

ENCROACHMENT PERMIT

Pursuant to Resolution No. 11065 of the City of Riverside, permission is hereby granted to JOHN P. & LYNN LAMONTAGNE
4173 Bear Place
Riverside, CA 92505

their heirs and assigns, hereinafter referred to as "Permittee" to use and occupy the following described property. That portion of that certain 12' storm drain easement lying adjacent to the northeasterly line of Lot 15 of Tract 17216-1, as shown by map on file in Book 134 of Maps, at Pages 64 thru 66 thereof, records of Riverside County, California, as shown by the attached Exhibit "A";

in accordance with the terms hereof.

1. Permittee shall use and occupy the described property only in the manner and for the purposes as follows: Construction and maintenance of an enclosed patio encroaching 7' into said storm drain easement and 2 portable spas encroaching 7.5' in said easement as shown by attached Exhibit "A"

1a. Applicant shall hold the City harmless for any drainage problems which may exist due to cross-lot drainage not being as shown on City of Riverside Storm Drain Plan D-436.

2. Permittee, by acceptance of the benefits hereunder, acknowledges title to the property to be in the City of Riverside and waives any right to contest the validity of the dedication or grant.

3. Permittee acknowledges that the described property is the site of a proposed or planned public improvement and that, accordingly, all rights and privileges of use permitted shall cease and expire upon notice of revocation by the City. Upon the expiration or revocation, Permittee shall, within the time prescribed by the City, remove all improvements or obstructions placed, constructed or maintained by the Permittee. If the Permittee fails to abide by the removal order of the City within the time prescribed, the City shall have the right to remove and destroy the improvements without reimbursement to the Permittee and the cost of such removal shall be paid by the Permittee to the City of Riverside and shall constitute a debt owed to the City of Riverside.

4. Permittee, by acceptance hereof, waives the right of claim, loss, damage or action against the City of Riverside arising out of or resulting from revocation, termination, removal of the improvements or any action of the City of Riverside, its officers, agents or employees taken in accordance with the terms hereof.

5. Finding and determination by the City Council of the City of Riverside that the Permittee, or his heirs and assigns or successors in interest, are in default of the terms hereunder shall be cause for revocation.

6. Permittee herewith agrees to hold the City of Riverside harmless from and against all claims, demands, costs, losses, damages, injuries, action for damages and/or injuries, and liability growing or arising out of or in connection with the construction, encroachment, and/or maintenance to be done by Permittee or his agents, employees or contractors within the described property.

DATED: Nov. 29, 1986

CITY OF RIVERSIDE, a municipal corporation

By [Signature] Mayor

Attest [Signature] City Clerk

The foregoing is accepted by:

[Signature]
(Signature(s) of Permittee)
[Signature]

APPROVED AS TO CONTENT

[Signature]
Department Head

CONCURS WITH

[Signature]
Planning Department

APPROVED AS TO FORM

[Signature]
City Attorney

CITY MANAGER APPROVAL

[Signature]
City Manager

6/30

RANCHO EL SOBRANTE DE SAN JACINTO

M. B. 13/69

Assessor's Map No. 7
A.M.B. 1/7

WILDOMAR VISTA TR
M.B. 13/69
Avenida
Lot
D5409 S
D5408 S
P.S.L.-7

Collett

Avenue

Lot A

Lot C

BLANKET PUE

LOT 28

BLANKET PUE

BLANKET PUE

BLANKET PUE

BLANKET PUE

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HUPA PLACE

NAPA LANE
(PRIVATE STREETS)

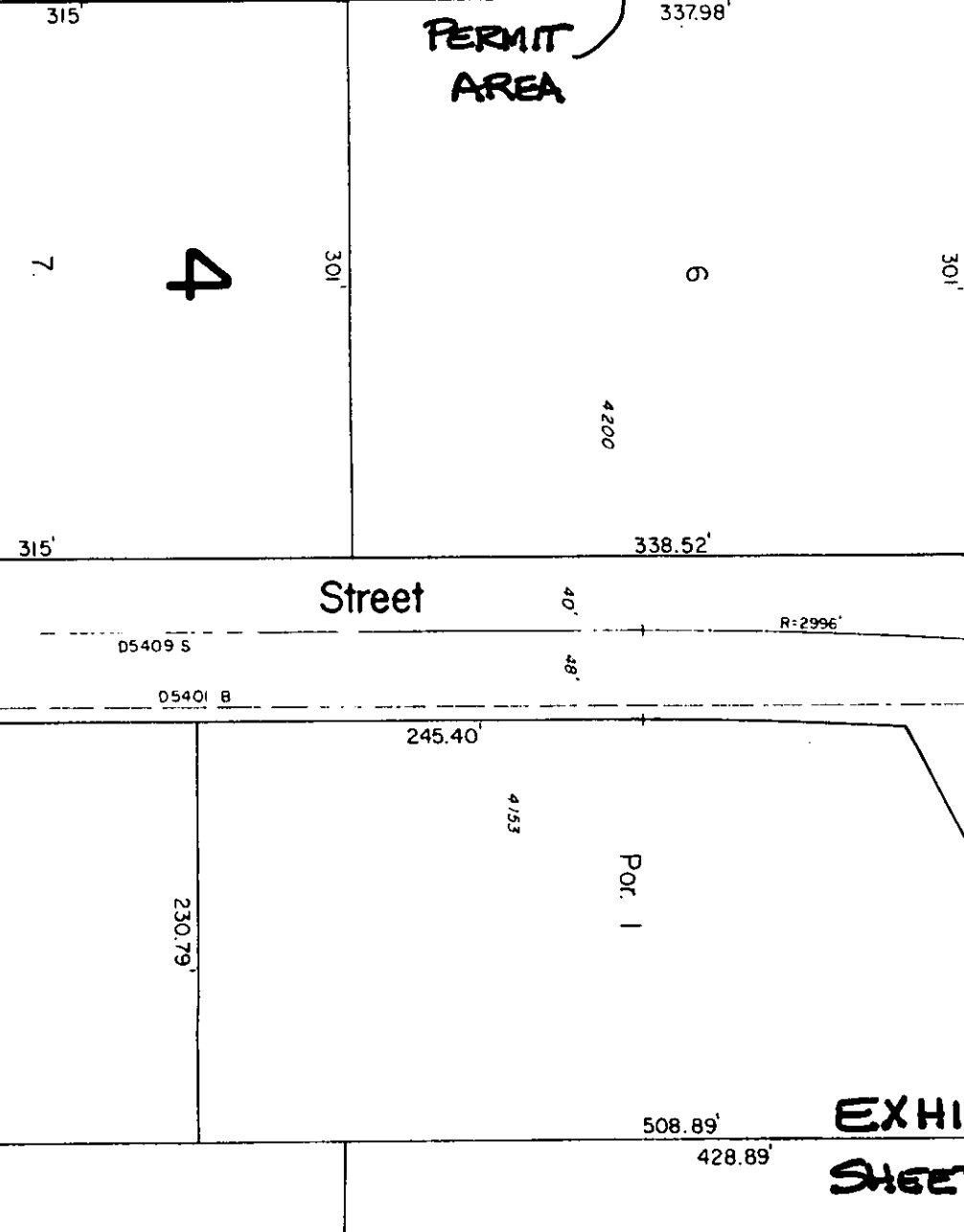
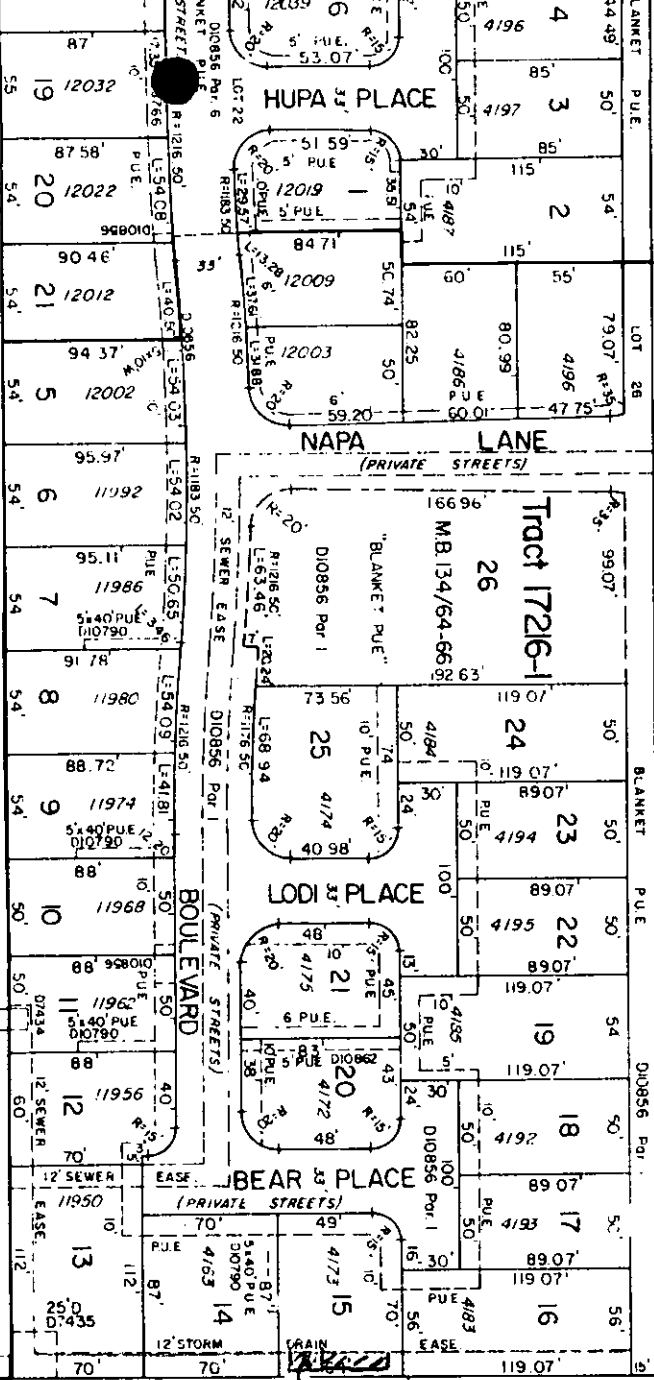
LODI PLACE

BEAR PLACE
(PRIVATE STREETS)

PERMIT AREA

Street

EXHIBIT 4A
SHEET 1 OF 3

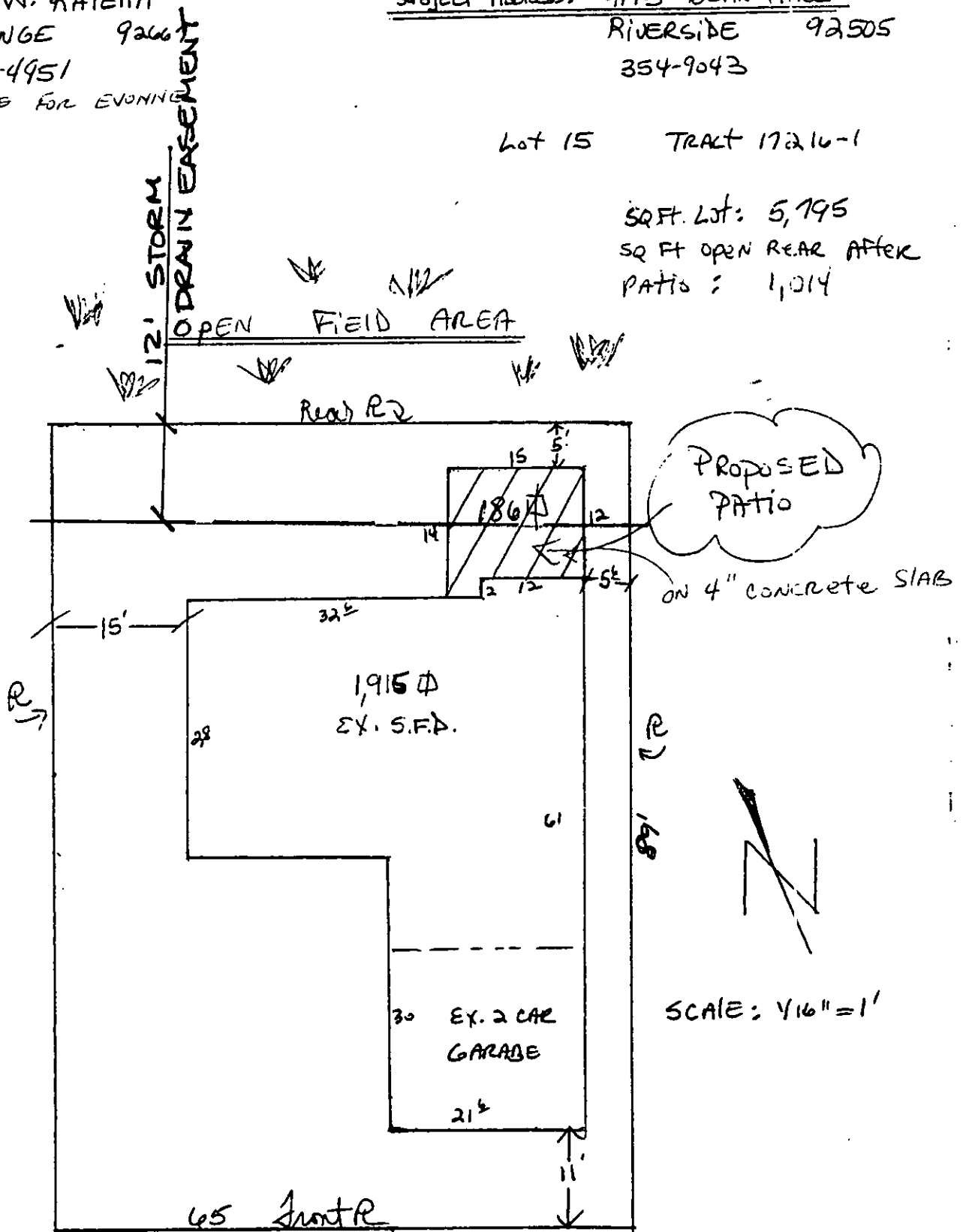


CONTRACTOR: H.A. TAYLOR AWNING Co.
 617 W. KATELLA
 ORANGE 92667
 835-4951
 LEAVE FOR EVENING

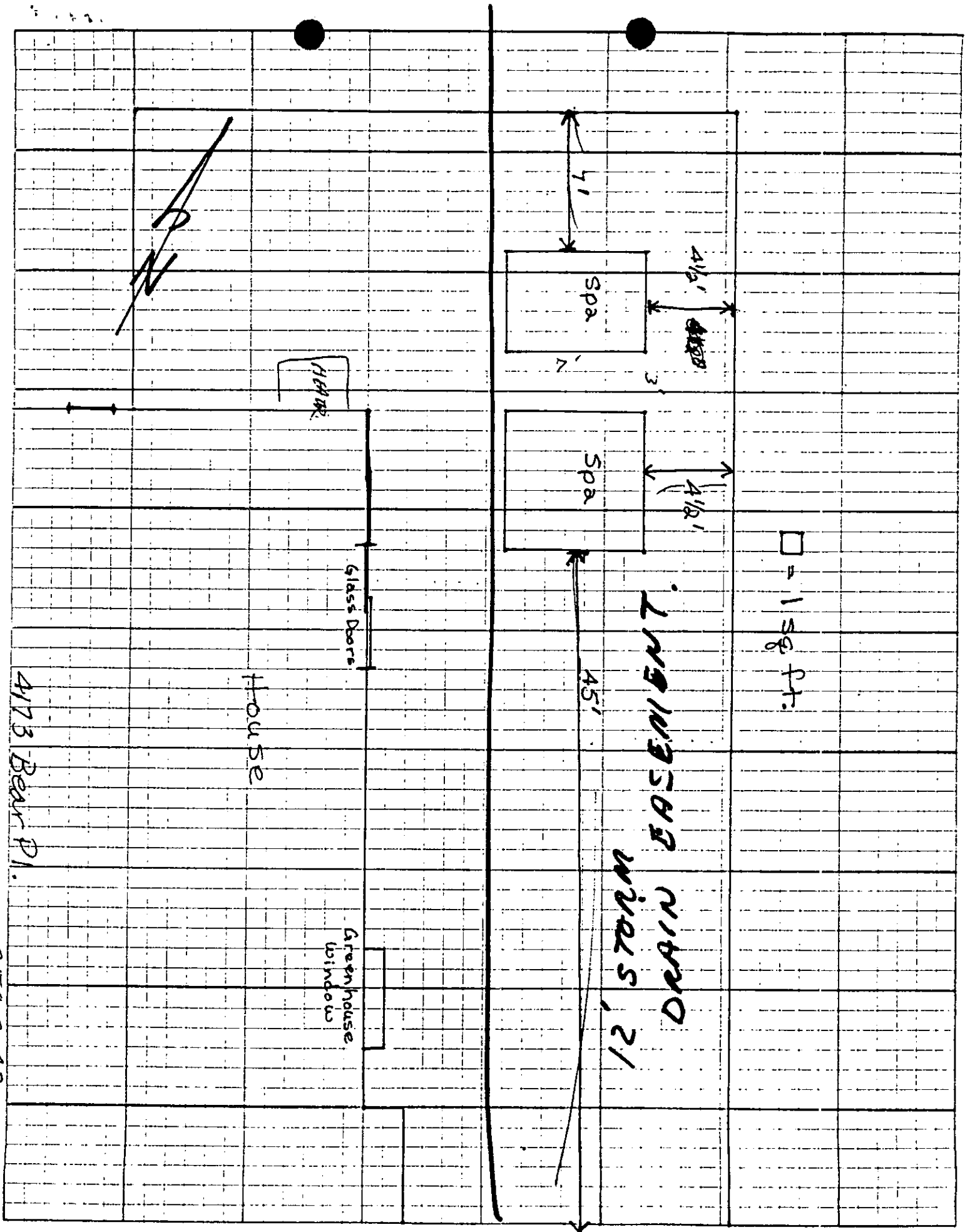
OWNER: J. LAMONTAGNE
 SUBJECT ADDRESS: 4173 BEAR PLACE
 RIVERSIDE 92505
 354-9043

Lot 15 TRACT 17216-1

SQ. FT. LOT: 5,195
 SQ FT OPEN REAR AFTER
 PATIO: 1,014



BEAR PLACE



□ = 1 sq ft.

2 INGLASS WALS, 21

4173 Bear P.

House

Glass Door

Greenhouse window

45'

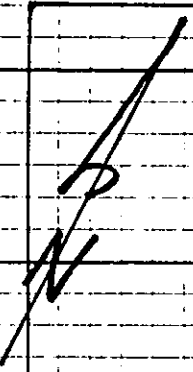
41 1/2'

41 1/2'

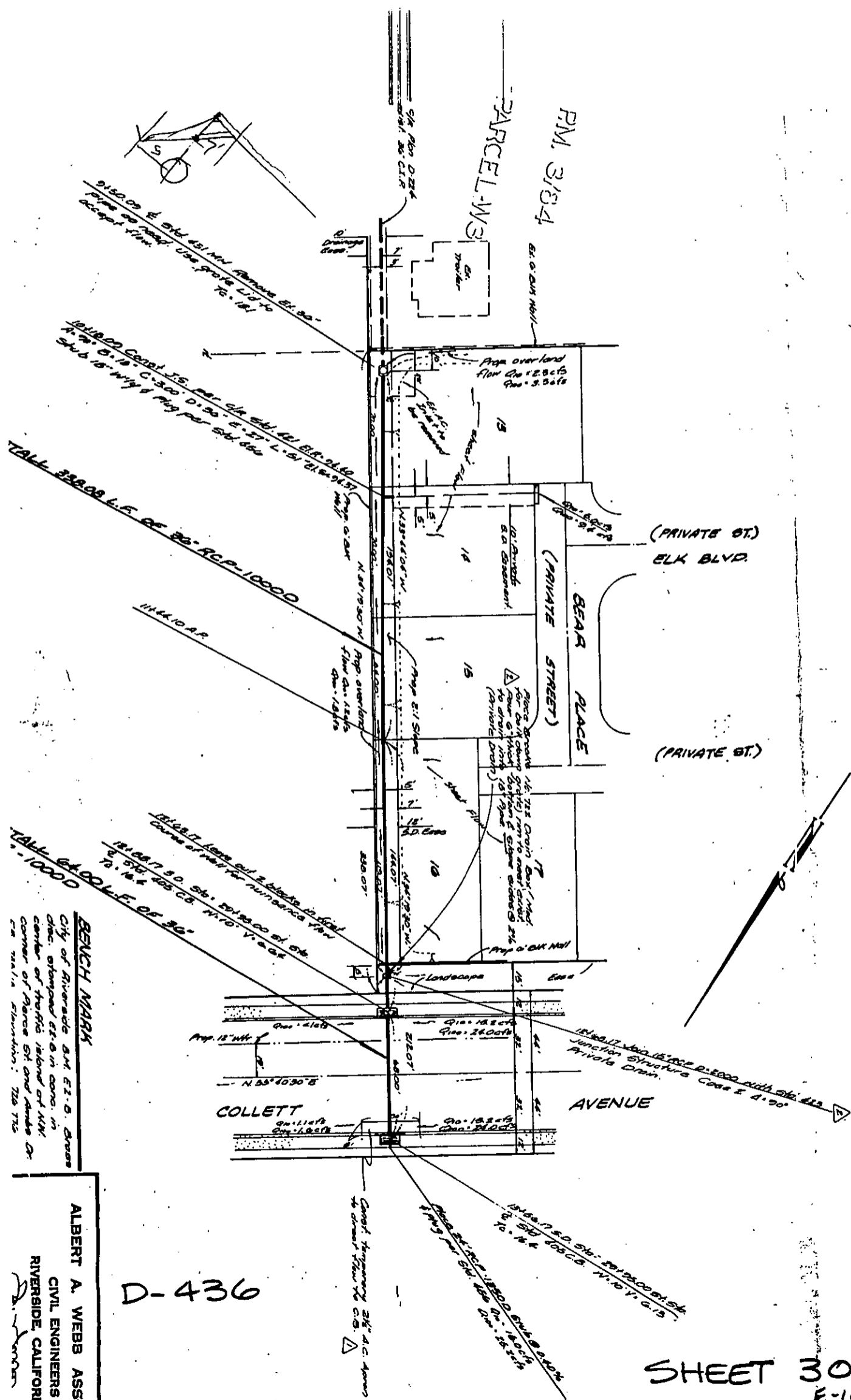
11'

Spa

Spa



354-9043



BENCH MARK

City of Riverside 5th E.T.S. Cross
 disc. stamped 51.8 in conc. in
 center of traffic island of NW
 corner of Race St and 4th St
 C&G 724.14 Elevation: 728.775

ALBERT A. WEBB ASS'Y
 CIVIL ENGINEERS
 RIVERSIDE, CALIFORNIA

D-436

SHEET 3 OF 3
 E-1014