



OFFICE OF THE
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

November 13, 2017

Neila R. Bernstein
David Cosgrove
Rutan & Rucker, LLP
611 Anton Boulevard, 14th Floor
Costa Mesa, CA 92626

Re: Continuance of Public Hearing for the Adoption of Resolution No. 2017-203, Authorizing the Resolution of Necessity for the Limonite Avenue/Interstate 15 Interchange Project in the Cities of Eastvale and Jurupa Valley
Parcel Nos. 0393-005A, 0393-005C, 0393-005G, and 0393-005H

Dear Property Owners:

On October 20, 2017, the County of Riverside provided a written Notice of Intention to Adopt a Resolution of Necessity for the Limonite Avenue/Interstate 15 Interchange Project concerning the above identified parcels at a public meeting of the Board of Supervisors of Riverside County ("Board") to be held on November 14, 2017 at 9:00 a.m. This letter serves as notice that the hearing previously scheduled for November 14, 2017 is continued and will take place on **December 5, 2017 at 9:00 a.m.**, or as soon as possible thereafter.

As stated in the prior notice, the law provides procedures for public agencies to acquire private property for public use. It requires that every agency which intends to condemn property notify the owners of its intention to condemn. Article 1, Section 19 of the California Constitution; Section 25350.5 of the Government Code; Section 760 of the Streets and Highways Code; and Sections 1240.010, 1240.020, 1240.030, 1240.040, 1240.110, 1240.410, 1240.510, and 1240.610 of the California Code of Civil Procedures (CCP) provides that the power of eminent domain may be exercised to acquire property for a proposed project if the following 7 conditions are established:

- (A) That the public interest and necessity require the Proposed Project;
- (B) That the Proposed Project is planned or located in the manner that will be most compatible with the greatest public good and the least private injury;
- (C) That the Subject Property Interests are necessary for the Proposed Project;
- (D) That the offer required by Section 7267.2 of the Government Code has been made to the owner of record of the Subject Properties;
- (E) That, to the extent that the Subject Properties are already devoted to a public use, the use of the Proposed Project is a compatible use that will not unreasonably interfere with or impair the continuance of the public use as it presently exists or may reasonably be

- expected to exist in the future (California Code of Civil Procedure Section 1240.510) or the use of the Proposed Project is a more necessary public use than is the presently existing public use (California Code of Civil Procedure Section 1240.610);
- (F) That the Subject Property Interests are needed for road, permanent easement for water line purposes, and temporary construction access purposes; and
 - (G) That acquisition of the Subject Property Interests will promote the interests of the County of Riverside.

You are hereby notified that the Board, at its public meeting to be held on **December 5, 2017 at 9:00 a.m.**, or as soon as possible thereafter, in the meeting room of the Board of Supervisors located on the 1st floor of the County Administrative Center, 4080 Lemon Street, Riverside, California, will be asked to decide if the above conditions have been met concerning your property and, if so, to adopt the Resolution of Necessity ("Resolution"). Questions regarding the amount of compensation to be paid or the value of the property to be acquired are not part of this proceeding and the Board will not consider such in determining whether a Resolution should be adopted.

The Board's adoption of the Resolution authorizes the County to acquire the property by eminent domain. Within six months of the adopted Resolution, the County will prepare and file a complaint in Superior Court commencing the eminent domain proceeding. All issues related to the compensation to be awarded for the acquisition of your property will be resolved in this court proceeding. Enclosed is a copy of Resolution No. 2017-202, Notice of Intention to Adopt a Resolution of Necessity for the Limonite Avenue/Interstate 15 Interchange Project which includes the legal description and plat maps of the required property (Parcel Nos. 0393-005A, 0393-005C, 0393-005G) and plat map of the required property (Parcel No. 0393-005H) is attached to this Notice.

The law provides you an opportunity to appear before the Board and raise questions concerning only the conditions cited above. If you file a written request to appear (within 15 days from the mailing of this Notice), you are entitled to appear and object to the adoption of the Resolution.

Your written request to appear should include a statement indicating which of the conditions listed in the first paragraph above you contend have not been met. By designating which of the conditions form the basis of your challenge and explaining why you believe they have not been met, you will enable the Board to authorize a full and expeditious review of the project's effect on your property.

The Transportation Department and Real Estate Division will conduct the review on behalf of the Board and ask for your participation. Based on this review, the Transportation Department and Real Estate Division will then prepare a report to be presented to the Board at the meeting at which you intend to appear.


Your written request to appear must actually be on file with the Clerk of the Riverside County Board of Supervisors. Please mail or personally deliver your request to:

Ms. Kecia Harper-Ihem
Clerk to the Board of Supervisors
County Administrative Center
PO Box 1147
4080 Lemon Street, 1st Floor
Riverside, California 92502-1147

Failure to file such a timely written response will result in a waiver of your right to appear and be heard.

If you have any questions, please call Stephi Villanueva, Supervising Real Property Agent for the Economic Development Agency-Real Estate Division at (951) 955-9277 or by e-mail at svillanueva@rivco.org. Alternatively, you can also contact Dave Stahovich, Administrative Services Officer for the Transportation Department at (951) 955-6811 or by email at dstahovi@rivco.org. Thank you.

Sincerely,

A handwritten signature in cursive script, reading "Cecilia Gil".

Cecilia Gil, Board Assistant to:
KECIA HARPER-IHEM
Clerk of the Board of Supervisors

**REQUEST TO APPEAR AND BE HEARD ON THE MATTERS REFERRED TO IN
RESOLUTION NO. 2017-202, NOTICE OF INTENTION TO ADOPT A
RESOLUTION OF NECESSITY FOR THE LIMONITE AVENUE/INTERSTATE 15
INTERCHANGE PROJECT**

**(REVISED HEARING DATE: DECEMBER 5, 2017 @ 9:00 a.m. or as soon as possible
thereafter)**

NAME: _____

ADDRESS: _____

TELEPHONE NO.: (_____) _____

DATED: _____

(Signature)

1 Board of Supervisors

County of Riverside

2 **Resolution No. 2017-202**

3 **Notice of Intention to Adopt a Resolution of Necessity for the**
4 **Limonite Avenue/Interstate 15 Interchange Project**

5 **WHEREAS**, the portion of real properties that are the subject of this Notice
6 (collectively the "Subject Properties") are located in the Cities of Eastvale and Jurupa
7 Valley, County of Riverside, State of California, are legally described and pictorially
8 depicted on the documents attached hereto as Exhibit "A" and Exhibit "B" (and
incorporated herein by this reference), are referenced as Parcels 0393-001A and 0393-
001B, Parcels 0393-002A, 0393-002E, 0393-002F, 0393-002G, and 0393-002I,
1 Parcels 0393-003A, 0393-003B, 0393-003C, and 0393-003D, Parcels 0393-004A and
2 0393-004B, Parcels 0393-005A, 0393-005C, 0393-005G and 0393-005H, Parcel 0393-
3 007A, Parcel 0393-008A, and Parcel 0393-009A, and are portions of larger real
properties in all cases;

WHEREAS, the Subject Properties, and the corresponding Assessor's Parcel
Number(s) of which they are a part, are listed below in Table One;

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TABLE ONE	
Assessor's Parcel Number (portion)	Parcel Nos.
152-630-029	0393-001A and 0393-001B
152-630-001, 152-630-008, 152-630-017, and 152-630-018	0393-002A, 0393-002E, 0393-002F, 0393-002G and 0393-002I
160-050-021, 160-050-023 and 160-050-073	0393-003A, 0393-003B, 0393-003C, and 0393-003D
160-050-063, 160-050-070 and 160-050-072	0393-004A and 0393-004B
160-640-001	0393-005A, 0393-005C, 0393-005G and 0393-005H
160-030-070	0393-007A
160-030-005	0393-008A
160-050-074	0393-009A

FORM APPROVED COUNTY COUNSEL
BY: [Signature] DATE: 10/17/17

1 **WHEREAS**, the proposed project that is the subject of this Notice (the "Project")
2 is to widen the existing northbound and southbound on- and off-ramps, widen Limonite
3 Avenue to three lanes in each direction through the interchange area, and replace the
4 existing Limonite Avenue overcrossing structure, as well re-construct loop on-ramps in
5 the southeast and northeast quadrant from the current diamond-style configuration to a
6 partial cloverleaf;

7 **WHEREAS**, the Project is a critical project which will reduce traffic congestion
8 and improve overall traffic flow within the interchange and on the I-15 corridor for the
9 current and future residents and businesses within the Project region;

10 **WHEREAS**, the Subject Properties are needed for public road, utility purposes,
11 access restrictions, non-exclusive temporary construction uses, and for other uses
12 required by the Project;

13 **WHEREAS**, Parcel 0393-001A, 0393-002A, 0393-003a, 0393-003B, 0393-004A,
14 and 0393-005A are fee simple interests for the State of California to construct the
15 Project;

16 **WHEREAS**, Parcel 0393-005C is a fee simple interest for the City of Eastvale
17 Right of Way to construct the Project;

18 **WHEREAS**, Parcels 0393-002E and 0393-005G are permanent water
19 easements to construct, reconstruct, install, replace, remove, repair, alter, operate,
20 maintain, inspect in favor of Jurupa Community Services District;

21 **WHEREAS**, Parcels 0393-002F and 0393-003C releases and relinquishes for
22 the purposes of a freeway any and all abutters rights, including access rights in favor of
23 the State of California;

24 **WHEREAS**, Parcels 0393-001B, 0393-002G, and 0393-002I, 0393-003D, 0393-
25 004B, 0393-005H, 0393-007A, 0393-008A and 0393-009A are for non-exclusive
26 temporary construction access for a thirty-six (36) month period from the effective date
27 of possession to access the portion of the referenced Subject Properties with
28 machinery, trucks, tools and other equipment that is useful or necessary to construct

and access the Project Property; however, no storage or staging will occur within the temporary construction area. Parcel 0393-001B will be accessed from the freeway and not through the retail shopping center, Parcel 0393-007A will be accessed from the freeway and not through the retail shopping center; Parcel 0393-008A will be accessed from the freeway and not through the mobile home park.

WHEREAS, the interests in the Subject Properties that are the subject of this notice (collectively the "Subject Property Interests") are identified below in Table Two; and

TABLE TWO				
Subject Properties	State R/W	City R/W	Other	Non-Exclusive Temporary Easement
0393-001A 0393-001B	X			x
0393-002A 0393-002E 0393-002F 0393-002G 0393-002I	X		JCSD* easement Access control	X X
0393-003A 0393-003B 0393-003C 0393-003D	X X		Access control	X
0393-004A 0393-004B	X			X
0393-005A 0393-005C 0393-005G 0393-005H	X	Eastvale	JCSD* easement	X
0393-007A				X
0393-008A				X
0393-009A				X

*Jurupa Community Services District

WHEREAS, the statutes that authorize the County of Riverside to acquire the Subject Property Interests by eminent domain include Article 1, Section 19 of the California Constitution; Section 25350.5 of the Government Code; Section 760 of the

1 Streets and Highways Code; and Sections 1240.010, 1240.020, 1240.030, 1240.040,
2 1240.110, 1240.410, 1240.510, and 1240.610 of the Code of Civil Procedure.

3 Now, therefore, **BE IT RESOLVED AND ORDERED** as follows by the Board of
4 Supervisors of Riverside County, State of California, in regular session assembled on
5 October 17, 2017.

6 1. YOU ARE HEREBY NOTIFIED that this Board (at its public meeting on
7 November 14, 2017, at 9:00 a.m. in the meeting room of the Board of Supervisors
8 located on the 1st floor of the County Administrative Center, 4080 Lemon Street,
9 Riverside, California) may decide to adopt a Resolution of Necessity that would
10 authorize the County of Riverside to acquire the Subject Property Interests by eminent
11 domain (and that would find and determine each of the following matters):

12 (a) That the public interest and necessity require the Project;

13 (b) That the Project is planned or located in the manner that will be
14 most compatible with the greatest public good and the least private injury;

15 (c) That the Subject Property Interests are necessary for the Project;

16 (d) That the offers required by Section 7267.2 of the Government
17 Code have been made to the owners of record of the Subject Properties;

18 (e) That, to the extent that the Subject Properties are already devoted
19 to a public use, the use of the Project is a compatible use that will not unreasonably
20 interfere with or impair the continuance of the public use as it presently exists or may
21 reasonably be expected to exist in the future (California Code of Civil Procedure
22 Section 1240.510) or the use of the Project is a more necessary public use than is the
23 presently existing public use (California Code of Civil Procedure Section 1240.610);

24 (f) That the Subject Property Interests are necessary for the Project;

25 (g) That acquisition of the Subject Property Interests will promote the
26 interests of the County of Riverside.

27 2. If (within 15 days from the mailing of this Notice) you file a written request
28 to appear at the public meeting and be heard on the matters described above in 1(a),

1 1(b), 1(c), 1(d), 1(e), 1(f), 1(g), (or any one or more of them), you will have a right to
2 appear at that meeting and be heard on those matters.

3 3. All such written requests to appear and be heard must be filed with the
4 Clerk of the Riverside County Board of Supervisors.

5 4. Your written request to appear and be heard must be filed within the
6 fifteen (15) day time period. Failure to file such a timely written request will result in a
7 waiver of your right to appear and be heard.

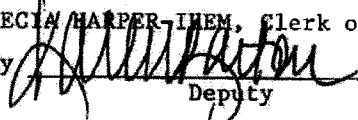
8 5. Questions regarding the amount of compensation to be paid will not be a
9 part of the public meeting and the Board will not consider such questions in
10 determining whether a Resolution of Necessity should be adopted.

11 6. The Clerk of the Board of Supervisors shall cause a copy of this Notice to
12 be sent by first-class mail to each owner of record whose property may be acquired by
13 eminent domain and whose name and address appears on the last equalized county
14 assessment roll (including the roll of state-assessed property)

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16
17 ROLL CALL:

18 Ayes: Jeffries, Tavaglione, Washington, Perez and Ashley
19 Nays: None
20 Absent: None

21 The foregoing is certified to be a true copy of a resolution duly
22 adopted by said Board of Supervisors on the date therein set forth.

23 KECIA HARPER-IRWIN, Clerk of said Board
24 By  Deputy
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**Parcel Nos. 0393-005A, 0393-005C,
0393-005G and 0393-005H**

EXHIBIT "A"
LEGAL DESCRIPTION
0393-005A

BEING A PORTION OF GRANT DEED RECORDED FEBRUARY 10, 2009, AS DOCUMENT NUMBER 2009-0062080, OFFICIAL RECORDS OF THE RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, LYING WITHIN THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 2 SOUTH, RANGE 6 WEST, SAN BERNARDINO MERIDIAN, AS SHOWN BY SECTIONALIZED SURVEY OF THE JURUPA RANCHO, ON FILE IN BOOK 9 OF MAPS AT PAGE 33, RECORDS OF THE RECORDER OF SAN BERNARDINO COUNTY, CALIFORNIA, SAID PORTION MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH ONE-QUARTER CORNER OF SAID SECTION 30, AS SHOWN ON THE STATE OF CALIFORNIA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAP NUMBER 48209-03, ON FILE AT CALTRANS DISTRICT 8 RIGHT-OF-WAY ENGINEERING DEPARTMENT;

THENCE NORTH 89°39'41" WEST ALONG THE NORTH LINE OF SAID SECTION 30, A DISTANCE OF 309.30 FEET;

THENCE LEAVING SAID NORTH LINE SOUTH 00°20'19" WEST, AT RIGHT ANGLES TO SAID NORTH LINE, A DISTANCE OF 140.00 FEET TO THE NORTHWESTERLY CORNER OF PARCEL NUMBER 7492-1, RECORDED FEBRUARY 1, 1988, AS INSTRUMENT NUMBER 28620, SAID OFFICIAL RECORDS OF RIVERSIDE COUNTY, SAID CORNER ALSO BEING ON THE SOUTHERLY RIGHT-OF-WAY LINE OF LIMONITE AVENUE (70 FOOT WIDE SOUTHERLY HALF WIDTH) AS SHOWN ON SAID RIGHT-OF-WAY MAP NUMBER 48209-03 FOR STATE ROUTE 15, AND **THE TRUE POINT OF BEGINNING;**

THENCE SOUTH 18°31'13" EAST ALONG THE WESTERLY RIGHT-OF-WAY LINE OF SAID INSTRUMENT NUMBER 28620, A DISTANCE OF 399.00 FEET, TO THE BEGINNING OF A TANGENT CURVE, CONCAVE WESTERLY, HAVING A RADIUS OF 2499.87 FEET;

EXHIBIT "A"
LEGAL DESCRIPTION
0393-005A

THENCE SOUTHERLY ALONG SAID CURVE AND CONTINUING ALONG SAID WESTERLY RIGHT-OF-WAY LINE, THROUGH A CENTRAL ANGLE OF $08^{\circ}36'31''$, WITH AN ARC LENGTH OF 375.60 FEET;

(COURSE "A") THENCE LEAVING SAID WESTERLY RIGHT-OF-WAY LINE, NORTH $15^{\circ}31'14''$ WEST A DISTANCE OF 148.99 FEET, TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 100.00 FEET;

(COURSE "B") THENCE NORTHERLY AND NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF $23^{\circ}40'27''$, AN ARC LENGTH OF 41.32 FEET, TO A POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 1100.00 FEET, AND AN INITIAL RADIAL BEARING OF SOUTH $50^{\circ}48'19''$ WEST;

(COURSE "C") THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF $24^{\circ}13'45''$, AN ARC LENGTH OF 465.17 FEET;

(COURSE "D") THENCE NORTH $14^{\circ}57'56''$ WEST, A DISTANCE OF 96.47 FEET;

(COURSE "E") THENCE NORTH $84^{\circ}34'34''$ WEST, A DISTANCE OF 117.94 FEET;

(COURSE "F") THENCE NORTH $00^{\circ}20'19''$ EAST, A DISTANCE OF 47.79 FEET TO A POINT ON SAID SOUTHERLY RIGHT-OF-WAY LINE OF LIMONITE AVENUE (70 FOOT WIDE SOUTHERLY HALF WIDTH);

THENCE SOUTH $89^{\circ}39'41''$ EAST, ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 192.06 FEET TO THE **TRUE POINT OF BEGINNING**;

EXHIBIT "A"
LEGAL DESCRIPTION
0393-005A

PARCEL CONTAINS 55,105 SQUARE FEET, OR 1.265 ACRES MORE OR LESS.

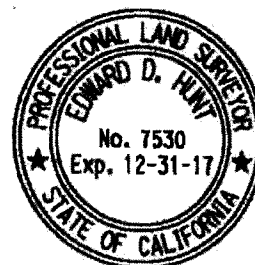
THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000056313 TO OBTAIN GROUND DISTANCE.

THIS CONVEYANCE IS MADE FOR THE PURPOSE OF A FREEWAY AND THE GRANTOR HEREBY RELEASES AND RELINQUISHES TO THE STATE ANY AND ALL ABUTTER'S RIGHTS INCLUDING ACCESS RIGHTS, APPURTENANT TO GRANTOR'S REMAINING PROPERTY IN AND TO THE FREEWAY OVER AND ACROSS COURSES "A" THROUGH "E" INCLUSIVE, HEREINABOVE DESCRIBED.

08-RIV-15-PM48.3-48.5-0393-005 (0393-005A)

PREPARED UNDER MY SUPERVISION:

Edward D. Hunt
EDWARD D. HUNT P.L.S. 7530

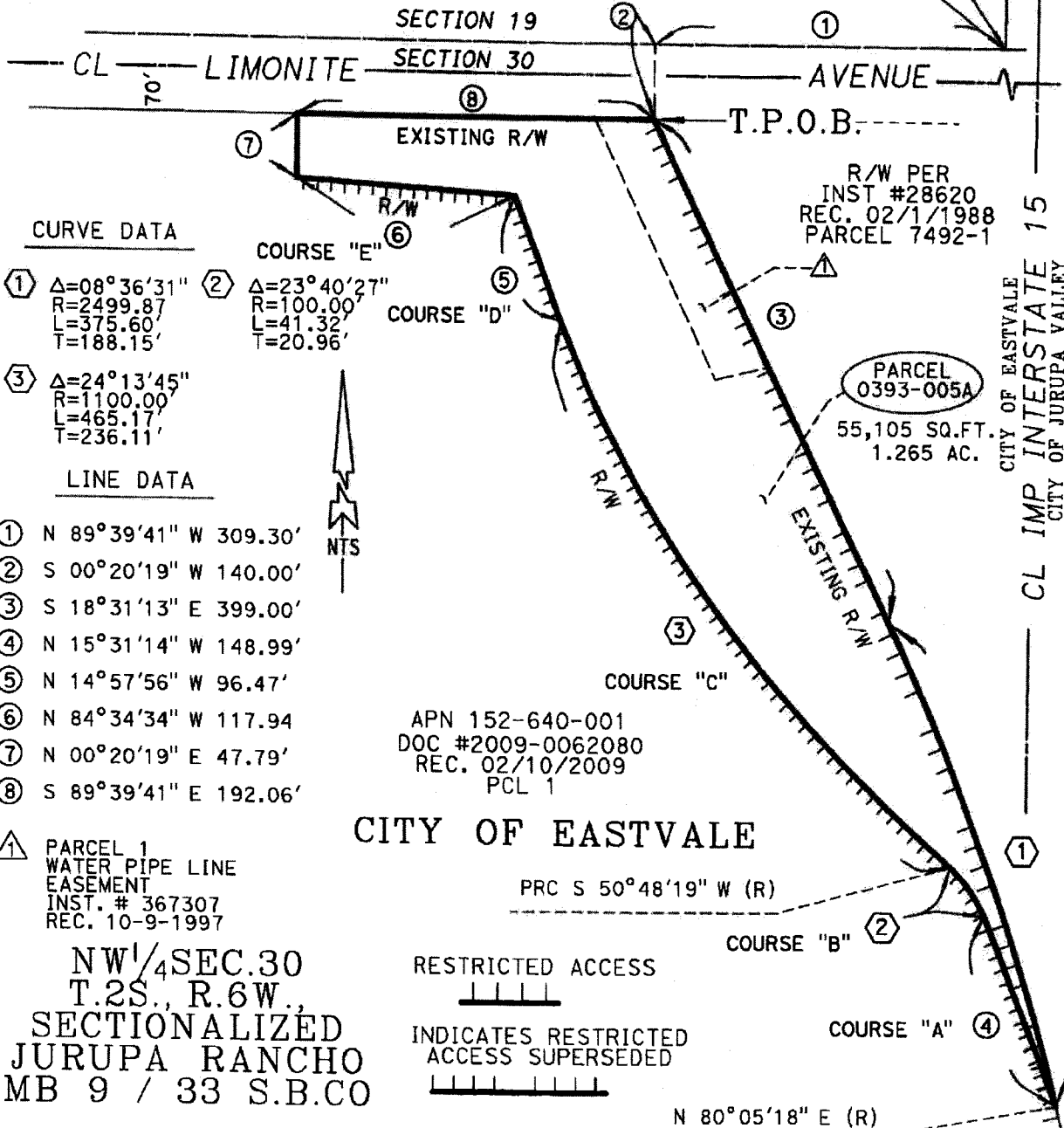


DATED: 3-16-2017

EXHIBIT "B"

08-RIV-15-PM 48.3-48.5-0393-005 (0393-005A)

P.O.C. NORTH
1/4 COR.



ALL DISTANCES SHOWN ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING THE GRID DISTANCE BY A COMBINATION FACTOR OF 1.000056313

PCL No.: 0393-005A

WO No.: A3-0393

SCALE: NTS

PREPARED BY: H.FINN

DATE: MARCH, 2017

SHEET 1 OF 1

COUNTY OF RIVERSIDE TRANSPORTATION DEPARTMENT,
SURVEY DIVISION

PROJECT: LIMONITE AVE (I-15 INTERCHANGE)

THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.

APPROVED BY:

Edward D. Hunt

DATE: 3-16-2017

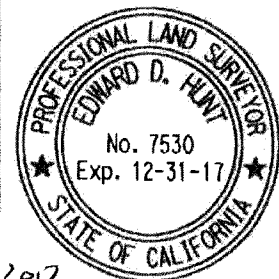


EXHIBIT "A"
LEGAL DESCRIPTION
0393-005C

BEING A PORTION OF GRANT DEED RECORDED FEBRUARY 10, 2009, AS DOCUMENT NUMBER 2009-0062080, OFFICIAL RECORDS OF THE RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, LYING WITHIN THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 2 SOUTH, RANGE 6 WEST, AS SHOWN BY SECTIONALIZED SURVEY OF THE JURUPA RANCHO, ON FILE IN BOOK 9 OF MAPS AT PAGE 33, RECORDS OF THE RECORDER OF SAN BERNARDINO COUNTY, CALIFORNIA, SAID PORTION MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH ONE-QUARTER CORNER OF SAID SECTION 30, AS SHOWN ON THE STATE OF CALIFORNIA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAP NUMBER 48209-03, ON FILE AT CALTRANS DISTRICT 8 RIGHT-OF-WAY ENGINEERING DEPARTMENT;

THENCE NORTH 89°39'41" WEST ALONG THE NORTH LINE OF SAID SECTION 30, A DISTANCE OF 309.30 FEET;

THENCE LEAVING SAID NORTH LINE SOUTH 00°20'19" WEST, AT RIGHT ANGLES TO SAID NORTH LINE, A DISTANCE OF 140.00 FEET TO THE NORTHWESTERLY CORNER OF PARCEL NUMBER 7492-1, RECORDED FEBRUARY 1, 1988, AS INSTRUMENT NUMBER 28620, SAID OFFICIAL RECORDS OF RIVERSIDE COUNTY, SAID CORNER ALSO BEING ON THE SOUTHERLY RIGHT-OF-WAY LINE OF LIMONITE AVENUE (70 FOOT WIDE SOUTHERLY HALF WIDTH) AS SHOWN ON SAID RIGHT-OF-WAY MAP NUMBER 48209-03 FOR STATE ROUTE 15;

THENCE NORTH 89°39'41" WEST, ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 192.06 FEET TO THE **TRUE POINT OF BEGINNING**;

THENCE LEAVING SAID SOUTHERLY RIGHT-OF-WAY LINE SOUTH 00°20'19" WEST, A DISTANCE OF 47.79 FEET;

(COURSE "A") THENCE NORTH 84°34'34" WEST, A DISTANCE OF 129.29 FEET;

(COURSE "B") THENCE NORTH 78°36'12" WEST, A DISTANCE OF 84.83 FEET;

(COURSE "C") THENCE NORTH 86°53'20" WEST, A DISTANCE OF 122.38 FEET,

EXHIBIT "A"
LEGAL DESCRIPTION
0393-005C

(COURSE "D") THENCE NORTH 89°39'41" WEST, A DISTANCE OF 36.65 FEET TO A POINT ON THE EASTERLY LINE OF PARCEL 10 OF PARCEL MAP NUMBER 35933, ON FILE IN BOOK 231, PAGES 96 THROUGH 100 INCLUSIVE, OF PARCEL MAPS, OFFICIAL RECORDS OF THE RECORDER OF RIVERSIDE COUNTY CALIFORNIA;

THENCE NORTH 00°57'56" EAST, ALONG SAID EASTERLY LINE, A DISTANCE OF 14.14 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID LIMONITE AVENUE (70 FOOT WIDE SOUTHERLY HALF WIDTH);

THENCE SOUTH 89°39'41" EAST, ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 370.76 FEET TO THE **TRUE POINT OF BEGINNING**;

PARCEL CONTAINS 10,371 SQUARE FEET, OR 0.238 ACRES MORE OR LESS.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000056313 TO OBTAIN GROUND DISTANCE.

THIS CONVEYANCE IS MADE FOR ROAD PURPOSES AND THE GRANTOR HEREBY RELEASES AND RELINQUISHES TO THE GRANTEE ANY AND ALL ABUTTER'S RIGHTS INCLUDING ACCESS RIGHTS, APPURTENANT TO GRANTOR'S REMAINING PROPERTY IN AND TO LIMONITE AVENUE OVER AND ACROSS COURSES "A" THROUGH "D" INCLUSIVE, HEREINABOVE DESCRIBED.

08-RIV-15-PM48.3-48.5-0393-005 (0393-005C)

PREPARED UNDER MY SUPERVISION:

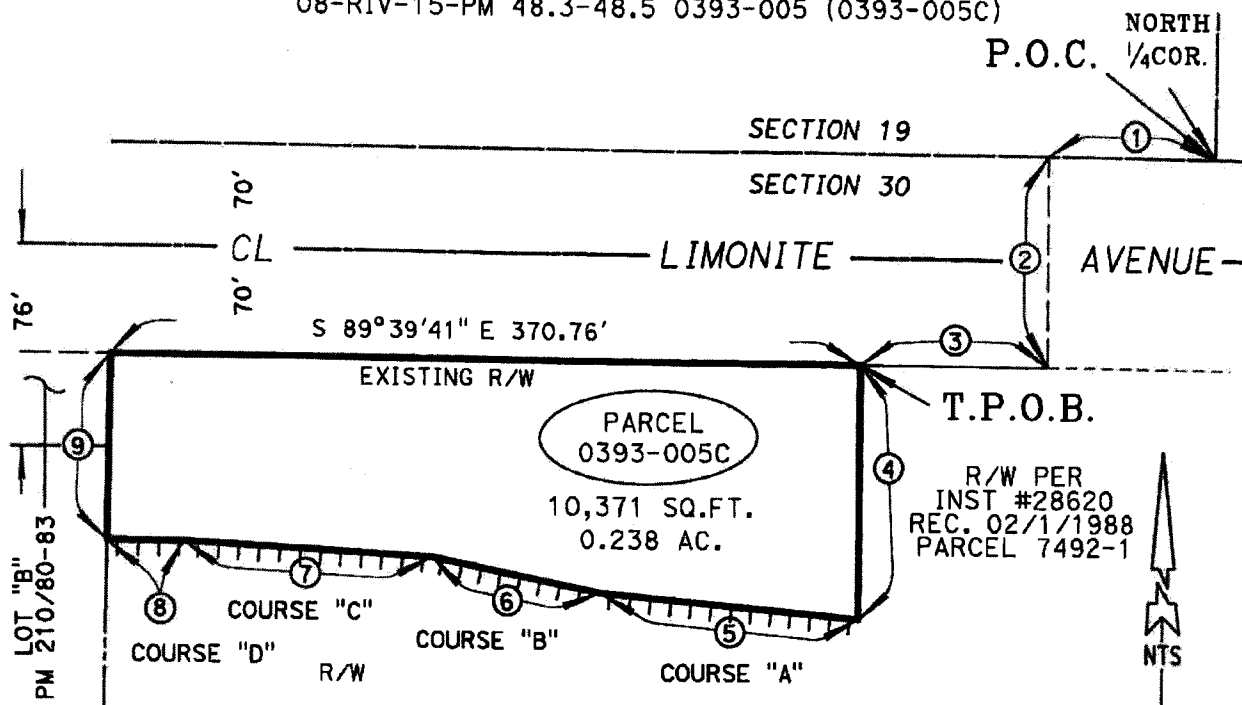

EDWARD D. HUNT P.L.S. 7530

DATED: 3-16-2017



EXHIBIT "B"

08-RIV-15-PM 48.3-48.5 0393-005 (0393-005C)



LINE DATA

APN 152-640-001
DOC #2009-0062080
REC. 02/10/2009
PCL 1

- ① N 89°39'41" W 309.30'
- ② S 00°20'19" W 140.00'
- ③ N 89°39'41" W 192.06'
- ④ S 00°20'19" W 47.79'
- ⑤ N 84°34'34" W 129.29'
- ⑥ N 78°36'12" W 84.83'
- ⑦ N 86°53'20" W 122.38'
- ⑧ N 89°39'41" W 36.65'
- ⑨ N 00°57'56"E 14.14'

E'LY LINE
PARCEL 10
PM 35933
PMB 231/96-100

CITY OF EASTVALE

NW 1/4 SEC. 30
T.2S., R.6W.,
SECTIONALIZED
JURUPA RANCHO
MB 9 / 33 S.B.CO

INDICATES
RESTRICTED ACCESS
|||||

ALL DISTANCES SHOWN ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING THE GRID DISTANCE BY A COMBINATION FACTOR OF 1.000056313

PCL No.: 0393-005C

WO No.: A3-0393

SCALE: NTS

PREPARED BY: H.FINN

DATE: MARCH, 2017

SHEET 1 OF 1

COUNTY OF RIVERSIDE TRANSPORTATION DEPARTMENT,
SURVEY DIVISION

PROJECT: LIMONITE AVE (I-15 INTERCHANGE)

THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.

APPROVED BY:

DATE:

Edward D. Hunt

3-16-2017

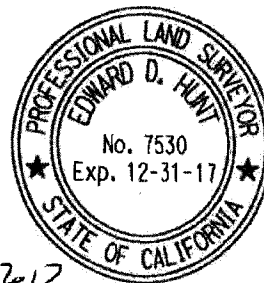


EXHIBIT "A"
LEGAL DESCRIPTION
0393-005G

BEING A PORTION OF GRANT DEED RECORDED FEBRUARY 10, 2009, AS DOCUMENT NUMBER 2009-0062080, OFFICIAL RECORDS OF THE RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, LYING WITHIN THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 2 SOUTH, RANGE 6 WEST, AS SHOWN BY SECTIONALIZED SURVEY OF THE JURUPA RANCHO, ON FILE IN BOOK 9 OF MAPS AT PAGE 33, RECORDS OF THE RECORDER OF SAN BERNARDINO COUNTY, CALIFORNIA, SAID PORTION MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEASTERLY CORNER OF PARCEL 0393-005A, GRANTED TO THE COUNTY OF RIVERSIDE AS DESCRIBED BY DOCUMENT NUMBER 2017-_____, RECORDED _____, 2017, OFFICIAL RECORDS OF SAID RIVERSIDE COUNTY RECORDER, SAID POINT ALSO BEING THE NORTHWESTERLY CORNER OF PARCEL NUMBER 7492-1, RECORDED FEBRUARY 2, 1988, AS INSTRUMENT NUMBER 28620, SAID OFFICIAL RECORDS OF RIVERSIDE COUNTY, SAID CORNER ALSO BEING ON THE SOUTHERLY RIGHT-OF-WAY LINE OF LIMONITE AVENUE (70 FOOT WIDE SOUTHERLY HALF WIDTH) AS SHOWN ON STATE OF CALIFORNIA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAP NUMBER 48209-03 FOR STATE ROUTE 15, ON FILE AT CALTRANS DISTRICT 8 RIGHT-OF-WAY ENGINEERING DEPARTMENT;

THENCE NORTH 89°39'41" WEST ALONG THE NORTHERLY LINE OF SAID PARCEL 0393-005A, A DISTANCE OF 90.53 FEET TO THE POINT OF INTERSECTION WITH THE NORTHWESTERLY PROLONGATION OF COURSE "D" HAVING A BEARING OF SOUTH 14°57'56" EAST, AND A DISTANCE OF 96.47 FEET, AS DESCRIBED BY SAID DOCUMENT NUMBER 2017-_____;

THENCE SOUTH 14°57'56" EAST ALONG SAID NORTHWESTERLY PROLONGATION, A DISTANCE OF 60.38 FEET TO THE **TRUE POINT OF BEGINNING**, SAID POINT BEING AN ANGLE POINT IN THE SOUTHWESTERLY LINE OF SAID PARCEL 0393-005A, BEING THE INTERSECTION OF COURSES "D" AND "E" OF SAID DOCUMENT NUMBER 2017-_____;

THENCE CONTINUING SOUTH 14°57'56" EAST, ALONG SAID COURSE "D" AND THE WESTERLY LINE OF SAID PARCEL 0393-005A, A DISTANCE OF 96.47 FEET TO THE BEGINNING A TANGENT CURVE, CONCAVE NORTHEASTERLY, HAVING

EXHIBIT "A"
LEGAL DESCRIPTION
0393-005G

A RADIUS OF 1,100.00 FEET, ALSO BEING THE BEGINNING OF COURSE "C" AS DESCRIBED BY SAID DOCUMENT NUMBER 2017-_____;

THENCE SOUTHEASTERLY ALONG SAID CURVE, COURSE "C" AND THE WESTERLY LINE OF SAID PARCEL 0393-005A, THROUGH A CENTRAL ANGLE OF 01°09'26", WITH AN ARC LENGTH OF 22.22 FEET;

THENCE NORTH 86°31'15" WEST, A DISTANCE OF 52.93 FEET TO A NON TANGENT CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 1,150.00 FEET, WITH AN INITIAL RADIAL BEARING OF SOUTH 75°02'04" WEST, SAID NON TANGENT CURVE BEING CONCENTRIC WITH AND DISTANT 50.00 FEET WESTERLY OF SAID CURVE HAVING A RADIUS OF 1,100.00 FEET;

THENCE NORTHWESTERLY ALONG SAID CONCENTRIC NON-TANGENT CURVE, THROUGH A CENTRAL ANGLE OF 00°16'21", WITH AN ARC LENGTH OF 5.47 FEET, TO A LINE PARALLEL WITH AND, DISTANT 50.00 FEET WESTERLY OF, AS MEASURED AT RIGHT ANGLES TO SAID WESTERLY LINE OF PARCEL 0393-005A;

THENCE NORTH 14°57'56" WEST, ALONG SAID PARALLEL LINE, A DISTANCE OF 115.05 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID PARCEL 0393-005A, DESCRIBED AS SAID COURSE "E";

THENCE SOUTH 84°34'34" EAST, ALONG SAID SOUTHERLY LINE, A DISTANCE OF 53.34 FEET TO THE TRUE POINT OF BEGINNING;

PARCEL CONTAINS 5,980 SQUARE FEET, OR 0.137 ACRES MORE OR LESS.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6. MULTIPLY DISTANCES SHOWN BY 1.000056313 TO OBTAIN GROUND DISTANCE.

08-RIV-15-PM48.2-0393-005 (0393-005G)

PREPARED UNDER MY SUPERVISION:

Edward D. Hunt
EDWARD D. HUNT P.L.S. 7530

DATED: 3-16-2017

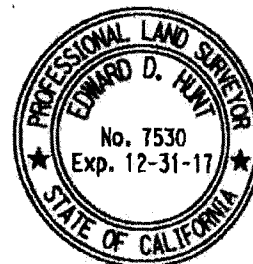


EXHIBIT "B"

08-RIV-15-PM 48.2-0393-005 (0393-005G)

NORTH
1/4 COR.
SECTION
30

SECTION 19

①

SECTION 30

CL— LIMONITE

②

AVENUE

P.O.C.

70'

DETAIL, NTS
SEE SHEET 2



CITY OF EASTVALE
INTERSTATE 15
CITY OF JURUPA VALLEY
CL IMP

LINE DATA

PARCEL
0393-005G
5,980 SQ.FT.
0.137 AC.

① N 89°39'41" W 309.30'

② S 00°20'19" W 140.00'

APN 152-640-001
DOC #2009-0062080
REC. 02/10/2009
PCL 1

△ WATER PIPE LINE
EASEMENT
INST. # 367307
REC. 10-9-1997

PARCEL
0393-005A
DOC #: 2017
REC: _____

R/W PER
INST #28620
REC. 02/2/1988
PARCEL 7492-1

CITY OF EASTVALE

NW 1/4 SEC. 30
T.2S., R.6W.,
SECTIONALIZED
JURUPA RANCHO
MB 9 / 33 S.B.CO

RESTRICTED ACCESS

INDICATES RESTRICTED
ACCESS SUPERSEDED

ALL DISTANCES SHOWN ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED
BY MULTIPLYING THE GRID DISTANCE BY A COMBINATION FACTOR OF 1.000056313

PCL No.: 0393-005G

WO No.: A3-0393

SCALE: NTS

PREPARED BY: H.FINN

DATE: FEBRUARY, 2017

SHEET 1 OF 2

COUNTY OF RIVERSIDE TRANSPORTATION DEPARTMENT,
SURVEY DIVISION

PROJECT: LIMONITE AVE (I-15 INTERCHANGE)

THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING
DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.

APPROVED BY:

Edward D. Hunt

DATE: 3.16.2017

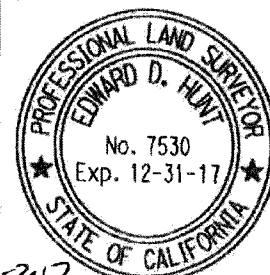


EXHIBIT "B"

08-RIV-15-PM 48.2-0393-005 (0393-005G)

NORTH
1/4 COR.
SECTION
30

SECTION 19

SECTION 30

PARCEL
0393-005E

CL— LIMONITE

AVENUE

N 89°39'41" W 90.53'

APN 152-640-001

P.O.C.

LINE DATA

- ① N 89°39'41" W 309.30'
- ② S 00°20'19" W 140.00'
- ③ S 86°31'15" E 52.93'
- ④ S 84°34'34" E 53.34'

CURVE DATA

- ① $\Delta=01^{\circ}09'26''$
R=1100.00'
L=22.22'
T=11.11'
- ② $\Delta=00^{\circ}16'21''$
R=1150.00'
L=5.47'
T=2.74'

COURSE "E" T.P.O.B.

COURSE "D"

COURSE "C"

PARCEL
0393-005G

5,980 SQ.FT.
0.137 AC.

N 86°31'15" W 104.13'

RESTRICTED ACCESS INDICATES RESTRICTED
ACCESS SUPERSEDED

ALL DISTANCES SHOWN ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING THE GRID DISTANCE BY A COMBINATION FACTOR OF 1.000056313

PCL No.: 0393-005G

WO No.: A3-0393

SCALE: NTS

PREPARED BY: H.FINN

DATE: FEBRUARY, 2017

SHEET 2 OF 2

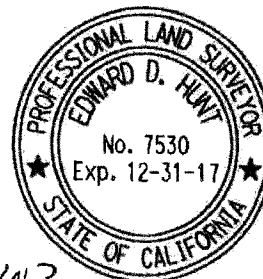
COUNTY OF RIVERSIDE TRANSPORTATION DEPARTMENT,
SURVEY DIVISION

PROJECT: LIMONITE AVE (I-15 INTERCHANGE)

THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.

APPROVED BY:


DATE:

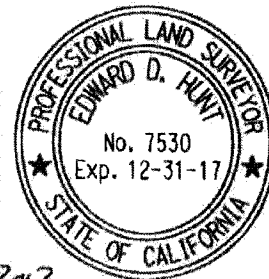


08-RIV-15-PM 48.2-48.4
0393-005 (0393-005H)

NW¹/₄SEC.30
T.2S., R.6W.,
SECTIONALIZED
JURUPA RANCHO
MB 9 / 33 S.B.CO

1 PARCEL 1
WATER PIPE LINE
EASEMENT
INST. # 367307
REC. 10-9-1997

PCL No.: 0393-005H	COUNTY OF RIVERSIDE TRANSPORTATION DEPARTMENT, SURVEY DIVISION
WO No.: A3-0393	
SCALE: NTS	PROJECT: LIMONITE AVE (I-15 INTERCHANGE)
PREPARED BY: JAM	
DATE: APRIL, 2017	
SHEET 1 OF 2	APPROVED BY:  DATE: 4-17





OFFICE OF THE
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

November 13, 2017

Eastvale Gateway II
Attention: Gary G. Bauer
Vice President-Commercial Development
Lewis Retail Centers
1156 N. Mountain Avenue
Upland, CA 91785-0670

Re: Continuance of Public Hearing for the Adoption of Resolution No. 2017-203, Authorizing the Resolution of Necessity for the Limonite Avenue/Interstate 15 Interchange Project in the Cities of Eastvale and Jurupa Valley
Parcel No. 0393-007A

Dear Property Owners:

On October 20, 2017, the County of Riverside provided a written Notice of Intention to Adopt a Resolution of Necessity for the Limonite Avenue/Interstate 15 Interchange Project concerning the above identified parcels at a public meeting of the Board of Supervisors of Riverside County ("Board") to be held on November 14, 2017 at 9:00 a.m. This letter serves as notice that the hearing previously scheduled for November 14, 2017 is continued and will take place on **December 5, 2017 at 9:00 a.m.**, or as soon as possible thereafter.

As stated in the prior notice, the law provides procedures for public agencies to acquire private property for public use. It requires that every agency which intends to condemn property notify the owners of its intention to condemn. Article 1, Section 19 of the California Constitution; Section 25350.5 of the Government Code; Section 760 of the Streets and Highways Code; and Sections 1240.010, 1240.020, 1240.030, 1240.040, 1240.110, 1240.410, 1240.510, and 1240.610 of the California Code of Civil Procedures (CCP) provides that the power of eminent domain may be exercised to acquire property for a proposed project if the following 7 conditions are established:

- (A) That the public interest and necessity require the Proposed Project;
- (B) That the Proposed Project is planned or located in the manner that will be most compatible with the greatest public good and the least private injury;
- (C) That the Subject Property Interests are necessary for the Proposed Project;
- (D) That the offer required by Section 7267.2 of the Government Code has been made to the owner of record of the Subject Properties;
- (E) That, to the extent that the Subject Properties are already devoted to a public use, the use of the Proposed Project is a compatible use that will not unreasonably interfere with or impair the continuance of the public use as it presently exists or may reasonably be

- expected to exist in the future (California Code of Civil Procedure Section 1240.510) or the use of the Proposed Project is a more necessary public use than is the presently existing public use (California Code of Civil Procedure Section 1240.610);
- (F) That the Subject Property Interests are needed for temporary construction access purposes; and
- (G) That acquisition of the Subject Property Interests will promote the interests of the County of Riverside.

You are hereby notified that the Board, at its public meeting to be held on **December 5, 2017 at 9:00 a.m.**, or as soon as possible thereafter, in the meeting room of the Board of Supervisors located on the 1st floor of the County Administrative Center, 4080 Lemon Street, Riverside, California, will be asked to decide if the above conditions have been met concerning your property and, if so, to adopt the Resolution of Necessity ("Resolution"). Questions regarding the amount of compensation to be paid or the value of the property to be acquired are not part of this proceeding and the Board will not consider such in determining whether a Resolution should be adopted.

The Board's adoption of the Resolution authorizes the County to acquire the property by eminent domain. Within six months of the adopted Resolution, the County will prepare and file a complaint in Superior Court commencing the eminent domain proceeding. All issues related to the compensation to be awarded for the acquisition of your property will be resolved in this court proceeding. Enclosed is a copy of Resolution No. 2017-202, Notice of Intention to Adopt a Resolution of Necessity for the Limonite Avenue/Interstate 15 Interchange Project which includes the plat map of the required property (Parcel No. 0393-007A) is attached to this Notice.

The law provides you an opportunity to appear before the Board and raise questions concerning only the conditions cited above. If you file a written request to appear (within 15 days from the mailing of this Notice), you are entitled to appear and object to the adoption of the Resolution.

Your written request to appear should include a statement indicating which of the conditions listed in the first paragraph above you contend have not been met. By designating which of the conditions form the basis of your challenge and explaining why you believe they have not been met, you will enable the Board to authorize a full and expeditious review of the project's effect on your property.

The Transportation Department and Real Estate Division will conduct the review on behalf of the Board and ask for your participation. Based on this review, the Transportation Department and Real Estate Division will then prepare a report to be presented to the Board at the meeting at which you intend to appear.

Your written request to appear must actually be on file with the Clerk of the Riverside County Board of Supervisors. Please mail or personally deliver your request to:

Ms. Kecia Harper-Ihem
Clerk to the Board of Supervisors
County Administrative Center
PO Box 1147
4080 Lemon Street, 1st Floor
Riverside, California 92502-1147

Failure to file such a timely written response will result in a waiver of your right to appear and be heard.

If you have any questions, please call Stephi Villanueva, Supervising Real Property Agent for the Economic Development Agency-Real Estate Division at (951) 955-9277 or by e-mail at svillanueva@rivco.org. Alternatively, you can also contact Dave Stahovich, Administrative Services Officer for the Transportation Department at (951) 955-6811 or by email at dstahovi@rivco.org. Thank you.

Sincerely,



Cecilia Gil, Board Assistant to:
KECIA HARPER-IHEM
Clerk of the Board of Supervisors

**REQUEST TO APPEAR AND BE HEARD ON THE MATTERS REFERRED TO IN
RESOLUTION NO. 2017-202, NOTICE OF INTENTION TO ADOPT A
RESOLUTION OF NECESSITY FOR THE LIMONITE AVENUE/INTERSTATE 15
INTERCHANGE PROJECT**

**(REVISED HEARING DATE: DECEMBER 5, 2017 @ 9:00 a.m. or as soon as possible
thereafter)**

NAME: _____

ADDRESS: _____

TELEPHONE NO.: (_____) _____

DATED: _____

(Signature)

1 Board of Supervisors

County of Riverside

2 **Resolution No. 2017-202**

3 **Notice of Intention to Adopt a Resolution of Necessity for the**
4 **Limonite Avenue/Interstate 15 Interchange Project**

5 **WHEREAS**, the portion of real properties that are the subject of this Notice
6 (collectively the "Subject Properties") are located in the Cities of Eastvale and Jurupa
7 Valley, County of Riverside, State of California, are legally described and pictorially
8 depicted on the documents attached hereto as Exhibit "A" and Exhibit "B" (and
incorporated herein by this reference), are referenced as Parcels 0393-001A and 0393-
001B, Parcels 0393-002A, 0393-002E, 0393-002F, 0393-002G, and 0393-002I,
1 Parcels 0393-003A, 0393-003B, 0393-003C, and 0393-003D, Parcels 0393-004A and
2 0393-004B, Parcels 0393-005A, 0393-005C, 0393-005G and 0393-005H, Parcel 0393-
3 007A, Parcel 0393-008A, and Parcel 0393-009A, and are portions of larger real
properties in all cases;

WHEREAS, the Subject Properties, and the corresponding Assessor's Parcel
Number(s) of which they are a part, are listed below in Table One;

18 **TABLE ONE**

Assessor's Parcel Number (portion)	Parcel Nos.
152-630-029	0393-001A and 0393-001B
152-630-001, 152-630-008, 152- 630-017, and 152-630-018	0393-002A, 0393-002E, 0393- 002F, 0393-002G and 0393- 002I
160-050-021, 160-050-023 and 160-050-073	0393-003A, 0393-003B, 0393- 003C, and 0393-003D
160-050-063, 160-050-070 and 160-050-072	0393-004A and 0393-004B
160-640-001	0393-005A, 0393-005C, 0393- 005G and 0393-005H
160-030-070	0393-007A
160-030-005	0393-008A
160-050-074	0393-009A

FORM APPROVED COUNTY COUNSEL
BY: [Signature] DATE: 10.17.17
BY: [Signature] DATE: 10.17.17

1 **WHEREAS**, the proposed project that is the subject of this Notice (the "Project")
2 is to widen the existing northbound and southbound on- and off-ramps, widen Limonite
3 Avenue to three lanes in each direction through the interchange area, and replace the
4 existing Limonite Avenue overcrossing structure, as well re-construct loop on-ramps in
5 the southeast and northeast quadrant from the current diamond-style configuration to a
6 partial cloverleaf;

7 **WHEREAS**, the Project is a critical project which will reduce traffic congestion
8 and improve overall traffic flow within the interchange and on the I-15 corridor for the
9 current and future residents and businesses within the Project region;

10 **WHEREAS**, the Subject Properties are needed for public road, utility purposes,
11 access restrictions, non-exclusive temporary construction uses, and for other uses
12 required by the Project;

13 **WHEREAS**, Parcel 0393-001A, 0393-002A, 0393-003a, 0393-003B, 0393-004A,
14 and 0393-005A are fee simple interests for the State of California to construct the
15 Project;

16 **WHEREAS**, Parcel 0393-005C is a fee simple interest for the City of Eastvale
17 Right of Way to construct the Project;

18 **WHEREAS**, Parcels 0393-002E and 0393-005G are permanent water
19 easements to construct, reconstruct, install, replace, remove, repair, alter, operate,
20 maintain, inspect in favor of Jurupa Community Services District;

21 **WHEREAS**, Parcels 0393-002F and 0393-003C releases and relinquishes for
22 the purposes of a freeway any and all abutters rights, including access rights in favor of
23 the State of California;

24 **WHEREAS**, Parcels 0393-001B, 0393-002G, and 0393-002I, 0393-003D, 0393-
25 004B, 0393-005H, 0393-007A, 0393-008A and 0393-009A are for non-exclusive
26 temporary construction access for a thirty-six (36) month period from the effective date
27 of possession to access the portion of the referenced Subject Properties with
28 machinery, trucks, tools and other equipment that is useful or necessary to construct

and access the Project Property; however, no storage or staging will occur within the temporary construction area. Parcel 0393-001B will be accessed from the freeway and not through the retail shopping center, Parcel 0393-007A will be accessed from the freeway and not through the retail shopping center; Parcel 0393-008A will be accessed from the freeway and not through the mobile home park.

WHEREAS, the interests in the Subject Properties that are the subject of this notice (collectively the "Subject Property Interests") are identified below in Table Two; and

TABLE TWO				
Subject Properties	State R/W	City R/W	Other	Non-Exclusive Temporary Easement
0393-001A 0393-001B	X			x
0393-002A 0393-002E 0393-002F 0393-002G 0393-002I	X		JCSD* easement Access control	X X
0393-003A 0393-003B 0393-003C 0393-003D	X X		Access control	X
0393-004A 0393-004B	X			X
0393-005A 0393-005C 0393-005G 0393-005H	X	Eastvale	JCSD* easement	X
0393-007A				X
0393-008A				X
0393-009A				X

*Jurupa Community Services District

WHEREAS, the statutes that authorize the County of Riverside to acquire the Subject Property Interests by eminent domain include Article 1, Section 19 of the California Constitution; Section 25350.5 of the Government Code; Section 760 of the

1 Streets and Highways Code; and Sections 1240.010, 1240.020, 1240.030, 1240.040,
2 1240.110, 1240.410, 1240.510, and 1240.610 of the Code of Civil Procedure.

3 Now, therefore, **BE IT RESOLVED AND ORDERED** as follows by the Board of
4 Supervisors of Riverside County, State of California, in regular session assembled on
5 October 17, 2017.

6 1. YOU ARE HEREBY NOTIFIED that this Board (at its public meeting on
7 November 14, 2017, at 9:00 a.m. in the meeting room of the Board of Supervisors
8 located on the 1st floor of the County Administrative Center, 4080 Lemon Street,
9 Riverside, California) may decide to adopt a Resolution of Necessity that would
10 authorize the County of Riverside to acquire the Subject Property Interests by eminent
11 domain (and that would find and determine each of the following matters):

12 (a) That the public interest and necessity require the Project;

13 (b) That the Project is planned or located in the manner that will be
14 most compatible with the greatest public good and the least private injury;

15 (c) That the Subject Property Interests are necessary for the Project;

16 (d) That the offers required by Section 7267.2 of the Government
17 Code have been made to the owners of record of the Subject Properties;

18 (e) That, to the extent that the Subject Properties are already devoted
19 to a public use, the use of the Project is a compatible use that will not unreasonably
20 interfere with or impair the continuance of the public use as it presently exists or may
21 reasonably be expected to exist in the future (California Code of Civil Procedure
22 Section 1240.510) or the use of the Project is a more necessary public use than is the
23 presently existing public use (California Code of Civil Procedure Section 1240.610);

24 (f) That the Subject Property Interests are necessary for the Project;

25 (g) That acquisition of the Subject Property Interests will promote the
26 interests of the County of Riverside.

27 2. If (within 15 days from the mailing of this Notice) you file a written request
28 to appear at the public meeting and be heard on the matters described above in 1(a),

1 1(b), 1(c), 1(d), 1(e), 1(f), 1(g), (or any one or more of them), you will have a right to
2 appear at that meeting and be heard on those matters.

3 3. All such written requests to appear and be heard must be filed with the
4 Clerk of the Riverside County Board of Supervisors.

5 4. Your written request to appear and be heard must be filed within the
6 fifteen (15) day time period. Failure to file such a timely written request will result in a
7 waiver of your right to appear and be heard.

8 5. Questions regarding the amount of compensation to be paid will not be a
9 part of the public meeting and the Board will not consider such questions in
10 determining whether a Resolution of Necessity should be adopted.

11 6. The Clerk of the Board of Supervisors shall cause a copy of this Notice to
12 be sent by first-class mail to each owner of record whose property may be acquired by
13 eminent domain and whose name and address appears on the last equalized county
14 assessment roll (including the roll of state-assessed property)

15
16
17 ROLL CALL:

18 Ayes: Jeffries, Tavaglione, Washington, Perez and Ashley
19 Nays: None
20 Absent: None

21 The foregoing is certified to be a true copy of a resolution duly
22 adopted by said Board of Supervisors on the date therein set forth.

23 KECIA HARPER-HEM, Clerk of said Board

24 By  Deputy

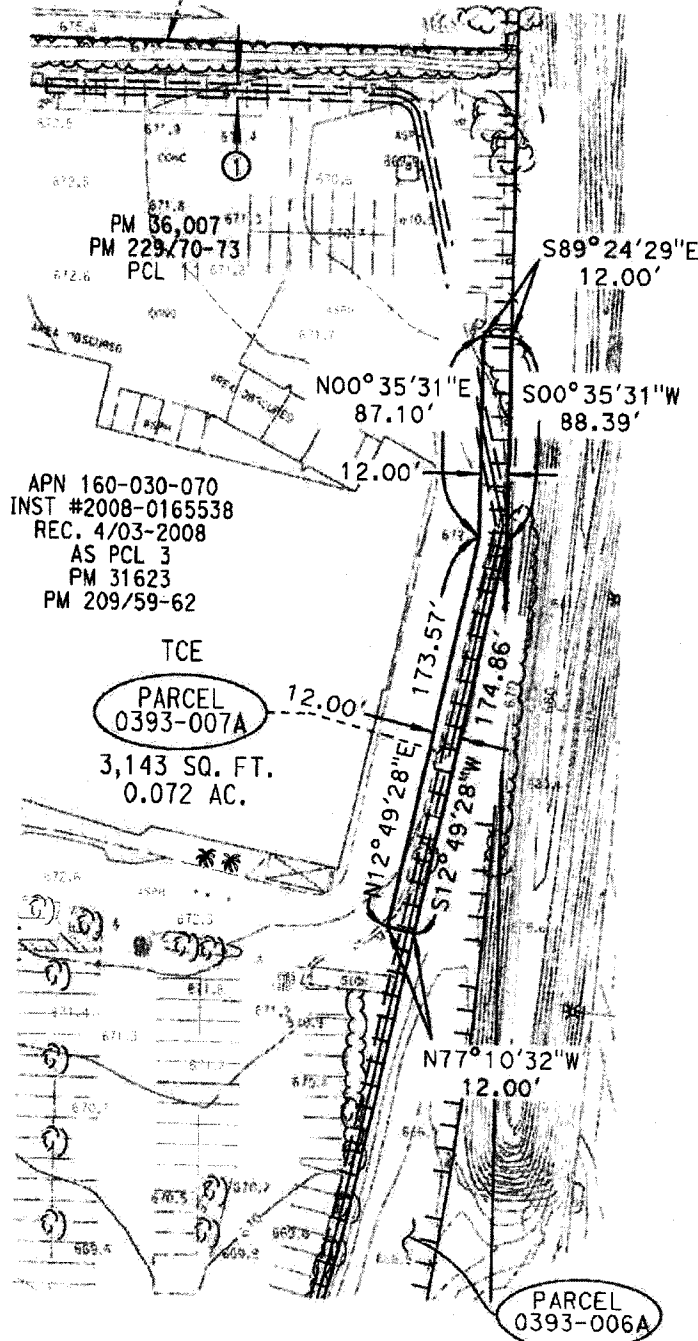
25
26
27
28

Parcel No. 0393-007A

N'LY LINE PARCEL 11 (PM 229/70-73)

EXHIBIT "A"

08-RIV-15-PM 48.3-48.5
0393-007 (0393-007A)



① SO CAL EDISON ESMT
DOC #2006-0358611
REC 05-17-06
STRIP #13

CITY OF EASTVALE INTERSTATE 15

CITY OF JURUPA VALLEY

INDICATES SUPERSEDED
RESTRICTED ACCESS

INDICATES
RESTRICTED ACCESS

NW¹/₄ SEC.19
T.2S., R.6W.,
SECTIONALIZED
JURUPA RANCHO
MB 9 / 33 S.B.CO

ALL DISTANCES SHOWN ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED
BY MULTIPLYING THE GRID DISTANCE BY A COMBINATION FACTOR OF 1.000052527

PCL No.: 0393-007A

WO No.: A3-0393

SCALE: NTS

PREPARED BY: H. FINN

DATE: MAY 2017

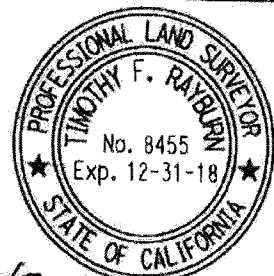
SHEET 1 OF 1

COUNTY OF RIVERSIDE TRANSPORTATION DEPARTMENT,
SURVEY DIVISION

PROJECT: LIMONITE AVE (I-15 INTERCHANGE)

APPROVED BY: *Timothy F. Rayburn*

DATE: 6/24/2017





OFFICE OF THE
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

November 13, 2017

Eastvale Gateway II
Attention: Ginny Fawcett
Regional Director
Lewis Retail Centers
1156 N. Mountain Avenue
Upland, CA 91785-0670

Re: Continuance of Public Hearing for the Adoption of Resolution No. 2017-203, Authorizing the Resolution of Necessity for the Limonite Avenue/Interstate 15 Interchange Project in the Cities of Eastvale and Jurupa Valley
Parcel No. 0393-007A

Dear Property Owners:

On October 20, 2017, the County of Riverside provided a written Notice of Intention to Adopt a Resolution of Necessity for the Limonite Avenue/Interstate 15 Interchange Project concerning the above identified parcels at a public meeting of the Board of Supervisors of Riverside County ("Board") to be held on November 14, 2017 at 9:00 a.m. This letter serves as notice that the hearing previously scheduled for November 14, 2017 is continued and will take place on **December 5, 2017 at 9:00 a.m.**, or as soon as possible thereafter.

As stated in the prior notice, the law provides procedures for public agencies to acquire private property for public use. It requires that every agency which intends to condemn property notify the owners of its intention to condemn. Article 1, Section 19 of the California Constitution; Section 25350.5 of the Government Code; Section 760 of the Streets and Highways Code; and Sections 1240.010, 1240.020, 1240.030, 1240.040, 1240.110, 1240.410, 1240.510, and 1240.610 of the California Code of Civil Procedures (CCP) provides that the power of eminent domain may be exercised to acquire property for a proposed project if the following 7 conditions are established:

- (A) That the public interest and necessity require the Proposed Project;
- (B) That the Proposed Project is planned or located in the manner that will be most compatible with the greatest public good and the least private injury;
- (C) That the Subject Property Interests are necessary for the Proposed Project;
- (D) That the offer required by Section 7267.2 of the Government Code has been made to the owner of record of the Subject Properties;
- (E) That, to the extent that the Subject Properties are already devoted to a public use, the use of the Proposed Project is a compatible use that will not unreasonably interfere with or

- impair the continuance of the public use as it presently exists or may reasonably be expected to exist in the future (California Code of Civil Procedure Section 1240.510) or the use of the Proposed Project is a more necessary public use than is the presently existing public use (California Code of Civil Procedure Section 1240.610);
- (F) That the Subject Property Interests are needed for temporary construction access purposes; and
- (G) That acquisition of the Subject Property Interests will promote the interests of the County of Riverside.

You are hereby notified that the Board, at its public meeting to be held on **December 5, 2017 at 9:00 a.m.**, or as soon as possible thereafter, in the meeting room of the Board of Supervisors located on the 1st floor of the County Administrative Center, 4080 Lemon Street, Riverside, California, will be asked to decide if the above conditions have been met concerning your property and, if so, to adopt the Resolution of Necessity ("Resolution"). Questions regarding the amount of compensation to be paid or the value of the property to be acquired are not part of this proceeding and the Board will not consider such in determining whether a Resolution should be adopted.

The Board's adoption of the Resolution authorizes the County to acquire the property by eminent domain. Within six months of the adopted Resolution, the County will prepare and file a complaint in Superior Court commencing the eminent domain proceeding. All issues related to the compensation to be awarded for the acquisition of your property will be resolved in this court proceeding. Enclosed is a copy of Resolution No. 2017-202, Notice of Intention to Adopt a Resolution of Necessity for the Limonite Avenue/Interstate 15 Interchange Project which includes the plat map of the required property (Parcel No. 0393-007A) is attached to this Notice.

The law provides you an opportunity to appear before the Board and raise questions concerning only the conditions cited above. If you file a written request to appear (within 15 days from the mailing of this Notice), you are entitled to appear and object to the adoption of the Resolution.

Your written request to appear should include a statement indicating which of the conditions listed in the first paragraph above you contend have not been met. By designating which of the conditions form the basis of your challenge and explaining why you believe they have not been met, you will enable the Board to authorize a full and expeditious review of the project's effect on your property.

The Transportation Department and Real Estate Division will conduct the review on behalf of the Board and ask for your participation. Based on this review, the Transportation Department and Real Estate Division will then prepare a report to be presented to the Board at the meeting at which you intend to appear.


Your written request to appear must actually be on file with the Clerk of the Riverside County Board of Supervisors. Please mail or personally deliver your request to:

Ms. Kecia Harper-Ihem
Clerk to the Board of Supervisors
County Administrative Center
PO Box 1147
4080 Lemon Street, 1st Floor
Riverside, California 92502-1147

Failure to file such a timely written response will result in a waiver of your right to appear and be heard.

If you have any questions, please call Stephi Villanueva, Supervising Real Property Agent for the Economic Development Agency-Real Estate Division at (951) 955-9277 or by e-mail at svillanueva@rivco.org. Alternatively, you can also contact Dave Stahovich, Administrative Services Officer for the Transportation Department at (951) 955-6811 or by email at dstahovi@rivco.org. Thank you.

Sincerely,



Cecilia Gil, Board Assistant to:
KECIA HARPER-IHEM
Clerk of the Board of Supervisors

**REQUEST TO APPEAR AND BE HEARD ON THE MATTERS REFERRED TO IN
RESOLUTION NO. 2017-202, NOTICE OF INTENTION TO ADOPT A
RESOLUTION OF NECESSITY FOR THE LIMONITE AVENUE/INTERSTATE 15
INTERCHANGE PROJECT**

**(REVISED HEARING DATE: DECEMBER 5, 2017 @ 9:00 a.m. or as soon as possible
thereafter)**

NAME: _____

ADDRESS: _____

TELEPHONE NO.: (_____) _____

DATED: _____

(Signature)

1 Board of Supervisors

County of Riverside

2 **Resolution No. 2017-202**

3 **Notice of Intention to Adopt a Resolution of Necessity for the**
4 **Limonite Avenue/Interstate 15 Interchange Project**

5 **WHEREAS**, the portion of real properties that are the subject of this Notice
6 (collectively the "Subject Properties") are located in the Cities of Eastvale and Jurupa
7 Valley, County of Riverside, State of California, are legally described and pictorially
8 depicted on the documents attached hereto as Exhibit "A" and Exhibit "B" (and
incorporated herein by this reference), are referenced as Parcels 0393-001A and 0393-
001B, Parcels 0393-002A, 0393-002E, 0393-002F, 0393-002G, and 0393-002I,
1 Parcels 0393-003A, 0393-003B, 0393-003C, and 0393-003D, Parcels 0393-004A and
2 0393-004B, Parcels 0393-005A, 0393-005C, 0393-005G and 0393-005H, Parcel 0393-
3 007A, Parcel 0393-008A, and Parcel 0393-009A, and are portions of larger real
properties in all cases;

4 **WHEREAS**, the Subject Properties, and the corresponding Assessor's Parcel
Number(s) of which they are a part, are listed below in Table One;

18

TABLE ONE	
Assessor's Parcel Number (portion)	Parcel Nos.
152-630-029	0393-001A and 0393-001B
152-630-001, 152-630-008, 152-630-017, and 152-630-018	0393-002A, 0393-002E, 0393-002F, 0393-002G and 0393-002I
160-050-021, 160-050-023 and 160-050-073	0393-003A, 0393-003B, 0393-003C, and 0393-003D
160-050-063, 160-050-070 and 160-050-072	0393-004A and 0393-004B
160-640-001	0393-005A, 0393-005C, 0393-005G and 0393-005H
160-030-070	0393-007A
160-030-005	0393-008A
160-050-074	0393-009A

FORM APPROVED COUNTY COUNSEL
BY: GREGORY J. GARDNER
DATE: 10-25-17

1 **WHEREAS**, the proposed project that is the subject of this Notice (the "Project")
2 is to widen the existing northbound and southbound on- and off-ramps, widen Limonite
3 Avenue to three lanes in each direction through the interchange area, and replace the
4 existing Limonite Avenue overcrossing structure, as well re-construct loop on-ramps in
5 the southeast and northeast quadrant from the current diamond-style configuration to a
6 partial cloverleaf;

7 **WHEREAS**, the Project is a critical project which will reduce traffic congestion
8 and improve overall traffic flow within the interchange and on the I-15 corridor for the
9 current and future residents and businesses within the Project region;

10 **WHEREAS**, the Subject Properties are needed for public road, utility purposes,
11 access restrictions, non-exclusive temporary construction uses, and for other uses
12 required by the Project;

13 **WHEREAS**, Parcel 0393-001A, 0393-002A, 0393-003a, 0393-003B, 0393-004A,
14 and 0393-005A are fee simple interests for the State of California to construct the
15 Project;

16 **WHEREAS**, Parcel 0393-005C is a fee simple interest for the City of Eastvale
17 Right of Way to construct the Project;

18 **WHEREAS**, Parcels 0393-002E and 0393-005G are permanent water
19 easements to construct, reconstruct, install, replace, remove, repair, alter, operate,
20 maintain, inspect in favor of Jurupa Community Services District;

21 **WHEREAS**, Parcels 0393-002F and 0393-003C releases and relinquishes for
22 the purposes of a freeway any and all abutters rights, including access rights in favor of
23 the State of California;

24 **WHEREAS**, Parcels 0393-001B, 0393-002G, and 0393-002I, 0393-003D, 0393-
25 004B, 0393-005H, 0393-007A, 0393-008A and 0393-009A are for non-exclusive
26 temporary construction access for a thirty-six (36) month period from the effective date
27 of possession to access the portion of the referenced Subject Properties with
28 machinery, trucks, tools and other equipment that is useful or necessary to construct

and access the Project Property; however, no storage or staging will occur within the temporary construction area. Parcel 0393-001B will be accessed from the freeway and not through the retail shopping center, Parcel 0393-007A will be accessed from the freeway and not through the retail shopping center; Parcel 0393-008A will be accessed from the freeway and not through the mobile home park.

WHEREAS, the interests in the Subject Properties that are the subject of this notice (collectively the "Subject Property Interests") are identified below in Table Two; and

TABLE TWO				
Subject Properties	State R/W	City R/W	Other	Non-Exclusive Temporary Easement
0393-001A 0393-001B	X			x
0393-002A 0393-002E 0393-002F 0393-002G 0393-002I	X		JCSD* easement Access control	X X
0393-003A 0393-003B 0393-003C 0393-003D	X X		Access control	X
0393-004A 0393-004B	X			X
0393-005A 0393-005C 0393-005G 0393-005H	X	Eastvale	JCSD* easement	X
0393-007A				X
0393-008A				X
0393-009A				X

*Jurupa Community Services District

WHEREAS, the statutes that authorize the County of Riverside to acquire the Subject Property Interests by eminent domain include Article 1, Section 19 of the California Constitution; Section 25350.5 of the Government Code; Section 760 of the

1 Streets and Highways Code; and Sections 1240.010, 1240.020, 1240.030, 1240.040,
2 1240.110, 1240.410, 1240.510, and 1240.610 of the Code of Civil Procedure.

3 Now, therefore, **BE IT RESOLVED AND ORDERED** as follows by the Board of
4 Supervisors of Riverside County, State of California, in regular session assembled on
5 October 17, 2017.

6 1. YOU ARE HEREBY NOTIFIED that this Board (at its public meeting on
7 November 14, 2017, at 9:00 a.m. in the meeting room of the Board of Supervisors
8 located on the 1st floor of the County Administrative Center, 4080 Lemon Street,
9 Riverside, California) may decide to adopt a Resolution of Necessity that would
10 authorize the County of Riverside to acquire the Subject Property Interests by eminent
11 domain (and that would find and determine each of the following matters):

12 (a) That the public interest and necessity require the Project;

13 (b) That the Project is planned or located in the manner that will be
14 most compatible with the greatest public good and the least private injury;

15 (c) That the Subject Property Interests are necessary for the Project;

16 (d) That the offers required by Section 7267.2 of the Government
17 Code have been made to the owners of record of the Subject Properties;

18 (e) That, to the extent that the Subject Properties are already devoted
19 to a public use, the use of the Project is a compatible use that will not unreasonably
20 interfere with or impair the continuance of the public use as it presently exists or may
21 reasonably be expected to exist in the future (California Code of Civil Procedure
22 Section 1240.510) or the use of the Project is a more necessary public use than is the
23 presently existing public use (California Code of Civil Procedure Section 1240.610);

24 (f) That the Subject Property Interests are necessary for the Project;

25 (g) That acquisition of the Subject Property Interests will promote the
26 interests of the County of Riverside.

27 2. If (within 15 days from the mailing of this Notice) you file a written request
28 to appear at the public meeting and be heard on the matters described above in 1(a),

1 1(b), 1(c), 1(d), 1(e), 1(f), 1(g), (or any one or more of them), you will have a right to
2 appear at that meeting and be heard on those matters.

3 3. All such written requests to appear and be heard must be filed with the
4 Clerk of the Riverside County Board of Supervisors.

5 4. Your written request to appear and be heard must be filed within the
6 fifteen (15) day time period. Failure to file such a timely written request will result in a
7 waiver of your right to appear and be heard.

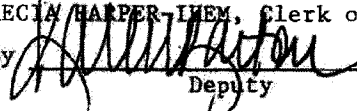
8 5. Questions regarding the amount of compensation to be paid will not be a
9 part of the public meeting and the Board will not consider such questions in
10 determining whether a Resolution of Necessity should be adopted.

11 6. The Clerk of the Board of Supervisors shall cause a copy of this Notice to
12 be sent by first-class mail to each owner of record whose property may be acquired by
13 eminent domain and whose name and address appears on the last equalized county
14 assessment roll (including the roll of state-assessed property)

15
16
17 ROLL CALL:

18
19 Ayes: Jeffries, Tavaglione, Washington, Perez and Ashley
20 Nays: None
Absent: None

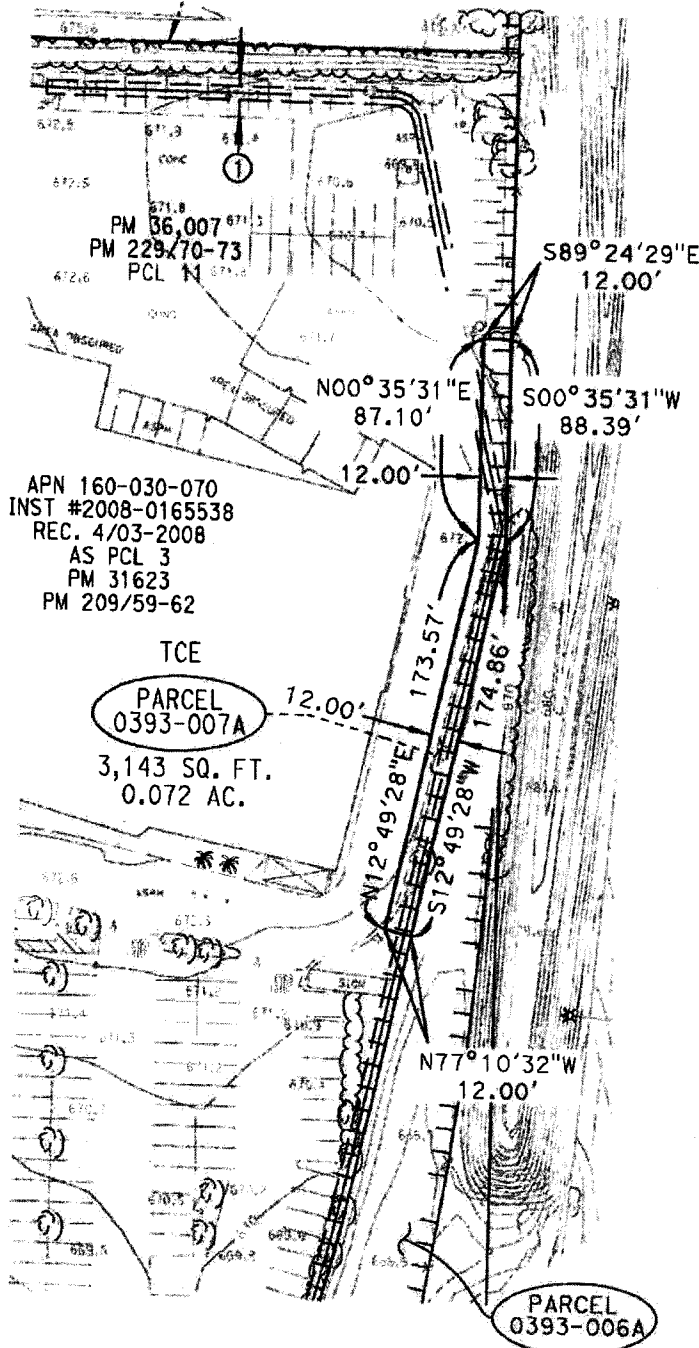
21 The foregoing is certified to be a true copy of a resolution duly
22 adopted by said Board of Supervisors on the date therein set forth.

23 KECIA HARPER-LEW, Clerk of said Board
24 By  Deputy
25
26
27
28

Parcel No. 0393-007A

N'LY LINE PARCEL 11 (PM 229/70-73)

EXHIBIT "A"
08-RIV-15-PM 48.3-48.5
0393-007 (0393-007A)



① SO CAL EDISON ESMT
DOC #2006-0358611
REC 05-17-06
STRIP #13

CITY OF EASTVALE INTERSTATE 15

CITY OF JURUPA VALLEY

INDICATES SUPERSEDED
RESTRICTED ACCESS

INDICATES
RESTRICTED ACCESS

NW 1/4 SEC.19
T.2S., R.6W.,
SECTIONALIZED
JURUPA RANCHO
MB 9 / 33 S.B.CO

ALL DISTANCES SHOWN ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED
BY MULTIPLYING THE GRID DISTANCE BY A COMBINATION FACTOR OF 1.000052527

PCL No.: 0393-007A

WO No.: A3-0393

SCALE: NTS

PREPARED BY: H. FINN

DATE: MAY 2017

SHEET 1 OF 1

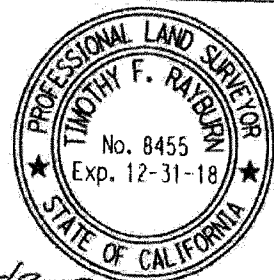
COUNTY OF RIVERSIDE TRANSPORTATION DEPARTMENT,
SURVEY DIVISION

PROJECT: LIMONITE AVE (I-15 INTERCHANGE)

APPROVED BY:

Timothy F. Rayburn

DATE: 5/24/2017



PALMIERI TYLER

ATTORNEYS AT LAW

ANGELO J. PALMIERI (1926-1996)
ROBERT F. WALDRON (1927-1998)
JAMES E. WILHELM (1940-2017)
DENNIS W. GHAN*
DAVID D. PARR*
CHARLES H. KANTER*
PATRICK A. HENNESSEY
DON FISHER
WARREN A. WILLIAMS
JOHN R. LISTER
MICHAEL H. LEIFER
RICHARD A. SALUS
NORMAN J. RODICH
MICHAEL L. D'ANGELO
STEPHEN A. SCHECK
DONNA L. SNOW
RYAN M. EASTER
ELISE M. KERN
MELISA R. PEREZ
MICHAEL I. KEHOE
CHADWICK C. BUNCH
ANISH J. BANKER
RYAN M. PRAGER
ERIN BALSARA NADERI
ERICA M. SOROSKY
JOSHUA J. MARX
ERIN K. OYAMA
KATHERINE M. SHAW
JANE DONAHUE DAVALOS
BRIAN GLICKLIN
CAROLYN H. CLARK
STEVEN OH
NAZANI N. TEMOURIAN

MICHAEL C. CHO, OF COUNSEL
RONALD M. COLE, OF COUNSEL
MICHAEL J. GREENE*, OF COUNSEL
ROBERT C. IHRKE, OF COUNSEL
GREGORY N. WEILER, OF COUNSEL
ALAN H. WIENER*, OF COUNSEL

DENNIS G. TYLER*, RETIRED
*A PROFESSIONAL CORPORATION

P.O. Box 19712
Irvine, CA 92623-9712

November 16, 2017

Michael H. Leifer
Direct Dial (949) 851-7294
Direct Fax (949) 825-5412
mleifer@ptwww.com

Refer To File No. 37670-000
Document I.D. 2229643.1

VIA E-MAIL (KHarper-Ihem@rivco.org) & US MAIL

Ms. Kecia Harper-Ihem
Clerk to the Board of Supervisors
County Administrative Center
4080 Lemon Street, 1st Floor
Riverside, California 92502-1147

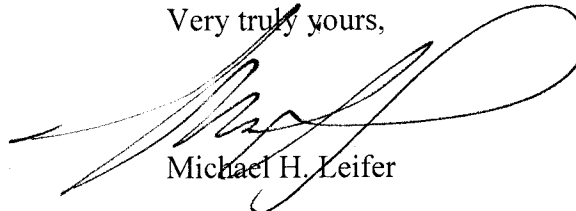
Re: Limonite Avenue/Interstate 15 Interchange Project
Parcel No. 0393-008A

Dear Ms. Harper-Ihem:

This office represents Hamner Park Associates. The purpose of this letter is to notify, pursuant to Code of Civil Procedure section 1245.235, that the property owner reserves the right to appear at the Resolution of Necessity hearing scheduled for December 5, 2017.

We further request that a copy of the County's staff report and the proposed resolution to be adopted be provided to this office once it is available. Thank you.

Very truly yours,



Michael H. Leifer

MHL:lem

A.3

PALMIERI TYLER

Ms. Kecia Harper-Ihem

November 16, 2017

Page 2

cc: Cecilia Gil, Board Assistant to
Kecia Harper-Ihem
Clerk of the Board of Supervisors
(Via Email CGil@rivco.org)

MHL
PALMIERI TYLER

ATTORNEYS AT LAW

1900 Main Street, Suite 700

Irvine, CA 92614-7328

RECEIVED FIVEYSIDE COUNTY
CLERK 7/31/2017 10:00 AM

2017 NOV 21 AM 10:51

Ms. Kecia Harper-Ihem
Clerk to the Board of Supervisors
County Administrative Center
4080 Lemon Street, 1st Floor
Riverside, California 92502-1147

9250133634 0016

Maxwell, Sue

From: Maxwell, Sue
Sent: Wednesday, November 22, 2017 1:44 PM
To: COB-Agenda (COB-Agenda@rivco.org); George Johnson (GAJohnson@RIVCO.ORG); Robert Field (RFIELD@RIVCO.ORG); Stephi Villanueva (SVillanueva@RIVCO.ORG); Young, Alisa; District 4 Supervisor V. Manuel Perez (District4@RIVCO.ORG); District2; District3; District5; Supervisor Jeffries - 1st District (district1@rivco.org)
Subject: December 5, 2017 MT 5414 - Request to Review Resolution of Necessity for I-15 Interchange Project (Hamner Park Associates)
Attachments: 2017-11-137695 (12-05-2017 MT 5414 LIMONITE).pdf

Tracking:	Recipient	Read
	COB-Agenda (COB-Agenda@rivco.org)	
	George Johnson (GAJohnson@RIVCO.ORG)	
	Robert Field (RFIELD@RIVCO.ORG)	Read: 11/22/2017 1:49 PM
	Stephi Villanueva (SVillanueva@RIVCO.ORG)	
	Young, Alisa	
	District 4 Supervisor V. Manuel Perez (District4@RIVCO.ORG)	
	District2	
	District3	
	District5	
	Supervisor Jeffries - 1st District (district1@rivco.org)	

Good afternoon,

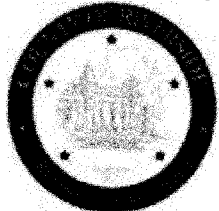
The attached letter from Attorney Palmieri Tyler on behalf of Hamner Park Associates, is requesting to review the County's Staff Report and Resolution of Necessity (2017-203) regarding the Limonite Avenue/Interstate 15 Interchange Project (Parcel No 0393-008A) prior to December 5, 2017 Public Hearing on the Limonite Avenue/Interstate 15 Interchange Project.

This email and letter will be attached to the December 5, 2017 Agenda Item Back-up.

With thanks and warm regards,

Sue Maxwell

Board Assistant
Clerk of the Board of Supervisors
4080 Lemon Street, 1st Floor, Room 127
Riverside, CA 92501
(951) 955-1069 Fax (951) 955-1071
Mail Stop #1010
smaxwell@rivco.org
<http://rivcocob.org/>



NOTICE: This communication is intended for the use of the individual or entity to which it is addressed and may contain **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.

PALMIERI TYLER

ATTORNEYS AT LAW

ANGELO J. PALMIERI (1926-1998)
ROBERT F. WALDRON (1927-1998)
JAMES E. WILHELM (1940-2017)

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DENNIS G. TYLER*, RETIRED
*A PROFESSIONAL CORPORATION

November 16, 2017

P.O. Box 19712
Irvine, CA 92623-9712

Michael H. Leifer
Direct Dial (949) 851-7294
Direct Fax (949) 825-5412
mleifer@ptwww.com

Refer To File No. 37670-000
Document I.D. 2229643.1

VIA E-MAIL (KHarper-Ihem@rivco.org)
& US MAIL

Ms. Kecia Harper-Ihem
Clerk to the Board of Supervisors
County Administrative Center
4080 Lemon Street, 1st Floor
Riverside, California 92502-1147

12/05/17
agenda
Res. 2017-202
(letters)

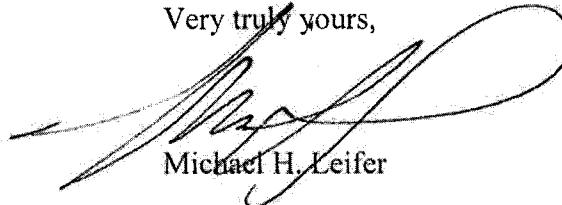
Re: Limonite Avenue/Interstate 15 Interchange Project
Parcel No. 0393-008A

Dear Ms. Harper-Ihem:

This office represents Hamner Park Associates. The purpose of this letter is to notify, pursuant to Code of Civil Procedure section 1245.235, that the property owner reserves the right to appear at the Resolution of Necessity hearing scheduled for December 5, 2017.

We further request that a copy of the County's staff report and the proposed resolution to be adopted be provided to this office once it is available. Thank you.

Very truly yours,



Michael H. Leifer

MHL:lem

9.3

PALMIERI TYLER

Ms. Kecia Harper-Ihem

November 16, 2017

Page 2

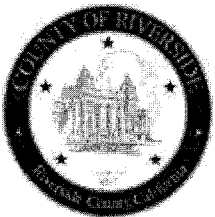
cc: Cecilia Gil, Board Assistant to
Kecia Harper-Ihem
Clerk of the Board of Supervisors
(Via Email CGil@rivco.org)

Gil, Cecilia

From: Harper-Ihem, Kecia
Sent: Monday, November 20, 2017 8:52 AM
To: Gil, Cecilia
Cc: Rector, Kimberly; BOYDD, April; Barton, Karen
Subject: FW: Limonite Ave/I-15 Interchange Project - Parcel No. 0393-008A Request to appear and be heard on 12/05/2017
Attachments: 20171117112141.pdf

FYI -

Kecia Harper-Ihem
Clerk of the Board of Supervisors
4080 Lemon Street, 1st Floor, Room 127
Riverside, CA 92501
(951) 955-1061
Kharper-ihem@rivco.org
www.rivcocob.org



The County Administrative Center is open Monday through Friday. Business hours for the Clerk of the Board Office are 8:00 a.m. to 5:00 p.m.

This email message including any attachments is intended for the sole viewing and use of the individual or entity to which it is addressed and may contain confidential and privileged information which is prohibited from disclosure. Any unauthorized review, use, disclosure, distribution, or the taking of any action in reliance on the information contained in this email including attachments is prohibited. If you are not the intended recipient you are hereby notified that any dissemination or copy of this message or any attachments is prohibited. If you received a copy of this email in error please notify the sender by reply email immediately and remove all copies of the original message including attachments from your computer.

From: Michelle M. Pase [mailto:MPase@ptwww.com]
Sent: Friday, November 17, 2017 11:25 AM
To: Harper-Ihem, Kecia <KHARPER-IHEM@RIVCO.ORG>; Gil, Connie <Cgil@RIVCO.ORG>
Cc: Michael H. Leifer <mleifer@ptwww.com>; Erin Balsara Naderi <ENaderi@ptwww.com>; Michelle M. Pase

<MPase@ptwww.com>

Subject: Limonite Ave/I-15 Interchange Project - Parcel No. 0393-008A

Dear Ms. Harper-Ihem:

At the request of Mr. Leifer, attached in PDF format is a correspondence regarding the above referenced matter. Please review. Thank you.

Michelle Pase | Assistant to Michael H. Leifer, Erin B. Naderi and Nazani N. Temourian
Palmieri, Tyler, Wiener, Wilhelm & Waldron LLP
1900 Main Street, Suite 700 | Irvine, CA 92614
Direct Dial (949) 851-7325 | Fax (949) 851-1554
mpase@ptwww.com | ptwww.com

PALMIERI TYLER

A T T O R N E Y S A T L A W

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Gil, Cecilia

From: Harper-Ihem, Kecia
Sent: Thursday, November 2, 2017 4:41 PM
To: Lauren E. Murphy
Cc: Gil, Cecilia; Gil, Connie
Subject: RE: Right to Appear at the Resolution of Necessity hearing November 14, 2017

Good Afternoon,

Our offices are in receipt of your letter regarding your right to appear and be heard. I have included Cecilia here as both email addresses you used were incorrect to reach Cecilia Gil of my staff.

Sincerely,
Kecia Harper-Ihem
Clerk of the Board of Supervisors
4080 Lemon Street, 1st Floor, Room 127
Riverside, CA 92501
(951) 955-1061
Kharper-ihem@rivco.org
www.rivcocob.org



"It's a terrible thing to see and have no vision." – Helen Keller

The County Administrative Center is open Monday through Friday. Business hours for the Clerk of the Board Office are 8:00 a.m. to 5:00 p.m.

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From: Lauren E. Murphy [mailto:lmurphy@ptwww.com]
Sent: Thursday, November 2, 2017 4:38 PM
To: Gil, Connie <Cgil@RIVCO.ORG>
Cc: Harper-Ihem, Kecia <KHARPER-IHEM@RIVCO.ORG>
Subject: FW: Right to Appear at the Resolution of Necessity hearing November 14, 2017

Ms. Gil, I had an incorrect email address for you when I sent the original email, so I am forwarding a copy using your correct address.

Lauren

Lauren E. Murphy | Paralegal

Palmieri, Tyler, Wiener, Wilhelm & Waldron LLP
1900 Main Street, Suite 700 | Irvine, CA 92614
Direct Dial (949) 851-7335 | Fax (949) 825-5449
lmurphy@ptwww.com | ptwww.com

PALMIERI TYLER

ATTORNEYS AT LAW

From: Lauren E. Murphy

Sent: Thursday, November 02, 2017 4:35 PM

To: 'KHarper-Ihem@rivco.org'

Cc: 'CGill@rivco.org'; Michael H. Leifer; Erin Balsara Naderi; Michelle M. Pase

Subject: Right to Appear at the Resolution of Necessity hearing November 14, 2017

Dear Ms. Harper-Ihem:

Attached you will find correspondence from Michael H. Leifer concerning the Resolution of Necessity hearing scheduled for November 14, 2017.

A copy of the attached correspondence will also be provided via over-night mail.

Thank you.

Lauren E. Murphy | Paralegal

Palmieri, Tyler, Wiener, Wilhelm & Waldron LLP
1900 Main Street, Suite 700 | Irvine, CA 92614
Direct Dial (949) 851-7335 | Fax (949) 825-5449
lmurphy@ptwww.com | ptwww.com

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ATTORNEYS AT LAW

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Resolution No. 2017-203

**Authorization to Adopt a Resolution of Necessity for the
Limonite Avenue/Interstate 15 Interchange Project**

WHEREAS, the portion of real properties that are the subject of this Resolution (collectively the "Subject Properties") are located in the Cities of Eastvale and Jurupa Valley, County of Riverside, State of California, are legally described and pictorially depicted on the documents attached hereto as Exhibit "A" and Exhibit "B" (and incorporated herein by this reference), are referenced as Parcels 0393-001A, 0393-001B, 0393-001C, and 0393-001D, Parcels 0393-002A, 0393-002E, 0393-002F, 0393-002G, and 0393-002I, Parcels 0393-003A, 0393-003C, and 0393-003D, Parcels 0393-005A, 0393-005C, 0393-005G, and 0393-005H, Parcel 0393-007A, Parcel 0393-008A, and Parcel 0393-009A, and are portions of larger real properties in all cases;

WHEREAS, the Subject Properties, and the corresponding Assessor's Parcel Number(s) of which they are a part, are listed below in Table One;

TABLE ONE	
Assessor's Parcel Number (portion)	Parcel Nos.
152-630-029	0393-001A, 0393-001B, 0393-001C, and 0393-001D
152-630-001, 152-630-008, 152-630-017, and 152-630-018	0393-002A, 0393-002E, 0393-002F, 0393-002G and 0393-002I
160-050-021, 160-050-023, and 160-050-073	0393-003A, 0393-003C, and 0393-003D
152-640-001	0393-005A, 0393-005C, 0393-005G, and 0393-005H
160-030-070	0393-007A
160-030-005	0393-008A
160-050-074	0393-009A

WHEREAS, the proposed project that is the subject of this Resolution (the "Project") is to widen the existing northbound and southbound on- and off-ramps, widen

FORM APPROVED COUNTY COUNSEL

BY: GREGORY M. SU
DATE

1 Limonite Avenue to three lanes in each direction through the interchange area, and
2 replace the existing Limonite Avenue overcrossing structure, as well re-construct loop
3 on-ramps in the southeast and northeast quadrant from the current diamond-style
4 configuration to a partial cloverleaf;

5 **WHEREAS**, on July 3, 2016, the California Department of Transportation
6 (Caltrans), as the National Environmental Policy Act (NEPA) Lead Agency, made a
7 NEPA Categorical Exclusion Determination under Section 6005 of 23 U.S.C. 327,
8 based on an examination of the Project and supporting information.

9 **WHEREAS**, on June 21, 2015, the Riverside County Board of Supervisors
10 ("Board") approved MO 3-71 and adopted the Final Initial Study with Mitigated Negative
11 Declaration and approved the Interstate 15/Limonite Avenue Interchange
12 Improvements.

13 **WHEREAS**, on or after October 3, 2017, the Board approved Resolution No.
14 2017-099, Resolution Agreeing to Hear Future Resolutions of Necessity for the
15 Limonite Avenue/Interstate 15 Interchange Project in the Cities of Jurupa Valley and
16 Eastvale.

17 **WHEREAS**, the Project is a critical project which will reduce traffic congestion
18 and improve overall traffic flow within the interchange and on the I-15 corridor for the
19 current and future residents and businesses within the Project region;

20 **WHEREAS**, the Subject Properties are needed for public road, utility purposes,
21 access restrictions, non-exclusive temporary construction uses, and for other uses
22 required by the Project;

23 **WHEREAS**, Parcel 0393-001A, 0393-002A, 0393-003A, and 0393-005A are fee
24 simple interests for the State of California to construct the Project;

25 **WHEREAS**, Parcel 0393-005C is a fee simple interest for the City of Eastvale to
26 construct the Project;

1 **WHEREAS**, Parcels 0393-002E and 0393-005G are permanent water
2 easements to construct, reconstruct, install, replace, remove, repair, alter, operate,
3 maintain, and inspect in favor of Jurupa Community Services District;

4 **WHEREAS**, Parcels 0393-002F and 0393-003C releases and relinquishes for
5 the purposes of a freeway any and all abutters rights, including access rights in favor of
6 the State of California;

7 **WHEREAS**, Parcel 0393-001C is for a quitclaim of a portion of an existing
8 "private" storm drain easement that overlaps with a portion of 0393-001A;

9 **WHEREAS**, Parcel 0393-001D is for a quitclaim of a portion of an existing
10 Southern California Edison ("SCE") easement that overlaps with a portion of 0393-
11 001A;

12 **WHEREAS**, Parcels 0393-001B, 0393-002G, 0393-002I, 0393-003D, 0393-
13 005H, 0393-007A, 0393-008A and 0393-009A are non-exclusive temporary
14 construction access areas (collectively "TCA Areas") in favor of the County, its officers,
15 agents, employees, and contractors, to enter upon, occupy, and pass over the TCA
16 Areas, as reasonably necessary for construction purposes incidental to the Project and
17 for no other purpose. Uses of the TCA Areas are for thirty-six (36) months from the
18 effective date of possession of each such TCA Area Parcel to access the TCA Areas
19 with machines, trucks, tools and other equipment that is useful or necessary to
20 construct and access the Project, all consistent with the approved plans for the Project.
21 At the termination of the use of the TCA Areas, the TCA Areas will be left in the same
22 functional utility as existing prior to the County's use thereof. The County shall repair or
23 replace any damage to any property within the TCA Areas that result from the activities
24 of the County, its offices, agents, employees and contractors. The interests in the TCA
25 Areas shall not include the right to store any materials or park any vehicles thereon, or
26 block pedestrian or vehicular access to any larger parcel of property of which the TCA
27 Areas are a part. Parcel 0393-001B will be accessed from the freeway and not the
28 retail shopping mall. Parcel 0393-007A will be accessed from the freeway and not the

1 retail shopping mall. Parcel 0393-008A will be accessed from the freeway and not
2 through the mobile home park.

3 **WHEREAS**, the interests in the Subject Properties that are the subject of this
4 Resolution (collectively the "Subject Property Interests") are identified below in Table
5 Two; and

6

7 **TABLE TWO**

Subject Properties	State R/W	City R/W	Other	Non-Exclusive Temporary Easement
0393-001A 0393-001B 0393-001C 0393-001D	X		Quitclaim portion of existing private storm drain easement Quitclaim portion of existing SCE** easement	X
0393-002A 0393-002E 0393-002F 0393-002G 0393-002I	X		JCSD* easement Access control	X X
0393-003A 0393-003C 0393-003D	X		Access control	X
0393-005A 0393-005C 0393-005G 0393-005H	X	Eastvale	JCSD* easement	X
0393-007A				X
0393-008A				X
0393-009A				X

22 *Jurupa Community Services District

24 **Southern California Edison

25 **WHEREAS**, the statutes that authorize the County of Riverside to acquire the
26 Subject Property Interests by eminent domain include Article 1, Section 19 of the
27 California Constitution; Section 25350.5 of the Government Code; Section 760 of the
28

1 Streets and Highways Code; and Sections 1240.010, 1240.020, 1240.030, 1240.040,
2 1240.110, 1240.310, 1240.320, 1240.410, 1240.510, and 1240.610 of the Code of Civil
3 Procedure.

4 Now, therefore, **BE IT RESOLVED AND ORDERED** as follows by the Board of
5 Supervisors of Riverside County, State of California, not less than four/fifths of all
6 members concurring, in regular session assembled on December 5, 2017, that this
7 Board finds and determines each of the following:

8 1. Notice of the Board's intention to adopt this resolution of necessity was duly
9 given as required by Section 1245.235 of the Code of Civil Procedure and, on the date
10 and at the time and place fixed for hearing, this Board did hear and consider all of the
11 evidence presented.

12 2. That the public interest and necessity require the Project;

13 3. That the Project is planned or located in the manner that will be most
14 compatible with the greatest public good and the least private injury;

15 4. That the Subject Property Interests are necessary for the Project;

16 5. That the offers required by Section 7267.2 of the Government Code have
17 been made to the owners of record of the Subject Properties;

18 6. That to the extent that the Subject Properties are already devoted to a public
19 use, the use of the Project is a compatible use that will not unreasonably interfere with
20 or impair the continuance of the public use as it presently exists or may reasonably be
21 expected to exist in the future (California Code of Civil Procedure section 1240.510) or
22 the use of the Project is a more necessary public use than is the presently existing
23 public use (California Code of Civil Procedure section 1240.610);

24 7. That Subject Properties (Parcels 0393-002E and 0393-005G) are being
25 acquired as substitute property under California Code of Civil Procedure section
26 1240.320, and shall be used for and devoted to same public use as the owner of the
27 necessary property and as permanent water easements in favor of the Jurupa
28

1 Community Services District, a public agency authorized to exercise the power of
2 eminent domain.

3 8. That pursuant to the California Environmental Quality Act, no further action is
4 required, as all potentially significant effects on its environment have been analyzed in
5 the Final Initial Study and Mitigated Negative Declaration approved by this Board on
6 June 21, 2015; and

7 9. That acquisition of the Subject Property Interests will promote the interests of
8 the County of Riverside.

9 BE IT FURTHER RESOLVED AND ORDERED that the County Counsel of the
10 County of Riverside is hereby authorized and empowered:

11 1. To acquire the Subject Property Interests by condemnation in accordance
12 with the Constitution and laws relating to eminent domain.

13 2. To prepare and prosecute in the name of the County such proceedings in the
14 proper court having jurisdiction thereof as are necessary for such acquisition.

15 3. To make application to the Court for an order to deposit the probable amount
16 of compensation out of proper funds under the control of the County into the
17 Condemnation Deposits Fund with the Office of the State Treasurer and to make
18 application to the Court and for an order permitting the County to take prejudgment
19 possession and use the Subject Property Interests for the purpose of constructing the
20 Project.

21 4. To compromise and settle such proceedings if such settlement can be
22 reached, and in that event, to take all necessary actions to complete the acquisition,
23 including stipulations as to judgment and other matters and the causing of all payments
24 to be made.

25 5. To correct any errors or to make or agree to nonmaterial changes in the legal
26 description of the real property that are deemed necessary for the conduct of the
27 condemnation action, or other proceedings or transaction required to acquire the
28 Subject Property Interests. Counsel if further authorized to reduce or modify the extent

1 of the interests or property to be acquired so as to reduce the compensation payable in
2 the action where such change would not substantially impair the construction and
3 operation for the Project for which the real property is being acquired.

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