

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



ITEM: 11.6
(ID # 14359)

MEETING DATE:
Tuesday, January 26, 2021

FROM : FLOOD CONTROL DISTRICT:

SUBJECT: FLOOD CONTROL DISTRICT: Adoption of Resolution No. F2021-05, Notice of Intent to Convey Fee Simple Interest District-Owned Real Property Located in the Unincorporated Area of Perris-Gavilan Hills, County of Riverside, Identified with Assessor's Parcel Number 287-170-009, RCFC Parcels 2290-1B, 2290-1C, 2290-1D and 2290-1F and an Access Easement Thereto to Western Riverside County Regional Conservation Authority by Grant Deed, Gavilan Hills-Smith Road, Project No. 2-0-00290, District 1. [\$0] (4/5 Vote Required)

RECOMMENDED MOTION: That the Board of Supervisors:

1. Adopt Resolution No. F2021-05, Notice of Intent to Convey Fee Simple Interest in District-Owned Real Property Located in the Unincorporated Area of Perris-Gavilan Hills, County of Riverside, Identified with Assessor's Parcel Number 287-170-009, RCFC Parcels 2290-1B, 2290-1C, 2290-1D and 2290-1F, and an Access Easement Thereto to Western Riverside County Regional Conservation Authority by Grant Deed, Gavilan Hills-Smith Road, Project No. 2-0-00290; and
2. Direct the Clerk of the Board to give notice pursuant to Section 6061 of the Government Code.

ACTION: 4/5 Vote Required

Jason Uhley, GENERAL MGR-CHF FLD CNTRL ENG

1/12/2021

MINUTES OF THE BOARD OF SUPERVISORS

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

Ayes: Jeffries, Spiegel, Washington, Perez, and Hewitt
Nays: None
Absent: None
Date: January 26, 2021
xc: Flood

Kecia R. Harper
Clerk of the Board

By: 
Deputy

**SUBMITTAL TO THE FLOOD CONTROL AND WATER CONSERVATION DISTRICT 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: N/A	
			For Fiscal Year: N/A	

C.E.O. RECOMMENDATION: Approve

BACKGROUND:

Summary

The Riverside County Flood Control and Water Conservation District (District) owns certain real property located in the unincorporated area of Perris, Gavilan Hills, County of Riverside, identified by Assessor's Parcel Number 287-170-009. The California Department of Fish and Wildlife (CDFW) has determined that conveyance of a portion of this property is suitable to fulfill the requirements of the Streambed Alteration Agreement. In order to meet this permitting requirement, the District will convey fee title to Western Riverside County Regional Conservation Authority (RCA) for a portion of APN 287-170-009, referenced as RCFC Parcels 2290-1B, 2290-1C, 2290-1D and 2290-1F (Property), which is bisected by two unnamed ephemeral streams and is located within Western Riverside Multiple Species Habitat Conservation Plan (MSHCP) Criteria Cell 2420.

RCA desires to acquire the Property for purposes of wildlife and plant life conservation pursuant to the MSHCP.

On January 5, 2016, the Board of Supervisors of the District adopted Resolution No. F2016-02, which found that the construction, operation and maintenance of the South Norco Channel, Stage 6, Norco MDP Line S-1, Stage 1 and Norco MDP Line S-5 Project, Project No. 2-0-00150-06, (SNC Stage 6 Project) will not have a significant effect on the environment with incorporation of feasible mitigation and authorized the District to proceed with the SNC Stage 6 Project. Mitigation for the SNC Stage 6 Project included submitting a notification to the CDFW and obtaining a Streambed Alteration Agreement in order to move forward with construction. As required, the District submitted the notification to CDFW and was issued Lake or Streambed Alteration Agreement No. 1600-2015-0247-R6 Revision 3 (SAA). The SAA required the conveyance of fee title of Property to the Regional Conservation Authority (RCA) to be held in perpetuity as mitigation for permanent impacts due to the SNC Stage 6 Project.

Pursuant to the California Water Code Appendix, Chapter 48-13, the Board of Supervisors of the District has the power to hold, use, acquire, manage, occupy and possess any real property and may determine by resolution duly entered in its minutes that any property, real, personal or mixed, held by District is no longer necessary to be retained for the uses and purposes thereof and may thereafter sell or otherwise dispose of said property.

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

Therefore, District staff is recommending the adoption of Resolution No. 2021-05 to notice the District's intent to convey fee simple interest in the Property at or after 9:30 a.m. on February 9, 2021 to RCA by Grant Deed.

Resolution F2021-05 has been approved as to form by County Counsel.

Impact on Residents and Businesses

None

Attachments:

1. Resolution No. 2021-05
2. Vicinity Map

P8\236103
YK:rlp



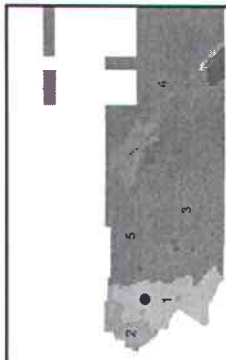
Scott Brueckner

1/19/2021



Gregory I. Priamos, Director County Counsel

1/13/2021



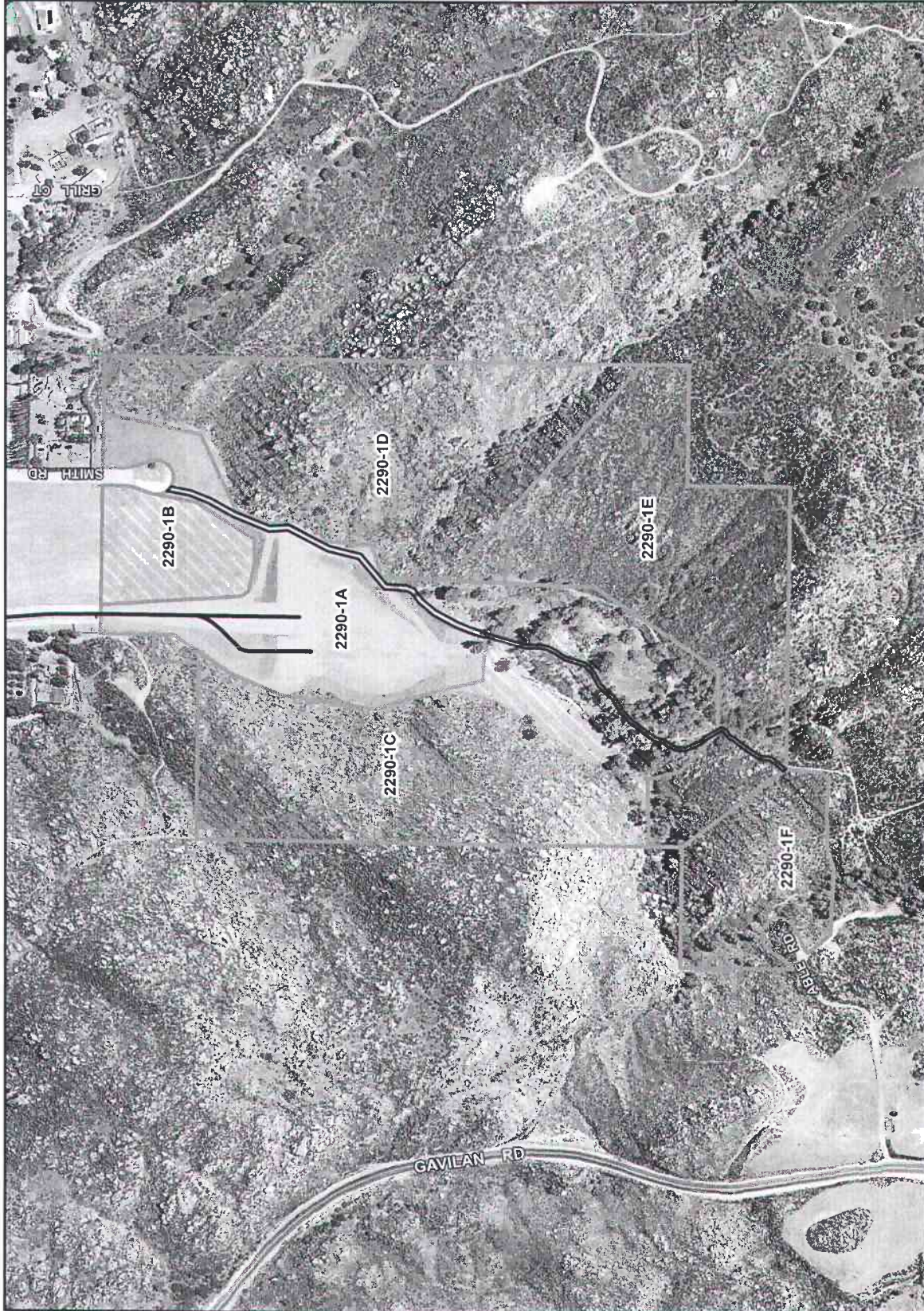
Supervisorial Districts

Legend

- Project Location
- Existing Facility
- District Parcels
- ▨ Proposed Portions to be Conveyed to the RCA
- Access Easement

Description
GAVILAN HILLS -
SMITH ROAD CHANNEL
AND BASIN

Project No. 2-0-00290
Date Created: January 5, 2021



RIVERSIDE COUNTY FLOOD CONTROL & WATER CONSERVATION DISTRICT
Subject Property - APN 287-170-009 - RCFC Parcel 2290-1
Vicinity Map



1 **BOARD OF SUPERVISORS**

**RIVERSIDE COUNTY FLOOD CONTROL
AND WATER CONSERVATION DISTRICT**

4 RESOLUTION NO. F2021-05

5 NOTICE OF INTENT TO CONVEY FEE SIMPLE INTEREST IN DISTRICT-OWNED REAL
6 PROPERTY LOCATED IN THE UNINCORPORATED AREA OF PERRIS-GAVILAN HILLS,
7 COUNTY OF RIVERSIDE, IDENTIFIED WITH ASSESSOR'S PARCEL NUMBER 287-170-009,
8 PORTION OF RCFC PARCELS 2290-1B, 2290-1C, 2290-1D AND 2290-1F, AND AN ACCESS
EASEMENT THERETO TO WESTERN RIVERSIDE COUNTY REGIONAL CONSERVATION
AUTHORITY BY GRANT DEED, GAVILAN HILLS-SMITH ROAD, PROJECT NO. 2-0-00290

9 **WHEREAS**, the Riverside County Flood Control and Water Conservation District (District) owns
10 certain real property located in the unincorporated area of Perris-Gavilan Hills, County of Riverside,
11 identified by Assessor's Parcel Number (APN) 287-170-009. The California Department of Fish and
12 Wildlife (CDFW) has determined that conveyance of a portion of this property is suitable to fulfill the
13 requirements of the Streambed Alteration Agreement. In order to meet this permitting requirement, the
14 District will convey fee title to Western Riverside County Regional Conservation Authority (RCA) for a
15 portion of APN 287-170-009, referenced as RCFC Parcels 2290-1B, 2290-1C, 2290-1D and 2290-1F
16 (Property), which is bisected by two unnamed ephemeral streams and is located within Western Riverside
17 Multiple Species Habitat Conservation Plan (MSHCP) Criteria Cell 2420 (Property); and

18 **WHEREAS**, RCA desires to acquire the Property for purposes of wildlife and plant life
19 conservation pursuant to the MSHCP; and

20 **WHEREAS**, on January 5, 2016, the Board of Supervisors of the District adopted Resolution No.
21 F2016-02, which found that the construction, operation and maintenance of the South Norco Channel,
22 Stage 6, Norco MDP Line S-1, Stage 1 and Norco MDP Line S-5 Project, Project No. 2-0-00150-06 (SNC
23 Stage 6 Project), will not have a significant effect on the environment with incorporation of feasible
24 mitigation and authorized the District to proceed with the SNC Stage 6 Project Mitigation for the SNC
25 Stage 6 Project; and

26 **WHEREAS**, mitigation for the SNC Stage 6 Project included submitting notification to CDFW
27 obtaining a Streambed Alteration Agreement No. 1600-2015-0247-R6 Revision 3 (SAA); and
28

FORM APPROVED COUNTY COUNSEL
BY: WESLEY W. STANFIELD DATE 1/12/2021

1 **WHEREAS**, the SAA required the conveyance of fee title of Property to RCA to be held in
2 perpetuity as mitigation for permanent impacts due to the SNC Stage 6 Project; and

3 **WHEREAS**, pursuant to the California Water Code Appendix, Chapter 48, Section 13, the Board
4 of Supervisors of the District has the power to hold, use, acquire, manage, occupy and possess any real
5 property and may determine by resolution duly entered in its minutes that any property, real, personal or
6 mixed, held by the District is no longer necessary to be retained for the uses and purposes thereof and may
7 thereafter sell or otherwise dispose of said property.

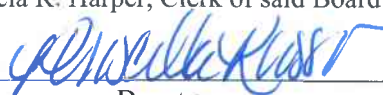
8 **NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED** by vote of the
9 Board of Supervisors of the District in regular session assembled on January 26, 2021, in the meeting room
10 of the Board of Supervisors of the District located on the 1st Floor of the County Administrative Center,
11 4080 Lemon Street, Riverside, California, at 9:30 a.m. or soon thereafter, has determined that the Property,
12 more particularly described in Exhibit "A" and Exhibit "B", attached hereto and by this reference
13 incorporated herein, is no longer necessary to be retained for the uses and purposes of the District.

14 **BE IT FURTHER RESOLVED, DETERMINED AND ORDERED** that notice is hereby given
15 pursuant to California Water Code Appendix, Chapter 48, Section 13, that the District intends to convey
16 the fee title interest in the exempt surplus property at or after 9:30 a.m. on or after February 9, 2021 to RCA.

17 **BE IT FURTHER RESOLVED, DETERMINED AND ORDERED** that the Clerk of the Board
18 is directed to give notice hereof as provided in Section 6061 of the Government Code.

19
20 ROLL CALL:
21 Ayes: Spiegel, Jeffries, Washington, Perez and Hewitt
22 Nays: None
Absent: None
Abstained:

23
24 The foregoing is certified to be a true copy of a resolution duly adopted by said Board of Supervisors on the
date therein set forth.

25
26 Kecia R. Harper, Clerk of said Board
27 By  Deputy
28

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

EXHIBIT "A"

LEGAL DESCRIPTION

Gavilan Hills Basin

APN: 287-170-009

In the Unincorporated Area of the County of Riverside, State of California, being those portions of Parcel 1, Parcel Map No. 16808, filed in book 97, page 30 of Parcel Maps, records of said county, and lying within Section 13, Township 4 South, Range 5 West of the Sectionalized Rancho El Sobrante de San Jacinto described as follows:

(Parcel 2290-1B)

Beginning at the intersection of the northerly line of said Parcel 1 with the westerly Right of Way of Smith Road as shown on said Parcel Map 16808;

Thence along said westerly Right of Way the following four (4) courses:

- 1) South $00^{\circ}44'57''$ West 57.94 feet to the beginning of a concave curve westerly having a radius of 99.99 feet;
- 2) Southerly 30.72 feet along said curve through a central angle of $17^{\circ}36'02''$;
- 3) South $18^{\circ}20'59''$ West 50.00 feet to the beginning of a curve concave northeasterly having a radius of 47.00 feet;
- 4) Southerly 6.47 feet along said curve through a central angle of $07^{\circ}53'07''$ to a point being monumented by a $\frac{3}{4}$ Inch Iron Pipe with RCFC&WCD tag, a radial line to said point bears North $79^{\circ}32'08''$ West;

Thence the following five (5) courses each being monumented by a $\frac{3}{4}$ Inch Iron Pipe with RCFC&WCD tag:

- 1) South $10^{\circ}27'49''$ West 120.10 feet
- 2) South $32^{\circ}18'57''$ West 189.61 feet
- 3) North $89^{\circ}51'25''$ West 65.68 feet
- 4) North $78^{\circ}21'40''$ West 79.96 feet
- 5) North $34^{\circ}01'41''$ West 23.89 feet

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

Thence North 03°49'51" West 389.96 feet to the southeasterly corner of Parcel 2290-7A monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag as shown on Record of Survey filed in book 114, pages 4 through 8, inclusive, official records of said county, said point being known as **Point "A"**;

Thence South 89°07'46" East 329.81 feet along said northerly line to the **Point of Beginning**.

Containing 112,133 square feet / 2.574 acres more or less

(Parcel 2290-1C)

Commencing at said **Point "A"**;

Thence along the boundary of said Parcel 1 the following two (2) courses:

- 1) North 89°07'46" West 79.94 feet along said northerly line to an angle point in said Parcel 1 being monumented by a ¾ Inch Iron Pipe with V.C. Hunt L.S. 3579 Plug;
- 2) South 00°48'30" West 149.17 feet to an angle point in said Parcel being the **Point of Beginning**, said point being monumented by a ¾ Inch Iron Pipe with V.C. Hunt L.S. 3579 Plug;

Thence the following fifteen (15) courses each being monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag:

- 1) Continuing South 00°48'30" West 56.41 feet
- 2) South 34°10'55" West 188.75 feet
- 3) South 22°17'01" West 147.53 feet
- 4) South 08°48'02" West 260.93 feet
- 5) South 16°36'37" East 188.67 feet
- 6) South 13°00'30" East 124.27 feet
- 7) South 86°55'02" East 118.04 feet
- 8) North 16°41'49" East 49.95 feet
- 9) North 18°41'01" East 75.91 feet
- 10) North 37°31'07" East 211.75 feet being **Point "B"**

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

- 11) South 02°45'52" West 594.91 feet
- 12) South 34°06'46" West 411.49 feet
- 13) North 89°15'58" West 171.03 feet being **Point "C"**
- 14) North 45°57'39" West 150.46 feet
- 15) North 13°20'15" West 91.16 feet

Thence South 89°02'46" West 185.51 feet to the westerly line of said Parcel 1 being monumented by a Gin Spike with RCFC&WCD Washer set on the easterly side of a large granite boulder;

Thence along the boundary of said Parcel 1 the following four (4) courses:

- 1) North 00°44'57" East 1253.38 feet along said westerly line to an angle point in said Parcel 1
- 2) South 89°09'15" East 487.40 feet to an angle point in said Parcel 1
- 3) North 00°47'15" East 124.95 feet
- 4) South 89°11'33" East 75.00 feet to the **Point of Beginning**.

Containing 745,960 square feet / 17.125 acres more or less

Reserving therefrom a strip of land of variable width, the centerline of which is described as follows:

Commencing at said **Point "B"**;

Thence South 37°31'07" West 48.83 feet to the **Point of Beginning** of a 15.00 foot wide strip of land, lying 7.50 feet on each side of the following described centerline;

Thence South 02°53'25" West 30.19 feet;

Thence South 23°56'20" West 20.69 feet;

Thence South 53°17'59" West 31.76 feet;

Thence South 41°12'21" West 53.22 feet;

Thence South 27°29'14" West 69.07 feet;

Thence South 22°26'30" West 36.94 feet

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

Thence South 16°41'49" West 47.92 feet to **Point "D"** being at a point of intersection with a line bearing South 86°55'02" East, being the end of said 15.00 foot strip and the beginning of a 10.00 foot wide strip, lying 5.00 feet on each side of the following described centerline;

Thence South 15°28'14" West 117.29 feet

Thence SOUTH 39.53 feet

Thence South 13°11'07" West 22.49 feet

Thence South 25°20'17" West 24.31 feet

Thence South 35°43'15" West 28.60 feet

Thence South 17°21'01" West 60.23 feet

Thence South 45°35'08" West 31.53 feet

Thence South 63°19'23" West 39.26 feet

Thence South 40°43'55" West 52.47 feet

Thence South 59°30'08" West 42.73 feet

Thence South 48°09'25" West 37.21 feet

Thence South 36°01'40" West 83.76 feet

Thence South 14°22'05" West 26.88 feet

Thence South 38°40'58" West 14.94 feet

Thence South 27°15'48" West 22.72 feet

Thence South 06°16'58" West 26.59 feet

Thence South 24°45'51" East 50.96 feet

Thence South 42°51'34" East 16.64 feet

Thence South 29°07'36" East 35.50 feet to the line cited as being North 89°15'58" West 171.03 feet being the **Point of Terminus**, said point being distant therefrom South 89°15'58" East 4.06 feet along said line from said **Point "C"**

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CONSERVATION DISTRICT**

The sidelines of said 15.00 foot strip are to be continued or shortened so as to terminate in the north in the northerly line of the described Parcel 2290-1C and in the south in a line which bears South 86°55'02" East through said **Point "D"**, and the sidelines of said 10.00 strip are to be continued or shortened so as to terminate in the north in said line which bears South 86°55'02" East, and in the south in the southerly lines of the described Parcel 2290-1C.

The described variable width strip of land contains 12,080 square feet / 0.277 acres more or less.

(Parcel 2290-1D)

Beginning at said Point "B"

Thence the following six (6) courses each being monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag:

- 1) North 72°46'22" East 91.34 feet
- 2) North 04°00'26" East 144.97 feet
- 3) North 27°29'05" East 108.26 feet
- 4) North 03°40'53" West 45.80 feet
- 5) North 22°19'10" East 95.13 feet
- 6) North 65°03'08" East 229.40 feet

Thence North 12°05'09" East 275.60 feet to the northerly line of said Parcel 1;

Thence South 89°14'14" East 158.19 feet along said northerly line to the northeasterly corner of said Parcel 1;

Thence South 00°44'57" West 1489.54 feet along the easterly line of said Parcel 1, said point being monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag;

Thence North 47°35'30" West 804.06 feet, said point being monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag;

Thence North 02°45'52" East 181.79 feet to the **Point of Beginning**.

Containing 544,131 square feet / 12.492 acres more or less.

RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT

(Parcel 2290-1F)

All that portion of said Parcel 1 lying westerly and southerly of the following described line:

Beginning at the southwesterly corner of the east 60 acres of the Northwest Quarter of said section;

Thence South $36^{\circ}44'37''$ East 359.27 feet to an angle point in the southerly line of said Parcel 1 monumented by a $\frac{3}{4}$ Inch Iron Pipe with RCFC&WCD tag, said point being the **Point of Terminus**.

Containing 178,094 square feet / 4.088 acres more or less

Excepting therefrom all that portion which lies within the Right of Way of Able Road as shown on said Parcel Map No. 16808.

The distances shown herein are in grid. Ground distances may be obtained by dividing the grid distance by a combination factor of 0.99991770.

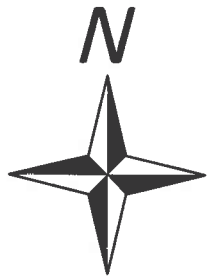
See Exhibit "B" attached hereto and made a part hereof.




JAMES R. McNEILL

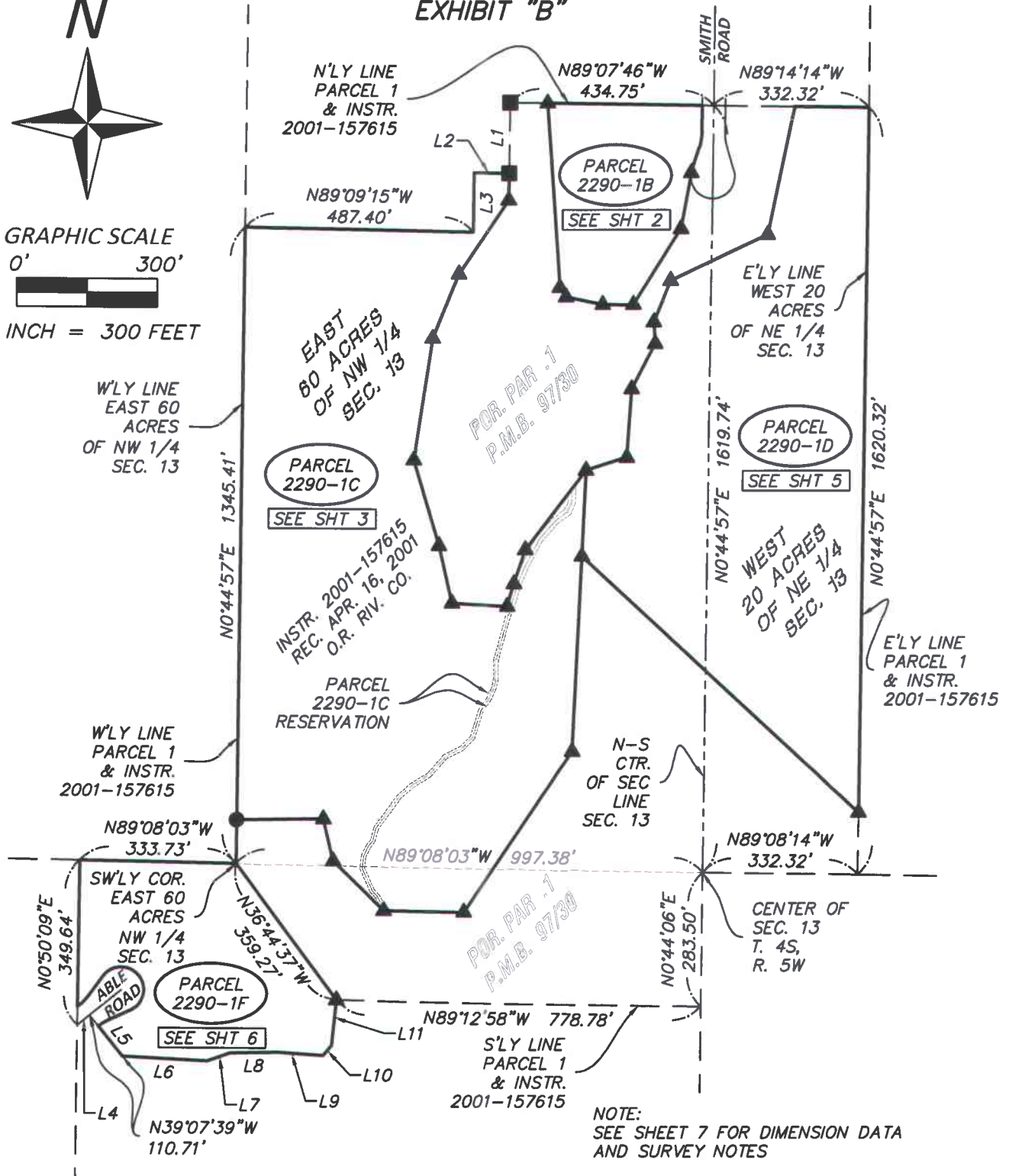
Land Surveyor No. 7752

Date: 8/27/2020



1 INCH = 300 FEET

EXHIBIT "B"

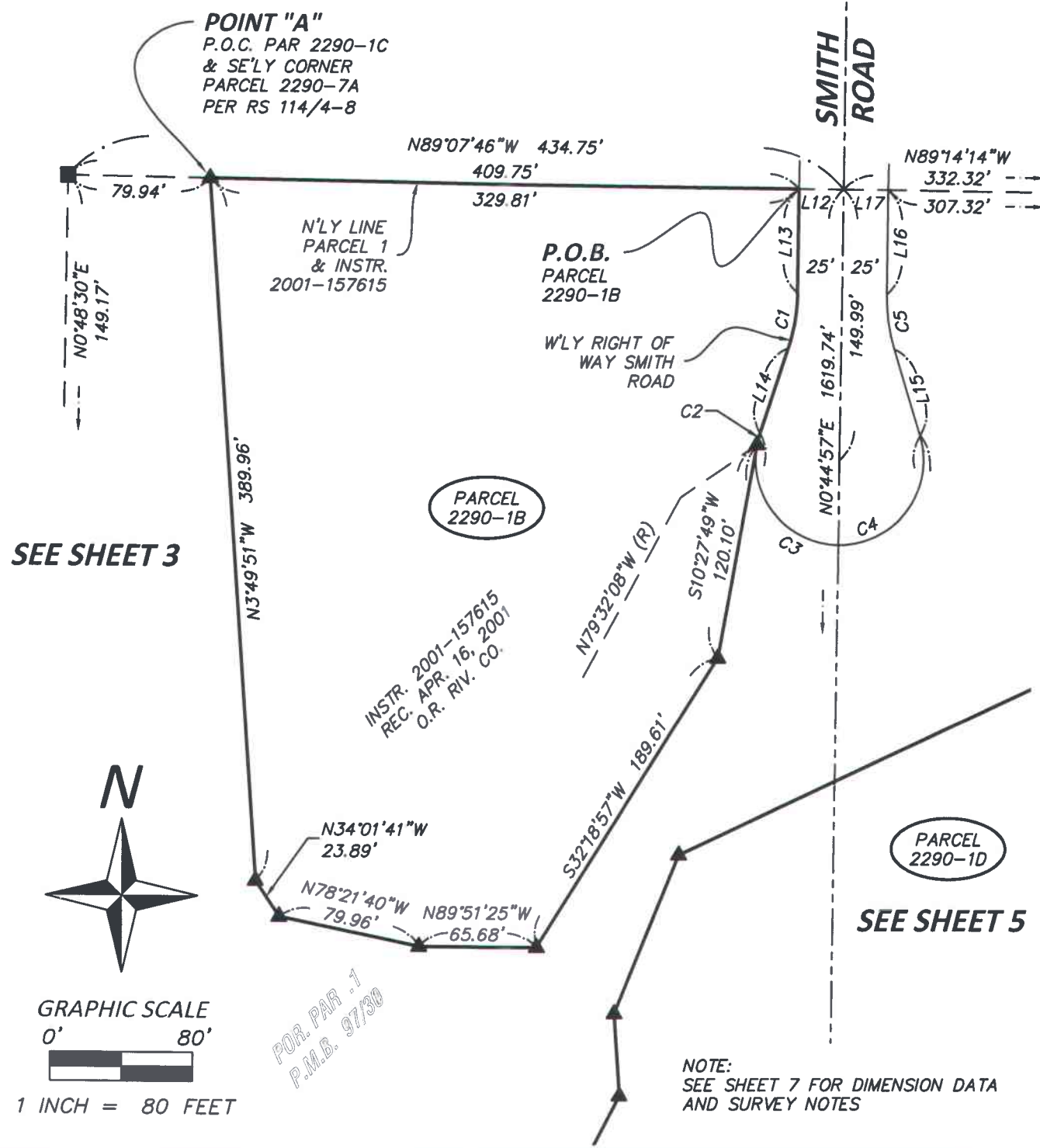


RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=300'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	PARCELS 2290-1B, 2290-1C, 2290-1D, AND 2290-1F	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	1 OF 7

EXHIBIT "B"



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

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=80'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	PARCEL 2290-1B	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	2 OF 7



GRAPHIC SCALE
0' 220'
1 INCH = 220 FEET

EXHIBIT "B"

POINT "A"
P.O.C. PAR 2290-1C
& SE'LY CORNER
PARCEL 2290-7A
PER RS 114/4-8

SEE SHEET 2

W'LY LINE
PARCEL 1
& INSTR.
2001-157615
& WEST 60
ACRES OF
NW 1/4 OF
SEC. 13

INSTR. 2001-157615
REC. APR. 16, 2001
O.R. RIV. CO.

POR. PAR .1
P.M.B. 97/30

POINT "B"
P.O.C. EASEMENT
RESERVATION
& P.O.B. PARCEL
2290-1D

SEE SHEET 5

GIN SPIKE WITH
RCFC&WCD WASHER
E'LY SIDE OF LARGE
GRANITE BOULDER

SEE SHEET 6

NOTE:
SEE SHEET 7 FOR DIMENSION DATA
AND SURVEY NOTES

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=220'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	PARCEL 2290-1C	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	3 OF 7



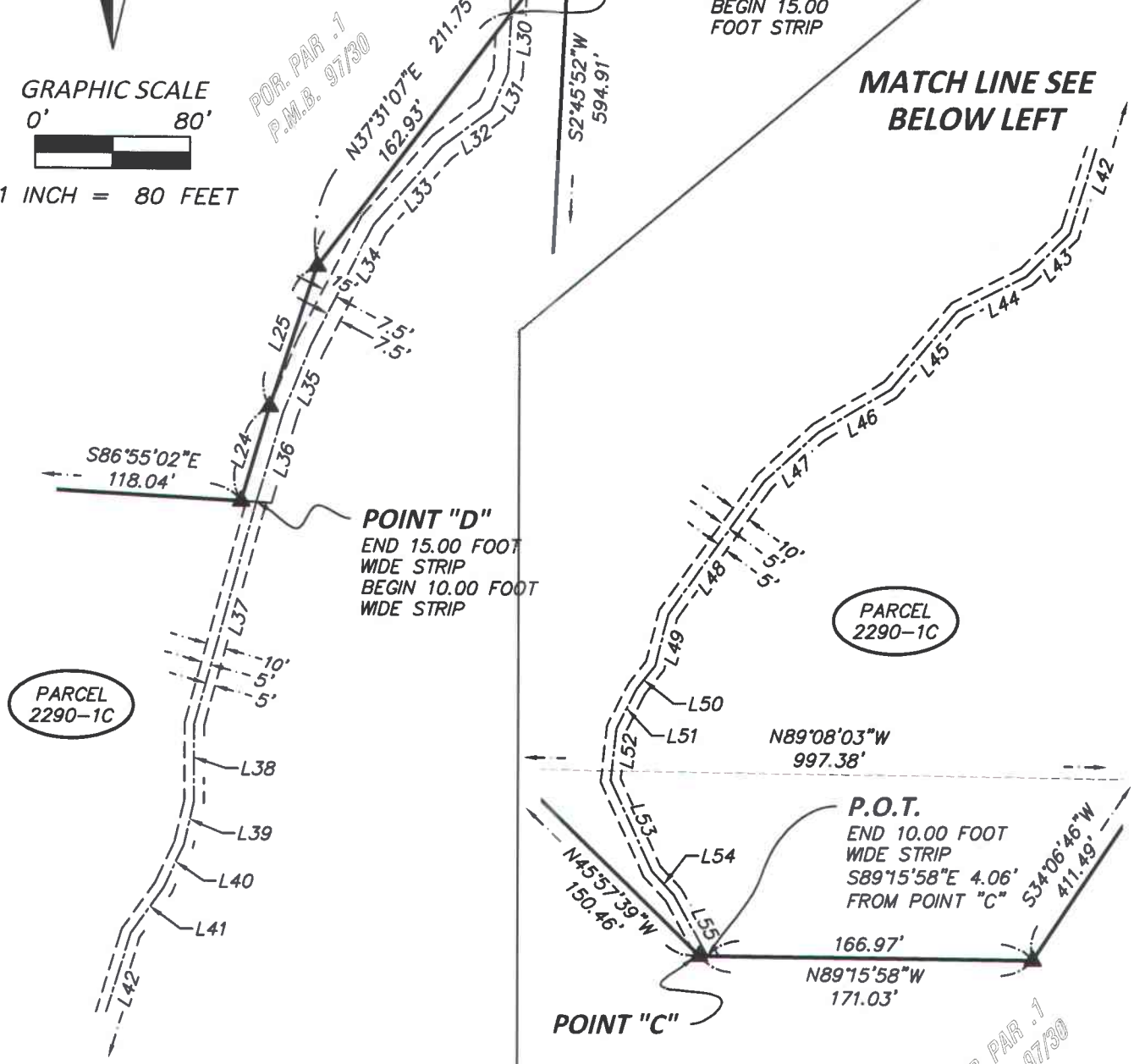
GRAPHIC SCALE
0' 80'
1 INCH = 80 FEET

EXHIBIT "B"

POINT "B"
P.O.C. EASEMENT
RESERVATION
& P.O.B. PARCEL
2290-1D

P.O.B.
EASEMENT
RESERVATION
BEGIN 15.00
FOOT STRIP

**MATCH LINE SEE
BELOW LEFT**



**MATCH LINE SEE
ABOVE RIGHT**

NOTE:
SEE SHEET 7 FOR DIMENSION DATA
AND SURVEY NOTES

FOR. PAR. .1
P.M.B. 97/30

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=80'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	EASEMENT RESERVATION OVER PARCEL 2290-1C	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	4 OF 7



GRAPHIC SCALE
0' 220'
1 INCH = 220 FEET

N'LY LINE
PARCEL 1
& INSTR.
2001-157615

EXHIBIT "B"

NE'LY CORNER
PARCEL 1 &
OF INSTR.
2001-157615

PARCEL
2290-1B

SEE SHEET
2

N89°14'14"W
332.32'

149.09'

158.19'

N12°05'09"E
275.60'

N65°03'08"E
229.40'

PARCEL
2290-1D

E'LY LINE
PARCEL 1
& INSTR.
2001-157615
& EAST
LINE OF
WEST 20
ACRES OF
NE 1/4 OF
SEC. 13

POR. PAR. .1
P.M.B. 97/30

L59

L58

L57

INSTR. 2001-157615
REC. APR. 16, 2001
O.R. RIV. CO.

WEST
20 ACRES
OF NE 1/4
SEC. 13

POINT "B"
P.O.B. PARCEL
2290-1D
& P.O.C. EASEMENT
RESERVATION

SEE SHEET 3

SEE SHEET 4
FOR RESERVATION
EASEMENT DETAIL

PARCEL
2290-1C

N37°31'07"E
211.75'

N2°45'52"E
594.91'

413.12'

L56

N0°44'57"E
1619.74'

N-S
CENTER OF
SECTION LINE

E'LY LINE
THE.
WEST 20
ACRES
OF NE 1/4
SEC. 13

1489.54'

S0°44'57"W
1620.32'

N47°35'30"W
804.06'

POR. PAR. .1
P.M.B. 97/30

CENTER OF
SEC. 13
T. 4S,
R. 5W

SE'LY COR
WEST 20 ACRES
OF NE 1/4
SEC. 13

NOTE:
SEE SHEET 7 FOR DIMENSION DATA
AND SURVEY NOTES

N89°08'03"W
997.38'

N89°08'14"W
332.32'

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=220'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	PARCEL 2290-1D	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	5 OF 7



EXHIBIT "B"

SEE SHEET 3

GRAPHIC SCALE



1 INCH = 100 FEET

W'LY LINE
PARCEL 1
& INSTR.
2001-157615
& WEST LINE OF
EAST 60 ACRES
OF NW 1/4 OF
SEC. 13

W'LY LINE
OF INSTR.
2001-157615

N89°08'03"W
997.38'

N89°08'03"W 333.73'

P.O.B.
PARCEL
2290-1F
SW'LY COR.
EAST 60
ACRES OF
NW 1/4
SEC. 13

W'LY LINE
PARCEL 1
& INSTR.
2001-157615

N0°50'09"E 349.64'

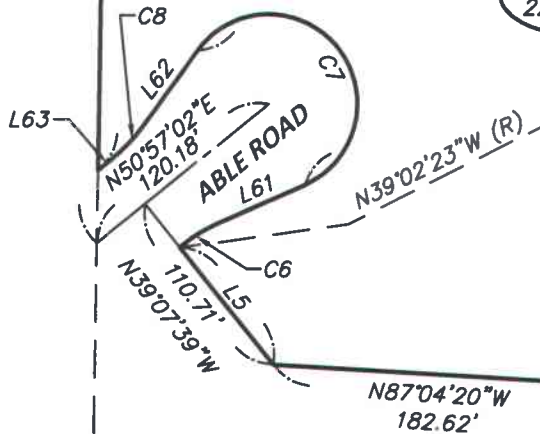
310.55'

S36°44'37"E 359.27'

PCR. PAR. 1
P.M.B. 97/30

PARCEL
2290-1F

P.O.T.
PARCEL
2290-1F



N89°12'58"W
778.78'

S'LY
LINE
PARCEL 1
& INSTR.
2001-157615

DN. 0.1'

NOTE:
SEE SHEET 7 FOR DIMENSION DATA
AND SURVEY NOTES

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=100'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	PARCEL 2290-1F	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	6 OF 7

EXHIBIT "B"

Line Table		
LINE #	DIRECTION	LENGTH
L1	S00°48'30"W	149.17'
L2	S89°11'33"E	75.00'
L3	N00°47'15"E	124.95'
L4	S50°57'02"W	33.54'
L5	N39°07'39"W	80.72'
L6	N87°04'20"W	182.62'
L7	N70°37'10"E	51.78'
L8	N88°33'37"E	100.69'
L9	N86°03'28"W	98.05'
L10	N39°26'04"E	27.84'
L11	N06°10'23"E	96.84'
L12	N89°07'46"W	25.00'
L13	S00°44'57"W	57.94'
L14	S18°20'59"W	50.00'
L15	N16°51'05"W	50.00'
L16	N00°44'57"E	57.88'
L17	N89°14'14"W	24.99'
L18	N89°07'46"W	79.94'
L19	S00°48'30"W	56.41'
L20	S34°10'55"W	188.75'
L21	S22°17'01"W	147.53'
L22	S13°00'30"E	124.27'
L23	S86°55'02"E	118.04'
L24	N16°41'49"E	49.95'
L25	N18°41'01"E	75.91'
L26	N89°15'58"W	171.03'
L27	N45°57'39"W	150.46'
L28	N13°20'15"W	91.16'
L29	S37°31'07"W	48.83'
L30	S02°53'25"W	30.19'

Line Table		
LINE #	DIRECTION	LENGTH
L31	S23°56'20"W	20.69'
L32	S53°17'59"W	31.76'
L33	S41°12'21"W	53.22'
L34	S27°29'14"W	69.07'
L35	S22°26'30"W	36.94'
L36	S16°41'49"W	47.92'
L37	S15°28'14"W	117.29'
L38	S00°00'00"E	39.53'
L39	S13°11'07"W	22.49'
L40	S25°20'17"W	24.31'
L41	S35°43'15"W	28.60'
L42	S17°21'01"W	60.23'
L43	S45°35'08"W	31.53'
L44	S63°19'23"W	39.26'
L45	S40°43'55"W	52.47'
L46	S59°30'08"W	42.73'
L47	S48°09'25"W	37.21'
L48	S36°01'40"W	83.76'
L49	S14°22'05"W	26.88'

Line Table		
LINE #	DIRECTION	LENGTH
L50	S38°40'58"W	14.94'
L51	S27°15'48"W	22.72'
L52	S06°16'58"W	26.59'
L53	S24°45'51"E	50.96'
L54	S42°51'34"E	16.64'
L55	S29°07'36"E	35.50'
L56	N72°46'22"E	91.34'
L57	N04°00'26"E	144.97'
L58	N27°29'05"E	108.26'
L59	N03°40'53"W	45.80'
L60	N22°19'10"E	95.13'
L61	N65°57'41"E	50.00'
L62	N35°56'23"E	50.00'
L63	N50°57'02"E	8.50'

Curve Table			
CURVE #	DELTA	RADIUS	LENGTH
C1	Δ=17°36'02"	99.99'	30.72'
C2	Δ=7°53'07"	47.00'	6.47'
C3	Δ=207°18'57"	47.00'	170.05'
C4	Δ=215°12'04"	47.00'	176.52'
C5	Δ=17°36'02"	99.99'	30.72'
C6	Δ=15°00'04"	99.99'	26.18'
C7	Δ=210°01'18"	48.00'	175.93'
C8	Δ=15°00'39"	99.99'	26.20'

SURVEY NOTES:

▲ INDICATES 3/4" IRON PIPE WITH RCFC&WCD TAG

■ INDICATES 3/4" IRON PIPE WITH "V.C. HUNT L.S. 3579" PLUG

● INDICATES GIN SPIKE WITH RCFC&WCD WASHER ON E'LY SIDE OF LARGE BOULDER

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE	N.T.S.	DRAWN BY	DAC
RCFC-WCD PARCEL NUMBER(S):	PARCELS 2290-1B, 2290-1C, 2290-1D, AND 2290-1F	DATE	08/20/20	CHECK BY	SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	7 OF 7		

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

EXHIBIT "A"

LEGAL DESCRIPTION

Gavilan Hills Basin

Easement

APN: 287-170-009

In the Unincorporated Area of the County of Riverside, State of California, being a strip of land, of variable width, lying within Parcel 1, Parcel Map No. 16808, filed in book 97, page 30 of Parcel Maps, records of said county, and lying within Section 13, Township 4 South, Range 5 West of the Sectionalized Rancho El Sobrante de San Jacinto, the centerline of said strip being described as follows:

Commencing at the intersection of the northerly line of said Parcel 1 with the westerly Right of Way line of Smith Road as shown on said Parcel Map 16808;

Thence along said westerly Right of Way the following four (4) courses:

- 1) South 00°44'57" West 57.94 feet to the beginning of a concave curve westerly having a radius of 99.99 feet;
- 2) Southerly 30.72 feet along said curve through a central angle of 17°36'02";
- 3) South 18°20'59" West 50.00 feet to the beginning of a curve concave northeasterly having a radius of 47.00 feet;
- 4) Southerly and southeasterly 54.03 feet along said curve through a central angle of 65°52'15" to the **Point of Beginning** of said variable width strip, being the beginning of a 15.00 foot wide strip of land, lying 7.50 feet of each side of the following described centerline, a radial line to said point bears South 42°28'44" West;

Thence South 10°54'16" West 58.94 feet;

Thence South 21°27'34" West 56.66 feet;

Thence South 28°29'42" West 78.15 feet;

Thence South 22°19'10" West 104.34 feet;

Thence South 03°40'53" East 53.19 feet;

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

Thence South 27°29'05" West 123.65 feet;

Thence South 13°46'15" West 88.99 feet;

Thence South 49°42'42" West 108.90 feet;

Thence South 02°53'25" West 58.87 feet;

Thence South 23°56'20" West 20.69 feet;

Thence South 53°17'59" West 31.76 feet;

Thence South 41°12'21" West 53.22 feet;

Thence South 27°29'14" West 69.07 feet;

Thence South 22°26'30" West 36.94 feet;

Thence South 16°41'49" West 47.92 feet to **Point "A"** being the ending of said 15.00 foot wide strip and the beginning of a 10.00 foot wide strip, lying 5.00 feet on each side of the following described centerline;

Thence South 15°28'14" West 117.29 feet;

Thence SOUTH 39.53 feet;

Thence South 13°11'07" West 22.49 feet;

Thence South 25°20'17" West 24.31 feet;

Thence South 35°43'15" West 28.60 feet;

Thence South 17°21'01" West 60.23 feet;

Thence South 45°35'08" West 31.53 feet;

Thence South 63°19'23" West 39.26 feet;

Thence South 40°43'55" West 52.47 feet;

Thence South 59°30'08" West 42.73 feet;

Thence South 48°09'25" West 37.21 feet;

RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT

Thence South 36°01'40" West 83.76 feet;

Thence South 14°22'05" West 26.88 feet;

Thence South 38°40'58" West 14.94 feet;

Thence South 27°15'48" West 22.72 feet;

Thence South 06°16'58" West 26.59 feet;

Thence South 24°45'51" East 50.96 feet;

Thence South 42°51'34" East 16.64 feet;

Thence South 29°07'36" East 45.44 feet;

Thence South 18°07'06" West 12.77 feet;

Thence South 56°09'06" West 19.94 feet;

Thence South 25°33'02" West 14.86 feet;

Thence South 38°56'59" West 28.75 feet;

Thence South 34°05'57" West 58.37 feet;

Thence South 07°22'17" West 30.96 feet;

Thence South 38°49'34" West 49.80 feet to the **Point of Terminus** of said variable width strip, said point being northwesterly 5.16 feet on a line bearing North 36°44'37" West 359.27 feet from an angle point on the southerly line of said Parcel 1 and being monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag.

The sidelines of said 15.00 foot strip are to be continued or shortened so as to terminate in the north in said westerly Right of Way of Smith Road and in the south in a line which bears South 86°55'02" East through said **Point "A"**, and the sidelines of said 10.00 foot strip are to be continued or shortened so as to terminate in the north in said line which bears South 86°55'02" East, and in the south in said line which bears North 36°44'37" West.

RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT

Containing 24,864 square feet / 0.571 acre more or less

The distances shown herein are in grid. Ground distances may be obtained by dividing the grid distance by a combination factor of 0.99991770.

See Exhibit "B" attached hereto and made a part hereof.





JAMES R. McNEILL

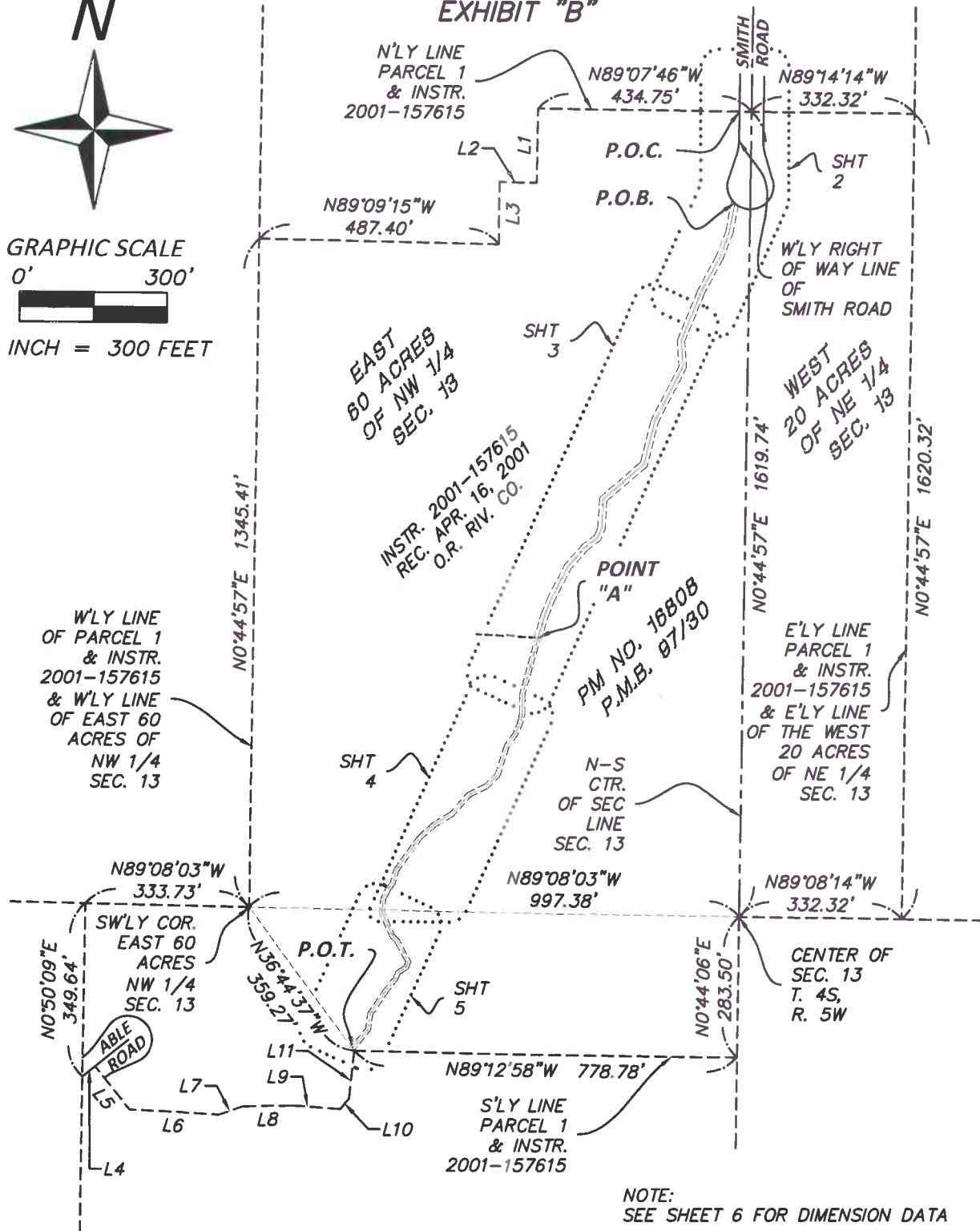
Land Surveyor No. 7752

Date: 8/27/2020



1 INCH = 300 FEET

EXHIBIT "B"



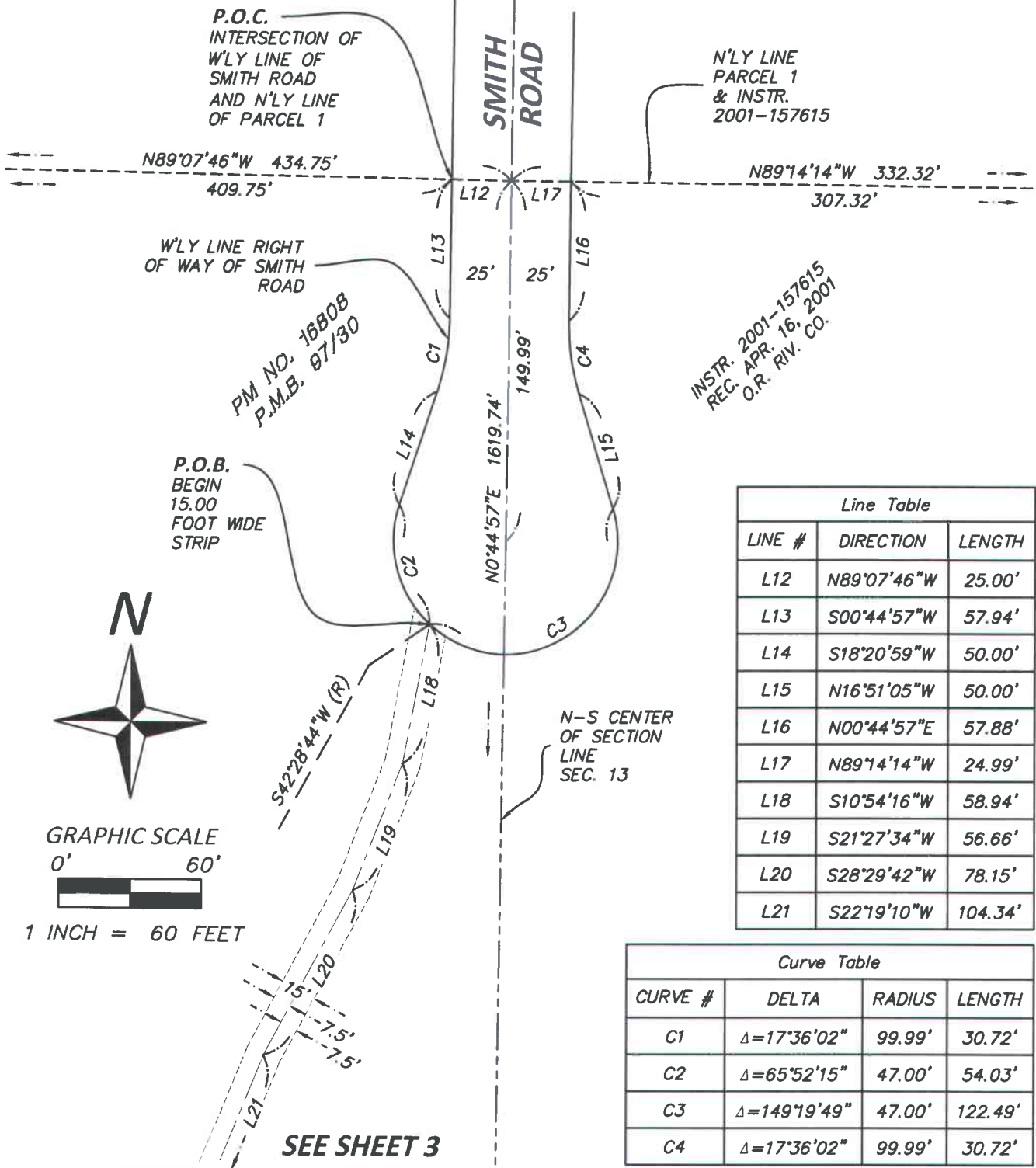
NOTE:
SEE SHEET 6 FOR DIMENSION DATA

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=300'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	R.C.A. EASEMENT	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	1 OF 6

EXHIBIT "B"



Line Table		
LINE #	DIRECTION	LENGTH
L12	N89°07'46"W	25.00'
L13	S00°44'57"W	57.94'
L14	S18°20'59"W	50.00'
L15	N16°51'05"W	50.00'
L16	N00°44'57"E	57.88'
L17	N89°14'14"W	24.99'
L18	S10°54'16"W	58.94'
L19	S21°27'34"W	56.66'
L20	S28°29'42"W	78.15'
L21	S22°19'10"W	104.34'

Curve Table			
CURVE #	DELTA	RADIUS	LENGTH
C1	Δ=17°36'02"	99.99'	30.72'
C2	Δ=65°52'15"	47.00'	54.03'
C3	Δ=149°19'49"	47.00'	122.49'
C4	Δ=17°36'02"	99.99'	30.72'

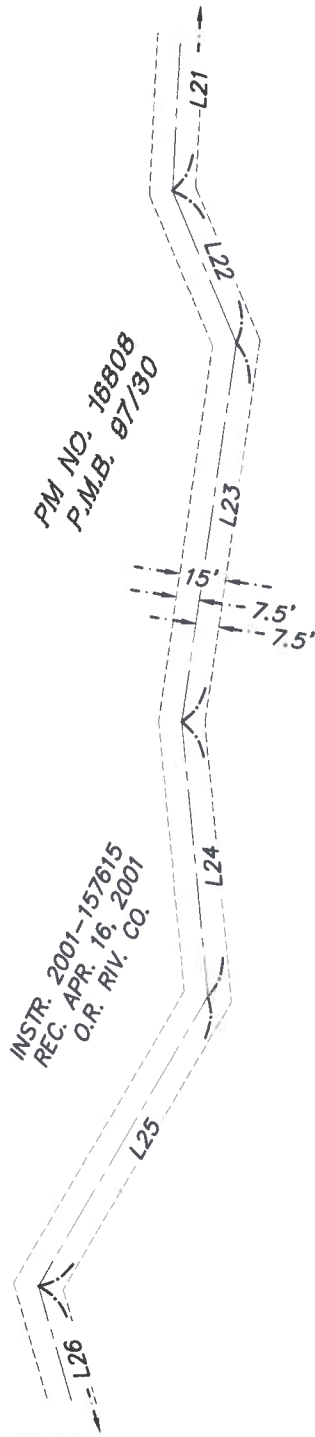
RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT
1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=60'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	R.C.A. EASEMENT	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	2 OF 6

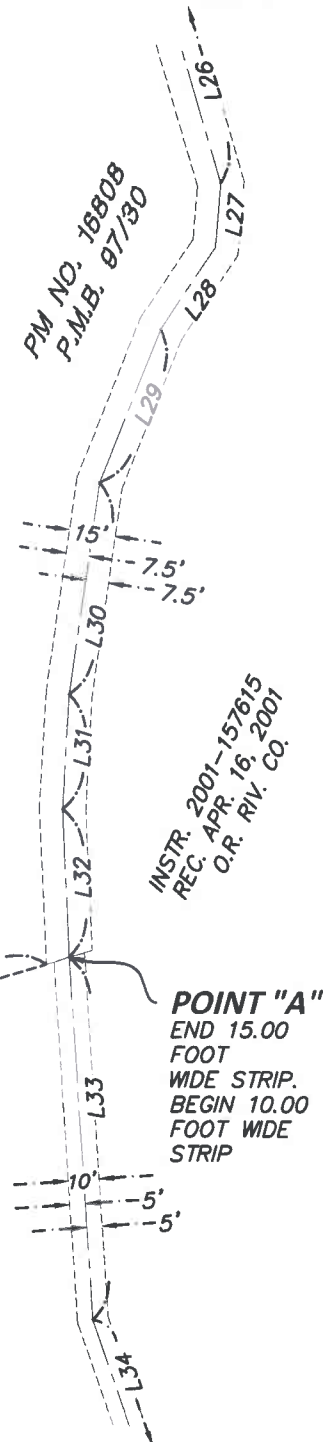
SEE SHEET 2

EXHIBIT "B"

MATCH LINE SEE BELOW LEFT



Line Table		
LINE #	DIRECTION	LENGTH
L21	S22°19'10"W	104.34'
L22	S03°40'53"E	53.19'
L23	S27°29'05"W	123.65'
L24	S13°46'15"W	88.99'
L25	S49°42'42"W	108.90'
L26	S02°53'25"W	58.87'
L27	S23°56'20"W	20.69'
L28	S53°17'59"W	31.76'
L29	S41°12'21"W	53.22'
L30	S27°29'14"W	69.07'
L31	S22°26'30"W	36.94'
L32	S16°41'49"W	47.92'
L33	S15°28'14"W	117.29'
L34	S00°00'00"E	39.53'



1 INCH = 60 FEET

MATCH LINE SEE ABOVE RIGHT

SEE SHEET 4

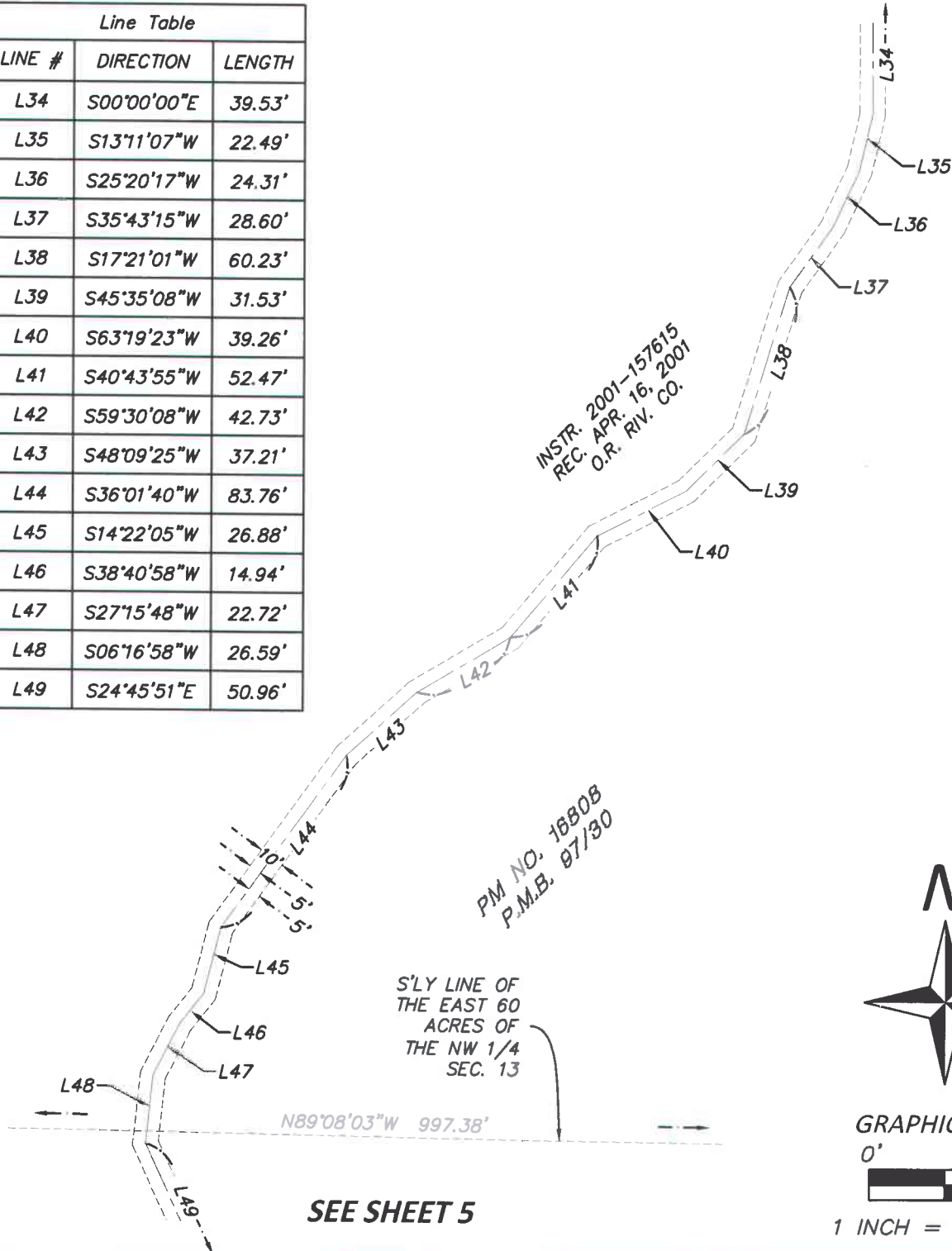
RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT
1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=60'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	R.C.A. EASEMENT	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	3 OF 6

EXHIBIT "B"

SEE SHEET 3

Line Table		
LINE #	DIRECTION	LENGTH
L34	S00°00'00"E	39.53'
L35	S13°11'07"W	22.49'
L36	S25°20'17"W	24.31'
L37	S35°43'15"W	28.60'
L38	S17°21'01"W	60.23'
L39	S45°35'08"W	31.53'
L40	S63°19'23"W	39.26'
L41	S40°43'55"W	52.47'
L42	S59°30'08"W	42.73'
L43	S48°09'25"W	37.21'
L44	S36°01'40"W	83.76'
L45	S14°22'05"W	26.88'
L46	S38°40'58"W	14.94'
L47	S27°15'48"W	22.72'
L48	S06°16'58"W	26.59'
L49	S24°45'51"E	50.96'



INSTR. 2001-157615
REC. APR. 16, 2001
O.R. RIV. CO.

PM NO. 18808
P.M.B. 07/30

S'LY LINE OF
THE EAST 60
ACRES OF
THE NW 1/4
SEC. 13



GRAPHIC SCALE

0' 60'



1 INCH = 60 FEET

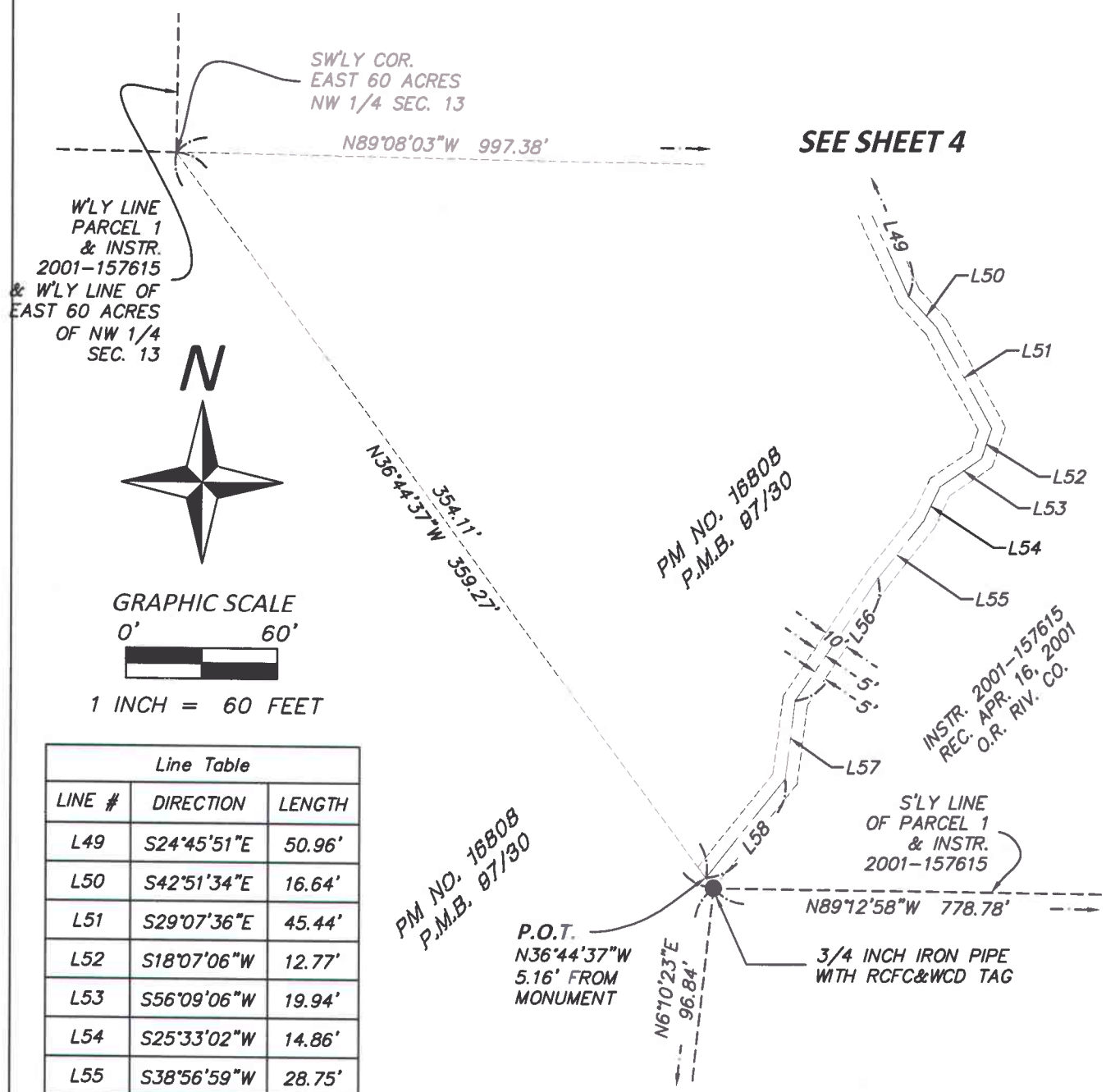
SEE SHEET 5

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=60'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	R.C.A. EASEMENT	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	4 OF 6

EXHIBIT "B"



Line Table		
LINE #	DIRECTION	LENGTH
L49	S24°45'51"E	50.96'
L50	S42°51'34"E	16.64'
L51	S29°07'36"E	45.44'
L52	S18°07'06"W	12.77'
L53	S56°09'06"W	19.94'
L54	S25°33'02"W	14.86'
L55	S38°56'59"W	28.75'
L56	S34°05'57"W	58.37'
L57	S07°22'17"W	30.96'
L58	S38°49'34"W	49.80'

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=60'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	R.C.A. EASEMENT	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	5 OF 6

EXHIBIT "B"

<i>Line Table</i>		
<i>LINE #</i>	<i>DIRECTION</i>	<i>LENGTH</i>
L1	N00°48'30"E	149.17'
L2	N89°11'33"W	75.00'
L3	N00°47'15"E	124.95'
L4	N50°57'02"E	33.54'
L5	N39°07'39"W	110.71'
L6	N87°04'20"W	182.62'
L7	N70°37'10"E	51.78'
L8	N88°33'37"E	100.69'
L9	N86°03'28"W	98.05'
L10	N39°26'04"E	27.84'
L11	N06°10'23"E	96.84'

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

<i>PROJECT NAME:</i>	GAVLAN HILLS BASIN	<i>SCALE</i>	N.T.S.	<i>DRAWN BY</i>	DAC
<i>RCFC-WCD PARCEL NUMBER(S):</i>	R.C.A. EASEMENT	<i>DATE</i>	08/20/20	<i>CHECK BY</i>	SB
<i>RCFC-WCD PROJECT NUMBER:</i>	2-0-00290	<i>SHEET NO.</i>	6 OF 6		

1 **BOARD OF SUPERVISORS**

**RIVERSIDE COUNTY FLOOD CONTROL
AND WATER CONSERVATION DISTRICT**

4 RESOLUTION NO. F2021-05

5 NOTICE OF INTENT TO CONVEY FEE SIMPLE INTEREST IN DISTRICT-OWNED REAL
6 PROPERTY LOCATED IN THE UNINCORPORATED AREA OF PERRIS-GAVILAN HILLS,
7 COUNTY OF RIVERSIDE, IDENTIFIED WITH ASSESSOR'S PARCEL NUMBER 287-170-009,
8 PORTION OF RCFC PARCELS 2290-1B, 2290-1C, 2290-1D AND 2290-1F, AND AN ACCESS
EASEMENT THERETO TO WESTERN RIVERSIDE COUNTY REGIONAL CONSERVATION
AUTHORITY BY GRANT DEED, GAVILAN HILLS-SMITH ROAD, PROJECT NO. 2-0-00290

9 **WHEREAS**, the Riverside County Flood Control and Water Conservation District (District) owns
10 certain real property located in the unincorporated area of Perris-Gavilan Hills, County of Riverside,
11 identified by Assessor's Parcel Number (APN) 287-170-009. The California Department of Fish and
12 Wildlife (CDFW) has determined that conveyance of a portion of this property is suitable to fulfill the
13 requirements of the Streambed Alteration Agreement. In order to meet this permitting requirement, the
14 District will convey fee title to Western Riverside County Regional Conservation Authority (RCA) for a
15 portion of APN 287-170-009, referenced as RCFC Parcels 2290-1B, 2290-1C, 2290-1D and 2290-1F
16 (Property), which is bisected by two unnamed ephemeral streams and is located within Western Riverside
17 Multiple Species Habitat Conservation Plan (MSHCP) Criteria Cell 2420 (Property); and

18 **WHEREAS**, RCA desires to acquire the Property for purposes of wildlife and plant life
19 conservation pursuant to the MSHCP; and

20 **WHEREAS**, on January 5, 2016, the Board of Supervisors of the District adopted Resolution No.
21 F2016-02, which found that the construction, operation and maintenance of the South Norco Channel,
22 Stage 6, Norco MDP Line S-1, Stage 1 and Norco MDP Line S-5 Project, Project No. 2-0-00150-06 (SNC
23 Stage 6 Project), will not have a significant effect on the environment with incorporation of feasible
24 mitigation and authorized the District to proceed with the SNC Stage 6 Project Mitigation for the SNC
25 Stage 6 Project; and

26 **WHEREAS**, mitigation for the SNC Stage 6 Project included submitting notification to CDFW
27 obtaining a Streambed Alteration Agreement No. 1600-2015-0247-R6 Revision 3 (SAA); and
28

FORM APPROVED COUNTY COUNSEL
BY: WESLEY W. STANFIELD DATE: 1/26/21

1 **WHEREAS**, the SAA required the conveyance of fee title of Property to RCA to be held in
2 perpetuity as mitigation for permanent impacts due to the SNC Stage 6 Project; and

3 **WHEREAS**, pursuant to the California Water Code Appendix, Chapter 48, Section 13, the Board
4 of Supervisors of the District has the power to hold, use, acquire, manage, occupy and possess any real
5 property and may determine by resolution duly entered in its minutes that any property, real, personal or
6 mixed, held by the District is no longer necessary to be retained for the uses and purposes thereof and may
7 thereafter sell or otherwise dispose of said property.

8 **NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED** by vote of the
9 Board of Supervisors of the District in regular session assembled on January 26, 2021, in the meeting room
10 of the Board of Supervisors of the District located on the 1st Floor of the County Administrative Center,
11 4080 Lemon Street, Riverside, California, at 9:30 a.m. or soon thereafter, has determined that the Property,
12 more particularly described in Exhibit "A" and Exhibit "B", attached hereto and by this reference
13 incorporated herein, is no longer necessary to be retained for the uses and purposes of the District.

14 **BE IT FURTHER RESOLVED, DETERMINED AND ORDERED** that notice is hereby given
15 pursuant to California Water Code Appendix, Chapter 48, Section 13, that the District intends to convey
16 the fee title interest in the exempt surplus property at or after 9:30 a.m. on or after February 9, 2021 to RCA.

17 **BE IT FURTHER RESOLVED, DETERMINED AND ORDERED** that the Clerk of the Board
18 is directed to give notice hereof as provided in Section 6061 of the Government Code.

19
20 ROLL CALL:

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

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

28
Kecia R. Harper, Clerk of said Board
By _____
Deputy

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

EXHIBIT "A"

LEGAL DESCRIPTION

Gavilan Hills Basin

APN: 287-170-009

In the Unincorporated Area of the County of Riverside, State of California, being those portions of Parcel 1, Parcel Map No. 16808, filed in book 97, page 30 of Parcel Maps, records of said county, and lying within Section 13, Township 4 South, Range 5 West of the Sectionalized Rancho El Sobrante de San Jacinto described as follows:

(Parcel 2290-1B)

Beginning at the intersection of the northerly line of said Parcel 1 with the westerly Right of Way of Smith Road as shown on said Parcel Map 16808;

Thence along said westerly Right of Way the following four (4) courses:

- 1) South $00^{\circ}44'57''$ West 57.94 feet to the beginning of a concave curve westerly having a radius of 99.99 feet;
- 2) Southerly 30.72 feet along said curve through a central angle of $17^{\circ}36'02''$;
- 3) South $18^{\circ}20'59''$ West 50.00 feet to the beginning of a curve concave northeasterly having a radius of 47.00 feet;
- 4) Southerly 6.47 feet along said curve through a central angle of $07^{\circ}53'07''$ to a point being monumented by a $\frac{3}{4}$ Inch Iron Pipe with RCFC&WCD tag, a radial line to said point bears North $79^{\circ}32'08''$ West;

Thence the following five (5) courses each being monumented by a $\frac{3}{4}$ Inch Iron Pipe with RCFC&WCD tag:

- 1) South $10^{\circ}27'49''$ West 120.10 feet
- 2) South $32^{\circ}18'57''$ West 189.61 feet
- 3) North $89^{\circ}51'25''$ West 65.68 feet
- 4) North $78^{\circ}21'40''$ West 79.96 feet
- 5) North $34^{\circ}01'41''$ West 23.89 feet

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

Thence North 03°49'51" West 389.96 feet to the southeasterly corner of Parcel 2290-7A monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag as shown on Record of Survey filed in book 114, pages 4 through 8, inclusive, official records of said county, said point being known as **Point "A"**;

Thence South 89°07'46" East 329.81 feet along said northerly line to the **Point of Beginning**.

Containing 112,133 square feet / 2.574 acres more or less

(Parcel 2290-1C)

Commencing at said Point "A";

Thence along the boundary of said Parcel 1 the following two (2) courses:

- 1) North 89°07'46" West 79.94 feet along said northerly line to an angle point in said Parcel 1 being monumented by a ¾ Inch Iron Pipe with V.C. Hunt L.S. 3579 Plug;
- 2) South 00°48'30" West 149.17 feet to an angle point in said Parcel being the **Point of Beginning**, said point being monumented by a ¾ Inch Iron Pipe with V.C. Hunt L.S. 3579 Plug;

Thence the following fifteen (15) courses each being monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag:

- 1) Continuing South 00°48'30" West 56.41 feet
- 2) South 34°10'55" West 188.75 feet
- 3) South 22°17'01" West 147.53 feet
- 4) South 08°48'02" West 260.93 feet
- 5) South 16°36'37" East 188.67 feet
- 6) South 13°00'30" East 124.27 feet
- 7) South 86°55'02" East 118.04 feet
- 8) North 16°41'49" East 49.95 feet
- 9) North 18°41'01" East 75.91 feet
- 10) North 37°31'07" East 211.75 feet being **Point "B"**

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

- 11) South 02°45'52" West 594.91 feet
- 12) South 34°06'46" West 411.49 feet
- 13) North 89°15'58" West 171.03 feet being **Point "C"**
- 14) North 45°57'39" West 150.46 feet
- 15) North 13°20'15" West 91.16 feet

Thence South 89°02'46" West 185.51 feet to the westerly line of said Parcel 1 being monumented by a Gin Spike with RCFC&WCD Washer set on the easterly side of a large granite boulder;

Thence along the boundary of said Parcel 1 the following four (4) courses:

- 1) North 00°44'57" East 1253.38 feet along said westerly line to an angle point in said Parcel 1
- 2) South 89°09'15" East 487.40 feet to an angle point in said Parcel 1
- 3) North 00°47'15" East 124.95 feet
- 4) South 89°11'33" East 75.00 feet to the **Point of Beginning**.

Containing 745,960 square feet / 17.125 acres more or less

Reserving therefrom a strip of land of variable width, the centerline of which is described as follows:

Commencing at said **Point "B"**;

Thence South 37°31'07" West 48.83 feet to the **Point of Beginning** of a 15.00 foot wide strip of land, lying 7.50 feet on each side of the following described centerline;

Thence South 02°53'25" West 30.19 feet;

Thence South 23°56'20" West 20.69 feet;

Thence South 53°17'59" West 31.76 feet;

Thence South 41°12'21" West 53.22 feet;

Thence South 27°29'14" West 69.07 feet;

Thence South 22°26'30" West 36.94 feet

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

Thence South $16^{\circ}41'49''$ West 47.92 feet to **Point "D"** being at a point of intersection with a line bearing South $86^{\circ}55'02''$ East, being the end of said 15.00 foot strip and the beginning of a 10.00 foot wide strip, lying 5.00 feet on each side of the following described centerline;

Thence South $15^{\circ}28'14''$ West 117.29 feet

Thence SOUTH 39.53 feet

Thence South $13^{\circ}11'07''$ West 22.49 feet

Thence South $25^{\circ}20'17''$ West 24.31 feet

Thence South $35^{\circ}43'15''$ West 28.60 feet

Thence South $17^{\circ}21'01''$ West 60.23 feet

Thence South $45^{\circ}35'08''$ West 31.53 feet

Thence South $63^{\circ}19'23''$ West 39.26 feet

Thence South $40^{\circ}43'55''$ West 52.47 feet

Thence South $59^{\circ}30'08''$ West 42.73 feet

Thence South $48^{\circ}09'25''$ West 37.21 feet

Thence South $36^{\circ}01'40''$ West 83.76 feet

Thence South $14^{\circ}22'05''$ West 26.88 feet

Thence South $38^{\circ}40'58''$ West 14.94 feet

Thence South $27^{\circ}15'48''$ West 22.72 feet

Thence South $06^{\circ}16'58''$ West 26.59 feet

Thence South $24^{\circ}45'51''$ East 50.96 feet

Thence South $42^{\circ}51'34''$ East 16.64 feet

Thence South $29^{\circ}07'36''$ East 35.50 feet to the line cited as being North $89^{\circ}15'58''$ West 171.03 feet being the **Point of Terminus**, said point being distant therefrom South $89^{\circ}15'58''$ East 4.06 feet along said line from said **Point "C"**

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

The sidelines of said 15.00 foot strip are to be continued or shortened so as to terminate in the north in the northerly line of the described Parcel 2290-1C and in the south in a line which bears South 86°55'02" East through said **Point "D"**, and the sidelines of said 10.00 strip are to be continued or shortened so as to terminate in the north in said line which bears South 86°55'02" East, and in the south in the southerly lines of the described Parcel 2290-1C.

The described variable width strip of land contains 12,080 square feet / 0.277 acres more or less.

(Parcel 2290-1D)

Beginning at said Point "B"

Thence the following six (6) courses each being monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag:

- 1) North 72°46'22" East 91.34 feet
- 2) North 04°00'26" East 144.97 feet
- 3) North 27°29'05" East 108.26 feet
- 4) North 03°40'53" West 45.80 feet
- 5) North 22°19'10" East 95.13 feet
- 6) North 65°03'08" East 229.40 feet

Thence North 12°05'09" East 275.60 feet to the northerly line of said Parcel 1;

Thence South 89°14'14" East 158.19 feet along said northerly line to the northeasterly corner of said Parcel 1;

Thence South 00°44'57" West 1489.54 feet along the easterly line of said Parcel 1, said point being monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag;

Thence North 47°35'30" West 804.06 feet, said point being monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag;

Thence North 02°45'52" East 181.79 feet to the **Point of Beginning**.

Containing 544,131 square feet / 12.492 acres more or less.

RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT

(Parcel 2290-1F)

All that portion of said Parcel 1 lying westerly and southerly of the following described line:

Beginning at the southwesterly corner of the east 60 acres of the Northwest Quarter of said section;

Thence South $36^{\circ}44'37''$ East 359.27 feet to an angle point in the southerly line of said Parcel 1 monumented by a $\frac{3}{4}$ Inch Iron Pipe with RCFC&WCD tag, said point being the **Point of Terminus**.

Containing 178,094 square feet / 4.088 acres more or less

Excepting therefrom all that portion which lies within the Right of Way of Able Road as shown on said Parcel Map No. 16808.

The distances shown herein are in grid. Ground distances may be obtained by dividing the grid distance by a combination factor of 0.99991770.

See Exhibit "B" attached hereto and made a part hereof.




JAMES R. McNEILL

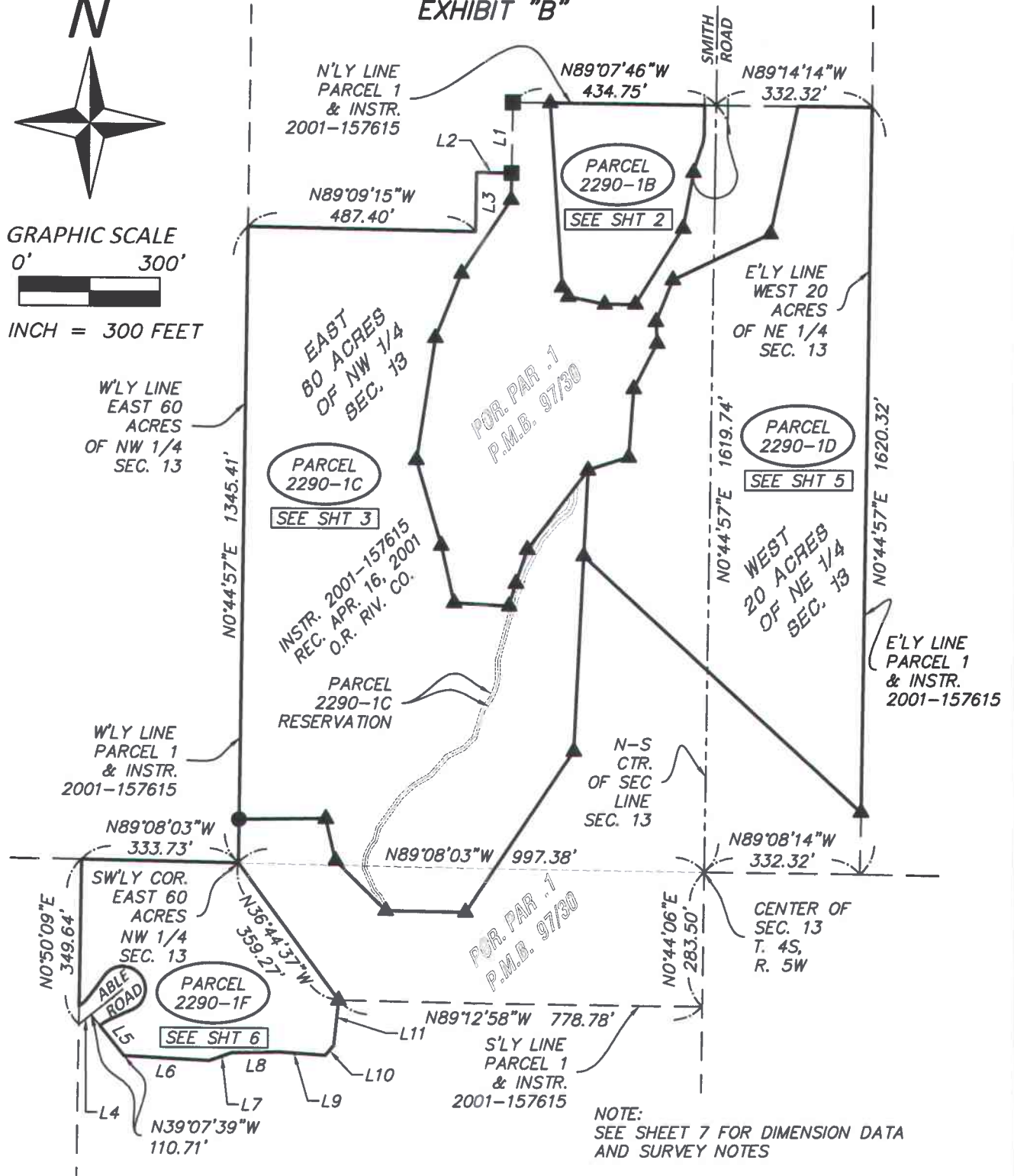
Land Surveyor No. 7752

Date: 8/27/2020



1 INCH = 300 FEET

EXHIBIT "B"



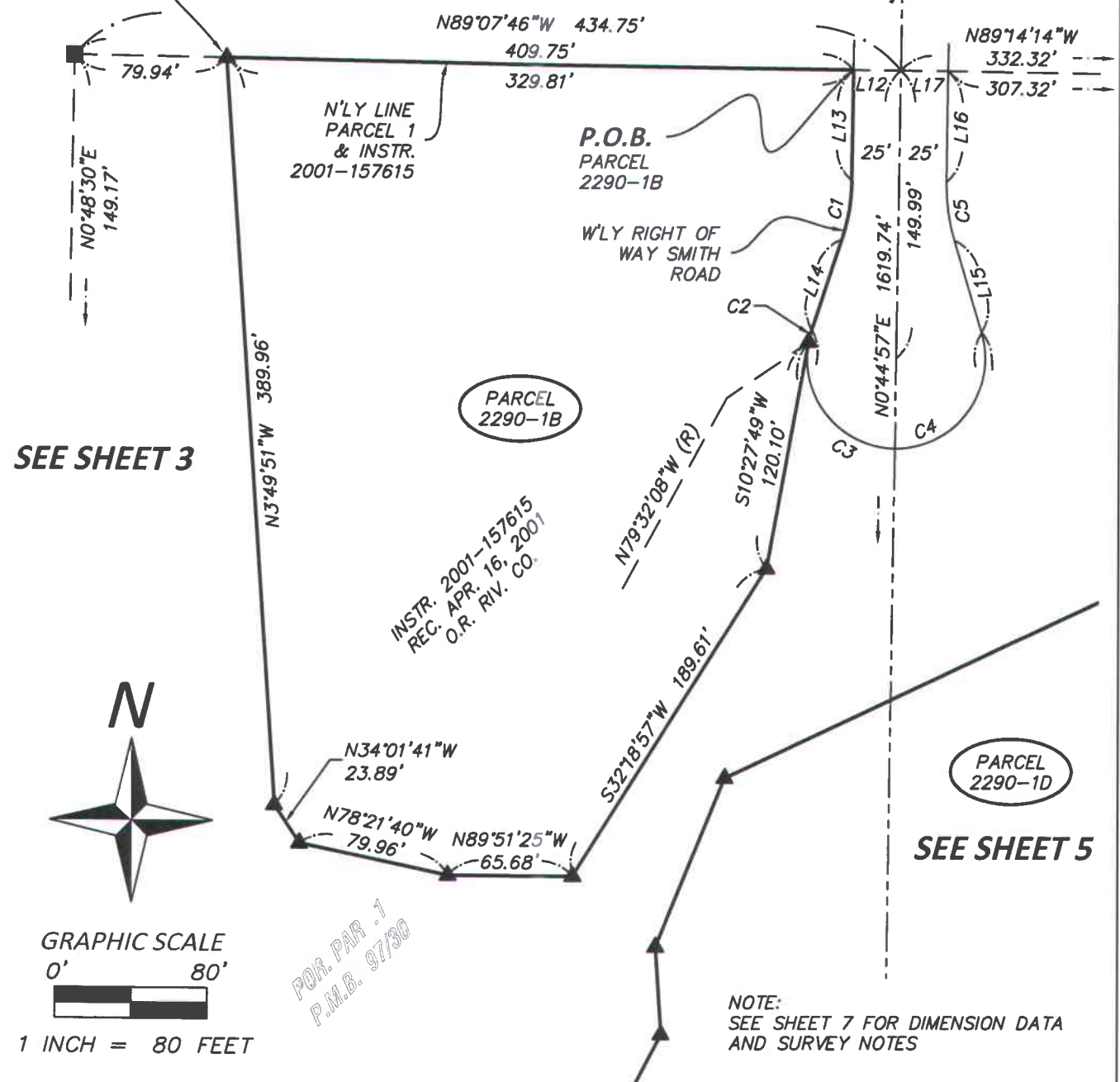
RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=300'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	PARCELS 2290-1B, 2290-1C, 2290-1D, AND 2290-1F	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	1 OF 7

EXHIBIT "B"

POINT "A"
 P.O.C. PAR 2290-1C
 & SE'LY CORNER
 PARCEL 2290-7A
 PER RS 114/4-8



SEE SHEET 3



1 INCH = 80 FEET

SEE SHEET 5

NOTE:
 SEE SHEET 7 FOR DIMENSION DATA
 AND SURVEY NOTES

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

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=80'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	PARCEL 2290-1B	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	2 OF 7



GRAPHIC SCALE
0' 220'
1 INCH = 220 FEET

EXHIBIT "B"

POINT "A"
P.O.C. PAR 2290-1C
& SE'LY CORNER
PARCEL 2290-7A
PER RS 114/4-8

SEE SHEET 2

PARCEL
2290-1B

POR. PAR. .1
P.M.B. 97/30

POINT "B"
P.O.C. EASEMENT
RESERVATION
& P.O.B. PARCEL
2290-1D

PARCEL
2290-1D

SEE SHEET 5

INSTR. 2001-157615
REC. APR. 16, 2001
O.R. RIV. CO.

PARCEL
2290-1C

SEE SHEET 4
LEFT SIDE
FOR EASEMENT
RESERVATION
DETAIL

SEE SHEET 4
RIGHT SIDE
FOR EASEMENT
RESERVATION
DETAIL

GIN SPIKE WITH
RCFC&WCD WASHER
E'LY SIDE OF LARGE
GRANITE BOULDER

SEE SHEET 6

POINT "C"

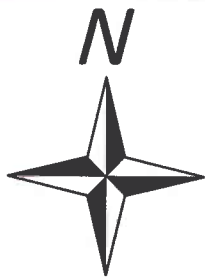
POR. PAR. .1
P.M.B. 97/30

NOTE:
SEE SHEET 7 FOR DIMENSION DATA
AND SURVEY NOTES

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=220'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	PARCEL 2290-1C	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	3 OF 7



GRAPHIC SCALE
0' 80'



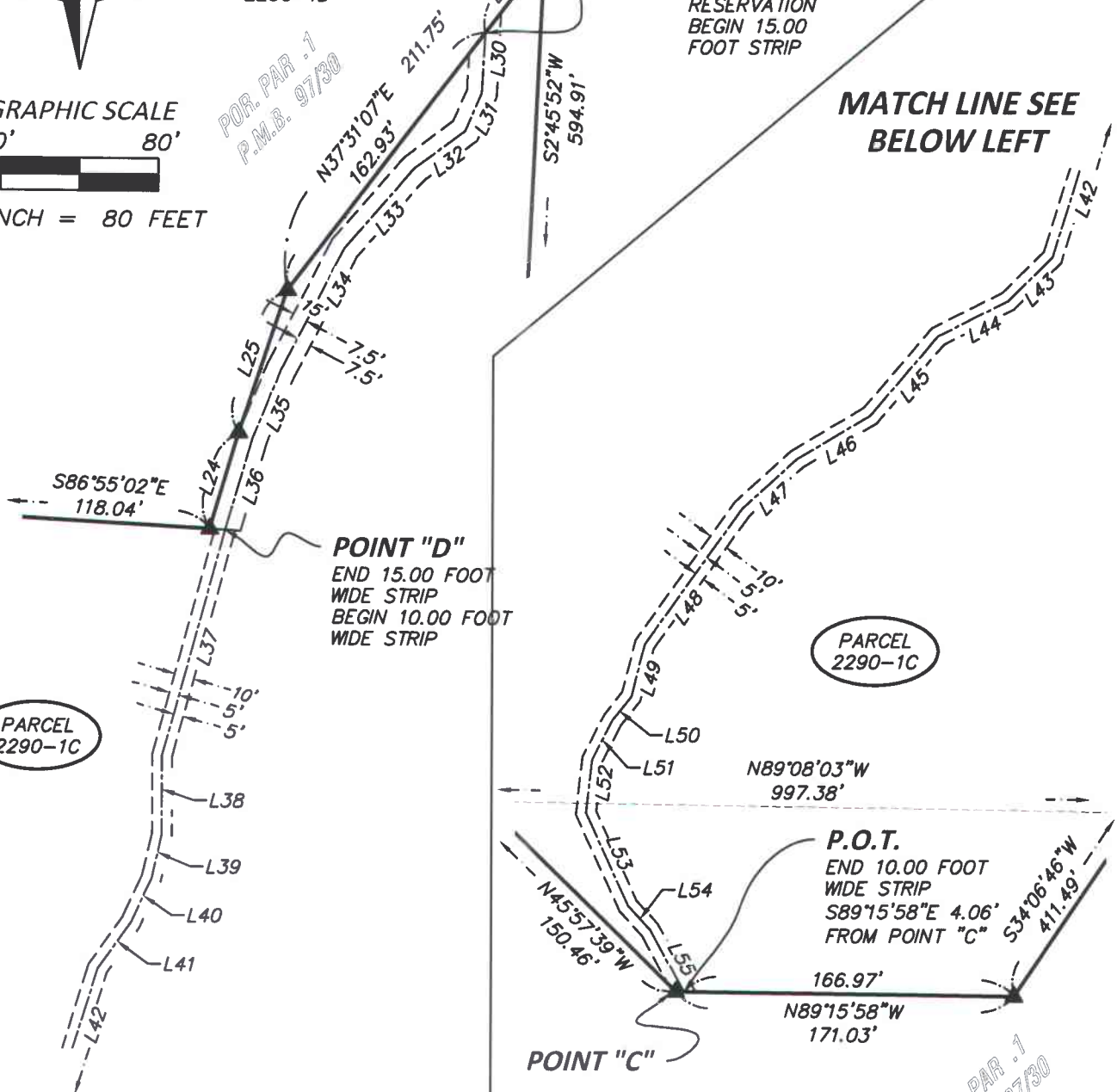
1 INCH = 80 FEET

EXHIBIT "B"

POINT "B"
P.O.C. EASEMENT
RESERVATION
& P.O.B. PARCEL
2290-1D

P.O.B.
EASEMENT
RESERVATION
BEGIN 15.00
FOOT STRIP

**MATCH LINE SEE
BELOW LEFT**



**MATCH LINE SEE
ABOVE RIGHT**

NOTE:
SEE SHEET 7 FOR DIMENSION DATA
AND SURVEY NOTES

FOR. PAR. 1
P.M.B. 97/30

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=80'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	EASEMENT RESERVATION OVER PARCEL 2290-1C	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	4 OF 7



GRAPHIC SCALE



1 INCH = 220 FEET

N'LY LINE
PARCEL 1
& INSTR.
2001-157615

EXHIBIT "B"

NE'LY CORNER
PARCEL 1 &
OF INSTR.
2001-157615

**SEE SHEET
2**

PARCEL
2290-1B

PARCEL
2290-1D

E'LY LINE
PARCEL 1
& INSTR.
2001-157615
& EAST
LINE OF
WEST 20
ACRES OF
NE 1/4 OF
SEC. 13

POR. PAR. 1
P.M.B. 97/30

INSTR. 2001-157615
REC. APR. 16, 2001
O.R. RIV. CO.

WEST
20 ACRES
OF NE 1/4
SEC. 13

POINT "B"
P.O.B. PARCEL
2290-1D
& P.O.C. EASEMENT
RESERVATION

SEE SHEET 3

SEE SHEET 4
FOR RESERVATION
EASEMENT DETAIL

PARCEL
2290-1C

N-S
CENTER OF
SECTION LINE

E'LY LINE
THE
WEST 20
ACRES
OF NE 1/4
SEC. 13

NOTE:
SEE SHEET 7 FOR DIMENSION DATA
AND SURVEY NOTES

POR. PAR. 1
P.M.B. 97/30

CENTER OF
SEC. 13
T. 4S,
R. 5W

SE'LY COR
WEST 20 ACRES
OF NE 1/4
SEC. 13

N89°08'03"W
997.38'

N89°08'14"W
332.32'

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE	1"=220'	DRAWN BY	DAC
RCFC-WCD PARCEL NUMBER(S):	PARCEL 2290-1D	DATE	08/20/20	CHECK BY	SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	5 OF 7		

EXHIBIT "B"



GRAPHIC SCALE

0' 100'



1 INCH = 100 FEET

SEE SHEET 3

W'LY LINE
PARCEL 1
& INSTR.
2001-157615
& WEST LINE OF
EAST 60 ACRES
OF NW 1/4 OF
SEC. 13

W'LY LINE
OF INSTR.
2001-157615

N89°08'03"W
997.38'

N89°08'03"W 333.73'

P.O.B.
PARCEL
2290-1F
SW'LY COR.
EAST 60
ACRES OF
NW 1/4
SEC. 13

W'LY LINE
PARCEL 1
& INSTR.
2001-157615

N0°50'09"E 349.64'

310.55'

L63

C8

L62

N50°57'02"E
120.18'

ABLE ROAD

L61

N39°07'39"W
110.71'

L5

C6

N39°02'23"W (R)

N87°04'20"W
182.62'

L7

L8

L9

POR. PAR. 1
P.M.B. 97/30

P.O.T.
PARCEL
2290-1F

N89°12'58"W
778.78'

DN. 0.1'

S'LY
LINE
PARCEL 1
& INSTR.
2001-157615

N6°10'23"E
96.84'

L10

N0°44'57"E
1345.41'

92.03'

S36°44'37"E
359.27'

NOTE:
SEE SHEET 7 FOR DIMENSION DATA
AND SURVEY NOTES

PARCEL
2290-1F

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=100'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	PARCEL 2290-1F	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	6 OF 7

EXHIBIT "B"

Line Table		
LINE #	DIRECTION	LENGTH
L1	S00°48'30"W	149.17'
L2	S89°11'33"E	75.00'
L3	N00°47'15"E	124.95'
L4	S50°57'02"W	33.54'
L5	N39°07'39"W	80.72'
L6	N87°04'20"W	182.62'
L7	N70°37'10"E	51.78'
L8	N88°33'37"E	100.69'
L9	N86°03'28"W	98.05'
L10	N39°26'04"E	27.84'
L11	N06°10'23"E	96.84'
L12	N89°07'46"W	25.00'
L13	S00°44'57"W	57.94'
L14	S18°20'59"W	50.00'
L15	N16°51'05"W	50.00'
L16	N00°44'57"E	57.88'
L17	N89°14'14"W	24.99'
L18	N89°07'46"W	79.94'
L19	S00°48'30"W	56.41'
L20	S34°10'55"W	188.75'
L21	S22°17'01"W	147.53'
L22	S13°00'30"E	124.27'
L23	S86°55'02"E	118.04'
L24	N16°41'49"E	49.95'
L25	N18°41'01"E	75.91'
L26	N89°15'58"W	171.03'
L27	N45°57'39"W	150.46'
L28	N13°20'15"W	91.16'
L29	S37°31'07"W	48.83'
L30	S02°53'25"W	30.19'

Line Table		
LINE #	DIRECTION	LENGTH
L31	S23°56'20"W	20.69'
L32	S53°17'59"W	31.76'
L33	S41°12'21"W	53.22'
L34	S27°29'14"W	69.07'
L35	S22°26'30"W	36.94'
L36	S16°41'49"W	47.92'
L37	S15°28'14"W	117.29'
L38	S00°00'00"E	39.53'
L39	S13°11'07"W	22.49'
L40	S25°20'17"W	24.31'
L41	S35°43'15"W	28.60'
L42	S17°21'01"W	60.23'
L43	S45°35'08"W	31.53'
L44	S63°19'23"W	39.26'
L45	S40°43'55"W	52.47'
L46	S59°30'08"W	42.73'
L47	S48°09'25"W	37.21'
L48	S36°01'40"W	83.76'
L49	S14°22'05"W	26.88'

Line Table		
LINE #	DIRECTION	LENGTH
L50	S38°40'58"W	14.94'
L51	S27°15'48"W	22.72'
L52	S06°16'58"W	26.59'
L53	S24°45'51"E	50.96'
L54	S42°51'34"E	16.64'
L55	S29°07'36"E	35.50'
L56	N72°46'22"E	91.34'
L57	N04°00'26"E	144.97'
L58	N27°29'05"E	108.26'
L59	N03°40'53"W	45.80'
L60	N22°19'10"E	95.13'
L61	N65°57'41"E	50.00'
L62	N35°56'23"E	50.00'
L63	N50°57'02"E	8.50'

Curve Table			
CURVE #	DELTA	RADIUS	LENGTH
C1	Δ=17°36'02"	99.99'	30.72'
C2	Δ=7°53'07"	47.00'	6.47'
C3	Δ=207°18'57"	47.00'	170.05'
C4	Δ=215°12'04"	47.00'	176.52'
C5	Δ=17°36'02"	99.99'	30.72'
C6	Δ=15°00'04"	99.99'	26.18'
C7	Δ=210°01'18"	48.00'	175.93'
C8	Δ=15°00'39"	99.99'	26.20'

SURVEY NOTES:

▲ INDICATES 3/4" IRON PIPE WITH RCFC&WCD TAG

■ INDICATES 3/4" IRON PIPE WITH "V.C. HUNT L.S. 3579" PLUG

● INDICATES GIN SPIKE WITH RCFC&WCD WASHER ON E'LY SIDE OF LARGE BOULDER

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE	N.T.S.	DRAWN BY	DAC
RCFC-WCD PARCEL NUMBER(S):	PARCELS 2290-1B, 2290-1C, 2290-1D, AND 2290-1F	DATE	08/20/20	CHECK BY	SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	7 OF 7		

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

EXHIBIT "A"

LEGAL DESCRIPTION

Gavilan Hills Basin

Easement

APN: 287-170-009

In the Unincorporated Area of the County of Riverside, State of California, being a strip of land, of variable width, lying within Parcel 1, Parcel Map No. 16808, filed in book 97, page 30 of Parcel Maps, records of said county, and lying within Section 13, Township 4 South, Range 5 West of the Sectionalized Rancho El Sobrante de San Jacinto, the centerline of said strip being described as follows:

Commencing at the intersection of the northerly line of said Parcel 1 with the westerly Right of Way line of Smith Road as shown on said Parcel Map 16808;

Thence along said westerly Right of Way the following four (4) courses:

- 1) South $00^{\circ}44'57''$ West 57.94 feet to the beginning of a concave curve westerly having a radius of 99.99 feet;
- 2) Southerly 30.72 feet along said curve through a central angle of $17^{\circ}36'02''$;
- 3) South $18^{\circ}20'59''$ West 50.00 feet to the beginning of a curve concave northeasterly having a radius of 47.00 feet;
- 4) Southerly and southeasterly 54.03 feet along said curve through a central angle of $65^{\circ}52'15''$ to the **Point of Beginning** of said variable width strip, being the beginning of a 15.00 foot wide strip of land, lying 7.50 feet of each side of the following described centerline, a radial line to said point bears South $42^{\circ}28'44''$ West;

Thence South $10^{\circ}54'16''$ West 58.94 feet;

Thence South $21^{\circ}27'34''$ West 56.66 feet;

Thence South $28^{\circ}29'42''$ West 78.15 feet;

Thence South $22^{\circ}19'10''$ West 104.34 feet;

Thence South $03^{\circ}40'53''$ East 53.19 feet;

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

Thence South 27°29'05" West 123.65 feet;

Thence South 13°46'15" West 88.99 feet;

Thence South 49°42'42" West 108.90 feet;

Thence South 02°53'25" West 58.87 feet;

Thence South 23°56'20" West 20.69 feet;

Thence South 53°17'59" West 31.76 feet;

Thence South 41°12'21" West 53.22 feet;

Thence South 27°29'14" West 69.07 feet;

Thence South 22°26'30" West 36.94 feet;

Thence South 16°41'49" West 47.92 feet to **Point "A"** being the ending of said 15.00 foot wide strip and the beginning of a 10.00 foot wide strip, lying 5.00 feet on each side of the following described centerline;

Thence South 15°28'14" West 117.29 feet;

Thence SOUTH 39.53 feet;

Thence South 13°11'07" West 22.49 feet;

Thence South 25°20'17" West 24.31 feet;

Thence South 35°43'15" West 28.60 feet;

Thence South 17°21'01" West 60.23 feet;

Thence South 45°35'08" West 31.53 feet;

Thence South 63°19'23" West 39.26 feet;

Thence South 40°43'55" West 52.47 feet;

Thence South 59°30'08" West 42.73 feet;

Thence South 48°09'25" West 37.21 feet;

RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT

Thence South 36°01'40" West 83.76 feet;

Thence South 14°22'05" West 26.88 feet;

Thence South 38°40'58" West 14.94 feet;

Thence South 27°15'48" West 22.72 feet;

Thence South 06°16'58" West 26.59 feet;

Thence South 24°45'51" East 50.96 feet;

Thence South 42°51'34" East 16.64 feet;

Thence South 29°07'36" East 45.44 feet;

Thence South 18°07'06" West 12.77 feet;

Thence South 56°09'06" West 19.94 feet;

Thence South 25°33'02" West 14.86 feet;

Thence South 38°56'59" West 28.75 feet;

Thence South 34°05'57" West 58.37 feet;

Thence South 07°22'17" West 30.96 feet;

Thence South 38°49'34" West 49.80 feet to the **Point of Terminus** of said variable width strip, said point being northwesterly 5.16 feet on a line bearing North 36°44'37" West 359.27 feet from an angle point on the southerly line of said Parcel 1 and being monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag.

The sidelines of said 15.00 foot strip are to be continued or shortened so as to terminate in the north in said westerly Right of Way of Smith Road and in the south in a line which bears South 86°55'02" East through said **Point "A"**, and the sidelines of said 10.00 foot strip are to be continued or shortened so as to terminate in the north in said line which bears South 86°55'02" East, and in the south in said line which bears North 36°44'37" West.

RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT

Containing 24,864 square feet / 0.571 acre more or less

The distances shown herein are in grid. Ground distances may be obtained by dividing the grid distance by a combination factor of 0.99991770.

See Exhibit "B" attached hereto and made a part hereof.





JAMES R. McNEILL

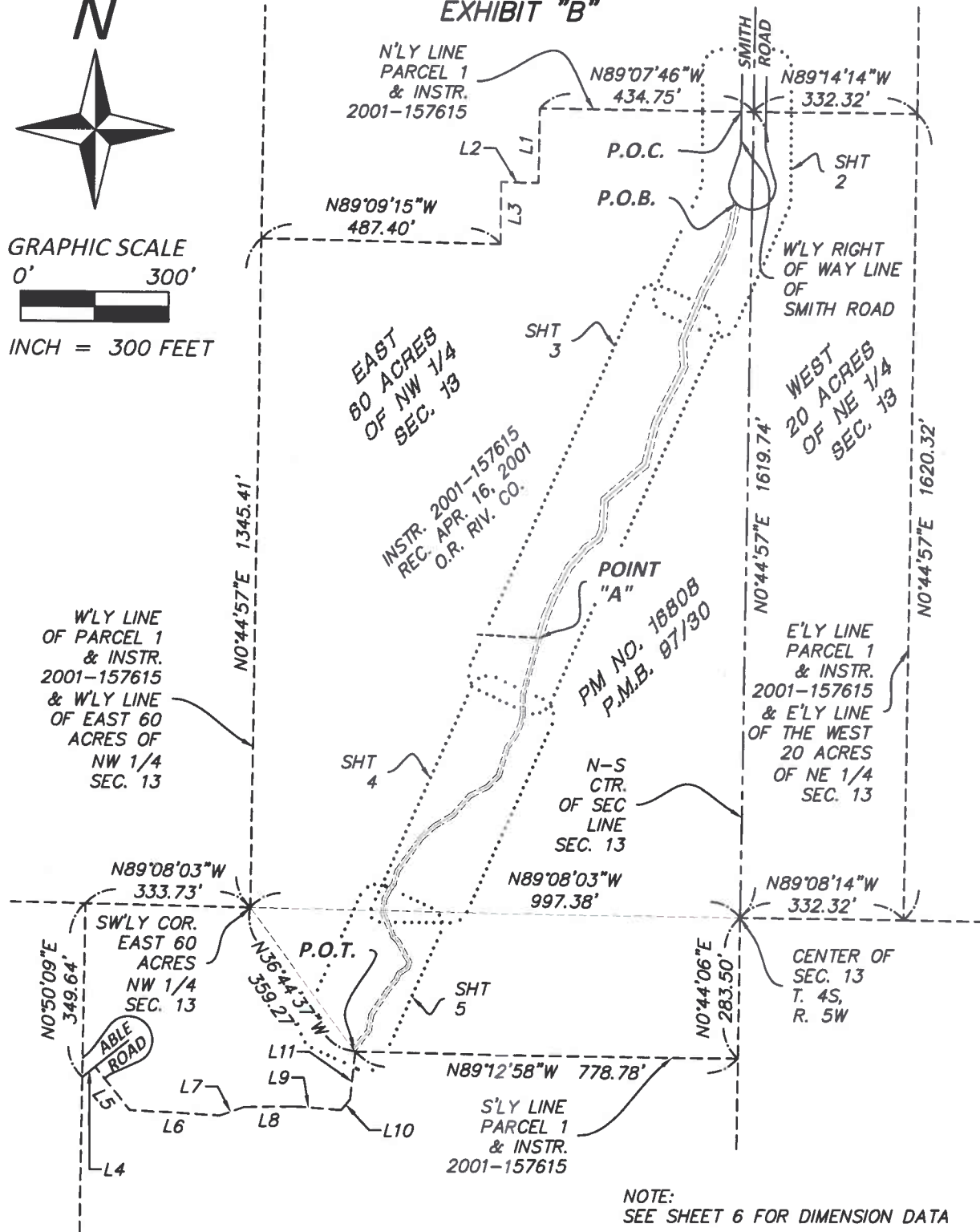
Land Surveyor No. 7752

Date: 8/27/2020



1 INCH = 300 FEET

EXHIBIT "B"



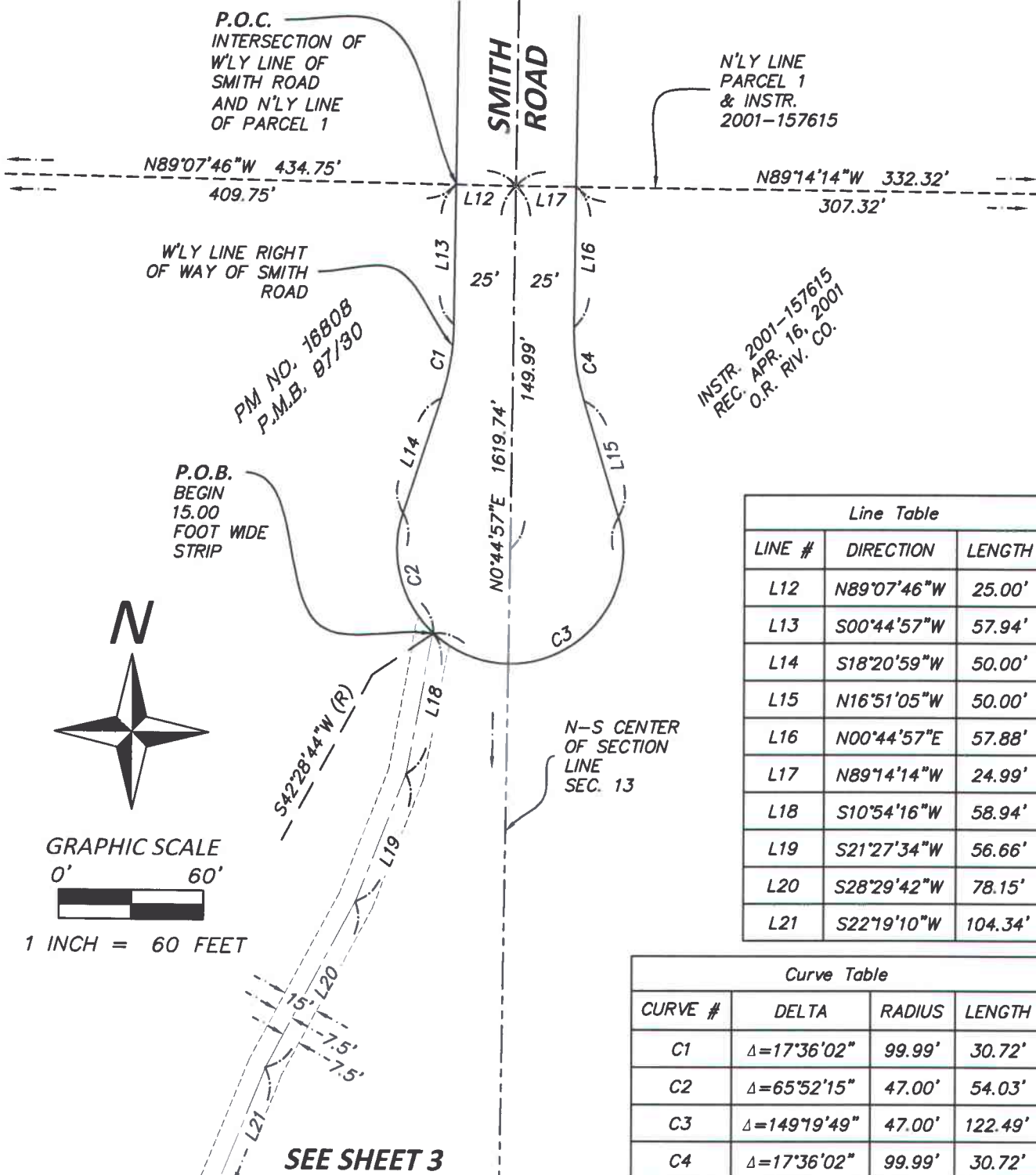
NOTE:
SEE SHEET 6 FOR DIMENSION DATA

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=300'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	R.C.A. EASEMENT	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	1 OF 6

EXHIBIT "B"



N'LY LINE
PARCEL 1
& INSTR.
2001-157615

P.O.C.
INTERSECTION OF
W'LY LINE OF
SMITH ROAD
AND N'LY LINE
OF PARCEL 1

W'LY LINE RIGHT
OF WAY OF SMITH
ROAD

PM NO. 16808
P.M.B. 07/30

P.O.B.
BEGIN
15.00
FOOT WIDE
STRIP

INSTR. 2001-157615
REC. APR. 16, 2001
O.R. RIV. CO.



1 INCH = 60 FEET

Line Table		
LINE #	DIRECTION	LENGTH
L12	N89°07'46"W	25.00'
L13	S00°44'57"W	57.94'
L14	S18°20'59"W	50.00'
L15	N16°51'05"W	50.00'
L16	N00°44'57"E	57.88'
L17	N89°14'14"W	24.99'
L18	S10°54'16"W	58.94'
L19	S21°27'34"W	56.66'
L20	S28°29'42"W	78.15'
L21	S22°19'10"W	104.34'

Curve Table			
CURVE #	DELTA	RADIUS	LENGTH
C1	Δ=17°36'02"	99.99'	30.72'
C2	Δ=65°52'15"	47.00'	54.03'
C3	Δ=149°19'49"	47.00'	122.49'
C4	Δ=17°36'02"	99.99'	30.72'

SEE SHEET 3

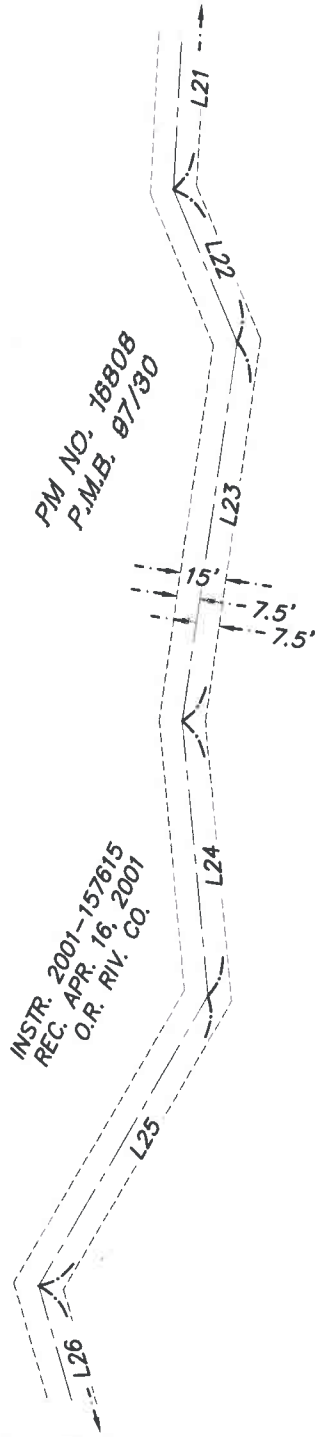
RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT
1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=60'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	R.C.A. EASEMENT	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	2 OF 6

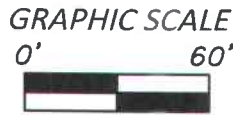
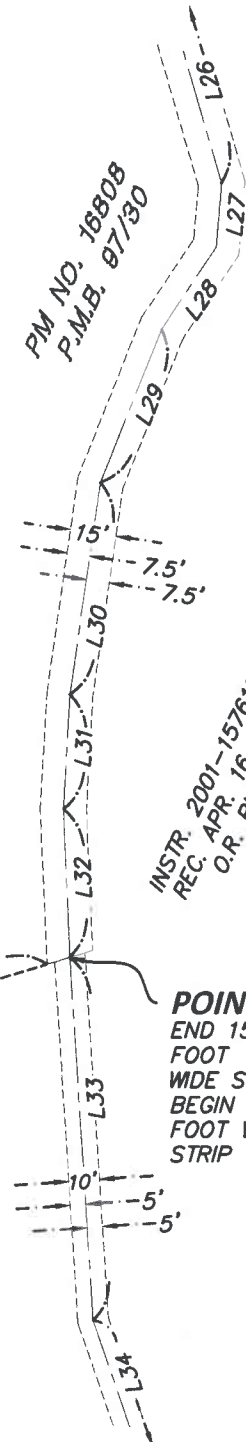
SEE SHEET 2

EXHIBIT "B"

MATCH LINE SEE BELOW LEFT



Line Table		
LINE #	DIRECTION	LENGTH
L21	S22°19'10"W	104.34'
L22	S03°40'53"E	53.19'
L23	S27°29'05"W	123.65'
L24	S13°46'15"W	88.99'
L25	S49°42'42"W	108.90'
L26	S02°53'25"W	58.87'
L27	S23°56'20"W	20.69'
L28	S53°17'59"W	31.76'
L29	S41°12'21"W	53.22'
L30	S27°29'14"W	69.07'
L31	S22°26'30"W	36.94'
L32	S16°41'49"W	47.92'
L33	S15°28'14"W	117.29'
L34	S00°00'00"E	39.53'



1 INCH = 60 FEET

POINT "A"
 END 15.00
 FOOT
 WIDE STRIP.
 BEGIN 10.00
 FOOT WIDE
 STRIP

MATCH LINE SEE ABOVE RIGHT

SEE SHEET 4

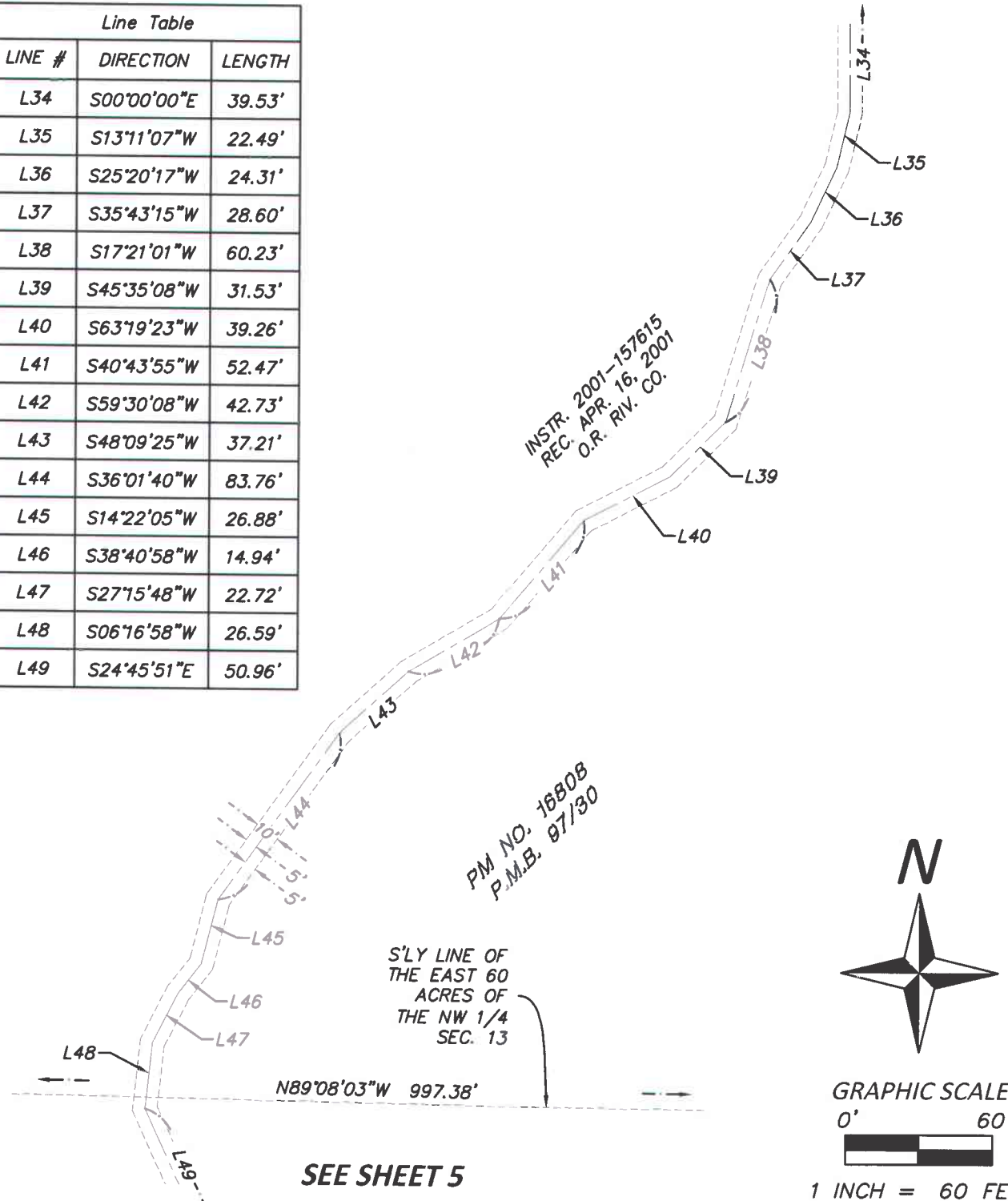
RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT
 1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=60'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	R.C.A. EASEMENT	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	3 OF 6

EXHIBIT "B"

SEE SHEET 3

Line Table		
LINE #	DIRECTION	LENGTH
L34	S00°00'00"E	39.53'
L35	S13°11'07"W	22.49'
L36	S25°20'17"W	24.31'
L37	S35°43'15"W	28.60'
L38	S17°21'01"W	60.23'
L39	S45°35'08"W	31.53'
L40	S63°19'23"W	39.26'
L41	S40°43'55"W	52.47'
L42	S59°30'08"W	42.73'
L43	S48°09'25"W	37.21'
L44	S36°01'40"W	83.76'
L45	S14°22'05"W	26.88'
L46	S38°40'58"W	14.94'
L47	S27°15'48"W	22.72'
L48	S06°16'58"W	26.59'
L49	S24°45'51"E	50.96'



INSTR. 2001-157615
REC. APR. 16, 2001
O.R. RIV. CO.

PM NO. 16808
P.M.B. 07/90

S'LY LINE OF
THE EAST 60
ACRES OF
THE NW 1/4
SEC. 13

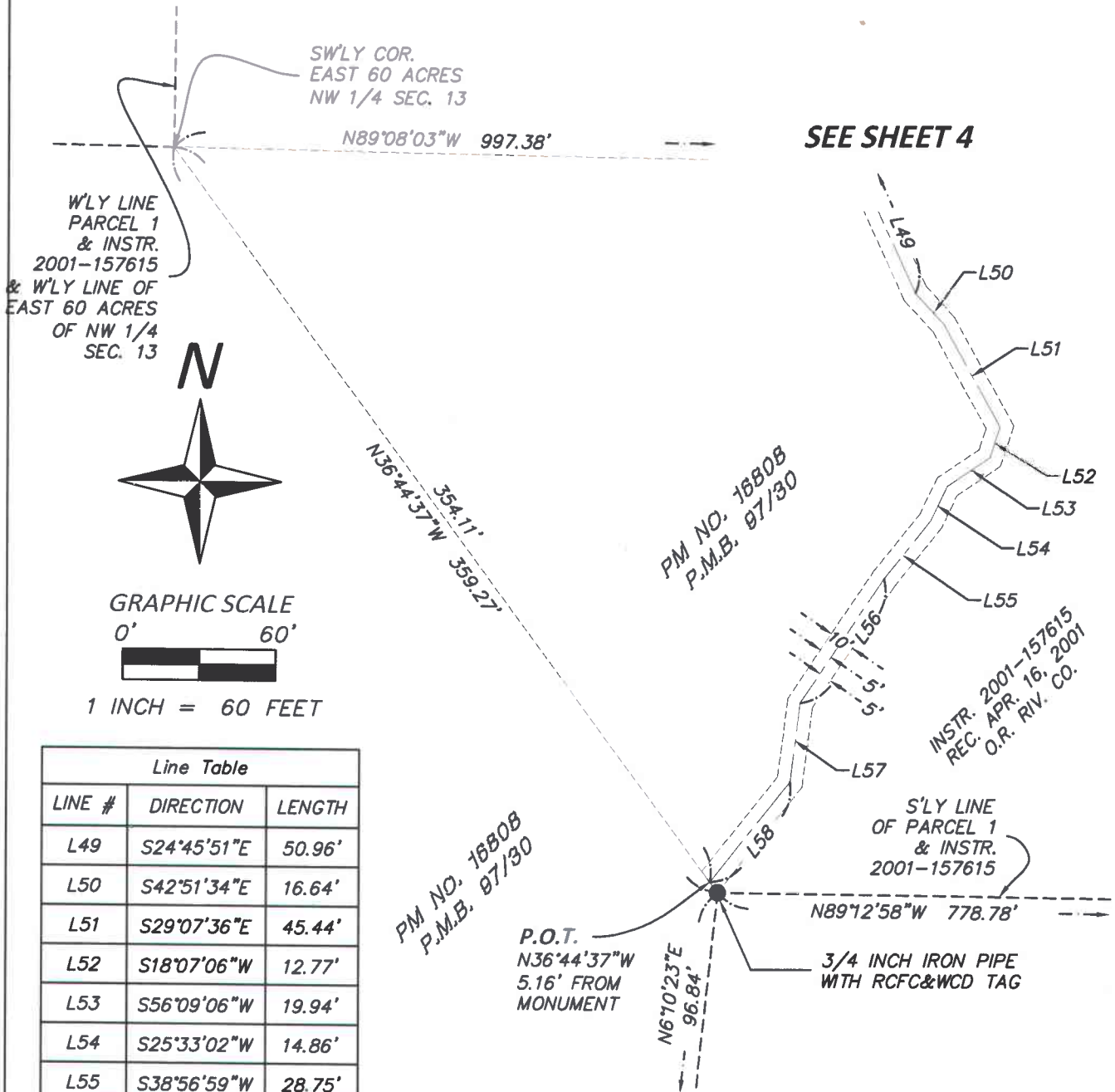
SEE SHEET 5

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=60'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	R.C.A. EASEMENT	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	4 OF 6

EXHIBIT "B"



Line Table		
LINE #	DIRECTION	LENGTH
L49	S24°45'51"E	50.96'
L50	S42°51'34"E	16.64'
L51	S29°07'36"E	45.44'
L52	S18°07'06"W	12.77'
L53	S56°09'06"W	19.94'
L54	S25°33'02"W	14.86'
L55	S38°56'59"W	28.75'
L56	S34°05'57"W	58.37'
L57	S07°22'17"W	30.96'
L58	S38°49'34"W	49.80'

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=60'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	R.C.A. EASEMENT	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	5 OF 6

EXHIBIT "B"

<i>Line Table</i>		
<i>LINE #</i>	<i>DIRECTION</i>	<i>LENGTH</i>
L1	N00°48'30"E	149.17'
L2	N89°11'33"W	75.00'
L3	N00°47'15"E	124.95'
L4	N50°57'02"E	33.54'
L5	N39°07'39"W	110.71'
L6	N87°04'20"W	182.62'
L7	N70°37'10"E	51.78'
L8	N88°33'37"E	100.69'
L9	N86°03'28"W	98.05'
L10	N39°26'04"E	27.84'
L11	N06°10'23"E	96.84'

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

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE	N.T.S.	DRAWN BY	DAC
RCFC-WCD PARCEL NUMBER(S):	R.C.A. EASEMENT	DATE	08/20/20	CHECK BY	SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	6 OF 6		

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.: Notice of Intent - Resolution No. F2021-05 /

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:

02/02/2021

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

Date: February 02, 2021
At: Riverside, California



Legal Advertising Representative, The Press-Enterprise

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

Ad Number: 0011439559-01

P.O. Number:

Ad Copy:

Flood Control
District

Item 11.6 of

02/26/2021

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

RESOLUTION NO. F2021-05
NOTICE OF INTEREST IN THE VESTED INTEREST IN DISTRICT-OWNED REAL PROPERTY LOCATED IN THE UNINCORPORATED AREA OF PERRIS-GAVILAN HILLS, COUNTY OF RIVERSIDE, IDENTIFIED WITH ASSessor'S PARCEL NUMBER 287-170-009, PORTION OF RCF PARCELS 2290-1B, 2290-1C, 2290-1D AND 2290-1F, AND AN ACCESS EASEMENT THERE TO WESTERN RIVERSIDE COUNTY REGIONAL CONSERVATION AUTHORITY BY GRANT DEED, GAVILAN HILLS-SMITH ROAD, PROJECT NO. 2-0-00290

WHEREAS, the Riverside County Flood Control and Water Conservation District (District) owns certain real property located in the unincorporated area of Perris-Gavilan Hills, County of Riverside, identified by Assessor's Parcel Number (APN) 287-170-009; The California Department of Fish and Wildlife (CDFW) has determined that conveyance of a portion of this property is suitable to fulfill the requirements of the Streambed Alteration Agreement. In order to meet this permitting requirement, the District will convey fee title to Western Riverside County Regional Conservation Authority (RCA) for a portion of APN 287-170-009, referenced as Parcel 2290-1B, 2290-1C, 2290-1D and 2290-1F (Property), which is bisected by two unnamed ephemeral streams and is located within Western Riverside County Regional Conservation Plan (MSHCP) Criteria Cell 2420 (Property); and WHEREAS, RCA desires to acquire the Property for purposes of wildlife and plant life conservation pursuant to the MSHCP; and WHEREAS, on January 5, 2021, the Board of Supervisors of the District adopted Resolution No. F2021-02, which found that the construction, operation and maintenance of the South Norco Channel, Stage 6 (MIDP, Line 5-1, Stage 1 and Norco MDP, Line 5-3 Project, Project No. 2-0-00150-06 (SNC Stage 6 Project), will not have a significant effect on the environment with incorporation of feasible mitigation and authorized the District to proceed with the SNC Stage 6 Project Mitigation for the SNC Stage 6 Project; and WHEREAS, mitigation for the SNC Stage 6 Project included submitting notification to CDFW obtaining a Streambed Alteration Agreement No. 1500-2015-0247-R6 Revision 3 (SAA); and WHEREAS, the SAA required the conveyance of fee title of Property to be held in perpetuity as mitigation for permanent impacts due to the SNC Stage 6 Project; and WHEREAS, pursuant to the California Water Code Appendix, Chapter 48, Section 13, the Board of Supervisors of the District has the power to hold, use, acquire, manage, occupy and possess any real property and may determine by resolution duly entered in its minutes that any property, real, personal or mixed, held by the District is no longer necessary to be retained for the uses and purposes thereof and may thereafter sell or otherwise dispose of said property.

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the Board of Supervisors of the District in regular session assembled on January 5, 2021, in the meeting room of the Board of Supervisors of the District located on the 1st Floor of the County Administrative Center, 4000 Lemon Street, Riverside, California, at 9:30 a.m., or soon thereafter, has determined that the Property, more particularly described in Exhibit "A" and Exhibit "B", attached hereto and made a part hereof, is no longer necessary to be retained for the uses and purposes of the District; **BE IT FURTHER RESOLVED, DETERMINED AND ORDERED** that notice is hereby given pursuant to California Water Code Appendix, Chapter 48, Section 13, that the District intends to convey the fee title interest in the exempt surplus property at or after 9:30 a.m. on or after the 15th day of February, 2021, to RCA. **BE IT FURTHER RESOLVED, DETERMINED AND ORDERED** that the Clerk of the Board is directed to give notice hereof as provided in Section 6061 of the Government Code.

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

EXHIBIT "A"

LEGAL DESCRIPTION
Gavilan Hills Basin

APN: 287-170-009

In the Unincorporated Area of the County of Riverside, State of California, being those portions of Parcel 1, Parcel Map No. 16808, filed in book 97, page 30 of Parcel Maps, records of said county, and lying within Section 13, Township 4 South, Range 6 West of the Section-14 of Ized Rancho El Sobrante de San Joaquin described as follows:

(Parcel 2290-1B)

Beginning at the intersection of the northerly line of said Parcel 1 with the westerly Right of Way of Smith Road as shown on said Parcel Map 16808;

Thence along said westerly Right of Way the following four (4) courses:

- 1) South 00°44'57" West 57.94 feet to the beginning of a concave curve westerly having a radius of 99.99 feet;
- 2) Southerly 30.72 feet along said curve through a central angle of 17°34'02";
- 3) South 18°20'59" West 50.00 feet to the beginning of a curve concave northeasterly having a radius of 47.00 feet;
- 4) Southerly 6.47 feet along said curve through a central angle of 07°53'07" to a point being monumented by a ¾ inch Iron Pipe with RCF&WCD tag, a radial line to said point bears North 79°12'08" West.

Thence the following five (5) courses each being monumented by a ¾ inch Iron Pipe with RCF&WCD tag:

- 1) South 10°27'49" West 120.10 feet
- 2) South 32°18'57" West 189.61 feet
- 3) North 89°51'25" West 65.68 feet
- 4) North 78°21'40" West 79.96 feet
- 5) North 34°01'41" West 23.89 feet

Thence North 03°49'51" West 389.96 feet to the southeasterly corner of Parcel 2290-7A monumented by a ¾ inch Iron Pipe with RCF&WCD tag as shown on Record of Survey filed in book 114, pages 1 through 8, inclusive, official records of said county, said point being known as **Point "A"**;

Thence South 89°07'46" East 329.81 feet along said northerly line to the **Point of Beginning**. Containing 112,133 square feet / 2.574 acres more or less.

(Parcel 2290-1C)

Commencing at said Point "A";

Thence along the boundary of said Parcel 1 the following two (2) courses:

- 1) North 89°07'46" West 79.34 feet along said northerly line to an angle point in said Parcel 1 being monumented by a ¾ inch Iron Pipe with V.C. Hunt L.S. 2579 Plug;
- 2) South 00°48'30" West 149.17 feet to an angle point in said Parcel being the **Point of Beginning**, said point being monumented by a ¾ inch Iron Pipe with V.C. Hunt L.S. 2579 Plug;

Thence the following fifteen (15) courses each being monumented by a ¾ inch Iron Pipe with RCF&WCD tag:

- 1) Continuing South 00°48'30" West 56.41 feet
- 2) South 34°10'55" West 188.75 feet
- 3) South 22°17'01" West 147.53 feet
- 4) South 08°48'02" West 260.93 feet
- 5) South 16°34'37" East 188.67 feet
- 6) South 13°00'30" East 124.27 feet
- 7) South 86°55'02" East 118.04 feet
- 8) North 16°41'49" East 49.95 feet
- 9) North 18°41'01" East 75.91 feet
- 10) North 37°31'07" East 211.75 feet being **Point "B"**
- 11) South 02°45'52" West 594.91 feet
- 12) South 34°06'46" West 411.49 feet
- 13) North 89°15'58" West 171.03 feet being **Point "C"**
- 14) North 45°57'39" West 150.46 feet
- 15) North 13°20'15" West 91.16 feet

Thence South 89°02'46" West 185.51 feet to the westerly line of said Parcel 1 being monumented by a Gin Saikie with RCF&WCD Washer set on the easterly side of a large granite boulder;

Thence along the boundary of said Parcel 1 the following four (4) courses:

- 1) North 00°44'57" East 1253.38 feet along said westerly line to an angle point in said Parcel 1
- 2) South 89°09'15" East 487.40 feet to an angle point in said Parcel 1
- 3) North 00°47'15" East 124.95 feet
- 4) South 89°11'33" East 75.00 feet to the **Point of Beginning**.

Containing 745,940 square feet / 17.125 acres more or less

Reserving therefrom a strip of land of variable width, the centerline of which is described as follows:

Commencing at said Point "B";

Thence South 27°21'07" West 48.83 feet to the **Point of Beginning** of a 15.00 foot wide strip of land, lying 7.50 feet on each side of the following described centerline;

- Thence South 02°53'25" West 30.19 feet;
 Thence South 23°56'20" West 20.69 feet;
 Thence South 53°17'59" West 31.76 feet;
 Thence South 41°12'21" West 53.22 feet;
 Thence South 27°29'14" West 69.07 feet;
 Thence South 22°26'30" West 36.94 feet

Thence South 16°41'49" West 47.92 feet to **Point "D"** being at a point of intersection with a line bearing South 86°55'02" East, being the end of said 15.00 foot strip and the beginning of a 15.00 foot wide strip, lying 7.50 feet on each side of the following described centerline;

- Thence South 15°28'14" West 117.29 feet
 Thence SOUTH 39.53 feet
 Thence South 13°11'07" West 22.49 feet
 Thence South 25°20'17" West 24.31 feet
 Thence South 35°43'15" West 28.60 feet
 Thence South 17°21'01" West 60.23 feet
 Thence South 45°35'08" West 31.53 feet
 Thence South 63°19'23" West 39.26 feet
 Thence South 40°43'55" West 52.47 feet
 Thence South 59°30'08" West 42.73 feet
 Thence South 48°09'25" West 37.21 feet
 Thence South 36°01'40" West 83.76 feet
 Thence South 14°22'05" West 26.88 feet
 Thence South 38°40'58" West 14.94 feet
 Thence South 27°15'48" West 22.72 feet
 Thence South 06°16'58" West 26.59 feet

Thence South 24°45'51" East 50.96 feet
 Thence South 42°51'34" East 16.64 feet

Thence South 29°07'34" East 35.50 feet to the line cited as being North 89°15'58" West 171.03 feet being the **Point of Terminus**, said point being distant therefrom South 89°15'58" East 4.88 feet along said line from said **Point "C"**.

The sidelines of said 15.00 foot strip are to be continued or shortened so as to terminate in the north in the northerly line of the described Parcel 2290-1C and in the south in a line which bears South 86°55'02" East through said **Point "D"**, and the sidelines of said 10.00 foot strip are to be continued or shortened so as to terminate in the north in said line which bears South 86°55'02" East, and in the south in the southerly lines of the described Parcel 2290-1C.

The described variable width strip of land contains 12,080 square feet / 0.277 acres more or less.

(Parcel 2290-1D)

Beginning at said **Point "B"**

Thence the following six (6) courses each being monumented by a ¾ inch Iron Pipe with RCF&WCD tag:

- 1) North 72°46'22" East 91.34 feet
- 2) North 04°00'26" East 144.97 feet
- 3) North 27°29'05" East 108.26 feet
- 4) North 03°40'53" West 45.80 feet
- 5) North 22°19'10" East 95.13 feet
- 6) North 65°03'08" East 229.40 feet

Thence North 12°05'09" East 275.60 feet to the northerly line of said Parcel 1;

Thence South 89°14'14" East 158.19 feet along said northerly line to the northeasterly corner of said Parcel 1;

Thence South 00°44'57" West 1489.54 feet along the easterly line of said Parcel 1, said point being monumented by a ¾ inch Iron Pipe with RCF&WCD tag;

Thence North 77°55'30" West 804.06 feet, said point being monumented by a ¾ inch Iron Pipe with RCF&WCD tag;

Thence North 02°45'52" East 181.79 feet to the **Point of Beginning**.

Containing 544,131 square feet / 12.492 acres more or less.

(Parcel 2290-1F)

All that portion of said Parcel 1 lying westerly and southerly of the following described line:

Beginning at the southwesterly corner of the east 60 acres of the Northwest Quarter of said section;
 Thence South 36°44'37" East 359.37 feet to an angle point in the southerly line of said Parcel 1 monumented by a ¾ inch Iron Pipe with RCF&WCD tag, said point being the **Point of Terminus**.

Containing 178,094 square feet / 4.088 acres more or less

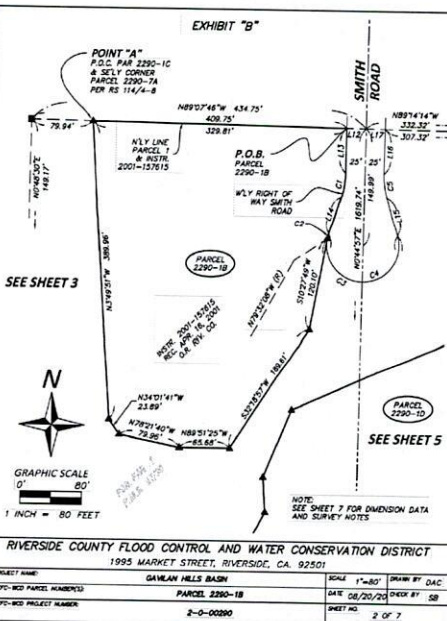
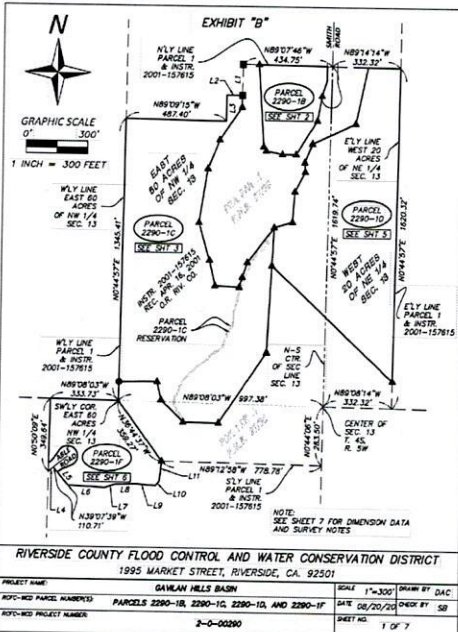
Excepting therefrom all that portion which lies within the Right of Way of Able Road as shown on said Parcel Map No. 12808.

The distances shown herein are in feet. Ground distances may be obtained by dividing the grid distance by a contraction factor of 0.99991770.

See Exhibit "B" attached hereto and made a part hereof.



JAMES MUNTLE
 Land Surveyor No. 792
 Date: 8/27/2020



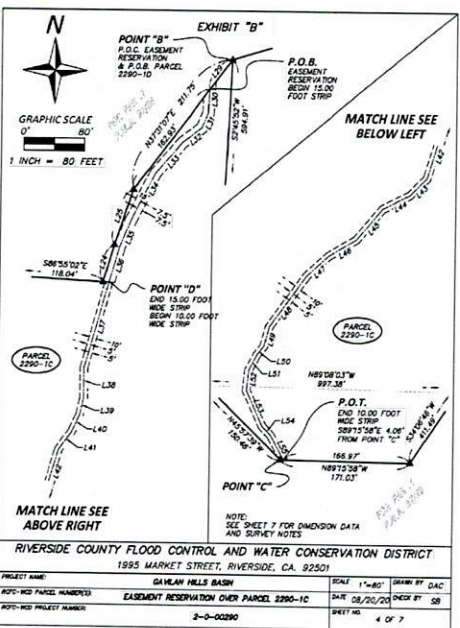
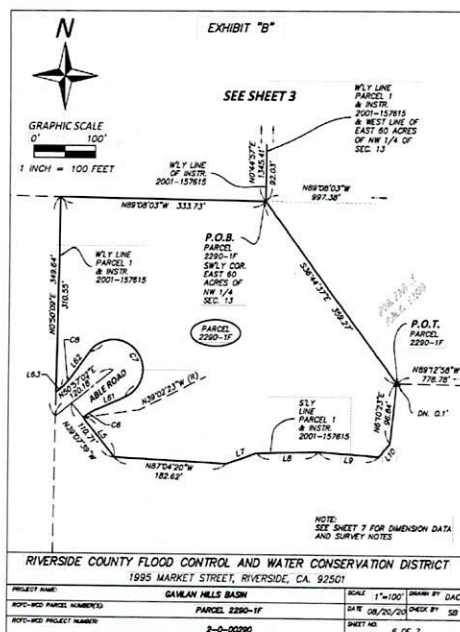
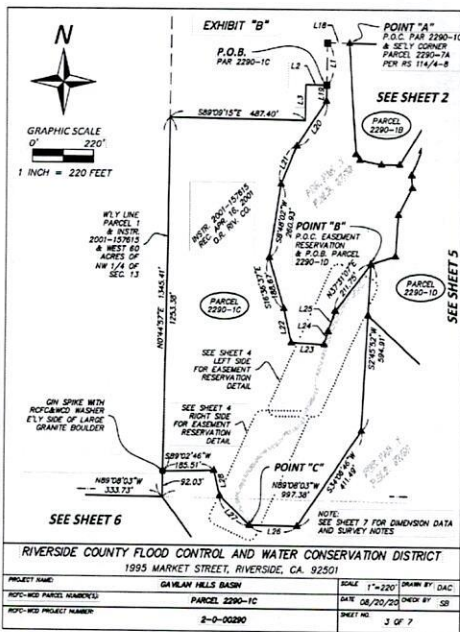


EXHIBIT "B"

Line #	DIRECTION	LENGTH	Line #	DIRECTION	LENGTH	Line #	DIRECTION	LENGTH
L1	S00°46'30"W	148.17'	L31	S23°58'20"W	20.69'	L50	S38°40'58"W	14.84'
L2	S89°11'43"E	78.00'	L32	S53°17'59"W	21.78'	L51	S27°13'49"W	22.72'
L3	N02°19'15"E	124.85'	L33	S41°12'21"W	53.22'	L52	S08°18'58"W	26.59'
L4	S50°57'02"W	33.54'	L34	S27°29'14"W	69.07'	L53	S24°45'51"E	50.96'
L5	N39°07'59"W	80.72'	L35	S22°28'30"W	36.94'	L54	S42°51'34"E	18.64'
L6	N87°04'20"W	162.62'	L36	S18°41'49"W	47.82'	L55	S29°07'36"E	35.50'
L7	N70°37'10"E	31.78'	L37	S15°28'14"W	117.29'	L56	N72°46'22"E	81.34'
L8	N88°33'33"E	105.69'	L38	S00°00'00"E	38.53'	L57	N04°00'26"E	144.97'
L9	N88°03'28"W	88.05'	L39	S13°10'07"W	22.49'	L58	N27°29'03"E	108.26'
L10	N39°28'04"E	27.84'	L40	S25°20'17"W	24.21'	L59	N03°40'53"W	45.80'
L11	N08°10'23"E	86.84'	L41	S35°43'15"W	28.60'	L60	N22°19'10"E	95.13'
L12	N89°07'46"W	25.00'	L42	S17°21'01"W	60.23'	L61	N65°57'41"E	50.00'
L13	S00°44'57"W	57.94'	L43	S43°35'08"W	21.53'	L62	N35°36'23"E	50.00'
L14	S18°20'59"W	30.00'	L44	S87°19'23"W	39.28'	L63	N50°57'02"E	8.50'
L15	N18°31'05"W	30.00'	L45	S40°43'55"W	52.47'			
L16	N02°44'57"E	57.89'	L46	S52°30'08"W	42.73'			
L17	N89°14'14"W	24.99'	L47	S48°09'25"W	27.21'			
L18	N89°07'46"W	78.84'	L48	S38°01'40"W	63.76'			
L19	S00°48'30"W	36.41'	L49	S14°22'05"W	28.89'			
L20	S34°10'55"W	188.79'						
L21	S27°17'01"W	147.53'						
L22	S17°00'30"E	124.27'						
L23	S88°55'02"E	118.04'						
L24	N18°41'49"E	48.99'						
L25	N18°41'01"E	75.91'						
L26	N89°15'38"W	171.03'						
L27	N45°37'39"W	150.48'						
L28	N13°20'15"W	21.16'						
L29	S37°31'07"W	48.82'						
L30	S02°53'25"W	30.19'						

SURVEY NOTES:
▲ INDICATES 3/4" IRON PIPE WITH ROFCAMCO TAG
■ INDICATES 3/4" IRON PIPE WITH "C" HUNT L.S. 3579" PLUG
● INDICATES ON SPIKE WITH ROFCAMCO WASHER ON ELY SIDE OF LARGE BOULDER

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

PROJECT NAME: GAVILAN HILLS BASIN
RFO-NOI PARCEL NUMBER(S): PARCELS 2290-1B, 2290-1C, 2290-1D, AND 2290-1F
RFO-NOI PROJECT NUMBER: 2-0-00290

SCALE: 1"=100'
DATE: 08/20/20
DRAWN BY: DAC
CHECK BY: SB
SHEET NO: 7 OF 7

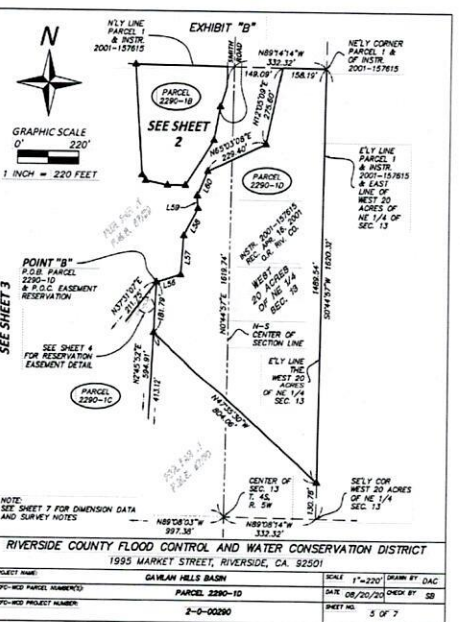


EXHIBIT "A"
LEGAL DESCRIPTION
Gavilan Hills Basin

Easement
APN: 287-170-009

In the Unincorporated Area of the County of Riverside, State of California, being a strip of land, of more or less width, lying within Parcel 1, Parcel Map No. 16886, filed in book 97, page 30 Range 5 West of the Sectionalized Rancho El Sobrante de San Jacinto, the centerline of said strip being described as follows:

Commencing at the intersection of the northerly line of said Parcel 1 with the westerly Right of Way line of Smith Road as shown on said Parcel Map 16886;

Thence along said westerly Right of Way the following four (4) courses:

- 1) outh 00°44'57" West 57.94 feet to the beginning of a concave curve westerly having a radius of 99.99 feet;
- 2) Southerly 30.72 feet along said curve through a central angle of 173°36'02";
- 3) South 18°20'59" West 50.00 feet to the beginning of a curve concave northeasterly having a radius of 47.00 feet;
- 4) Southerly and southeasterly 54.03 feet along said curve through a central angle of 63°32'15" to the Point of Beginning of said variable width strip, being the beginning of a 15.00 foot wide strip of land, lying 7.50 feet of each side of the following described centerline, a radial line to said point bears South 42°28'44" West;

Thence South 10°54'16" West 58.94 feet;
Thence South 21°27'34" West 56.66 feet;
Thence South 28°29'42" West 78.15 feet;
Thence South 22°19'10" West 104.34 feet;
Thence South 02°40'53" East 53.19 feet;
Thence South 27°29'05" West 123.65 feet;
Thence South 13°46'15" West 88.99 feet;
Thence South 49°42'42" West 108.90 feet;
Thence South 02°53'25" West 58.87 feet;
Thence South 23°56'20" West 20.49 feet;
Thence South 53°17'59" West 31.76 feet;
Thence South 41°12'21" West 53.22 feet;
Thence South 27°29'14" West 69.07 feet;
Thence South 22°26'30" West 36.94 feet;
Thence South 16°41'49" West 47.92 feet to Point "A" being the ending of said 15.00 foot wide strip and the beginning of a 10.00 foot wide strip, lying 5.00 feet on each side of the following described centerline;
Thence South 15°28'14" West 117.29 feet;
Thence SOUTH 39.53 feet;
Thence South 13°11'07" West 22.49 feet;
Thence South 25°20'17" West 24.31 feet;
Thence South 35°43'15" West 28.60 feet;
Thence South 17°21'01" West 60.23 feet;

Thence South 45°35'08" West 31.53 feet;
 Thence South 63°19'23" West 39.26 feet;
 Thence South 40°43'55" West 52.47 feet;
 Thence South 59°30'08" West 42.73 feet;
 Thence South 48°09'25" West 37.21 feet;
 Thence South 36°01'40" West 83.76 feet;
 Thence South 14°22'05" West 26.88 feet;
 Thence South 38°40'58" West 14.94 feet;
 Thence South 27°15'48" West 22.72 feet;
 Thence South 06°16'58" West 26.59 feet;
 Thence South 24°45'51" East 50.96 feet;
 Thence South 42°51'34" East 16.64 feet;
 Thence South 29°07'36" East 45.44 feet;
 Thence South 18°07'06" West 12.77 feet;
 Thence South 56°09'06" West 19.94 feet;
 Thence South 25°33'02" West 14.86 feet;
 Thence South 38°56'59" West 28.75 feet;
 Thence South 34°05'57" West 58.37 feet;
 Thence South 07°22'17" West 30.96 feet;

Thence South 38°49'34" West 49.80 feet to the Point of Terminus of said variable width strip, said point being northwesterly 5.16 feet on a line bearing North 36°44'37" West 359.27 feet from an angle point on the southerly line of said Parcel 1 and being monumented by a 3/4 inch iron pipe with R.C.P. & W.C.D. top.

The sidelines of said 15.00 foot strip are to be continued or shortened so as to terminate in the north in said westerly Right of Way of Smith Road and in the south in a line which bears South 86°55'02" East through said Point "A" and the sidelines of said 10.00 foot strip are to be continued or shortened so as to terminate in the north in said line which bears South 86°55'02" East, and in the south in said line which bears North 36°44'37" West.

Containing 24,864 square feet / 0.571 acre more or less

The distances shown herein are in grid. Ground distances may be obtained by dividing the grid distance by a combination factor of 0.99991770.

See Exhibit "B" attached hereto and made a part hereof.



JAMES R. MCNEILL
 Land Surveyor No. 7752
 Date: 8/27/2020

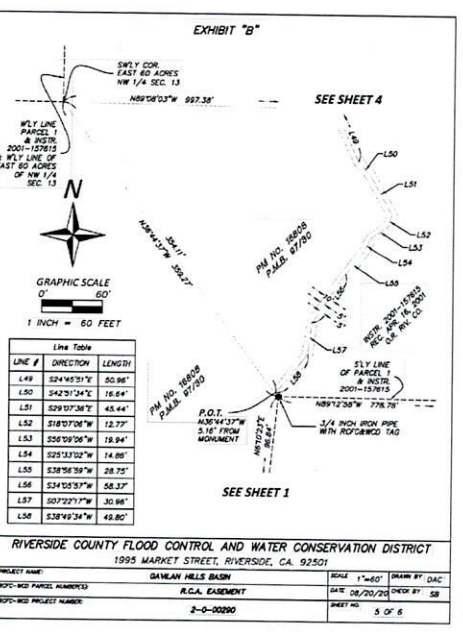
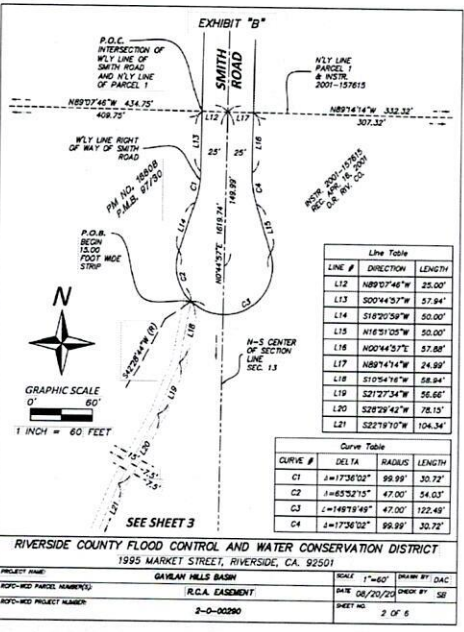
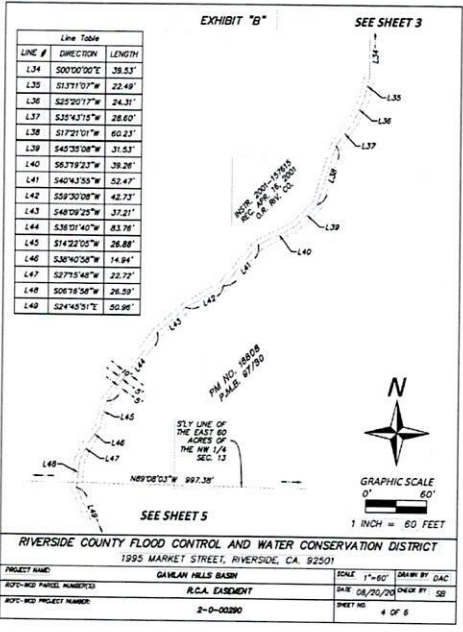
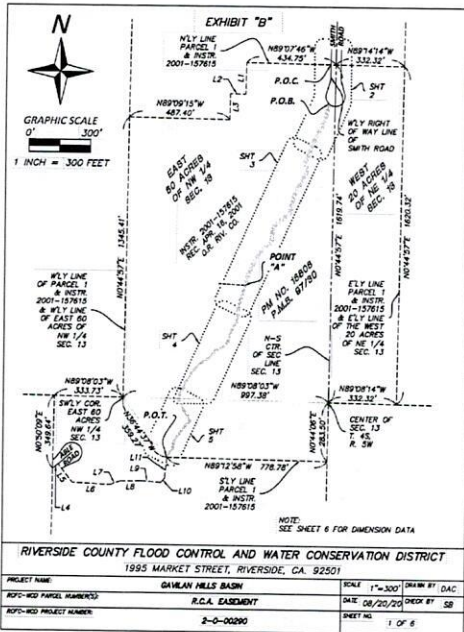
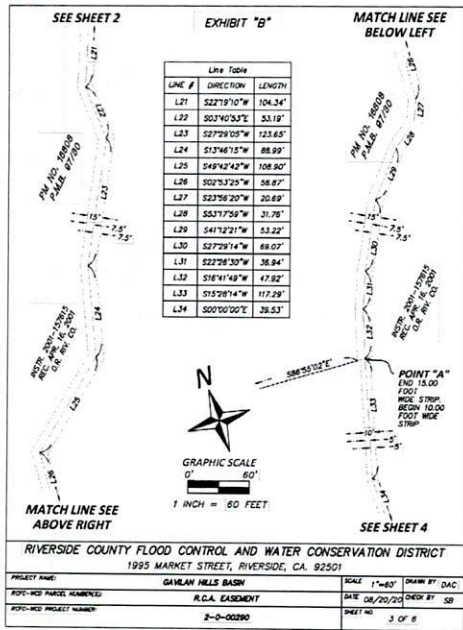


EXHIBIT "B"

Line Table		
LINE #	DIRECTION	LENGTH
L1	N00°48'30"E	149.17'
L2	N89°11'31"W	75.00'
L3	N00°47'15"E	124.85'
L4	N30°57'02"E	33.54'
L5	N39°07'39"W	110.71'
L6	N87°04'20"W	182.83'
L7	N70°37'10"E	51.78'
L8	N88°33'37"E	100.89'
L9	N88°03'28"W	88.05'
L10	N39°26'04"E	27.84'
L11	N06°10'23"E	96.84'

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

PROJECT NAME:	GAVLAN MILLS BASIN	SCALE:	N.T.S.	DRAWN BY:	DAC
REF: REG. PARCEL NUMBER:	R.C.A. EASEMENT	DATE:	06/20/20	CHECK BY:	SB
REF: REG. PROJECT NUMBER:	2-0-00280	SHEET NO.:	8 OF 8		

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 26, 2021.

Kecia R. HARPER, Clerk of said Board

By: Hannah Lumanauw, Board Assistant

Any person affected by the above matter(s) may submit written comments to the Clerk of the Board before the public meeting or may appear and be heard in support of or opposition to the project at the time of the meeting. If you challenge the above item(s) in court, you may be limited to raising only those issues you or someone else raised at the public meeting or to the public meeting, or in written correspondence, to the Board of Supervisors at or prior to the public meeting.

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 cab@rivco.org

Alternative formats available upon request to individuals with disabilities. If you require reasonable accommodation, please contact Clerk of the Board at (951) 955-1069, at least 72 hours prior to the hearing.

Dated: January 26, 2021
Kecia R. Harper, Clerk of the Board
By: Hannah Lumanauw, Board Assistant
Press-Enterprise: 2/02



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 R. HARPER
Clerk of the Board of Supervisors

KIMBERLY A. RECTOR
Assistant Clerk of the Board

January 26, 2021

THE PRESS ENTERPRISE
P.O. BOX 792
RIVERSIDE, CA 92501

PH: (951) 368-9225
E-MAIL: legals@pe.com

RE: NOTICE OF PUBLIC HEARING: RESOLUTION NO. F2021-05 NOTICE OF INTENT TO CONVEY FEE SIMPLE INTEREST IN DISTRICT-OWNED REAL PROPERTY LOCATED IN THE UNINCORPORATED AREA OF PERRIS-GAVILAN HILLS, COUNTY OF RIVERSIDE

To Whom It May Concern:

Attached is a copy for publication in your newspaper for **ONE (1)** on **TUESDAY, FEBRUARY 02, 2021**.

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,

Hannah Lumanauw

Board Assistant to:
KECIA R. HARPER, CLERK OF THE BOARD

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

RESOLUTION NO. F2021-05

NOTICE OF INTENT TO CONVEY FEE SIMPLE INTEREST IN DISTRICT-OWNED REAL PROPERTY LOCATED IN THE UNINCORPORATED AREA OF PERRIS-GAVILAN HILLS, COUNTY OF RIVERSIDE, IDENTIFIED WITH ASSESSOR'S PARCEL NUMBER 287-170-009, PORTION OF RCFC PARCELS 2290-1B, 2290-1C, 2290-1D AND 2290-1F, AND AN ACCESS EASEMENT THERETO TO WESTERN RIVERSIDE COUNTY REGIONAL CONSERVATION AUTHORITY BY GRANT DEED, GAVILAN HILLS-SMITH ROAD, PROJECT NO. 2-0-00290

WHEREAS, the Riverside County Flood Control and Water Conservation District (District) owns certain real property located in the unincorporated area of Perris-Gavilan Hills, County of Riverside, identified by Assessor's Parcel Number (APN) 287-170-009. The California Department of Fish and Wildlife (CDFW) has determined that conveyance of a portion of this property is suitable to fulfill the requirements of the Streambed Alteration Agreement. In order to meet this permitting requirement, the District will convey fee title to Western Riverside County Regional Conservation Authority (RCA) for a portion of APN 287-170-009, referenced as RCFC Parcels 2290-1B, 2290-1C, 2290-1D and 2290-1F (Property), which is bisected by two unnamed ephemeral streams and is located within Western Riverside Multiple Species Habitat Conservation Plan (MSHCP) Criteria Cell 2420 (Property); and

WHEREAS, RCA desires to acquire the Property for purposes of wildlife and plant life conservation pursuant to the MSHCP; and

WHEREAS, on January 5, 2016, the Board of Supervisors of the District adopted Resolution No. F2016-02, which found that the construction, operation and maintenance of the South Norco Channel, Stage 6, Norco MDP Line S-1, Stage 1 and Norco MDP Line S-5 Project, Project No. 2-0-00150-06 (SNC Stage 6 Project), will not have a significant effect on the environment with incorporation of feasible mitigation and authorized the District to proceed with the SNC Stage 6 Project Mitigation for the SNC Stage 6 Project; and

WHEREAS, mitigation for the SNC Stage 6 Project included submitting notification to CDFW obtaining a Streambed Alteration Agreement No. 1600-2015-0247-R6 Revision 3 (SAA); and

WHEREAS, the SAA required the conveyance of fee title of Property to RCA to be held in perpetuity as mitigation for permanent impacts due to the SNC Stage 6 Project; and

WHEREAS, pursuant to the California Water Code Appendix, Chapter 48, Section 13, the Board of Supervisors of the District has the power to hold, use, acquire, manage, occupy and possess any real property and may determine by resolution duly entered in its minutes that any property, real, personal or mixed, held by the District is no longer necessary to be retained for the uses and purposes thereof and may thereafter sell or otherwise dispose of said property.

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by vote of the Board of Supervisors of the District in regular session assembled on January 26, 2021, in the meeting room of the Board of Supervisors of the District located on the 1st Floor of the County Administrative Center, 4080 Lemon Street, Riverside, California, at 9:30 a.m. or soon thereafter, has determined that the Property, more particularly described in Exhibit "A" and Exhibit "B", attached hereto and by this reference incorporated herein, is no longer necessary to be retained for the uses and purposes of the District.

BE IT FURTHER RESOLVED, DETERMINED AND ORDERED that notice is hereby given pursuant to California Water Code Appendix, Chapter 48, Section 13, that the District intends to convey the fee title interest in the exempt surplus property at or after 9:30 a.m. on or after February 9, 2021 to RCA.

BE IT FURTHER RESOLVED, DETERMINED AND ORDERED that the Clerk of the Board is directed to give notice hereof as provided in Section 6061 of the Government Code.

(Insert Exhibits)

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 26, 2021.

KECIA R. HARPER, Clerk of said Board
By: Hannah Lumanauw, Board Assistant

Any person affected by the above matter(s) may submit written comments to the Clerk of the Board before the public meeting or may appear and be heard in support of or opposition to the project at the time of the meeting. If you challenge the above item(s) in court, you may be limited to raising only those issues you or someone else raised at the public meeting described in this notice, or in written correspondence, to the Board of Supervisors at, or prior to, the public meeting.

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

Alternative formats available upon request to individuals with disabilities. If you require reasonable accommodation, please contact Clerk of the Board at (951) 955-1069, at least 72 hours prior to the hearing.

Dated: January 26, 2021

Kecia R. Harper, Clerk of the Board
By: Hannah Lumanauw, Board Assistant

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

EXHIBIT "A"

LEGAL DESCRIPTION

Gavilan Hills Basin

APN: 287-170-009

In the Unincorporated Area of the County of Riverside, State of California, being those portions of Parcel 1, Parcel Map No. 16808, filed in book 97, page 30 of Parcel Maps, records of said county, and lying within Section 13, Township 4 South, Range 5 West of the Sectionalized Rancho El Sobrante de San Jacinto described as follows:

(Parcel 2290-1B)

Beginning at the intersection of the northerly line of said Parcel 1 with the westerly Right of Way of Smith Road as shown on said Parcel Map 16808;

Thence along said westerly Right of Way the following four (4) courses:

- 1) South 00°44'57" West 57.94 feet to the beginning of a concave curve westerly having a radius of 99.99 feet;
- 2) Southerly 30.72 feet along said curve through a central angle of 17°36'02";
- 3) South 18°20'59" West 50.00 feet to the beginning of a curve concave northeasterly having a radius of 47.00 feet;
- 4) Southerly 6.47 feet along said curve through a central angle of 07°53'07" to a point being monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag, a radial line to said point bears North 79°32'08" West;

Thence the following five (5) courses each being monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag:

- 1) South 10°27'49" West 120.10 feet
- 2) South 32°18'57" West 189.61 feet
- 3) North 89°51'25" West 65.68 feet
- 4) North 78°21'40" West 79.96 feet
- 5) North 34°01'41" West 23.89 feet

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

Thence North 03°49'51" West 389.96 feet to the southeasterly corner of Parcel 2290-7A monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag as shown on Record of Survey filed in book 114, pages 4 through 8, inclusive, official records of said county, said point being known as **Point "A"**;

Thence South 89°07'46" East 329.81 feet along said northerly line to the **Point of Beginning**.

Containing 112,133 square feet / 2.574 acres more or less

(Parcel 2290-1C)

Commencing at said Point "A";

Thence along the boundary of said Parcel 1 the following two (2) courses:

- 1) North 89°07'46" West 79.94 feet along said northerly line to an angle point in said Parcel 1 being monumented by a ¾ Inch Iron Pipe with V.C. Hunt L.S. 3579 Plug;
- 2) South 00°48'30" West 149.17 feet to an angle point in said Parcel being the **Point of Beginning**, said point being monumented by a ¾ Inch Iron Pipe with V.C. Hunt L.S. 3579 Plug;

Thence the following fifteen (15) courses each being monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag:

- 1) Continuing South 00°48'30" West 56.41 feet
- 2) South 34°10'55" West 188.75 feet
- 3) South 22°17'01" West 147.53 feet
- 4) South 08°48'02" West 260.93 feet
- 5) South 16°36'37" East 188.67 feet
- 6) South 13°00'30" East 124.27 feet
- 7) South 86°55'02" East 118.04 feet
- 8) North 16°41'49" East 49.95 feet
- 9) North 18°41'01" East 75.91 feet
- 10) North 37°31'07" East 211.75 feet being **Point "B"**

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

- 11) South 02°45'52" West 594.91 feet
- 12) South 34°06'46" West 411.49 feet
- 13) North 89°15'58" West 171.03 feet being **Point "C"**
- 14) North 45°57'39" West 150.46 feet
- 15) North 13°20'15" West 91.16 feet

Thence South 89°02'46" West 185.51 feet to the westerly line of said Parcel 1 being monumented by a Gin Spike with RCFC&WCD Washer set on the easterly side of a large granite boulder;

Thence along the boundary of said Parcel 1 the following four (4) courses:

- 1) North 00°44'57" East 1253.38 feet along said westerly line to an angle point in said Parcel 1
- 2) South 89°09'15" East 487.40 feet to an angle point in said Parcel 1
- 3) North 00°47'15" East 124.95 feet
- 4) South 89°11'33" East 75.00 feet to the **Point of Beginning**.

Containing 745,960 square feet / 17.125 acres more or less

Reserving therefrom a strip of land of variable width, the centerline of which is described as follows:

Commencing at said **Point "B"**;

Thence South 37°31'07" West 48.83 feet to the **Point of Beginning** of a 15.00 foot wide strip of land, lying 7.50 feet on each side of the following described centerline;

Thence South 02°53'25" West 30.19 feet;

Thence South 23°56'20" West 20.69 feet;

Thence South 53°17'59" West 31.76 feet;

Thence South 41°12'21" West 53.22 feet;

Thence South 27°29'14" West 69.07 feet;

Thence South 22°26'30" West 36.94 feet

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

Thence South 16°41'49" West 47.92 feet to **Point "D"** being at a point of intersection with a line bearing South 86°55'02" East, being the end of said 15.00 foot strip and the beginning of a 10.00 foot wide strip, lying 5.00 feet on each side of the following described centerline;

Thence South 15°28'14" West 117.29 feet

Thence SOUTH 39.53 feet

Thence South 13°11'07" West 22.49 feet

Thence South 25°20'17" West 24.31 feet

Thence South 35°43'15" West 28.60 feet

Thence South 17°21'01" West 60.23 feet

Thence South 45°35'08" West 31.53 feet

Thence South 63°19'23" West 39.26 feet

Thence South 40°43'55" West 52.47 feet

Thence South 59°30'08" West 42.73 feet

Thence South 48°09'25" West 37.21 feet

Thence South 36°01'40" West 83.76 feet

Thence South 14°22'05" West 26.88 feet

Thence South 38°40'58" West 14.94 feet

Thence South 27°15'48" West 22.72 feet

Thence South 06°16'58" West 26.59 feet

Thence South 24°45'51" East 50.96 feet

Thence South 42°51'34" East 16.64 feet

Thence South 29°07'36" East 35.50 feet to the line cited as being North 89°15'58" West 171.03 feet being the **Point of Terminus**, said point being distant therefrom South 89°15'58" East 4.06 feet along said line from said **Point "C"**

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

The sidelines of said 15.00 foot strip are to be continued or shortened so as to terminate in the north in the northerly line of the described Parcel 2290-1C and in the south in a line which bears South 86°55'02" East through said **Point "D"**, and the sidelines of said 10.00 strip are to be continued or shortened so as to terminate in the north in said line which bears South 86°55'02" East, and in the south in the southerly lines of the described Parcel 2290-1C.

The described variable width strip of land contains 12,080 square feet / 0.277 acres more or less.

(Parcel 2290-1D)

Beginning at said Point "B"

Thence the following six (6) courses each being monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag:

- 1) North 72°46'22" East 91.34 feet
- 2) North 04°00'26" East 144.97 feet
- 3) North 27°29'05" East 108.26 feet
- 4) North 03°40'53" West 45.80 feet
- 5) North 22°19'10" East 95.13 feet
- 6) North 65°03'08" East 229.40 feet

Thence North 12°05'09" East 275.60 feet to the northerly line of said Parcel 1;

Thence South 89°14'14" East 158.19 feet along said northerly line to the northeasterly corner of said Parcel 1;

Thence South 00°44'57" West 1489.54 feet along the easterly line of said Parcel 1, said point being monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag;

Thence North 47°35'30" West 804.06 feet, said point being monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag;

Thence North 02°45'52" East 181.79 feet to the **Point of Beginning**.

Containing 544,131 square feet / 12.492 acres more or less.

**RIVERSIDE COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT**

(Parcel 2290-1F)

All that portion of said Parcel 1 lying westerly and southerly of the following described line:

Beginning at the southwesterly corner of the east 60 acres of the Northwest Quarter of said section;

Thence South 36°44'37" East 359.27 feet to an angle point in the southerly line of said Parcel 1 monumented by a ¾ Inch Iron Pipe with RCFC&WCD tag, said point being the **Point of Terminus**.

Containing 178,094 square feet / 4.088 acres more or less

Excepting therefrom all that portion which lies within the Right of Way of Able Road as shown on said Parcel Map No. 16808.

The distances shown herein are in grid. Ground distances may be obtained by dividing the grid distance by a combination factor of 0.99991770.

See Exhibit "B" attached hereto and made a part hereof.



JAMES R. McNEILL

Land Surveyor No. 7752

Date: 8/27/2020

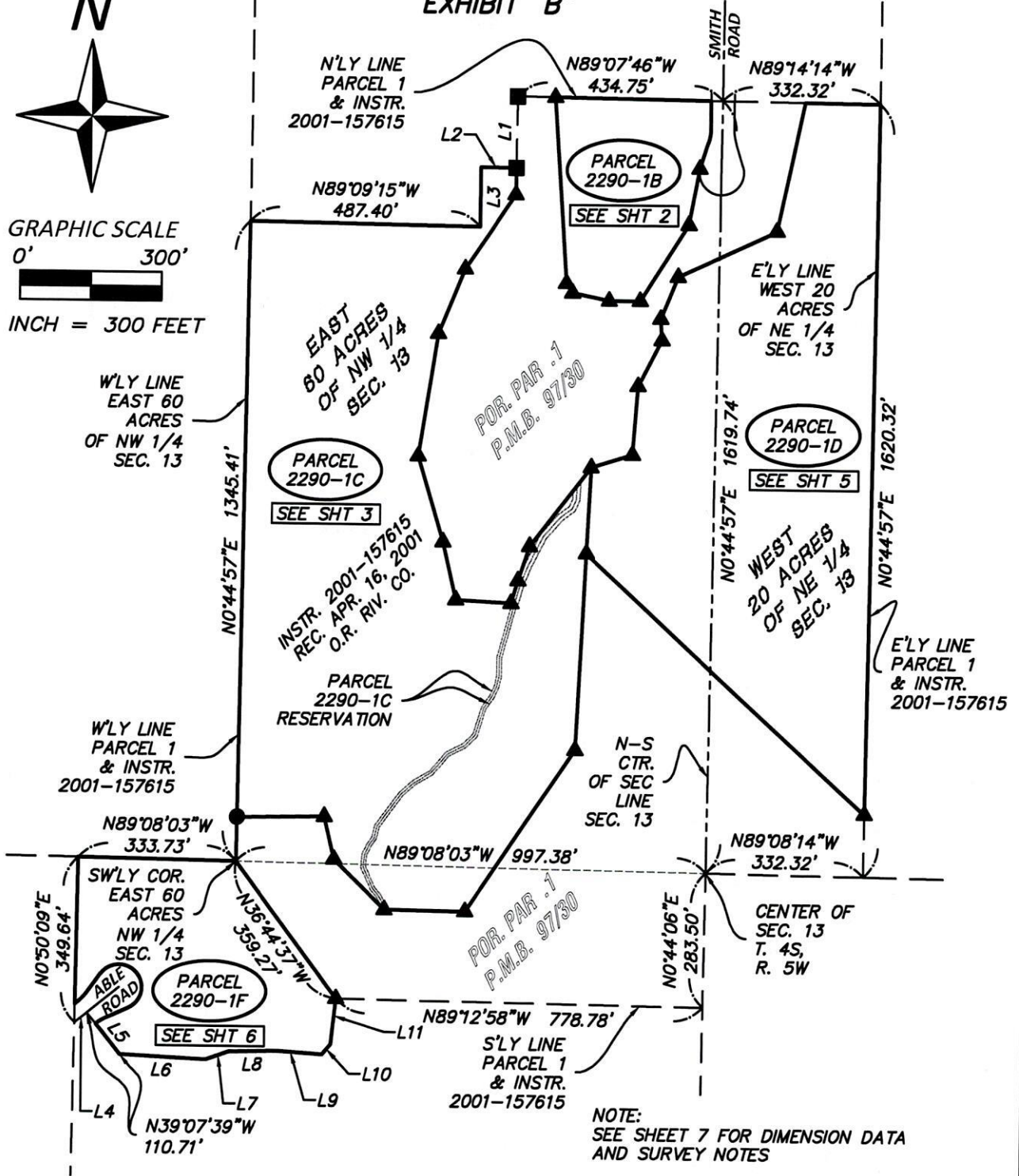


GRAPHIC SCALE
0' 300'



1 INCH = 300 FEET

EXHIBIT "B"

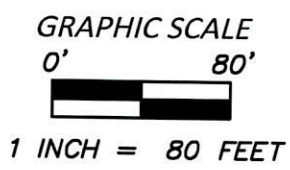
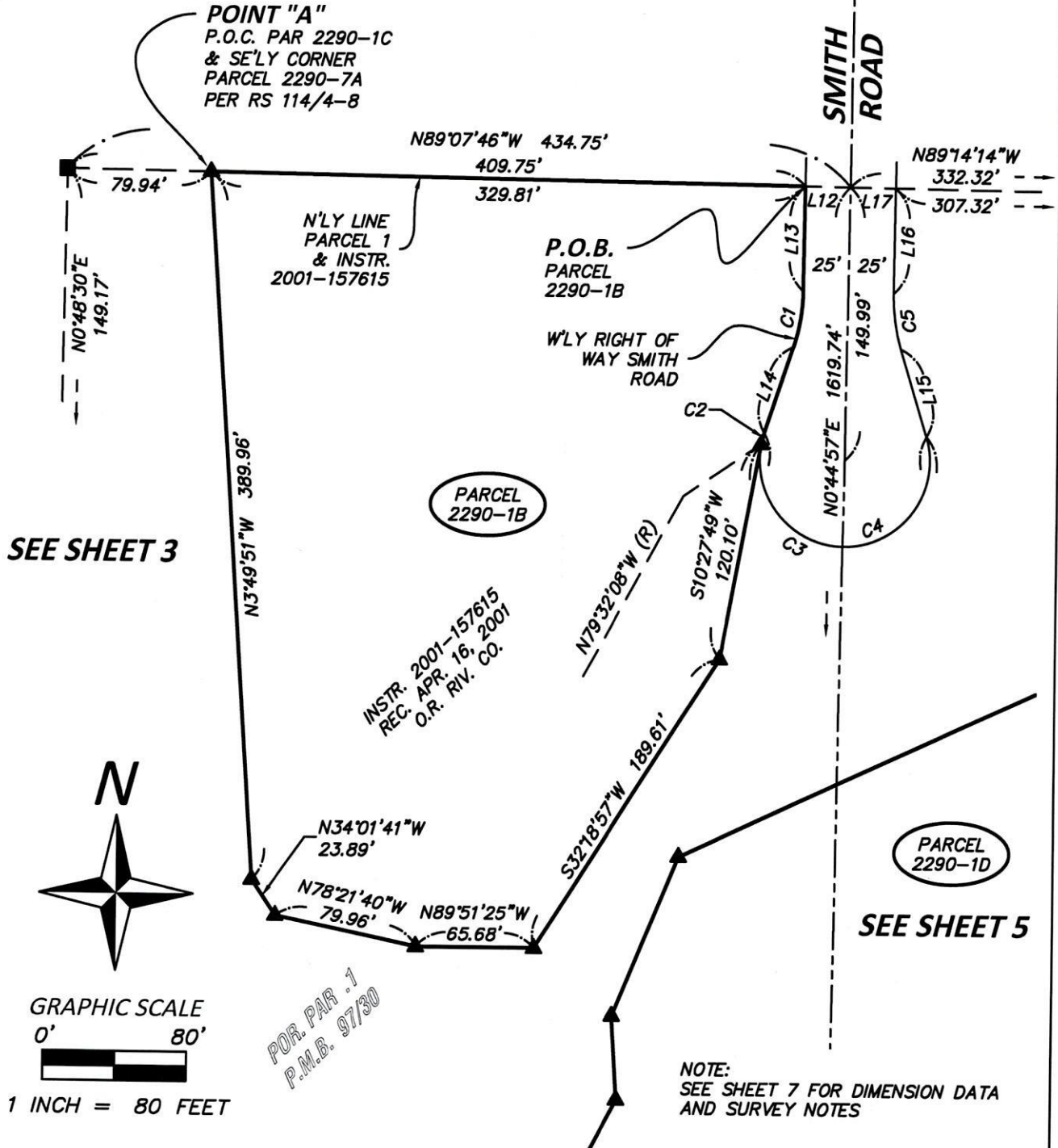


RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT

1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=300'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	PARCELS 2290-1B, 2290-1C, 2290-1D, AND 2290-1F	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	1 OF 7

EXHIBIT "B"



FOR PAR. 1
P.M.B. 97/30

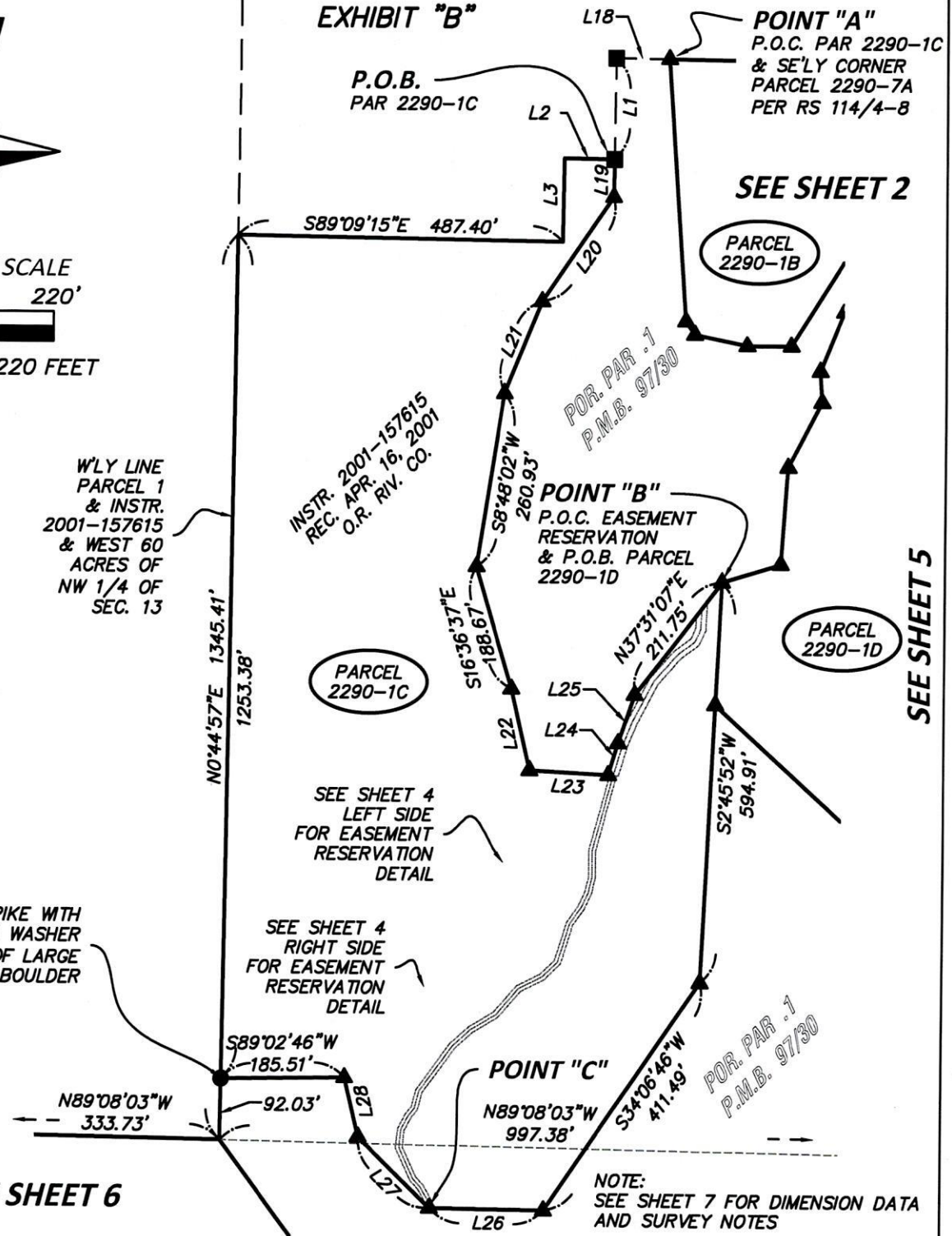
RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT
1995 MARKET STREET, RIVERSIDE, CA. 92501

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=80'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	PARCEL 2290-1B	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	2 OF 7



1 INCH = 220 FEET

EXHIBIT "B"



POINT "A"
P.O.C. PAR 2290-1C
& SE'LY CORNER
PARCEL 2290-7A
PER RS 114/4-8

SEE SHEET 2

PARCEL 2290-1B

POINT "B"
P.O.C. EASEMENT
RESERVATION
& P.O.B. PARCEL
2290-1D

PARCEL 2290-1D

SEE SHEET 5

INSTR. 2001-157615
REC. APR. 16, 2001
O.R. RIV. CO.

POR. PAR .1
P.M.B. 97/30

POR. PAR .1
P.M.B. 97/30

W'LY LINE
PARCEL 1
& INSTR.
2001-157615
& WEST 60
ACRES OF
NW 1/4 OF
SEC. 13

SEE SHEET 4
LEFT SIDE
FOR EASEMENT
RESERVATION
DETAIL

SEE SHEET 4
RIGHT SIDE
FOR EASEMENT
RESERVATION
DETAIL

GIN SPIKE WITH
RCFC&WCD WASHER
E'LY SIDE OF LARGE
GRANITE BOULDER

SEE SHEET 6

NOTE:
SEE SHEET 7 FOR DIMENSION DATA
AND SURVEY NOTES

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

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=220'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	PARCEL 2290-1C	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	3 OF 7



GRAPHIC SCALE
0' 80'



1 INCH = 80 FEET

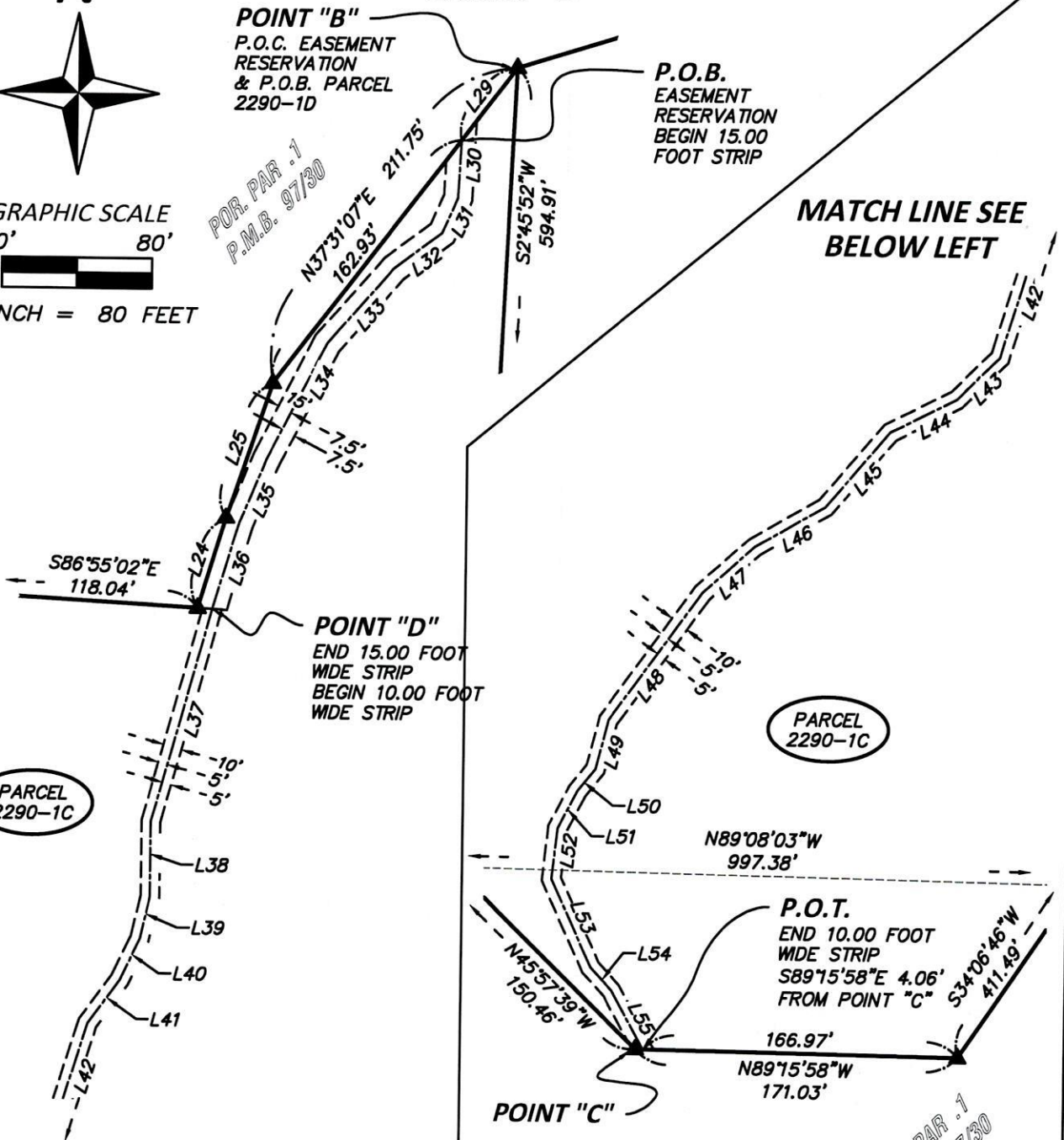
EXHIBIT "B"

POINT "B"
P.O.C. EASEMENT RESERVATION & P.O.B. PARCEL 2290-1D

P.O.B. EASEMENT RESERVATION BEGIN 15.00 FOOT STRIP

POR. PAR. .1
P.M.B. 97/30

MATCH LINE SEE BELOW LEFT



POINT "D"
END 15.00 FOOT WIDE STRIP
BEGIN 10.00 FOOT WIDE STRIP

PARCEL 2290-1C

PARCEL 2290-1C

P.O.T.
END 10.00 FOOT WIDE STRIP
S89°15'58"E 4.06'
FROM POINT "C" S34°06'46"W 411.49'

POINT "C"

NOTE:
SEE SHEET 7 FOR DIMENSION DATA AND SURVEY NOTES

POR. PAR. .1
P.M.B. 97/30

MATCH LINE SEE ABOVE RIGHT

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

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=80'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	EASEMENT RESERVATION OVER PARCEL 2290-1C	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	4 OF 7

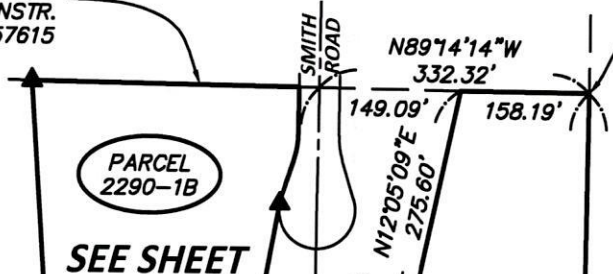


GRAPHIC SCALE
0' 220'
1 INCH = 220 FEET

EXHIBIT "B"

N'LY LINE
PARCEL 1
& INSTR.
2001-157615

NE'LY CORNER
PARCEL 1 &
OF INSTR.
2001-157615



SEE SHEET
2

E'LY LINE
PARCEL 1
& INSTR.
2001-157615
& EAST
LINE OF
WEST 20
ACRES OF
NE 1/4
OF SEC. 13

INSTR. 2001-157615
REC. APR. 16, 2001
O.R. RIV. CO.
WEST
20 ACRES
OF NE 1/4
SEC. 13

N-S
CENTER OF
SECTION LINE

E'LY LINE
THE
WEST 20
ACRES
OF NE 1/4
SEC. 13

POINT "B"
P.O.B. PARCEL
2290-1D
& P.O.C. EASEMENT
RESERVATION

SEE SHEET 4
FOR RESERVATION
EASEMENT
DETAIL

PARCEL
2290-1C

POR. PAR. .1
P.M.B. 97/30

POR. PAR. .1
P.M.B. 97/30

SEE SHEET 3

NOTE:
SEE SHEET 7 FOR DIMENSION DATA
AND SURVEY NOTES

N89°08'03"W 997.38' N89°08'14"W 332.32'

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

PROJECT NAME:	GAVLAN HILLS BASIN	SCALE 1"=220'	DRAWN BY DAC
RCFC-WCD PARCEL NUMBER(S):	PARCEL 2290-1D	DATE 08/20/20	CHECK BY SB
RCFC-WCD PROJECT NUMBER:	2-0-00290	SHEET NO.	5 OF 7