

ENCROACHMENT PERMIT

Pursuant to action of the City Council of the City of Riverside at its meeting of March 2, 1966 permission is hereby granted to HARDMAN, INC., a California corporation,

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

That portion of Lots 1 and 2, Block 16 of the lands of the Riverside Land and Irrigation Company as shown by map on file in Book 1, page 70 of Maps, Records of San Bernardino County, California, being described as follows:

Beginning at the most northerly corner of Lot 1 of Fagg Subdivision as shown by map on file in Book 34, page 20 of Maps, Records of Riverside County, California;

Thence N33°03'35"W 4.0 feet to a point in the southeasterly line of California Avenue (a street of variable width);

Thence N56° 16'55"E along the southeasterly line of California Avenue, 165.09 feet to its intersection with the southerly line of Arlington Avenue (a street of variable width);

Thence east along the southerly line of Arlington Avenue 617.12 feet;

Thence S0°11'27"W 7.0 feet;

Thence west, parallel with the southerly line of Arlington Avenue 620.34 feet to a point 4.0 feet at right angles to the southeasterly line of California Avenue;

Thence S56°16'55"W, parallel with the southeasterly line of California Avenue, 158.46 feet to the point of beginning.

in accordance with the terms hereof.

1. Permittee shall use and occupy the described property only in the manner and for the purposes as follows:

The property described herein has been a part of the shopping center and has been granted to the City by the Permittee. The Permittee proposes to continue the uses of said property heretofore made as part of the shopping center, including but not limited to parking, circulation of traffic, pedestrian circulation and use, use in connection with operation of service station, signs and lighting. Said uses to be continued until such time as the City of Riverside commences construction of improvements on Arlington Avenue, such as the widening of the street which will require the use of the property or a portion thereof described herein.

2. Permittee, by acceptance of the benefits hereunder, acknowledges title to the property to be in the City of Riverside and waives any right to contest the validity of the dedication or grant.

3. Permittee acknowledges that the described property is the site of a proposed or planned public improvement and that, accordingly, all rights and privileges of use permitted shall cease and expire upon notice of revocation by the City. Upon the expiration or revocation, Permittee shall within the time prescribed by the City, remove all improvements or obstructions placed, constructed or maintained by the Permittee. If the Permittee fails to abide by the removal order of the City within the time prescribed the City shall have the right to remove and destroy the improvements without reimbursement to the Permittee and the cost of such removal shall be paid by the Permittee to the City of Riverside and shall constitute a debt owed to the City of Riverside.

4. Permittee, by acceptance hereof, waives the right of claim, loss, damage or action against the City of Riverside arising out of or resulting from revocation, termination, removal of the improvements or any action of the City of Riverside, its officers, agents or employees taken in accordance with the terms hereof.

5. Finding and determination by the City Council of the City of Riverside that the Permittee, or his heirs and assigns or successors in interest, are in default of the terms hereunder shall be cause for revocation.

DATED: March 2, 1966

CITY OF RIVERSIDE, a municipal corporation

By: [Signature] Mayor

Attest: [Signature] City Clerk

The foregoing is accepted by:

HARDMAN, INC., a California corporation,

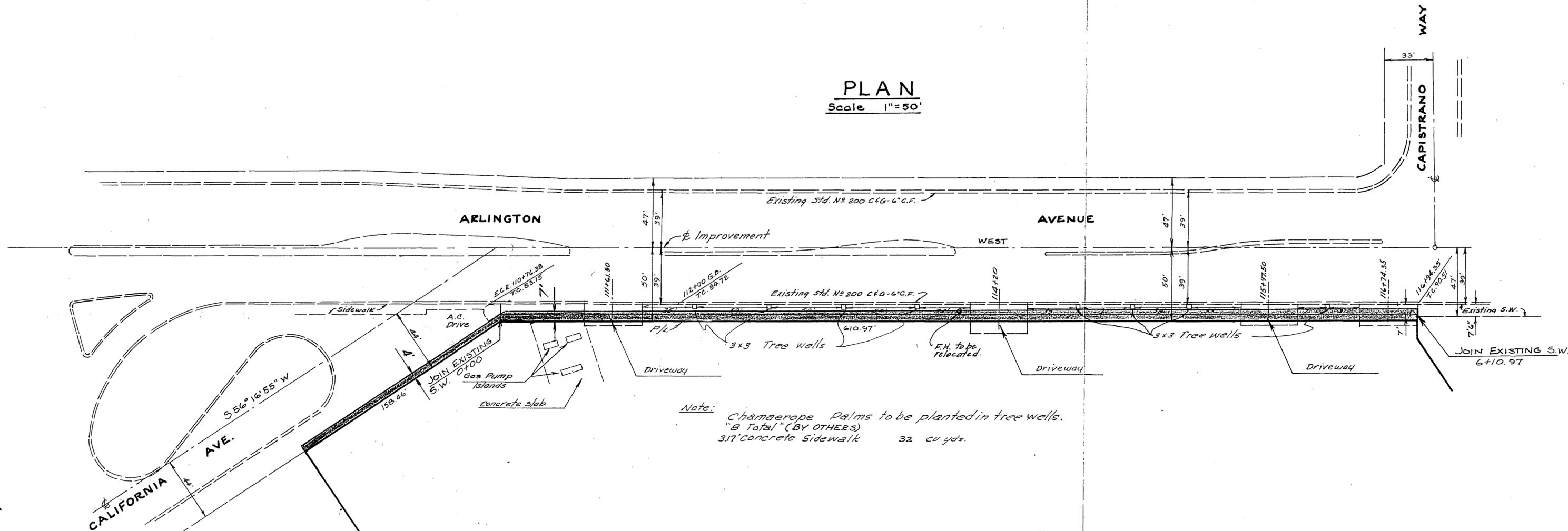
By: [Signature] President

By: [Signature] Secretary

APPROVED AS TO FORM:

[Signature]
City Attorney

PLAN
Scale 1"=50'



Note: Chamaerops Palms to be planted in tree wells.
"8 Total" (BY OTHERS)
3.17 concrete sidewalk 32 cu. yds.

Bench Mark: P.K. Nail Top S'ly Curb
Arlington Ave. 260 ± N'ly
of Streeter Ave.
Elev. 781.653 F.B. G 33/6

HUGH M. GALLAHER CIVIL ENGINEER RIVERSIDE, CALIFORNIA		R-1148	CITY OF RIVERSIDE DEPARTMENT	
Approved by <i>Hugh M. Gallaher</i> Date 2/14/66 R.C.E. No. 7304		MARK	REVISIONS	APPR. DATE
W.O. E-1096	F.B. G-14	DESIGNED BY _____	DRAWN BY _____	CHECKED BY _____
		APPROVED BY _____	BY _____	DATE _____
		OFFICE ENGINEER		
		PARK DEPARTMENT		
		TRAFFIC DIVISION		
		ASSISTANT CITY ENG.		

C
O
P
Y

April 18, 1966

Public Works Dept.			
	Initial	Info.	Action
Director			
Assistant			
Building			
Traffic			
Airport			
Off. Engr			
Cap. Proj.			
1911 Act			
Plan Chlt.			
Rt. of W			
Inspection			
Survey	EP		
Clerical			
File			

Encroachment Permits "General"

Mr. John L. Roberts
Attorney at Law
Suite 305 Law Building
3972 Main Street, P.O. Box 507
Riverside, California

Re: Encroachment Permit for
Record of Survey 803

Dear Sir:

The fully executed copy of the Encroachment Permit for
Hardman Shopping Center was sent to Mr. R. A. Hardman on
March 4, 1966.

Very truly yours,

J. F. MARTINEK
Public Works Director

By *Ernest Pintor*
ERNEST PINTOR
Surveyor

HLP:EP:vb

E-152

JOHN L. ROBERTS
 ATTORNEY AT LAW
 SUITE 305 • LAW BUILDING
 3972 MAIN ST. • P. O. BOX 507
 RIVERSIDE, CALIFORNIA
 PHONE OVERLAND 3-5631

April 12, 1966

City of Riverside
 Public Works Department
 City Hall
 Riverside, California

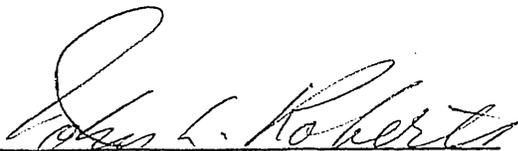
Attention Mr. William D. Gardner

Re: Record of Survey 803
 Hardman, Inc.

Dear Mr. Gardner:

Please send me the encroachment permit
 which was approved in the above entitled matter.

Yours very truly,


 John L. Roberts

JLR:MW

*Sent to Mr. RA. Hardman on
 3-4-66
 3-2-66*

RECEIVED
 APR 13 1966
 DEPT. OF PUBLIC WORKS

Public Works Dept.			
	Initial	Info.	Action
Director			
Assistant	<i>[Signature]</i>		
Building			
Traffic			
Airport			
Off. Engr.	<i>[Signature]</i>		
Can. Proj.			
1911 Act			
Plan Chg.			
Rt. of W.	<i>RP</i>		
Inspection			
Survey	<i>[Signature]</i>		
Clerical			
File			

E-152

E-152
 Encroachment Permits
 General

C
O
P
Y

March 4, 1966

Mr. R. A. Hardman
5164 Arlington Avenue
Riverside, California

Public Works Dept.			
	Initial	Info.	Action
Director			
Assistant			
Building			
Traffic			
Airport			
Off. Engr.			
Cap. Proj.			
1911 Act.			
Plan Chk.			
Rt. of W.	<i>HLP</i>		
Inspection			
Survey	<i>EP</i>		
Clerical			
File			<input checked="" type="checkbox"/>

Gentlemen:

*Encroachment Permits
"General"*

Enclosed for your files is a fully executed copy of the Encroachment Permit as authorized by City Council on March 2, 1966 for usage of a portion of street right of way in connection with your shopping center.

Yours Very truly

J. F. MARTINEK
Public Works Director

By *Ernest Pintor*
ERNEST PINTOR
Surveyor

HLP:EP:nc

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