

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



ITEM
3.15
(ID # 8915)

MEETING DATE:

Tuesday, April 30, 2019

FROM : ECONOMIC DEVELOPMENT AGENCY (EDA):

SUBJECT: ECONOMIC DEVELOPMENT AGENCY (EDA) AND TRANSPORTATION AND LAND MANAGEMENT AGENCY (TLMA) TRANSPORTATION DEPARTMENT; Approval of Right of Way Acquisition Agreement and Temporary Construction Access Agreement with Multi-National Investments, LLC for a portion of Assessor's Parcel Number 727-271-020 for the Avenue 66 Grade Separation Project in the Mecca Area, CEQA Exempt; District 4 [\$217,400]; CVAG Funds 100% (Clerk of the Board to File the Notice of Exemption)

RECOMMENDED MOTION: That the Board of Supervisors:

1. Find that nothing further is required for the acquisition of the fee title and temporary construction access by the County as it has been adequately analyzed in the Final Initial Study With Mitigated Negative Declaration for Environmental Assessment No. OM900 and Mitigation Monitoring and Reporting Program adopted by the Board on January 26, 2016 for the Avenue 66 Grade Separation Project;
2. Approve the attached Right of Way Acquisition Agreement between the County of Riverside and Multi-National Investments, LLC for a fee simple interest for parcels identified as Parcel(s) 0664-007E, 0664-007I and 0664-007K, and authorize the Chairman of the Board to execute said agreement on behalf of the County;

Continued on page 2

ACTION:

Robert Field, Assistant County Executive Officer/ECD

1/15/2019

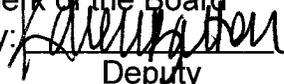
Patricia Romo, Director of Transportation

2/5/2019

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Jeffries, seconded by Supervisor Perez and duly carried, IT WAS ORDERED that the above matter is approved as recommended.

Ayes: Jeffries, Spiegel, Washington and Perez
Nays: None
Absent: Hewitt
Date: April 30, 2019
xc: EDA, Transp., Recorder

Kecia Harper
Clerk of the Board
By: 
Deputy

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

RECOMMENDED MOTION: That the Board of Supervisors:

3. Approve the attached Temporary Construction Access Agreement between the County of Riverside and Multi-National Investments, LLC for temporary construction access for parcels identified as Parcel(s) 0664-007F, 0664-007H and 0664-007J, and authorize the Chairman of the Board to execute said agreement on behalf of the County;
4. Authorize the Assistant County Executive Officer/ECD, or his designee, to execute any other documents and administer all actions necessary to complete this transaction;
5. Authorize and allocate the amount of \$200,785 for the fee simple interest to Parcel(s) 0664-007E, 0664-007I and 0664-007K located within a portion of Assessor's Parcel Number 727-271-020;
6. Authorize and allocate the amount of \$4,215 for the temporary construction access to Parcel(s) 0664-007F, 0664-007H and 0664-007J located within a portion of Assessor's Parcel Number 727-271-020;
7. Ratify and authorize reimbursement to Economic Development Agency (EDA) Real Estate (RE) in the amount not-to-exceed \$8,000 for due diligence and staff expenses; and
8. Direct the Clerk of the Board to file the Notice of Exemption with the County Clerk for posting within five working days of the approval by the Board.

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost
COST	\$ 217,400	\$ 0	\$ 217,400	\$ 0
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0
SOURCE OF FUNDS: Coachella Valley Association of Governments – 100%			Budget Adjustment:	No
			For Fiscal Year:	2018/19

C.E.O. RECOMMENDATION: [CEO use]

BACKGROUND:

Summary

Union Pacific Railroad (UP) and California State Route 86 (SR-86) are both designated North American Free Trade Agreement (NAFTA) freight corridors and increasing vehicular traffic due to regional population growth and train traffic along this rail trade corridor is increasing the congestion and causing delays at the existing 4th Street at-grade crossing.

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

Currently, the only Union Pacific Railroad crossing in the Mecca area is an at-grade crossing at 4th Street. Traffic going in and out of the Mecca community must wait at the tracks for trains to pass before they are able to cross the tracks. The Riverside County Transportation Department (RCTD) proposes to extend Avenue 66 with a bridge over the railroad tracks to provide a link between SR-86 and the community of Mecca (Project). Reference is made to Exhibit A, Vicinity Map. The proposed new overcrossing will provide a safe crossing, separated from the train traffic, for vehicles, trucks, farm equipment, emergency vehicles and pedestrians.

On January 26, 2016, the Board approved (M.O. 3-29) and adopted the Final Initial Study With Mitigated Negative Declaration for Environmental Assessment No. OM900 and Mitigation Monitoring and Reporting Program for the Avenue 66 Grade Separation Project. On October 5, 2017, the California Department of Transportation (Caltrans), the National Environmental Policy Act (NEPA) and CEQA Land Agency, made a Categorical Exemption/Categorical Exclusion Determination under Section 6005 of 23 U.S.C 327, based on an examination of the Project and supporting information. The results from the CEQA analysis demonstrated the following: The proposed Project would have no impact on Mineral Resource and Recreation. The Project would have less than significant impact on Agriculture and Forest Resources, Population and Housing, Transportation/Traffic, and Utilities and Services Systems. The Project would have no significant impacts to Aesthetics, Air Quality, Biological Resources, Cultural Resources, Geology and Soils, Greenhouse Gas Emissions, Hazards and Hazardous Materials, Hydrology and Water Quality, Land Use and Planning, Noise, Public Services, and Mandatory Findings of Significance with mitigation implemented.

The Economic Development Agency – Real Estate Division (EDA-RE) has negotiated the acquisition of a fee simple interest and temporary construction access interest in the amount of \$205,000 for a portion of Assessor's Parcel Number 727-271-020 from Multi-National Investments, LLC, A California Limited Liability Company. There are costs of \$16,615 associated with this transaction which includes estimated title and escrow charges, Preliminary Title Report, county appraisal and EDA Real Property staff time.

Multi-National Investments will execute a Grant Deed in favor of the County of Riverside referenced as Parcel 0664-007E, a Grant Deed in favor of the State of California referenced as Parcel 0664-007I and 0664-007K located within a portion of Assessor's Parcel Number 727-271-020.

The Right of Way Acquisition Agreement and Temporary Construction Access Agreement has been reviewed and approved by County Counsel as to legal form.

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

Impact on Residents and Businesses

The Avenue 66 Grade Separation Project will improve access and safety for the community of Mecca and improve goods and services movement through the region.

Additional Fiscal Information

The following summarizes the funding necessary for the acquisition of a portion of Assessor's Parcel Number 727-271-020.

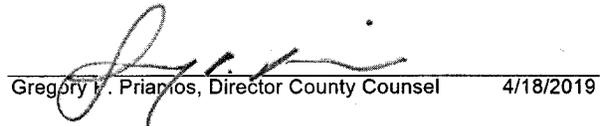
Right of Way Acquisition identified as Parcel No. 0664-007E, 0664-007I and 0664-007K located within a portion of APN: 727-271-020	\$200,785
Temporary Construction Access identified as Parcel No. 0664-007F, 0664-007H and 0664-007J	\$4,215
Preliminary Title Report	\$400
County Appraisal Cost	\$4,000
EDA Real Property Staff Time	\$8,000
Total Estimated Acquisition Costs (Not-to-Exceed)	\$217,400

Attachments:

- Vicinity Map
- (3) Right of Way Acquisition Agreements for Parcel No. 0664-007E, 0664-007I, 0664-007K
- (3) Temporary Construction Access Agreements for Parcel No. 0664-007F, 0664-007H, 0664-007J
- Notice of Exemption
- Journal Voucher

RF:HM:VY:SG:MT:tg
Minute Traq ID 8915


Alex Gann 4/22/2019


Gregory V. Priamos, Director County Counsel 4/18/2019

1 PROJECT: Avenue 66 Grade Separation Project
2 PARCEL(S): 0664-007E, 0664-007I and 0664-007K
3 APN(S): 727-271-020 (portion)
4

5 **RIGHT OF WAY ACQUISITION AGREEMENT**

6 This Right of Way Acquisition Agreement, ("Agreement"), is made by and
7 between the COUNTY OF RIVERSIDE, a political subdivision of the State of California
8 ("County"), and MULTI-NATIONAL INVESTMENTS, LLC, A Delaware limited liability
9 company organized under the laws of the State of Delaware ("Grantor"). County and
10 Grantor are sometimes collectively referred to as "Parties."

11 **RECITALS**

12 WHEREAS, Grantor owns that certain real property located on the east side of
13 Lincoln Channel, west side of Highway 111 and north side of 68th Avenue, in the
14 Mecca community, County of Riverside, State of California, as depicted on the Plat
15 Map identified as Attachment "1," attached hereto and made a part hereof. The real
16 property consisting of 15.38 acres of land is also known as Assessor's Parcel Number:
17 727-271-020 ("Property"); and

18 WHEREAS, Grantor desires to sell to the County and the County desires to
19 purchase a fee simple interest, for certain portions of the Property, for the purpose of
20 constructing the Avenue 66 Grade Separation Project ("Project") as follows: a Grant
21 Deed referenced as Parcel 0664-007E and described on Attachment "2A" attached
22 hereto and made a part hereof, a Grant Deed referenced as Parcel 0664-007I and
23 described on Attachment "2B" attached hereto and made a part hereof and a Grant
24 Deed referenced as Parcel 0664-007K and described on Attachment "2C" attached
25 hereto and made part hereof, pursuant to the terms and conditions set forth herein
26 ("ROW Property");
27
28

1 WHEREAS, concurrently with this Agreement, the Parties intend to enter into a
2 Temporary Construction Access Agreement to grant County the right to temporarily
3 use portions of the Property, as described therein, for the construction of the Project;

4 WHEREAS, the County has reviewed the Project and determined it to be
5 categorically exempt from the California Environmental Quality Act ("CEQA") pursuant
6 to State CEQA Guidelines General Rule exemption Section 15061[b][3];

7 WHEREAS, based on this review, the County finds that, the Agreement is within
8 the scope of the Documents, and taken together, the environmental effects of the
9 Agreement have been adequately addressed in the Documents;

10 WHEREAS, based on this review, the County finds that, as to those potential
11 environmental impacts within the County's powers and authorities as responsible
12 agency, that the Documents for the Project contain a complete, objective, and accurate
13 reporting of those potential impacts and reflect the independent judgment and analysis
14 of the County;

15 WHEREAS, in its limited role as a responsible agency under the California
16 Environmental Quality Act ("CEQA"), the County finds that there are no feasible
17 alternatives to the Project which would avoid or substantially lessen the Project's
18 potentially significant environmental impacts but still achieve most of the Project's
19 objectives.

20 WHEREAS, the County further finds that the mitigation measures imposed by
21 the lead agency are sufficient to reduce all potentially significant impacts to a level of
22 less than significant. As such, the County concurs with the environmental findings
23 adopted by the lead agency, and therefore the County adopts those findings as its own
24 and incorporates them herein and hereby approves and adopts the Mitigation
25 Monitoring and Reporting Program as it relates to this Agreement which was prepared
26 for the Project and approved by the lead agency;

27
28

1 WHEREAS, the Effective Date is the date on which this Agreement is approved
2 and fully executed by County and Grantor as listed on the signature page of this
3 Agreement;

4 NOW, THEREFORE, in consideration of the payment and other obligations set
5 forth below, Grantor and County mutually agree as follows:

6 **ARTICLE 1. AGREEMENT**

7 1. Recitals. All the above recitals are true and correct and by this reference
8 are incorporated herein.

9 2. Consideration. For good and valuable consideration, Grantor agrees to
10 sell and convey to the County, and the County agrees to purchase from Grantor all of
11 the ROW Property described herein, under the terms and conditions set forth in this
12 Agreement. The full consideration for the ROW Property consists of the purchase
13 price amount for the real property interests to be acquired by the County ("Purchase
14 Price"). The Purchase Price in the amount of Two Hundred Thousand Seven Hundred
15 Eighty-Five Thousand Dollars (\$200,785) is to be distributed to Grantor in accordance
16 with this Agreement.

17 3. County Responsibilities:

18 A. Upon the mutual execution of this Agreement, County will open
19 escrow ("Escrow") with Lawyers Title Company ("Escrow Holder"). Promptly on the
20 Escrow Holder's request the Parties shall execute additional Escrow instructions as are
21 reasonably required to consummate the transaction contemplated by this Agreement
22 and are not inconsistent with this Agreement. In the event of any conflict between the
23 terms of this Agreement and any additional Escrow instructions, the terms of this
24 Agreement shall control. The Escrow Holder will hold all funds deposited by the
25 County in an escrow account ("Escrow Account") that is interest bearing and at a bank
26 approved by County with interest accruing for the benefit of County. The Escrow
27 Account shall remain open until all charges due and payable have been paid and
28 settled, any remaining funds shall be refunded to the County.

1 B. Upon the opening of Escrow, the County shall deposit the
2 Consideration as follows:

3 i. Purchase Price. Deposit into Escrow the Purchase
4 Price in the amount of Two Hundred Thousand Seven Hundred Eighty-Five Dollars
5 (\$200,785) (the "Deposit").

6 C. On or before the date that Escrow is to close ("Close of Escrow"):

7 i. Closing Costs. County will deposit to Escrow Holder
8 amounts sufficient for all escrow, recording and reconveyance fees incurred in this
9 transaction, and if title insurance is desired by County, the premium charged therefore.
10 Said escrow and recording charges shall not include documentary transfer tax as
11 County is exempt pursuant to California Government Code section 6103 and California
12 Revenue and Taxation Code section 11922.

13 ii. County will deposit all other such documents
14 consistent with this Agreement as are reasonably required by Escrow Holder or
15 otherwise to close escrow.

16 D. County will authorize the Escrow Holder to close Escrow and
17 release the Deposit to Grantor, in accordance with the provisions herein, and upon
18 satisfaction of all conditions by the parties.

19 E. At closing or Close of Escrow, County is authorized to deduct and
20 pay from amount shown in the Deposit, any amount necessary to satisfy and handle all
21 real property taxes, bonds, and assessments in the following manner:

22 i. All real property taxes shall be prorated, paid, and canceled
23 pursuant to the provisions of section 5081 et. seq., of the Revenue and Taxation Code.

24 ii. Pay any unpaid liens or taxes together with penalties, cost
25 and interest thereon, and any bonds or assessments that are due on the date title is
26 transferred.

1 F. County shall direct Escrow Holder to disburse the Purchase Price
2 minus any and all charges due upon Close of Escrow in accordance with the escrow
3 instructions contained in this Agreement.

4 4. Grantor Responsibilities.

5 A. Execute and acknowledge, substantially in the form attached
6 hereto as Attachment "2" ("Deed"), a Grant Deed dated _____ identified as Parcel
7 Number 0664-007E, a Grant Deed dated _____ identified as Parcel Number
8 0664-007I, and a Grant Deed dated _____ identified as Parcel Number 0664-007K
9 and deliver deed to the Escrow Holder for recordation in the Official Records of the
10 County Recorder of Riverside County ("Official Records") upon Close of Escrow, with
11 said Deeds and the property interests granted therein free and clear of all liens,
12 encumbrances, easements, leases (recorded or unrecorded), and taxes, except:

13 i. Those encumbrances and easements which, in the sole
14 discretion of the County, are acceptable;

15 ii. Current fiscal year, including personal property tax, if any,
16 and any further assessment thereto under Chapter 3.5 of Revenue and Taxation Code
17 of the State of California;

18 iii. Easements or rights of way of record over said land for
19 public or quasi-public utility or public street purposes, if any;

20 iv. Any items on the Preliminary Title Report (PTR) not
21 objected to by County in a writing provided to Escrow Holder before the Close of
22 Escrow;

23 v. Any other taxes owed whether current or delinquent are to
24 be made current.

25 B. Grantor shall indemnify, defend, protect, and hold the County of
26 Riverside, its Agencies, Districts, Departments, their respective directors, Board of
27 Supervisors, elected and appointed officials, employees, agents, representatives,
28 successors, and assigns free and harmless from and against any and all claims,

1 liabilities, penalties, forfeitures, losses, or expenses, including without limitation,
2 attorneys' fees, whatsoever, arising from or caused in whole or in part, directly or
3 indirectly, by either (a) the presence of hazardous materials, toxic substances, or
4 hazardous substances in, within, under, or about the parcel for the presence of
5 hazardous materials, toxic substances, or hazardous substances as a result of
6 Grantor's use, storage, or generation of such materials or substances or (b) Grantor's
7 failure to comply with any federal, state, or local laws relating to such materials or
8 substances. For the purpose of this Agreement, such materials or substances shall
9 include without limitation hazardous substances, hazardous materials, or toxic
10 substances as defined in the Comprehensive Environmental Response,
11 Compensation, and Liability Act of 1980, as amended, 42 U.S.C. section 9601, et seq.;
12 the Hazardous Materials Transportation Act, 49 U.S.C. sections 5101 to 5128; the
13 Resource Conservation and Recovery Act, 42 U.S.C. sections 6901-87 (1988); and
14 those substances defined as hazardous wastes in section 25117 of the California
15 Health and Safety Code or hazardous substances in section 25316 of the California
16 Health and Safety Code; and in the regulations adopted in publications promulgated
17 pursuant to said laws.

18 C. Grantor shall indemnify, defend, protect, and hold the County of
19 Riverside, its Agencies, Districts, Departments, their respective directors, Board of
20 Supervisors, elected and appointed officials, employees, agents, representatives,
21 successors, and assigns free and harmless from and against any and all claims,
22 demands, causes of action, judgements, losses, liabilities, costs or expenses which
23 County may suffer, sustain, incur or otherwise become subject to (either directly or
24 indirectly) to the extent the same results from or arises out of any breach of Grantor's
25 representations, warranties, or covenants provided in this Agreement or any action or
26 omission by Grantor, its affiliates, agents, employees or representatives, or in
27 connection with Grantor's ownership and operation of the ROW Property. Grantor
28 warrants and covenants to County that Grantor owns all right, title, and interest in the

1 ROW Property, free and clear of all liens, mortgages, encumbrances, security
2 interests, and adverse claims, except for those set forth in Section 4(A) of Article 1,
3 and has the right to transfer the ROW Property to County. Grantor further agrees that
4 Grantor will defend County's rights, title, and interest in the ROW Property against the
5 demands of anyone claiming through Grantor and any person who may lawfully claim
6 the same.

7 D. Grantor shall be obligated hereunder to pay for without limitation,
8 and whether foreseeable or unforeseeable, all costs of any required or necessitated
9 repair, clean-up, detoxification, or decontamination of the parcel, and the preparation
10 and implementation of any closure, remedial action, or other required plans in
11 connection therewith, and such obligation shall continue under the parcel has been
12 rendered in compliance with applicable federal, state, and local laws, statutes,
13 ordinances, regulations, and rules.

14 **Article 2. MISCELLANEOUS**

15 1. It is mutually understood and agreed by and between the Parties hereto
16 that the right of possession and use of the subject property by County, including the
17 right to remove and dispose of improvements, shall commence upon the execution of
18 this Agreement by all parties. The Purchase Price includes, but is not limited to, full
19 payment for such possession and use.

20 2. This Agreement embodies all of the considerations agreed upon between
21 the County and Grantor. This Agreement was obtained without coercion, promises
22 other than those provided herein, or threats of any kind whatsoever by or to either
23 party.

24 3. The performance of this Agreement constitutes the entire consideration
25 for the acquisition of the Property and shall relieve the County of all further obligations
26 or claims pertaining to the acquisition of the Property or pertaining to the location,
27 grade or construction of the proposed public improvement.

1 4. This Agreement is made solely for the benefit of the Parties to this
2 Agreement and their respective successors and assigns, and no other person or entity
3 may have or acquired any right by virtue of this Agreement.

4 5. This Agreement shall not be changed, modified, or amended except upon
5 the written consent of the Parties hereto.

6 6. This Agreement is the result of negotiations between the Parties and is
7 intended by the Parties to be a final expression of their understanding with respect to
8 the matters herein contained. This Agreement supersedes any and all other prior
9 agreements and understandings, oral or written, in connection therewith. No provision
10 contained herein shall be construed against the County solely because it prepared this
11 Agreement in its executed form.

12 7. This Agreement shall be governed by the laws of the State of California.
13 Any action at law or in equity brought by either of the Parties for the purpose of
14 enforcing a right or rights provided for by this Agreement shall be tried in a court of
15 competent jurisdiction in the County of Riverside, State of California, and the Parties
16 hereby waive all provisions of law providing for a change of venue in such proceedings
17 to any other county.

18 8. Grantor and its assigns and successors in interest shall be bound by all
19 the terms and conditions contained in this Agreement, and all the Parties thereto shall
20 be jointly and severally liable thereunder.

21 9. This Agreement may be signed in counterpart or duplicate copies, and any
22 signed counterpart or duplicate copy shall be equivalent to a signed original for all
23 purposes.

24
25 (SIGNATURE PROVISIONS ON FOLLOWING PAGE;
26 REMAINDER OF PAGE INTENTIONALLY LEFT BLANK)

1 In Witness Whereof, the Parties have executed this Agreement the day and year
2 last below written.

3 Dated: APR 30 2019

4
5 COUNTY OF RIVERSIDE, a political
6 subdivision of the State of California

MULTI-NATIONAL INVESTMENTS, a
Delaware limited liability company
organized under the laws of the State
of Delaware

7
8 By: 
9 Chairman **KEVIN JEFFRIES**
10 Board of Supervisors

By: 
Its: President

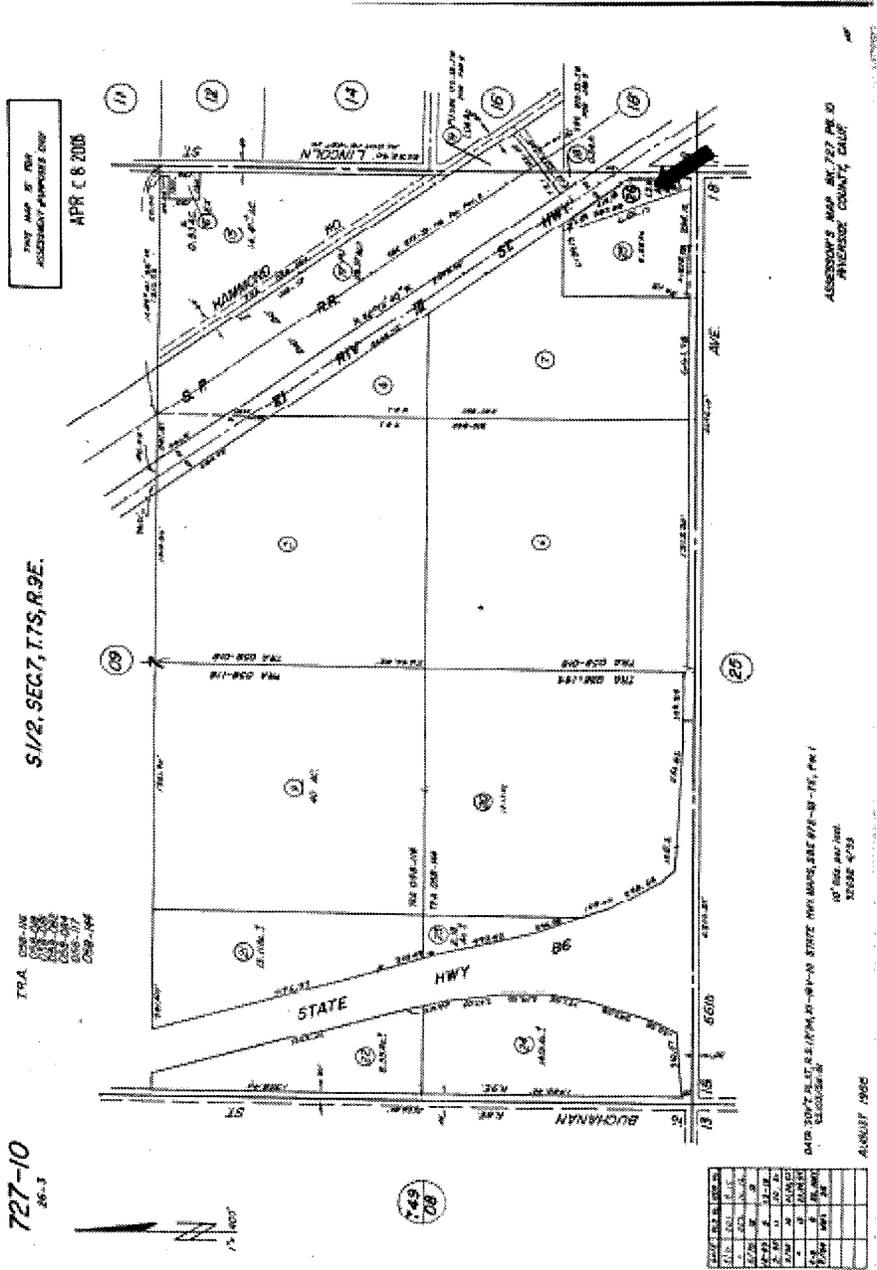
11
12 ATTEST:
13 Kecia R. Harper
14 Clerk of the Board

15 By: 
16 Deputy

17 APPROVED AS TO FORM:
18 Gregory P. Priamos, County Counsel

19 By: 
20 **Thomas Oh**
21 Deputy County Counsel

ATTACHMENT "1"



This map is being furnished as an aid in locating the herein described Land in relation to adjoining streets, natural boundaries and other land, and is not a survey of the land depicted. Except to the extent a policy of title insurance is expressly modified by endorsement, if any, the Company does not insure dimensions, distances, location of easements, acreage or other matters shown thereon.

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ATTACHMENT "2"
DEEDS

- "2A" – Grant Deed (0664-007E)
- "2B" – Grant Deed (0664-007I)
- "2C" – Grant Deed (0664-007K)

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)

SV:jb/111418/300TR/20.366

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

**PROJECT: AVENUE 66 GRADE SEPARATION
PROJECT**
PARCEL: 0664-007E
APN: 727-271-020 (portion)

GRANT DEED

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

MULTI-NATIONAL INVESTMENTS, LLC, a California limited liability company organized under the laws of the State of Delaware

Grants 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

EXHIBIT "A"
LEGAL DESCRIPTION
08-RIV-111-PM 18.0/19.0
0684-007E

BEING A PORTION OF PARCEL 5 OF TRUSTEE'S DEED UPON SALE RECORDED NOVEMBER 17, 2009 AS DOCUMENT NUMBER 2009-0594042, RECORDS OF THE RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, LYING WITHIN THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 17:

THENCE SOUTH 00°06'05" EAST ALONG THE WESTERLY LINE OF SAID SECTION 17, A DISTANCE OF 421.74 FEET;

THENCE NORTH 89°51'55" EAST A DISTANCE OF 149.99 FEET TO THE WESTERLY LINE OF SAID PARCEL 5, ALSO BEING A POINT ON THE EASTERLY LINE OF THE COACHELLA VALLEY COUNTY WATER DISTRICT (CVWD) PARCEL AS DESCRIBED IN DEED RECORDED JUNE 20, 1958 ON FILE IN BOOK 2288, PAGES 401-403 RECORDS OF SAID RECORDER, ALSO BEING THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 900.00 FEET AND AN INITIAL RADIAL BEARING OF SOUTH 34°31'45" WEST, ALSO BEING THE TRUE POINT OF BEGINNING;

THENCE SOUTHEASTERLY ALONG SAID NON-TANGENT CURVE THROUGH A CENTRAL ANGLE OF 15°45'30", AN ARC DISTANCE OF 247.53 FEET;

THENCE SOUTH 27°14'56" WEST A DISTANCE OF 17.25 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 1,414.27 FEET AND AN INITIAL BEARING OF SOUTH 20°17'55" WEST;

THENCE SOUTHEASTERLY ALONG SAID NON-TANGENT CURVE THROUGH A CENTRAL ANGLE OF 9°07'43", AN ARC DISTANCE OF 225.33 FEET;

THENCE NORTH 58°59'51" EAST A DISTANCE OF 50.96 FEET TO THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF STATE ROUTE 111 (60.00 FOOT SOUTHWESTERLY HALF-WIDTH) DESCRIBED AS PARCEL 1 IN DEED RECORDED FEBRUARY 2, 1948 ON FILE IN BOOK 891, PAGE 219, RECORDS OF SAID RECORDER;

THENCE SOUTH 36°08'33" EAST ALONG SAID SOUTHWESTERLY RIGHT-OF-WAY LINE A DISTANCE OF 269.93 FEET;

EXHIBIT 'A'
LEGAL DESCRIPTION
08-RIV-111-PM 18.0/19.0
0684-007E

THENCE SOUTH 89°51'55" WEST A DISTANCE OF 631.29 FEET TO A POINT ON THE WESTERLY LINE OF SAID PARCEL 5, ALSO BEING THE EASTERLY LINE OF SAID COACHELLA VALLEY WATER DISTRICT (CVWD) PARCEL;

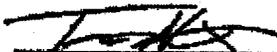
THENCE NORTH 00°08'05" WEST ALONG SAID WESTERLY LINE A DISTANCE OF 380.27 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL CONTAINS 141,957 SQUARE FEET, OR 3.259 ACRES MORE OR LESS.

THE BEARINGS AND DISTANCES USED IN THE ABOVE DESCRIPTION ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 8. MULTIPLY DISTANCES SHOWN BY 1.000022931 TO OBTAIN GROUND DISTANCE.

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

PREPARED UNDER MY SUPERVISION:



TREVOR A. LEJA, P.L.S. 8869

2018 08 29

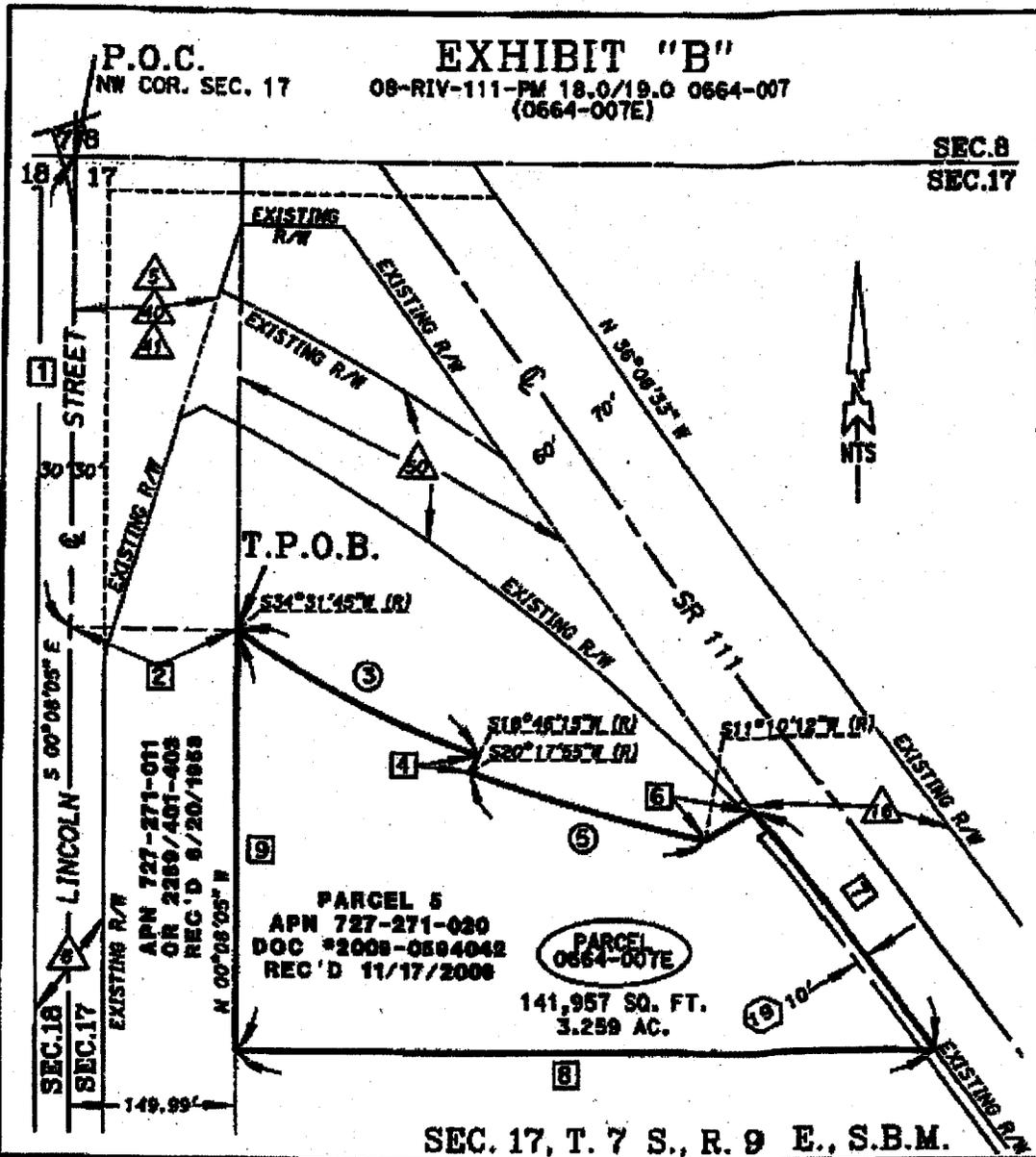
DATED:



P.O.C.
NW COR. SEC. 17

EXHIBIT "B"
08-RIV-111-PM 18.0/19.0 0664-007
(0664-007E)

SEC. 8
SEC. 17



SEC. 17, T. 7 S., R. 9 E., S.B.M.

ALL DISTANCES SHOWN ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING THE GRID DISTANCE BY A COMBINATION FACTOR OF 1.000022931

PCL No.: 0664-007E
BO No.: BB-0664
SCALE: NTS
PREPARED BY: NG
DATE: AUGUST, 2018
SHEET 1 OF 2

COUNTY OF RIVERSIDE TRANSPORTATION DEPARTMENT,
SURVEY DIVISION
PROJECT: 66th AVENUE (GS)
APPROVED BY: *[Signature]* DATE: *[Date]*

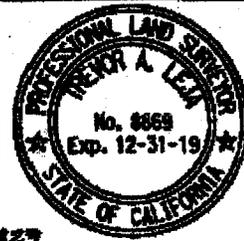


EXHIBIT "B"

08-RIV-111-PM 18.0/19.0 0664-007 (0664-007E)

LINE TABLE		
NUMBER	DIRECTION	DISTANCE
1	S 00° 06' 05" E	421.74'
2	N 89° 51' 56" E	149.89'
4	S 27° 14' 38" W	17.25'
6	N 56° 05' 51" E	50.96'
7	S 38° 05' 33" E	288.83'
8	S 89° 51' 56" W	831.29'
9	N 00° 06' 05" W	388.27'

CURVE TABLE				
NUMBER	RADIUS	DELTA	DISTANCE	TANGENT
3	800.00'	16° 46' 30"	247.53'	124.55'
5	1414.27'	8° 07' 45"	225.33'	112.90'

RIGHT-OF-WAY INFORMATION:

- HWY 111
PARCEL 2
O.R. 891/219
REC 2/2/1948
- HWY 111 &
MISC ROADS ALONG
SECTION LINES
OR 2454/65
REC 4/17/1959
- HWY 111
PARCEL 1
O.R. 891/219
REC 2/2/1948
- HWY 111 &
LINCOLN ST
O.R. 1122/305-37
REC 9/11/1949
- HWY 111 &
LINCOLN ST
O.R. 1082/408-409
REC 6/7/1949
- GRANT DEED
INST. #144094
REC. 4/28/1997

EASEMENT NOTES:

- USA EASEMENT (NO
WIDTH GIVEN) FOR 30" PIPE
PER O.R. 1235/235-239
REC 1/15/1961

ALL DISTANCES SHOWN ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING THE GRID DISTANCE BY A COMBINATION FACTOR OF 1.000022931		
PCL No.: 0664-007E	COUNTY OF RIVERSIDE TRANSPORTATION DEPARTMENT, SURVEY DIVISION	
NO No.: 88-0664	PROJECT: 66th AVENUE (GS)	
SCALE: N/A	THIS PLAN IS AN AID IN LOCATING THE PROPERTY DESCRIBED IN THE RECORDING DOCUMENT. ALL PROPERTY CALLS ARE LOCATED IN THE BATTERY DESCRIPTION.	
PREPARED BY: NG	APPROVED BY:	
DATE: AUGUST, 2018	DATE: 2/28/2019	
SHEET 2 OF 2		

PROJECT: AVENUE 66 GRADE SEPARATION PROJECT
PARCEL: 0664-007E
APN: 727-271-020 (portion)

Dated: _____

GRANTOR: MULTI-NATIONAL
INVESTMENTS, LLC, a California
limited liability company organized
under the laws of the State of Delaware

By: _____

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)
COUNTY OF _____)

On _____, before me, _____, a Notary
Public, personally appeared

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

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

WITNESS my hand and official seal:

Signature _____

Place Notary Seal Above

PROJECT: AVENUE 66 GRADE SEPARATION PROJECT
PARCEL: 0664-007E
APN: 727-271-020 (portion)

CERTIFICATE OF ACCEPTANCE
(Government Code Section 27281)

THIS IS TO CERTIFY that the interest in real property conveyed by the grant deed dated _____, from MULTI-NATIONAL INVESTMENTS, LLC, a Delaware limited liability company, to the COUNTY OF RIVERSIDE, is hereby accepted by the undersigned on behalf of the Board of Supervisors pursuant to the authority contained in County Ordinance No. 669. Grantee consents to recordation thereof by its duly authorized officer.

Dated: _____

COUNTY OF RIVERSIDE
Patricia Romo, Director of Transportation

By: _____, Deputy
David McMillan

RECORDING REQUESTED BY

When Recorded Mail To

STATE OF CALIFORNIA
DEPARTMENT OF TRANSPORTATION
464 W. 4th STREET, 6th FLOOR
SAN BERNARDINO, CA 92401-1400
Attention Record Maps- MS 980

FREE RECORDING:
This instrument is for the benefit of The State of California, and is entitled to be recorded without fee or tax. (Govt. Code 6103, 27383 and Rev. & Tax Code 11922)

Space above this line for Recorder's Use

MT:tg/021119/300TR/20.367

GRANT DEED

District	County	Route	Postmile	Number
08	RIV	111	18.0/ 19.0	0664-0071

MULTI-NATIONAL INVESTMENTS, LLC, a Delaware limited liability company organized under the laws of the State of Delaware

Grant(s) to the STATE OF CALIFORNIA, the fee simple interest in real property in the County of Riverside, State of California, as more particularly described as:

Exhibits "A" and "B"

Dated: _____

GRANTOR:

MULTI-NATIONAL INVESTMENTS, LLC, a Delaware limited liability company organized under the laws of the State of Delaware

By: _____

Its: _____

EXHIBIT "A"
LEGAL DESCRIPTION
08-RIV-111-PM 18.0/19.0
0664-0071

BEING A PORTION OF PARCEL 5 OF TRUSTEE'S DEED UPON SALE RECORDED NOVEMBER 17, 2009 AS DOCUMENT NUMBER 2009-0594042, RECORDS OF THE RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, LYING WITHIN THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 17;

THENCE SOUTH 89°52'12" EAST ALONG THE NORTH LINE OF SAID SECTION 17, A DISTANCE OF 150.00 FEET TO THE EASTERLY LINE OF THE WESTERLY 150.00 FEET OF SAID NORTHWEST QUARTER;

THENCE SOUTH 00°08'05" EAST A DISTANCE OF 59.22 FEET TO THE NORTHERLY LINE OF SAID PARCEL 5, SAID NORTHERLY LINE ALSO BEING A POINT ON THE EASTERLY LINE OF PARCEL 2 AS CONVEYED TO THE STATE OF CALIFORNIA PER DEED RECORDED FEBRUARY 2, 1948 IN BOOK 891, PAGE 219 OF OFFICIAL RECORDS OF SAID COUNTY AND THE SOUTHERLY LINE OF PARCEL NO. 26030-1 AS CONVEYED TO THE STATE OF CALIFORNIA PER FINAL ORDER OF CONDEMNATION RECORDED JULY 26, 2001 AS INSTRUMENT NUMBER 2001-348278, OFFICIAL RECORDS OF SAID COUNTY;

THENCE SOUTH 89°52'12" EAST ALONG SAID NORTHERLY LINE OF SAID PARCEL 5 AND THE SOUTHERLY LINE OF SAID PARCEL 26030-1, A DISTANCE OF 92.34 FEET TO A POINT ON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF SAID STATE ROUTE 111 (HAVING A SOUTHWESTERLY 60.00 FOOT HALF-WIDTH) AS DESCRIBED IN DEED RECORDED FEBRUARY 2, 1948 IN BOOK 891, PAGES 219 AND 220, OFFICIAL RECORDS OF SAID RECORDER AND THE **TRUE POINT OF BEGINNING;**

THENCE SOUTH 36°08'33" EAST ALONG SAID SOUTHWESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 255.52 FEET TO A POINT ON THE NORTHEASTERLY RIGHT-OF-WAY LINE AS DESCRIBED IN DEED RECORDED APRIL 28, 1997 AS INSTRUMENT NUMBER 144094, ALSO BEING THE BEGINNING OF A NON-TANGENT CURVE CONCAVE WESTERLY, HAVING A RADIUS OF 1,849.98 FEET AND AN INITIAL RADIAL BEARING OF NORTH 33°57'57" EAST;

THENCE NORTHWESTERLY ALONG SAID NORTHEASTERLY RIGHT-OF-WAY LINE AND ALONG SAID NON-TANGENT CURVE THROUGH A CENTRAL ANGLE OF

Number
0664-0071

EXHIBIT "A"
LEGAL DESCRIPTION
08-RIV-111-PM 18.0/19.0
0664-0071

1°44'50", AN ARC DISTANCE OF 56.41 FEET TO A POINT ON A LINE PARALLEL WITH AND DISTANT 80.00 FEET SOUTHWESTERLY OF, AS MEASURED AT RIGHT ANGLES TO, THE CENTERLINE OF SAID STATE ROUTE 111;

THENCE NORTH 36°08'33" WEST ALONG SAID PARALLEL LINE, A DISTANCE OF 217.45 FEET TO THE TO THE NORTHERLY LINE OF SAID PARCEL 5 AND THE SOUTHERLY LINE OF SAID PARCEL 26030-1;

THENCE SOUTH 89°52'12" EAST ALONG SAID NORTHERLY LINE OF SAID PARCEL 5 AND THE SOUTHERLY LINE OF SAID PARCEL 26030-1, A DISTANCE OF 24.81 FEET TO THE TRUE POINT OF BEGINNING;

PARCEL CONTAINS 4,722 SQUARE FEET, OR 0.108 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 1.000022931 TO OBTAIN GROUND DISTANCE.

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

PREPARED UNDER MY SUPERVISION:



TREVOR A. LEJA, P.L.S. 8869

2019/1/30

DATED:



EXHIBIT "B"

08-RIV-111-PM 18.0/19.0 0664-007 (0664-0071)

RIGHT-OF-WAY INFORMATION:

- | | |
|---|---|
| <p>△₅ HWY 111
PARCEL 2
O.R. 891/219
REC 2/2/1948</p> <p>△₆ HWY 111 &
MISC ROADS ALONG
SECTION LINES
OR 2454/65
REC 4/17/1959</p> <p>△₁₆ HWY 111 PARCEL 2
O.R. 891/219
REC 2/2/1948</p> <p>△₄₀ HWY 111 &
LINCOLN ST
O.R. 1122/305-37
REC 9/11/1949</p> | <p>△₄₁ HWY 111 &
LINCOLN ST
O.R. 1082/406-409
REC 6/7/1949</p> <p>△₅₀ GRANT DEED
INST. #144094
REC. 4/28/1997</p> <p>△₅₁ FINAL ORDER
OF CONDEMNATION
PARCEL 26030-1
INST. #348278
REC. 7/26/2001</p> |
|---|---|

□ LINE TABLE		
NUMBER	DIRECTION	DISTANCE
1	S 89°52'12" E	150.00'
2	S 00°08'05" E	59.22'
3	S 89°52'12" E	92.34'
4	S 36°08'33" E	255.52'
6	N 36°08'33" W	217.45'
7	S 89°52'12" E	24.81'

○ CURVE TABLE				
NUMBER	RADIUS	DELTA	DISTANCE	TANGENT
5	1,849.98'	01°44'50"	56.41'	28.21'

ALL DISTANCES SHOWN ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING THE GRID DISTANCE BY A COMBINATION FACTOR OF 1.000022931

PCL No.: 0664-0071

WO No.: BB-0664

SCALE: N/A

PREPARED BY: NG

DATE: NOVEMBER, 2018

SHEET 2 OF 2

COUNTY OF RIVERSIDE TRANSPORTATION DEPARTMENT,
SURVEY DIVISION

PROJECT: 66th AVENUE (CS)

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:

2018/11/30



Number
0664-0071

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)ss
 COUNTY OF _____)

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

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

WITNESS my hand and official seal:

Signature _____

Place Notary Seal Above

THIS IS TO CERTIFY, That the State of California, acting by and through the Department of Transportation (according to Section 27281 of the Government Code), accepts for public purposes the real property described in the within deed and consents to the recordation.

Dated _____

By _____
 Director of Transportation

By _____
 Attorney in Fact

PROJECT: AVENUE 66 GRADE SEPARATION PROJECT
PARCEL: 0664-0071
APN: 727-271-020 (portion)

CERTIFICATE OF ACCEPTANCE
(Government Code Section 27281)

THIS IS TO CERTIFY that the interest in real property conveyed by the grant deed dated _____, from MULTI-NATIONAL INVESTMENTS, LLC, a Delaware limited liability company, to the COUNTY OF RIVERSIDE, is hereby accepted by the undersigned on behalf of the Board of Supervisors pursuant to the authority contained in County Ordinance No. 669. Grantee consents to recordation thereof by its duly authorized officer.

Dated: _____

COUNTY OF RIVERSIDE
Patricia Romo, Director of Transportation

By: _____, Deputy
David McMillan

RECORDING REQUESTED BY

When Recorded Mail To

STATE OF CALIFORNIA
DEPARTMENT OF TRANSPORTATION
464 W. 4th STREET, 6th FLOOR
SAN BERNARDINO, CA 92401-1400
Attention Record Maps- MS 980

FREE RECORDING:
This instrument is for the benefit of The State of California, and is entitled to be recorded without fee or tax. (Govt. Code 6103, 27383 and Rev. & Tax Code 11922)

Space above this line for Recorder's Use

MT:tg/021119/300TR/20.368

GRANT DEED

District	County	Route	Postmile	Number
08	RIV	111	18.0/ 19.0	0664-007K

MULTI-NATIONAL INVESTMENTS, LLC, a Delaware limited liability company organized under the laws of the State of California

Grant(s) to the STATE OF CALIFORNIA, the fee simple interest in real property in the County of Riverside, State of California, as more particularly described as:

Exhibits "A" and "B"

Dated: _____

GRANTOR:

MULTI-NATIONAL INVESTMENTS, LLC, a Delaware limited liability company organized under the laws of the State of California

By: _____

Its: _____

EXHIBIT "A"
LEGAL DESCRIPTION
08-RIV-111-PM 18.0/19.0
0664-007K

BEING A PORTION OF PARCEL 5 OF TRUSTEE'S DEED UPON SALE RECORDED NOVEMBER 17, 2009 AS DOCUMENT NUMBER 2009-0594042, RECORDS OF THE RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, LYING WITHIN THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 7 SOUTH, RANGE 9 EAST, SAN BERNARDINO MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 17;

THENCE SOUTH 00°08'05" EAST ALONG THE WESTERLY LINE OF SAID SECTION 17, A DISTANCE OF 421.74 FEET;

THENCE NORTH 89°51'55" EAST A DISTANCE OF 149.99 FEET TO THE WESTERLY LINE OF SAID PARCEL 5, ALSO BEING A POINT ON THE EASTERLY LINE OF THE COACHELLA VALLEY COUNTY WATER DISTRICT (CVWD) PARCEL DESCRIBED IN DEED RECORDED JUNE 20, 1958 ON FILE IN BOOK 2289, PAGES 401 THROUGH 403, INCLUSIVE, RECORDS OF SAID RECORDER, ALSO BEING THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 900.00 FEET AND AN INITIAL RADIAL BEARING OF SOUTH 34°31'45" WEST;

THENCE SOUTHEASTERLY ALONG SAID NON-TANGENT CURVE THROUGH A CENTRAL ANGLE OF 15°45'30", AN ARC DISTANCE OF 247.53 FEET TO THE TRUE POINT OF BEGINNING;

THENCE SOUTH 27°14'56" WEST A DISTANCE OF 17.25 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 1,414.27 FEET AND AN INITIAL BEARING OF SOUTH 20°17'55" WEST;

THENCE SOUTHEASTERLY ALONG A NON-TANGENT CURVE THROUGH A CENTRAL ANGLE OF 09°07'43", AN ARC DISTANCE OF 225.33 FEET;

THENCE NORTH 58°59'51" EAST A DISTANCE OF 50.96 FEET TO THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF STATE ROUTE 111 (60.00 FOOT SOUTHWESTERLY HALF-WIDTH) DESCRIBED AS PARCEL 1 IN DEED RECORDED FEBRUARY 2, 1948 ON FILE IN BOOK 891, PAGE 219, RECORDS OF SAID RECORDER;

THENCE NORTH 36°08'33" WEST ALONG SAID SOUTHWESTERLY RIGHT-OF-WAY LINE A DISTANCE OF 13.99 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF

Number
0664-007K

EXHIBIT "A"
LEGAL DESCRIPTION
08-RIV-111-PM 18.0/19.0
0664-007K

STATE ROUTE 111 DESCRIBED IN SAID DEED RECORDED APRIL 28, 1997 AS INSTRUMENT NUMBER 144094, OFFICIAL RECORDS OF SAID RECORDER;

THENCE SOUTH 45°36'33" WEST ALONG SAID SOUTHERLY LINE, A DISTANCE OF 7.80 FEET TO AN ANGLE POINT THEREIN, ALSO BEING THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 1,749.98 FEET AND AN INITIAL RADIAL BEARING OF NORTH 20°17'55" EAST;

THENCE NORTHWESTERLY ALONG SAID RIGHT-OF-WAY AND NON-TANGENT CURVE THROUGH A CENTRAL ANGLE OF 06°05'51", AN ARC DISTANCE OF 186.15 FEET;

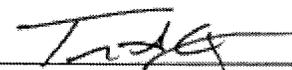
THENCE SOUTH 51°11'42" WEST A DISTANCE OF 130.25 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL CONTAINS 19,720 SQUARE FEET, OR 0.453 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 1.000022931 TO OBTAIN GROUND DISTANCE.

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

PREPARED UNDER MY SUPERVISION:



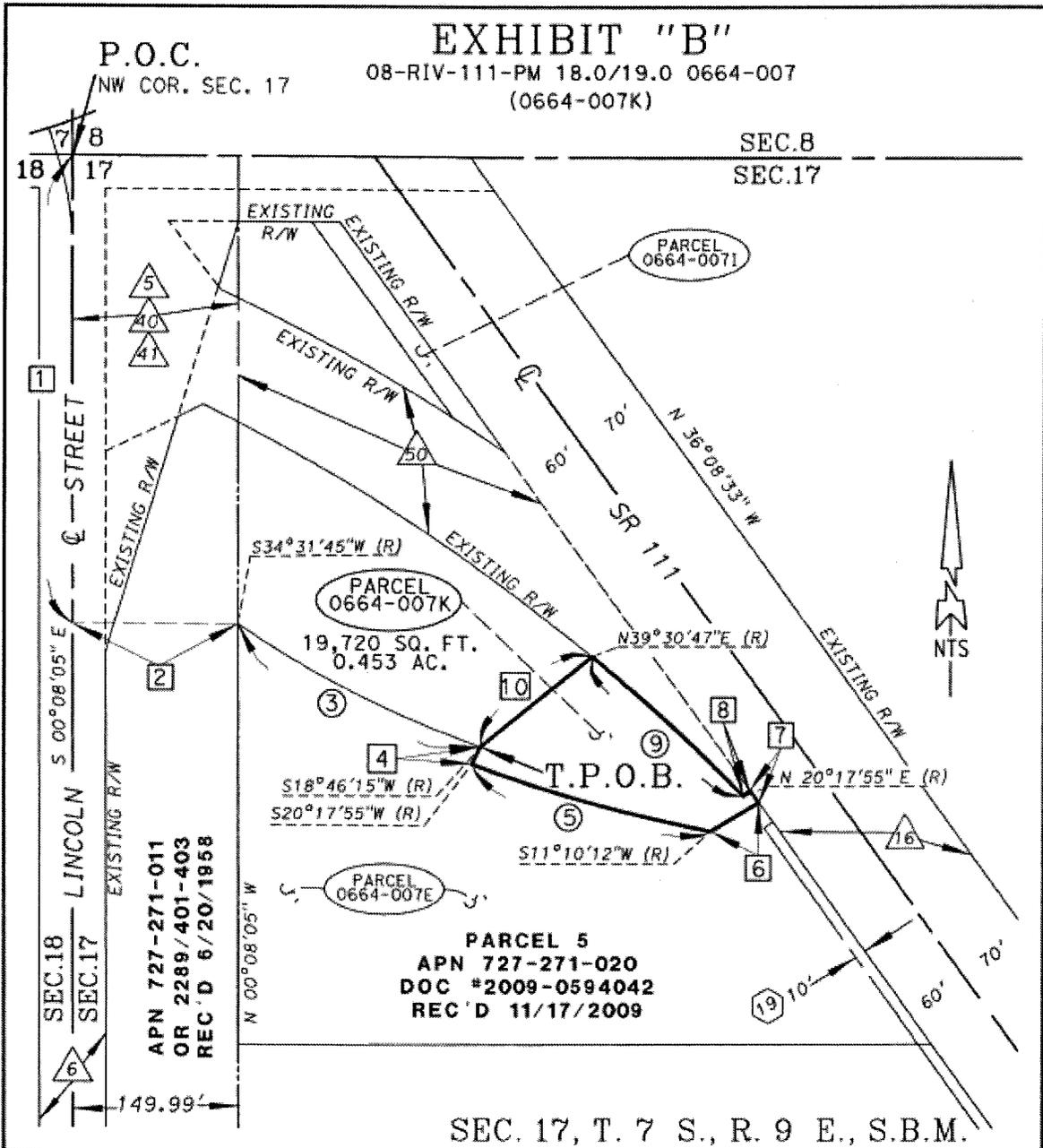
TREVOR A. LEJA, P.L.S. 8869

2018 08 30

DATED:



Number
0664-007K



ALL DISTANCES SHOWN ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING THE GRID DISTANCE BY A COMBINATION FACTOR OF 1.000022931

PCL No.: 0664-007K	COUNTY OF RIVERSIDE TRANSPORTATION DEPARTMENT, SURVEY DIVISION
WO No.: B8-0664	PROJECT: 66th AVENUE (GS)
SCALE: NTS	THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.
PREPARED BY: NG	APPROVED BY: <i>[Signature]</i>
DATE: AUGUST, 2018	DATE: 08/08/18
SHEET 1 OF 2	



Number
0664-007K

EXHIBIT "B"

08-RIV-111-PM 18.0/19.0 0664-007 (0664-007K)

RIGHT-OF-WAY INFORMATION:

- | | |
|---|--|
| <p>△5 HWY 111
PARCEL 2
O.R. 891/219
REC 2/2/1948</p> <p>△6 HWY 111 &
MISC ROADS ALONG
SECTION LINES
OR 2454/65
REC 4/17/1959</p> <p>△6 HWY 111 PARCEL 1
O.R. 891/219
REC 2/2/1948</p> | <p>△40 HWY 111 &
LINCOLN ST
O.R. 1122/305-37
REC 9/11/1949</p> <p>△41 HWY 111 &
LINCOLN ST
O.R. 1082/406-409
REC 6/7/1949</p> <p>△50 GRANT DEED
INST. #144094
REC. 4/28/1997</p> |
|---|--|

EASEMENT INFORMATION:

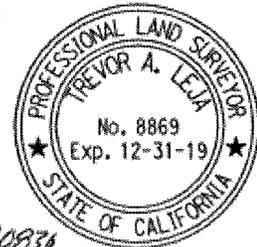
- ⬡19 USA CENTERLINE EASEMENT
FROM O.R. 1235/235-239
REC 1/15/1951

☐ LINE TABLE		
NUMBER	DIRECTION	DISTANCE
1	S 00°08'05" E	421.74'
2	N 89°51'55" E	149.99'
4	S 27°14'56" W	17.25'
6	N 58°59'51" E	50.96'
7	N 36°08'33" W	13.99'
8	S 45°36'33" W	7.80'
10	S 51°11'42" W	130.25'

○ CURVE TABLE				
NUMBER	RADIUS	DELTA	DISTANCE	TANGENT
3	900.00'	15°45'30"	247.53'	124.55'
5	1,414.27'	09°07'43"	225.33'	112.90'
9	1,749.98'	06°05'51"	186.15'	93.21'

ALL DISTANCES SHOWN ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING THE GRID DISTANCE BY A COMBINATION FACTOR OF 1.000022931

PCL No.: 0664-007K	COUNTY OF RIVERSIDE TRANSPORTATION DEPARTMENT, SURVEY DIVISION
WO No.: B8-0664	PROJECT: 66th AVENUE (GS)
SCALE: N/A	THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.
PREPARED BY: NG	
DATE: AUGUST, 2018	
SHEET 2 OF 2	APPROVED BY: DATE: 2/18/2018



Number
0664-007K

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)ss
 COUNTY OF _____)

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

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

WITNESS my hand and official seal:

Signature _____

Place Notary Seal Above

THIS IS TO CERTIFY, That the State of California, acting by and through the Department of Transportation (according to Section 27281 of the Government Code), accepts for public purposes the real property described in the within deed and consents to the recordation.

Dated _____

By _____
 Director of Transportation

By _____
 Attorney in Fact

PROJECT: AVENUE 66 GRADE SEPARATION PROJECT
PARCEL: 0664-007K
APN: 727-271-020 (portion)

CERTIFICATE OF ACCEPTANCE
(Government Code Section 27281)

THIS IS TO CERTIFY that the interest in real property conveyed by the grant deed dated _____, from MULTI-NATIONAL INVESTMENTS, LLC, a Delaware limited liability company, to the COUNTY OF RIVERSIDE, is hereby accepted by the undersigned on behalf of the Board of Supervisors pursuant to the authority contained in County Ordinance No. 669. Grantee consents to recordation thereof by its duly authorized officer.

Dated: _____

COUNTY OF RIVERSIDE
Patricia Romo, Director of Transportation

By: _____, Deputy
David McMillan

1 COUNTY OF RIVERSIDE, a political subdivision of the State of California
2 ("County"), and
3 MULTI-NATIONAL INVESTMENTS, LLC, a Delaware limited liability company
4 organized under the laws of the State of Delaware
5 ("Grantor")

6 PROJECT: Avenue 66 Grade Separation Project

7 PARCEL(S): 0664-007F, 0664-007H and 0664-007J

8 APN(S): 727-271-020 (portion)

9 **TEMPORARY CONSTRUCTION ACCESS AGREEMENT**

10 This Temporary Construction Access Agreement ("Agreement") is made by and
11 between the COUNTY OF RIVERSIDE, a political subdivision of the State of California,
12 ("County") and MULTI-NATIONAL INVESTMENTS, LLC, a Delaware limited liability
13 company organized under the laws of the State of Delaware ("Grantor"). County and
14 Grantor are sometimes collectively referred to as "Parties".

15 1. RIGHTS GRANTED. The Grantor hereby grants to the County a non-
16 exclusive right to enter upon and use the land of Grantor in the County of Riverside,
17 State of California, described as portion of Assessor's Parcel Number 727-271-020
18 highlighted on Attachment "1", attached hereto ("Property"), and made a part hereof,
19 for all purposes necessary to facilitate and accomplish the construction of the Avenue
20 66 Grade Separation Project ("Project"). Grantor shall not unreasonably interfere with
21 the rights granted to the County herein. It is understood that the County may enter
22 upon the TCA Area, as defined in Section 2 of this Agreement, where appropriate or
23 designated for the purpose of getting equipment to and from the TCA Area. County
24 agrees not to damage the TCA Area in the process of performing such activities. In no
25 event shall County be allowed to stockpile or store any of its equipment or personal
26 property on the TCA Area.

27 2. AFFECTED PARCEL. The temporary construction access area, used
28 during construction of the Project, referenced as Parcel No. 0664-007F consisting of

1 approximately 9,551 square feet as designated on Attachment "2A," Parcel No. 0664-
2 007H consisting of approximately 5,566 square feet as designated on Attachment "2B,"
3 and Parcel No. 0664-007J consisting of approximately 3,066 square feet designated as
4 Attachment "2C," all attached hereto, and made a part hereof ("TCA Area").

5 3. TERM. The term of the Agreement and County's non-exclusive right to
6 enter onto the TCA Area shall commence on the date of full execution of this
7 Agreement ("Effective Date") and shall expire thirty-six (36) months from the Effective
8 Date or upon completion of said Project, whichever shall be sooner ("Term"). During
9 the Term or any extension thereof, Grantor shall not grant any rights to a party that
10 may unreasonably interfere with the County's purpose under this Agreement.

11 4. CONSIDERATION. County shall pay to the order of Grantor the sum of
12 Four Thousand Two Hundred Fifteen Dollars (\$4,215) for the rights granted herein,
13 including the right to enter upon and use the TCA Area in accordance with the terms
14 hereof.

15 5. DEBRIS REMOVED. At the termination of the period of use of TCA Area
16 by County, but before its relinquishment to Grantor, debris generated by County's use
17 will be removed and the surface will be graded and left in a neat condition.

18 6. HOLD HARMLESS. Grantor shall be held harmless from all claims of
19 third persons arising from the County's use of the TCA Area permitted under this
20 Agreement; however, this hold harmless agreement does not extend to any liability
21 arising from or as a consequence of the presence of hazardous waste on the Property.

22 7. OWNERSHIP. Grantor hereby warrants that they are the owners of the
23 Property and that they have the right to grant County permission to enter upon and use
24 the Property.

25 8. ENTIRE AGREEMENT. This Agreement is the result of negotiations
26 between the parties hereto. This Agreement is intended by the parties as a final
27 expression of their understanding with respect to the matters herein and is a complete
28 and exclusive statement of the terms and conditions thereof. This Agreement

1 supersedes any and all other prior agreements or understandings, oral or written, in
2 connection therewith. No provision contained herein shall be construed against the
3 County solely because it provided or prepared this Agreement.

4 9. MODIFICATIONS IN WRITING. This Agreement shall not be changed,
5 modified, or amended except upon the written consent of the parties hereto.

6 10. SUCCESSORS AND ASSIGNS. Grantor, its assigns and successors in
7 interest, shall be bound by all the terms and conditions contained in this Agreement,
8 and all the parties thereto shall be jointly and severally liable thereunder.

9 11. TITLES AND HEADINGS. Titles and headings to articles, paragraphs or
10 subparagraphs herein are for the purpose of convenience and reference only, and shall
11 in no way limit, define or otherwise affect the provisions of this Agreement.

12 12. GOVERNING LAW AND VENUE. This Agreement shall be governed by
13 the laws of the State of California. Any action at law or in equity brought by either of
14 the Parties hereto for the purpose of enforcing a right or rights providing for by this
15 Agreement shall be tried in a court of competent jurisdiction in the County of Riverside,
16 State of California, and the Parties hereby waive all provisions of law providing for a
17 change of venue in such proceedings to any other county.

18 13. COUNTERPARTS. This Agreement may be signed in counterpart or
19 duplicate copies, and any signed counterpart or duplicate copy shall be equivalent to a
20 signed original for all purposes.

21
22
23 (SIGNATURE PROVISIONS ON FOLLOWING PAGES;
24 REMAINDER OF PAGE INTENTIONALLY LEFT BLANK)
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1 In Witness Whereof, the Parties have executed this Agreement the day and year
2 last below written.

3 Dated: APR 30 2019

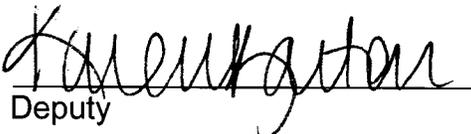
4 COUNTY:
5 COUNTY OF RIVERSIDE, a political
6 subdivision of the State of California
7

GRANTOR:
MULTI-NATIONAL INVESTMENTS, a
Delaware limited liability company
organized under the laws of the State
of Delaware

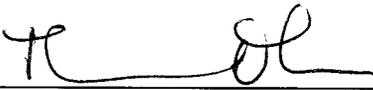
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9 By: 
10 Kevin Jeffries, Chairman
11 Board of Supervisors

By: 
Its: _____

12
13 ATTEST:
14 Kecia R. Harper
15 Clerk of the Board

16 By: 
17 Deputy

18 APPROVED AS TO FORM:
19 Gregory P. Priamos, County Counsel

20 By: 
21 Thomas Oh
22 Deputy County Counsel

23
24
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26
27 SV:vm/040819/300TR/20.365
28

ATTACHMENT "1"
ASSESSOR'S PLAT MAP

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ATTACHMENT "2"

TEMPORARY CONSTRUCTION ACCESS AREA

PLAT MAPS

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5 Attachment "2A" - Parcel 0664-007F

6 Attachment "2B" - Parcel 0664-007H

7 Attachment "2C" - Parcel 0664-007J

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9 1. A portion of 727-271-020

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ATTACHMENT "2A"

Parcel 0664-007F

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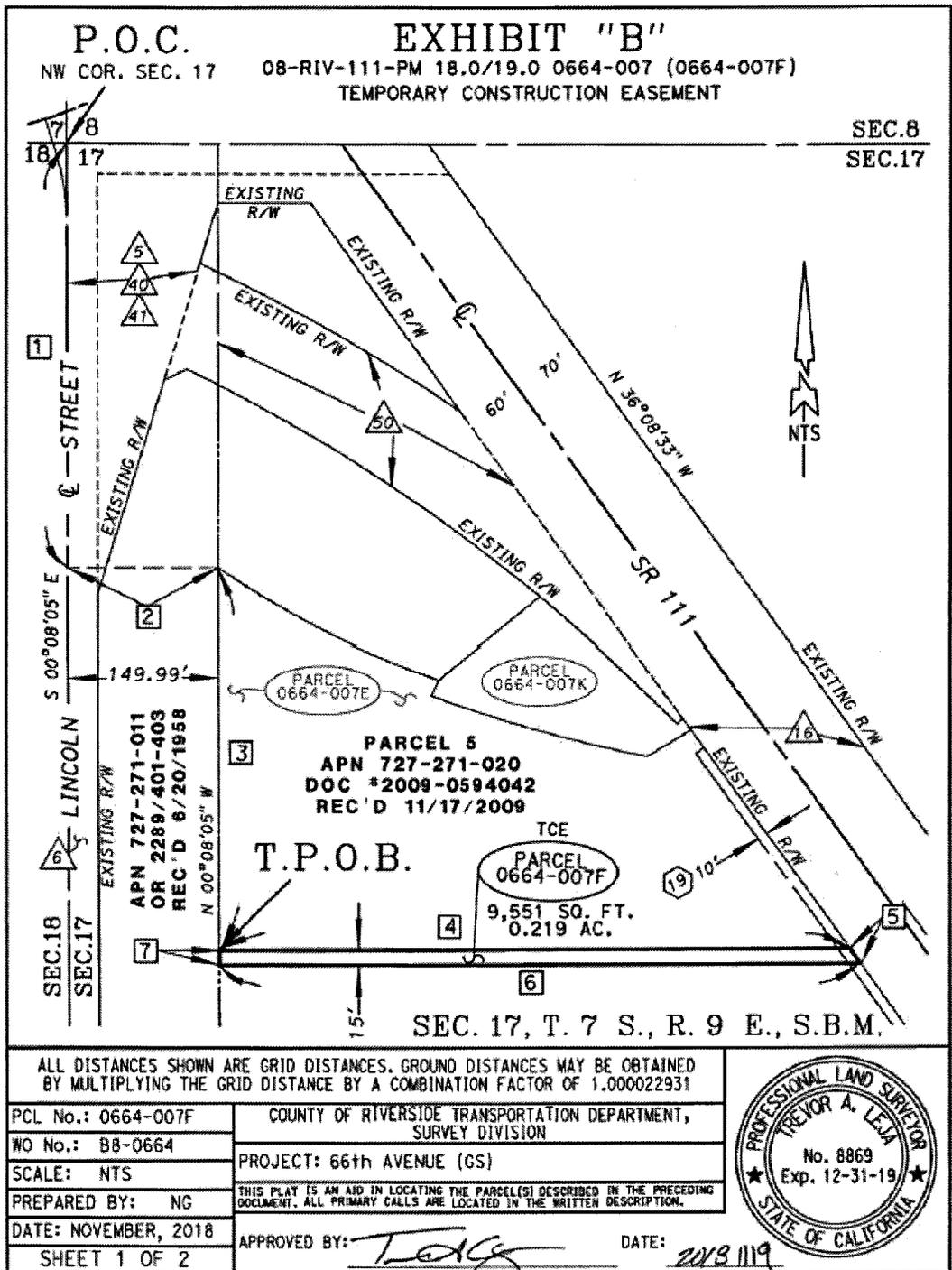


EXHIBIT "B"

08-RIV-111-PM 18.0/19.0 0664-007 (0664-007F)
 TEMPORARY CONSTRUCTION EASEMENT

□	LINE TABLE	
NUMBER	DIRECTION	DISTANCE
1	S 00°08'05" E	421.74'
2	N 89°51'55" E	149.99'
3	S 00°08'05" E	380.27'
4	N 89°51'55" E	831.29'
5	S 36°08'33" E	18.54'
6	S 89°51'55" W	642.19'
7	N 00°08'05" W	15.00'

RIGHT-OF-WAY INFORMATION:

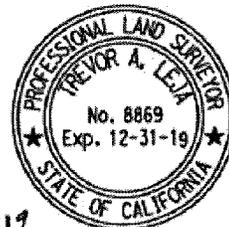
- HWY 111
 PARCEL 2
 O.R. 891/219
 REC 2/2/1948
- HWY 111 &
 MISC ROADS ALONG
 SECTION LINES
 OR 2454/65
 REC 4/17/1959
- HWY 111
 PARCEL 1
 O.R. 891/219
 REC 2/2/1948
- HWY 111 &
 LINCOLN ST
 O.R. 1122/305-37
 REC 9/11/1949
- HWY 111 &
 LINCOLN ST
 O.R. 1082/406-409
 REC 6/7/1949
- GRANT DEED
 INST. #144094
 REC. 4/28/1997

EASEMENT NOTES:

- USA EASEMENT (NO
 WIDTH GIVEN) FOR 30" PIPE
 PER O.R. 1235/235-239
 REC 1/15/1951

ALL DISTANCES SHOWN ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED
 BY MULTIPLYING THE GRID DISTANCE BY A COMBINATION FACTOR OF 1.000022931

PCL No.: 0664-007F	COUNTY OF RIVERSIDE TRANSPORTATION DEPARTMENT, SURVEY DIVISION
WO No.: B8-0664	PROJECT: 66th AVENUE (GS)
SCALE: N/A	THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.
PREPARED BY: NG	
DATE: NOVEMBER, 2018	APPROVED BY:
SHEET 2 OF 2	DATE: 2/28/19



ATTACHMENT "2B"

Parcel 0664-007H

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EXHIBIT "B"

08-RIV-111-PM 18.0/19.0 0664-007 (0664-007H)
TEMPORARY CONSTRUCTION EASEMENT

□ LINE TABLE		
NUMBER	DIRECTION	DISTANCE
1	S 00°08'05" E	421.74'
2	N 89°51'55" E	149.99'
4	N 51°11'42" E	130.25'
6	S 51°11'42" W	118.79'
8	S 00°08'05" E	18.31'

○ CURVE TABLE				
NUMBER	RADIUS	DELTA	DISTANCE	TANGENT
3	900.00'	15°45'30"	247.53'	124.55'
5	1749.98'	00°30'07"	15.33'	7.67'
7	885.00'	15°54'02"	245.80'	123.80'

RIGHT-OF-WAY INFORMATION:

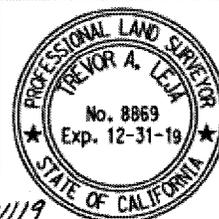
- △5 HWY 111
PARCEL 2
O.R. 891/219
REC 2/2/1948
- △6 HWY 111 &
MISC ROADS ALONG
SECTION LINES
OR 2454/65
REC 4/17/1959
- △16 HWY 111
PARCEL 1
O.R. 891/219
REC 2/2/1948
- △40 HWY 111 &
LINCOLN ST
O.R. 1122/305-37
REC 9/11/1949
- △41 HWY 111 &
LINCOLN ST
O.R. 1082/406-409
REC 6/7/1949
- △50 GRANT DEED
INST. #144094
REC. 4/28/1997

EASEMENT NOTES:

- 19 USA EASEMENT (NO WIDTH
GIVEN) FOR 30" PIPE
PER O.R. 1235/235-239
REC 1/15/1951

ALL DISTANCES SHOWN ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING THE GRID DISTANCE BY A COMBINATION FACTOR OF 1.000022931

PCL No.: 0664-007H	COUNTY OF RIVERSIDE TRANSPORTATION DEPARTMENT, SURVEY DIVISION
WO No.: B8-0664	PROJECT: 66th AVENUE (GS)
SCALE: N/A	THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.
PREPARED BY: NG	
DATE: NOVEMBER, 2018	APPROVED BY: DATE: 20/11/19
SHEET 2 OF 2	

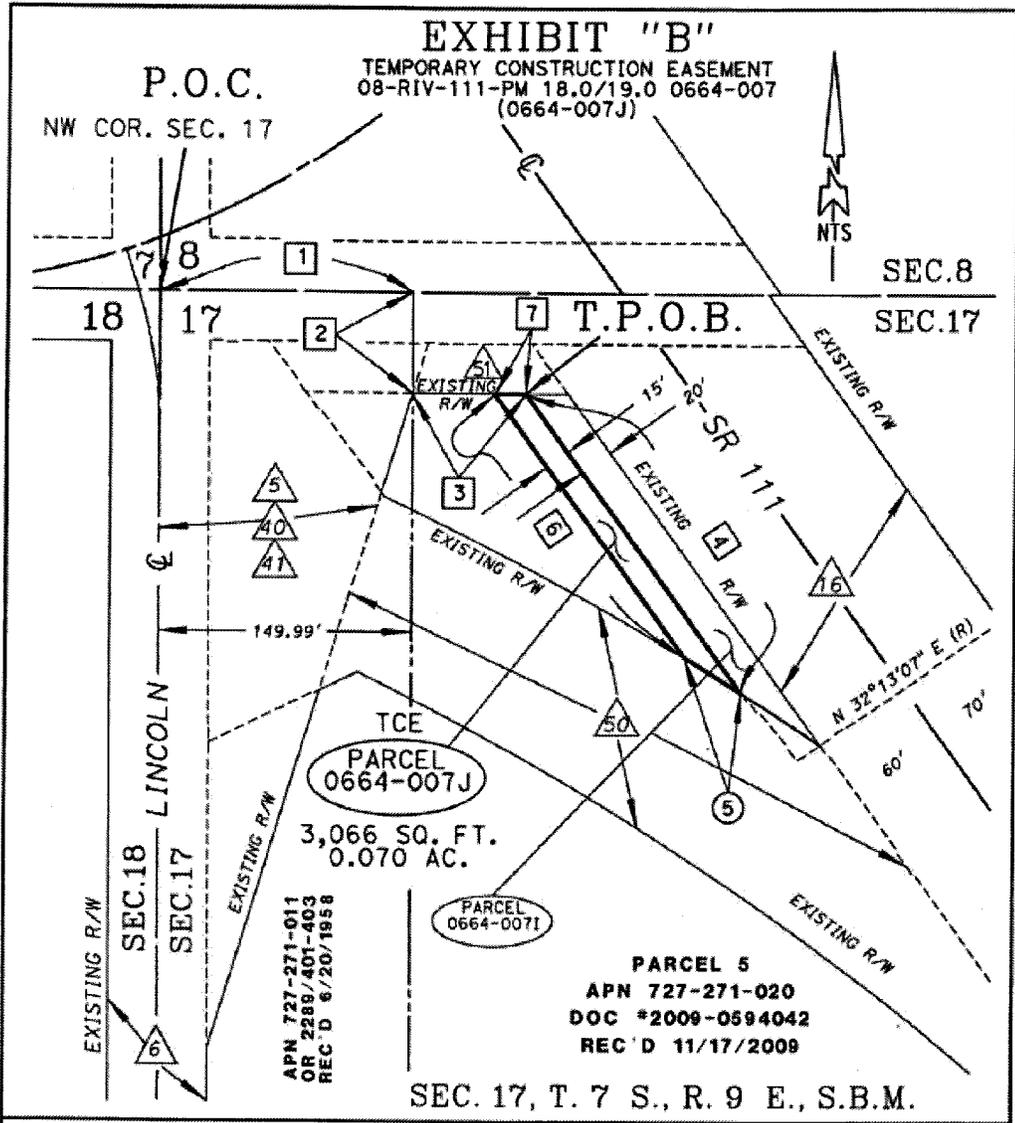


ATTACHMENT "2C"

Parcel 0664-007J

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ALL DISTANCES SHOWN ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING THE GRID DISTANCE BY A COMBINATION FACTOR OF 1.000022931

PCL No.: 0664-007J	COUNTY OF RIVERSIDE TRANSPORTATION DEPARTMENT, SURVEY DIVISION	
WO No.: B8-0664	PROJECT: 66th AVENUE (GS)	
SCALE: NTS	THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.	
PREPARED BY: NG	APPROVED BY: <i>T. Lela</i>	
DATE: NOVEMBER, 2018	DATE: 2018/11/15	
SHEET 1 OF 2		

EXHIBIT "B"
TEMPORARY CONSTRUCTION EASEMENT
08-RIV-111-PM 18.0/19.0 0664-007
(0664-007J)

RIGHT-OF-WAY INFORMATION:

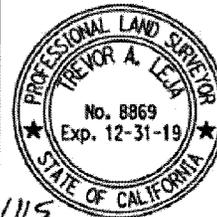
- | | |
|---|---|
| <p>△₅ HWY 111
PARCEL 2
O.R. 891/219
REC 2/2/1948</p> <p>△₆ HWY 111 &
MISC ROADS ALONG
SECTION LINES
OR 2454/65
REC 4/17/1959</p> <p>△₁₆ HWY 111 PARCEL 1
O.R. 891/219-220
REC 2/2/1948</p> <p>△₄₀ HWY 111 &
LINCOLN ST
O.R. 1122/305-37
REC 9/11/1949</p> | <p>△₄₁ HWY 111 &
LINCOLN ST
O.R. 1082/406-409
REC 6/7/1949</p> <p>△₅₀ GRANT DEED
INST. #144094
REC. 4/28/1997</p> <p>△₅₁ FINAL ORDER
OF CONDEMNATION
PARCEL 26030-1
INST. #348278
REC. 7/26/2001</p> |
|---|---|

□ LINE TABLE		
NUMBER	DIRECTION	DISTANCE
1	S 89°52'12" E	150.00'
2	S 00°08'05" E	59.22'
3	S 89°52'12" E	67.53'
4	S 36°08'33" E	217.45'
6	N 36°08'33" W	191.79'
7	S 89°52'12" E	18.61'

○ CURVE TABLE				
NUMBER	RADIUS	DELTA	DISTANCE	TANGENT
5	1,849.98'	01°13'37"	39.61'	19.81'

ALL DISTANCES SHOWN ARE GRID DISTANCES. GROUND DISTANCES MAY BE OBTAINED BY MULTIPLYING THE GRID DISTANCE BY A COMBINATION FACTOR OF 1.000022931

PCL No.: 0664-007J	COUNTY OF RIVERSIDE TRANSPORTATION DEPARTMENT, SURVEY DIVISION
WO No.: B8-0664	PROJECT: 66th AVENUE (GS)
SCALE: N/A	THIS PLAT IS AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE PRECEDING DOCUMENT. ALL PRIMARY CALLS ARE LOCATED IN THE WRITTEN DESCRIPTION.
PREPARED BY: NG	
DATE: NOVEMBER, 2018	APPROVED BY: <i>T. Adams</i> DATE: <i>EDB/11/15</i>
SHEET 2 OF 2	



COUNTY OF RIVERSIDE
TRANSPORTATION AND
LAND MANAGEMENT AGENCY



Patricia Romo, P.E.
Director of Transportation

Transportation Department

Mojahed Salama, P.E.
Deputy for Transportation/Capital Project
Richard Lantis, P.L.S.
Deputy for Transportation/Planning and
Development

NOTICE OF EXEMPTION

January 15, 2019

PROJECT TITLE: Avenue 66 Grade Separation
Work Order #B80664C, Task Code #Z1530

PROJECT SPONSOR: Riverside County Transportation Department

PROJECT LOCATION: Community of Mecca

SUPERVISORIAL DISTRICT: 4th

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

5/2/19
Date

vb
Initial

PROJECT DESCRIPTION: The Riverside County Transportation Department (RCTD), in cooperation with the California Department of Transportation (Caltrans), proposes to construct a new grade separation and roadway to cross the Union Pacific Railroad (UPRR), State Route 111 (SR-111), and Hammond Road from a realigned Avenue 66 in the Community of Mecca Avenue, California. Avenue 66 is a major street within this part of Riverside County and serves as a connection between State Route 86, SR-111, and the Community of Mecca. The project will include:

- Grade separation
- Realignment of Lincoln Street
- Realignment of the Lincoln Street and SR-111 intersection
- Construction of a new intersection at Avenue 66 and Lincoln Street
- Placement and relocation of utilities

ENVIRONMENTAL ANALYSIS:

The proposed project is needed because the only Union Pacific Railroad (UPRR) crossing in the area is at 4th Street, and since the 4th Street crossing is at-grade, travel is delayed when a train is present. The project will require partial right of way acquisition. Temporary construction easements will be needed for the proposed improvements.

This project is subject to compliance with the Coachella Valley Multiple Species Habitat Conservation Plan (CVMSHCP). In accordance with Section 7.1 (Covered Activities outside Conservation Areas) of the CVMSHCP, projects approved pursuant to the County General Plan are considered a covered activity outside of conservation areas. This project is included in the circulation element under the County General Plan, therefore it is a covered activity under the CVMSHCP. The project will comply with the guidelines provided in Section 6.6.1 (Obligations of the Local Permittees).

If tree and/or vegetation removal takes place during the migratory bird breeding season (February 15th to September 1), a preconstruction nesting survey will be conducted pursuant to the Migratory Bird Treaty Act (MBTA).

The Riverside County Transportation Department has found that the above-described project is exempt from the provisions of the California Environmental Quality Act (CEQA), based on the following:

Section 15061(b)(3) – Common Sense Exemption – The project proposes to construct a new grade separation and roadway in order to provide a crossing over the UPPR, SR-111, and Hammond Road. The project is covered by the common sense exemption that CEQA applies only to projects which have the potential for causing a significant effect on the environment. It can be seen with certainty that there is no possibility that the proposed project may have a significant effect on the environment, therefore the project is not subject to CEQA.

By: Mohamed Eissa, Assistant Transportation Planner

Signed: Mary Zambon

Mary Zambon, Environmental Division Manager

RIVERSIDE COUNTY CLERK & RECORDER

**AUTHORIZATION
TO BILL
BY JOURNAL VOUCHER**

-TO BE FILLED IN BY SUBMITTING AGENCY-
537280-20000-3130500000 ZB80664C Z1530

AUTHORIZATION NUMBER: W.O.#ZB80664C, Task Code Z1530

AMOUNT: \$50.00

DATE: January 15, 2019

AGENCY: Riverside County Transportation Department

THIS AUTHORIZES THE COUNTY CLERK & RECORDER TO ISSUE A VOUCHER FOR PAYMENT OF ALL FILING AND HANDLING FEES FOR THE ACCOMPANYING DOCUMENT(S).

NUMBER OF DOCUMENTS INCLUDED: One (1)

AUTHORIZED BY: Mary Zambon, Environmental Division Manager

Signature: Mary Zambon

PRESENTED BY: Mohamed Eissa

-TO BE FILLED IN BY COUNTY CLERK-

ACCEPTED BY: -

DATE: -

RECEIPT # (S) -

COUNTY OF RIVERSIDE
TRANSPORTATION AND
LAND MANAGEMENT AGENCY



Patricia Romo, P.E.
Director of Transportation

Transportation Department

Mojahed Salama, P.E.
Deputy for Transportation/Capital Projec
Richard Lantis, P.L.S.
Deputy for Transportation/Planning and
Development

DATE: January 15, 2019

TO: Mary Ann Meyer, Office of the County Clerk

FROM: *M Zambon*
Mary Zambon, Environmental Division Manager

RE: **Avenue 66 Grade Separation**
W.O.#ZB80664C, Task Code #Z1530

The Riverside County Transportation Department is requesting that you post the attached Notice of Exemption per County Implementing Resolution No. 82-213, Division 11, Section 205C. Attached you will find an authorization to bill by journal voucher in the amount of \$50.00 for your posting fee.

After posting, please return the document to Mail Stop #2136, Attention: Mohamed Eissa. If you have any questions, please contact me at (951) 955-1506.

Attachment

cc: file

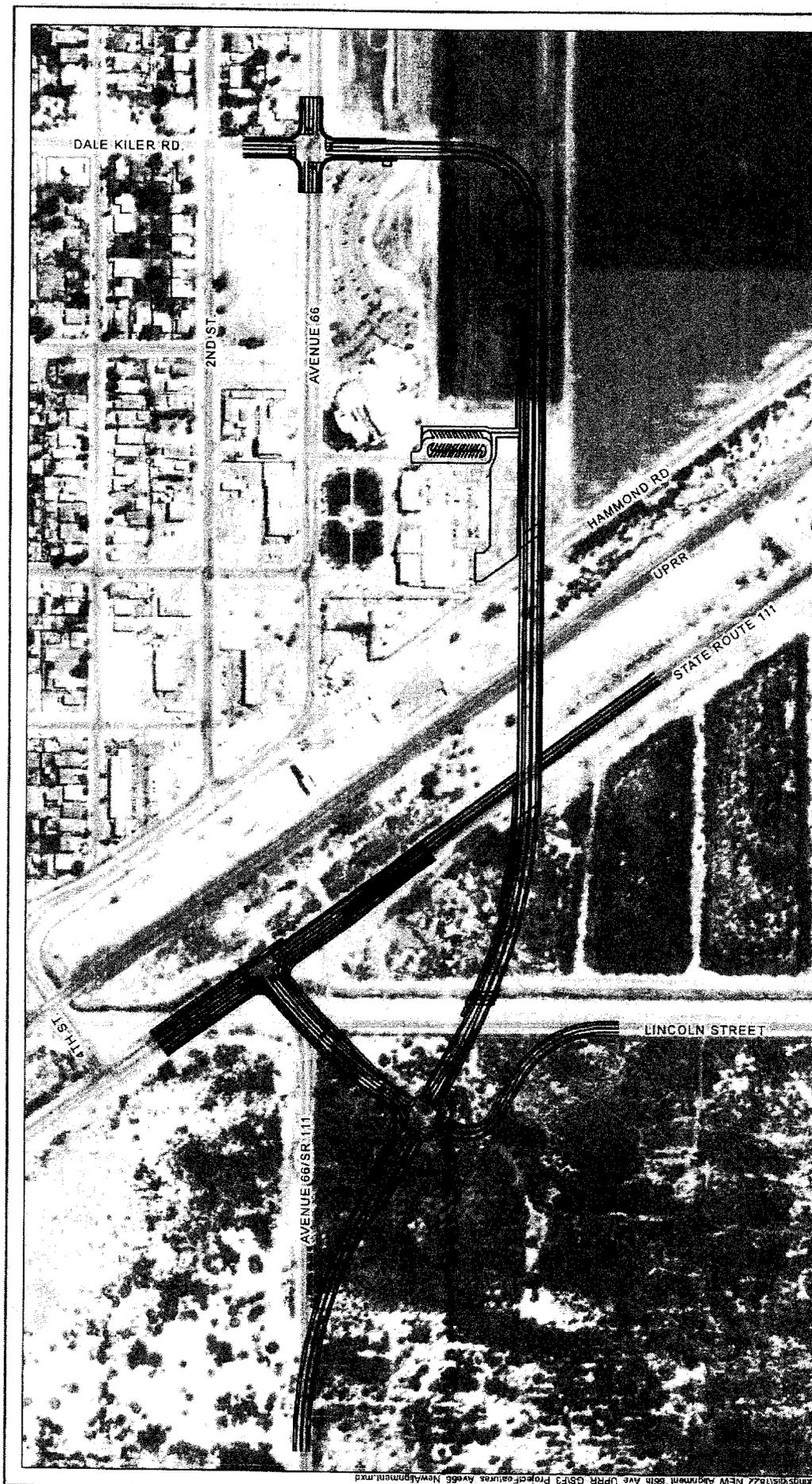


FIGURE 3
 Project Study Area
 Avenue 66 Grade Separation Project
 EA 081900 08-RIV-111
 PN 08-1200-0248
 Community of Mecca, Riverside County, California

Source: ArcGIS 10; Docket Engineering 11/26/2018; Created By: zach



\\msys122\NEW Alignment 66th Ave UPRR GSP3 Project\alures Ave66 New\Alignment.mxd