

FEB -8 1994



MWD

METROPOLITAN WATER DISTRICT OF SOUTHERN CALIFORNIA

Doreen E. Duff
EXECUTIVE SECRETARY

8-8

January 20, 1994

To: Board of Directors (Land Committee--Action)
(Legal and Claims Committee--Action)

From: General Manager

Subject: Resolution of Necessity Directing the General Counsel to
Condemn Property Required for the Domenigoni Valley Reservoir
Project in Riverside County, California, identified by
Riverside County Assessor's Parcel Numbers, MWD Right-of-Way
Parcel Numbers and Owners' Names, on the Attachment hereto.

Report

The Metropolitan Water District will require the real property described in Exhibits A and B, attached hereto, located in Domenigoni Valley, Riverside County, California, for portions of the Domenigoni Valley Reservoir Project. A list of Assessor's Parcel Numbers, MWD Right-of-Way Numbers, and Owners' Names is set forth in the Parcel List attached hereto. The location of each property is shown on the attached drawings designated as Exhibit B. Offers to purchase the property as required by California Government Code section 7262.2 were made.

A hearing for resolution of necessity is scheduled to be held by the Land Committee regarding this property at its meeting on February 7, 1994. If the Land Committee recommends that the resolution of necessity be adopted, the matter will be presented to the Legal and Claims Committee and to the Board at its meeting on February 8, 1994.

On January 20, 1994, notice of intention to adopt a resolution of necessity and of an opportunity to appear and be heard before the Land Committee on February 7, 1994, as to the necessity for the Project and the taking of the property were served on the owners of the properties identified in Exhibits A and B. Under the law, we must have received a written request for a hearing within 15 days after the notice was served in order for a hearing to be required. A quorum of the Committee is required for such a hearing. Following the hearing, and before the meeting of the Board of Directors on February 8, 1994, a written summary of the hearing and a written recommendation by the Land Committee as to whether the Board

should adopt a resolution will be provided to the Board and to each person who received notice and appeared before the Committee.

Transmitted herewith is the form of resolution declaring the necessity of the Project and for the acquisition of the property described in Exhibits A and B, attached hereto, and directing the General Counsel to commence condemnation proceedings in Riverside County to acquire the property.

On October 8, 1991, your Board and its Advisory Committees acting on this matter certified that the Final Environmental Impact Report for the Eastside Reservoir Project, herein referred to as the Domenigoni Valley Reservoir Project, had been completed in compliance with the California Environmental Quality Act (CEQA) and the State Guidelines, and that it had reviewed and considered the information contained in that document. On April 13, 1993, your Board adopted Addendum No. 1 to the Final Environmental Impact Report and determined that the alignment of Relocated Newport Road will not have a significant impact on the environment. Your action on the subject resolution is therefore in compliance with CEQA. No further environmental documentation or review is necessary for your Board to act on this request.

Board Committee Assignments

This letter is referred for action to:

The Land Committee because of its authority (1) to advise, study, and make recommendations with regard to the initiation of condemnation proceedings under Administrative Code section 2451(g); and (2) to hold the hearing and make the recommendation required by Code of Civil Procedure section 1245.135(c) concerning adoption by the Board of a resolution of necessity to acquire property under Administrative Code section 8225; and

The Legal and Claims Committee because of its authority to advise, study, and make recommendations with regard to litigation brought by the District under Administrative Code section 2461(a).

Recommendation

LAND AND LEGAL AND CLAIMS COMMITTEES FOR ACTION.

It is recommended that the Board of Directors, by a two thirds vote, adopt the attached resolution declaring the necessity for the project and for the property described in Exhibits A and B, attached thereto, and directing the General Counsel to commence condemnation proceedings in Riverside County to acquire the property.


John R. Wodraska

JV:ks
KARSCH\JVBOARD\RESNLT13
Attm.

A T T A C H M E N T

<u>ASSESSOR'S PARCEL NO.</u>	<u>MWD PARCEL NO.</u>	<u>OWNER'S NAMES</u>
465-180-002	144-1-649, 144-1-649.1 144-1-649PEA1	Bruce L. and Shirley H. Odou
465-140-010 465-140-011	144-1-619 144-1-619.1 144-1-619PEA2	SJV Development, Inc.

STATEMENT OF GARY M. SNYDER IN SUPPORT OF
RESOLUTION OF NECESSITY (DOMENIGONI VALLEY RESERVOIR PROJECT)

I, GARY M. SNYDER, declare:

1. I am chief engineer of The Metropolitan Water District of Southern California.

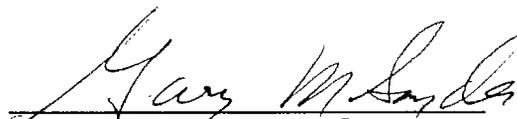
2. In order for Metropolitan to insure reliable delivery of water to its member public agencies for service to the public, it is necessary to construct, operate and maintain a water reservoir in Domenigoni Valley, Riverside County, California. Construction of the reservoir will result in the closure of existing roadways including Newport Road. Metropolitan will reconstruct Newport Road on an alignment north of the reservoir project.

3. The acquisition of the interests in the properties described in the proposed resolution of necessity is necessary for the construction, operation and maintenance of the Relocated Newport Road. The properties are located within Metropolitan's boundaries.

4. Metropolitan will require entry upon the properties in order to be able to commence construction of the project.

5. So that it may be assured that Metropolitan will have possession and may proceed with the work, it is necessary that the resolution be adopted in order that an action or actions may be commenced to condemn the properties described in the proposed resolution of necessity, and a court order or orders obtained authorizing Metropolitan to take possession of the properties.

Executed in Los Angeles, on January 25, 1994.


Gary M. Snyder

RESOLUTION NO. 8433A RESOLUTION OF THE BOARD OF DIRECTORS OF
THE METROPOLITAN WATER DISTRICT OF SOUTHERN CALIFORNIA
DIRECTING THE CONDEMNATION OF CERTAIN PROPERTIES SITUATED
IN RIVERSIDE COUNTY (DOMENIGONI VALLEY RESERVOIR PROJECT)

BE IT RESOLVED, by the Board of Directors of The Metropolitan Water District of Southern California (District):

Section 1. The District's Board finds and determines that the public interest and necessity require, for public use, the construction, operation, and maintenance of a reservoir for the storage and transportation of water, and for the relocation of Newport Road in connection with the reservoir, in the County of Riverside, California, and that certain properties situated in the County of Riverside are necessary therefor.

Section 2. The properties to be acquired for the public use set forth in Section 1 hereof consist of the interests in the parcels of land described in Exhibit A attached hereto and incorporated herein by reference. The properties are located within the District's boundaries at the locations shown on Exhibit B attached hereto and incorporated herein by reference. The District's Board finds and determines that the properties are necessary for the proposed project.

Section 3. The District's Board of Directors hereby declares its intention to acquire the properties by proceedings in eminent domain as authorized by the Metropolitan Water District Act (Stats. 1969, Ch. 209, as amended).

Section 4. The proposed project is planned or located in the manner that will be most compatible with the greatest public good and the least private injury.

Section 5. The offer required by section 7267.2 of the California Government Code has been made to the owners of record of the properties.

Section 6. The District's General Counsel is hereby directed to commence proceedings in the Superior Court of California, County of Riverside, for the purpose of condemning and acquiring the properties and to take such steps as may be necessary to secure an order of court permitting the District to take possession of the properties for the uses and purposes herein described. He is authorized to take such action and steps as he deems necessary in connection with such proceedings, including the amending of the complaint to reduce the extent of the property to be acquired so as to reduce the

compensation payable in the action where such change would not substantially impair the construction and operation of the said public works, and to incur expenses necessary and incidental to the action.

I HEREBY CERTIFY, that the foregoing resolution was adopted at the meeting of the Board of Directors of The Metropolitan Water District of Southern California held the 8th day of February, 1994, by vote of two-thirds of all its members, and I further certify that the foregoing is a full, true and correct copy of the resolution.

Executive Secretary
The Metropolitan Water District
of Southern California

EXHIBIT A

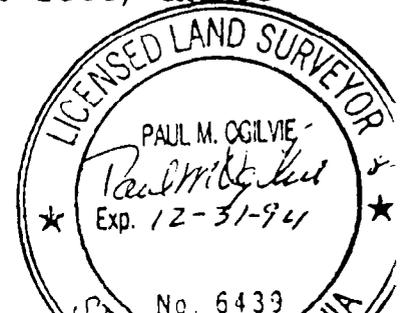
144-1-649
 Bruce L. Odou &
 Shirley H. Odou,
 Trustees

That portion of the west half of the northeast quarter of Section 34, Township 5 South, Range 2 West, San Bernardino Meridian, in the County of Riverside, State of California, lying northerly of the following described line:

Commencing at the west quarter corner of said Section 34, said corner being marked by a 2" diameter iron pipe, 3" below the surface, tagged L.S. 2001; thence N 00° 20' 36" E 1045.27 feet along the westerly line of said Section to the TRUE POINT OF BEGINNING of said described line; thence leaving said westerly line S 89° 39' 24" E 50.00 feet; thence N 45° 20' 36" E 301.23 feet; thence S 89° 39' 24" E 337.00 feet; thence S 00° 20' 36" W 30.00 feet; thence S 89° 39' 24" E 300.00 feet; thence N 00° 20' 36" E 30.00 feet; thence S 89° 39' 24" E 850.00 feet; thence S 00° 20' 36" W 20.00 feet; thence S 89° 39' 24" E 650.00 feet; thence S 00° 20' 36" W 40.00 feet; thence S 89° 39' 24" E 241.88 feet; thence N 00° 03' 57" E 30.00 feet; thence S 89° 39' 24" E 308.27 feet; thence S 00° 20' 36" W 30.00 feet; thence S 89° 39' 24" E 1464.56 feet; thence easterly 335.44 feet along the arc of a tangent curve, concave northerly, having a radius of 2547 feet; thence leaving said curve on a radial line N 07° 12' 09" W 30.00 feet to the beginning of a non-tangent curve, concentric with the last mentioned curve, to which a radial line bears S 07° 12' 09" E; thence easterly 605.50 feet along the arc of said non-tangent curve, concave northerly, having a radius of 2517 feet, to a point on the easterly line of said Section 34, said point being distant southerly along said easterly line S 00° 18' 06" E 1321.75 feet from the northeast corner of said Section 34, said corner marked by a 3/4" diameter iron pipe, 21" below the surface, with illegible tag.

EXCEPTING therefrom that portion lying northerly of the following described line:

Commencing at the west quarter corner of said Section 34; thence N 00° 20' 36" E 1695.27 feet along said westerly line of said Section 34 to the TRUE POINT OF BEGINNING; thence leaving said westerly line S 89° 39' 24" E 50.00 feet; thence



144-1-649

2

Bruce L Odou &
Shirley H. Odou,
Trustees

S 44° 39' 24" E 343.66 feet; thence S 89° 39' 24" E 507.00 feet; thence N 00° 20' 36" E 20.00 feet; thence S 89° 39' 24" E 300.00 feet; thence S 00° 20' 36" W 30.00 feet; thence S 89° 39' 24" E 1665.69 feet; thence N 00° 03' 57" E 30.00 feet; thence S 89° 39' 24" E 234.45 feet; thence S 00° 20' 36" W 30.00 feet; thence S 89° 39' 24" E 1414.56 feet; thence N 00° 20' 36" E 30.00 to the beginning of a non-tangent curve to which a radial line bears S 00° 20' 36" W; thence easterly 285.44 feet along the arc of said non-tangent curve, concave northerly, having a radius of 2273 feet; thence leaving said curve on the prolongation of a radial line S 06° 51' 06" E 30.00 feet to the beginning of a non-tangent curve, concentric with the last mentioned curve, to which a radial line bears S 06° 51' 06" E; thence easterly 630.25 feet along the arc of said non-tangent curve, concave northerly, having a radius of 2303 feet; thence leaving said curve N 22° 31' 54" W 30.00 feet on a radial line; thence N 68° 28' 58" E 31.24 feet to a point on the easterly line of said Section 34, said point being distant southerly along said easterly line S 00° 18' 06" E 1059.75 feet from the northeast corner of said Section 34.

Containing 7.429 acres, more or less.

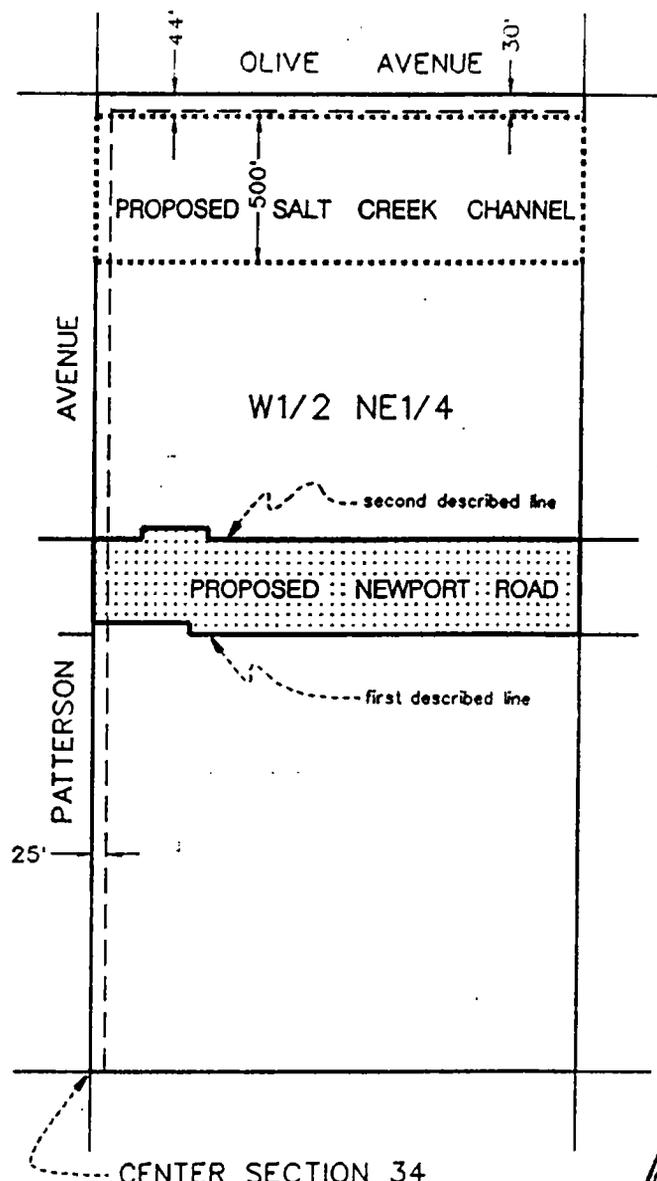


PMO\NPTRD\1441649

EXHIBIT B

W $\frac{1}{2}$ NE $\frac{1}{4}$, SEC 34, T5S, R2W, S.B.M.

COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

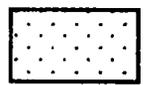


CENTER SECTION 34

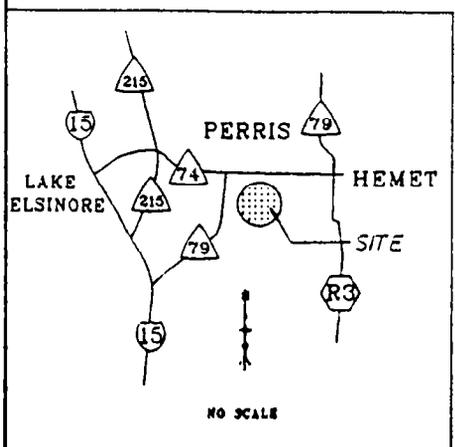
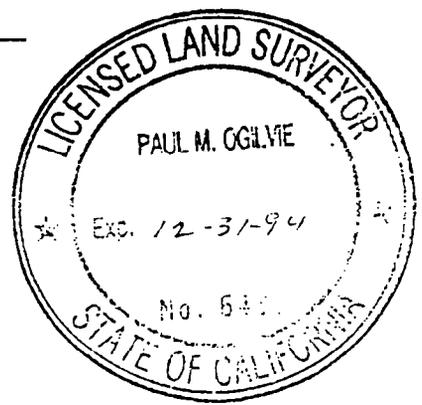


NO SCALE

LEGEND



FEE PARCEL
144-1-649
(7.429 ac.)



PREPARED UNDER MY SUPERVISION

Paul M. Ogilvie
PAUL M. OGILVIE PLS 6439

8-6-93
DATE

THE METROPOLITAN WATER DISTRICT
OF SOUTHERN CALIFORNIA
DOMENIGONI VALLEY RESERVOIR PROJECT
(NEWPORT ROAD RE-LOCATION)
GRANT DEED
BRUCE L. & S. H. ODOU, TRUSTEES
TO
MWD
PARCEL 144-1-649

EXHIBIT A

144-1-649.1
Bruce L. Odou &
Shirley H. Odou,
Trustees

The south 500 feet of the north 544 feet of the west half of the northeast quarter of Section 34, Township 5 South, Range 2 West, San Bernardino Meridian, in the County of Riverside, State of California, according to the Official Plat thereof, as measured at right angles to the north line of said Section 34.

Containing 15.252 acres, more or less.

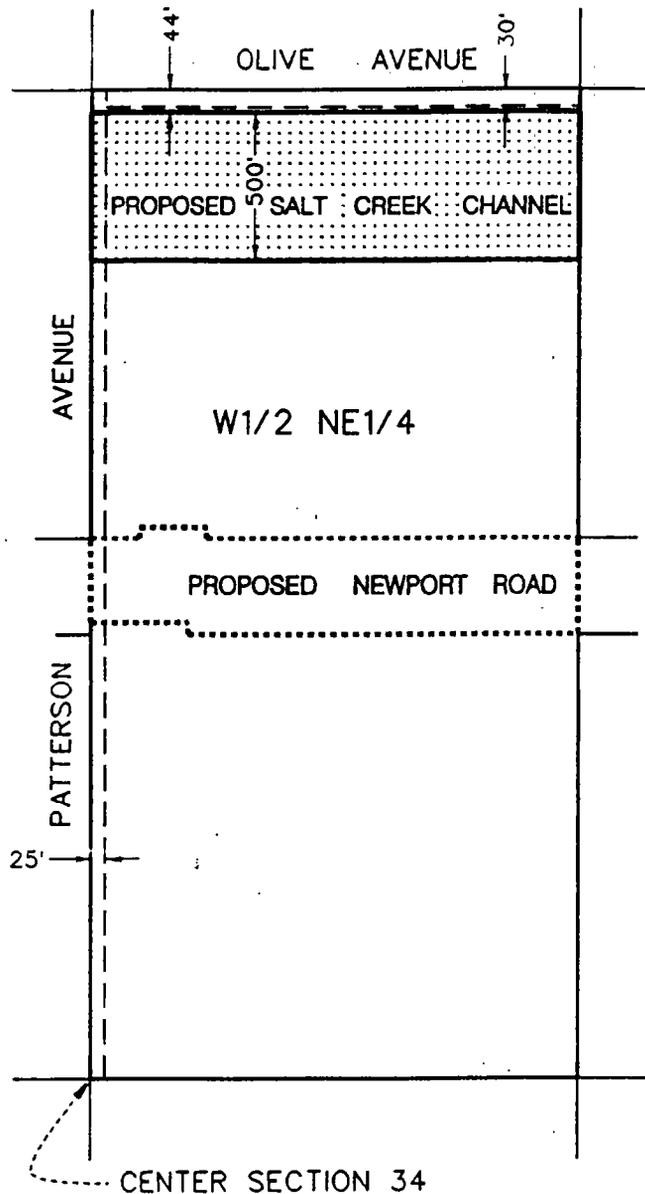
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EXHIBIT B

W¹/₂NE¹/₄, SEC 34, T5S, R2W, S.B.M.

COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

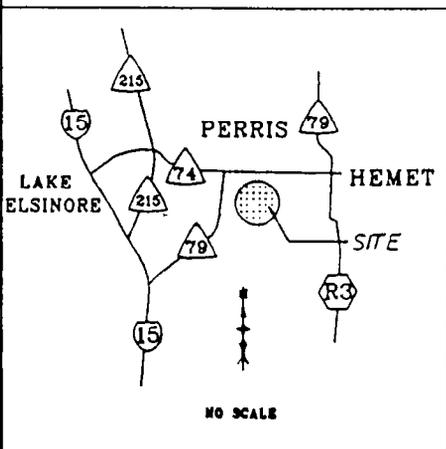


NO SCALE

LEGEND



FEE PARCEL
 - 144-1-649.1
 (15.252 ac.)



NO SCALE

PREPARED UNDER
MY SUPERVISION

Paul M. Ogilvie
 PAUL M. OGILVIE PLS 6439

1-12-94
 DATE

THE METROPOLITAN WATER DISTRICT
 OF SOUTHERN CALIFORNIA
 DOMENIGONI VALLEY RESERVOIR PROJECT
 (NEWPORT ROAD RE-LOCATION)
 GRANT DEED
 BRUCE L. & S. H. ODOU, TRUSTEES
 TO
 MWD
 PARCEL 144-1-649.1

EXHIBIT A

144-1-649PEA1
 Bruce L. Odou &
 Shirley H. Odou,
 Trustees

The west 100.00 feet, measured at right angles to the west line, of the west half of the northeast quarter of Section 34, Township 5 South, Range 2 West, San Bernardino Meridian, in the County of Riverside, State of California, lying north of the following described line:

Commencing at the west quarter corner of said Section 34; marked by a 2" diameter iron pipe, 3" below the surface, tagged L.S. 2001; thence N 00° 20' 36" E 1695.27 feet along said westerly line of said Section 34 to the TRUE POINT OF BEGINNING of said described line; thence leaving said westerly line S 89° 39' 24" E 50.00 feet; thence S 44° 39' 24" E 343.66 feet; thence S 89° 39' 24" E 507.00 feet; thence N 00° 20' 36" E 20.00 feet; thence S 89° 39' 24" E 300.00 feet; thence S 00° 20' 36" W 30.00 feet; thence S 89° 39' 24" E 1665.69 feet; thence N 00° 03' 57" E 30.00 feet; thence S 89° 39' 24" E 234.45 feet; thence S 00° 20' 36" W 30.00 feet; thence S 89° 39' 24" E 1414.56 feet; thence N 00° 20' 36" E 30.00 feet to the beginning of a non-tangent curve to which a radial line bears S 00° 20' 36" W; thence easterly 285.44 feet along the arc of said non-tangent curve, concave northerly, having a radius of 2273 feet; thence leaving said curve on the prolongation of a radial line S 06° 51' 06" E 30.00 feet to the beginning of a non-tangent curve, concentric with the last mentioned curve, to which a radial line bears S 06° 51' 06" E; thence easterly 630.25 feet along the arc of said non-tangent curve, concave northerly, having a radius of 2303 feet; thence leaving said curve N 22° 31' 54" W 30.00 feet on a radial line; thence N 68° 28' 58" E 31.24 feet to a point on the easterly line of said Section 34, said point being distant southerly along said easterly line S 00° 18' 06" E 1059.75 feet from the northeast corner of said Section 34, said corner marked by a 3/4" diameter iron pipe, 21" below the surface. with illegibly tag.

EXCEPTING any portion lying within the north 544 feet of said west half of the northeast quarter.

Containing 1.637 acres, more or less.

PMO\NPTRD\649PEA1

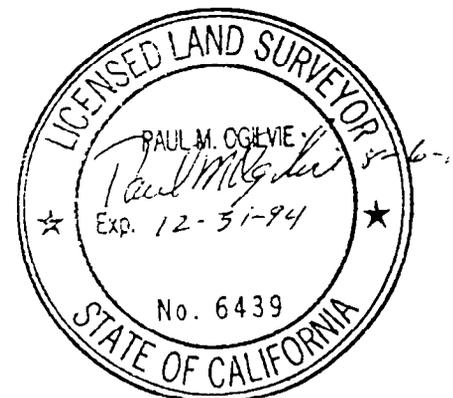
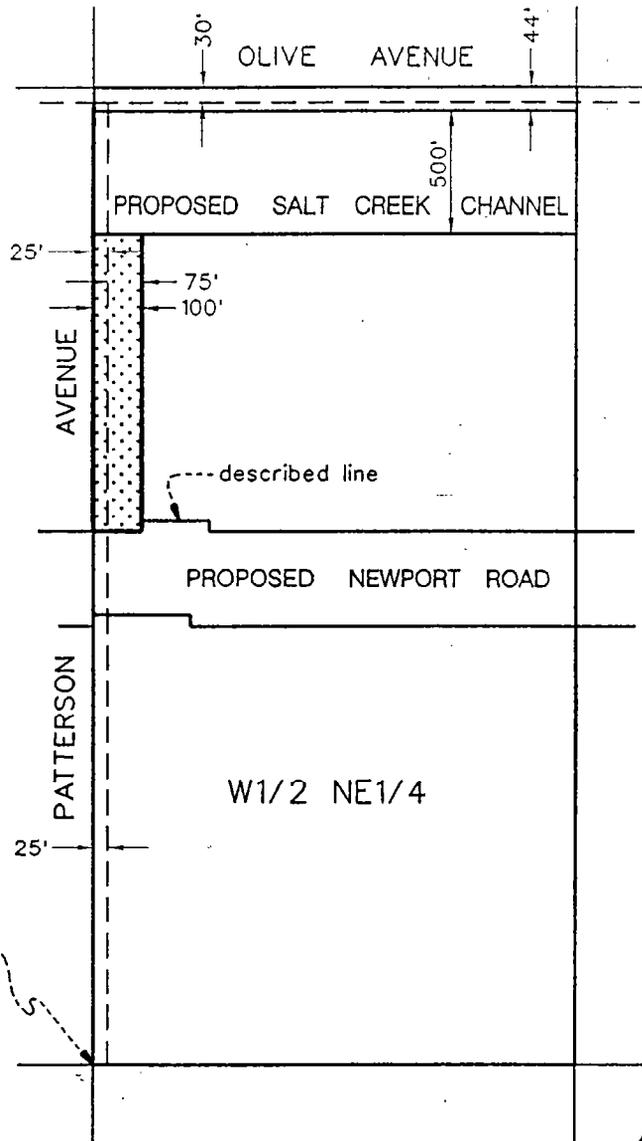


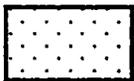
EXHIBIT B

W $\frac{1}{2}$ NE $\frac{1}{4}$, SEC 34, T5S, R2W, S.B.M.
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

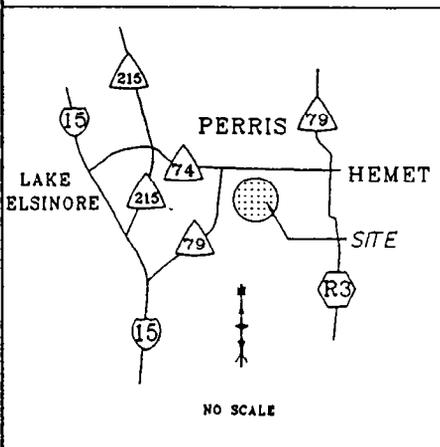
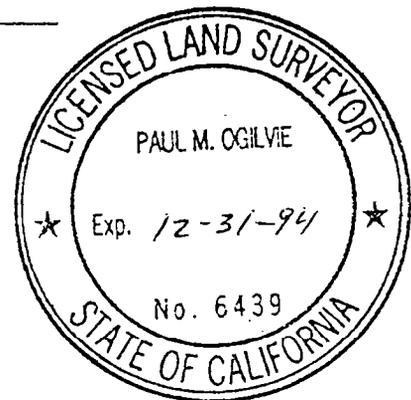


NO SCALE

LEGEND



EASEMENT PARCEL
- 144-1-649PEA1
(1.637 ac.)



**PREPARED UNDER
MY SUPERVISION**

Paul M. Ogilvie
 PAUL M. OGILVIE PLS 6439

8-6-93
 DATE

THE METROPOLITAN WATER DISTRICT
 OF SOUTHERN CALIFORNIA

DOMENIGONI VALLEY RESERVOIR PROJECT
 (NEWPORT ROAD RE-LOCATION)

PERMANENT EASEMENT
 BRUCE L. & S.H. ODOU, TRUSTEES
 TO
 MWD
 PARCEL 144-1-649PEA1

EXHIBIT A

144-1-619

SJV Development, Inc.

That portion of the southeast quarter of Section 25, Township 5 South, Range 2 West, SBM, in the County of Riverside, State of California, described as follows:

Commencing at the southeast corner of said Section 25, said corner marked by a 6" x 9" slate stone with a chisel cross painted on top, 8" below the surface; thence N 88° 33' 52" W 2535.38 feet along the southerly line of said Section to the TRUE POINT OF BEGINNING, said point being the beginning of a non-tangent curve to which a radial line bears S 04° 24' 50" E; thence leaving said southerly line northeasterly 1277.65 feet along the arc of said non-tangent curve, concave northwesterly, having a radius of 1775.86 feet; thence tangent to said curve N 44° 21' 52" E 1321.69 feet; thence N 45° 38' 08" W 581.24 feet; thence 416.46 feet along the arc of a tangent curve, concave northeasterly, having a radius of 850 feet; thence non-tangent to said curve S 45° 38' 08" E 981.24 feet; thence N 44° 21' 52" E 588.40 feet to a point on the easterly line of said Section 25; thence S 00° 06' 26" W 773.94 feet along said easterly line; thence perpendicular to said easterly line N 89° 53' 34" W 44.00 feet; thence N 44° 53' 34" W 28.64 feet to the beginning of a non-tangent curve, to which a radial line bears S 02° 08' 58" W; thence westerly 234.23 feet along the arc of said non-tangent curve, concave northerly, having a radius of 400 feet; thence non-tangent to said curve S 56° 37' 03" W 223.54 feet; thence S 44° 21' 52" W 1579.32 feet; thence S 45° 38' 08" E 5.00 feet to the beginning of a non-tangent curve, to which a radial line bears S 45° 38' 08" E; thence southwesterly 77.42 feet along the arc of said non-tangent curve, concave northwesterly, having a radius of 2552 feet, to the southerly line of said southeast quarter; thence N 88° 33' 52" W along said southerly line 912.26 feet to the TRUE POINT OF BEGINNING.

Parcel to be conveyed contains 18.651 acres, more or less.

PMO\SCC\1441619

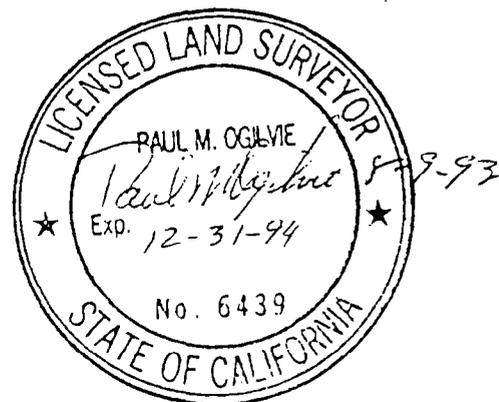
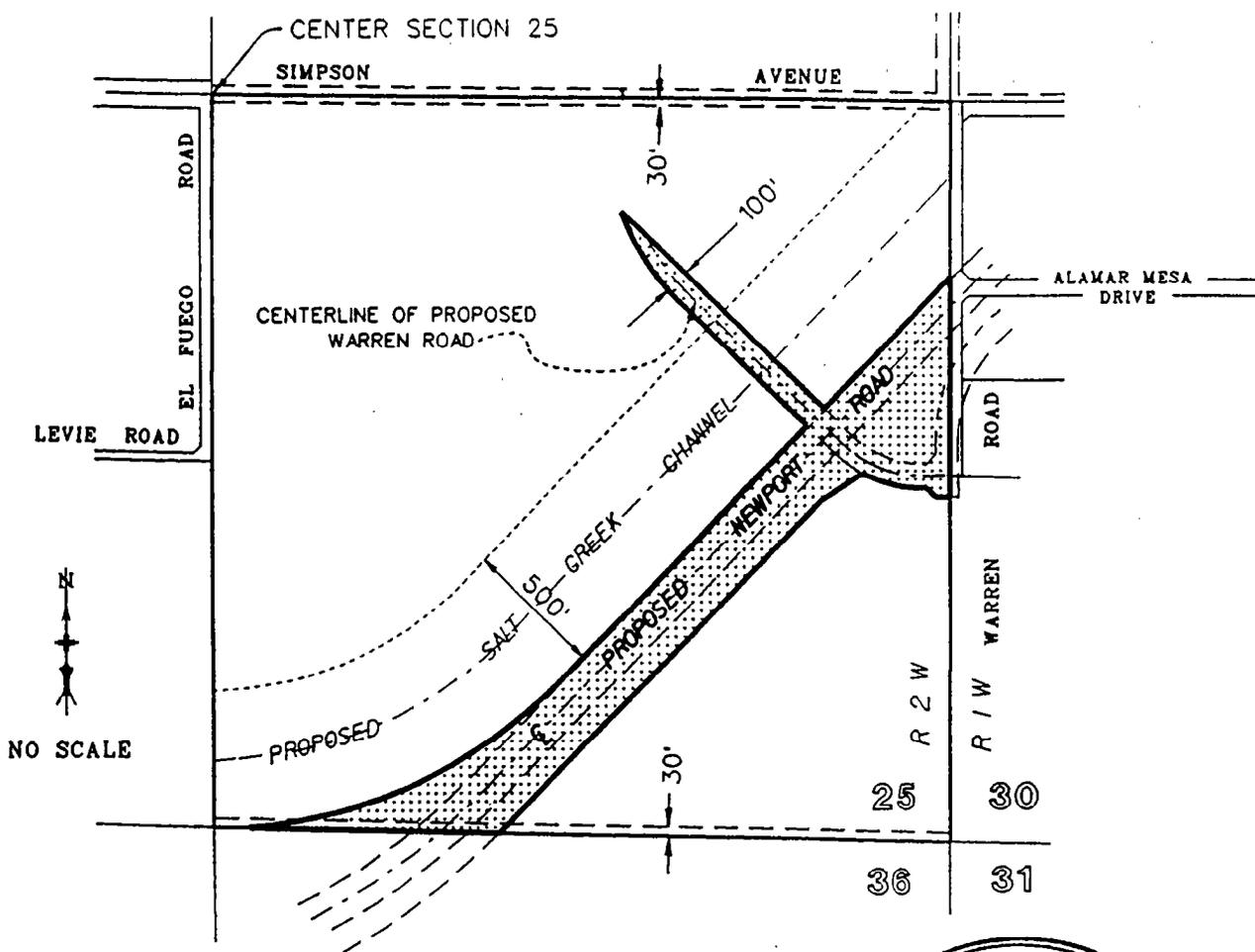


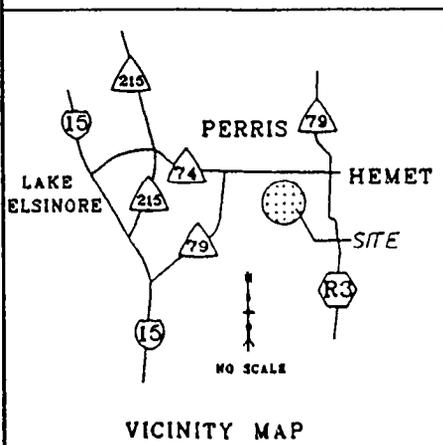
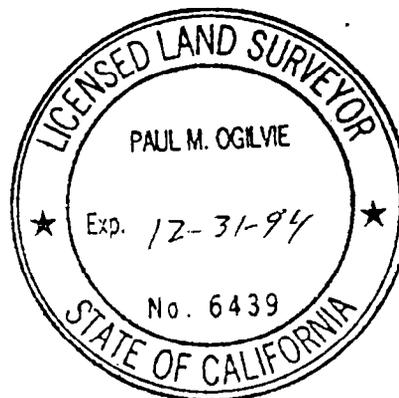
EXHIBIT B

SE1/4 SECTION 25, T5S, R2W, S.B.M.
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



LEGEND

 FEE PARCEL
= 144-1-619
(18.651 ac.)



PREPARED UNDER
MY SUPERVISION

Paul M. Ogilvie
PAUL M. OGILVIE P.L.S. 6439

8-9-93
DATE

THE METROPOLITAN WATER DISTRICT
OF SOUTHERN CALIFORNIA

DOMENIGONI VALLEY RESERVOIR PROJECT
(NEWPORT ROAD RE-LOCATION)

GRANT DEED

SJV DEVELOPMENT, INC.

TO
MWD

PARCEL 144-1-619

EXHIBIT A

144-1-619.1

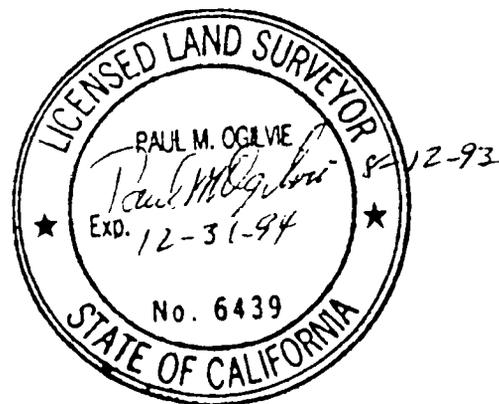
SJV Development, Inc.

All that portion of the southeast quarter of Section 25, T5S, R2W, SBM, in the County of Riverside, State of California, lying within a strip of land, 500 feet wide, the centerline of which is described as follows:

Beginning at the northwest corner of Section 34, T5S, R2W, SBM, as marked by 1½ inch diameter iron pipe with County Surveyor tag, 12" below the surface; thence S 00° 20' 36" W 294.02 feet along the west line of said Section 34 to the TRUE POINT OF BEGINNING of said described line; thence leaving said west line N 89° 37' 23" E 2662.98 feet; thence N 89° 50' 00" E 2657.59 feet; thence N 88° 52' 53" E 2653.29 feet; thence N 88° 53' 07" E 2626.12 feet; thence 582.57 feet along the arc of a tangent curve, concave northwesterly, having a radius of 1000 feet; thence tangent to said curve N 55° 30' 23" E 18.01 feet; thence 535.41 feet along the arc of a tangent curve, concave southeasterly, having a radius of 1000 feet; thence tangent to said curve N 86° 11' 00" E 1711.13 feet; thence 1113.69 feet along the arc of a tangent curve, concave northwesterly, having a radius of 1525.86 feet; thence tangent to said curve N 44° 21' 52" E 2162.82 feet; thence 2174.65 feet along the arc of a tangent curve, concave southeasterly, having a radius of 2727 feet; thence tangent to said curve S 89° 56' 42" E 916.72 feet; thence 1172.83 feet along the arc of a tangent curve, concave northwesterly, having a radius of 2073 feet; thence tangent to said curve N 57° 38' 21" E 1253.97 feet; thence 260.50 feet along the arc of a tangent curve, concave southeasterly, having a radius of 1000 feet; thence N 72° 33' 52" E 93.78 feet to a point on the east line of Section 30, T5S, R1W, SBM.

EXCEPTING therefrom any portion lying within the following described parcel:

Commencing at the southeast corner of said Section 25, said corner marked by a 6" x 9" slate stone with a chisel cross painted on top, 8" below the surface; thence N 88° 33' 52" W 2535.38 feet along the southerly line of said Section to the beginning of a non-tangent curve to which a radial line bears S 04° 24' 50" E; thence leaving said southerly line northeasterly 1277.65 feet along the arc of said non-tangent



144-1-619.1
SJV Development, Inc.

2

curve, concave northwesterly, having a radius of 1775.86 feet;
thence tangent to said curve N 44° 21' 52" E 1321.69 feet to
the TRUE POINT OF BEGINNING; thence N 45° 38' 08" W 500.00;
thence N 44° 21' 52" E 100.00 feet; thence S 45° 38' 08" E
500.00 feet; thence S 44° 21' 52" W 100.00 feet to the TRUE
POINT OF BEGINNING.

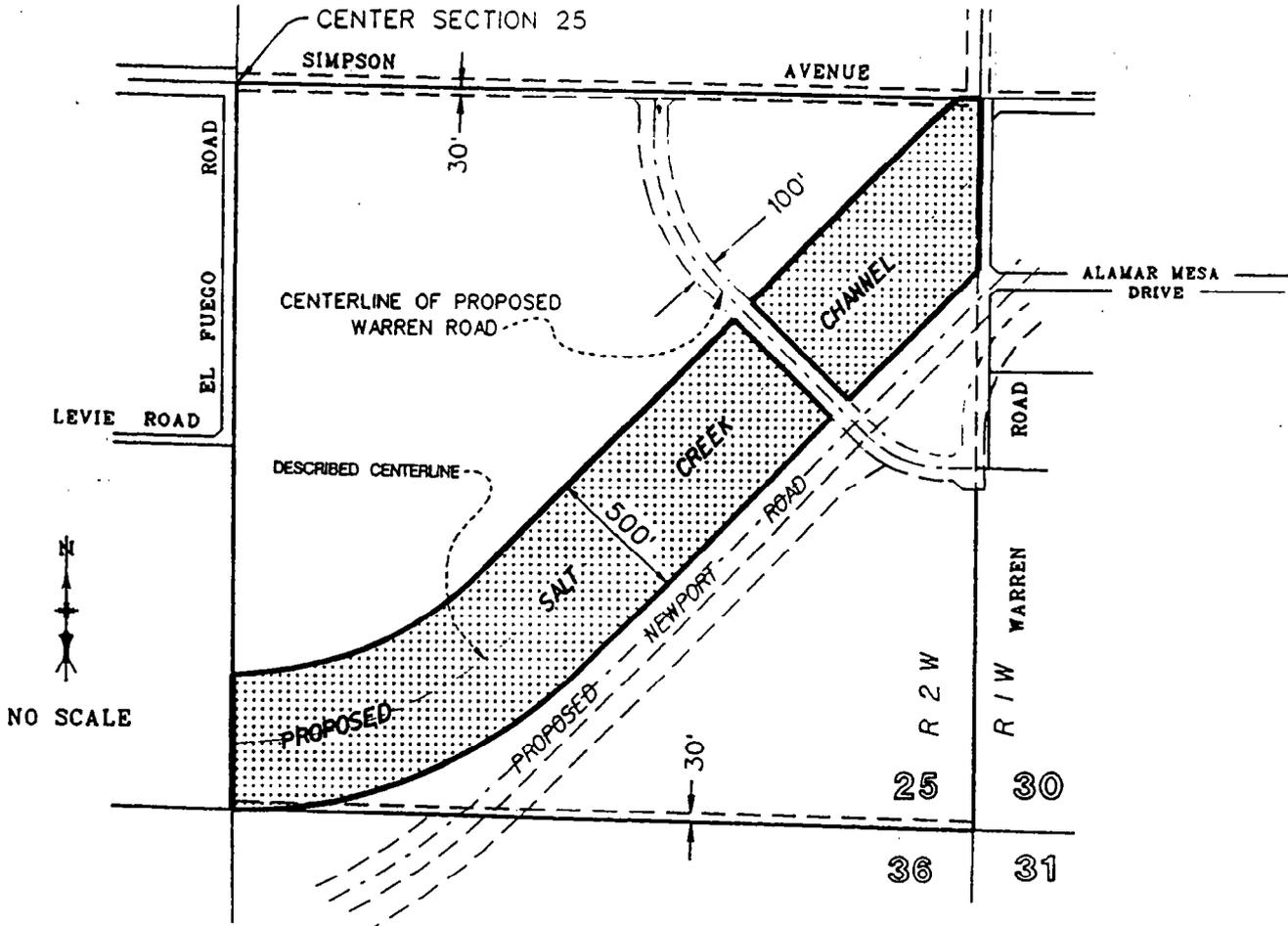
Parcel to be conveyed Contains 38.557 acres, more or
less.

PMO\SCC\1441619.1



EXHIBIT B

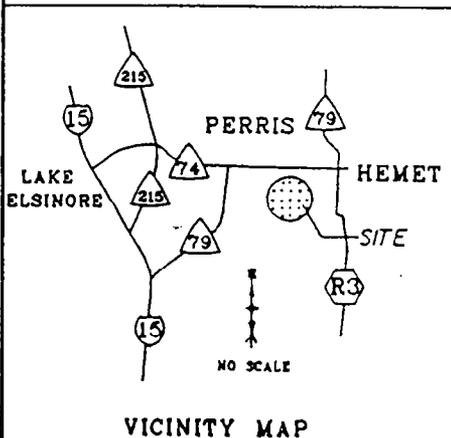
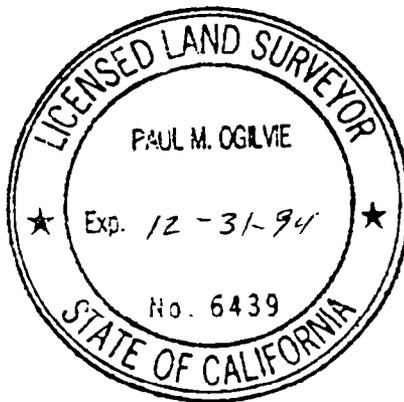
SE1/4 SECTION 25, T5S, R2W, S.B.M.
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



LEGEND



FEE PARCEL
= 144-1-619.1
(38.557 ac.)



PREPARED UNDER
MY SUPERVISION

Paul M. Ogilvie
PAUL M. OGILVIE P.L.S. 6439

8-12-93
DATE

THE METROPOLITAN WATER DISTRICT
OF SOUTHERN CALIFORNIA
DOMENIGONI VALLEY RESERVOIR PROJECT
(NEWPORT ROAD RE-LOCATION)
GRANT DEED
SVJ DEVELOPMENT, INC.
TO
RIV. CO. FLD. CTRL. & WTR. CONS. DIST.
PARCEL 144-1-619.1

EXHIBIT A

144-1-619PEA2
 SJV Development, Inc.

That portion of the southeast quarter of Section 25, Township 5 South, Range 2 West, SBM, in the County of Riverside, State of California, described as follows:

Commencing at the southeast corner of said Section 25, said corner marked by a 6" x 9" slate stone with a chisel cross painted on top, 8" below the surface; thence N 88° 33' 52" W 2058.74 feet along the southerly line of said Section to the beginning of a non-tangent curve to which a radial line bears S 36° 07' 13" E; thence leaving said southerly line northeasterly 375.83 feet along the arc of said non-tangent curve, concave northwesterly, having a radius of 2263 feet; thence tangent to said curve N 44° 21' 52" E 1029.32 feet; thence N 52° 53' 43" E 202.24 feet; thence N 44° 21' 52" E 663.87 feet; thence N 45° 38' 08" W 581.24 feet to the TRUE POINT OF BEGINNING; thence continuing N 45° 38' 08" W 400.00 feet to the beginning of a non-tangent curve, to which a radial line bears S 72° 26' 13" W; thence northerly 274.33 feet along the arc of said non-tangent curve, concave easterly, having a radius of 850 feet; thence tangent to said curve N 00° 55' 42" E 50.00 feet; thence N 41° 41' 08" W 33.97 feet to the southerly right-of-way line of Simpson Avenue, 60 feet wide, as established by a Right of Way Deed to the County of Riverside recorded on November 18, 1941 in Book 523, page 231 of Official Records, in the office of the County Recorder of said County; thence S 89° 04' 18" E 146.00 feet along said right-of-way line; thence leaving said right-of-way line S 43° 32' 33" W 33.97 feet; thence S 00° 55' 42" W 50.00 feet; thence 609.52 feet along the arc of a tangent curve, concave northeasterly, having a radius of 750 feet to the TRUE POINT OF BEGINNING.

Containing 1.058 acres, more or less.

PMO\SCC\619PEA2

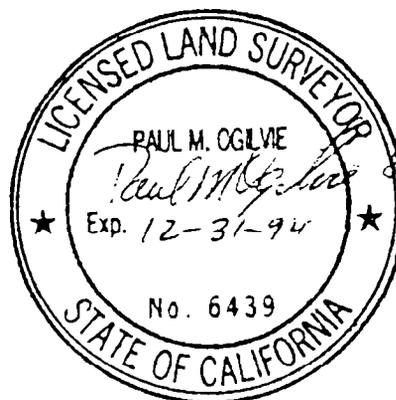
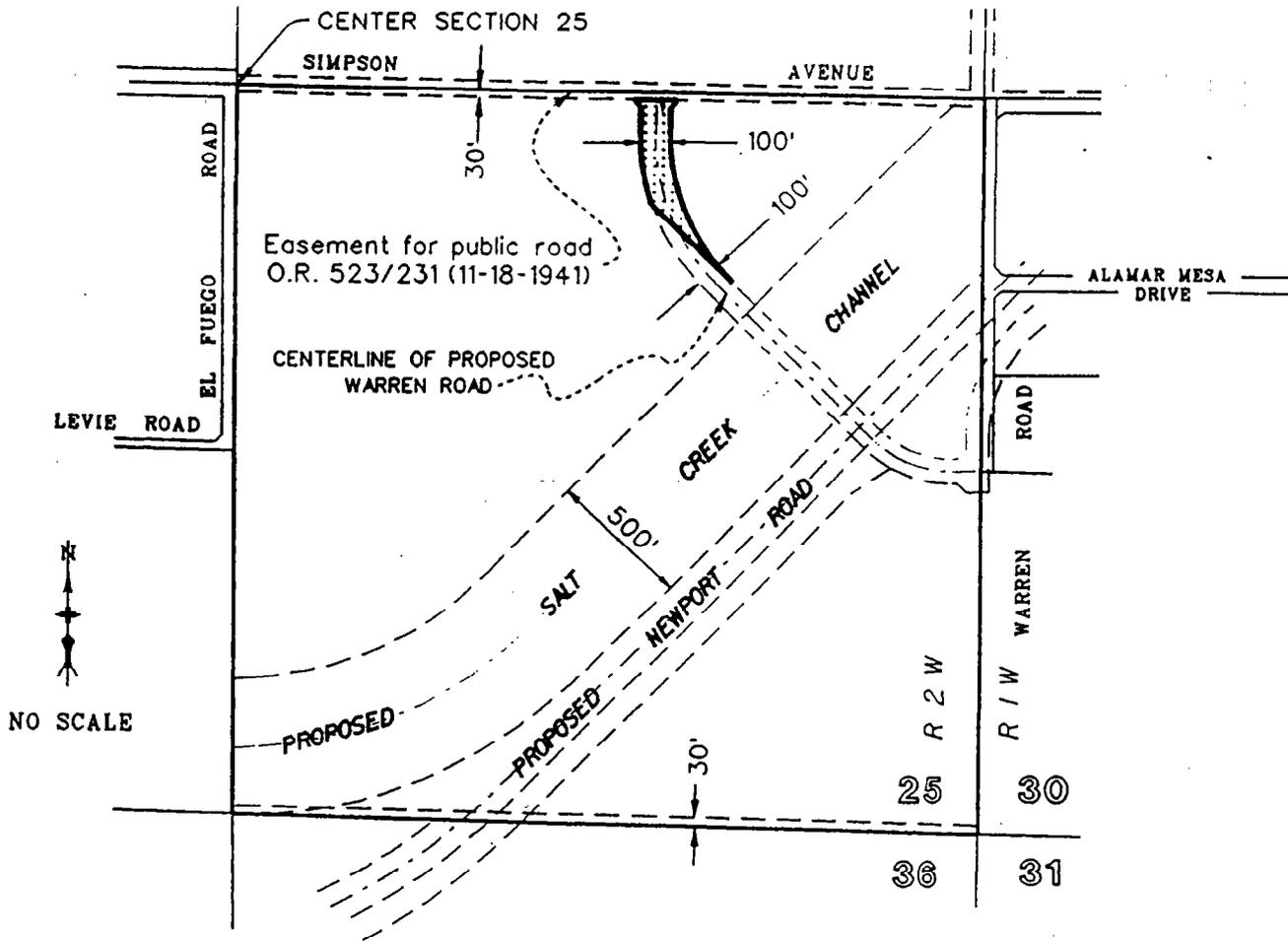


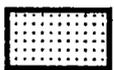
EXHIBIT B

40003

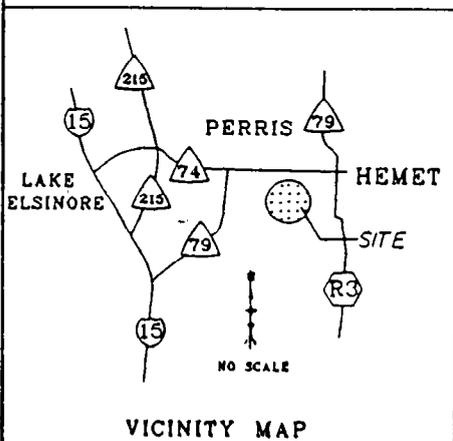
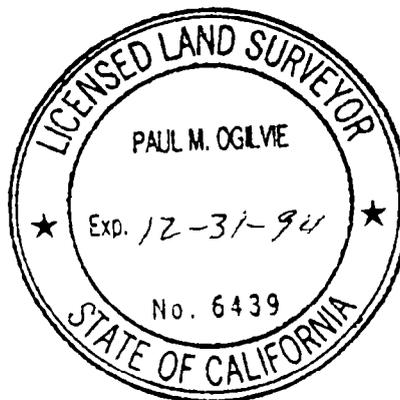
SE1/4 SECTION 25, T5S, R2W, S.B.M.
 COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



LEGEND



EASEMENT PARCEL
 = 144-1-619PEA2
 (1.058 ac.)



PREPARED UNDER
 MY SUPERVISION

Paul M. Ogilvie
 PAUL M. OGILVIE P.L.S. 6439

8-12-93
 DATE

THE METROPOLITAN WATER DISTRICT
 OF SOUTHERN CALIFORNIA

DOMENIGONI VALLEY RESERVOIR PROJECT
 (NEWPORT ROAD RE-LOCATION)

PERMANENT EASEMENT

SJV DEVELOPMENT, INC.

TO
 MWD

PARCEL 144-1-619PEA2