

353728

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

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OCT 1 2 1989  
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W. L. ...  
RECORDER  
Fees \$

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PROJECT: PMW-29-889  
4100 Central Avenue

PLANNING COMMISSION  
of the  
CITY OF RIVERSIDE  
CERTIFICATE OF COMPLIANCE

Property Owner(s): WILTON K. NEWBY and LOIS WORTHENE NEWBY, Trustees of the NEWBY FAMILY TRUST, dated March 10, 1982, as to an undivided one-half interest; and JAY CHRISTOPHER HARVEY and BRENDA LOUISE HARVEY, husband and wife as joint tenants, as to an undivided one-half interest, as tenants in common.

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on January 5, 1989, 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.

See Exhibit "A" attached hereto.

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

PLANNING COMMISSION OF THE  
CITY OF RIVERSIDE

MERLE G. GARDNER  
PLANNING DIRECTOR

Dated: September 29, 1989

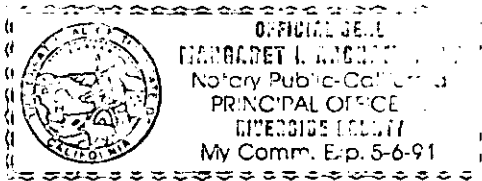
By   
KENNETH R. GUTIERREZ  
PRINCIPAL PLANNER

STATE OF CALIFORNIA)  
 )ss.  
COUNTY OF RIVERSIDE)

On this 29th day of September, in the year 1989, before me,  
Margaret I. Archambault a Notary Public in and for said  
county and state, personally appeared Kenneth R. Gutierrez,  
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.

*Margaret I. Archambault*  
Notary Public in and for said County and State

0777u/n



## EXHIBIT A

Parcel 1

Those portions of Lots 1 through 6 inclusive, all in Block 7 of Tibbets Tract, as shown by map on file in Book 4, page 91 of Maps, Records of Riverside County, California, together with that portion of School Circle (Formerly Park Avenue) vacated by Resolution of Abandonment recorded June 24, 1926 in Book 680 of Deeds, Page 488, Records of said county and that portion of Brockton Avenue (Formerly Eliza Street) vacated by Resolution of Abandonment recorded February 15, 1926 in Book 663, of Deeds, Page 287, Records of said County and described as a whole as follows:

Beginning at the intersection of a line that is 44.00 feet southerly, as measured at right angles from the centerline of Central Avenue, with a line that is 33.00 feet easterly, as measured at right angles, from the centerline of School Circle;

thence S 0°44'00" E parallel to said Centerline of School Circle, 131.00 feet;

thence N 89°16'00" E parallel to said Centerline of Central Avenue, 116.95 feet, to a point in the Easterly line of said Lot 5;

thence S 0°00'30" E, along said Easterly line, 15.00 feet, to the Southeasterly corner of said Lot 5;

thence N 89°16'00" E, along the Southerly line of said Lots 3 and 4, parallel to said Centerline of Central Avenue 100.00 feet, to the Southeasterly corner of said Lot 3;


thence N 0°00'30" W, along the Easterly line of said Lot 3, 50.00 feet;

thence N 89°16'00" E, parallel to said Centerline of Central Avenue, 120.00 feet to a line parallel with and 20.00 feet Easterly, as measured at right angles, from the Easterly line of said Lot 1;

thence N 0°00'30" W, along said parallel line 72.64 feet to the beginning of a tangent curve concave to the Southwest and having a radius of 28.00 feet;

thence Northwesterly along said curve through a central angle of 55°57'16" an arc distance of 27.35 feet to a line parallel with and 44.00 feet Southerly, as measured at right angles, from said Centerline of Central Avenue;

thence S 89°16'00" W, along said parallel line, 326.28 feet to the Point of Beginning.

  
Russell H. Garner, L.S. 3035

DESCRIPTION APPROVAL 9/21/89  
George P. Hutchinson by DLH  
SURVEYOR, CITY OF RIVERSIDE



PMW-29-889