

ENCROACHMENT PERMIT

Pursuant to Resolution No. 11065 of the City of Riverside, permission is hereby granted to Press Enterprise Co.  
4511 Lemon St.

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its heirs and assigns, hereinafter referred to as "Permittee" to use and occupy the following described property.

That portion of the public street right of way of Lemon St. lying adjacent to Lots 6, 7 and 8 of D.C. Twogood's Orange Grove Tract, as shown by map on file in Book 7 of Maps, at page 42 thereof, records of San Bernardino 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 expansion of the existing newsprint receiving dock encroaching 8' into the public right of way, and construction and maintenance of temporary loading areas encroaching up to a maximum of 16' into the public street right of way as shown by the attached Exhibit "A".

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: June 3, 1986

CITY OF RIVERSIDE, a municipal corporation

By [Signature] Mayor

Attest [Signature] City Clerk

The foregoing is accepted by:

PRESS-ENTERPRISE COMPANY  
(Signature(s) of Permittee)  
by William D. Rich  
William D. Rich, General Manager

APPROVED AS TO CONTENT

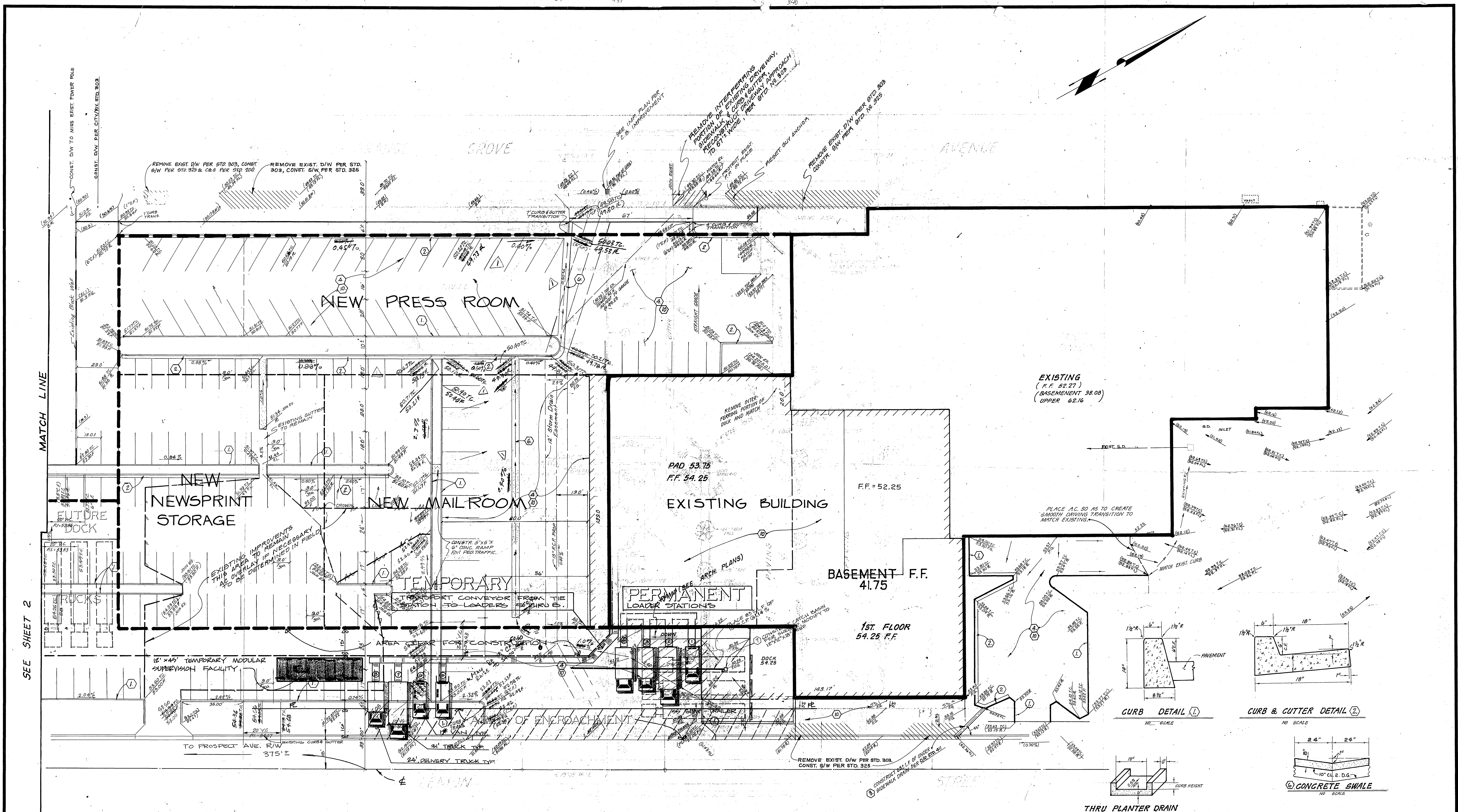
William D. Gardner  
Department Head

APPROVED AS TO FORM

John Woodhead  
City Attorney

CITY MANAGER APPROVAL

Robert E. Ferment  
City Manager



- GENERAL NOTES**
- ALL GRADING SHALL CONFORM TO UNIFORM BUILDING CODE, 1979 EDITION, CH.-70 AS AMENDED BY LOCAL ORDINANCE, AND PRELIMINARY SOILS REPORT PREPARED BY S. A. MIRO INC.
  - MAXIMUM FILL SLOPES SHALL BE 2:1.
  - MAXIMUM CUT SLOPES SHALL BE 2:1, EXCEPT WHEN SHOWN OTHERWISE.
  - ALL GRADING AND FILL SHALL BE DONE UNDER THE SUPERVISION OF A QUALIFIED SOILS ENGINEER WHO SHALL CERTIFY IN WRITING THAT MATERIAL PLACED OVER GROUND WILL SUPPORT FILL AND OTHER LOADS TO BE EXPECTED, AND THAT THE GRADING WAS DONE IN ACCORDANCE WITH THE APPROVED GRADING PLAN.
  - ALL TOP OF SLOPES TO BE ROUNDED.
  - SEE ARCHITECTS PLANS FOR BUILDING AND ITS APPURTENANCES.
  - SEE ARCHITECTS DEMOLITION PLAN FOR REMOVALS, RELOCATIONS, AND CONSTRUCTION PHASING.
  - FOR PARKING LOT STRIPING SEE ARCHITECTS PLANS.

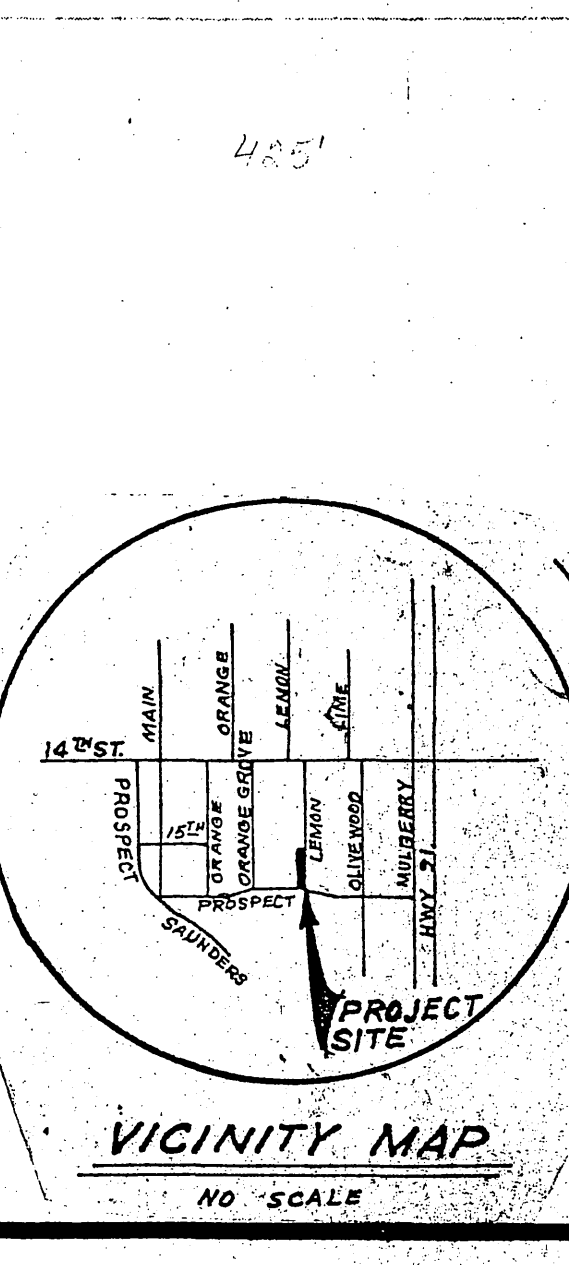
**UTILITIES**

WATER.....CITY OF RIVERSIDE  
 SEWER.....CITY OF RIVERSIDE  
 ELECTRIC.....(SEE CITY OF RIVERSIDE PLANS)  
 TELEPHONE.....PACIFIC TELEPHONE CO.  
 GAS.....SOUTHERN CALIFORNIA GAS CO.

**NOTE:**  
 UTILITIES LOCATIONS SHOWN HEREON ARE FROM A SEARCH OF EXISTING RECORDS AND MUST BE VERIFIED PRIOR TO ANY CONSTRUCTION.

**EXHIBIT FOR ENCROACHMENT PERMIT**

**PRESS ENTERPRISE CO**  
 APPROVED FOR SUBMITTAL DATE 4-22-86



**EARTH WORK**

CUT-----8.700 G.Y.  
 FILL-----2200 G.Y.  
 EXCESS REMOVAL-----5900 G.Y.

① AN EASEMENT FOR SEWER AND INCIDENTAL PURPOSES IN FAVOR OF THE CITY OF RIVERSIDE AS CONTAINED IN INSTRUMENT RECORDED MARCH 2, 1901 IN BOOK 125, PAGE 33, OF DEEDS.

② AN EASEMENT FOR SEWER AND INCIDENTAL PURPOSES IN FAVOR OF THE CITY OF RIVERSIDE AS CONTAINED IN INSTRUMENT RECORDED MARCH 5, 1901 IN BOOK 122, PAGE 122, OF DEEDS.

**J. F. DAVIDSON ASSOCIATES**  
 CIVIL ENGINEERS - SURVEYORS - PLANNERS  
 RIVERSIDE, CALIFORNIA  
 APPROVED BY: [Signature] DATE 7/2/86  
 R.E. NO. 17550

**CONSTRUCTION NOTES**

- CONSTRUCT CURB (8" C.C.) PER STD. DRAIN NO. 200-C/R (6. DETAIL HEREON)
- CONSTRUCT CURB & GUTTER PER STD. DRAIN NO. 200-C/R (6. DETAIL HEREON)
- CONSTRUCT UNDER SIDEWALK DRAIN PER STD. DRAIN NO. 911-C/R
- PLACE 2 1/2" A.C. OVER 6" D.G.
- CONSTRUCT THRU PLANTER DRAIN PER DETAIL HEREON.
- CONSTRUCT CONCRETE SWALE PER DETAIL HEREON.
- CONSTRUCT 10" L.F. OF 12" R.C.P. @ 4% SLOPE
- REMOVE INTERFERING EXISTING IMPROVEMENTS.

**THRU PLANTER DRAIN DETAIL (P.C.C.) (5)**

**CURB DETAIL (1)**

**CURB & CUTTER DETAIL (2)**

**CONCRETE SWALE**

**J. F. DAVIDSON ASSOCIATES**  
 CIVIL ENGINEERS - SURVEYORS - PLANNERS  
 3425 TENTH STREET  
 RIVERSIDE, CAL.  
 SCALE 1" = 20'  
 BENCH MARK, ELEV. 655.124  
 S.T.L. IN E. C.B. LEMON 25 FT.  
 N. OF N.P.L. 14TH - F.B. 620/10  
 W.O. 81-7816 FOR PRESS ENTERPRISE E.B.

**RECEIVED**  
 MAY 12 1986  
 DEPT. OF PUBLIC WORKS

**EXHIBIT "A"**

REFER TO W.O. 80-6792 FILE# 80-6792(L)