

400180

Recording requested by:

And when recorded, mail to:

City of Riverside  
Public Works Department  
3900 Main Street  
Riverside, California 92522

RECEIVED FOR RECORD  
30 Min. Past 1 o'clock

NOV 1 5 1989  
Recorded In Official Records  
of Riverside County, California  
William E. Stearns  
RECORDER  
Fees \$

FOR RECORDER'S OFFICE USE ONLY

PROJECT: R-17-856 & R-6-889  
5963 Arlington Avenue

PLANNING COMMISSION  
of the  
CITY OF RIVERSIDE  
CERTIFICATE OF COMPLIANCE

Property Owner(s): CLEARWATER DEVELOPMENT CORPORATION, a California corporation

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on July 21, 1988, a waiver of parcel map for a lot line adjustment was granted for the following described real property located in the City of Riverside, County of Riverside, State of California, which property thereby created complies with the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.

Parcel 1

That portion of the Southwest 1/4 of the Southwest 1/4 of Section 32, Township 2, South, Range 5 West, San Bernardino Meridian, according to the Official United States Government Survey, together with that portion of Lot 45 of Tract No. 2327, on file in Book 47, Pages 97 thru 99 of Maps, records of said Riverside County, described as follows:

BEGINNING at the northwesterly corner of said Lot 45;

THENCE South 0° 26' 50" East, along the westerly line of said Lot 45, a distance of 147.62 feet to the beginning of a tangent curve concaving northeasterly and having a radius of 31.50 feet;

THENCE southerly to the left along said curve an arc length of 31.49 feet thru a central angle of 57° 16' 28" to the south line of said Lot;

THENCE North 89° 33' 10" East, along said south line and along a line which is parallel with and distant 55.00 feet northerly as measured at right angles from the centerline of Arlington Avenue, a distance of 445.08 feet to the beginning of a non-tangent curve concaving northwesterly and having a radius of 31.50 feet; the radial line of said non-tangent curve at said beginning bears South 33° 10' 22" East;

THENCE northeasterly to the left along said non-tangent curve an arc length of 24.70 feet thru a central angle of 44° 55' 36" to the beginning of a reverse curve concaving easterly and having a radius of 183.00 feet; the radial line of said reverse curve at said beginning bears North 78° 05' 58" West;

THENCE northeasterly to the right along said reverse curve an arc length of 21.55 thru a central angle of 06° 44' 52" to the most southerly corner of Lot 38 of said Tract No. 2327;

THENCE North 74° 51' 50" West, along the southerly line of said Lot 38 and along southerly line of Lots 39 thru 44 of said Tract 2327, a distance of 497.41 feet to said northwesterly corner of Lot 45 and to the POINT OF BEGINNING.

This action does not supersede, modify or affect any requirement of provisions of the Riverside Municipal Code pertaining to building or zoning regulations.

DESCRIPTION APPROVAL 4/11/89  
George P. Hutchinson by CP  
 SURVEYOR, CITY OF RIVERSIDE

Dated: Apr. 26, 1989



PLANNING COMMISSION OF THE  
CITY OF RIVERSIDE

MERLE G. GARDNER  
PLANNING DIRECTOR

By Robert C. Mease  
 ROBERT C. MEASE  
 PRINCIPAL PLANNER

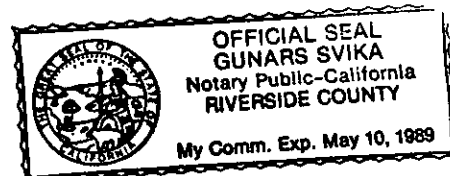
STATE OF CALIFORNIA)  
 )ss.  
 COUNTY OF RIVERSIDE)

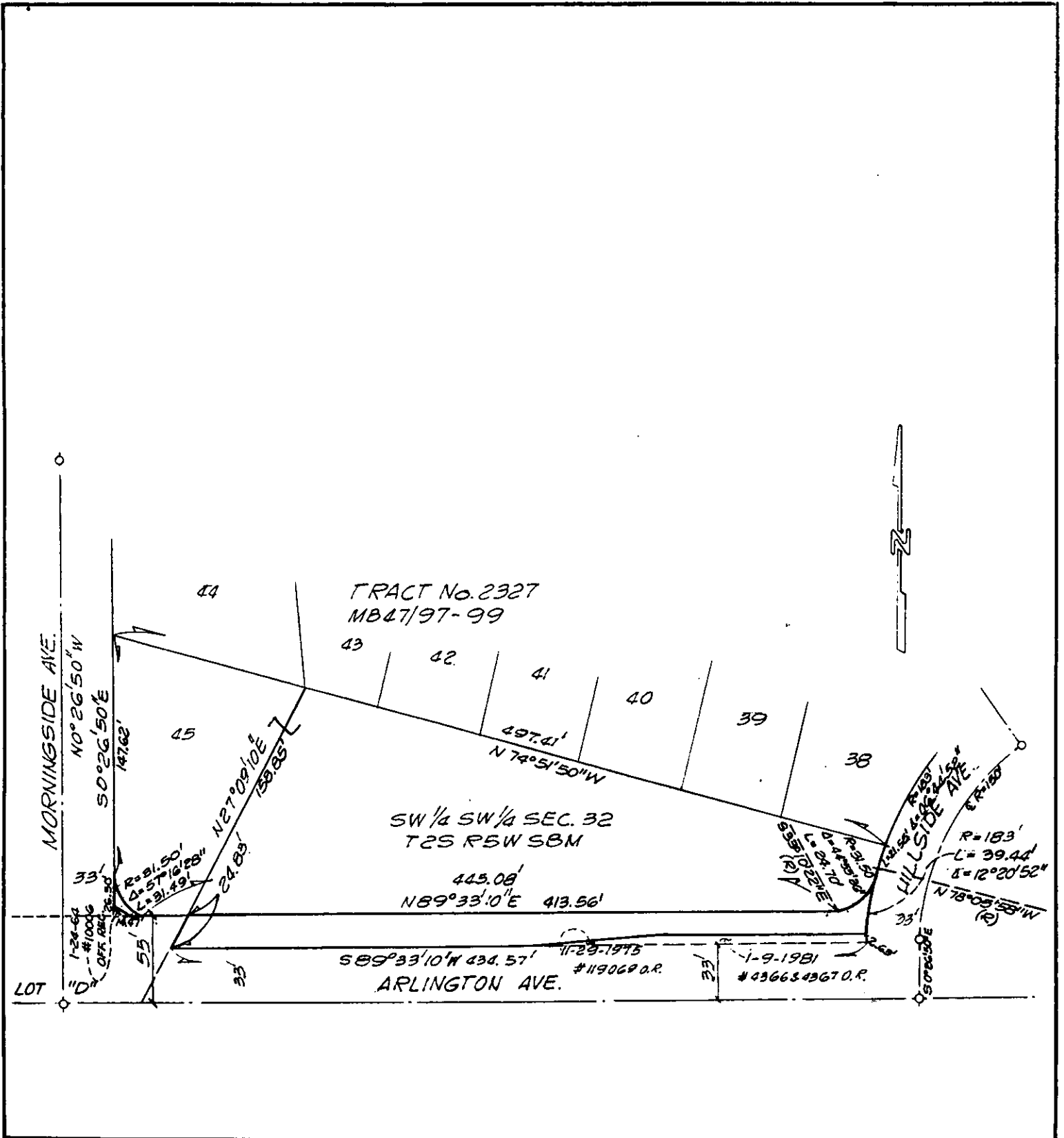
On this 26<sup>TH</sup> day of APRIL, in the year 1989, before me,  
GUNARS SVIKA, a Notary Public in and for said  
 county and state, personally appeared ROBERT C. MEASE

personally known to me to be the  
 person who executed this instrument as PRINCIPAL PLANNER of the  
 City of Riverside on behalf of the Planning Commission of the City of Riverside  
 and acknowledged to me that said Planning Commission executed the same.

Gunars Svika  
 Notary Public in and for said County and State

0011u/m - 0559u/k





• CITY OF RIVERSIDE, CALIFORNIA •

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.	SHEET <u>1</u> OF <u>1</u>	4/10-E
SCALE: 1" = 80'	DRAWN BY <u>GS</u> DATE <u>3/10/89</u>	SUBJECT <u>R-17-856 &amp; R-6-889</u>