

# PARCEL MAP NO. 38090

BEING A DIVISION OF A PORTION OF PARCEL 4 AND LOT "D" OF PARCEL MAP NO. 32775, RECORDED IN BOOK 237 OF PARCEL MAPS, PAGES 79 THROUGH 84, INCLUSIVE, RECORDS OF RIVERSIDE COUNTY, AND LOT 176 OF TRACT MAP NO. 31462-21, RECORDED IN BOOK 476, PAGES 24 THROUGH 30, OF MAPS RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, WITHIN SECTION 35 AND 36, TOWNSHIP 2 SOUTH, RANGE 2 WEST, SAN BERNARDINO MERIDIAN.

**PROACTIVE ENGINEERING CONSULTANTS**

**JULY, 2021**

NUMBER OF PARCELS: 7  
NUMBER OF LETTERED LOTS: 3  
REMAINDER: 1  
ACREAGE OF PARCELS: 106.02  
ACREAGE OF LETTERED LOTS: 6.64  
TOTAL ACREAGE: 112.66 GROSS ACRES

### OWNER'S STATEMENT

WE HEREBY STATE THAT WE ARE THE OWNERS OF THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN HEREON; THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS A CLEAR TITLE TO SAID LAND; THAT WE CONSENT TO THE MAKING AND RECORDING OF THIS SUBDIVISION MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE.

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED IN FEE FOR PUBLIC PURPOSES: LOT "A" (TUKWET CANYON PARKWAY), LOT "B" (SORENSTAM DRIVE), AND LOT "C" (FALDO STREET), FOR STREET AND PUBLIC UTILITY PURPOSES;

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT PUBLIC PURPOSES: TO THE CITY OF BEAUMONT, A STREET AND PUBLIC UTILITY EASEMENT AS SHOWN HEREON FOR CONSTRUCTION AND MAINTENANCE OF STREET, STORM DRAIN, AND SEWER FACILITIES;

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES: TO BEAUMONT CHERRY VALLEY WATER DISTRICT, A WATER FACILITIES EASEMENT AS SHOWN HEREON FOR CONSTRUCTION AND MAINTENANCE OF WATER FACILITIES.

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES: TO THE CITY OF BEAUMONT, A 20' WIDE SEWER EASEMENT ON PARCEL 3 AS SHOWN HEREON FOR CONSTRUCTION AND MAINTENANCE OF SEWER FACILITIES;

WE HEREBY RETAIN AN EASEMENT FOR GOLF CART TUNNEL PURPOSES, THE GOLF CART TUNNEL EASEMENT AS SHOWN HEREON, IN FAVOR OF OURSELVES, OUR SUCCESSORS, ASSIGNEES, AND LOTS OWNERS WITHIN THIS PARCEL MAP;

WE HEREBY RETAIN SLOPE AND LANDSCAPE EASEMENTS AS SHOWN HEREON FOR THE BENEFIT OF OURSELVES, OUR SUCCESSORS, ASSIGNEES, AND LOTS OWNERS WITHIN THIS PARCEL MAP;

WE ALSO HEREBY RETAIN PARCEL 7 FOR PARK PURPOSES FOR THE BENEFIT OF OURSELVES, OUR SUCCESSORS, ASSIGNEES, AND LOTS OWNERS WITHIN THIS TRACT MAP;

MERITAGE HOMES OF CALIFORNIA, A CALIFORNIA CORPORATION.

\_\_\_\_\_  
AARON TARALICO                      DATE:  
DIRECTOR OF FORWARD PLANNING

### NOTARY ACKNOWLEDGEMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ )  
ON \_\_\_\_\_ BEFORE ME, \_\_\_\_\_,  
PERSONALLY APPEARED \_\_\_\_\_, WHO PROVED  
TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S)  
WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND  
ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN  
HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR  
SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON  
BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FORGOING PARAGRAPH IS IS TRUE AND CORRECT.

WITNESS MY HAND  
SIGNATURE \_\_\_\_\_  
PRINT NAME \_\_\_\_\_  
MY COMMISSION NUMBER \_\_\_\_\_  
MY COMMISSION EXPIRES \_\_\_\_\_  
MY PRINCIPAL PLACE OF BUSINESS IS \_\_\_\_\_ COUNTY.

### TAX BOND CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ \_\_\_\_\_ HAS BEEN EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, CALIFORNIA, CONDITIONED UPON THE PAYMENT OF ALL TAXES, STATE, COUNTY, MUNICIPAL, OR LOCAL, AND ALL SPECIAL ASSESSMENTS COLLECTED AS TAXES, WHICH AT THE TIME OF FILING OF THIS MAP WITH THE COUNTY RECORDER ARE A LIEN AGAINST SAID PROPERTY BUT NOT YET PAYABLE AND SAID BOND HAS BEEN DULY APPROVED BY SAID BOARD OF SUPERVISORS.

CASH OR SURETY BOND

MATTHEW JENNINGS  
COUNTY TAX COLLECTOR

BY: \_\_\_\_\_, DEPUTY

DATED: \_\_\_\_\_, 2022.

### TAX COLLECTOR'S CERTIFICATE

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE, AS OF THIS DATE, THERE ARE NO LIENS AGAINST THE PROPERTY SHOWN ON THE WITHIN MAP FOR UNPAID STATE, COUNTY, MUNICIPAL, OR LOCAL TAXES, OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES NOW A LIEN BUT NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE \$ \_\_\_\_\_

DATED: \_\_\_\_\_, 2022.

MATTHEW JENNINGS, COUNTY TAX COLLECTOR

BY: \_\_\_\_\_, DEPUTY

### NOTARY ACKNOWLEDGEMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ )  
ON \_\_\_\_\_ BEFORE ME, \_\_\_\_\_,  
PERSONALLY APPEARED \_\_\_\_\_, WHO PROVED  
TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S)  
WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND  
ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN  
HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR  
SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON  
BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FORGOING PARAGRAPH IS IS TRUE AND CORRECT.

WITNESS MY HAND  
SIGNATURE \_\_\_\_\_  
PRINT NAME \_\_\_\_\_  
MY COMMISSION NUMBER \_\_\_\_\_  
MY COMMISSION EXPIRES \_\_\_\_\_  
MY PRINCIPAL PLACE OF BUSINESS IS \_\_\_\_\_ COUNTY.

### SIGNATURE OMISSIONS

PURSUANT TO THE PROVISIONS OF SECTION 66436 OF THE SUBDIVISION MAP ACT THE FOLLOWING SIGNATURES HAVE BEEN OMITTED:

1. REDLANDS AND YUCAIPA WATER COMPANY, HOLDER OF EASEMENTS FOR WATER RIGHTS, AS DISCLOSED BY DOCUMENT RECORDED MARCH 12, 1913, IN BOOK 373, PAGE 56, OF DEEDS, RECORDS OF RIVERSIDE COUNTY.
2. THE COUNTY OF RIVERSIDE OWNER OF AN EASEMENT FOR PUBLIC ROAD AND DRAINAGE, INCLUDING PUBLIC UTILITY AND PUBLIC SERVICES, DESCRIBED IN DOCUMENT RECORDED JUNE 02, 1999, AS INSTRUMENT No. 241545, OF OFFICIAL RECORDS OF RIVERSIDE COUNTY.
3. SOUTHERN CALIFORNIA EDISON COMPANY--OWNER OF AN EASEMENT FOR UNDERGROUND ELECTRICAL SUPPLY SYSTEMS AND COMMUNICATION SYSTEMS, DISCLOSED BY DOCUMENT RECORDED FEBRUARY 10, 2021, AS INSTRUMENT # 2021-0089645 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY.

### BEAUMONT CHERRY VALLEY WATER DISTRICT ACCEPTANCE STATEMENT

THIS IS TO CERTIFY THAT THE INTEREST IN THE WATER FACILITIES EASEMENT CONVEYED WITH THE OWNERS STATEMENT HEREON, FROM MERITAGE HOMES OF CALIFORNIA, A CALIFORNIA CORPORATION, TO BEAUMONT CHERRY VALLEY WATER DISTRICT, A POLITICAL CORPORATION OR GOVERNMENTAL AGENCY, IS HEREBY ACCEPTED AND CONSENTS TO ITS RECORDATION.

DATED: \_\_\_\_\_, 2022 BY: \_\_\_\_\_  
BEAUMONT CHERRY VALLEY WATER DIST.  
ITS: \_\_\_\_\_

### ABANDONMENT OF PUBLIC STREET AND PUBLIC EASEMENTS

PURSUANT TO SECTION 66434(G) AND 66494.20.2 OF THE SUBDIVISION MAP ACT, THE APPROVAL AND RECORDATION OF THIS PARCEL MAP CONSTITUTES ABANDONMENT OF THE FOLLOWING:

THOSE PORTIONS OF PARCEL 1 OF A 104' WIDE DECLARATION OF DEDICATION PER INSTRUMENT NO. 241545 O.R., RECORDED JUNE 2, 1999, WHICH LIE WITHIN PARCEL 1 OF THIS MAP, AND NOT SHOWN HEREON.

### RECORDER'S STATEMENT

FILED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022  
AT \_\_\_\_\_ M, IN BOOK \_\_\_\_\_ OF PARCEL MAPS,  
AT PAGES \_\_\_\_\_, AT THE REQUEST OF THE CITY CLERK  
OF THE CITY OF BEAUMONT.

NO. \_\_\_\_\_  
FEE \_\_\_\_\_

PETER ALDANA, ASSESSOR-COUNTY CLERK-RECORDER

BY: \_\_\_\_\_, DEPUTY

SUBDIVISION GUARANTEE : FIDELITY NATIONAL TITLE COMPANY

### SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF MERITAGE HOMES OF CALIFORNIA, A CALIFORNIA CORPORATION, ON AUGUST, 2021. I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED OR THAT THEY WILL BE SET IN ACCORDANCE WITH THE TERMS OF THE MONUMENT AGREEMENT FOR THE MAP AND THAT THE MONUMENTS ARE, OR WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED, AND THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP. THIS SURVEY IS TRUE AND COMPLETE AS SHOWN.

\_\_\_\_\_  
MIGUEL A. VILLASENOR, PROFESSIONAL LAND SURVEYOR  
P.L.S. 8509



### CITY ENGINEER'S STATEMENT

I, JEFF HART, HEREBY STATE THAT I HAVE EXAMINED PARCEL MAP NO. 38090, THAT THE SUBDIVISION AS SHOWN IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP AND ANY APPROVED ALTERATIONS THEREOF, ALL APPLICABLE PROVISIONS OF THE SUBDIVISION MAP ACT AND CITY OF BEAUMONT ORDINANCE 547 HAVE BEEN COMPLIED WITH. THE CITY OF BEAUMONT CITY COUNCIL APPROVED TENTATIVE PARCEL MAP NO. 38090 AT ITS MEETING OF DECEMBER 7, 2021 THE EXPIRATION DATE BEING NOVEMBER 18, 2028.

DATED: \_\_\_\_\_, 2022.

\_\_\_\_\_  
JEFF HART, CITY ENGINEER  
R.C.E. 70910

I HEREBY STATE THAT I HAVE EXAMINED THE MAP, AND I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT.

DATED: \_\_\_\_\_, 2022.

\_\_\_\_\_  
JAY S. FAHRION, PROFESSIONAL LAND SURVEYOR  
P.L.S. 8207

### BEAUMONT CITY COUNCIL CERTIFICATE

I HEREBY CERTIFY THAT THIS MAP WAS APPROVED BY THE CITY COUNCIL OF THE CITY OF BEAUMONT ON \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022, AND THAT THE OFFERS OF DEDICATIONS DEPICTED HEREON WERE NOT ACCEPTED. THE CITY COUNCIL MAY HOWEVER, BY RESOLUTION AT ANY LATER DATE, AND WITHOUT FURTHER ACTION BY THE SUBDIVIDER, RESCIND ITS ACTION AND ACCEPT THE FOLLOWING DEDICATIONS AND IMPROVEMENTS FOR PUBLIC USE, WHICH ACCEPTANCE SHALL BE RECORDED IN THE OFFICE OF THE RIVERSIDE COUNTY RECORDER;

LOT "A" (TUKWET CANYON PARKWAY), LOT "B" (SORENSTAM DRIVE), AND LOT "C" (FALDO STREET), FOR STREET AND PUBLIC UTILITY PURPOSES;

THE STREET AND PUBLIC UTILITY EASEMENT AS SHOWN HEREON FOR CONSTRUCTION AND MAINTENANCE OF STREET, STORM DRAIN, AND SEWER FACILITIES;

THE 20' WIDE SEWER EASEMENT ON PARCEL 3 AS SHOWN HEREON FOR CONSTRUCTION AND MAINTENANCE OF SEWER FACILITIES;

AND PURSUANT TO SECTION 66434(G) AND 66494.20.2 OF THE SUBDIVISION MAP ACT, THE APPROVAL AND RECORDATION OF THIS PARCEL MAP CONSTITUTES ABANDONMENT OF THE PORTION AS NOTED HEREON.

DATED: \_\_\_\_\_, 2022

\_\_\_\_\_  
CITY CLERK, CITY OF BEAUMONT  
RIVERSIDE COUNTY, CALIFORNIA

**SURVEYOR'S NOTES**

- ( ) INDICATES RECORD AND MEASURED DATA PER TRACT MAP 31462-21, M.B. 476/24-30.
- [ ] INDICATES RECORD AND MEASURED DATA PER PARCEL MAP 32775, P.M. 237/79-84.
- INDICATES FOUND 1" I.P. W/TAG "L.S. 8509", FLUSH, PER CERTIFICATE OF CORRECTION, RECORDED 9/20/2019, AS INST. NO. 2019-0351577, O.R. AND TRACT MAP NO. 31462-21, M.B. 476/24-30. UNLESS OTHERWISE NOTED.
- INDICATES FOUND 1" I.P. W/PLASTIC PLUG STAMPED "L.S. 5346", FLUSH, PER R.S. 109/7-13 AND TRACT MAP NO. 31462-21, M.B. 476/25-30. UNLESS OTHERWISE NOTED.
- ▲ INDICATES FOUND 1" I.P. W/PLASTIC PLUG STAMPED "L.S. 8509", FLUSH, PER TRACT MAP NO. 31462-21, M.B. 476/25-30.
- INDICATES SET 1" I.D. X 18" I.P. AND TAG "LS 8509", FLUSH. (RIV. CO. STD. A MON.)
- (R) INDICATES RADIAL BEARING.

1. SET 1" I.P. AND TAG, "LS 8509", FLUSH, AT MAP BOUNDARY CORNERS AND ALL PARCEL CORNERS.
2. ALL MONUMENTS ARE SET AND TAGGED PER RIV. CO. ORDINANCE NO 461.
3. ALL MONUMENTS SHOWN "SET" ARE IN ACCORDANCE WITH THE MONUMENT AGREEMENT FOR THE MAP.
4. PARCEL MAP NO. 38090 CONTAINS 112.66 ACRES.

**EASEMENT DEDICATION NOTES**

- 1 EASEMENT IN FAVOR OF THE CITY OF BEAUMONT FOR STREET AND PUBLIC UTILITY PURPOSES OFFERED FOR DEDICATION HEREON.
- 2 EASEMENT IN FAVOR OF BEAUMONT CHERRY VALLEY WATER DISTRICT FOR WATER FACILITY PURPOSES OFFERED FOR DEDICATION HEREON.
- 3 EASEMENT IN FAVOR OF THE CITY OF BEAUMONT FOR CONSTRUCTION AND MAINTENANCE OF SEWER FACILITIES PURPOSES OFFERED FOR DEDICATION HEREON.
- 4 EASEMENT IN FAVOR OF OURSELVES, OUR SUCCESSORS, ASSIGNEES, FOR GOLF CART TUNNEL PURPOSES RETAINED HEREON.
- 5 EASEMENT IN FAVOR OF OURSELVES, OUR SUCCESSORS, ASSIGNEES, FOR SLOPE AND LANDSCAPE MAINTENANCE PURPOSES RETAINED HEREON.

**BASIS OF BEARINGS**

THE BASIS OF COORDINATES FOR THE MAP IS THE CALIFORNIA STATE PLANE COORDINATE SYSTEM, 1983, ZONE 6, BASED LOCALLY ON CONTROL STATIONS "RABBIT" AND "REST", AS SHOWN HEREON. ALL DISTANCES SHOWN ON THIS MAP ARE GROUND DISTANCES UNLESS SPECIFIED OTHERWISE GRID DISTANCES MAY BE OBTAINED BY MULTIPLYING THE GROUND DISTANCE BY A COMBINATION FACTOR OF 0.999904925. THE GEOGRAPHIC COORDINATES SHOWN HEREON ARE ESTABLISHED BY USING G.P.S. IN A STATIC MODE FOR RELATIVE POSITIONING.

**1) CONTROL STATION "RABBIT"**

NATIONAL GEODETIC SURVEY, CALIFORNIA DIVISION OF HIGHWAYS DISK SET IN TOP OF CONCRETE STAMPED "RABBIT", HORIZONTAL ORDER = SECOND, HORIZONTAL DATUM IS NAD 83, LATITUDE 33°56'02.27171"N (GRID 2284367.502, GROUND 2284584.7073) AND LONGITUDE 117°02'03.12956"W (GRID 6323791.935, GROUND 6324393.2146)

**2) CONTROL STATION "REST"**

NATIONAL GEODETIC SURVEY, CALIFORNIA DIVISION OF HIGHWAYS DISK SET IN TOP OF CONCRETE MONUMENT STAMPED "REST 1972" HORIZONTAL ORDER = SECOND, VERTICAL ORDER = FIRST, CLASS II HORIZONTAL DATUM IS NAD 83, LATITUDE 33°57'26.63058"N (GRID 2292862.267, GROUND 2293080.2815) AND LONGITUDE 117°01'11.02542"W (GRID 6328245.054, GROUND 6328846.7656).

**3) MAP BASE DATUM**

- A) MEAN SCALE FACTOR IS 1.00001314
- B) MEAN ELEVATION IS 2366.920 FEET. NAVD 88
- C) MEAN SEAL LEVEL REDUCTION FACTOR 0.999891.788
- D) EPOCH 1991.35
- E) MAP COMBINATION FACTOR IS: 0.999904925.
- F) MAPPING ANGLE AT STATION "REST" IS: -00°25'22.73"

**SHEET INDEX MAP**

IN THE CITY OF BEAUMONT, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

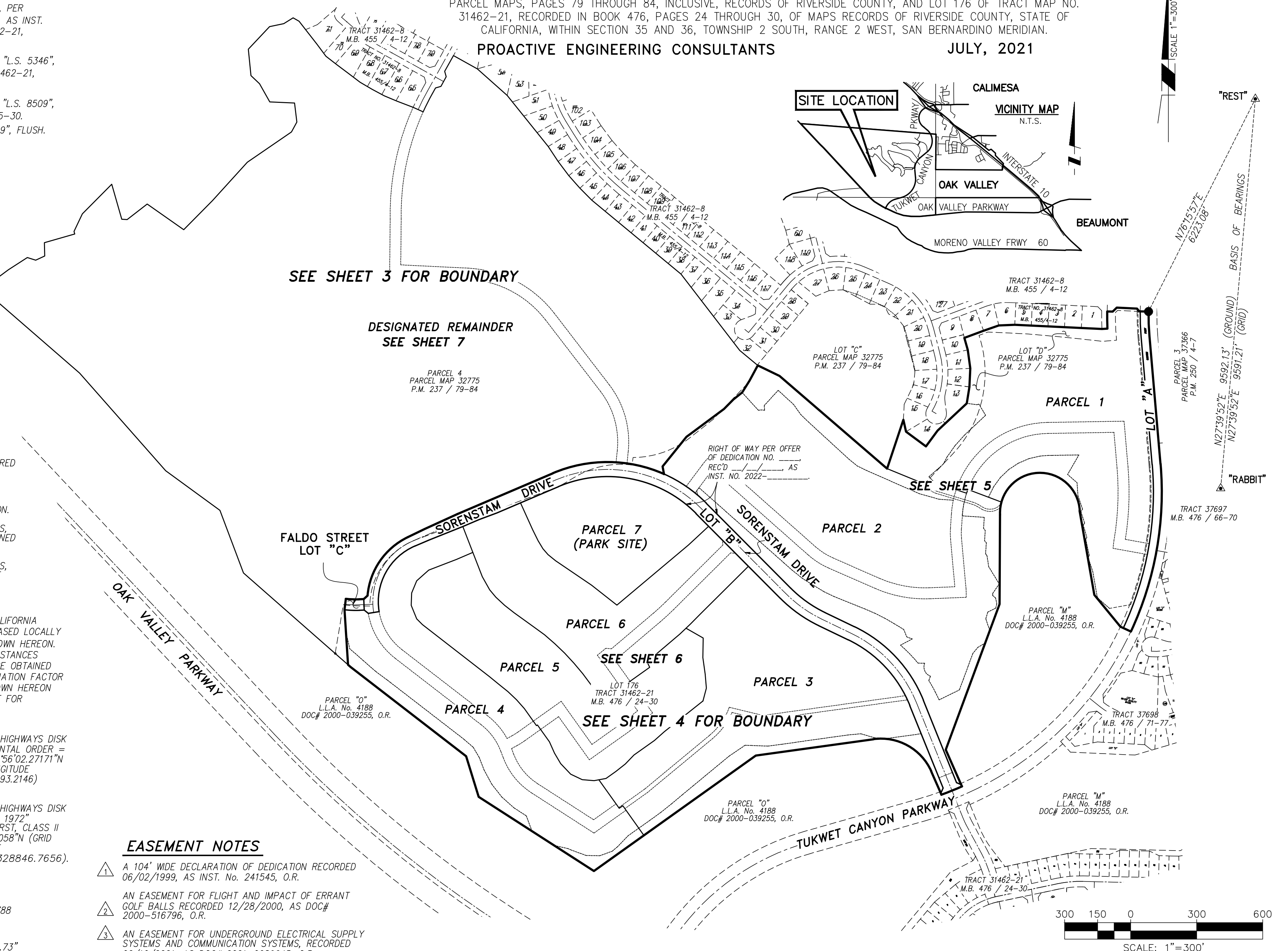
SHEET 2 OF 7 SHEETS

**PARCEL MAP NO. 38090**

BEING A DIVISION OF A PORTION OF PARCEL 4 AND LOT "D" OF PARCEL MAP NO. 32775, RECORDED IN BOOK 237 OF PARCEL MAPS, PAGES 79 THROUGH 84, INCLUSIVE, RECORDS OF RIVERSIDE COUNTY, AND LOT 176 OF TRACT MAP NO. 31462-21, RECORDED IN BOOK 476, PAGES 24 THROUGH 30, OF MAPS RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, WITHIN SECTION 35 AND 36, TOWNSHIP 2 SOUTH, RANGE 2 WEST, SAN BERNARDINO MERIDIAN.

PROACTIVE ENGINEERING CONSULTANTS

JULY, 2021



**EASEMENT NOTES**

- △ A 104' WIDE DECLARATION OF DEDICATION RECORDED 06/02/1999, AS INST. No. 241545, O.R.
- △ AN EASEMENT FOR FLIGHT AND IMPACT OF ERRANT GOLF BALLS RECORDED 12/28/2000, AS DOC# 2000-516796, O.R.
- △ AN EASEMENT FOR UNDERGROUND ELECTRICAL SUPPLY SYSTEMS AND COMMUNICATION SYSTEMS, RECORDED 02/10/2021, AS DOC# 2021-0089645, O.R.

IN THE CITY OF BEAUMONT, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA  
**PARCEL MAP NO. 38090**

BEING A DIVISION OF A PORTION OF PARCEL 4 AND LOT "D" OF PARCEL MAP NO. 32775, RECORDED IN BOOK 237 OF PARCEL MAPS, PAGES 79 THROUGH 84, INCLUSIVE, RECORDS OF RIVERSIDE COUNTY, AND LOT 176 OF TRACT MAP NO. 31462-21, RECORDED IN BOOK 476, PAGES 24 THROUGH 30, OF MAPS RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, WITHIN SECTION 35 AND 36, TOWNSHIP 2 SOUTH, RANGE 2 WEST, SAN BERNARDINO MERIDIAN.

PROACTIVE ENGINEERING CONSULTANTS

JULY, 2021

EASEMENT DEDICATION NOTES

SEE SHEET 2

EASEMENT NOTES

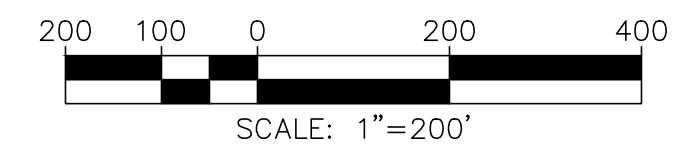
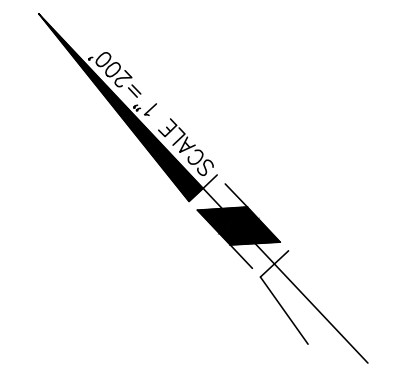
SEE SHEET 2

BASIS OF BEARINGS

SEE SHEET 2

SURVEYOR'S NOTES

SEE SHEET 2



LINE TABLE			LINE TABLE			LINE TABLE		
NO.	BEARING	LENGTH	NO.	BEARING	LENGTH	NO.	BEARING	LENGTH
L1	N65°37'47"W (R)	50.00'	L12	N58°00'11"E	50.43'	L23	N15°56'43"W	165.33'
L2	N68°59'05"W	77.35'	L13	N78°08'22"E	65.77'	L24	N44°44'55"E	189.76'
L3	N67°16'05"W	63.33'	L14	N43°19'17"E	140.87'	L25	N25°15'33"E	88.37'
L4	N61°51'45"W	63.33'	L15	N05°41'03"W	120.23'	L26	N15°50'45"W	112.17'
L5	N59°33'05"W	63.59'	L16	N46°33'26"W	54.20'	L27	N74°09'15"E	143.64'
L6	N52°56'21"W	64.81'	L17	N29°23'50"W	94.72'	L28	N01°20'13"W	160.65'
L7	N53°00'30"W	65.00'	L18	N87°26'55"W	112.30'	L29	N65°09'28"E	44.76'
L8	N52°16'15"W	65.00'	L19	N07°05'24"W	86.88'	L30	N72°54'02"W	39.90'
L9	N36°36'40"W	167.73'	L20	N28°31'48"E	51.40'	L31	N57°12'04"E	102.52'
L10	N38°00'05"W	132.26'	L21	N52°21'48"E	115.22'	L32	N53°20'19"E	145.59'
L11	N59°26'14"W	31.13'	L22	N86°28'55"W	24.47'			

BOUNDARY

SEE SHEET 4

SEE SHEET 5

PARCEL 2

LOT "B"

PARCEL 3

PARCEL 7  
(PARK SITE)

SEE SHEET 6

PARCEL 6

PARCEL 5

PARCEL 4

**FALDO STREET**  
 RIGHT OF WAY PER OFFER OF DEDICATION NO. \_\_\_\_\_  
 REC'D \_\_\_\_\_ AS \_\_\_\_\_  
 INST. NO. 2022-\_\_\_\_\_

DESIGNATED REMAINDER  
 SEE SHEET 7

PARCEL 4  
 PARCEL MAP 32775  
 P.M. 237 / 79-84

PARCEL 3  
 PARCEL MAP 32775  
 P.M. 237 / 79-84

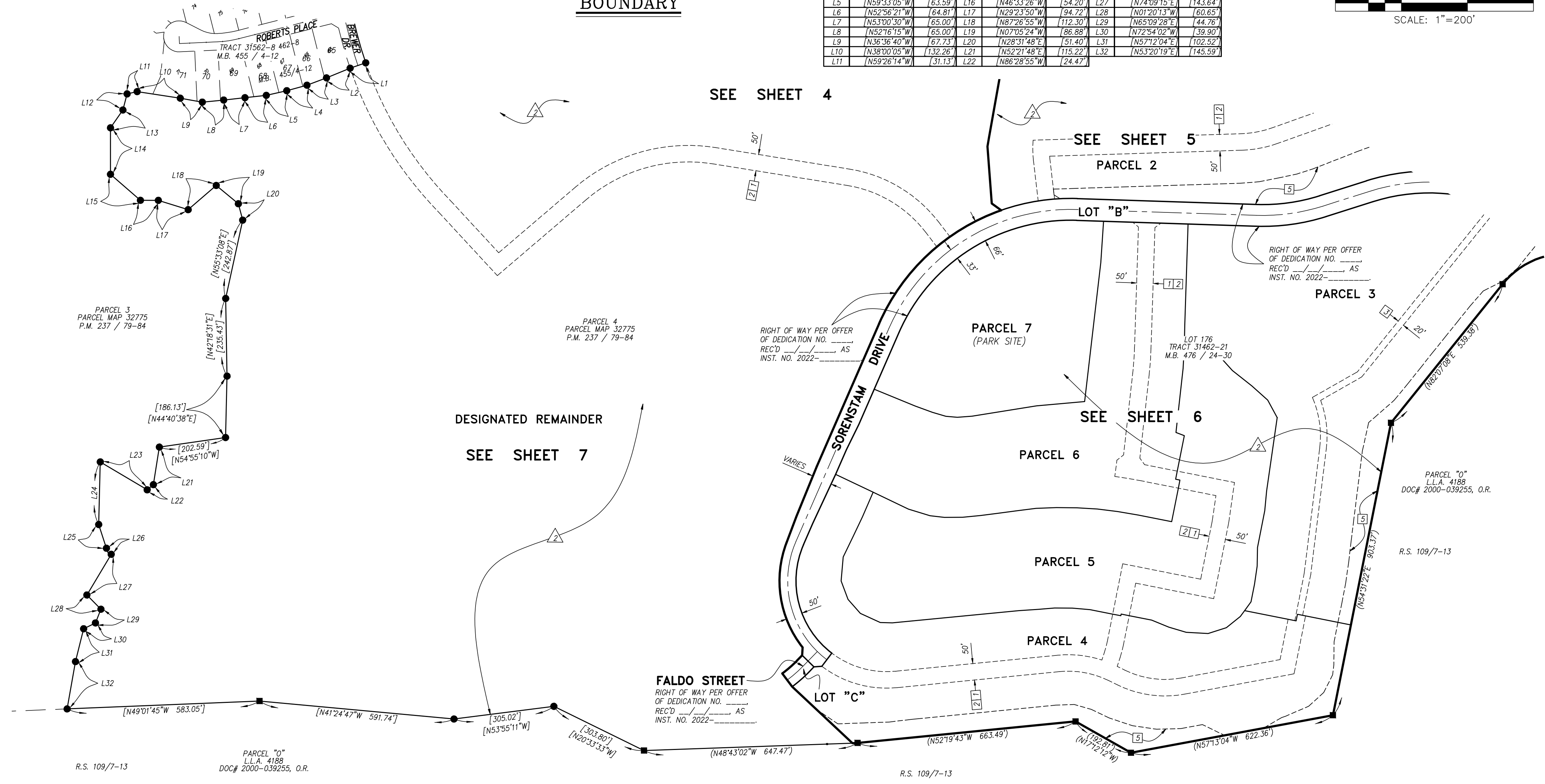
PARCEL "O"  
 L.L.A. 4188  
 DOC# 2000-039255, O.R.

R.S. 109/7-13

PARCEL "O"  
 L.L.A. 4188  
 DOC# 2000-039255, O.R.

R.S. 109/7-13

R.S. 109/7-13





**EASEMENT DEDICATION NOTES**

SEE SHEET 2

**EASEMENT NOTES**

SEE SHEET 2

**BASIS OF BEARINGS**

SEE SHEET 2

**SURVEYOR'S NOTES**

SEE SHEET 2

# PARCEL MAP NO. 38090

BEING A DIVISION OF A PORTION OF PARCEL 4 AND LOT "D" OF PARCEL MAP NO. 32775, RECORDED IN BOOK 237 OF PARCEL MAPS, PAGES 79 THROUGH 84, INCLUSIVE, RECORDS OF RIVERSIDE COUNTY, AND LOT 176 OF TRACT MAP NO. 31462-21, RECORDED IN BOOK 476, PAGES 24 THROUGH 30, OF MAPS RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, WITHIN SECTION 35 AND 36, TOWNSHIP 2 SOUTH, RANGE 2 WEST, SAN BERNARDINO MERIDIAN.

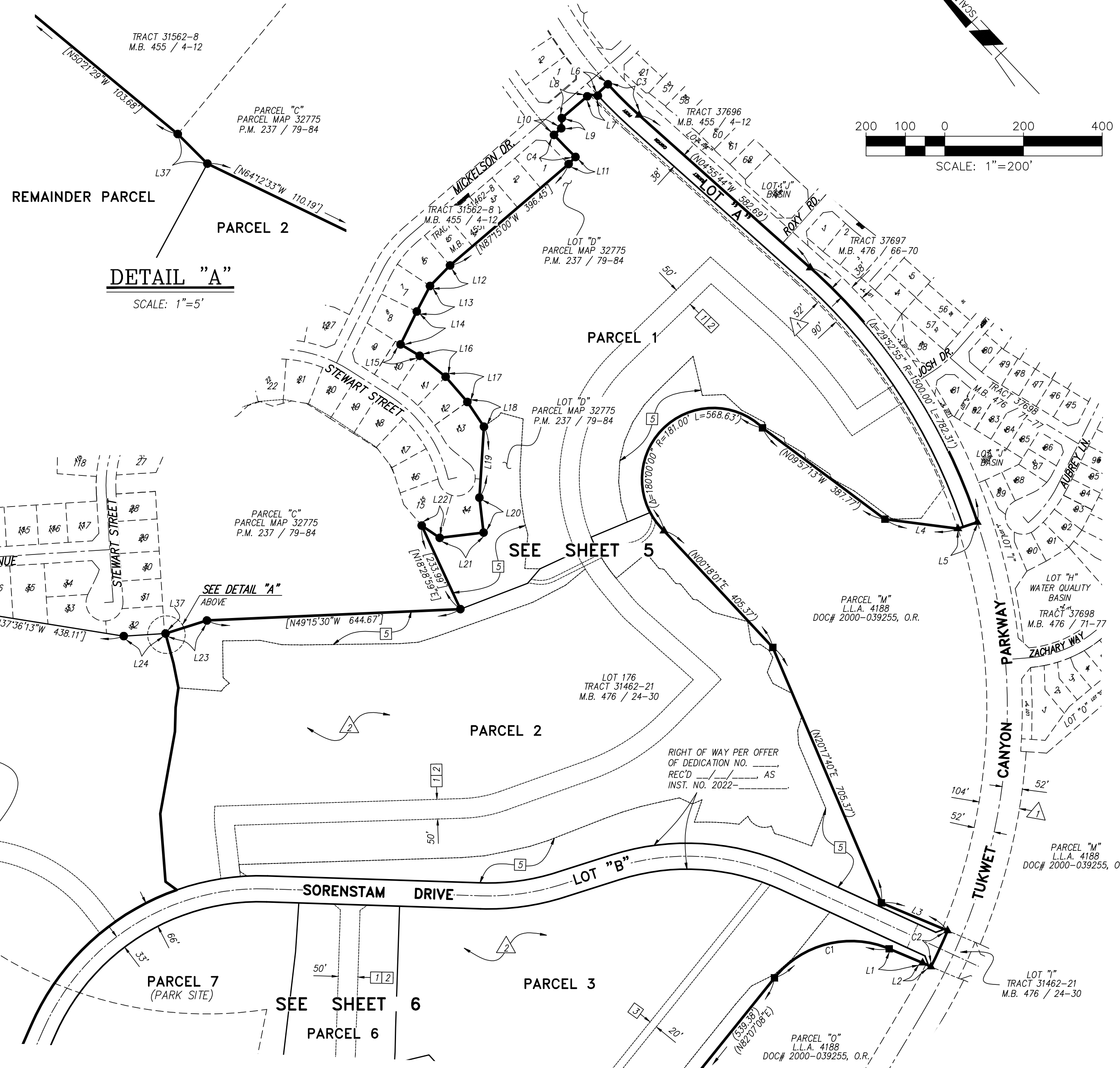
PROACTIVE ENGINEERING CONSULTANTS

JULY, 2021

**BOUNDARY**

LINE TABLE			LINE TABLE			LINE TABLE			LINE TABLE		
NO.	BEARING	LENGTH	NO.	BEARING	LENGTH	NO.	BEARING	LENGTH	NO.	BEARING	LENGTH
L1	[N23°55'21"W]	(101.25)	L11	[N87°17'13"E (R)]	(25.00)	L21	[N53°30'56"W]	(112.25)	L31	[N29°04'22"E]	(82.00)
L2	[N20°05'22"W]	(14.00)	L12	[N87°41'50"E]	(72.95)	L22	[N12°26'26"W]	(55.32)	L32	[N15°55'38"W]	(25.46)
L3	[N23°55'24"W (R)]	(182.40)	L13	[N70°37'13"E]	(73.06)	L23	[N64°12'33"W]	(110.19)	L33	[N29°04'22"E]	(50.00)
L4	[N39°19'49"W]	(187.15)	L14	[N69°34'59"E]	(93.28)	L24	[N50°21'29"W]	(103.68)	L34	[N74°04'22"E]	(25.46)
L5	[N65°02'49"W (R)]	(52.00)	L15	[N15°59'10"W]	(56.59)	L25	[N44°31'05"W]	(75.97)	L35	[N29°04'22"E]	(31.00)
L6	[N89°06'56"W (R)]	(42.33)	L16	[N07°46'56"W]	(84.66)	L26	[N41°45'31"W]	(76.32)	L36	[N65°37'47"W (R)]	(50.00)
L7	[N37°55'40"W]	(16.07)	L17	[N02°38'07"E]	(84.66)	L27	[N36°44'59"W]	(80.78)	L37	[N45°00'56"W]	(2.66)
L8	[N87°15'00"W]	(92.06)	L18	[N09°23'56"E]	(75.54)	L28	[N33°27'59"W]	(81.46)			
L9	[N46°45'37"E]	(25.89)	L19	[N46°58'35"E]	(180.78)	L29	[N48°22'31"W]	(181.62)			
L10	[N89°13'45"W (R)]	(25.00)	L20	[N36°29'04"E]	(89.44)	L30	[N60°55'38"W]	(123.86)			

NO.	DELTA	RADIUS	LENGTH
C1	(Δ=73°57'31")	(250.00)	(322.71)
C2	(Δ=03°57'32")	(1462.00)	(101.02)
C3	(Δ=05°48'48")	(1100.00)	(111.61)
C4	(Δ=03°29'02")	(1288.00)	(78.32)
C5	(Δ=04°42'09")	(1115.00)	(91.51)



REMAINDER PARCEL

PARCEL 2

**DETAIL "A"**

SCALE: 1"=5'

DESIGNATED REMAINDER  
SEE SHEET 7

SEE SHEET 3

SEE SHEET 6  
PARCEL 6

PARCEL 3

RIGHT OF WAY PER OFFER  
OF DEDICATION NO. \_\_\_\_\_  
REC'D \_\_\_\_\_ AS  
INST. NO. 2022-\_\_\_\_\_



# PARCEL MAP NO. 38090

BEING A DIVISION OF A PORTION OF PARCEL 4 AND LOT "D" OF PARCEL MAP NO. 32775, RECORDED IN BOOK 237 OF PARCEL MAPS, PAGES 79 THROUGH 84, INCLUSIVE, RECORDS OF RIVERSIDE COUNTY, AND LOT 176 OF TRACT MAP NO. 31462-21, RECORDED IN BOOK 476, PAGES 24 THROUGH 30, OF MAPS RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, WITHIN SECTION 35 AND 36, TOWNSHIP 2 SOUTH, RANGE 2 WEST, SAN BERNARDINO MERIDIAN.

PROACTIVE ENGINEERING CONSULTANTS

JULY, 2021

### EASEMENT DEDICATION NOTES

SEE SHEET 2

### EASEMENT NOTES

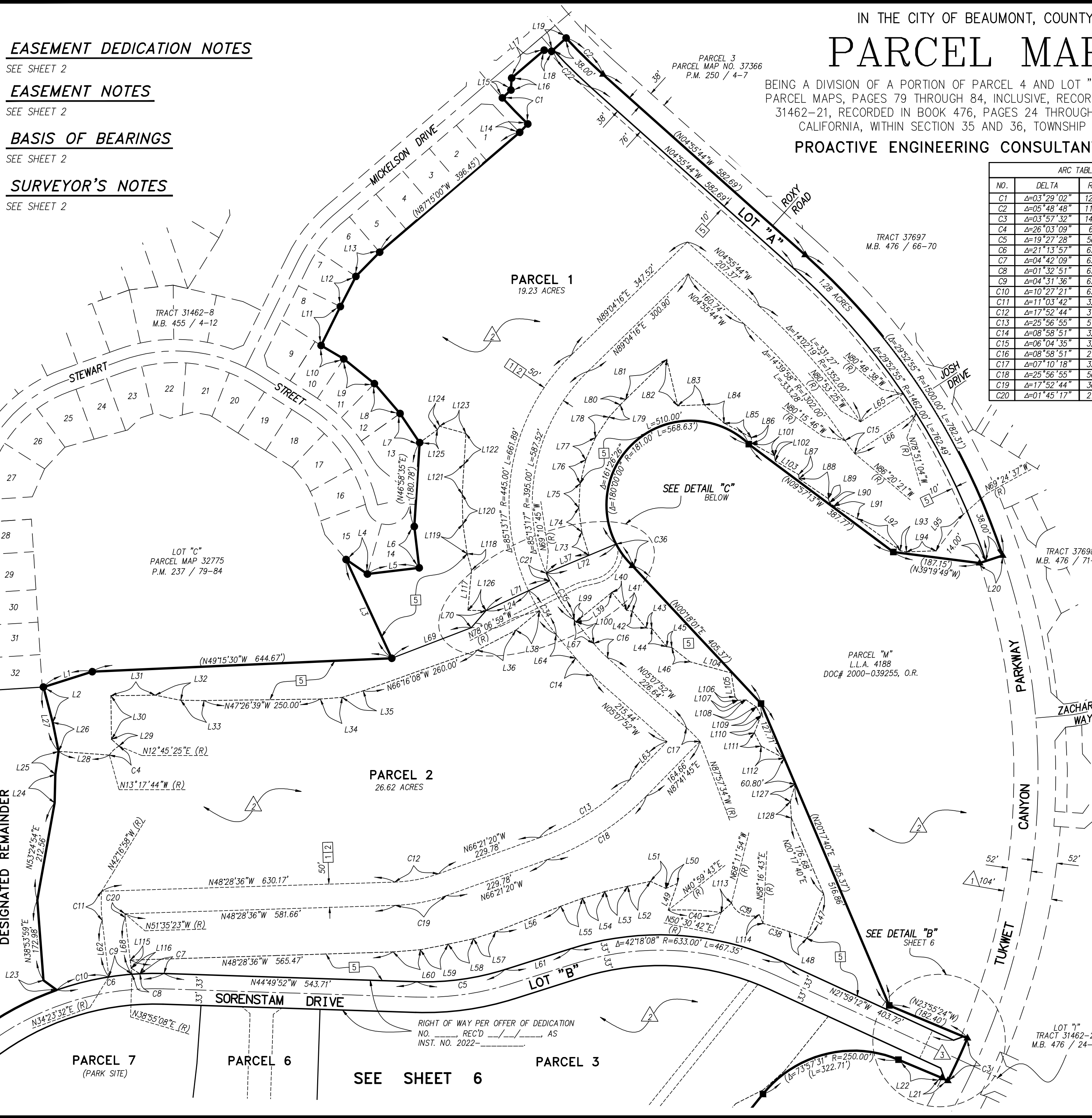
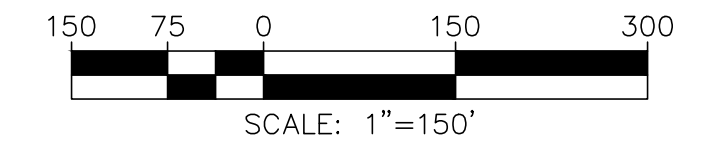
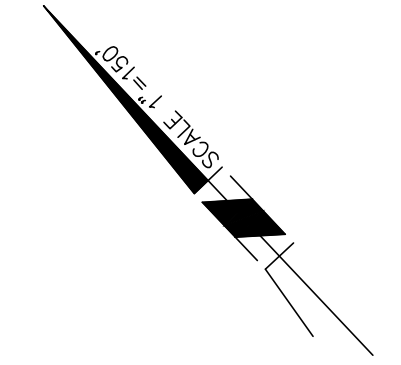
SEE SHEET 2

### BASIS OF BEARINGS

SEE SHEET 2

### SURVEYOR'S NOTES

SEE SHEET 2



ARC TABLE			
NO.	DELTA	RADIUS	LENGTH
C1	Δ=03°29'02"	1288.00'	78.32'
C2	Δ=05°48'48"	1100.00'	111.61'
C3	Δ=03°57'32"	1462.00'	101.02'
C4	Δ=26°03'09"	63.00'	28.65'
C5	Δ=19°27'28"	567.00'	192.55'
C6	Δ=21°13'57"	633.00'	234.58'
C7	Δ=04°42'09"	633.00'	51.95'
C8	Δ=01°32'51"	633.00'	17.10'
C9	Δ=04°31'36"	633.00'	50.01'
C10	Δ=10°27'21"	633.00'	115.52'
C11	Δ=11°03'42"	325.00'	62.75'
C12	Δ=17°52'44"	310.00'	96.73'
C13	Δ=25°56'55"	515.00'	233.24'
C14	Δ=08°58'51"	325.00'	50.94'
C15	Δ=06°04'35"	329.03'	34.89'
C16	Δ=08°58'51"	275.00'	43.10'
C17	Δ=07°10'18"	330.00'	41.31'
C18	Δ=25°56'55"	565.00'	255.88'
C19	Δ=17°52'44"	360.00'	112.34'
C20	Δ=01°45'17"	275.00'	8.42'

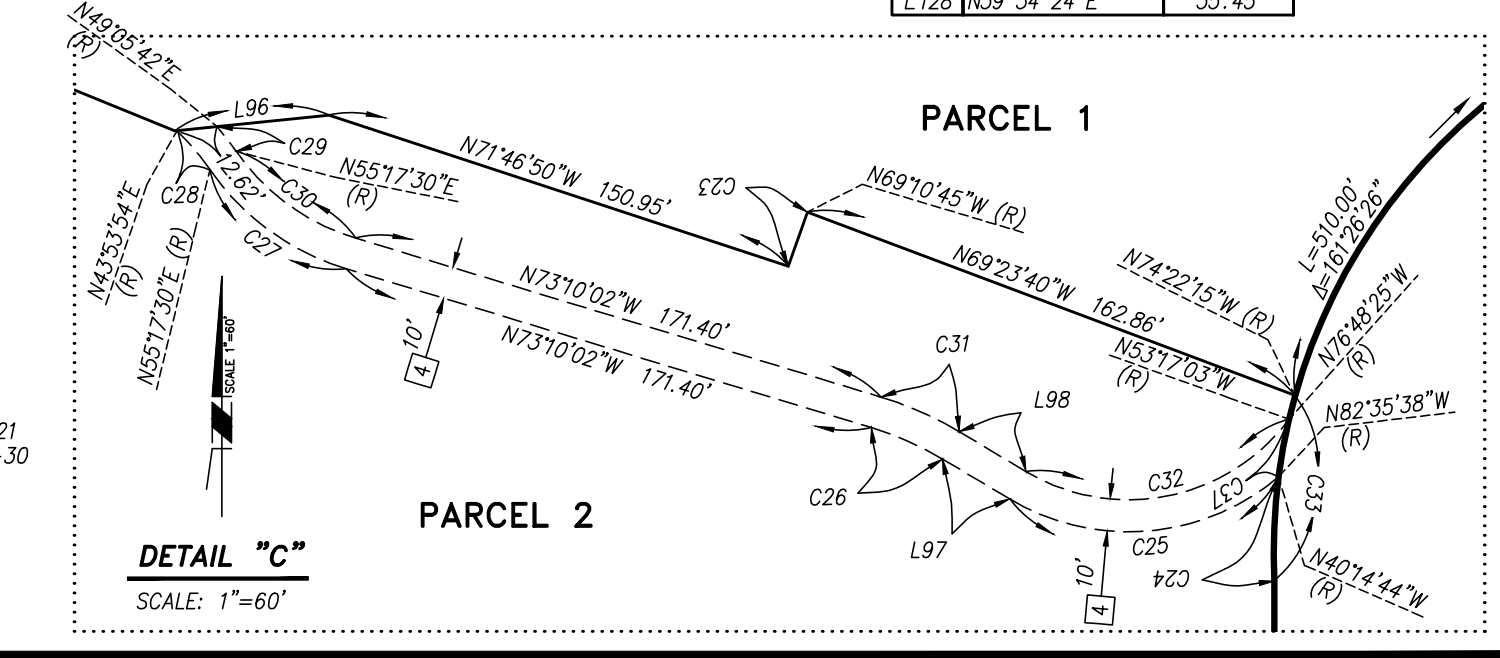
ARC TABLE			
NO.	DELTA	RADIUS	LENGTH
C20	Δ=01°45'17"	275.00'	8.42'
C21	Δ=02°36'05"	395.00'	17.93'
C22	Δ=05°48'48"	1138.00'	115.46'
C23	Δ=02°36'05"	395.00'	17.93'
C24	Δ=10°20'35"	181.00'	32.67'
C25	Δ=71°03'54"	72.54'	89.97'
C26	Δ=13°59'12"	100.00'	24.41'
C27	Δ=38°27'32"	80.00'	53.70'
C28	Δ=11°23'36"	80.00'	15.91'
C29	Δ=06°11'48"	90.00'	9.73'
C30	Δ=38°27'32"	70.00'	46.99'

ARC TABLE			
NO.	DELTA	RADIUS	LENGTH
C31	Δ=13°59'12"	110.00'	26.85'
C32	Δ=84°06'13"	62.54'	91.80'
C33	Δ=18°33'58"	181.24'	58.73'
C34	Δ=14°22'11"	445.00'	111.61'
C35	Δ=16°58'16"	395.00'	117.00'
C36	Δ=18°33'34"	181.00'	58.63'
C37	Δ=05°47'13"	181.00'	18.28'
C38	Δ=04°42'47"	712.71'	58.63'
C39	Δ=91°42'48"	45.00'	72.03'
C40	Δ=09°30'59"	687.40'	114.17'

LINE TABLE		
NO.	BEARING	LENGTH
L1	(N64°12'33"W)	(110.19')
L2	(N28°25'00"E)	78.66'
L3	(N18°28'59"E)	(233.99')
L4	(N12°26'26"W)	(55.32')
L5	(N53°30'56"W)	(112.25')
L6	(N36°29'04"E)	(89.44')
L7	(N09°23'56"E)	(75.54')
L8	(N02°38'07"E)	(84.66')
L9	(N07°46'56"W)	(84.66')
L10	(N15°59'10"W)	(56.59')
L11	(N69°34'59"E)	(93.28')
L12	(N70°37'13"E)	(73.06')
L13	(N87°41'50"E)	(72.95')
L14	(N87°17'13"E)(R)	(25.00')
L15	(N89°13'45"W)(R)	(25.00')
L16	(N46°45'37"E)	(25.89')
L17	(N87°15'00"W)	(92.06')
L18	(N37°55'40"W)	(16.07')
L19	(N89°06'56"W)	(42.33')
L20	(N65°02'49"W)(R)	52.00'
L21	(N20°05'22"W)	14.00'
L22	(N23°55'21"W)	101.25'
L23	(N10°36'58"W)	35.44'
L24	(N44°38'49"E)	61.28'
L25	(N51°21'20"E)	50.01'
L26	(N32°07'09"E)	63.34'
L27	(N30°04'05"E)	141.92'
L28	(N42°26'39"W)	109.65'
L29	(N04°40'45"W)	21.67'
L30	(N42°33'21"E)	93.60'
L31	(N47°26'39"W)	94.93'
L32	(N35°27'05"W)	56.30'
L33	(N45°58'15"W)	50.02'
L34	(N50°58'05"W)	47.07'
L35	(N64°00'50"W)	47.62'
L36	(N74°09'39"W)	47.92'
L37	(N69°23'40"W)	99.97'
L38	(N86°09'01"W)	65.18'
L39	(N86°09'01"W)	100.00'
L40	(N03°50'59"E)	50.00'
L41	(N38°28'08"W)	12.48'
L42	(N03°50'59"E)	46.97'

LINE TABLE	
NO.	LENGTH
L43	11.99'
L44	50.62'
L45	11.06'
L46	50.10'
L47	102.41'
L48	40.74'
L49	60.48'
L50	26.78'
L51	36.38'
L52	50.44'
L53	50.33'
L54	50.06'
L55	50.00'
L56	150.06'
L57	50.03'
L58	56.07'
L59	60.55'
L60	58.87'
L61	148.84'
L62	122.53'
L63	114.72'
L64	66.07'
L65	110.02'
L66	157.71'
L67	66.07'
L68	122.53'
L69	183.03'
L70	48.51'
L71	150.95'
L72	162.82'
L73	52.69'
L74	52.29'
L75	52.29'
L76	52.29'
L77	52.29'
L78	52.45'
L79	36.22'
L80	16.76'
L81	123.07'
L82	102.50'
L83	56.83'
L84	58.40'

LINE TABLE		
NO.	BEARING	LENGTH
L85	(N18°47'38"W)	66.09'
L86	(N39°19'13"E)	12.52'
L87	(N35°32'30"E)	9.17'
L88	(N12°24'25"W)	75.84'
L89	(N26°38'50"E)	8.85'
L90	(N09°57'13"W)	11.50'
L91	(N18°08'51"W)	57.41'
L92	(N09°57'13"W)	115.32'
L93	(N35°35'08"W)	13.38'
L94	(N48°42'22"W)	64.14'
L95	(N80°02'47"E)	97.73'
L96	(N84°08'44"E)	48.51'
L97	(N59°10'50"W)	24.35'
L98	(N59°10'50"W)	24.35'
L99	(N03°50'59"E)	6.05'
L100	(N03°50'59"E)	60.02'
L101	(N17°53'44"W)	55.84'
L102	(N34°25'28"E)	11.05'
L103	(N16°20'01"W)	58.39'
L104	(N31°30'11"W)	91.37'
L105	(N34°14'27"E)	52.21'
L106	(N02°36'37"E)	9.67'
L107	(N50°16'38"W)	17.38'
L108	(N11°58'14"W)	27.15'
L109	(N14°31'49"E)	20.68'
L110	(N64°05'34"E)	40.09'
L111	(N16°20'04"E)	32.12'
L112	(N19°08'47"W)	55.87'
L113	(N89°08'38"W)	30.08'
L114	(N20°05'18"E)(R)	20.98'
L115	(N36°39'20"E)	17.53'
L116	(N14°02'56"W)	22.06'
L117	(N48°32'07"E)	86.53'
L118	(N28°22'35"E)	36.55'
L119	(N35°08'52"E)	64.48'
L120	(N41°55'08"E)	64.48'
L121	(N46°50'37"E)	64.65'
L122	(N46°50'53"E)	66.07'
L123	(N31°09'05"W)	58.81'
L124	(N75°05'54"E)	9.14'
L125	(N82°38'10"W)	47.03'
L126	(N45°36'41"W)	38.93'
L127	(N58°58'39"E)	38.87'
L128	(N39°34'24"E)	35.45'



SEE SHEET 7 DESIGNATED REMAINDER

SEE SHEET 6

SEE DETAIL "B" SHEET 6

DETAIL "C" SCALE: 1"=60'

**EASEMENT DEDICATION NOTES**

SEE SHEET 2

**EASEMENT NOTES**

SEE SHEET 2

**BASIS OF BEARINGS**

SEE SHEET 2

**SURVEYOR'S NOTES**

SEE SHEET 2

ARC TABLE				ARC TABLE			
NO.	DELTA	RADIUS	LENGTH	NO.	DELTA	RADIUS	LENGTH
C1	Δ=19°27'28"	633.00	214.97	C11	Δ=23°48'59"	325.00	135.09
C2	Δ=19°27'28"	600.00	203.76	C12	Δ=06°57'54"	275.00	33.43
C3	Δ=04°30'47"	1025.00	80.74	C13	Δ=03°01'36"	275.00	14.53
C4	Δ=03°01'36"	325.00	17.17	C14	Δ=03°55'40"	1175.00	80.55
C5	Δ=06°57'54"	325.00	39.51	C15	Δ=04°30'47"	975.00	76.80
C6	Δ=36°35'46"	275.00	175.65	C16	Δ=27°13'04"	316.00	150.11
C7	Δ=36°35'46"	325.00	207.58	C17	Δ=30°28'57"	296.00	157.48
C8	Δ=31°42'25"	275.00	152.18	C18	Δ=19°27'28"	567.00	192.55
C9	Δ=42°52'29"	325.00	243.20	C19	Δ=02°07'33"	567.00	21.04
C10	Δ=42°52'29"	275.00	205.78	C20	Δ=03°57'32"	1462.00	101.02

IN THE CITY OF BEAUMONT, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

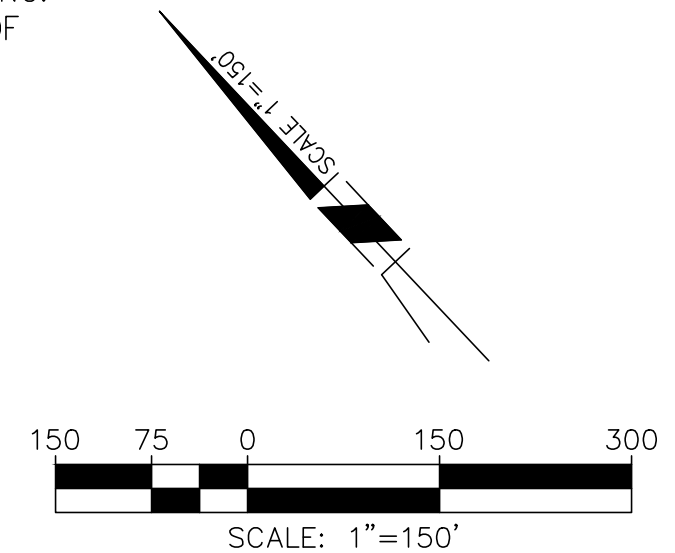
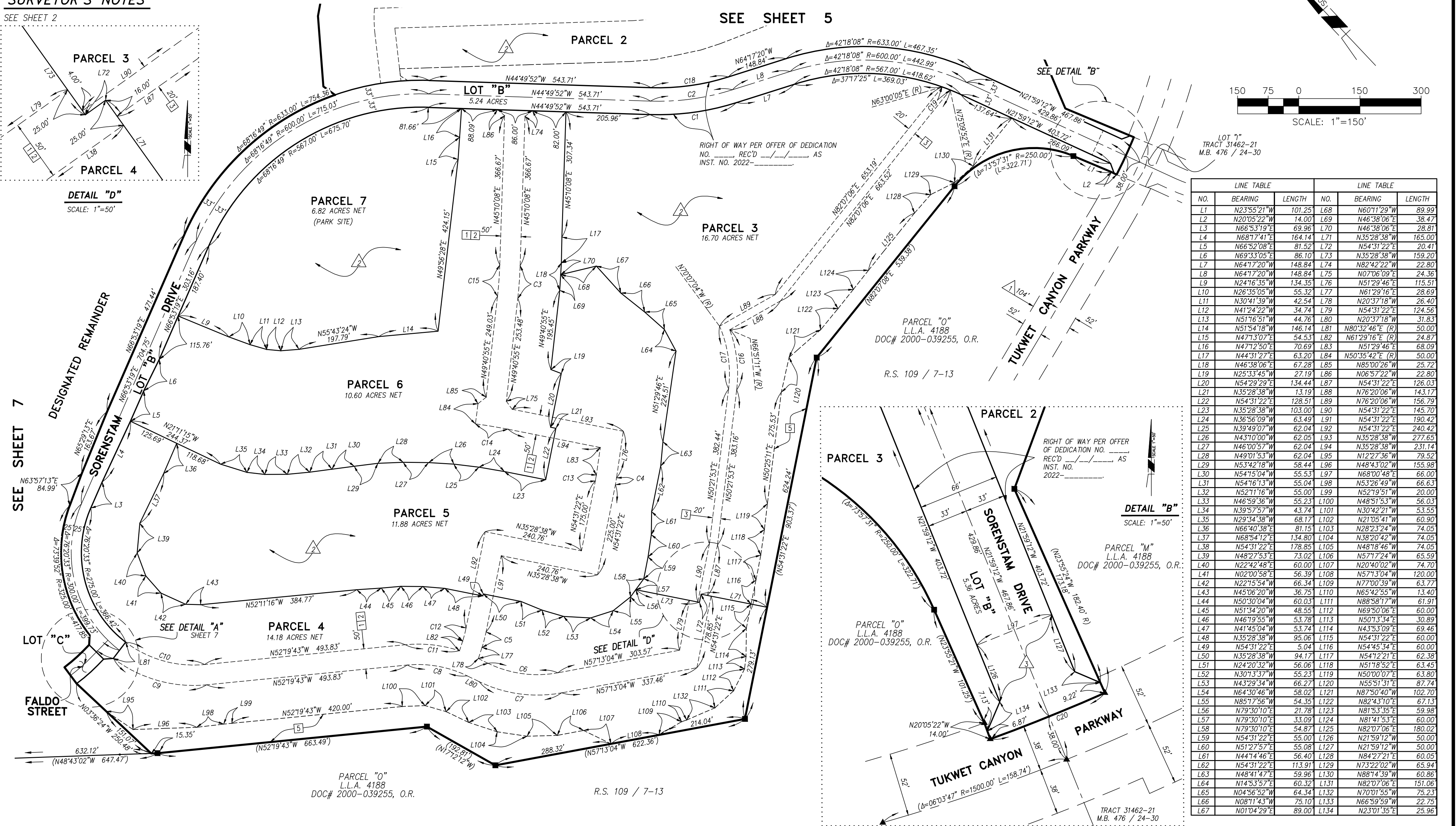
SHEET 6 OF 7 SHEETS

# PARCEL MAP NO. 38090

BEING A DIVISION OF A PORTION OF PARCEL 4 AND LOT "D" OF PARCEL MAP NO. 32775, RECORDED IN BOOK 237 OF PARCEL MAPS, PAGES 79 THROUGH 84, INCLUSIVE, RECORDS OF RIVERSIDE COUNTY, AND LOT 176 OF TRACT MAP NO. 31462-21, RECORDED IN BOOK 476, PAGES 24 THROUGH 30, OF MAPS RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, WITHIN SECTION 35 AND 36, TOWNSHIP 2 SOUTH, RANGE 2 WEST, SAN BERNARDINO MERIDIAN.

PROACTIVE ENGINEERING CONSULTANTS

JULY, 2021



LINE TABLE			LINE TABLE		
NO.	BEARING	LENGTH	NO.	BEARING	LENGTH
L1	N23°55'21"W	101.25	L68	N60°11'29"W	89.99
L2	N20°05'22"W	14.00	L69	N46°38'06"E	38.47
L3	N66°53'19"E	69.96	L70	N46°38'06"E	28.81
L4	N68°17'41"E	164.14	L71	N35°28'38"W	165.00
L5	N66°52'08"E	81.52	L72	N54°31'22"E	20.41
L6	N69°33'05"E	86.10	L73	N35°28'38"W	159.20
L7	N64°17'20"W	148.84	L74	N82°42'22"W	22.80
L8	N64°17'20"W	148.84	L75	N07°06'09"E	24.36
L9	N24°16'35"W	134.35	L76	N51°29'46"E	115.51
L10	N26°35'05"W	55.32	L77	N61°29'16"E	28.69
L11	N30°41'39"W	42.54	L78	N20°37'18"W	26.40
L12	N41°24'22"W	34.74	L79	N54°31'22"E	124.56
L13	N51°16'51"W	44.76	L80	N20°37'18"W	31.83
L14	N51°54'18"W	146.14	L81	N80°32'46"E (R)	50.00
L15	N47°13'07"E	54.53	L82	N61°29'16"E (R)	24.87
L16	N47°12'50"E	70.69	L83	N51°29'46"E	68.09
L17	N44°31'27"E	63.20	L84	N50°35'42"E (R)	50.00
L18	N46°38'06"E	67.28	L85	N85°00'26"W	25.72
L19	N25°33'45"W	27.19	L86	N06°57'22"W	22.80
L20	N54°29'29"E	134.44	L87	N54°31'22"E	126.03
L21	N35°28'38"W	13.19	L88	N76°20'06"W	143.17
L22	N54°31'22"E	128.51	L89	N76°20'06"W	156.79
L23	N35°28'38"W	103.00	L90	N54°31'22"E	145.70
L24	N36°56'09"W	63.49	L91	N54°31'22"E	190.42
L25	N39°49'07"W	62.04	L92	N54°31'22"E	240.42
L26	N43°10'00"W	62.05	L93	N35°28'38"W	277.65
L27	N46°00'57"W	62.04	L94	N35°28'38"W	231.14
L28	N49°01'53"W	62.04	L95	N12°27'36"W	79.52
L29	N53°42'18"W	58.44	L96	N48°43'02"W	155.98
L30	N54°15'04"W	55.53	L97	N68°00'48"E	66.00
L31	N54°16'13"W	55.04	L98	N53°26'49"W	66.63
L32	N52°11'16"W	55.00	L99	N52°19'51"W	20.00
L33	N46°59'36"W	55.23	L100	N48°51'53"W	56.03
L34	N39°57'57"W	43.74	L101	N30°42'21"W	53.55
L35	N29°34'38"W	68.17	L102	N21°05'41"W	60.90
L36	N66°40'38"E	81.15	L103	N28°23'24"W	74.05
L37	N68°54'12"E	134.80	L104	N38°20'42"W	74.05
L38	N54°31'22"E	178.85	L105	N48°18'46"W	74.05
L39	N48°27'53"E	73.02	L106	N57°17'24"W	65.59
L40	N22°42'48"E	60.00	L107	N20°40'02"W	74.70
L41	N02°00'58"E	56.39	L108	N57°13'04"W	120.00
L42	N22°15'54"W	66.34	L109	N77°00'39"W	63.77
L43	N45°06'20"W	36.75	L110	N65°42'55"W	13.40
L44	N50°30'04"W	60.03	L111	N88°58'17"W	61.91
L45	N51°34'20"W	48.55	L112	N69°50'06"E	60.00
L46	N46°19'55"W	53.78	L113	N50°13'34"E	30.89
L47	N41°45'04"W	53.74	L114	N43°53'09"E	69.46
L48	N35°28'38"W	95.06	L115	N54°31'22"E	60.00
L49	N54°31'22"E	5.04	L116	N54°45'34"E	60.00
L50	N35°28'38"W	94.17	L117	N54°12'21"E	62.38
L51	N24°20'32"E	56.06	L118	N51°18'52"E	63.45
L52	N30°13'37"W	55.23	L119	N50°00'07"E	63.80
L53	N43°29'34"W	66.27	L120	N55°51'31"E	87.74
L54	N64°30'46"W	58.02	L121	N87°50'40"W	102.70
L55	N85°17'56"W	54.35	L122	N82°43'10"E	67.13
L56	N79°30'10"E	21.78	L123	N81°53'35"E	59.98
L57	N79°30'10"E	33.09	L124	N81°01'45"E	60.00
L58	N79°30'10"E	54.87	L125	N82°07'06"E	180.02
L59	N54°31'22"E	55.00	L126	N21°59'12"W	50.00
L60	N51°27'57"E	55.08	L127	N21°59'12"W	50.00
L61	N44°14'46"E	56.40	L128	N84°27'21"E	60.05
L62	N54°31'22"E	113.91	L129	N73°22'02"W	65.94
L63	N48°41'47"E	59.96	L130	N88°14'39"W	60.86
L64	N14°53'57"E	60.32	L131	N82°07'06"E	151.06
L65	N04°56'52"W	64.34	L132	N70°01'55"W	75.23
L66	N08°11'43"W	75.10	L133	N66°59'59"W	22.75
L67	N01°04'29"E	89.00	L134	N23°01'35"E	25.96

IN THE CITY OF BEAUMONT, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

# PARCEL MAP NO. 38090

BEING A DIVISION OF A PORTION OF PARCEL 4 AND LOT "D" OF PARCEL MAP NO. 32775, RECORDED IN BOOK 237 OF PARCEL MAPS, PAGES 79 THROUGH 84, INCLUSIVE, RECORDS OF RIVERSIDE COUNTY, AND LOT 176 OF TRACT MAP NO. 31462-21, RECORDED IN BOOK 476, PAGES 24 THROUGH 30, OF MAPS RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, WITHIN SECTION 35 AND 36, TOWNSHIP 2 SOUTH, RANGE 2 WEST, SAN BERNARDINO MERIDIAN.

PROACTIVE ENGINEERING CONSULTANTS

JULY, 2021

**EASEMENT DEDICATION NOTES**

SEE SHEET 2

**EASEMENT NOTES**

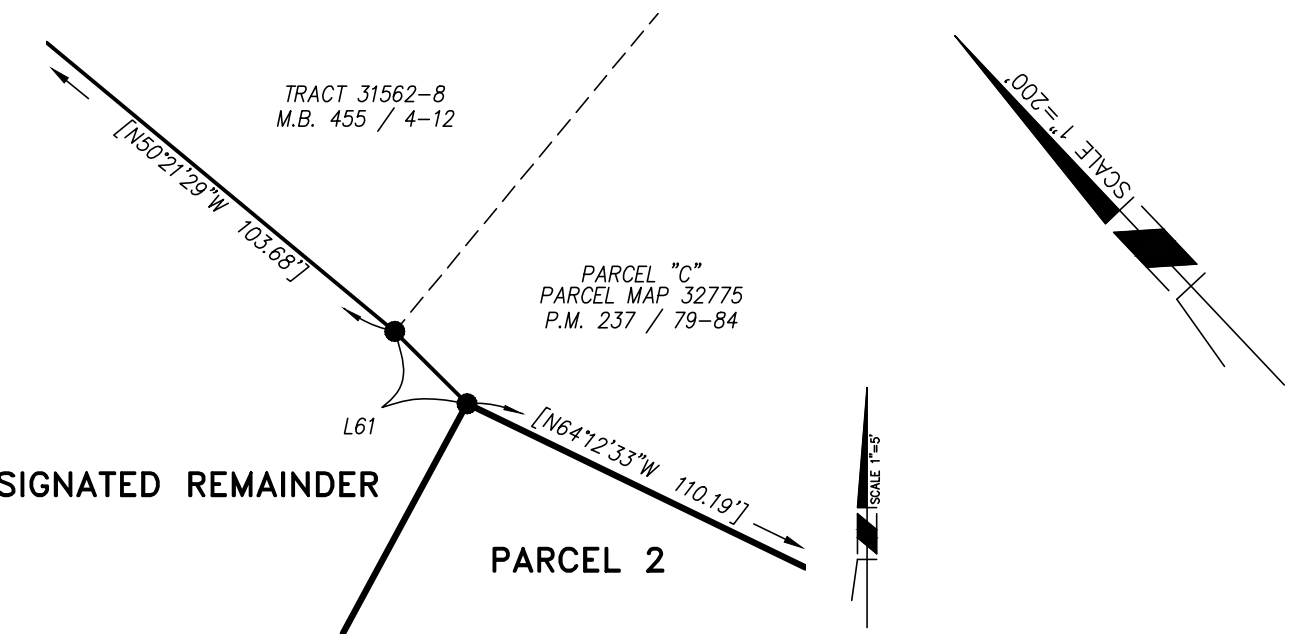
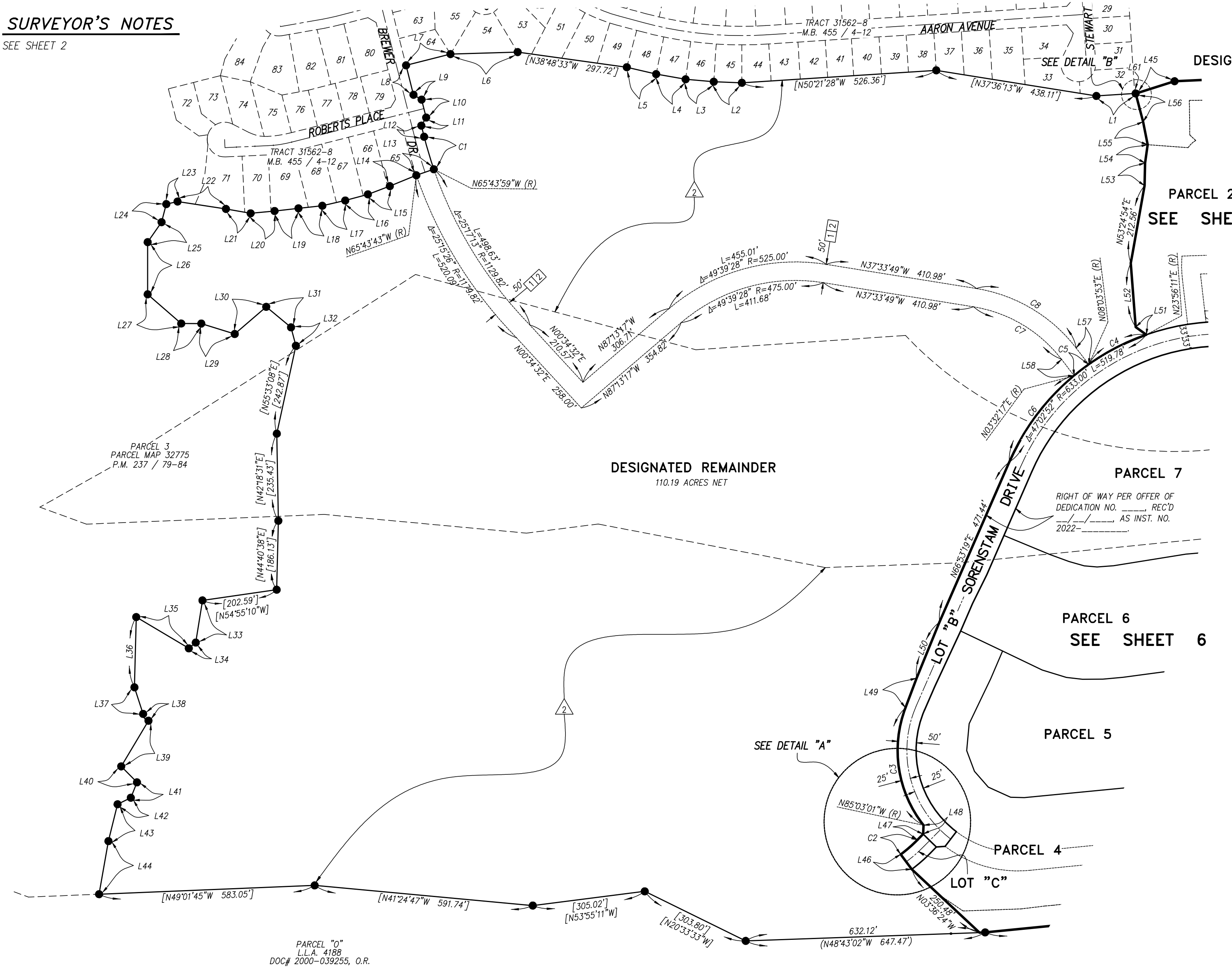
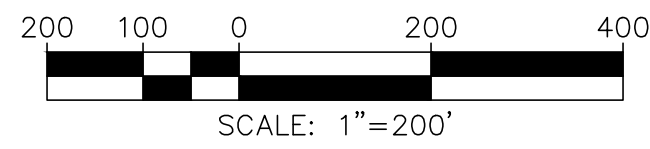
SEE SHEET 2

**BASIS OF BEARINGS**

SEE SHEET 2

**SURVEYOR'S NOTES**

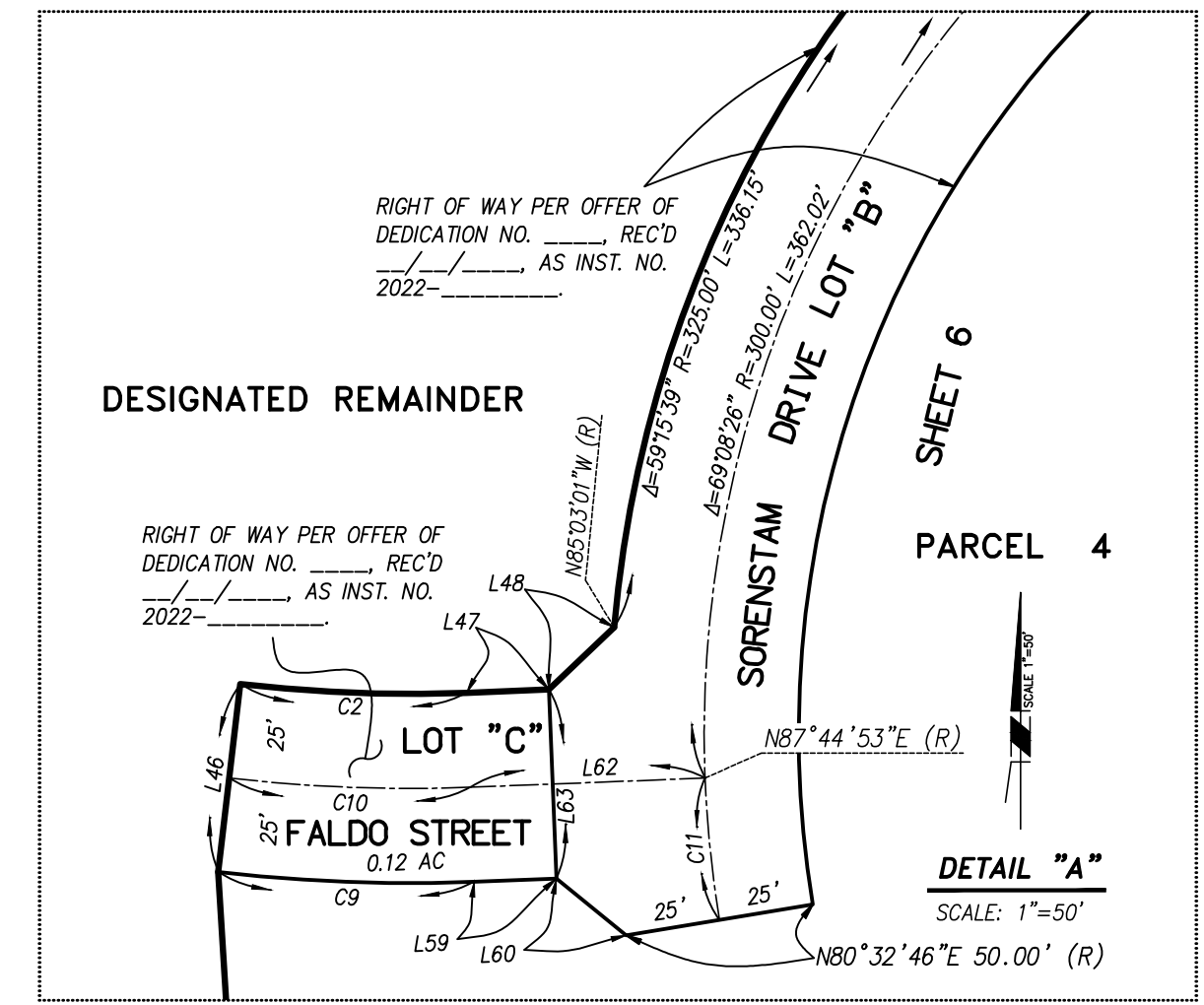
SEE SHEET 2



DETAIL "B"  
SCALE: 1"=5'

NO.	DELTA	RADIUS	LENGTH
C1	Δ=04°42'09"	1115.00'	91.51'
C2	Δ=08°55'31"	385.00'	59.97'
C3	Δ=59°15'39"	325.00'	336.15'
C4	Δ=15°52'18"	633.00'	175.35'
C5	Δ=04°31'36"	633.00'	50.01'
C6	Δ=26°38'58"	633.00'	294.42'
C7	Δ=43°21'54"	375.00'	283.82'
C8	Δ=43°21'54"	425.00'	321.67'
C9	Δ=08°55'31"	435.00'	67.76'
C10	Δ=08°55'31"	410.00'	63.87'
C11	Δ=07°12'07"	300.00'	37.71'

LINE TABLE		LINE TABLE		LINE TABLE				
NO.	BEARING	LENGTH	NO.	BEARING	LENGTH			
L1	[N50°21'29"W]	103.68'	L21	[N36°36'40"W]	167.73'	L41	[N65°09'28"E]	44.76'
L2	[N44°31'05"W]	75.97'	L22	[N38°00'05"W]	132.26'	L42	[N72°54'02"W]	39.90'
L3	[N41°45'31"W]	76.32'	L23	[N59°26'14"W]	31.13'	L43	[N57°12'04"E]	102.52'
L4	[N36°44'59"W]	80.78'	L24	[N58°00'11"E]	50.43'	L44	[N53°20'19"E]	145.59'
L5	[N33°27'59"W]	81.46'	L25	[N78°08'22"E]	65.77'	L45	[N64°12'33"W]	110.19'
L6	[N48°22'31"W]	181.62'	L26	[N43°19'17"E]	140.87'	L46	[N06°40'24"E (R)]	50.00'
L7	[N60°55'38"W]	123.86'	L27	[N05°41'03"W]	120.23'	L47	[N87°44'53"E]	21.75'
L8	[N29°04'22"E]	82.00'	L28	[N46°33'26"W]	54.20'	L48	[N46°20'56"E]	23.81'
L9	[N15°55'38"W]	25.46'	L29	[N29°23'50"W]	94.72'	L49	[N63°57'13"E]	84.99'
L10	[N29°04'22"E]	50.00'	L30	[N87°26'55"W]	112.30'	L50	[N65°29'13"E]	163.67'
L11	[N74°04'22"E]	25.46'	L31	[N07°05'24"W]	186.88'	L51	[N10°36'58"W]	35.44'
L12	[N29°04'22"E]	31.00'	L32	[N28°31'48"E]	51.40'	L52	[N38°53'59"E]	172.98'
L13	[N65°37'47"W (R)]	50.00'	L33	[N52°21'48"E]	115.22'	L53	[N44°38'49"E]	61.28'
L14	[N68°59'05"W]	77.35'	L34	[N86°28'55"W]	24.47'	L54	[N51°21'20"E]	50.01'
L15	[N67°16'05"W]	63.33'	L35	[N15°56'43"W]	165.33'	L55	[N32°07'09"E]	63.34'
L16	[N61°51'45"W]	63.33'	L36	[N44°44'55"E]	189.76'	L56	[N28°25'10"E]	78.66'
L17	[N59°33'05"W]	63.59'	L37	[N25°15'33"E]	88.37'	L57	[N05°48'05"E]	55.75'
L18	[N52°56'21"W]	64.81'	L38	[N15°50'45"W]	112.17'	L58	[N05°48'05"E]	55.75'
L19	[N53°00'30"W]	65.00'	L39	[N74°09'15"E]	143.64'	L59	[N87°44'53"E]	21.75'
L20	[N52°16'15"W]	65.00'	L40	[N01°20'13"W]	60.65'	L60	[N50°51'10"W]	23.81'
						L61	[N45°00'56"W]	12.66'
						L62	[N87°44'53"E (R)]	62.04'
						L63	[N02°15'07"W]	50.00'



DETAIL "A"  
SCALE: 1"=50'

PARCEL "D"  
L.L.A. 4188  
DOC# 2000-039255, O.R.



RECORDING REQUESTED BY: CITY CLERK  WHEN RECORDED RETURN TO:  City Clerk City of Beaumont 550 E. 6th Street Beaumont, CA 92223	SPACE ABOVE THIS LINE FOR RECORDER'S USE
--	--

**CITY OF BEAUMONT  
SUBDIVISION IMPROVEMENT AGREEMENT  
TRACT NO. PM 38090**

DATE OF AGREEMENT: <u>May 24, 2022</u>		
NAME OF SUBDIVIDER: <u>Meritage Homes of California, Inc., a California Corporation</u> . (hereinafter referred to as "Subdivider").		
NAME/NUMBER OF DEVELOPMENT: <u>PM 38090</u> subdivision consisting of _____ residential lots, _____, originally approved on _____, and Tentative Tract <u>31462</u> ("Tract" or "Tentative Tract Map") , originally approved on <u>September 8th, 2016</u> .		
FINAL TRACT MAP _____ APPROVED ON _____ RECORDED ON _____ AS INSTRUMENT NUMBER: _____ ("Final Tract Map").		
PROPERTY SUBJECT TO AGREEMENT: The real property which is the subject of this Agreement is located in the City of Beaumont, County of Riverside and is described in Exhibit "A" attached hereto and incorporated herein (hereinafter the "Property").		
EST. TOTAL COST OF PUBLIC IMPROVEMENTS: \$ _____ (see Exhibit "B")	EST. TOTAL COST OF PRIVATE IMPROVEMENTS: \$ _____ (see Exhibit "B")	EST. TOTAL COST OF MONUMENTATION: \$ <u>13,000.00</u> (see Exhibit "B")
BOND NUMBERS: <u>Cash Bond - PW2021-0736</u>		
LETTER OF CREDIT NUMBERS: _____		

FINANCIAL INSTITUTION: \_\_\_\_\_

**THIS SUBDIVISION IMPROVEMENT AGREEMENT** ("Agreement") is made and entered into by and between the City of Beaumont, a California municipal corporation (hereinafter referred to as "City"), and Meritage Homes of California, Inc., a California Corporation, (hereinafter referred to as "Subdivider"). City and Subdivider are sometimes referred to hereinafter individually as a "Party", and collectively as the "Parties".

#### RECITALS

A. Subdivider is the owner of certain real property located in the City of Beaumont legally described on Exhibit "A" attached hereto and incorporated and made part of this Agreement by this reference (the "Property").

B. The conditions of approval of the above referenced Tentative Tract Map and any related entitlements, which are hereby incorporated herein by this reference, require that prior to the issuance of building permits, the Subdivider and the City shall enter into a subdivision improvement agreement, secured with sufficient security, as a guarantee of the construction and completion of all public and private improvements and land development work required by said conditions of approval and by the City subdivision laws and codes.

D. In consideration of the approval of a final map by the City Council, Subdivider desires to enter into this Agreement, whereby Subdivider promises to install and complete, at Subdivider's own expense, all the public improvement work required by City in connection with the proposed subdivisoion. Subdivider has secured this Agreement by improvement security required by the Subdivision Laws.

E. Improvement Plans (the "Plans") for the construction, installation, and completion of the public and private improvements are being or have been prepared by Subdivider and will be subject to approval by the Director of Engineering/Public Works ("City Engineer"). The City has adopted standards (hereinafter "Standards") for the construction and installation of improvements within the City, and the Plans will be prepared in conformance with the Standards in effect on the date of the approval of the Application. The Plans will be on file in the Office of the City Engineer and are incorporated into this Agreement by this reference as if set forth fully herein. All references in this Agreement to the Plans shall be deemed to include reference to any specifications for all of the improvements as approved by the City Engineer.

F. An estimate of the cost for construction of the public and private improvements and performing the land development work according to the Plans has been made and approved by the City Engineer. The estimated cost of these improvements is set forth on Page One (1) of this Agreement, and the basis for the estimate is attached hereto as Exhibit "B" and incorporated and

made part of this Agreement by this reference. The amounts of the Improvement Securities required to be posted with this Agreement are also based upon the estimate in Exhibit "B".

G. For the purposes of this Agreement, the term "Public Improvements" means all those improvements within the Tract intended for transfer or conveyance to the City or other public agency. The estimated cost of their construction is included in the above estimate included herein as Exhibit "B".

**NOW, THEREFORE**, in consideration of the issuance of the Final Tract map, Subdivider and City hereby agree as follows:

**1. Subdivider's Obligation to Construct Improvements.**

(a) In constructing and installing the improvements, Subdivider shall comply with all of the requirements and conditions of approval of in the Tentative Tract Map, related entitlements as well as the provisions of the Municipal Code and Subdivision Laws.

(b) Subdivider shall complete, at its own expense, all the public and private improvements and related work on the Development, as required by the conditions of approval of the Tentative Map and related entitlements in conformance with the approved Plans and City Standards, including without limitation, those improvements set forth in Exhibit "B" (hereinafter collectively the "Improvements") within twenty-four (24) months of the date of this Agreement, unless a time extension is granted by the City as authorized by Section 20 of this Agreement.

(c) Notwithstanding the time limits specified in Section 1(b) above, no single family dwelling unit or group of units shall be given final inspection and clearance for occupancy by City unless the private and public streets providing access to and fronting such units are completed, the final lifts of pavement on the streets are in place, and all wet and dry utility services (e.g. sewer, water, electrical power, telephone, gas, etc.) to such units are in place and are operational.

(d) Subdivider shall furnish the necessary materials for completion of the Improvements in conformity with the Plans and City Standards.

(e) Subdivider shall acquire and dedicate, or pay the cost of acquisition by the City, of all right-of-way, easements and other interests in real property required for construction or installation of the Improvements, free and clear of all liens and encumbrances. Subdivider's obligations relating to acquisition by City of off-site rights-of-way, easements and other interests in real property shall be subject to a separate agreement between Subdivider and City. Subdivider shall also be responsible for obtaining any public or private drainage easements or authorizations therefor to accommodate the Development.

(f) Subdivider shall furnish and install all monuments, stakes and property corners on the lots and streets in the Property as specified on the final recorded tract maps for the Development in accordance with the provisions of the Subdivision Laws, and shall submit centerline tie sheets to City, within thirty (30) days after completion of the Improvements, or as



specified in any separate monument agreement with the City, but in any event prior to their acceptance by the City.

**2. Improvement Securities.**

(a) Subdivider agrees to secure this Agreement with good and sufficient improvement securities in a form approved by the City Attorney (referred collectively hereinafter as "Improvement Securities" and individually as "Improvement Security") to guarantee the construction and completion of all the improvements in the Development. All such improvement securities shall be posted with the City prior to the City's final building inspection and issuance of a Certificate of Occupancy for any single family dwelling constructed by Subdivider, its agents, assigns or contractors, on any lot within the Development, as described in Exhibit "A". Said securities are estimated at this time in Exhibit "B" to be in the following amounts, and shall be for the purposes described as follows:

(i) \_\_\_\_\_ and 00/100 DOLLARS (\$XXX,XXX.XX) to ensure faithful performance of the construction and installation of the public and private Improvements required by this Agreement ("Performance Security"), which amount is 100% of the estimated cost of the Improvements as set forth in Exhibit "B"; and

(ii) \_\_\_\_\_ and 00/100 DOLLARS (\$XXX,XXX.XX) to secure payment to any contractor, subcontractor, persons renting equipment or furnishing labor materials for the Improvements required to be constructed or installed pursuant to this Agreement ("Labor & Materials Security"), which amount is one-hundred percent (100%) of the estimated cost of the Improvements; and

(iii) \_\_\_\_\_ and 00/100 DOLLARS (\$ XX,XXX.XX) in the form of a Warranty Bond or cash deposit with the City to guarantee or warranty the Improvement work done pursuant to this Agreement for a period of one (1) year following acceptance/certification thereof by City, against any defective work or labor done or defective materials furnished ("Warranty Security"). The Warranty Security is 10% of the estimated cost of the Performance Security amount described above, and such Warranty Security must be provided by Subdivider to City prior to the City's release of any bonds or Improvement Securities filed with this Agreement.

(iv) \$13,000 \_\_\_\_\_ and 00/100 Dollars (\$X,XXX.XX) in the form of a cash deposit, which is 100% of the estimated cost of setting all final subdivision monuments, boundary corners, front and rear lot corners and centerline ties not previously set or submitted on the lots and streets within the Property as described in Exhibit "A", and for the preparation and recordation of any related Certificate of Correction, as required by Section 66469 of the State Subdivision Map Act.

(b) The Improvement Securities required by this Agreement shall be kept on file with the City Clerk. If surety bonds are used, they must be issued by a surety company currently admitted to transact surety insurance business in California by the California Department of

Insurance, with a Best's Insurance Guide rating of no less than A-. The terms of any documents evidencing such Improvement Securities as set forth in this Section 2 or referenced on Page One (1) of this Agreement, are incorporated into this Agreement by this reference as if set forth fully herein. If any Improvement Security is replaced by another type or kind of approved Improvement Security, subject to the approval of the form thereof by the City Attorney, the replacement shall be filed with City Clerk and, upon filing, shall be deemed to have been made a part of and incorporated into this Agreement. Upon filing of a satisfactory replacement Improvement Security with the City Clerk, the former Improvement Security shall be released.

(c) Subdivider agrees to keep its Improvement Securities in full force and effect until they are reduced or released by City. If any Improvement Security provided by Subdivider is cancelled or terminated for any reason by the action of a surety, financial institution or other party, it shall be the responsibility of the Subdivider to immediately, upon written notice from City, provide a substitute Improvement Security which conforms to all the requirements of this Section 2 in the same amount or amounts.

(d) Any additions, changes, alterations, or modifications of this Agreement or to the Plans, Specifications and Improvements referred to herein, including any extension of time within which the work hereunder may be completed, shall not release or exonerate any surety or sureties on the Improvement Security given in connection with this Agreement.

**3. Alterations to Improvement Plans; Modification of City Standards.**

(a) Any changes, alterations or additions to the Plans or to the Improvements, not exceeding 10% of the original estimated cost of the Improvements, which are mutually agreed upon by City and Subdivider, shall not require Subdivider to increase any Improvement Securities provided under this Agreement. In the event such changes, alterations, or additions exceed 10% of the original estimated cost of the Improvements, Subdivider shall provide additional Performance Security as required by Section 2 of this Agreement for 100% of the total estimated cost of the Improvements as changed, altered, or amended, minus any completed partial releases allowed by Section 7 of this Agreement. Subdivider shall also provide additional Labor & Materials Security as required by Section 2 of this Agreement for 50 % of the total estimated cost of the Improvements as changed, altered, or amended.

(b) Subdivider shall construct all Improvements in a good and workman like manner and in accordance with the City Standards in effect as of the date of the Approval Action specified on Page One (1) hereof. The City reserves the right to modify the Standards applicable to the Subdivision and this Agreement, when necessary to protect the public safety or welfare or to comply with applicable State or Federal law or City zoning ordinances. If Subdivider requests and is granted an extension of time for completion of the Improvements, the City may apply the Standards in effect at the time the extension is granted.

**4. Modification of Drainage Plan.** Subdivider agrees that if during the course of construction and installation of Improvements it shall be determined by the City Engineer that

revision of the drainage plan is necessary in the public interest, it will undertake such design and construction changes as may be reasonable and as are indicated by the City Engineer and approved by City. Said changes, if any, shall be confined to the Property.

**5. Reserved.**

**6. Inspections; Final Acceptance and Certification of Improvements.**

(a) Subdivider shall at all times maintain proper facilities and safe access for inspection of the Improvements by City inspectors and to the shops wherein any work is in preparation.

(b) Upon completion of the Improvements covered in this Agreement, the Subdivider shall request a final inspection by the City Engineer or his/her authorized representative. Following receipt of such request, the City Engineer shall inspect the Improvements, make certain determinations and take certain actions as follows:

(i) If the City Engineer, or his/her authorized representative, determines that the Public Improvements requiring acceptance by another public agency have been completed in accordance with this Agreement, then the City Engineer shall request said agency to make a final inspection of such improvements and certify to the City that such improvements have been completed and installed to the satisfaction of said agency. Upon receipt of such certification, the City Engineer may release or reduce the securities held for such improvements. Any certification and/or acceptance of the Public Improvements shall not constitute a waiver of any defects by City.

(ii) For Improvements not requiring dedication to or acceptance by the a public agency (the "Private Improvements"), the City Engineer or his/her authorized representative shall inspect such improvements, and/or shall have the discretion to accept a certification from Subdivider's registered civil engineer stating that the Private Improvements have been completed in accordance with the approved Plans, City Standards and the Tentative Map. If the City Engineer, or his/her authorized representative, makes a finding, based on his/her own inspection (and/or any certification submitted by Subdivider's registered civil engineer) that the Private Improvements have been installed and constructed in accordance with the approved Plans, City Standards and the Tentative Map, the City Engineer shall recommend certification of the completion of the Private Improvements by placing an item on the next most convenient City Council agenda requesting certification and authorization to release the Improvement Securities. Said determination by the City Engineer and agendization of the certification and release shall not be unreasonably withheld or delayed.

(c) Subdivider shall bear all costs of inspection and certification of the Improvements.

**7. Release of Improvement Securities.**

(a) The Performance Security shall be fully released only upon the final completion and certification of all Private Improvements and Public Improvements. Partial releases may be



permitted subject to the provisions of Subsections (a)(i) and (a)(ii) hereof. Upon final completion of the Public and Private Improvements under this Agreement, and after City Council acceptance/certification, the City shall file a Notice of Completion in accordance with the California Civil Code.

(i) The City Engineer may release a portion of the Performance Security, as work on the Improvements progresses, upon written application thereof by the Subdivider; provided, however, that no such release shall be considered by City for an amount less the cost estimate of the remaining work does not exceed twenty percent (20%) or less of the estimate of the total amount of work to be done as shown in Exhibit "B". Upon approval of a partial release or the reduction of Performance Security, the City shall not reduce such Performance Security to an amount less than two-hundred- percent (200%) of the value of the work remaining to be done. City and Subdivider agree that not more than two requests for reduction or partial release of Performance Security shall be considered between the start of construction and the completion and acceptance/certification of the Improvements by the City.

(ii) In no event shall the City Engineer authorize a release or reduction of the Performance Security which would reduce such security to an amount below that required to guarantee the completion of the Improvements and any other obligations imposed upon Subdivider by this Agreement.

(iii) No partial reduction or release of the Performance Security shall constitute or be construed as the City's acceptance or certification of any Improvements or related work. Such partial reductions or releases (if any) will merely reflect that a certain portion of the required work has been done.

(b) The Labor & Materials Security shall, ninety (90) days after the City's recordation of the Notice of Completion described in Subsection 7(a), be reduced to an amount equal to the total claimed by all claimants for whom liens have been filed and of which notice has been given to City, plus an amount reasonably determined by the City Engineer to be required to assure the performance of any other obligations secured by the Labor & Materials Security and to cover related legal costs. The balance shall be released upon the settlement of all claims and obligations for which the Labor & Materials Security was given. If no claims or liens have been filed and no notice has been given to City within said ninety (90) day period, then the Labor & Materials Security shall be released in full.

(c) The Warranty Security shall not be released until after the expiration of the one-year (1-year) warranty period and until any claims filed during the warranty period have been settled. As provided in Section 11, below, the warranty period shall not commence until final acceptance/certification of the Improvements and related work by the City Council.

(d) The Monumentation Security may be released in full by the City Engineer in accordance with the terms of the separate monument agreement with the City, or if there is none, upon submittal of the following:

(i) a written certification from the professional engineer or surveyor responsible for setting the monuments stating that all the final monuments for the Subdivision have been set in accordance with the Professional Land Surveyors Act and the Subdivision Map Act, and that the professional engineer or surveyor has been paid in full by Subdivider for such services; and

(ii) centerline tie sheets prepared in a manner acceptable to the City Engineer showing the locations of centerline monuments in existing public or private streets; and

(iii) any Record of Survey required by this Agreement has been filed with the County of Riverside and recorded.

(e) The City may retain from any Improvement Securities released an amount sufficient to cover costs and reasonable expenses and fees, including reasonable attorneys' fees.

**8. Injury to Public Improvements, Public Property or Public Utilities Facilities.**

Subdivider shall replace or repair, or cause the repair or replacement of any and all public or private improvements, public utilities facilities and survey or subdivision monuments which are destroyed or damaged as a result of any work under this Agreement. Subdivider shall bear the entire cost of replacement or repairs of any and all public or private improvements or utility property damaged or destroyed by reason of any work done under this Agreement, whether such property is owned by the United States or any agency thereof, or the State of California, or any agency or political subdivision thereof, or by the City or any public or private utility corporation or by any combination of such owners. Any repair or replacement shall be made to the reasonable satisfaction, and subject to the approval of the City Engineer and the owner of any such public or private improvement.

**9. Permits.** Subdivider shall, at Subdivider's expense, obtain all necessary permits and licenses for the construction and installation of the Improvements, give all necessary notices and pay all fees and taxes required by law.

**10. Notice of Breach/Default of Subdivider.**

(a) Default of Subdivider shall include, but not be limited to: (1) Subdivider's failure to timely complete construction of the Improvements; (2) Subdivider's unwarranted failure to timely cure any defect in the Improvements; (3) Subdivider's failure to perform substantial construction work for a period of twenty (20) consecutive calendar days after commencement of the work; (4) Subdivider's insolvency, appointment of a receiver, or the filing of any petition in bankruptcy either voluntary or involuntary which Subdivider fails to discharge within thirty (30) days; (5) the commencement of a foreclosure action against the Property or a portion thereof, or any conveyance in lieu or in avoidance of foreclosure; (6) Subdivider's failure to keep the Improvement

Securities in full force and effect; (7) Subdivider's failure to notify the City of any sale, transfer or other disposition of the Property to a purported new Subdivider; (8) Subdivider's failure to maintain insurance; or (9) the failure of Subdivider or Subdivider's contractors, subcontractors, agents or employees to comply with any other terms and provisions of this Agreement.

(b) In the event of any such default, the City Engineer or the City Council may serve written notice to Subdivider specifying in reasonable detail the nature of the default. Subdivider shall have thirty (30) days from receipt of said notice to cure the default; provided that, if the default is not reasonably susceptible to being cured within said thirty (30) days, Subdivider shall have a reasonable period of time to cure the default so long as Subdivider commences to cure the default within said thirty (30) days and diligently prosecutes the cure to completion.

(c) If following service of such written notice of default, Subdivider fails to cure or commence curing the default to the satisfaction of City within the cure period specified in Subsection 10(b), above, the City Engineer or the City Council may serve notice of Subdivider's default upon Subdivider and where applicable Subdivider's surety, or the holder(s) of any other Improvement Securities, in accordance with the notice provisions set forth in Section 22 of this Agreement.

(d) In the event of service of the notice of default specified in Subsection 10(c), above, Subdivider's surety shall have the duty to take over and complete the Improvements and related work required under this Agreement; provided; however, that if the surety, within twenty (20) days after the serving upon it of such notice of default, does not give the City written notice of its intention to take over the construction of said Improvements or does not, within ten (10) days after giving City notice of such election, commence to complete the Improvements, City may take over the work and prosecute the Improvements to completion, by contract or by any other method City may deem advisable, for the account and at the expense of Subdivider, and Subdivider's surety shall be liable to City for any costs or damages occasioned City thereby; and, in such event, City, without liability for so doing, may take possession of, and utilize in completing the Improvements, such materials, appliances, plant and other property belonging to Subdivider as may be on the site of the work and necessary for the completion of same.

(e) The City reserves to itself all remedies available to it at law or in equity for Subdivider's default under this Agreement. The City shall have the right, subject to this Section, to draw upon or utilize the appropriate Improvement Securities to mitigate City's damages in event of default by Subdivider. The right of City to draw upon or utilize the Improvement Securities is additional to and not in lieu of any other remedy available to City. It is specifically recognized that the estimated costs and amounts of Improvement Securities may not reflect the actual cost of construction or installation of the Improvements, and therefore, City's damages for Subdivider's default shall be measured by the actual cost of completing the required Improvements. The sums provided by the Improvement Securities may be used by City for the completion of the Improvements in accordance with the Plans.



(f) Failure of Subdivider to comply with the terms of this Agreement, including but not limited to, construction of all the Improvements as set forth herein and as required by the Tentative Map, shall constitute Subdivider's consent to: (1) the filing by City of a notice of violation against all of the lots in the Subdivision; (2) withholding of Building permits, utility connections and/or Certificates of Occupancy. The remedies provided by this Subsection (f) are in addition to and not in lieu of any other remedies available to City at law or in equity. Subdivider agrees that the choice of remedy or remedies for Subdivider's default or breach shall be in the sole discretion of City.

(g) In the event that Subdivider fails to perform any obligation hereunder, Subdivider agrees to pay all costs and expenses incurred by City in securing performances of such obligations, including costs of suit and reasonable attorney's fees.

(h) The failure of City to take an enforcement action with respect to a default, or to declare a default or breach, shall not be construed as a waiver of that default or breach, or of any subsequent default or breach of Subdivider. Any failure by the City to enforce any provision of this Agreement shall not be construed as a waiver of the right to compel enforcement of such provision(s) and further shall not act to release any surety from its obligations under this Agreement.

**11. Warranty.**

(a) For a period of one (1) year after final acceptance/certification by the City Council of the Improvements, Subdivider shall guarantee or warranty all the Improvements against any defective work or labor done or defective materials furnished. If within the warranty period any work relating to the Improvements or any part of thereof furnished, installed, constructed or caused to be done, furnished, installed or constructed by Subdivider fails to fulfill any of the requirements of this Agreement or the Plans, Subdivider shall without delay and without any cost to City, commence to repair or replace or reconstruct any defective or otherwise unsatisfactory part or parts of the work or structure within thirty (30) days of receiving written notice from City of the defect and diligently prosecute the repair or replacement work to completion.

(b) Should Subdivider fail to act promptly or in accordance with the repair/replacement requirements set forth herein, Subdivider hereby authorizes City, at City's option, to perform the repair/replacement work twenty (20) days after mailing written notice to Subdivider and to Subdivider's surety, and Subdivider agrees to pay City for the cost of such work.

(c) Should the City determine that an emergency or a threat to the public safety and welfare exists from the condition of the Improvements which require repairs, replacements or remedial measures to be made before Subdivider can be notified, City may, in its sole discretion, make the necessary repairs or replacements or perform the necessary work and Subdivider shall pay to City the cost of such repairs.

**12. Subdivider Not Agent of City.** Neither Subdivider nor any of Subdivider's agents, officers, employees, or contractors are or shall be considered to be agents of City in connection with the performance of Subdivider's obligations under this Agreement.

**13. Injury to Improvement Work; Risk of Loss.** Until such time as the Public Improvements are accepted by City, Subdivider shall be responsible for and bear the risk of loss to any of the Public Improvements constructed or installed and shall be responsible for the care, maintenance of and any damage to such Public Improvements. Neither City, nor any of its agents, officers or employees shall be liable or responsible for any accident, loss or damage, regardless of cause, happening or occurring to the Public Improvements specified in this Agreement prior to the completion and acceptance of the Public Improvements by City. All such risks shall be the responsibility of and are hereby assumed by Subdivider. Subdivider is responsible for and shall bear the risk of loss for all Private Improvements at all times.

**14. Other Agreements.** Nothing contained in this Agreement shall preclude City from expending monies pursuant to agreements concurrently or previously executed between the Parties, or from entering into agreements with other Subdividers for the apportionment of costs of water and sewer mains, or other improvements, pursuant to the provisions of City ordinances providing therefor, nor shall anything in this Agreement commit to any such apportionment.

**15. Subdivider's Obligation to Warn Public During Construction.** Until final acceptance/certification of the Public Improvements pursuant to Section 6(b)(i), and final certification of construction of the Private Improvements pursuant to Section 6(b)(ii), Subdivider shall give good and adequate warning to the public of each and every dangerous condition existent in said Improvements, and will take all reasonable actions to protect the public from such dangerous conditions in, on or around the work site.

**16. Vesting of Ownership.** Upon acceptance of the Public Improvements and related work on behalf of the City, and after recordation of the Notice of Completion, ownership of the Public Improvements constructed within the Private streets in the Development shall vest in the name of the City, or applicable government agency or utility company, and any improvement constructed on any public street pursuant to this Agreement shall vest in City.

**17. Indemnity/Hold Harmless.**

(a) Neither the City, nor any official, officer, employee, contractor or agent thereof, shall be liable for any injury to persons or property occasioned by reason of the acts or omissions of Subdivider, its agents, subcontractors or employees in the performance of this Agreement. Subdivider hereby agrees to, and shall defend and hold harmless City, its elective and appointive boards, commissions and officers, and its agents, contractors and employees from and against any and all claims, demands, causes of action, damages, costs, expenses, actual attorneys' fees, consultant's fees, expert's fees, losses or liability, in law or in equity, of every kind and nature whatsoever arising out of or in connection with Subdivider's operations, or any subcontractor's operations, to be performed under this Agreement for Subdivider's or subcontractor's tort

negligence including active or passive, or strict negligence, including but not limited to personal injury including, but not limited to bodily injury, emotional injury, sickness or disease, or death to persons and/or damage to property of anyone, including loss of use thereof, caused or alleged to be caused by any act or omission of Subdivider or any subcontractor, or anyone directly or indirectly employed by any of them or anyone for the full period of time allowed by law, with the exception of the sole negligence or willful misconduct of City.

(b) Subdivider's indemnity, defense and hold harmless obligations under this Section 17 are not conditioned or dependent upon whether City, or its elective and appointive boards, commissions and officers, or its agents, contractors and employees, prepared, supplied or reviewed any Plans or related specifications in connection with the Improvements, or whether City or Subdivider has insurance or other indemnification covering any of these matters.

(c) Subdivider's obligation to indemnify, hold harmless and defend City shall extend to injuries to persons and damages to or alleged taking of property resulting from the design or construction of the Improvements. City's acceptance and/or certification of the Improvements shall not constitute an assumption by City of any responsibility or liability for any damage or alleged taking of property referenced herein. City shall not be responsible or liable for the design or construction of the Improvements constructed or installed pursuant to the Plans, unless the particular Improvement design was required by City over the written objection of Subdivider, which objection stated that the Improvement design was potentially dangerous or defective and set forth a safe and feasible alternative design. After City's acceptance/certification of the Improvements, Subdivider shall remain obligated to correct or eliminate all dangerous conditions caused by defects in design or construction; provided, however, that the Subdivider shall not be responsible for routine maintenance. Subdivider acknowledges and agrees that Subdivider shall be responsible and liable for the design and construction of the Improvements and other work done pursuant to this Agreement, and except as may be provided above, City shall not be liable for any acts or omissions in approving, reviewing, checking, correcting or modifying any Plans, or in inspecting, reviewing or approving any work or construction of Improvements. Subdivider's Improvement Securities shall not be required to secure Subdivider's obligations under this Section 17.

**18. Sale or Disposition of Subdivision; Assignment.**

(a) Subdivider acknowledges and agrees that sale, transfer or other disposition of the Property prior to completion of the Improvements required hereunder will not relieve Subdivider from the obligations set forth in this Agreement, and Subdivider shall be required to notify City sixty (60) days in advance of any sale or transfer of ownership of the Property or any proposed assignment of this Agreement. If Subdivider sells or otherwise transfers the Property to any other person or entity prior to final completion of the Improvements, or wishes to assign this Agreement, Subdivider may request a novation of this Agreement and a substitution of Improvement Securities by the new owner or proposed assignee (hereinafter collectively for purposes of this Section, "Successor"). Subdivider shall be required to provide any documentation reasonably required by City to determine the appropriateness of any proposed Successor.

(b) Any proposed Successor must demonstrate to the City its ability to perform and complete the obligations of Subdivider under this Agreement, as determined by objective standards of financial capability, creditworthiness and experience required for such performance, and the City shall have the right to compel the Successor to disclose all documents, information and other material which, in City's sole reasonable discretion, may establish or tend to establish that the proposed Successor meets the standards specified herein. Following approval by City and full execution of a novation (or other such release or assignment and assumption agreement(s) entered into by Subdivider, Successor and City), posting of satisfactory Improvement Securities and submission of required insurance by Successor, City shall release or reduce the securities posted by Subdivider in accordance with the provisions of such novation and release Subdivider of its obligations under this Agreement. Nothing in the novation (or other such release or assignment and assumption agreement entered into by Subdivider, Successor and City) shall relieve Subdivider of its obligations under any other Section of this Agreement for work or Improvements performed by Subdivider prior to the novation.

**19. Time of the Essence.** Time is of the essence in this Agreement.

**20. Time for Completion of Improvements; Extensions.**

(a) Subdivider shall commence and diligently prosecute to completion construction of all the Improvements required by this Agreement. The time for completion of the Improvements as specified in Subsection 1(b) of this Agreement may be extended as permitted by City ordinance. The City Manager may grant an extension of time for such period as may be in the public interest upon the showing of the Subdivider of good cause. Any such extension granted shall be subject to the limitations and conditions set forth in Subsections 20(b) and (c), below, and shall be made by a writing executed by the in a form as approved by the City Attorney.

(b) Any such extension may be granted without notice to Subdivider's surety and shall not affect the validity of this Agreement or release the surety or sureties on any Improvement Securities given for this Agreement. However, City reserves the right to require as part of any extension amendment a written assurance from the surety acceptable to the City Attorney that the Improvement Securities required by Section 2 of this Agreement shall remain enforceable throughout the term of any extension.

(c) The City Manager shall be the sole and final judge as to whether or not good cause has been shown to entitle Subdivider to an extension. In addition, the time for completion of the Improvements shall be extended for any delay resulting from an act of City, or from an act of God, which Subdivider could not have reasonably foreseen, or by storm or inclement weather which prevents the conducting of work, or by strikes, boycotts, similar actions by employees or labor organizations, which prevent the conducting of work, and which were not caused by or contributed to by Subdivider, provided that Subdivider provides City with written notice of the delaying event within fifteen (15) days of the commencement of the delay. In the event of such delaying event, Subdivider shall use all reasonable efforts to remedy same and resume completion of the Improvements as promptly as practicable.



(d) As a condition of granting an extension of time to complete the Improvements required by this Agreement, the City Manager may require Subdivider to furnish new or additional Improvement Securities guaranteeing performance of this Agreement as extended in an increased amount as necessary to compensate for any increase in construction costs as determined by the City Engineer.

**21. Notice.** All notices required by or provided for under this Agreement shall be in writing and delivered in person or sent by certified or registered mail, postage prepaid and addressed as provided in this Section. Notice shall be effective on the date it is delivered in person, or, if mailed, on the date of deposit in the United States Mail. Notices shall be addressed as follows unless a written change of address is filed with City:

Notice to City:	City of Beaumont 550 E. 6th Street Beaumont, CA 92223 Attn: City Manager
With a Copy to:	John Pinkney, Esq. SBEMP 1800 East Tahquitz Canyon Way Palm Springs, CA 92262
Notice to Subdivider:	Meritage Homes of California, Inc. 5 Peters Canyon Rd, Suite 310 Irvine, CA 92606 Attn: Efrem Joelson

**22. Severability.** The provisions of this Agreement are severable. If any portion of this Agreement is held invalid by a court of competent jurisdiction, the remainder of the Agreement shall remain in full force and effect unless amended or modified in writing by the mutual consent of the Parties.

**23. Captions.** The captions of this Agreement are for convenience and reference only and shall not define, explain, modify, limit, exemplify, or aid in the interpretation, construction or meaning of any provisions of this Agreement.

**24. Insurance.**

(a) Subdivider shall, at all times during the construction of the Improvements, obtain, carry, maintain, and keep in full force and effect, at its sole cost and expense, policies of insurance of the types and in at least the minimum amounts described below:

(i) Commercial General Liability policy with a minimum combined single limit of One Million Dollars (\$1,000,000) for each occurrence and Two Million Dollars (\$2,000,000) in the aggregate for bodily injury, death, personal injury and property damage arising out of or in connection with the activities of the Subdivider and its contractors and subcontractors in performance of the work under this Agreement. Coverage shall be at least as broad as Insurance Services Office Commercial General Liability coverage

(Occurrence Form CG 0001) and shall, in addition to the other coverages specified in this subsection, include coverage for independent contractors, ongoing operations, products and completed operations, contractual liability and personal and advertising injury.

(ii) Commercial Vehicle/Automotive Liability policy covering personal injury and property damage, with minimum limits of One Million Dollars (\$1,000,000) per occurrence, combined single limit, covering any vehicle utilized by Subdivider, its officers, agents, employees, subcontractors or independent contractors in performing the work required by this Agreement.

(iii) Workers' Compensation and Employer's Liability policy for all Subdivider's employees, with Workers' Compensation limits as required by State law and Employer's Liability coverage of \$1,000,000 per accident for bodily injury or disease. In case any work is sublet, Subdivider shall require any contractor or subcontractor similarly to provide Workers' Compensation and Employer's Liability Insurance for all contractor's or subcontractor's employees, unless such employees are covered by the protection afforded by Subdivider.

(1) In case any class of employees engaged in work under this Agreement at the work site(s) is not protected under any Workers' Compensation law, Subdivider shall provide and shall cause each contractor or subcontractor to provide, adequate insurance for the protection of employees not otherwise protected.

(2) Subdivider hereby indemnifies City for any damages or claims resulting from failure of either Subdivider or any contractor or subcontractor to take out or maintain such liability or Workers' Compensation insurance.

(b) Insurer Rating; Acceptability. Except as set forth otherwise herein, the policies required by this Section shall be issued by a California-admitted insurer with a rating of at least A-; VII in the latest edition of Best's Insurance Guide. A Commercial General Liability policy issued by an insurer that is on the California Department of Insurance's List of Approved Surplus Line Insurers ("LASLI") will be acceptable, if no coverage from an admitted insurer can be obtained by Subdivider, and further provided that such insurer maintains a Best's rating of at least "A-; X" and remains on the LASLI during the term hereof. Workers' Compensation coverage issued by the State Compensation Insurance Fund shall be acceptable if no other coverage can be obtained by Subdivider, and further provided such insurer remains admitted in California and is otherwise financially acceptable to City.

(c) Deductibles. Any deductibles or self-insured retentions must be declared in writing by Subdivider to City and subsequently approved by City prior to its execution of this Agreement and prior to commencement of any work hereunder. At City's option, Subdivider shall either reduce or eliminate the deductibles or self-insured retentions with respect to City, or Subdivider shall procure a bond guaranteeing payment of losses and expenses.

(d) Certificates and Endorsements Verification. Subdivider shall submit to the City original certificates of insurance and endorsements evidencing the coverages required by this Section. The certificates and endorsements for each insurance policy shall be signed by a person authorized by that insurer to bind coverage on its behalf. The City reserves the right to require complete, certified copies of all required insurance policies at any time and/or to require Subdivider to provide reports or status updates to evidence compliance of its contractors and subcontractors with the provisions of this Section.

(e) Required Endorsements.

(i) The Commercial General Liability and Commercial Vehicle/Automotive Liability policies are to contain or be endorsed to contain the following provisions:

(1) Additional Insureds. The City of Beaumont, its officials, officers, employees, agents and independent contractors shall be named as additional insureds with respect to liability arising out of automobiles owned, leased, hired or borrowed by or on behalf of the Subdivider; and with respect to liability arising out of work or operations performed by or on behalf of the Subdivider including materials, parts or equipment furnished in connection with such work or operations.

(2) Primary Insurance. For any claims related to this project, the Subdivider's insurance coverage shall be primary insurance as respects the City of Beaumont, its officials, officers, employees, agents and independent contractors. Any insurance or self-insurance maintained by the City of Beaumont, its officials, officers, employees, agents and independent contractors shall be excess of the Subdivider's insurance and shall not contribute with it. This endorsement is not applicable to the Commercial Vehicle/Automotive Liability Policy.

(3) Waiver of Subrogation. Endorsements waiving all rights of subrogation against the City of Beaumont, its officials, officers, employees, agents and independent contractors shall be provided.

(ii) The Workers' Compensation policy shall be endorsed to waive all rights of subrogation against the City of Beaumont, its officials, officers, employees, agents and independent contractors.

(f) Other Insurance Requirements. All policies required under this Agreement shall contain provisions stating that such policies cannot be canceled or reduced except on at least thirty (30) days prior written notice to Subdivider (ten (10) days' notice for cancellation due to non-payment). Subdivider further agrees to: (1) provide to City copies of any notices relating to cancellation or reduction of insurance within two (2) days of receipt; and (2) cause all certificates of insurance to include language indicating that the issuers or producers of such policies will endeavor to provide copies of any such notices directly to City.

(g) **Commencement of Work.** Subdivider shall not commence work under this Agreement until Subdivider has obtained all insurance required pursuant to this Section, and such insurance has been obtained by Subdivider and approved by City; nor shall Subdivider allow any contractor or subcontractor to commence work on the Improvements until all similar insurance required of the contractor or subcontractor has been obtained. Certificates, endorsements, and where applicable, full copies of policies shall be maintained on file with the City Clerk.

(h) **Higher Limits.** If Subdivider maintains higher limits than the minimums specified in this Section 25, the City requires and shall be entitled to coverage for the higher limits maintained by Subdivider. Any available insurance proceeds in excess of the specified minimum limits of insurance and coverage shall be available to the City.

**25. Attorneys' Fees.** In the event any action at law or in equity is brought to enforce the terms of this Agreement, the prevailing Party shall be entitled to litigation costs and reasonable attorneys' fees.

**26. Incorporation of Recitals.** The Recitals to this Agreement are hereby incorporated into in the terms of this Agreement.

**27. Entire Agreement.** This Agreement constitutes the entire agreement of the Parties and supersedes any prior written or oral agreements between them with respect to the subject matter hereof. All modifications, amendments, or waivers of the terms of this Agreement must be in writing and signed by the appropriate representatives of the Parties.

**28. Governing Law; Venue.** This Agreement shall be governed by and interpreted in accordance with the laws of the State of California. In the event that suit shall be brought by either Party to this contract, the Parties agree that venue shall be exclusively vested in the State courts of the County of Riverside, California or where appropriate, in the United States District Court, Southern District of California, Riverside, California.

**29. Runs with the Land; Recordation.**

(a) The Parties agree that the terms and provisions set forth in this Agreement shall be deemed provisions, terms and/or covenants running with the Property in accordance with applicable law, including without limitation, California Civil Code section 1468, and shall pass to and be binding upon the heirs, successors and assigns of the Parties to this Agreement, and on any successor owner of the Property.

(b) The provisions of Subsection 29(a) notwithstanding, Subdivider shall remain jointly and severally liable with its heirs, successors, assigns or successor owners of the Property for the responsibilities and liabilities imposed by this Agreement unless a novation or assignment agreement is executed in accordance with the provisions of Section 18 of this Agreement.



(c) Upon execution, this Agreement shall be recorded in the Official Records of Riverside County, and by such recordation, it is the intention of the Parties to give notice to and bind their successors, heirs and assigns hereto.

**30. Authority of Executing Parties.** Each person executing this Agreement on behalf of a Party represents and warrants that such person is duly and validly authorized to do so all behalf of the entity it purports to bind and that he/she is authorized to enter into contracts on behalf of Subdivider. The undersigned, on behalf of Subdivider, binds Subdivider, its partners, successors, executors, administrators, and assigns with respect to the terms and provisions of this Agreement.

**IN WITNESS WHEREOF**, this Agreement is executed by the Parties hereto on the date above first written.

**Subdivider:**

**City:**

**CITY OF BEAUMONT**  
a Municipal Corporation

By:  \_\_\_\_\_

By: \_\_\_\_\_  
City Manager

ATTEST:

\_\_\_\_\_  
City Clerk

APPROVED AS TO FORM:

\_\_\_\_\_  
John Pinkney, City Attorney

APPROVED AS TO CONTENT:

\_\_\_\_\_  
Jeff Hart, Dir. Of Engineering/Public Works

Attachments: Exhibit A      Legal description of Property  
                  Exhibit B      Cost estimates

(Proper Notarization of Subdivider's Signature is required and shall be attached)

**CALIFORNIA ACKNOWLEDGMENT**

**CIVIL CODE § 1189**



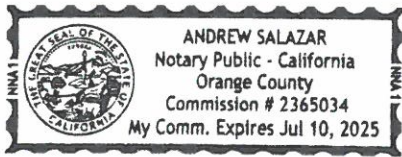
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }  
County of Orange }

On May 26, 2022 before me, Andrew Salazar, Notary Public,  
Date Here Insert Name and Title of the Officer

personally appeared Aaron Talarico  
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Handwritten Signature]  
Signature of Notary Public

Place Notary Seal and/or Stamp Above

**OPTIONAL**

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

**Description of Attached Document**

Title or Type of Document: \_\_\_\_\_

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: \_\_\_\_\_

Corporate Officer – Title(s): \_\_\_\_\_

Partner –  Limited  General

Individual  Attorney in Fact

Trustee  Guardian or Conservator

Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_

Signer's Name: \_\_\_\_\_

Corporate Officer – Title(s): \_\_\_\_\_

Partner –  Limited  General

Individual  Attorney in Fact

Trustee  Guardian or Conservator

Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_





June 1, 2022

Parcel Map 38090 – Meritage Homes of California, Inc.

Monumentation - Cash Surety Deposit

The City of Beaumont received a **Cash Surety** for the above Parcel Map Monumentation. The payment was made on the **26<sup>th</sup> of May, 2022** by authority of Nick Harris, Forward Planning Analyst for Meritage Homes. Payment was collected on behalf of the City of Beaumont by Romelia Coff, Customer Service Coordinator. Payment amount included \$306.69 of Visa Credit Card fees under the receipt number of **R01241230**. The Cash Surety amount is as follows:

Submittal Name	Amount
PM 38090 – Cash Surety	\$13,000.00

Please let me know if you have any questions.

Thank you,

Richard Godsey  
Public Works



P  
550 E 6TH ST  
BEAUMONT, CA 92223  
(951) 769-8520

-----  
DATE : 5/26/2022 11:13 AM  
OPER : RCC  
TKBY : RCC  
TERM : 19  
REC# : R01241230  
=====

131.0000 CUSTOMER 13306.69  
DEPOSITS - PUBLIC WORKS  
PW2021-0736 13306.69

Paid By:PW2021-0736  
4-Credit Card 13306.69AUTH:054355

-----  
APPLIED 13306.69  
TENDERED 13306.69  
-----  
CHANGE 0.00  
-----

Cardmember acknowledges receipt of goods  
and/or services in the amount of the  
total shown hereon and agrees to perform  
the obligations set forth by the  
cardmember's agreement with the user.

X\_\_\_\_\_

XXXXXXXXXXXX7669  
Entry Mode: MANUAL  
CVM:

**RE: PW2021-0736 Parcel Map No. 38090 - Mylar PDF for Dept. Approval**

Sara Retmier <sretmier@beaumontca.gov>

Wed 6/1/2022 8:52 AM

To: Richard Godsey <rgodsey@beaumontca.gov>

I have no objections.

---

**From:** Richard Godsey <rgodsey@beaumontca.gov>

**Sent:** Wednesday, June 01, 2022 8:00 AM

**To:** Sara Retmier <sretmier@beaumontca.gov>; Kylie Tillema <ktillema@beaumontca.gov>; Carole Kendrick <CKendrick@beaumontca.gov>; Christina Taylor <Ctaylor@beaumontca.gov>

**Cc:** Suzanne Foxworth <SFoxworth@beaumontca.gov>

**Subject:** PW2021-0736 Parcel Map No. 38090 - Mylar PDF for Dept. Approval

Good morning all,

Please see the attached mylar pdf for the subject Parcel Map. Please provide respective department approvals/denials in email response.

Thank you,

*Richard Godsey*

*Public Works Permit Technician*

City of Beaumont

550 E. 6th Street, Beaumont, Ca 92223

Desk (951) 769-8520 | Fax (951) 769-8526

[BeaumontCa.gov](http://BeaumontCa.gov)

[Facebook](#) | [Twitter](#) | [Instagram](#) | [YouTube](#)



**RE: PW2021-0736 Parcel Map No. 38090 - Mylar PDF for Dept. Approval**

Carole Kendrick <CKendrick@beaumontca.gov>

Fri 6/3/2022 10:38 AM

To: Richard Godsey <rgodsey@beaumontca.gov>; Sara Retmier <sretmier@beaumontca.gov>; Kylie Tillema <ktillema@beaumontca.gov>; Christina Taylor <Ctaylor@beaumontca.gov>

Cc: Suzanne Foxworth <SFoxworth@beaumontca.gov>

Planning approved.

---

**From:** Richard Godsey <rgodsey@beaumontca.gov>

**Sent:** Wednesday, June 01, 2022 8:00 AM

**To:** Sara Retmier <sretmier@beaumontca.gov>; Kylie Tillema <ktillema@beaumontca.gov>; Carole Kendrick <CKendrick@beaumontca.gov>; Christina Taylor <Ctaylor@beaumontca.gov>

**Cc:** Suzanne Foxworth <SFoxworth@beaumontca.gov>

**Subject:** PW2021-0736 Parcel Map No. 38090 - Mylar PDF for Dept. Approval

Good morning all,

Please see the attached mylar pdf for the subject Parcel Map. Please provide respective department approvals/denials in email response.

Thank you,

*Richard Godsey*

*Public Works Permit Technician*

City of Beaumont

550 E. 6th Street, Beaumont, Ca 92223

Desk (951) 769-8520 | Fax (951) 769-8526

[BeaumontCa.gov](http://BeaumontCa.gov)

[Facebook](#) | [Twitter](#) | [Instagram](#) | [YouTube](#)



#ACITYELEVATED



**RE: PW2021-0736 Parcel Map No. 38090 - Mylar PDF for Dept. Approval**

Kylie Tillema &lt;ktillema@beaumontca.gov&gt;

Wed 6/1/2022 9:30 AM

To: Richard Godsey &lt;rgodsey@beaumontca.gov&gt;; Sara Retmier &lt;sretmier@beaumontca.gov&gt;; Carole Kendrick &lt;CKendrick@beaumontca.gov&gt;; Christina Taylor &lt;Ctaylor@beaumontca.gov&gt;

Cc: Suzanne Foxworth &lt;SFoxworth@beaumontca.gov&gt;

Approved.

**Kylie Tillema**

Fire Safety Specialist/Office of the Fire Marshal

CAL FIRE/Riverside County Fire Department

*Proudly Serving the City of Beaumont*

Desk: 951-572-3225 | Main: 951-769-8529

550 E. 6th Street, Beaumont, CA 92223

[ktillema@BeaumontCA.gov](mailto:ktillema@BeaumontCA.gov) | [www.BeaumontCA.gov](http://www.BeaumontCA.gov)

---

**From:** Richard Godsey <rgodsey@beaumontca.gov>**Sent:** Wednesday, June 1, 2022 8:00 AM**To:** Sara Retmier <sretmier@beaumontca.gov>; Kylie Tillema <ktillema@beaumontca.gov>; Carole Kendrick <CKendrick@beaumontca.gov>; Christina Taylor <Ctaylor@beaumontca.gov>**Cc:** Suzanne Foxworth <SFoxworth@beaumontca.gov>**Subject:** PW2021-0736 Parcel Map No. 38090 - Mylar PDF for Dept. Approval

Good morning all,

Please see the attached mylar pdf for the subject Parcel Map. Please provide respective department approvals/denials in email response.

Thank you,

*Richard Godsey**Public Works Permit Technician*

City of Beaumont

550 E. 6th Street, Beaumont, Ca 92223

Desk (951) 769-8520 | Fax (951) 769-8526

[BeaumontCa.gov](http://BeaumontCa.gov)[Facebook](#) | [Twitter](#) | [Instagram](#) | [YouTube](#)