

193344

Recording requested by:

*J. F. Davidson Assn.*

And when recorded, mail to:

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

RECEIVED FOR RECORD  
Min. Past 2 o'clock P.M.

JUL - 7 1987

Recorded in Official Records  
of Riverside County, California

*William E. Smith*  
RECORDER  
Fees \$

FOR RECORDER'S OFFICE USE ONLY

PROJECT: PMW-62-867

PLANNING COMMISSION  
of the  
CITY OF RIVERSIDE  
CERTIFICATE OF COMPLIANCE

Property Owner(s): JAMES W. MILLER and POLLYANNA MILLER, husband and wife, and JAMES F. DAVIDSON, JR.

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside hereby declares that on May 7, 1987, a waiver of parcel map for lot line adjustments was granted to the above-referenced property owner(s) to create the parcels of real property hereinafter described located in the City of Riverside, County of Riverside, State of California, which parcels thereby created comply with the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.

PARCEL 1

Lot 9 and the westerly 7.50 feet of a 15.00 foot wide alley (vacated) adjoining said lot in Block 19 of the RIVERVIEW ADDITION TO THE CITY OF RIVERSIDE TRACT NO. 4, as shown by map on file in Book 7 of Maps, at Page 6 thereof, records of Riverside County, California, and those portions of Lots 10 and 11 and the westerly 7.50 feet of a 15.00 foot wide alley (vacated) adjoining said lots as shown on said map lying northerly of a line described as follows:

COMMENCING at the intersection of the easterly prolongation of the southerly line of said Lot 11 and the centerline of said 15.00 foot wide alley (vacated);

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THENCE Northerly along said centerline on a non-tangent curve concave easterly, having a radius of 254.18 feet through an angle of 06° 31' 35", an arc length of 28.95 feet to the point of beginning of the line to be described (the initial radial line bears North 89° 26' 39" West);

THENCE North 82° 55' 04" West, a distance of 45.85 feet;

THENCE North 72° 44' 35" West, a distance of 109.92 feet to a point on the southeasterly line of Columbus Avenue (66.00 feet wide), said point being the northwesterly terminus of the line being described;

EXCEPTING THEREFROM the Westerly 3.00 feet of said Lots 9, 10, and 11.

PARCEL 2

Lots 12 through 15 and the Westerly 7.50 feet of a 15.00 foot wide alley (vacated) adjoining said lots in Block 19 of the RIVERVIEW ADDITION TO THE CITY OF RIVERSIDE TRACT NO. 4, as shown by map on file in Book 7 of Maps, at Page 6 thereof, records of Riverside County, California, and those portions of Lots 10 and 11 and the Westerly 7.50 feet of a 15.00 foot wide alley (vacated) adjoining said lot as shown on said map lying southerly of a line described as follows:

COMMENCING at the intersection of the easterly prolongation of the southerly line of said Lot 11 and the centerline of said 15.00 foot wide alley (vacated);

THENCE Northerly along said centerline on a non-tangent curve concave easterly, having a radius of 254.18 feet through an angle of 06° 31' 35", an arc length of 28.95 feet to the point of beginning of the line to be described (the initial radial line bears North 89° 26' 39" West);

THENCE North 82° 55' 04" West, a distance of 45.85 feet;

THENCE North 72° 44' 35" West, a distance of 109.92 feet to a point on the southeasterly line of Columbus Avenue (66.00 feet wide), said point being the northwesterly terminus of the line being described;

EXCEPTING THEREFROM the Westerly 3.00 feet of said Lots 10 through 15.

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

By Robert C. Mease  
ROBERT C. MEASE  
PRINCIPAL PLANNER

Dated: JULY 1, 1987

DESCRIPTION APPROVAL 6/30/87  
George P. Hutchinson  
SURVEYOR CITY OF RIVERSIDE

