BEARING OF N 17°58'43" E;

THENCE NORTHWESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE AND SAID CURVE THROUGH A CENTRAL ANGLE OF 09°18'05", AN ARC DISTANCE OF 332.79 FEET TO AN ANGLE POINT ON THE WESTERLY LINE OF SAID PARCEL DESCRIBED ON EXHIBIT "B" DOCUMENT NUMBER 2015-0108084;

THENCE N 38°04'56" W ALONG SAID WESTERLY LINE, A DISTANCE OF 36.11 FEET TO THE MOST WESTERLY CORNER OF SAID PARCEL DESCRIBED ON EXHIBIT "B" AND A POINT ON THE SOUTHERLY LINE OF SAID REMAINDER PARCEL SHOWN ON PARCEL MAP 22635;

THENCE N 89°59'29" W ALONG SAID SOUTHERLY LINE, A DISTANCE OF 172.21 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 213.50 FEET AND AN INITIAL RADIAL BEARING OF N 15°29'18" E, ALSO BEING THE MOST EASTERLY POINT AS DESCRIBED IN GRANT DEED TO THE CITY OF PALM DESERT, DOCUMENT NUMBER 2005-0396156 RECORDED MAY 18, 2005, OFFICIAL RECORDS OF SAID RECORDER;

**EXHIBIT "A" – LEGAL DESCRIPTION
PARCEL MERGER NO. PMW 15-147**

THENCE NORTHWESTERLY ALONG THE NORTHERLY LINE OF SAID GRANT DEED TO THE CITY OF PALM DESERT AND SAID CURVE THROUGH A CENTRAL ANGLE OF 11°46'42", AN ARC DISTANCE OF 43.89 FEET;

THENCE N 86°17'24" W ALONG SAID NORTHERLY LINE, A DISTANCE OF 200.77 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 84.50 FEET AND AN INITIAL RADIAL BEARING OF S 12°35'55" W;

THENCE NORTHWESTERLY ALONG THE NORTHEASTERLY LINE OF SAID GRANT DEED TO THE CITY OF PALM DESERT AND SAID CURVE THROUGH A CENTRAL ANGLE OF 75°57'09, AN ARC DISTANCE OF 112.01 FEET;

THENCE N 01°26'56" W ALONG THE EASTERLY LINE OF SAID GRANT DEED TO THE CITY OF PALM DESERT, A DISTANCE OF 157.62 FEET TO THE MOST SOUTHERLY POINT OF SAID PARCEL DESCRIBED ON EXHIBIT "A" DOCUMENT NUMBER 2015-0108084, ALSO BEING A POINT ON A LINE PARALLEL WITH AND DISTANT 103.05 FEET EASTERLY OF AS MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF MONTEREY AVENUE AS SHOWN ON SAID PARCEL MAP 22635;

THENCE N 00°00'52" W ALONG SAID PARALLEL LINE AND THE WESTERLY LINE OF SAID PARCEL DESCRIBED ON EXHIBIT "A" DOCUMENT NUMBER 2015-0108084, A DISTANCE OF 241.39 FEET TO AN ANGLE POINT THEREIN;

THENCE N 05°50'03" E CONTINUING ALONG SAID WESTERLY LINE, A DISTANCE OF 212.42 FEET TO A POINT ON THE SOUTHEASTERLY LINE OF PARCEL 3 OF SAID PARCEL MAP 22635 AND THE MOST SOUTHERLY POINT OF THAT PART EXCEPTED OUT IN EXHIBIT "A" OF SAID QUITCLAIM DEED DOCUMENT #2015-0108083;

THENCE N 05°50'03" E ALONG SAID WESTERLY LINE OF THAT PART EXCEPTED OUT OF SAID QUITCLAIM DEED, A DISTANCE OF 240.35 FEET TO A POINT ON THE SOUTH LINE OF SAID RIGHT-OF-WAY FOR THE SOUTHERN PACIFIC RAILROAD AS SHOWN ON SAID PARCEL MAP NUMBER 22635;

THENCE S 54°33'45" E ALONG SAID SOUTH RIGHT-OF-WAY LINE, A DISTANCE OF 1733.62 TO THE **TRUE POINT OF BEGINNING;**

RESERVING TO THE CITY OF PALM DESERT THE FOLLOWING EASEMENTS:

DRAINAGE AND PUBLIC UTILITY EASEMENTS OVER ALL THAT PORTION OF PARCEL 3 OF SAID PM 22635 DESCRIBED ON DOCUMENT NUMBER 2015-0108083;

A PUBLIC UTILITY EASEMENT OVER ALL OF THE PARCEL DESCRIBED ON EXHIBIT "B" DOCUMENT NUMBER 2015-0108084;

A DRAINAGE EASEMENT 50 FEET WIDE, THE NORTHEASTERLY LINE DESCRIBED AS FOLLOWS, THE SOUTHWESTERLY RIGHT-OF-WAY FOR THE SOUTHERN PACIFIC RAILROAD AS SHOWN ON SAID PARCEL MAP NUMBER 22635, THE SIDE LINES BEING LENGTHENED OR SHORTENED TO TERMINATE AT THE SOUTHERLY LINE OF THE ABOVE DESCRIBED MERGED PARCELS AND THE NORTHWESTERLY LINE OF SAID PARCEL DESCRIBED ON EXHIBIT "A" IN DOCUMENT NUMBER 2015-0108084.

**EXHIBIT "A" – LEGAL DESCRIPTION
PARCEL MERGER NO. PMW 15-147**

MERGED PARCELS CONTAINING: 746,976 SQUARE FEET, OR 17.15 ACRES, MORE OR LESS.

SUBJECT TO ALL EASEMENTS, RIGHTS, RIGHTS-OF-WAY, AND COVENANTS OF RECORD, IF ANY.

SEE ATTACHED EXHIBIT "B"

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON A LOCAL COORDINATE SYSTEM AND ALL DISTANCES ARE GROUND DISTANCES.

APPROVED BY: Edward D. Hunt

DATE: 9-1-2015



Record Owner(s): County of Riverside
Address: 4080 Lemon Street, Riverside CA, 92501
Exhibit Prepared by: County of Riverside
Address: 4080 Lemon Street, Riverside CA, 92501

EXHIBIT "B" - PMW 15-147

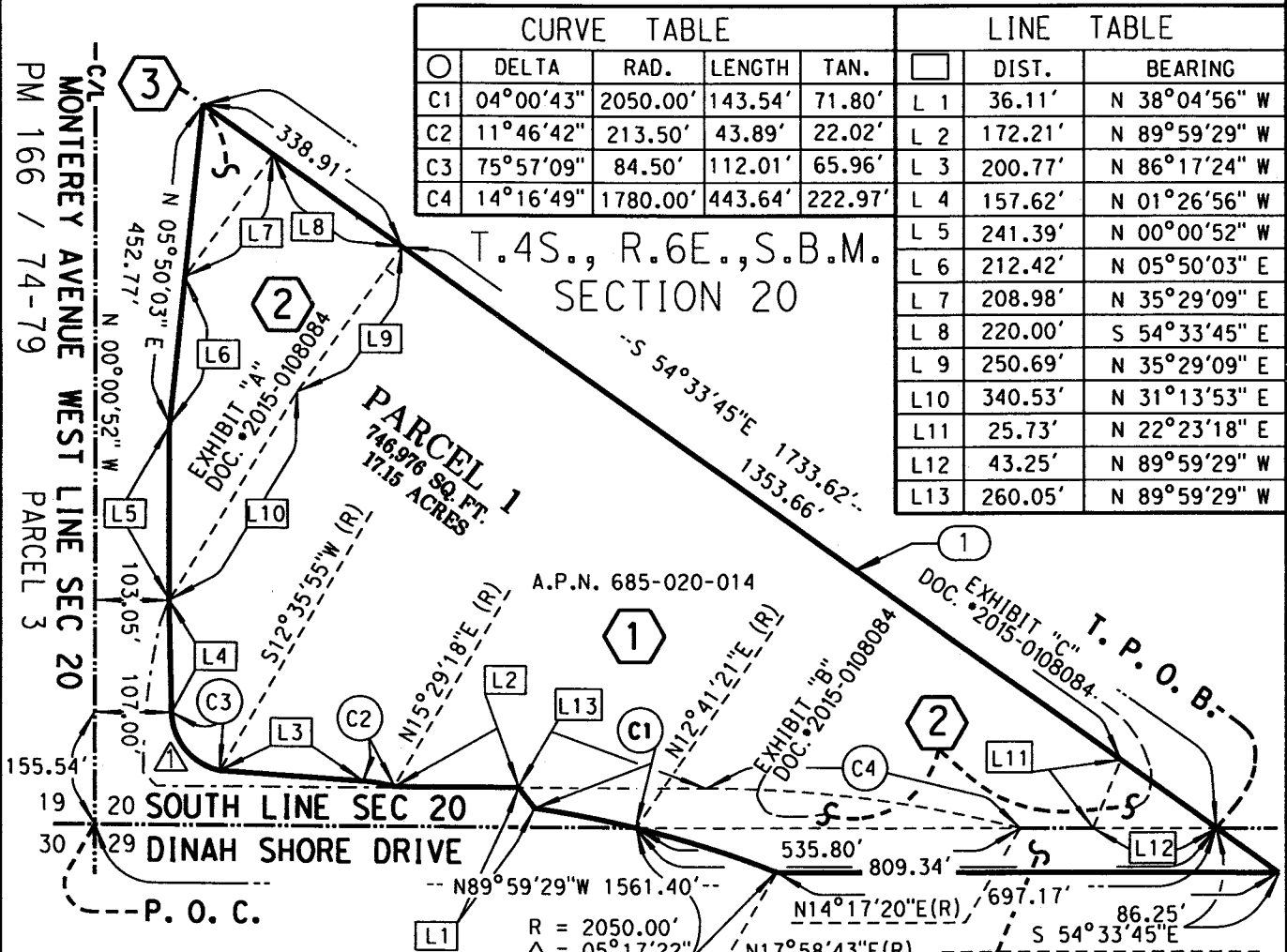
ADJUSTMENT PLAT - CITY OF PALM DESERT

SURVEYOR'S NOTES

- ① GRANTED TO THE CITY OF PALM DESERT PER GRANT DEED DOC #2005-0396156, REC. 05/18/2005
 - ① REMAINDER PARCEL PM 22635, P.M.B. 166/74-79 GRANTED TO RIV. CO. PER DOC. #169644, REC. 05/08/1990; EXCEPTING OUT DOC #2005-0396156, REC. 05/18/2005
 - ② GRANTED TO THE COUNTY OF RIVERSIDE PER QUITCLAIM DEED DOC. #2015-0108084, REC. 03/18/2015
 - ③ GRANTED TO THE COUNTY OF RIVERSIDE PER INST. #169644, REC. 05/08/1990
- LOT LINE TO BE REMOVED
 - NEW PARCEL BOUNDARY
 - ① SOUTHERN PACIFIC RAILROAD S'LY R/W PER DEED REC. 03/23/1912, BK. 347, PG. 127 OF DEEDS, RECORDS OF RIVERSIDE COUNTY
 - SEE SHT. 2 OF 2 FOR DRAINAGE EASEMENT AND RESERVING DRAINAGE EASEMENT FOR THE CITY OF PALM DESERT

CURVE TABLE				
○	DELTA	RAD.	LENGTH	TAN.
C1	04°00'43"	2050.00'	143.54'	71.80'
C2	11°46'42"	213.50'	43.89'	22.02'
C3	75°57'09"	84.50'	112.01'	65.96'
C4	14°16'49"	1780.00'	443.64'	222.97'

LINE TABLE		
□	DIST.	BEARING
L 1	36.11'	N 38°04'56" W
L 2	172.21'	N 89°59'29" W
L 3	200.77'	N 86°17'24" W
L 4	157.62'	N 01°26'56" W
L 5	241.39'	N 00°00'52" W
L 6	212.42'	N 05°50'03" E
L 7	208.98'	N 35°29'09" E
L 8	220.00'	S 54°33'45" E
L 9	250.69'	N 35°29'09" E
L10	340.53'	N 31°13'53" E
L11	25.73'	N 22°23'18" E
L12	43.25'	N 89°59'29" W
L13	260.05'	N 89°59'29" W



④ GRANTED TO THE COUNTY OF RIVERSIDE PER QUITCLAIM DEED DOC. #2015-0108085, REC. 03/18/2015; A.P.N. 694-060-005, A.P.N. 694-060-008, A.P.N. 694-060-009



RECORD OWNER(S): COUNTY OF RIVERSIDE
 ADDRESS: 4080 LEMON STREET, RIVERSIDE, CA. 92501
 EXHIBIT PREPARED BY: COUNTY OF RIVERSIDE
 ADDRESS: 4080 LEMON STREET, RIVERSIDE, CA. 92501
 SCALE: NOT TO SCALE
 ASSESSOR'S PARCEL NUMBER(S): 685-020-014, 685-020-001,
 694-060-005, 694-060-008 & 694-060-009

APPROVED BY: *Edward D. Hunt* DATE: 9-1-2015

**LEGAL DESCRIPTION
REMAINDER PARCEL
PARCEL MAP 22635**

BEING A PORTION OF THE REMAINDER PARCEL OF PARCEL MAP 22635 ON FILE IN BOOK 166, PAGES 74 THROUGH 79, INCLUSIVE, OF PARCEL MAPS, RECORDS OF THE RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, LYING WITHIN THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 4 SOUTH, RANGE 6 EAST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

ALL OF THE REMAINDER PARCEL AS SHOWN ON SAID PARCEL MAP, EXCEPTING THEREFROM THAT PART AS DESCRIBED BY EXHIBIT "A" OF GRANT DEED DOCUMENT #2005-0396156, RECORDED MAY 18, 2005;

CONTAINING: 579,094 SQUARE FEET, OR 13.29 ACRES, MORE OR LESS.

APPROVED BY: Edward D. Hunt

DATE: 9-1-2015





OFFICE OF
CLERK OF THE BOARD OF SUPERVISORS
1st FLOOR, COUNTY ADMINISTRATIVE CENTER
P.O. BOX 1147, 4080 LEMON STREET
RIVERSIDE, CA 92502-1147
PHONE: (951) 955-1060
FAX: (951) 955-1071

KECIA HARPER-IHEM
Clerk of the Board of Supervisors

KIMBERLY A. RECTOR
Assistant Clerk of the Board

October 7, 2015

THE DESERT SUN
ATTN: LEGALS
P.O. BOX 2734
PALM SPRINGS, CA 92263

FAX (760) 778-4578
E-MAIL: legals@thedesertsun.com

RE: NOTICE: RESOLUTION NO. 2015-158

To Whom It May Concern:

Attached is a copy for publication in your newspaper for **THREE (3) CONSECUTIVE SATURDAYS:**

OCTOBER 10, 2015
OCTOBER 17, 2015
OCTOBER 24, 2015

We require your affidavit of publication immediately upon completion of the last publication.

Your invoice must be submitted to this office, **WITH TWO CLIPPINGS OF THE PUBLICATION.**

NOTE: PLEASE COMPOSE THIS PUBLICATION INTO A SINGLE COLUMN FORMAT.

Thank you in advance for your assistance and expertise.

Sincerely,

Cecilia Gil

Board Assistant to:
KECIA HARPER-IHEM, CLERK OF THE BOARD

Gil, Cecilia

From: Moeller, Charlene <CMOELLER@palmspri.gannett.com>
Sent: Wednesday, October 7, 2015 9:23 AM
To: Gil, Cecilia
Subject: RE: FOR PUBLICATION: Res. 2015-158

Good Morning



Ad received and will publish on date(s) requested.

Charlene Moeller | Customer Care Representative / Legals

The Desert Sun Media Group
750 N. Gene Autry Trail, Palm Springs, CA 92262
t 760.778.4578 | f 760.778.4528
legals@thedesertsun.com / dpwlegals@thedesertsun.com

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This email and any files transmitted with it are confidential and intended for the individual to whom they are addressed. If you have received this email in error, please notify the sender and delete the message from your system

From: Gil, Cecilia [mailto:CCGIL@rcbos.org]
Sent: Wednesday, October 07, 2015 9:09 AM
To: Email, TDS-Legals <legals@thedesertsun.com>
Subject: FOR PUBLICATION: Res. 2015-158

Good morning!

Attached is a Notice for publication on 3 Saturdays. Please confirm. THANK YOU!

Cecilia Gil

Board Assistant to:
KECIA HARPER-IHEM
(951) 955-8464

NOTICE OF AMENDING THE LEGAL DESCRIPTION OF A SURPLUS PROPERTY OFFERED FOR SALE BY THE COUNTY OF RIVERSIDE, AS APPROVED BEFORE THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE

RESOLUTION NO. 2015-158

AMENDING RESOLUTION NO. 2014-013 NOTICE OF INTENTION TO SELL REAL PROPERTY AMENDING THE DESCRIPTION OF SURPLUS REAL PROPERTY SUBSEQUENT TO PROPERTY BOUNDARY ADJUSTMENTS AND PARCEL MERGER LOCATED IN PALM DESERT, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

WHEREAS, On March 11, 2014, the Board of Supervisors of the County of Riverside ("Board") adopted Resolution No. 2014-013 to declare certain real property, consisting of approximately 13.29 acres of vacant land, identified with Assessor's Parcel Number 685-020-014, as surplus and to provide a notice of intention to sell said real property; and,

WHEREAS, on April 22, 2014, the County conducted a public bidding sale which resulted in no bids received and the Board authorized the Economic Development Agency, Real Estate Division to continue to market the real property for sale as surplus land; and,

WHEREAS, on January 6, 2015, Item Number 3-15, the Board authorized an exchange of remnant portions of parcels between the County and the City of Palm Desert ("City") and a quitclaim conveyance to the County from 10/74 PARTNERS to address certain remnant parcels for Monterey Avenue that the City needed for its right-of-way and remnant parcels adjacent to the surplus real property that the City no longer needed whereby the County would merge with the surplus real property and clean up the ownership of the properties in the area; and,

WHEREAS, following the real property exchange with the City and the quitclaim conveyance from 10/74 PARTNERS, the County processed a lot merger to unify the remnant parcels the County received in the exchange from the City and the remnant parcel quitclaimed from 10/74 PARTNERS with APN 685-020-014 to create one legal lot for a total of approximately 17.11 acres of vacant land; and,

WHEREAS, subsequent to the property boundary adjustment, the County, as owner of this certain real property, consisting of approximately 17.11 acres of vacant land, more particularly legally described on Exhibit "A", attached hereto and by this reference incorporated herein, located on the northeast corner of Monterey Avenue and Dinah Shore Drive in Palm Desert, County of Riverside, State of California, (the "Property"), desires to amend Resolution No. 2014-013 to amend the legal description of the real property that has been previously declared as surplus land and offered for sale and will continue to offer the surplus real property for sale; and,

WHEREAS, the County has determined that this Property remains as surplus for it is not necessary or needed for the County's use or purposes; now, therefore,

BE IT RESOLVED, DETERMINED, and ORDERED by the Board of Supervisors of the County of Riverside, State of California, in regular session assembled on October 6, 2015, at 9:00 a.m., or as soon thereafter as the agenda of the Board permits, at the meeting room of the Board, located on the 1st floor of the County Administrative Center, 4080 Lemon Street, Riverside, California, that this Board hereby amends Resolution No. 2014-013 to amend the legal description of the real property that has been previously declared as surplus land and offered for sale, will remain as surplus and continue to offer the real property for sale pursuant to the following additional information, terms and conditions:

1. The nature of the real property to be sold is approximately 17.11 acres of vacant land, more specifically described in the attached Exhibits "A" and "B", which is located on the northeast corner of Monterey Avenue and Dinah Shore Drive in Palm Desert, County of Riverside, and State of California.

2. The Property remains as surplus real property and will continue to be offered for sale by the County.

3. Bids to purchase the Property shall be submitted to the Board for consideration and this Board reserves the right to accept a bid, reject any or all bids, either written or oral, or to withdraw the Property from sale.

IT IS FURTHER RESOLVED that this Board directs the Clerk of the Board to publish this Resolution No. 2015-158 pursuant to Section 6063 of the Government Code.

ROLL CALL:

Ayes: Jeffries, Tavaglione, Washington, Benoit and Ashley

Nays: None

Absent: None

The foregoing is certified to be a true copy of a resolution duly adopted by said Board of Supervisors on October 6, 2015.

KECIA HARPER-IHEM, Clerk of said Board

By: Cecilia Gil, Board Assistant

Gil, Cecilia

From: Gunzel, Synthia <SMGunzel@co.riverside.ca.us>
Sent: Tuesday, October 6, 2015 5:31 PM
To: Gil, Cecilia
Subject: RE: Res. 2015-158

No problem. This is an unusual circumstance. This is just an amendment to the previously adopted resolution to provide for the revised description of the property after the parcel merger is done so a public meeting does not need to be set here. The County already conducted the public bidding process and no bids were submitted at that time. The Board had authorized EDA-RE to continue to market the property for sale. In the meantime, the City had uneconomic remnant pieces of right of way adjacent to the County property so the City vacated its interest and quitclaimed the remnants to the County. The County processed a parcel merger to clean up title to the property which is part of the action that was approved today. A future action to approve a purchase and sale agreement will be necessary when the County and a buyer agree upon terms concerning the purchase and sale of the real property. There is no certain date at this time as to when a purchase and sale agreement will be submitted to the Board for consideration and approval.

So to answer your question, this is just to provide notice of amending the legal description of the surplus property offered for sale by the County. No public meeting is being set at this time.

Please let me know if you have any other questions.

Have a good evening.

SYNTHIA M. GUNZEL
Deputy County Counsel IV-S
County of Riverside
Phone: (951) 955-6300
Fax: (951) 955-6363
Email: smgunzel@co.riverside.ca.us

NOTICE: This communication is intended for the use of the individual or entity to which it is addressed and may contain attorney/client information that is privileged, confidential and exempt from disclosure under applicable law. If the reader of this communication is not the intended recipient or the employee or agent responsible for delivering this communication to the intended recipient, you are hereby notified that any dissemination, distribution or copying of this communication is strictly prohibited. If you have received this communication in error, please notify us immediately by reply email or by telephone and immediately delete this communication and all its attachments.

From: Gil, Cecilia
Sent: Tuesday, October 06, 2015 4:42 PM
To: Gunzel, Synthia
Subject: Res. 2015-158

Hi Synthia,

Guess what? I forgot what we talked about in publishing this Resolution ☺. Can you please refresh my short-memory?

So, it got approved today. Next step is for me to publish the Resolution 3 times in Desert Sun.

The Desert Sun

mydesert.com

750 N. Gene Autry Trail
Palm Springs, CA 92262
Billing Inquiries: (866) 875-0854
Main Office: (760) 322-8889

ADVERTISING INVOICE/STATEMENT

Make Checks payable to DESERT SUN PUBLISHING CO.
P.O. Box 677368 Dallas, TX 75267-7368
A finance charge of 1.5% per month (18% Annually) will be added to balances not paid by the 20th.

RIV069000000000000000000000054236630017940010822

74

RIVERSIDE COUNTY-BOARD OF SUP.
PO BOX 1147
RIVERSIDE CA 92502-1147

Customer No.	Invoice No.
RIV069	0005423663
For the Period	Thru
09/28/15	11/01/15
Due Date	Amount Due
11/16/15	1,794.00
AMOUNT PAID	

PLEASE RETURN THIS TOP SECTION WITH PAYMENT IN THE ENCLOSED ENVELOPE AND INCLUDE YOUR CUSTOMER NUMBER ON REMITTANCE.

Date	EDT	Class	Description	Times Run	Col	Depth	Total Size	Rate	Amount
0928			BALANCE FORWARD						1,496.40
0928			CREDIT CARD CHARGE						286.80-
1020			CREDIT CARD CHARGE						1,209.60-
1010	CLS	0001	Res. 2015- No 1465 NOTICE OF	3	2	85.00	510.00		1,020.00
1029	CLS	0001	NO 1543 GPA 960 CLIMATE ACTI	1	3	6.00	18.00	28.00	504.00
1031	CLS	0001	Ord. No. 4 No 1568 BOARD OF	2	2	66.00	264.00		270.00
<p><i>1465- EDA</i> <i>3-22 of 10/06/15</i></p> <p><i>1543- Planning</i> <i>16-1 of 11/10/15</i></p> <p><i>1568- Transp.</i> <i>3-14 of 10/27/15</i></p>									
Current		Over 30 Days	Over 60 Days	Over 90 Days	Over 120 Days	Total Due			
1,794.00		.00	.00	.00	.00	1,794.00			
Contract Type	Contract Qnty.	Expiration Date	Current Usage	Total Used	Quantity Remaining	Salesperson			
						RYAN OPEN			

RECEIVED RIVERSIDE COUNTY
CLERK / BOARD OF SUPERVISORS
2015 NOV -6 AM 11:00

The Advertiser shall make payment within 15 days of the billing date indicated on Company's statement, and, in the event that it fails to make payment within such time, Company may reject advertising copy and / or immediately cancel this contract and Advertiser agrees to indemnify Company for all expenses incurred in connection with the collection of amounts payable under this contract, including but not limited to collection fees, attorney's fees and court costs. If this agreement is cancelled due to Advertiser's failure to make timely payment, Company may rebill the Advertiser for the outstanding balance due at the open or earned contract rate, whichever is applicable.

TO ENSURE PROPER CREDIT, PLEASE RETURN THE TOP SECTION AND INCLUDE YOUR CUSTOMER NUMBER ON REMITTANCE.

Customer Number	Name	Invoice Number	Amount Paid
RIV069	RIVERSIDE COUNTY-BOARD OF SUP.	0005423663	

The Desert Sun
750 N Gene Autry Trail
Palm Springs, CA 92262
760-778-4578 / Fax 760-778-4731

Certificate of Publication

State Of California ss:
County of Riverside

Advertiser: RIVERSIDE COUNTY-BOARD OF SUP.
4080 LEMON ST
RIVERSIDE , CA 92501
Order # 0000786220

RECEIVED RIVERSIDE COUNTY
CLERK / BOARD OF SUPERVISORS
2015 OCT 28 AM 10:14

I am over the age of 18 years old, a citizen of the United States and not a party to, or have interest in this matter. I hereby certify that the attached advertisement appeared in said newspaper (set in type not smaller than non pariel) in each and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

Newspaper: **The Desert Sun**

10/10/2015 10/17/2015 10/24/2015

I acknowledge that I am a principal clerk of the printer of The Desert Sun, printed and published weekly in the City of Palm Springs, County of Riverside, State of California. The Desert Sun was adjudicated a Newspaper of general circulation on March 24, 1988 by the Superior Court of the County of Riverside, State of California Case No. 191236.

I declare under penalty of perjury that the foregoing is true and correct. Executed on this **24th day of OCTOBER, 2015** in Palm Springs, California.



Declarant

No. 1465
NOTICE OF AMENDING THE LEGAL DESCRIPTION OF A SURPLUS PROPERTY OFFERED FOR SALE BY THE COUNTY OF RIVERSIDE, AS APPROVED BEFORE THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE

RESOLUTION NO. 2015-158

AMENDING RESOLUTION NO. 2014-013 NOTICE OF INTENTION TO SELL REAL PROPERTY AMENDING THE DESCRIPTION OF SURPLUS REAL PROPERTY SUBSEQUENT TO PROPERTY BOUNDARY ADJUSTMENTS AND PARCEL MERGER LOCATED IN PALM DESERT, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

WHEREAS, On March 11, 2014, the Board of Supervisors of the County of Riverside ("Board") adopted Resolution No. 2014-013 to declare certain real property, consisting of approximately 13.29 acres of vacant land, identified with Assessor's Parcel Number 685-020-014, as surplus and to provide a notice of intention to sell said real property; and,

WHEREAS, on April 22, 2014, the County conducted a public bidding sale which resulted in no bids received and the Board authorized the Economic Development Agency, Real Estate Division to continue to market the real property for sale as surplus land; and,

WHEREAS, on January 6, 2015, Item Number 3-15, the Board authorized an exchange of remnant portions of parcels between the County and the City of Palm Desert ("City") and a quitclaim conveyance to the County from 10/74 PARTNERS to address certain remnant parcels for Monterey Avenue that the City needed for its right-of-way and remnant parcels adjacent to the surplus real property that the City no longer needed whereby the County would merge with the surplus real property and clean up the ownership of the properties in the area; and,

WHEREAS, following the real property exchange with the City and the quitclaim conveyance from 10/74 PARTNERS, the County processed a lot merger to unify the remnant parcels the County received in the exchange from the City and the remnant parcel quitclaimed from 10/74 PARTNERS with APN 685-020-014 to create one legal lot for a total of approximately 17.11 acres of vacant land; and,

WHEREAS, subsequent to the property boundary adjustment, the County, as owner of this certain real property, consisting of approximately 17.11 acres of vacant land, more particularly legally described on Exhibit "A", attached hereto and by this reference incorporated herein, located on the northeast corner of Monterey Avenue and Dinah Shore Drive in Palm Desert, County of Riverside, State of California, (the "Property"), desires to amend Resolution No. 2014-013 to amend the legal description of the real property that has been previously declared as surplus land and offered for sale and will continue to offer the surplus real property for sale; and,

WHEREAS, the County has determined that this Property remains as surplus for it is not necessary or needed for the County's use or purposes; now, therefore,

BE IT RESOLVED, DETERMINED, and ORDERED by the Board of Supervisors of the County of Riverside, State of California, in regular session assembled on October 6, 2015, at 9:00 a.m., or as soon thereafter as the agenda of the Board permits, at the meeting room of the Board, located on the 1st floor of the County Administrative Center, 4080 Lemon Street, Riverside, California, that this Board hereby amends Resolution No. 2014-013 to amend the legal description of the real property that has been previously declared as surplus land and offered for sale, will remain as surplus and continue to offer the real property for sale pursuant to the following additional information, terms and conditions:

1. The nature of the real property to be sold is approximately 17.11 acres of vacant land, more specifically described in the attached Exhibits "A" and "B", which is located on the northeast corner of Monterey Avenue and Dinah Shore Drive in Palm Desert, County of Riverside, and State of California.

2. The Property remains as surplus real property and will continue to be offered for sale by the County.

3. Bids to purchase the Property shall be submitted to the Board for consideration and this Board reserves the right to accept a bid, reject any or all bids, either written or oral, or to withdraw the Property from sale.

IT IS FURTHER RESOLVED that this Board directs the Clerk of the Board to publish this Resolution No. 2015-158 pursuant to Section 6063 of the Government Code.

ROLL CALL:

Ayes: Jeffries, Tavaglione, Washington, Benoit and Ashley

Nays: None

Absent: None

The foregoing is certified to be a true copy of a resolution duly adopted by said Board of Supervisors on October 6, 2015.

KECIA HARPER-IHEM, Clerk of said Board

By: Cecilia Gil, Board Assistant

Published: 10/10, 10/17, 10/24/15