

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



ITEM: 3.7
(ID # 11565)

MEETING DATE:
Tuesday, January 7, 2020

FROM : ECONOMIC DEVELOPMENT AGENCY (EDA):

SUBJECT: ECONOMIC DEVELOPMENT AGENCY (EDA): Adoption of Resolution No. 2020-014 Notice of Intent to Convey an Easement Interest in Real Property, located in the City of Riverside, County of Riverside (Assessor's Parcel Numbers 294-670-004, 294-110-005, 295-020-005, 295-130-008), to Meridian Park, LLC

RECOMMENDED MOTION: That the Board of Supervisors:

1. Adopt Resolution No. 2020-014, Notice of Intent to Convey Easement Interest in Real Property located in the City of Riverside, County of Riverside (Assessor's Parcel Number's 294-670-004 78, 294-110-005 165, 295-020-005 155, 295-130-008 47), to Meridian Park, LLC;
2. Direct the Clerk of the Board to give notice pursuant to Government Code Section 6063.

ACTION: Policy

Robert Field, Assistant County Executive Officer/ECD

12/23/2019

Matthew Aveling, Chief Sheriff's Dept.

12/23/2019

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Jeffries, seconded by Supervisor Spiegel and duly carried by unanimous vote, IT WAS ORDERED that the above matter is approved as recommended and is set for public meeting on or after Tuesday, February 4, 2020 at 9:30 a.m. or as soon as possible thereafter.

Ayes: Jeffries, Spiegel, Washington, Perez and Hewitt
Nays: None
Absent: None
Date: January 7, 2020
xc: EDA, COB

Kecia R. Harper
Clerk of the Board
By:
Deputy

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

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost
COST	\$ 0	\$ 0	\$ 0	\$ 0
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0
SOURCE OF FUNDS: N/A			Budget Adjustment: No	
			For Fiscal Year: 2020/21	

C.E.O. RECOMMENDATION: Approve

BACKGROUND:

Summary

The County through it's Sheriff's Department operates the Ben Clark Public Safety Training Center (BCTC), a County owned property, located at 16791 Davis Avenue, Riverside, and provides enhanced training and educational opportunities for all emergency service providers including law enforcement, fire, custody, and emergency medical practitioners and emergency responders.

Recent development activity on properties adjacent to BCTC owned by Meridian Park, LLC, has created the need for stormwater run-off improvements on the BCTC property to ensure that any stormwater run-off potential effects to the BCTC are avoided to the greatest extent feasible.

A drainage study was completed by Albert A. Webb Associates which provided specific recommendations to install additional stormwater infrastructure on the BCTC property to aid in accomplishing this goal.

Based on the recommendations in the study, it is proposed that the County convey an inundation easement interest to Meridian Park, LLC and the County will accept additional improvements in the form of the aforementioned stormwater infrastructure from Meridian Park, LLC to manage the run-off from Meridian Park, LLC property.

The proposed action is to provide the notice of intention that the County plans to convey an inundation easement interest to Meridian Park, LLC for the purpose of installation and maintenance of the stormwater improvements.

Resolution No. 2020-014 has been reviewed and approved as to form by County Counsel.

Impact on Residences and Businesses

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

The Sheriff's Department and Cal Fire/, County Fire Department operating training academies at the BCTC which provide law enforcement, fire, custody, and emergency medical and management training to public safety employees. These programs provide a tremendous benefit to the community. The proposed stormwater infrastructure will aid in maintaining a fully useable property for these programs.

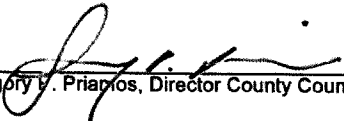
SUPPLEMENTAL:

Additional Fiscal Information:

There is no additional net County cost associated with this project and no budget adjustment is required.

Attachments:

Resolution No. 2020-014 with Exhibit A



Gregory V. Priarios, Director County Counsel 12/24/2019

1 Board of Supervisors

County of Riverside

2 Resolution No. 2020-014

3 Notice of Intent to Convey an Easement Interest in Real
4 Property located in the City of Riverside, County of Riverside
5 (Assessor's Parcel Number's 294-670-004, 294-110-005,
6 295-020-005, 295-130-008) to Meridian Park, LLC
7

8 WHEREAS, the County of Riverside ("County") owns approximately 374 acres of
9 property located at 16791 Davis Avenue, Riverside, California ("County Property"), as
10 set forth in the legal description attached as Exhibit "A";

11 WHEREAS, the County operates the Ben Clark Public Safety Training Center
12 ("BCTC") at the Property;

13 WHEREAS, BCTC provides enhanced training and educational opportunities for
14 all emergency service providers including law enforcement, fire, custody, and emergency
15 medical practitioners and emergency responders;

16 WHEREAS, Meridian Park, LLC, ("Meridian") owns and controls the property
17 adjacent to the north and west of BCTC consisting of approximately 628 acres;

18 WHEREAS, Meridian added stormwater facilities to Meridian's property to
19 manage the rate and velocity at which stormwater enters the County Property;

20 WHEREAS, a drainage study was conducted by Albert A. Webb Associates,
21 which provided recommendations to install additional stormwater infrastructure to avoid
22 potential negative effects to County Property to the greatest extent feasible;

23 WHEREAS, both County and Meridian have coordinated regarding additional
24 stormwater improvements on County Property to manage the potential effects of run-off
25 from Meridian's property onto County Property; and

26 WHEREAS, the County plans to convey to Meridian an inundation easement
27 ("Easement") to allow the run-off onto BCTC and will accept such additional stormwater
28

01.07.2020 3.7

FORM APPROVED COUNTY COUNSEL
BY: *Synthia M. Gunzel* 12-24-19
DATE
SYNTHIA M. GUNZEL

1 infrastructure improvements from Meridian to manage the run-off from Meridian's
2 property onto County Property;

3 NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the
4 Board of Supervisors of the County of Riverside, California ("Board") in regular session
5 assembled on January 7, 2020 at 9:30 a.m. or soon thereafter, in the meeting room of
6 the Board of Supervisors located on the first floor of the County Administrative Center,
7 4080 Lemon Street, Riverside, California, that this Board intends to convey the
8 Easement on or after February 4, 2020, by inundation easement deed to Meridian Park,
9 LLC, as described in Exhibit "A", attached hereto and by this reference incorporated
10 herein.

11 BE IT FURTHER RESOLVED, DETERMINED AND ORDERED that the Board of
12 Supervisors will meet to conclude the proposed transaction on or after February 4, 2020,
13 at 9:30 a.m. or soon thereafter at the meeting room of the Board of Supervisors located
14 on the first floor of the County Administrative Center, 4080 Lemon Street, Riverside,
15 California.

16 BE IT FURTHER RESOLVED, DETERMINED AND ORDERED that the Clerk of
17 the Board is directed to give notice hereof as provided in Section 6063 of the California
18 Government Code.

19 ROLL CALL:
20

21 Ayes: Jeffries, Spiegel, Washington, Perez and Hewitt
22 Nays: None
23 Absent: None

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

26 Kecia R. Harper, Clerk of said Board

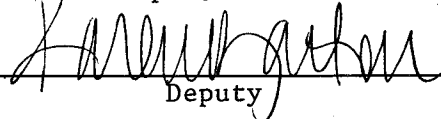
27 By 
28 Deputy

Exhibit "A"

A portion of land lying in Sections 27, 28, 33, and 34. Township 3 South, Range 4 West, S.B.M., being more particularly described as follows:

COMMENCING at the northeast corner of the southeast one-quarter of said Section 33, said point also being the centerline intersection of Nandina Avenue (60.00 feet wide) and Brown Street (60.00 feet wide) as shown on subdivision map of Upton Acres Number 2, filed in Book 14, page 14, of Maps, Records of the Recorder of Riverside County, California; thence along said centerline of Nandina Avenue, N. $89^{\circ}42'58''$ W., a distance of 2662.74 feet to the centerline intersection of Nandina Avenue and Alexander Street (60.00 feet wide); thence N. $00^{\circ}57'39''$ E., a distance of 30.00 feet to a point of intersection with the northerly right-of-way line of said Nandina Avenue. Said point also being the TRUE POINT OF BEGINNING: thence continuing N., $00^{\circ}57'39''$ E., a distance of 1417.44 feet: thence S., $89^{\circ}02'21''$ E., a distance of 1637.31 feet: thence N. $00^{\circ}53'25''$ E., a distance of 1351.88 feet: thence S. $88^{\circ}51'43''$ E., a distance of 1164.98 feet to a point of intersection with the west line of Parcel Map 22504. Filed in Book 151, pages 63 and 64, of Parcel Maps, Records of the Recorder of Riverside County, California: thence along said west line, N. $00^{\circ}53'58''$ E., a distance of 1443.48 feet: thence leaving said west line. N. $89^{\circ}05'31''$ W., a distance of 440.96 feet: thence N. $00^{\circ}49'44''$ E., a distance of 387.80 feet: thence N. $89^{\circ}10'16''$ W., a distance of 3268.11 feet: thence S. $00^{\circ}49'44''$ W., a distance of 1720.00 feet: thence N. $89^{\circ}10'16''$ W., a distance of 1740.00 feet to a point of intersection with the easterly right-of-way line of Barton Road (44.00 feet half width) per document recorded September 22, 1972, as Instrument Number 127557, records of said recorder: thence along said easterly right-of-way line S. $00^{\circ}37'32''$ W., a distance of 280.02 feet to an angel point in said right-of-way line, thence continuing along said right-of-way line, S. $00^{\circ}26'27''$ W., a distance of 2615.30 feet to a pint of intersection with a line being 30.00 feet north of and measured at right angles to the north line of the southwest one-quarter of said Section 33: thence S. $89^{\circ}41'53''$ E., on a line 30.00 feet, northerly of and parallel with said north line of the southwest one-quarter, a distance of 2621.72 feet to an angel point in said line: thence continuing on said parallel line. S. $89^{\circ}42'57''$ E., a distance of 0.35 feet to the TURE POINT OF BEGINNING.

Containing 16.312,367 square feet, or 374 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 1.000072279 to obtain distances.



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

KECIA R. HARPER
Clerk of the Board of Supervisors

KIMBERLY A. RECTOR
Assistant Clerk of the Board

January 8, 2020

PRESS ENTERPRISE
ATTN: LEGALS
P.O. BOX 792
RIVERSIDE, CA 92501

E-MAIL: legals@pe.com
FAX: (951) 368-9018

RE: NOTICE OF PUBLIC MEETING: Res. 2020-014, Notice of Intention to
Convey an Easement Interest in Real Property

To Whom It May Concern:

Attached is a copy for publication in your newspaper for **THREE (3) TIMES** on:

Tuesday, January 14, 2020
Tuesday, January 21, 2020
Tuesday, January 28, 2020

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

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

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

Thank you in advance for your assistance and expertise.

Sincerely,

Karen Barton

Deputy Clerk of the Board to:
KECIA R. HARPER, CLERK OF THE BOARD

NOTICE OF PUBLIC MEETING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY

Resolution No. 2020-014

Notice of Intent to Convey an Easement Interest in Real Property located in the City of Riverside, County of Riverside (Assessor's Parcel Number's 294-670-004, 294-110-005, 295-020-005, 295-130-008) to Meridian Park, LLC

WHEREAS, the County of Riverside ("County") owns approximately 374 acres of property located at 16791 Davis Avenue, Riverside, California ("County Property"), as set forth in the legal description attached as Exhibit "A";

WHEREAS, the County operates the Ben Clark Public Safety Training Center ("BCTC") at the Property;

WHEREAS, BCTC provides enhanced training and educational opportunities for all emergency service providers including law enforcement, fire, custody, and emergency medical practitioners and emergency responders;

WHEREAS, Meridian Park, LLC, ("Meridian") owns and controls the property adjacent to the north and west of BCTC consisting of approximately 628 acres;

WHEREAS, Meridian added stormwater facilities to Meridian's property to manage the rate and velocity at which stormwater enters the County Property;

WHEREAS, a drainage study was conducted by Albert A. Webb Associates, which provided recommendations to install additional stormwater infrastructure to avoid potential negative effects to County Property to the greatest extent feasible;

WHEREAS, both County and Meridian have coordinated regarding additional stormwater improvements on County Property to manage the potential effects of run-off from Meridian's property onto County Property; and

WHEREAS, the County plans to convey to Meridian an inundation easement ("Easement") to allow the run-off onto BCTC and will accept such additional stormwater infrastructure improvements from Meridian to manage the run-off from Meridian's property onto County Property;

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the Board of Supervisors of the County of Riverside, California ("Board") in regular session assembled on January 7, 2020 at 9:30 a.m. or soon thereafter, in the meeting room of the Board of Supervisors located on the first floor of the County Administrative Center, 4080 Lemon Street, Riverside, California, that this Board intends to convey the Easement on or after February 4, 2020, by inundation easement deed to Meridian Park, LLC, as described in Exhibit "A", attached hereto and by this reference incorporated herein.

BE IT FURTHER RESOLVED, DETERMINED AND ORDERED that the Board of Supervisors will meet to conclude the proposed transaction **on or after February 4, 2020, at 9:30 a.m.** or soon thereafter at the meeting room of the Board of Supervisors located on the first floor of the County Administrative Center, 4080 Lemon Street, Riverside, California.

BE IT FURTHER RESOLVED, DETERMINED AND ORDERED that the Clerk of the Board is directed to give notice hereof as provided in Section 6063 of the California Government Code.

(INSERT ATTACHMENT A)

ROLL CALL:

Ayes: Jeffries, Spiegel, Washington, Perez and Hewitt
Nays: None
Absent: None

The foregoing is certified to be a true copy of a resolution duly adopted by said Board of Supervisors on January 7, 2020.

KECIA R. HARPER, Clerk of said Board
By: Karen Barton, Deputy Clerk of the Board

Any person wishing to testify in support of or in opposition may do so in writing between the date of this notice and the public meeting, or may appear and be heard at the time and place noted above. All written comments received prior to the public meeting will be submitted to the Board of Supervisors and the Board of Supervisors will consider such comments, in addition to any oral testimony, before making a decision.

Alternative formats available upon request to individuals with disabilities. If you require reasonable accommodation, please contact Clerk of the Board at (951) 955-1063, at least 72 hours prior to the hearing.

Please send all written correspondence to: Clerk of the Board, 4080 Lemon Street, 1st Floor, Post Office Box 1147, Riverside, CA 92502-1147 or email cob@rivco.org

Dated: January 8, 2020

Kecia R. Harper
Clerk of the Board
By: Karen Barton, Deputy Clerk of the Board



CALL (951) 368-9222
EMAIL legal@pe.com

THE PRESS-ENTERPRISE

DATE	ORDER NUMBER	PONumber	PRODUCT	SIZE	Amount
1/14/20	0011352836		PE Riverside	4 x 176 Li	915.20
1/21/20	0011352836		PE Riverside	4 x 176 Li	844.80
1/28/20	0011352836		PE Riverside	4 x 176 Li	844.80

Invoice text: Resolution 2020-014

EDA
1/7/2020 3.7

Placed by: Karen Lynn Barton

Legal Advertising Memo Invoice

BALANCE DUE
2,604.80

SALES/CONTACT INFORMATION		ADVERTISER INFORMATION			
Nick Eller 951-368-9229	BILLING DATE	BILLED ACCOUNT NUMBER	ADVERTISER/CLIENT NUMBER	ADVERTISER/CLIENT NAME	
	01/28/2020	5209148	5209148	BOARD OF SUPERVISORS	



THE PRESS-ENTERPRISE

Legal Advertising Memo Invoice

PLEASE DETACH AND RETURN THIS PORTION WITH YOUR REMITTANCE

ADVERTISER/CLIENT NAME		
BOARD OF SUPERVISORS		
BILLING DATE	BILLED ACCOUNT NUMBER	ADVERTISER/CLIENT NUMBER
01/28/2020	5209148	5209148
BALANCE DUE	ORDER NUMBER	TERMS OF PAYMENT
2,604.80	0011352836	DUE UPON RECEIPT

BILLING ACCOUNT NAME AND ADDRESS

REMITTANCE ADDRESS

BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE
'PO BOX 1147'
RIVERSIDE, CA 92502

CALIFORNIA NEWSPAPER PARTNERSHIP
dba The Press-Enterprise
PO Box 65210
Colorado Springs, CO 80962-5210

THE PRESS-ENTERPRISE

1825 Chicago Ave, Suite 100
Riverside, CA 92507
951-684-1200
951-368-9018 FAX

PROOF OF PUBLICATION (2010, 2015.5 C.C.P)

Publication(s): The Press-Enterprise

PROOF OF PUBLICATION OF

Ad Desc.: Resolution 2020-014 /

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above entitled matter. I am an authorized representative of THE PRESS-ENTERPRISE, a newspaper in general circulation, printed and published daily in the County of Riverside, and which newspaper has been adjudicated a newspaper of general circulation by the Superior Court of the County of Riverside, State of California, under date of April 25, 1952, Case Number 54446, under date of March 29, 1957, Case Number 65673, under date of August 25, 1995, Case Number 267864, and under date of September 16, 2013, Case Number RIC 1309013; that the notice, of which the annexed is a printed copy, has been published in said newspaper in accordance with the instructions of the person(s) requesting publication, and not in any supplement thereof on the following dates, to wit:

01/14, 01/21, 01/28/2020

I certify (or declare) under penalty of perjury that the foregoing is true and correct.

Date: January 28, 2020
At: Riverside, California



Legal Advertising Representative, The Press-Enterprise

BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE
PO BOX 1147
RIVERSIDE, CA 92502

Ad Number: 0011352836-01

P.O. Number:

Ad Copy:

NOTICE OF PUBLIC MEETING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY

Resolution No. 2020-014

Notice of Intent to Convey an Easement Interest in Real Property located in the City of Riverside, County of Riverside (Assessor's Parcel Number's 294-670-004, 294-110-005, 295-020-005, 295-130-008) to Meridian Park, LLC

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BE IT FURTHER RESOLVED, DETERMINED AND ORDERED that the Board of Supervisors will meet to conclude the proposed transaction on or after February 4, 2020, at 9:30 a.m. or soon thereafter at the meeting room of the Board of Supervisors located on the first floor of the County Administrative Center, 4080 Lemon Street, Riverside, California.

BE IT FURTHER RESOLVED, DETERMINED AND ORDERED that the Clerk of the Board is directed to give notice hereof as provided in Section 6063 of the California Government Code.

Exhibit "A"

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ROLL CALL:

Ayes: Jeffries, Spiegel, Washington, Perez and Hewitt
Nays: None
Absent: None

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KECIA R. HARPER, Clerk of said Board
By: Karen Barton, Deputy Clerk of the Board

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Dated: January 8, 2020

Kecia R. Harper
Clerk of the Board
By: Karen Barton, Deputy Clerk of the Board
1/14, 1/21, 1/28