

EXHIBIT NO. 1

THE DOCUMENTS INCLUDED IN THIS EXHIBIT, WHICH ARE PORTIONS OF AN UNRECORDED AGREEMENT BETWEEN THE CITY OF RIVERSIDE AND THE MISSION CARLEY GROUP, WERE PROVIDED TO J. F. DAVIDSON ASSOCIATES, INC. BY THE REDEVELOPMENT AGENCY OF THE CITY OF RIVERSIDE. THEY ARE INCLUDED IN THE A.L.T.A. SURVEY AT THE REQUEST OF CHEMICAL BANK, FOR INFORMATIONAL PURPOSES ONLY.

J.F.D. FILE NO.85-8740

E-977

ATTACHMENT NO. 15

Diagram and Legal Description

of

Sixth Street Bridge



 *Indicates item number as shown  
on map of A.L.T.A. Survey.*



LEGAL DESCRIPTION TO SIXTH STREET BRIDGE

All rights, title and interest to that certain bridge running northerly and southerly across Sixth Street between Main Street and Orange Street in the City of Riverside, more fully described as:

All those portions of the herein described property which lie between the vertical space with the bottom plane having elevations as described below and the top plane having an elevation of 885.00 feet, U.S. Coast and Geodetic Sea Level Datum of 1929, through the medium of the City of Riverside precise level net on file in the office of the City Surveyor. Bench Mark reference for this description is a U.S.C. & G.S. 3½" diameter Brass Cap set in the concrete entrance landing of the Riverside Municipal Museum, 75 feet ± southwesterly of the centerline of Seventh Street and 125 feet ± southeasterly of the centerline of Orange Street, stamped "Z-1, 1906, Reset 1964", having an elevation of 857.615 feet.

Commencing at the most southerly corner of Block 5, Range 6 of the Town of Riverside, as shown by map on file in Book 7 of Maps at Page 17 thereof, Records of San Bernardino County, California.

Thence North 60°56'34" West along the southwesterly line of said Block 5, also being the northeasterly line of Sixth Street (66.00 feet wide), a distance of 173.00 feet to the Point of Beginning, said point being in the building commonly known as the Mission Inn Annex at an elevation of 863.75 feet;

Thence continuing North 60°56'34" West along the southwesterly line of said Block 5, in the Mission Inn Annex, a distance of 14.00 feet at an elevation of 863.75 feet;

Thence South 29°03'26" West, a distance of 17.00 feet at an elevation of 863.75 feet to Point "A";

Thence continuing South 29°03'26" West, a distance of 6.00 feet to Point "B", said Point having an elevation of 868.75 feet;

Thence continuing South 29°03'26" West, a distance of 20.00 feet at an elevation of 868.75 feet to Point "C";

Thence continuing South 29°03'26" West, a distance of 5.00 feet to Point "D", said point having an elevation of 866.00 feet;

Thence continuing South 29°03'26" West, a distance of 18.00 feet at an elevation of 866.00 feet to the northeasterly line of Block 6, Range 6, also being the southwesterly line of Sixth Street (66.00 feet wide), said line being in the building commonly known as the Mission Inn;

Thence South  $60^{\circ}56'34''$  East along said northeasterly line of Block 6, Range 6, in the Mission Inn, a distance of 14.00 feet at an elevation of 866.00 feet;

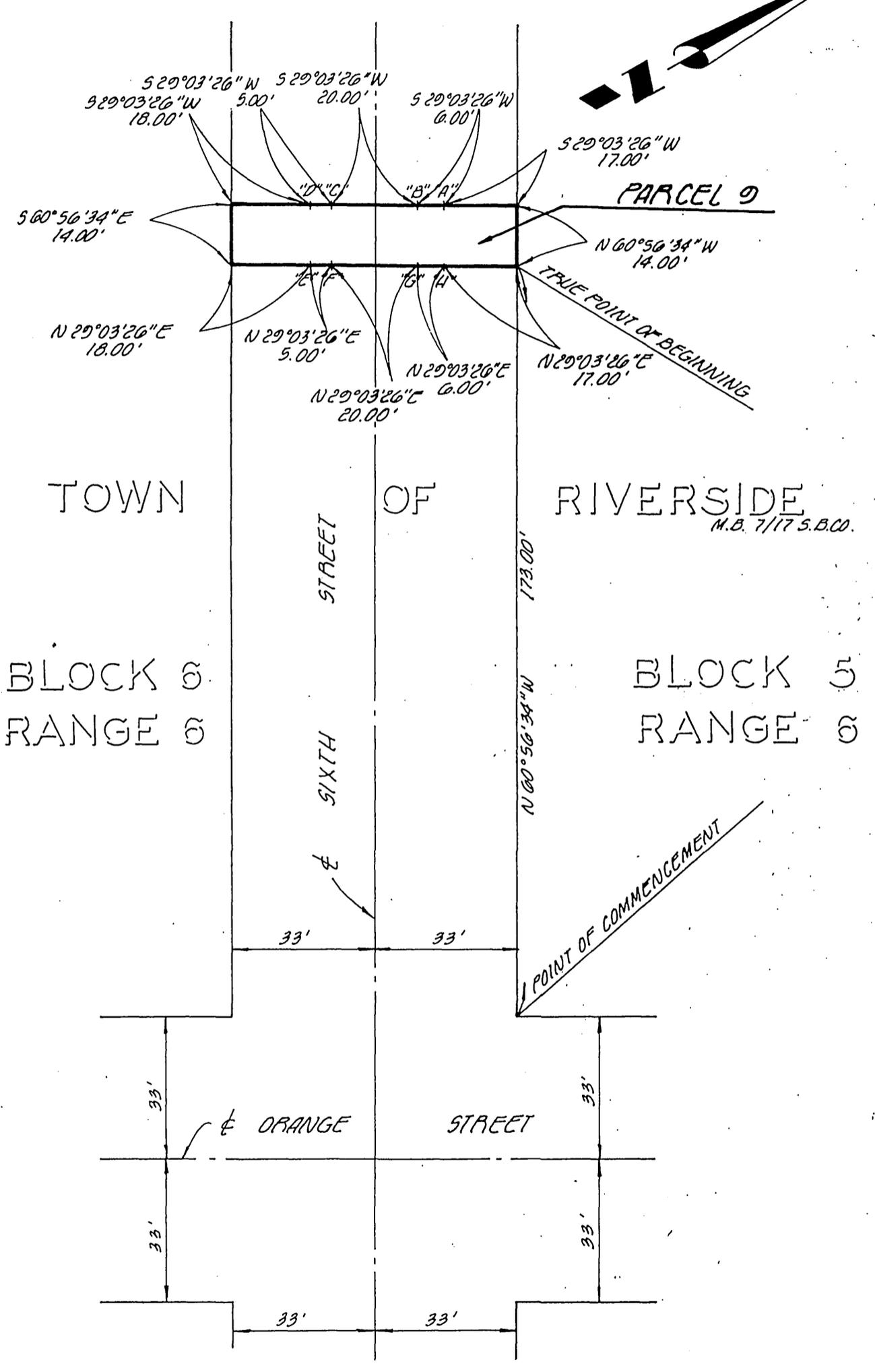
Thence North  $29^{\circ}03'26''$  East, a distance of 18.00 feet at an elevation of 866.00 feet to Point "E";

Thence continuing North  $29^{\circ}03'26''$  East, a distance of 5.00 feet to Point "F", said point having an elevation of 868.75 feet;

Thence continuing North  $29^{\circ}03'26''$  East, a distance of 20.00 feet at an elevation of 868.75 feet to Point "G";

Thence continuing North  $29^{\circ}03'26''$  East, a distance of 6.00 feet to Point having an elevation of 863.75 feet;

Thence continuing North  $29^{\circ}03'26''$  East, a distance of 17.00 feet at an elevation of 863.75 feet to the Point of Beginning.



TOWN OF RIVERSIDE M.B. 7/17 S.B.CO.

BLOCK 5  
RANGE 6

BLOCK 5  
RANGE 6

• CITY OF RIVERSIDE, CALIFORNIA •

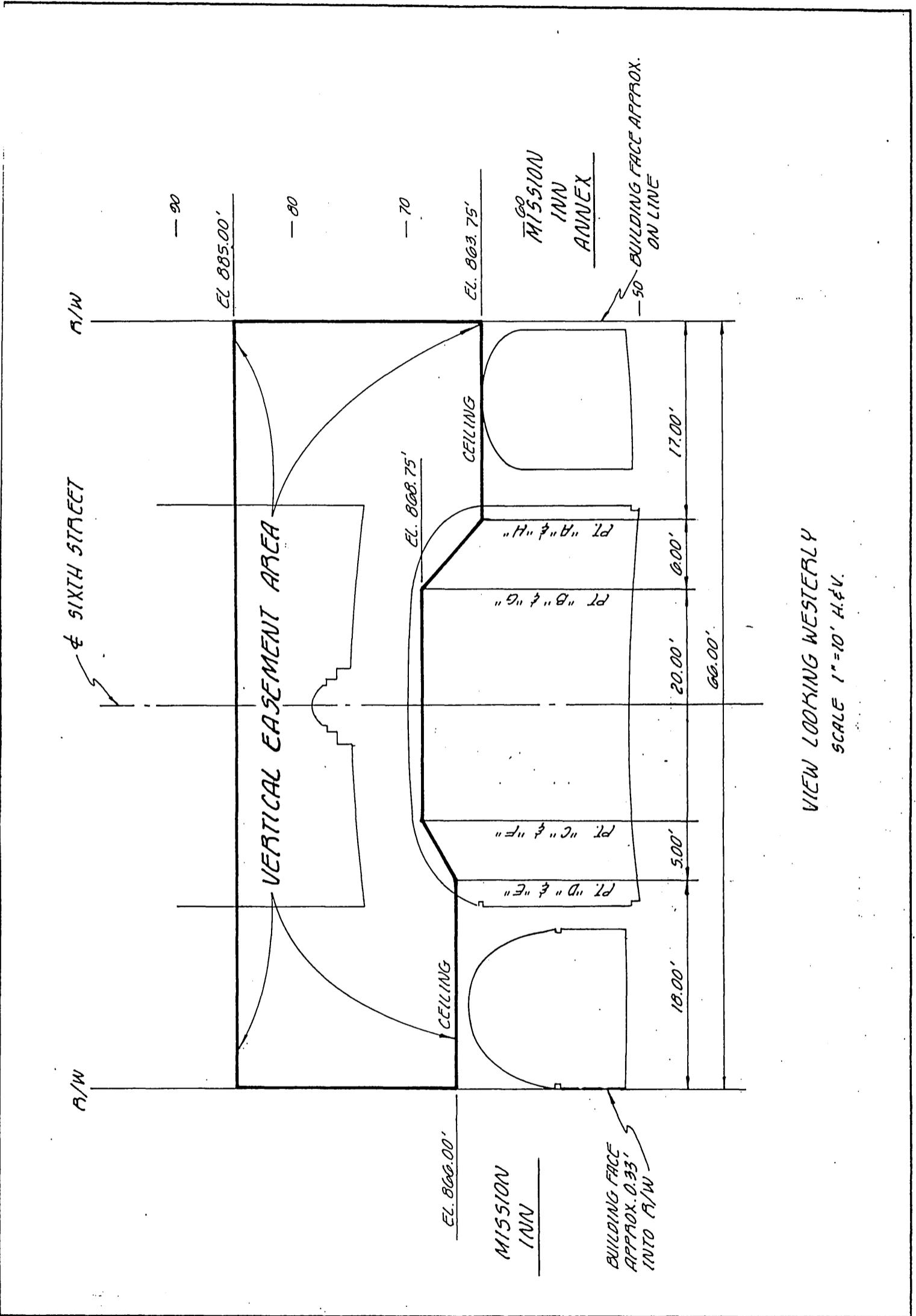
THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 2

SCALE: 1" = 30'

DRAWN BY C.R. DATE 2/21/80

SUBJECT SIXTH STREET BRIDGE



VIEW LOOKING WESTERLY  
 SCALE 1" = 10' H.F.V.

• CITY OF RIVERSIDE, CALIFORNIA •

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SHEET 2 OF 2

SCALE: 1" = 10'

DRAWN BY C.P. DATE 2/21/80

SUBJECT SIXTH STREET BRIDGE

ATTACHMENT NO. 18

Easements for Equipment in  
and  
Access Tunnel  
to  
Mission Inn Annex



 Indicates item number as shown  
on map of A.L.T.A. Survey.

WHEN RECORDED MAIL TO:

Redevelopment Agency of the  
City of Riverside, California  
City Hall, 3900 Main Street  
Riverside, California 92522

FREE RECORDING:

This instrument is for the benefit  
of the Redevelopment Agency of the  
City of Riverside, and is entitled  
to be recorded without fee.  
(Government Code 6103)

FOR RECORDER'S OFFICE USE ONLY



E A S E M E N T

THE REDEVELOPMENT AGENCY OF THE CITY OF RIVERSIDE, CALIFORNIA, a public body corporate and politic, its successors and assigns, hereby grants to the CARLEY CAPITAL GROUP, a Wisconsin Partnership, a perpetual, exclusive easement and right-of-way in, under, upon over and along that certain real property situated in the City of Riverside, County of Riverside State of California, described as follows:

Beginning at the most Southwesterly corner of Block 5, Range 6 of the Town of Riverside as shown by map on file in Book 7 of Maps at Page 17, Records of San Bernardino County, California.

Thence N. 29° 02' 03" E  
91.00 feet

Thence S 60° 55' 43" E  
74.36 feet to the point of True Beginning:

Thence N 29° 08' 45" E  
35.22 feet

Thence S 60° 55' 01" E  
81.11 feet

Thence S 29° 00' 58" W  
56.00 feet

Thence N 60° 55' 01" W  
50.12 feet

Thence N 29° 00' 58" E  
20.78 feet

ATTACHMENT NO. 18

Thence N 60° 55' 43" W  
30.99 feet to the point of True Beginning for the purpose of  
accessing, maintaining, substituting, expanding, and replacing the heating,  
ventilation and air conditioning system.

DATED: \_\_\_\_\_

REDEVELOPMENT AGENCY OF THE  
CITY OF RIVERSIDE, CALIFORNIA

By: \_\_\_\_\_  
ROBERT E. BOWERS, Chairman

By: \_\_\_\_\_  
BOB HILL, Secretary

ATTACHMENT NO. 18

STATE OF CALIFORNIA        )  
                                  ) SS  
COUNTY OF RIVERSIDE        )

On \_\_\_\_\_, before me, the undersigned, a Notary Public in and for said State, personally appeared Robert E. Bowers and Bob Hill, known to me to be the Chairman and Secretary, respectively of the Redevelopment Agency of the City of Riverside, California, the Public Agency that executed the within Instrument, known to me to be the person(s) who executed the within Instrument on behalf of the Public Agency therein named, and acknowledged to me that such Public Agency executed the same.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public In and For Said State

ATTACHMENT NO. 18

WHEN RECORDED MAIL TO:

Redevelopment Agency of the  
City of Riverside, California  
City Hall, 3900 Main Street  
Riverside, California 92522

FREE RECORDING:

This instrument is for the benefit  
of the Redevelopment Agency of the  
City of Riverside, and is entitled  
to be recorded without fee.  
(Government Code 6103)

FOR RECORDER'S OFFICE USE ONLY



E A S E M E N T

THE REDEVELOPMENT AGENCY OF THE CITY OF RIVERSIDE, CALIFORNIA, a public  
body corporate and politic, its successors and assigns, hereby grants to the  
CARLEY CAPITAL GROUP, a Wisconsin Partnership, a perpetual, exclusive easement  
for ingress and egress through certain real property situated in the City of  
Riverside, County of Riverside, State of California, described as follows:

Beginning at the most Southwesterly corner of Block 5, Range 6 of the  
Town of Riverside as shown by map on file in Book 7 of Maps at Page 17,  
Records of San Bernardino County, California.

Thence S 60° 56' 34" E  
155.48 feet to the Point of True Beginning

Thence N 29° 00' 58" E  
126.16 feet

Thence S 60° 55' 01" E  
10 feet

Thence S 29° 00' 58" W  
126.16 feet

Thence N 60° 56' 34" W  
10 feet to the point of True Beginning for the purpose of  
accessing, maintaining, substituting, expanding, and replacing the heating,  
ventilation and air conditioning system.

DATED: \_\_\_\_\_

REDEVELOPMENT AGENCY OF THE  
CITY OF RIVERSIDE, CALIFORNIA

By: \_\_\_\_\_  
ROBERT E. BOWERS, Chairman

By: \_\_\_\_\_  
BOB HILL, Secretary

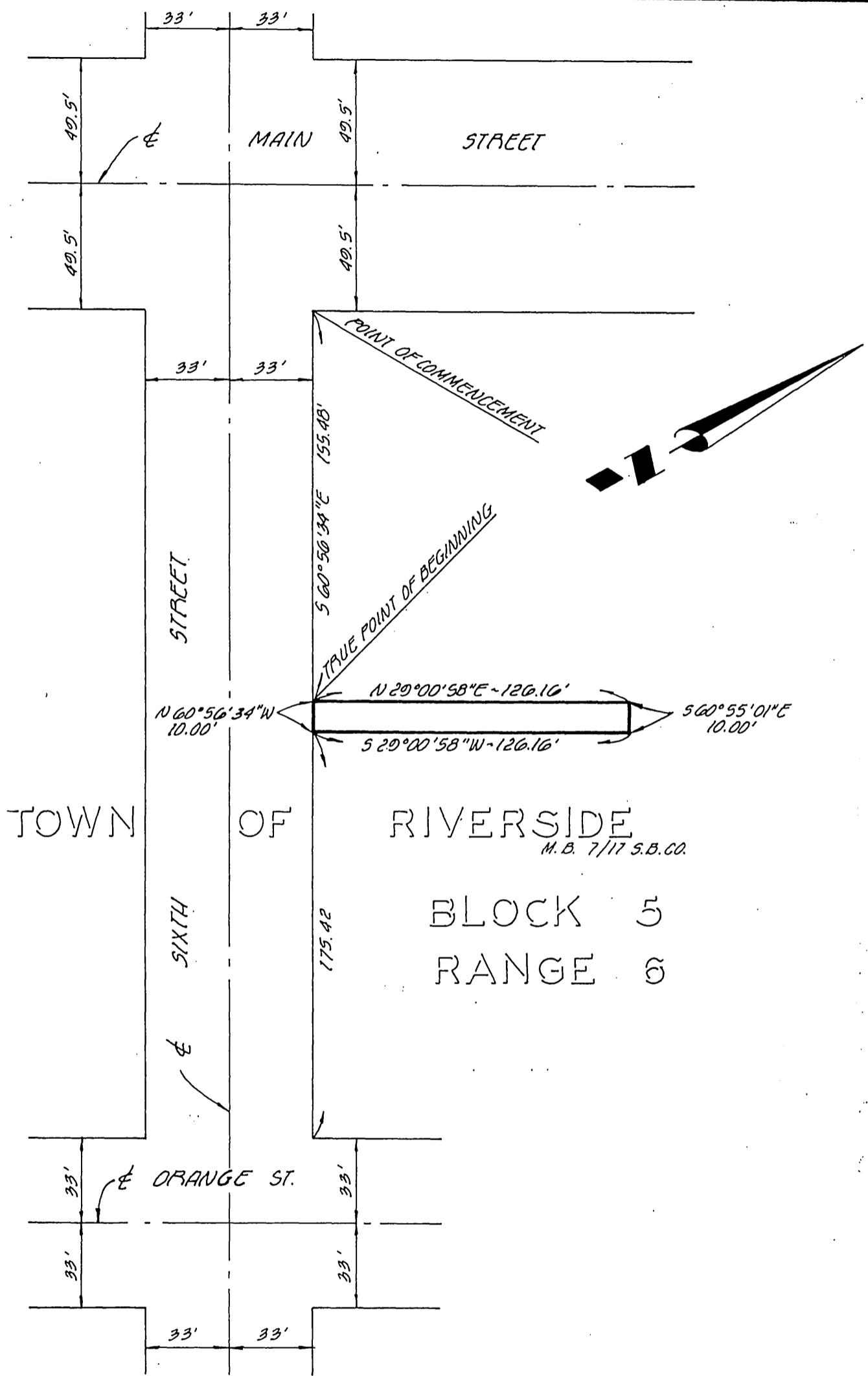
ATTACHMENT NO. 18

STATE OF CALIFORNIA        )  
                                  ) SS  
COUNTY OF RIVERSIDE        )

On \_\_\_\_\_, before me, the undersigned, a Notary Public in and for said State, personally appeared Robert E. Bowers and Bob Hill, known to me to be the Chairman and Secretary, respectively of the Redevelopment Agency of the City of Riverside, California, the Public Agency that executed the within Instrument, known to me to be the person(s) who executed the within Instrument on behalf of the Public Agency therein named, and acknowledged to me that such Public Agency executed the same.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public In and For Said State



TOWN OF RIVERSIDE  
 BLOCK 5  
 RANGE 6  
 M.B. 7/17 S.B.CO.

• CITY OF RIVERSIDE, CALIFORNIA •

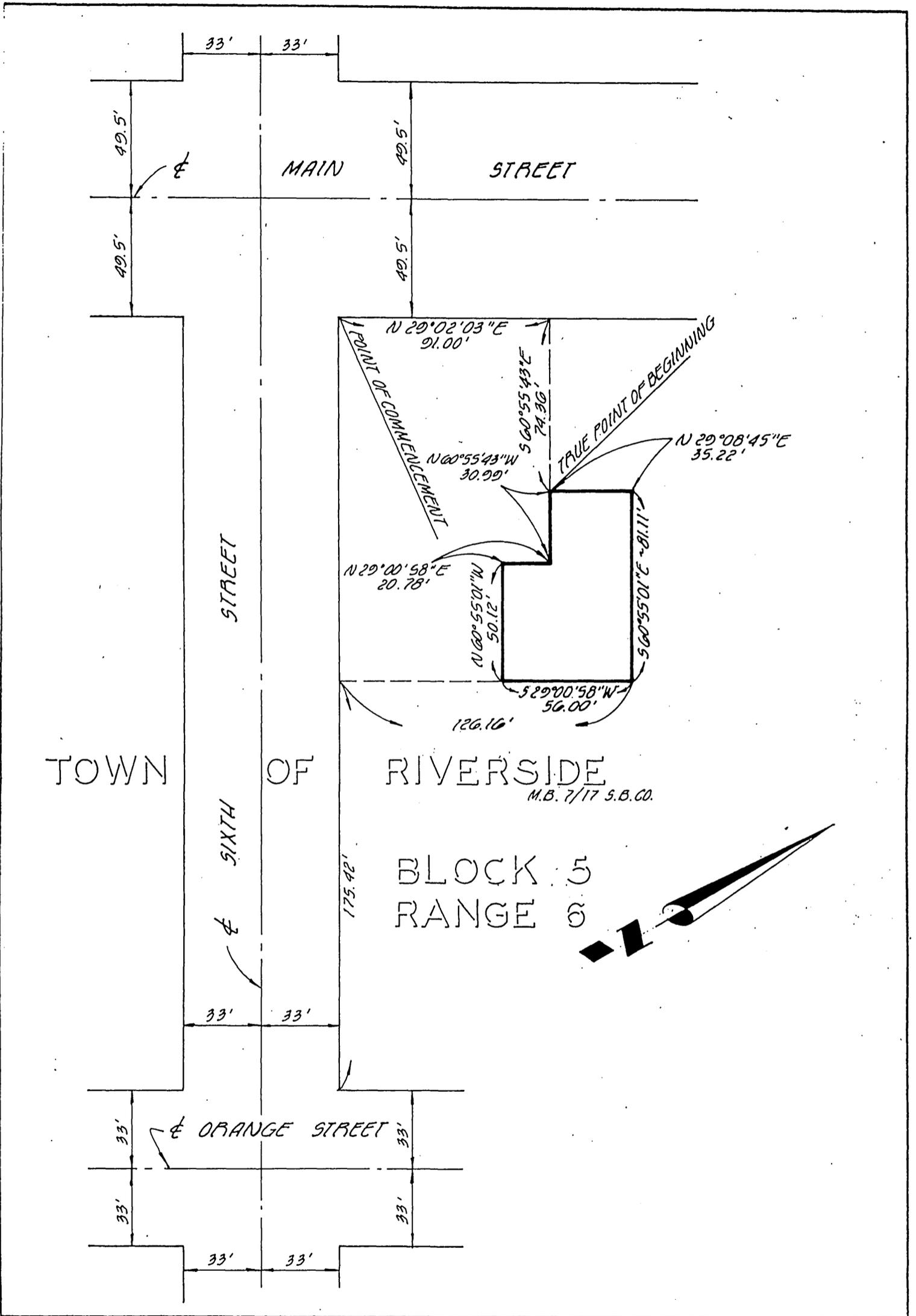
THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 1

SCALE: 1" = 50'

DRAWN BY CR. DATE 2/21/86

SUBJECT \_\_\_\_\_



• CITY OF RIVERSIDE, CALIFORNIA •

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SHEET 1 OF 1

SCALE: 1" = 50'

DRAWN BY C.R. DATE 2/21/86

SUBJECT \_\_\_\_\_

ATTACHMENT NO. 21

Description of Tunnel within Property Lines of Sixth Street



 Indicates item number as shown  
on map of A.L.T.A. Survey.

July 31, 1985



THE CARLEY GROUP  
SIXTH STREET TUNNEL



That portion of Sixth Street adjacent to Block 5 Range 6, and Block 6 Range 6 of Town of Riverside, as shown by map on file in Book 7 of Maps at page 17 thereof, Records of San Bernardino County, California, lying in a vertical space, the top plane of which terminates at the bottom of the structural elements of the surface improvements of said Sixth Street, and the bottom plane of said space having an elevation of 833.50 feet, U.S. Coast and Geodetic Sea Level Datum of 1929, through the medium of the City of Riverside, precise level network on file in the Office of the City Surveyor. The local benchmark reference of this description is a U.S.C. & G.S. 3-1/2" diameter brass cap set in the concrete entrance landing of the Riverside Municipal Museum, 75.00 feet more or less Southwesterly of the centerline of Seventh Street, and 125 feet more or less Southeasterly of the centerline of Orange Street, stamped "2-1, 1906, Reset 1964", having an elevation of 857.615 feet, said portion of Sixth Street being described as follows:

Commencing at the most Southerly corner of said Block 5 Range 6;

Thence N.60°56'34"W. along the Southwesterly line of said Block 5 Range 6, also being the Northeasterly line of said Sixth Street, a distance of 175.42 feet to the true point of beginning;

Thence S.29°00'58"W., a distance of 49.50 feet to a line parallel with and 16.50 feet Northeasterly, measured at right angles from the Northeasterly line of said Block 6 Range 6, also being the Southwesterly line of said Sixth Street;

Thence S.60°56'34"E. along said parallel line, a distance of 15.00 feet;

Thence N.29°00'58"E., a distance of 16.50 feet to the centerline of said Sixth Street;

Thence N.60°56'34"W. along said centerline, a distance of 5.00

**J. F. DAVIDSON ASSOCIATES**

CIVIL ENGINEERING • PLANNING • SURVEYING • ENVIRONMENTAL ANALYSIS

□ TENTH STREET • PO BOX 493 • RIVERSIDE, CALIFORNIA 92502  
□ 11200 S MT VERNON AVE SUITE "D" • COLTON, CALIFORNIA 92324

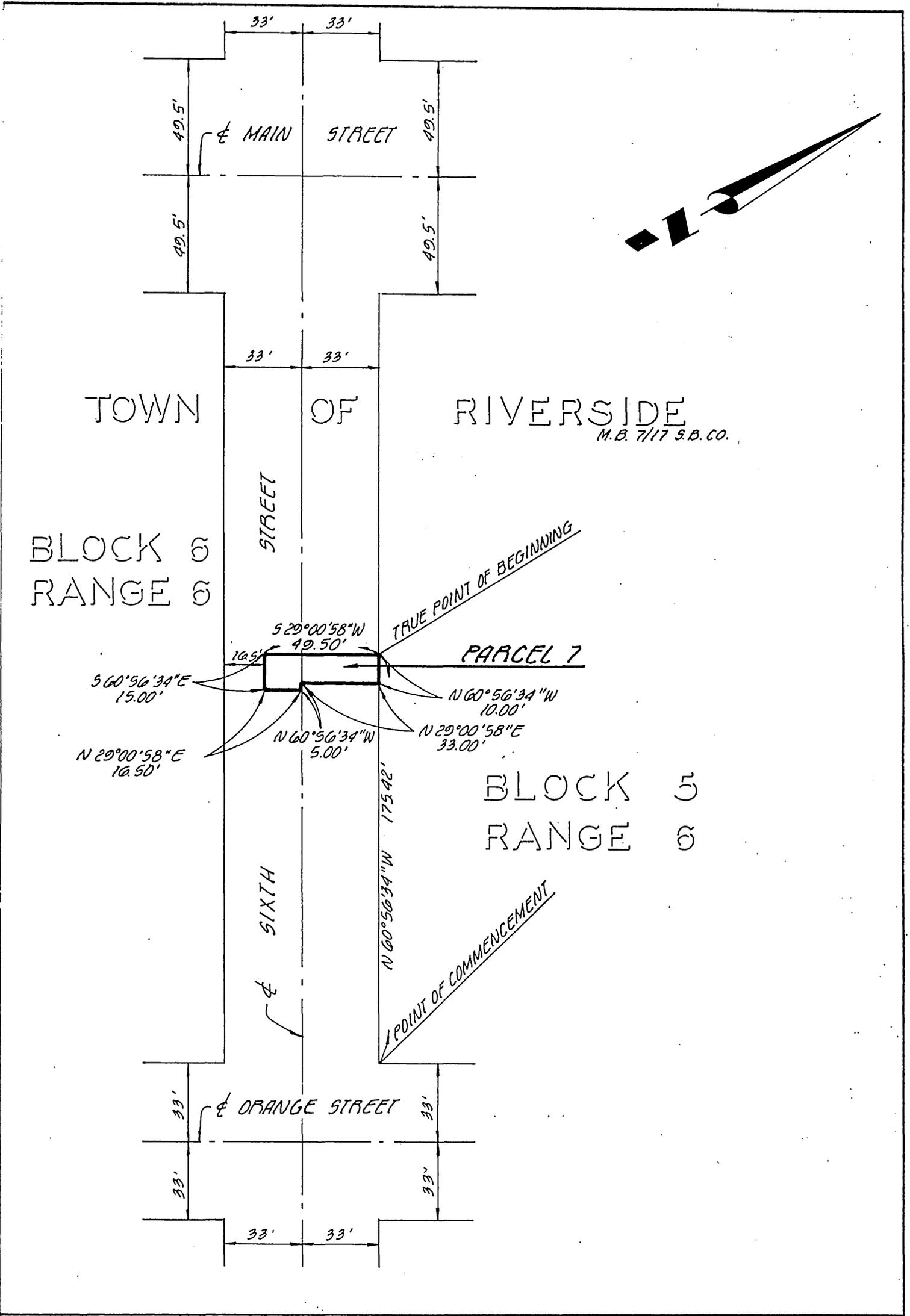
(714) 686-0844  
(714) 825-1082

feet;

Thence N.29°00'58"E., a distance of 33.00 feet to the South-westerly line of said Block 5 Range 6, also being the Northeasterly line of said Sixth Street;

Thence N.60°56'34"W. along said line, a distance of 10.00 feet to the True Point of Beginning.

DK/MC/nb



• CITY OF RIVERSIDE, CALIFORNIA •

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SHEET 1 OF 1

SCALE: 1" = 50'

DRAWN BY C.R. DATE 2/21/86

SUBJECT SIXTH STREET TUNNEL

ATTACHMENT NO. 22

Descriptions of Encroachments over Sidewalks adjacent to the Mission Inn and  
also the Mission Inn Annex

2

3

4

5

6



*Indicates item number as shown  
on map of A.L.T.A. Survey.*



W.O. 85-8740

July 26, 1985



THE CARLEY GROUP  
ORANGE STREET

That portion of Orange Street, adjacent to Block 6 Range 6, as shown on the Town of Riverside by Map on file in Book 7 of Maps, at page 17 thereof, Records of San Bernardino County, California, described as follows:

Beginning at the most Southerly corner of said Block 6 Range 6;

Thence N.29°01'51"E. along the Southeasterly line of said Block 6 Range 6, also being the Northwesterly line of said Orange Street, a distance of 330.77 feet to the most Easterly corner of said Block 6 Range 6;

Thence S.60°56'34"E. along the Southeasterly prolongation of the North-easterly line of said Block 6 Range 6, a distance of 14.00 feet to a line parallel with and 14.00 feet Southeasterly, measured at right angles from the Southeasterly line of said Block 6 Range 6;

Thence S.29°01'51"W. along said parallel line, a distance of 330.77 feet to the Southeasterly prolongation of the Southwesterly line of said Block 6 Range 6;

Thence N.60°56'34"W. along said prolongation, a distance of 14.00 feet to the point of beginning.

MC/DK/lp

**J. F. DAVIDSON ASSOCIATES**

**CIVIL ENGINEERING ■ PLANNING ■ SURVEYING ■ ENVIRONMENTAL ANALYSIS**

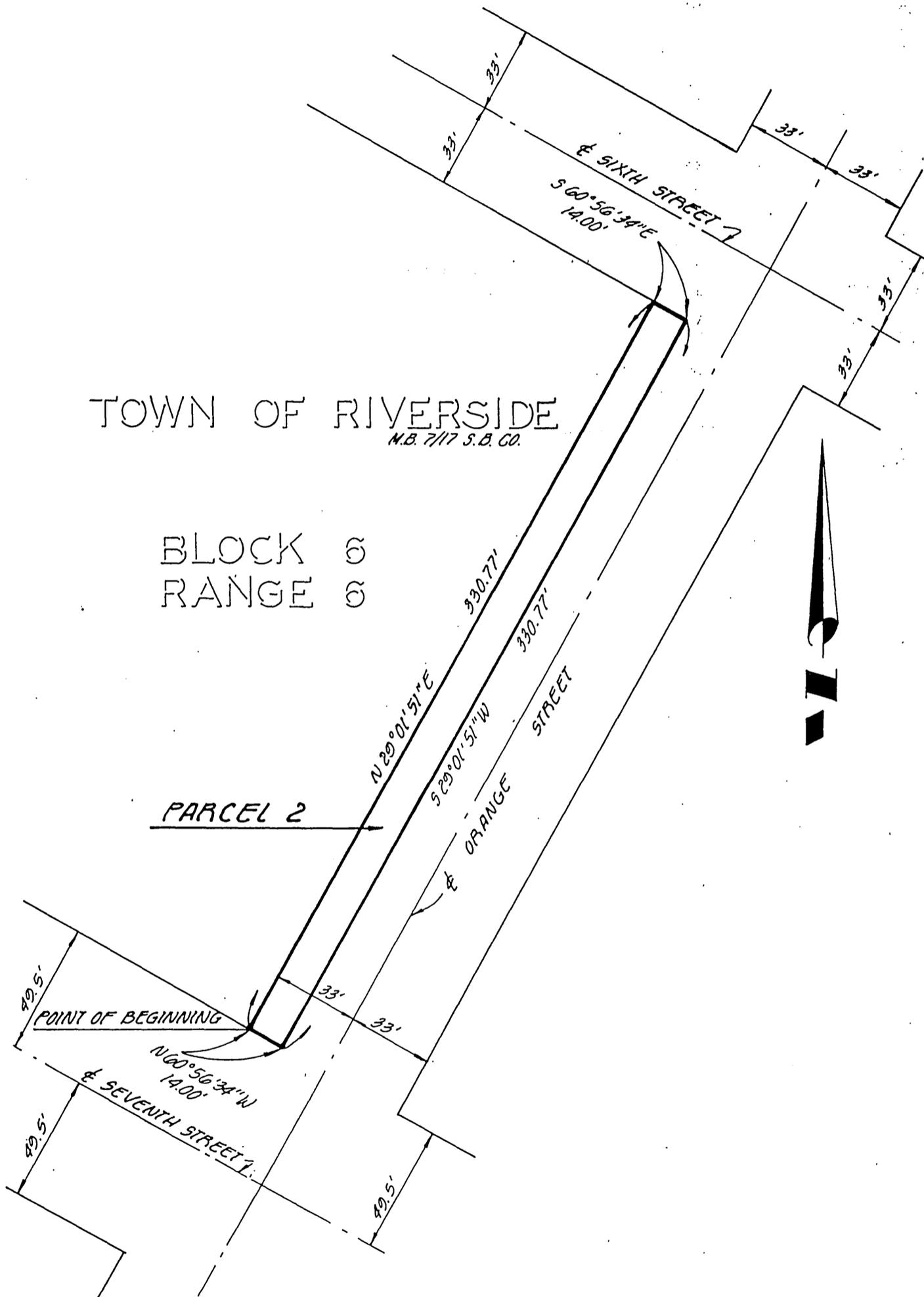
1326 TENTH STREET • PO BOX 493 • RIVERSIDE CALIFORNIA 92502  
11240 S MI VERNON AVE. SUITE D • COLTON CALIFORNIA 92324  
PO BOX 157 • TEMECULA CALIFORNIA 92390  
1000 EL PASO SUITE 103 • PALM DESERT CA 92260

(714) 686-0844  
(714) 825-1082  
(714) 675-5135  
(619) 336-5891

TOWN OF RIVERSIDE  
M.B. 7/17 S.B. CO.

BLOCK 6  
RANGE 6

PARCEL 2



• CITY OF RIVERSIDE, CALIFORNIA •

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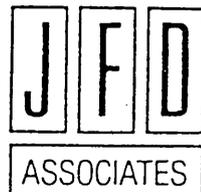
SHEET 1 OF 1

SCALE: 1" = 50'

DRAWN BY C.F. DATE 2/20/86

SUBJECT ORANGE STREET

July 26, 1985



W.O. 85-8740



THE CARLEY GROUP

MAIN STREET

That portion of Main Street, adjacent to Block 6 Range 6, as shown on the Town of Riverside by Map on file in Book 7 of Maps, at page 17 thereof, Records of San Bernardino County, California, described as follows:

Beginning at the most Northerly corner of said Block 6 Range 6;

Thence S.29°01'52"W. along the Northwesterly line of said Block 6 Range 6, also being the Southeasterly line of said Main Street, a distance of 330.77 feet to the most Westerly corner of said Block 6 Range 6;

Thence N.60°56'34"W. along the Northwesterly prolongation of the Southwesterly line of said Block 6 Range 6, a distance of 4.00 feet to a line parallel with and 4.00 feet Northwesterly, measured at right angles from the Northwesterly line of said Block 6 Range 6;

Thence N.29°01'52"E. along said parallel line, a distance of 214.77 feet;

Thence N.60°58'08"W., a distance of 15.00 feet to a line parallel with and 19.00 feet Northwesterly, measured at right angles from the Northwesterly line of said Block 6 Range 6;

Thence N.29°01'52"E. along said parallel line, a distance of 101.00 feet;

Thence N.60°58'08"W., a distance of 2.00 feet to a line parallel with and 21.00 feet Northwesterly, measured at right angles from the Northwesterly line of said Block 6 Range 6;

Thence N.29°01'52"E. along said parallel line, a distance of 15.01 feet to the Northwesterly prolongation of the Northeasterly line of said Block 6 Range 6;

Thence S.60°56'34"E. along said prolongation, a distance of 21.00 feet to the point of beginning.

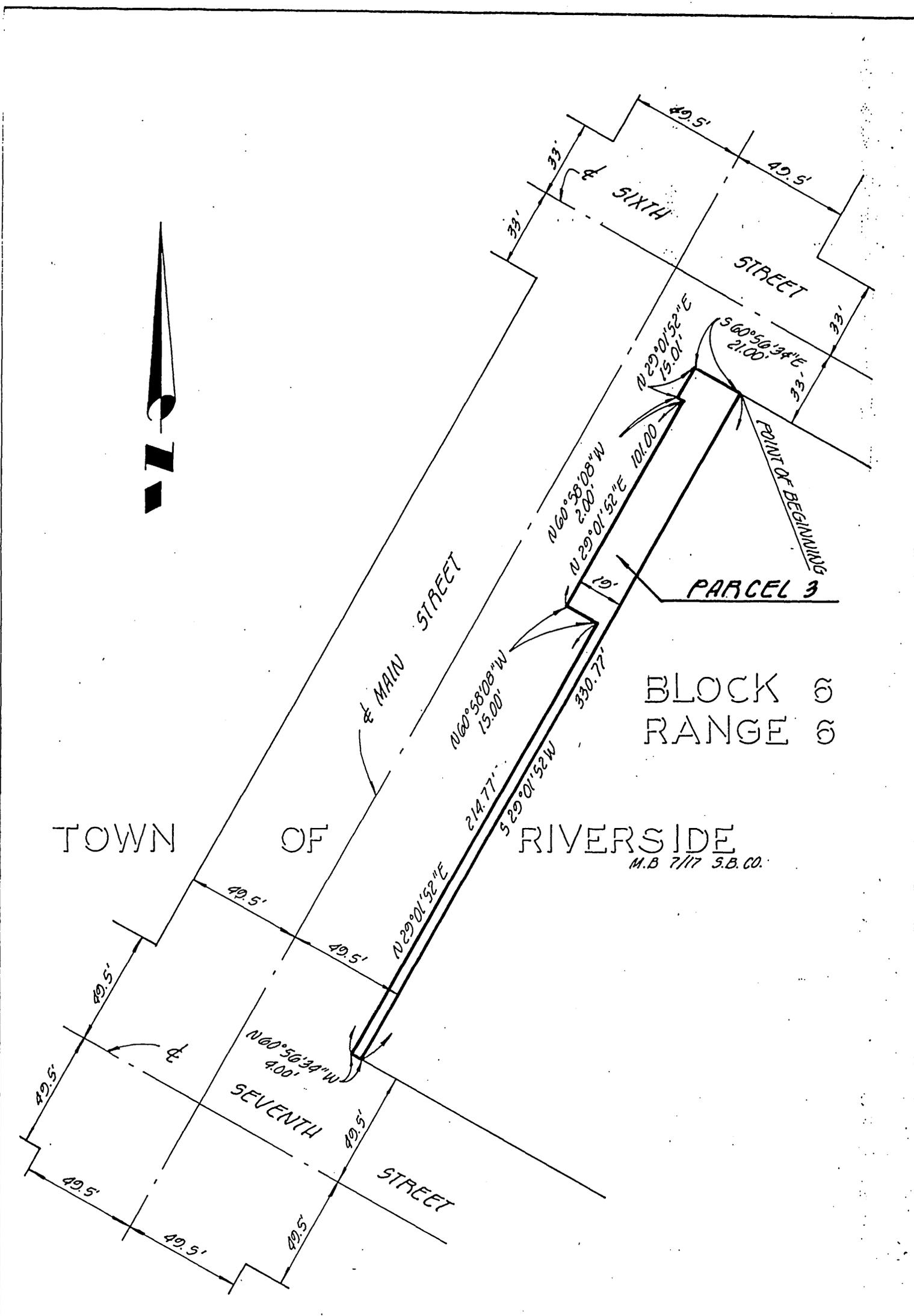
MC/DK/lp

**J.F. DAVIDSON ASSOCIATES**

CIVIL ENGINEERING ■ PLANNING ■ SURVEYING ■ ENVIRONMENTAL ANALYSIS

1426 TENTH STREET • PO BOX 493 • RIVERSIDE CALIFORNIA 92502  
11200 S MI VERNON AVE SUITE "D" • COLTON CALIFORNIA 92324  
PO BOX 157 • TEMECULA CALIFORNIA 92390  
11000 GIL BAKER SUITE 103 • PALM DESERT CA 92260

(714) 956-0844  
(714) 956-1082  
(714) 956-5315  
(714) 956-1581



TOWN

OF

RIVERSIDE

M.B 7/17 S.B. CO.

BLOCK 3  
RANGE 3

• CITY OF RIVERSIDE, CALIFORNIA •

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 1

SCALE: 1" = 50'

DRAWN BY C.R. DATE 2/20/86

SUBJECT MAIN STREET (PEDESTRIAN MALL)



ASSOCIATES

W.O. 85-8740

July 26, 1985



THE CARLEY GROUP

SEVENTH STREET

That portion of Seventh Street, Main Street and Orange Street, adjacent to Block 6 Range 6, as shown on the Town of Riverside by map on file in Book 7 of Maps, at page 17 thereof, Records of San Bernardino County, California, described as follows:

Beginning at the most Westerly corner of said Block 6 Range 6;

Thence S.60°56'34"E. along the Southwesterly line of said Block 6 Range 6, also being the Northeasterly line of said Seventh Street, a distance of 330.99 feet to the most Southerly corner of said Block 6 Range 6;

Thence continuing S.60°56'34"E. along the Southeasterly prolongation of the Southwesterly line of said Block 6 Range 6, a distance of 14.00 feet to a line parallel with and 14.00 feet Southeasterly, measured at right angles from the Southeasterly line of said Block 6 Range 6, also being the Northwesterly line of said Orange Street;

Thence S.29°01'51"W. along said parallel line, a distance of 5.99 feet;

Thence Southwesterly and Northwesterly on a curve concave Northerly, having a radius of 14.00 feet, through an angle of 90°01'35", an arc length of 22.00 feet;

Thence S.29°03'26"W., a distance of 1.00 feet to a line parallel with and 21.00 feet Southwesterly, measured at right angles from the Southwesterly line of said Block 6 Range 6;

Thence N.60°56'34"W. along said parallel line, a distance 334.99 feet to a line parallel with and 4.00 feet Northwesterly, measured at right angles from the Northwesterly line of said Block 6 Range 6, also being the Southeasterly line of said Main Street;

**J.F. DAVIDSON ASSOCIATES**

**CIVIL ENGINEERING ■ PLANNING ■ SURVEYING ■ ENVIRONMENTAL ANALYSIS**

13426 TENTH STREET • PO BOX 493 • RIVERSIDE CALIFORNIA 92502  
11200 S MI VERNON AVE. SUITE 'D' • COLTON CALIFORNIA 92324  
PO BOX 157 • TEMECULA CALIFORNIA 92390  
73000 EL PASO SUITE 103 • PALM DESERT, CA 92260

(714) 686-0844  
(714) 825-1082  
(714) 676-5735  
(714) 346-6501

Thence N.29°01'52"E. along said parallel line, a distance of 21.00 feet to the Northwesterly prolongation of the Southwesterly line of said Block 6 Range 6;

Thence S.60°56'34"E. along said prolongation, a distance of 4.00 feet to the point of beginning.

MC/DK/lp



July 26, 1985



THE CARLEY GROUP  
 SIXTH STREET

That portion of Sixth Street, Main Street and Orange Street, adjacent to Block 6 Range 6, as shown on the Town of Riverside by map on file in Book 7 of Maps, at page 17 thereof, Records of San Bernardino County, California, described as follows:

Beginning at the most Easterly corner of said Block 6 Range 6;

Thence N.60°56'34"W. along the Northeasterly line of said Block 6 Range 6, also being the Southwesterly line of said Sixth Street, a distance of 330.99 feet to the most Northerly corner of said Block 6 Range 6;

Thence continuing N.60°56'34"W. along the Northwesterly prolongation of the Northeasterly line of said Block 6 Range 6, a distance of 21.00 feet to a line parallel with and 21.00 feet Northwesterly, measured at right angles from the Northwesterly line of said Block 6 Range 6, also being the Southeasterly line of said Main Street;

Thence N.29°01'52"E. along said parallel line, a distance of 5.00 feet;

Thence N.74°02'39 E., a distance of 21.21 feet to a line parallel with and 20.00 feet Northeasterly, measured at right angles from the Northeasterly line of said Block 6 Range 6;

Thence S.60°56'34"E. along said parallel line, a distance of 122.00 feet;

Thence S.29°03'26"W., a distance of 3.50 feet to a line parallel with and 16.50 feet Northeasterly, measured at right angles from the Northeasterly line of said Block 6 Range 6;

Thence S.60°56'34"E. along said parallel line, a distance of 213.00 feet;

**J.F. DAVIDSON ASSOCIATES**

CIVIL ENGINEERING ■ PLANNING ■ SURVEYING ■ ENVIRONMENTAL ANALYSIS

3426 TENTH STREET • PO BOX 493 • RIVERSIDE CALIFORNIA 92502  
 11200 S MI VERNON AVE. SUITE 101 • COLTON CALIFORNIA 92324  
 PO BOX 157 • TEMECULA CALIFORNIA 92390  
 73-080 EL PASO SUITE 123 • PALM DESERT CA 92260

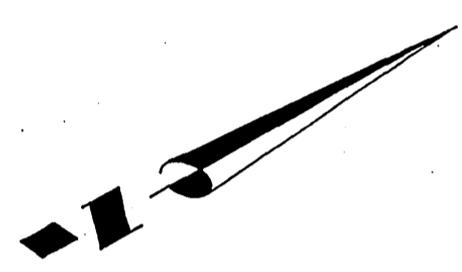
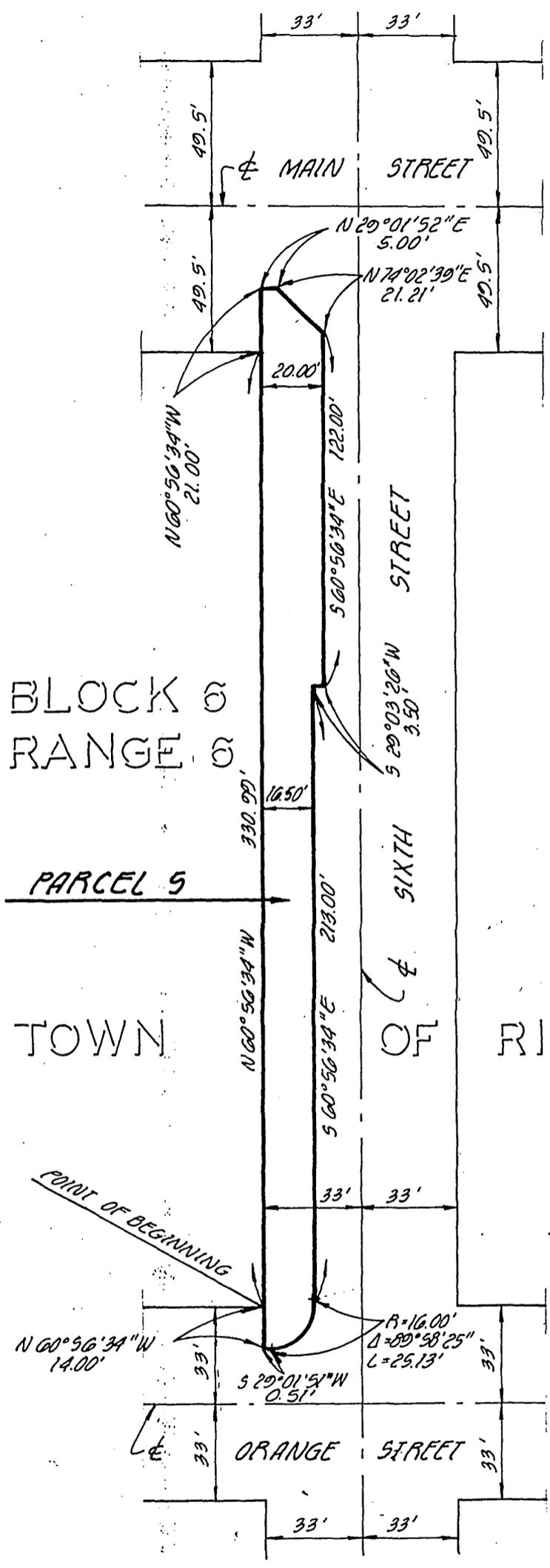
(714) 686-0844  
 (714) 825-1082  
 (714) 875-5315  
 (514) 340-5411

Thence Southeasterly and Southwesterly on a curve concave Westerly, having a radius of 16.00 feet, through an angle of  $89^{\circ}58'25''$ , an arc length of 25.13 feet to a line parallel with and 14.00 feet Southeasterly, measured at right angles from the Southeasterly line of said Block 6 Range 6, also being the Northwesterly line of said Orange Street;

Thence  $S.29^{\circ}01'51''W.$  along said parallel line, a distance of 0.51 feet to the Southeasterly prolongation of the Northeasterly line of said Block 6 Range 6;

Thence  $N.60^{\circ}56'34''W.$  along said prolongation, a distance of 14.00 feet to the point of beginning.

MC:DK:tmr



BLOCK 6  
RANGE 6

PARCEL 9

TOWN OF RIVERSIDE  
M.B. 7/17 S.B. CO.

• CITY OF RIVERSIDE, CALIFORNIA •

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SHEET 1 OF 1

SCALE: 1" = 50'

DRAWN BY C.F. DATE 2/20/86

SUBJECT SIXTH STREET

February 11, 1986



THE REDEVELOPMENT AGENCY  
PARKING STRUCTURE ACCESS

A nonexclusive encroachment for construction, maintenance, and access under, over and on the surface of that portion of Sixth Street adjacent to Block 5, Range 6, and Block 6, Range 6 of Town of Riverside, as shown by map on file in Book 7 of Maps at page 17 thereof, Records of San Bernardino County, California, being described as follows:

Commencing at the most Southerly corner of said Block 5, Range 6;

Thence N.60°56'34"W. along the Southwesterly line of said Block 5, Range 6, also being the Northeasterly line of said Sixth Street, a distance of 175.42 feet to the True Point of Beginning;

Thence continuing N.60°56'34"W. along said line, a distance of 18.58 feet;

Thence S.29°03'26"W., a distance of 17.00 feet to a line parallel with and 17.00 feet Southwesterly, measured at right angles from the Southwesterly line of said Block 5, Range 6;

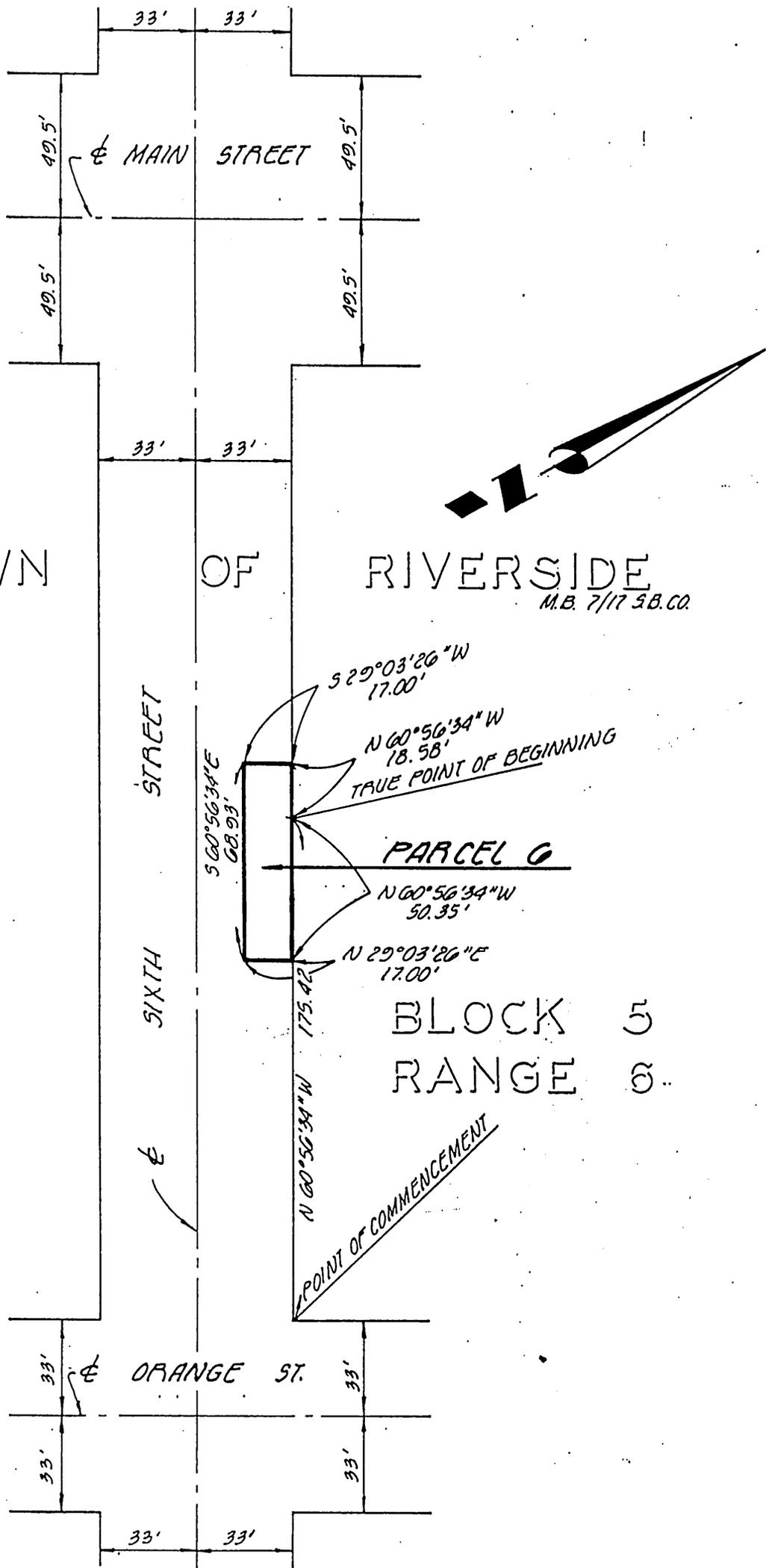
Thence S.60°56'34"E. along said parallel line, a distance of 68.93 feet;

Thence N.29°03'26"E., a distance of 17.00 feet to the Southwesterly line of said Block 5, Range 6;

Thence N.60°56'34"W. along said line, a distance of 50.35 feet to the True Point of Beginning.

MP:DK:tmr

TOWN OF RIVERSIDE  
M.B. 7/17 S.B. CO.



• CITY OF RIVERSIDE, CALIFORNIA •

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 1

SCALE: 1" = 50'

DRAWN BY C.F. DATE 2/20/86

SUBJECT PARKING STRUCTURE ACCESS

ATTACHMENT NO. 23

Easement and or Permit  
in

Orange Street for Transportation Vehicles



 Indicates item number as shown  
on map of A.L.T.A. Survey.

EXHIBIT "A"

LEGAL DESCRIPTION OF MISSION INN

That certain real property situated in the City of Riverside, County of Riverside State of California, described as follows:

PARCEL 1: Block 6, Range 6, of the Town of Riverside, as shown by Map on file in Book 7, Page 17 of Maps, San Bernardino County Records.

EXHIBIT "A"

PARCEL 2



Orange Street

That portion of Orange Street, adjacent to Block 6 Range 6, as shown on the Town of Riverside by Map on file in Book 7 of Maps, at page 17 thereof, Records of San Bernardino County, California, described as follows:

Beginning at the most Southerly corner of said Block 6 Range 6;

Thence N.29°01'51"E. along the Southeasterly line of said Block 6 Range 6, also being the Northwesterly line of said Orange Street, a distance of 330.77 feet to the most Easterly corner of said Block 6 Range 6;

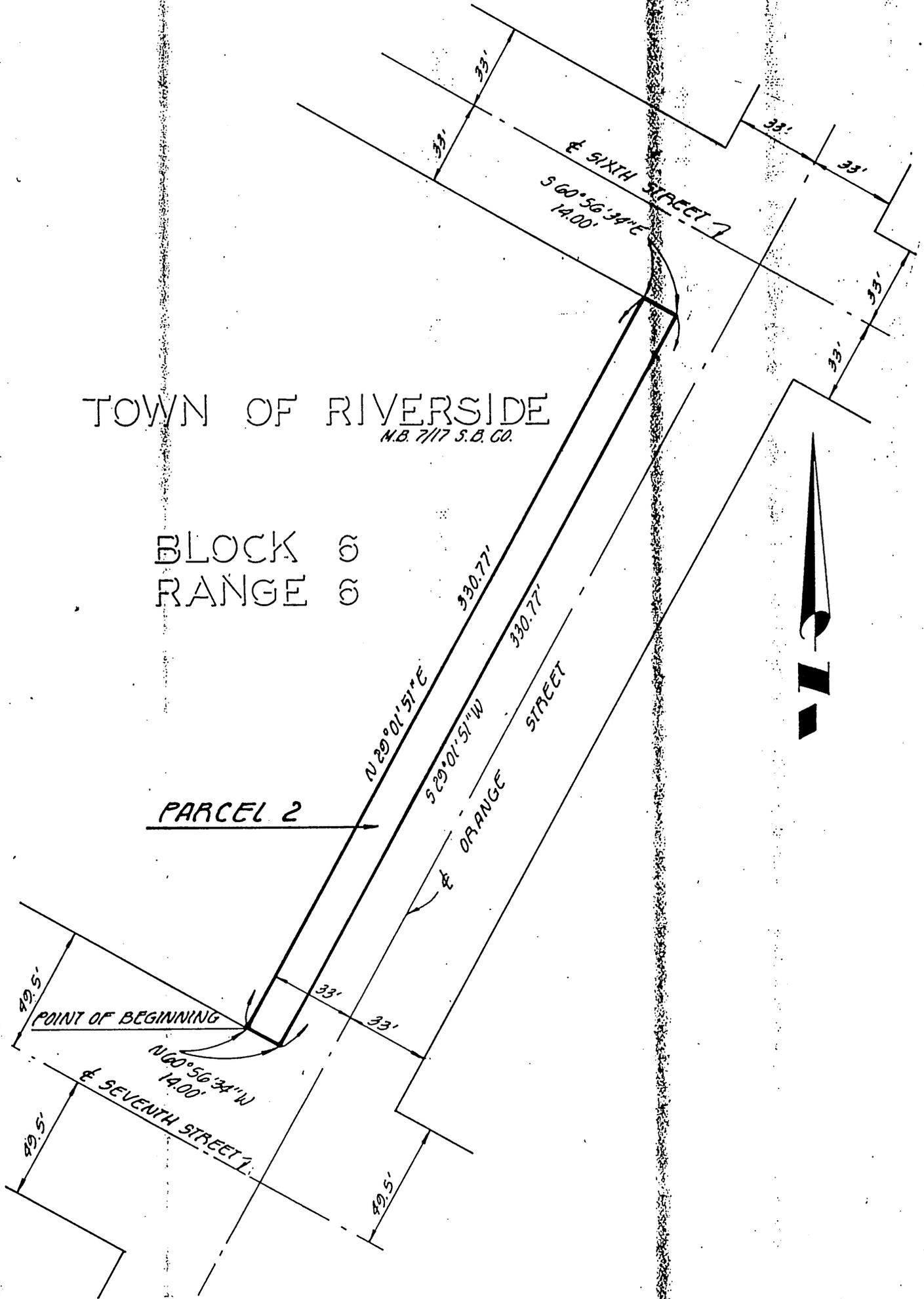
Thence S.60°56'34"E. along the Southeasterly prolongation of the North-easterly line of said Block 6 Range 6, a distance of 14.00 feet to a line parallel with and 14.00 feet Southeasterly, measured at right angles from the Southeasterly line of said Block 6 Range 6;

Thence S.29°01'51"W. along said parallel line, a distance of 330.77 feet to the Southeasterly prolongation of the Southwesterly line of said Block 6 Range 6;

Thence N.60°56'34"W. along said prolongation, a distance of 14.00 feet to the point of beginning.

TOWN OF RIVERSIDE  
M.B. 7/17 S.B. CO.

BLOCK 8  
RANGE 8



• CITY OF RIVERSIDE, CALIFORNIA •

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SHEET 1 OF 1

SCALE: 1" = 50'

DRAWN BY C.P. DATE 2/20/86

SUBJECT ORANGE STREET

EXHIBIT "A"

PARCEL 3



Main Street (Pedestrian Mall)

That portion of Main Street, adjacent to Block 6 Range 6, as shown on the Town of Riverside by Map on file in Book 7 of Maps, at page 17 thereof, Records of San Bernardino County, California, described as follows:

Beginning at the most Northerly corner of said Block 6 Range 6:

Thence S.29°01'52"W. along the Northwesterly line of said Block 6 Range 6, also being the Southeasterly line of said Main Street, a distance of 330.77 feet to the most Westerly corner of said Block 6 Range 6:

Thence N.60°56'34"W. along the Northwesterly prolongation of the Southwesterly line of said Block 6 Range 6, a distance of 4.00 feet to a line parallel with and 4.00 feet Northwesterly, measured at right angles from the Northwesterly line of said Block 6 Range 6:

Thence N.29°01'52"E. along said parallel line, a distance of 214.77 feet:

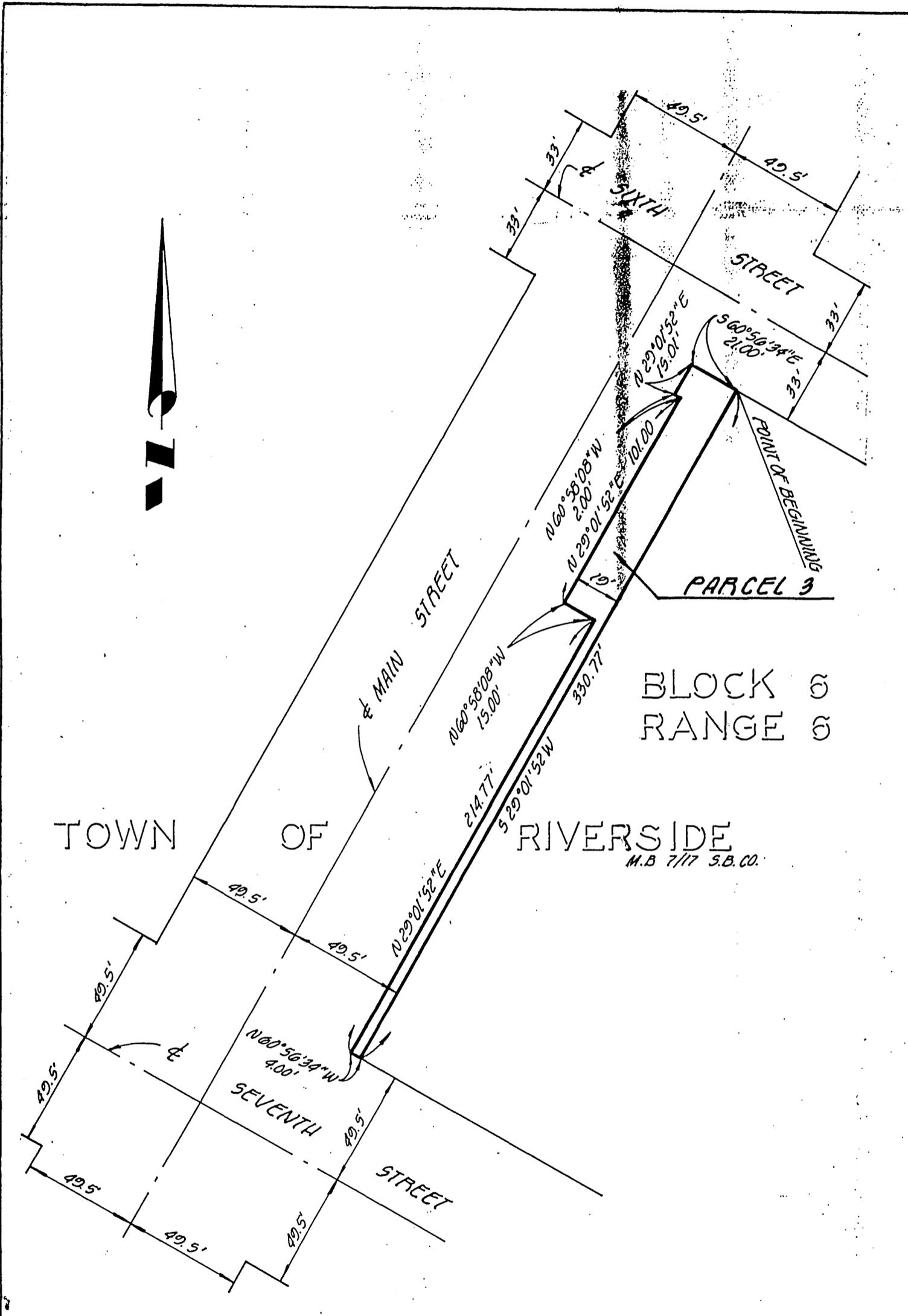
Thence N.60°58'08"W., a distance of 15.00 feet to a line parallel with and 19.00 feet Northwesterly, measured at right angles from the Northwesterly line of said Block 6 Range 6:

Thence N.29°01'52"E. along said parallel line, a distance of 101.00 feet:

Thence N.60°58'08"W., a distance of 2.00 feet to a line parallel with and 21.00 feet Northwesterly, measured at right angles from the Northwesterly line of said Block 6 Range 6:

Thence N.29°01'52"E. along said parallel line, a distance of 15.01 feet to the Northwesterly prolongation of the Northeasterly line of said Block 6 Range 6:

Thence S.60°56'34"E. along said prolongation, a distance of 21.00 feet to the point of beginning.



TOWN

OF

RIVERSIDE

M.B 7/17 S.B. CO.

BLOCK 3  
RANGE 3

• CITY OF RIVERSIDE, CALIFORNIA •

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 1

SCALE: 1" = 50'

DRAWN BY CR. DATE 2/20/86

SUBJECT MAIN STREET (PEDESTRIAN MALL)

EXHIBIT "A"

PARCEL 4



Seventh Street

That portion of Seventh Street, Main Street and Orange Street, adjacent to Block 6 Range 6, as shown on the Town of Riverside by map on file in Book 7 of Maps, at page 17 thereof, Records of San Bernardino County, California, described as follows:

Beginning at the most Westerly corner of said Block 6 Range 6;

Thence S.60°56'34"E. along the Southwesterly line of said Block 6 Range 6, also being the Northeasterly line of said Seventh Street, a distance of 330.99 feet to the most Southerly corner of said Block 6 Range 6;

Thence continuing S.60°56'34"E. along the Southeasterly prolongation of the Southwesterly line of said Block 6 Range 6, a distance of 14.00 feet to a line parallel with and 14.00 feet Southeasterly, measured at right angles from the Southeasterly line of said Block 6 Range 6, also being the Northwesterly line of said Orange Street;

Thence S.29°01'51"W. along said parallel line, a distance of 5.99 feet;

Thence Southwesterly and Northwesterly on a curve concave Northerly, having a radius of 14.00 feet, through an angle of 90°01'35", an arc length of 22.00 feet;

Thence S.29°03'26"W., a distance of 1.00 feet to a line parallel with and 21.00 feet Southwesterly, measured at right angles from the Southwesterly line of said Block 6 Range 6;

Thence N.60°56'34"W. along said parallel line, a distance 334.99 feet to a line parallel with and 4.00 feet Northwesterly, measured at right angles from the Northwesterly line of said Block 6 Range 6, also being the Southeasterly line of said Main Street;

PARCEL 4

Thence N.29°01'52"E. along said parallel line, a distance of 21.00 feet to the Northwesterly prolongation of the Southwesterly line of said Block 6 Range 6;

Thence S.60°56'34"E. along said prolongation, a distance of 4.00 feet to the point of beginning.



EXHIBIT "A"

PARCEL 5



Sixth Street

That portion of Sixth Street, Main Street and Orange Street, adjacent to Block 6 Range 6, as shown on the Town of Riverside by map on file in Book 7 of Maps, at page 17 thereof, Records of San Bernardino County, California, described as follows:

Beginning at the most Easterly corner of said Block 6 Range 6;

Thence N.60°56'34"W. along the Northeasterly line of said Block 6 Range 6, also being the Southwesterly line of said Sixth Street, a distance of 330.99 feet to the most Northerly corner of said Block 6 Range 6;

Thence continuing N.60°56'34"W. along the Northwesterly prolongation of the Northeasterly line of said Block 6 Range 6, a distance of 21.00 feet to a line parallel with and 21.00 feet Northwesterly, measured at right angles from the Northwesterly line of said Block 6 Range 6, also being the Southeasterly line of said Main Street;

Thence N.29°01'52"E. along said parallel line, a distance of 5.00 feet;

Thence N.74°02'39 E., a distance of 21.21 feet to a line parallel with and 20.00 feet Northeasterly, measured at right angles from the Northeasterly line of said Block 6 Range 6;

Thence S.60°56'34"E. along said parallel line, a distance of 122.00 feet;

Thence S.29°03'26"W., a distance of 3.50 feet to a line parallel with and 16.50 feet Northeasterly, measured at right angles from the Northeasterly line of said Block 6 Range 6;

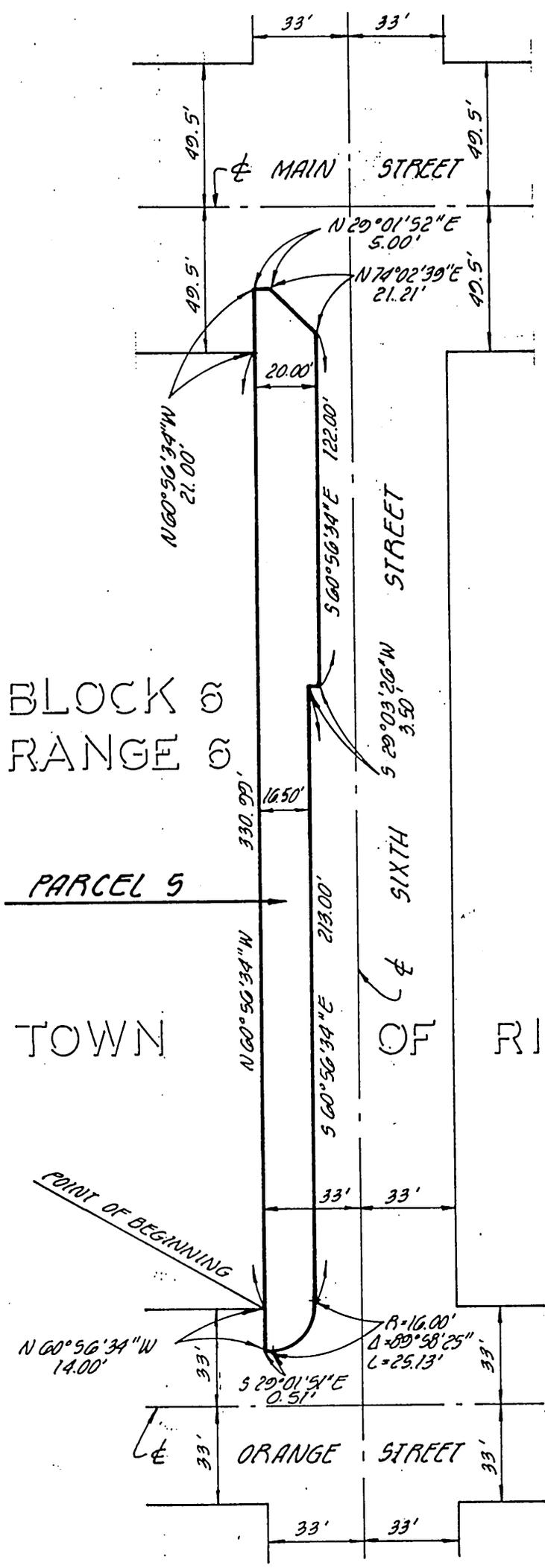
Thence S.60°56'34"E. along said parallel line, a distance of 213.00 feet;

PARCEL 5

Thence Southeasterly and Southwesterly on a curve concave Westerly, having a radius of 16.00 feet, through an angle of  $89^{\circ}58'25''$ , an arc length of 25.13 feet to a line parallel with and 14.00 feet Southeasterly, measured at right angles from the Southeasterly line of said Block 6 Range 6, also being the Northwesterly line of said Orange Street;

Thence  $S.29^{\circ}01'51''E.$  along said parallel line, a distance of 0.51 feet to the Southeasterly prolongation of the Northeasterly line of said Block 6 Range 6;

Thence  $N.60^{\circ}56'34''W.$  along said prolongation, a distance of 14.00 feet to the point of beginning.



BLOCK 6  
RANGE 6

PARCEL 5

TOWN

SIXTH STREET

OF RIVERSIDE

M.B. 7/17 S.B. CO

• CITY OF RIVERSIDE, CALIFORNIA •

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 1

SCALE: 1" = 50'

DRAWN BY C.A. DATE 2/20/86

SUBJECT SIXTH STREET

EXHIBIT "A"

PARCEL 6



Parking Structure Access

A nonexclusive encroachment for construction, maintenance, and access under, over and on the surface of that portion of Sixth Street adjacent to Block 5, Range 6, and Block 6, Range 6 of Town of Riverside, as shown by map on file in Book 7 of Maps at page 17 thereof, Records of San Bernardino County, California, being described as follows:

Commencing at the most Southerly corner of said Block 5, Range 6;

Thence N.60°56'34"W. along the Southwesterly line of said Block 5, Range 6, also being the Northeasterly line of said Sixth Street, a distance of 175.42 feet to the True Point of Beginning;

Thence continuing N.60°56'34"W. along said line, a distance of 18.58 feet;

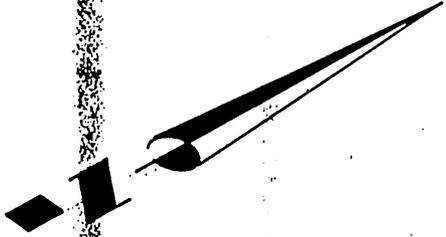
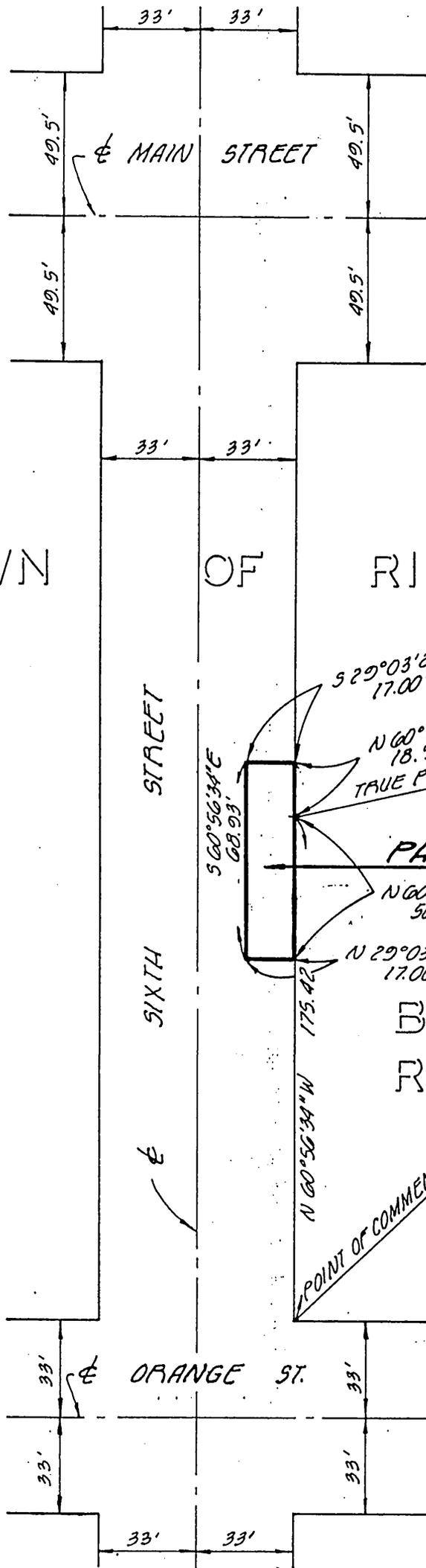
Thence S.29°03'26"W., a distance of 17.00 feet to a line parallel with and 17.00 feet Southwesterly, measured at right angles from the Southwesterly line of said Block 5, Range 6;

Thence S.60°56'34"E. along said parallel line, a distance of 68.93 feet;

Thence N.29°03'26"E., a distance of 17.00 feet to the Southwesterly line of said Block 5, Range 6;

Thence N.60°56'34"W. along said line, a distance of 50.35 feet to the True Point of Beginning.

MP:DK:tmr



TOWN OF RIVERSIDE  
M.B. 7/17 38.00

BLOCK 5  
RANGE 6

• CITY OF RIVERSIDE, CALIFORNIA •

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SCALE: 1" = 50'	DRAWN BY <u>CR.</u> DATE <u>2/20/86</u>	SUBJECT <u>PARKING STRUCTURE ACCESS</u>

EXHIBIT "A"

PARCEL 7



Sixth Street Tunnel

That portion of Sixth Street adjacent to Block 5 Range 6, and Block 6 Range 6 of Town of Riverside, as shown by map on file in Book 7 of Maps at page 17 thereof, Records of San Bernardino County, California, lying in a vertical space, the top plane of which terminates at the bottom of the structural elements of the surface improvements of said Sixth Street, and the bottom plane of said space having an elevation of 833.50 feet, U.S. Coast and Geodetic Sea Level Datum of 1929, through the medium of the City of Riverside, precise level network on file in the Office of the City Surveyor. The local benchmark reference of this description is a U.S.C. & G.S. 3-1/2" diameter brass cap set in the concrete entrance landing of the Riverside Municipal Museum, 75.00 feet more or less Southwesterly of the centerline of Seventh Street, and 125 feet more or less Southeasterly of the centerline of Orange Street, stamped "2-1, 1906, Reset 1964", having an elevation of 857.615 feet, said portion of Sixth Street being described as follows:

Commencing at the most Southerly corner of said Block 5 Range 6; Thence N.60°56'34"W. along the Southwesterly line of said Block 5 Range 6, also being the Northeasterly line of said Sixth Street, a distance of 175.42 feet to the true point of beginning;

Thence S.29°00'58"W., a distance of 49.50 feet to a line parallel with and 16.50 feet Northeasterly, measured at right angles from the Northeasterly line of said Block 6 Range 6, also being the Southwesterly line of said Sixth Street;

Thence S.60°56'34"E. along said parallel line, a distance of 15.00 feet;

Thence N.29°00'58"E., a distance of 16.50 feet to the centerline of said Sixth Street;

Thence N.60°56'34"W. along said centerline, a distance of 5.00

PARCEL 7

feet;

Thence N.29°00'58"E., a distance of 33.00 feet to the South-westerly line of said Block 5 Range 6, also being the Northeasterly line of said Sixth Street;

Thence N.60°56'34"W. along said line, a distance of 10.00 feet to the True Point of Beginning.



EXHIBIT "A"

PARCEL 8



Orange Street "Bus Lane"

That portion of Orange Street, Seventh Street and Sixth Street, adjacent to Block 6 Range 6, as shown on the Town of Riverside by map on file in Book 7 of Maps, at page 17 thereof, Records of Riverside County, California, described as follows:

Commencing at the most Southerly corner of said Block 6 Range 6;

Thence S.60°56'34"E. along the Southeasterly prolongation of the Southwesterly line of said Block 6 Range 6, also being the Northeasterly line of said Seventh Street, a distance of 14.00 feet to a point in a line parallel with and 14.00 feet Southeasterly, measured at right angles from the Southeasterly line of said Block 6 Range 6, also being the Northwesterly line of said Orange Street, said point being the True Point of Beginning;

Thence N.29°01'51"E. along said parallel line, a distance of 331.28 feet;

Thence Northeasterly and Northwesterly on a curve concave Westerly, having a radius of 16.00 feet through an angle of 89°58'25", an arc length of 25.13 feet to a line parallel with and 16.50 feet Northeasterly, measured at right angles from the Northeasterly line of Block 6 Range 6, also being the Southwesterly line of said Sixth Street;

Thence S.60°56'34"E. along said parallel line, a distance of 25.99 feet to a line parallel with and 24.00 feet Southeasterly, measured at right angles from the Southeasterly line of said Block 6, Range 6;

Thence S.29°01'51"W. along said parallel line, a distance of 368.27 feet to a line parallel with and 21.00 feet Southwesterly, measured at right angles from the Southwesterly line of said Block 6 Range 6;

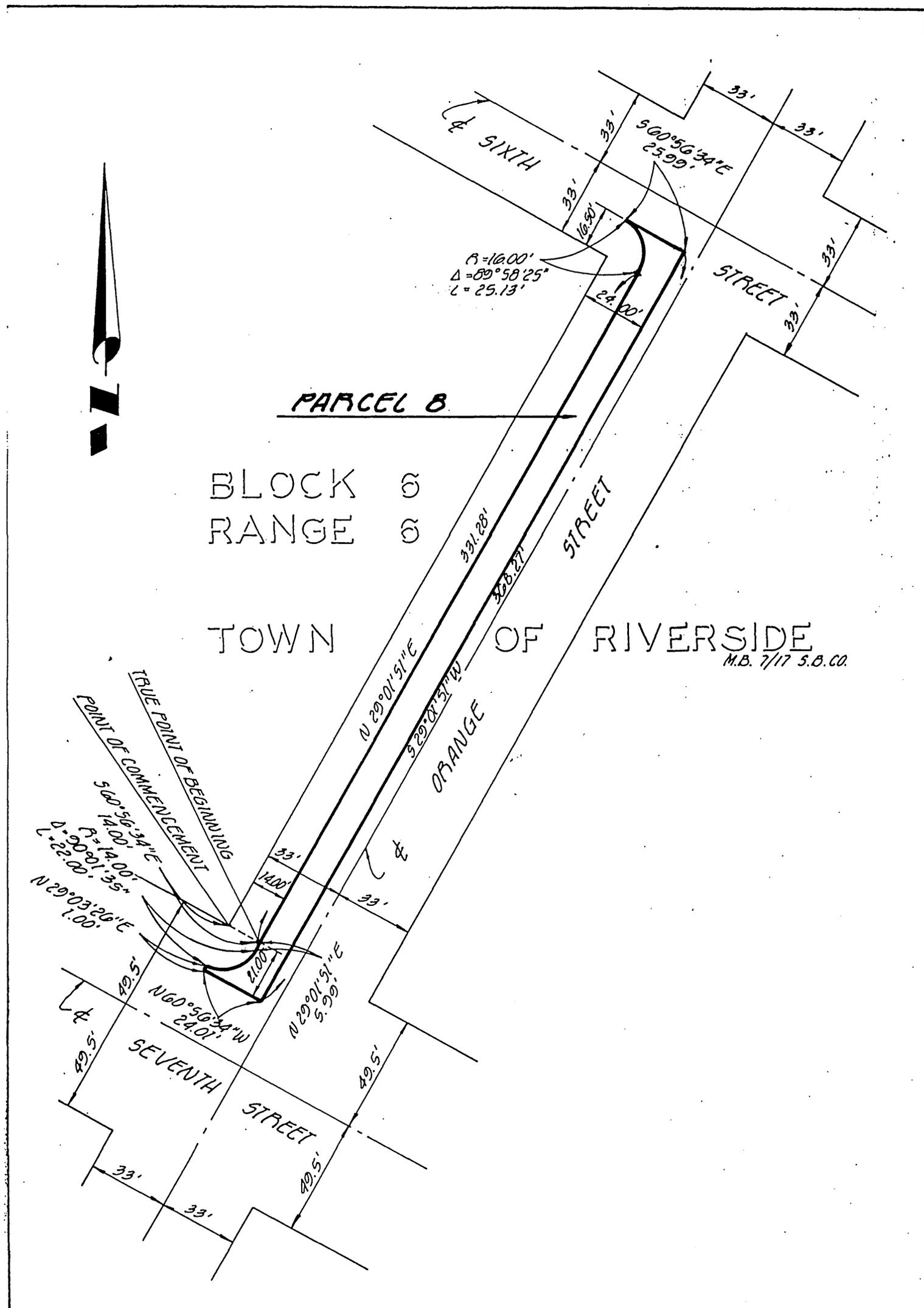
Thence N.60°56'34"W. along said parallel line, a distance of 24.01 feet;

PARCEL 8

Thence N.29°03'26"E., a distance of 1.00 feet;

Thence Southeasterly and Northeasterly on a curve concave Northerly, having a radius of 14.00 feet, through an angle of 90°01'35", an arc length of 22.00 feet to a line parallel with and 14.00 feet Southeasterly, measured at right angles from the Southeasterly line of said Block 6 Range 6:

Thence N.29°01'51"E. along said parallel line, a distance of 5.99 feet to the True Point of Beginning.



PARCEL B

BLOCK 8  
RANGE 8

TOWN OF RIVERSIDE  
M.B. 7/17 S.B. CO.

• CITY OF RIVERSIDE, CALIFORNIA •

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 1

SCALE: 1" = 50'

DRAWN BY C.P. DATE 2/21/86

SUBJECT ORANGE STREET "BUS LANE"

ATTACHMENT NO. 24

Easement for Pedestrian Access to and from Parking Structure to be  
Constructed on Property Adjacent to the Mission Inn Annex



*Indicates item number as shown  
on map of A.L.T.A. Survey.*

February 11, 1986



THE REDEVELOPMENT AGENCY  
PARKING STRUCTURE ACCESS

Parcel "A"

A nonexclusive easement for construction, maintenance, and access under, over and on the surface of that portion of Block 5, Range 6, Town of Riverside, as shown by map on file in Book 7 of Maps at page 17 thereof, Records of San Bernardino County, California being described as follows:

Commencing at the most southerly corner of said Block 5, Range 6;  
Thence N.60°56'34"W. along the Southwesterly line of said Block 5, Range 6, also being the Northeasterly line of said Sixth Street, a distance of 175.42 feet to the True Point of Beginning;

Thence N.29°00'58"E., a distance of 25.00 feet;

Thence S.60°59'02"E., a distance of 29.37 feet;

Thence N.29°03'26"E., a distance of 12.89 feet;

Thence S.60°56'34"E., a distance of 21.00 feet;

Thence S.29°03'26"W., a distance of 37.92 feet to the Southwesterly line of said Block 5, Range 6, also being the Northeasterly line of said Sixth Street;

Thence N.60°56'34"W. along said line, a distance of 50.35 feet to the True Point of Beginning.

MP:DK:lmr

TOWN

OF

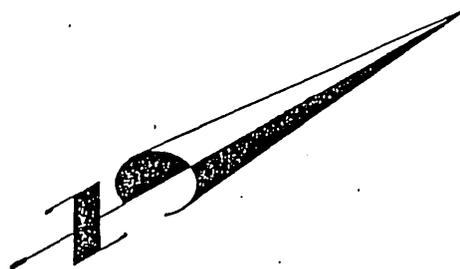
RIVERSIDE

M.B. 7/17 S.B.Co.

BLOCK 5  
RANGE 6

§ SIXTH STREET

§ ORANGE STREET



33'

S 29° 03' 26" W  
17.00'

18.58'

Point of Beginning

S 60° 56' 34" E 68.93'

PARCEL "B"

58.93'

N 60° 56' 34" W 194.00'

175.42' 50.35'

S 29° 03' 26" W 54.92'

Point of Commencement

25.00'

N 29° 00' 58" E

29.37'

S 60° 59' 02" E

N 29° 03' 26" E  
12.89'

PARCEL "A"

21.00'

S 60° 56' 34" E

33'

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 1

SCALE: 1" = 20'

DRAWN BY MP DATE 02/11/86

SUBJECT Parking Structure Access Easement

# CITY OF RIVERSIDE

## CITY COUNCIL MEMORANDUM

TO: HONORABLE MAYOR and CITY COUNCIL and  
REDEVELOPMENT AGENCY

DATE: February 18, 1986

SUBJECT: Joint Meeting of City Council and  
Redevelopment Agency to Consider  
Several Matters Related to the Sale  
of the Mission Inn to the Carley Capital  
Group

AGENDA ITEM #: 1

On September 17, 1985, at a joint public hearing the City Council and Redevelopment Agency approved and authorized the execution of an Agreement for Sale and Development of Property Commonly Known as the Mission Inn. Several technical details have been resolved and agreements reached since last September which, if approved by the Council and Agency, will facilitate sale of the Inn to the Carley Group later this month.

Consideration of the following items is requested and recommended in the following order.

A. Action by Both City Council and Agency

1. Affirm and reapprove execution of the Agreement for Sale and Development of Property Commonly Known as the Mission Inn to Carley Mission Partners, a California Limited Partnership and Carley Group, General Partners

B. Action by City Council Only

2. Authorization for Mayor to sign on behalf of the City an Urban Development Action Grant (UDAG) with the U.S. Department of Housing and Urban Development (HUD) regarding partial funding for restoration of the Mission Inn.
3. Authorization for Mayor to sign on behalf of the City an Agreement with the Carley Capital Group providing for aerial, surface and subsurface encroachments in Main Street Pedestrian Mall, Seventh Street, Sixth Street and Orange Street.

C. Action by Both City Council and Redevelopment Agency

4. Authorize Mayor and Agency Chairman to execute a Parking Agreement contract with Carley Capital Group providing terms and conditions upon which Carley may sublease from City up to 350 parking spaces in the public parking facility now under construction in the block bounded by Sixth, Fifth, Main and Orange Street.

Respectfully submitted,

*Bob Hill*

Bob Hill  
Executive Director

FEB 18, 1986

V71P428

E-977



CITY OF RIVERSIDE  
CITY COUNCIL MEMORANDUM

HONORABLE MAYOR and CITY COUNCIL

DATE: February 18, 1986

SUBJECT: Request that the City Council  
Authorize the Mayor to Sign on  
Behalf of the City an Agreement  
with the Carley Capital Group  
Providing for Aerial, Surface and  
Subsurface Encroachments in Main  
Street Pedestrian Mall, Seventh  
Street, Sixth Street and Orange  
Street

AGENDA ITEM #: 1

The Agreement to sell the Mission Inn conveys title to the property owned by the Redevelopment Agency. Building buttresses, walls, tunnels, etc., encroach into the adjoining streets. To obtain necessary title insurance, private financing and enjoy legal access for repair and maintenance, Carley needs authorization to encroach into the adjoining public streets.

Legal descriptions have been prepared for those encroachments and included in the attached Agreement between the City and the Carley Capital Group.

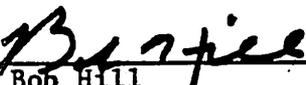
Please note that a ten (10) foot wide encroachment adjacent to the curb in Orange Street is included to provide parking for a bus/taxi lane. This encroachment will require the reconfiguration of travel on Orange Street to one-way or two-way with no turn lane.

This Agreement will be dated and recorded through escrow.

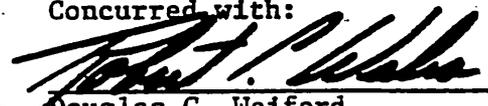
Recommendation:

That the City Council authorize preparation and execution by the Mayor on behalf of the City of an Encroachment Agreement with Carley-Mission Partners providing for aerial, surface and subsurface encroachments in Main Street Pedestrian Mall, Seventh Street, Sixth Street and Orange Street.

Prepared by:

  
Bob Hill  
Executive Director

Concurred with:

  
Douglas G. Weiford  
City Manager

Concurred with:

  
Robert C. Wales  
Assistant City Manager for  
Development

BH:MW/aa

Attachment

FEB 18 1986

V71P428

WHEN RECORDED MAIL TO:

Redevelopment Agency of the  
City of Riverside, California  
City Hall, 3900 Main Street  
Riverside, California 92522

FREE RECORDING:

FOR RECORDER'S OFFICE USE ONLY

This instrument is for the benefit  
of the Redevelopment Agency of the  
City of Riverside, and is entitled  
to be recorded without fee.  
(Government Code 6103)

AGREEMENT

WHEREAS, the Carley Capital Group, hereinafter referred to as  
"Owners", are the holders of fee title to the Mission Inn described as Parcel  
1 in the attached Exhibit "A", and;

WHEREAS, the City of Riverside a municipal corporation, hereinafter  
referred to as "City", holds an easement for public street purposes over  
Orange Street, Seventh Street, Sixth Street and the Main Street Pedestrian  
Mall, adjacent to said Parcel.

WHEREAS, the hereinabove described Mission Inn has existing aerial,  
surface and sub-surface facilities encroaching into the aforementioned public  
streets, and said encroachments are necessary to continue the existing uses  
and to retain the historical and architectural integrity of the structures,  
and;

WHEREAS, the City is desirous of allowing said encroachments, while  
retaining sufficient public easement rights to fulfill the public need;

The City and the Owners do mutually agree as follow:

1. Existing encroachments within Parcels 2 thru 8 inclusive, of the  
said attached Exhibit "A", shall be allowed to remain until such  
time as the Owners and the City agree to their removal,
2. Additional encroachments or uses shall be submitted to the City on  
an individual basis for approval,
3. Any changes made in the public use of the street right-of-way shall  
not conflict with said encroachments, and
4. Owners agree to hold the City of Riverside harmless from and against  
all claims, demands, costs, losses, damages, injuries, action for  
damages and/or injuries, and liability growing or arising out of or  
in connection with the construction, encroachment, and/or  
maintenance to be done by Owners or his agents, employees, lessees,  
or contractors within the described Owners Parcels 2 thru 8.

CITY OF RIVERSIDE, CALIFORNIA

THE CARLEY CAPITAL GROUP

BY: \_\_\_\_\_

MAYOR

ATTEST: \_\_\_\_\_

CITY CLERK

E. 9. 177

RECD 9/4/97  
Kgr

CITY OF RIVERSIDE

from City Clerk  
1986 ENCL. PERMITS  
FILE IN RECORDS  
RETENTION.

Minutes of Adjourned Regular and Regular Meetings of the City Council  
Date of Meeting: February 18, 1986  
Time of Meeting: 7:30 A.M.  
Place of Meeting: Council Chamber, City Hall

COUNCILMEMBERS

CLAYTON  
MANSFIELD  
BOWERS  
DUGAN  
GREGORY  
2 3 4 5 6

WARDS

	2	3	4	5	6
Roll Call:					
Present	X	X	X	X	X
Mayor Brown and Chairman Bowers called the joint meeting of the City Council and the Redevelopment Agency to order.					
Following a brief discussion, the following actions were taken by the City Council:					
<b>AGREEMENT FOR SALE AND DEVELOPMENT OF MISSION INN</b>					
The City Council affirmed and reapproved its action of September 17, 1985, authorizing execution of the Agreement for Sale and Development of Property Commonly Known as the Mission Inn to the Carley Capital Group.					
Motion	X				
Second				X	
All Ayes					
<b>UDAG GRANT AGREEMENT</b>					
The City Council authorized the Mayor to sign on behalf of the City UDAG Grant Agreement No. B-85-AA-06-0609(P) for the Mission Inn.					
Motion	X				
Second					
All Ayes					
<b>AERIAL, SURFACE AND SUBSURFACE ENCROACHMENTS ON CITY STREETS</b>					
The City Council authorized the preparation and execution of an Encroachment Agreement with Carley-Mission Partners providing for aerial, surface and subsurface encroachments in Main Street Pedestrian Mall, Seventh Street, Sixth Street and Orange Street.					
Motion	X				
Second					
All Ayes					
<b>PARKING AGREEMENT CONTRACT</b>					
The City Council authorized execution of a Parking Agreement contract with Carley Capital Group providing terms and conditions upon which Carley may sublease from the City up to 350 parking spaces in the public parking facility now under construction in the block bounded by Sixth, Fifth, Main and Orange Streets.					
Motion		X			
Second					
All Ayes					
Mayor Brown excused himself at this time, and Mayor Pro Tempore Mansfield presided.					
<b>TAX INCREMENT PASSTHROUGH AGREEMENT WITH ALVORD UNIFIED SCHOOL DISTRICT</b>					
The City Council authorized execution of an Agreement for Cooperation Between the Alvord Unified School District, the Redevelopment Agency of the City of Riverside, and the City of Riverside for the Airport Industrial Redevelopment Project, following execution by the School District.					
Motion		X			
Second					
All Ayes					
<b>RECESS</b>					
At 7:45 a.m., the City Council recessed; and reconvened at 8:30 a.m. in the Central Library Auditorium, 3581 Seventh Street, with all Members present and with Mayor Brown presiding.					
<b>POLICY-MAKING ROUNDTABLE FOR EXCELLENCE</b>					
The City Manager introduced George A. Sipel of The Center for Excellence in Local Government, who led the Policy-Making Roundtable for Excellence. Participating in the seminar were the Mayor and all Members of the City Council, the City Manager, the Assistant City Manager, the Assistant City Manager-Development, the Assistant to City Manager, the Assistant to City Manager-Community Relations, the Senior Administrative Assistant, the City Attorney and the City Clerk.					
<b>RECESS FOR PARKING AUTHORITY, INDUSTRIAL DEVELOPMENT AUTHORITY AND ECONOMIC DEVELOPMENT AUTHORITY</b>					
The City Council recessed for the purpose of sitting as the Parking Authority, the Industrial Development Authority and the Economic Development Authority.					
There being no business to be conducted, the meetings were adjourned; and the body reconvened as the City Council of the City of Riverside, and continued with the seminar.					
<b>PUBLIC HEARING BEFORE THE CITY COUNCIL AT 1:30 P.M.</b>					
<b>FURTHER HEARING - PROPOSED AMENDMENT TO THE LAND USE ELEMENT OF THE GENERAL PLAN (CASE GP-6-845) AND ZONING CASE R-11-845 - EASTERLY TERMINUS VIA PUEBLO - APPEAL - CONTINUED</b>					
1:30 P.M.—Further hearing was called on the appeal of Walter M. Ingalls, Dye, Thomas & Luebs, on behalf of Wilton K. Newby, from the decision of the City Planning					

E-577

E-977  
A.L.T.A SURVEY  
SEE FILE FOR  
MAP