

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the office of the City Clerk (951) 694-6444. Notification 48 hours prior to a meeting will enable the City to make reasonable arrangements to ensure accessibility to that meeting [28 CFR 35.102.35.104 ADA Title II].

AGENDA

**TEMECULA CITY COUNCIL
REGULAR MEETING
COUNCIL CHAMBERS
41000 MAIN STREET
TEMECULA, CALIFORNIA
APRIL 28, 2026 - 3:00 PM**

CLOSED SESSION - 2:00 PM

CONFERENCE WITH LEGAL COUNSEL – INITIATION OF LITIGATION. The City Council will meet in closed session with the City Attorney pursuant to Government Code Section 54956.9(d)(4) with respect to one matter of potential litigation. A point has been reached where, in the opinion of the City Attorney, based on existing facts and circumstances, there is a significant exposure to litigation involving the City and the City Council will decide whether to initiate litigation.

CONFERENCE WITH REAL PROPERTY NEGOTIATORS. The City Council will meet in closed session pursuant to Government Code Section 54956.8 regarding the acquisition of certain property interests, including a permanent easement, on two properties described below that are necessary for the proposed construction of offsite public improvements to certain portions of Ynez Road, in connection with PW23-02 Ynez Road Improvements - Phase I (Project). The negotiators for the City are Ron Moreno and Anissa Sharp. The negotiators for the respective real property interests are set forth below.

(i) The acquisition of certain property interests from the real properties located on Rancho California Road in the City of Temecula (APNs 944-290-016 and 944-290-017). Specifically, the City seeks to acquire an approximate 54,235 square foot permanent access and maintenance easement. The negotiating parties are the City of Temecula and the property owners Don B. Norris and Karen R. Norris, Trustees of The Norris Family Trust, Dated January 18, 2019 or Successor Trustee Thereof; Edward Damian Amorosi, Trustee under The Amorosi Family Trust Dated July 25, 1988; Bruce A. Whittenberg, Trustee of The Whittenberg Family Trust, Dated September 21, 1990-SPH; Rosemary Liegler, as Trustee of The Liegler Family Trust, Survivor's Trust, Dated April 2, 1987, as to an Undivided 1.5152% Interest; Charles Arlington Russell and Marjorie Marie Russell, Trustees of The Charles Arlington Russell Revocable Trust under Agreement Dated May 2, 2013, an Undivided One-Half Interest and to Marjorie Marie Russell and Charles Arlington Russell, Trustees of The Marjorie Marie Russell Revocable Trust under Agreement Dated May 2, 2013, an Undivided One-Half Interest, as May Be Amended; William Tekunoff and Betty June Tekunoff, Trustees of The Tekunoff Family Trust Dated October 11, 2002; Norman Yamauchi and Nora Yamauchi, husband and wife as Joint Tenants; Donald D. Kaiserman and Joyce S. Kaiserman, husband and wife as Community Property; Humberto A. Galleno and Ana Galleno, Ttee F/T Galleno Family Tr Dtd 7-23-88 as there Interest May Appears. Under negotiations are price and terms of the acquisition of these property interests.

CALL TO ORDER: Mayor Jessica Alexander

INVOCATION: Pastor Scott Treadway of Rancho Community Church

FLAG SALUTE: Mayor Jessica Alexander

ROLL CALL: Alexander, Kalfus, Rahn, Schwank, Stewart

PRESENTATIONS

Presentation by Mayor Alexander Regarding the 250th Anniversary of the United States of America
Presentation of Proclamation to Retiring Assistant City Manager Kevin Hawkins

BOARD / COMMISSION REPORTS

Planning Commission

PUBLIC SAFETY REPORT

County of Riverside, Fire Department (CAL FIRE)

PUBLIC COMMENTS - NON-AGENDA ITEMS

A total of 30 minutes is provided for members of the public to address the City Council on matters not listed on the agenda. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk. Speaker cards will be called in the order received. Still images may be displayed on the projector. All other audio and visual use is prohibited. Public comments may also be submitted by email for inclusion into the record. Email comments must be received prior to the time the item is called for public comments and submitted to CouncilComments@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

CITY COUNCIL REPORTS

Reports by the members of the City Council on matters not on the agenda will be made at this time. A total, not to exceed, ten minutes will be devoted to these reports.

CONSENT CALENDAR

All matters listed under Consent Calendar are considered to be routine and all will be enacted by one roll call vote. There will be no discussion of these items unless members of the City Council request specific items be removed from the Consent Calendar for separate action. A total of 30 minutes is provided for members of the public to address the City Council on matters on the Consent Calendar. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk. Speaker cards will be called in the order received. Still images may be displayed on the projector. All other audio and visual use is prohibited. Public comments may also be submitted by email for inclusion into the record. Email comments must be received prior to the time the item is called for public comments and submitted to CouncilComments@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings

adopted by Resolution No. 2021-54.

1. Waive Reading of Title and Text of All Ordinances and Resolutions Included in the Agenda

Recommendation: That the City Council waive the reading of the title and text of all ordinances and resolutions included in the agenda.

Attachments: [Agenda Report](#)

2. Approve Action Minutes of April 14, 2026

Recommendation: That the City Council approve the action minutes of April 14, 2026.

Attachments: [Action Minutes](#)

3. Approve List of Demands

Recommendation: That the City Council adopt a resolution entitled:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA ALLOWING CERTAIN CLAIMS AND DEMANDS AS SET FORTH IN EXHIBIT A

Attachments: [Agenda Report](#)
[Resolution](#)
[List of Demands](#)

4. Approve City Treasurer's Report for the Period of January 1, 2026 Through January 31, 2026

Recommendation: That the City Council approve and file the City Treasurer's report for the period of January 1, 2026 through January 31, 2026.

Attachments: [Agenda Report](#)
[City Treasurer's Report](#)

5. Approve Expenditure of Funds to Renew VMware Licensing with Insight Public Sector

Recommendation: That the City Council approve the expenditure of \$134,011.05 to Insight Public Sector for the renewal of VMware annual support licenses.

Attachments: [Agend Report](#)
[Quote](#)

6. Approve Increase of Construction Contingency to the Long Canyon Creek Park Restrooms Project, PW23-18

Recommendation: That the City Council approve an increase to the construction contingency for Long Canyon Creek Park Restrooms Project, PW23-18 by \$35,000.

Attachments: [Agenda Report](#)
[Project Description](#)
[Project Location Map](#)

7. Award Construction Contract to Cat Tracking Inc. for Bike Lane Upgrades - Citywide Project, PW23-10

Recommendation: That the City Council:

1. Award a construction contract to Cat Tracking Inc., in the amount of \$202,800 for the Bike Lane Upgrades - Citywide Project, PW23-10; and
2. Authorize the City Manager to approve change orders not to exceed the contingency amount of \$20,280, which is equal to 10% of the contract amount; and
3. Find that the Bike Lane Upgrades - Citywide Project, PW23-10, is exempt from Multiple Species Habitat Conservation Plan fees.

Attachments: [Agenda Report](#)
[Contract](#)
[Project Description](#)
[Project Location Map](#)

8. Approve Second Amendment to the Professional Services Agreement with CNS Engineers, Inc., for the Murrieta Creek Bridge at Overland Drive Project, PW16-05

Recommendation: That the City Council approve the second amendment to the professional services agreement with CNS Engineers, Inc. to modify the rate sheet and allow the Director of the Public Works to consider and approve future annual adjustment to the payment rates and payment schedule.

Attachments: [Agenda Report](#)
[Second Amendment](#)
[Project Location Map](#)
[Project Description](#)

9. Approve Parcel Map 39353 and Tract Map 39406 for Condominium Purposes

Recommendation: That the City Council approve Parcel Map 39353 and Tract Map 39406 in conformance with the California Civil Code 4125 and the Subdivision Map Act.

Attachments: [Agenda Report](#)
[Vicinity Map - 39353](#)
[Parcel Map - 39353](#)
[Vicinity Map - 39406](#)
[Tract Map - 39406](#)

10. Approve Plans and Specifications, and Authorize the Solicitation of Construction Bids for the Auto Mall Wayfinding Signs Project, CM22-01

Recommendation: That the City Council:

1. Approve the Plans and Specifications, and Authorize the Department of Public Works to solicit construction bids for the Auto Mall Wayfinding Signs Project, CM22-01; and

2. Make a finding that the project is exempt from the California Environmental Quality Act (CEQA) pursuant to Article 19, Categorical Exemption, Section 15301, Class 1(f), Existing Facilities, of the CEQA Guidelines.

Attachments: [Agenda Report](#)
[Project Description](#)
[Project Location](#)

11. Recommend Approval of Quitclaim of Interest in Drainage and Flowage Easement on Parcel 14 and Parcel 17 Described in Declaration of Dedication (Elderberry Park / Paseo del Sol Development)

Recommendation: That the City Council adopt a resolution entitled:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA APPROVING A QUITCLAIM DEED FOR THE TRANSFER TO TAYLOR MORRISON OF CALIFORNIA, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, OF THE CITY OF TEMECULA’S INTEREST IN AND TO CERTAIN DRAINAGE AND FLOWAGE EASEMENTS DEDICATED TO THE PUBLIC PURSUANT TO THAT CERTAIN DECLARATION OF DEDICATION RECORDED ON JUNE 16, 1989 AS DOCUMENT NUMBER 199267 OF OFFICIAL RECORDS OF THE COUNTY OF RIVERSIDE

Attachments: [Agenda Report](#)
[Resolution](#)
[Quitclaim Deed](#)
[Map Roughly Depicting Locations](#)

RECESS CITY COUNCIL MEETING TO SCHEDULED MEETINGS OF THE TEMECULA COMMUNITY SERVICES DISTRICT, THE SUCCESSOR AGENCY TO THE TEMECULA REDEVELOPMENT AGENCY, THE TEMECULA HOUSING AUTHORITY, AND/OR THE TEMECULA PUBLIC FINANCING AUTHORITY

TEMECULA COMMUNITY SERVICES DISTRICT MEETING**CALL TO ORDER: President James Stewart****ROLL CALL: Alexander, Kalfus, Rahn, Schwank, Stewart****CSD PUBLIC COMMENTS - NON-AGENDA ITEMS**

A total of 30 minutes is provided for members of the public to address the Board of Directors on matters not listed on the agenda. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk. Speaker cards will be called in the order received. Still images may be displayed on the projector. All other audio and visual use is prohibited. Public comments may also be submitted by email for inclusion into the record. Email comments must be received prior to the time the item is called for public comments and submitted to CouncilComments@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

CSD CONSENT CALENDAR

All matters listed under Consent Calendar are considered to be routine and all will be enacted by one roll call vote. There will be no discussion of these items unless members of the Community Services District request specific items be removed from the Consent Calendar for separate action. A total of 30 minutes is provided for members of the public to address the Board of Directors on items that appear on the Consent Calendar. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk. Speaker cards will be called in the order received. Still images may be displayed on the projector. All other audio and visual use is prohibited. Public comments may also be submitted by email for inclusion into the record. Email comments must be received prior to the time the item is called for public comments and submitted to CouncilComments@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

12. Approve Action Minutes of April 14, 2026

Recommendation: That the Board of Directors approve the action minutes of April 14, 2026.

Attachments: [Action Minutes](#)

13. Approve First Amendment with Balanced Bites Café, LLC for Concessionaire Services at Patricia H. Birdsall Sports Park, Sports Ranch at Sommers Bend and Ronald Reagan Sports Park

Recommendation: That the Board of Directors approve the First Amendment to the agreement with Balanced Bites Café, LLC for concessionaire services at Patricia H. Birdsall Sports Park, Sports Ranch at Sommers Bend, and Ronald Reagan Sports Park.

Attachments: [Agenda Report](#)
[First Amendment](#)

CSD DIRECTOR OF COMMUNITY SERVICES REPORT

CSD GENERAL MANAGER REPORT

CSD BOARD OF DIRECTOR REPORTS

CSD ADJOURNMENT

The next regular meeting of the Temecula Community Services District will be held on Tuesday, May 12, 2026, at 2:00 p.m., for a Closed Session, with regular session commencing at 3:00 p.m., at the Council Chambers located at 41000 Main Street, Temecula, California.

SUCCESSOR AGENCY TO THE TEMECULA REDEVELOPMENT AGENCY - NO MEETING

TEMECULA HOUSING AUTHORITY - NO MEETING

TEMECULA PUBLIC FINANCING AUTHORITY - NO MEETING

RECONVENE TEMECULA CITY COUNCIL

BUSINESS

Any member of the public may address the City Council on items that appear on the Business portion of the agenda. Each speaker is limited to 5 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk. Speaker cards will be called in the order received. Still images may be displayed on the projector. All other audio and visual use is prohibited. Public comments may also be submitted by email for inclusion into the record. Email comments must be received prior to the time the item is called for public comments and submitted to CouncilComments@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

14. Adopt Resolution Declaring City Owned Parcels APN: 910-262-007 & 910-262-008 to be Exempt from the Surplus Land Act

Recommendation: That the City Council adopt a resolution entitled:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA, CALIFORNIA DECLARING PURSUANT TO GOVERNMENT CODE SECTIONS 54221(b), 54221(f)(1)(A) AND 54221(f)(1)(F) THAT REAL PROPERTIES OWNED BY THE CITY LOCATED EAST OF JEFFERSON AVE, NORTH OF BUECKING DRIVE, AT THE END OF THE CUL-DE-SAC ON MCCABE COURT IN UPTOWN TEMECULA AND IDENTIFIED AS ASSESSOR’S PARCEL NOS. 910-262-007 AND 910-262-008 ARE NOT NECESSARY FOR THE CITY’S USE AND ARE EXEMPT SURPLUS LAND, AUTHORIZING THE PROPERTY TO BE PUT OUT FOR A REQUEST FOR PROPOSALS FOR AN AFFORDABLE HOUSING DEVELOPMENT, FINDING THE DECLARATION EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT, AND TAKING RELATED ACTIONS

- Attachments:**
- [Agenda Report](#)
 - [Resolution](#)
 - [Exhibit A - Legal Description - APN 910-262-007](#)
 - [Exhibit B - Legal Description - APN 910-262-008](#)

15. Adopt Resolution Declaring City Owned Property Located at 28434 Pujol Street to be Exempt from the Surplus Land Act

Recommendation: That the City Council adopt a resolution entitled:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA, CALIFORNIA PURSUANT TO GOVERNMENT CODE SECTIONS 54221(b) AND 54221(f)(1)(B) THAT REAL PROPERTY OWNED BY THE CITY LOCATED AT 28434 PUJOL STREET AND IDENTIFIED AS ASSESSOR’S PARCEL NO. 922-052-023 IS NOT NECESSARY FOR THE CITY’S USE AND IS EXEMPT SURPLUS LAND, FINDING THE DECLARATION EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT, AND TAKING RELATED ACTIONS

Attachments: [Agenda Report](#)
[Resolution](#)
[Exhibit A - Legal Description](#)

DEPARTMENTAL REPORTS (RECEIVE AND FILE)

16. Community Development Department Monthly Report

Attachments: [Agenda Report](#)
[Planning Activity Report](#)

17. Fire Department Monthly Report

Attachments: [Agenda Report](#)
[Monthly Report](#)

18. Police Department Monthly Report

Attachments: [Agenda Report](#)
[Monthly Report](#)

19. Public Works Department Monthly Report

Attachments: [Agenda Report](#)
[Project Status Report](#)

PUBLIC COMMENTS - NON-AGENDA ITEMS

A total of 30 minutes is provided for members of the public to address the City Council on matters not

listed on the agenda. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk. Speaker cards will be called in the order received. Still images may be displayed on the projector. All other audio and visual use is prohibited. Public comments may also be submitted by email for inclusion into the record. Email comments must be received prior to the time the item is called for public comments and submitted to CouncilComments@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

ITEMS FOR FUTURE CITY COUNCIL AGENDAS

Any Council Member, including the Mayor, may request an item be placed on a future agenda. Any such request will be discussed under this section. In making the request, a Council Member may briefly describe the topic of the proposed agenda item and any timing associated with the placement of the item on the agenda. This description shall not exceed 3 minutes. No substantive discussion on the subject of the motion may occur. Items may only be placed on the agenda by Council Members pursuant to policy or by the City Manager based on administrative or operational needs of the City. Public comments on the placement of these agenda items shall be limited to a maximum of 30 minutes. Individual comments shall not exceed 3 minutes. All public participation is governed by the Council Policy regarding Public Participation at Meetings and Agenda Placements by Council Members adopted by Resolution No. 2021-54.

CITY MANAGER REPORT

CITY ATTORNEY REPORT

ADJOURNMENT

The next regular meeting of the City Council will be held on Tuesday, May 12, 2026, at 2:00 p.m., for a Closed Session, with regular session commencing at 3:00 p.m., at the Council Chambers located at 41000 Main Street, Temecula, California.

NOTICE TO THE PUBLIC

The full agenda packet (including staff reports, public closed session information, and any supplemental material available after the original posting of the agenda), distributed to a majority of the City Council regarding any item on the agenda, will be available for public viewing in the main reception area of the Temecula Civic Center during normal business hours at least 72 hours prior to the meeting. The material will also be available on the City's website at TemeculaCa.gov. and available for review at the respective meeting. If you have questions regarding any item on the agenda, please contact the City Clerk's Department at (951) 694-6444.

**CITY OF TEMECULA
AGENDA REPORT**

TO: City Manager/City Council

FROM: Randi Johl, Director of Legislative Affairs/City Clerk

DATE: April 28, 2026

SUBJECT: Waive Reading of Title and Text of All Ordinances and Resolutions Included in the Agenda

PREPARED BY: Randi Johl, Director of Legislative Affairs/City Clerk

RECOMMENDATION: That the City Council waive the reading of the title and text of all ordinances and resolutions included in the agenda.

BACKGROUND: The City of Temecula is a general law city formed under the laws of the State of California. With respect to adoption of ordinances and resolutions, the City adheres to the requirements set forth in the Government Code. In accordance with Government Code Section 34934, the title of each ordinance is included on the published agenda and a copy of the full ordinance has been available to the public online on the City’s website and will be available in print at the meeting prior to the introduction or passage of the ordinance. Unless otherwise required, the full reading of the title and text of all ordinances and resolutions is waived.

FISCAL IMPACT: None

ATTACHMENTS: None

ACTION MINUTES

**TEMECULA CITY COUNCIL
REGULAR MEETING
COUNCIL CHAMBERS
41000 MAIN STREET
TEMECULA, CALIFORNIA
APRIL 14, 2026 - 3:00 PM**

CLOSED SESSION - 2:00 PM

CONFERENCE WITH LEGAL COUNSEL – INITIATION OF LITIGATION. The City Council convened in closed session with the City Attorney pursuant to Government Code Section 54956.9(d)(4) with respect to two matters of potential litigation. A point has been reached where, in the opinion of the City Attorney, based on existing facts and circumstances, there is a significant exposure to litigation involving the City and the City Council will decide whether to initiate litigation.

CALL TO ORDER at 3:00 PM: Mayor Jessica Alexander

INVOCATION: Pastor Cody King of Reliance Church

FLAG SALUTE: Kyla Baker

ROLL CALL: Alexander, Kalfus, Rahn, Schwank, Stewart

PRESENTATIONS

Presentation by Mayor Alexander Regarding the 250th Anniversary of the United States of America
Presentation of Proclamation for Innovation Month
Presentation of Proclamation for Crime Victims' Rights Week
Presentation to Recognize Achievements of Temecula Aquatics Team
Presentation by Local Non-Profit Green Acres Interactive Therapy (GAIT)

BOARD / COMMISSION REPORTS – NONE

PUBLIC SAFETY REPORT

County of Riverside, Sheriff's Department

PUBLIC COMMENTS - NON-AGENDA ITEMS

The following individual(s) addressed the City Council:

- Laurel LaMont
- Sheila and Jiles Smith

PUBLIC COMMENTS - AGENDA ITEMS

The following individual(s) addressed the City Council:

- Janice Rooths (Item #10)
- Marshall Hamilton (Item #10)
- Heather Sanford (Item #10)
- Ashley Brown-Mills (Item #10)
- Diane Sitar (Item #10)
- Carly Bennett-Valle (Item #10)

CITY COUNCIL REPORTS

CONSENT CALENDAR

Unless otherwise indicated below, the following pertains to all items on the Consent Calendar.

Approved the Staff Recommendation (5-0): Motion by Kalfus, Second by Stewart. The vote reflected unanimous approval.

1. Waive Reading of Title and Text of All Ordinances and Resolutions Included in the Agenda

Recommendation: That the City Council waive the reading of the title and text of all ordinances and resolutions included in the agenda.

2. Approve Action Minutes of March 24, 2026

Recommendation: That the City Council approve the action minutes of March 24, 2026.

3. Approve List of Demands

Recommendation: That the City Council adopt a resolution entitled:

RESOLUTION NO. 2026-19

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA ALLOWING CERTAIN CLAIMS AND DEMANDS AS SET FORTH IN EXHIBIT A

4. Adopt Ordinance No. 2026-04 Amending the Western Riverside County Transportation Uniform Mitigation Fee Program to Update Participation (Second Reading)

Recommendation: That the City Council adopt an ordinance entitled:

ORDINANCE NO. 2026-04

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TEMECULA AMENDING CHAPTER 15.08 OF THE TEMECULA MUNICIPAL CODE, WESTERN RIVERSIDE COUNTY TRANSPORTATION UNIFORM MITIGATION FEE PROGRAM, TO ESTABLISH CONSTRUCTION COST INDEX ADJUSTMENTS AND REVISE THE DEFINITIONS OF “MULTI-FAMILY RESIDENTIAL UNIT” AND “SINGLE FAMILY RESIDENTIAL UNIT” TO THE WESTERN RIVERSIDE COUNTY TRANSPORTATION UNIFORM MITIGATION FEE (TUMF) PROGRAM AND FINDING THIS ORDINANCE EXEMPT FROM CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA)

5. Establish All-Way Stop Control at the Intersection of Wolf Creek Drive North and Antelope Place

Recommendation: That the City Council adopt a resolution entitled:

RESOLUTION NO. 2026-20

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA, ESTABLISHING AN ALL-WAY STOP CONTROL AT THE INTERSECTION OF WOLF CREEK DRIVE NORTH AND ANTELOPE PLACE AND FINDING THAT THE ACTION IS EXEMPT FROM CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) UNDER SECTION 15301(C) OF THE CEQA GUIDELINES

RECESS:

At 4:09 PM, the City Council recessed and convened as the Temecula Community Services District Meeting. At 4:25 PM the City Council resumed with the remainder of the City Council Agenda.

RECONVENE TEMECULA CITY COUNCIL

PUBLIC HEARING

10. Approve Fiscal Year 2026-2027 Community Development Block Grant Annual Action Plan

Recommendation: That the City Council adopt a resolution entitled:

RESOLUTION NO. 2026-21

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA APPROVING THE 2026-2027 ANNUAL ACTION PLAN AS AN APPLICATION TO THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT (HUD) FOR FUNDING UNDER THE FEDERAL COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) PROGRAM AND FINDING THAT THE ACTION IS EXEMPT FROM ENVIRONMENTAL REVIEW UNDER THE NATIONAL ENVIRONMENTAL POLICY ACT PURSUANT TO 24 CFR 58.34(A)(1) AND THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO CEQA GUIDELINES SECTION 15262 AND 15378(B)(4)

Approved the Staff Recommendation (5-0): Motion by Stewart, Second by Schwank. The vote reflected unanimous approval.

ITEMS FOR FUTURE CITY COUNCIL AGENDAS

CITY MANAGER REPORT

CITY ATTORNEY REPORT

The City Attorney stated there was no reportable action from closed session.

ADJOURNMENT

At 5:38 PM, the City Council meeting was formally adjourned to Tuesday, April 28, 2026, at 2:00 PM for Closed Session, with regular session commencing at 3:00 PM, City Council Chambers, 41000 Main Street, Temecula, California.

Jessica Alexander, Mayor

ATTEST:

Randi Johl, City Clerk

[SEAL]

**CITY OF TEMECULA
AGENDA REPORT**

TO: City Manager/City Council
FROM: Jennifer Hennessy, Director of Finance
DATE: April 28, 2026
SUBJECT: Approve List of Demands

PREPARED BY: Tricia Hawk, Finance Manager

RECOMMENDATION: That the City Council adopt a resolution entitled:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
TEMECULA ALLOWING CERTAIN CLAIMS AND DEMANDS
AS SET FORTH IN EXHIBIT A

BACKGROUND: All claims and demands are reported and summarized for review and approval by the City Council on a routine basis at each City Council meeting. The attached claims represent the paid claims and demands since the last City Council meeting.

FISCAL IMPACT: All claims and demands were paid from appropriated funds or authorized resources of the City and have been recorded in accordance with the City's policies and procedures.

ATTACHMENTS:

1. Resolution
2. List of Demands

RESOLUTION NO. 2026-

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY
OF TEMECULA ALLOWING CERTAIN CLAIMS AND
DEMANDS AS SET FORTH IN EXHIBIT A**

THE CITY COUNCIL OF THE CITY OF TEMECULA DOES HEREBY RESOLVE AS
FOLLOWS:

Section 1. That the following claims and demands as set forth in Exhibit A, on file in the office of the City Clerk, has been reviewed by the City Manager's Office and that the same are hereby allowed in the amount of \$2,898,964.52.

Section 2. The City Clerk shall certify the adoption of this resolution.

PASSED, APPROVED, AND ADOPTED by the City Council of the City of Temecula this 28th day of April, 2026.

Jessica Alexander, Mayor

ATTEST:

Randi Johl, City Clerk

[SEAL]

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss
CITY OF TEMECULA)

I, Randi Johl, City Clerk of the City of Temecula, do hereby certify that the foregoing Resolution No. 2026- was duly and regularly adopted by the City Council of the City of Temecula at a meeting thereof held on the 28th day of April, 2026, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSTAIN: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

Randi Johl, City Clerk

CITY OF TEMECULA

LIST OF DEMANDS

03/28/2026 - 04/10/2026 TOTAL CHECK RUN: 2,004,900.12

04/09/2026 TOTAL PAYROLL RUN: 894,064.40

TOTAL LIST OF DEMANDS FOR 04/28/2026 COUNCIL MEETING: \$ 2,898,964.52

03/28/2026 - 04/10/2026 APPROVED PURCHASE CARD DETAIL: 71,140.95

Check #	Check Date	Vendor #	Vendor Name	Invoice	Description	Payment Type	Invoice Net
305458	4/9/2026	1288	2 HOT UNIFORMS INC	97908	UNIFORMS: PD	Printed Check	86.95
608960	4/9/2026	2238	79 FIELD HOCKEY INC	3115.101 '26	INSTRUCTOR EARNINGS: TCSD	EFT Posted	787.50
608939	4/2/2026	3997	A STEP IN THE RIGHT DIRECTION LLC	262104799EL	ADA AIDE SVCS: TCSD	EFT Posted	130.00
608961	4/9/2026	2183	ACCENTURE LLP	38742	CONSTRUCTION MGMT SVCS: TRAFFIC: PW23-11	EFT Posted	1,130.00
608962	4/9/2026	3624	ACE CAPITAL ENGINEERING	04	PEDESTRIAN RAMP UPGRADES CITYWIDE: PW23-11	EFT Posted	6,252.19
608940	4/2/2026	1943	AIR EXCHANGE INC	91616195	PLYMOVENT SVCS: FIRE	EFT Posted	1,413.03
608940	4/2/2026	1943	AIR EXCHANGE INC	91616117	PLYMOVENT SVCS: FIRE	EFT Posted	1,126.77
608940	4/2/2026	1943	AIR EXCHANGE INC	91616092	PLYMOVENT SVCS: FIRE	EFT Posted	873.48
19481	3/9/2026	1435	ALASKA AIRLINES	9860	AIRFARE: LOBBYING TRIP: CC	Credit Card	617.48
19458	3/9/2026	1435	ALASKA AIRLINES	0163	AIRFARE: LOBBYING TRIP: CMO	Credit Card	617.48
305459	4/9/2026	1236	ALL AMERICAN ASPHALT	1246825	ASPHALT SUPPLIES: STREET MAINTENANCE: PW	Printed Check	436.57
305459	4/9/2026	1236	ALL AMERICAN ASPHALT	1247310	ASPHALT SUPPLIES: STREET MAINTENANCE: PW	Printed Check	434.73
305459	4/9/2026	1236	ALL AMERICAN ASPHALT	1247309	ASPHALT SUPPLIES: STREET MAINTENANCE: PW	Printed Check	175.86
608963	4/9/2026	1512	ALLEGRO MUSICAL VENTURES INC	28799	PIANO TUNING SVCS: LIBRARY: TCSD	EFT Posted	335.00
608963	4/9/2026	1512	ALLEGRO MUSICAL VENTURES INC	28798	PIANO TUNING SVCS: THEATER: TCSD	EFT Posted	300.00
608963	4/9/2026	1512	ALLEGRO MUSICAL VENTURES INC	28809	PIANO TUNING: MPSC: TCSD	EFT Posted	300.00
19442	3/2/2026	4288	ALLIANZ TRAVEL INSURANCE	1335	AIRFARE INSURANCE: WASHINGTON DC LEGISLATIVE: PW	Credit Card	33.96
19429	3/2/2026	4288	ALLIANZ TRAVEL INSURANCE	3910	TRAVEL INSURANCE: DC LOBBYING TRIP: CMO	Credit Card	33.96
19480	3/9/2026	4288	ALLIANZ TRAVEL INSURANCE	5150	TRAVEL INSURANCE: CC	Credit Card	33.96
19457	3/9/2026	4288	ALLIANZ TRAVEL INSURANCE	5351	TRAVEL INSURANCE: DC LOBBYING TRIP: CMO	Credit Card	33.96
608941	4/2/2026	1418	AMAZON	1FKL-NX7D-76LP	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	589.94
608964	4/9/2026	1418	AMAZON	1MKY-GJCD-N4K1	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	788.40
608964	4/9/2026	1418	AMAZON	1CJ3-YDP7-KVXC	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	628.85
608964	4/9/2026	1418	AMAZON	1RNG-CMY7-W1FX	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	595.69
608964	4/9/2026	1418	AMAZON	14WG-FWJL-XQY9	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	581.52
608964	4/9/2026	1418	AMAZON	1WGL-PL1W-MP34	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	504.81
608964	4/9/2026	1418	AMAZON	1M9N-GCYY-F36K	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	498.18
608964	4/9/2026	1418	AMAZON	11WK-3QP-TWRT	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	261.39
608964	4/9/2026	1418	AMAZON	16HX-RLJW-HTXR	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	176.12
608964	4/9/2026	1418	AMAZON	1J3W-1GPJ-7TPW	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	27.18
608964	4/9/2026	1418	AMAZON	16PG-KD6R-LXG1	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	25.42
608965	4/9/2026	1418	AMAZON	11RL-HLX6-C4NP	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	14.95
608965	4/9/2026	1418	AMAZON	1F9N-PR4F-34KT	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	-14.86
608942	4/2/2026	1080	AMERICAN NATIONAL RED CROSS	23132124	STAFF TRAINING/CERTIFICATION: AQUATICS: TCSD	EFT Posted	144.00
608966	4/9/2026	1080	AMERICAN NATIONAL RED CROSS	23157486	STAFF TRAINING/CERTIFICATION: AQUATICS: TCSD	EFT Posted	1,555.80
608966	4/9/2026	1080	AMERICAN NATIONAL RED CROSS	23154756	STAFF TRAINING/CERTIFICATION: AQUATICS: TCSD	EFT Posted	648.00
19426	3/2/2026	1766	APPLE.COM	9918	ADD'L PHONE STORAGE: SOCIAL MEDIA: CMO	Credit Card	2.99
608967	4/9/2026	1000	APPLEONE INC	S10421062	TEMPORARY STAFFING: COMDV	EFT Posted	2,063.88
608943	4/2/2026	2777	ARAMARK SVCS INC	1434459_1	REFRESHMENT SVCS: FACILITIES: PW	EFT Posted	101.67
608943	4/2/2026	2777	ARAMARK SVCS INC	15173808	REFRESHMENT SVCS: FACILITIES: PW	EFT Posted	61.00
608968	4/9/2026	2777	ARAMARK SVCS INC	0106093036	REFRESHMENT SVCS: FACILITIES: PW	EFT Posted	1,215.41
608968	4/9/2026	2777	ARAMARK SVCS INC	0106060447	REFRESHMENT SVCS: FACILITIES: PW	EFT Posted	-211.83
19489	3/2/2026	4489	ARCO	8783	SUPPLIES: HOMELESS CLIENT: TCSD	Credit Card	100.00
608969	4/9/2026	2917	ARJONA GLORIA	Perf: 03/20/26	BRAZILIAN & LATIN JAZZ: TCSD	EFT Posted	1,191.40
305460	4/9/2026	2442	ASCENT ENVIRONMENTAL INC	20220121.01 - 14	ENVIRONMENTAL QUALITY ACT ADVISORY SVCS: COMDV	Printed Check	1,430.00
305480	4/9/2026	100	ASTER CONSTRUCTION SVCS	TRC-161232-13-03-202	REFUND: B26-0053: COMDV	Printed Check	248.50
305481	4/9/2026	100	ASTER CONSTRUCTION SVCS	TRC-161234-13-03-202	REFUND: B23-0053: COMDV	Printed Check	212.00
305443	4/2/2026	2242	AT&T	610742	LOCATION/ACTIVATION FEES: PD	Printed Check	170.00
305443	4/2/2026	2242	AT&T	609019	LOCATION/ACTIVATION FEES: PD	Printed Check	120.00
305443	4/2/2026	2242	AT&T	597248	LOCATION/ACTIVATION FEES: PD	Printed Check	70.00
608970	4/9/2026	2073	AZTEC LANDSCAPING INC	J2281	FEB '26 JANITORIAL SVCS: CITY PARKS: PW	EFT Posted	10,309.49
608971	4/9/2026	2125	BARNES JOHN	0610	PLAQUE ENGRAVING: RSO: COMSP	EFT Posted	244.69
305461	4/9/2026	2953	BDS TACTICAL GEAR	41179	UNIFORMS: PD	Printed Check	629.43
305461	4/9/2026	2953	BDS TACTICAL GEAR	41176	UNIFORMS: PD	Printed Check	623.89
609026	4/9/2026	3122	BEARD ESTRELLE	2227.101	INSTRUCTOR EARNINGS: TCSD	EFT Posted	1,568.00
608972	4/9/2026	1980	BGP RECREATION INC	4005.103-4010.103	INSTRUCTOR EARNINGS: TCSD	EFT Posted	4,233.60
608972	4/9/2026	1980	BGP RECREATION INC	4030-4040.101 '26	INSTRUCTOR EARNINGS: TCSD	EFT Posted	1,378.42
608973	4/9/2026	1101	BLUETRITON BRANDS INC	16C0028910578	WATER DELIVERY SVCS: FOC: PW	EFT Posted	418.40
608973	4/9/2026	1101	BLUETRITON BRANDS INC	16B0028662112	WATER DELIVERY SVCS: PBSP: PW	EFT Posted	199.14
608974	4/9/2026	3720	BOOT WORLD INC	121968	SAFETY FOOTWEAR: RISK: HR	EFT Posted	169.84
608975	4/9/2026	3670	BOWEN TIMOTHY D	1100.101-1100.102	INSTRUCTOR EARNINGS: TCSD	EFT Posted	2,835.00
608944	4/2/2026	2541	BRIGHTON HILL ACADEMY	2600.101 '26	INSTRUCTOR EARNINGS: TCSD	EFT Posted	1,197.00
608976	4/9/2026	1634	BRODART CO	B7178574	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	1,046.05
608976	4/9/2026	1634	BRODART CO	B7179776	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	621.28
608976	4/9/2026	1634	BRODART CO	B7178172	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	408.65
608976	4/9/2026	1634	BRODART CO	B7180072	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	202.53
608976	4/9/2026	1634	BRODART CO	B7178571	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	144.18

Check #	Check Date	Vendor #	Vendor Name	Invoice	Description	Payment Type	Invoice Net
608976	4/9/2026	1634	BRODART CO	B7177767	BOOK COLLECTIONS: RHR LIBRARY: TCSD	EFT Posted	32.57
608977	4/9/2026	2622	BROWN JAMAL DEON	2360.102 '26	INSTRUCTOR EARNINGS: TCSD	EFT Posted	910.00
608978	4/9/2026	2836	BRYANT ROBERT	1401.104-1405.104	INSTRUCTOR EARNINGS: TCSD	EFT Posted	8,106.82
608979	4/9/2026	2399	BUCHER BRET PHILLIP	3500.104-3530.104	INSTRUCTOR EARNINGS: TCSD	EFT Posted	9,036.13
305462	4/9/2026	1084	C R AND R INC	001619189	MULCH/COMPOST PER CAL RECYCLE SB 1383: PW	Printed Check	625.94
305444	4/2/2026	3157	CAHALAN JASON	4694	BAY DOOR MAINTENANCE: FIRE	Printed Check	285.00
305463	4/9/2026	3157	CAHALAN JASON	4654	DOOR REPAIR: CHAPEL: PW	Printed Check	1,285.00
305463	4/9/2026	3157	CAHALAN JASON	4690	DOOR REPAIR: CIVIC CENTER: PW	Printed Check	220.00
19521	3/26/2026	1573	CALIF DEPT OF CHILD SUPPORT	Ben351616	SUPPORT PAYMENT	Wire	1,016.98
305464	4/9/2026	2465	CALIF NEWSPAPERS PARTNERSHIP	0000637907c	FEB '26 LEGAL NEWSPAPER PUBLICATIONS: CLERK	Printed Check	2,004.87
305464	4/9/2026	2465	CALIF NEWSPAPERS PARTNERSHIP	0000637907b	BID ADVERTISING: BIKE LANE UPGRADES : PW23-10	Printed Check	1,104.14
305464	4/9/2026	2465	CALIF NEWSPAPERS PARTNERSHIP	0000637907a	FEB '26 LEGAL NEWSPAPER PUBLICATIONS: PLAN: COMDV	Printed Check	416.61
19436	3/2/2026	3059	CALIFORNIA ROBBERY INVESTIGATORS ASSOC	4032	DUES & MEMBERSHIPS: PD	Credit Card	20.00
305465	4/9/2026	1332	CANON FINANCIAL SVCS INC	42827443	FEB '26 CANON COPIERS LEASE: LIBRARY: ITSS	Printed Check	2,015.54
305466	4/9/2026	2565	CAPRARELLI JOHN ROBERT	1682	ADA TRAINING: BUSINESS COMMUNITY EVENT: BLDSF	Printed Check	3,750.00
305467	4/9/2026	2063	CASC ENGINEERING AND CONSULTING INC	0054758	ENVIRONMENTAL REVIEW TTM 38924: PA22-0047: COMDV	Printed Check	732.50
608981	4/9/2026	1280	CDW LLC	A14MM9G	SMALL TOOLS/EQUIPMENT: ITSS	EFT Posted	737.80
608981	4/9/2026	1280	CDW LLC	A14P83A	SMALL TOOLS/EQUIPMENT: ITSS	EFT Posted	33.18
305446	4/2/2026	1528	CERTIFION CORP	1225EP31197	DEC '25 SOFTWARE SUBSCRIPTION: PD	Printed Check	200.00
305446	4/2/2026	1528	CERTIFION CORP	226EP31197	FEB '26 SOFTWARE SUBSCRIPTION: PD	Printed Check	200.00
305446	4/2/2026	1528	CERTIFION CORP	126EP31197	JAN '26 SOFTWARE SUBSCRIPTION: PD	Printed Check	200.00
305468	4/9/2026	1528	CERTIFION CORP	326EP31197	MAR '26 SOFTWARE SUBSCRIPTION: PD	Printed Check	200.00
608982	4/9/2026	2116	CHA CONSULTING INC	2026-02	I-15/FRENCH VALLEY PKWY IMPROVEMENT: PW16-01	EFT Posted	24,584.63
19443	3/9/2026	2043	CHARITY FOR CHARITY	7074	REGISTRATION: FUNDRAISER: CC	Credit Card	150.00
19435	3/2/2026	1570	CHICK FIL A INC	5035	REFRESHMENTS: DUI CHECKPOINT VOLUNTEERS: PD	Credit Card	76.66
608983	4/9/2026	1347	CINTAS CORP	020D060340	FIRE EXTINGUISHER SVCS: FIRE	EFT Posted	118.75
608984	4/9/2026	1666	CORELOGIC INC	82292683	FEB SOFTWARE SUBSCRIPTION: CODE ENFORCEMENT: COMDV	EFT Posted	273.50
608945	4/2/2026	1771	COSSOU CELINE	1620.102 '26	INSTRUCTOR EARNINGS: TCSD	EFT Posted	491.40
608985	4/9/2026	1771	COSSOU CELINE	1635.102	INSTRUCTOR EARNINGS: TCSD	EFT Posted	756.00
608946	4/2/2026	2004	COX KRISTI	4165.103	INSTRUCTOR EARNINGS: TCSD	EFT Posted	157.50
608946	4/2/2026	2004	COX KRISTI	4170.103	INSTRUCTOR EARNINGS: TCSD	EFT Posted	89.60
608986	4/9/2026	2004	COX KRISTI	4100.108-4170.104	INSTRUCTOR EARNINGS: TCSD	EFT Posted	3,004.40
608948	4/2/2026	1663	CRIME SCENE STERI CLEAN LLC	1215	BIOHAZARDOUS WASTE CLEANUP: PD	EFT Posted	1,750.00
608948	4/2/2026	1663	CRIME SCENE STERI CLEAN LLC	1214	MAR '26 BIOHAZARDOUS WASTE CLEANUP: PD	EFT Posted	1,750.00
608987	4/9/2026	3607	CROWN CASTLE INC	2095107	FIBER SVCS: 44900 TEMECULA LANE: ITSS	EFT Posted	550.00
305470	4/9/2026	3209	DATA PROCESSING DESIGN INC	EGOLD-12188777	CLOUD FAXING SERVICE: ITSS	Printed Check	75.99
608988	4/9/2026	1699	DAVID EVANS AND ASSOC	612543	DIAZ ROAD EXPANSION: PW17-25	EFT Posted	26,552.73
19492	3/2/2026	4491	DEL TACO	5967	SUPPLIES: HOMELESS PREVENTION: TCSD	Credit Card	60.00
305471	4/9/2026	3094	DELCO SERVICE INC	32011	ANNUAL CLAY VALVE SVC: PW	Printed Check	1,279.84
608947	4/2/2026	1235	DIAMOND ENVIRONMENTAL SVCS	0006836538	FENCE RENTAL: JRC: PW	EFT Posted	95.00
608989	4/9/2026	2137	DIVERSIFIED WATERSCAPES INC	10007897	FEB '26 WTR QUALITY MAINT: DUCK POND/HARV: PW	EFT Posted	8,190.00
19483	3/9/2026	4464	DIY ROAD CASES STORE	5527	EQUIPMENT: PEG: ITSS	Credit Card	207.84
608990	4/9/2026	1678	DUDEK	202602411	RRSP HOCKEY RINK PROJECT: PW22-06	EFT Posted	12,096.38
19523	3/23/2026	1057	EASTERN MUNICIPAL WATER DIST	VAR EMWD FEB '26	VARIOUS FEB WATER SVCS	Wire	3,969.97
608996	4/9/2026	3161	EE VENDOR #3161	03/11/26	REIMB: ICC B2 EXAM: BLDSF	EFT Posted	320.00
305445	4/2/2026	4486	EE VENDOR #4486	Reimb: 2/23-2/27/26	REIMB: NARCOTIC INVESTIGATOR CLASS: PD	Printed Check	347.99
305472	4/9/2026	1004	ESGIL LLC	3558945	FEB '26 PLAN REVIEW SVCS: COMDV	Printed Check	53,765.92
305472	4/9/2026	1004	ESGIL LLC	3507933	JAN '26 PLAN REVIEW SVCS: COMDV	Printed Check	30,211.60
305472	4/9/2026	1004	ESGIL LLC	3416119	DEC '25 PLAN REVIEW SVCS: COMDV	Printed Check	25,307.18
19493	3/2/2026	2749	EXTENDED STAY AMERICA	5950	LODGING: HOMELESS OUTREACH: TCSD	Credit Card	1,444.24
19488	3/2/2026	2749	EXTENDED STAY AMERICA	1956	LODGING: HOMELESS OUTREACH: TCSD	Credit Card	251.16
305473	4/9/2026	1005	FEDERAL EXPRESS INC	9-176-37486	POSTAGE & PACKAGING: LAND DEV: PW	Printed Check	39.27
305473	4/9/2026	1005	FEDERAL EXPRESS INC	9-212-50460	POSTAGE & PACKAGING: STREETS: PW	Printed Check	7.43
609034	4/9/2026	4338	FIRST TRADE LLC	5 PW19-14	FIRE STATION 84 PROJECT: CIP: PW19-14	EFT Posted	24,638.26
305483	4/9/2026	100	FREEDOM FOREVER	TRC-161236-13-03-202	REFUND: B25-1286: COMDV	Printed Check	154.08
305482	4/9/2026	100	FREEDOM FOREVER	TRC-161231-13-03-202	REFUND: B25-2138: COMDV	Printed Check	154.08
608991	4/9/2026	3631	GIBBS SAVANNAH	2515.101-2555.101	INSTRUCTOR EARNINGS: TCSD	EFT Posted	1,281.00
608992	4/9/2026	2359	GILLIS AND PANICHAPAN ARCHITECTS INC	109205J	FIRE STATION 84 PROJECT: CIP: PW19-14	EFT Posted	6,700.00
608949	4/2/2026	3527	GOLDEN STATE COMMUNICATIONS INC	RI41403	PUBLIC SAFETY COM MAINT AGREEMENT: EM: FIRE	EFT Posted	13,155.00
608993	4/9/2026	3527	GOLDEN STATE COMMUNICATIONS INC	RI41502	4/1/26-6/30/26 RADIO RENTAL: PD	EFT Posted	1,050.00
305448	4/2/2026	2225	HASA INC	1107658	POOL SANITIZING CHEMICALS: CITY POOLS: PW	Printed Check	1,819.77
305448	4/2/2026	2225	HASA INC	1107656	POOL SANITIZING CHEMICALS: CITY POOLS: PW	Printed Check	545.80
19438	3/2/2026	3652	HERTZ	4376	AUTO RENTAL: CRIA CONFERENCE: PD	Credit Card	308.54
608951	4/2/2026	3994	HTV NUVENTURES CORP	71209	BUSINESS CARDS: PREVENTION: FIRE	EFT Posted	105.05
609004	4/9/2026	3994	HTV NUVENTURES CORP	71192	BUSINESS CARDS: BUILDING & SAFETY: COMDV	EFT Posted	147.46
609004	4/9/2026	3994	HTV NUVENTURES CORP	71208	BUSINESS CARDS: BUILDING & SAFETY: COMDV	EFT Posted	99.10
609004	4/9/2026	3994	HTV NUVENTURES CORP	71141	BUSINESS CARDS: CODE: COMDV	EFT Posted	93.66

Check #	Check Date	Vendor #	Vendor Name	Invoice	Description	Payment Type	Invoice Net
19472	3/9/2026	3244	HYATT REGENCY	7754	REFRESHMENTS: CAL CITIES PUBLIC SAFETY MTG: CC	Credit Card	52.50
19473	3/9/2026	3244	HYATT REGENCY	7960	REFRESHMENTS: CAL CITIES PUBLIC SAFETY MTG: CC	Credit Card	4.00
608994	4/9/2026	2564	INLAND FLEET SOLUTIONS INC	10908	REPAIR & MAINTENANCE - VEHICLE: STREET MAINT: PW	EFT Posted	367.50
19519	3/26/2026	1047	INSTATAX EDD	Ben351612	STATE TAX PAYMENT	Wire	44,532.92
19518	3/26/2026	1027	INSTATAX IRS	Ben351608	FEDERAL TAX PAYMENT	Wire	145,379.46
608950	4/2/2026	2085	INTERPRETERS UNLIMITED	451295	FEBRUARY '26 TRANSLATION SVCS: PD	EFT Posted	24.00
19446	3/9/2026	1012	INTL COUNCIL OF SHOPPING CENTERS INC	1527	REGISTRATION: CONFERENCE: CC	Credit Card	1,050.00
19484	3/9/2026	3104	ISC2	7440	MEMBERSHIP RENEWAL: ITSS	Credit Card	135.00
608954	4/2/2026	3971	KELLY JOHN	Perf: 03/13/26	STLLMNT: FRIDAY NIGHT LIVE IMPROV: THEATER: TCSD	EFT Posted	22.42
305474	4/9/2026	1933	KELLY SPICERS INC	12176864	WHITE COPY PAPER: CENTRAL SVCS: ITSS	Printed Check	3,553.71
19482	3/9/2026	4463	KENT CUSTOM CASES	6748	EQUIPMENT: PEG: ITSS	Credit Card	1,585.00
608995	4/9/2026	1090	KEYSER MARSTON ASSOCIATES INC	0040559	ON CALL CONSULTANT SVCS: COMDV	EFT Posted	551.25
305475	4/9/2026	1136	LAKE ELSINORE ANIMAL FRIENDS	APR 2026	APR '26 ANIMAL CONTROL SVCS: COMDV	Printed Check	11,252.19
19462	3/9/2026	4485	LANDEROS MEXICAN GRILL	5232	REFRESHMENTS: TEAM PACE MTG: HR	Credit Card	313.55
19460	3/9/2026	1014	LEAGUE OF CALIFORNIA CITIES	1861	REGISTRATION: CAL CITIES LEADERS CONFERENCE: CMO	Credit Card	775.00
19479	3/9/2026	1014	LEAGUE OF CALIFORNIA CITIES	4155	REGISTRATION: CAL CITIES LEADERS CONFERENCE: CC	Credit Card	650.00
19456	3/9/2026	1014	LEAGUE OF CALIFORNIA CITIES	4122	REGISTRATION: CAL CITIES LEADERS CONFERENCE: CMO	Credit Card	650.00
305486	4/9/2026	100	LEIGH RICHARD	TRC-161226-13-03-20A	REFUND: PA23-0492: COMDV	Printed Check	6,544.00
305487	4/9/2026	100	LEIGH RICHARD	TRC-161226-13-03-20B	REFUND: PA23-0492: LD	Printed Check	1,593.50
305488	4/9/2026	100	LEIGH RICHARD	TRC-161226-13-03-20C	REFUND: PA23-0492: FIRE	Printed Check	343.50
608997	4/9/2026	1216	LIFE ASSIST INC	2082503	CPR PROGRAM SUPPLIES: MEDIC: FIRE	EFT Posted	4,304.06
608997	4/9/2026	1216	LIFE ASSIST INC	2085791	CPR PROGRAM SUPPLIES: MEDIC: FIRE	EFT Posted	349.64
608997	4/9/2026	1216	LIFE ASSIST INC	2082805	PARAMEDIC PROGRAM SUPPLIES: MEDIC: FIRE	EFT Posted	83.52
305476	4/9/2026	1302	M AND J PAUL ENTERPRISES INC	J0327266	ENTERTAINMENT SVCS: SPECIAL EVENTS: TCSD	Printed Check	2,895.00
305477	4/9/2026	1806	M C I COMM SERVICE	7DK90589 03/17/26	MAR 7DF90589 XXX-0346 GEN USAGE: ITSS	Printed Check	37.08
305477	4/9/2026	1806	M C I COMM SERVICE	7DF89878 03/17/26	MAR 7DK89878 XXX-0714 USAGE MALL PD: ITSS	Printed Check	27.97
305478	4/9/2026	1224	MAIN STREET SIGNS	50098	STREET NAME SIGNS: STREET MAINT: PW	Printed Check	3,629.04
305478	4/9/2026	1224	MAIN STREET SIGNS	50100	STREET NAME SIGNS: STREET MAINT: PW	Printed Check	326.14
305478	4/9/2026	1224	MAIN STREET SIGNS	50099	STREET NAME SIGNS: STREET MAINT: PW	Printed Check	147.47
305478	4/9/2026	1224	MAIN STREET SIGNS	49980	WAYFINDING MOCKUP TRAIL SIGNS: LR24-0344	Printed Check	66.88
608998	4/9/2026	1243	MANALILI DE VILLA AILEEN	1200.101-1206.101	INSTRUCTOR EARNINGS: TCSD	EFT Posted	4,494.00
608999	4/9/2026	2619	MARIPOSA TREE MANAGEMENT INC	4349	TREE REMOVAL SVCS: REDHAWK: PW	EFT Posted	17,508.43
608999	4/9/2026	2619	MARIPOSA TREE MANAGEMENT INC	4357	ANNUAL ROW TREE TRIMMING SVCS: PARKS: PW	EFT Posted	7,158.88
608999	4/9/2026	2619	MARIPOSA TREE MANAGEMENT INC	4354	ANNUAL TREE TRIMMING SVCS: CITY PARKS: PW	EFT Posted	6,419.49
608999	4/9/2026	2619	MARIPOSA TREE MANAGEMENT INC	4353	TREE TRIMMING & REMOVAL: CITY FACILITIES: PW	EFT Posted	5,921.37
608999	4/9/2026	2619	MARIPOSA TREE MANAGEMENT INC	4360	TREE TRIMMING & REMOVAL: VILLAGE GROVE: PW	EFT Posted	4,556.94
608999	4/9/2026	2619	MARIPOSA TREE MANAGEMENT INC	4347	TREE TRIMMING & REMOVAL: RANCHO HIGHLANDS: PW	EFT Posted	4,314.72
608999	4/9/2026	2619	MARIPOSA TREE MANAGEMENT INC	4356	ANNUAL ROW TREE TRIMMING SVCS: PARKS: PW	EFT Posted	3,403.20
608999	4/9/2026	2619	MARIPOSA TREE MANAGEMENT INC	4348	ANNUAL TREE TRIMMING SVCS: CITY PARKS: PW	EFT Posted	2,675.13
608999	4/9/2026	2619	MARIPOSA TREE MANAGEMENT INC	4359	ANNUAL ROW TREE TRIMMING SVCS: PARKS: PW	EFT Posted	2,582.70
608999	4/9/2026	2619	MARIPOSA TREE MANAGEMENT INC	4351	EMERGENCY TREE TRIMMING & REMOVAL SVCS: PW	EFT Posted	2,174.40
609000	4/9/2026	2619	MARIPOSA TREE MANAGEMENT INC	4358	ANNUAL ROW TREE TRIMMING SVCS: PARKS: PW	EFT Posted	1,305.60
609000	4/9/2026	2619	MARIPOSA TREE MANAGEMENT INC	4346	EMERGENCY TREE TRIMMING & REMOVAL SVCS: PW	EFT Posted	1,269.10
609000	4/9/2026	2619	MARIPOSA TREE MANAGEMENT INC	4355	ANNUAL TREE TRIMMING SVCS: CITY PARKS: PW	EFT Posted	1,163.10
609000	4/9/2026	2619	MARIPOSA TREE MANAGEMENT INC	4352	EMERGENCY TREE TRIMMING & REMOVAL SVCS: PW	EFT Posted	761.04
609000	4/9/2026	2619	MARIPOSA TREE MANAGEMENT INC	4350	ANNUAL TREE TRIMMING SVCS: CITY PARKS: PW	EFT Posted	435.20
305485	4/9/2026	100	MARTIN MIKE	TRC-161235-13-03-202	REFUND: PA23-03232: COMDV	Printed Check	50.00
609001	4/9/2026	4272	MCCI LLC	RN27711	LASERFICHE ANNUAL MAINTENANCE: CLERK: ITSS	EFT Posted	36,871.94
609002	4/9/2026	2057	MDG ASSOCIATES INC	20615	FEB CONSULTING SVCS: CDBG ADMINISTRATION: COMDV	EFT Posted	5,426.50
19509	3/16/2026	2165	MEDLINE INDUSTRIES LP	QE 12/31/25	QE DEC 2025 SALES TAX PHS	Wire	425,069.00
305449	4/2/2026	3380	MGG TECHNOLOGIES INC	US2683	HELP DESK TICKETING & ASSET MGMT SFTWR: ITSS	Printed Check	11,849.17
19427	3/2/2026	3647	MGM GRAND	8681	LODGING: ICSC CONFERENCE: CMO	Credit Card	272.23
19447	3/9/2026	3647	MGM GRAND	7354	LODGING: ICSC CONFERENCE: CC	Credit Card	272.23
19445	3/9/2026	3647	MGM GRAND	9098	LODGING: ICSC CONFERENCE: CC	Credit Card	-19.05
609003	4/9/2026	2259	MICHELLE MEDINA	1040.103-1045.103	INSTRUCTOR EARNINGS: TCSD	EFT Posted	2,310.00
609003	4/9/2026	2259	MICHELLE MEDINA	1050.101 '26	INSTRUCTOR EARNINGS: TCSD	EFT Posted	1,328.83
609005	4/9/2026	1681	MIRANDA JULIO CESAR	3600-3605.104 '26	INSTRUCTOR EARNINGS: TCSD	EFT Posted	852.60
609006	4/9/2026	1118	MIYAMOTO JURKOSKY SUSAN	2900.102 '26	INSTRUCTOR EARNINGS: TCSD	EFT Posted	385.00
609007	4/9/2026	3856	MNS ENGINEERS INC	93205R	ENGINEERING SVCS: MERCEDES ST. SIDEWALK: PW25-09	EFT Posted	12,847.50
609008	4/9/2026	1240	MORAMARCO ANTHONY J	Feb '26 - Ethiopia	EVENTS SVCS: SPECIAL EVENTS: TCSD	EFT Posted	300.00
609008	4/9/2026	1240	MORAMARCO ANTHONY J	2040.104	INSTRUCTOR EARNINGS: TCSD	EFT Posted	294.00
305484	4/9/2026	100	MORENO GABRIEL	103063830	REFUND: CLASSES: TCSD	Printed Check	16.25
19487	3/2/2026	3509	MOTEL 6	3369	LODGING: HOMELESS OUTREACH: TCSD	Credit Card	767.34
609009	4/9/2026	3475	MSW CONSULTANTS INC	1024	CONSULTING SVCS: SOLID WASTE: PW	EFT Posted	1,520.00
608952	4/2/2026	2081	MUSIC CONNECTION LLC	Perf: 03/14/26	SPEAKEASY @ THE MERC: TCSD	EFT Posted	613.20
305450	4/2/2026	1375	N JEFFERSON BUSINESS PARK FWY ASSOC	100202608 10/25-3/26	OCT-DEC 25/JAN-MAR 26 ASSN DUES 2 LOT PM23561 #17	Printed Check	1,059.92
305479	4/9/2026	1375	N JEFFERSON BUSINESS PARK FWY ASSOC	100202626 APR-JUN'26	APR-JUN '26 ASSN DUES 2 LOT PM23561 #21	Printed Check	763.85

Check #	Check Date	Vendor #	Vendor Name	Invoice	Description	Payment Type	Invoice Net
305479	4/9/2026	1375	N JEFFERSON BUSINESS PARK FWY ASSOC	100202627 APR-JUN'26	APR-JUN '26 ASSN DUES 2 LOT PM23561 #20	Printed Check	722.40
305479	4/9/2026	1375	N JEFFERSON BUSINESS PARK FWY ASSOC	100202602 APR-JUN'26	APR-JUN '26 ASSN DUES 2 LOT PM23561 #19	Printed Check	695.75
305479	4/9/2026	1375	N JEFFERSON BUSINESS PARK FWY ASSOC	100202604 APR-JUN'26	APR-JUN '26 ASSN DUES 2 LOT PM23561 #16	Printed Check	571.41
305479	4/9/2026	1375	N JEFFERSON BUSINESS PARK FWY ASSOC	100202608 APR-JUN'26	APR-JUN '26 ASSN DUES 2 LOT PM23561 #17	Printed Check	529.96
19522	3/26/2026	1038	NATIONWIDE RETIREMENT SOLUTION	Ben351618	OBRA - PROJECT RETIREMENT PAYMENT	Wire	6,113.86
609010	4/9/2026	2578	NIEVES LANDSCAPE LLC	84207	LANDSCAPE SVCS: MIKE NAGGAR PARK: PWPI-14	EFT Posted	71,368.50
609010	4/9/2026	2578	NIEVES LANDSCAPE LLC	84102	LANDSCAPE SVCS: YNEZ ROAD IMPROV: PW23-02	EFT Posted	30,000.00
609010	4/9/2026	2578	NIEVES LANDSCAPE LLC	83975	IRRIGATION REPAIRS: SERENA HILLS: PW	EFT Posted	380.07
609010	4/9/2026	2578	NIEVES LANDSCAPE LLC	83974	IRRIGATION REPAIRS: RIVERTON PARK: PW	EFT Posted	335.98
609011	4/9/2026	1511	NV5 INC	505903	CIP CONSULTANT SVCS: WAYFINDING SIGN: PW	EFT Posted	996.00
609012	4/9/2026	2496	OLD TOWN TIRE AND SERVICE INC	082294	REPAIR & MAINTENANCE - VEHICLE: COMDV	EFT Posted	89.73
609013	4/9/2026	1164	P V P COMMUNICATIONS INC	137934	MOTOR HELMET COMMUNICATIONS: PD	EFT Posted	2,255.04
19496	3/9/2026	4488	PAPA SMASH MENIFEE	8633	REFRESHMENTS: MEDIC MEETING: FIRE	Credit Card	27.40
19452	3/9/2026	1401	PAYPAL	7244	VERISIGN PAYFLOW PRO TRANSACTION: TCSD	Credit Card	131.90
19461	3/9/2026	1401	PAYPAL	2021	VERISIGN PAYFLOW PRO TRANSACTION: FIN	Credit Card	25.00
305451	4/2/2026	3462	PECHANGA RESORTS	1700-1705.103 '26	INSTRUCTOR EARNINGS: TCSD	Printed Check	1,190.00
19498	3/9/2026	4418	PEONY CHINESE CUISINE	3693	REFRESHMENTS: MEDIC MEETING: FIRE	Credit Card	40.00
305490	4/9/2026	4195	PEREZ JR RAMIRO	PERF: 04/11/26	LATIN DANCE PERFORMANCE: TCSD	Printed Check	500.00
19517	3/26/2026	1017	PERS EMPLOYEES RETIREMENT	Ben351606	PERS RETIREMENT PAYMENT	Wire	184,211.14
19528	3/26/2026	1018	PETTY CASH	03/26/26	PETTY CASH REIMBURSEMENT	Wire	402.00
608980	4/9/2026	4384	PILOT TRAVEL CENTER LLC	1197096	FUEL FOR CITY VEHICLES: PARK MAINT: PW	EFT Posted	1,831.13
608980	4/9/2026	4384	PILOT TRAVEL CENTER LLC	1203747	FUEL FOR CITY VEHICLES: TCSD	EFT Posted	637.37
608980	4/9/2026	4384	PILOT TRAVEL CENTER LLC	1203255	FUEL FOR CITY VEHICLES: FIRE	EFT Posted	487.16
608980	4/9/2026	4384	PILOT TRAVEL CENTER LLC	1203731	FUEL FOR CITY VEHICLES: BLDG INSPECTOR: COMDV	EFT Posted	342.61
608980	4/9/2026	4384	PILOT TRAVEL CENTER LLC	1204029	FUEL FOR CITY VEHICLES: CODE: COMDV	EFT Posted	214.06
608980	4/9/2026	4384	PILOT TRAVEL CENTER LLC	1197098	FUEL FOR CITY VEHICLES: BLDG INSPECTOR: COMDV	EFT Posted	194.55
608980	4/9/2026	4384	PILOT TRAVEL CENTER LLC	1203730	FUEL FOR CITY VEHICLES: PD	EFT Posted	93.99
608980	4/9/2026	4384	PILOT TRAVEL CENTER LLC	1203745	FUEL FOR CITY VEHICLES: EOC: FIRE	EFT Posted	87.64
608980	4/9/2026	4384	PILOT TRAVEL CENTER LLC	1203732	FUEL FOR CITY VEHICLES: CMO	EFT Posted	68.27
608980	4/9/2026	4384	PILOT TRAVEL CENTER LLC	1197390	FUEL FOR CITY VEHICLES: CODE: COMDV	EFT Posted	57.04
609015	4/9/2026	3271	POWERSPORTS UNLIMITED INC	51025	REPAIR & MAINTENANCE - VEHICLE: PD	EFT Posted	368.19
19453	3/9/2026	1020	PRESS ENTERPRISE COMPANY INC	0709	SUBSCRIPTION: TCSD	Credit Card	26.00
609016	4/9/2026	1336	PRUDENTIAL OVERALL SUPPLY	132374881	FLOOR MATS AND TOWEL RENTALS: FACILITIES: PW	EFT Posted	60.71
609016	4/9/2026	1336	PRUDENTIAL OVERALL SUPPLY	132374866	FLOOR MATS AND TOWEL RENTALS: FACILITIES: PW	EFT Posted	25.28
609016	4/9/2026	1336	PRUDENTIAL OVERALL SUPPLY	132369871	FLOOR MATS AND TOWEL RENTALS: FACILITIES: PW	EFT Posted	17.75
609016	4/9/2026	1336	PRUDENTIAL OVERALL SUPPLY	132371899	FLOOR MATS AND TOWEL RENTALS: FACILITIES: PW	EFT Posted	17.75
19439	3/2/2026	4036	PUBLIC SAFETY ALLIANCE	2530	REGISTRATION: PUBLIC SAFETY ALLIANCE: PD	Credit Card	225.00
609017	4/9/2026	2727	QUADIANT FINANCE USA INC	PPLN01 03/09/26	POSTAGE SVCS: PD	EFT Posted	300.00
305453	4/2/2026	2169	QUINN COMPANY	WOG00024952	GENERATOR MAINTENANCE & REPAIRS: FIRE	Printed Check	666.09
19507	3/13/2026	1021	RANCHO CALIF WATER DISTRICT	FEB '26 WATER 1	VARIOUS WATER SVCS FEB BATCH 1	Wire	35,035.84
19512	3/20/2026	1021	RANCHO CALIF WATER DISTRICT	FEB '26 WATER 2	VARIOUS WATER SVCS FEB BATCH 2	Wire	7,835.16
19529	3/27/2026	1021	RANCHO CALIF WATER DISTRICT	FEB '26 WATER 3	VARIOUS WATER SVCS FEB BATCH 3	Wire	9,163.71
608955	4/2/2026	2203	REMOTE SATELLITE SYSTEMS INTL	00135328	PHONE SERVICE: EOC: FIRE	EFT Posted	571.00
305454	4/2/2026	2532	REVZILLA MOTORSPORTS LLC	54971304	UNIFORMS: PD	Printed Check	311.39
609018	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257709	FEB 2026 LEGAL SVCS	EFT Posted	22,359.16
609018	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257689	FEB 2026 LEGAL SVCS	EFT Posted	13,786.50
609018	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257676	FEB 2026 LEGAL SVCS	EFT Posted	12,917.53
609018	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257678	FEB 2026 LEGAL SVCS	EFT Posted	12,606.98
609018	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257696	FEB 2026 LEGAL SVCS	EFT Posted	8,908.42
609018	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257680	FEB 2026 LEGAL SVCS	EFT Posted	8,680.50
609018	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257679	FEB 2026 LEGAL SVCS	EFT Posted	8,177.50
609018	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257699	FEB 2026 LEGAL SVCS	EFT Posted	7,399.32
609018	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257206	JAN 2026 LEGAL SVCS	EFT Posted	6,913.00
609018	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257704	FEB 2026 LEGAL SVCS	EFT Posted	5,907.80
609019	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257707	FEB 2026 LEGAL SVCS	EFT Posted	5,361.00
609019	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257701	FEB 2026 LEGAL SVCS	EFT Posted	3,271.11
609019	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257191	JAN 2026 LEGAL SVCS	EFT Posted	2,734.50
609019	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257683	FEB 2026 LEGAL SVCS	EFT Posted	2,709.00
609019	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257706	FEB 2026 LEGAL SVCS	EFT Posted	2,355.00
609019	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257199	JAN 2026 LEGAL SVCS	EFT Posted	1,740.00
609019	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257695	FEB 2026 LEGAL SVCS	EFT Posted	1,240.00
609019	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257708	FEB 2026 LEGAL SVCS	EFT Posted	1,199.90
609019	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257705	FEB 2026 LEGAL SVCS	EFT Posted	900.00
609019	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257214	JAN 2026 LEGAL SVCS	EFT Posted	566.50
609020	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257682	FEB 2026 LEGAL SVCS	EFT Posted	341.00
609020	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257688	FEB 2026 LEGAL SVCS	EFT Posted	155.00
609020	4/9/2026	1150	RICHARDS WATSON AND GERSHON	257694	FEB 2026 LEGAL SVCS	EFT Posted	112.00

Check #	Check Date	Vendor #	Vendor Name	Invoice	Description	Payment Type	Invoice Net
19433	3/2/2026	4477	RIIS NATIONAL HUMAN TRAFFICKING SUMMIT	8335	REGISTRATION: NAT'L HUMAN TRAFFICKING SUMMIT: PD	Credit Card	550.00
608956	4/2/2026	4356	RIVCOMM INC	28895	VEHICLE RADIO EQUIPMENT: FIRE	EFT Posted	8,416.91
305447	4/2/2026	1104	RIVERSIDE COUNTY	IN1075689	PERMIT RENEW: PW	Printed Check	607.00
305447	4/2/2026	1104	RIVERSIDE COUNTY	IN1075529	PERMIT RENEW: CRC: TCSD	Printed Check	463.00
305469	4/9/2026	1045	RIVERSIDE COUNTY	26-23556	CEQA FILINGS: PW	Printed Check	118.00
305493	4/9/2026	2533	RIVERSIDE COUNTY - GREYBAR PRINTING	17139	PRINTING SVCS: PD	Printed Check	16.16
305493	4/9/2026	2533	RIVERSIDE COUNTY - GREYBAR PRINTING	17138	PRINTING SVCS: PD	Printed Check	16.16
305452	4/2/2026	2635	RIVERSIDE COUNTY - PSEC	PE0000003217	PSEC USE: EMERGENCY RADIO USE: PD	Printed Check	121.76
305452	4/2/2026	2635	RIVERSIDE COUNTY - PSEC	PE0000003292	PSEC USE: EMERGENCY RADIO USE: PD	Printed Check	121.76
305452	4/2/2026	2635	RIVERSIDE COUNTY - PSEC	PE0000003367	PSEC USE: EMERGENCY RADIO USE: PD	Printed Check	121.76
305491	4/9/2026	2635	RIVERSIDE COUNTY - PSEC	PE0000003368A	PSEC USE: EMERGENCY RADIO USE: CODE	Printed Check	121.76
305491	4/9/2026	2635	RIVERSIDE COUNTY - PSEC	PE0000003368B	PSEC USE: EMERGENCY RADIO USE: FIRE	Printed Check	121.75
609021	4/9/2026	1834	ROBERTS PATRICIA GAY	2700-2705.103 '26	INSTRUCTOR EARNINGS: TCSD	EFT Posted	567.00
19428	3/2/2026	4475	ROCK YOUR RED	0532	REGISTRATION: ROCK YOUR RED: CMO	Credit Card	75.00
19463	3/9/2026	4475	ROCK YOUR RED	7567	REGISTRATION: FUNDRAISER: CC	Credit Card	75.00
19497	3/9/2026	3707	ROCKET CARWASH LLC	9775	REPAIR & MAINTENANCE - VEHICLE: FIRE	Credit Card	28.99
19491	3/2/2026	4490	RODEWAY INN	0466	LODGING: HOMELESS OUTREACH: TCSD	Credit Card	565.60
19490	3/2/2026	4490	RODEWAY INN	0334	LODGING: HOMELESS OUTREACH: TCSD	Credit Card	122.08
305492	4/9/2026	3267	SAFEGUARD BUSINESS SYSTEMS INC	9010355458	BANKING SUPPLIES: FIN	Printed Check	722.33
19468	3/9/2026	4481	SAN DIEGO 3067 UNIVISION	8090	REFRESHMENTS: CAL CITIES PUBLIC SAFETY MTG: CC	Credit Card	17.02
19470	3/9/2026	1903	SAN DIEGO AIRPORT PARKING	0596	PARKING: CAL CITIES SAFETY MEETING: CC	Credit Card	76.00
19434	3/2/2026	4478	SAN DIEGO COMMUNITY COLLEGE DISTRICT	6356	REGISTRATION: TRAFFIC COLLISION CLASS: PD	Credit Card	46.00
609022	4/9/2026	1552	SANBORN GWYNETH	PERF: 03/21/26	TICKET SALES AGMT: COUNTRY LIVE @ THE MERC: TCSD	EFT Posted	393.75
608957	4/2/2026	2008	SARNOWSKI SHAWNA PRESTON	302102026	PHOTOGRAPHY SVCS: COMSP	EFT Posted	625.00
608957	4/2/2026	2008	SARNOWSKI SHAWNA PRESTON	102102026	PHOTOGRAPHY SVCS: OPERATIONS: TCSD	EFT Posted	54.00
609023	4/9/2026	2008	SARNOWSKI SHAWNA PRESTON	03182026	PHOTOGRAPHY SVCS: HUMAN SVCS & WORKFORCE DEV: TCSD	EFT Posted	280.00
609023	4/9/2026	2008	SARNOWSKI SHAWNA PRESTON	02102026	PHOTOGRAPHY SVCS: HR	EFT Posted	162.00
19474	3/9/2026	4482	SIDEWALK JUICE	7921	REFRESHMENTS: CAL CITIES PUBLIC SAFETY MTG: CC	Credit Card	9.99
19524	3/25/2026	1094	SO CALIF GAS COMPANY	FEB '26 GAS SVCS	VARIOUS FEB SO CAL GAS SVCS	Wire	21,724.75
305494	4/9/2026	1153	SOUTH COAST AIR QUALITY MGMT DIST	4594848 & 4597963	PERMIT REINSTATE: LIQUID FUEL & EMISSIONS FEE: FIRE	Printed Check	464.46
609025	4/9/2026	1055	SOUTH COUNTY PEST CONTROL INC	0315388	PEST CONTROL SVCS: FACILITIES: PW	EFT Posted	123.00
609025	4/9/2026	1055	SOUTH COUNTY PEST CONTROL INC	0315375	PEST CONTROL SVCS: FACILITIES: PW	EFT Posted	120.00
609025	4/9/2026	1055	SOUTH COUNTY PEST CONTROL INC	0315468	PEST CONTROL SVCS: FIRE	EFT Posted	80.00
609025	4/9/2026	1055	SOUTH COUNTY PEST CONTROL INC	0315461	PEST CONTROL SVCS: FIRE	EFT Posted	80.00
609025	4/9/2026	1055	SOUTH COUNTY PEST CONTROL INC	0315550	PEST CONTROL SVCS: FACILITIES: PW	EFT Posted	74.00
609025	4/9/2026	1055	SOUTH COUNTY PEST CONTROL INC	0315693	PEST CONTROL SVCS: PARKS: PW	EFT Posted	49.00
609025	4/9/2026	1055	SOUTH COUNTY PEST CONTROL INC	0315413	PEST CONTROL SVCS: PARKS: PW	EFT Posted	49.00
609025	4/9/2026	1055	SOUTH COUNTY PEST CONTROL INC	0315464	PEST CONTROL SVCS: FIRE	EFT Posted	42.00
305495	4/9/2026	1704	SOUTHERN CALIFORNIA TELEPHONE CO	45949260401	APR '26 GEN USAGE: 0141,0839,0978,0979: ITSS	Printed Check	594.44
19444	3/2/2026	1399	SOUTHWEST AIRLINES	1882	AIRFARE: LEADERS COLLABORATION LOBBYING: CC	Credit Card	496.79
19441	3/2/2026	1399	SOUTHWEST AIRLINES	0554	AIRFARE: COLLABORATIVE FEDERAL ADVOCACY: PW	Credit Card	444.79
19437	3/2/2026	1399	SOUTHWEST AIRLINES	0927	AIRFARE: CRIA CONFERENCE: PD	Credit Card	120.20
19454	3/9/2026	1399	SOUTHWEST AIRLINES	0667	AIRFARE: CAL CITIES CITY MGR CONFERENCE: CMO	Credit Card	542.97
19459	3/9/2026	1399	SOUTHWEST AIRLINES	9877	AIRFARE: CAL CITIES CITY MGR CONFERENCE: CMO	Credit Card	482.79
19448	3/9/2026	1399	SOUTHWEST AIRLINES	0281	AIRFARE: LEADERS COLLABORATION LOBBYING: CC	Credit Card	444.79
19455	3/9/2026	1399	SOUTHWEST AIRLINES	0489	AIRFARE: LEADERS COLLABORATION LOBBYING: CMO	Credit Card	444.79
19469	3/9/2026	1399	SOUTHWEST AIRLINES	9129	AIRFARE: CAL CITIES PUBLIC SAFETY MTG: CC	Credit Card	35.00
19471	3/9/2026	1399	SOUTHWEST AIRLINES	3456	AIRFARE: CAL CITIES PUBLIC SAFETY MTG: CC	Credit Card	35.00
19464	3/9/2026	1399	SOUTHWEST AIRLINES	4226	AIRFARE: CAL CITIES PUBLIC SAFETY MTG: CC	Credit Card	8.00
19477	3/9/2026	1399	SOUTHWEST AIRLINES	4084	AIRFARE: CAL CITIES PUBLIC SAFETY MTG: CC	Credit Card	8.00
19520	3/26/2026	2820	STATE OF ARIZONA	Ben351614	AZ STATE TAX PAYMENT	Wire	276.56
609027	4/9/2026	1263	STATE OF CALIFORNIA DEPT OF JUSTICE	029699d	FEB '26 FINGERPRINTING SVCS: PD	EFT Posted	2,555.00
609027	4/9/2026	1263	STATE OF CALIFORNIA DEPT OF JUSTICE	029699c	FEB '26 FINGERPRINTING SVCS: CUSTODIAL: PW	EFT Posted	196.00
609027	4/9/2026	1263	STATE OF CALIFORNIA DEPT OF JUSTICE	029699b	FEB '26 FINGERPRINTING SVCS: VOLUNTEERS: TCSD	EFT Posted	147.00
609027	4/9/2026	1263	STATE OF CALIFORNIA DEPT OF JUSTICE	029699a	FEB '26 FINGERPRINTING SVCS: INSTRUCTORS: TCSD	EFT Posted	49.00
305496	4/9/2026	3547	STATE OF CALIFORNIA DMV	FS5D78 '26	VEHICLE REGISTRATION RENEWAL: FIRE	Printed Check	54.00
305496	4/9/2026	3547	STATE OF CALIFORNIA DMV	FS5D79 '26	VEHICLE REGISTRATION RENEWAL: FIRE	Printed Check	54.00
305497	4/9/2026	2016	STC TRAFFIC INC	8860	TRAFFIC ENGINEERING SVCS: PW	Printed Check	16,520.00
305498	4/9/2026	1112	STRAIGHT LINE GLASS & MIRROR	251742	WINDOW GLASS: CIVIC CENTER: PWFS-08	Printed Check	12,156.25
609028	4/9/2026	1712	STUART JENNIFER	3400.101-3450.101	INSTRUCTOR EARNINGS: TCSD	EFT Posted	17,120.00
305455	4/2/2026	2261	T MOBILE USA INC	L2603120249	2/9/26 - 4/9/26 TRACE/TDOA/LOCATION INFO: PD	Printed Check	515.00
305455	4/2/2026	2261	T MOBILE USA INC	L2603170672	3/13/26-4/10/26 PEN REGISTER: PD	Printed Check	350.00
305455	4/2/2026	2261	T MOBILE USA INC	L2603120212	3/05/26-3/11/26 TDOA: 3/11/26-4/09/26 LOCATION: PD	Printed Check	165.00
305455	4/2/2026	2261	T MOBILE USA INC	L2603110381	02/04/26 - 03/05/26 TDOA: PD	Printed Check	50.00
305499	4/9/2026	2261	T MOBILE USA INC	L2603280057	03/27/26 - 04/24/26 LOCATION INFORMATION: PD	Printed Check	115.00
305456	4/2/2026	1212	T Y LIN INTERNATIONAL	30102603389	I-15/FRENCH VALLEY PKWY IMPROVEMENT: PW19-03	Printed Check	70,006.54
305456	4/2/2026	1212	T Y LIN INTERNATIONAL	30102603399	FRENCH VALLEY PKWY IMPROVEMENTS: PW16-01	Printed Check	11,497.60

Check #	Check Date	Vendor #	Vendor Name	Invoice	Description	Payment Type	Invoice Net
608953	4/2/2026	4258	TEEL PAUL	INV0033	VIDEO PRODUCTION: COMSP	EFT Posted	3,000.00
609014	4/9/2026	4258	TEEL PAUL	INV0034	VIDEO PRODUCTION: COMSP	EFT Posted	2,000.00
609014	4/9/2026	4258	TEEL PAUL	INV0032-2	VIDEO PRODUCTION: COMSP	EFT Posted	1,000.00
609029	4/9/2026	1914	TEMECULA VALLEY BACKFLOW INC	55671	BACKFLOW REPAIRS: VARIOUS SLOPES: PW	EFT Posted	1,220.00
305500	4/9/2026	1078	TEMECULA VALLEY UNIFIED SCHOOL DISTRICT	2026/185	LIBRARY/HOMEWORK CENTER: SALARY: TCSD	Printed Check	4,794.32
19478	3/9/2026	4483	TEQUILA MUSEO MAYAHUEL	2007	REFRESHMENTS: CAL CITIES PUBLIC SAFETY MTG: CC	Credit Card	36.33
19513	3/18/2026	1568	TIME WARNER CABLE	MAR '26 INTERNET SVC	VARIOUS MAR INTERNET SVCS	Wire	13,367.68
19485	3/2/2026	4121	TIMES SQUARE NEW YORK PIZZA	4214	REFRESHMENTS: RECOVERY LUNCH MTG: TCSD	Credit Card	195.62
19495	3/2/2026	4121	TIMES SQUARE NEW YORK PIZZA	7480	REFRESHMENTS: RECOVERY LUNCH MTG: TCSD	Credit Card	160.84
19511	3/18/2026	4027	U S BANK CAL CARD	PC031626	PURCHASE CARD PAYMENT	Wire	111,676.05
19475	3/9/2026	2561	UBER	4375	TRANSPORTATION: CAL CITIES PUBLIC SAFETY MTG: CC	Credit Card	47.98
19465	3/9/2026	2561	UBER	9930	TRANSPORTATION: CAL CITIES PUBLIC SAFETY MTG: CC	Credit Card	24.96
19476	3/9/2026	2561	UBER	4824	TRANSPORTATION: CAL CITIES PUBLIC SAFETY MTG: CC	Credit Card	8.00
19466	3/9/2026	2561	UBER	0637	TRANSPORTATION: CAL CITIES PUBLIC SAFETY MTG: CC	Credit Card	5.00
608959	4/2/2026	4459	UPS SUPPLY CHAIN SOLUTIONS INC	2095877742	MAILING SVCS: FIRE	EFT Posted	3.31
305457	4/2/2026	1874	VALLEY PRINTING SVCS INC	28864	2026 CITY MAGAZINE: COMSP	Printed Check	666.64
609030	4/9/2026	2629	VERSA PRODUCTS	5047582	ERGONOMIC ITEMS: RISK MGMT: HR	EFT Posted	324.80
19494	3/2/2026	1475	VONS	2300	SUPPLIES: OUTREACH: TCSD	Credit Card	146.95
19516	3/26/2026	3895	VOYA RETIREMENT INSURANCE	Ben351604	VOYA RETIREMENT PAYMENT	Wire	44,400.00
609031	4/9/2026	2034	WADDLETON JEFFREY L	2800.102-2830.101	INSTRUCTOR EARNINGS: TCSD	EFT Posted	3,035.20
609031	4/9/2026	2034	WADDLETON JEFFREY L	2820.101 '26	INSTRUCTOR EARNINGS: TCSD	EFT Posted	682.50
19486	3/2/2026	1439	WALMART	1623	SUPPLIES: RESOURCE CENTER: TCSD	Credit Card	244.61
305501	4/9/2026	1102	WAXIE SANITARY SUPPLY INC	83842340	JANITORIAL SUPPLIES: FACILITY MAINT: PW	Printed Check	97.70
305501	4/9/2026	1102	WAXIE SANITARY SUPPLY INC	83839301	JANITORIAL SUPPLIES: FACILITY MAINT: PW	Printed Check	38.68
305501	4/9/2026	1102	WAXIE SANITARY SUPPLY INC	83840901	JANITORIAL SUPPLIES: FACILITY MAINT: PW	Printed Check	25.72
19450	3/10/2026	1474	WES FLOWERS	1797	SUNSHINE FUND: HR	Credit Card	92.43
19451	3/10/2026	1474	WES FLOWERS	0819	SUNSHINE FUND: HR	Credit Card	92.43
609032	4/9/2026	3729	WILD WEST JUNK REMOVAL LLC	INV0587	DANGEROUS & UNHEALTHY ENCAMPMENT CLEANUPS: TCSD	EFT Posted	2,270.00
609032	4/9/2026	3729	WILD WEST JUNK REMOVAL LLC	INV0585	DANGEROUS & UNHEALTHY ENCAMPMENT CLEANUPS: TCSD	EFT Posted	1,625.00
609032	4/9/2026	3729	WILD WEST JUNK REMOVAL LLC	INV0586	DANGEROUS & UNHEALTHY ENCAMPMENT CLEANUPS: TCSD	EFT Posted	1,525.00
609032	4/9/2026	3729	WILD WEST JUNK REMOVAL LLC	INV0589	DANGEROUS & UNHEALTHY ENCAMPMENT CLEANUPS: TCSD	EFT Posted	1,525.00
609032	4/9/2026	3729	WILD WEST JUNK REMOVAL LLC	INV0588	DANGEROUS & UNHEALTHY ENCAMPMENT CLEANUPS: TCSD	EFT Posted	1,475.00
609032	4/9/2026	3729	WILD WEST JUNK REMOVAL LLC	INV0584	DANGEROUS & UNHEALTHY ENCAMPMENT CLEANUPS: TCSD	EFT Posted	1,475.00
609032	4/9/2026	3729	WILD WEST JUNK REMOVAL LLC	INV0583	DANGEROUS & UNHEALTHY ENCAMPMENT CLEANUPS: TCSD	EFT Posted	1,075.00
609033	4/9/2026	1034	WILLDAN ASSOCIATES INC	00630404	RANCHO CAL RD MEDIAN IMPROVEMENT: PW	EFT Posted	4,175.50
608958	4/2/2026	1509	WILLIAMS SHERRY B	PERF: 03/12/26	TICKET SALES AGMT: JAZZ @ THE MERC: TCSD	EFT Posted	287.00
609024	4/9/2026	1509	WILLIAMS SHERRY B	PERF: 03/19/26	TICKET SALES AGMT: JAZZ @ THE MERC: TCSD	EFT Posted	455.00
19467	3/9/2026	4480	WILLIE'S BURGERS	1086	REFRESHMENTS: CAL CITIES PUBLIC SAFETY MTG: CC	Credit Card	21.97
305502	4/9/2026	2799	YNEZ ROAD HOUSING PARTNERS LP	43519 VENTANA #205	RENTAL ASSISTANCE: COMSP	Printed Check	2,248.00
305489	4/9/2026	100	YUN GIN YE	REFUND: 102828177	REFUND: BASKETBALL CAMP: TCSD	Printed Check	100.00
Total							2,004,900.12

Approved Purchase Card Details
03/28/2026 - 04/10/2026

Check #	Check Date	Vendor #	Vendor Name	Invoice	Description	Payment Type	Invoice Net
19511	3/18/2026	1288	2 HOT UNIFORMS INC	PC031626	UNIFORMS: EM: FIRE	Pcard	52.20
19511	3/18/2026	200	AA COINS & PINS	PC031626	SUPPLIES: COMMUNITY SUPPORT: CC	Pcard	2,136.94
19511	3/18/2026	1435	ALASKA AIRLINES	PC031626	AIRFARE: PARMA CONFERENCE: HR	Pcard	35.00
19511	3/18/2026	1435	ALASKA AIRLINES	PC031626	AIRFARE: PARMA CONFERENCE: HR	Pcard	35.00
19511	3/18/2026	1435	ALASKA AIRLINES	PC031626	AIRFARE: PARMA CONFERENCE: HR	Pcard	35.00
19511	3/18/2026	200	ALLOY ARMOR PAINT	PC031626	REPAIR & MAINTENANCE - FACILITY: CRC: PW	Pcard	276.57
19511	3/18/2026	200	ALVARADO STREET BREW	PC031626	MEALS: PARMA CONFERENCE: RISK: HR	Pcard	34.89
19511	3/18/2026	1418	AMAZON	PC031626	EQUIPMENT: MASS CARE & SHELTER: EM: FIRE	Pcard	1,105.98
19511	3/18/2026	1418	AMAZON	PC031626	EQUIPMENT: MASS CARE & SHELTER: EM: FIRE	Pcard	1,174.55
19511	3/18/2026	1418	AMAZON	PC031626	OFFICE SUPPLIES: CLERK	Pcard	8.69
19511	3/18/2026	1418	AMAZON	PC031626	OFFICE SUPPLIES: CLERK	Pcard	57.92
19511	3/18/2026	1418	AMAZON	PC031626	OFFICE SUPPLIES: ECDEV	Pcard	75.65
19511	3/18/2026	1418	AMAZON	PC031626	OFFICE SUPPLIES: NPDES: PW	Pcard	59.08
19511	3/18/2026	1418	AMAZON	PC031626	OFFICE SUPPLIES: PLANNING: COMDV	Pcard	10.86
19511	3/18/2026	1418	AMAZON	PC031626	OFFICE SUPPLIES: PLANNING: COMDV	Pcard	80.10
19511	3/18/2026	1418	AMAZON	PC031626	OFFICE SUPPLIES: PLANNING: COMDV	Pcard	282.65
19511	3/18/2026	1418	AMAZON	PC031626	PROMOTIONAL SUPPLIES: ECDEV	Pcard	123.98
19511	3/18/2026	1418	AMAZON	PC031626	RAFFLE PRIZES: TEAM PACE: HR	Pcard	83.18
19511	3/18/2026	1418	AMAZON	PC031626	RAFFLE PRIZES: TEAM PACE: HR	Pcard	103.30
19511	3/18/2026	1418	AMAZON	PC031626	RAFFLE PRIZES: TEAM PACE: HR	Pcard	173.98
19511	3/18/2026	1418	AMAZON	PC031626	REPAIR & MAINTENANCE - FACILITY: FOC: PW	Pcard	62.46
19511	3/18/2026	1418	AMAZON	PC031626	SMALL TOOLS/EQUIPMENT: EM: FIRE	Pcard	48.93
19511	3/18/2026	1418	AMAZON	PC031626	SMALL TOOLS/EQUIPMENT: EM: FIRE	Pcard	356.14
19511	3/18/2026	1418	AMAZON	PC031626	SMALL TOOLS/EQUIPMENT: RISK: HR	Pcard	20.64
19511	3/18/2026	1418	AMAZON	PC031626	SMALL TOOLS/EQUIPMENT: RISK: HR	Pcard	128.31
19511	3/18/2026	1418	AMAZON	PC031626	SMALL TOOLS/EQUIPMENT: RISK: HR	Pcard	141.36
19511	3/18/2026	1418	AMAZON	PC031626	SMALL TOOLS/EQUIPMENT: RISK: HR	Pcard	435.60
19511	3/18/2026	1418	AMAZON	PC031626	SUPPLIES: TEAM PACE: HR	Pcard	6.84
19511	3/18/2026	1418	AMAZON	PC031626	SUPPLIES: TEAM PACE: HR	Pcard	13.68
19511	3/18/2026	1418	AMAZON	PC031626	SUPPLIES: TEAM PACE: HR	Pcard	13.68
19511	3/18/2026	1418	AMAZON	PC031626	SUPPLIES: TEAM PACE: HR	Pcard	142.10
19511	3/18/2026	3929	AMERICAN EAGLE TROPHIES	PC031626	RECOGNITIONS: HR	Pcard	92.44
19511	3/18/2026	1766	APPLE.COM	PC031626	ADD'L PHONE STORAGE: SOCIAL MEDIA: CMO	Pcard	2.99
19511	3/18/2026	1766	APPLE.COM	PC031626	TELEPHONE SERVICES: SOCIAL MEDIA: ECDEV	Pcard	9.99
19511	3/18/2026	1766	APPLE.COM	PC031626	TELEPHONE SERVICES: SOCIAL MEDIA: ECDEV	Pcard	9.99
19511	3/18/2026	2386	ARLO TECHNOLOGIES	PC031626	SUBSCRIPTION: THEATER: TCSD	Pcard	215.88
19511	3/18/2026	1170	AUTOPARTSPROS LLC	PC031626	REPAIR & MAINTENANCE - VEHICLE: EM: FIRE	Pcard	30.53
19511	3/18/2026	2109	BUSHFIRE KITCHEN	PC031626	REFRESHMENTS: CC	Pcard	92.77
19511	3/18/2026	4188	BUSY BEES LOCKS	PC031626	REPAIR & MAINTENANCE - FACILITY: LIBRARY: PW	Pcard	348.00
19511	3/18/2026	4188	BUSY BEES LOCKS	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	36.61
19511	3/18/2026	4188	BUSY BEES LOCKS	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	63.11
19511	3/18/2026	1190	CAL MAT	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	26.90
19511	3/18/2026	1190	CAL MAT	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	508.08
19511	3/18/2026	1190	CAL MAT	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	590.65
19511	3/18/2026	1190	CAL MAT	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	800.00
19511	3/18/2026	1190	CAL MAT	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	823.92
19511	3/18/2026	1190	CAL MAT	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	895.70
19511	3/18/2026	1085	CALIF BUILDING OFFICIALS	PC031626	STAFF TRAINING/EDUCATION: BLDSF	Pcard	480.00
19511	3/18/2026	200	CAMERON WELDING SUPPLY	PC031626	REPAIR & MAINTENANCE - FACILITY: FOC: PW	Pcard	26.07
19511	3/18/2026	3728	CAPIO	PC031626	DUES & MEMBERSHIPS: ECDEV	Pcard	425.00
19511	3/18/2026	200	CAR PARTS COM	PC031626	REPAIR & MAINTENANCE - VEHICLE: STREETS: PW	Pcard	59.25
19511	3/18/2026	200	CARMEL BAKERY	PC031626	MEALS: PARMA CONFERENCE: RISK: HR	Pcard	7.24
19511	3/18/2026	200	CARMEL BAKERY	PC031626	MEALS: PARMA CONFERENCE: RISK: HR	Pcard	11.54
19511	3/18/2026	1570	CHICK FIL A INC	PC031626	REFRESHMENTS: NICOLAS RD RIBBON CUTTING: PWNT-25	Pcard	1,987.52

Approved Purchase Card Details
03/28/2026 - 04/10/2026

Check #	Check Date	Vendor #	Vendor Name	Invoice	Description	Payment Type	Invoice Net
19511	3/18/2026	1239	COAST RECREATION INC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	242.06
19511	3/18/2026	1239	COAST RECREATION INC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	428.93
19511	3/18/2026	2338	CONSOLIDATED ELECTRIC	PC031626	REPAIR & MAINTENANCE - FACILITY: OLD TOWN: PW	Pcard	214.24
19511	3/18/2026	200	COSIGN INC.	PC031626	HOMELESS PREVENTION: TCSD	Pcard	2,310.90
19511	3/18/2026	1098	COSTCO	PC031626	OFFICE REMODEL FOC: PWFR-11	Pcard	782.87
19511	3/18/2026	1098	COSTCO	PC031626	REFRESHMENTS: TEEN CERT: EM: FIRE	Pcard	654.39
19511	3/18/2026	1096	DANS FEED AND SEED	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	24.03
19511	3/18/2026	3075	DOORDASH	PC031626	REFRESHMENTS: THEATER: TCSD	Pcard	87.12
19511	3/18/2026	3075	DOORDASH	PC031626	REFRESHMENTS: THEATER: TCSD	Pcard	109.70
19511	3/18/2026	3075	DOORDASH	PC031626	REFRESHMENTS: THEATER: TCSD	Pcard	112.21
19511	3/18/2026	3075	DOORDASH	PC031626	REFRESHMENTS: THEATER: TCSD	Pcard	128.39
19511	3/18/2026	3075	DOORDASH	PC031626	REFRESHMENTS: THEATER: TCSD	Pcard	136.54
19511	3/18/2026	3075	DOORDASH	PC031626	REFRESHMENTS: THEATER: TCSD	Pcard	150.72
19511	3/18/2026	3362	DUNN EDWARDS	PC031626	CHAPEL PROJECT: PWFR-11	Pcard	264.86
19511	3/18/2026	3362	DUNN EDWARDS	PC031626	REPAIR & MAINTENANCE - FACILITY: FOC: PW	Pcard	46.75
19511	3/18/2026	3362	DUNN EDWARDS	PC031626	REPAIR & MAINTENANCE - FACILITY: FOC: PW	Pcard	53.34
19511	3/18/2026	3362	DUNN EDWARDS	PC031626	REPAIR & MAINTENANCE - FACILITY: SENIOR CENTER: PW	Pcard	34.13
19511	3/18/2026	3362	DUNN EDWARDS	PC031626	REPAIR & MAINTENANCE - FACILITY: TVE2: PW	Pcard	30.67
19511	3/18/2026	2794	EM EL INC	PC031626	TRAFFIC SIGNAL MAINTENANCE: PW	Pcard	4,982.38
19511	3/18/2026	1911	EVENTBRITE.COM	PC031626	REGISTRATION: WOMENS HEALTH EXPO: ECDEV	Pcard	23.18
19511	3/18/2026	4097	FOOD4LESS	PC031626	REFRESHMENTS: MEETING: CC	Pcard	75.19
19404	2/18/2026	200	FORD MOTOR CO	PC021626	REPAIR & MAINTENANCE - VEHICLE: PARKS: PW	Pcard	240.00
19511	3/18/2026	1875	FREIZE UHLER KIMBERL	PC031626	EMBROIDERY SERVICES: TRAINING: HR	Pcard	297.29
19511	3/18/2026	1932	FUN EXPRESS LLC	PC031626	RAFFLE PRIZES: TEAM PACE: HR	Pcard	500.00
19511	3/18/2026	200	H3CUSTOMS	PC031626	RECOGNITION ITEMS: EM: FIRE	Pcard	299.06
19404	2/18/2026	1009	HANKS HARDWARE INC	PC021626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	253.20
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	CHAPEL PROJECT: PWFR-11	Pcard	50.34
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	COST RECOVERY: CR26-04 TE250500045: PW	Pcard	266.56
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	CRC PROJECT: PWFR-11	Pcard	-100.00
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	CRC PROJECT: PWFR-11	Pcard	25.00
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	CRC PROJECT: PWFR-11	Pcard	1,190.26
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	LANDSCAPE MAINTENANCE: PARKS: PW	Pcard	58.62
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	16.28
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	23.91
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	42.38
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	43.86
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	44.57
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	72.79
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	94.56
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	104.32
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	113.01
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	328.25
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	395.49
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	MAINTENANCE SUPPLIES: TRAFFIC: PW	Pcard	33.69
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	MAINTENANCE SUPPLIES: TRAFFIC: PW	Pcard	60.83
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	MAINTENANCE SUPPLIES: TRAFFIC: PW	Pcard	135.33
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: AQUATICS: PW	Pcard	16.17
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: AQUATICS: PW	Pcard	39.12
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	4.76
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	8.20
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	10.42
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	15.66
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	16.26
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	18.20

Approved Purchase Card Details
03/28/2026 - 04/10/2026

Check #	Check Date	Vendor #	Vendor Name	Invoice	Description	Payment Type	Invoice Net
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	19.75
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	26.08
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	27.18
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	27.89
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	39.75
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	40.42
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	147.86
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CRC: PW	Pcard	13.57
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CRC: PW	Pcard	19.34
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CRC: PW	Pcard	22.25
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CRC: PW	Pcard	23.90
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CRC: PW	Pcard	27.15
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CRC: PW	Pcard	62.22
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CRC: PW	Pcard	75.65
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CRC: PW	Pcard	82.37
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: FOC: PW	Pcard	27.27
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: FOC: PW	Pcard	31.30
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: FOC: PW	Pcard	39.05
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: FOC: PW	Pcard	57.88
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: FOC: PW	Pcard	109.23
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: FOC: PW	Pcard	187.78
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: JRC: PW	Pcard	23.90
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: LIBRARY: PW	Pcard	16.30
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: LIBRARY: PW	Pcard	76.13
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: MRC: PW	Pcard	28.24
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: OLD TOWN: PW	Pcard	10.86
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: OLD TOWN: PW	Pcard	32.59
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: OLD TOWN: PW	Pcard	33.70
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: OLD TOWN: PW	Pcard	36.77
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: OLD TOWN: PW	Pcard	62.18
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	3.46
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	10.86
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	16.52
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	24.65
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	62.57
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	63.90
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	64.51
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	89.44
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	92.38
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	110.46
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: PENNYPICKLES: PW	Pcard	3.58
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: PENNYPICKLES: PW	Pcard	4.87
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: PENNYPICKLES: PW	Pcard	51.20
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: PENNYPICKLES: PW	Pcard	55.59
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: PENNYPICKLES: PW	Pcard	122.82
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: SAFE HOUSE: PW	Pcard	75.54
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: SOMMERS BEND: PW	Pcard	113.25
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: STATION 73: PW	Pcard	70.68
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: STATION 95: PW	Pcard	3.89
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: TCC: PW	Pcard	8.69
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: TCC: PW	Pcard	10.85
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: TCC: PW	Pcard	44.01
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: THEATER: PW	Pcard	130.50
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: TVE2: PW	Pcard	10.81

Approved Purchase Card Details
03/28/2026 - 04/10/2026

Check #	Check Date	Vendor #	Vendor Name	Invoice	Description	Payment Type	Invoice Net
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: TVE2: PW	Pcard	33.47
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: TVE2: PW	Pcard	41.30
19511	3/18/2026	1009	HANKS HARDWARE INC	PC031626	REPAIR & MAINTENANCE - FACILITY: TVE2: PW	Pcard	260.98
19511	3/18/2026	200	HARBOR FREIGHT TOOLS	PC031626	SMALL TOOLS/EQUIPMENT: PARKS: PW	Pcard	95.68
19511	3/18/2026	1192	HOME DEPOT	PC031626	CRC PROJECT: PWFR-11	Pcard	150.52
19511	3/18/2026	1192	HOME DEPOT	PC031626	CRC PROJECT: PWFR-11	Pcard	434.84
19511	3/18/2026	1192	HOME DEPOT	PC031626	CRC PROJECT: PWFR-11	Pcard	1,254.69
19511	3/18/2026	1192	HOME DEPOT	PC031626	MAINTENANCE SUPPLIES: TRAFFIC: PW	Pcard	18.47
19511	3/18/2026	1192	HOME DEPOT	PC031626	MAINTENANCE SUPPLIES: TRAFFIC: PW	Pcard	47.76
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: AQUATICS: PW	Pcard	23.98
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	32.58
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	51.59
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	140.33
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: CRC: PW	Pcard	50.55
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: CRC: PW	Pcard	57.78
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: CRC: PW	Pcard	144.80
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: LIBRARY: PW	Pcard	11.39
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: LIBRARY: PW	Pcard	67.24
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: MRC: PW	Pcard	18.37
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: MRC: PW	Pcard	26.40
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: OLD TOWN: PW	Pcard	239.24
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	1.28
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	33.10
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	47.58
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	56.48
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	79.13
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	126.13
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: PENNYPICKLES: PW	Pcard	193.66
19511	3/18/2026	1192	HOME DEPOT	PC031626	REPAIR & MAINTENANCE - FACILITY: THEATER: PW	Pcard	55.52
19511	3/18/2026	200	INBLOOM BOOKSTORE	PC031626	RAFFLE PRIZES: EMPLOYEE WELLNESS PROGRAM: HR	Pcard	25.00
19511	3/18/2026	2245	INSTACART.COM	PC031626	REFRESHMENTS: TRAINING: HR	Pcard	356.50
19511	3/18/2026	200	INTERNATIONAL RIGHT OF WAY	PC031626	SUBSCRIPTION: PW	Pcard	275.00
19511	3/18/2026	1674	ISTOCK INTL INC	PC031626	SUBSCRIPTION: TCSD	Pcard	120.00
19511	3/18/2026	3095	J QUALITY CONTROLS	PC031626	REPAIR & MAINTENANCE - FACILITY: FOC: PW	Pcard	43.49
19511	3/18/2026	3095	J QUALITY CONTROLS	PC031626	REPAIR & MAINTENANCE - FACILITY: MRC: PW	Pcard	239.25
19511	3/18/2026	2475	JP HANDMADE CORP	PC031626	PRINTING SERVICES: BUSINESS CARDS: CMO	Pcard	132.38
19511	3/18/2026	1248	JTB SUPPLY COMPANY	PC031626	TRAFFIC SIGNAL MAINTENANCE: PW	Pcard	1,648.92
19511	3/18/2026	200	LAUTZEN HISER'S STATION	PC031626	OFFICE SUPPLIES: CLERK	Pcard	979.81
19511	3/18/2026	1244	LOWES INC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	18.47
19511	3/18/2026	1244	LOWES INC	PC031626	REPAIR & MAINTENANCE - FACILITY: MUSEUM: PW	Pcard	45.11
19511	3/18/2026	2271	LYFT	PC031626	TRANSPORTATION: PARMA CONFERENCE: RISK: HR	Pcard	20.99
19404	2/18/2026	2693	MARGARITAS COCINA	PC021626	MEALS: FFA MEETING: TCSD	Pcard	54.69
19511	3/18/2026	200	MCMASTER-CARR SUPPLY	PC031626	CRC PROJECT: PWFR-11	Pcard	91.12
19511	3/18/2026	200	MELOS	PC031626	REFRESHMENTS: CC	Pcard	54.81
19511	3/18/2026	1241	MISSION ELECTRIC	PC031626	REHABILITATION: PARKS: PW	Pcard	42.59
19511	3/18/2026	1241	MISSION ELECTRIC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	46.73
19511	3/18/2026	1241	MISSION ELECTRIC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	184.01
19511	3/18/2026	1241	MISSION ELECTRIC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	990.97
19511	3/18/2026	1241	MISSION ELECTRIC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	-46.86
19511	3/18/2026	1241	MISSION ELECTRIC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	8.33
19511	3/18/2026	1241	MISSION ELECTRIC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	52.64
19511	3/18/2026	1241	MISSION ELECTRIC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	83.74
19511	3/18/2026	1241	MISSION ELECTRIC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	721.01
19511	3/18/2026	1241	MISSION ELECTRIC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	879.78

Approved Purchase Card Details
03/28/2026 - 04/10/2026

Check #	Check Date	Vendor #	Vendor Name	Invoice	Description	Payment Type	Invoice Net
19511	3/18/2026	4431	NICE AND EASY SMOG	PC031626	REPAIR & MAINTENANCE - VEHICLE: PARKS: PW	Pcard	49.00
19511	3/18/2026	4431	NICE AND EASY SMOG	PC031626	REPAIR & MAINTENANCE - VEHICLE: PARKS: PW	Pcard	49.00
19511	3/18/2026	4431	NICE AND EASY SMOG	PC031626	REPAIR & MAINTENANCE - VEHICLE: PARKS: PW	Pcard	49.00
19511	3/18/2026	4431	NICE AND EASY SMOG	PC031626	REPAIR & MAINTENANCE - VEHICLE: PARKS: PW	Pcard	98.00
19511	3/18/2026	4431	NICE AND EASY SMOG	PC031626	REPAIR & MAINTENANCE - VEHICLE: PD	Pcard	49.00
19511	3/18/2026	4431	NICE AND EASY SMOG	PC031626	REPAIR & MAINTENANCE - VEHICLE: STREETS: PW	Pcard	49.00
19511	3/18/2026	4431	NICE AND EASY SMOG	PC031626	REPAIR & MAINTENANCE - VEHICLE: STREETS: PW	Pcard	222.00
19511	3/18/2026	1013	NUTRIEN AG SOLUTIONS	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	580.71
19511	3/18/2026	1401	PAYPAL	PC031626	REGISTRATION: XENIA AWARDS: ECDEV	Pcard	242.30
19511	3/18/2026	200	PGA TOUR	PC031626	MEALS: PARMA CONFERENCE: RISK: HR	Pcard	99.07
19511	3/18/2026	1442	PORTOLA PLAZA HOTEL	PC031626	LODGING: PARMA CONFERENCE: RISK: HR	Pcard	971.64
19511	3/18/2026	1442	PORTOLA PLAZA HOTEL	PC031626	LODGING: PARMA CONFERENCE: RISK: HR	Pcard	971.64
19511	3/18/2026	200	PORTOLA PLAZA HOTEL	PC031626	MEALS: PARMA CONFERENCE: RISK: HR	Pcard	99.25
19511	3/18/2026	1537	RANDALL MANAGEMENT	PC031626	TCC PROJECT: PWFR-11	Pcard	869.82
19511	3/18/2026	200	RCP MURIETA	PC031626	LANDSCAPE MAINTENANCE: PARKS: PW	Pcard	294.18
19511	3/18/2026	3349	RECREONICS	PC031626	REPAIR & MAINTENANCE - FACILITY: AQUATICS: PW	Pcard	234.92
19511	3/18/2026	3349	RECREONICS	PC031626	REPAIR & MAINTENANCE - FACILITY: MRC: PW	Pcard	166.71
19511	3/18/2026	3349	RECREONICS	PC031626	REPAIR & MAINTENANCE - FACILITY: MRC: PW	Pcard	166.71
19511	3/18/2026	3349	RECREONICS	PC031626	REPAIR & MAINTENANCE - FACILITY: MRC: PW	Pcard	200.81
19511	3/18/2026	3349	RECREONICS	PC031626	REPAIR & MAINTENANCE - FACILITY: MRC: PW	Pcard	277.55
19511	3/18/2026	3349	RECREONICS	PC031626	REPAIR & MAINTENANCE - FACILITY: MRC: PW	Pcard	300.56
19511	3/18/2026	1091	ROADLINE PRODUCTS	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	2,111.88
19511	3/18/2026	3459	SAN DIEGO COUNTY REG	PC031626	MEALS: PARMA CONFERENCE: RISK: HR	Pcard	22.31
19511	3/18/2026	3459	SAN DIEGO COUNTY REG	PC031626	MEALS: PARMA CONFERENCE: RISK: HR	Pcard	13.83
19511	3/18/2026	2817	SCP DISTRIBUTORS LLC	PC031626	REPAIR & MAINTENANCE - FACILITY: MRC: PW	Pcard	90.26
19511	3/18/2026	3659	SITEONE LANDSCAPE	PC031626	LANDSCAPE MAINTENANCE: PARKS: PW	Pcard	124.46
19511	3/18/2026	3659	SITEONE LANDSCAPE	PC031626	LANDSCAPE MAINTENANCE: PARKS: PW	Pcard	187.05
19511	3/18/2026	3659	SITEONE LANDSCAPE	PC031626	LANDSCAPE MAINTENANCE: PARKS: PW	Pcard	922.54
19511	3/18/2026	1061	SMART AND FINAL INC	PC031626	SUPPLIES: TEENZONE: TCSD	Pcard	138.53
19511	3/18/2026	1399	SOUTHWEST AIRLINES	PC031626	AIRFARE: ENERGOV CONFERENCE: COMDV	Pcard	46.00
19511	3/18/2026	1399	SOUTHWEST AIRLINES	PC031626	AIRFARE: ENERGOV CONFERENCE: COMDV	Pcard	283.79
19511	3/18/2026	1452	STAPLES INC	PC031626	OFFICE SUPPLIES: TCSD	Pcard	119.59
19511	3/18/2026	200	STARBUCKS	PC031626	MEALS: PARMA CONFERENCE: RISK: HR	Pcard	9.65
19511	3/18/2026	3547	STATE OF CALIFORNIA	PC031626	CLASS A RENEWAL: STREETS: PW	Pcard	1.24
19511	3/18/2026	3547	STATE OF CALIFORNIA	PC031626	CLASS A RENEWAL: STREETS: PW	Pcard	59.00
19511	3/18/2026	3547	STATE OF CALIFORNIA	PC031626	CLASS B RENEWAL: PARKS: PW	Pcard	1.24
19511	3/18/2026	3547	STATE OF CALIFORNIA	PC031626	CLASS B RENEWAL: PARKS: PW	Pcard	59.00
19511	3/18/2026	1441	STATER BROTHERS	PC031626	GIFT CARD: EMPLOYEE WELLNESS PROGRAM: HR	Pcard	25.00
19511	3/18/2026	1441	STATER BROTHERS	PC031626	SUPPLIES: TEENZONE: TCSD	Pcard	36.23
19511	3/18/2026	3536	TARGET	PC031626	SUPPLIES: HOMELESS OUTREACH: TCSD	Pcard	94.37
19511	3/18/2026	4460	TEMECULA ELECTRICAL	PC031626	MAINTENANCE SUPPLIES: FACILITY: PW	Pcard	10.17
19511	3/18/2026	4460	TEMECULA ELECTRICAL	PC031626	REPAIR & MAINTENANCE - FACILITY: MUSEUM: PW	Pcard	98.80
19511	3/18/2026	4460	TEMECULA ELECTRICAL	PC031626	REPAIR & MAINTENANCE - FACILITY: OLD TOWN: PW	Pcard	32.01
19511	3/18/2026	4460	TEMECULA ELECTRICAL	PC031626	REPAIR & MAINTENANCE - FACILITY: OLD TOWN: PW	Pcard	74.94
19511	3/18/2026	4460	TEMECULA ELECTRICAL	PC031626	REPAIR & MAINTENANCE - FACILITY: THEATER: PW	Pcard	245.62
19511	3/18/2026	4460	TEMECULA ELECTRICAL	PC031626	REPAIR & MAINTENANCE - FACILITY: WEST WING: PW	Pcard	147.51
19511	3/18/2026	1234	TEMECULA WINNELSON	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	142.52
19511	3/18/2026	1234	TEMECULA WINNELSON	PC031626	REPAIR & MAINTENANCE - FACILITY: FOC: PW	Pcard	78.43
19511	3/18/2026	1234	TEMECULA WINNELSON	PC031626	REPAIR & MAINTENANCE - FACILITY: MUSEUM: PW	Pcard	44.33
19511	3/18/2026	1234	TEMECULA WINNELSON	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	109.05
19511	3/18/2026	200	THE MILL RESTAURANT	PC031626	REFRESHMENTS: MEETING: EM: FIRE	Pcard	293.63
19511	3/18/2026	2463	THE TRUCK SHOP	PC031626	REPAIR & MAINTENANCE - VEHICLE: STREETS: PW - INV 47358	Pcard	2,145.96
19511	3/18/2026	2463	THE TRUCK SHOP	PC031626	REPAIR & MAINTENANCE - VEHICLE: STREETS: PW - INV 47365	Pcard	2,145.96
19511	3/18/2026	200	TOASTED TOURS	PC031626	SUPPLIES: QTRLY LUNCH: TEAM PACE: HR	Pcard	199.00

Approved Purchase Card Details
03/28/2026 - 04/10/2026

Check #	Check Date	Vendor #	Vendor Name	Invoice	Description	Payment Type	Invoice Net
19511	3/18/2026	3329	TRADER JOES	PC031626	SUPPLIES: TEAM PACE: HR	Pcard	203.27
19511	3/18/2026	200	TUSKER METALS	PC031626	CHAPEL PROJECT: PWFR-11	Pcard	4,378.71
19511	3/18/2026	200	TUSKER METALS	PC031626	COST RECOVERY: CR26-04 TE250500045: PW	Pcard	368.66
19511	3/18/2026	200	TUSKER METALS	PC031626	REPAIR & MAINTENANCE - FACILITY: CRC: PW	Pcard	3.57
19511	3/18/2026	200	TUSKER METALS	PC031626	REPAIR & MAINTENANCE - FACILITY: CRC: PW	Pcard	738.41
19511	3/18/2026	200	TUSKER METALS	PC031626	REPAIR & MAINTENANCE - FACILITY: MRC: PW	Pcard	8.70
19511	3/18/2026	200	TUSKER METALS	PC031626	REPAIR & MAINTENANCE - FACILITY: OLD TOWN: PW	Pcard	304.50
19511	3/18/2026	200	TUSKER METALS	PC031626	TRASH ENCLOSURE PROJECT: PWFR-11	Pcard	2,063.14
19511	3/18/2026	2561	UBER	PC031626	TRANSPORTATION: PARMA CONFERENCE: RISK: HR	Pcard	23.99
19511	3/18/2026	4362	ULTIMA METALS LLC	PC031626	REPAIR & MAINTENANCE - FACILITY: CIVIC CENTER: PW	Pcard	57.26
19511	3/18/2026	4362	ULTIMA METALS LLC	PC031626	REPAIR & MAINTENANCE - FACILITY: PARKS: PW	Pcard	744.40
19511	3/18/2026	3500	UPLIFT DESK	PC031626	SMALL TOOLS/EQUIPMENT: RISK: HR	Pcard	140.29
19511	3/18/2026	2273	UPTOWN TEMECULA AUTO	PC031626	REPAIR & MAINTENANCE - VEHICLE: STREETS: PW	Pcard	14.99
19511	3/18/2026	1874	VALLEY PRINTING	PC031626	PRINTING SERVICES: NEWSLETTER: CC	Pcard	704.70
19511	3/18/2026	1475	VONS	PC031626	REFRESHMENTS: NICOLAS ROAD PROJECT: PW	Pcard	17.56
19511	3/18/2026	200	VONS	PC031626	REFRESHMENTS: THEATER: TCSD	Pcard	104.17
19511	3/18/2026	200	WALGREENS	PC031626	MEALS: PARMA CONFERENCE: RISK: HR	Pcard	17.70
19511	3/18/2026	200	WALGREENS	PC031626	MEALS: PARMA CONFERENCE: RISK: HR	Pcard	41.85
19511	3/18/2026	200	WALGREENS	PC031626	PRINTING SERVICES: CODE: BLDSF	Pcard	87.00
19511	3/18/2026	1439	WALMART	PC031626	REIMBURSED BY EMPLOYEE	Pcard	176.30
19511	3/18/2026	1439	WALMART	PC031626	SMALL TOOLS/EQUIPMENT: TCC: TCSD	Pcard	18.23
19511	3/18/2026	1439	WALMART	PC031626	SUPPLIES: HOMELESS OUTREACH: TCSD	Pcard	139.20
19511	3/18/2026	200	WAVE STREET CAFÉ	PC031626	MEALS: PARMA CONFERENCE: RISK: HR	Pcard	87.27
19511	3/18/2026	2175	WHITE CAP LP	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	119.59
19511	3/18/2026	2175	WHITE CAP LP	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	119.60
19511	3/18/2026	2175	WHITE CAP LP	PC031626	MAINTENANCE SUPPLIES: STREETS: PW	Pcard	295.78
Total							71,140.95

**CITY OF TEMECULA
AGENDA REPORT**

TO: City Manager/City Council

FROM: Jennifer Hennessy, Director of Finance

DATE: April 28, 2026

SUBJECT: Approve City Treasurer’s Report for the Period of January 1, 2026 Through January 31, 2026

PREPARED BY: Ward Komers, Assistant Director of Finance
Seleen Saaid, Accounting Technician I

RECOMMENDATION: That the City Council approve and file the City Treasurer’s report for the period of January 1, 2026 through January 31, 2026.

BACKGROUND: Government Code Sections 53646 and 41004 require reports to the City Council regarding the City’s investment portfolio, receipts, and disbursements respectively. Adequate funds will be available to meet budgeted and actual expenditures of the City for the next six months. Current market values are derived from the Local Agency Investment Fund (LAIF) reports, US Bank demand deposit account, trust, and custody statements. Attached is the City Treasurer’s Report that provides this information.

The City’s investment portfolio is in compliance with the statement of investment policy and Government Code Sections 53601 and 53635 for the period of January 1, 2026 through January 31, 2026.

FISCAL IMPACT: None

ATTACHMENT: City Treasurer’s Report January 1, 2026 through January 31, 2026

City of Temecula

CALIFORNIA



Treasurer's Report

January 1, 2026 – January 31, 2026

TABLE OF CONTENTS

1.0 CASH AND INVESTMENT PORTFOLIO SUMMARY.....3

2.0 FUND ACTIVITY4

3.0 LONG TERM INVESTMENT PORTFOLIO STATISTICS6

4.0 LONG TERM INVESTMENT PORTFOLIO TRANSACTIONS7

5.0 APPENDIX A - ALLOWABLE INVESTMENT INSTRUMENTS8

6.0 APPENDIX B - GLOSSARY OF TERMS.....10

1.0 CASH AND INVESTMENT PORTFOLIO SUMMARY

**Cash and Investment Summary
Trailing Six Month Period
(Book Value Including Realized Gains/Losses)**

	August		September		October		November		December		January	
Cash and Investments												
Liquidity Portfolio												
<i>US Bank (Demand Deposit Accounts)</i>	46,319,173.75	22%	26,170,175.85	12%	21,896,190.68	10%	22,538,393.97	11%	21,679,464.52	10%	37,612,757.13	16%
<i>Local Agency Investment Fund (LAIF)</i>	74,580,560.24	36%	100,922,560.24	47%	101,802,343.75	48%	101,802,343.75	48%	101,802,343.75	48%	102,879,119.51	45%
<i>Petty Cash</i>	3,326.00	0%	3,326.00	0%	3,326.00	0%	3,326.00	0%	3,326.00	0%	3,326.00	0%
Total Liquidity Portfolio	120,903,059.99	58%	127,096,062.09	59%	123,701,860.43	58%	124,344,063.72	59%	123,485,134.27	59%	140,495,202.64	62%
Long-term Portfolio (Investments)	60,584,111.70	29%	60,697,153.72	28%	61,041,438.43	29%	61,137,021.05	29%	61,252,218.12	29%	61,415,000.61	27%
Trust Portfolio												
<i>California Employers' Retiree Benefit Trust (CERBT)</i>	22,982,939.77	11%	24,269,903.22	11%	24,269,903.22	11%	24,269,903.22	11%	24,684,132.22	12%	24,684,132.22	11%
<i>Public Agency Retirement Services Trust (PARS)</i>	2,479,405.23	1%	2,527,891.89	1%	2,557,185.03	1%	2,568,010.98	1%	1,569,535.38	1%	1,591,749.22	1%
Total Trust Portfolio	25,462,345.00	12%	26,797,795.11	12%	26,827,088.25	13%	26,837,914.20	13%	26,253,667.60	12%	26,275,881.44	12%
Total Cash and Investments	206,949,516.69	100%	214,591,010.92	100%	211,570,387.11	100%	212,318,998.97	100%	210,991,019.99	100%	228,186,084.69	100%
Earnings on Cash and Investments												
<i>LAIF Earnings (Quarterly)</i>					879,783.51					1,076,775.76		
<i>% Change</i>					0.87%					1.06%		
<i>Long-term Portfolio (Monthly)</i>	233,990.81			131,674.83			340,284.71			95,582.62		
<i>% Change</i>	0.39%			0.22%			0.56%			0.16%		
<i>CERBT Earnings (Quarterly)</i>					1,286,963.45					414,229.00		
<i>% Change</i>					5.60%					1.71%		
<i>PARS Trust (Monthly)</i>	41,185.74			48,486.66			29,293.14			10,825.95		
<i>% Change</i>	1.69%			1.96%			1.16%			0.42%		
<i>Money Center ICS (Monthly)</i>	94,380.93			63,639.19			-			-		
<i>% Change</i>	0.36%			0.24%			0.00%			0.00%		
<i>Cash Sweep (Monthly)</i>	38,600.07			71,646.11			57,933.67			52,732.42		
<i>% Change</i>	0.23%			0.31%			0.31%			0.27%		
Total Earnings on Cash and Investments	408,157.55			1,602,410.24			1,307,295.03			159,140.99		
<i>% Change</i>	0.20%			0.77%			0.61%			0.08%		
Fiscal Agent Account Portfolio (CFDs/SARDA)	34,906,504.78			29,295,748.75			29,449,752.53			29,525,197.91		

2.0 FUND ACTIVITY

**Fund Activity Summary Statement^{1,2}
For Period Ending January 31, 2026**

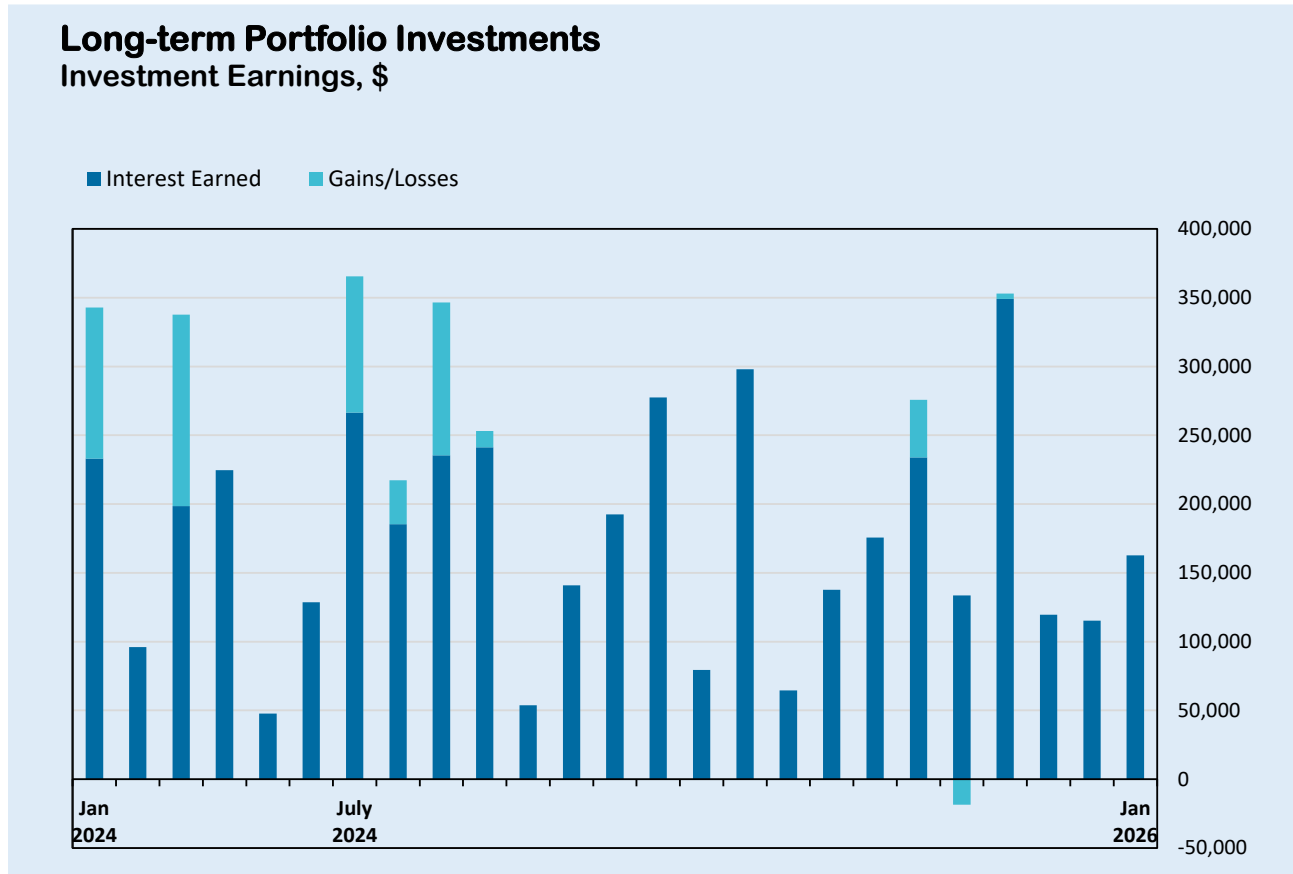
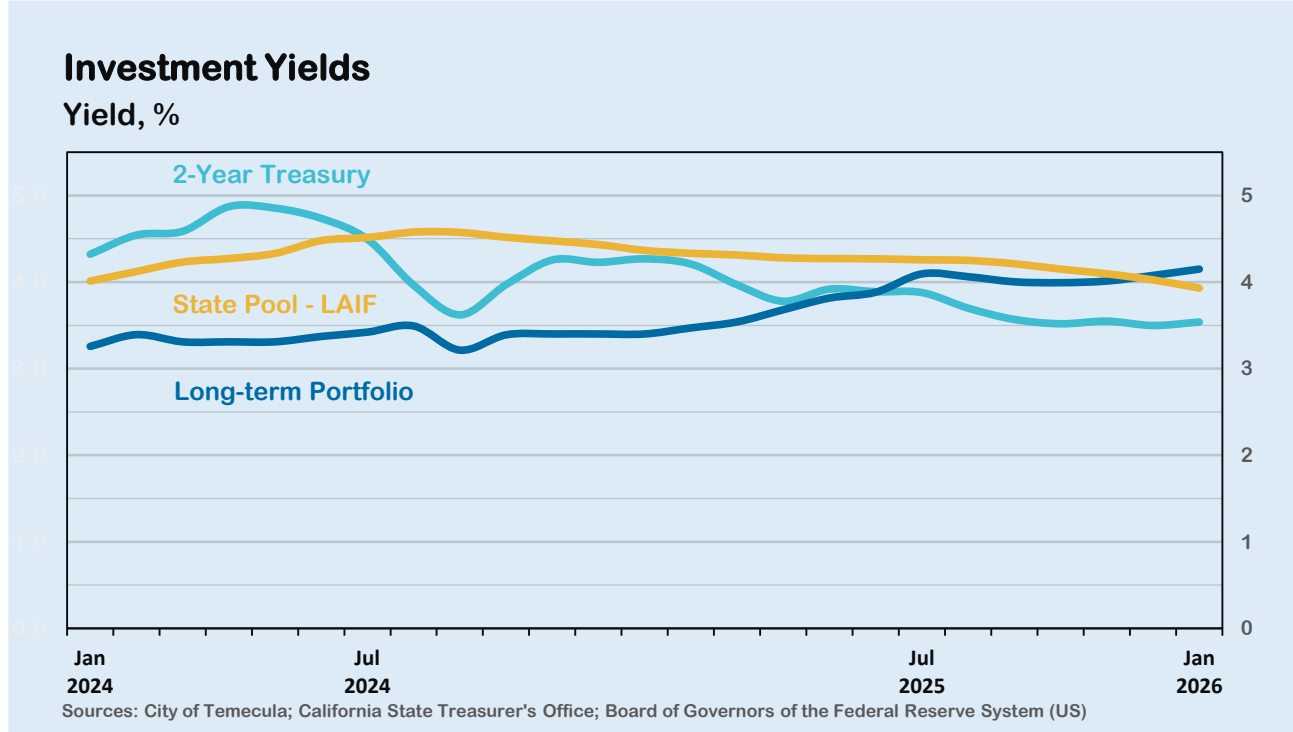
Fund	Fund Description	Beginning Fund Balance	Receipts	Disbursements	Ending Fund Balance
001	GENERAL	29,433,840.85	11,524,761.97	10,350,200.24	30,608,402.58
002	MEASURE S	48,115,949.17	3,161,585.57	-	51,277,534.74
006	FIRE FACILITY ACQUISITION	4,546,344.07	-	-	4,546,344.07
100	STATE GAS TAX	1,127,956.13	221,687.96	-	1,349,644.09
102	RMRA-ROAD MAINT REHAB ACCT	6,427,697.79	245,215.03	-	6,672,912.82
103	STREET MAINTENANCE	9,180,335.10	-	-	9,180,335.10
105	NPDES	296,498.60	-	18,184.61	278,313.99
106	UPTOWN NEW STREETS IN LIEU FEE	1,683,202.20	-	-	1,683,202.20
110	COVID-19 PANDAMIC COMM. REINV.	7,741,724.76	-	3,566.16	7,738,158.60
120	DEVELOPMENT IMPACT FEES	14,051,802.38	200,006.32	-	14,251,808.70
125	PEG-PUBLIC EDUC & GOVT	1,098,394.43	-	381.08	1,098,013.35
140	COMMUNITY DEV BLOCK GRANT	(61,082.76)	-	12,094.45	(73,177.21)
145	TEMECULA ENERGY EFFICIENCY MGT	329,134.16	-	-	329,134.16
150	ASSEMBLY BILL 2766	682,730.18	-	-	682,730.18
160	SUPPL LAW ENFORCEMENT SVCS	197,256.28	16,666.66	-	213,922.94
165	AFFORDABLE HOUSING	11,387,900.24	31,750.00	25,946.19	11,393,704.05
170	MEASURE A	11,753,749.09	340,868.20	254,041.13	11,840,576.16
190	TEMECULA COMM SVCS DISTRICT	972,263.76	1,002,186.81	1,241,417.21	733,033.36
191	SL B-STREETLIGHT REPLACEMENT	1,625,661.35	-	-	1,625,661.35
192	SL B-STREETLIGHTS	405,217.32	342,825.07	56,438.51	691,603.88
194	SL D-REFUSERECYCLING	738,987.63	5,720,099.07	5,694,938.24	764,148.46
195	SL R-STREET MAINT	48,559.03	3,140.75	115.94	51,583.84
196	SL L-LAKE PARK MAINT	244,207.45	137,040.24	21,000.48	360,247.21
197	TEMECULA LIBRARY	374,181.88	(17.99)	48,348.33	325,815.56
198	PUBLIC ART	315,699.01	1,454.32	-	317,153.33
210	CAPITAL IMPROVEMENT PROGRAM	3,452,700.61	1,565,735.05	1,470,715.64	3,547,720.02
275	CFD 03-3 WOLF CREEK IMPROV	226,249.68	-	-	226,249.68
277	CFD 03-2 RORIPAUGH RANCH IMPR	6,044,297.63	-	-	6,044,297.63
278	CFD 16-1 RORIPAUGH PH II IMPR	10,675,980.25	-	-	10,675,980.25
282	CFD 23-02 PRADO	13,869,213.29	-	-	13,869,213.29
283	CFD 20-01 HEIRLOOM FARMS	705,955.14	-	-	705,955.14
300	INSURANCE	2,460,104.32	-	115,928.21	2,344,176.11
305	WORKERS' COMPENSATION	1,257,892.59	-	20,447.88	1,237,444.71
310	VEHICLES/EQUIPMENT REPLACEMENT	5,904,622.93	-	-	5,904,622.93
320	INFORMATION TECHNOLOGY	1,037,997.50	-	855,238.19	182,759.31
325	TECHNOLOGY REPLACEMENT	5,011,812.81	-	29,998.86	4,981,813.95
330	SUPPORT SERVICES	143.85	-	31,828.04	(31,684.19)
335	SUPPORT SERVICES REPLACEMENT	446,122.15	-	-	446,122.15
340	FACILITIES	24,885.45	-	162,211.11	(137,325.66)
350	FACILITY REPLACEMENT	6,248,413.09	-	-	6,248,413.09
380	SARDA DEBT SVC	(30,504,464.71)	-	4,235.00	(30,508,699.71)
381	RDA PROPERTY TAX TRUST FUND	(4,323,067.59)	3,345,372.00	-	(977,695.59)
472	CFD 01-2 HARVESTON AB DEBT SVC	765,096.65	505,020.76	889.83	1,269,227.58
473	CFD 03-1 CROWNE HILL DEBT SVC	1,124,177.26	393,823.96	591.39	1,517,409.83
475	CFD 03-3 WOLF CREEK DEBT SVC	724,234.90	856,005.07	954.99	1,579,284.98
476	CFD 03-6 HARVESTON2 DEBT SVC	440,132.87	167,161.74	758.79	606,535.82
477	CFD 03-2 RORIPAUGH DEVT SVC	1,001,289.61	384,256.81	487.71	1,385,058.71

Fund	Fund Description	Beginning Fund Balance	Receipts	Disbursements	Ending Fund Balance
478	CFD 16-1 RORIPAUGH PH II	4,581,036.42	1,670,679.52	1,345.45	6,250,370.49
479	CFD 19-01 MUNICIPAL SERVICES	(1,303.63)	-	208.69	(1,512.32)
481	CFD 23-01 ALTAIR	(12,182.95)	-	755.75	(12,938.70)
482	CFD 23-02 PRADO	2,556,258.09	-	755.75	2,555,502.34
483	CFD 20-01 HEIRLOOM FARMS	1,377,227.65	389,107.15	967.37	1,765,367.43
484	CFD 25-01 ELDERBERRY PARK	(24,841.85)	-	35,000.00	(59,841.85)
501	SL C ZONE 1 SADDLEWOOD	11,019.65	19,314.02	2,728.95	27,604.72
502	SL C ZONE 2 WINCHESTER CREEK	140,560.27	22,205.50	2,117.47	160,648.30
503	SL C ZONE 3 RANCHO HIGHLANDS	58,549.53	25,230.00	2,508.28	81,271.25
504	SL C ZONE 4 THE VINEYARDS	4,334.28	3,263.70	503.31	7,094.67
505	SL C ZONE 5 SIGNET SERIES	29,439.62	21,000.00	2,283.41	48,156.21
506	SL C ZONE 6 WOODCREST COUNTRY	49,439.68	16,701.39	1,249.57	64,891.50
507	SL C ZONE 7 RIDGEVIEW	16,749.37	7,832.00	961.32	23,620.05
508	SL C ZONE 8 VILLAGE GROVE	85,667.48	71,043.60	10,278.71	146,432.37
509	SL C ZONE 9 RANCHO SOLANA	30,448.55	2,829.00	300.85	32,976.70
510	SL C ZONE 10 MARTINIQUE	15,539.78	4,814.00	617.01	19,736.77
511	SL C ZONE 11 MEADOWVIEW	3,385.02	1,124.31	212.58	4,296.75
512	SL C ZONE 12 VINTAGE HILLS	59,417.24	48,256.34	7,364.36	100,309.22
513	SL C ZONE 13 PRESLEY DEVELOP	29,793.93	17,960.70	2,584.86	45,169.77
514	SL C ZONE 14 MORRISON HOMES	10,725.22	7,476.00	1,298.50	16,902.72
515	SL C ZONE 15 BARCLAY ESTATES	16,462.05	4,987.50	750.22	20,699.33
516	SL C ZONE 16 TRADEWINDS	98,216.55	19,775.00	6,557.92	111,433.63
517	SL C ZONE 17 MONTE VISTA	2,972.55	1,150.00	234.04	3,888.51
518	SL C ZONE 18 TEMEKU HILLS	79,986.42	50,153.79	6,076.87	124,063.34
519	SL C ZONE 19 CHANTEMAR	73,346.18	29,250.00	4,732.04	97,864.14
520	SL C ZONE 20 CROWNE HILL	275,002.17	91,690.27	7,681.15	359,011.29
521	SL C ZONE 21 VAIL RANCH	135,530.64	119,970.01	42,612.58	212,888.07
522	SL C ZONE 22 SUTTON PLACE	13,064.93	2,262.00	328.12	14,998.81
523	SL C ZONE 23 PHEASANT RUN	34,288.17	4,180.00	574.82	37,893.35
524	SL C ZONE 24 HARVESTON	650.88	87,600.00	9,236.03	79,014.85
525	SL C ZONE 25 SERENA HILLS	85,204.22	22,400.00	2,761.37	104,842.85
526	SL C ZONE 26 GALLERYTRADITION	2,158.28	1,215.00	209.31	3,163.97
527	SL C ZONE 27 AVONDALE	11,712.85	4,690.00	629.07	15,773.78
528	SL C ZONE 28 WOLF CREEK	145,057.71	121,842.16	24,162.84	242,737.03
529	SL C ZONE 29 GALLERY PORTRAIT	13,336.20	2,263.86	272.87	15,327.19
530	SL C ZONE 30 FUTURE ZONES	36,062.11	-	-	36,062.11
700	CERBT RETIREE HEALTH-GASB45	24,684,132.22	-	-	24,684,132.22
701	PENSION RATE STABILIZATION	1,568,123.86	-	-	1,568,123.86
Grand Total		215,608,571.72	33,058,912.19	20,601,819.65	228,065,664.26

Notes: ¹ The amounts shown are preliminary and may not reflect adjusting journal entries.

² Fund Balances fluctuate throughout the Fiscal Year and may temporarily have a negative balance due to the differences in timing of receipts, disbursements, interfund transfers, and journal entries.

3.0 LONG TERM INVESTMENT PORTFOLIO STATISTICS



4.0 LONG TERM INVESTMENT PORTFOLIO TRANSACTIONS

Date	CUSIP ID	Description	Amount
01/02/2026	31846V542	INTEREST EARNED FIRST AM TREAS OB FD CL Z	20,242.49
01/05/2026	3130B7RB2	FULL CALL PAR VALUE OF F H L B DEB	4,000,000.00
01/05/2026	31846V542	PURCHASED FIRST AM TREAS OB FD CL Z	(4,020,242.49)
01/05/2026	3130B7RB2	INTEREST EARNED F H L B DEB	52,800.00
01/05/2026	31846V542	PURCHASED FIRST AM TREAS OB FD CL Z	(52,800.00)
01/06/2026	74368CBP8	INTEREST EARNED PROTECTIVE LIFE MTN	47,140.00
01/06/2026	31846V542	PURCHASED FIRST AM TREAS OB FD CL Z	(47,140.00)
01/13/2026	62829D2H2	PURCHASED MUTUAL OF OMAHA COS	(4,013,360.00)
01/13/2026	31846V542	SOLD FIRST AM TREAS OB FD CL Z	4,013,360.00
01/15/2026	91282CJT9	INTEREST EARNED U S TREASURY NT	40,000.00
01/15/2026	31846V542	PURCHASED FIRST AM TREAS OB FD CL Z	(40,000.00)
01/28/2026	3130AKQ41	MATURED F H L B DEB	1,000,000.00
01/28/2026	3130AKQ41	INTEREST EARNED F H L B DEB	2,600.00
01/28/2026	31846V542	PURCHASED FIRST AM TREAS OB FD CL Z	(1,002,600.00)

5.0 APPENDIX A - ALLOWABLE INVESTMENT INSTRUMENTS

ALLOWABLE INVESTMENT INSTRUMENTS PER STATE GOVERNMENT CODE (AS OF JANUARY 1, 2021)^A
 APPLICABLE TO ALL LOCAL AGENCIES^B

INVESTMENT TYPE	MAXIMUM MATURITY ^C	MAXIMUM SPECIFIED % OF PORTFOLIO ^D	MINIMUM QUALITY REQUIREMENTS	GOVERNMENT CODE SECTIONS
Local Agency Bonds	5 years	None	None	53601(a)
U.S. Treasury Obligations	5 years	None	None	53601(b)
State Obligations— CA And Others	5 years	None	None	53601(d)
CA Local Agency Obligations	5 years	None	None	53601(e)
U.S Agency Obligations	5 years	None	None	53601(f)
Bankers’ Acceptances	180 days	40% ^E	None	53601(g)
Commercial Paper— Non-Pooled Funds ^F	270 days	25% of the agency's monies ^G	Highest letter and number rating by an NRSRO ^H	53601(h)(2)(C)
Commercial Paper— Pooled Funds ^I	270 days	40% of the agency's monies ^G	Highest letter and number rating by an NRSRO ^H	53635(a)(1)
Negotiable Certificates of Deposit	5 years	30% ^J	None	53601(i)
Non-negotiable Certificates of Deposit	5 years	None	None	53630 et seq.
Placement Service Deposits	5 years	50% ^K	None	53601.8 and 53635.8
Placement Service Certificates of Deposit	5 years	50% ^K	None	53601.8 and 53635.8
Repurchase Agreements	1 year	None	None	53601(j)
Reverse Repurchase Agreements and Securities Lending Agreements	92 days ^L	20% of the base value of the portfolio	None ^M	53601(j)
Medium-Term Notes ^N	5 years	30%	"A" rating category or its equivalent or better	53601(k)
Mutual Funds and Money Market Mutual Funds	N/A	20% ^O	Multiple ^{P,Q}	53601(l) and 53601.6(b)
Collateralized Bank Deposits ^R	5 years	None	None	53630 et seq. and 53601(n)
Mortgage Pass-Through Securities	5 years	20%	"AA" rating category or its equivalent or better	53601(o)
County Pooled Investment Funds	N/A	None	None	27133
Joint Powers Authority Pool	N/A	None	Multiple ^S	53601(p)
Local Agency Investment Fund (LAIF)	N/A	None	None	16429.1
Voluntary Investment Program Fund ^T	N/A	None	None	16340
Supranational Obligations ^U	5 years	30%	"AA" rating category or its equivalent or better	53601(q)

TABLE OF NOTES

- A. Sources: Sections 16340, 16429.1, 27133, 53601, 53601.6, 53601.8, 53630 et seq., 53635, 53635.8, and 57603.
- B. Municipal Utilities Districts have the authority under the Public Utilities Code Section 12871 to invest in certain securities not addressed here.
- C. Section 53601 provides that the maximum term of any investment authorized under this section, unless otherwise stated, is five years. However, the legislative body may grant express authority to make investments either specifically or as a part of an investment program approved by the legislative body that exceeds this five-year remaining maturity limit. Such approval must be issued no less than three months prior to the purchase of any security exceeding the five-year maturity limit.
- D. Percentages apply to all portfolio investments regardless of source of funds. For instance, cash from a reverse repurchase agreement would be subject to the restrictions.
- E. No more than 30 percent of the agency's money may be in bankers' acceptances of any one commercial bank.
- F. Includes agencies defined as a city, a district, or other local agency that do not pool money in deposits or investment with other local agencies, other than local agencies that have the same governing body.
- G. Local agencies, other than counties or a city and county, may purchase no more than 10 percent of the outstanding commercial paper of any single issuer.
- H. Issuing corporation must be organized and operating within the U.S., have assets in excess of \$500 million, and debt other than commercial paper must be in a rating category of "A" or its equivalent or higher by a nationally recognized statistical rating organization, or the issuing corporation must be organized within the U.S. as a special purpose corporation, trust, or LLC, has program wide credit enhancements, and has commercial paper that is rated "A-1" or higher, or the equivalent, by a nationally recognized statistical rating agency.
- I. Includes agencies defined as a county, a city and county, or other local agency that pools money in deposits or investments with other local agencies, including local agencies that have the same governing body. Local agencies that pool exclusively with other local agencies that have the same governing body must adhere to the limits set forth in Section 53601(h)(2)(C).
- J. No more than 30 percent of the agency's money may be in negotiable certificates of deposit that are authorized under Section 53601(i).
- K. Effective January 1, 2020, no more than 50 percent of the agency's money may be invested in deposits, including certificates of deposit, through a placement service as authorized under 53601.8 (excludes negotiable certificates of deposit authorized under Section 53601(i)). On January 1, 2026, the maximum percentage of the portfolio reverts back to 30 percent. Investments made pursuant to 53635.8 remain subject to a maximum of 30 percent of the portfolio.
- L. Reverse repurchase agreements or securities lending agreements may exceed the 92-day term if the agreement includes a written codicil guaranteeing a minimum earning or spread for the entire period between the sale of a security using a reverse repurchase agreement or securities lending agreement and the final maturity dates of the same security.
- M. Reverse repurchase agreements must be made with primary dealers of the Federal Reserve Bank of New York or with a nationally or state-chartered bank that has a significant relationship with the local agency. The local agency must have held the securities used for the agreements for at least 30 days.
- N. "Medium-term notes" are defined in Section 53601 as "all corporate and depository institution debt securities with a maximum remaining maturity of five years or less, issued by corporations organized and operating within the United States or by depository institutions licensed by the United States or any state and operating within the United States."
- O. No more than 10 percent invested in any one mutual fund. This limitation does not apply to money market mutual funds.
- P. A mutual fund must receive the highest ranking by not less than two nationally recognized rating agencies or the fund must retain an investment advisor who is registered with the SEC (or exempt from registration), has assets under management in excess of \$500 million, and has at least five years' experience investing in instruments authorized by Sections 53601 and 53635.
- Q. A money market mutual fund must receive the highest ranking by not less than two nationally recognized statistical rating organizations or retain an investment advisor registered with the SEC or exempt from registration and who has not less than five years' experience investing in money market instruments with assets under management in excess of \$500 million.
- R. Investments in notes, bonds, or other obligations under Section 53601(n) require that collateral be placed into the custody of a trust company or the trust department of a bank that is not affiliated with the issuer of the secured obligation, among other specific collateral requirements.
- S. A joint powers authority pool must retain an investment advisor who is registered with the SEC (or exempt from registration), has assets under management in excess of \$500 million, and has at least five years' experience investing in instruments authorized by Section 53601, subdivisions (a) to (o).
- T. Local entities can deposit between \$200 million and \$10 billion into the Voluntary Investment Program Fund, upon approval by their governing bodies. Deposits in the fund will be invested in the Pooled Money Investment Account.
- U. Only those obligations issued or unconditionally guaranteed by the International Bank for Reconstruction and Development (IBRD), International Finance Corporation (IFC), and Inter-American Development Bank (IADB), with a maximum remaining maturity of five years or less.

6.0 APPENDIX B - GLOSSARY OF TERMS

Accrued Interest: Interest earned but not yet received.

Active Deposits: Funds which are immediately required for disbursement.

Agencies: Federal agency securities and/or Government Sponsored Enterprises (GSE) which include Federal Home Loan Bank (FHLB), Federal National Mortgage Association (FNMA), Federal Home Loan Mortgage Corporation (FHLMC), Federal Farm Credit Bank (FFCB), and Federal Agricultural Mortgage Association (Farmer Mac).

Amortization: An accounting practice of gradually decreasing (increasing) an asset's book value by spreading its depreciation (accretion) over a period of time.

Annual Comprehensive Financial Report (ACFR): The official annual financial report for the City. It includes five combined statements and basic financial statements for each individual fund and account group prepared in conformity with Generally Accepted Accounting Principles (GAAP).

Ask Price: The price a broker/dealer offers to sell securities.

Bankers' Acceptance (BA): A draft or bill or exchange accepted by a bank or trust company. The accepting institution guarantees payment of the bill, as well as the issuer.

Basis Point: One basis point is one hundredth of one percent (0.01).

Benchmark: A comparative base for measuring the performance or risk tolerance of the investment portfolio. A benchmark should represent a close correlation to the level of risk and the average duration of the portfolio's investments.

Bid Price: The price a broker/dealer offers to purchase securities.

Bond: A financial obligation for which the issuer promises to pay the bondholder a specified stream of future cash flows, including periodic interest payments and a principal repayment.

Book Value: The value at which a debt security is shown on the holder's balance sheet. Book value is acquisition cost less amortization of premium or accretion of discount.

Certificate of Deposit: A deposit insured up to \$250,000 (current amount) by the FDIC at a set rate for a specified period of time.

Collateral: Securities, evidence of deposit, or pledges to secure repayment of a loan. Also refers to securities pledged by a bank to secure deposit of public moneys.

Constant Maturity Treasury (CMT): An average yield of a specific Treasury maturity sector for a specific time frame. This is a market index for reference of past direction of interest rates for the given Treasury maturity range.

Coupon: The annual rate of interest that a bond's issuer promises to pay the bondholder on the bond's face value.

Credit Analysis: A critical review and appraisal of the economic and financial conditions or of the ability to meet debt obligations.

Current Yield: The interest paid on an investment expressed as a percentage of the current price of the security.

Custody: A banking service that provides safekeeping for the individual securities in a customer's investment portfolio under a written agreement which also calls for the bank to collect and pay

out income, to buy, sell, receive and deliver securities when ordered to do so by the principal.

Delivery vs. Payment (DVP): Delivery of securities with a simultaneous exchange of money for the securities.

Discount: The difference between the cost of a security and its value at maturity when quoted at lower than face value.

Diversification: Dividing investment funds among a variety of securities offering independent returns and risk profiles.

Duration: The weighted average maturity of a bond's cash flow stream, where the present value of the cash flows serve as the weights; the future point in time at which on average, an investor has received exactly half of the original investment, in present value terms; a bond's zero-coupon equivalent; the fulcrum of a bond's present value cash flow time line.

Fannie Mae: Trade name for the Federal National Mortgage Association (FNMA), a U.S. sponsored corporation.

Federal Reserve System: The central bank of the U.S. which consists of a seven-member Board of Governors, 12 regional banks, and 5,700 commercial banks that are members.

Federal Deposit Insurance Corporation (FDIC): Insurance provided to customers of a subscribing bank which guarantees deposits to a set limit (currently \$250,000) per account.

Fed Wire: A wire transmission service established by the Federal Reserve Bank to facilitate the transfer of funds through debits and credits of funds between participants within the Fed system.

Freddie Mac: Trade name for the Federal Home Loan Mortgage Corporation (FHLMC), a U.S. sponsored corporation.

Ginnie Mae: Trade name for the Government National Mortgage Association (GNMA), a direct obligation bearing the full faith and credit of the U.S. Government.

Inactive Deposits: Funds not immediately needed for disbursement.

Interest Rate: The annual yield earned on an investment, expressed as a percentage.

Investment Agreements: An agreement with a financial institution to borrow public funds subject to certain negotiated terms and conditions concerning collateral, liquidity and interest rates.

Liquidity: Refers to the ability to rapidly convert an investment into cash.

Market Value: The price at which a security is trading and could presumably be purchased or sold.

Maturity: The date upon which the principal or stated value of an investment becomes due and payable.

Medium Term Notes: Corporate and depository institution debt securities with a maximum remaining maturity of five years or less, issued by corporations organized and operating within the United States or by depository institutions licensed by the United States or any state and operating within the United States.

New Issue: Term used when a security is originally "brought" to market.

Perfected Delivery: Refers to an investment where the actual security or collateral is held by an independent third party representing the purchasing entity.

Portfolio: Collection of securities held by an investor.

Primary Dealer: A group of government securities dealers that submit daily reports of market activity and security positions held to the Federal Reserve Bank of New York and are subject to its informal oversight.

Purchase Date: The date in which a security is purchased for settlement on that or a later date.

Rate of Return: The yield obtainable on a security based on its purchase price or its current market price. This may be the amortized yield to maturity on a bond or the current income return.

Repurchase Agreement (REPO): A transaction where the seller (bank) agrees to buy back from the buyer (City) the securities at an agreed upon price after a stated period of time.

Reverse Repurchase Agreement (REVERSE REPO): A transaction where the seller (City) agrees to buy back from the buyer (bank) the securities at an agreed upon price after a stated period of time.

Risk: Degree of uncertainty of return on an asset.

Safekeeping: see Custody.

Sallie Mae: Trade name for the Student Loan Marketing Association (SLMA), a U.S. sponsored corporation.

Secondary Market: A market made for the purchase and sale of outstanding issues following the initial distribution.

Settlement Date: The date on which a trade is cleared by delivery of securities against funds.

Structured Notes: Notes issued by Government Sponsored Enterprises (FHLB, FNMA, FHLMC, etc.) and Corporations, which have imbedded options (e.g., call features, step-up coupons, floating rate coupons, derivative-based returns) into their debt structure. Their market performance is impacted by the fluctuation of interest rates, the volatility of the imbedded options and shifts in the shape of the yield curve.

Supranationals: A supranational organization is formed by a group of countries through an international treaty with specific objectives such as promoting economic development. Supranational organizations also issue debt in the United States. The most commonly recognized supranational debt is the International Bank for Reconstruction and Development (IBRD or World Bank), International Finance Corporation (IFC) and Inter-American Development Bank (IADB).

Treasury Bills: U.S. Treasury Bills which are short-term, direct obligations of the U.S. Government issued with original maturities of 13 weeks, 26 weeks and 52 weeks; sold in minimum amounts of \$10,000 in multiples of \$5,000 above the minimum. Issued in book entry form only. T-bills are sold on a discount basis.

Treasury Bonds: Long-term coupon-bearing U.S. Treasury securities issued as direct obligations of the U.S. Government and having initial maturities of more than 10 years.

Treasury Notes: Medium-term coupon-bearing U.S. Treasury securities issued as direct obligations of the U.S. Government and having initial maturities from two to 10 years.

U.S. Government Agencies: Instruments issued by various US Government Agencies most of which are secured only by the credit worthiness of the particular agency.

Yield: The rate of annual income return on an investment, expressed as a percentage. It is obtained by dividing the current dollar income by the current market price of the security.

Yield to Maturity: The rate of income return on an investment, minus any premium or plus any discount, with the adjustment spread over the period from the date of purchase to the date of maturity of the bond, expressed as a percentage.

Yield Curve: The yield on bonds, notes or bills of the same type and credit risk at a specific date for maturities up to thirty years.

**CITY OF TEMECULA
AGENDA REPORT**

TO: City Manager/City Council

FROM: Michael Heslin, Director of Information Technology and Support Services

DATE: April 28, 2026

SUBJECT: Approve Expenditure of Funds to Renew VMware Licensing with Insight Public Sector

PREPARED BY: André Gonzalez, IT Infrastructure Manager

RECOMMENDATION: That the City Council approve the expenditure of \$134,011.05 to Insight Public Sector for the renewal of VMware annual support licenses.

BACKGROUND: VMware is a critical component of the City’s technology infrastructure. The City relies on VMware to operate and manage its entire virtual environment, including server hosting, storage, virtual systems, and essential remote connectivity at City Hall, the Ronald H. Roberts Temecula Public Library, and our remote disaster recovery site. VMware has supported the City’s operations for more than a decade, and its functionality is fundamental to maintaining reliable IT services. Due to rising licensing costs, the annual expenditure now exceeds the threshold requiring City Council approval.

The licensing for VMware products is sole source, as no other vendor can provide them for the City. The approval of this recommendation authorizes the City to spend \$134,011.05 to renew support with VMware.

FISCAL IMPACT: Adequate funds have been budgeted in the Annual Operating Budget. Subsequent years will be subject to budget approval.

ATTACHMENT: Quote from Insight Public Sector

Account name: 10839085

CITY OF TEMECULA
 41000 MAIN ST
 TEMECULA CA 92590-2764

SHIP-TO

CITY OF TEMECULA
 ANDRE GONZALEZ
 41000 MAIN ST
 TEMECULA CA 92590-2764

We deliver according to the following terms:

Payment Terms : Net 30 days
Ship Via : Electronic Delivery
Terms of Delivery : FOB DESTINATION
Currency : USD

QUOTE EXPIRES 4/23/26
 3 YEAR VCF SRM

Quotation

Quotation Number : 0229356727
Document Date : 10-APR-2026
PO Number :
PO Release : 3 YEAR VCF SRM
Sales Rep : Esther Chen
Email : ESTHER.CHEN@INSIGHT.COM
Phone :

This is a 3 Year quote. Pricing reflects the full-term and quantity commitment outlined in this quote. To proceed, customers must either (1) reference the payment schedule on their Purchase Order, or (2) confirm via email that they acknowledge the multi-year payment schedule. All Purchase Orders must reference Insight Quote #229356727. Insight will not be able to process the PO without the quote being referenced. If placing PO's annually, Insight will require POs for the out years to be placed at least 15 days prior to the renewal date. By executing this quote, Customer is subject to the below terms and annual payment schedule.

Years 2 – 3 are cancellable, subject to the Broadcom termination language as stated in this quote. Insight must be notified at least 15 days prior to anniversary.

**Year 1 - \$134,011.05 To be billed at time of purchase
 Year 2 - \$160,813.26 To be billed at anniversary
 Year 3 - \$192,975.90 To be billed at anniversary**

Material	Material Description	Quantity	Unit Price	Extended Price
VM-BUNDLE1	VMware Bundle 1 - Subscription license - 1 user Coverage Dates: 24-APR-2026 - 23-APR-2027 OPEN MARKET VCF-CLD-FND-A - QTY. 576 VCF-SRM- QTY. 20	1	134,011.05	134,011.05
VM-BUNDLE2	VMware Bundle 2 - Subscription license - 1 user Coverage Dates: 24-APR-2027 - 23-APR-2028 OPEN MARKET VCF-CLD-FND-A - QTY. 576 VCF-SRM- QTY. 20	1	160,813.26	160,813.26
VM-BUNDLE3	VMware Bundle 3 - Subscription license - 1 user Coverage Dates: 24-APR-2028 - 23-APR-2029 OPEN MARKET VCF-CLD-FND-A - QTY. 576 VCF-SRM- QTY. 20	1	192,975.90	192,975.90

Product Subtotal	487,800.21
TAX	0.00
Total	487,800.21

Lease & Financing options available from Insight Global Finance for your equipment & software acquisitions. Contact your Insight account executive for a quote.

Thank you for choosing Insight. Please contact us with any questions or for additional information about Insight's complete IT solution offering.

Sincerely,

Esther Chen

ESTHER.CHEN@INSIGHT.COM

Insight Global Finance has a wide variety of flexible financing options and technology refresh solutions. Contact your Insight representative for an innovative approach to maximizing your technology and developing a strategy to manage your financial options.

This purchase is subject to Insight's online Terms of Sale unless you are purchasing under an Insight Public Sector, Inc. contract vehicle, in which case, that agreement will govern.

Pricing and lead times for certain components, including, but not limited to, DRAM, NAND, DIMMs, and other constrained products, as well as any finished goods containing such components, including third-party provided services, are subject to manufacturer driven changes, government-imposed tariffs, component volatility, and other supply chain disruptions outside of Insight's control. If Insight's cost for such components, either separately or as part of finished goods or a third-party provided service, materially increases, or if supply is withdrawn or reallocated by its suppliers after the date of this quote and before shipment, Insight may re quote the affected line items. Client may accept the revised pricing, adjust configuration as proposed by Insight, or cancel the affected items. This provision regarding manufacturer-driven changes, tariffs, and component volatility takes precedence over any conflicting or inconsistent pricing or cancellation terms in any other agreement or purchase order between the parties.

SOFTWARE AND CLOUD SERVICES PURCHASES: If your purchase contains any software or cloud computing offerings ("Software and Cloud Offerings"), each offering will be subject to the applicable supplier's end user license and use terms ("Supplier Terms") made available by the supplier or which can be found at the "terms-and-policies" link below. By ordering, paying for, receiving or using Software and Cloud Offerings, you agree to be bound by and accept the Supplier Terms unless you and the applicable supplier have a separate agreement which governs.

HARDWARE PURCHASES: Tariffs imposed by the United States government on technology-related products may lead to cost increases for manufacturers and suppliers, who then pass these increases on to partners like Insight. Additionally, supply constraints, production delays, component shortages, and logistical pressures have contributed to cost increases and product shipment delays from manufacturers and suppliers. Insight is actively engaged with its contracting officials, suppliers, and partners to address these challenges. While we strive to honor initial price proposals and quotes, the fluid nature of the impact on manufacturer and supplier costs and product availability due to tariffs and supply disruptions could require a requote, subject to the contract terms if the purchase is being made under an Insight Public Sector, Inc. contract vehicle, before finalizing any subsequent or impacted proposals, quotes, and orders. Insight will not finalize any transaction involving a requote without the client's written consent.

Insight's online Terms of Sale can be found at the "terms-and-policies" link below.
<https://www.insight.com/terms-and-policies>

By ordering this Insight quote, you are agreeing to the following terms:

This order is governed by the General Terms set out at www.broadcom.com/company/legal/licensing.

ASSIGNMENT

Neither Party shall assign the End User Terms or any of its rights or delegate any of its duties under the End User Terms, either by operation of law, agreement, or any other process, without the prior written consent of the other Party, except that Broadcom shall have the right to assign the End User Terms or any of its rights or delegate any of its duties under the Agreement at any time to any Broadcom Affiliate(s), or to a successor in interest of all or substantially all of the business to which the End User Terms relate. Subject to the foregoing, the End User Terms will be binding upon, enforceable by, and inure to the benefit of the parties and their respective successors and assigns. Any attempted assignment in violation of this section shall be null and void. "Affiliate" shall mean any person or entity which directly or indirectly owns, controls, is controlled by, or is under common control with a party, where control is defined as owning or directing more than fifty percent (50%) of the voting equity securities or a similar ownership interest in the controlled entity.

MIGRATION

End User understands that Broadcom may migrate a previously licensed software (the "Original Product(s)") to a new software product (the "Migrated Product(s)"). It is the End User's responsibility to understand which products herein may be migrated products. Any migrated products are provided in consideration of Original Product(s) being terminated. End User shall cease using and de-install the Original Product(s) following a transition period not to exceed ninety (90) days, as of the date of receipt of the Migrated Product(s); The Migrated Product(s) are subject to the Agreement, the Specific Program Documentation (the "SPD") applicable to the Broadcom Software and Maintenance, located at Broadcom's website address at <https://www.broadcom.com/licensing> and this transaction document including all financial obligations relating to the Original Product(s) which remain valid and enforceable and are applicable to the Migrated Product(s). Prior to signature of this Order, End User should ensure it understands the migration for the products licensed herein.

Execution of this order shall constitute acceptance of such migration and shall also constitute a representation and warranty by End User that it has reviewed and fully understands same. Migration path for licensed products can be obtained at <https://www.broadcom.com/docs/productmigration>.

SOFTWARE SUPPORT AVAILABILITY

End User understands that Broadcom may either (i) stabilize software in which no future enhancements, versions, releases, development, or service packs are planned, or (ii) the software may be end of life or a particular version is end of service in which Broadcom will no longer provide (a) operational or technical support and (b) develop and provide new enhancements, features, upgrades, service packs, and fixes for the software offering (the "Software Support Availability"). Prior to acceptance of this Order, End User should ensure it understands the support for the products licensed herein.

Acceptance of this order shall constitute acceptance of such support and shall also constitute a representation and warranty by End User that it has reviewed and fully understands same. Software Support Availability for licensed products can be obtained at <https://www.broadcom.com/docs/end-of-support>.

NON MAINFRAME REPORTING

Except as may be prohibited by law, for Software from the VMware Cloud Foundation business unit ("VCF Software") which is version 9 or higher, End User is required, when explicitly noted in the applicable SPD, to provide Broadcom with a regularly-scheduled verified report detailing End User's installed base and license compliance for such VCF Software using the format and process specified by Broadcom from time to time ("Compliance Report"). In order to fulfill such reporting requirements, End User must ensure that the Compliance Report files generated by the applicable VCF Software are either transmitted by the software or uploaded by End User on the schedule required in the SPD and in accordance with the product Documentation. The VCF Software Documentation and SPD set forth any impacts to the product functionality or other consequences of End User's failure to transmit or upload a timely, unaltered Compliance Report. End User assumes any and all risks associated with the loss of any and all functionality and access to updates, upgrades and patches when caused by End User's failure to provide timely, unaltered Compliance Reports.

PERSONAL DATA

End User acknowledges and agrees that Broadcom will process Personal Data as part of the provision of the Broadcom Offerings in accordance with Broadcom's Privacy Policy located at: [https:// www.broadcom.com/company/legal/privacy](https://www.broadcom.com/company/legal/privacy). End User hereby authorizes Broadcom to make necessary transfers of Personal Data and that any Broadcom Affiliates and subcontractors may process such Personal Data for the purposes of providing the Broadcom Offering contemplated under the End User Terms. Broadcom complies with the provisions of the General Data Protection Regulation ("GDPR"), and/or the Swiss Federal Data Protection Act and/or other applicable local legislation, with respect to such transfers. Where Broadcom is a processor for End User under the GDPR, and/or the Swiss Federal Data Protection Act and/or other applicable local legislation, Broadcom's processing shall be subject to and in accordance with Broadcom's global Data Processing Addendum ("DPA"), including the relevant Standard Contracting Clauses ("SCC") located at: [https:// www.broadcom.com/company/legal/privacy/data-transfers](https://www.broadcom.com/company/legal/privacy/data-transfers) for international data transfer incorporated therein. End User has been advised that during the term of this Order Broadcom will collect Personal Data and process it as a Controller pursuant to the Privacy Policy and to the extent permitted by GDPR, and/or the Swiss Federal Data Protection Act and/or other applicable local legislation.

**CITY OF TEMECULA
AGENDA REPORT**

TO: City Manager/City Council

FROM: Ron Moreno, Director of Public Works/City Engineer

DATE: April 28, 2026

SUBJECT: Approve Increase of Construction Contingency to the Long Canyon Creek Park Restrooms Project, PW23-18

PREPARED BY: Hossein Ajideh, Principal Civil Engineer
Emalee Manning, Assistant Engineer II

RECOMMENDATION: That the City Council approve an increase to the construction contingency for Long Canyon Creek Park Restrooms Project, PW23-18 by \$35,000.

BACKGROUND: The Long Canyon Creek Park Restrooms Project is a Parks and Recreation initiative involving the construction of a new park restroom facility designed to meet current Americans with Disabilities Act (ADA) accessibility standards. This project will enhance amenities for park patrons through the design, fabrication, delivery, and installation of a prefabricated restroom building. The facility will include two unisex single-stall restrooms, a drinking fountain with a bottle filler, and a small storage area located within the utility chase.

On January 13, 2026, the City Council awarded a construction contract to Roadway Engineering and Construction Corp. for the Long Canyon Creek Park Restroom Project in the amount of \$189,695.50. At the same time, the City Council authorized the City Manager to approve Construction Change Orders (CCO) up to the contingency amount of \$18,969.55. The project is currently under construction. A CCO is a legally binding document that alters the original construction contract by modifying the scope of work, budget, or timeline.

During construction, various unforeseen conditions were encountered, primarily due to existing utility elevations differing from those anticipated during design. Most notably, a recycled water line was found at a higher elevation than expected, requiring redesign of the proposed sewer service lateral and subsequent review and approval by Eastern Municipal Water District (EMWD). This additional coordination delayed the construction schedule and necessitated Saturday work to mitigate further schedule impacts. Additional work was also required, to account for future camera infrastructure and other unanticipated electrical work needed to serve the restroom facility.

Increasing the project contingency will replenish funds used to address these issues and ensure sufficient capacity for any additional unanticipated costs during the remainder of construction.

This project supports the City's Core Values in the Quality-of-Life Master Plan, i.e., a Healthy and Livable City.

FISCAL IMPACT: The Long Canyon Creek Park Restrooms Project is funded by Measure S. Adequate funds are available in the project account to cover the requested additional contingency in the amount of \$35,000.

ATTACHMENTS:

1. Project Description
2. Project Location Map

LONG CANYON CREEK PARK RESTROOMS
Parks/Recreation Project

Project Description: This project provides for the design and construction of a new restroom facility at Long Canyon Creek Park that meet current ADA accessibility compliance standards.

Benefit: This project provides restrooms for park patrons that are accessibility compliant.

Core Value: Healthy and Livable City

Project Status: Project is in design. Construction anticipated in FY 25-26

Department: Public Works - Account No. 210.265.999.5800.PWPE-07-03/
PW23-18



Level: I

Project Cost:	Prior Years Actuals	2024-25 Adjusted	2025-26 Adopted Budget	2026-27 Projected	2027-28 Projected	2028-29 Projected	2029-30 Projected	Total Project Cost
5801-Administration	15,427	161,573						177,000
5804-Construction		820,000						820,000
5805-Construction Engineering		60,000						60,000
5802-Design & Environmental		220,930						220,930
5809-Information Technology		30,000	190,000					220,000
Total Expenditures	15,427	1,292,503	190,000	-	-	-	-	1,497,930

Source of Funds:

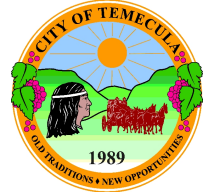
4002-Measure S	15,427	1,292,503	190,000					1,497,930
Total Funding	15,427	1,292,503	190,000	-	-	-	-	1,497,930

Future Operating & Maintenance Costs:















Total Operating Costs				30,475	31,085	31,706	32,340	
------------------------------	--	--	--	--------	--------	--------	--------	--

Notes :
1. Operating & Maintenance costs reflect the increased janitorial costs associated with the addition of new park restroom facilities.

Long Canyon Creek Park Restrooms



Legend

-  Parcels (May 2025)
-  City of Temecula Boundary
- Street Names**
- Highways**
-  HWY
-  INTERCHANGE
-  INTERSTATE
-  OFFRAMP
-  ONRAMP
-  USHWY
-  Creeks
-  Cities
- Streets**
-  <Null>
-  PAVED
-  PROPOSED
-  UNPAVED

Notes

Project location

320.8 0 160.38 320.8 Feet

WGS_1984_Web_Mercator_Auxiliary_Sphere
© Latitude Geographics Group Ltd.

This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

THIS MAP IS NOT TO BE USED FOR NAVIGATION

**CITY OF TEMECULA
AGENDA REPORT**

TO: City Manager/City Council

FROM: Ron Moreno, Director of Public Works/City Engineer

DATE: April 28, 2026

SUBJECT: Award Construction Contract to Cat Tracking Inc. for Bike Lane Upgrades - Citywide Project, PW23-10

PREPARED BY: Nick Minicilli, Principal Civil Engineer
Erick Escobedo, Associate Civil Engineer

RECOMMENDATION: That the City Council:

1. Award a construction contract to Cat Tracking Inc., in the amount of \$202,800 for the Bike Lane Upgrades - Citywide Project, PW23-10; and
2. Authorize the City Manager to approve change orders not to exceed the contingency amount of \$20,280, which is equal to 10% of the contract amount; and
3. Find that the Bike Lane Upgrades - Citywide Project, PW23-10, is exempt from Multiple Species Habitat Conservation Plan fees.

BACKGROUND: On August 12, 2022, the City of Temecula submitted a project application in response to the Call for Projects for the Highway Safety Improvement Program (HSIP) Cycle 11 funding. On March 9, 2023, grant awards were announced, and the City of Temecula was awarded HSIP Cycle 11 funding in the amount of \$224,500, for the Bike Lane Upgrades- Citywide Project. HSIP is a core Federal-aid program with the purpose of achieving a significant reduction in traffic fatalities and serious injuries on all public roads.

On February 25, 2025, the City Council approved the plans and specifications and authorized the Department of Public Works to solicit construction bids and made a finding of CEQA exemption for the Bike Lane Upgrades- Citywide Project.

The Bike Lane Upgrades - Citywide Project will install greenback bike lane pavement markings/legends on the following bicycle corridors in the City:

- Winchester Road from Ynez Road to Rustic Glen Drive
- Rancho California Road from Moraga Road to Butterfield Stage Road
- Temecula Parkway from Wabash Lane to Butterfield Stage Road

The construction contract was publicly advertised for bids between February 4, 2026, and March 3, 2026. On Tuesday, March 3, 2026, three bids were electronically opened and publicly posted

on PlanetBids. The results are as follows:

Rank	Bidder	Amount
1.	Cat Tracking Inc.	\$202,800.00
2.	WGJ Enterprises Inc.	\$216,795.00
3.	J & S Striping	\$217,519.00

Staff have reviewed the bid proposals and found that Cat Tracking Inc. of Riverside, California, to be the lowest responsible bidder for this project. Cat Tracking Inc. has public contracting experience and has completed similar projects for other public agencies in Southern California.

The Engineer’s Estimate for the construction contract was \$249,500. The Specifications allow for 40 working days for construction, which is approximately two months.

The Multiple Species Habitat Conservation Plan (MSHCP) is an element of the Riverside County Integrated Project (RCIP) to conserve open space, nature preserves and wildlife to be set aside in some areas. It is designed to protect over 150 species and conserve over 500,000 acres in Western Riverside County. The City of Temecula is a permittee to the MSHCP and as such is required to abide by the Regional Conservation Authority’s (RCA) Mitigation Fee Implementation Manual adopted by Resolution 2020-013 on December 7, 2020. The RCA is a joint regional authority formed by the County and the Cities to provide primary policy direction for implementation of the MSHCP.

Since July 1, 2008, the RCA has required that locally funded Capital Improvement Projects contribute applicable MSHCP fees within 90-days of construction contract award. Fees outside the public right of way are calculated on a cost per acre of disturbed area basis, while fees for typical right-of-way improvement projects are 5% of construction costs. Projects funded by TUMF, or Measure A, are exempt from MSHCP fees as those programs contribute directly to MSHCP. The Bike Lane Upgrades- Citywide Project is exempt from MSHCP fees because it is a safety project funded primarily with federal Highway Safety Improvement Program (HSIP) funds. In addition, the work to be performed will be within the existing public right of way and there is no new disturbed area.

This project supports the City’s Core Values in the Quality-of-Life Master Plan e.g., Healthy and Livable City, A Safe and Prepared Community, and Transportation, Mobility and Connectivity.

FISCAL IMPACT: The Bike Lane Upgrades - Citywide Project is in the City’s Capital Improvement Program (CIP) for Fiscal Years 2026-2030. It is funded with Highway Safety Improvement Program (HSIP), Cycle 11 Funding and Measure S. Adequate funds are available in the project account for the contract amount of \$202,800, plus the 10% contingency amount of \$20,280, for a total encumbrance of \$223,080.

- ATTACHMENTS:**
1. Contract
 2. Project Description
 3. Project Location Map

CITY OF TEMECULA, DEPARTMENT OF PUBLIC WORKS

CONTRACT

for

**BIKE LANE UPGRADES - CITYWIDE
PROJECT NO. PW23-10
STATE PROJECT NO. HSIPSL-5459(037)**

THIS CONTRACT, made and entered into the **28th day of April, 2026**, by and between the City of Temecula, a municipal corporation, hereinafter referred to as "City", and Cat Tracking, Inc, a corporation, hereinafter referred to as "Contractor."

WITNESSETH:

That City and Contractor, for the consideration hereinafter named, mutually agree as follows:

1. **CONTRACT DOCUMENTS.**

The complete Contract includes all of the Contract Documents, to wit: Notice Inviting Bids, Instructions to Bidders, Proposal, Performance Bond, Labor and Materials Bond, Plans and Specifications entitled **BIKE LANE UPGRADES - CITYWIDE , PROJECT NO. PW23-10, STATE PROJECT NO. HSIPSL-5459(037)**, Insurance Forms, this Contract, and all modifications and amendments thereto, the State of California Department of Transportation Standard Specifications (latest edition) where specifically referenced in the Plans and Technical Specifications, and the latest version of the Standard Specifications for Public Works Construction, including all supplements as written and promulgated by Public Works Standards, Inc. (hereinafter, "Standard Specifications") as amended by the General Specifications, Special Provisions, and Technical Specifications for **BIKE LANE UPGRADES - CITYWIDE, PROJECT NO. PW23-10, STATE PROJECT NO. HSIPSL-5459(037)**. Copies of these Standard Specifications are available from the publisher:

BNi Building News
Division of BNi Publications, Inc.
990 Park Center Drive, Suite E
Vista, CA 92081
(760) 734-1113

The Standard Specifications will control the general provisions, construction materials, and construction methods for this Contract except as amended by the General Specifications, Special Provision, and Technical Specifications for **BIKE LANE UPGRADES - CITYWIDE, PROJECT NO. PW23-10, STATE PROJECT NO. HSIPSL-5459(037)**.

In case of conflict between the Standard Specifications and the other Contract Documents, the other Contract Documents shall take precedence over, and be used in lieu of, such conflicting portions.

Where the Contract Documents describe portions of the work in general terms, but not in complete detail, it is understood that the item is to be furnished and installed completed and in place and that only the best general practice is to be used. Unless otherwise

specified, the Contractor shall furnish all labor, materials, tools, equipment, and incidentals, and do all the work involved in executing the Contract.

The Contract Documents are complementary, and what is called for by anyone shall be as binding as if called for by all. Any conflict between this Contract and any other Contract Document shall be resolved in favor of this Contract.

2. SCOPE OF WORK.

Contractor shall perform everything required to be performed, shall provide and furnish all the labor, materials, necessary tools, expendable equipment, and all utility and transportation services required for **BIKE LANE UPGRADES - CITYWIDE, PROJECT NO. PW23-10, STATE PROJECT NO. HSIPSL-5459(037)**.

All of said work to be performed and materials to be furnished shall be in strict accordance with the Drawings and Specifications and the provisions of the Contract Documents hereinabove enumerated and adopted by City.

3. CITY APPROVAL.

All labor, materials, tools, equipment, and services shall be furnished and work performed and completed under the direction and supervision, and subject to the approval of City or its authorized representatives.

4. CONTRACT AMOUNT AND SCHEDULE.

The City agrees to pay, and Contractor agrees to accept, in full payment for, the work agreed to be done, the sum of: **TWO HUNDRED AND TWO THOUSAND EIGHT HUNDRED DOLLARS AND ZERO CENTS (\$202,800.00)**, the total amount of the base bid.

Contractor agrees to complete the work in a period not to exceed **Forty (40) working days**, commencing with delivery of a Notice to Proceed by City. Construction shall not commence until bonds and insurance are approved by City.

5. CHANGE ORDERS.

All change orders shall be approved by the City Council, except that the City Manager is hereby authorized by the City Council to make, by written order, changes or additions to the work in an amount not to exceed the contingency as established by the City Council.

6. PAYMENTS.

a. Lump Sum Bid Schedule. Before submittal of the first payment request, the Contractor shall submit to the Director of Public Works a schedule of values allocated to the various portions of the work, prepared in such form and supported by such data to substantiate its accuracy as the Director of Public Works may require. This schedule, as approved by the Director of Public Works, shall be used as the basis for reviewing the Contractor's payment requests.

b. Unit Price Bid Schedule. Pursuant to Section 20104.50 of the Public Contract Code, within thirty (30) days after submission of a payment request to the City, the Contractor shall be paid a sum equal to **95% of the value of the work** completed according to the bid schedule. Payment request forms shall be submitted on or about the thirtieth (30th) day of each successive month as the work progresses. The final payment, if unencumbered, or any part thereof unencumbered, shall be made sixty (60) days after acceptance of final payment and the Contractor filing a

one-year Warranty and an Affidavit of Final Release with the City on forms provided by the City.

- c. Payment for Work Performed. Payments shall be made on demands drawn in the manner required by law, accompanied by a certificate signed by the City Manager, stating that the work for which payment is demanded has been performed in accordance with the terms of the Contract, and that the amount stated in the certificate is due under the terms of the Contract. Partial payments on the Contract price shall not be considered as an acceptance of any part of the work.
- d. Payment of Interest. Interest shall be paid on all undisputed payment requests not paid within thirty (30) days pursuant to Public Contracts Code Section 20104.50. Public Contract Code Section 7107 is hereby incorporated by reference.

7. LIQUIDATED DAMAGES / EXTENSION OF TIME.

- a. Liquidated Damages. In accordance with Government Code Section 53069.85, Contractor agrees to forfeit and pay to City the sum of one thousand dollars (\$1,000) per day for each calendar day completion is delayed beyond the time allowed pursuant to Paragraph 4 of this Contract. Such sum shall be deducted from any payments due to or to become due to Contractor.
- b. Extension of Time. Contractor will be granted an extension of time and will not be assessed liquidated damages for unforeseeable delays beyond the control of, and without the fault or negligence of the Contractor, including delays caused by City. Within ten (10) calendar days of the occurrence of such delay, Contractor shall give written notice to City. Within thirty (30) calendar days of the occurrence of the delay, Contractor shall provide written documentation sufficient to support its delay claim to City. Contractor's failure to provide such notice and documentation shall constitute Contractor's waiver, discharge, and release of such delay claims against City.

8. WAIVER OF CLAIMS.

On or before making each request for payment under Paragraph 6 above, Contractor shall submit to City, in writing, all claims for compensation as to work related to the payment. Unless the Contractor has disputed the amount of the payment, the acceptance by Contractor of each payment shall constitute a release of all claims against the City related to the payment. Contractor shall be required to execute an affidavit, release, and indemnity agreement with each claim for payment.

9. PREVAILING WAGES.

Contractor shall comply with the provisions of Sections 1720, 1720.9, 1725.5, 1771.1(a), 1773.8, 1775, 1776, 1777.5, 1777.6, and 1813 of the Labor Code.

Pursuant to the provisions of 1775 of the Labor Code, Contractor shall forfeit to the City, as a penalty, the sum of \$200.00 for each calendar day, or portion thereof, for each laborer, worker, or mechanic employed, paid less than the stipulated prevailing rates for any work done under this Contract, by him or by any subcontractor under him, in violation of the provisions of the Contract. This project, work, or service will be subject to compliance monitoring and enforcement by the Department of Industrial Relations (DIR) pursuant to Labor Code Section 1771.4.

Pursuant to the provisions of Section 1773 of the Labor Code of the State of California, the City Council has obtained the general prevailing rate of per diem wages and the general rate for holiday and overtime work in this locality for each craft, classification, or type of workman needed to execute this Contract from the Director of the Department of Industrial Relations. Copies may be obtained from the California Department of Industrial Relations Internet website at: <http://www.dir.ca.gov>

The Federal wage rates for this project as predetermined by the United States Secretary of Labor are included in Exhibit "B" of the project specifications. Future effective general prevailing wage rates which have been predetermined are on file with the California Department of Industrial Relations and are referenced but not printed in the general prevailing wage rates.

Contractor shall post a copy of such wage rates at the job site and if there is a difference between the wage rates predetermined by the Secretary of Labor and the general prevailing wage rates determined by the Director of the California Department of Industrial Relations for similar classifications of labor, Contractor shall pay not less than the higher wage rate.

10. TIME OF THE ESSENCE.

Time is of the essence in this contract.

11. INDEMNIFICATION.

All work covered by this Contract done at the site of construction or in preparing or delivering materials to the site shall be at the risk of Contractor alone. Contractor agrees to save, indemnify, hold harmless and defend City of Temecula, Temecula Community Services District, and/or Successor Agency to the Temecula Redevelopment Agency, its officers, employees, and agents, against any and all liability, injuries, or death of persons (Contractor's employees included) and damage to property, arising directly or indirectly out of the obligations herein undertaken or out of the operations conducted by Contractor, save and except claims or litigations arising through the sole active negligence or sole willful misconduct of the City.

The Contractor shall indemnify and be responsible for reimbursing the City for any and all costs incurred by the City as a result of Stop Notices filed against the project. The City shall deduct such costs from Progress Payments or final payments due to the Contractor.

12. GRATUITIES.

Contractor warrants that neither it nor any of its employees, agents, or representatives has offered or given any gratuities or promises to City's employees, agents, or representatives with a view toward securing this Contract or securing favorable treatment with respect thereto.

13. CONFLICT OF INTEREST.

Contractor warrants that none of its partners, members, or shareholders are related by blood or marriage to any employee of the City who has participated in the development of the specifications or approval of this project or who will administer this project, nor are they in any way financially associated with any City officer or employee, or any architect, engineer, or other preparers of the Drawings and Specifications for this project. Contractor further warrants that no person in its employ nor any person with an ownership interest in

the Contractor has been employed by the City within one year of the date of the Notice Inviting Bids.

14. CONTRACTOR'S AFFIDAVIT.

After the completion of the work contemplated by this Contract, Contractor shall file with the City Manager, its affidavit stating that all workmen and persons employed, all firms supplying materials, and all subcontractors upon the Project have been paid in full, and that there are no claims outstanding against the Project for either labor or materials, except certain items, if any, to be set forth in an affidavit covering disputed claims or items in connection with a Stop Notice which has been filed under the provisions of the laws of the State of California.

15. NOTICE TO CITY OF LABOR DISPUTES.

Whenever the Contractor has knowledge that any actual or potential labor dispute is delaying or threatens to delay the timely performance of the Contract, Contractor shall immediately give notice thereof, including all relevant information with respect thereto, to City.

16. BOOKS AND RECORDS.

Contractor's books, records, and plans or such part thereof as may be engaged in the performance of this Contract, shall at all reasonable times be subject to inspection and audit by any authorized representative of the City.

17. INSPECTION.

The work shall be subject to inspection and testing by City and its authorized representatives during manufacture and construction and all other times and places, including without limitation, the plants of Contractor and any of its suppliers. Contractor shall provide all reasonable facilities and assistance for the safety and convenience of inspectors. All inspections and tests shall be performed in such manner as to not unduly delay the work. The work shall be subject to final inspection and acceptance notwithstanding any payments or other prior inspections. Such final inspection shall be made within a reasonable time after completion of the work.

18. DISCRIMINATION.

Contractor represents that it has not, and agrees that it will not, discriminate in its employment practices on the basis of race, creed, religion, national origin, color, sex, age, or handicap.

19. GOVERNING LAW.

The City and Contractor understand and agree that the laws of the State of California shall govern the rights, obligations, duties, and liabilities of the parties to this Contract and also govern the interpretation of this Contract.

20. PROHIBITED INTEREST.

No member, officer, or employee of the City of Temecula or of a local public body shall have any interest, direct or indirect, in the Contract or the proceeds thereof during his/her tenure or for one year thereafter.

Furthermore, the Contractor covenants and agrees to their knowledge that no board member, officer, or employee of the City of Temecula has any interest, whether contractual, non-contractual, financial or otherwise, in this transaction, or in the business of the contracting party other than the City of Temecula, and that if any such interest comes to the knowledge of either party at any time, a full and complete disclosure of all such information will be made, in writing, to the other party or parties, even if such interest would not be considered a conflict of interest under Article 4 (commencing with Section 1090) or Article 4.6 (commencing with Section 1220) of Division 4 of Title I of the Government Code of the State of California.

21. ADA REQUIREMENTS.

By signing this Contract, Contractor certifies that the Contractor is in total compliance with the Americans with Disabilities Act of 1990, Public Law 101-336, as amended.

22. WRITTEN NOTICE.

Any written notice required to be given in any part of the Contract Documents shall be performed by depositing the same in the U.S. Mail, postage prepaid, directed to the address of the Contractor as set forth in the Contract Documents, and to the City addressed as follows:

Mailing and Delivery Address: Ron A. Moreno, PE
Director of Public Works/ City Engineer
City of Temecula
41000 Main Street
Temecula, CA 92590

23. INSURANCE.

Contractor shall procure and maintain for the duration of the contract insurance against claims for injuries to persons and/or damages to property, which may arise from or in connection with the performance of the work hereunder and the results of work by the Contractor, its agents, representatives, employees, or subcontractors.

a. Minimum Scope of Insurance. Coverage shall be at least as broad as:

1) Commercial General Liability (CGL): Insurance Services Office Form CG 00 01 covering CGL on an "occurrence" basis, including products and completed operation, property damage, bodily injury, and personal & advertising with limits no less than Two Million (\$2,000,000) per occurrence. If a general aggregate limit applies, either the general aggregate limit shall apply separately to this project/location (ISO CG 25 03 05 09 or 25 04 05 09) or the general aggregate limit shall be twice the required occurrence limit.

2) Automobile Liability: ISO Form Number CA 00 01 covering any auto (Code 1), or if Contractor has no owned autos, covering hired, (Code8) and non-owned autos (Code 9), with limits no less than One Million (\$1,000,000) per accident for bodily injury, including death, of one or more persons, property damage and personal injury.

3) Workers' Compensation: as required by the State of California, with Statutory Limits, and Employer's Liability Insurance with limit of no less than One million (\$1,000,000) per accident for bodily injury or disease. In accordance with the provisions of Labor Code Section 3700, every contractor will be required to secure the payment of compensation to it's employees. Pursuant to Labor Code Section 1861, Vendor must submit to City the following certification before beginning any work on the Improvements:

I am aware of the provisions of Section 3700 of the Labor Code which require every employer to be insured against liability for workers' compensation or to undertake self-insurance in accordance with the provisions of that code, and I will comply with such provisions before commencing the performance of the work of this contract.

By executing this Agreement, Vendor is submitting the certification required above.

The policy must contain a waiver of subrogation in favor of the City of Temecula, the Temecula Community Services District, the Successor Agency to the Temecula Redevelopment Agency, their officers, officials, employees, or volunteers.

b. Deductibles and Self-Insured Retentions. Any deductibles or self-insured retentions must be declared and approved by the Risk Manager.

c. Other Insurance Provisions. The insurance policies are to contain, or be endorsed to contain, the following provisions:

1) The City of Temecula, the Temecula Community Services District, the Successor Agency to the Temecula Redevelopment Agency, their officers, officials, employees and volunteers are to be covered as additional insureds on the CGL policy with respect to liability arising out of work or operations performed by or on behalf of the Contractor's products and completed operations of the Contractor; premises owned, occupied or used by the Vendor. General liability coverage can be provided in the form of an endorsement to the Contractor Insurance (at least as broad as ISO Form CG 20 10 11 85 or if not available, through the addition of both CG 20 10, CG 20 26, CG 20 33, or CG 20 38; and CG 20 37 if a later edition is used). The coverage shall contain no special limitations on the scope of protection afforded to the City of Temecula, the Temecula Community Services District, the Successor Agency to the Temecula Redevelopment Agency, their officers, officials, employees, or volunteers.

2) For any claims related to this project, the Contractor insurance coverage shall be primary and non-contributory and at least as broad as ISO CG 20 01 04 13 as respects the City, the Temecula Community Services District, the Successor Agency to the Temecula Redevelopment Agency, their officers, officials, employees, and volunteers. Any insurance or self-insurance maintained by the City of Temecula, Temecula Community Services District, and/or the Successor Agency to the Temecula Redevelopment Agency, its officers, officials, employees, or volunteers shall be excess of the Contractor's insurance and shall not contribute with it. This also applies to any Excess or Umbrella liability policies.

3) The Contractor may use Umbrella or Excess Policies to provide the limits as required in this agreement. The Umbrella or Excess policies shall be provided on a true "following form" or broader coverage basis, with coverage at least as broad as provided on the underlying Commercial General Liability Insurance.

4) Any failure to comply with reporting or other provisions of the policies including breaches of warranties shall not affect the indemnification provided to the City of Temecula, the Temecula Community Services District, and/or the Successor Agency to the Temecula Redevelopment Agency, their officers, officials, employees, or volunteers.

5) The Contractor's insurance shall apply separately to each insured against whom claim is made or suit is brought, except with respect to the limits of the insurer's liability.

6) If the Contractor's maintains broader coverage and/or higher limits than the minimums shown above, the City requires and shall be entitled to the broader coverage and/or higher limits maintained by the contractor.

7) If insurance coverage is canceled or, reduced in coverage or in limits the Contractor shall within two (2) business days of notice from insurer phone, fax, and/or notify the City via certified mail, return receipt requested of the changes to or cancellation of the policy.

8) Unless otherwise approved by City, if any part of the Services and Tasks is subcontracted, the Minimum Insurance Requirements must be provided by, or on behalf of, all subcontractors even if city has approved lesser insurance requirements for Contractor, and all subcontractors must agree in writing to be bound by the provisions of this section.

d. Acceptability of Insurers. Insurance required above, except for workers' compensation insurance, must be placed with insurers with a current A.M. Best rating of A-: VII or better, unless otherwise acceptable to the City. Self-insurance shall not be considered to comply with these insurance requirements.

e. Verification of Coverage. Contractor shall furnish the City with original certificates and amendatory endorsements, or copies of the applicable policy language affecting coverage required by this clause. All certificates and endorsements and copies of the Declarations & Endorsements pages are to be received and approved by the City before work commences. However, failure to obtain the required documents prior to the work beginning shall not waive the Contractor obligation to provide them. The City reserves the right to require complete, certified copies of all required insurance policies, including endorsements required by these specifications, at any time.

f. Special Risks or Circumstances. The City reserves the right to modify these requirements, including limits, based on the nature of the risk, prior experience, insurer, coverage, or other special circumstances.

24. RECOVERED MATERIALS AND SOLID WASTE DISPOSAL ACT

Contractor agrees to comply with all requirements of Section 6002 of the Resource Conservation and Recovery Act (RCRA), as amended (42 U.S.C. 6962), including but not limited to the regulatory provisions of 40 CFR Part 247, and Executive Order 12873, as they apply to the procurement of the items designated in Subpart B of 40 CFR Part 247.

25. TELECOMMUNICATIONS AND VIDEO SURVEILLANCE SERVICES OR EQUIPMENT

Contractor shall not procure or obtain, extend or renew a contract to procure or obtain, or enter into a contract to procure or obtain equipment, services, or systems that use covered telecommunications equipment or services as a substantial or essential component of any system, or as critical technology as part of any system. As described in Public Law 115-232, section 889, covered telecommunications equipment is telecommunications equipment produced by Huawei Technologies Company or ZTE Corporation, or any subsidiary or affiliate of such entities. Covered equipment also includes video surveillance and telecommunications equipment or services provided by Hytera Communications Corporation, Hangzhou Hikvision Digital Technology Company, Dahua Technology Company, any subsidiary or affiliate of such entities, and any entity that the Secretary of Defense, in consultation with the Director of the National Intelligence or the Director of the Federal Bureau of Investigation, reasonably believes to be an entity owned or controlled by, or otherwise connected to, the government of a covered foreign country.

26. COMPLIANCE WITH LAWS

The Contractor shall comply with all applicable federal, State and local laws, ordinances, codes and regulations in force at the time the Contractor performs pursuant to the Contract Documents, and shall comply with all grant or funding terms and conditions applicable to the Contract and/or the work.

27. CLAIM DISPUTE RESOLUTION.

In the event of any dispute or controversy with the City over any matter whatsoever, the Contractor shall not cause any delay or cessation in or of work, but shall proceed with the performance of the work in dispute. The Contractor shall retain any and all rights provided that pertain to the resolution of disputes and protests between the parties. The disputed work will be categorized as an “unresolved dispute” and payment, if any, shall be as later determined by mutual agreement or a court of law. The Contractor shall keep accurate, detailed records of all disputed work, claims and other disputed matters.

All claims arising out of or related to the Contract or this project, and the consideration and payment of such claims, are subject to the Government Claims Act (Government Code Section 810 et seq.) with regard to filing claims. All such claims are also subject to Public Contract Code Section 9204 and Public Contract Code Section 20104 et seq. (Article 1.5), where applicable. This Contract hereby incorporates those provisions as though fully set forth herein. Thus, the Contractor or any Subcontractor must present a claim in accordance with the Government Claims Act as a prerequisite to prosecuting any claim against the City. The filing or prosecution of a claim in compliance with Section 9204 and/or Article 1.5 (if applicable) does not in any way obviate the need to timely present a claim under the Government Claims Act, or in any toll the expiration of any limitations period for the timely presentation of a claim under the Government Claims Act.

IN WITNESS WHEREOF, the parties hereto have caused this Contract to be executed on the date first above written.

DATED: 4/6/2026

CAT TRACKING, INC.
Attn: Arthur Garratt
17 Commercial Ave.
Riverside, CA 92507
951-682-1494
estimating@cattrackinginc.com

Signed by:
By: Robert Virgil
B55C58306CED4AB...

Robert Virgil

Chief Financial Officer

Signed by:
By: Brandi Morgan
C424958EB2D0434...

Brandi Morgan

Treasurer

(*Signatures of two corporate officers required for Corporations)

CITY OF TEMECULA

DATED: _____

By: _____
Jessica Alexander, Mayor

ATTEST:

Randi Johl, City Clerk

APPROVED AS TO FORM:

Signed by:
Peter M. Thorson
C343357EB2E34B5...
Peter M. Thorson, City Attorney

BIKE LANE UPGRADES - CITYWIDE
Infrastructure Project

Project Description: This project will install greenback bike lane pavement markings/legends on various bicycle corridors throughout the City.

Benefit: This project improves bicycle safety and circulation throughout the City.

Core Value: Transportation Mobility and Connectivity

Project Status: This project is on-going.

Department: Public Works - Account No. 210.265.999.5800.PW23-10

Level: I



	Prior Years Actuals	2024-25 Adjusted	2025-26 Adopted Budget	2026-27 Projected	2027-28 Projected	2028-29 Projected	2029-30 Projected	Total Project Cost
Project Cost:								
5801-Administration	50	24,950						25,000
5804-Construction		249,500						249,500
Total Expenditures	50	274,450	-	-	-	-	-	274,500

Source of Funds:

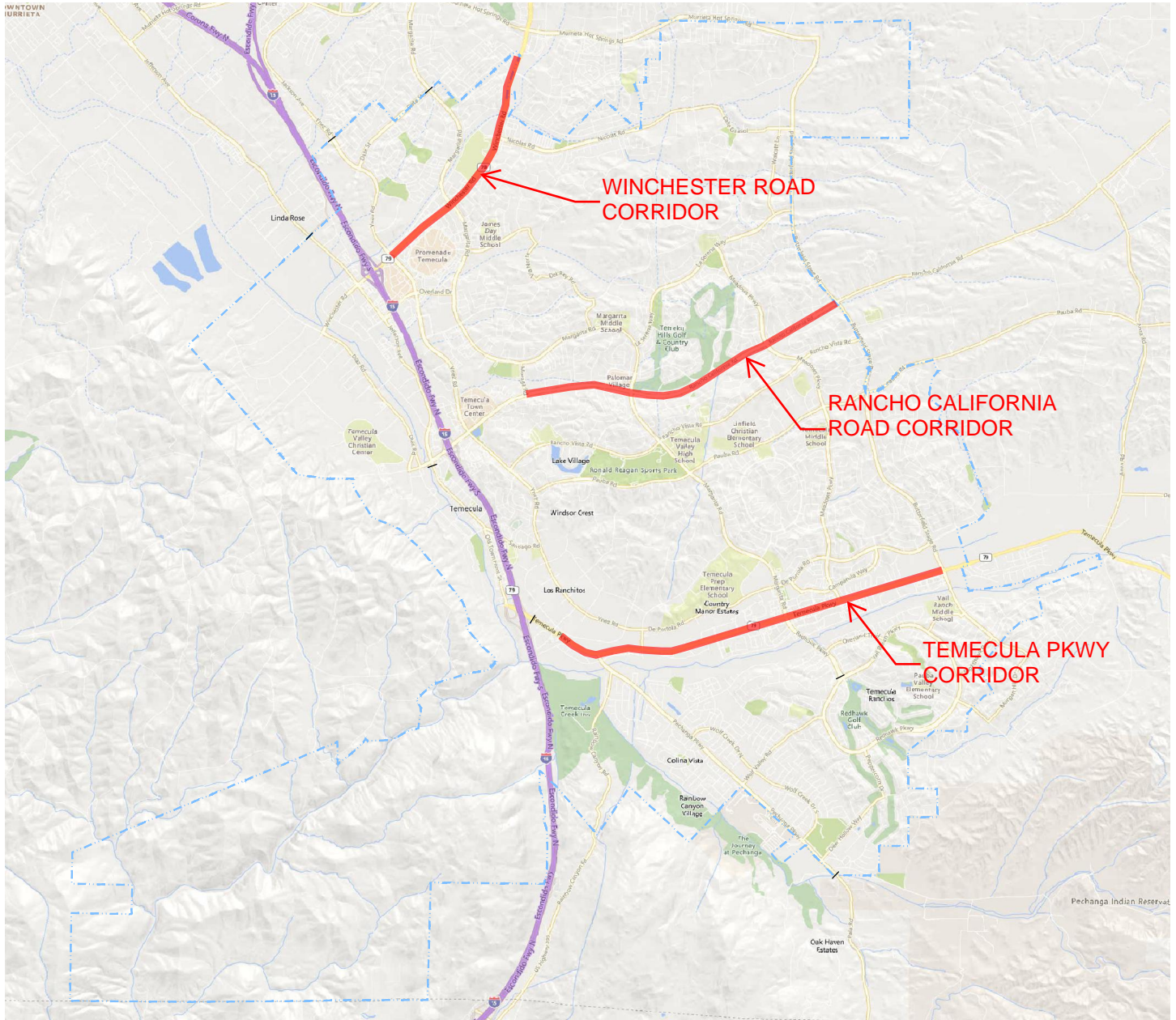
4662-HSIP-Highway Safety Improvement Program		224,550						224,550
4002-Measure S	50	49,900						49,950
Total Funding	50	274,450	-	-	-	-	-	274,500

Future Operating & Maintenance Costs:

Total Operating Costs								
------------------------------	--	--	--	--	--	--	--	--

Notes :

1. Highway Safety Improvement Program - Cycle 11 awarded on March 9, 2023
2. City match is \$24,550 based on the HSIP application and grant. Additional appropriated local funds are for administration

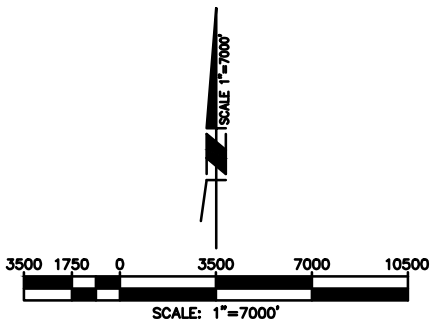


LEGEND:

-  PROJECT CORRIDOR
-  CITY BOUNDARY
-  CALTRANS RIGHT-OF-WAY

LOCATION MAP

VICINITY MAP



VICINITY/LOCATION MAP
 CITY OF TEMECULA
 SET ASIDE: BIKE SAFETY IMPROVEMENTS
 2022 HIGHWAY SAFETY IMPROVEMENT PROGRAM (HSIP) CYCLE 11

ATTACHMENT
2

**CITY OF TEMECULA
AGENDA REPORT**

TO: City Manager/City Council

FROM: Ron Moreno, Director of Public Works/City Engineer

DATE: April 28, 2026

SUBJECT: Approve Second Amendment to the Professional Services Agreement with CNS Engineers, Inc., for the Murrieta Creek Bridge at Overland Drive Project, PW16-05

PREPARED BY: Hossein Ajideh, Principal Civil Engineer
William Becerra, Associate Engineer II

RECOMMENDATION: That the City Council approve the second amendment to the professional services agreement with CNS Engineers, Inc. to modify the rate sheet and allow the Director of the Public Works to consider and approve future annual adjustment to the payment rates and payment schedule.

BACKGROUND: The Murrieta Creek Bridge at Overland Drive Project, PW16-05 also referred to as Avenida Alvarado over Murrieta Creek, Federal Project No. BR-NBIL 543 for grant administration purposes is a Capital Improvement Program (CIP) project to construct a new bridge over Murrieta Creek. The project will extend Overland Drive from Enterprise Circle West on the east side of the creek to Avenida Alvarado at Diaz Road on the west side.

The proposed improvements include construction of a roadway and bridge with two travel lanes in each direction, painted medians, turn pockets, and a sidewalk on the south side of the bridge. The project also includes installation of three new traffic signals at Overland Drive and Diaz Road, Enterprise Circle West, and Commerce Center Drive, along with roadway transitions consistent with the Collector Road classification identified in the City's General Plan Circulation Element.

This project supports the City's Quality of Life Master Plan by enhancing Transportation Mobility and Connectivity, while also promoting Economic Prosperity.

The project is partially funded through the Federal Highway Bridge Program (HBP) and will replace the existing low-water crossing along Via Montezuma through Murrieta Creek between Del Rio Road and Diaz Road. This project is among the final bridge replacement projects approved under HBP for low-water crossings, as the program no longer accepts new applications for this type of improvement.

HBP is a federal program that provides funding to local public agencies for the replacement, rehabilitation, or preventive maintenance of publicly owned bridges with structural deficiencies.

On March 12, 2019, the City Council approved a Professional Services Agreement with CNS Engineers, Inc. in the amount of \$1,534,794.03 for project design and environmental studies, along with a contingency of \$153,479.40 for additional services. On May 14, 2024, the City Council approved the First Amendment, extending the agreement term to July 1, 2028, and increasing the City Manager's authority for additional services by \$300,000. On February 24, 2026, the City Council approved a further increase of \$200,000, bringing the total authorized contingency to \$653,479.40.

Staff recommend approval of the Second Amendment to the Professional Services Agreement to update the Rate Sheet, allowing consultant hourly rates to be reasonably adjusted in accordance with industry standard practices and current economic conditions and for the remaining contract time. The amendment will also enable the consultant to complete the remaining work under the HBP grant, including design, environmental permitting and documentation, right-of-way acquisition, and related project oversight tasks. Consultant services are reimbursed at a fixed rate of 88.53% of eligible costs. While total costs may increase because of updated rates, the reimbursement percentage remains unchanged and is not subject to a cap.

FISCAL IMPACT: The Murrieta Creek Bridge at Overland Drive Project, PW16-05, is included in the City's Fiscal Years 2026-2030 CIP Budget and is funded with Developer Impact Fees (DIF), the Federal HBP, and Measure S. There is no fiscal impact associated with this action.

ATTACHMENTS:

1. Second Amendment
2. Project Location Map
3. Project Description

SECOND AMENDMENT TO PROFESSIONAL SERVICES AGREEMENT BETWEEN CITY OF TEMECULA AND CNS ENGINEERS, INC, FOR THE MURRIETA CREEK BRIDGE AT OVERLAND DRIVE PROJECT PW-16-05 [AVENIDA ALVARADO OVER MURRIETA CREEK, FEDERAL AID PROJECT NO. BR-NBIL(543)]

THIS SECOND AMENDMENT TO AGREEMENT is made and entered into as of April 28, 2026, by and between the City of Temecula ("CITY"), and CNS Engineers, Inc., a California "S" Corporation ("CONSULTANT"). In consideration of the mutual covenants and conditions set forth herein, the parties agree as follows:

1. **Recitals:** This Second Amendment to Agreement is made for the purposes of and with respect the following facts which each parties agrees are true and correct:

A. On March 12, 2019, the parties entered into that certain Agreement entitled “Professional Services Agreement between City of Temecula and CNS Engineers, Inc. for the Murrieta Creek Bridge at Overland Drive Project PW-16-05 [Avenida Alvarado Over Murrieta Creek, Federal Aid Project No. BR-NBIL(543)].”

B. On May 14, 2024, the parties entered into that certain “First Amendment to Professional Services Agreement between City of Temecula and CNS Engineers, Inc. for the Murrieta Creek Bridge at Overland Drive Project PW-16-05 [Avenida Alvarado Over Murrieta Creek, Federal Aid Project No. BR-NBIL(543)].”

C. The original March 12, 2019 agreement as amended on May 14, 2024 by the First Amendment shall be referred to in this Second Amendment as the “Agreement.”

D. The parties now desire to modify of the Agreement to provide for changes in the “Rate Sheet” of Exhibit A.

2. **Changes to “Rate Sheet” of Agreement.** The “Rate Sheet” on pages 41 to 43, inclusive, of Exhibit A to the Agreement is hereby superseded and amended by a new “Rate Sheet (April 28, 2026),” attached hereto as Exhibit A-1 to this Second Amendment, and incorporated herein by this reference.

3. **Authority.** The person or persons executing this Agreement on behalf of CONSULTANT warrants and represents that he or she has the authority to execute this Agreement on behalf of the Contractor and has the authority to bind Contractor to the performance of its obligations hereunder.

4. **No Other Changes.** Except for the changes specifically set forth herein, all other terms and conditions of the Agreement shall remain in full force and effect.

IN WITNESS WHEREOF, the parties have caused this Second Amendment to Agreement to be signed and executed personally or on its behalf by its duly authorized representative.

**CONSULTANT
CNS ENGINEERS, INC.**

Signed by:
By: James J. Lu
0B1B6876AF884DA...
Name: James J. Lu
Title: President

DocuSigned by:
By: Hui-Min Huang
9204AD4193B6432...
Name: Hui-Min Huang
Title: CFO

[NOTE: If the CONSULTANT is a corporation, it must be represented by two individuals who shall execute this Agreement on behalf of the corporation as follows: (A) one from the corporation’s “Operational Group” (Chair of the Board, President, or a Vice-President) and; (B) one from the corporation’s “Financial Group” (Secretary, Assistant Secretary, Chief Financial Officer, Treasurer or Assistant Treasurer). A resolution of the Board of Directors designating one individual to sign the agreement on behalf of the corporation will be accepted. See California Corporations Code section 313.]

CITY
CITY OF TEMECULA,
A California Municipal Corporation

Jessica Alexander
Mayor

ATTEST:

Randi Johl, JD, MMC
City Clerk

APPROVED AS TO FORM:

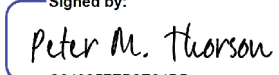
Signed by:

C343357EB2E34B5...
Peter M. Thorson
City Attorney

EXHIBIT A-1
“RATE SHEET APRIL 28, 2026”

**RATE
SHEET
4/28/2026**

Consultant: CNS Engineers, Inc.			
Classification	Hourly Rate Range	Average or Actual Hourly Rate	Billing Rate
Principal Bridge Engineer / Senior Project Manager – James J. Lu *	\$95.00 - \$135.00	\$117.84	\$337.32
Senior Roadway Engineer	\$75.00 - \$95.00	\$82.00	\$234.73
Senior Bridge Engineer	\$75.00 - \$95.00	\$86.50	\$247.61
Project Engineer	\$57.00 - \$74.00	\$63.50	\$181.77
Design Engineer III	\$49.00 - \$56.00	\$50.00	\$143.13
Design Engineer II	\$44.00 - \$48.00	\$46.00	\$131.68
Design Engineer I	\$37.00 - \$43.00	\$40.00	\$114.50
Senior CADD Designer	\$45.00 - \$56.00	\$52.00	\$148.85
CADD / Designer	\$33.00 - \$44.00	\$38.50	\$110.21
Assistant Design Engineer	\$34.00 - \$38.00	\$35.00	\$100.19
Project Controller	\$65.00 - \$78.00	\$76.00	\$217.55
<p>* Key Personnel, Caltrans-Approved ICR = 160.23%, Fee= 10%.</p> <p>For the remaining years, at the beginning of each fiscal year, the Consultant may request an adjustment to the payment rates and payment schedule based on the annual percentage change of the Consumer Price Index (CPI) for All Urban Consumers for the Riverside–San Bernardino–Ontario Core Based Statistical Area, using the most recently published month. Any such adjustment shall not exceed 4 percent and must be approved by the City.</p>			

Consultant: Engineering Resources of Southern California			
Classification	Hourly Rate Range	Average or Actual Hourly Rate	Billing Rate
Principal/President	\$117 - \$126	\$120.00	\$266.22
Principal Engineer	\$84 - \$98	\$92.31	\$204.79
Principal Engineer / Project Engineer, Drainage and Water Quality	\$88 - \$105	\$96.15	\$213.31
Senior Principal Engineer / Project Manager *	\$95 - \$105	\$98.56	\$218.65
Sr. Engineering Associate / Environmental	\$72 - \$80	\$74.52	\$165.32
Administrative Assistant II	\$26 - \$32	\$27.88	\$61.85
Engineer I / Design Engineer	\$30 - \$35	\$33.00	\$73.21
Engineer II / Design Engineer	\$35 - \$42	\$38.00	\$84.30

Engineer III / Design Engineer	\$46 - \$59	\$55.29	\$122.66
Engineer IV / Design Engineer	\$54 - \$69	\$64.90	\$143.98
Engineer V / Design Engineer	\$66 - \$74	\$67.31	\$149.33
Principal Surveyor	\$74 - \$84	\$74.52	\$165.32
Engineering Associate III	\$38 - \$46	\$41.10	\$91.18
<p>* Key Personnel, Caltrans-Approved ICR = 101.68%, Fee= 10%.</p> <p>For the remaining years, at the beginning of each fiscal year, the Consultant may request an adjustment to the payment rates and payment schedule based on the annual percentage change of the Consumer Price Index (CPI) for All Urban Consumers for the Riverside–San Bernardino–Ontario Core Based Statistical Area, using the most recently published month. Any such adjustment shall not exceed 4 percent and must be approved by the City.</p>			

Consultant: Leighton Consulting, Inc.			
Classification	Hourly Rate Range	Average or Actual Hourly Rate	Billing Rate
Principal Engineer / Project Manager *	\$95.00 - \$130.00	\$117.00	\$365.38
Senior Principal Geologist	\$95.00 - \$145.00	\$140.00	\$437.21
Senior Staff Engineer	\$50.00 - \$75.00	\$55.00	\$171.76
Senior Staff Geologist	\$40.00 - \$55.00	\$46.00	\$143.65
Project Administrator	\$25.00 - \$40.00	\$36.50	\$113.99
CAD/Design	\$35.00 - \$55.00	\$47.00	\$146.78
CAD/LOTBs	\$40.00 - \$60.00	\$54.00	\$168.64
Environmental Scientist / Task Manager	\$32.00 - \$50.00	\$36.00	\$112.42
Environmental Scientist / Staff	\$25.00 - \$40.00	\$28.00	\$87.44
<p>* Key Personnel, Caltrans-Approved ICR = 183.90%, Fee= 10%.</p> <p>For the remaining years, at the beginning of each fiscal year, the Consultant may request an adjustment to the payment rates and payment schedule based on the annual percentage change of the Consumer Price Index (CPI) for All Urban Consumers for the Riverside–San Bernardino–Ontario Core Based Statistical Area, using the most recently published month. Any such adjustment shall not exceed 4 percent and must be approved by the City.</p>			

Consultant: Rincon Consultants, Inc.			
Classification	Hourly Rate Range	Average or Actual Hourly Rate	Billing Rate
Principal II	\$100 - \$205	\$129.95	\$353.03
Principal I	\$95 - \$130	\$102.71	\$279.03
Senior Supervisor Planner II *	\$85 - \$108	\$95.00	\$258.09

Supervisor Archaeologist I	\$63 - \$66	\$64.00	\$173.87
Supervisor Biologist I	\$63 - \$78	\$74.31	\$201.88
Archaeologist IV	\$43 - \$50	\$45.00	\$122.25
Senior Biologist I	\$45 - \$56	\$53.54	\$145.45
Senior Planner I	\$49 - \$62	\$57.44	\$156.05
Senior Planner II	\$51 - \$61	\$53.00	\$143.98
Planner III	\$51 - \$61	\$47.14	\$121.84
Clerical/Admin Assistant I	\$30 - \$50	\$39.00	\$105.95
Senior GIS Specialist	\$48 - \$67	\$50.58	\$137.41

* Key Personnel, Caltrans-Approved ICR = 146.97%, Fee= 10%.

For the remaining years, at the beginning of each fiscal year, the Consultant may request an adjustment to the payment rates and payment schedule based on the annual percentage change of the Consumer Price Index (CPI) for All Urban Consumers for the Riverside–San Bernardino–Ontario Core Based Statistical Area, using the most recently published month. Any such adjustment shall not exceed 4 percent and must be approved by the City.

Consultant: Overland, Pacific & Cutler, LLC			
Classification	Hourly Rate Range	Average or Actual Hourly Rate	Billing Rate
Program Manager *	\$85 - \$120	\$105	\$286.44
Project Manager	\$45 - \$75	\$62	\$169.14
Utility Manager	\$60 - \$100	\$78	\$212.78
Senior Utility Coordinator	\$40 - \$55	\$46	\$125.49
Senior Agent	\$30 - \$55	\$44	\$120.03
Analyst	\$26 - \$45	\$36	\$98.21
Project Support	\$23 - \$37	\$31	\$84.57

* Key Personnel, Caltrans-Approved ICR = 148.00%, Fee= 10%.

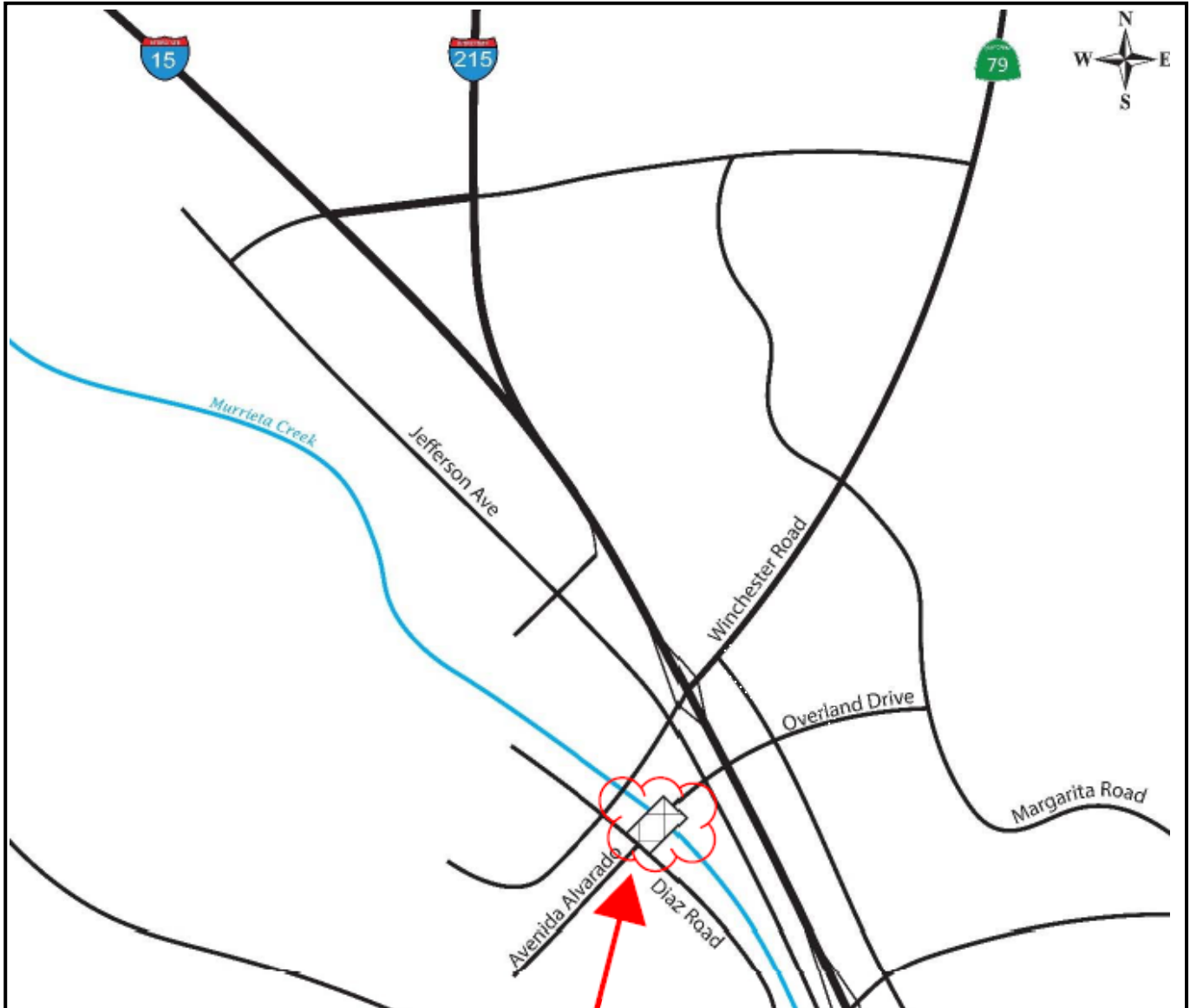
For the remaining years, at the beginning of each fiscal year, the Consultant may request an adjustment to the payment rates and payment schedule based on the annual percentage change of the Consumer Price Index (CPI) for All Urban Consumers for the Riverside–San Bernardino–Ontario Core Based Statistical Area, using the most recently published month. Any such adjustment shall not exceed 4 percent and must be approved by the City.

Consultant: STC Traffic, Inc.			
Classification	Hourly Rate Range	Average or Actual Hourly Rate	Billing Rate
Principal-In-Charge *	\$95.00 - \$120.00	\$110	\$332.68
Senior Project Manager	\$70.00 - \$95.00	\$84	\$254.04
Senior Project Engineer/ Planner	\$45.00 - \$69.00	\$58	\$175.41

Project Engineer	\$45.00 - \$65.00	\$55	\$166.34'
<p>* Key Personnel, Caltrans-Approved ICR = 174.94%, Fee= 10%.</p> <p>For the remaining years, at the beginning of each fiscal year, the Consultant may request an adjustment to the payment rates and payment schedule based on the annual percentage change of the Consumer Price Index (CPI) for All Urban Consumers for the Riverside–San Bernardino–Ontario Core Based Statistical Area, using the most recently published month. Any such adjustment shall not exceed 4 percent and must be approved by the City.</p>			

Consultant: Monument ROW			
Classification	Hourly Rate Range	Average or Actual Hourly Rate	Billing Rate
Principal in Charge	\$120 - \$145	\$132	\$313.81
Sr. Project Manager*	\$78 - \$98	\$87	\$206.83
Project Manager	\$58 - \$85	\$72	\$171.17
Senior Agent	\$45 - \$65	\$55	\$130.75
Agent	\$35 - \$55	\$45	\$106.98
Project Coordinator	\$32 - \$48	\$39	\$92.72
Project Support Specialist	\$32 - \$45	\$38	\$90.34
<p>* Key Personnel, Caltrans-Approved ICR = 116.12%, Fee= 10%.</p> <p>For the remaining years, at the beginning of each fiscal year, the Consultant may request an adjustment to the payment rates and payment schedule based on the annual percentage change of the Consumer Price Index (CPI) for All Urban Consumers for the Riverside–San Bernardino–Ontario Core Based Statistical Area, using the most recently published month. Any such adjustment shall not exceed 4 percent and must be approved by the City.</p>			

1. Location Maps



(Regional Map)



MURRIETA CREEK BRIDGE AT OVERLAND
Circulation Project

Project Description: This project includes the design and construction of a new bridge crossing over Murrieta Creek between Rancho California Road and Winchester Road. This project also includes environmental studies, mitigation, acquisition of right-of-way, and installation of new traffic signals at Overland Drive intersections with Diaz Road and Enterprise Circle West and Commerce.

Benefit: This project improves traffic circulation and access to Overland Drive freeway over-crossing.

Core Value: Transportation Mobility and Connectivity

Project Status: This project is currently in design and is partially funded by the Federal Highway Bridge Program (HBP). During design phase staff will continue seeking additional programming and allocation of more HBP funds for the project.

Department: Public Works - Account No. 210.265.999.5800.PW16-05 / 648

Level: I



	Prior Years Actuals	2024-25 Adjusted	2025-26 Proposed Budget	2026-27 Projected	2027-28 Projected	2028-29 Projected	2029-30 Projected	Total Project Cost
Project Cost:								
5801-Administration	408,294	203,108		150,000				761,401
5804-Construction				20,705,200				20,705,200
5805-Construction Engineering				2,932,000				2,932,000
5802-Design & Environmental	1,342,438	1,388,981						2,731,419
5700-Land Acquisition		3,584,000						3,584,000
5806-MSHCP		806,100		424,521				1,230,621
Total Expenditures	1,750,732	5,982,188	-	24,211,721	-	-	-	31,944,641
Source of Funds:								
4242-DIF-Street Improvements	1,181,533	1,096,387		5,738,847				8,016,767
4417-HBP-Highway Bridge Program	530,421	3,924,579		18,472,874				22,927,874
4002-Measure S	120,666	879,334						1,000,000
Total Funding	1,832,620	5,900,300	-	24,211,721	-	-	-	31,944,641
Future Operating & Maintenance Costs:								
Total Operating Costs								



MURRIETA CREEK BRIDGE AT OVERLAND
Circulation Project

	Prior Years Actuals	2024-25 Adjusted	2025-26 Proposed Budget	2026-27 Projected	2027-28 Projected	2028-29 Projected	2029-30 Projected	Total Project Cost
Project Cost:								

Notes :

1. Highway Bridge Program (HBP) Funding is 88.53% of participating items only.
2. DIF Street Improvements funding covers 11.47% of participating items and 100% of non-participating items.
3. HBP funding is authorized for reimbursement by Caltrans in a piecemeal fashion based on project progress, available funding in any given year, and the progress of other projects in the program.
4. When HBP funds are authorized for reimbursement by Caltrans, the reimbursable fiscal year may or may not be identified.
5. While the HBP recognizes the total project cost, it does not program its funds into the future.

**CITY OF TEMECULA
AGENDA REPORT**

TO: City Manager/City Council

FROM: Ron Moreno, Director of Public Works/City Engineer

DATE: April 28, 2026

SUBJECT: Approve Parcel Map 39353 and Tract Map 39406 for Condominium Purposes

PREPARED BY: Patricia Ortega, Associate Civil Engineer

RECOMMENDATION: That the City Council approve Parcel Map 39353 and Tract Map 39406 in conformance with the California Civil Code 4125 and the Subdivision Map Act.

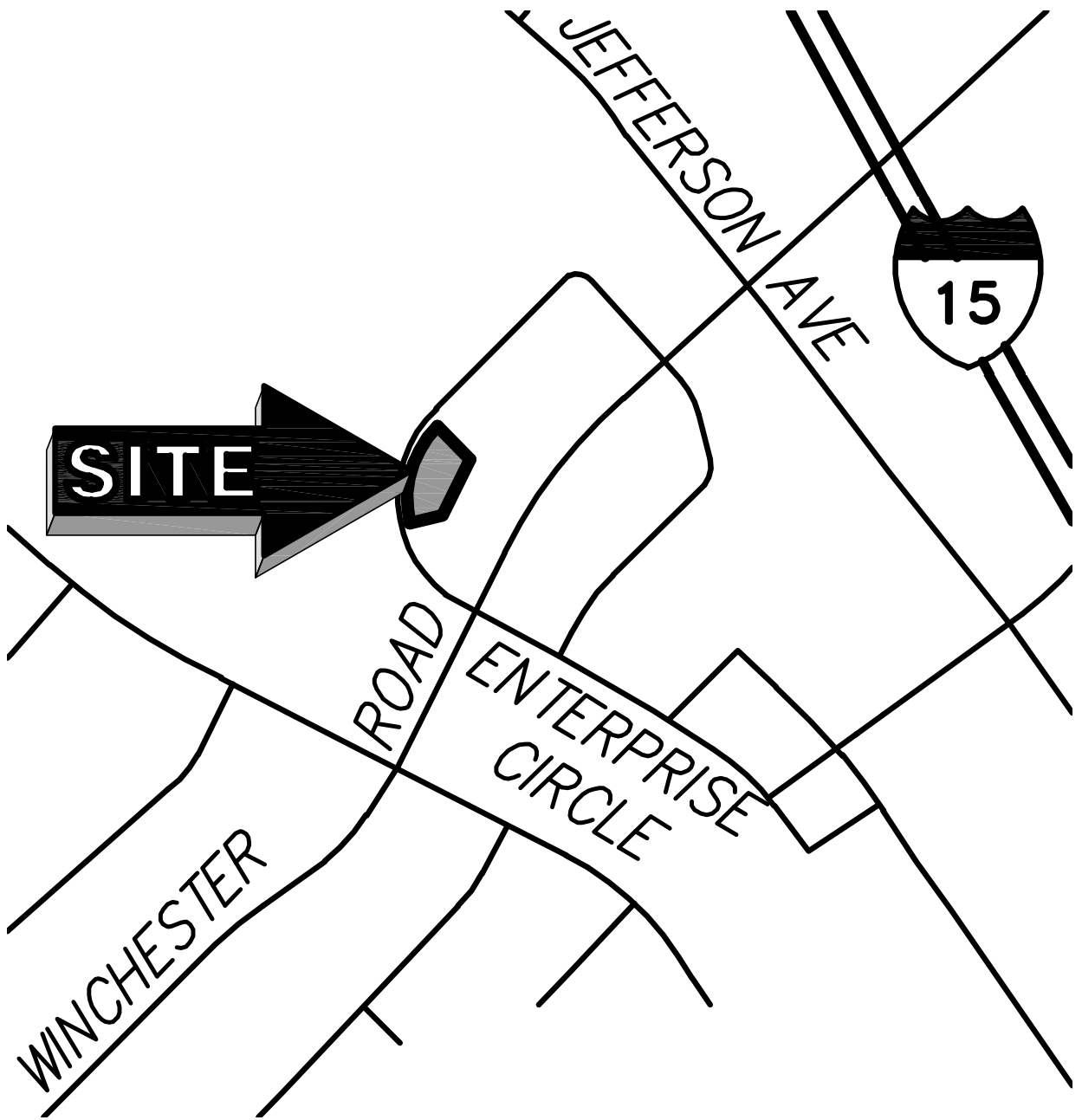
BACKGROUND: Parcel Map 39353 is a one (1) lot subdivision for condominium purposes located at 41740 North Enterprise Circle. Tract Map 39406 is a one (1) lot subdivision for condominium purposes located at 27610-27640 Commerce Center Drive. The street improvements associated with these maps are in place. The survey monuments have been set. No offsite improvements were required for these maps. Formal layouts will be submitted to the Department of Real Estate.

All fees have been paid.

FISCAL IMPACT: None

ATTACHMENTS:

1. Vicinity Map – 39353
2. Parcel Map – 39353
3. Vicinity Map – 39406
4. Tract Map – 39406



VICINITY MAP
(NOT TO SCALE)

PARCEL MAP NO. 39353

BEING A SUBDIVISION OF PARCEL 22, OF PARCEL MAP NO. 19582-2 AS SHOWN BY MAP ON FILE IN BOOK 147, PAGES 3 THROUGH 6, INCLUSIVE OF PARCEL MAPS, OF OFFICIAL RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, LYING WITHIN RANCHO TEMECULA SECTION 35, TOWNSHIP 7 SOUTH, RANGE 3 WEST

FOR CONDOMINIUM PURPOSES

DRC ENGINEERING, INC.

SEPTEMBER, 2025

RECORDER'S STATEMENT

FILED THIS _____ DAY OF _____, 2026 AT _____ M. IN BOOK _____ OF PARCEL MAPS, AT PAGES _____ AT THE REQUEST OF THE CLERK OF THE CITY OF TEMECULA
NO. _____
FEE: _____

PETER ALDANA, ASSESSOR - COUNTY CLERK - RECORDER

BY: _____, DEPUTY

SUBDIVISION GUARANTEE: FIDELITY NATIONAL TITLE INSURANCE COMPANY

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.

DUNBAR ENTERPRISE, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY

BY: _____

NAME: _____

ITS: _____

BENEFICIARY STATEMENT

FARMERS AND MERCHANTS BANK OF LONG BEACH, A CALIFORNIA CORPORATION, BENEFICIARY UNDER A DEED OF TRUST RECORDED AUGUST 15, 2025 AS DOCUMENT NO. 2025-0258322, OF OFFICIAL RECORDS.

BY: _____

NAME: _____

ITS: _____

NOTARY ACKNOWLEDGMENT

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, _____, A NOTARY PUBLIC, 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 FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND:

SIGNATURE _____

MY PRINCIPAL PLACE OF BUSINESS IS
IN _____ COUNTY

MY COMMISSION EXPIRES _____
MY COMMISSION NUMBER _____

(NAME PRINTED)

NOTARY ACKNOWLEDGMENT

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, _____, A NOTARY PUBLIC, 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 FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND:

SIGNATURE _____

MY PRINCIPAL PLACE OF BUSINESS IS
IN _____ COUNTY

MY COMMISSION EXPIRES _____
MY COMMISSION NUMBER _____

(NAME PRINTED)

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: _____, 20____

MATTHEW JENNINGS, COUNTY TAX COLLECTOR

BY: _____, DEPUTY

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.

DATED: _____, 20____

CASH OR SURETY BOND

MATTHEW JENNINGS
COUNTY TAX COLLECTOR

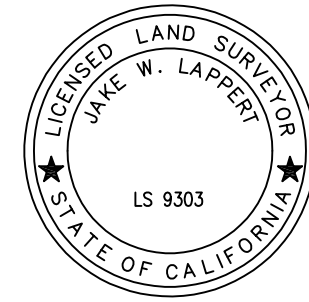
BY: _____, DEPUTY

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 NELSON AND NELSON PROPERTIES ONE, INC. IN SEPTEMBER, 2025. I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR WILL BE SET IN ACCORDANCE WITH THE TERMS OF THE MONUMENT AGREEMENT FOR THE MAP, AND THAT SAID MONUMENTS ARE, OR WILL BE, SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY. THIS SURVEY IS TRUE AND COMPLETE AS SHOWN.

DATE: _____

JAKE W. LAPPERT
L.S. 9303
EXPIRES 09/30/2026

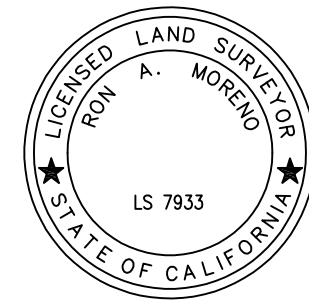


CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT THIS MAP CONSISTING OF FOUR (4) SHEETS HAS BEEN EXAMINED BY ME OR UNDER MY SUPERVISION, THAT ALL THE PROVISIONS OF APPLICABLE STATE LAW AND THE CITY REGULATIONS HAVE BEEN COMPLIED WITH AND THAT I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

DATED THIS _____ DAY OF _____, 2026.

RON A. MORENO, PLS 7933
CITY ENGINEER, CITY OF TEMECULA



CITY CLERK'S STATEMENT

THE CITY COUNCIL OF THE CITY OF TEMECULA, STATE OF CALIFORNIA, BY ITS CITY CLERK, RANDI JOHL HEREBY APPROVES THIS PARCEL MAP.

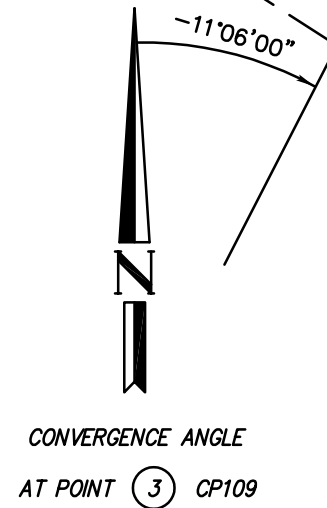
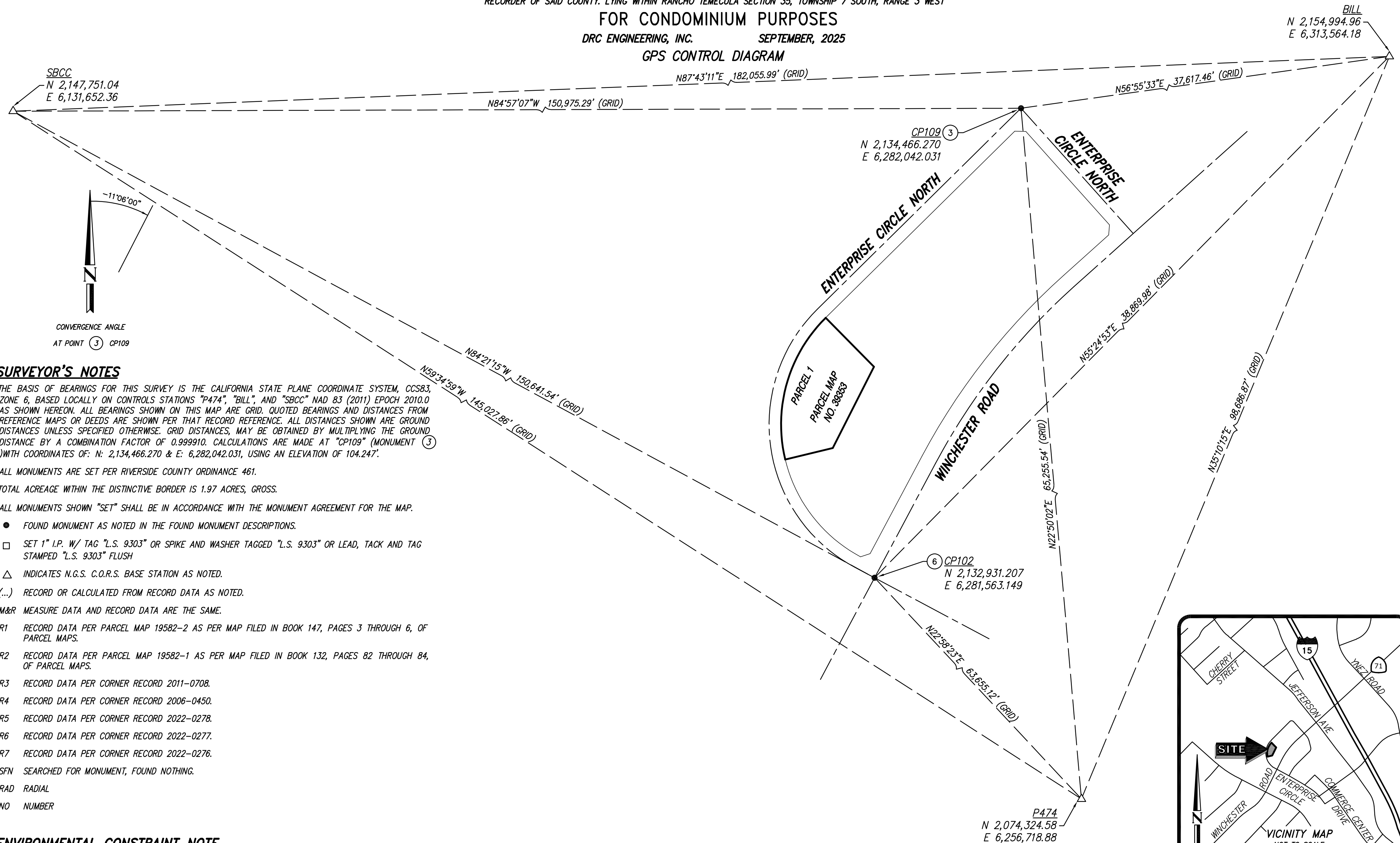
DATED: _____, 20____

RANDI JOHL
CITY CLERK, CITY OF TEMECULA

PARCEL MAP NO. 39353

BEING A SUBDIVISION OF PARCEL 22, OF PARCEL MAP NO. 19582-2 AS SHOWN BY MAP ON FILE IN BOOK 147, PAGES 3 THROUGH 6, INCLUSIVE OF PARCEL MAPS, OF OFFICIAL RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. LYING WITHIN RANCHO TEMECULA SECTION 35, TOWNSHIP 7 SOUTH, RANGE 3 WEST

FOR CONDOMINIUM PURPOSES
 DRC ENGINEERING, INC. SEPTEMBER, 2025
 GPS CONTROL DIAGRAM



SURVEYOR'S NOTES

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CALIFORNIA STATE PLANE COORDINATE SYSTEM, CCS83, ZONE 6, BASED LOCALLY ON CONTROLS STATIONS "P474", "BILL", AND "SBCC" NAD 83 (2011) EPOCH 2010.0 AS SHOWN HEREON. ALL BEARINGS SHOWN ON THIS MAP ARE GRID. QUOTED BEARINGS AND DISTANCES FROM REFERENCE MAPS OR DEEDS ARE SHOWN PER THAT RECORD REFERENCE. ALL DISTANCES SHOWN ARE GROUND DISTANCES UNLESS SPECIFIED OTHERWISE. GRID DISTANCES, MAY BE OBTAINED BY MULTIPLYING THE GROUND DISTANCE BY A COMBINATION FACTOR OF 0.999910. CALCULATIONS ARE MADE AT "CP109" (MONUMENT (3)) WITH COORDINATES OF: N: 2,134,466.270 & E: 6,282,042.031, USING AN ELEVATION OF 104.247.

ALL MONUMENTS ARE SET PER RIVERSIDE COUNTY ORDINANCE 461.

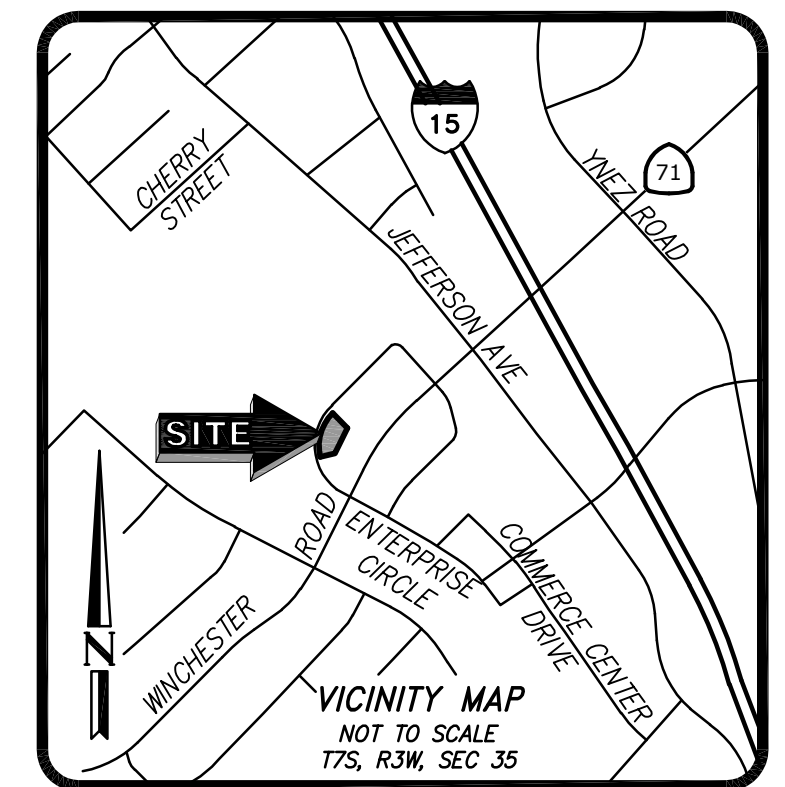
TOTAL ACREAGE WITHIN THE DISTINCTIVE BORDER IS 1.97 ACRES, GROSS.

ALL MONUMENTS SHOWN "SET" SHALL BE IN ACCORDANCE WITH THE MONUMENT AGREEMENT FOR THE MAP.

- FOUND MONUMENT AS NOTED IN THE FOUND MONUMENT DESCRIPTIONS.
- SET 1" I.P. W/ TAG "L.S. 9303" OR SPIKE AND WASHER TAGGED "L.S. 9303" OR LEAD, TACK AND TAG STAMPED "L.S. 9303" FLUSH
- △ INDICATES N.G.S. C.O.R.S. BASE STATION AS NOTED.
- (...) RECORD OR CALCULATED FROM RECORD DATA AS NOTED.
- M&R MEASURE DATA AND RECORD DATA ARE THE SAME.
- R1 RECORD DATA PER PARCEL MAP 19582-2 AS PER MAP FILED IN BOOK 147, PAGES 3 THROUGH 6, OF PARCEL MAPS.
- R2 RECORD DATA PER PARCEL MAP 19582-1 AS PER MAP FILED IN BOOK 132, PAGES 82 THROUGH 84, OF PARCEL MAPS.
- R3 RECORD DATA PER CORNER RECORD 2011-0708.
- R4 RECORD DATA PER CORNER RECORD 2006-0450.
- R5 RECORD DATA PER CORNER RECORD 2022-0278.
- R6 RECORD DATA PER CORNER RECORD 2022-0277.
- R7 RECORD DATA PER CORNER RECORD 2022-0276.
- SFN SEARCHED FOR MONUMENT, FOUND NOTHING.
- RAD RADIAL
- NO NUMBER

ENVIRONMENTAL CONSTRAINT NOTE

ENVIRONMENTAL CONSTRAINT STREET AFFECTING THIS MAP IS ON FILE IN THE OFFICE OF THE CITY ENGINEER, CITY OF TEMECULA, IN ECS BOOK _____, PAGE _____. THIS AFFECTS ALL PARCELS.



NOTES

SEE SHEET 2 FOR GPS CONTROL DIAGRAM AND VICINITY MAP.

FOUND MONUMENT DESCRIPTIONS

- ① FOUND GEAR SPIKE AND WASHER STAMPED "L.S. 5758", PER R3, DOWN 0.15'.
- ② FOUND 3/4" IRON PIPE, NO PLUG, PER R4, DOWN 0.2'.
- ③ FOUND SPIKE, NO TAG, PER R5, FLUSH.
- ④ FOUND GEAR SPIKE AND WASHER STAMPED "L.S. 5411", PER R6, FLUSH.
- ⑤ FOUND 1" IRON PIPE, PER R7, DOWN 0.3', FLUSH, DISTURBED. SAID MONUMENT IS LOCATED S81°33'12"W, 0.29 FEET FROM CENTERLINE BEGINNING OF CURVE OF ENTERPRISE CIRCLE NORTH. SAID BEGINNING OF CURVE ESTABLISHED BY TIES PER R7.
- ⑥ FOUND 1 1/4" IRON PIPE, NO TAG, PER R1, DOWN 0.35', FLUSH.
- ⑦ FOUND GEAR SPIKE AND WASHER STAMPED "L.S. 5411", NO REFERENCE, FLUSH. ACCEPTED AS CENTERLINE BEGINNING OF CURVE OF WINCHESTER ROAD.
- ⑧ FOUND LEAD, TACK AND TAG STAMPED "L.S. 4547", NO REFERENCE. ACCEPTED AS CENTERLINE END OF CURVE OF WINCHESTER ROAD.
- ⑨ SNF - ESTABLISHED THE CENTERLINE INTERSECTION OF WINCHESTER ROAD AND ENTERPRISE CIRCLE NORTH BY INTERSECTION.
- ⑩ SNF - ESTABLISHED THE PROPERTY CORNER BY PRORATION PER R1.
- ⑪ FOUND RAMSET NAIL & TAG "L.S. 3163", PER R6. SAID MONUMENT IS LOCATED A DISTANCE OF 10.91' NORTHWESTERLY OF PROLONGATION OF THE NORTHEAST LINE FROM THE NORTHEAST CORNER OF PARCEL 1.

SURVEYOR'S NOTES

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CALIFORNIA STATE PLANE COORDINATE SYSTEM, CCS83, ZONE 6, BASED LOCALLY ON CONTROLS STATIONS "P474", "BILL", AND "SBCC" NAD 83 (2011) EPOCH 2010.0 AS SHOWN HEREON. ALL BEARINGS SHOWN ON THIS MAP ARE GRID. QUOTED BEARINGS AND DISTANCES FROM REFERENCE MAPS OR DEEDS ARE SHOWN PER THAT RECORD REFERENCE. ALL DISTANCES SHOWN ARE GROUND DISTANCES UNLESS SPECIFIED OTHERWISE. GRID DISTANCES, MAY BE OBTAINED BY MULTIPLYING THE GROUND DISTANCE BY A COMBINATION FACTOR OF 0.999910. CALCULATIONS ARE MADE AT "CP109" (MONUMENT ③) WITH COORDINATES OF: N: 2,134,466.270 & E: 6,282,042.031, USING AN ELEVATION OF 104.247'.

ALL MONUMENTS ARE SET PER RIVERSIDE COUNTY ORDINANCE 461.

TOTAL ACREAGE WITHIN THE DISTINCTIVE BORDER IS 1.97 ACRES, GROSS.

ALL MONUMENTS SHOWN "SET" SHALL BE IN ACCORDANCE WITH THE MONUMENT AGREEMENT FOR THE MAP.

- FOUND MONUMENT AS NOTED IN THE FOUND MONUMENT DESCRIPTIONS.
- SET 1" I.P. W/ TAG "L.S. 9303" OR SPIKE AND WASHER TAGGED "L.S. 9303" OR LEAD, TACK AND TAG STAMPED "L.S. 9303" FLUSH
- △ INDICATES N.G.S. C.O.R.S. BASE STATION AS NOTED.
- (...) RECORD OR CALCULATED FROM RECORD DATA AS NOTED.
- M&R MEASURE DATA AND RECORD DATA ARE THE SAME.
- R1 RECORD DATA PER PARCEL MAP 19582-2 AS PER MAP FILED IN BOOK 147, PAGES 3 THROUGH 6, OF PARCEL MAPS.
- R2 RECORD DATA PER PARCEL MAP 19582-1 AS PER MAP FILED IN BOOK 132, PAGES 82 THROUGH 84, OF PARCEL MAPS.
- R3 RECORD DATA PER CORNER RECORD 2011-0708.
- R4 RECORD DATA PER CORNER RECORD 2006-0450.
- R5 RECORD DATA PER CORNER RECORD 2022-0278.
- R6 RECORD DATA PER CORNER RECORD 2022-0277.
- R7 RECORD DATA PER CORNER RECORD 2022-0276.
- SFN SEARCHED FOR MONUMENT, FOUND NOTHING.
- RAD RADIAL

P.M.B. PARCEL MAP BOOK
NO. NUMBER
EC EXAGGERATED FOR CLARITY

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S81°33'12"W	0.29'

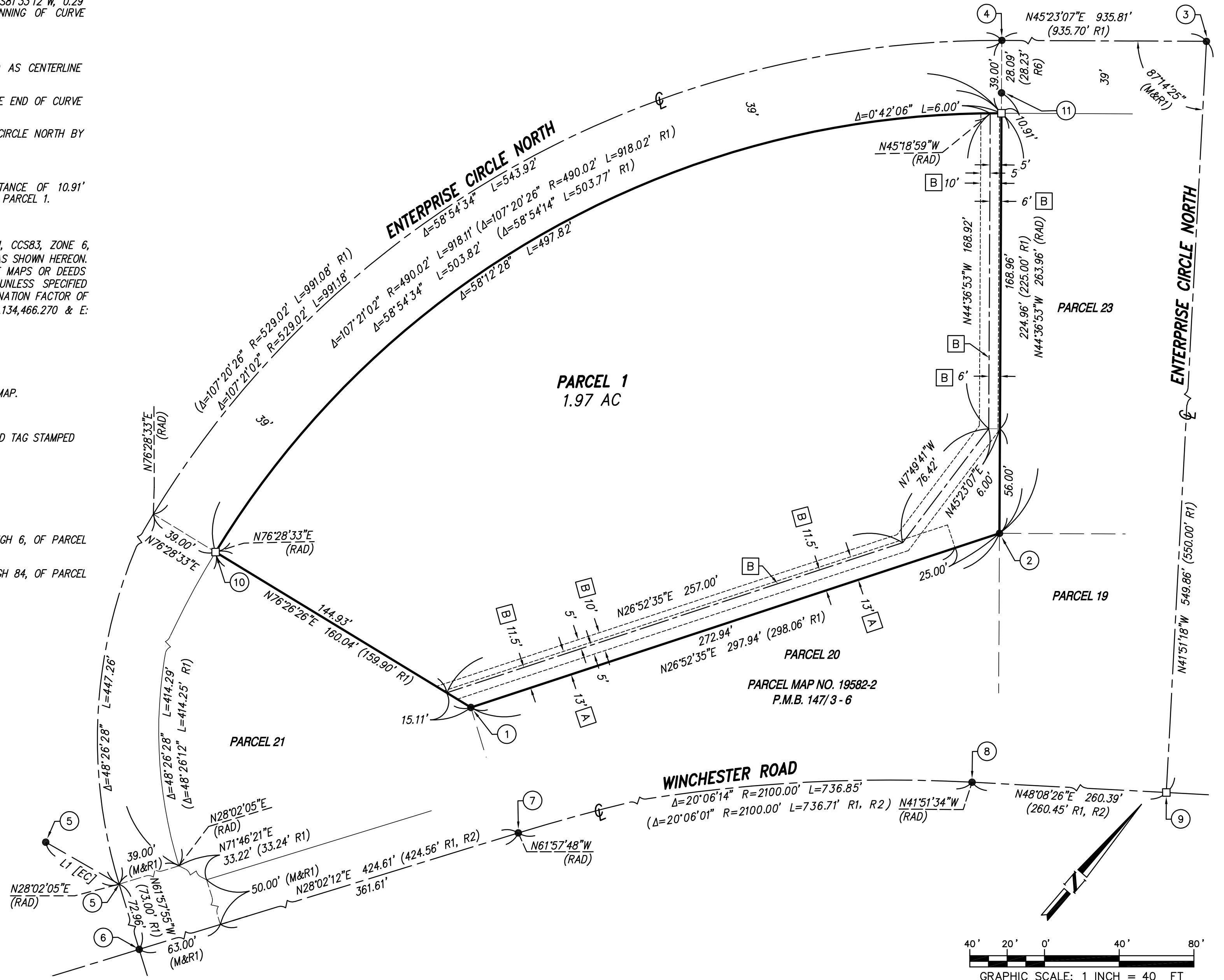
EASEMENT NOTES

- [A] INDICATES AN EASEMENT FOR INGRESS, EGRESS AND DRIVEWAY PURPOSES AND RIGHT INCIDENTAL THERETO AS SET FORTH BY DOCUMENT RECORDED AUGUST 16, 1989 AS DOCUMENT NO. 1989-277430, OF OFFICIAL RECORDS.
- [B] INDICATES THE CENTERLINE OF A 10.00' WIDE EASEMENT FOR STORM DRAIN PURPOSES AND RIGHT INCIDENTAL THERETO AS SET FORTH BY DOCUMENT RECORDED AUGUST 16, 1989 AS DOCUMENT NO. 1989-277431, OF OFFICIAL RECORDS.

PARCEL MAP NO. 39353

BEING A SUBDIVISION OF PARCEL 22, OF PARCEL MAP NO. 19582-2 AS SHOWN BY MAP ON FILE IN BOOK 147, PAGES 3 THROUGH 6, INCLUSIVE OF PARCEL MAPS, OF OFFICIAL RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. LYING WITHIN RANCHO TEMECULA SECTION 35, TOWNSHIP 7 SOUTH, RANGE 3 WEST

FOR CONDOMINIUM PURPOSES
DRC ENGINEERING, INC. SEPTEMBER, 2025
BOUNDARY ESTABLISHMENT, PARCEL DETAIL,
EASEMENT DETAIL



ENVIRONMENTAL CONSTRAINT SHEET

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

SHEET 1 OF 1 SHEET

PARCEL MAP NO. 39353

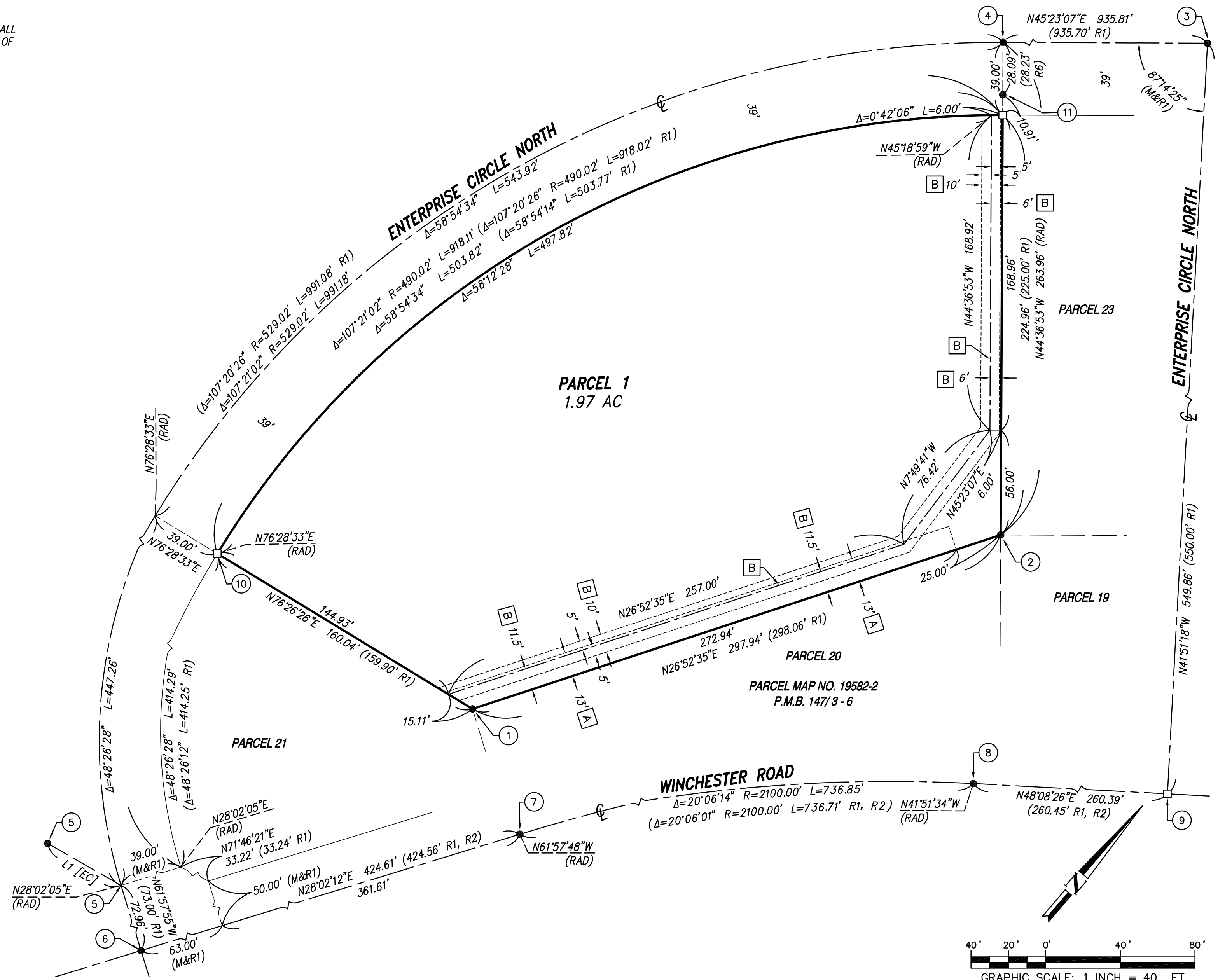
BEING A SUBDIVISION OF PARCEL 22, OF PARCEL MAP NO. 19582-2 AS SHOWN BY MAP ON FILE IN BOOK 147, PAGES 3 THROUGH 6, INCLUSIVE OF PARCEL MAPS, OF OFFICIAL RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. LYING WITHIN RANCHO TEMECULA SECTION 35, TOWNSHIP 7 SOUTH, RANGE 3 WEST

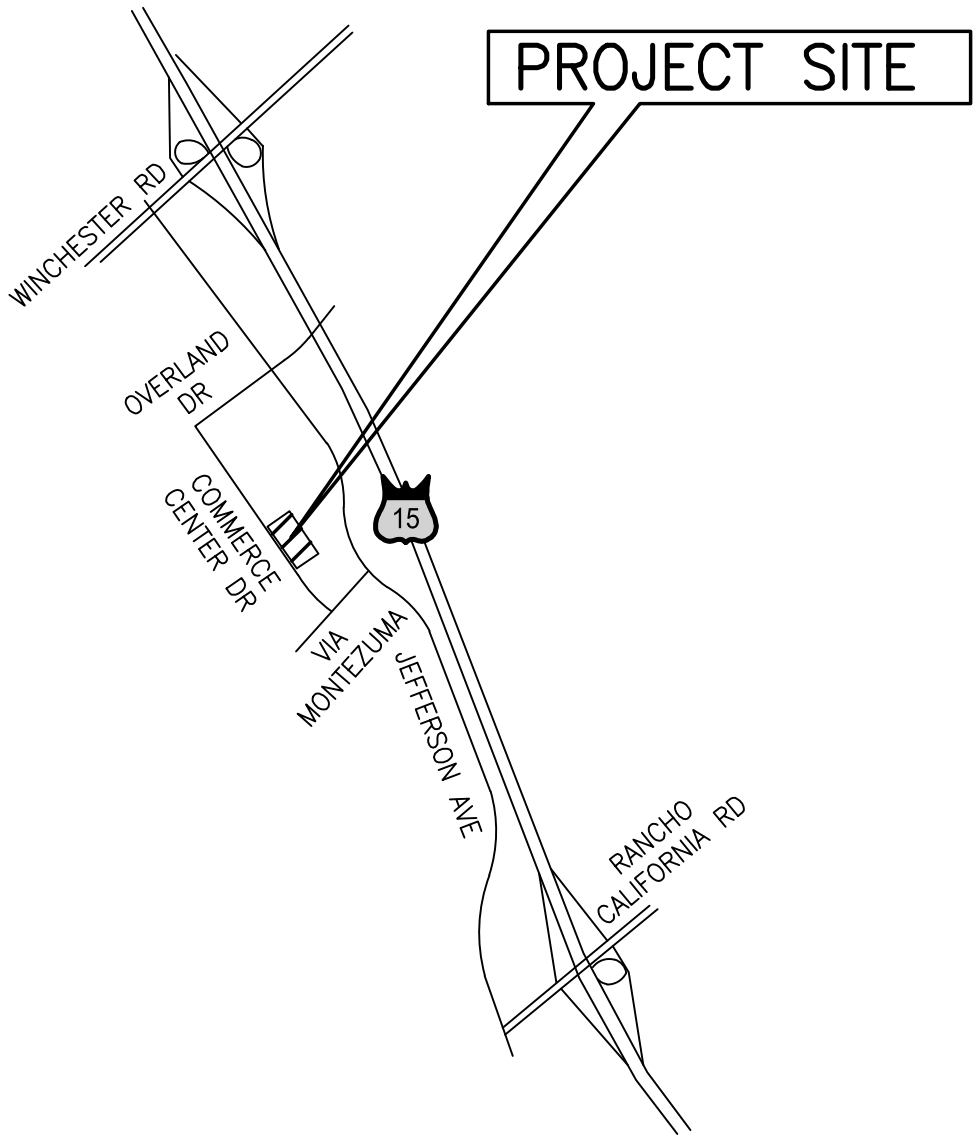
FOR CONDOMINIUM PURPOSES

DRC ENGINEERING, INC. SEPTEMBER, 2025
BOUNDARY ESTABLISHMENT, PARCEL DETAIL,
EASEMENT DETAIL

ENVIRONMENTAL CONSTRAINT NOTES

- THIS PROPERTY IS LOCATED WITHIN 30 MILES OF MOUNT PALOMAR OBSERVATORY. ALL PROPOSED OUTDOOR LIGHTING SYSTEMS SHALL COMPLY WITH THE CALIFORNIA INSTITUTE OF TECHNOLOGY, PALOMAR OBSERVATORY RECOMMENDATIONS, ORDINANCE NO. 655.





VICINITY MAP
(NOT TO SCALE)

TRACT MAP NO. 39406

BEING A SUBDIVISION OF LOTS 6 AND 7 OF TRACT MAP NO. 16,178-1, IN THE CITY OF TEMECULA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP FILED IN BOOK 127, PAGES 22 THROUGH 24 OF MAPS, RECORDS OF THE COUNTY RECORDER OF SAID COUNTY.

THIS IS A MAP OF A CONDOMINIUM PROJECT AS DEFINED IN SECTION 4125 OF THE CIVIL CODE OF THE STATE OF CALIFORNIA IS FILED PURSUANT TO THE SUBDIVISION MAP ACT.

FOR CONDOMINIUM PURPOSES

KPFF CONSULTING ENGINEERS

SEPTEMBER 2025

RECORDER'S STATEMENT

FILED THIS _____ DAY OF _____, 20____,
AT _____M. IN BOOK _____ OF MAPS,
AT PAGES _____, AT THE REQUEST OF THE
CITY CLERK OF THE CITY OF TEMECULA.
NO. _____
FEE _____

PETER ALDANA
ASSESSOR - COUNTY CLERK - RECORDER

BY: _____, DEPUTY

SUBDIVISION GUARANTEE BY:
FIRST AMERICAN TITLE INSURANCE COMPANY

OWNER'S STATEMENT

WE HEREBY STATE THAT WE ARE THE OWNERS OF OR ARE INTERESTED IN THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN ON THIS MAP WITHIN THE DISTINCTIVE BORDER LINES, AND WE CONSENT TO THE PREPARATION AND FILING OF SAID MAP AND SUBDIVISION.

TEMECULA NF PROP LLC, A CALIFORNIA LIMITED LIABILITY COMPANY

NAME: _____
TITLE: _____

A NOTARY PUBLIC OR OTHER OFFICER COMPETING 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 _____ }SS

ON _____ BEFORE ME, _____
NOTARY PUBLIC, 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 FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL.

SIGNATURE _____
NAME OF NOTARY _____
COUNTY IN WHICH COMMISSIONED _____
DATE COMMISSION EXPIRES _____
COMMISSION NUMBER _____

BASIS OF BEARINGS

THE BEARING OF N34°16'35"W ALONG THE CENTERLINE OF COMMERCE CENTER DRIVE AS SHOWN ON THE MAP OF TRACT NO. 16,178-1, AS FILED IN MAP BOOK 127, PAGES 22 & 24, WAS TAKEN AS THE BASIS OF BEARINGS FOR THIS MAP.

EASEMENT NOTES

- AN EASEMENT FOR POLE LINES AND INCIDENTAL PURPOSES, RECORDED JUNE 20, 1922 IN BOOK 570 OF DEEDS, PAGE 416. IN FAVOR OF SOUTHERN SIERRAS POWER COMPANY (NOT PLOTTABLE)
- AN EASEMENT FOR A RIGHT OF WAY, WITH THE RIGHT TO ERECT AND MAINTAIN TOWERS OR OTHER SUPPORTS, WITH WIRES AND FIXTURES THEREON NECESSARY FOR THE PURPOSES OF SAID POWER COMPANY, AND TO CLEAR, GRADE AND KEEP SAME FREE FROM BRUSH AND WOOD GROWTH TO SUCH A WIDTH AS MAY BE NECESSARY FOR PROTECTION FROM FIRE, ACROSS THAT CERTAIN PROPERTY AND INCIDENTAL PURPOSES, RECORDED JUNE 28, 1922 IN BOOK 571 OF DEEDS, PAGE 157. IN FAVOR OF SOUTHERN SIERRAS POWER COMPANY (NOT PLOTTABLE)
- AN EASEMENT FOR POLES AND INCIDENTAL PURPOSES, RECORDED JUNE 26, 1928 IN BOOK 772 OF DEEDS, PAGE 105. IN FAVOR OF SOUTHERN SIERRAS POWER COMPANY (NOT PLOTTABLE)
- AN EASEMENT FOR SEWERS AND INCIDENTAL PURPOSES, RECORDED FEBRUARY 11, 1982 AS INSTRUMENT NO. 8225743 OF OFFICIAL RECORDS. IN FAVOR OF EASTERN MUNICIPAL WATER DISTRICT, A MUNICIPAL CORPORATION, ITS SUCCESSORS AND ASSIGNS
- AN EASEMENT FOR EITHER OR BOTH POLE LINES, CONDUITS OR UNDERGROUND FACILITIES AND INCIDENTAL PURPOSES, RECORDED OCTOBER 21, 1982 AS INSTRUMENT NO. 82-182332 OF OFFICIAL RECORDS. IN FAVOR OF GENERAL TELEPHONE COMPANY OF CALIFORNIA, A CORPORATION

SURVEYOR'S STATEMENT

I, CHRISTOPHER M. JONES, A LICENSED LAND SURVEYOR OF THE STATE OF CALIFORNIA, HEREBY CERTIFY THAT THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED ON FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF TEMECULA NF PROP LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, IN SEPTEMBER 2025. I HEREBY STATE THAT ALL THE 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. THIS SURVEY IS TRUE AND COMPLETE AS SHOWN.



CHRISTOPHER JONES, P.L.S. NO. 8193 DATE _____

CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT THIS MAP IS CONSISTING OF 2 SHEETS HAS BEEN EXAMINED BY ME OR UNDER MY SUPERVISION.

ALL PROVISIONS OF APPLICABLE STATE LAW AND CITY REGULATIONS HAVE BEEN COMPLIED WITH, AND THAT I AM SATISFIED THIS MAP IS TECHNICALLY CORRECT.

RON A. MORENO, L.S. 7933 DATE _____
CITY ENGINEER
CITY OF TEMECULA

CITY CLERK'S CERTIFICATE

THE CITY COUNCIL OF THE CITY OF TEMECULA, STATE OF CALIFORNIA, BY ITS CITY CLERK, RANDI JOHL, HEREBY APPROVES THE TRACT MAP.

DATED: _____, 20____

RANDI JOHL
CITY CLERK, CITY OF TEMECULA

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: _____, 20____

MATTHEW JENNINGS
COUNTY TAX COLLECTOR

BY: _____
DEPUTY

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.

DATED: _____, 20____

MATTHEW JENNINGS
COUNTY TAX COLLECTOR

BY: _____
DEPUTY

TRACT MAP NO. 39406

BEING A SUBDIVISION OF LOTS 6 AND 7 OF TRACT MAP NO. 16,178-1, IN THE CITY OF TEMECULA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP FILED IN BOOK 127, PAGES 22 THROUGH 24 OF MAPS, RECORDS OF THE COUNTY RECORDER OF SAID COUNTY.

THIS IS A MAP OF A CONDOMINIUM PROJECT AS DEFINED IN SECTION 4125 OF THE CIVIL CODE OF THE STATE OF CALIFORNIA IS FILED PURSUANT TO THE SUBDIVISION MAP ACT.

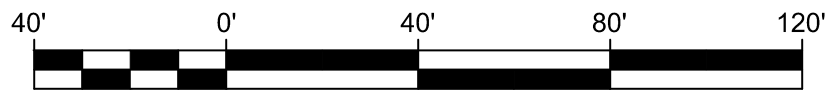
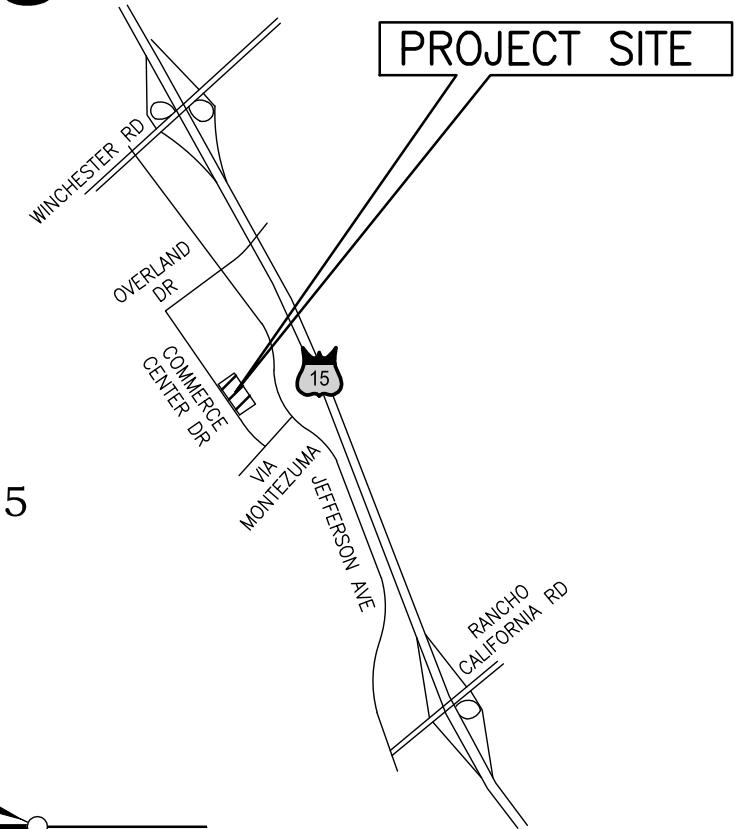
FOR CONDOMINIUM PURPOSES

KPFF CONSULTING ENGINEERS

SEPTEMBER 2025

3
TRACT MAP NO. 16,178-2
M.B. 160/96-98

N55°43'25"E 261.00' (M&R1)



SCALE 1" = 40'

FD NAIL & WASHER PER R2;
ACCEPTED AS SW PROD OF THE
NW'LY COR OF LOT 7 OF R1.

FD 1 1/4" I.P., TAGGED
R.C.E. 22031, FLUSH, PER R1;
ACCEPTED AS POINT ON CL.

FD NAIL & WASHER PER R2;
ACCEPTED AS NE PROD OF THE
NE'LY COR OF LOT 8 OF TR R1.

VICINITY MAP
(NOT TO SCALE)

COMMERCE CENTER DRIVE

33' 66' 33'
N34°16'35"W 700.04' (700.00' R1)
N34°16'35"W 490.00' (M&R1)

FD LEAD & TACK NO TAG, NO
REFERENCE; N48°06'37"W
0.05' FROM THE SE'LY COR
OF LOT 7 OF R1, ACCEPTED
AS THE SE'LY COR OF LOT 7.

LOT 1
127,890 SQ. FT.
(2.936 ACRES)

PARCEL 2
PARCEL MAP
NO. 19352
M.B. 121/40-41

NE'LY LINE OF
LOTS 6 & 7 OF R1.

FD LEAD NO TACK, NO
REFERENCE; N81°52'52"E
0.10' FROM THE SE'LY COR
OF LOT 6 OF R1, ACCEPTED
AS THE SE'LY COR OF LOT 6.

FD NAIL & WASHER PER R2;
ACCEPTED AS SW PROD OF
THE SW'LY COR OF LOT 6 OF R1.

S55°43'25"W 261.00' (M&R1)

5
TRACT MAP
NO. 16,178-1
M.B. 127/22-24

SURVEYOR'S NOTES

- () INDICATES RECORD DATA PER NOTED REFERENCE
- M&R INDICATES "MEASURED & RECORD"
- SNF INDICATES "SEARCHED, NOTHING FOUND"
- INDICATES FOUND MONUMENT AS NOTED
- INDICATES SET LEAD, TACK AND TAG "PLS 8193" OR SPIKE AND WASHER "PLS 8193", UNLESS OTHERWISE NOTED.

GROSS ACREAGE: 2.936 ACRES WITHIN THE BOLD BOUNDARY LINES OF THIS MAP.

REFERENCE NOTES

- R1 INDICATES RECORD PER TRACT MAP NO. 16,178-1 M.B. 127/22-24
- R2 INDICATES RECORD PER R.S. 104/21

ENVIRONMENTAL CONSTRAINT NOTE

ENVIRONMENTAL CONSTRAINT SHEET AFFECTING THIS MAP IS ON FILE IN THE OFFICE OF THE RIVERSIDE COUNTY SURVEYOR IN ECS BOOK 1 PAGE 163. THIS AFFECTS LOT 1.

FD 1 1/4" I.P. PER R1;
ACCEPTED AS POINT ON CL.

**CITY OF TEMECULA
AGENDA REPORT**

TO: City Manager/City Council

FROM: Ron Moreno, Director of Public Works/City Engineer

DATE: April 28, 2026

SUBJECT: Approve Plans and Specifications, and Authorize the Solicitation of Construction Bids for the Auto Mall Wayfinding Signs Project, CM22-01

PREPARED BY: Hossein Ajideh, Principal Civil Engineer
William Becerra, Associate Engineer II

RECOMMENDATION: That the City Council:

1. Approve the Plans and Specifications, and Authorize the Department of Public Works to solicit construction bids for the Auto Mall Wayfinding Signs Project, CM22-01; and
2. Make a finding that the project is exempt from the California Environmental Quality Act (CEQA) pursuant to Article 19, Categorical Exemption, Section 15301, Class 1(f), Existing Facilities, of the CEQA Guidelines.

BACKGROUND: The Auto Mall Wayfinding Signs Project, CM22-01, is an infrastructure project that will provide and install four (4) new wayfinding signs along Ynez Road within the Auto Mall area. The design, finish, and locations of the signs were carefully selected in coordination with the City Manager's Office. Additionally, a local vendor was selected to manufacture removable directional panels incorporated into the sign design.

Project plans and specifications are complete, and the project is ready to be advertised for construction bids. The contract documents are available for review in the office of the Director of Public Works. This project supports the City's Core Values in the Quality-of-Life Master Plan (i.e., Economic Prosperity).

The City Engineer's construction cost estimate for the project is \$363,600. Construction contract time is estimated to be sixty (60) working days, which is approximately three (3) months.

ENVIRONMENTAL REVIEW: This project is exempt from the California Environmental Quality Act (CEQA) pursuant to Article 19, Categorical Exemption, Section 15301, Class 1(f), Existing Facilities, of the CEQA Guidelines. All proposed work will occur within the existing right-of-way with no expansion of use or additional traffic lanes.

FISCAL IMPACT: The Auto Mall Wayfinding Signs Project, CM22-01, is included in the City’s Fiscal Year 2026-30 Capital Improvement Program (CIP) Budget and is funded with Measure “S.” Sufficient funds are available in the project account to construct the project.

ATTACHMENTS:

1. Project Description
2. Project Location

AUTO MALL WAYFINDING SIGNS
Infrastructure Project

Project Description: This project will design and install wayfinding signs for the Auto mall. Several wayfinding signs will be installed at key locations.

Benefit: Installation of the wayfinding signs will assist patrons and the public to easily find their destinations.

Core Value: Economic Prosperity

Project Status: This project is on-going.

Department: Public Works - Account No. 210.265.999.5800.CM22-01 / 790

Level: II



	Prior Years Actuals	2024-25 Adjusted	2025-26 Adopted Budget	2026-27 Projected	2027-28 Projected	2028-29 Projected	2029-30 Projected	Total Project Cost
Project Cost:								
5801-Administration			181,000					181,000
5804-Construction		65,782	250,000					315,782
5805-Construction Engineering		15,000						15,000
5802-Design & Environmental		119,218	104,218					223,436
Total Expenditures	-	200,000	535,218	-	-	-	-	735,218
Source of Funds:								
4002-Measure S		200,000	535,218					735,218
Total Funding	-	200,000	535,218	-	-	-	-	735,218
Future Operating & Maintenance Costs:								
Total Operating Costs								

Auto Mall Wayfinding Signs Project

CM22-01

Project Location



**CITY OF TEMECULA
AGENDA REPORT**

TO: City Manager/City Council

FROM: Ron Moreno, Director of Public Works/City Engineer

DATE: April 28, 2026

SUBJECT: Recommend Approval of Quitclaim of Interest in Drainage and Flowage Easement on Parcel 14 and Parcel 17 Described in Declaration of Dedication (Elderberry Park/Paseo del Sol Development)

PREPARED BY: Ron Moreno, Director of Public Works/City Engineer
Anissa Sharp, Senior Management Analyst

RECOMMENDATION: That the City Council adopt a resolution entitled:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA APPROVING A QUITCLAIM DEED FOR THE TRANSFER TO TAYLOR MORRISON OF CALIFORNIA, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, OF THE CITY OF TEMECULA'S INTEREST IN AND TO CERTAIN DRAINAGE AND FLOWAGE EASEMENTS DEDICATED TO THE PUBLIC PURSUANT TO THAT CERTAIN DECLARATION OF DEDICATION RECORDED ON JUNE 16, 1989 AS DOCUMENT NUMBER 199267 OF OFFICIAL RECORDS OF THE COUNTY OF RIVERSIDE

BACKGROUND: Background and Summary

Bedford Development offered for dedication to the public certain public street easements and drainage and flowage easements pursuant to that certain Declaration of Dedication recorded on June 16, 1989 as Document Number 199267 of Official Records of the County of Riverside (Declaration of Dedication). At the time the Declaration of Dedication was recorded, the City had not yet incorporated. Accordingly, the property interests that were the subject of the offer of dedication were located in the jurisdiction of the County of Riverside. The Declaration of Dedication included an offer of dedication for Drainage and Flowage Easements over certain real properties described as Easements #4 through #18, inclusive, on EXHIBIT "A" to the Declaration of Dedication. The Declaration of Dedication is attached as EXHIBIT 1 to the attached Quitclaim Deed. The County of Riverside, through the County Board of Supervisors, consented to the recordation of the Declaration of Dedication. Originally, it was anticipated that drainage

improvements for Assessment District 159 would be constructed on certain portions of the Drainage and Flowage Easements that were the subject of the Declaration of Dedication.

Tract Map No. 36483 filed on September 10, 2025 in Book 503 of Maps at Pages 1 through 13, which is a subdivision of Parcel Map No. 22432 filed in Book 159, pages 38 through 61 of Parcel Maps and includes some of the parcels that were the subject of the Declaration of Dedication, includes Easement Note A, which reads: “Indicates Easement for Drainage and Flowage, Dedicated to the Public Per Document Recorded June 16, 1989 as Instrument Number 199267, of Official Records” and notes at the Signature Omissions notation that the County of Riverside is “Holder of an Easement for Drainage and Flowage, Recorded June 16, 1989 as Instrument no. 199267, of Official Records.” Accordingly, based on the information set forth on Tract Map No. 36483, it appears that the offer of dedication for the Drainage and Flowage Easements described more particularly as Parcel 14 and Parcel 17 on EXHIBIT “A” to the Declaration of Dedication (EXHIBIT 1 hereto) (“Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easement”) was accepted for public use prior to the recording of Tract Map No. 36483.

Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements are located in the Paseo Del Sol development, which was developed in a manner in which said Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements are not necessary for public use. Accordingly, the City wishes to quitclaim its interest in and to the Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements to Taylor Morrison of California, LLC, a California limited liability company, the successor to Woodside Homes 05S, LP, a California Limited Partnership, who signed the Owner’s Statement on Tract Map No. 36483 at the time it was finalized and filed. The Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements are not needed for drainage and flowage purposes. Under Government Code 7050, the City may relinquish its interest in the Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements by proceeding with a summary vacation procedure under Streets and Highways Code Section 8300 *et seq.* or by any other procedure authorized by law. The attached Quitclaim will document the City’s relinquishment of its interest in the Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements.

FISCAL IMPACT: The City will have no maintenance obligations for the Subject Drainage Easements for public use.

- ATTACHMENTS:**
1. Resolution
 2. Quitclaim Deed
 3. Map Roughly Depicting Location of Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easement

RESOLUTION NO. 2026-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA APPROVING A QUITCLAIM DEED FOR THE TRANSFER TO TAYLOR MORRISON OF CALIFORNIA, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, OF THE CITY OF TEMECULA'S INTEREST IN AND TO CERTAIN DRAINAGE AND FLOWAGE EASEMENTS DEDICATED TO THE PUBLIC PURSUANT TO THAT CERTAIN DECLARATION OF DEDICATION RECORDED ON JUNE 16, 1989 AS DOCUMENT NUMBER 199267 OF OFFICIAL RECORDS OF THE COUNTY OF RIVERSIDE

THE CITY COUNCIL OF THE CITY OF TEMECULA DOES HEREBY RESOLVE AS FOLLOWS:

Section 1. Findings. The City Council of the City of Temecula does hereby find, determine and declare that:

A. The City of Temecula ("City") is a municipal corporation, located in the County of Riverside, State of California.

B. Bedford Development offered for dedication to the public certain public street easements and drainage and flowage easements pursuant to that certain Declaration of Dedication recorded on June 16, 1989 as Document Number 199267 of Official Records of the County of Riverside (Declaration of Dedication). At the time the Declaration of Dedication was recorded, the City had not yet incorporated. Accordingly, the property interests that were the subject of the offer of dedication were located in the jurisdiction of the County of Riverside.

C. The Declaration of Dedication included an offer of dedication for Drainage and Flowage Easements over certain real properties described as Easements #4 through #18, inclusive, on EXHIBIT "A" to the Declaration of Dedication, a copy of which is attached as EXHIBIT 1 to the attached Quitclaim Deed. The County of Riverside, through the County Board of Supervisors, consented to the recordation of the Declaration of Dedication. Originally, it was anticipated that drainage improvements for Assessment District 159 would be constructed on certain portions of the Drainage and Flowage Easements that were the subject of the Declaration of Dedication.

D. Tract Map No. 36483 filed on September 10, 2025 in Book 503 of Maps at Pages 1 through 13, which is a subdivision of Parcel Map No. 22432 filed in Book 159, pages 38 through 61 of Parcel Maps and includes some of the parcels that were the subject of the Declaration of Dedication, includes Easement Note A, which reads: "Indicates Easement for Drainage and Flowage, Dedicated to the Public Per Document Recorded June 16, 1989 as Instrument Number 199267, of Official Records" and notes at the Signature Omissions notation that the County of Riverside is "Holder of an Easement for Drainage and Flowage, Recorded June 16, 1989 as Instrument No. 199267, of Official Records." Accordingly, based on the

information set forth on Tract Map No. 36483, it appears that the offer of dedication for the Drainage and Flowage Easements described more particularly as Parcel 14 and Parcel 17 on EXHIBIT “A” to the Declaration of Dedication (EXHIBIT 1 hereto) (“Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements”) was accepted for public use prior to the recording of Tract Map No. 36483.

E. Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements are located within the Paseo Del Sol development, which was developed in a manner in which it was not necessary to use the Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements for drainage and flowage purposes.

F. Accordingly, the City does not need to retain an interest on behalf of the public to the Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements because these easements are not needed for public use, namely for the drainage and flowage purposes for which they were dedicated.

G. The City wishes to quitclaim its interest in the Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements to Taylor Morrison of California, LLC, a California limited liability company, the successor to Woodside Homes 05S, LP, a California Limited Partnership, who signed the Owner’s Statement on Tract Map No. 36483 at the time it was finalized and filed.

H. Under Government Code 7050, the City may relinquish its interest in the Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements by proceeding with a summary vacation procedure under Streets and Highways Code Section 8300 et seq. or by any other procedure authorized by law.

I. The approval and recording of the Quitclaim Deed will effectuate the City’s transfer and release of the City’s right, title and interest in the Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements to Taylor Morrison of California, LLC, a California limited liability company.

Section 2. Approval of Quitclaim Deed. The City Council hereby approves the attached Quitclaim Deed, with such changes as may be mutually agreed upon by Taylor Morrison of California, LLC, a California limited liability company and the City Manager. The City Manager is hereby authorized to execute the Quitclaim Deed on behalf of the City and any such documents as may be necessary to effectuate the transfer of the subject Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements. A copy of the final Quitclaim Deed, when executed by the City Manager, shall be placed on file in the Office of the City Clerk.

Section 3. City Manager’s Authority. The City Manager (or his designee), is hereby authorized, on behalf of the City, to take all actions necessary and convenient to quitclaim to the City’s interest in and to the Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements described more particularly in the Quitclaim Deed.

Section 4. Certification. The City Clerk shall certify the adoption of this Resolution.

PASSED, APPROVED, AND ADOPTED by the City Council of the City of Temecula
this 28th day of April, 2026.

Jessica Alexander, Mayor

ATTEST:

Randi Johl, City Clerk

[SEAL]

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss
CITY OF TEMECULA)

I, Randi Johl, City Clerk of the City of Temecula, do hereby certify that the foregoing Resolution No. 2026- was duly and regularly adopted by the City Council of the City of Temecula at a meeting thereof held on the 28th day of April, 2026, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSTAIN: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

Randi Johl, City Clerk

<p>RECORDING REQUESTED BY:</p> <p>WHEN RECORDED MAIL TO:</p> <p>City of Temecula 41000 Main Street Temecula, California 92590 Attention: City Clerk’s Office</p> <p>Mail copy of Quitclaim Deed and Tax Statements to:</p> <p>Taylor Morrison of California, LLC Attention: Nicole Balchunas 6440 Oak Canyon, Suite 200 Irvine, California 92618</p>	
---	--

SPACE ABOVE FOR RECORDER’S USE

*Exempt from Recording Fees – CITY OF TEMECULA
Per [Cal. Gov. Code Sections 6103, 27383](#) and [Cal. Rev. & Tax Code Section 11922](#)*

PORTIONS APNs: _____

QUITCLAIM DEED

Pursuant to that certain Declaration of Dedication recorded on June 16, 1989 as Document Number 199267 of Official Records of the County of Riverside (Declaration of Dedication), Bedford Development irrevocably offered to dedicate to the public Drainage and Flowage Easements over certain real properties described as Easements #4 through #18, inclusive, on EXHIBIT “A” to the Declaration of Dedication, a true and correct copy of which is attached as EXHIBIT 1 (Declaration of Dedication) hereto and incorporated herein by this reference. The County of Riverside, through the County Board of Supervisors, consented to the recordation of the Declaration of Dedication. Originally, it was anticipated that drainage improvements for Assessment District 159 would be constructed on certain portions of the Drainage and Flowage Easements that were the subject of the Declaration of Dedication.

Tract Map No. 36483 filed on September 10, 2025 in Book 503 of Maps at Pages 1 through 13, which is a subdivision of Parcel Map No. 22432 filed in Book 159, pages 38 through 61 of Parcel Maps and includes some of the parcels that were the subject of the Declaration of Dedication, includes Easement Note A, which reads: “Indicates Easement for Drainage and Flowage, Dedicated to the Public Per Document Recorded June 16, 1989 as Instrument Number 199267, of Official Records” and notes at the Signature Omissions notation that the County of Riverside is “Holder of an Easement for Drainage and Flowage, Recorded June 16, 1989 as Instrument No. 199267, of Official Records.” Accordingly, based on the information set forth on Tract Map No. 36483, it appears that the offer of dedication for the Drainage and Flowage Easements described more particularly as Parcel 14 and Parcel 17 on EXHIBIT “A” to the Declaration of Dedication (EXHIBIT 1 hereto) (“Parcel 14 and Parcel 17 Drainage and Flowage

Dedication and Easements”) was accepted for public use prior to the recording of Tract Map No. 36483.

Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements are located within the Paseo Del Sol development, which was developed in a manner in which said Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements are not necessary for public use.

Accordingly, for valuable consideration, receipt of which is hereby acknowledged, Grantor **CITY OF TEMECULA**, a municipal corporation hereby releases, remises and quitclaims to Grantee **TAYLOR MORRISON OF CALIFORNIA, LLC**, a California limited liability company, all of the City’s right, title, interest in and to the Parcel 14 and Parcel 17 Drainage and Flowage Dedication and Easements described more particularly as Parcel 14 and Parcel 17 on EXHIBIT “A” to the Declaration of Dedication (EXHIBIT 1 hereto) and depicted on EXHIBIT 2 attached hereto and incorporated herein by this reference.

Grantor
City of Temecula, a municipal corporation

Date: _____

By: _____
Aaron Adams, City Manager

Attest:

By: _____
Randi Johl, MMC, City Clerk

Approved as to Form:

By: _____
Peter M. Thorson, City Attorney

EXHIBIT 1

**COPY OF DECLARATION OF DEDICATION RECORDED JUNE 16,
1989 AS DOCUMENT NUMBER 199267**

199267

CONSENT TO RECORDING
(Government Code Section 7050)

THIS IS TO CERTIFY that the Board of Supervisors of the County of Riverside consented, on the date below, to the recordation of the Declaration of Dedication to which this consent to recording is attached.

Dated: MAY 30 1989

GERALD A. MALONEY
Clerk of the Board of Supervisors

By: *Margaret Lyons*
Deputy

THIS INSTRUMENT IS FOR THE BENEFIT OF THE COUNTY OF RIVERSIDE AND ENTITLED TO BE RECORDED WITHOUT FEE. (GOV. CODE 6103)

FOR RECORDER'S USE

AFTER RECORDING RETURN TO: RIVERSIDE COUNTY SURVEYORS OFFICE

RECEIVED FOR REC'D AT 2:00 O'CLOCK P.M.

JUN 16 1989

Received by Clerk of Recorder of Riverside County, California

Walter P. ...
Recorder

199267

DECLARATION OF DEDICATION

BEDFORD DEVELOPMENT COMPANY, a California Corporation

HEREBY IRREVOCABLY DEDICATE(S) IN PERPETUITY to the Public a Drainage and Flowage Easement over that certain real property situated in the County of Riverside, State of California, described as follows:

EASEMENTS #4 THROUGH 18, INCLUSIVE, AS DESCRIBED IN EXHIBIT "A" ATTACHED HERETO AND MADE PART HEREOF

Date: APR 26 1989

~~THE~~ BEDFORD DEVELOPMENT COMPANY, a California Corporation

By: *Peter B. Bedford*
Peter B. Bedford President

By: *Dennis Klimmek*
Dennis Klimmek Secretary

As beneficiary under deed of trust:
Per assignment recorded July 12, 1988 as Instrument No. 192182 and per assignment recorded August 8, 1988 as Instrument No. 222324.

WELLS FARGO BANK, N.A., as agent for Bank of America, First National Bank of Chicago and Wells Fargo Bank

By: *Tom ...*
Assistant Vice President

By: _____
Secretary

STATE OF CALIFORNIA }
County of Contra Costa } ss.

(ASSOCIATION ACKNOWLEDGEMENT)

On May 5, 1989, before me, a Notary Public: In and for said State, personally appeared Larry Andrews personally known to me (or proved to me on the basis of satisfactory evidence) to be the Assistant Vice President of

199267

Wells Fargo Bank, N.A., a National Banking Association that executed the within instrument and known to me to be the person(s) who executed the within instrument on behalf of the Association therein named, and acknowledged to me that such Association executed the same.

WITNESS My Hand and Official Seal.

Patricia B. Craft



(Notary's Seal)

199267

State of California)
) ss
County of Contra Costa)

On this 26th day of April, 1989, before me, the undersigned, personally appeared PETER B. BEDFORD and DENNIS KLIMMEX, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons who executed the within instrument as PRESIDENT and SECRETARY, respectively, on behalf of BEDFORD DEVELOPMENT COMPANY, the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.

Diana E. Green
Notary Public



ROBERT BEIN, WILLIAM FROST & ASSOCIATES
14725 Alton Parkway
Irvine, California 92718

Revised March 7, 1989
October 14, 1968
JN 24277/LC
Page 1 of 7

LEGAL DESCRIPTION

DE PORTOLA ROAD
MARGARITA ROAD TO BUTTERFIELD STAGE ROAD

Those certain parcels of land situated in the unincorporated territory of the County of Riverside, State of California, being those portions of the Rancho Temecula granted by the government of the United States of America to Luis Vignes by patent dated January 18, 1860 and recorded in Book 1, Page 37 of Patents, together with those portions of the Rancho Pauba granted by the government of the United States of America to Luis Vignes by patent dated January 19, 1860 and recorded in Book 1 page 45 of Patents, both in the Office of the County Recorder of San Diego County, California, together with those portions of Parcels 1, 2 and 3 of Parcel Map 16681 as shown on a map thereof filed in Book 100, Pages 18 and 19 of Parcel Maps in the Office of the County Recorder of said Riverside County, described as follows:

PARCEL 1 (Road Easement)

A strip of land 100.00 feet wide, the centerline of which is described as follows:

COMMENCING at the centerline intersection of Margarita Road with De Portola Road as shown on said Parcel Map 16681; thence along said centerline of De Portola Road North 73°26'04" East 319.95 feet to the northwesterly corner of Lot "A" as shown on said parcel map and the TRUE POINT OF BEGINNING, said point being the beginning of a tangent curve concave northwesterly and having a radius of 1200.00 feet; thence along said curve easterly 39.21 feet through a central angle of 1°52'20" to a point hereinafter referred to as Point "A"; thence continuing along said curve northeasterly 807.23 feet through a central angle of 38°32'32"; thence tangent from said curve North 33°01'12" East 200.00 feet to a point hereinafter referred to as Point "O" and the beginning of a tangent curve concave southeasterly and having a radius of 1200.00 feet, said curve being hereinafter referred to as Curve "A"; thence along said curve northeasterly 1233.37 feet through a central angle of 58°53'20" to a point hereinafter referred to as Point "B"; thence continuing along said Curve "A" easterly 75.97 feet through a central angle of 3°37'38" to a point hereinafter referred to as Point "C"; thence continuing along said Curve "A" easterly 155.56 feet through a central angle of 7°25'40" to a point hereinafter referred to as Point "D";

199267

Robert Bein, William Frost & Associates
De Portola Road
Margarita Road to Butterfield Stage Road

Revised March 7, 1989
October 14, 1988
JN 24277/L6
Page 2 of 7

thence continuing along said Curve "A" easterly 50.77 feet through a central angle of 2°25'26"; thence tangent from said curve South 74°36'44" East 200.00 feet to the beginning of a tangent curve concave northerly and having a radius of 1195.00 feet; thence along said curve easterly 43.54 feet through a central angle of 2°05'15" to a point hereinafter referred to as Point "E"; thence continuing along said curve easterly 743.26 feet through a central angle of 35°38'12" to a point hereinafter referred to as Point "F"; thence continuing along said curve easterly 120.77 feet through a central angle of 5°47'25"; thence tangent from said curve North 61°52'24" East 723.43 feet to the beginning of a tangent curve concave southerly and having a radius of 1205.00 feet; thence along said curve easterly 385.43 feet through a central angle of 18°19'36" to a point hereinafter referred to as Point "G"; thence continuing along said curve easterly 568.39 feet through a central angle of 27°01'34"; thence tangent from said curve South 72°46'26" East 512.49 feet to the beginning of a tangent curve concave northerly and having a radius of 1200.00 feet, the easterly terminus of said curve being tangent to said centerline of De Portola Road as shown on said Parcel Map 16681; thence along said curve easterly 941.66 feet through a central angle of 44°57'39" to a point hereinafter referred to as Point "H"; thence continuing along said curve easterly 53.79 feet through a central angle of 2°34'06" to a point hereinafter referred to as Point "M"; thence continuing along said curve easterly 66.24 feet through a central angle of 3°09'46" to said easterly terminus; thence tangent from said curve North 56°32'03" East 100.00 feet to a point hereinafter referred to as Point "N"; thence continuing North 56°32'03" East 262.86 feet to a point hereinafter referred to as Point "I"; thence continuing North 56°32'03" East 92.90 feet to the centerline intersection of said De Portola Road with Butterfield Stage Road as shown on said Parcel Map 16681 and a point hereinafter referred to as Point "J".

EXCEPTING THEREFROM those portions of said strip of land lying between said Points "C" and "D" and between said Points "I" and "J".

CONTAINING: 16.365 Acres, more or less, gross.

PARCEL 2 (Road Easement)

Beginning at Point "C" on Curve "A" having a radius of 1200.00 feet described hereinbefore in Parcel 1; thence along a radial line of said curve South 5°32'10" West 50.00 feet; thence South 37°36'25" East 33.56 feet; thence South 80°45'00" East 100.00 feet; thence North 56°06'25" East 33.56 feet to a point on a non-tangent curve concentric with and 50.00 feet southerly from said Curve "A", said point being on a radial line of said curve which passes through Point "D" described hereinbefore in Parcel 1; thence along said radial line North 12°57'50" East 50.00 feet to said Point "D"; thence continuing along said radial line North 12°57'50" East 50.00 feet to a point on a curve concentric with

199267

Robert Bein, William Frost & Associates
De Portola Road
Margarita Road to Butterfield Stage Road

Revised March 7, 1989
October 14, 1988
JN 24277/L6
Page 3 of 7

and 50.00 feet northerly from said Curve "A"; thence along said curve westerly 9.30 feet through a central angle of $0^{\circ}25'35''$; thence non-tangent from said curve North $34^{\circ}06'23''$ West 31.58 feet; thence North $80^{\circ}45'00''$ West 100.00 feet; thence South $52^{\circ}36'23''$ West 31.58 feet to a non-tangent intersection with last said concentric curve, a radial line of said curve from said intersection bears South $5^{\circ}57'45''$ West; thence along said curve westerly 9.30 feet through a central angle of $0^{\circ}25'35''$ to a radial line of said curve which passes through said Point "C"; thence along said radial line South $5^{\circ}32'10''$ West 50.00 feet to the POINT OF BEGINNING.

CONTAINING 0.488 Acres, more or less, gross.

PARCEL 3 (Road Easement)

BEGINNING at Point "I" described hereinbefore in Parcel 1; thence South $33^{\circ}27'57''$ East 50.00 feet; thence South $73^{\circ}12'10''$ East 35.37 feet to a point on the southwesterly right-of-way line of said Butterfield Stage Road (110.00 feet wide); thence North $67^{\circ}03'37''$ East 55.00 feet to the centerline of said Butterfield Stage Road; thence along said centerline North $22^{\circ}56'23''$ West 88.74 feet to Point "J" described hereinbefore in said Parcel 1; thence continuing North $22^{\circ}56'23''$ West 59.76 feet; thence South $67^{\circ}03'37''$ West 55.00 feet; thence South $16^{\circ}47'50''$ West 29.41 feet to a point on a line parallel with and 50.00 feet northwesterly from that certain course described hereinbefore in said Parcel 1 as "North $56^{\circ}32'03''$ East 352.86 feet"; thence along said parallel line South $56^{\circ}32'03''$ West 27.13 feet to a line which bears North $33^{\circ}27'57''$ West from said Point "I"; thence South $33^{\circ}27'57''$ East 50.00 feet to the POINT OF BEGINNING.

CONTAINING 0.285 Acres, more or less, gross.

PARCEL 4 (Drainage Easement)

A strip of land 40.00 feet wide, the centerline of which is described as follows:

BEGINNING at Point "A" described hereinbefore in Parcel 1; thence South $6^{\circ}00'00''$ West 85.00 feet.

EXCEPTING THEREFROM that portion included within said Parcel 1.

ALSO EXCEPTING THEREFROM that portion included within Lot 25 of Tract No. 3752 as shown on a map filed in Book 59, Pages 53 through 55 of Maps in said Office of the Riverside County Recorder.

199267

Robert Bein, William Frost & Associates
De Portola Road
Margarita Road to Butterfield Stage Road

Revised March 7, 1989
October 14, 1988
JN 24277/L6
Page 4 of 7

PARCEL 5 (Drainage Easement)

A strip of land 40.00 feet wide, the centerline of which is described as follows:

BEGINNING at Point "A" described hereinbefore in Parcel 1; thence North 6°00'00" East 82.00 feet.

EXCEPTING THEREFROM that portion included within said Parcel 1.

PARCEL 6 (Drainage Easement)

A strip of land 45.00 feet wide, the centerline of which is described as follows:

BEGINNING at Point "B" described hereinbefore in Parcel 1; thence South 9°55'00" West 125.00 feet.

EXCEPTING THEREFROM that portion included within said Parcel 1.

PARCEL 7 (Drainage Easement)

A strip of land 25.00 feet wide, the centerline of which is described as follows:

BEGINNING at Point "B" described hereinbefore in Parcel 1; thence North 9°55'00" East 125.00 feet.

EXCEPTING THEREFROM that portion included within said Parcel 1.

PARCEL 8 (Drainage Easement)

A strip of land 50.00 feet wide, the centerline of which is described as follows:

BEGINNING at Point "E" described hereinbefore in Parcel 1; thence South 27°50'00" West 154.00 feet.

EXCEPTING THEREFROM that portion included within said Parcel 1.

199267

Robert Bein, William Frost & Associates
De Portola Road
Margarita Road to Butterfield Stage Road

Revised March 7, 1989
October 14, 1988
JN 24277/L6
Page 5 of 7

PARCEL 9 (Drainage Easement)

A strip of land 30.00 feet wide, the centerline of which is described as follows:

BEGINNING at Point "E" described hereinbefore in Parcel 1; thence North 27°50'00" East 117.00 feet.

EXCEPTING THEREFROM that portion included within said Parcel 1.

PARCEL 10 (Drainage Easement)

A strip of land of variable width, the centerline of which is described as follows:

BEGINNING at Point "F" described hereinbefore in Parcel 1; thence South 12°00'00" East 110.00 feet to a point hereinafter referred to as Point "K"; thence continuing South 12°00'00" East 70.00 feet to a point hereinafter referred to as Point "L".

Said strip of land shall be 80.00 feet wide between said Points "F" and "K" and 50.00 feet wide between said Points "K" and "L".

EXCEPTING THEREFROM that portion lying within said Parcel 1.

PARCEL 11 (Drainage Easement)

A strip of land 50.00 feet wide, the centerline of which is described as follows:

BEGINNING at Point "F" described hereinbefore in Parcel 1; thence North 12°00'00" West 145.00 feet.

EXCEPTING THEREFROM that portion included within said Parcel 1.

PARCEL 12 (Drainage Easement)

A strip of land 50.00 feet wide, the centerline of which is described as follows:

BEGINNING at Point "G" described hereinbefore in Parcel 1; thence South 9°48'00" East 107.00 feet.

199267

Robert Bein, William Frost & Associates
De Portola Road
Margarita Road to Butterfield Stage Road

Revised March 7, 1989
October 14, 1988
JN 24277/L6
Page 6 of 7

EXCEPTING THEREFROM that portion included within said Parcel 1.

PARCEL 13 (Drainage Easement)

A strip of land 50.00 feet wide, the centerline of which is described as follows:

BEGINNING at Point "G" described hereinbefore in Parcel 1; thence North 9°48'00" West 105.00 feet.

EXCEPTING THEREFROM that portion included within said Parcel 1.

PARCEL 14 (Drainage Easement)

A strip of land 40.00 feet wide, the centerline of which is described as follows:

BEGINNING at Point "H" described hereinbefore in Parcel 1; thence South 22°10'00" East 105.00 feet.

EXCEPTING THEREFROM that portion included within said Parcel 1.

PARCEL 15 (Drainage Easement)

A strip of land 40.00 feet wide, the centerline of which is described as follows:

BEGINNING at Point "H" described hereinbefore in Parcel 1; thence North 22°10'00" West 80.00 feet.

EXCEPTING THEREFROM that portion included within said Parcel 1.

PARCEL 16 (Drainage Easement)

A strip of land 20.00 feet wide, the centerline of which is described as follows:

BEGINNING at Point "M" described hereinbefore in Parcel 1; thence North 30°18'11" West 90.00 feet.

EXCEPTING THEREFROM that portion included within said Parcel 1.

199267

Robert Bein, William Frost & Associates
De Portola Road
Margarita Road to Butterfield Stage Road

Revised March 7, 1989
October 14, 1988
JN 24277/L6
Page 7 of 7

PARCEL 17 (Drainage Easement)

A strip of land 20.00 feet wide, the centerline of which is described as follows:

BEGINNING at Point "N" described hereinbefore in Parcel 1; thence South 33°27'57" East 90.00 feet.

EXCEPTING THEREFROM that portion included with said Parcel 1.

PARCEL 18 (Drainage Easement)

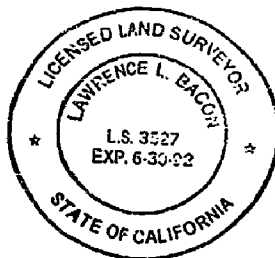
A strip of land 20.00 feet wide, the centerline of which is described as follows:

BEGINNING at Point "O" described hereinbefore in Parcel 1; thence South 56°58'48" East 75.00 feet.

EXCEPTING THEREFROM that portion included within said Parcel 1.

SUBJECT TO all Covenants, Rights, Rights-of-Way and Easements of Record.

EXHIBIT "B" attached and by this reference made a part hereof.



Lawrence L. Bacon
Lawrence L. Bacon, L.S. 3527

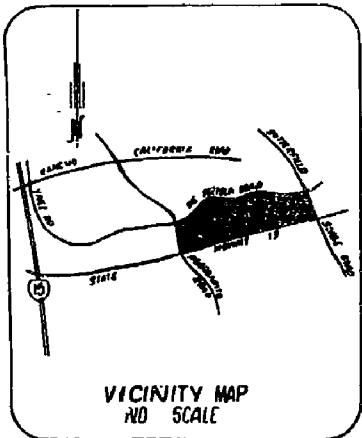
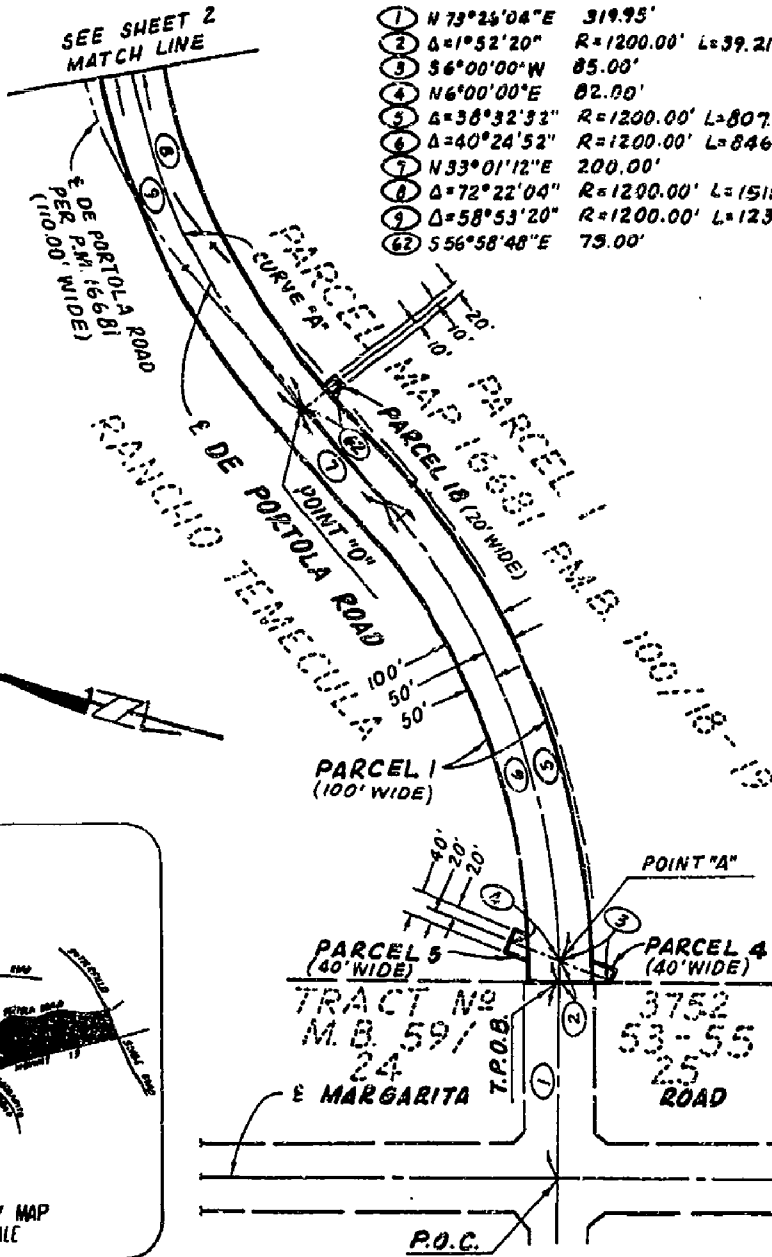
SEC 10

T8S

R2W 199267

TABLE OF COURSES

1	N 73°25'04"E	319.95'
2	Δ=1°52'20"	R=1200.00' L=39.21'
3	S 6°00'00"W	85.00'
4	N 6°00'00"E	82.00'
5	Δ=38°32'32"	R=1200.00' L=807.23'
6	Δ=40°24'52"	R=1200.00' L=846.44'
7	N 33°01'12"E	200.00'
8	Δ=72°22'04"	R=1200.00' L=1516.67'
9	Δ=58°53'20"	R=1200.00' L=1233.37'
10	S 56°58'48"E	75.00'



SHEET 1 OF 6 SHEETS

EXHIBIT 'A' SKETCH
TO ACCOMPANY A LEGAL DESCRIPTION
DE PORTOLA ROAD
MARGARITA ROAD TO
BUTTERFIELD STAGE ROAD



Robert Bein, William Frost & Associates
PROFESSIONAL ENGINEERS, PLANNERS & SURVEYORS
P.O. BOX 191729 • 14725 ALTON PARKWAY, IRVINE, CALIFORNIA 92718
(714) 471-3506

COUNTY OF RIVERSIDE, CALIFORNIA
ROAD AND SURVEY DEPARTMENT

SCALE N.T.S. PREPARED BY R.D.F. DATE 3-23-87 PROJECT ASSESSMENT DISTRICT #159

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

SHEET 1 OF 6

SEC 10

T8S

R2W

199267

TABLE OF COURSES

- ① $\Delta=72^{\circ}22'04''$ R=1200.00' L=1315.67'
- ② $\Delta=58^{\circ}53'20''$ R=1200.00' L=1293.37'
- ③ $\Delta=13^{\circ}28'44''$ R=1200.00' L=262.30'
- ④ N $9^{\circ}55'00''$ E 125.00'
- ⑤ S $74^{\circ}36'44''$ E 200.00'
- ⑥ $\Delta=2^{\circ}05'15''$ R=1195.00' L=43.54'
- ⑦ S $27^{\circ}50'00''$ W 154.00'
- ⑧ N $27^{\circ}50'00''$ E 117.00'
- ⑨ $\Delta=35^{\circ}38'12''$ R=1195.00' L=743.26'
- ⑩ $\Delta=5^{\circ}47'25''$ R=1195.00' L=120.77'
- ⑪ $\Delta=43^{\circ}30'52''$ R=1195.00' L=907.57'
- ⑫ S $12^{\circ}00'00''$ E 110.00'
- ⑬ S $12^{\circ}00'00''$ E 70.00'
- ⑭ N $12^{\circ}00'00''$ W 145.00'

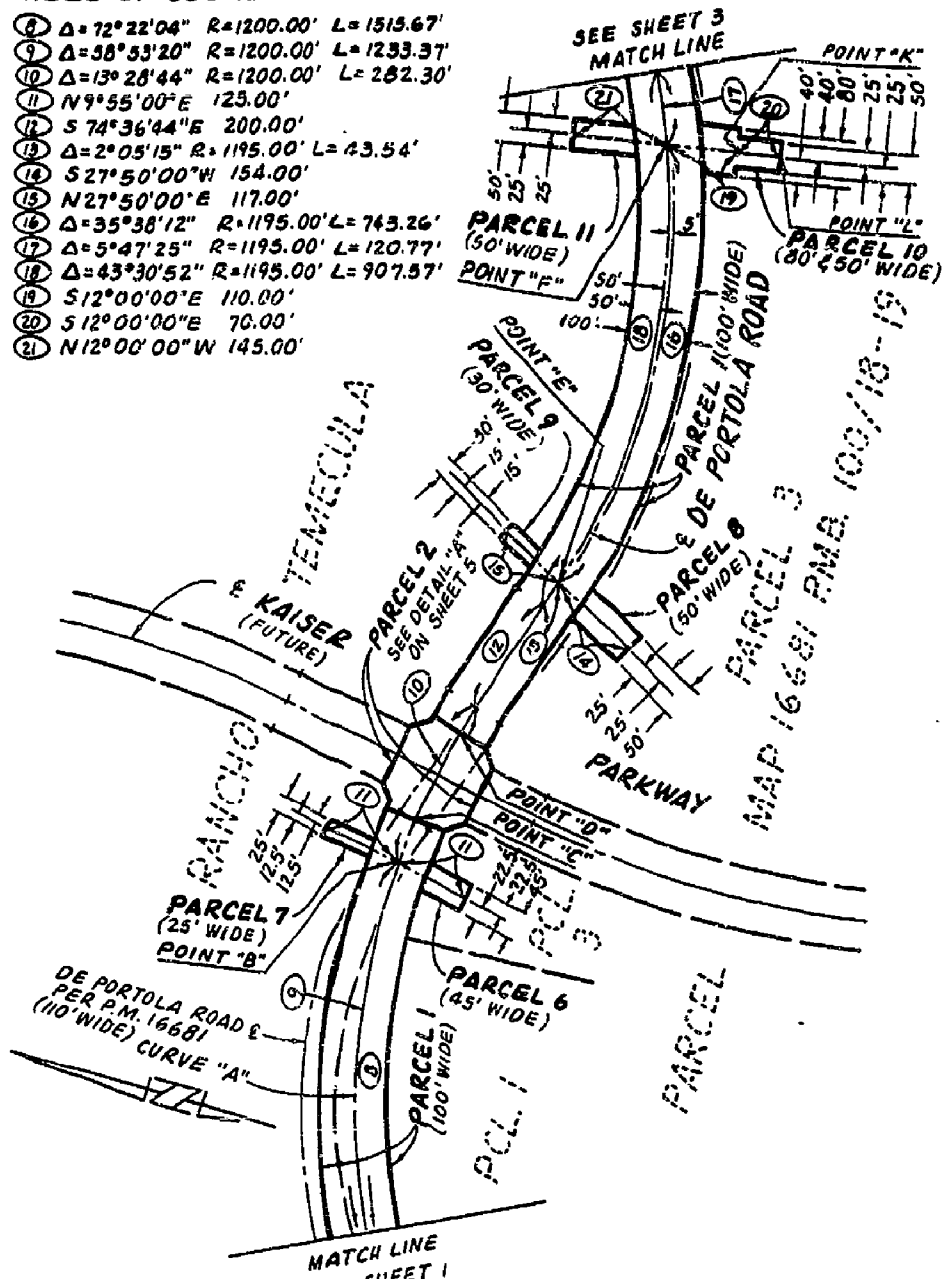


EXHIBIT B SKETCH
 TO ACCOMPANY A LEGAL DESCRIPTION
DE PORTOLA ROAD
 MARGARITA ROAD TO
 BUTTERFIELD STAGE ROAD.



Robert Bein, William Frost & Associates
 PROFESSIONAL ENGINEERS, PLANNERS & SURVEYORS
 P.O. BOX 18728 • 11725 ALTON PARKWAY, IRVINE, CALIFORNIA 92718
 (714) 472-3606

SHEET 2 OF 6 SHEETS

COUNTY OF RIVERSIDE, CALIFORNIA
ROAD AND SURVEY DEPARTMENT

SCALE *N.T.S.* PREPARED BY *R.D.E.* DATE *3-23-89* PROJECT *ASSESSMENT DISTRICT #29*

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

SHEET *2* OF *6*

SEC 10

T8S

R2W

199267

TABLE OF COURSES

- ⑪ N61°52'24"E 723.63'
- ⑫ Δ=18°19'36" R=1205.00' L=385.43'
- ⑬ Δ=27°01'34" R=1205.00' L=565.39'
- ⑭ Δ=45°21'10" R=1205.00' L=953.82'
- ⑮ S9°48'00"E 107.00'
- ⑯ N9°48'00"W 105.00'

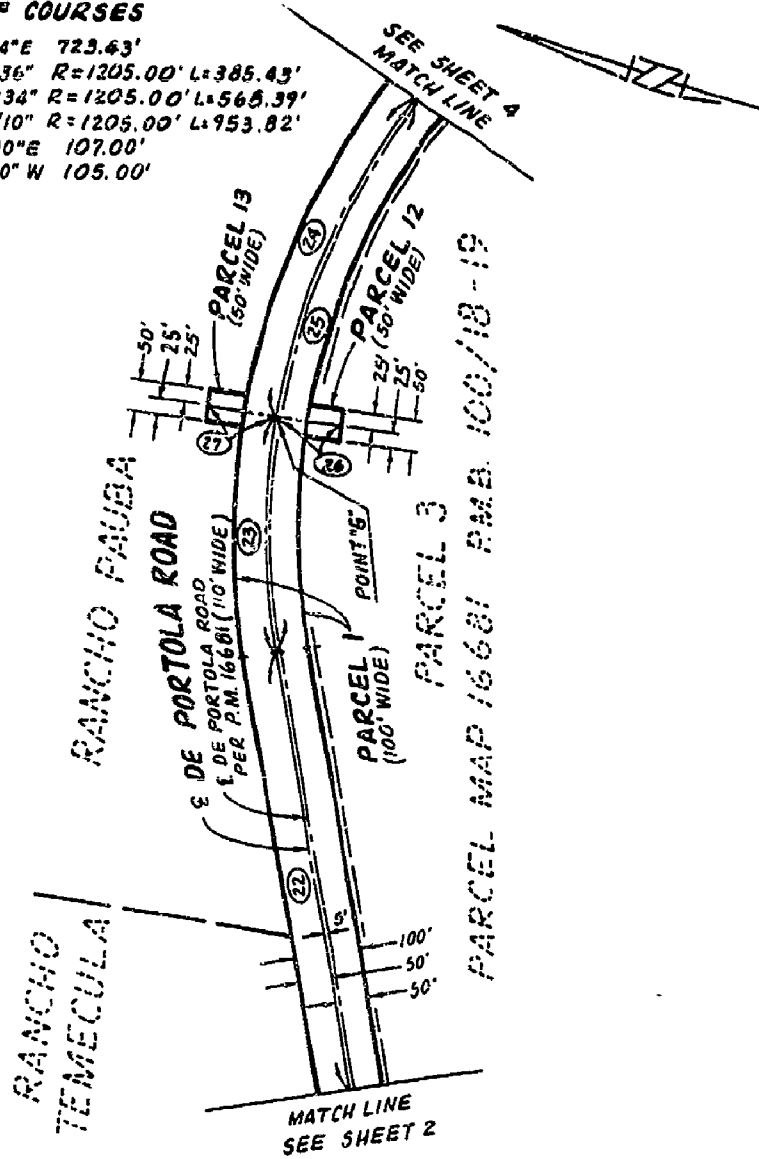


EXHIBIT 8 SKETCH
 TO ACCOMPANY A LEGAL DESCRIPTION
 DE PORTOLA ROAD
 MARGARITA ROAD TO
 BUTTERFIELD STAGE ROAD.

SHEET 3 OF 6 SHEETS



Robert Dein, William Frost & Associates
 PROFESSIONAL ENGINEERS, PLANNERS & SURVEYORS
 PO BOX 18730 • 14726 ALTON PARKWAY, IRVINE, CALIFORNIA 92718
 (714) 472-3508

COUNTY OF RIVERSIDE, CALIFORNIA
 ROAD AND SURVEY DEPARTMENT

SCALE: 1" = 40' NTS PREPARED BY: RDE DATE: 3/23/89 PROJECT: ASSESSMENT DISTRICT # 159

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 3 OF 6

SEC 10

T8S

R2W

199267

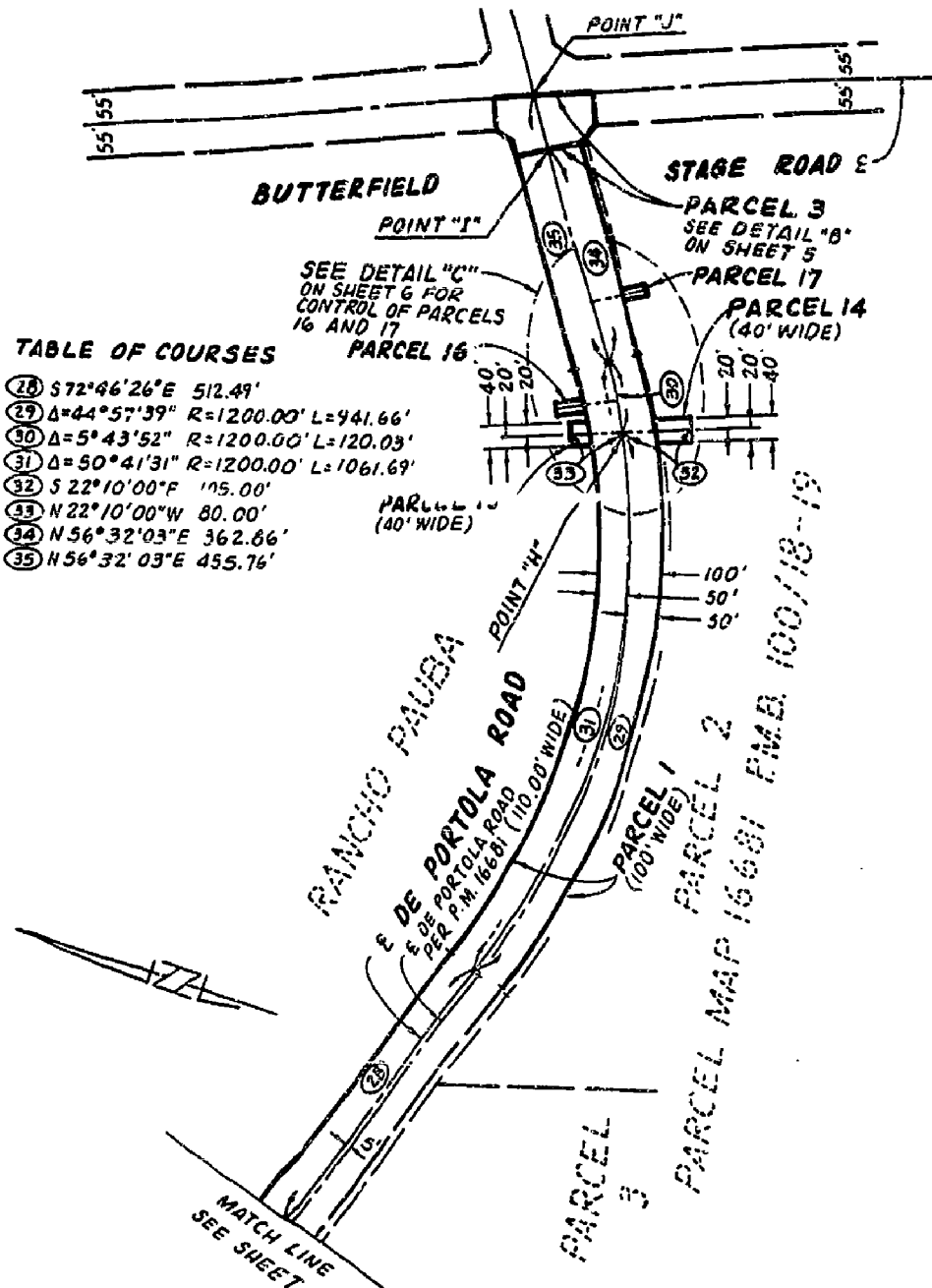


TABLE OF COURSES

- ⑳ S72°46'26"E 512.41'
- ㉑ Δ=44°57'39" R=1200.00' L=941.66'
- ㉒ Δ=5°43'52" R=1200.00' L=120.03'
- ㉓ Δ=50°41'31" R=1200.00' L=1061.69'
- ㉔ S 22°10'00"W 115.00'
- ㉕ N 22°10'00"W 80.00'
- ㉖ N 56°32'03"E 362.86'
- ㉗ N 56°32'03"E 455.76'

EXHIBIT B SKETCH
 TO ACCOMPANY A LEGAL DESCRIPTION
 DE PORTOLA ROAD
 MARGARITA ROAD TO
 BUTTERFIELD STAGE ROAD.

SHEET 4 OF 6 SHEETS



Robert Bein, William Frost & Associates
 PROFESSIONAL ENGINEERS, PLANNERS & SURVEYORS
 PO BOX 18738 • 14725 ALTON PARKWAY, IRVINE, CALIFORNIA 92718
 (714) 872-3500

COUNTY OF RIVERSIDE, CALIFORNIA
 ROAD AND SURVEY DEPARTMENT

SCALE: 1" = 40' NTS

PREPARED BY: RDE DATE: 3/23/89

PROJECT: ASSESSMENT DISTRICT #159

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

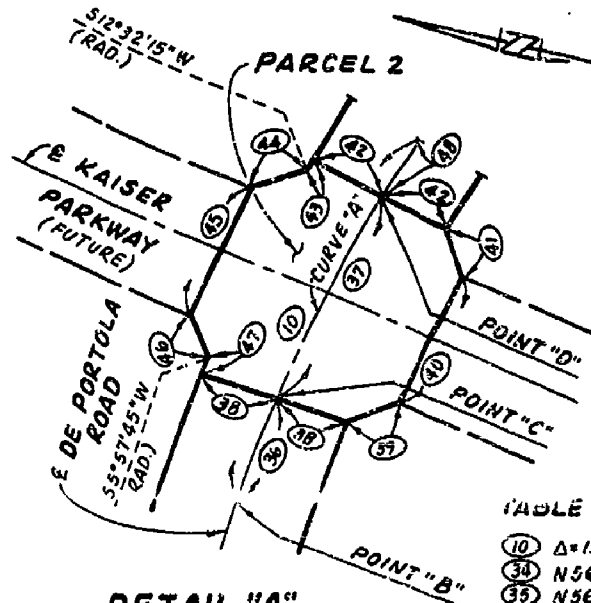
SHEET 4 OF 6

SEC 10

T8S

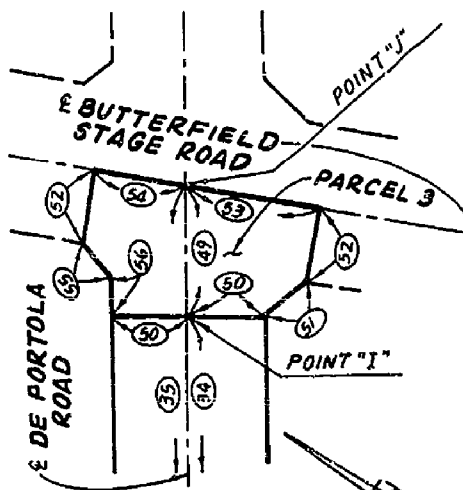
R2W

199267



DETAIL "A"

NOT TO SCALE
SEE SHEET 2



DETAIL "B"

NOT TO SCALE
SEE SHEET 4

TABLE OF COURSES

10	Δ=13°28'44" R=1200.00' L=282.30'
34	N56°32'03"E 362.86'
35	N56°32'03"E 455.76'
36	Δ=3°37'38" R=1200.00' L=75.97'
37	Δ=7°25'40" R=1200.00' L=155.56'
38	S5°32'10"W 50.00' (RADIAL)
39	S37°36'25"E 33.56'
40	S80°45'00"E 100.00'
41	N56°06'25"E 33.56'
42	N12°57'50"E 50.00' (RADIAL)
43	Δ=0°25'35" R=1250.00' L=9.30'
44	N34°06'23"W 31.58'
45	N80°45'00"W 100.00'
46	S52°36'23"W 31.58'
47	Δ=0°25'35" R=1250.00' L=9.30'
48	Δ=2°25'26" R=1200.00' L=50.77'
49	N56°32'03"E 92.90'
50	S33°27'57"E 50.00'
51	S73°12'10"E 35.37'
52	N67°03'37"E 55.00'
53	N22°56'23"W 88.74'
54	N22°56'23"W 59.76'
55	S16°47'50"W 29.41'
56	S56°32'03"W 27.13'

EXHIBIT B SKETCH
 TO ACCOMPANY A LEGAL DESCRIPTION FOR
DE PORTOLA ROAD
 MARGARITA ROAD TO
 BUTTERFIELD STAGE ROAD



Robert Bein, William Frost & Associates
 PROFESSIONAL ENGINEERS, PLANNERS & SURVEYORS
 PO BOX 19739 • 14725 PLTOM PARKWAY, IRVINE, CALIFORNIA 92718
 (714) 472-1505

SHEET 5 OF 6 SHEETS

COUNTY OF RIVERSIDE, CALIFORNIA
ROAD AND SURVEY DEPARTMENT

SCALE: 1" = 20' NTS PREPARED BY: R.D.E. DATE: 3/23/89 PROJECT: ASSESSMENT DISTRICT # 159

THIS PLAN 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 5 OF 6

SEC 10

T8S

R2W

199267

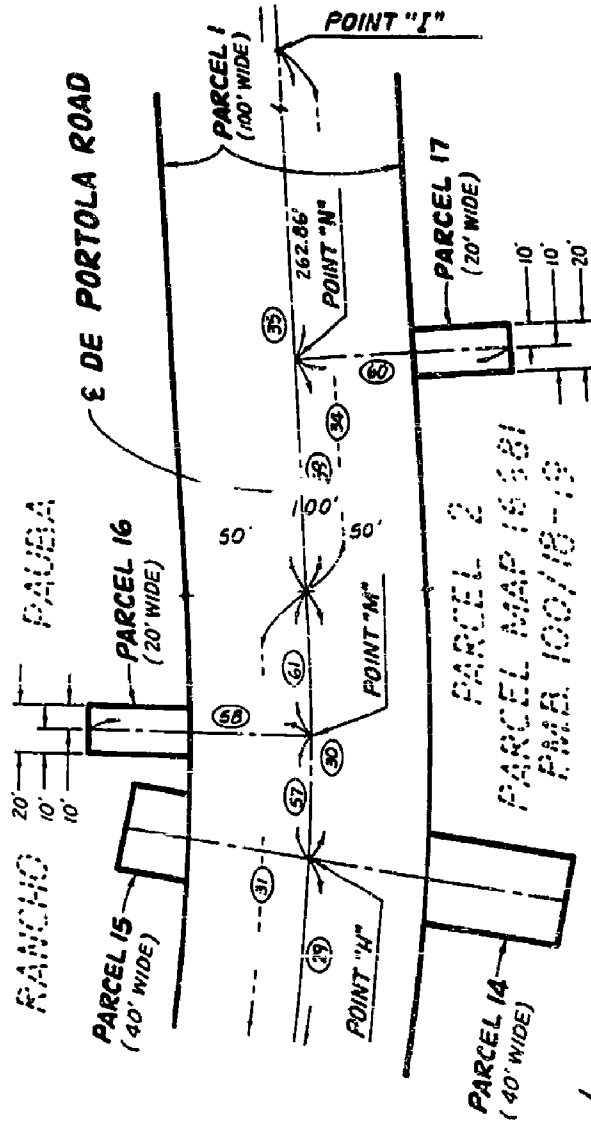


TABLE OF COURSES

- 28 $\Delta=44^{\circ}57'39''$ R=1200.00'
L=741.06'
- 30 $\Delta=5^{\circ}43'52''$ R=1200.00'
L=120.03'
- 31 $\Delta=50^{\circ}41'31''$ R=1200.00'
L=1061.69'
- 34 N56°32'03"E 362.86'
- 35 N56°32'03"E 455.76'
- 57 $\Delta=2^{\circ}54'06''$ R=1200.00'
L=53.79'
- 58 N30°18'11"W 90.00' (RADIAL)
- 59 N56°32'03"E 100.00'
- 60 S33°27'57"E 90.00'
- 61 $\Delta=3^{\circ}09'46''$ R=1200.00'
L=66.24'

DETAIL "C"

NOT TO SCALE
SEE SHEET 4

EXHIBIT B SKETCH
TO ACCOMPANY A LEGAL DESCRIPTION FOR
DE PORTOLA ROAD
MARGARITA ROAD TO
BUTTERFIELD STAGE ROAD



SHEET 6 OF 6 SHEETS

Robert Dein, William Fison & Associates
PROFESSIONAL ENGINEERS, PLANNERS & SURVEYORS
PO BOX 19739 • 14725 ALTON PARKWAY, IRVINE, CALIFORNIA 92716
(714) 472-3600

COUNTY OF RIVERSIDE, CALIFORNIA
ROAD AND SURVEY DEPARTMENT

SCALE: 1" = 40' NTS

PREPARED BY: RDE DATE: 3/23/89

PROJECT: ASSESSMENT DISTRICT #159

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 6 OF 6

EXHIBIT 2

**DEPICTION OF LOCATION OF PARCEL 14 AND PARCEL 17
DRAINAGE AND FLOWAGE DEDICATION AND EASEMENT
(EASEMENT NOTATION A)**

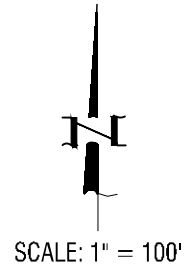
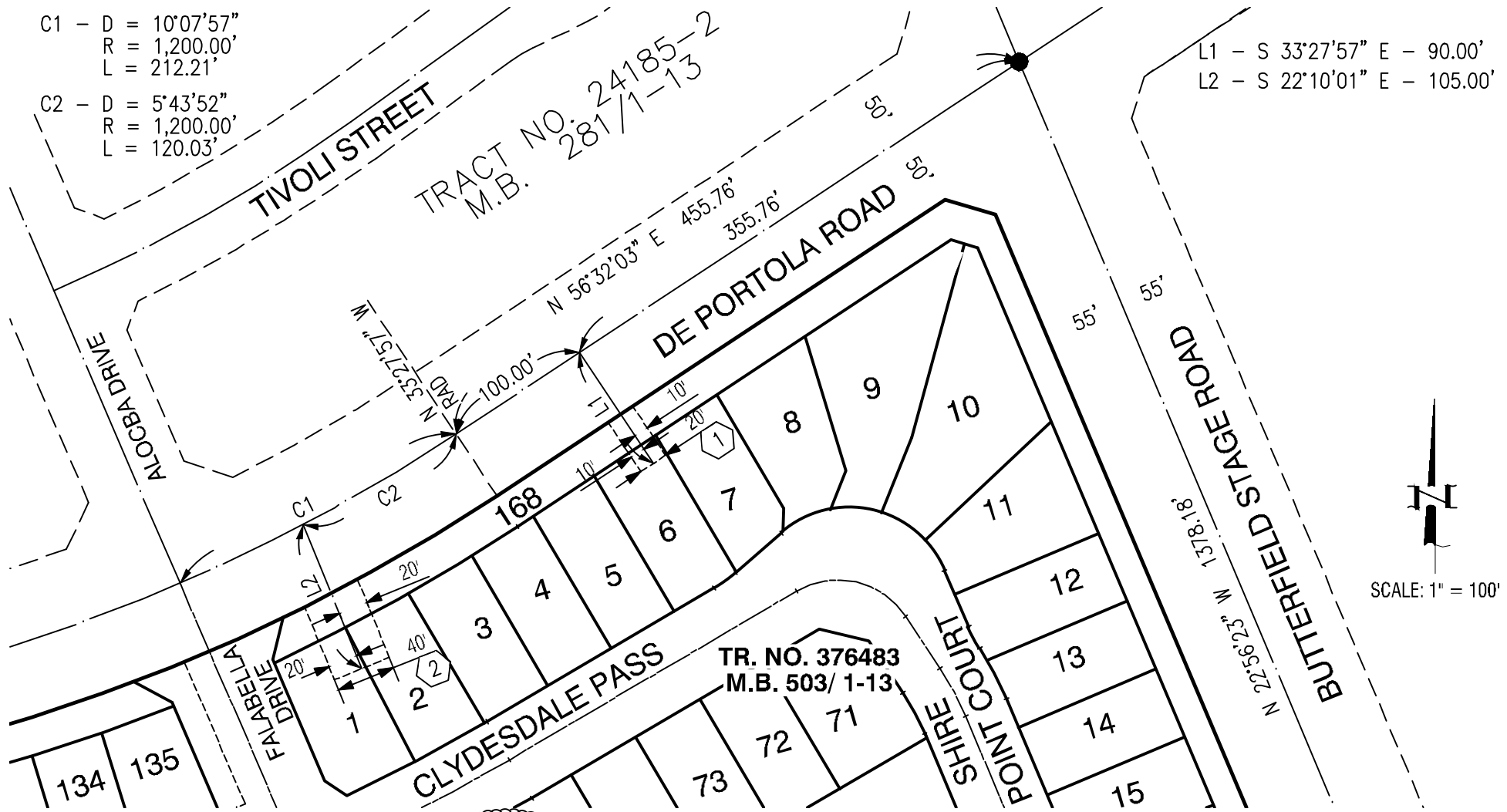
EXHIBIT "B"

QUITCLAIM OF DRAINAGE EASEMENT BOUNDARY PLAT

C1 - D = 10°07'57"
 R = 1,200.00'
 L = 212.21'

C2 - D = 5°43'52"
 R = 1,200.00'
 L = 120.03'

L1 - S 33°27'57" E - 90.00'
 L2 - S 22°10'01" E - 105.00'



SURVEYOR'S CERTIFICATE
 PREPARED UNDER THE SUPERVISION OF:



 DARYL J. CHRISTIAN DATE
 LICENSED LAND SURVEYOR NO. 8554

EASEMENT QUITCLAIM NOTES:

- ① PARCEL 17 OF INSTRUMENT NO. 199267 O.R., RECORDED JUNE 16, 1989.
- ② PARCEL 14 OF INSTRUMENT NO. 199267 O.R., RECORDED JUNE 16, 1989.

<h1 style="margin: 0;">MDS</h1> <p style="margin: 0;">CONSULTING</p>	5 PETERS CANYON ROAD SUITE 305 IRVINE, CA 92606 (949) 251-8821 WWW.MDSCONSULTING.NET
PLANNERS ENGINEERS SURVEYORS	

503
COR

LOT INFORMATION

NUMBERED LOTS = 173
LETTERED LOTS = 11
GROSS AREA = 44.34 ACRES
NET AREA = 42.64 ACRES

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

SHEET 1 OF 13 SHEETS

TRACT NO. 36483

BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554

MDS CONSULTING

DECEMBER, 2024

RECORDER'S STATEMENT

FILED THIS 10 DAY OF September, 2025, AT 1:48 P.M., IN BOOK 503 OF MAPS, AT PAGES 1-13, AT THE REQUEST OF THE CITY CLERK OF THE CITY OF TEMECULA.

NO. 2025-0278050

FEE: \$33

PETER ALDANA, ASSESSOR - COUNTY CLERK - RECORDER

BY: Maria DEPUTY

SUBDIVISION GUARANTEE: FIRST AMERICAN TITLE COMPANY

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.

WE HEREBY DEDICATE AN EASEMENT TO PUBLIC USE FOR STREET AND PUBLIC UTILITY PURPOSES OVER LOTS "A" THROUGH "K", INCLUSIVE.

AS A CONDITION OF DEDICATION OF LOT "K", (DE PORTOLA ROAD), THE OWNERS OF LOTS 167, 168 AND 172, ABUTTING THIS HIGHWAY AND DURING SUCH TIME WILL HAVE NO RIGHTS OF ACCESS EXCEPT THE GENERAL EASEMENT OF TRAVEL. ANY SUCH CHANGE OF ALIGNMENT OR WIDTH THAT RESULTS IN THE VACATION THEREOF SHALL TERMINATE THIS CONDITION OF ACCESS RIGHTS AS TO THE PART VACATED.

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES:

ABUTTER'S RIGHTS OF ACCESS ALONG BUTTERFIELD STAGE ROAD. THE OWNERS OF LOT 168 ABUTTING THIS HIGHWAY AND DURING SUCH TIME WILL HAVE NO RIGHTS OF ACCESS EXCEPT THE GENERAL EASEMENT OF TRAVEL. ANY CHANGE OF ALIGNMENT OR WIDTH THAT RESULTS IN THE VACATION THEREOF SHALL TERMINATE THIS DEDICATION AS TO THE PART VACATED.

ABUTTER'S RIGHTS OF ACCESS ALONG TEMECULA PARKWAY. THE OWNERS OF LOTS 168 AND 169 ABUTTING THIS HIGHWAY AND DURING SUCH TIME WILL HAVE NO RIGHTS OF ACCESS EXCEPT THE GENERAL EASEMENT OF TRAVEL. ALSO EXCEPTING ONE 40.00 FOOT, AND ONE 35.21 FOOT OPENING, AS SHOWN HEREON. ANY CHANGE OF ALIGNMENT OR WIDTH THAT RESULTS IN THE VACATION THEREOF SHALL TERMINATE THIS DEDICATION AS TO THE PART VACATED.

WE ALSO HEREBY DEDICATE TO THE CITY OF TEMECULA A NON-EXCLUSIVE USE EASEMENT OVER LOTS 167 THROUGH 169, INCLUSIVE, AND LOT 172 FOR SIDEWALK PURPOSES, AS SHOWN HEREON.

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES TO RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT:

STORM DRAIN AND ACCESS EASEMENTS LYING WITHIN LOTS 165, 166 AND 169, AS SHOWN HEREON. THE DEDICATION IS FOR MAINTENANCE OF FLOOD CONTROL FACILITIES.

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES TO RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT:

ACCESS EASEMENTS LYING WITHIN LOT 165, AS SHOWN HEREON. THE DEDICATION IS FOR INGRESS AND EGRESS TO AND FROM STORM DRAIN EASEMENTS, FOR MAINTENANCE OF FLOOD CONTROL FACILITIES.

WE HEREBY RESERVE TO OURSELVES, OUR HEIRS AND OUR ASSIGNS, LOTS 166 THROUGH 169, INCLUSIVE, AND LOTS 172 AND 173, FOR COMMON OPEN SPACE PURPOSES.

WE HEREBY RESERVE TO OURSELVES, OUR HEIRS AND OUR ASSIGNS, LOTS 170 AND 171, FOR DRAINAGE AND WATER QUALITY BASIN PURPOSES.

WE HEREBY RESERVE TO OURSELVES, OUR HEIRS AND OUR ASSIGNS, A PRIVATE DRAINAGE EASEMENT OVER A PORTION OF LOT 166, AS SHOWN HEREON.

OWNER: WOODSIDE 05S, LP, A CALIFORNIA LIMITED PARTNERSHIP.

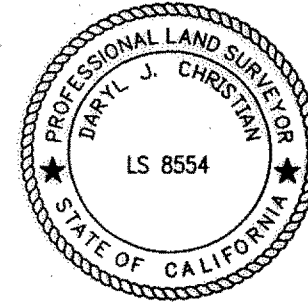
BY: Andrew John Jarvis
ANDREW JOHN JARVIS
VICE PRESIDENT

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 WOODSIDE 05S, LP, A CALIFORNIA LIMITED PARTNERSHIP, ON MARCH, 2021. I HEREBY STATE THAT ALL THE 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 COMPLETED AS SHOWN.

DATED: 5-28, 2025

DARYL J. CHRISTIAN, L.S. 8554
EXPIRATION DATE: 12/31/26



CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT THIS MAP CONSISTING OF THIRTEEN (13) SHEETS HAS BEEN EXAMINED BY ME OR UNDER MY SUPERVISION AND FOUND TO BE SUBSTANTIALLY THE SAME AS IS APPEARED ON THE TENTATIVE MAP OF TRACT NO. 36483 AS FILED AND APPROVED BY CITY COUNCIL OF THE CITY OF TEMECULA ON JUNE 19, 2024, THE EXPIRATION DATE BEING JUNE 19, 2027, THAT ALL PROVISIONS OF APPLICABLE STATE AND CITY REGULATIONS HAVE BEEN COMPLIED WITH, AND I AM SATISFIED THIS MAP IS TECHNICALLY CORRECT.

DATED: AUGUST 14TH, 2025

BY: Ron A. Moreno
RON A. MORENO, LS 7933
CITY ENGINEER, CITY OF TEMECULA



TEMECULA CITY CLERK'S STATEMENT

THE CITY COUNCIL OF THE CITY OF TEMECULA, STATE OF CALIFORNIA, BY ITS CITY CLERK, RANDI JOHL, HEREBY APPROVES THE TRACT AND ACCEPTS THE OFFERS OF DEDICATION MADE HEREON OVER LOTS "A" THROUGH "K", FOR PUBLIC ROAD AND PUBLIC UTILITY PURPOSES, SUBJECT TO IMPROVEMENTS CONSTRUCTED IN ACCORDANCE WITH CITY STANDARDS.

WE ALSO HEREBY ACCEPT THE OFFER OF DEDICATION OF ABUTTERS RIGHTS OF ACCESS ALONG LOT "K" (DE PORTOLA ROAD), AND ALONG BUTTERFIELD STAGE ROAD AND TEMECULA PARKWAY, AS DEDICATED HEREON.

WE ALSO HEREBY ACCEPT THE OFFER OF DEDICATION OF A NON-EXCLUSIVE USE EASEMENT OVER LOTS 167 THROUGH 169, INCLUSIVE, AND LOT 172, FOR SIDEWALK PURPOSES, AS SHOWN HEREON, SUBJECT TO IMPROVEMENTS CONSTRUCTED IN ACCORDANCE WITH CITY STANDARDS.

DATED August 20, 2025

BY: Randi Johl
RANDI JOHL, CITY CLERK, CITY OF TEMECULA,
RIVERSIDE COUNTY, CALIFORNIA.

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 California }
COUNTY OF Riverside } SS

ON July 10 2025, BEFORE ME, Dena Upp A NOTARY PUBLIC,

PERSONALLY APPEARED Andrew John Jarvis 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.

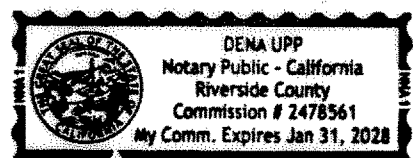
I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND

Dena Upp
SIGNATURE
Dena Upp
PRINT NAME

MY PRINCIPAL PLACE OF BUSINESS IS IN Riverside COUNTY

MY COMMISSION EXPIRES Jan. 31, 2028



RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT'S ACCEPTANCE STATEMENT:

I CERTIFY THAT UNDER THE AUTHORITY CONFERRED BY RESOLUTION NO. 474, ADOPTED ON MAY 12, 1961, BY THE BOARD OF SUPERVISORS OF THE RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT, THAT THE DISTRICT ACCEPTS THE OFFER(S) OF DEDICATION MADE HEREON FOR STORM DRAIN AND ACCESS EASEMENTS, SUBJECT TO THE COMPLETION OF IMPROVEMENTS AND ACCEPTANCE BY THE DISTRICT'S GENERAL MANAGER-CHIEF ENGINEER.

DATED: August 5th, 2025

BY: Jason E. Uhley
JASON E. UHLEY, GENERAL MANAGER-CHIEF ENGINEER

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, NOW A LIEN, BUT NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE \$ 84,700.00

DATED: JULY 30, 2025

MATTHEW JENNINGS
COUNTY TAX COLLECTOR
BY: Matthew Jennings DEPUTY

TAX BOND CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ 84,700.00 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 SPECIAL ASSESSMENTS COLLECTED AS TAXES, WHICH AT THE TIME OF THE 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: Matthew Jennings DEPUTY

DATED: JULY 30, 2025

EASEMENT NOTES: (SEE SHEET 2)

PROJECT: SECTION 9, T.8S., R.2W.

TRACT NO. 36483

BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554

MDS CONSULTING

DECEMBER, 2024

SIGNATURE OMISSIONS:

PURSUANT TO SECTION 66436(a)(3) OF THE SUBDIVISION MAP ACT, THE SIGNATURES OF THE FOLLOWING OWNERS OF EASEMENTS AND/OR OTHER INTERESTS HAVE BEEN OMITTED, AS THEIR INTERESTS CANNOT RIPEN INTO FEE.

COUNTY OF RIVERSIDE, HOLDER OF AN EASEMENT FOR DRAINAGE AND FLOWAGE, RECORDED JUNE 16, 1989 AS INSTRUMENT NO. 199267, OF OFFICIAL RECORDS.

COUNTY OF RIVERSIDE, HOLDER OF AN EASEMENT FOR PUBLIC UTILITIES AND PUBLIC FACILITIES, RECORDED JULY 5, 1989 AS INSTRUMENT NO. 224106, OF OFFICIAL RECORDS.

COUNTY OF RIVERSIDE, HOLDER OF AN EASEMENT FOR SLOPE, SLOPE CONSTRUCTION AND MAINTENANCE PURPOSES, RECORDED JANUARY 22, 1997 AS INSTRUMENT NO. 020653, OF OFFICIAL RECORDS.

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT, HOLDER OF AN EASEMENT FOR UNRESTRICTED ACCESS AND INCIDENTAL PURPOSES, RECORDED JULY 2, 2008 AS DOCUMENT No. 2008-0361203, OF OFFICIAL RECORDS.

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT, HOLDER OF AN EASEMENT FOR CONSTRUCTION, USE, OPERATION, MAINTENANCE, INGRESS AND EGRESS AND INCIDENTAL PURPOSES, RECORDED JULY 2, 2008 AS DOCUMENT No. 2008-0361204, OF OFFICIAL RECORDS.

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT, HOLDER OF AN EASEMENT FOR CONSTRUCTION, USE, OPERATION, MAINTENANCE, INGRESS AND EGRESS AND INCIDENTAL PURPOSES, RECORDED JULY 2, 2008 AS DOCUMENT No. 2008-0361205, OF OFFICIAL RECORDS.

RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT, HOLDER OF AN EASEMENT FOR CONSTRUCTION, USE, OPERATION, MAINTENANCE, INGRESS AND EGRESS AND INCIDENTAL PURPOSES, RECORDED JULY 2, 2008 AS DOCUMENT No. 2008-0361206, OF OFFICIAL RECORDS.

EASEMENT NOTES:

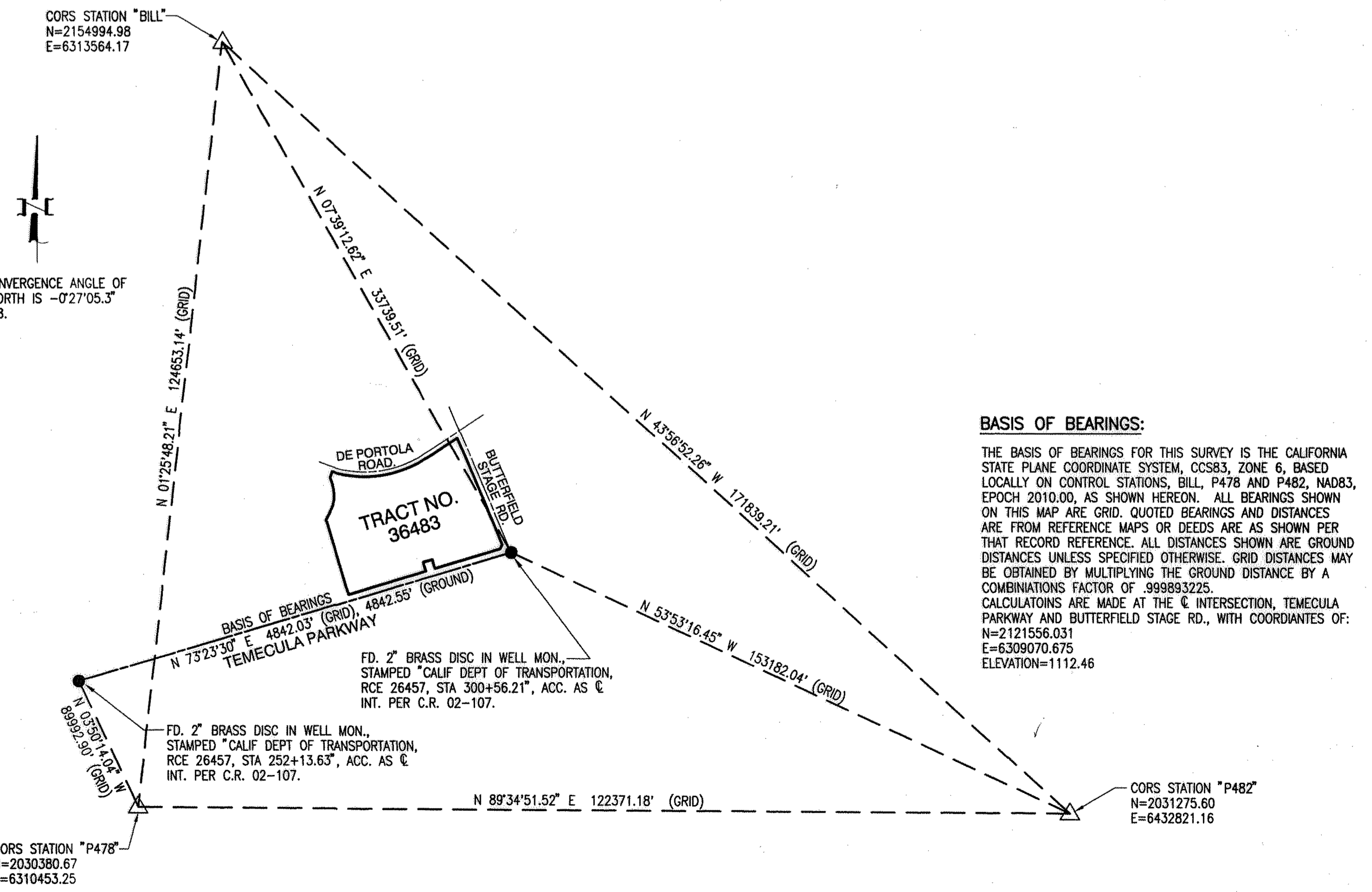
- (A) INDICATES EASEMENT FOR DRAINAGE AND FLOWAGE, DEDICATED TO THE PUBLIC PER DOCUMENT RECORDED JUNE 16, 1989 AS INSTRUMENT NO. 199267, OF OFFICIAL RECORDS
 - (B) INDICATES EASEMENT FOR PUBLIC UTILITIES AND PUBLIC FACILITIES, RESERVED BY THE COUNTY OF RIVERSIDE PER DOCUMENT RECORDED JULY 5, 1989 AS INSTRUMENT NO. 224106, OF OFFICIAL RECORDS.
 - (C) INDICATES EASEMENT FOR SLOPE AND SLOPE CONSTRUCTION PURPOSES, GRANTED TO THE COUNTY OF RIVERSIDE PER DOCUMENT RECORDED JANUARY 22, 1997 AS INSTRUMENT NO. 020653, OF OFFICIAL RECORDS.
 - (D) INDICATES EASEMENT FOR UNRESTRICTED ACCESS AND INCIDENTAL PURPOSES, IN FAVOR OF RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT PER EASEMENT DEED RECORDED JULY 2, 2008 AS DOCUMENT No. 2008-0361203, OF OFFICIAL RECORDS.
 - (E) INDICATES EASEMENT FOR CONSTRUCTION, USE, MAINTENANCE AND INCIDENTAL PURPOSES, IN FAVOR OF RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT PER EASEMENT DEED RECORDED JULY 2, 2008 AS DOCUMENT No. 2008-0361204, OF OFFICIAL RECORDS.
 - (F) INDICATES EASEMENT FOR CONSTRUCTION, USE, MAINTENANCE AND INCIDENTAL PURPOSES, IN FAVOR OF RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT PER EASEMENT DEED RECORDED JULY 2, 2008 AS DOCUMENT No. 2008-0361205, OF OFFICIAL RECORDS.
 - (G) INDICATES EASEMENT FOR CONSTRUCTION, USE, MAINTENANCE AND INCIDENTAL PURPOSES, IN FAVOR OF RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT PER EASEMENT DEED RECORDED JULY 2, 2008 AS DOCUMENT No. 2008-0361206, OF OFFICIAL RECORDS.
 - (H) INDICATES EASEMENT FOR PUBLIC SERVICE FACILITIES, INGRESS, EGRESS AND INCIDENTAL PURPOSES, FAVOR OF EASTERN MUNICIPAL WATER DISTRICT PER EASEMENT DEED RECORDED MAY 29, 2025 AS DOCUMENT No. 2025-0162275, OF OFFICIAL RECORDS.
- 1-INDICATES A STORM DRAIN AND ACCESS EASEMENT, DEDICATED HEREON TO RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT
 - 2-INDICATES AN ACCESS EASEMENT, FOR INGRESS AND EGRESS TO AND FROM STORM DRAIN EASEMENT, DEDICATED HEREON TO RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT.
 - 3-INDICATES A NON-EXCLUSIVE USE EASEMENT, OVER LOTS 167, 168, 169 AND 172, FOR SIDEWALK PURPOSES, DEDICATED HEREON TO THE CITY OF TEMECULA.
 - 4-INDICATES A PRIVATE DRAINAGE EASEMENT FOR DRAINAGE PURPOSES, RESERVED TO OURSELVES, OUR HEIRS AND OUR ASSIGNS, AS SHOWN HEREON.

SOILS REPORT:

PURSUANT TO SECTION 66490 OF THE SUBDIVISION MAP ACT, A PRELIMINARY SOILS REPORT, PREPARED BY CONVERSE CONSULTANTS, PROJECT NO. 12-81-173-02, DATED MARCH 27, 2015 IS ON FILE WITH THE CITY OF TEMECULA, ENGINEERING DEPARTMENT.

ENVIRONMENTAL CONSTRAINT NOTE:

ENVIRONMENTAL CONSTRAINT SHEET AFFECTING THIS MAP IS ON FILE IN THE OFFICE OF THE CITY ENGINEER, CITY OF TEMECULA IN E.C.S. BOOK T, PAGE 431. THIS AFFECTS ALL LOTS.



COPY 2

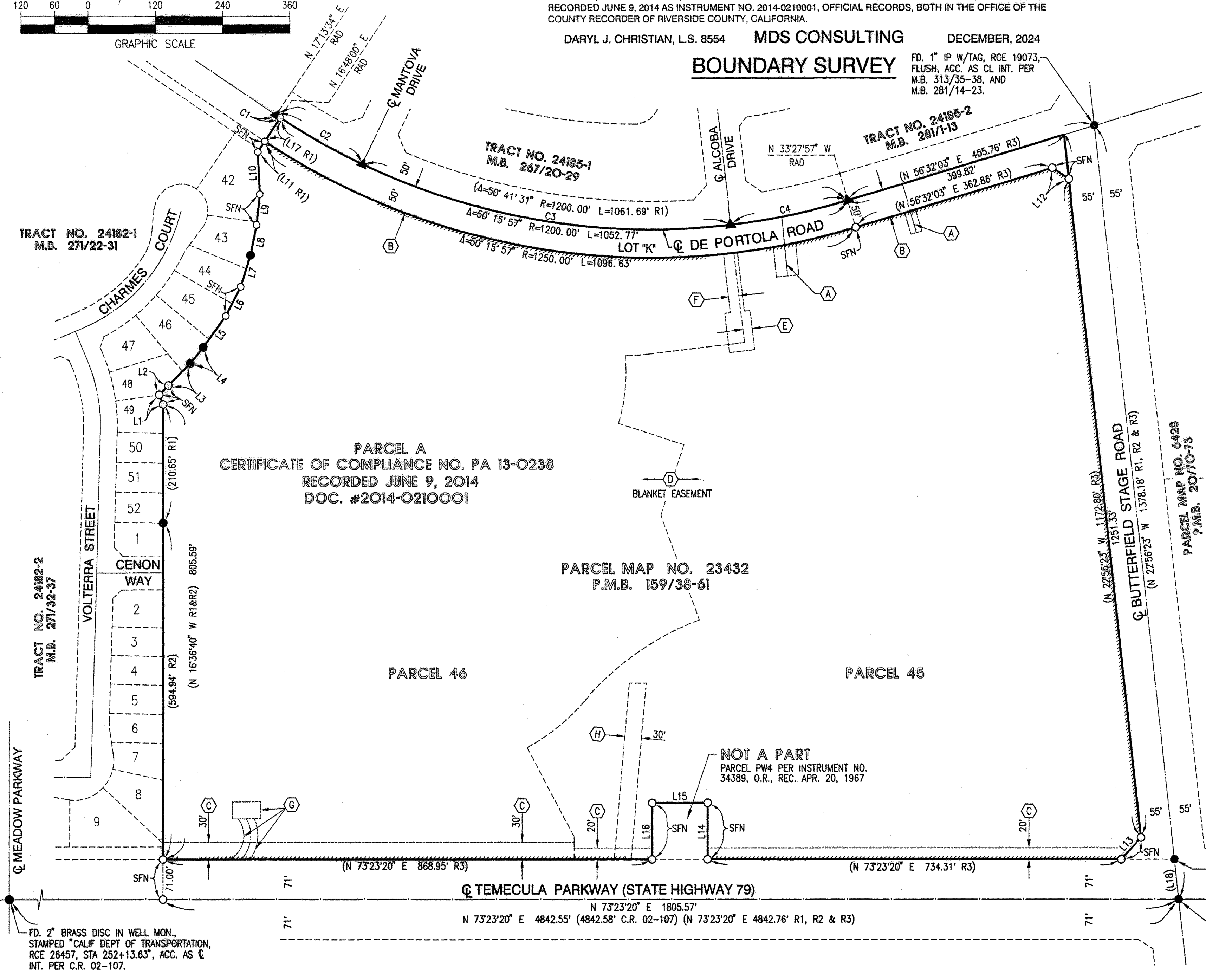
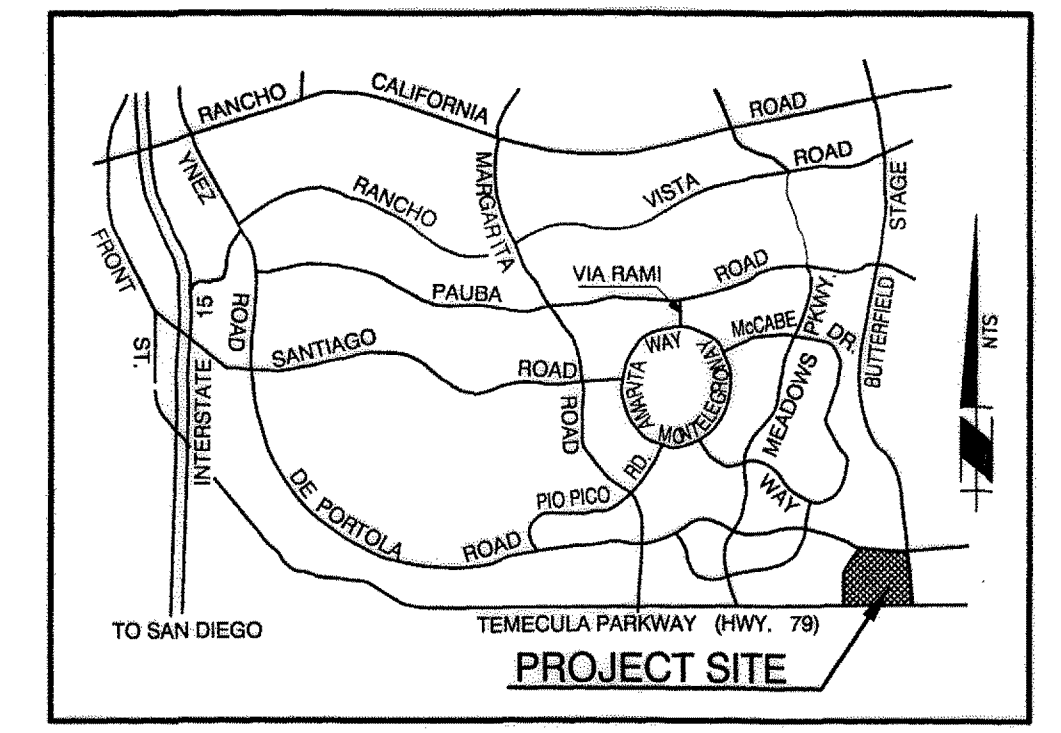
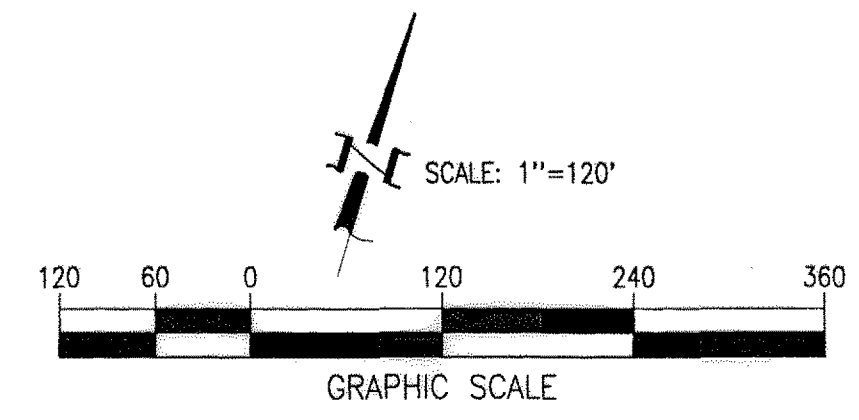
IN THE CITY OF TEMECULA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
TRACT NO. 36483

BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554 MDS CONSULTING DECEMBER, 2024

BOUNDARY SURVEY

FD. 1" IP W/TAG, RCE 19073, FLUSH, ACC. AS CL INT. PER M.B. 313/35-38, AND M.B. 281/14-23.



PARCEL A
 CERTIFICATE OF COMPLIANCE NO. PA 13-0238
 RECORDED JUNE 9, 2014
 DOC. #2014-0210001

PARCEL MAP NO. 23432
 P.M.B. 159/38-61

NOT A PART
 PARCEL PW4 PER INSTRUMENT NO. 34389, O.R., REC. APR. 20, 1967

SURVEYOR'S NOTES

- — INDICATES FOUND 1" I.P., W/TAG, LS 5346, PER TRACT NO. 24182-1 M.B. 271/22-31, UNLESS OTHERWISE NOTED.
 - ▲ — INDICATES FOUND 1 1/2" BRASS CAP, STAMPED L.S. 5346, FLUSH, PER TRACT NO. 24185-1, M.B. 267/20-29, UNLESS OTHERWISE NOTED.
 - ⊙ — INDICATES SET 5" SPIKE W/WASHER, STAMPED L.S. 8554, FLUSH, AT B.C.'S, E.C.'S, AND CENTERLINE INTERSECTIONS, UNLESS OTHERWISE NOTED.
 - — INDICATES SET 1" IRON PIPE TAGGED L.S. 8554, FLUSH; AT ALL TRACT CORNERS AND ANGLE POINTS IN TRACT BOUNDARY, UNLESS OTHERWISE NOTED.
- 1" IRON PIPE TAGGED L.S. 8554, FLUSH, OR SPIKE & WASHER, STAMPED L.S. 8554 IN ASPHALT, OR LEAD, TACK AND TAG, L.S. 8554, FLUSH IN CONCRETE, TO BE SET AT ALL LOT CORNERS.
- (R1) — INDICATES REC. & MEAS. DATA PER TRACT NO. 24182-1, MB 271/22-31, UNLESS OTHERWISE NOTED.
 - (R2) — INDICATES REC. & MEAS. DATA PER TRACT NO. 24182-2, MB 271/32-37, UNLESS OTHERWISE NOTED.
 - (R3) — INDICATES REC. & MEAS. DATA PER PARCEL MAP NO. 23432, PMB 159/38-61, UNLESS OTHERWISE NOTED.
 - (R4) — INDICATES REC. & MEAS. DATA PER TRACT NO. 24185-1, MB 267/20-29, UNLESS OTHERWISE NOTED.
- THIS TRACT MAP CONTAINS 178 NUMBERED LOTS AND 11 LETTERED LOTS. THIS TRACT MAP CONTAINS 42.64 ACRES NET.
- (X) — INDICATES EXISTING EASEMENT (SEE EASEMENT NOTES ON SHEET 2)
 - [] — INDICATES EASEMENT DEDICATED HEREOF (SEE EASEMENT NOTES ON SHEET 2)
 - SFN — INDICATES SEARCHED, FD NOTHING
 - — INDICATES RESTRICTED ACCESS RIGHTS

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS MAP ARE BASED ON THE CENTERLINE OF TEMECULA PARKWAY (ST. HWY. 79) AS SHOWN ON PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, BEING NORTH 73°23'20" EAST.

CURVE DATA			
#	DELTA	RADIUS	LENGTH
C1	(00°25'34"	1200.00'	8.92' R1)
C2	(08°23'34"	1200.00'	175.78' R4)
C3	(32°10'00"	1200.00'	673.70' R4)
C4	(10°07'31"	1200.00'	212.21' R4)

COURSE DATA		
#	BEARING	DISTANCE
(L1)	(N 38°49'26" W	18.44' R1)
(L2)	(N 28°22'28" E	23.20' R1)
(L3)	(N 27°54'54" E	55.07' R1)
(L4)	(N 22°48'59" E	36.84' R1)
(L5)	(N 19°15'35" E	68.99' R1)
(L6)	(N 10°50'39" E	58.17' R1)
(L7)	(N 01°04'18" E	58.48' R1)
(L8)	(N 05°10'00" W	54.60' R1)
(L9)	(N 11°20'01" W	54.67' R1)
(L10)	(N 19°15'39" W	74.99' R1)
(L11)	(N 16°48'00" E	22.50' R1)
(L12)	(N 73°12'10" W	35.37' R3)
(L13)	(N 25°13'39" E	52.15' R3)
(L14)	(N 16°36'40" W	100.00' R3)
(L15)	(N 73°23'20" E	100.00' R3)
(L16)	(N 16°36'40" W	100.00' R3)
(L17)	(N 16°48'00" E	50.00' R1)
(L18)	(N 22°56'23" W	71.44' R3)

FD. 2" BRASS DISC IN WELL MON., STAMPED "CALIF DEPT OF TRANSPORTATION, RCE 26457, STA 252+13.63", ACC. AS CL INT. PER C.R. 02-107.

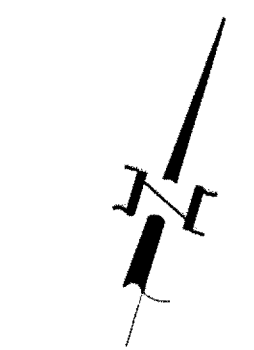
FD. 1" I.P., W/TAG LS 4693, DN. 0.2', NO REF., ACC. AS PT. ON N'LY R/W OF TEMECULA PARKWAY (ST. HWY. 79)

FD. 2" BRASS DISC IN WELL MON., STAMPED "CALIF DEPT OF TRANSPORTATION, RCE 26457, STA 300+56.21", ACC. AS CL INT. PER C.R. 02-107.

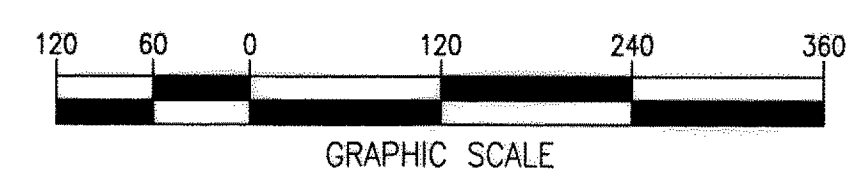
TRACT NO. 36483

IN THE CITY OF TEMECULA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCELA OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554 MDS CONSULTING DECEMBER, 2024



SCALE: 1" = 120'



GRAPHIC SCALE

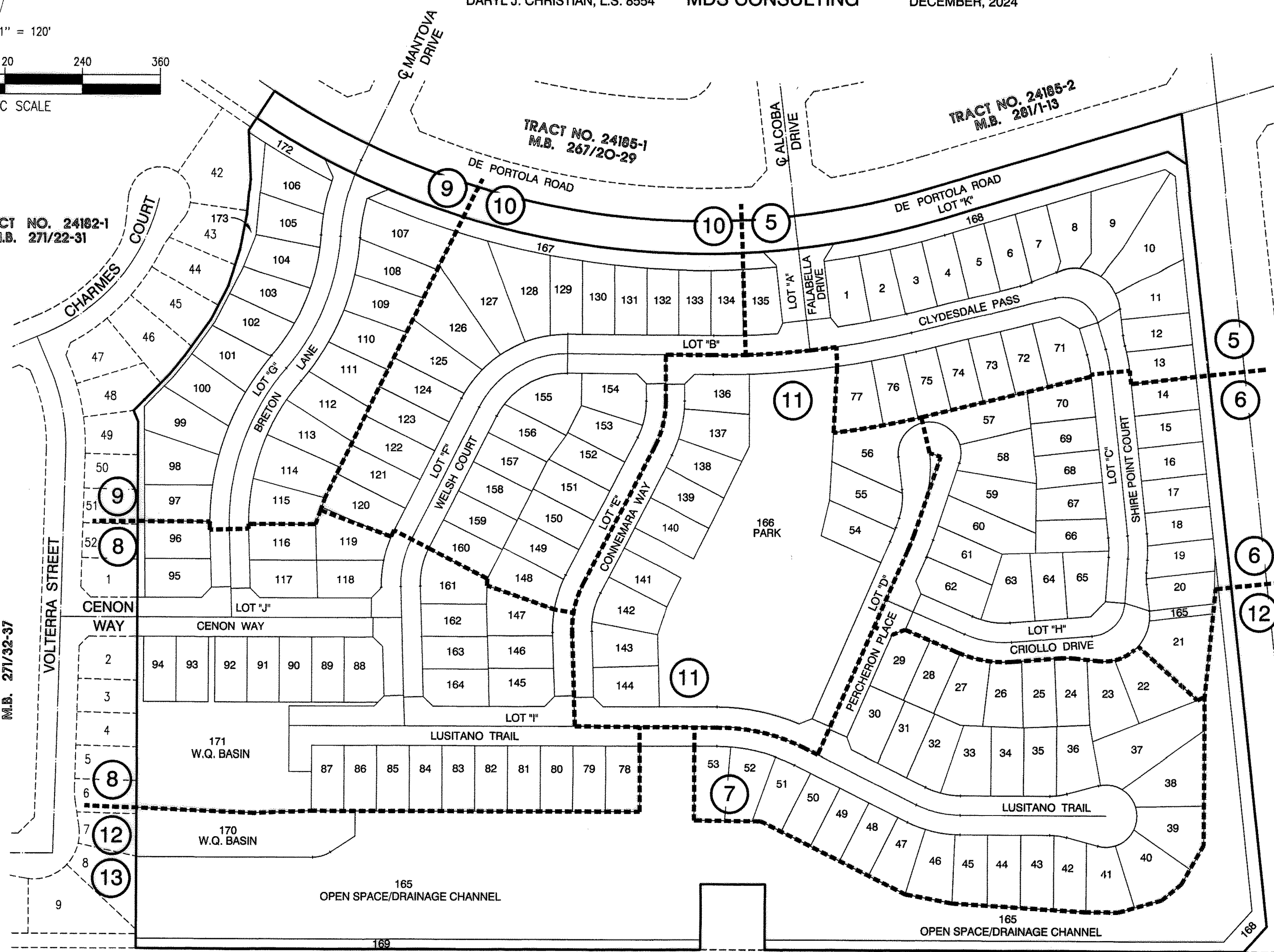
TRACT NO. 24182-1
M.B. 271/22-31

TRACT NO. 24185-1
M.B. 267/20-29

TRACT NO. 24185-2
M.B. 281/1-13

TRACT NO. 24182-2
M.B. 271/32-37

PARCEL MAP NO. 6428
P.M.B. 20/70-73



SHEET INDEX MAP

(X) — INDICATES SHEET NUMBER

NOTE:
SEE SHEET 3 FOR TRACT BOUNDARY

TEMECULA PARKWAY (STATE HIGHWAY 79)

NOTE:
SEE SHEET 2 FOR EASEMENT NOTES
SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

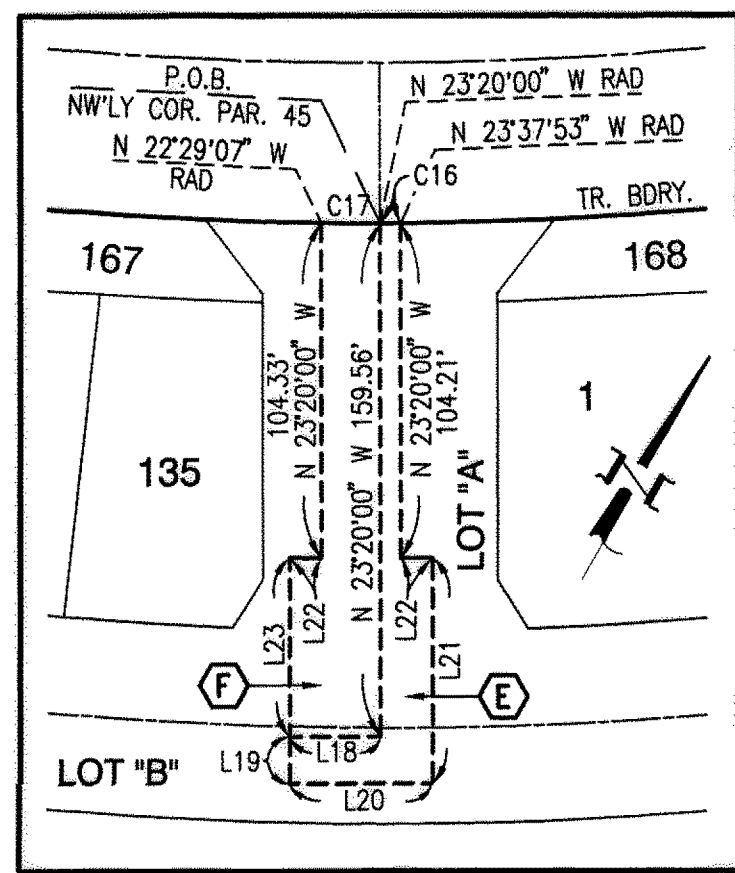
IN THE CITY OF TEMECULA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
TRACT NO. 36483

BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23492, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554 MDS CONSULTING DECEMBER, 2024

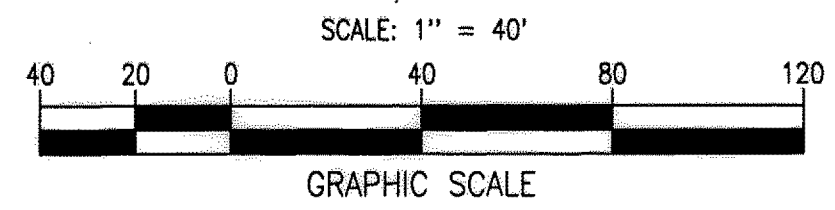
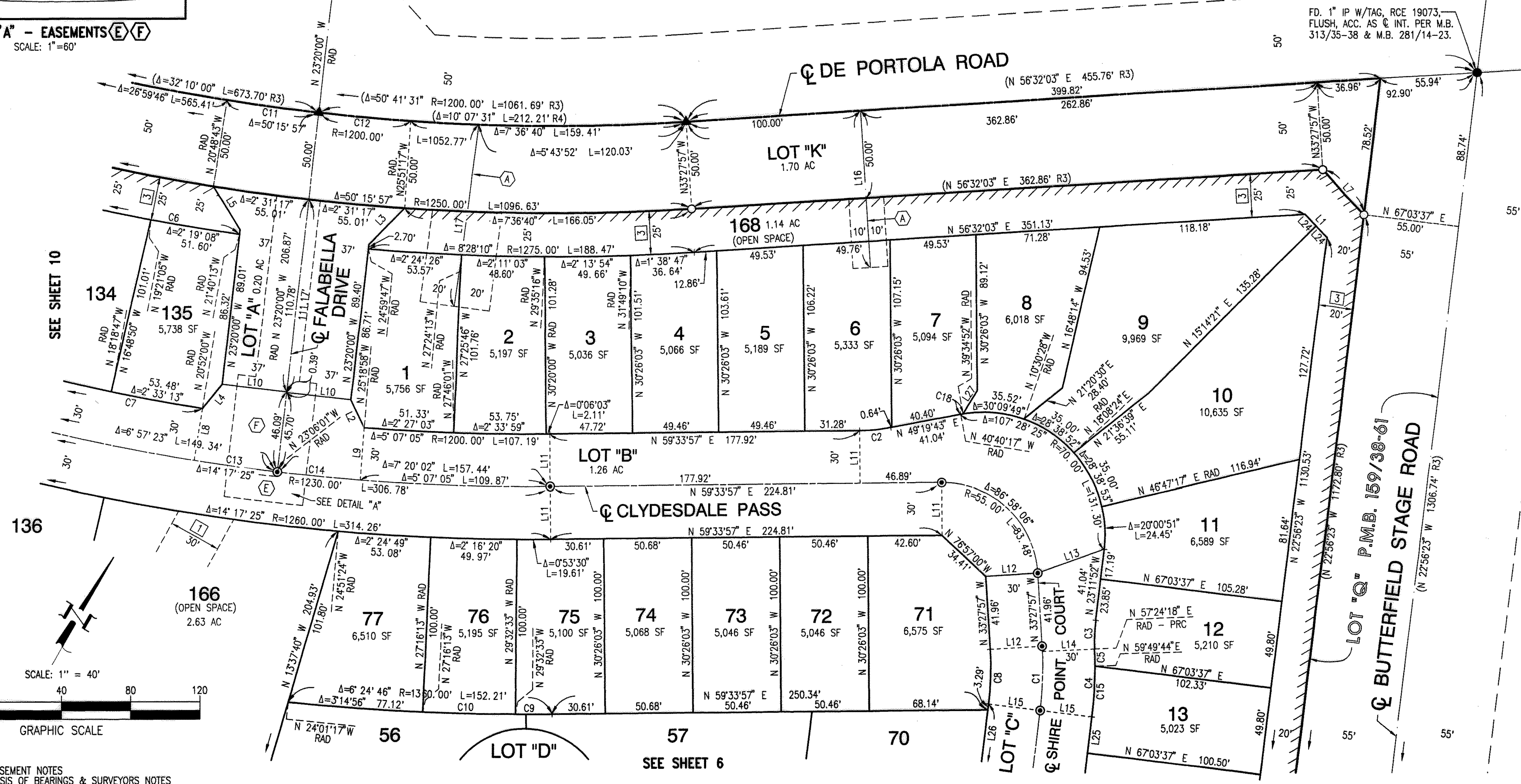
COURSE DATA			COURSE DATA		
#	BEARING	DISTANCE	#	BEARING	DISTANCE
L1	N 73°12'10" W	18.42'	L14	N 57°24'18" E	30.00'
L2	N 55°44'53" W	17.76'	L15	N 67°03'37" E	30.00'
L3	N 14°43'21" E	29.18'	L16	N 33°27'57" W	90.00'
L4	N 09°26'01" E	17.82'	L17	N 22°10'00" W	105.00'
L5	N 61°23'21" W	29.18'	L18	N 66°40'00" E	28.50'
L6	RAD N 29°45'15" W	8.20'	L19	N 23°20'00" W	14.63'
L7	(N 73°12'10" W 35.37' R3)		L20	N 66°40'00" E	45.00'
L8	N 20°52'00" W	30.00'	L21	N 23°20'00" W	70.00'
L9	N 25°18'58" W	30.00'	L22	N 66°40'00" E	10.00'
L10	N 66°40'00" E	37.00'	L23	N 23°20'00" W	55.37'
L11	N 30°26'03" W	30.00'	L24	N 73°12'10" W	9.21'
L12	N 56°32'03" E	30.00'	L25	N 22°56'23" W	20.85'
L13	N 40°25'07" E	40.47'	L26	N 22°56'23" W	251.09'
			L27	N 01°54'20" E	15.68'

CURVE DATA				CURVE DATA			
#	DELTA	RADIUS	LENGTH	#	DELTA	RADIUS	LENGTH
C1	10°31'34"	200.00'	36.74'	C10	02°16'20"	1360.00'	53.93'
C2	10°14'15"	100.00'	17.87'	C11	02°31'17"	1200.00'	52.81'
C3	09°23'50"	100.00'	16.40'	C12	02°31'17"	1200.00'	52.81'
C4	09°39'19"	230.00'	38.76'	C13	02°14'01"	1230.00'	47.95'
C5	02°25'26"	230.00'	9.73'	C14	02°12'57"	1230.00'	47.57'
C6	28°54'47"	1275.00'	643.40'	C15	07°13'53"	230.00'	29.03'
C7	04°43'22"	1200.00'	98.91'	C16	00°17'53"	1250.00'	6.50'
C8	10°31'34"	170.00'	31.23'	C17	00°50'53"	1250.00'	18.50'
C9	00°53'30"	1360.00'	21.17'	C18	01°05'25"	70.00'	1.33'



DETAIL "A" - EASEMENTS (E) (F)
SCALE: 1"=60'

TRACT NO. 24185-2
M.B. 281/I-13

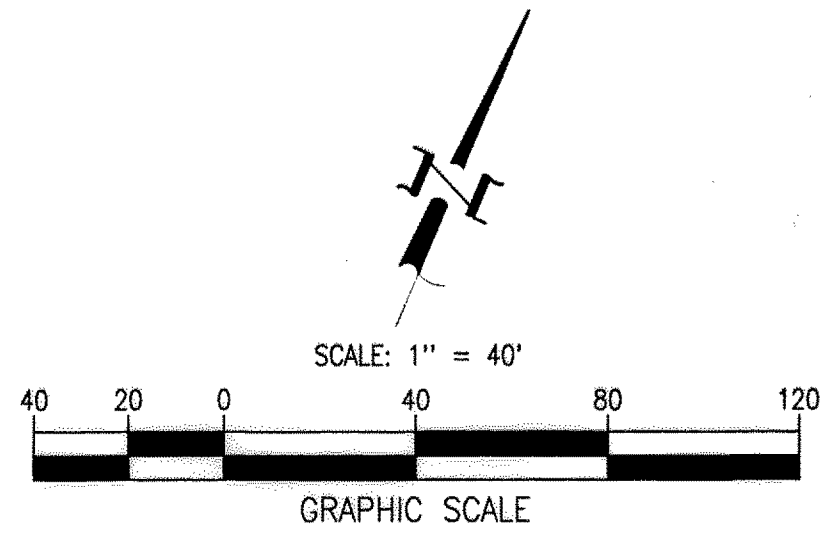


NOTE:
SEE SHEET 2 FOR EASEMENT NOTES
SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

IN THE CITY OF TEMECULA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
TRACT NO. 36483

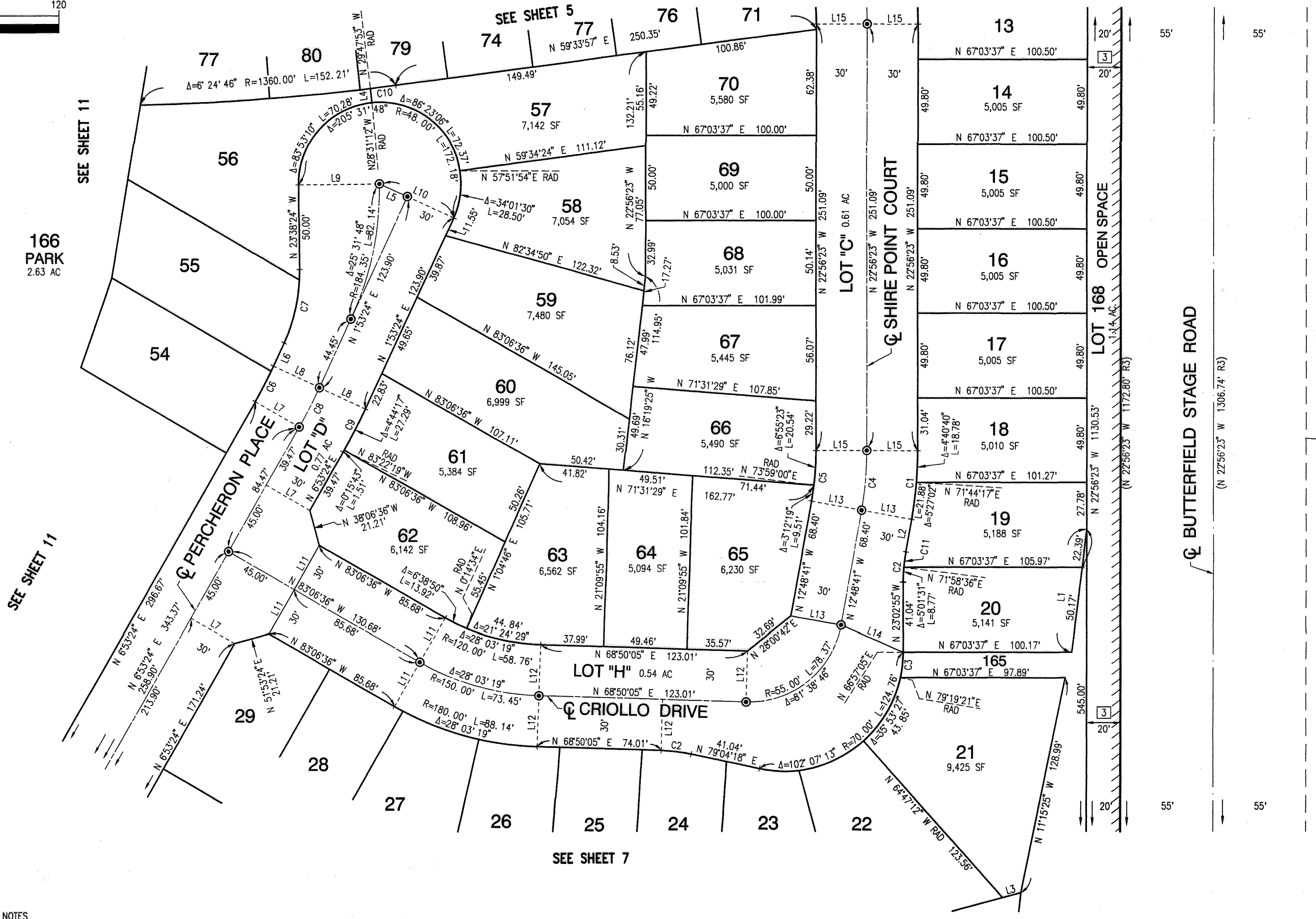
BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554 MDS CONSULTING DECEMBER, 2024



COURSE DATA		
#	BEARING	DISTANCE
L1	N 15°58'13" W	72.56'
L2	N 12°48'41" W	19.40'
L3	N 51°50'20" E	11.45'
L4	N 29°40'11" W	8.21'
L5	N 88°06'36" W	18.00'
L6	N 01°53'24" E	15.00'
L7	N 83°06'36" W	30.00'
L8	N 88°06'36" W	30.00'
L9	N 66°21'36" W RAD	48.00'
L10	N 88°06'36" W	48.00'
L11	N 06°53'24" E	30.00'
L12	N 21°09'55" W	30.00'
L13	N 77°11'19" E	30.00'
L14	N 89°33'41" W	39.95'
L15	N 67°03'37" E	30.00'

CURVE DATA			
#	DELTA	RADIUS	LENGTH
C1	10°07'42"	230.00'	40.66'
C2	10°14'14"	100.00'	17.87'
C3	12°22'16"	70.00'	15.11'
C4	10°07'42"	200.00'	35.35'
C5	10°07'42"	170.00'	30.05'
C6	05°00'00"	270.00'	23.56'
C7	25°31'48"	100.00'	44.56'
C8	05°00'00"	300.00'	26.18'
C9	05°00'00"	330.00'	28.80'
C10	00°38'10"	1360.00'	15.10'
C11	05°12'43"	100.00'	9.10'
C12	22°03'08"	100.00'	38.49'



166 PARK
2.63 AC

SEE SHEET 11

SEE SHEET 5

SEE SHEET 7

NOTE:
SEE SHEET 2 FOR EASEMENT NOTES
SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

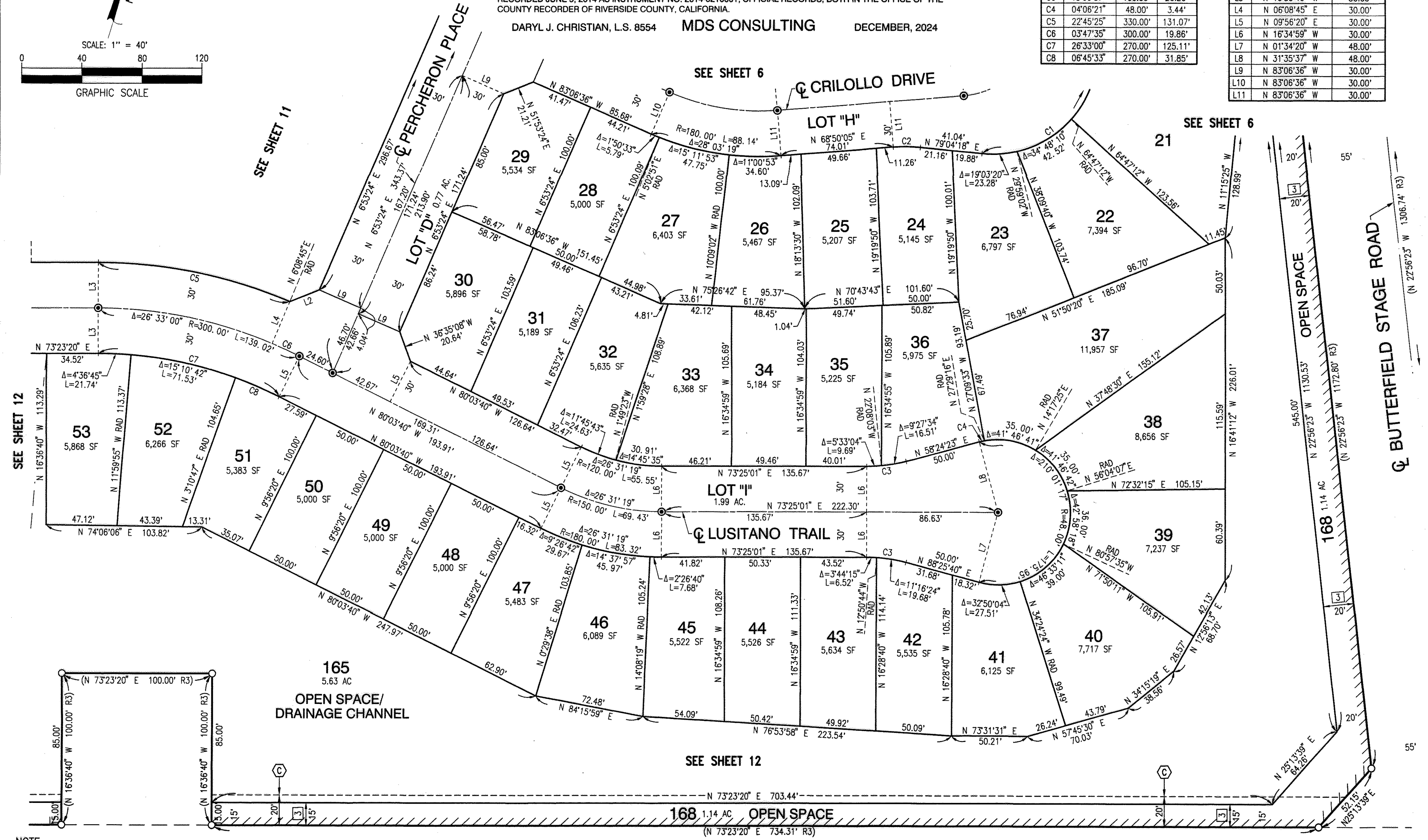
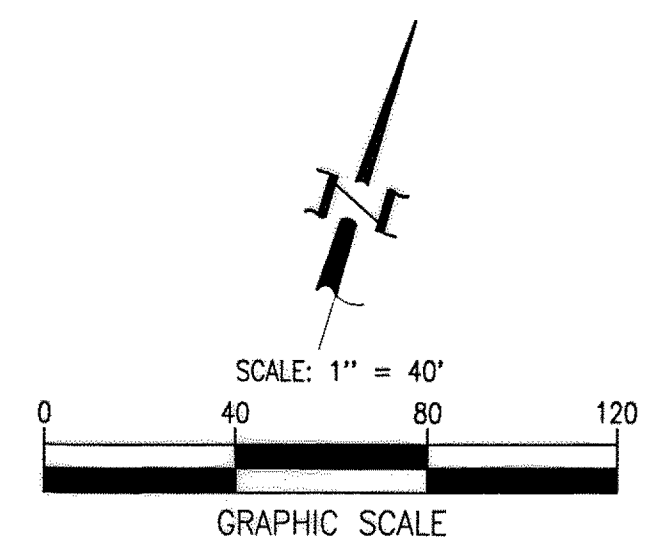
IN THE CITY OF TEMECULA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
TRACT NO. 36483

BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554 MDS CONSULTING DECEMBER, 2024

CURVE DATA			
#	DELTA	RADIUS	LENGTH
C1	102°07'13"	70.00'	124.76'
C2	10°14'13"	100.00'	17.87'
C3	15°00'37"	100.00'	26.20'
C4	04°06'21"	48.00'	3.44'
C5	22°45'25"	330.00'	131.07'
C6	03°47'35"	300.00'	19.86'
C7	26°33'00"	270.00'	125.11'
C8	06°45'33"	270.00'	31.85'

COURSE DATA		
#	BEARING	DISTANCE
L1	N 73°23'20" E	100.00'
L2	N 51°31'04" E	21.08'
L3	N 16°36'40" W	30.00'
L4	N 06°08'45" E	30.00'
L5	N 09°56'20" E	30.00'
L6	N 16°34'59" W	30.00'
L7	N 01°34'20" W	48.00'
L8	N 31°35'37" W	48.00'
L9	N 83°06'36" W	30.00'
L10	N 83°06'36" W	30.00'
L11	N 83°06'36" W	30.00'



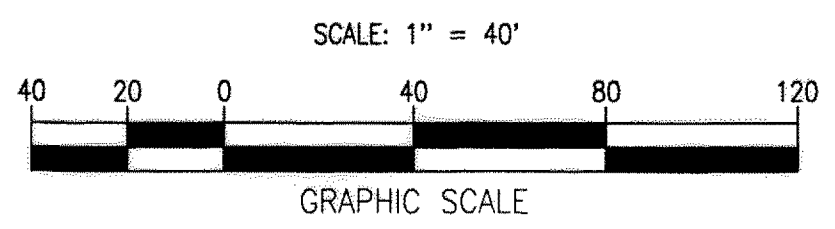
NOTE:
 SEE SHEET 2 FOR EASEMENT NOTES
 SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

168 1.14 AC OPEN SPACE
 TEMECULA PARKWAY (ST. HWY. 79)

IN THE CITY OF TEMECULA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
TRACT NO. 36483

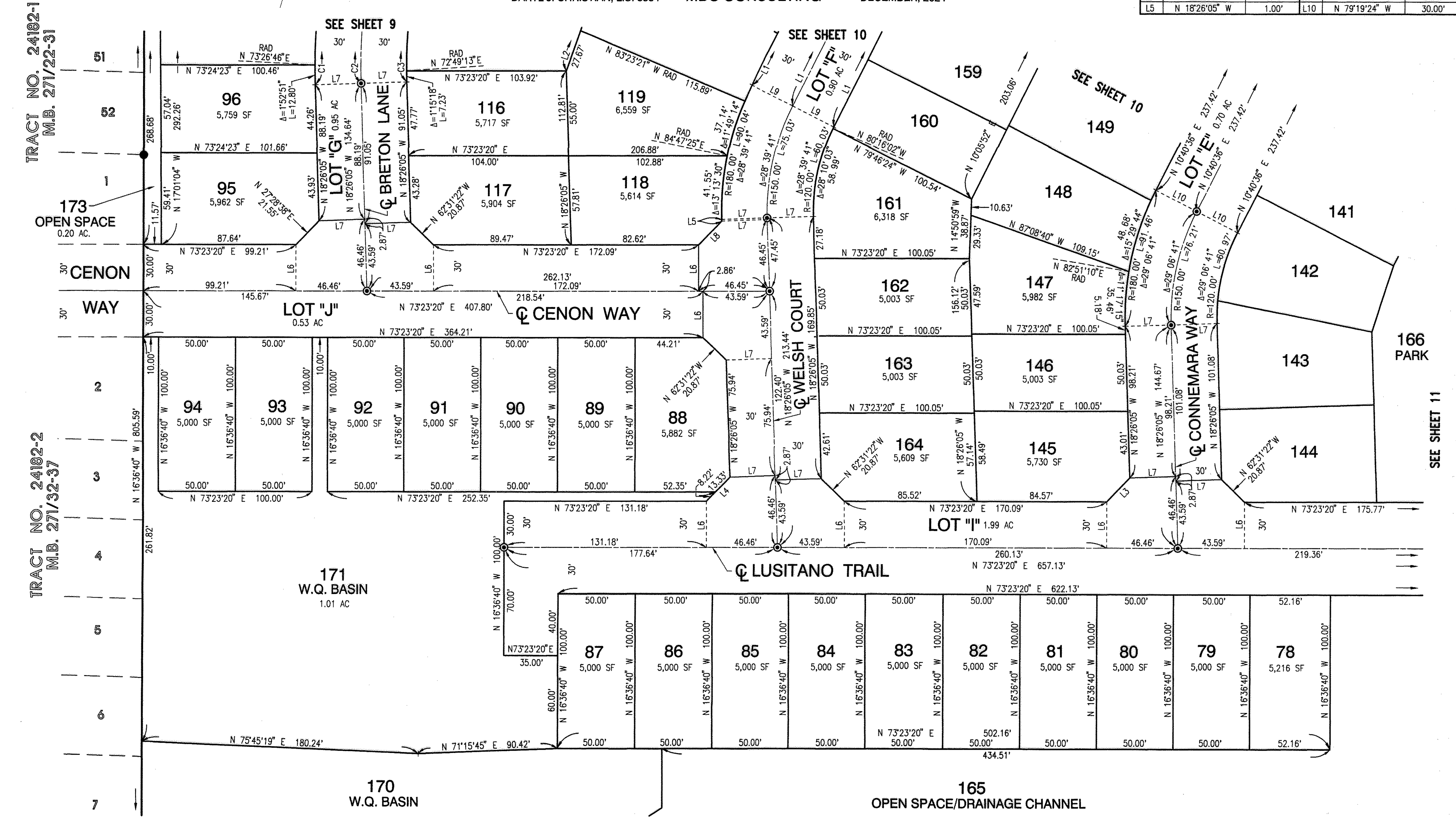
BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554 MDS CONSULTING DECEMBER, 2024



CURVE DATA			
#	DELTA	RADIUS	LENGTH
C1	42°42'07"	390.00'	290.66'
C2	42°42'07"	360.00'	268.30'
C3	42°42'07"	330.00'	245.95'

COURSE DATA					
#	BEARING	DISTANCE	#	BEARING	DISTANCE
L1	N 10°13'36" E	227.26'	L6	N 16°36'40" W	30.00'
L2	N 02°42'46" E	42.54'	L7	N 71°33'55" E	30.00'
L3	N 27°28'38" E	21.55'	L8	N 27°28'39" E	21.54'
L4	N 27°28'38" E	21.38'	L9	N 79°46'24" W	30.00'
L5	N 18°26'05" W	1.00'	L10	N 79°19'24" W	30.00'



NOTE:
SEE SHEET 2 FOR EASEMENT NOTES
SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

SEE SHEET 12 AND 13

TRACT NO. 36483

BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554

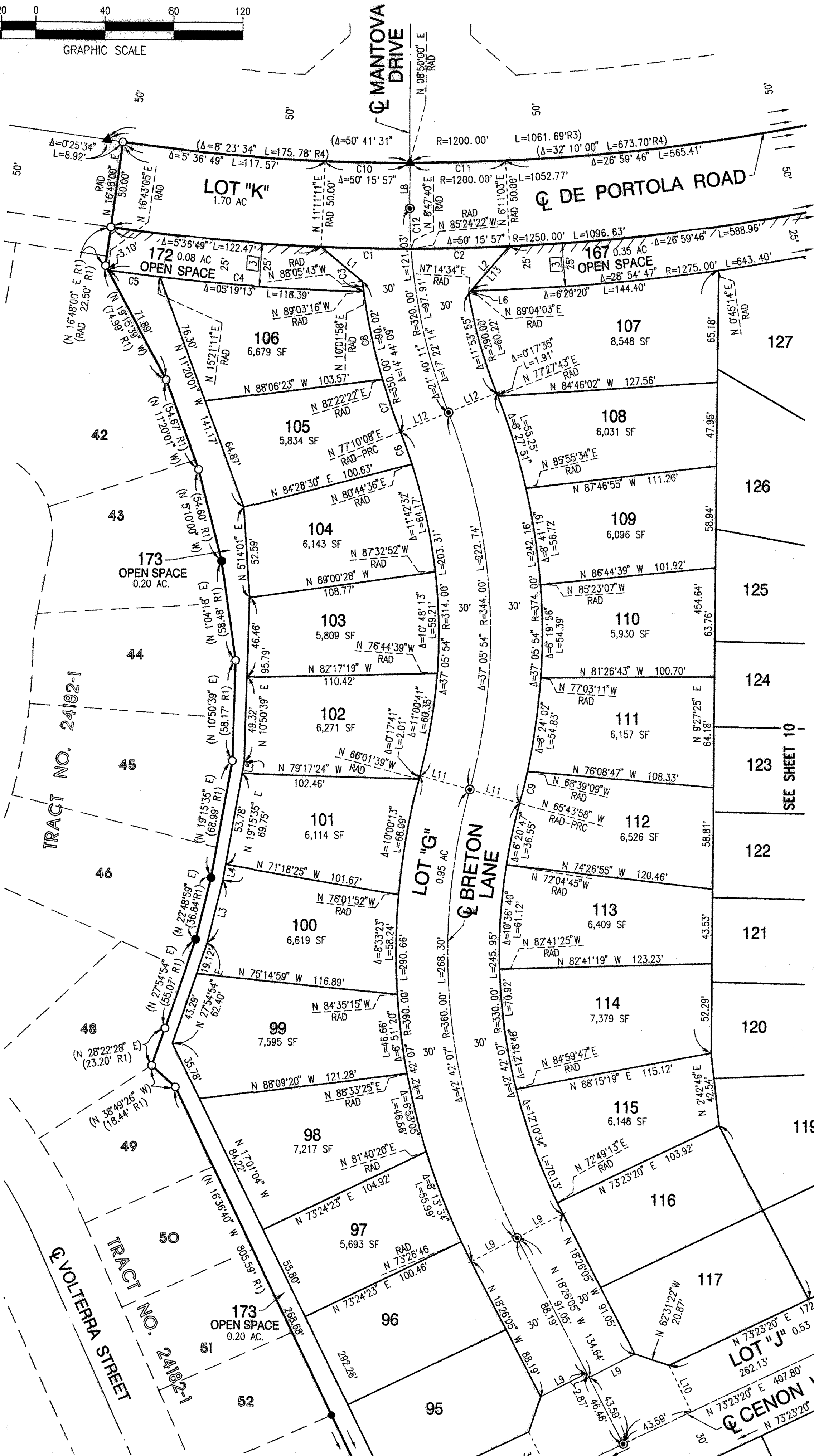
MDS CONSULTING

DECEMBER, 2024

SCALE: 1" = 40'



GRAPHIC SCALE



CURVE DATA			
#	DELTA	RADIUS	LENGTH
C1	02°23'31"	1250.00'	52.18'
C2	02°36'37"	1250.00'	56.95'
C3	00°57'33"	350.00'	5.86'
C4	06°41'07"	1275.00'	148.77'
C5	01°21'54"	1275.00'	30.38'
C6	03°34'28"	314.00'	19.59'
C7	05°12'14"	350.00'	31.79'
C8	08°34'22"	350.00'	52.37'
C9	02°55'11"	374.00'	19.06'
C10	02°21'11"	1250.00'	49.28'
C11	02°38'57"	1250.00'	55.48'
C12	04°10'58"	320.00'	23.36'

COURSE DATA		
#	BEARING	DISTANCE
L1	N 41°15'41" W	31.12'
L2	N 49°43'57" E	36.01'
L3	N 22°48'59" E	37.35'
L4	N 19°15'35" E	9.38'
L5	N 19°15'35" E	6.58'
L6	N 49°43'57" E	1.82'
L7	N 49°43'57" E	34.19'
L8	N 08°50'19" E	26.66'
L9	N 71°33'55" E	30.00'
L10	N 16°36'40" W	30.00'
L11	N 65°43'58" W	30.00'
L12	N 77°10'08" E	30.00'
L13	N 49°43'57" E	34.19'

NOTE:
SEE SHEET 2 FOR EASEMENT NOTES
SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

SEE SHEET 8

SEE SHEET 10

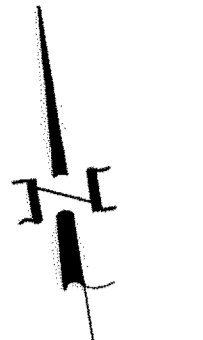
SEE SHEET 8

509
COM

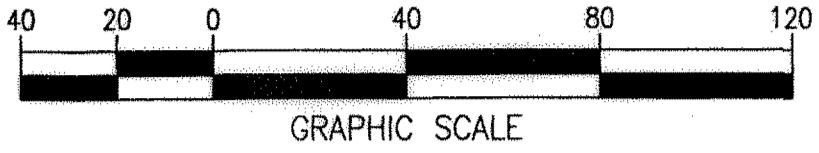
TRACT NO. 36483

BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. FA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

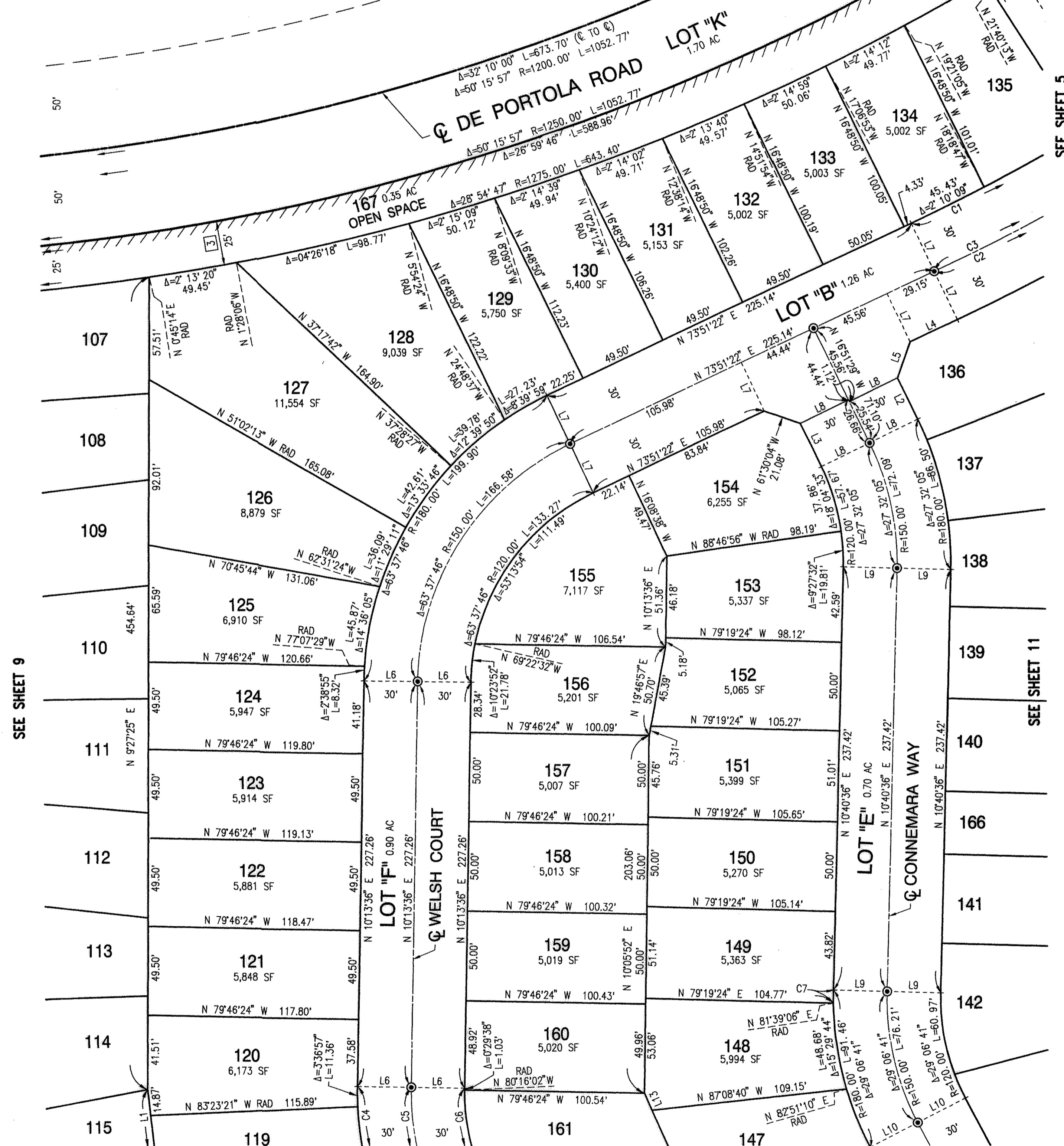
DARYL J. CHRISTIAN, L.S. 8554 MDS CONSULTING DECEMBER, 2024



SCALE: 1" = 40'



TRACT NO. 24185-1
M.B. 267/20-29



SEE SHEET 9

SEE SHEET 11

SEE SHEET 8

SEE SHEET 5

CURVE DATA			
#	DELTA	RADIUS	LENGTH
C1	04°43'22"	1200.00'	98.91'
C2	14°17'25"	1230.00'	306.78'
C3	06°57'23"	1230.00'	149.34'
C4	28°58'41"	180.00'	91.04'
C5	28°39'41"	150.00'	75.03'
C6	28°39'41"	120.00'	60.03'
C7	02°19'42"	180.00'	7.31'

COURSE DATA	
#	BEARING DISTANCE
L1	N 02°42'46" E 42.54'
L2	N 16°51'29" W 25.54'
L3	N 16°51'29" W 26.66'
L4	N 73°51'22" E 29.15'
L5	N 28°29'56" E 21.35'
L6	N 79°46'24" E 30.00'

COURSE DATA	
#	BEARING DISTANCE
L7	N 16°08'38" W 30.00'
L8	N 73°08'31" E 30.00'
L9	N 79°19'24" W 30.00'
L10	N 71°33'55" E 30.00'
L11	N 61°23'21" W 29.18'
L12	N 23°20'00" W 2.70'
L13	N 14°56'50" W 10.63'

NOTE:
SEE SHEET 2 FOR EASEMENT NOTES
SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

TRACT NO. 36483

BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

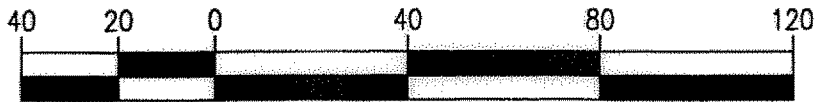
DARYL J. CHRISTIAN, L.S. 8554

MDS CONSULTING

DECEMBER, 2024



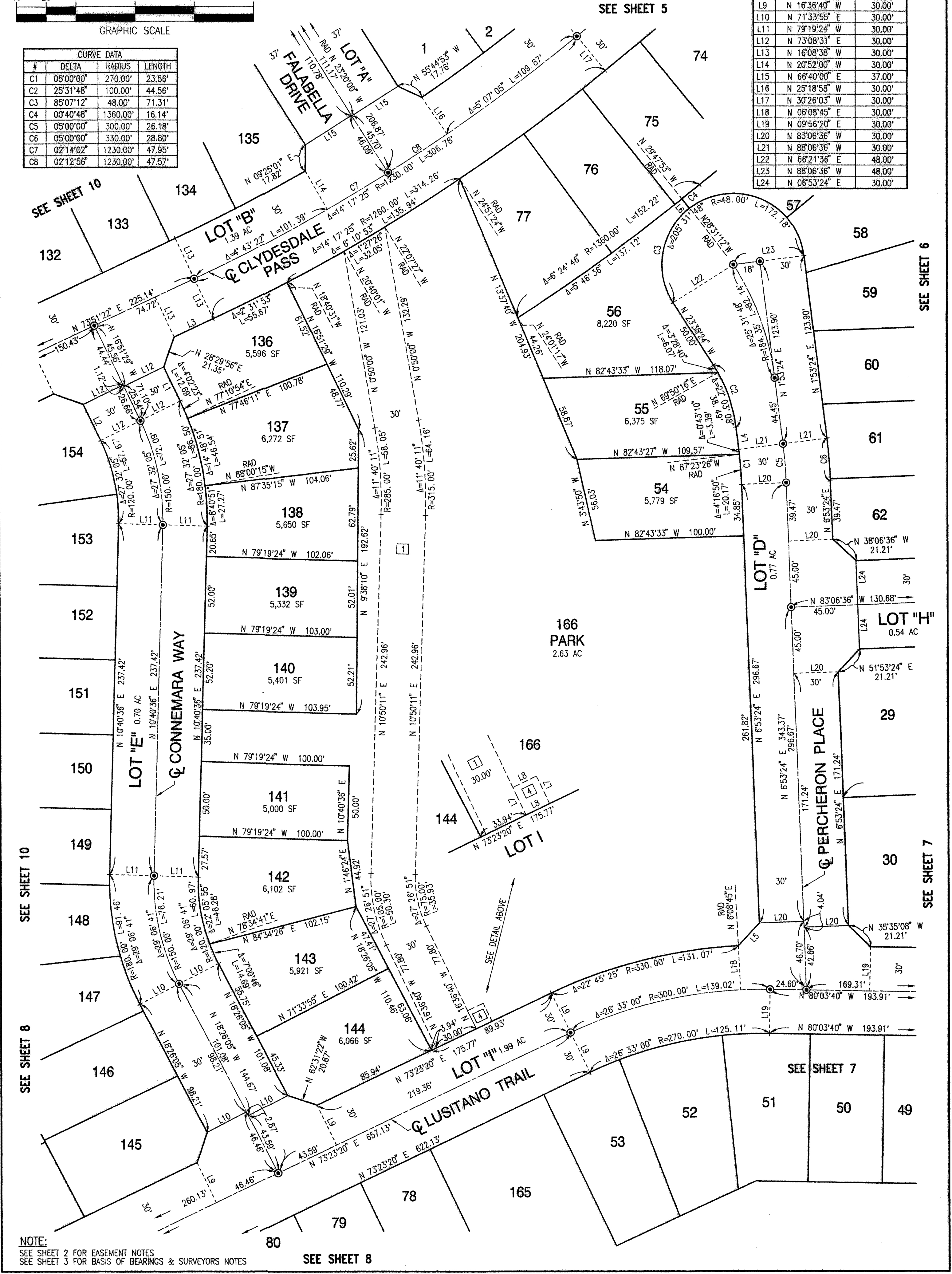
SCALE: 1" = 40'



GRAPHIC SCALE

CURVE DATA			
#	DELTA	RADIUS	LENGTH
C1	05°00'00"	270.00'	23.56'
C2	25°31'48"	100.00'	44.56'
C3	85°07'12"	48.00'	71.31'
C4	00°40'48"	1360.00'	16.14'
C5	05°00'00"	300.00'	26.18'
C6	05°00'00"	330.00'	28.80'
C7	02°14'02"	1230.00'	47.95'
C8	02°12'56"	1230.00'	47.57'

COURSE DATA		
#	BEARING	DISTANCE
L1	N 16°51'29" W	25.54'
L2	N 16°51'29" W	26.66'
L3	N 73°51'22" E	29.15'
L4	N 01°53'24" E	15.00'
L5	N 51°31'04" E	21.08'
L6	N 29°40'11" W	8.21'
L7	N 16°36'40" W	13.67'
L8	N 73°23'20" E	11.83'
L9	N 16°36'40" W	30.00'
L10	N 71°33'55" E	30.00'
L11	N 79°19'24" W	30.00'
L12	N 73°08'31" E	30.00'
L13	N 16°08'38" W	30.00'
L14	N 20°52'00" W	30.00'
L15	N 66°40'00" E	37.00'
L16	N 25°18'58" W	30.00'
L17	N 30°26'03" W	30.00'
L18	N 06°08'45" E	30.00'
L19	N 09°56'20" E	30.00'
L20	N 83°06'36" W	30.00'
L21	N 88°06'36" W	30.00'
L22	N 66°21'36" E	48.00'
L23	N 88°06'36" W	48.00'
L24	N 06°53'24" E	30.00'



NOTE:
 SEE SHEET 2 FOR EASEMENT NOTES
 SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

SEE SHEET 8

SEE SHEET 5

SEE SHEET 10

SEE SHEET 6

SEE SHEET 7

SEE SHEET 7

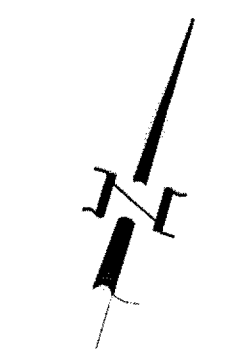
503
11
cont

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

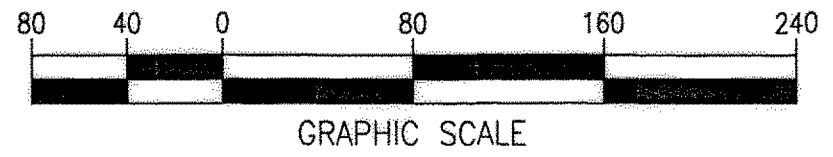
TRACT NO. 36483

BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554 MDS CONSULTING DECEMBER, 2024

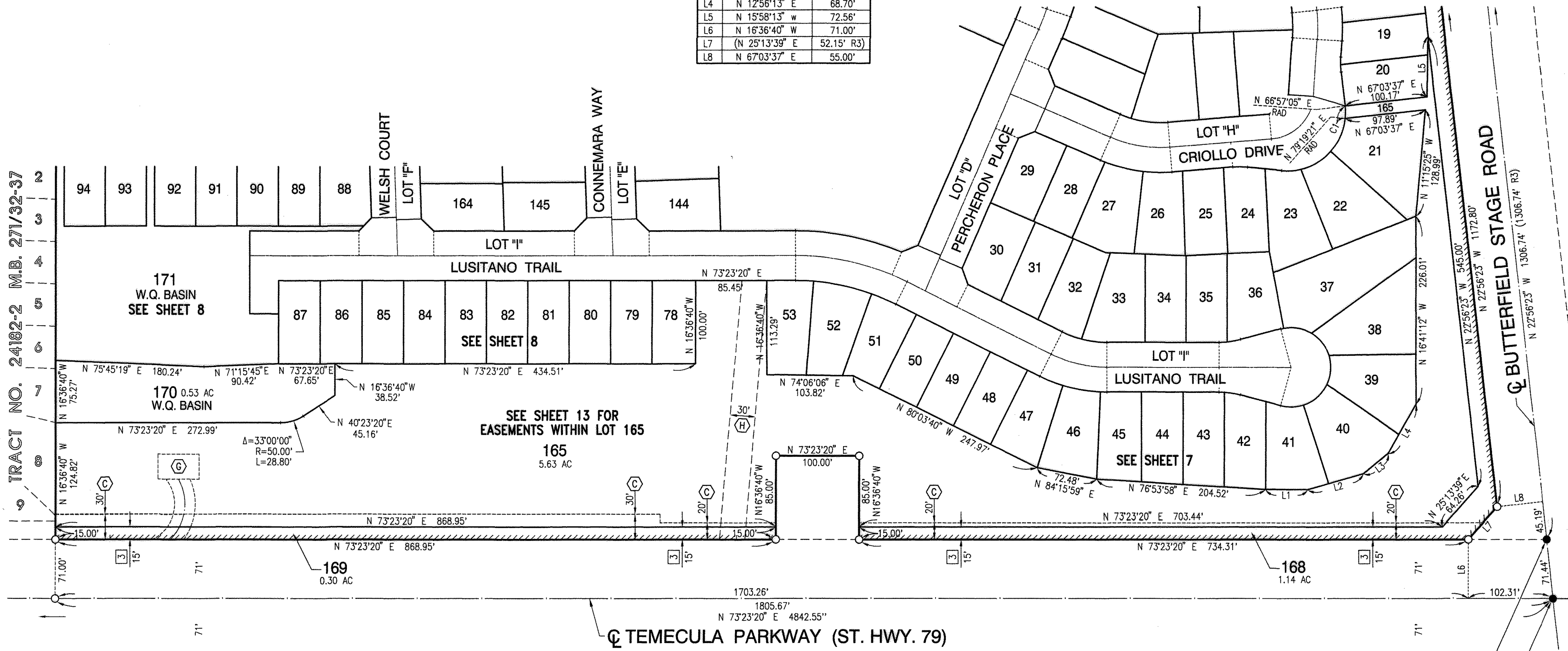


SCALE: 1" = 80'



CURVE DATA			
#	DELTA	RADIUS	LENGTH
C1	12°22'16"	70.00'	15.11'

COURSE DATA		
#	BEARING	DISTANCE
L1	N 73°31'31" E	50.21'
L2	N 57°45'30" E	70.03'
L3	N 34°15'19" E	38.56'
L4	N 12°56'13" E	68.70'
L5	N 15°58'13" W	72.58'
L6	N 16°36'40" W	71.00'
L7	(N 25°13'39" E	52.15' R3)
L8	N 67°03'37" E	55.00'



FD. 1" I.P., W/TAG LS 4693, DN. 0.2', NO REF., ACC. AS PT. ON NORTHERLY R/W OF TEMECULA PARKWAY (ST. HWY. 79)

FD. 2" BRASS DISC IN WELL MON. STAMPED "CALIF DEPT OF TRANSPORTATION, RCE 26457, STA 300-56.21", ACC. AS \odot INTERSECTION PER C.R. 02-107.

NOTE:
SEE SHEET 2 FOR EASEMENT NOTES
SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

COPY

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

SHEET 13 OF 13 SHEETS

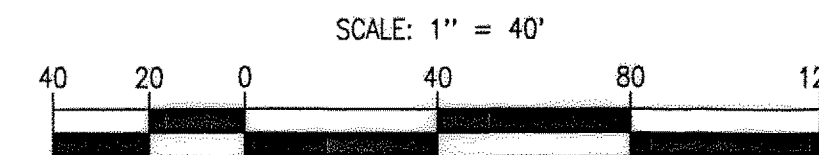
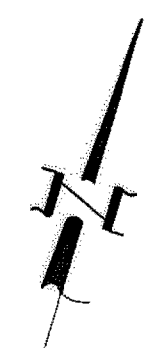
TRACT NO. 36483

BEING A SUBDIVISION OF PARCEL 45 OF PARCEL MAP NO. 23432, AS FILED IN BOOK 159, PAGES 38 THROUGH 61, INCLUSIVE, OF PARCEL MAPS, AND PARCEL A OF CERTIFICATE OF COMPLIANCE NO. PA13-0238, PER DOCUMENT RECORDED JUNE 9, 2014 AS INSTRUMENT NO. 2014-0210001, OFFICIAL RECORDS, BOTH IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA.

DARYL J. CHRISTIAN, L.S. 8554

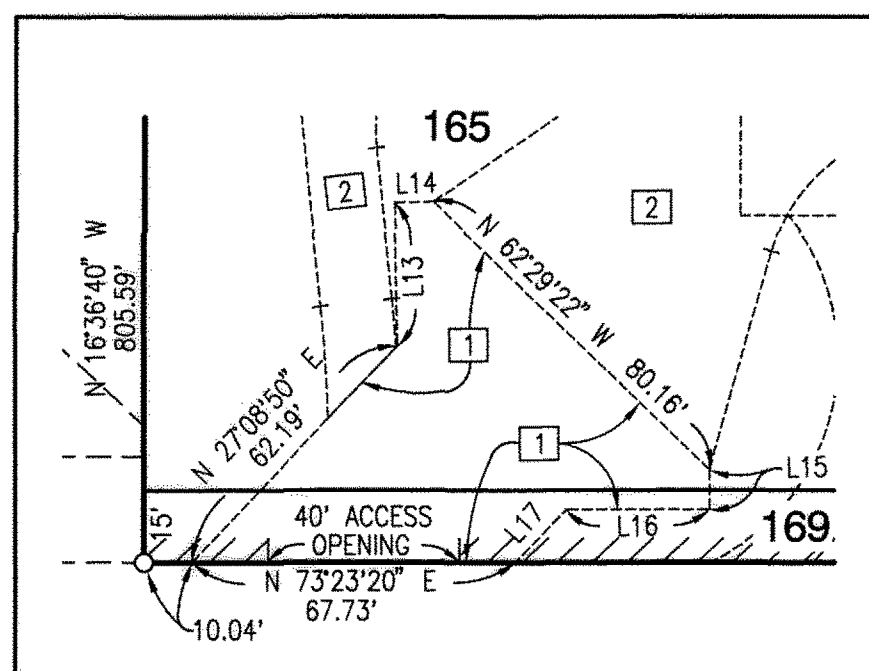
MDS CONSULTING

DECEMBER, 2024



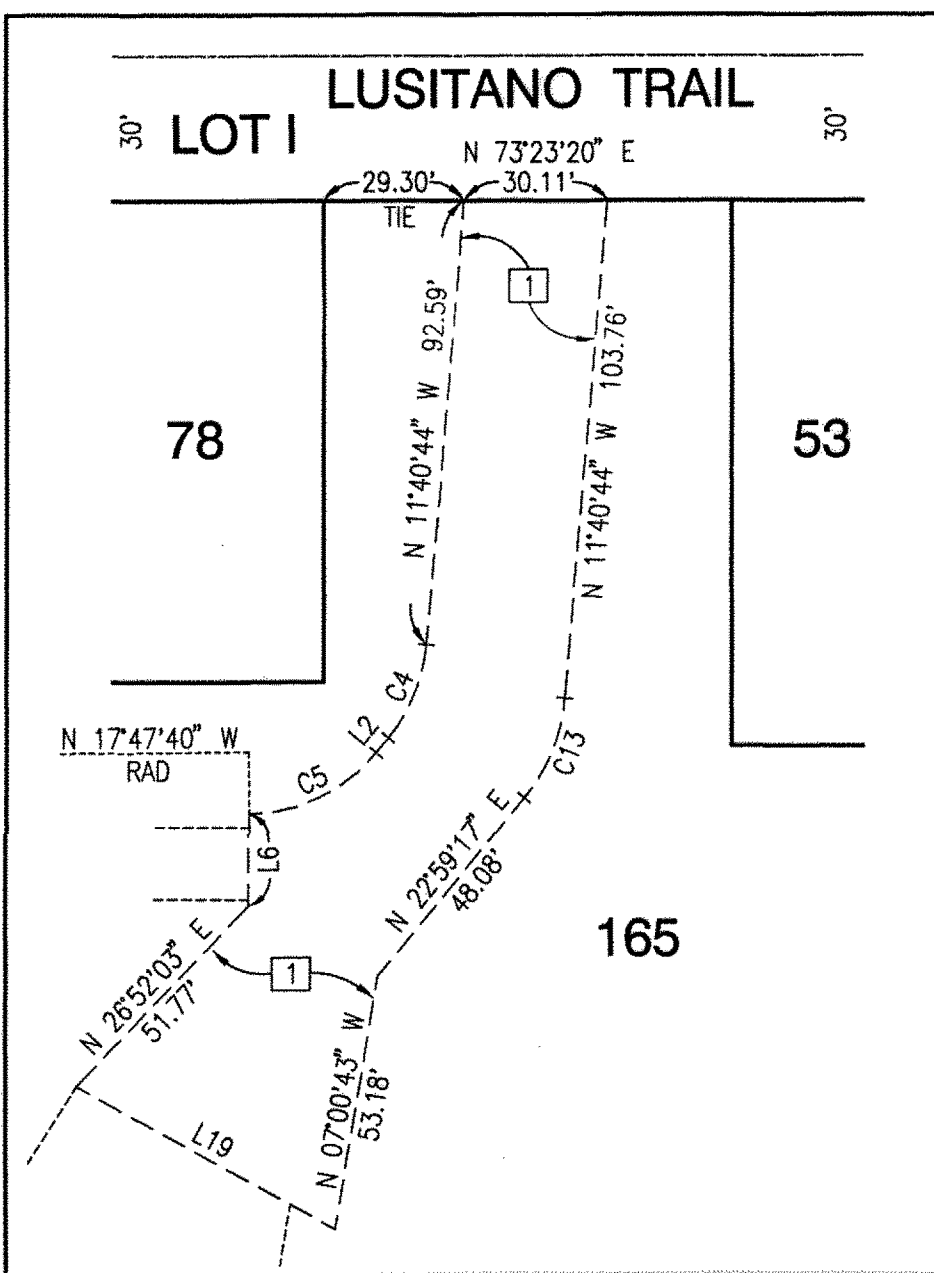
COURSE DATA		
#	BEARING	DISTANCE
L1	N 27°08'50" E	20.61'
L2	N 22°59'17" E	4.00'
L3	N 73°23'20" E	13.65'
L4	N 39°04'03" E	32.20'
L5	N 16°36'40" W	15.00'
L6	N 16°36'40" W	19.04'
L7	N 16°36'40" W	5.00'
L8	N 16°36'40" W	30.00'
L9	N 73°23'20" E	50.00'
L10	N 72°59'54" W	20.86'
L11	N 07°00'43" W	44.44'
L12	N 02°16'19" W	12.00'
L13	N 17°51'10" W	29.84'
L14	N 72°08'50" E	8.09'
L15	N 16°36'40" W	8.12'
L16	N 73°23'20" E	29.73'
L17	N 27°08'50" E	15.23'
L18	N 73°23'20" E	35.21'
L19	N 77°38'18" E	61.14'
L20	N 77°38'18" E	50.54'
L21	N 73°23'20" E	25.00'
L22	N 73°23'20" E	10.20'

CURVE DATA				CURVE DATA			
#	DELTA	RADIUS	LENGTH	#	DELTA	RADIUS	LENGTH
C1	4°28'34"	300.00'	23.44'	C11	152°59'06"	35.00'	93.45'
C2	24°40'42"	60.00'	25.84'	C12	44°26'45"	50.00'	38.79'
C3	24°40'42"	90.00'	38.76'	C13	34°40'01"	37.50'	22.69'
C4	34°40'01"	35.00'	21.18'	C14	34°55'22"	25.00'	15.24'
C5	49°13'04"	35.00'	30.07'	C15	60°00'14"	47.00'	49.22'
C6	24°40'42"	75.00'	32.30'	C16	55°06'50"	35.00'	33.67'
C7	24°40'42"	75.00'	32.30'	C17	31°36'18"	35.00'	19.31'
C8	27°04'05"	30.00'	14.17'	C18	43°05'57"	35.00'	26.33'
C9	96°05'13"	35.00'	58.70'	C19	58°14'08"	35.00'	35.57'
C10	1°50'30"	315.00'	10.13'	C20	74°36'54"	60.00'	78.14'



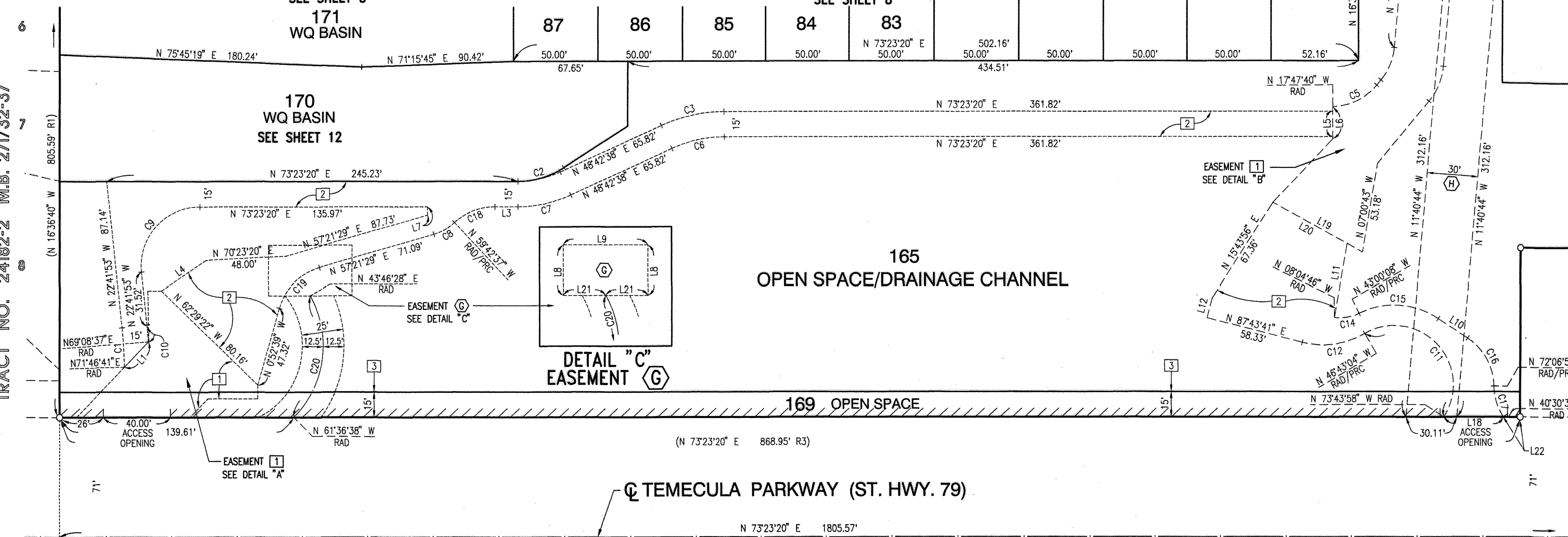
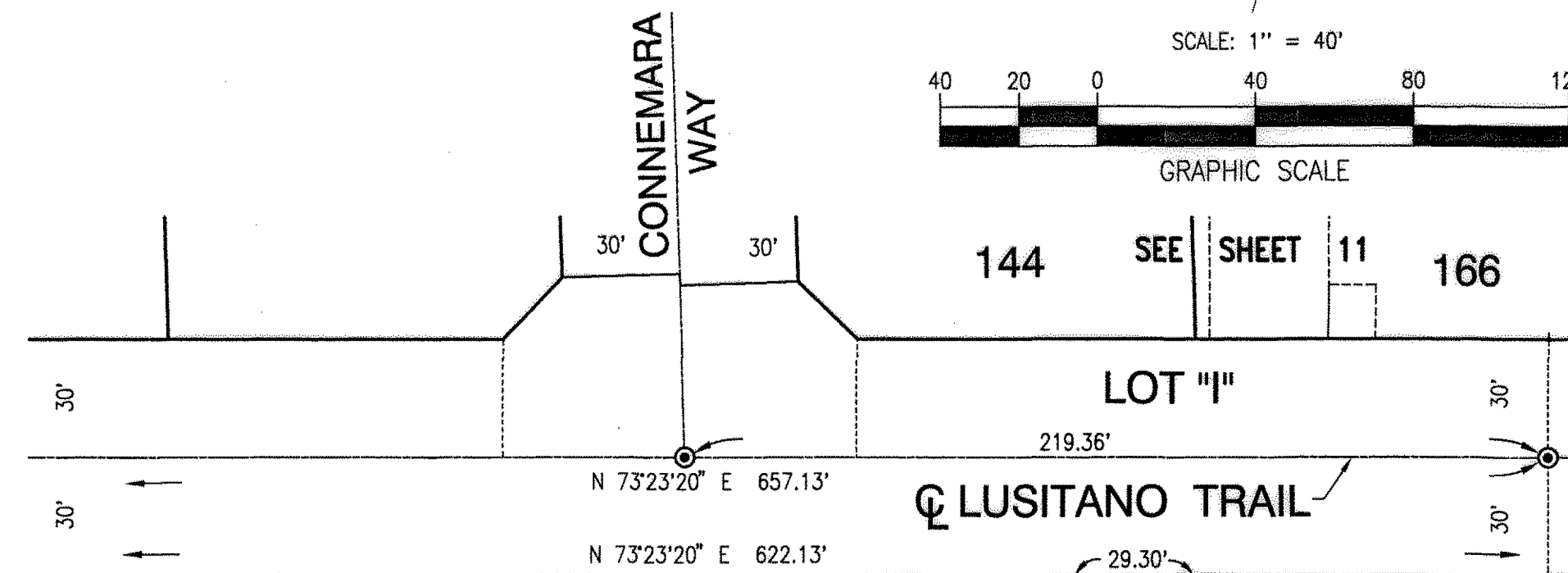
DETAIL "A" - EASEMENT 1

SEE SHEET 8
171
WQ BASIN



DETAIL "B" - EASEMENT 1

SEE SHEET 8



TRACT NO. 24182-2 M.B. 271/32-37

NOTE:
SEE SHEET 2 FOR EASEMENT NOTES
SEE SHEET 3 FOR BASIS OF BEARINGS & SURVEYORS NOTES

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

SHEET 1 OF 24 SHEETS

RECORDER'S STATEMENT

FILED THIS 19TH DAY OF SEPT., 1989 AT 2:00 P.M. IN BOOK 159 OF PARCEL MAPS, AT PAGES 38-61, AT THE REQUEST OF THE CLERK OF THE BOARD. NO. 322470 FEE \$522 WILLIAM E. CONERLY, COUNTY RECORDER BY: Sarita Ragon, DEPUTY SUBDIVISION GUARANTEE FIRST AMERICAN TITLE INSURANCE COMPANY

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. WE HEREBY DEDICATE TO PUBLIC USE FOR STREET AND PUBLIC UTILITY PURPOSES, LOTS "A" THROUGH "Q", INCLUSIVE, SHOWN HEREON. WE ALSO HEREBY DEDICATE TO PUBLIC USE FOR STREET AND PUBLIC UTILITY PURPOSES, THE EASEMENTS SHOWN HEREON AS "ROAD EASEMENTS".

BEDFORD DEVELOPMENT COMPANY, A CALIFORNIA CORPORATION

Peter B. Bedford
PETER B. BEDFORD, PRESIDENT

BENEFICIARY

WELLS FARGO BANK, NATIONAL ASSOCIATION
A NATIONAL BANKING ASSOCIATION, AS AGENT FOR BANK OF AMERICA, N.T. & S.A., THE FIRST NATIONAL BANK OF CHICAGO AND WELLS FARGO BANK, NATIONAL ASSOCIATION, BENEFICIARY UNDER DEED OF TRUST RECORDED MAY 8, 1987 AS INSTRUMENT NO. 130094 AND MODIFIED BY DOCUMENTS RECORDED JULY 12, 1988 AS INSTRUMENT NO. 192182, AUGUST 8, 1988 AS INSTRUMENT NO. 222324 AND MARCH 24, 1989 AS INSTRUMENT NO. 91756; ALL OF OFFICIAL RECORDS OF RIVERSIDE COUNTY.

Molly J. McCabe
Asst. Vice President

R. Spook
VICE PRESIDENT

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF CONTRA COSTA) SS

ON THIS 20th DAY OF JUNE, 1989, BEFORE ME, Diana E. Green, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED PETER B. BEDFORD, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PRESIDENT OF BEDFORD DEVELOPMENT COMPANY, THE CORPORATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID CORPORATION AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME.

MY COMMISSION EXPIRES 10-26-90 WITNESS MY HAND:

MY PRINCIPAL PLACE OF BUSINESS IS IN CONTRA COSTA COUNTY.

Diana E. Green
NOTARY PUBLIC IN AND FOR SAID STATE

SIGNATURE OMISSIONS NOTE

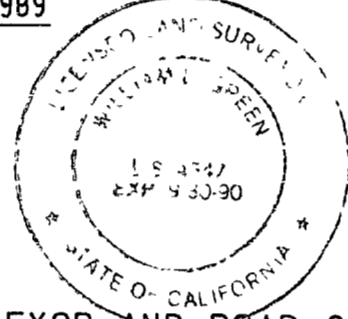
PURSUANT TO THE PROVISIONS OF SECTION 66436 (3) (A) (1) OF THE SUBDIVISION MAP ACT, THE FOLLOWING SIGNATURES HAVE BEEN OMITTED:

- STANDARD INVESTMENT COMPANY, HOLDER OF AN EASEMENT FOR INGRESS/EGRESS AND UTILITY PURPOSES RECORDED JUNE 5, 1968 AS INSTRUMENT NO. 51935 OF OFFICIAL RECORDS.
- LINFIELD SCHOOL, HOLDER OF EASEMENTS FOR INGRESS/EGRESS AND UTILITY PURPOSES RECORDED JULY 1, 1968 AS INSTRUMENT NO. 61722 AND RECORDED OCTOBER 23, 1970 AS INSTRUMENT NO. 106941, BOTH OF OFFICIAL RECORDS.

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY SUPERVISION AND IS BASED ON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF KAISER DEVELOPMENT COMPANY IN APRIL, 1989. 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 SAID MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY.

DATED: JUNE 5, 1989



William L. Green
WILLIAM L. GREEN, L.S. 4547

COUNTY SURVEYOR AND ROAD COMMISSIONER'S STATEMENT

THIS MAP CONFORMS WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES. I HEREBY STATE THAT THIS MAP HAS BEEN EXAMINED BY ME OR UNDER MY SUPERVISION AND FOUND TO BE SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP OF PARCEL MAP NO. 23432 AS FILED, AMENDED AND APPROVED BY THE BOARD OF SUPERVISORS ON APRIL 11, 1989, THE EXPIRATION DATE BEING APRIL 11, 1991; AND THAT I AM SATISFIED THIS MAP IS TECHNICALLY CORRECT.

THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, HEREBY APPROVES THE PARCEL MAP AND ACCEPTS THE OFFERS OF DEDICATION MADE HEREON OF LOTS "A" THROUGH "G", INCLUSIVE, FOR PUBLIC ROAD AND PUBLIC UTILITY PURPOSES AND AS PART OF THE COUNTY MAINTAINED ROAD SYSTEM. THE OFFERS OF DEDICATION OF LOTS "H" THROUGH "Q", INCLUSIVE, AND OF THE "ROAD EASEMENTS" FOR PUBLIC ROAD AND PUBLIC UTILITY PURPOSES ARE ACCEPTED TO VEST TITLE IN THE COUNTY ON BEHALF OF THE PUBLIC FOR SAID PURPOSES BUT THAT SAID ROADS SHALL NOT BECOME PART OF THE COUNTY MAINTAINED ROAD SYSTEM UNTIL ACCEPTED PURSUANT TO SECTION 941 OF THE STREETS AND HIGHWAYS CODE.

DATED: Sept 19, 1989.

Ray D. Smoot
Ray D. Smoot, COUNTY SURVEYOR AND ROAD COMMISSIONER



NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF SAN FRANCISCO) SS
CONTRA COSTA

ON THIS 26th DAY OF JUNE, 1989, BEFORE ME, Patricia B. Craft, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED Molly J. McCabe AND R. Spook, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE Asst. Vice President AND Vice President OF WELLS FARGO BANK, NATIONAL ASSOCIATION, A NATIONAL BANKING ASSOCIATION THAT EXECUTED THE WITHIN INSTRUMENT AND KNOWN TO ME TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF SAID ASSOCIATION AND ACKNOWLEDGED TO ME THAT SUCH ASSOCIATION EXECUTED THE SAME.

MY COMMISSION EXPIRES Aug. 28, 1992 WITNESS MY HAND:

MY PRINCIPAL PLACE OF BUSINESS IS IN SAN FRANCISCO COUNTY.
CONTRA COSTA

Patricia B. Craft
NOTARY PUBLIC IN AND FOR SAID STATE

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 \$ 409,400.00. This certificate includes any applicable taxes, assessments, or delinquencies. DATED: September 18, 1989.

R. WAYNE WATTS, COUNTY TAX COLLECTOR

BY: Robert Ammerman, DEPUTY

TAX BOND CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ 409,400.00 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.

DATED: 9/19, 1989.

CASH TAX BOND
R. WAYNE WATTS,
COUNTY TAX COLLECTOR

GERALD A. MALONEY
CLERK OF THE BOARD OF SUPERVISORS

BY: _____
DEPUTY

BY: Maria Broos
DEPUTY

CLERK OF THE BOARD OF SUPERVISOR'S STATEMENT

ON THIS 19th DAY OF September, 1989, I RECEIVED PARCEL MAP 23432. I HEREBY STATE THAT ALL REQUIRED CERTIFICATES AND DOCUMENTS HAVE BEEN FILED. I DO HEREBY SUBMIT THIS PARCEL MAP TO THE OFFICE OF THE COUNTY RECORDER.

DATED: 9/19, 1989

Maria Broos, Deputy
GERALD A. MALONEY
CLERK OF THE BOARD OF SUPERVISORS

NOTICE OF ELECTION BY LAND DIVIDER TO DEFER PAYMENT OF DRAINAGE FEE

NOTICE IS HEREBY GIVEN THAT THIS PROPERTY IS LOCATED IN THE MURRIETA CREEK TEMECULA VALLEY AREA DRAINAGE PLAN WHICH WAS ADOPTED BY THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE PURSUANT TO SECTION 10.25 OF ORDINANCE 460 AND SECTION 66483, ET. SEQ. OF THE GOVERNMENT CODE AND SAID PROPERTY IS SUBJECT TO FEES FOR SAID DRAINAGE AREA.

NOTICE IS FURTHER GIVEN THAT, PURSUANT TO SECTION 10.25 OF ORDINANCE 460, THE LAND DIVIDER HAS ELECTED TO DEFER PAYMENT OF THE DRAINAGE FEE TO THE TIME OF ISSUANCE OF A GRADING OR BUILDING PERMIT FOR SAID PARCELS AND THAT THE OWNER OF EACH PARCEL, AT THE TIME OF ISSUANCE OF EITHER A GRADING OR BUILDING PERMIT, SHALL BE REQUIRED TO PAY THE FEE REQUIRED AT THE RATE IN EFFECT AT THE TIME OF ISSUANCE OF THE ACTUAL PERMIT.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

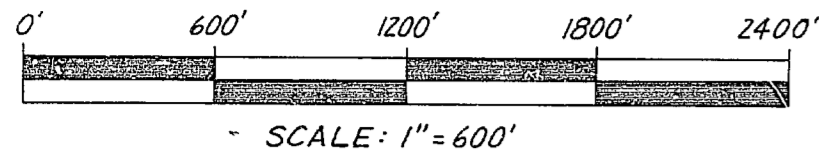
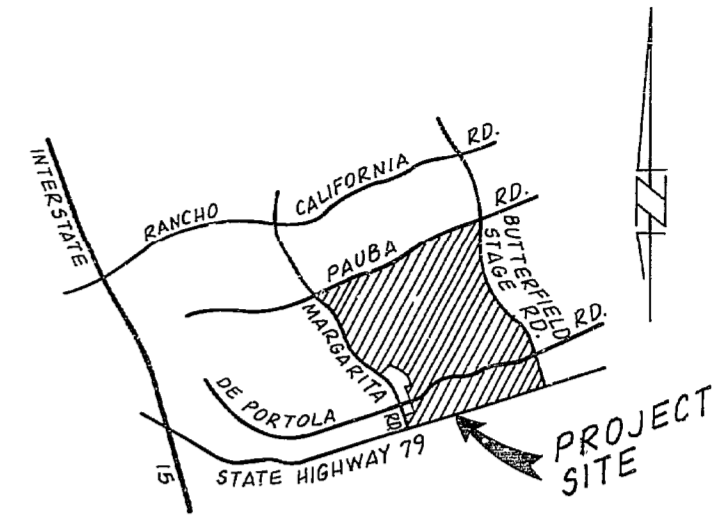
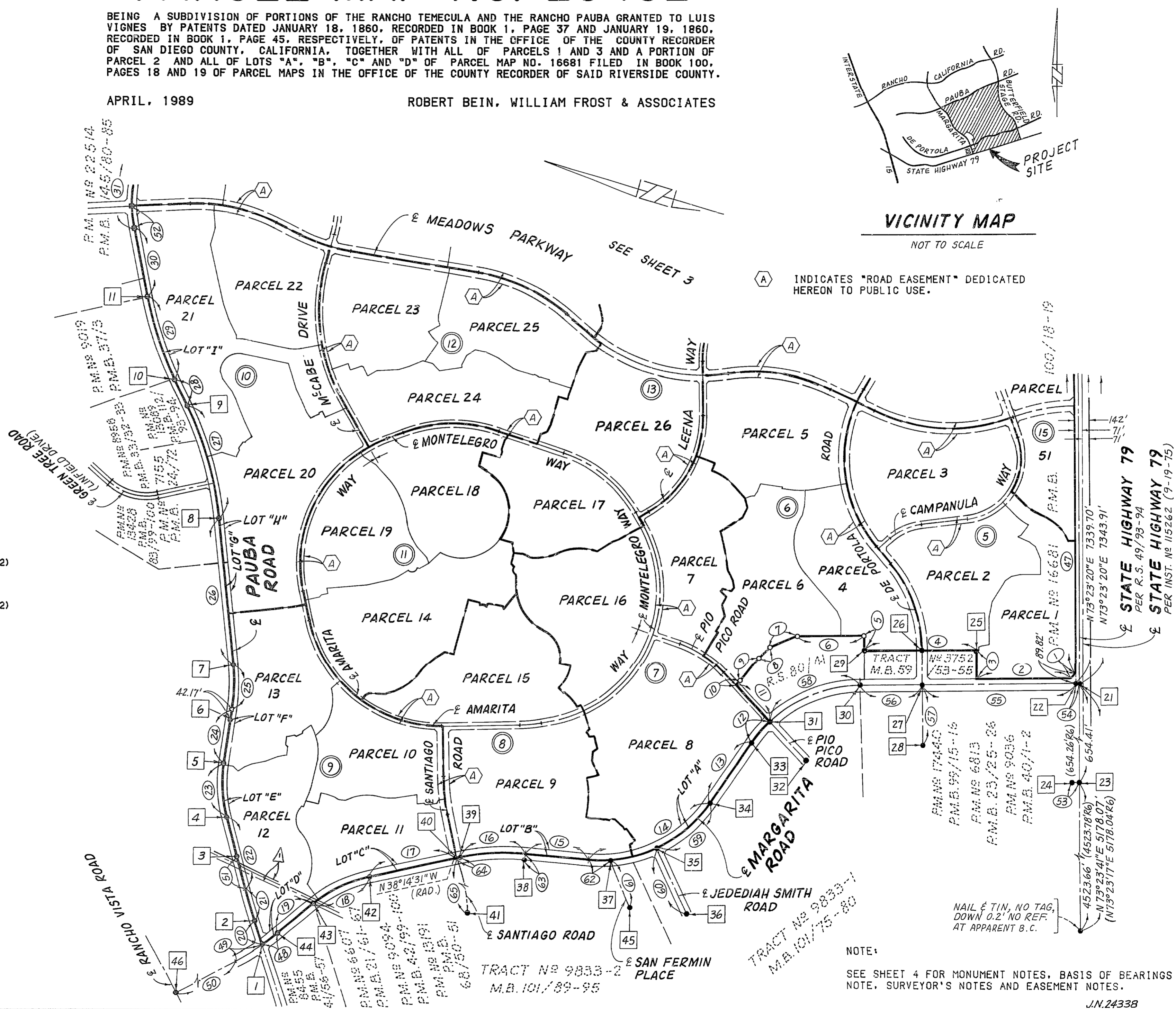


TABLE OF COURSES

1	N61°46'24"W	49.38'		
2	(N61°46'07"W	49.36'	R5)	
	N16°56'06"W	856.14'		
	(N16°55'35"W	856.10'	R5)	
3	N73°03'54"E	261.70'		
	(N73°04'25"E	261.70'	R5)	
4	N16°33'25"W	1019.30'		
	(N16°33'16"W	1019.26'	R4)	
5	N73°03'54"E	133.55'		
	(N16°53'36"W	609.98'	R12)	
6	(N39°58'30"W	257.62'	R12)	
7	(N58°54'43"W	135.95'	R12)	
8	(N67°32'07"W	285.45'	R12)	
9	(N59°37'29"W	44.00'	R12)	
10	(S30°22'31"W	454.00'	R12)	
11	Δ=11°58'18"	R=1200.00'	L= 250.73'	T=125.83'
	(Δ=11°57'45"	R=1200.00'	L= 250.54'	R7)
12	N71°37'53"W	660.70'		
	(N71°37'45"W	660.96'	R7)	
13	Δ=60°40'58"	R=1200.00'	L=1270.94'	T=702.39'
	(Δ=60°41'09"	R=1200.00'	L=1271.00'	R7)
14	N10°56'54"W	566.77'		
	(N10°56'36"W	563.10'	R8)	
15	Δ=17°22'10"	R=2000.00'	L= 606.30'	T=305.50'
	(Δ=17°30'24"	R=2000.00'	L= 611.10'	R8)
16	N28°19'04"W	806.51'		
	(S28°15'18"E	805.28'	R9)	
17	Δ=27°20'29"	R=1200.00'	L= 572.64'	T=291.88'
	(Δ=27°26'45"	R=1200.00'	L= 574.82'	R9)
18	N55°39'34"W	417.66'		
	(S55°42'03"E	415.09'	R9)	
19	N55°21'56"E	226.46'		
	(N55°21'38"E	226.46'	R11)	
20	Δ=03°26'20"	R=5000.00'	L= 300.10'	T=150.10'
	(Δ=03°25'24"	R=5000.00'	L= 298.74'	R11)
21	N58°48'16"E	663.57'		
	(N58°47'02"E	664.38'	R11)	
22	Δ=23°34'00"	R=1200.00'	L= 493.58'	T=250.33'
	(Δ=23°34'21"	R=1200.00'	L= 493.70'	R11)
23	N82°22'16"E	489.16'		
	(N82°21'23"E	489.44'	R11)	
24	Δ=14°27'02"	R=1600.00'	L= 403.53'	T=202.84'
	(Δ=14°26'48"	R=1600.00'	L= 403.43'	R11)
25	N67°55'15"E	1327.41'		
	(N67°54'35"E	1327.54'	R2)	
26	Δ=20°09'29"	R=3000.00'	L=1055.48'	T=533.25'
	(Δ=20°09'15"	R=3000.00'	L=1055.27'	T=533.14'
27	N47°45'45"E	261.98'		
	(N47°45'20"E	261.98'	R2)	
28	Δ=15°03'04"	R=3000.00'	L= 788.08'	T=396.32'
	(Δ=15°03'03"	R=3000.00'	L= 788.06'	T=396.31'
29	(N62°48'49"E	626.86'	R1)	
30	Δ=18°55'41"	R=1200.00'	L= 396.42'	T=200.03'
31	N73°23'20"E	6321.14'		
32	Δ=04°59'52"	R=2000.00'	L= 174.46'	T= 87.28'
	(Δ=05°02'41"	R=2000.00'	L= 176.09'	R9)
33	Δ=08°11'25"	R=2000.00'	L= 285.89'	T=143.19'
34	N42°28'16"W	634.88'		
35	N58°48'16"E	403.68'		
36	Δ=09°21'59"	R=1200.00'	L= 196.17'	T= 98.30'
37	N16°36'19"W	16.38'		
	(N16°36'43"W	16.33'	R4)	
38	N16°56'06"W	40.00'		
	(N16°56'06"W	1424.24'	R4)	
39	N16°56'06"W	1424.04'		
	(N16°56'06"W	565.33'	R4)	
40	N16°56'06"W	565.72'		
	(N73°26'38"E	998.34'	R4)	
41	(N73°26'44"E	998.48'	R4)	
42	Δ=42°43'28"	R=1200.00'	L= 894.82'	T=469.36'
	(Δ=42°43'53"	R=1200.00'	L= 894.97'	R7)
43	Δ=30°28'02"	R=1200.00'	L= 638.11'	T=326.79'
	(Δ=30°27'45"	R=1200.00'	L= 638.01'	R7)
44	N48°49'48"E	645.87'		
	(N48°50'00"E	646.00'	R7)	
45	N73°51'04"E	368.91'		
	(N73°50'00"E	369.00'	R8)	
46	Δ=05°12'35"	R=1200.00'	L= 109.11'	T= 54.59'
	(Δ=05°13'24"	R=1200.00'	L= 109.40'	R8)
47	N79°03'05"E	55.00'		
	(N79°03'24"E	55.00'	R8)	
48	N28°19'04"W	23.16'		
	(N28°27'00"W	21.71'	R8)	
49	Δ=31°07'01"	R=1400.00'	L= 760.33'	T=389.79'
	(Δ=31°04'47"	R=1400.00'	L= 759.42'	R8)



VICINITY MAP

NOT TO SCALE

Ⓐ INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

STATE HIGHWAY 79
PER R.S. 49/93-94

STATE HIGHWAY 79
PER INST. NO. 115262 (7-19-75)

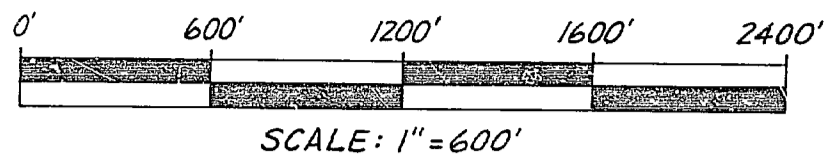
TRACT NO. 9833-1
M.B. 101/75-80

TRACT NO. 9833-2
M.B. 101/89-95

NAIL & TIN, NO TAG,
DOWN 0.2' NO REF.
AT APPARENT B.C.

NOTE:
SEE SHEET 4 FOR MONUMENT NOTES, BASIS OF BEARINGS
NOTE, SURVEYOR'S NOTES AND EASEMENT NOTES.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.



PARCEL MAP NO. 23432

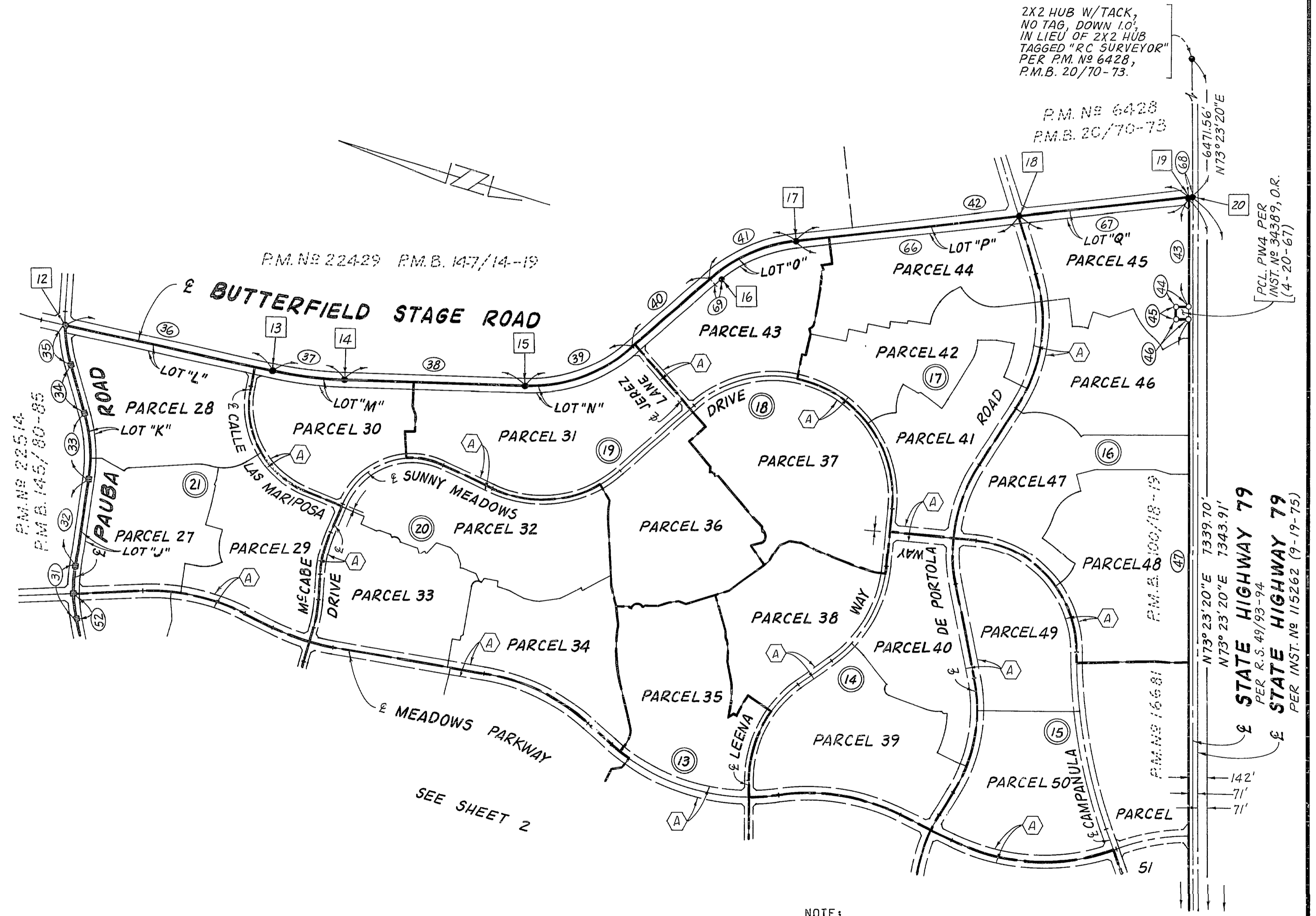
BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

TABLE OF COURSES

31	Δ = 18° 55' 41" (N81° 44' 30" E)	R=1200.00'	L= 396.43'	T=200.03'	
32	Δ = 24° 04' 49" (N57° 39' 41" E)	R=1200.00'	L= 504.33'	T=255.95'	R1)
33	Δ = 14° 30' 56" (N04° 25' 05" W)	R=1200.00'	L= 304.01'	T=152.82'	R1)
34	Δ = 10° 28' 50" (N14° 53' 55" W)	R=3000.00'	L= 548.76'	T=275.15'	
35	Δ = 10° 29' 02" (N14° 54' 58" W)	R=3000.00'	L= 548.94'	T=275.24'	R3)
36	Δ = 42° 46' 22" (N57° 40' 17" W)	R=1200.00'	L= 895.83'	T=469.95'	
37	Δ = 42° 46' 52" (N57° 41' 50" W)	R=1200.00'	L= 896.00'	T=470.05'	R3)
38	Δ = 34° 43' 54" (N22° 56' 23" W)	R=1200.00'	L= 727.42'	T=375.27'	
39	Δ = 34° 44' 17" (N22° 56' 23" W)	R=1200.00'	L= 727.55'	T=375.35'	R3)
40	Δ = 09° 21' 59" (N73° 23' 20" E)	R=1200.00'	L= 196.17'	T= 98.30'	
41	Δ = 09° 21' 59" (N73° 23' 20" E)	R=1200.00'	L= 1714.77'		
42	Δ = 22° 56' 23" W	R=1200.00'	L= 1714.89'		R3)
43	Δ = 22° 56' 23" W	R=1200.00'	L= 1306.74'		R5)
44	Δ = 22° 56' 22" W	R=1200.00'	L= 1306.68'		R5)
45	Δ = 22° 56' 22" W	R=1200.00'	L= 40.25'		R5)
46	Δ = 22° 56' 22" W	R=1200.00'	L= 40.27'		R5)
47	Δ = 00° 03' 41" W	R=1145.00'	L= 1.22'		



(A) INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:

SEE SHEET 4 FOR MONUMENT NOTES, BASIS OF BEARINGS NOTE, SURVEYOR'S NOTES AND EASEMENT NOTES.

J.N. 24338

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

MONUMENT NOTES

- INDICATES FOUND 1" IP TAGGED "LS 4965", FLUSH, PER R.S. 80/41.
- ▲ INDICATES FOUND 1" IP TAGGED "LS 4965", DOWN 0.5', PER PM NO. 22514, PMB 145/80-85.
- ⊗ INDICATES FOUND MONUMENTS AS NOTED AND REFERENCED HEREON.
- 1 1" IP TAGGED "RCE 21914", DOWN 0.9', PER PM NO. 8455, PMB 41/57 AT CENTERLINE INTERSECTION.
- 2 1-1/2" BRASS DISK STAMPED "LS 2602", FLUSH, NO REFERENCE, AT BC.
- 3 BOLT AND WASHER STAMPED "MWD ROE 21759", FLUSH, NO REFERENCE; N31°11'44"W 0.04' FROM LINE.
- 4 1-1/2" BRASS DISK STAMPED "LS 2602", FLUSH, NO REFERENCE; S58°48'16"W 0.19' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 5 1-1/2" BRASS DISK STAMPED "LS 2602", FLUSH, NO REFERENCE; S82°22'16"W 0.16' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 6 CONC. NAIL AND TIN, NO TAG, FLUSH, NO REFERENCE; REPLACED CONC. NAIL WITH 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH.
- 7 1-1/2" BRASS DISK STAMPED "LS 2602", FLUSH, PER PM NO. 7155, PMB 24/72 AT BC.
- 8 1" IP TAGGED "RCE 21914", DOWN 1.2', PER PM NO. 7155, PMB 24/72 AT BC.
- 9 1" IP TAGGED "RCE 21914", DOWN 1.5', PER PM NO. 7155, PMB 24/72; S76°59'36"W 0.15' FROM BC.
- 10 1" IP TAGGED "RCE 21914", DOWN 0.5', PER PM NO. 22514, PMB 145/80-85; S54°29'24"W 0.08' FROM BC.
- 11 1" IP TAGGED "RCE 21914", DOWN 1.7', PER PM NO. 7155, PMB 24/72 AT BC.
- 12 1" IP TAGGED "RCE 26457", FLUSH, PER PM NO. 22514, PMB 145/80-85 AT CENTERLINE INTERSECTION.
- 13 1" IP TAGGED "RCE 21914", DOWN 0.8', PER PM NO. 22429, PMB 147/14-19; N04°25'05"W 0.74' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 14 1" IP TAGGED "RCE 21914", DOWN 0.5', PER PM NO. 22429, PMB 147/14-19; N14°53'55"W 1.01' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 15 1" IP TAGGED "RCE 21914", DOWN 0.8', PER PM NO. 22429, PMB 147/14-19; N14°53'55"W 1.77' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 16 2 X 2 HUB W/TACK, NO TAG, UP 0.2', PER PM NO. 22429, PMB 147/14-19, POC.
- 17 2 X 2 HUB W/TACK, NO TAG, UP 0.2', PER PM NO. 22429, PMB 147/14-19; S57°53'51"E 1.12 FEET FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 18 2" IP TAGGED "LS 3160", FLUSH, PER PM NO. 22429, PMB 147/14-19 AT CENTERLINE INTERSECTION.
- 19 2" IP, NO TAG, DOWN 1.0', NO REFERENCE, IN LIEU OF 2" IP TAGGED "RCE 21914" PER PM NO. 16681, PMB 100/18-19; S02°25'14"W 0.14' FROM CORNER.
- 20 2" IP, TAG ILLEGIBLE, DOWN 0.5', NO REFERENCE, IN LIEU OF 2" IP TAGGED "LS 3160" PER PM NO. 16681, PMB 100/18-19 AT CENTERLINE INTERSECTION.
- 21 1" IP, TAGGED "RCE 21914", DOWN 1.0', PER PM NO. 16681, PMB 100/18-19 AT CENTERLINE INTERSECTION.
- 22 SPIKE, NO TAG, FLUSH, NO REFERENCE; S80°27'19"W 0.08' FROM CORNER; REMOVED AND SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT CORNER.
- 23 CONC. NAIL AND TIN, NO TAG, FLUSH, PER PM NO. 6813, PMB 23/25-26; N16°36'19"W 0.05' FROM CENTERLINE.
- 24 2" IP, TAG ILLEGIBLE, DOWN 2.2', PER TRACT NO. 3752, MB 59/53-54.

- 25 1" IP TAGGED "RCE 21914", DOWN 0.2', PER PM NO. 16681, PMB 100/18-19 AT CORNER.
- 26 1" IP TAGGED "LS 2602", DOWN 0.5', PER PM NO. 16681, PMB 100/18-19; N73°26'04"E 0.10' FROM CORNER.
- 27 1" IP, TAGGED "LS 2602", DOWN 1.2', PER PM NO. 16681, PMB 100/18-19 AT CENTERLINE INTERSECTION.
- 28 1" IP TAGGED "LS 2602", DOWN 0.8', PER TRACT NO. 3752, MB 59/53-55 AT BC.
- 29 1-1/2" IP TAGGED "LS 2602", DOWN 0.5', PER TRACT NO. 3752, MB 59/53-55 AT CORNER AND PER RS 80/41.
- 30 SPIKE AND WASHER TAGGED "RCE 20508", FLUSH, PER RS 80/41; N16°56'06"W 0.29' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 31 2 X 2 AND TACK, NO TAG, DOWN 0.2', PER RS 80/41 AT CENTERLINE INTERSECTION; REMOVED AND SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH.
- 32 SPIKE AND WASHER TAGGED "RCE 20508", FLUSH, PER TRACT NO. 9833-1, MB 101/75-80 AT P1.
- 33 1" IP TAGGED "RCE 20508", DISTURBED - USED BASE OF PIPE, PER TRACT NO. 9833-1, MB 101/75-80; S66°34'07"W 0.08' FROM BC.
- 34 1" IP, TAG ILLEGIBLE, DOWN 1.5', NO REFERENCE, AT BC.
- 35 1" IP, TAGGED "RCE 20508", DOWN 0.7', PER TRACT NO. 9833-1, MB 101/75-80, AT CENTERLINE INTERSECTION.
- 36 SPIKE AND WASHER TAGGED "RCE 20508", FLUSH, PER TRACT NO. 9833-1, MB 101/75-80 AT CENTERLINE INTERSECTION.
- 37 2 X 2 HUB WITH TACK, NO TAG, FLUSH, NO REFERENCE, S73°50'30"W 0.07' FROM CENTERLINE INTERSECTION; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547" AT CENTERLINE INTERSECTION, FLUSH.
- 38 1" IP TAGGED "RCE 20508", DOWN 0.5', PER TRACT NO. 9833-2, MB 101/89-95; S10°56'54"E 3.31' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 39 SPIKE AND WASHER TAGGED "RCE 20508", FLUSH, PER TRACT NO. 9833-2, MB 101/89-95; N28°19'04"W 1.46' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547" FLUSH, AT BC.
- 40 1" IP TAGGED "RCE 20508", DOWN 1.0', IN LIEU OF SPIKE AND TIN TAGGED "RCE 20508" PER TRACT NO. 9833-2, MB 101/89-95 AT CENTERLINE INTERSECTION.
- 41 3/4" IP TAGGED "RCE 20508", DOWN 0.2', IN LIEU OF SPIKE AND TIN TAGGED "RCE 20508" PER TRACT NO. 9833-2, MB 101/89-95 AT BC.
- 42 1" IP TAGGED "RCE 11473", DOWN 1.0', PER PM NO. 8455, PMB 21/61-67; S28°19'04"E 0.83' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 43 1" IP TAGGED "RCE 11473", DOWN 0.2', PER PM NO. 8455, PMB 41/57; N55°39'34"W 1.27' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 44 1" IP TAGGED "RCE 11473", DOWN 0.6', PER PM NO. 8455, PMB 41/57; S55°39'34"E 1.50' FROM BC; SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH, AT BC.
- 45 SPIKE AND WASHER TAGGED "RCE 20508", FLUSH, PER TRACT NO. 9833-2, MB 101/89-95 AT P1.
- 46 1-1/2" BRASS DISK STAMPED "LS 4965", FLUSH, PER PM NO. 21884, PMB 144/24-33 AT CENTERLINE INTERSECTION.

SURVEYOR'S NOTE

- 1. PARCEL MAP NO. 23432 CONTAINS 1377.33 ACRES, GROSS.
- 2. PARCEL MAP NO. 23432 CONTAINS 51 PARCELS AND LOTS "A" THROUGH "Q".
- 3. (R1) DENOTES RECORD PER PM NO. 22514, PMB 145/80-85 AND MEASURED.
- 4. (R2) DENOTES RECORD PER PM NO. 7155, PMB 24/72.
- 5. (R3) DENOTES RECORD PER PM NO. 22429, PMB 147/14-19.
- 6. (R4) DENOTES RECORD PER TRACT NO. 3752, MB 59/53-55.
- 7. (R5) DENOTES RECORD PER PM NO. 16681, PMB 100/18-19.
- 8. (R6) DENOTES RECORD PER PM NO. 6813, PMB 23/25-26.
- 9. (R7) DENOTES RECORD PER TRACT NO. 9833-1, MB 101/75-80.
- 10. (R8) DENOTES RECORD PER TRACT NO. 9833-2, MB 101/89-95.
- 11. (R9) DENOTES RECORD PER PM NO. 6607, PMB 21/61-67.
- 12. (R10) DENOTES RECORD PER INSTRUMENT NO. 34389 RECORDED 4/20/67.
- 13. (R11) DENOTES RECORD PER INSTRUMENT NO. 44142 RECORDED 4/28/71.
- 14. (R12) DENOTES RECORD PER RS 80/41 AND MEASURED.
- DENOTES SET 1" IP W/TAG "LS 4547", FLUSH, PER STANDARD "A" MON.
- ▲ DENOTES SET 5/8" COPPER CLAD STEEL PIN W/ 1-1/2" BRASS CAP STAMPED "LS 4547", FLUSH.
- △ DENOTES SET 1" IP W/TAG "LS 4547", DOWN 0.5.

ALL MONUMENTS ARE SET ACCORDING TO STANDARD COUNTY ORDINANCE NO. 461.6.

ENVIRONMENTAL CONSTRAINT NOTE

ENVIRONMENTAL CONSTRAINT SHEET AFFECTING THIS MAP IS ON FILE IN THE OFFICE OF THE RIVERSIDE COUNTY SURVEYOR, IN ECS BOOK 18, PAGES 48-50 THIS AFFECTS ALL PARCELS.

BASIS OF BEARINGS NOTE

THE BEARINGS SHOWN HEREON ARE BASED ON A PORTION OF THE CENTERLINE OF PAUBA ROAD AS SHOWN ON PARCEL MAP NO. 22514, FILED IN BOOK 145, PAGES 80 THROUGH 85 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF RIVERSIDE COUNTY, CALIFORNIA, BEING N81°44'30"W.

EASEMENT NOTE

- 1 P.U.E. INDICATES AN EASEMENT IN FAVOR OF THE METROPOLITAN WATER DISTRICT OF SOUTHERN CALIFORNIA, RECORDED 12/30/59 AS INSTRUMENT NO. 110136 OF OFFICIAL RECORDS FOR WATER PIPELINE PURPOSES.
- 2 P.U.E. INDICATES EASEMENTS IN FAVOR OF SOUTHERN CALIFORNIA EDISON COMPANY, RECORDED 6/17/71 AS INSTRUMENT NO. 65511 OF OFFICIAL RECORDS; AND RECORDED 4/11/72 AS INSTRUMENT NO. 46873 OF OFFICIAL RECORDS FOR POLE LINE AND CONDUIT PURPOSES, ETC.
- 3 P.U.E. INDICATES AN EASEMENT IN FAVOR OF RANCHO CALIFORNIA WATER DISTRICT, RECORDED 4/20/67 AS INSTRUMENT NO. 34389 OF OFFICIAL RECORDS FOR PIPELINE PURPOSES, ETC.
- 4 INDICATES EASEMENTS IN FAVOR OF THE LINFIELD SCHOOL, RECORDED 7/01/68 AS INSTRUMENT NO. 61722 OF OFFICIAL RECORDS; AND RECORDED 10/23/70 AS INSTRUMENT NO. 106941 OF OFFICIAL RECORDS FOR INGRESS, EGRESS AND UTILITIES.
- 5 INDICATES EASEMENTS IN FAVOR OF RIVERSIDE COUNTY (PUBLIC), RECORDED 4/28/71 AS INSTRUMENT NO. 44142 OF OFFICIAL RECORDS; AND RECORDED 3/23/72 AS INSTRUMENT NO. 38505 OF OFFICIAL RECORDS FOR ROAD PURPOSES.
- 6 INDICATES AN IRREVOCABLE OFFER OF DEDICATION IN FAVOR OF THE COUNTY OF RIVERSIDE (PUBLIC) PER PM NO. 16681, PMB 100/18-19 FOR ROAD AND PUBLIC UTILITY PURPOSES.
- 7 INDICATES AN EASEMENT IN FAVOR OF THE COUNTY OF RIVERSIDE (PUBLIC), RECORDED 9/27/82 AS INSTRUMENT NO. 166540 OF OFFICIAL RECORDS FOR ROAD AND PUBLIC UTILITY PURPOSES, ETC.
- 8 INDICATES AN IRREVOCABLE OFFER OF DEDICATION IN FAVOR OF THE COUNTY OF RIVERSIDE (PUBLIC), RECORDED 2/14/89 AS INSTRUMENT NO. 45608 OF OFFICIAL RECORDS FOR DRAINAGE AND INGRESS AND EGRESS PURPOSES.
- 9 INDICATES AN EASEMENT IN FAVOR OF THE COUNTY OF RIVERSIDE (PUBLIC), RECORDED 2/28/89 AS INSTRUMENT NO. 60591 OF OFFICIAL RECORDS FOR PUBLIC ROAD, DRAINAGE, UTILITY AND SERVICE PURPOSES.
- 10 INDICATES AN IRREVOCABLE OFFER OF DEDICATION IN FAVOR OF THE COUNTY OF RIVERSIDE (PUBLIC), RECORDED 3/09/89 AS INSTRUMENT NO. 72302 OF OFFICIAL RECORDS FOR DRAINAGE AND FLOWAGE PURPOSES.

159
42

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

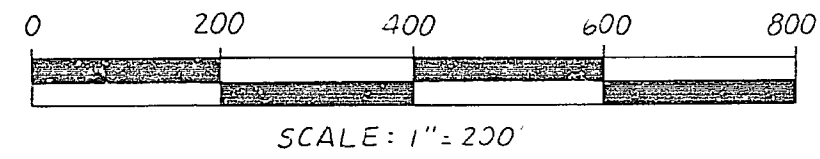
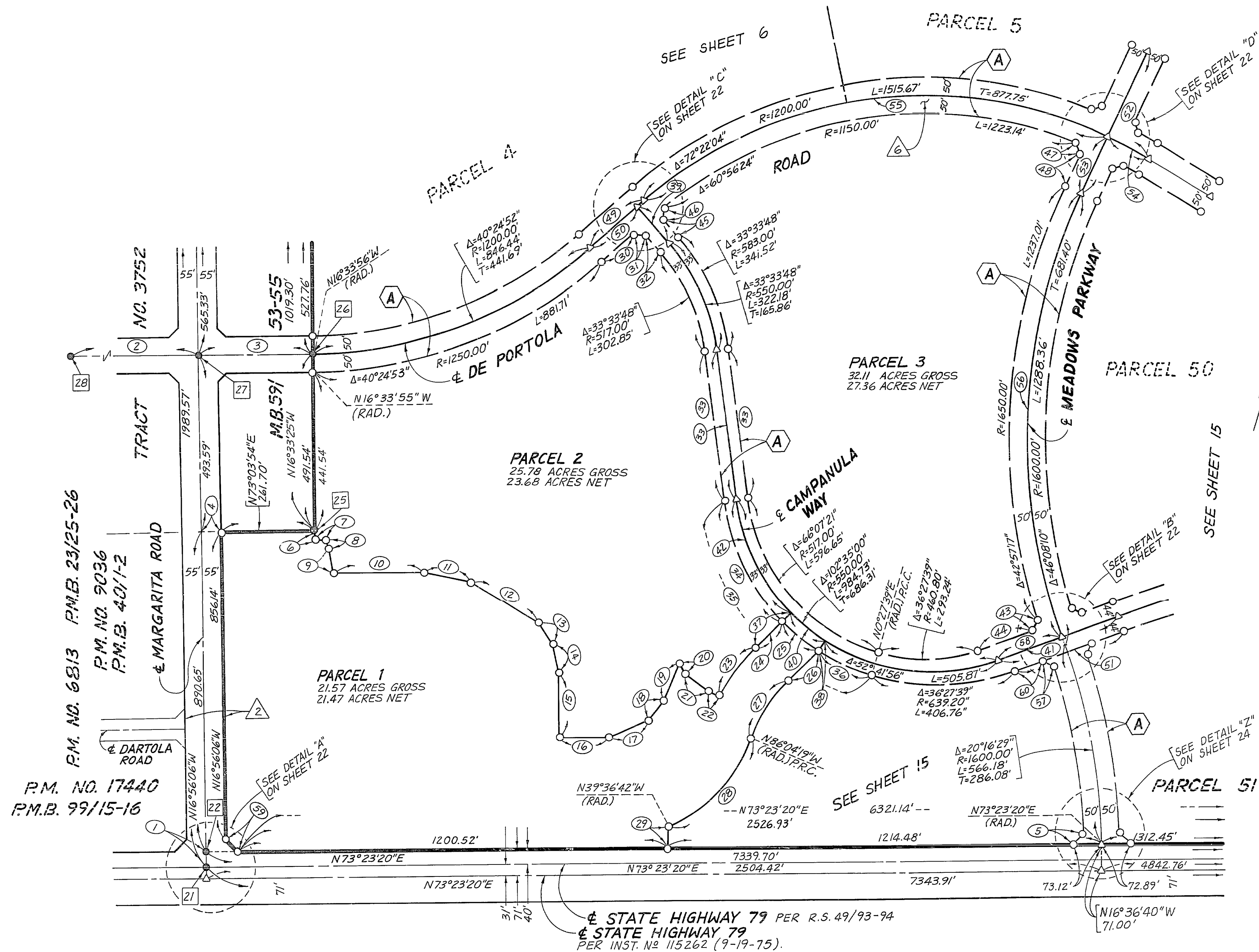


TABLE OF COURSES

1	N16°56'06"W	40.00'
2	N73°26'38"E	998.34'
3	N73°26'04"E	319.95'
4	N73°03'54"E	55.00'
5	N33°24'21"E	30.01'
6	N16°33'21"W	22.19'
7	N73°26'39"E	30.39'
8	N39°20'00"W	22.53'
9	N26°20'00"W	71.96'
10	N73°35'00"E	247.00'
11	N85°00'00"E	139.00'
12	N74°40'00"W	222.00'
13	N50°05'00"W	70.00'
14	N28°20'00"W	79.00'
15	N16°36'40"W	185.00'
16	N73°23'20"E	140.00'
17	N50°40'00"E	120.00'
18	N22°05'00"E	68.00'
19	N06°40'00"E	116.00'
20	N42°40'00"W	32.00'
21	N68°50'00"W	84.89'
22	N77°58'09"W	30.00'
23	Δ=17°33'09"	R= 550.00' L= 168.49'
24	N29°35'00"E	R= 550.00' L= 107.49'
25	Δ=12°53'04"	R= 583.00' L= 131.10'
26	N29°35'00"E	R= 583.00' L= 122.17'
27	Δ=25°39'19"	R= 420.00' L= 188.06'
28	Δ=46°27'37"	R= 430.00' L= 348.68'
29	N16°36'40"W	R= 550.00' L= 61.10'
30	N33°01'12"E	R= 550.00' L= 117.00'
31	N76°48'04"E	R= 550.00' L= 33.24'
32	N56°58'48"W	R= 550.00' L= 65.99'
33	N23°25'00"W	R= 550.00' L= 419.98'
34	Δ=37°00'00"	R= 583.00' L= 376.48'
35	Δ=66°07'21"	R= 583.00' L= 672.81'
36	Δ=16°14'17"	R= 583.00' L= 165.23'
37	N29°35'00"E	R= 583.00' L= 140.49'
38	N16°41'56"E	R= 583.00' L= 33.00'
39	N56°58'48"W	R= 583.00' L= 138.99'
40	Δ=12°53'04"	R= 550.00' L= 123.68'
41	N54°00'00"E	R= 550.00' L= 357.60'
42	Δ=37°00'00"	R= 550.00' L= 355.17'
43	N10°08'51"E	R= 550.00' L= 31.87'
44	N54°00'00"E	R= 550.00' L= 151.30'
45	N56°58'48"W	R= 550.00' L= 65.57'
46	N10°00'22"W	R= 550.00' L= 33.70'
47	N37°36'25"W	R= 550.00' L= 33.56'
48	N09°15'00"E	R= 550.00' L= 100.22'
49	N33°01'12"E	R= 550.00' L= 200.00'
50	N33°01'12"E	R= 550.00' L= 174.00'
51	N54°00'00"E	R= 550.00' L= 324.20'
52	N09°15'00"E	R= 550.00' L= 437.64'
53	N09°15'00"E	R= 550.00' L= 175.59'
54	Δ=06°08'16"	R= 1200.00' L= 128.55'
55	Δ=66°13'48"	R= 1200.00' L= 1387.12'
56	Δ=45°15'00"	R= 1600.00' L= 1263.62'
57	N80°40'17"E	R= 1600.00' L= 32.71'
58	N54°00'00"E	R= 1600.00' L= 189.56'
59	N61°46'24"W	R= 1600.00' L= 49.38'
60	N54°00'00"E	R= 1600.00' L= 83.45'

(A) INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.



NOTE:
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

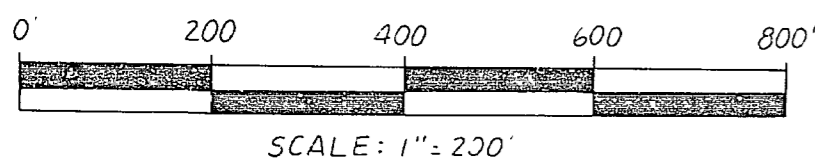
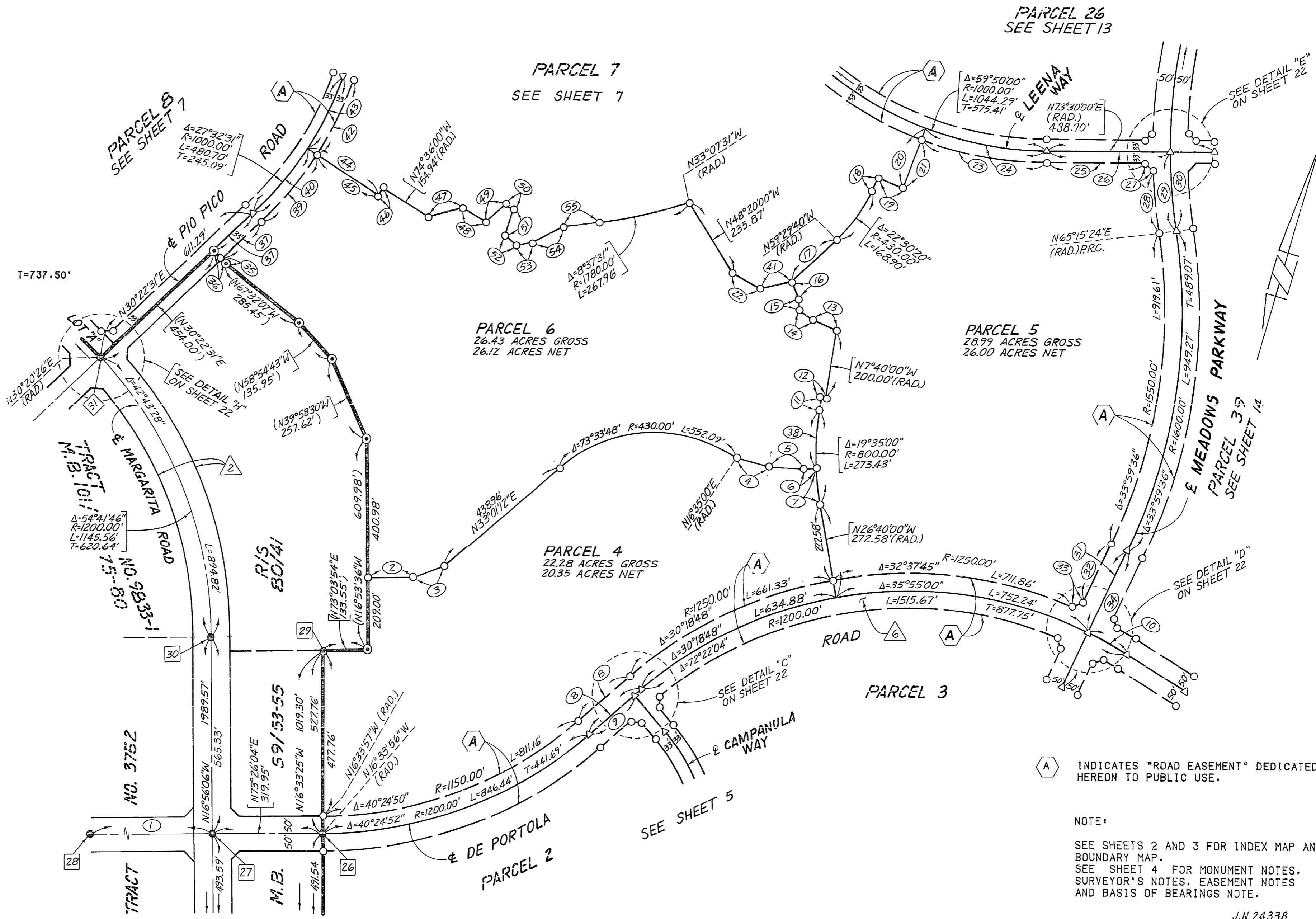


TABLE OF COURSES

1	N73°26'38"E	998.34'
2	N73°06'24"E	134.02'
3	N52°37'25"E	93.90'
4	N89°10'28"E	100.09'
5	N76°45'00"E	104.85'
6	N70°55'00"E	35.00'
7	Δ=07°35'00"	R= 800.00' (RADIAL) L= 105.88'
8	N33°01'12"E	200.00'
9	N33°01'12"E	174.00'
10	Δ=06°08'16"	R=1200.00' L= 128.55' (RADIAL)
11	N07°05'00"W	37.29' (RADIAL)
12	Δ=00°35'00"	R=1200.00' L= 12.22' (RADIAL)
13	N84°05'00"W	74.00'
14	N71°20'00"W	48.30'
15	N18°10'00"W	31.42'
16	N37°55'00"W	53.16'
17	N30°16'56"E	184.47'
18	N08°00'00"E	42.85' (RADIAL)
19	Δ=03°40'00"	R=1185.00' L= 75.83' (RADIAL)
20	N04°20'00"E	185.00' (RADIAL)
21	N04°20'00"E	152.00' (RADIAL)
22	N75°25'00"W	94.10'
23	Δ=20°50'00"	R=1033.00' L= 375.61' (RADIAL)
24	Δ=20°50'00"	R=1000.00' L= 363.61' (RADIAL)
25	N73°30'00"E	288.35' (RADIAL)
26	N73°30'00"E	360.38' (RADIAL)
27	N61°12'54"W	32.67'
28	Δ=06°17'27"	R=1650.00' L= 181.16' (RADIAL)
29	Δ=08°14'36"	R=1600.00' L= 230.19' (RADIAL)
30	Δ=49°29'36"	R=1600.00' L=1382.11' (RADIAL)
31	N09°15'00"E	262.05' (RADIAL)
32	N09°15'00"E	191.14'
33	N52°36'23"E	31.58'
34	N09°15'00"E	437.64' (RADIAL)
35	(N59°37'29"W)	11.00'
36	(N59°37'29"W)	44.00'
37	N30°22'31"E	157.29'
38	Δ=12°00'00"	R= 800.00' L= 167.55' (RADIAL)
39	Δ=13°57'31"	R=1033.00' L= 251.66' (RADIAL)
40	Δ=13°57'31"	R=1000.00' L= 243.63' (RADIAL)
41	N61°35'00"E	97.90'
42	Δ=13°35'00"	R=1033.00' L= 244.90' (RADIAL)
43	Δ=13°35'00"	R=1000.00' L= 237.07' (RADIAL)
44	N73°35'00"W	250.00' (RADIAL)
45	N73°35'00"W	217.00' (RADIAL)
46	Δ=01°01'00"	R=1250.00' L= 22.18' (RADIAL)
47	N58°50'00"E	107.91'
48	N75°10'00"W	76.11'
49	N33°00'00"E	75.00' (RADIAL)
50	Δ=31°55'00"	R= 48.00' L= 26.74' (RADIAL)
51	N01°05'00"E	78.00' (RADIAL)
52	N65°30'00"W	44.34'
53	N63°20'00"E	46.09'
54	N48°25'00"E	104.39'
55	N65°30'00"E	101.69'



IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

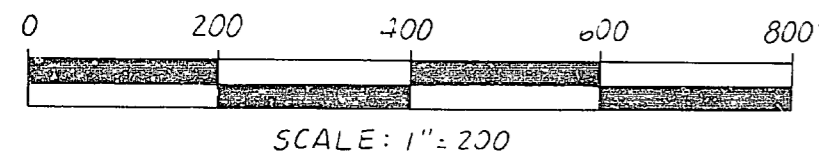
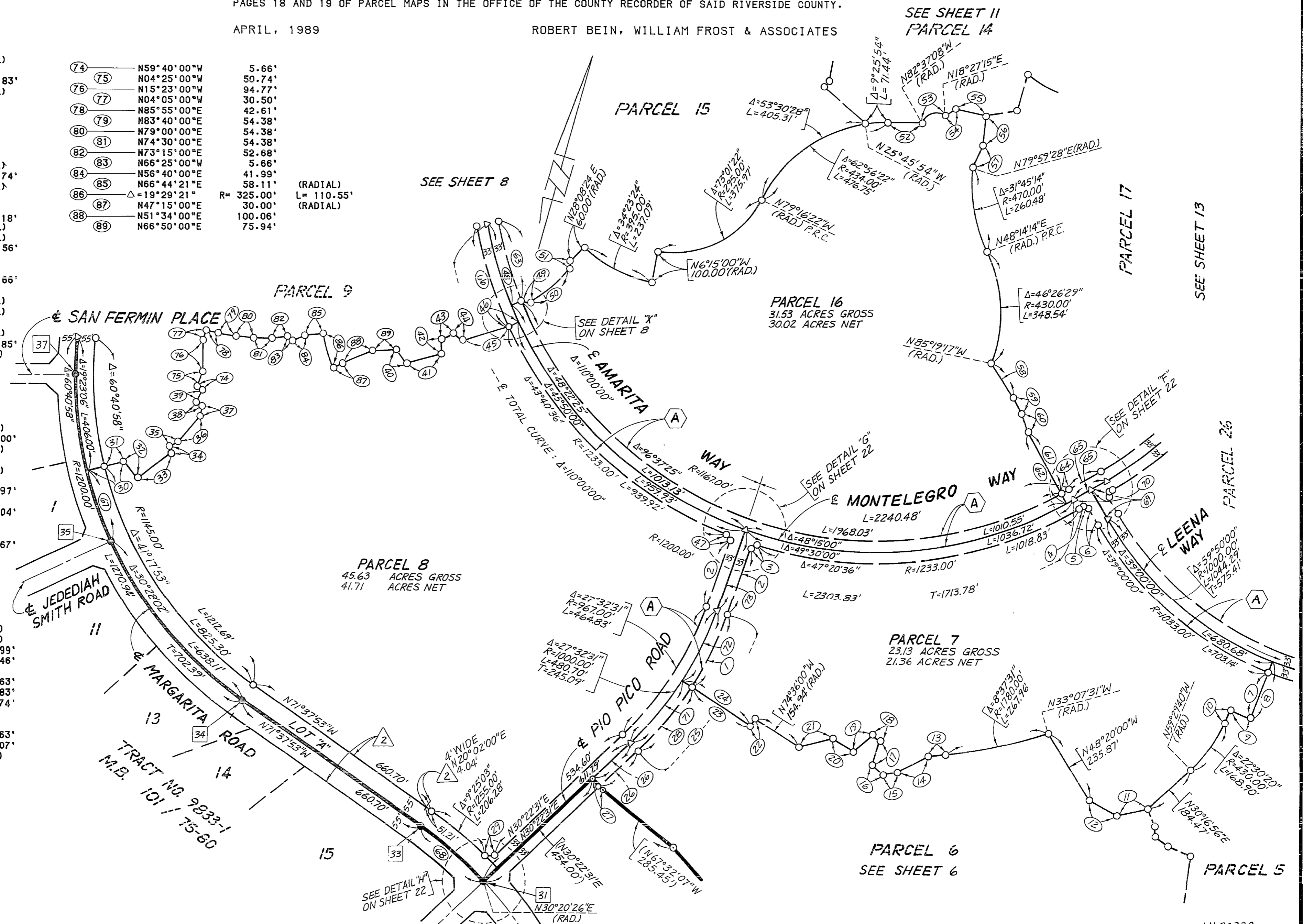


TABLE OF COURSES

1	Δ=13°35'00"	R=1033.00'	L= 244.90'
2	N02°50'00"E	210.95'	
3	N42°47'42"E	20.86'	
4	N43°20'00"E	10.53'	
5	N87°51'09"W	21.26'	
6	N46°40'00"W	53.93'	
7	N04°20'00"E	152.00'	(RADIAL)
8	N04°20'00"E	185.00'	
9	Δ=03°40'00"	R=1185.00'	L= 75.83'
10	N08°00'00"E	42.85'	(RADIAL)
11	N61°35'00"E	97.90'	
12	N75°25'00"W	94.10'	
13	N65°30'00"E	101.69'	
14	N48°25'00"E	104.39'	
15	N63°20'00"E	46.09'	
16	N65°30'00"W	44.34'	
17	N01°05'00"E	78.00'	(RADIAL)
18	Δ=31°55'00"	R= 48.00'	L= 26.74'
19	N33°00'00"E	75.00'	(RADIAL)
20	N75°10'00"W	76.11'	
21	N58°50'00"E	107.91'	
22	Δ=01°01'00"	R=1250.00'	L= 22.18'
23	N73°35'00"W	217.00'	(RADIAL)
24	N73°35'00"W	250.00'	(RADIAL)
25	Δ=27°32'31"	R=1033.00'	L= 496.56'
26	N30°22'31"E	157.29'	
27	(N59°37'29"W	44.00')	
28	Δ=13°57'31"	R=1033.00'	L= 251.66'
29	N75°21'22"E	32.48'	
30	N59°40'00"E	112.82'	(RADIAL)
31	N59°40'00"E	57.82'	(RADIAL)
32	N53°05'00"W	65.12'	
33	N35°45'00"E	129.99'	(RADIAL)
34	Δ=02°55'44"	R= 310.00'	L= 15.85'
35	N38°40'44"E	30.00'	(RADIAL)
36	N23°55'00"E	106.10'	
37	N11°55'00"W	31.16'	
38	N75°02'00"W	13.58'	
39	N04°40'00"W	43.03'	
40	N51°30'00"W	55.00'	
41	N58°55'00"E	112.00'	
42	N17°10'00"W	46.91'	(RADIAL)
43	Δ=47°45'00"	R= 48.00'	L= 40.00'
44	N64°55'00"W	34.47'	(RADIAL)
45	N56°15'00"E	152.06'	
46	N48°40'00"E	33.00'	(RADIAL)
47	N37°07'42"W	20.86'	
48	Δ=12°07'35"	R=1200.00'	L= 253.97'
49	N98°38'23"W	23.12'	
50	Δ=20°49'42"	R= 465.00'	L= 169.04'
51	N18°56'06"W	20.43'	
52	N73°40'00"E	103.09'	
53	Δ=101°04'23"	R= 48.00'	L= 84.67'
54	N36°15'00"E	37.00'	
55	N87°05'00"E	96.00'	
56	N09°45'00"W	89.75'	
57	N07°35'00"E	73.78'	
58	N49°05'00"W	125.00'	
59	N44°50'00"W	50.00'	
60	N34°36'00"W	60.00'	
61	N45°25'00"W	212.94'	(RADIAL)
62	N45°25'00"W	245.94'	(RADIAL)
63	Δ=12°07'35"	R=1167.00'	L= 246.99'
64	Δ=01°15'00"	R=1167.00'	L= 25.46'
65	N43°20'00"E	111.56'	
66	Δ=14°40'00"	R=1233.00'	L= 315.63'
67	Δ=10°49'50"	R=1200.00'	L= 226.83'
68	Δ=11°58'18"	R=1200.00'	L= 250.74'
69	N46°40'00"W	102.93'	
70	N43°20'00"E	57.53'	
71	Δ=13°57'31"	R=1000.00'	L= 243.63'
72	Δ=13°35'00"	R=1000.00'	L= 237.07'
73	N02°50'00"E	259.06'	(RADIAL)

74	N59°40'00"W	5.66'	
75	N04°25'00"W	50.74'	
76	N15°23'00"W	94.77'	
77	N04°05'00"W	30.50'	
78	N85°55'00"E	42.61'	
79	N83°40'00"E	54.38'	
80	N79°00'00"E	54.38'	
81	N74°30'00"E	54.38'	
82	N73°15'00"E	52.68'	
83	N66°25'00"W	5.66'	
84	N56°40'00"E	41.99'	
85	N66°44'21"E	58.11'	(RADIAL)
86	Δ=19°29'21"	R= 325.00'	L= 110.55'
87	N47°15'00"E	30.00'	(RADIAL)
88	N51°34'00"E	100.06'	
89	N66°50'00"E	75.94'	



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:

SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

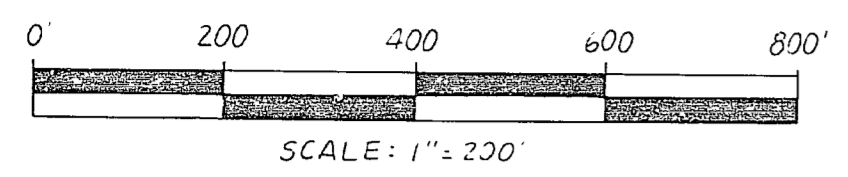
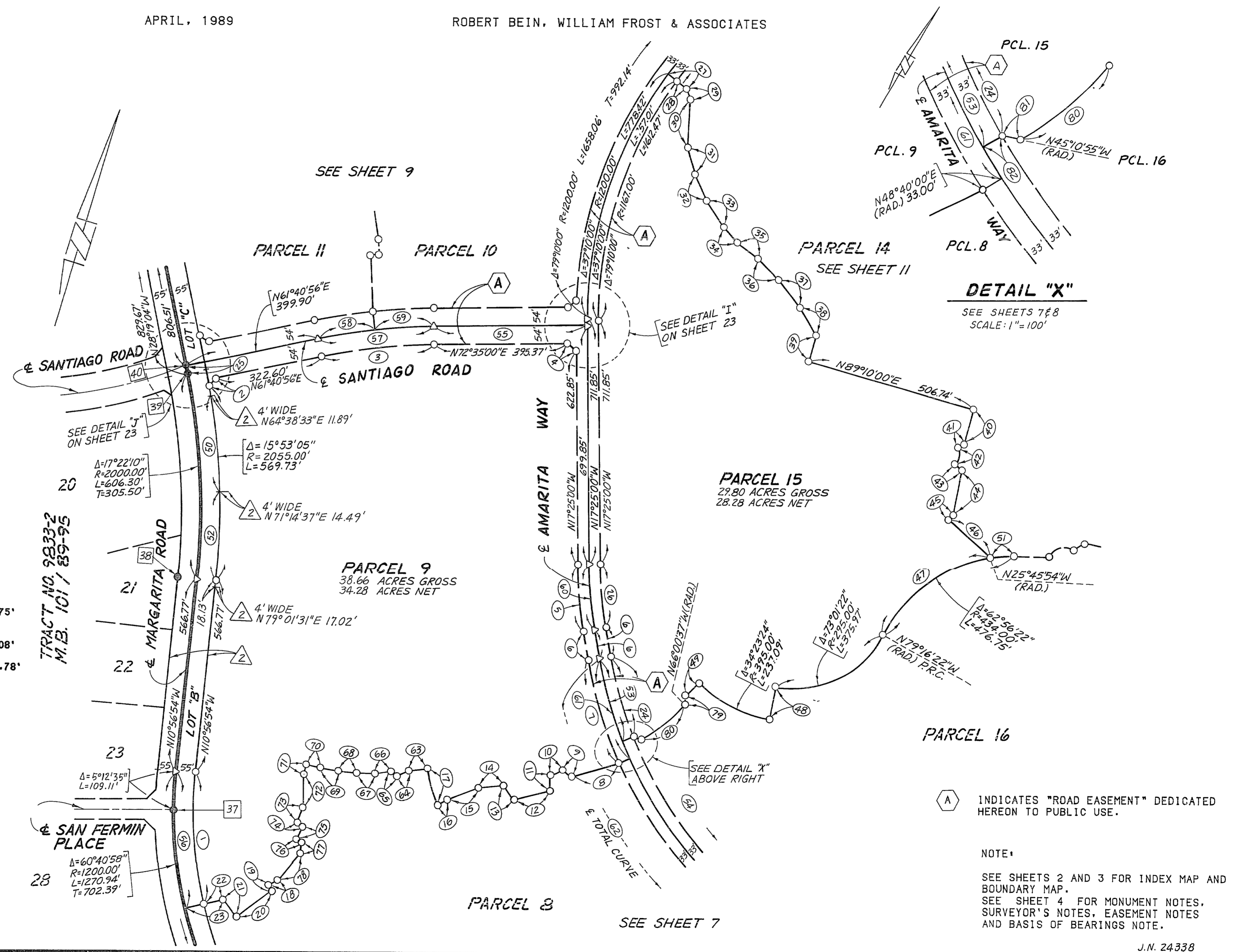


TABLE OF COURSES

1	Δ=19°23'06"	R=1145.00'	L= 387.39'
2	N17°25'28"E	32.10'	
3	Δ=10°54'04"	R=1746.00'	L= 322.19'
4	N65°55'13"W	34.71'	
5	Δ=09°15'00"	R=1233.00'	L= 199.06'
6	N26°40'00"W	86.37'	
7	Δ=14°40'00"	R=1233.00'	L= 315.63'
8	N56°15'00"E	152.06'	
9	N64°55'00"W	34.47'	(RADIAL)
10	Δ=47°45'00"	R= 48.00'	L= 40.00'
11	N17°10'00"W	46.91'	(RADIAL)
12	N58°55'00"E	112.00'	
13	N51°30'00"W	55.00'	
14	N66°50'00"E	75.94'	
15	N51°34'00"E	100.06'	
16	N47°15'00"E	30.00'	(RADIAL)
17	Δ=19°29'21"	R= 325.00'	L= 110.55'
18	N38°40'44"E	30.00'	(RADIAL)
19	Δ=02°55'44"	R= 310.00'	L= 15.85'
20	N35°45'00"E	129.99'	(RADIAL)
21	N53°05'00"W	65.12'	(RADIAL)
22	N59°40'00"E	57.82'	(RADIAL)
23	N59°40'00"E	112.82'	(RADIAL)
24	Δ=12°07'35"	R=1167.00'	L= 246.99'
25	N28°19'04"W	23.16'	
26	Δ=09°15'00"	R=1167.00'	L= 188.40'
27	N70°15'00"W	67.03'	(RADIAL)
28	N70°15'00"W	34.03'	(RADIAL)
29	N38°25'00"W	34.56'	
30	N13°50'00"W	142.00'	
31	N32°05'00"W	82.00'	
32	N40°10'00"W	86.00'	
33	N49°10'00"W	76.00'	
34	N57°10'00"W	78.00'	
35	N69°10'00"W	76.00'	
36	N62°05'00"W	90.00'	
37	N55°00'00"W	97.00'	
38	N46°55'00"W	98.98'	
39	N01°05'00"W	79.23'	
40	N00°50'00"W	104.14'	
41	N49°00'00"E	20.00'	(RADIAL)
42	Δ=66°37'00"	R= 48.00'	L= 55.81'
43	N64°23'00"W	26.13'	(RADIAL)
44	N05°20'00"W	133.90'	
45	N26°40'00"E	18.00'	
46	N65°25'00"W	168.09'	
47	Δ=53°30'28"	R= 434.00'	L= 405.31'
48	N06°15'00"W	100.00'	(RADIAL)
49	N28°08'24"E	60.00'	(RADIAL)
50	Δ=07°46'48"	R=2055.00'	L= 279.04'
51	Δ=09°25'54"	R= 434.00'	L= 71.44'
52	Δ=07°16'19"	R=2055.00'	L= 260.82'
53	Δ=12°07'35"	R=1200.00'	L= 253.97'
54	Δ=110°00'00"	R=1167.00'	L=2240.48'
55	N72°35'00"E	454.37'	
56	Δ=19°23'06"	R=1200.00'	L= 406.00'
57	Δ=10°54'04"	R=1800.00'	L= 342.47'
58	Δ=05°24'04"	R=1800.00'	L= 169.68'
59	Δ=05°30'00"	R=1800.00'	L= 172.79'
60	Δ=09°15'00"	R=1200.00'	L= 193.73'
61	Δ=14°40'00"	R=1200.00'	L= 307.18'
62	Δ=110°00'00"	R=1200.00'	L=2303.83'
63	N66°44'21"E	58.11'	(RADIAL)
64	N56°40'00"E	41.99'	
65	N66°25'00"W	5.66'	
66	N73°15'00"E	52.68'	
67	N74°30'00"E	54.38'	
68	N79°00'00"E	54.38'	
69	N83°40'00"E	54.38'	
70	N85°55'00"E	42.61'	
71	N04°05'00"W	30.50'	
72	N15°23'00"W	94.77'	
73	N04°25'00"W	50.74'	
74	N59°40'00"W	5.66'	
75	N04°40'00"W	43.03'	
76	N75°02'00"W	13.58'	
77	N11°55'00"W	31.16'	
78	N23°55'00"E	106.10'	
79	N18°56'06"W	20.43'	
80	Δ=20°49'42"	R= 465.00'	L= 169.04'
81	N88°38'23"W	23.12'	
82	N51°12'25"E	33.00'	(RADIAL)



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

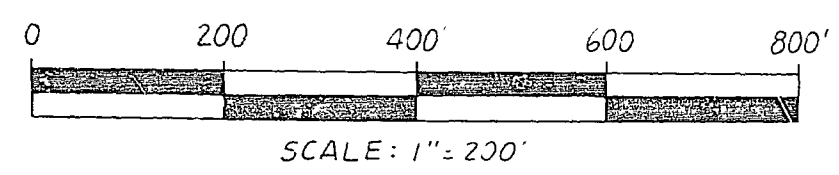
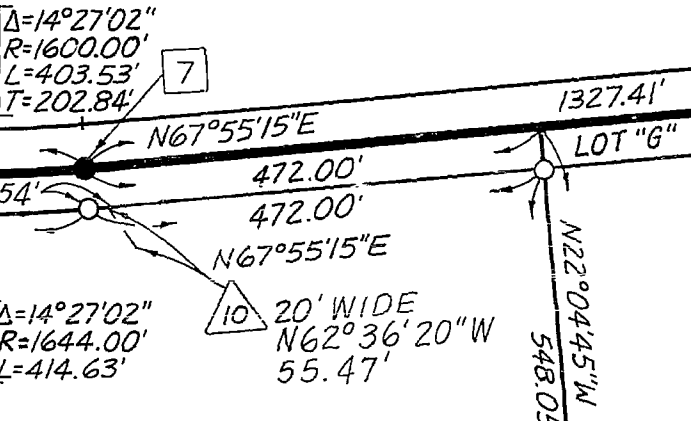
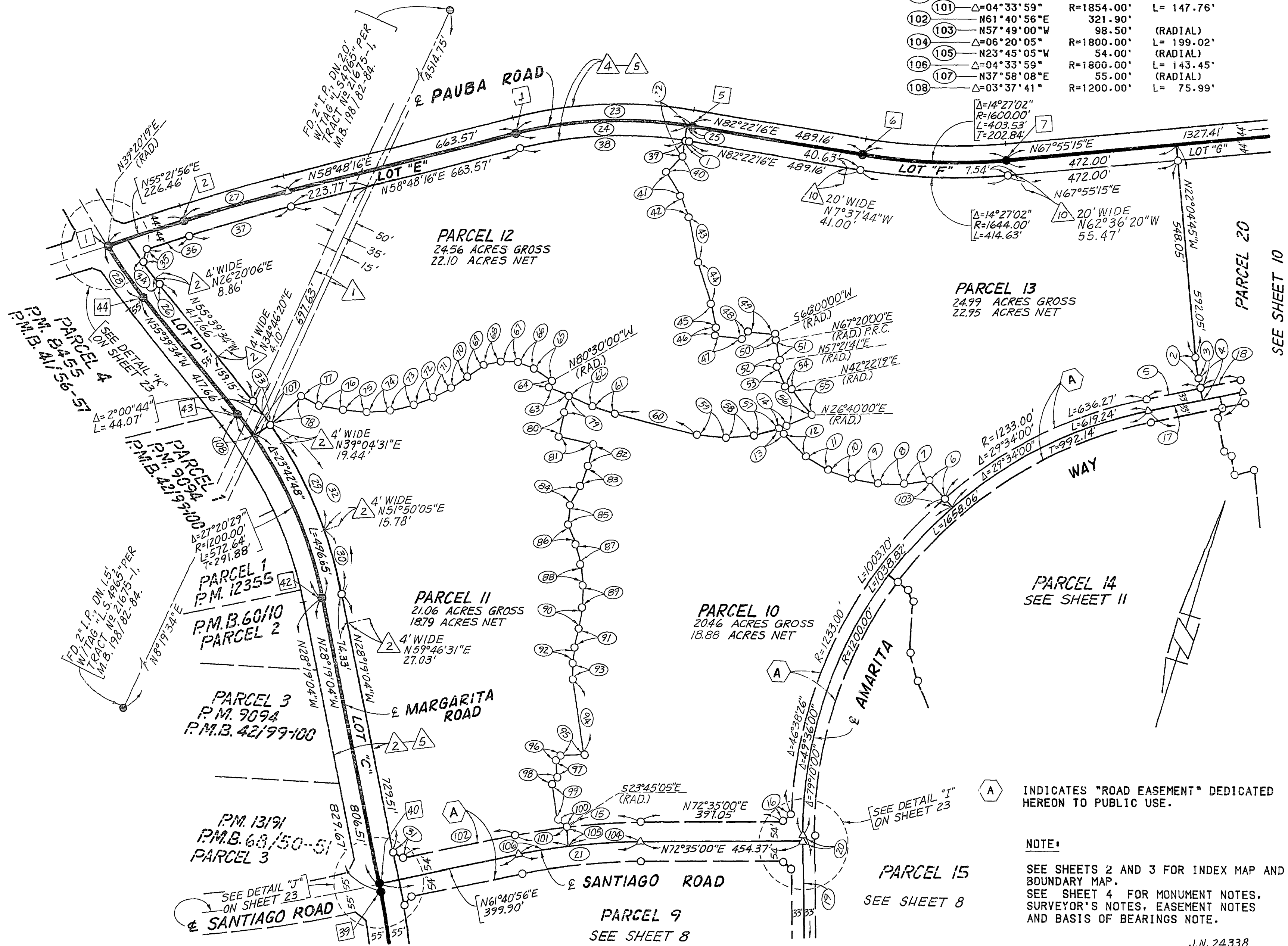


TABLE OF COURSES

1	Δ=00°37'16"	R=1156.00'	L= 12.53'
2	Δ=06°10'14"	R= 550.00'	L= 59.23'
3	N28°15'00"W	28.61'	
4	N28°15'00"W	61.61'	
5	N61°45'00"E	154.00'	(RADIAL)
6	N57°49'00"W	65.50'	
7	N64°31'00"E	72.21'	
8	N74°05'00"E	72.21'	
9	N83°39'00"E	72.21'	
10	N86°47'00"W	72.21'	
11	N77°13'00"W	72.21'	
12	N61°24'00"W	100.33'	
13	N32°12'00"W	8.38'	
14	N57°48'00"E	3.60'	
15	Δ=06°20'05"	R=1854.00'	L= 204.99'
16	N32°45'07"E	33.81'	
17	N61°45'00"E	270.87'	
18	N61°45'00"E	116.87'	
19	N17°25'00"W	711.85'	
20	N17°25'00"W	12.00'	
21	Δ=10°54'04"	R=1800.00'	L= 342.47'
22	N08°15'00"W	86.57'	(RADIAL)
23	Δ=23°34'00"	R=1200.00'	L= 496.58'
24	Δ=22°56'44"	R=1200.00'	L= 480.57'
25	Δ=00°37'16"	R=1200.00'	L= 13.01'
26	Δ=00°30'40"	R=1945.00'	L= 17.35'
27	Δ=03°26'20"	R=5000.00'	L= 300.10'
28	Δ=04°59'52"	R=2000.00'	L= 174.46'
29	Δ=12°50'06"	R=1255.00'	L= 281.14'
30	Δ=09°04'06"	R=1255.00'	L= 198.63'
31	N73°19'04"W	32.53'	
32	Δ=23°42'48"	R=1255.00'	L= 519.41'
33	Δ=03°37'41"	R=1255.00'	L= 79.47'
34	Δ=02°13'54"	R=1945.00'	L= 75.75'
35	N00°58'08"E	37.40'	
36	N55°21'56"E	123.73'	
37	Δ=03°26'20"	R=4956.00'	L= 297.46'
38	Δ=22°56'44"	R=1156.00'	L= 462.95'
39	N08°15'00"W	42.57'	(RADIAL)
40	N27°20'00"E	65.17'	
41	N49°05'00"W	76.00'	
42	N37°34'00"W	67.00'	
43	N27°58'00"W	125.77'	
44	N34°50'00"W	122.04'	
45	N27°06'00"W	67.38'	
46	N10°32'00"W	20.75'	
47	N79°28'00"E	77.30'	
48	N26°08'00"E	26.59'	
49	N79°28'00"E	75.01'	
50	Δ=01°20'00"	R= 670.00'	L= 15.59'
51	Δ=09°58'19"	R= 330.00'	L= 57.43'
52	N08°36'50"E	19.78'	
53	N40°08'00"W	60.00'	
54	N88°52'50"W	19.78'	
55	Δ=15°42'19"	R= 330.00'	L= 90.46'
56	N49°49'13"E	94.36'	
57	N57°48'00"E	74.20'	
58	N68°19'30"E	80.17'	
59	N79°00'30"E	80.17'	
60	N87°16'00"E	236.47'	
61	N88°22'00"W	65.86'	
62	N83°51'00"W	71.43'	(RADIAL)
63	N83°51'00"W	60.00'	(RADIAL)
64	Δ=03°21'00"	R= 330.00'	L= 19.29'
65	N72°11'00"W	60.86'	
66	N85°16'00"W	48.93'	
67	N74°36'00"E	48.59'	
68	N61°26'00"E	48.07'	
69	N39°11'00"E	56.73'	
70	N38°14'00"E	56.91'	
71	N44°30'00"E	55.72'	
72	N53°04'00"E	58.04'	
73	N59°05'00"E	66.49'	
74	N69°34'00"E	66.37'	
75	N79°13'00"E	66.03'	
76	N82°02'00"E	70.08'	
77	N78°54'00"W	55.51'	
78	N31°34'00"E	118.66'	
79	Δ=10°18'23"	R= 270.00'	L= 48.57'
80	N04°09'23"W	69.30'	
81	N85°50'37"E	100.00'	
82	N03°06'00"W	60.08'	
83	N03°59'00"E	59.74'	
84	N11°57'00"E	59.74'	
85	N11°10'00"W	53.59'	
86	N38°43'00"W	60.16'	
87	N30°45'00"W	60.16'	

88	N22°47'00"W	60.16'	
89	N14°49'00"W	60.16'	
90	N06°51'00"W	60.16'	
91	N04°00'00"W	53.82'	
92	N12°01'00"W	42.64'	
93	N16°10'00"W	45.30'	
94	N25°35'00"W	211.94'	
95	N69°38'00"E	69.44'	
96	Δ=01°01'40"	R= 580.00'	L= 10.40'
97	N21°23'40"E	60.00'	(RADIAL)
98	N21°30'40"E	21.97'	
99	N25°35'00"W	101.33'	
100	N72°07'51"W	33.43'	
101	Δ=04°33'59"	R=1854.00'	L= 147.76'
102	N61°40'56"E	321.90'	
103	N57°49'00"W	98.50'	(RADIAL)
104	Δ=06°20'05"	R=1800.00'	L= 199.02'
105	N23°45'05"W	54.00'	(RADIAL)
106	Δ=04°33'59"	R=1800.00'	L= 143.45'
107	N37°58'08"E	55.00'	(RADIAL)
108	Δ=03°37'41"	R=1200.00'	L= 75.99'



PARCEL 13
24.99 ACRES GROSS
22.95 ACRES NET

PARCEL 14
SEE SHEET 11

PARCEL 15
SEE SHEET 8

INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

SEE SHEET 10

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

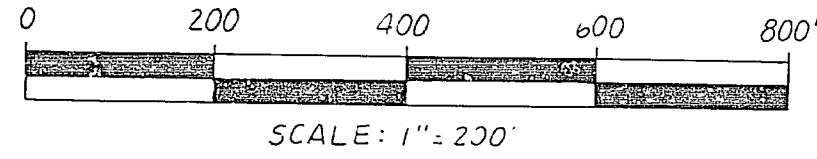
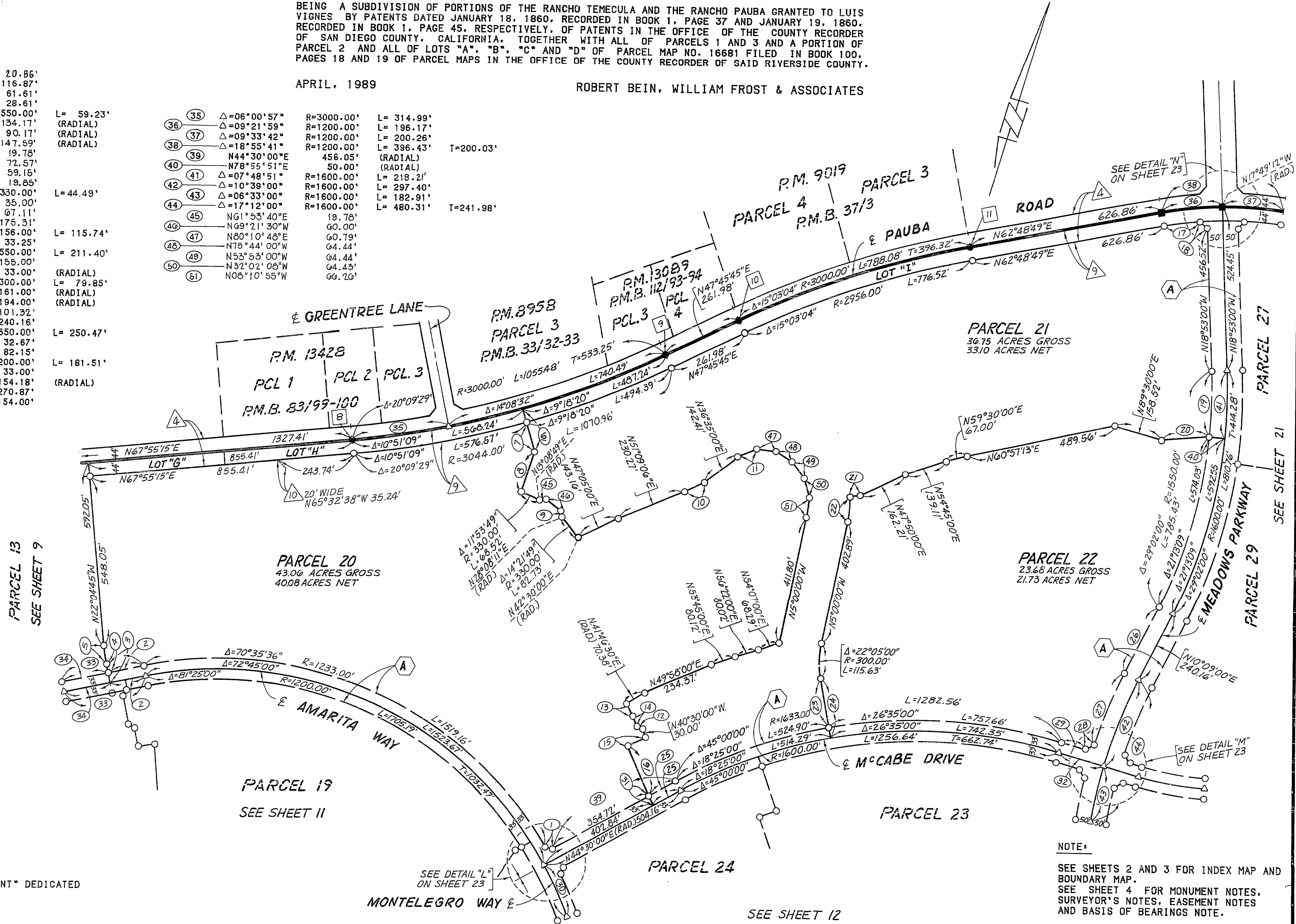


TABLE OF COURSES

1	N84°27'42"E	20.86'	
2	N61°45'00"E	116.87'	
3	N28°15'00"W	61.61'	
4	N28°15'00"W	28.61'	
5	Δ=06°10'15"	R=550.00'	L=59.23'
6	N32°55'55"W	134.17'	(RADIAL)
7	N32°55'55"W	90.17'	(RADIAL)
8	N01°15'00"E	147.59'	(RADIAL)
9	N20°36'40"W	19.78'	
10	N48°06'44"E	72.57'	
11	N51°50'07"E	59.15'	
12	N61°24'52"W	19.85'	
13	Δ=07°43'30"	R=330.00'	L=44.49'
14	N40°30'00"W	35.00'	
15	N49°30'00"E	67.11'	
16	N40°30'00"W	175.31'	
17	Δ=05°44'12"	R=1156.00'	L=115.74'
18	N65°09'59"W	33.25'	
19	Δ=07°48'51"	R=1550.00'	L=211.40'
20	N70°06'49"E	155.00'	
21	N69°45'00"E	33.00'	(RADIAL)
22	Δ=15°15'00"	R=300.00'	L=79.85'
23	N27°05'00"W	161.00'	(RADIAL)
24	N27°05'00"W	194.00'	(RADIAL)
25	N44°30'00"E	101.32'	
26	N10°09'00"E	240.16'	
27	Δ=08°41'51"	R=1650.00'	L=250.47'
28	N44°12'54"E	32.67'	
29	N89°30'00"E	82.15'	
30	Δ=08°40'00"	R=1200.00'	L=181.51'
31	N45°30'00"W	33.00'	
32	N89°30'00"E	154.18'	
33	N61°45'00"E	270.87'	(RADIAL)
34	N61°45'00"E	154.00'	

35	Δ=06°00'57"	R=3000.00'	L=314.99'
36	Δ=09°21'59"	R=1200.00'	L=196.17'
37	Δ=09°33'42"	R=1200.00'	L=200.26'
38	Δ=18°55'41"	R=1200.00'	L=396.43'
39	N44°30'00"E	456.05'	(RADIAL)
40	N78°55'51"E	50.00'	(RADIAL)
41	Δ=07°48'51"	R=1600.00'	L=219.21'
42	Δ=10°39'00"	R=1600.00'	L=297.40'
43	Δ=06°33'00"	R=1600.00'	L=182.91'
44	Δ=17°12'00"	R=1600.00'	L=480.31'
45	N61°53'40"E	19.78'	
46	N69°21'30"W	60.00'	
47	N80°10'48"E	60.79'	
48	N75°44'00"W	64.44'	
49	N53°53'00"W	64.44'	
50	N32°02'06"W	64.43'	
51	N06°10'55"W	66.70'	



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

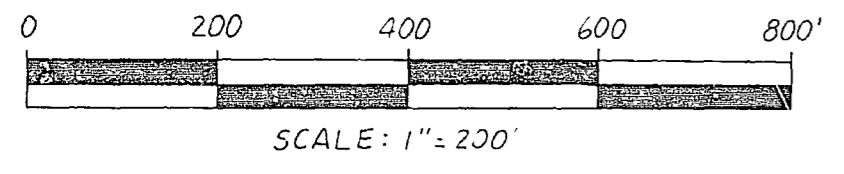
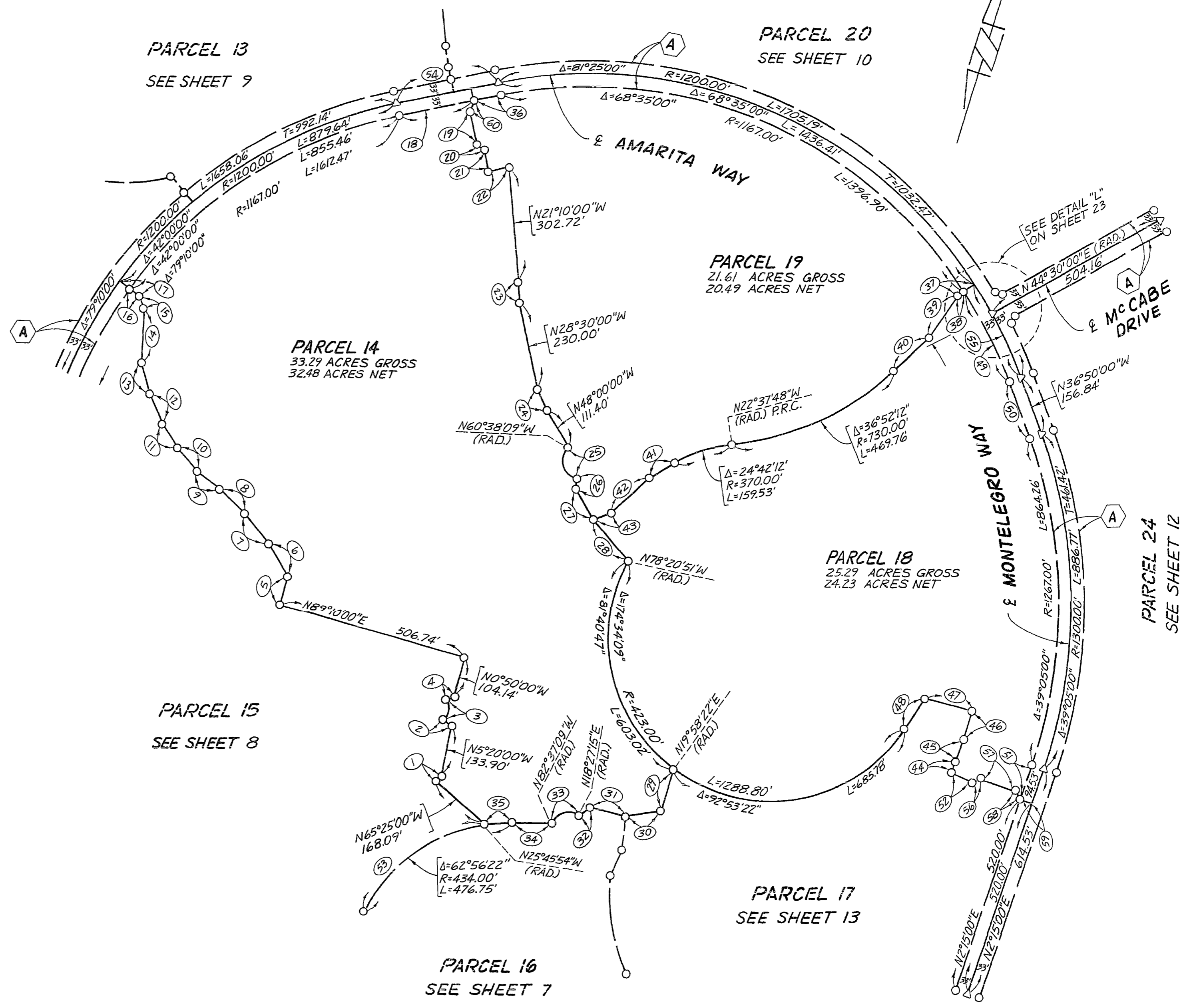


TABLE OF COURSES

1	N26°40'00"E	18.00'	
2	N64°23'00"W	26.13'	(RADIAL)
3	Δ=66°37'00"	R= 48.00'	L= 55.81'
4	N49°00'00"E	20.00'	(RADIAL)
5	N01°05'00"W	79.23'	
6	N46°55'00"W	98.98'	
7	N55°00'00"W	97.00'	
8	N62°05'00"W	90.00'	
9	N69°10'00"W	76.00'	
10	N57°10'00"W	78.00'	
11	N49°10'00"W	76.00'	
12	N40°10'00"W	86.00'	
13	N32°05'00"W	82.00'	
14	N13°50'00"W	142.00'	
15	N38°25'00"W	34.56'	
16	N70°15'00"W	34.03'	(RADIAL)
17	N70°15'00"W	67.03'	(RADIAL)
18	N61°45'00"E	204.00'	
19	N28°15'00"W	96.00'	
20	N73°15'00"W	21.21'	
21	N28°15'00"W	60.00'	
22	N61°45'00"E	52.50'	
23	N20°35'00"W	52.98'	
24	N40°15'00"W	60.00'	
25	Δ=124°01'51"	R= 48.00'	L= 103.91'
26	N04°40'00"W	24.09'	(RADIAL)
27	N45°55'00"W	94.89'	
28	N57°50'00"W	140.89'	
29	N00°45'00"W	115.00'	
30	N64°30'00"E	95.00'	
31	N87°05'00"E	96.00'	
32	N36°15'00"E	37.00'	
33	Δ=101°04'24"	R= 48.00'	L= 84.67'
34	N73°40'00"E	103.09'	
35	Δ=09°25'54"	R= 434.00'	L= 71.44'
36	N61°45'00"E	66.87'	(RADIAL)
37	N40°20'00"E	47.87'	(RADIAL)
38	N40°20'00"E	14.87'	(RADIAL)
39	N17°50'00"E	136.00'	
40	N30°30'00"E	129.21'	
41	N42°40'00"E	75.00'	
42	N31°35'00"E	135.00'	
43	N51°15'00"E	52.00'	
44	Δ=04°38'31"	R= 370.00'	L= 29.98'
45	N02°15'00"E	59.99'	
46	Δ=04°10'00"	R=1070.00'	L= 77.81'
47	N88°05'00"E	126.00'	(RADIAL)
48	N17°05'00"E	95.49'	
49	Δ=12°50'00"	R=1167.00'	L= 261.39'
50	N36°50'00"W	156.84'	
51	N02°15'00"E	44.53'	
52	N83°06'29"W	60.00'	(RADIAL)
53	Δ=53°30'28"	R= 434.00'	L= 405.31'
54	N61°45'00"E	270.87'	
55	Δ=12°50'00"	R=1200.00'	L= 268.78'
56	N49°34'16"E	20.34'	
57	N87°45'00"W	100.46'	
58	N44°35'51"W	21.93'	
59	N87°45'00"W	33.00'	
60	N14°54'09"E	21.93'	



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

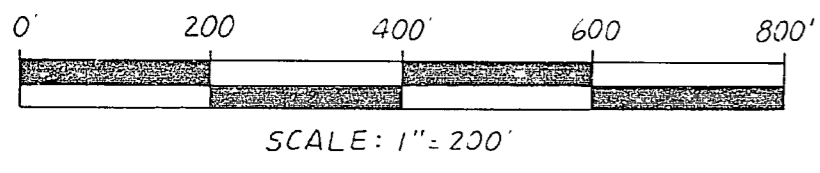
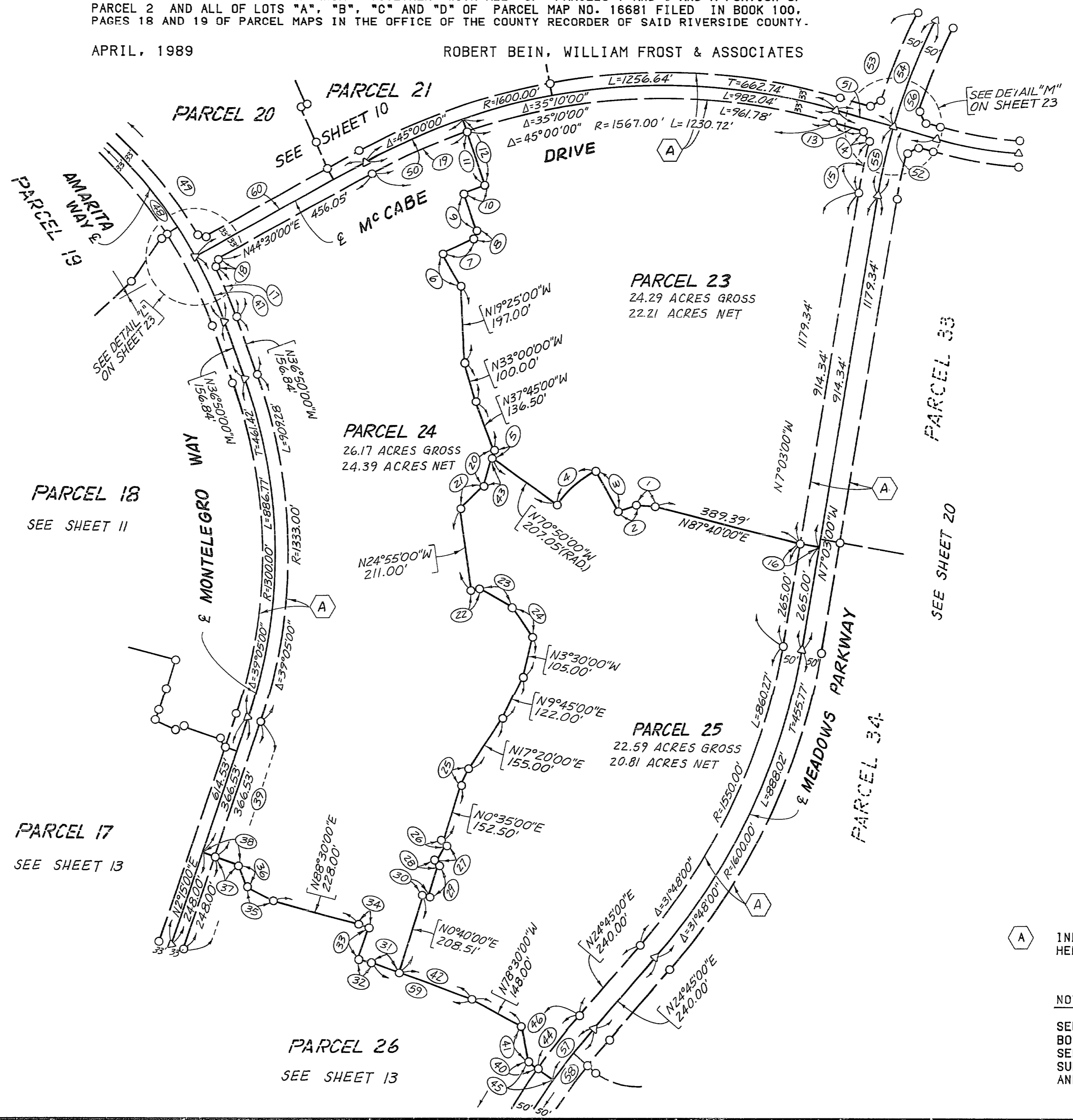


TABLE OF COURSES

1	N76°20'00"E	47.84'		
2	N53°20'00"E	48.00'		
3	N45°20'00"W	121.00'	(RADIAL)	
4	Δ=25°30'00"	R=300.00'	L=133.52'	
5	N00°40'00"W	19.47'		
6	N47°00'00"W	97.00'		
7	N48°45'00"E	90.11'		
8	N15°00'00"E	17.96'		
9	N35°40'00"W	108.00'		
10	N54°20'00"E	60.00'		
11	N35°40'00"W	148.00'	(RADIAL)	
12	N35°40'00"W	181.00'	(RADIAL)	
13	N89°30'00"E	82.15'		
14	N45°12'54"W	32.67'		
15	Δ=04°35'51"	R=1650.00'	L=132.40'	
16	N82°57'00"E	50.00'		
17	Δ=06°30'36"	R=1233.00'	L=140.10'	
18	N04°32'18"E	20.86'		
19	Δ=09°50'00"	R=1567.00'	L=268.93'	
20	N00°40'00"W	94.00'		
21	N30°15'00"E	88.00'		
22	N60°50'00"E	21.00'		
23	N78°00'00"W	95.00'		
24	N51°05'00"W	95.00'		
25	N09°55'00"E	44.00'		
26	N51°05'00"W	10.00'		
27	N11°30'00"E	50.00'		
28	N56°10'00"W	6.00'		
29	N00°40'00"E	90.00'		
30	N89°20'00"W	12.50'		
31	N86°30'00"W	80.57'		
32	N88°15'00"W	30.00'		
33	N01°45'00"E	82.04'		
34	N88°15'00"W	30.00'		
35	N78°15'00"W	75.00'		
36	N36°30'00"W	59.08'		
37	N87°45'00"W	63.85'		
38	N87°45'00"W	96.85'		
39	N02°15'00"E	614.53'		
40	N71°25'00"W	29.17'	(RADIAL)	
41	N27°05'00"W	92.13'		
42	N86°30'00"W	199.43'		
43	N00°40'00"W	74.53'		
44	Δ=06°10'00"	R=1650.00'	L=177.59'	
45	N71°25'00"W	79.17'	(RADIAL)	
46	Δ=49°29'36"	R=1650.00'	L=1425.30'	
47	Δ=08°40'00"	R=1200.00'	L=181.51'	
48	Δ=81°25'00"	R=1200.00'	L=1705.19'	T=1032.47'
49	Δ=81°25'00"	R=1233.00'	L=1752.08'	
50	Δ=09°50'00"	R=1600.00'	L=274.60'	
51	N89°30'00"E	154.18'	(RADIAL)	
52	N89°30'00"E	269.92'	(RADIAL)	
53	Δ=17°12'00"	R=1650.00'	L=495.32'	
54	Δ=10°39'00"	R=1600.00'	L=297.40'	
55	Δ=06°33'00"	R=1600.00'	L=182.91'	
56	Δ=17°12'00"	R=1600.00'	L=480.31'	T=241.98'
57	Δ=06°10'00"	R=1600.00'	L=172.21'	
58	Δ=49°29'36"	R=1600.00'	L=1382.11'	T=737.50'
59	N86°30'00"W	280.00'		
60	N44°30'00"E	504.16'	(RADIAL)	



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

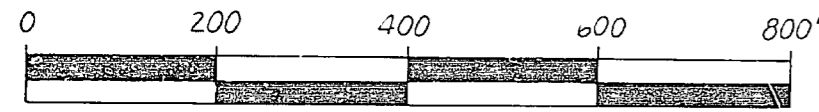
IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

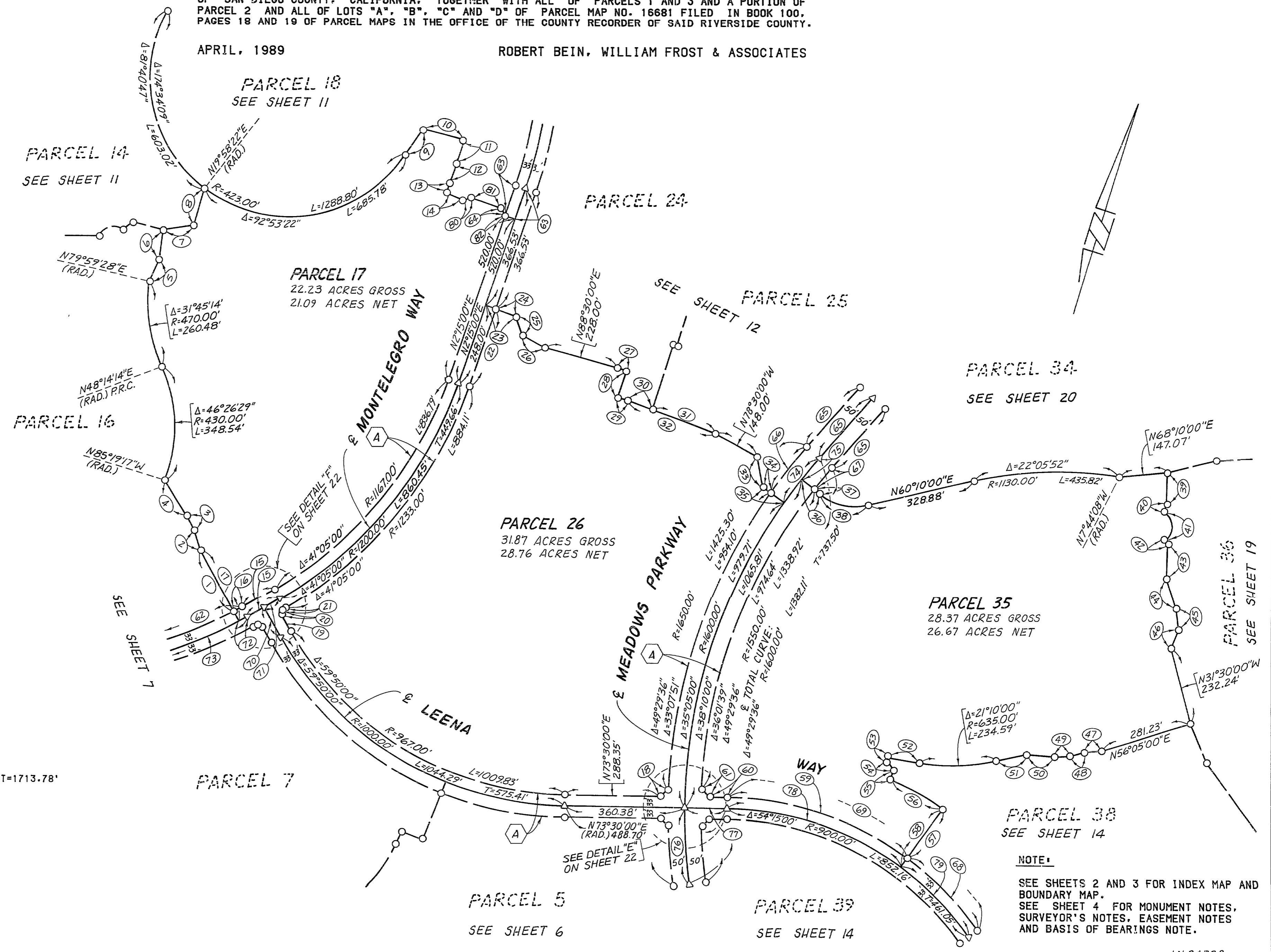
ROBERT BEIN, WILLIAM FROST & ASSOCIATES



SCALE: 1" = 200'

TABLE OF COURSES

1	N45°25'00"W	212.94'	(RADIAL)
2	N34°36'00"W	60.00'	
3	N44°50'00"W	50.00'	
4	N49°05'00"W	125.00'	
5	N07°35'00"E	73.78'	
6	N09°45'00"W	89.75'	
7	N64°30'00"E	95.00'	
8	N00°45'00"W	115.00'	
9	N17°05'00"E	95.49'	
10	N88°05'00"E	126.00'	(RADIAL)
11	Δ=04°10'00"	R=1070.00'	L= 77.81'
12	N02°15'00"E	59.99'	
13	Δ=04°38'31"	R= 370.00'	L= 29.98'
14	N83°06'29"W	60.00'	(RADIAL)
15	N43°20'00"E	111.56'	
16	Δ=01°15'00"	R=1167.00'	L= 25.46'
17	N45°25'00"W	245.94'	(RADIAL)
18	N28°12'54"E	32.67'	
19	N46°40'00"W	53.93'	
20	N05°28'51"W	21.26'	
21	N43°20'00"E	7.03'	
22	N02°15'00"E	248.00'	
23	N87°45'00"W	96.85'	
24	N87°45'00"W	63.85'	
25	N36°30'00"W	59.08'	
26	N78°15'00"W	78.00'	
27	N88°15'00"W	30.00'	
28	N01°45'00"E	82.04'	
29	N88°15'00"E	30.00'	
30	N86°30'00"W	80.57'	
31	N86°30'00"W	199.43'	
32	N86°30'00"W	280.00'	
33	N27°05'00"W	92.13'	
34	N71°25'00"W	29.17'	(RADIAL)
35	N71°25'00"W	79.17'	(RADIAL)
36	N68°20'00"W	70.89'	(RADIAL)
37	N68°20'00"W	20.89'	(RADIAL)
38	Δ=51°30'00"	R= 170.00'	L= 152.80'
39	N12°55'00"W	95.29'	
40	N02°25'00"E	19.80'	(RADIAL)
41	Δ=128°50'00"	R= 48.00'	L= 107.93'
42	N48°45'00"W	14.48'	(RADIAL)
43	N16°35'00"W	107.03'	
44	N35°35'00"W	92.00'	
45	N24°20'00"W	66.00'	
46	N05°45'00"E	60.32'	
47	N68°40'00"E	54.62'	
48	N57°55'00"E	46.00'	
49	N70°25'00"E	42.00'	
50	N77°30'00"E	86.00'	
51	N61°00'00"E	92.85'	
52	N82°10'00"E	95.78'	
53	N07°50'00"W	6.92'	
54	N50°30'00"W	35.90'	
55	N04°15'00"E	30.00'	(RADIAL)
56	Δ=14°50'00"	R= 700.00'	L= 181.22'
57	N19°05'00"E	182.88'	(RADIAL)
58	N19°05'00"E	215.88'	(RADIAL)
59	Δ=35°35'00"	R= 933.00'	L= 579.44'
60	N73°30'00"E	54.26'	
61	N59°15'22"W	33.86'	
62	Δ=110°00'00"	R=1167.00'	L=2240.48'
63	N02°15'00"E	94.53'	
64	N44°35'51"W	21.93'	
65	N24°45'00"E	240.00'	
66	Δ=06°10'00"	R=1650.00'	L= 177.59'
67	Δ=03°05'00"	R=1550.00'	L= 83.41'
68	Δ=18°40'00"	R= 933.00'	L= 303.97'
69	Δ=54°15'00"	R= 933.00'	L= 883.40'
70	N46°40'00"W	102.93'	
71	N43°20'00"E	54.03'	
72	Δ=01°15'00"	R=1200.00'	L= 26.18'
73	Δ=110°00'00"	R=1200.00'	L=2303.83'
74	Δ=06°10'00"	R=1600.00'	L= 172.21'
75	Δ=03°05'00"	R=1600.00'	L= 86.10'
76	Δ=08°14'36"	R=1600.00'	L= 230.19'
77	N73°30'00"E	128.32'	(RADIAL)
78	Δ=35°35'00"	R= 900.00'	L= 558.94'
79	Δ=18°40'00"	R= 900.00'	L= 293.22'
80	N49°34'16"E	20.34'	
81	N87°45'00"W	100.46'	
82	N87°45'00"W	33.00'	



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

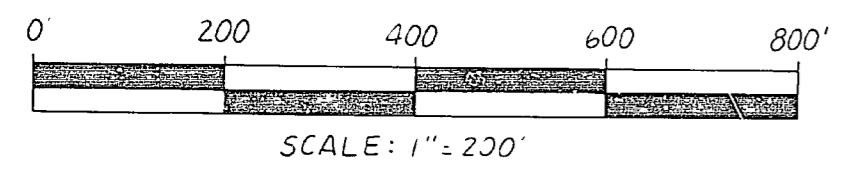
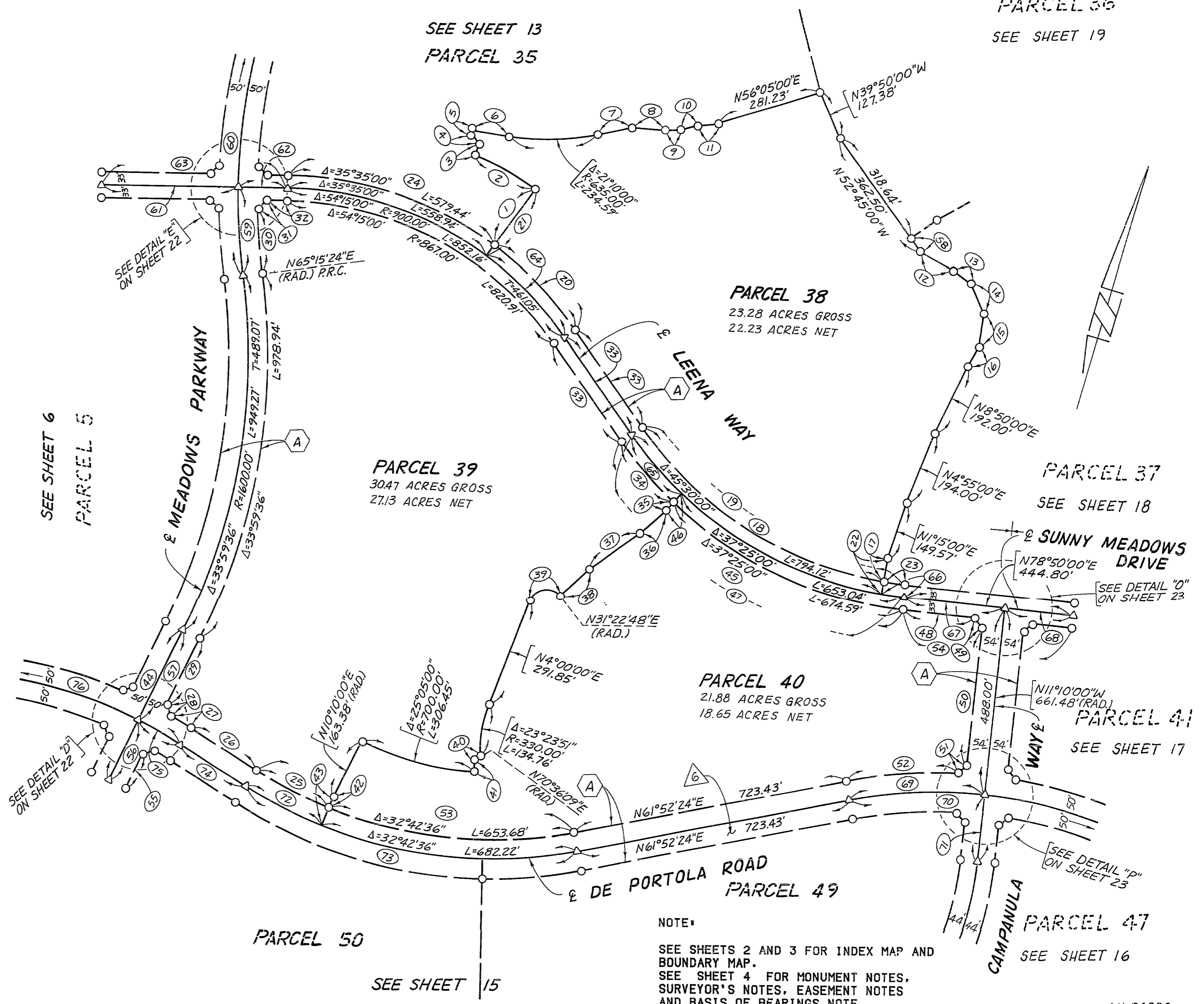


TABLE OF COURSES

1	N19°05'00"E	182.88'	(RADIAL)
2	Δ=14°50'00"	R= 700.00'	L= 181.22'
3	N04°15'00"E	30.00'	(RADIAL)
4	N50°30'00"W	35.90'	
5	N07°50'00"W	6.92'	
6	N82°10'00"E	95.78'	
7	N61°00'00"E	92.85'	
8	N77°30'00"E	86.00'	
9	N70°25'00"E	42.00'	
10	N57°55'00"E	46.00'	
11	N68°40'00"E	54.62'	
12	N77°35'00"W	100.00'	
13	N70°45'00"W	55.00'	
14	N40°00'00"W	86.00'	
15	N08°45'00"W	85.00'	
16	N12°25'00"E	63.00'	
17	N07°45'00"W	61.95'	(RADIAL)
18	Δ=45°30'00"	R= 967.00'	L= 767.92'
19	Δ=48°55'00"	R= 967.00'	L= 825.58'
20	Δ=18°40'00"	R= 933.00'	L= 303.97'
21	N19°05'00"E	215.88'	(RADIAL)
22	N07°45'00"W	94.95'	(RADIAL)
23	Δ=03°25'00"	R= 967.00'	L= 57.66'
24	Δ=54°15'00"	R= 933.00'	L= 883.40'
25	Δ=10°48'16"	R=1145.00'	L= 215.92'
26	N74°36'44"W	200.00'	
27	Δ=02°51'01"	R=1250.00'	L= 62.18'
28	N34°06'23"W	31.58'	
29	N09°15'00"E	191.14'	
30	Δ=06°06'14"	R=1550.00'	L= 165.13'
31	N26°15'22"E	33.86'	
32	N73°30'00"E	54.26'	
33	N52°15'00"W	310.29'	
34	Δ=11°30'00"	R=1033.00'	L= 207.34'
35	N26°15'00"E	26.38'	(RADIAL)
36	Δ=10°40'00"	R= 500.00'	L= 93.08'
37	N36°55'00"E	161.70'	
38	N30°35'00"E	100.32'	
39	Δ=117°22'48"	R= 48.00'	L= 98.34'
40	N33°45'00"E	18.20'	(RADIAL)
41	N14°55'00"W	30.00'	(RADIAL)
42	N04°35'00"E	32.50'	(RADIAL)
43	N04°35'00"E	82.50'	(RADIAL)
44	N09°15'00"E	437.64'	
45	Δ=48°55'00"	R=1033.00'	L= 881.93'
46	N26°15'00"E	59.38'	(RADIAL)
47	Δ=48°55'00"	R=1000.00'	L= 853.75'
48	N78°50'00"E	189.13'	
49	N54°56'52"W	33.24'	
50	N11°10'00"W	360.32'	
51	N32°06'22"E	31.53'	
52	Δ=13°30'21"	R=1255.00'	L= 295.83'
53	Δ=43°30'52"	R=1145.00'	L= 869.59'
54	N78°50'00"E	444.80'	
55	N09°15'00"E	100.22'	
56	N09°15'00"E	175.59'	(RADIAL)
57	N09°15'00"E	262.05'	(RADIAL)
58	N52°45'00"W	43.86'	
59	Δ=08°14'36"	R=1600.00'	L= 230.19'
60	Δ=49°29'36"	R=1600.00'	L=1382.11'
61	N73°30'00"E	360.38'	(RADIAL)
62	N73°30'00"E	128.32'	(RADIAL)
63	N73°30'00"E	488.70'	(RADIAL)
64	Δ=18°40'00"	R= 900.00'	L= 293.22'
65	Δ=11°30'00"	R=1000.00'	L= 200.71'
66	Δ=03°25'00"	R=1000.00'	L= 59.63'
67	N78°50'00"E	266.13'	
68	N78°50'00"E	178.67'	
69	Δ=16°57'36"	R=1205.00'	L= 356.69'
70	Δ=45°21'10"	R=1205.00'	L= 953.82'
71	N11°10'00"W	173.48'	(RADIAL)
72	Δ=10°48'16"	R=1195.00'	L= 225.35'
73	Δ=43°30'52"	R=1195.00'	L= 907.57'
74	N74°36'44"W	200.00'	
75	Δ=06°08'16"	R=1200.00'	L= 128.55'
76	Δ=72°22'04"	R=1200.00'	L=1515.67'
			T=503.48'
			T=476.93'
			T=877.75'

A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.



NOTE:
 SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.
 SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

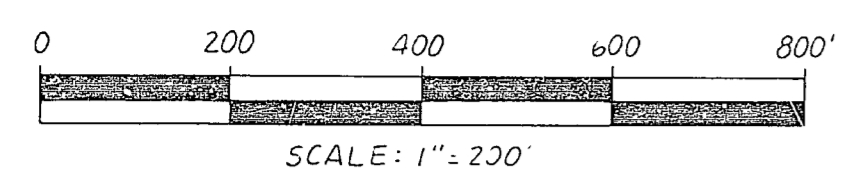
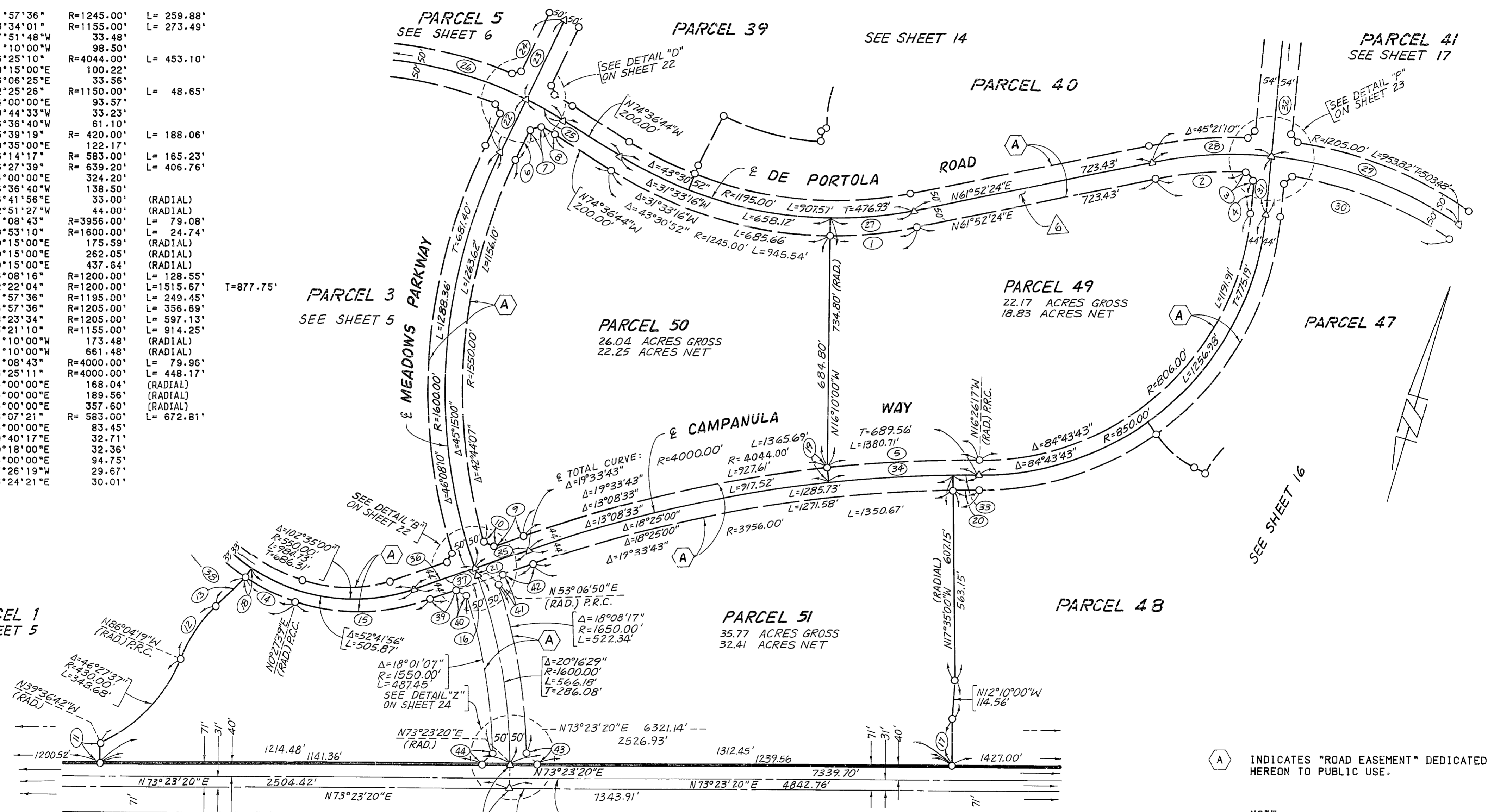


TABLE OF COURSES

1	Δ=11°57'36"	R=1245.00'	L= 259.88'
2	Δ=13°34'01"	R=1155.00'	L= 273.49'
3	N57°51'48"W		33.48'
4	N11°10'00"W		98.50'
5	Δ=06°25'10"	R=4044.00'	L= 453.10'
6	N09°15'00"E		100.22'
7	N56°06'25"E		33.56'
8	Δ=02°25'26"	R=1150.00'	L= 48.65'
9	N54°00'00"E		93.57'
10	N79°44'33"W		33.23'
11	N16°36'40"W		61.10'
12	Δ=25°39'19"	R= 420.00'	L= 188.06'
13	N29°35'00"E		122.17'
14	Δ=16°14'17"	R= 583.00'	L= 165.23'
15	Δ=36°27'39"	R= 639.20'	L= 406.76'
16	N54°00'00"E		324.20'
17	N16°36'40"W		138.50'
18	N16°41'56"E		33.00'
19	N22°51'27"W		44.00'
20	Δ=01°08'43"	R=3956.00'	L= 79.08'
21	Δ=00°53'10"	R=1600.00'	L= 24.74'
22	N09°15'00"E		175.59'
23	N09°15'00"E		262.05'
24	N09°15'00"E		437.64'
25	Δ=06°08'16"	R=1200.00'	L= 128.55'
26	Δ=72°22'04"	R=1200.00'	L=1515.67'
27	Δ=11°57'36"	R=1195.00'	L= 249.45'
28	Δ=16°57'36"	R=1205.00'	L= 356.69'
29	Δ=28°23'34"	R=1205.00'	L= 597.13'
30	Δ=45°21'10"	R=1155.00'	L= 914.25'
31	N11°10'00"W		173.48'
32	N11°10'00"W		661.48'
33	Δ=01°08'43"	R=4000.00'	L= 79.96'
34	Δ=06°25'11"	R=4000.00'	L= 448.17'
35	N54°00'00"E		168.04'
36	N54°00'00"E		189.56'
37	N54°00'00"E		357.60'
38	Δ=66°07'21"	R= 583.00'	L= 672.81'
39	N54°00'00"E		83.45'
40	N80°40'17"E		32.71'
41	N09°18'00"E		32.36'
42	N54°00'00"E		94.75'
43	N67°26'19"W		29.67'
44	N33°24'21"E		30.01'



(A) INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

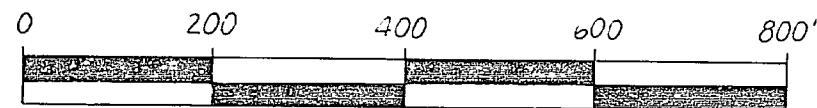
IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

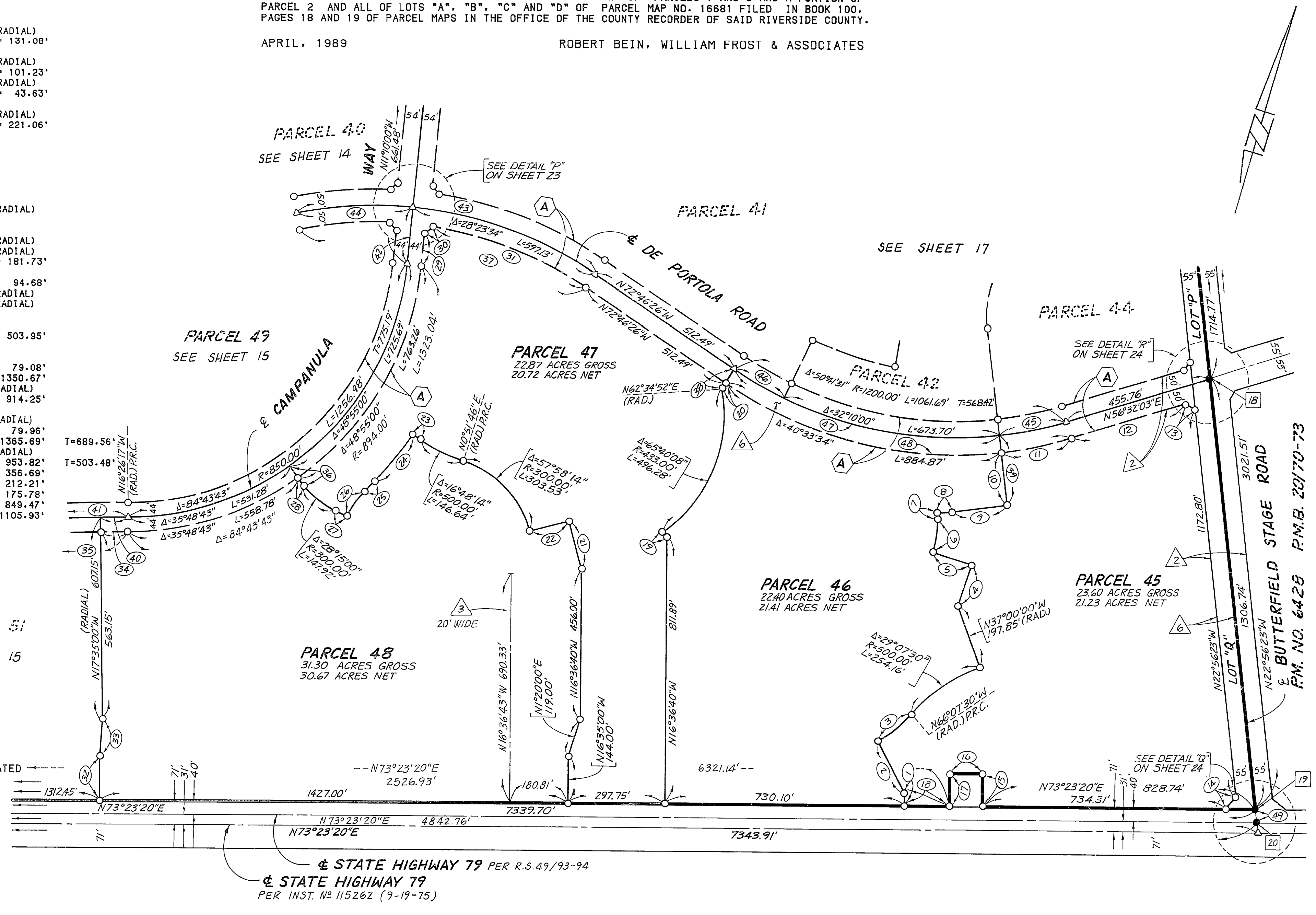
ROBERT BEIN, WILLIAM FROST & ASSOCIATES



SCALE: 1" = 200'

TABLE OF COURSES

1	N16°36'40"W	40.96'	
2	N44°40'00"W	178.00'	(RADIAL)
3	Δ=21°27'30"	R=350.00'	L=131.08'
4	N02°00'00"E	131.53'	
5	N89°00'00"W	125.00'	(RADIAL)
6	Δ=19°20'00"	R=300.00'	L=101.23'
7	N18°20'00"W	20.58'	(RADIAL)
8	Δ=05°00'00"	R=500.00'	L=43.63'
9	N66°40'00"E	170.93'	
10	N23°20'00"W	159.56'	(RADIAL)
11	Δ=10°07'57"	R=1250.00'	L=221.06'
12	N56°32'03"E	362.86'	
13	N73°12'10"W	35.37'	
14	N25°13'39"E	52.15'	
15	N16°36'40"W	100.00'	
16	N73°23'20"E	100.00'	
17	N16°36'40"W	100.00'	
18	N73°23'20"E	138.84'	
19	N51°45'00"W	20.00'	(RADIAL)
20	N17°13'34"E	15.98'	
21	N31°30'00"W	151.12'	
22	N58°50'00"E	124.32'	(RADIAL)
23	N72°20'00"W	29.14'	(RADIAL)
24	Δ=09°55'00"	R=1050.00'	L=181.73'
25	N27°35'00"E	43.92'	
26	Δ=18°05'00"	R=300.00'	L=94.68'
27	N80°30'00"W	36.63'	(RADIAL)
28	N52°15'00"W	4.03'	(RADIAL)
29	N11°10'00"W	98.50'	
30	N35°31'48"E	33.48'	
31	Δ=24°59'58"	R=1155.00'	L=503.95'
32	N16°36'40"W	138.50'	
33	N12°10'00"W	114.56'	
34	Δ=01°08'43"	R=3956.00'	L=79.08'
35	Δ=19°33'43"	R=3956.00'	L=1350.67'
36	N52°15'00"W	48.03'	(RADIAL)
37	Δ=45°21'10"	R=1155.00'	L=914.25'
38	N17°13'34"E	65.98'	
39	N23°20'00"W	209.56'	(RADIAL)
40	Δ=01°08'43"	R=4000.00'	L=79.96'
41	Δ=19°33'43"	R=4000.00'	L=1365.69'
42	N11°10'00"W	173.48'	(RADIAL)
43	Δ=45°21'10"	R=1205.00'	L=953.82'
44	Δ=16°57'36"	R=1205.00'	L=356.69'
45	Δ=10°07'57"	R=1200.00'	L=212.21'
46	Δ=08°23'34"	R=1200.00'	L=175.78'
47	Δ=40°33'34"	R=1200.00'	L=849.47'
48	Δ=50°41'31"	R=1250.00'	L=1105.93'
49	N22°56'23"W	40.25'	



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

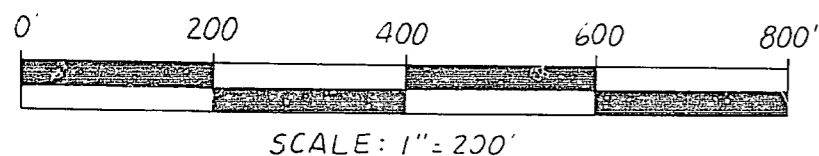
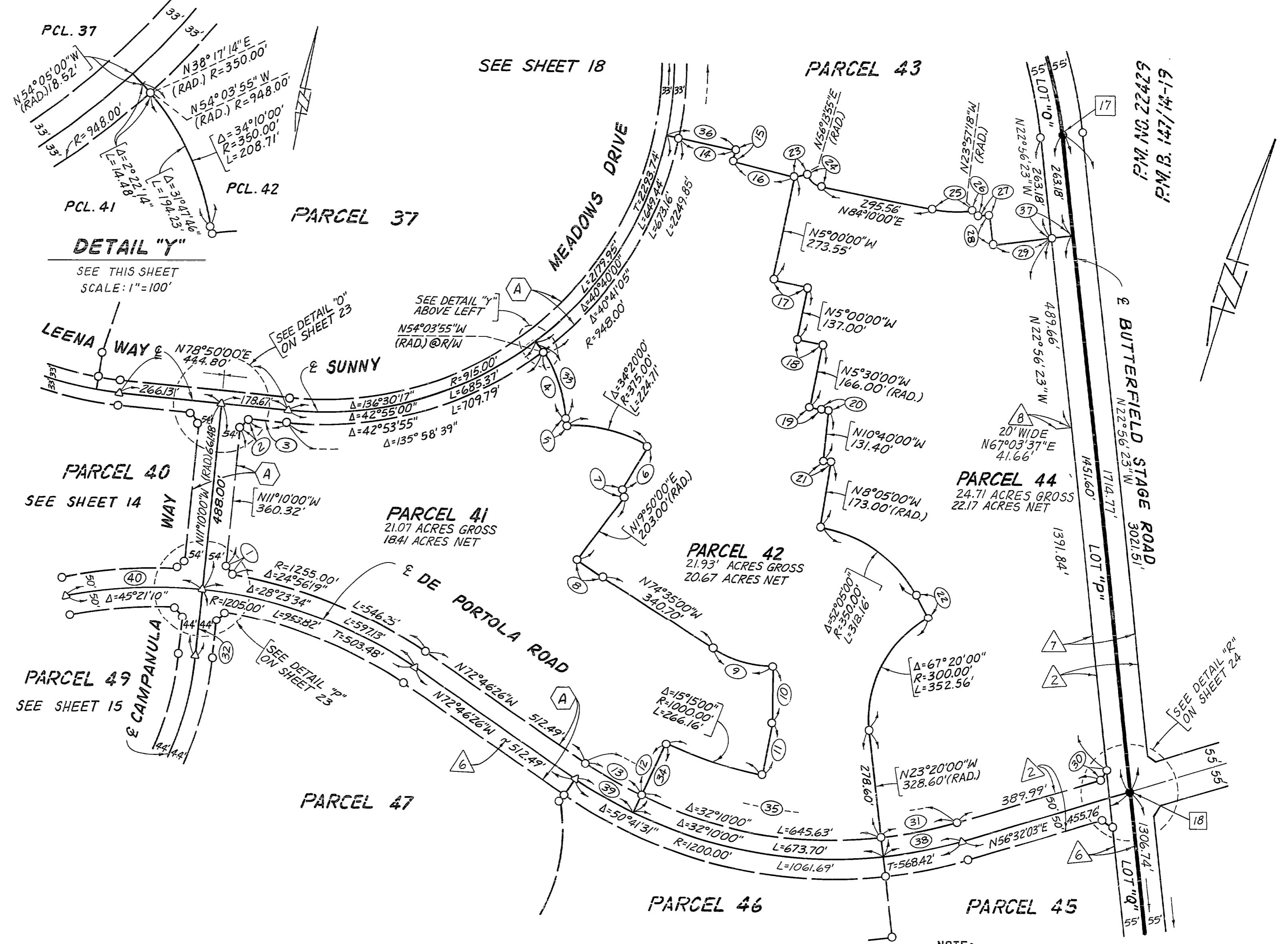


TABLE OF COURSES

1	N54°26'22"W	31.53'	
2	N32°36'52"E	33.24'	
3	N78°50'00"E	101.67'	
4	Δ=31°47'46"	R=350.00'	L=194.23' (RADIAL)
5	N19°55'00"W	8.72'	
6	N14°25'00"E	132.05'	
7	N30°15'00"W	21.39'	
8	Δ=04°25'00"	R=1100.00'	L=84.79' (RADIAL)
9	Δ=31°45'00"	R=300.00'	L=166.24' (RADIAL)
10	N16°20'00"W	147.38'	
11	N06°25'00"W	139.39'	
12	N08°50'00"E	150.00'	
13	Δ=08°23'34"	R=1150.00'	L=168.45' (RADIAL)
14	N85°15'00"E	152.00'	
15	Δ=01°35'00"	R=1100.00'	L=30.40' (RADIAL)
16	N86°50'00"E	166.07'	
17	N85°00'00"E	94.00'	
18	N84°10'00"E	68.00'	
19	Δ=05°10'00"	R=350.00'	L=31.56' (RADIAL)
20	N79°20'00"E	18.67'	
21	N81°55'00"E	20.00'	
22	N46°00'00"W	67.86'	
23	N60°10'00"E	35.00'	
24	Δ=62°03'55"	R=48.00'	L=52.00' (RADIAL)
25	Δ=18°07'18"	R=330.00'	L=104.37' (RADIAL)
26	N65°35'00"W	20.41'	
27	N66°25'00"E	30.00'	
28	N23°30'27"W	79.00'	
29	N66°25'00"E	158.94'	
30	N16°47'50"E	29.41'	
31	Δ=10°07'57"	R=1150.00'	L=203.37' (RADIAL)
32	N11°10'00"W	173.48'	
33	Δ=34°10'00"	R=350.00'	L=208.71' (RADIAL)
34	N08°50'00"E	200.00'	
35	Δ=50°41'31"	R=1150.00'	L=1017.45' (RADIAL)
36	N85°15'00"E	185.00'	
37	N67°03'37"E	55.00'	
38	Δ=10°07'57"	R=1200.00'	L=212.21' (RADIAL)
39	Δ=08°23'34"	R=1200.00'	L=175.78' (RADIAL)
40	Δ=16°57'36"	R=1205.00'	L=356.69' (RADIAL)

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES



DETAIL "Y"
SEE THIS SHEET
SCALE: 1"=100'

DETAIL "P"
ON SHEET 23

DETAIL "R"
ON SHEET 24

A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

J.N. 24338

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

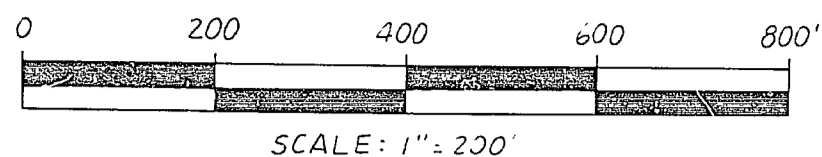
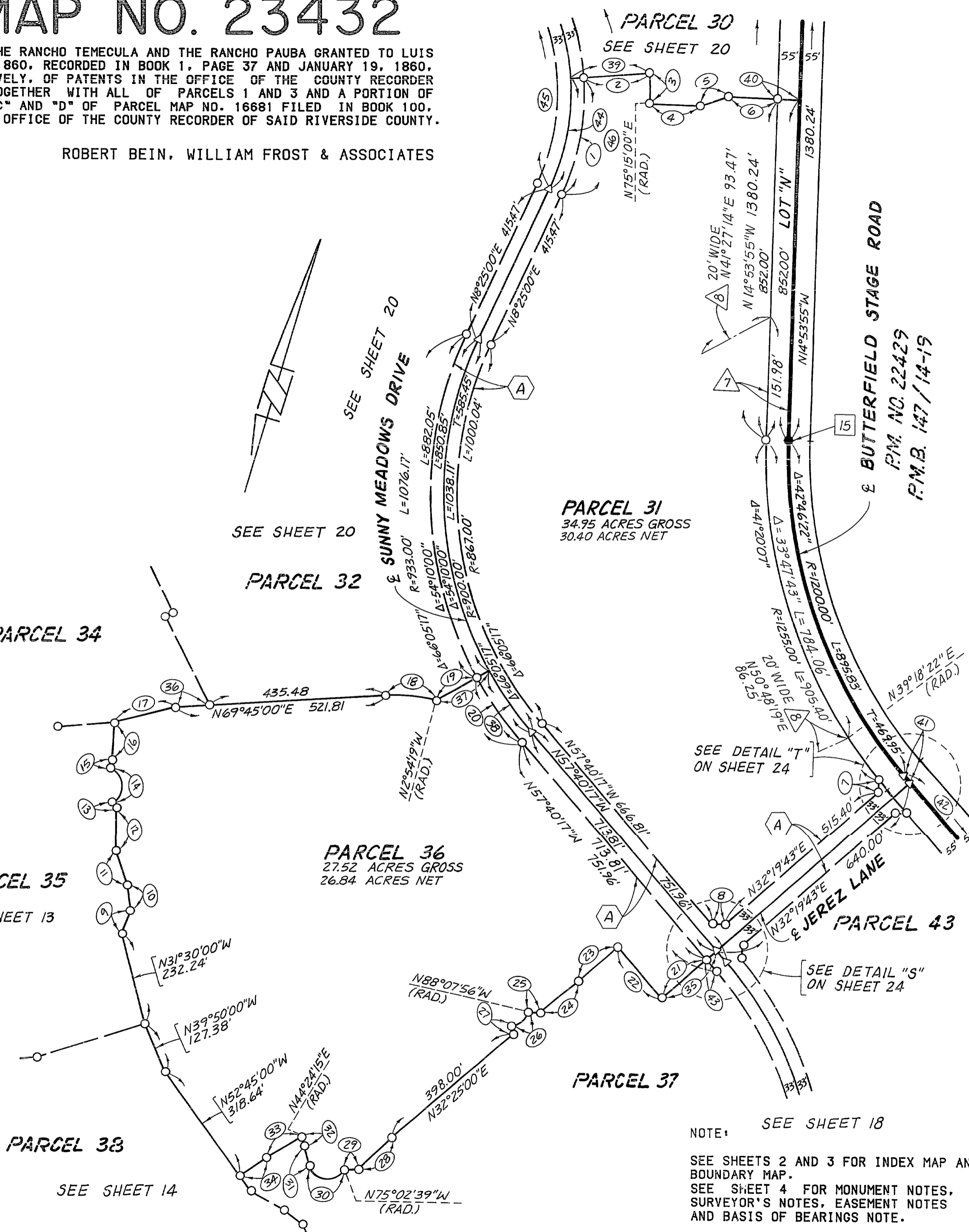


TABLE OF COURSES

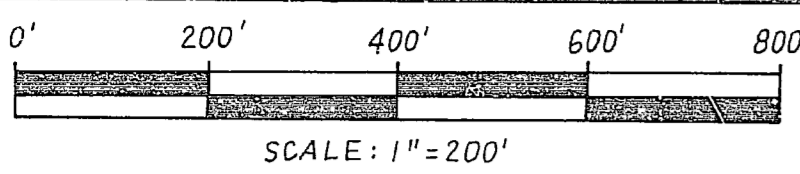
1	Δ=28°45'00"	R= 608.00'	L= 305.08'
2	N69°40'00"E	167.00'	(RADIAL)
3	Δ=05°35'00"	R= 775.00'	L= 75.52'
4	N75°40'00"E	128.68'	
5	N54°30'00"E	70.80'	
6	N76°10'00"E	123.00'	
7	N13°12'09"W	32.82'	
8	N77°19'43"E	19.80'	
9	N05°45'00"E	60.32'	
10	N24°20'00"W	66.00'	
11	N35°35'00"W	92.00'	
12	N16°35'00"W	107.03'	
13	N48°45'00"W	14.48'	(RADIAL)
14	Δ=128°50'00"	R= 48.00'	L=107.93'
15	N02°25'00"E	19.80'	(RADIAL)
16	N12°55'00"W	95.29'	
17	N59°30'00"E	156.35'	
18	Δ=17°20'41"	R= 430.00'	L= 130.17'
19	N44°15'00"E	115.62'	(RADIAL)
20	Δ=11°55'17"	R= 933.00'	L= 194.13'
21	N32°19'43"E	147.00'	
22	N57°40'17"W	169.00'	
23	N32°19'43"E	132.50'	
24	N34°30'00"E	122.51'	
25	N71°30'00"E	29.80'	
26	Δ=64°07'56"	R= 48.00'	L= 53.73'
27	N24°00'00"W	20.15'	(RADIAL)
28	N30°00'00"E	113.27'	
29	N67°30'00"E	35.11'	
30	Δ=132°50'49"	R= 48.00'	L= 111.29'
31	N32°11'50"W	50.00'	
32	Δ=13°23'56"	R= 100.00'	L= 23.39'
33	N42°35'00"E	100.00'	
34	N38°40'00"E	82.36'	
35	N32°19'43"E	180.00'	
36	N69°45'00"E	86.33'	
37	N44°15'00"E	148.62'	(RADIAL)
38	Δ=11°55'17"	R= 900.00'	L= 187.26'
39	N69°40'00"E	200.00'	(RADIAL)
40	N75°06'05"E	55.00'	
41	N57°40'17"W	24.94'	
42	N57°40'17"W	785.15'	
43	N57°40'17"W	38.15'	
44	Δ=28°45'00"	R= 575.00'	L= 288.52'
45	Δ=92°00'00"	R= 575.00'	L= 923.28'
46	Δ=88°39'46"	R= 608.00'	L= 940.85'

T=595.43'



(A) INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE: SEE SHEET 18
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.



IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.
PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

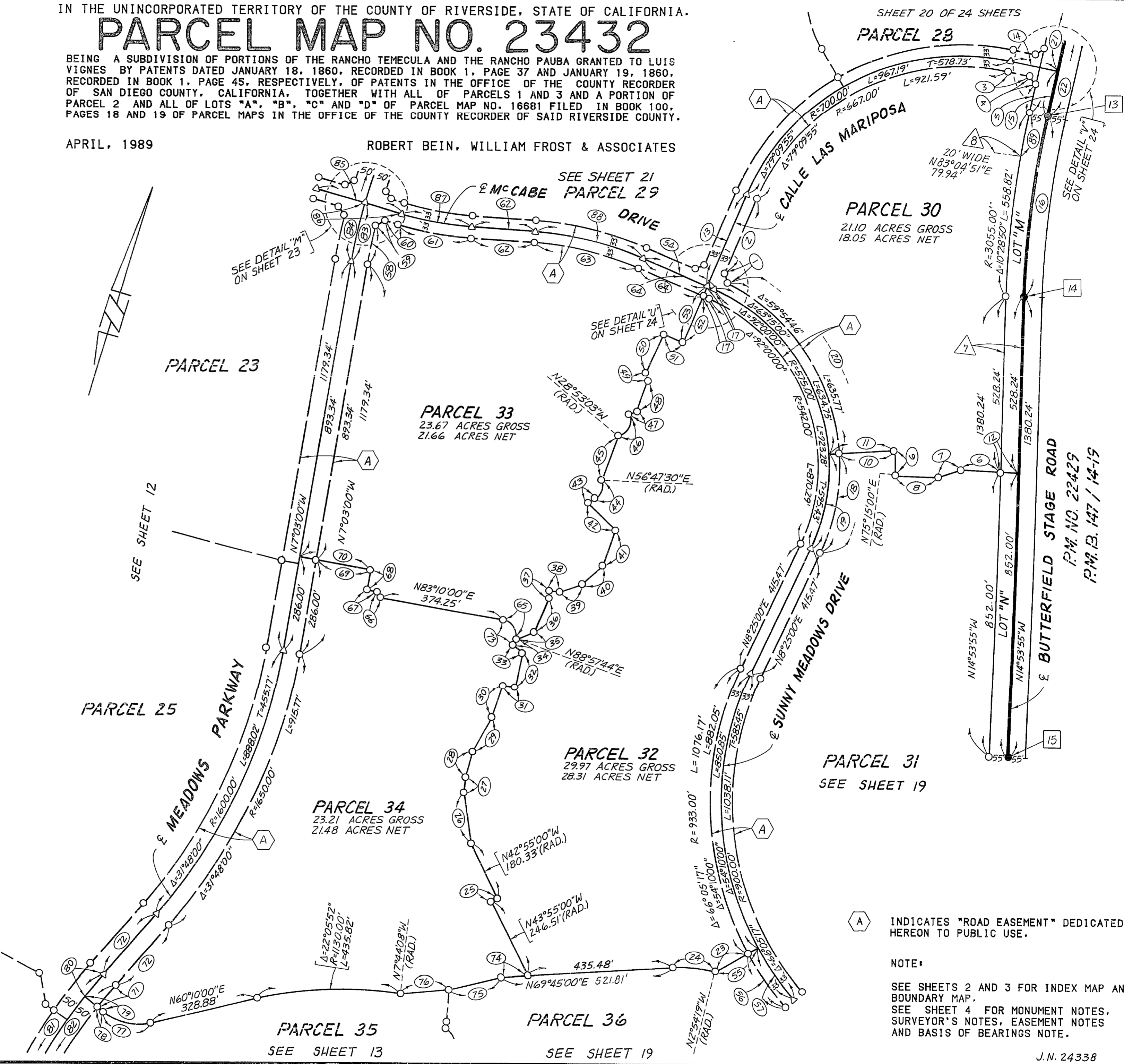
APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES

SHEET 20 OF 24 SHEETS

TABLE OF COURSES

1	N36°54'53"W	32.94'		
2	N06°25'00"E	245.48'		
3	N85°34'55"E	68.71'		
4	N48°11'57"W	33.24'		
5	N04°25'05"W	83.03'		
6	N76°10'00"E	123.00'		
7	N54°30'00"E	70.80'		
8	N75°40'00"E	128.68'		
9	Δ=05°35'00"	R=775.00'	L=75.52'	
10	N69°40'00"E	167.00'	(RADIAL)	
11	N69°40'00"E	200.00'	(RADIAL)	
12	N75°06'05"E	55.00'		
13	N06°25'00"E	301.40'		
14	N85°34'55"E	146.71'		
15	N04°25'05"W	140.03'		
16	Δ=10°28'50"	R=3000.00'	L=548.76'	T=275.15'
17	N83°35'00"W	20.21'		
18	Δ=28°45'00"	R=608.00'	L=305.08'	
19	Δ=28°45'00"	R=575.00'	L=288.52'	
20	Δ=88°39'46"	R=608.00'	L=940.85'	
21	N04°25'05"W	1486.72'		
22	N04°25'05"W	1626.75'		
23	N44°15'00"E	115.62'	(RADIAL)	
24	Δ=17°20'41"	R=430.00'	L=130.17'	
25	Δ=01°00'00"	R=1200.00'	L=20.94'	
26	N24°50'00"W	155.92'		
27	N11°30'00"W	47.00'		
28	N01°45'00"W	76.00'		
29	N11°40'00"E	122.00'		
30	N01°30'00"E	98.00'		
31	N79°40'00"E	39.94'		
32	N05°25'00"W	106.78'		
33	N70°00'00"W	38.00'	(RADIAL)	
34	Δ=21°02'16"	R=48.00'	L=17.62'	
35	N49°40'00"E	63.49'		
36	N06°30'00"E	110.35'		
37	N14°55'00"W	20.01'		
38	N78°15'00"E	32.00'		
39	N54°45'00"E	71.00'		
40	N31°25'00"E	84.00'		
41	N02°50'00"E	113.00'		
42	N63°30'00"W	117.50'		
43	N45°20'00"E	22.35'		
44	Δ=78°32'30"	R=48.00'	L=65.80'	
45	N03°25'00"E	142.00'		
46	Δ=101°26'57"	R=48.00'	L=84.99'	
47	N49°40'00"E	23.00'	(RADIAL)	
48	N02°45'00"E	93.67'		
49	N28°10'00"W	23.98'		
50	N07°45'00"E	128.00'		
51	N83°35'00"W	63.50'		
52	N06°25'00"E	153.00'		
53	N06°25'00"E	186.00'		
54	N83°35'00"W	232.58'		
55	N44°15'00"E	148.62'	(RADIAL)	
56	Δ=11°55'17"	R=933.00'	L=194.13'	
57	Δ=11°55'17"	R=900.00'	L=187.26'	
58	Δ=04°24'39"	R=1550.00'	L=119.32'	
59	N42°15'22"E	33.86'		
60	N89°30'00"E	41.67'		
61	Δ=12°20'00"	R=1033.00'	L=222.36'	
62	N77°10'00"E	192.26'		
63	Δ=19°15'00"	R=967.00'	L=324.89'	
64	N83°35'00"W	212.37'		
65	Δ=95°47'44"	R=48.00'	L=80.25'	
66	N48°30'00"W	20.66'		
67	N82°57'00"E	30.00'		
68	N07°03'00"W	62.00'		
69	N82°57'00"E	168.00'		
70	N82°57'00"E	218.00'		
71	Δ=03°05'00"	R=1550.00'	L=83.41'	
72	N24°45'00"E	240.00'		
73	Δ=116°50'00"	R=48.00'	L=97.88'	
74	N69°45'00"E	86.33'		
75	N59°30'00"E	156.35'		
76	N68°10'00"E	147.07'		
77	Δ=51°30'00"	R=170.00'	L=152.80'	
78	N68°20'00"W	20.89'	(RADIAL)	
79	N68°20'00"W	70.89'	(RADIAL)	
80	Δ=03°05'00"	R=1600.00'	L=86.10'	
81	Δ=49°29'36"	R=1600.00'	L=1382.11'	T=737.50'
82	Δ=49°29'36"	R=1550.00'	L=1338.92'	
83	Δ=06°33'00"	R=1600.00'	L=182.91'	
84	Δ=17°12'00"	R=1600.00'	L=480.31'	T=241.98'
85	N89°30'00"E	269.92'	(RADIAL)	
86	N89°30'00"E	115.74'	(RADIAL)	
87	Δ=12°20'00"	R=1000.00'	L=215.26'	T=108.05'
88	Δ=19°15'00"	R=1000.00'	L=335.98'	T=169.59'
89	Δ=02°30'04"	R=3055.00'	L=133.36'	



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:
 SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.
 SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989 ROBERT BEIN, WILLIAM FROST & ASSOCIATES

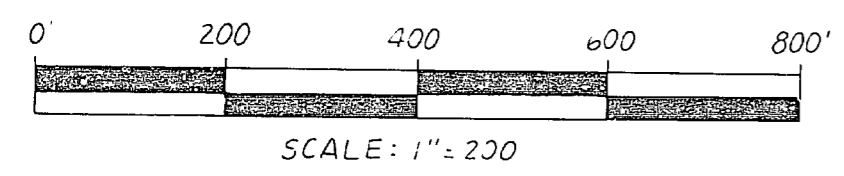
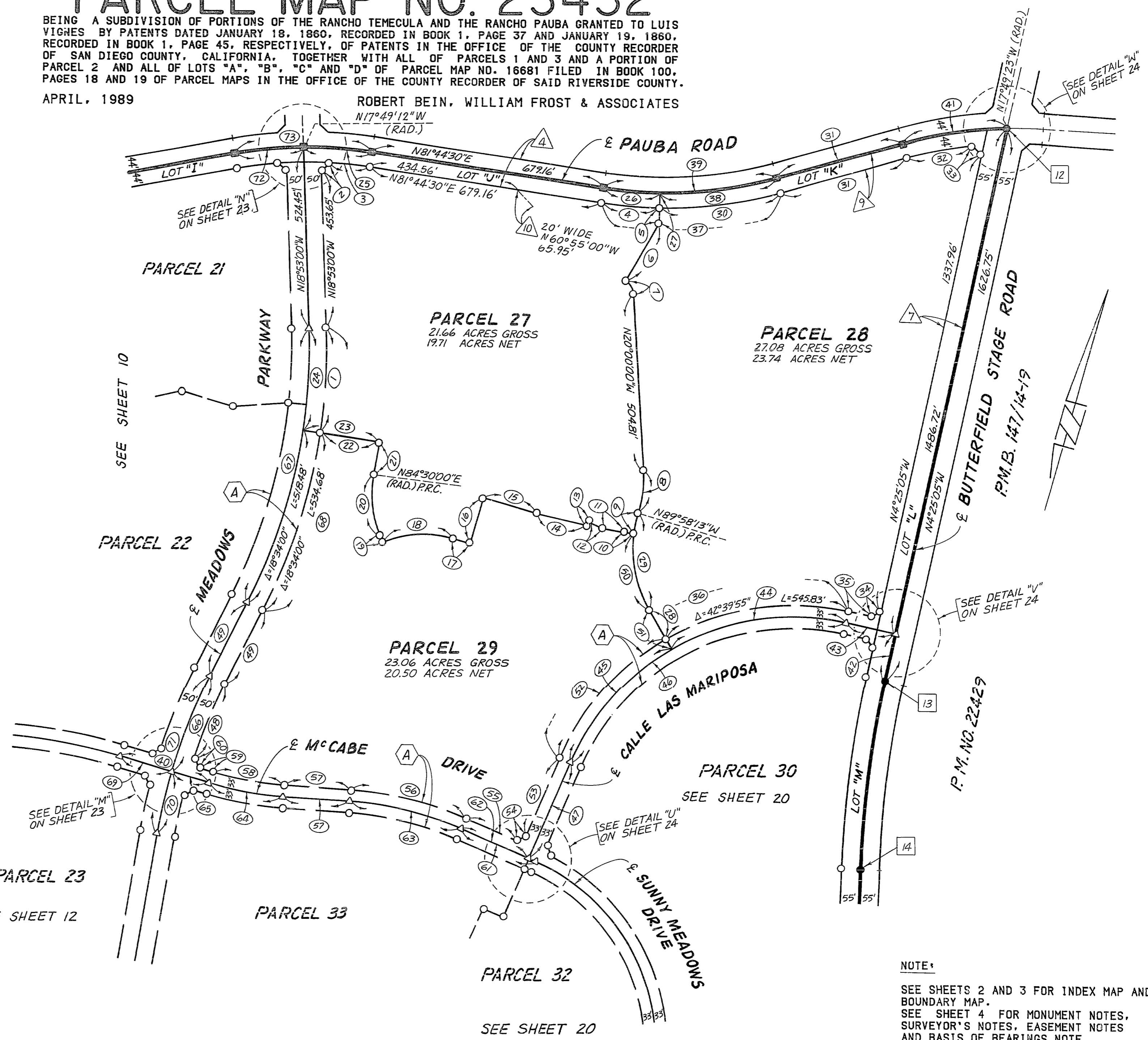


TABLE OF COURSES

1	Δ = 10° 28' 00"	R = 1650.00'	L = 301.42'	
2	N 28° 31' 42" E	33.87'		
3	Δ = 05° 48' 05"	R = 1156.00'	L = 117.05'	
4	Δ = 07° 44' 30"	R = 1244.00'	L = 168.08'	
5	N 16° 00' 00" W	44.73'	(RADIAL)	
6	N 13° 00' 00" E	193.21'	(RADIAL)	
7	Δ = 57° 00' 00"	R = 48.00'	L = 47.75'	
8	Δ = 20° 01' 47"	R = 350.00'	L = 122.35'	
9	Δ = 09° 51' 47"	R = 350.00'	L = 60.25'	(RADIAL)
10	N 80° 10' 00" E	30.00'		
11	N 83° 35' 00" E	65.90'		
12	N 84° 15' 00" W	39.67'		
13	N 11° 50' 00" E	10.00'		
14	N 86° 05' 00" E	150.00'		
15	N 89° 30' 00" E	158.00'		
16	N 00° 30' 00" W	136.00'		
17	N 89° 30' 00" E	52.74'		
18	Δ = 39° 30' 00"	R = 300.00'	L = 206.82'	(RADIAL)
19	N 40° 00' 00" W	19.22'		
20	Δ = 34° 30' 00"	R = 300.00'	L = 180.64'	(RADIAL)
21	Δ = 02° 55' 00"	R = 1825.00'	L = 92.90'	(RADIAL)
22	N 81° 35' 00" E	175.00'		
23	N 81° 35' 00" E	225.00'		
24	Δ = 10° 28' 00"	R = 1600.00'	L = 292.28'	
25	Δ = 09° 33' 42"	R = 1200.00'	L = 200.26'	
26	Δ = 07° 44' 30"	R = 1200.00'	L = 162.14'	
27	N 16° 00' 00" W	88.73'	(RADIAL)	
28	N 47° 05' 00" W	97.45'	(RADIAL)	
29	Δ = 47° 06' 47"	R = 350.00'	L = 287.80'	
30	Δ = 16° 20' 19"	R = 1244.00'	L = 354.74'	
31	N 57° 39' 41" E	379.91'		
32	Δ = 09° 35' 48"	R = 1156.00'	L = 193.62'	
33	N 58° 34' 48" W	37.29'		
34	N 39° 21' 47" E	33.24'		
35	N 85° 34' 55" E	68.71'		
36	Δ = 79° 09' 55"	R = 733.00'	L = 1012.78'	
37	Δ = 24° 04' 49"	R = 1244.00'	L = 522.83'	
38	Δ = 16° 20' 19"	R = 1200.00'	L = 342.20'	
39	Δ = 24° 04' 49"	R = 1200.00'	L = 504.33'	(RADIAL)
40	N 89° 30' 00" E	269.91'		T = 255.95'
41	Δ = 14° 30' 56"	R = 1200.00'	L = 304.01'	
42	N 04° 25' 05" W	140.03'		
43	N 85° 34' 55" E	146.71'		
44	Δ = 42° 39' 55"	R = 700.00'	L = 521.26'	
45	Δ = 36° 30' 00"	R = 700.00'	L = 445.93'	
46	Δ = 79° 09' 55"	R = 700.00'	L = 967.19'	
47	N 06° 25' 00" E	301.40'		T = 578.73'
48	Δ = 08° 30' 39"	R = 1550.00'	L = 230.24'	
49	N 10° 09' 00" E	240.16'		
50	Δ = 37° 15' 00"	R = 350.00'	L = 227.55'	
51	N 47° 05' 00" W	130.45'		
52	Δ = 36° 30' 00"	R = 733.00'	L = 466.95'	
53	N 06° 25' 00" E	244.40'		
54	N 51° 25' 00" E	33.94'		
55	N 83° 35' 00" W	155.37'		
56	Δ = 19° 15' 00"	R = 1033.00'	L = 347.06'	
57	N 77° 10' 00" E	192.26'		
58	Δ = 12° 20' 00"	R = 967.00'	L = 208.15'	
59	N 89° 30' 00" E	41.67'		
60	N 43° 15' 22" W	33.86'		
61	N 83° 35' 00" W	232.58'		
62	N 83° 35' 00" W	212.37'		
63	Δ = 19° 15' 00"	R = 1000.00'	L = 335.98'	T = 169.59'
64	Δ = 12° 20' 00"	R = 1000.00'	L = 215.26'	T = 108.05'
65	N 89° 30' 00" E	115.74'	(RADIAL)	
66	Δ = 10° 39' 00"	R = 1600.00'	L = 297.40'	
67	Δ = 29° 02' 00"	R = 1600.00'	L = 810.76'	T = 414.28'
68	Δ = 29° 02' 00"	R = 1650.00'	L = 836.10'	
69	N 89° 30' 00" E	154.18'	(RADIAL)	
70	Δ = 06° 33' 00"	R = 1600.00'	L = 182.91'	
71	Δ = 17° 12' 00"	R = 1600.00'	L = 480.31'	T = 241.98'
72	Δ = 09° 21' 59"	R = 1200.00'	L = 196.17'	
73	Δ = 18° 55' 41"	R = 1200.00'	L = 396.43'	T = 200.03'



A INDICATES "ROAD EASEMENT" DEDICATED HEREON TO PUBLIC USE.

NOTE:
SEE SHEETS 2 AND 3 FOR INDEX MAP AND BOUNDARY MAP.
SEE SHEET 4 FOR MONUMENT NOTES, SURVEYOR'S NOTES, EASEMENT NOTES AND BASIS OF BEARINGS NOTE.

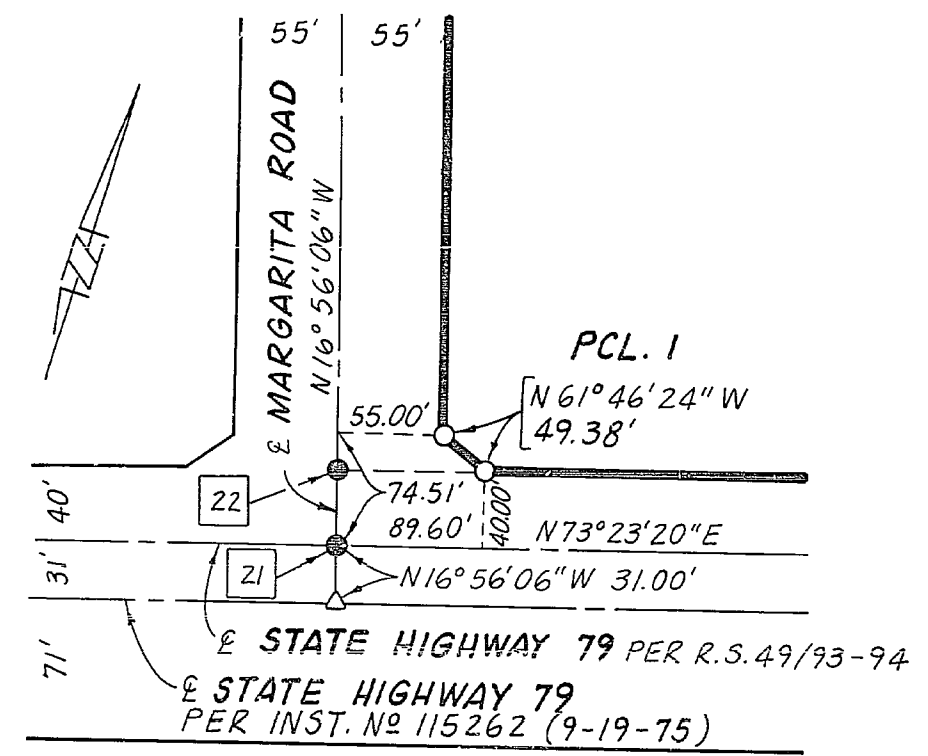
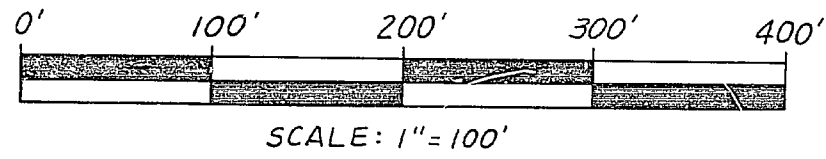
IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL MAP NO. 23432

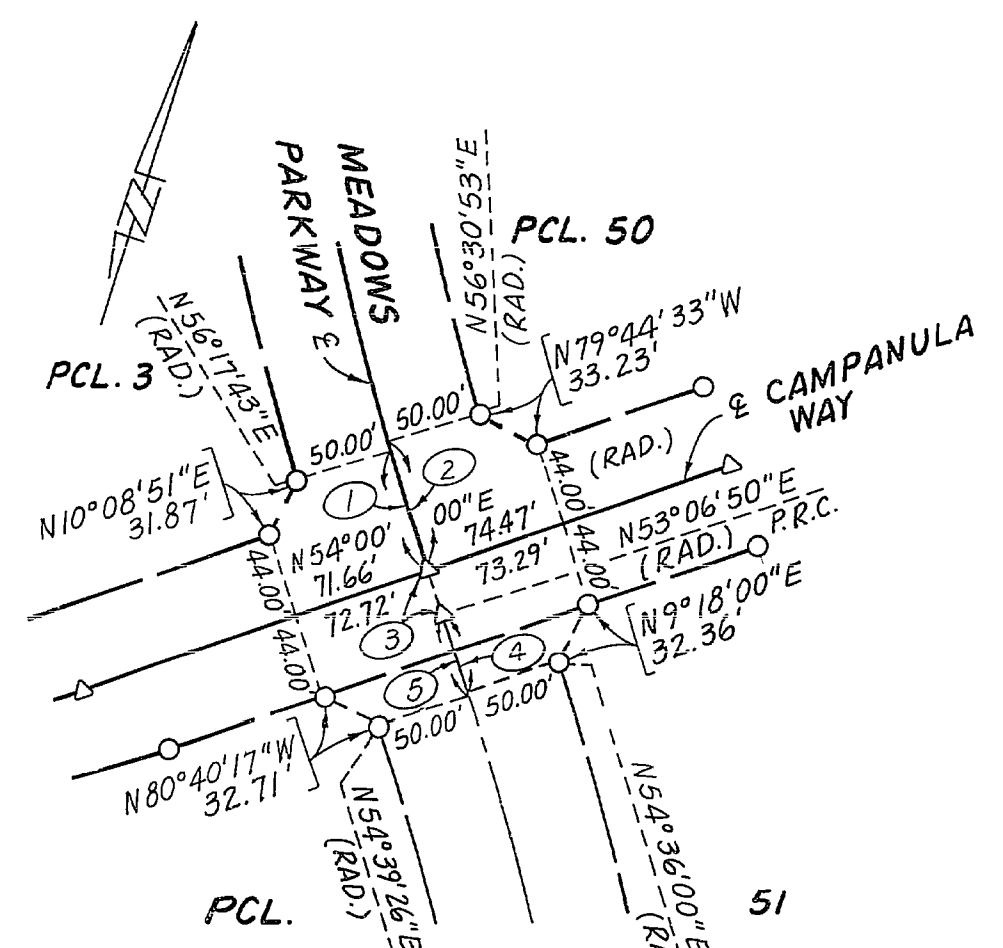
BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

ROBERT BEIN, WILLIAM FROST & ASSOCIATES



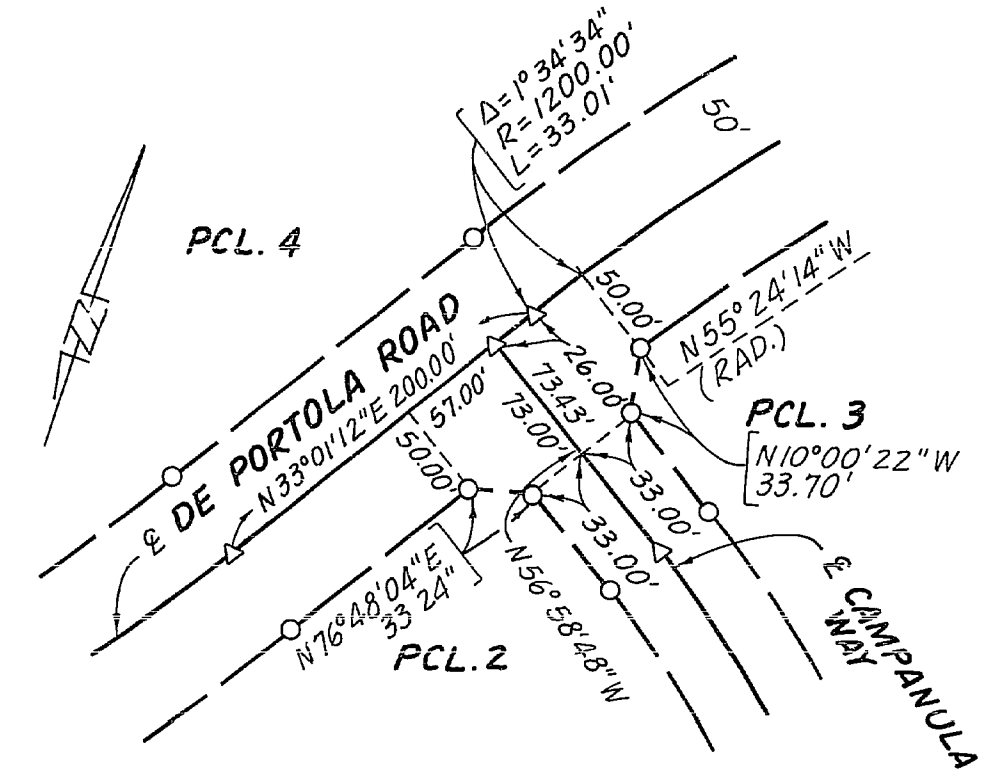
DETAIL "A"
SEE SHEET 5



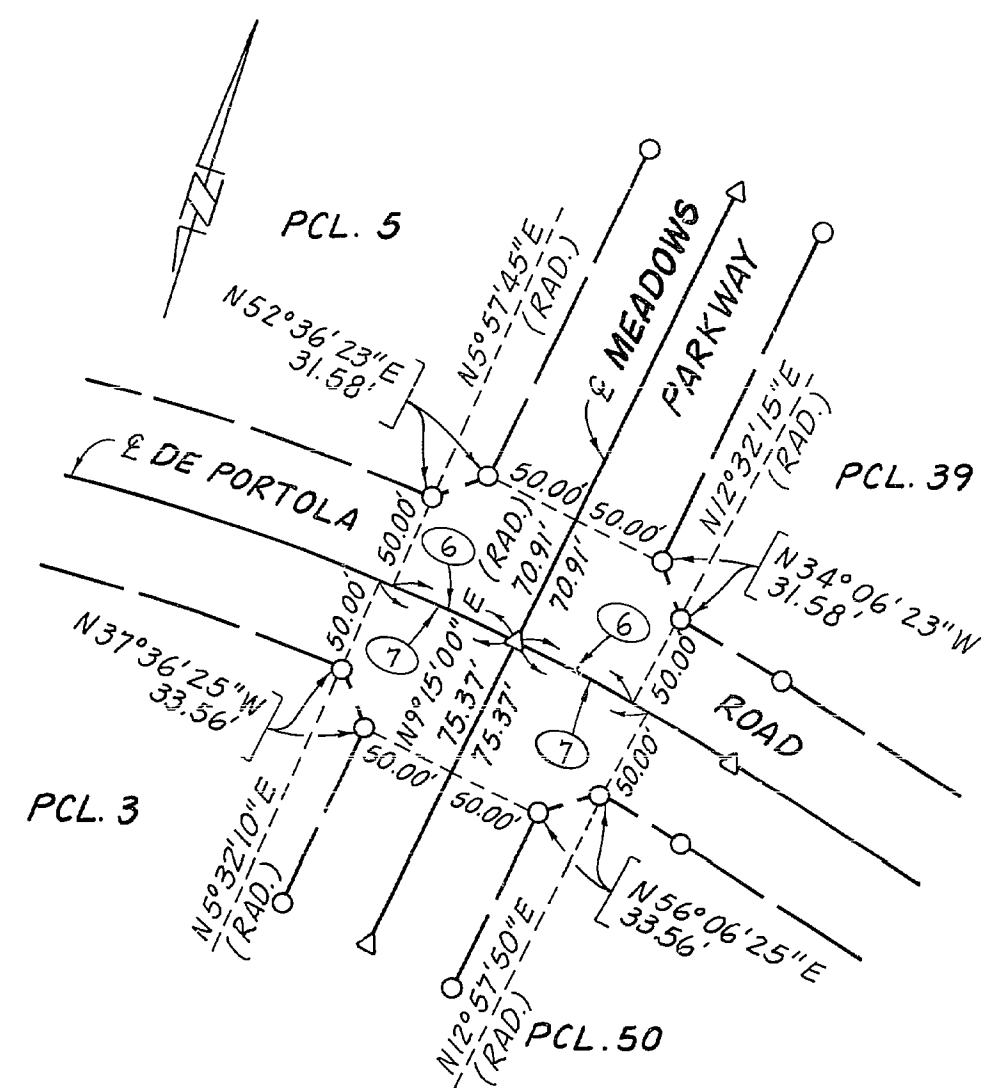
DETAIL "B"
SEE SHEETS 5 & 15

TABLE OF COURSES - DETAIL "B"

- ① $\Delta = 2^\circ 17' 43''$ $R = 1600.00'$ $L = 64.09'$
- ② $\Delta = 2^\circ 30' 53''$ $R = 1600.00'$ $L = 70.23'$
- ③ $\Delta = 0^\circ 53' 10''$ $R = 1600.00'$ $L = 24.74'$
- ④ $\Delta = 1^\circ 29' 10''$ $R = 1600.00'$ $L = 41.50'$
- ⑤ $\Delta = 1^\circ 32' 36''$ $R = 1600.00'$ $L = 43.10'$



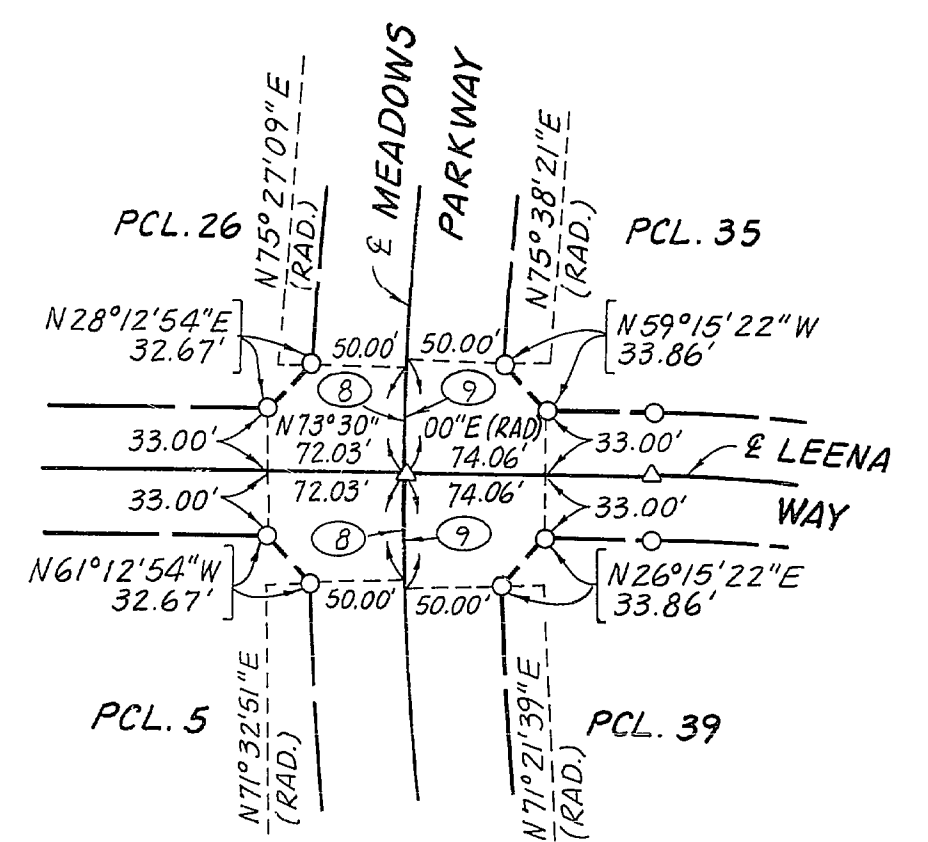
DETAIL "C"
SEE SHEETS 5 & 6



DETAIL "D"
SEE SHEETS 5, 6, 14 & 15

TABLE OF COURSES - DETAIL "D"

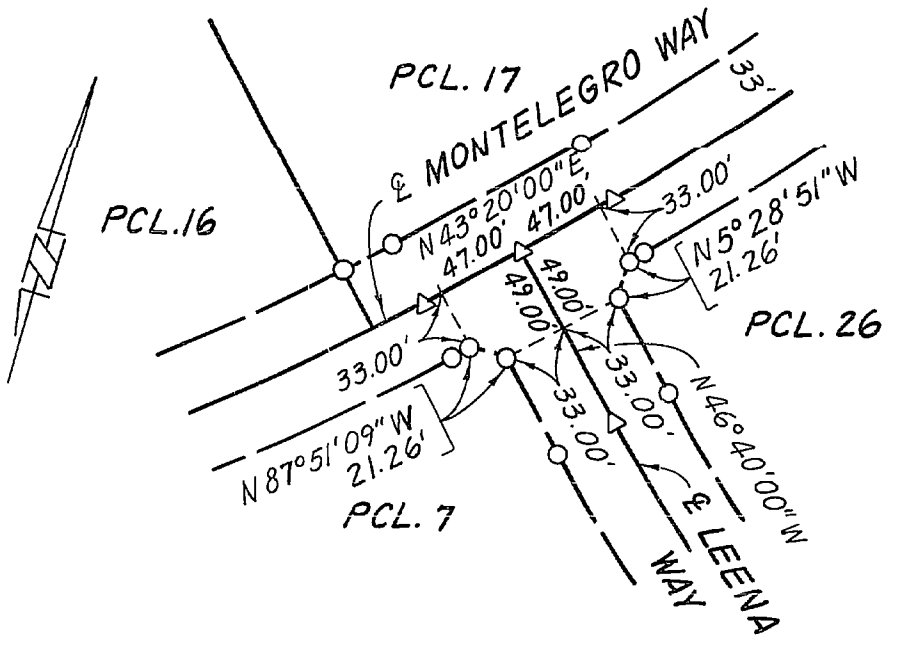
- ⑥ $\Delta = 3^\circ 17' 15''$ $R = 1200.00'$ $L = 68.85'$
- ⑦ $\Delta = 3^\circ 42' 50''$ $R = 1200.00'$ $L = 77.78'$



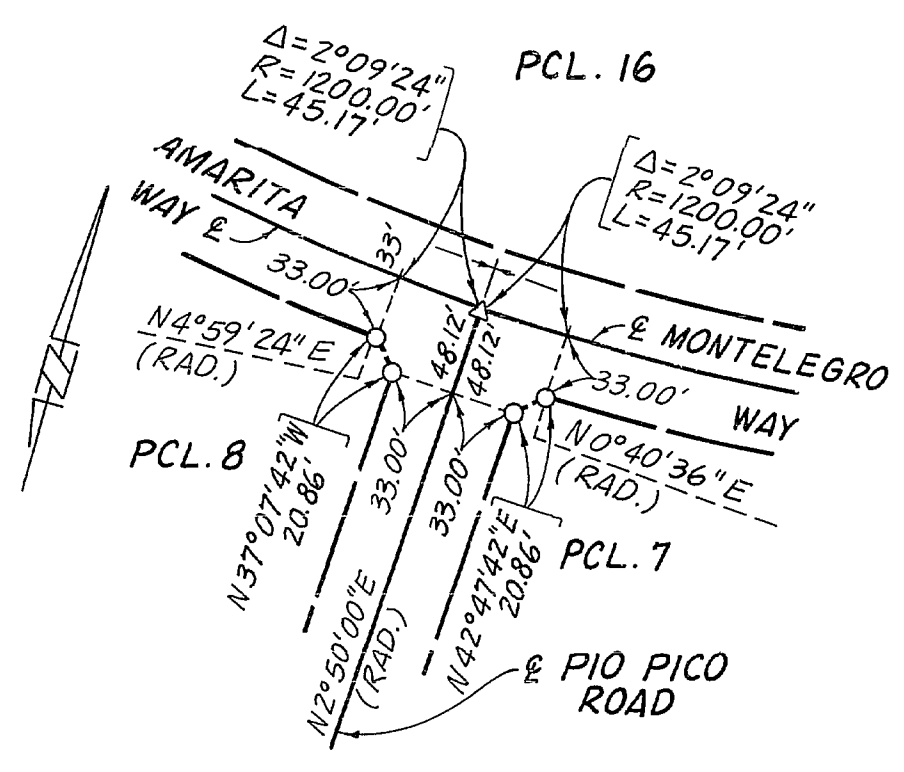
DETAIL "E"
SEE SHEETS 6, 13 & 14

TABLE OF COURSES - DETAIL "E"

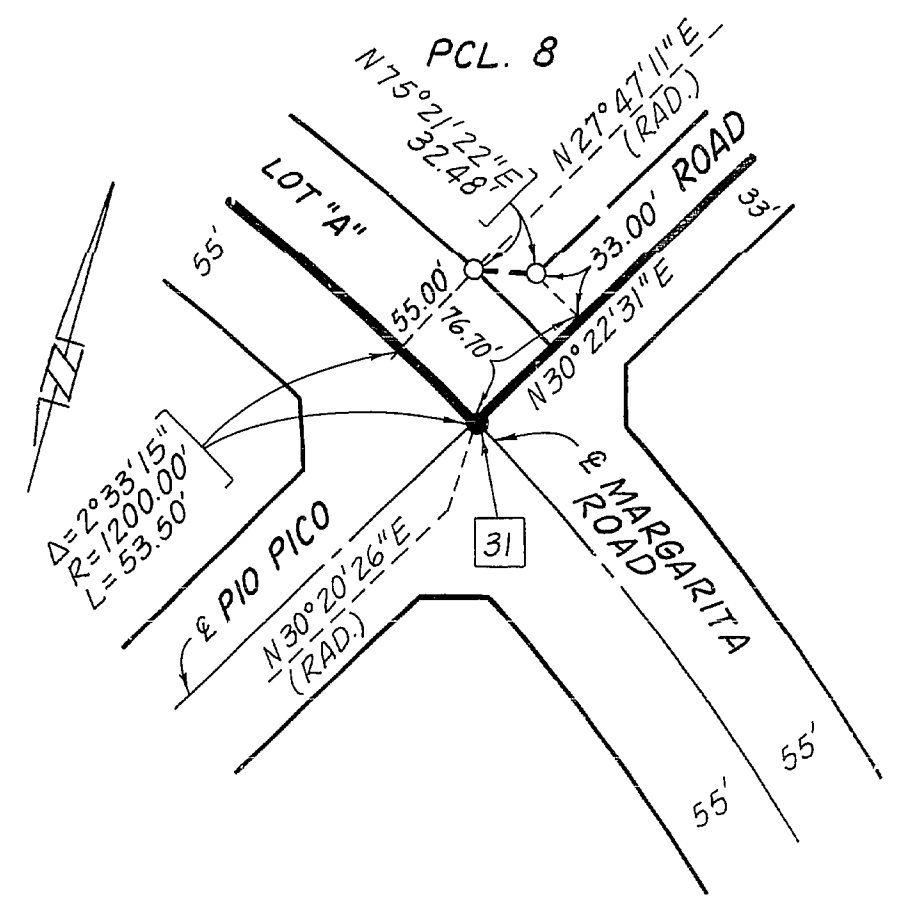
- ⑧ $\Delta = 1^\circ 57' 09''$ $R = 1600.00'$ $L = 54.52'$
- ⑨ $\Delta = 2^\circ 08' 21''$ $R = 1600.00'$ $L = 59.74'$



DETAIL "F"
SEE SHEETS 7 & 13



DETAIL "G"
SEE SHEET 7



DETAIL "H"
SEE SHEETS 6 & 7

IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

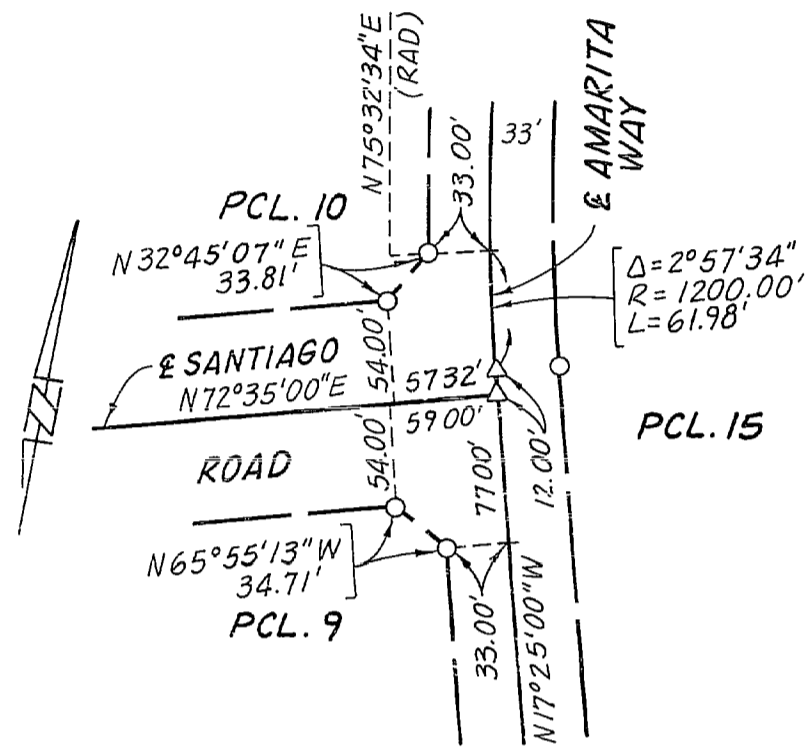
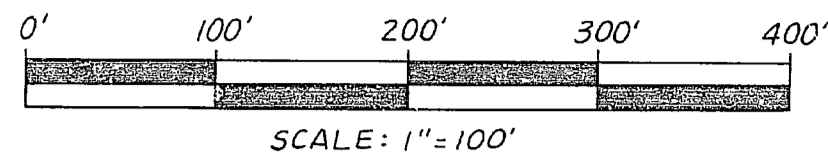
PARCEL MAP NO. 23432

SHEET 23 OF 24 SHEETS

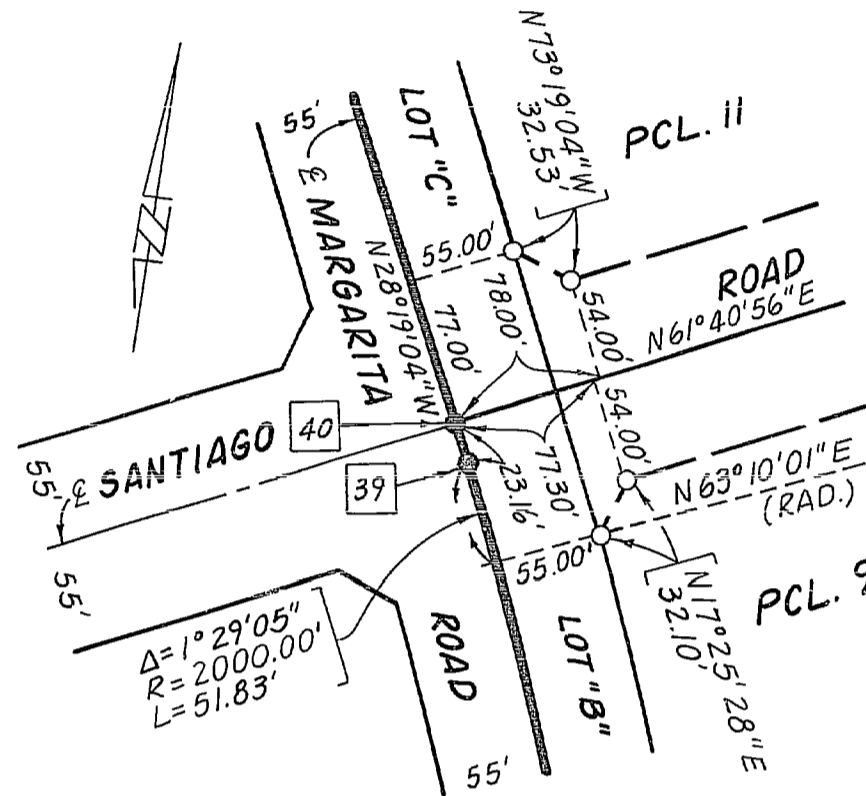
BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND AN AN RY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

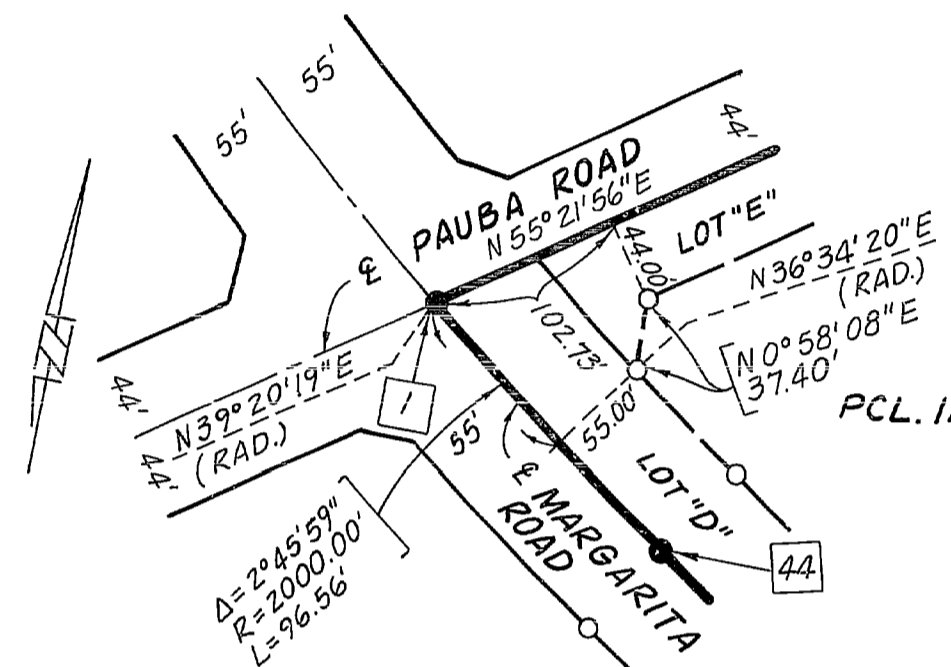
ROBERT BEIN, WILLIAM FROST & ASSOCIATES



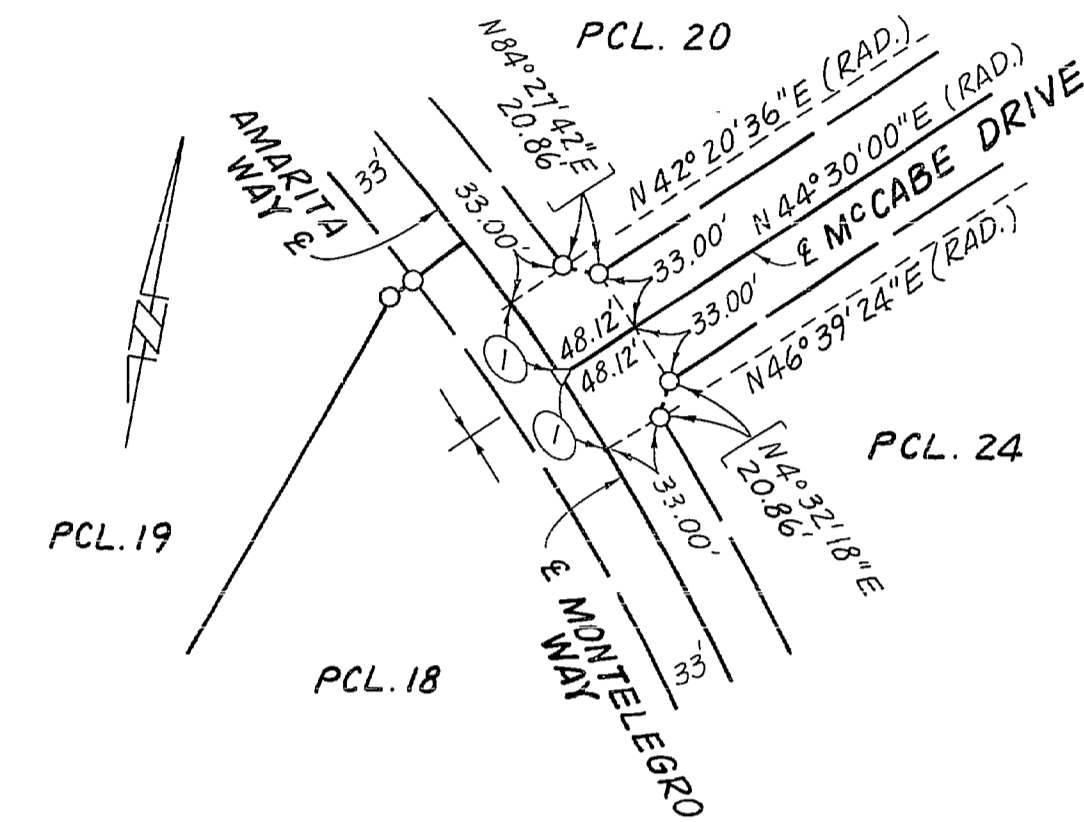
DETAIL "I"
SEE SHEETS 8 & 9



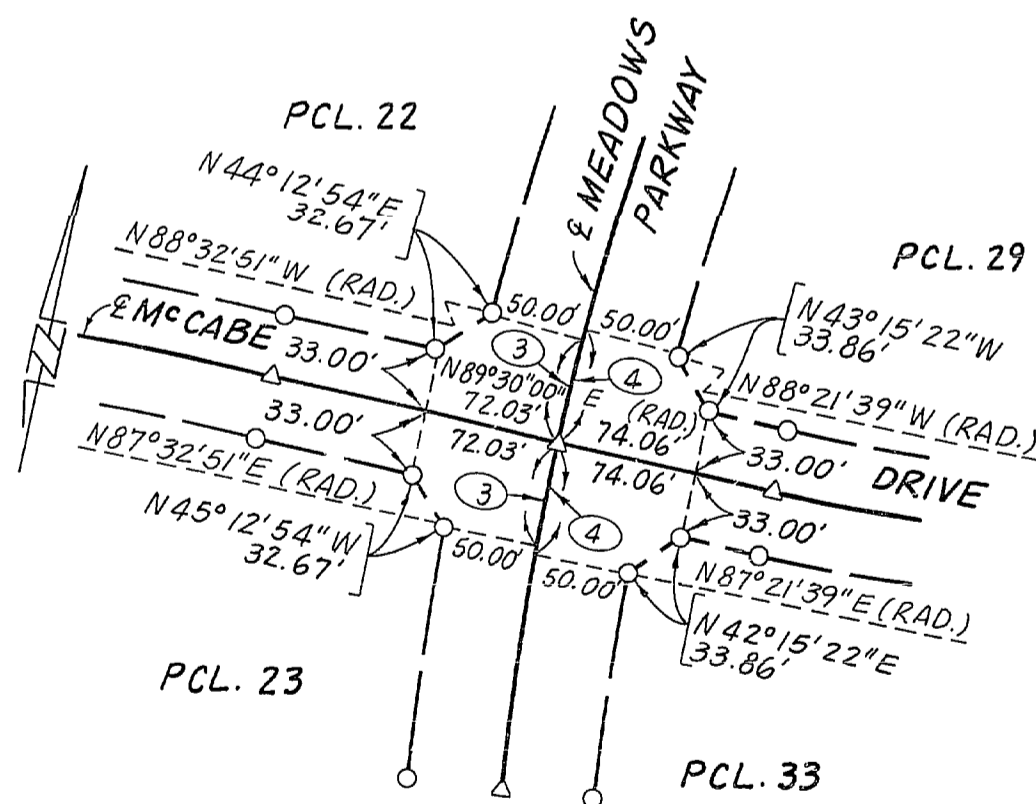
DETAIL "J"
SEE SHEETS 8 & 9



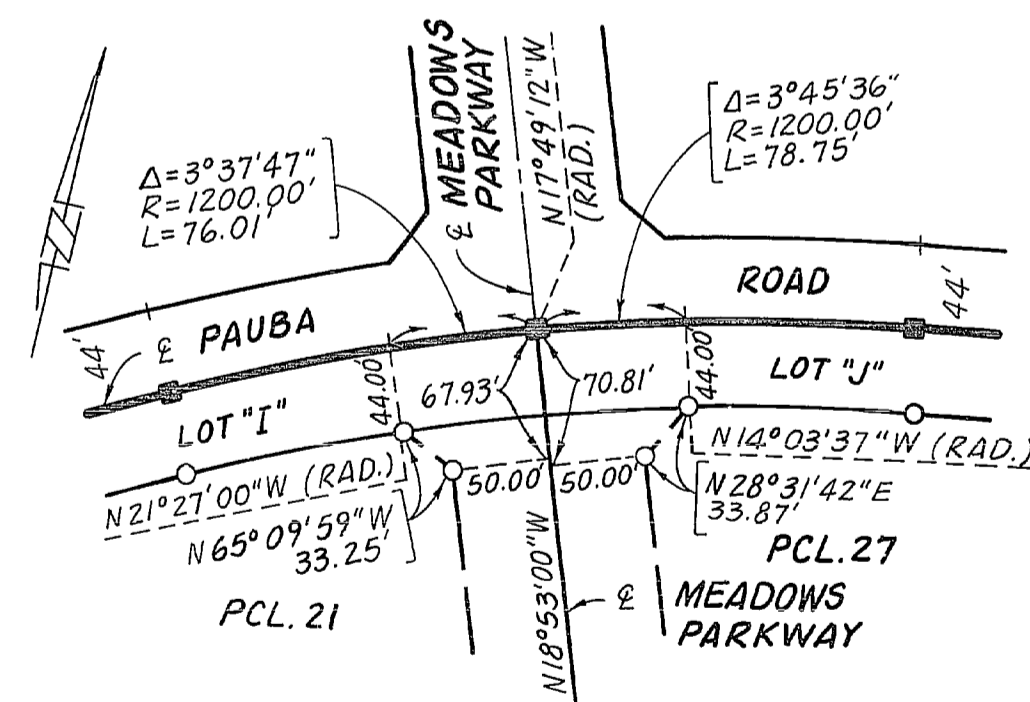
DETAIL "K"
SEE SHEET 9



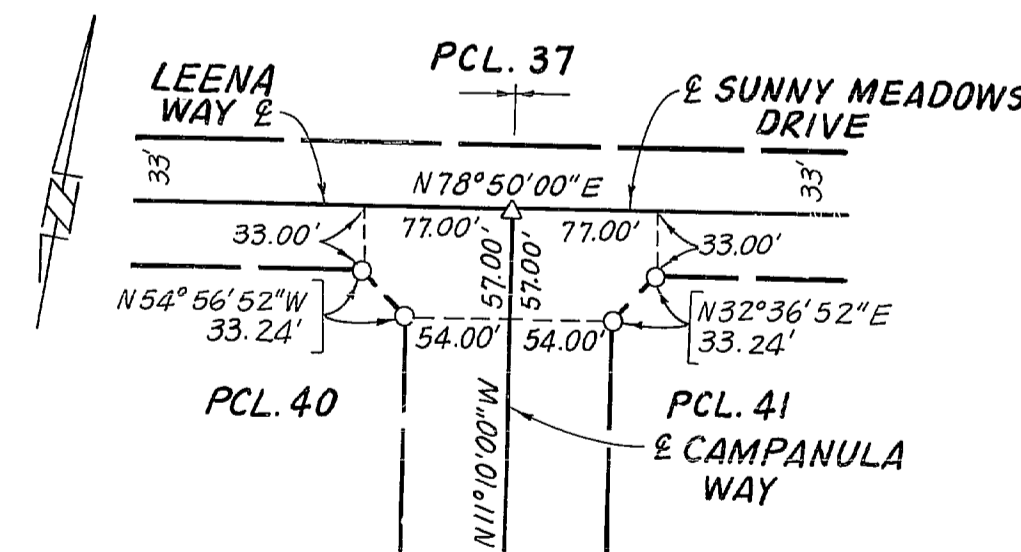
DETAIL "L"
SEE SHEETS 10, 11 & 12
TABLE OF COURSES - DETAIL "L"
① Δ=2°09'24" R=1200.00' L=45.17'



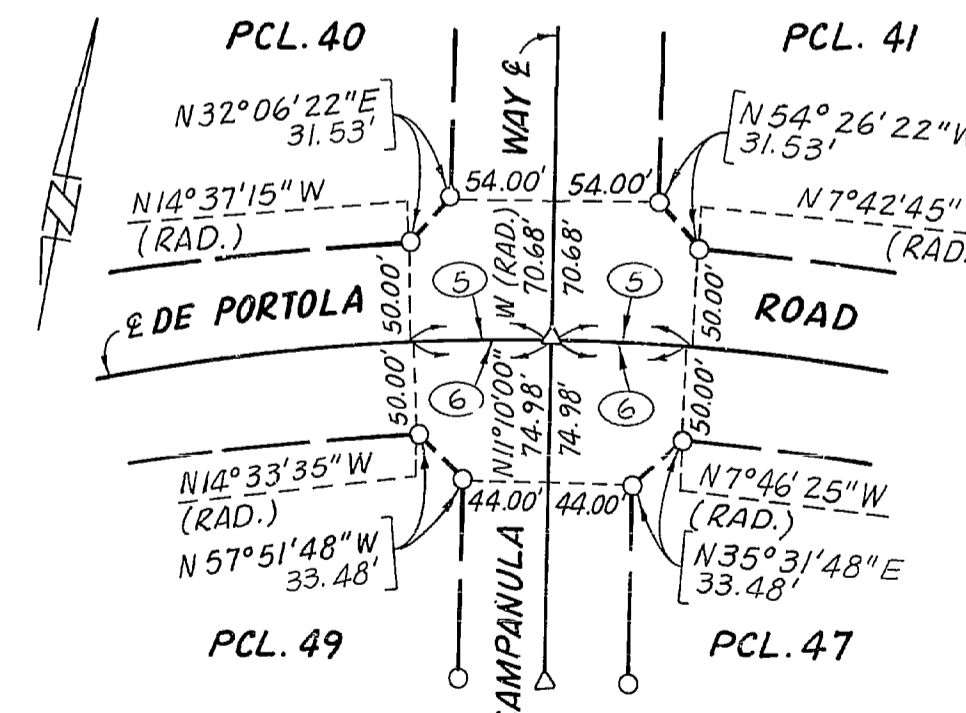
DETAIL "M"
SEE SHEETS 10, 12, 20 & 21
TABLE OF COURSES - DETAIL "M"
③ Δ=1°57'09" R=1600.00' L=54.52'
④ Δ=2°08'21" R=1600.00' L=59.74'



DETAIL "N"
SEE SHEETS 10 & 21



DETAIL "O"
SEE SHEETS 14, 17 & 18



DETAIL "P"
SEE SHEETS 14, 15, 16 & 17
TABLE OF COURSES - DETAIL "P"
⑤ Δ=3°27'15" R=1205.00' L=72.65'
⑥ Δ=3°23'35" R=1205.00' L=71.36'

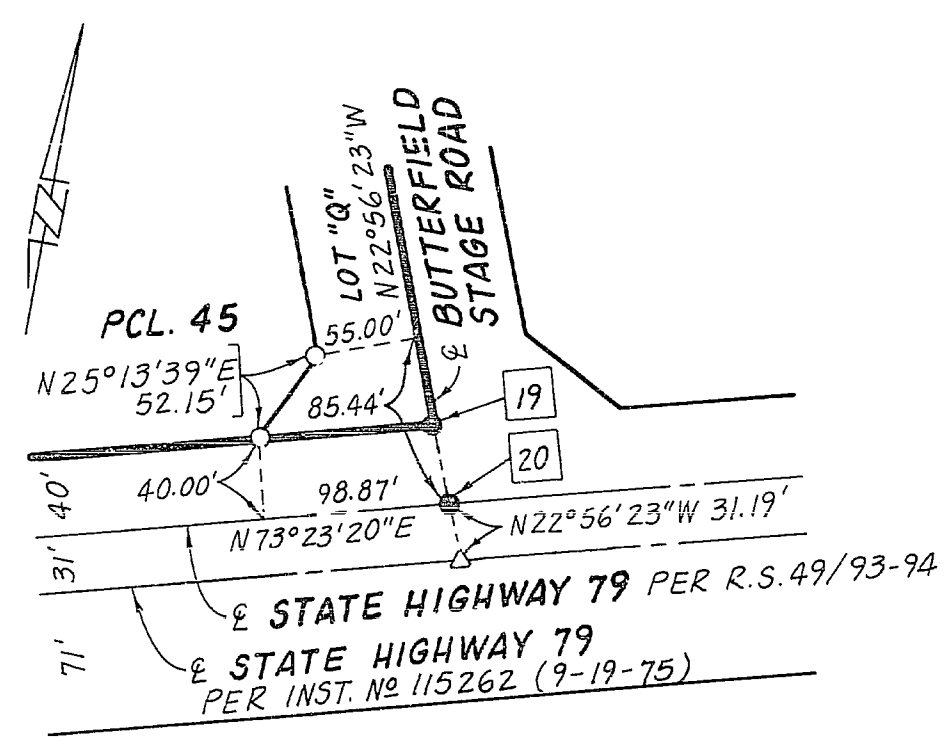
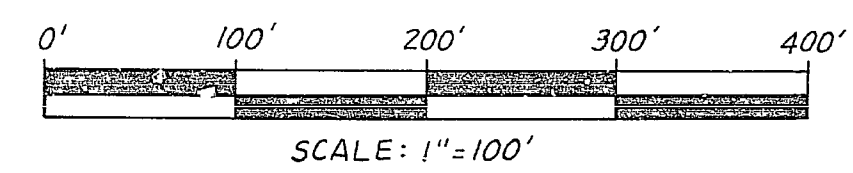
IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA-

PARCEL MAP NO. 23432

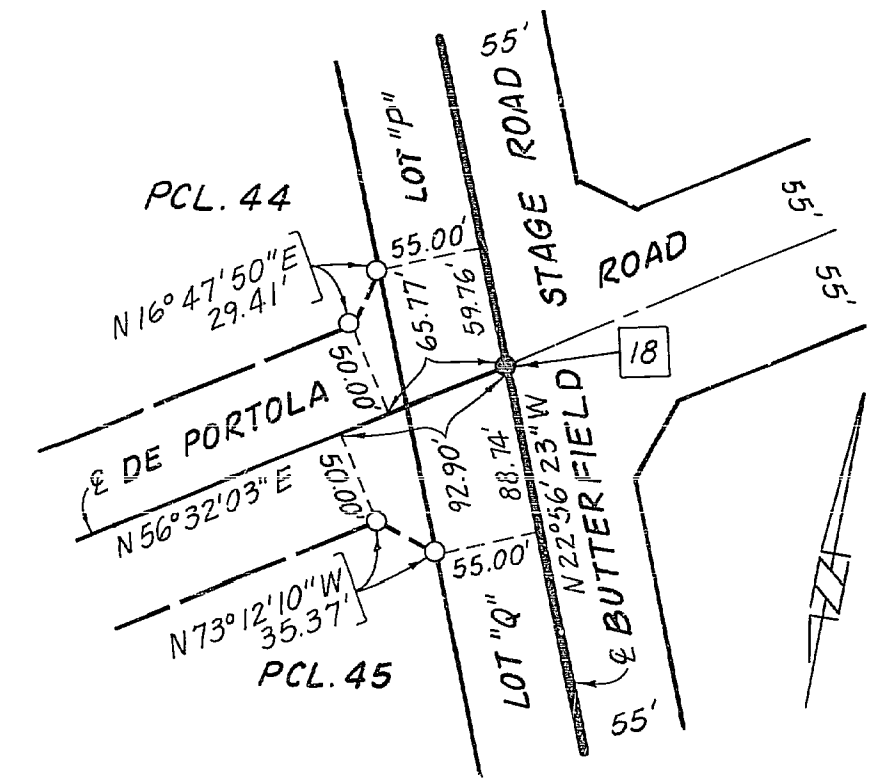
BEING A SUBDIVISION OF PORTIONS OF THE RANCHO TEMECULA AND THE RANCHO PAUBA GRANTED TO LUIS VIGNES BY PATENTS DATED JANUARY 18, 1860, RECORDED IN BOOK 1, PAGE 37 AND JANUARY 19, 1860, RECORDED IN BOOK 1, PAGE 45, RESPECTIVELY, OF PATENTS IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, TOGETHER WITH ALL OF PARCELS 1 AND 3 AND A PORTION OF PARCEL 2 AND ALL OF LOTS "A", "B", "C" AND "D" OF PARCEL MAP NO. 16681 FILED IN BOOK 100, PAGES 18 AND 19 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID RIVERSIDE COUNTY.

APRIL, 1989

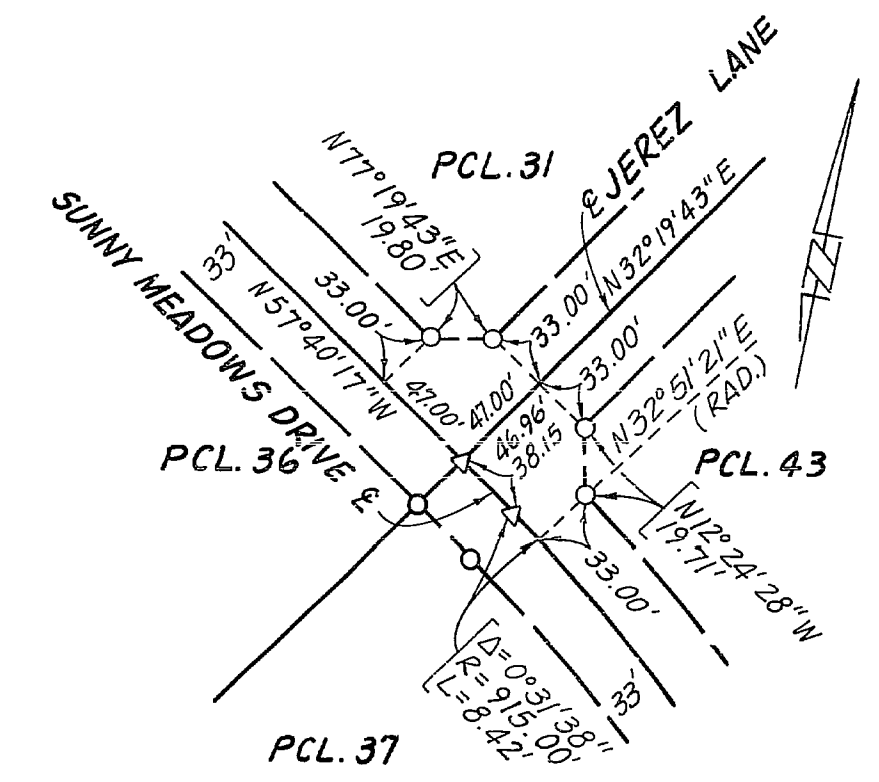
ROBERT BEIN, WILLIAM FROST & ASSOCIATES



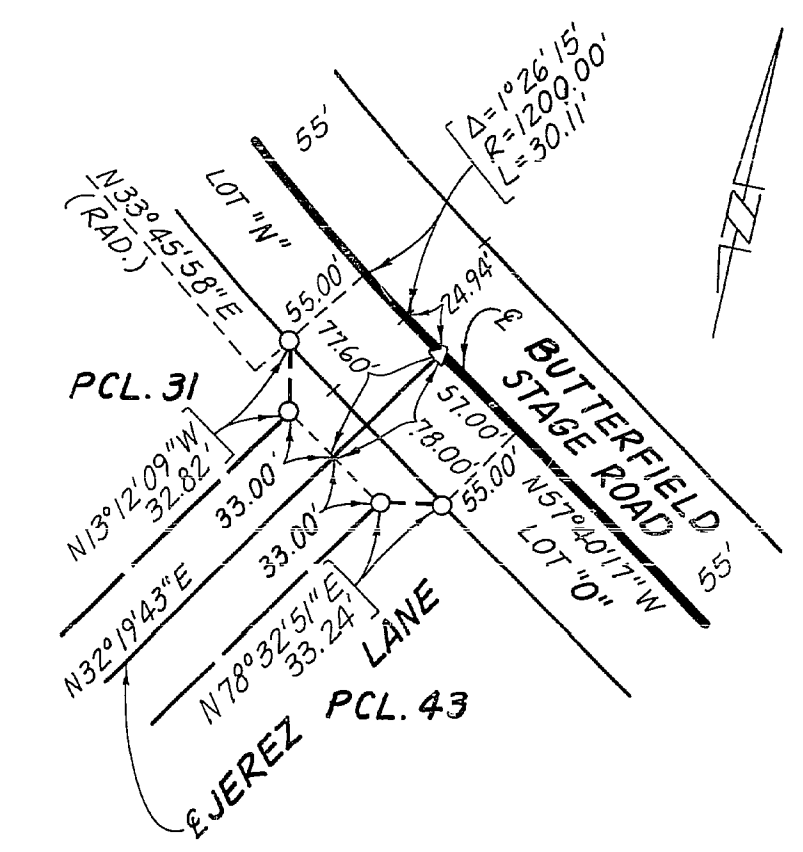
DETAIL "Q"
SEE SHEET 16



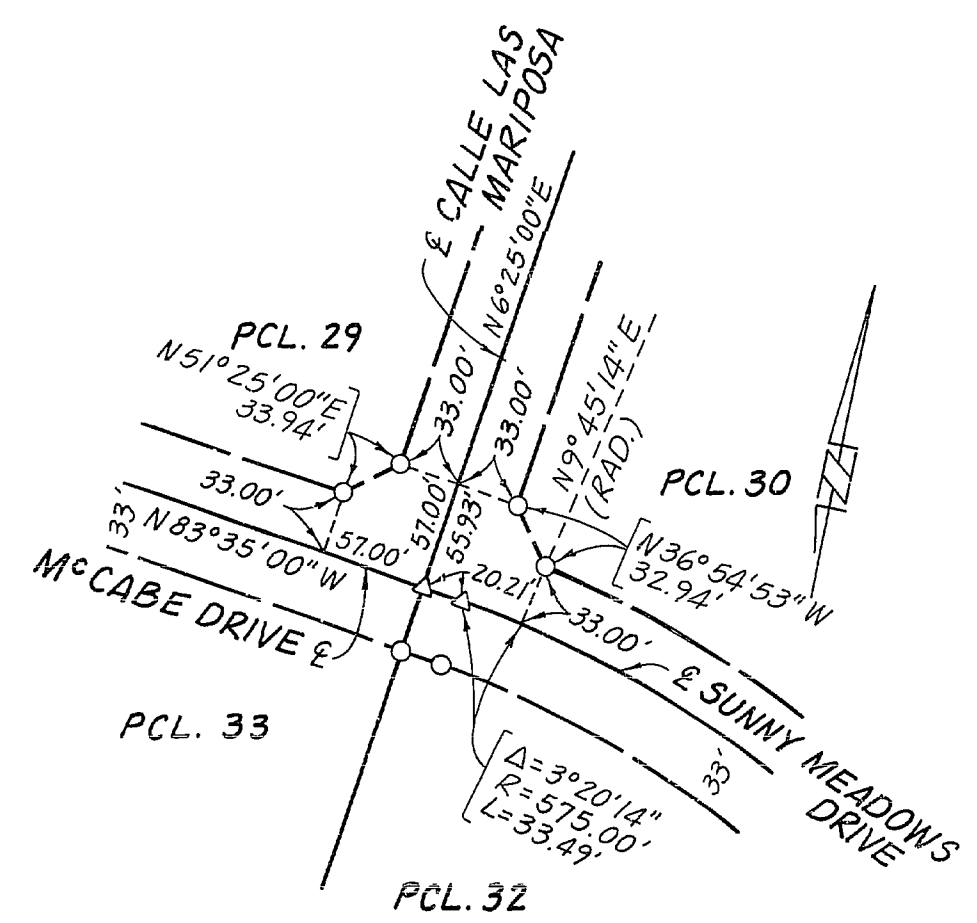
DETAIL "R"
SEE SHEETS 16 & 17



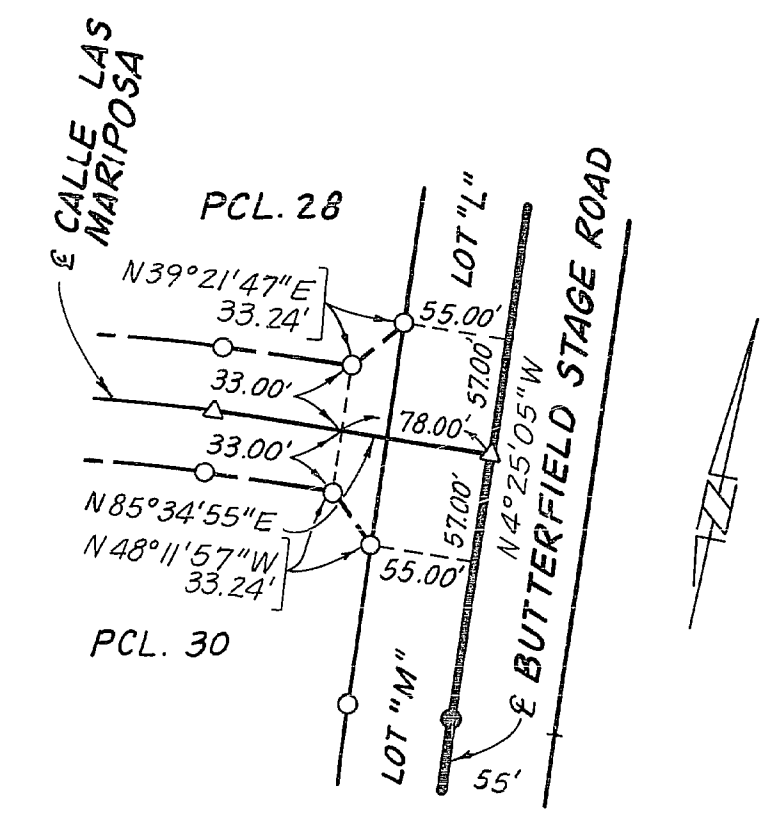
DETAIL "S"
SEE SHEETS 18 & 19



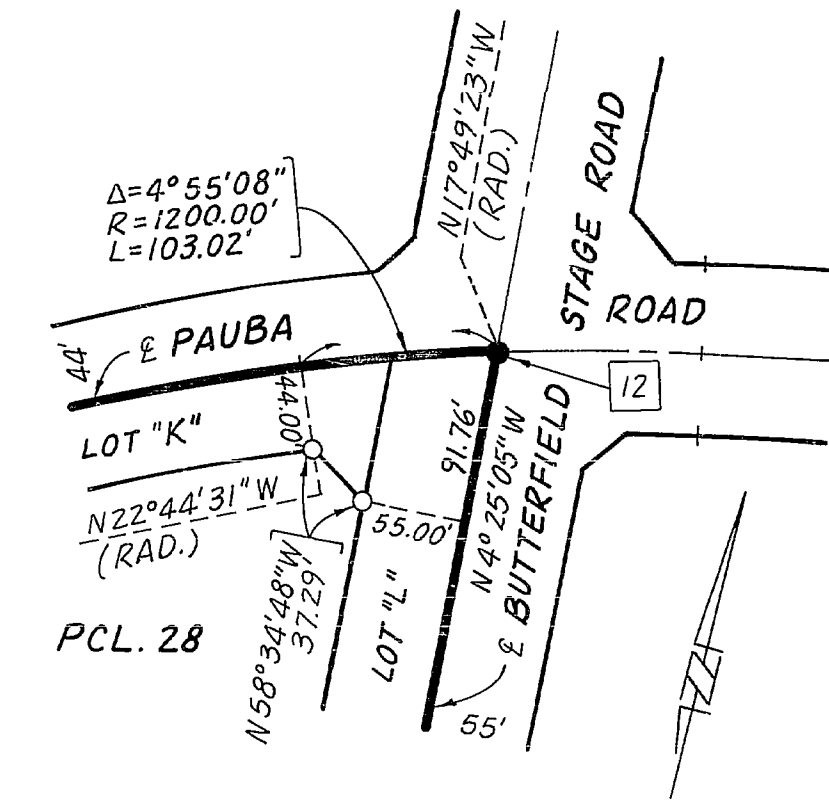
DETAIL "T"
SEE SHEETS 18 & 19



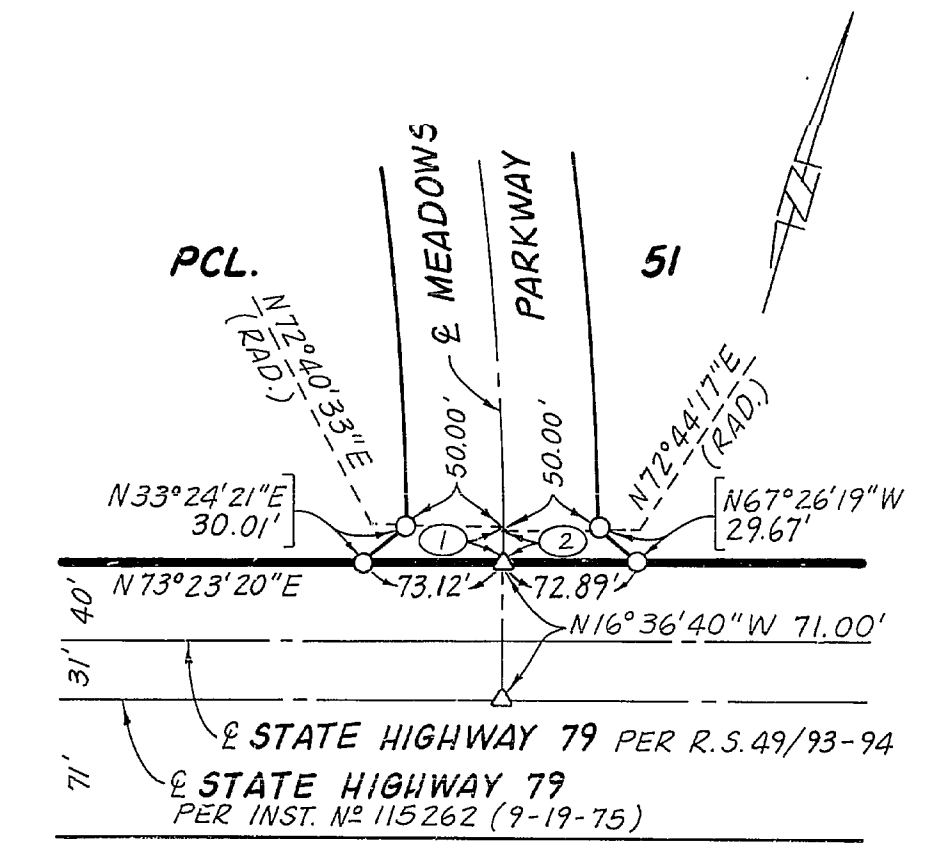
DETAIL "U"
SEE SHEETS 20 & 21



DETAIL "V"
SEE SHEETS 20 & 21



DETAIL "W"
SEE SHEET 21



DETAIL "Z"
SEE SHEETS 5 & 15
TABLE OF COURSES - DETAIL "Z"
① Δ=0°42'47" R=1600.00' L=19.91'
② Δ=0°39'03" R=1600.00' L=18.17'

ACTION MINUTES

**TEMECULA COMMUNITY SERVICES DISTRICT MEETING
COUNCIL CHAMBERS
41000 MAIN STREET
TEMECULA, CALIFORNIA
APRIL 14, 2026**

CALL TO ORDER at 4:09 PM: President James Stewart

ROLL CALL: Alexander, Kalfus, Rahn, Schwank, Stewart

PUBLIC COMMENTS – None

CSD CONSENT CALENDAR

Unless otherwise indicated below, the following pertains to all items on the Consent Calendar.

Approved the Staff Recommendation (5-0): Motion by Rahn, Second by Alexander. The vote reflected unanimous approval.

CSD CONSENT CALENDAR

6. Approve Action Minutes of March 24, 2026

Recommendation: That the Board of Directors approve the action minutes of March 24, 2026.

7. Approve Community Services Scholarship and Fee Assistance Program (At the Request of Subcommittee Members Schwank and Stewart)

Recommendation: That the Board of Directors approve the Community Services Scholarship and Fee Assistance Program.

CSD BUSINESS

8. Receive Recommendation Related to Equestrian Entry Parade Guidelines and Provide General Direction Regarding the Same (At the Request of Subcommittee Members Schwank and Stewart)

Recommendation: That the Board of Directors receive a recommendation related to revising equestrian entry parade guidelines and provide general direction regarding the same.

Approved the Staff Recommendation (5-0): Motion by Kalfus, Second by Alexander. The vote reflected unanimous approval.

9. Receive Recommendation Related to Incorporating America 250 into Fourth of July Festivities and Provide General Direction Regarding the Same (At the Request of Subcommittee Members Schwank and Stewart)

Recommendation: That the Board of Directors receive a recommendation related to incorporating America 250 into Fourth of July Festivities and provide general direction regarding the same.

Discussion and general direction provided regarding the same.

CSD DIRECTOR OF COMMUNITY SERVICES REPORT

CSD GENERAL MANAGER REPORT

CSD BOARD OF DIRECTORS REPORTS

CSD ADJOURNMENT

At 4:25 PM, the Community Services District meeting was formally adjourned to Tuesday, April 28, 2026 at 2:00 PM for a Closed Session, with a regular session commencing at 3:00 PM, City Council Chambers, 41000 Main Street, Temecula, California.

James Stewart, President

ATTEST:

Randi Johl, Secretary

[SEAL]

**TEMECULA COMMUNITY SERVICES DISTRICT
AGENDA REPORT**

TO: General Manager/Board of Directors

FROM: Erica Russo, Director of Community Services

DATE: April 28, 2026

SUBJECT: Approve First Amendment with Balanced Bites Café, LLC for Concessionaire Services at Patricia H. Birdsall Sports Park, Sports Ranch at Sommers Bend, and Ronald Reagan Sports Park

PREPARED BY: Emily Sizemore, Administrative Assistant

RECOMMENDATION: That the Board of Directors approve the First Amendment to the agreement with Balanced Bites Café, LLC for concessionaire services at Patricia H. Birdsall Sports Park, Sports Ranch at Sommers Bend, and Ronald Reagan Sports Park.

BACKGROUND: On July 22, 2025, the City entered into an agreement with Balanced Bites Café LLC for concessionaire services at Patricia H. Birdsall Sports Park, Sports Ranch at Sommers Bend, and Ronald Reagan Sports Park (Memorial Day weekend only) to fully utilize the facilities at these parks and to improve the experience of all residents participating in Community Services sports programs.

The City and Balanced Bites Café LLC now desire to amend the agreement to extend the term through June 30, 2028, to allow for continued excellent service for the community.

FISCAL IMPACT: No fiscal impact

ATTACHMENTS: First Amendment

**FIRST AMENDMENT TO AGREEMENT BETWEEN
TEMECULA COMMUNITY SERVICES DISTRICT AND BALANCED BITES CAFÉ, LLC**

**CONCESSIONAIRE SERVICES AT PATRICA H. BIRDSALL SPORTS PARK, SPORTS
RANCH AT SOMMERS BEND, AND RONALD REAGAN SPORTS PARK (MEMORIAL DAY
WEEKEND ONLY)**

THIS FIRST AMENDMENT is made and entered into as of **April 28, 2026** by and between the Temecula Community Services District, a community services district (hereinafter referred to as "City"), and **Balanced Bites Café, LLC**, a **Partnership** (hereinafter referred to as "Concessionaire"). In consideration of the mutual covenants and conditions set forth herein, the parties agree as follows:

1. This Amendment is made with the respect to the following facts and purposes:

a. On **July 22, 2025**, the City and Concessionaire entered into that certain Agreement entitled "Agreement for **Concession Services**," where Concessionaire shall pay to the City 15% of the Gross receipts of the Concessionaire from its sales pursuant to the Agreement.

The parties now desire to extend the term of the agreement to **June 30, 2028**, and to amend the Agreement as set forth in this Amendment.

2. Section 1 of the Agreement entitled "**TERM**" is hereby amended to read as follows:

"This Agreement shall remain and continue in effect until tasks herein are completed, but in no event later than **June 30, 2028**, unless sooner terminated pursuant to the provisions of this Agreement.

The City may, upon mutual agreement extend the contract for one (1) additional two (2) year term. In no event shall the contract be extended beyond June 30, 2030."

3. Exhibit "**B**" to the Agreement is hereby amended by adding thereto the items set forth on Attachment "A" to this Amendment, which is attached hereto and incorporated herein as though set forth in full.

4. Except for the changes specifically set forth herein, all other terms and conditions of the Agreement shall remain in full force and effect.

IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be executed the day and year first above written.

TEMECULA COMMUNITY SERVICES DISTRICT

BALANCED BITES CAFÉ, LLC

(Two Signatures of corporate officers required unless corporate documents authorize only one person to sign the agreement on behalf of the corporation.)

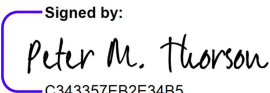
By: _____
James Stewart, TCSD President

By:  Signed by:
Megan Larsen, CEO
E2050270E64D469...

ATTEST:


By: _____
Randi Johl, Secretary

APPROVED AS TO FORM:

By:  Signed by:
Peter M. Thorson, General Counsel
C343357EB2E34B5...

CONCESSIONAIRE

Balanced Bites Café, LLC
Attn: Megan Larsen
31915 Rancho California Road, Suite 200-102
Temecula CA, 92591
949-545-3732
meganl@balancedbitescafes.com

Risk Mgmt. 

Attachment A

Exhibit B

ITEM	CATEGORY	PRICE
Bottled Water	Drink	\$1.00
Soda - Coke - Diet Coke - Coke Zero - Sprite - Dr. Pepper	Drink	\$1.25
Celsius - Peach Vibe - Tropical Vibe - Retro Vibe	Drink	\$3.50
Gatorade - Lemon Lime - Orange - Fruit Punch	Drink	\$2.00
Nesquik Chocolate Milk	Drink	\$1.50
Nachos (prepackaged - chips, cheese cup)	Chips & Snacks	\$6.00
Sunflower Seeds	Chips & Snacks	\$1.75
Doritos Nacho Cheese	Chips & Snacks	\$1.25
Cheetos Flamin' Hot	Chips & Snacks	\$1.25
Chesters Flamin' Hot Fries	Chips & Snacks	\$1.25
Gardetto's Snack Mix	Chips & Snacks	\$1.50
Takis Fuego	Chips & Snacks	\$1.50
Funyuns	Chips & Snacks	\$1.50
Jack Links Beef Jerky	Chips & Snacks	\$3.50
Cotton Candy	Candy & Sweets	\$3.50
Little Bites Muffins	Candy & Sweets	\$1.50
Famous Amos Chocolate Chip Cookies	Candy & Sweets	\$1.50
Sour Punch Straws	Candy & Sweets	\$2.50
Red Vines	Candy & Sweets	\$2.50
Karr's Trail Mix	Candy & Sweets	\$1.75
Candy Bars - Twix - Snickers - M&M's	Candy & Sweets	\$2.50

ITEM	CATEGORY	PRICE
Oreo Cookies	Candy & Sweets	\$2.00
Big League Chew	Candy & Sweets	\$2.75
Mini Donuts	Candy & Sweets	\$2.00
Ice Cream - Snickers - Fat Boy - Italian Ice - Mini Oreo Ice Cream Sandwiches (3)	Ice Cream & Food	\$3.00
Smucker's Uncrustables - Grape - Strawberry	Ice Cream & Food	\$2.50
Fresh & Ready Turkey & Cheese Sandwich	Ice Cream & Food	\$7.50
Hillshire Small Plate (white cheddar and genoa salami with crisp toasted round)	Ice Cream & Food	\$5.00
<p>Concessionaire shall pay to the City: 15% of the Gross receipts of the Concessionaire from its sale pursuant to this Agreement. Said sum shall be paid to the City within ten (10) calendar days following the end of each calendar quarter.</p>		

**CITY OF TEMECULA
AGENDA REPORT**

TO: City Manager/City Council

FROM: Matt Peters, Director of Community Development

DATE: April 28, 2026

SUBJECT: Adopt Resolution Declaring City Owned Parcels APN: 910-262-007 & 910-262-008 to be Exempt from the Surplus Land Act

PREPARED BY: Haide Urias, Housing and Real Estate Analyst

RECOMMENDATION: That the City Council adopt a resolution entitled:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA, CALIFORNIA DECLARING PURSUANT TO GOVERNMENT CODE SECTIONS 54221(b), 54221(f)(1)(A) AND 54221(f)(1)(F) THAT REAL PROPERTIES OWNED BY THE CITY LOCATED EAST OF JEFFERSON AVE, NORTH OF BUECKING DRIVE, AT THE END OF THE CUL-DE-SAC ON MCCABE COURT IN UPTOWN TEMECULA AND IDENTIFIED AS ASSESSOR'S PARCEL NOS. 910-262-007 AND 910-262-008 ARE NOT NECESSARY FOR THE CITY'S USE AND ARE EXEMPT SURPLUS LAND, AUTHORIZING THE PROPERTY TO BE PUT OUT FOR A REQUEST FOR PROPOSALS FOR AN AFFORDABLE HOUSING DEVELOPMENT, FINDING THE DECLARATION EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT, AND TAKING RELATED ACTIONS

BACKGROUND: The City of Temecula owns approximately 2.08 acres of real property located in Uptown Temecula, identified as Assessor's Parcel Numbers 910-262-007 and 910-262-008. The sites are located east of Jefferson Avenue, north of Buecking Drive, on McCabe Court.

One of the parcels, APN 910-262-008, includes the Jefferson Recreation Center. At the time the parcel was originally acquired by the City, it was done with the understanding that the site would eventually be needed for the future expansion of French Valley Parkway. In the meantime, the City utilized the site for recreational purposes and has been able to use the Jefferson Recreation Center for longer than originally anticipated.

After the French Valley Parkway expansion, approximately 1.28 acres of buildable land will remain. The City believes the best use of this remaining land is to include it in the Uptown Affordable Housing Request for Proposals (RFP).

DISCUSSION: The French Valley Parkway expansion affects the layout and access of the Property. The future demolition of the Jefferson Recreation Center will create approximately 1.28 acres of remaining buildable land. This land provides an opportunity to develop housing consistent with the City’s housing goals. Staff recommends including this portion of the Property in the Uptown Affordable Housing RFP.

Before the Property can be included in the RFP, the City Council must declare the sites as exempt surplus land under the Surplus Land Act.

Under the Surplus Land Act (Government Code Sections 54220–54234), a local agency must declare property either “surplus land” or “exempt surplus land” before it can be sold or developed. Staff has determined that:

- The Property is not needed for City use; and
- The City intends to dispose of the Property for the purpose of developing affordable housing

The City Council may declare the Property as exempt surplus land under the following provisions:

- **Government Code Section 54221(f)(1)(A):** Allows disposal of property for affordable housing projects where at least 80% of the site is used for housing and at least 40% of units are affordable to lower-income households, with long-term affordability restrictions; and
- **Government Code Section 54221(f)(1)(F):** Applies to projects that restrict 100% of residential units to low- and moderate-income households, with at least 75% reserved for lower-income households and long-term affordability requirements.

Declaring the Property as exempt surplus land allows the City to move forward with a competitive RFP without following the standard Surplus Land Act notice requirements. Staff recommends issuing an open RFP to identify a qualified developer who can provide high-quality affordable housing projects that meets State requirements and the City’s housing goals.

The City will submit the exemption determination to the California Department of Housing and Community Development (HCD) for review in accordance with State guidelines.

ENVIRONMENTAL REVIEW: The adoption of the resolution is exempt from the California Environmental Quality Act (CEQA) because the action itself will not have any environmental impact.

Any future development of the Property will be subject to environmental review in compliance with CEQA.

FISCAL IMPACT: There is no immediate fiscal impact associated with declaring the Property as exempt surplus land. Future fiscal impacts will depend on the terms of the development agreement and the affordable housing project that is selected.

- ATTACHMENTS:**
1. Resolution
 2. Exhibit A – Legal Description – APN 910-262-007
 3. Exhibit B – Legal Description – APN 910-262-008

RESOLUTION NO. 2026-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA, CALIFORNIA DECLARING PURSUANT TO GOVERNMENT CODE SECTIONS 54221(b), 54221(f)(1)(A) AND 54221(f)(1)(F) THAT REAL PROPERTIES OWNED BY THE CITY LOCATED EAST OF JEFFERSON AVE, NORTH OF BUECKING DRIVE, AT THE END OF THE CUL-DE-SAC ON MCCABE COURT IN UPTOWN TEMECULA AND IDENTIFIED AS ASSESSOR'S PARCEL NOS. 910-262-007 AND 910-262-008 ARE NOT NECESSARY FOR THE CITY'S USE AND ARE EXEMPT SURPLUS LAND, AUTHORIZING THE PROPERTY TO BE PUT OUT FOR A REQUEST FOR PROPOSALS FOR AN AFFORDABLE HOUSING DEVELOPMENT, FINDING THE DECLARATION EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT, AND TAKING RELATED ACTIONS

WHEREAS, the City of Temecula ("City") is the owner in fee simple of real properties, approximately 1.28 acres in size located in the City east of Jefferson Avenue, north of Buecking Drive, at the end of the cul-de-sac on McCabe Court in Uptown Temecula (Assessor's Parcel Nos. 910-262-007 and 910-262-008), and further described in Exhibit "A" and Exhibit "B" attached hereto ("Property"); and

WHEREAS, pursuant to Section 54221(b) of the Surplus Land Act (Government Code Section 54220-54234) ("Act"), surplus land is land owned in fee simple by the City for which the City Council takes formal action in a regular public meeting declaring the land is surplus and not necessary for the City's use. The land must be declared either surplus land or exempt surplus land; and

WHEREAS, the Property is not necessary for the City's use within the meaning of the Act because the City intends to dispose of the Property; and

WHEREAS, the Property is not within a coastal zone; nor adjacent to a historical unit of the State Parks System; is not listed on, or determined by the State Office of Historic Preservation to be eligible for, the National Register of Historic Places; and not with the Lake Tahoe region as defined in Government Code Section 66905.5; and

WHEREAS, Government Code Section 54221(f)(1)(A) defines exempt surplus land to include surplus land that is transferred pursuant to Government Code Section 37364, which allows the City to sell or otherwise dispose of real property to provide housing affordable to persons and families of low or moderate income, as defined by Section 50093 of the Health and Safety Code, if it determines that this use is in the City's best interest. To rely on this exemption, not less than 80 percent of the area of any parcel of property disposed of pursuant to this section shall be used for development of housing, and not less than 40 percent of the total number of those housing units developed on any parcel pursuant to this section shall be affordable to households whose incomes are equal to, or less than, 75 percent of the maximum income of lower income households, and at least half of which shall be affordable to very low income households, and the dwelling units must

be restricted by a regulatory agreement for the longest feasible time but for a period of not less than 30 years; and

WHEREAS, Government Code Section 54221(f)(1)(F)(i) defines exempt surplus land to include surplus land that is to be developed for a housing development, which may have ancillary commercial ground floor uses, that restricts 100 percent of the residential units to persons and families of low or moderate income, with at least 75% of the residential units restricted to lower income households, as defined in Health and Safety Code Section 50079.5, with an affordable sales price or an affordable rent, as defined in Health and Safety Code Sections 50052.5 or 50053, for a minimum of 55 years for rental housing and 45 years for ownership housing, unless a local ordinance or a federal, state, or local grant, tax credit, or other project financing requires a longer period of affordability, provided that in no event shall the maximum affordable sales price or rent level be higher than 20% below the median market rents or sales prices for the neighborhood in which the site is located; and

WHEREAS, the Act provides that the City may dispose of property declared exempt surplus land without further regard to the requirements of the Act; and

WHEREAS, pursuant to the Surplus Land Act Guidelines issued by the California Department of Housing and Community Development (HCD), any determination by a local agency that property is exempt surplus land must be provided to HCD for its review at least 30 days prior to disposition; and

WHEREAS, the City Council desires to authorize the Property to be put out to open, competitive bid for a housing development that complies with Government Code Section 54221(f)(1)(F) or Government Code Section 54221(f)(1)(A) and, on that basis, to declare that the Property exempt surplus land; and

WHEREAS, City staff has reviewed this Resolution pursuant to the California Environmental Quality Act (“CEQA”) and has determined that the adoption of the Resolution is covered by the common sense exemption in that CEQA applies only to projects which have the potential for causing a significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA pursuant to CEQA Guidelines Section 15061(b)(3). Further, any proposed project on the Property will be subject to environmental review as required by CEQA.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF TEMECULA, CALIFORNIA HEREBY RESOLVES AS FOLLOWS:

SECTION 1. The City Council hereby finds that the above recitals are true and correct and are a substantive part of this Resolution.

SECTION 2. The City Council hereby finds that the use of the Property for an affordable housing project is in the best interest of the City.

SECTION 3. On the basis of the recitals herein and the authorization and direction in Section 3 hereof, the City Council hereby declares pursuant to the Act that the Property is not necessary for the City’s use within the meaning of the Act and is exempt surplus land, as defined

in Government Code Section 54221(f)(1)(F) or Government Code Section 54221(f)(1)(A) of the Act.

SECTION 4. The City Council hereby authorizes and directs staff to submit a copy of this Resolution to HCD in accordance with the Surplus Land Act Guidelines at least 30 days prior to the disposition of the Property.

SECTION 5. The City Council hereby authorizes and directs staff, in consultation with the City Manager and City Attorney, to put the Property out to open, competitive bid for a housing development that meets the requirements of Government Code Section 54221(f)(1)(F) or Government Code Section 54221(f)(1)(A) pursuant to a request for proposals.

SECTION 6. The City Council hereby authorizes and directs staff and officers of the City, jointly and severally, to take any other such actions as they deem necessary or proper to effectuate the purposes of this Resolution, and all actions previously taken are hereby ratified.

SECTION 7. The City Council hereby finds that the Resolution is exempt from environmental review pursuant to CEQA Guidelines Section 15061(b)(3).

SECTION 8. The City Clerk shall certify to the passage and adoption of this Resolution by the City Council.

PASSED, APPROVED, AND ADOPTED by the City Council of the City of Temecula this 28th day of April, 2026.

Jessica Alexander, Mayor

ATTEST:

Randi Johl, City Clerk

[SEAL]

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss
CITY OF TEMECULA)

I, Randi Johl, City Clerk of the City of Temecula, do hereby certify that the foregoing Resolution No. 2026- was duly and regularly adopted by the City Council of the City of Temecula at a meeting thereof held on the 28th day of April, 2026, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSTAIN: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

Randi Johl, City Clerk

LEGAL DESCRIPTION
EXHIBIT "A"

PARCEL 17, AS SHOWN BY PARCEL MAP NO. 23561-2, ON FILE IN BOOK 168,
PAGES 71 THROUGH 73, OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY,
CALIFORNIA;

EXCEPTING THEREFROM ALL MINERAL RIGHTS MORE THAN 500 FEET BELOW THE
SURFACE, WITHOUT THE RIGHT OF SURFACE ENTRY AS RESERVED TO BEDFORD
DEVELOPMENT BY GRANT DEED RECORDED OCTOBER 18, 1991 AS INSTRUMENT
NO. 361376 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA



2002-718399
12/03/2002 08:00A
4 of 4

LEGAL DESCRIPTION

That portion of Parcel 16 of Parcel Map 23561-2, in the City of Temecula, County of Riverside, State of California, as per Map recorded in Book 168 of Parcel Maps, Pages 71 to 73, inclusive, in the Office of the County Recorder of said County described as follows:

BEGINNING at the most westerly corner of said Parcel 16; thence North 48° 00' 27" East, 60.924 meters (199.88 feet) along the northwesterly line of said Parcel 16 to the most northerly corner of said Parcel 16; thence South 37° 41' 21" East, 29.035 meters (95.26 feet) along the northeasterly line of said Parcel 16 to a line herein described as Course "A"; thence South 46° 56' 56" West, 16.308 meters (53.50 feet) along said Course "A"; thence South 46° 56' 56" West, 33.632 meters (110.34 feet); thence South 48° 03' 26" West, 8.819 meters (28.93 feet) to the southwesterly line of said Parcel 16; thence North 41° 58' 54" West, 29.868 meters (97.99 feet) along said southwesterly line of said Parcel 16 to the **POINT OF BEGINNING**.

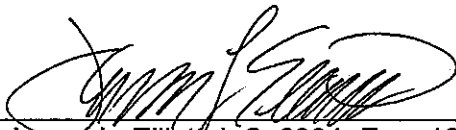
Containing approximately 1763.6 square meters (18,983 square feet), more or less.

There shall be no abutter's rights of access appurtenant to the above described property in and to French Valley Parkway over and across the herein above described Course "A".

The bearings and distances used in the above description are based on California Coordinate System of 1983, Zone 5.

Multiply all distances used in above description by 1.00008654 to obtain ground level distances.

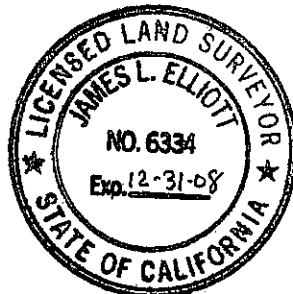
This real property description has been prepared by me, or under my direction, in conformance with the Professional Land Surveyors Act.



James L. Elliott, L.S. 6334, Exp. 12-31-2008

5-23-2007

Date



Affects APN 910-262-008

CITY OF TEMECULA
COUNTY OF RIVERSIDE
STATE OF CALIFORNIA

CITY OF
MURRIETA

L1 S69°37'59"W 15.047m (49.37')

C1 Δ=17°19'16"
R=30.477m (99.99')
L=9.214m (30.23')

C2 Δ=34°39'13"
R=18.591m (60.99')
L=11.244m (36.89')

SCALE 1:1000

PROP & FRENCH VALLEY PARKWAY

N48°00'27"E
60.924m (199.88')

816.014m (2677.20')

P.O.B.
MOST W'LY
COR PAR 16

N48°03'26"E
S48°03'26"W
8.819m (28.93')

COURSE "A"
16.308m (53.50')

S52°18'44"W
21.414m (70.25')

74.728m (245.17')

CITY OF
TEMECULA

17

PARCEL MAP NO. 23561-2
P.M.B. 168/71-73

PARCEL MAP NO. 23561-2
P.M.B. 168/71-73

N 52°18'44" E 89.055m (292.17')

McCABE COURT

R=167.626m L=51.032m
(549.95') (167.43')

N69°45'19"E
23.088m (75.75')

THE BEARINGS AND DISTANCES ARE
BASED ON CALIFORNIA COORDINATE
SYSTEM OF 1983, ZONE 5, MULTIPLY
ALL DISTANCES BY 1.00008654 TO
OBTAIN GROUND LEVEL DISTANCES.

Associated Engineers, Inc.

3311 EAST SHELBY STREET ONTARIO, CA 91764
TEL. (909) 980-1982 FAX: (909) 941-0891



INDICATES NO
RIGHTS OF ACCESS

AREA
SQUARE METER:
1763.6 SM

APN 910-262-008
PARCEL MAP 23561-2
PARCEL 16

SKETCH TO ACCOMPANY
LEGAL DESCRIPTION

**CITY OF TEMECULA
AGENDA REPORT**

TO: City Manager/City Council

FROM: Matt Peters, Director of Community Development

DATE: April 28, 2026

SUBJECT: Adopt Resolution Declaring City Owned Property Located at 28434 Pujol Street to be Exempt from the Surplus Land Act

PREPARED BY: Haide Urias, Housing and Real Estate Analyst

RECOMMENDATION: That the City Council adopt a resolution entitled:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA, CALIFORNIA DECLARING PURSUANT TO GOVERNMENT CODE SECTIONS 54221(b) AND 54221(f)(1)(B) THAT REAL PROPERTY OWNED BY THE CITY LOCATED AT 28434 PUJOL STREET AND IDENTIFIED AS ASSESSOR'S PARCEL NO. 922-052-023 IS NOT NECESSARY FOR THE CITY'S USE AND IS EXEMPT SURPLUS LAND, FINDING THE DECLARATION EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT, AND TAKING RELATED ACTIONS

BACKGROUND: The property at 28434 Pujol Street was originally developed as part of the Sixth Street Housing Project through a partnership between Affirmed Housing Partners – Temecula, LLC and the former Temecula Redevelopment Agency. As part of that project, the City required that the home remain affordable for low- and moderate-income households.

To ensure this, several legal agreements were recorded on the property. These agreements require that the home be sold and occupied only by income-qualified households and at an affordable price.

The home was initially sold to a qualified buyer, but it was later sold again at market price in violation of these restrictions. The City took legal action and reached a settlement that allowed it to buy the home back at the restricted affordable price.

The City now owns the property and plans to sell it to a qualified household in compliance with the affordability requirements.

DISCUSSION: The City’s goal is to return the home to the affordable housing program and ensure it remains affordable for the rest of its required term.

Before the City can sell the property, State law requires the City Council to determine whether the property is surplus land or exempt surplus land. The property is not needed for City use and will be sold to an income-qualified household with long-term affordability restrictions in place.

The property is less than one-half acre in area; it is 4,810 square feet in size. It is also not contiguous to land owned by a state or local agency that is used for open-space or low- and moderate-income housing purposes. The property is surrounded by single family homes that are owned by private property owners. As such, it qualifies as exempt surplus land under Government Code Section 54221(f)(1).

Declaring the property exempt will allow the City to move forward with the sale more efficiently and without the additional steps required under the Surplus Land Act.

The City will submit this exemption determination to the California Department of Housing and Community Development for review, as required by State law.

ENVIRONMENTAL REVIEW: The adoption of this resolution is not considered a project under the California Environmental Quality Act (CEQA) because it will not cause any physical changes to the environment. Any future development of the property will be reviewed under CEQA as required.

FISCAL IMPACT: There is no immediate fiscal impact associated with declaring the property as exempt surplus land. Any future fiscal impact will depend on the terms of the sale of the home.

- ATTACHMENTS:**
1. Resolution
 2. Exhibit A – Legal Description

RESOLUTION NO. 2026-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA, CALIFORNIA DECLARING PURSUANT TO GOVERNMENT CODE SECTIONS 54221(b) AND 54221(f)(1)(B) THAT REAL PROPERTY OWNED BY THE CITY LOCATED AT 28434 PUJOL STREET AND IDENTIFIED AS ASSESSOR'S PARCEL NO. 922-052-023 IS NOT NECESSARY FOR THE CITY'S USE AND IS EXEMPT SURPLUS LAND, FINDING THE DECLARATION EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT, AND TAKING RELATED ACTIONS

WHEREAS, the City of Temecula ("City") is the owner in fee simple of a property located in the City at 28434 Pujol Street, at the southeast corner of the intersection of Pujol Street and Barlow Drive (Assessor's Parcel No. 922-052-023), and further described in Exhibit "A" attached hereto ("Property"); and

WHEREAS, the Property is improved with a single family residence; and

WHEREAS, pursuant to Section 54221(b) of the Surplus Land Act (Government Code Sections 54220-54234) ("Act"), surplus land is land owned in fee simple by the City for which the City Council takes formal action in a regular public meeting declaring the land is surplus and not necessary for the City's use. The land must be declared either surplus land or exempt surplus land; and

WHEREAS, the Property was part of an affordable housing project commonly referred to as the "Cottages of Old Town" or the "Sixth Street Housing Project" (the "Project"). The Project consisted of seventeen (17) single-family detached homes that were constructed in 2003 and 2004 by Affirmed Housing Partners - Temecula, LLC ("the Developer"), with financial assistance from the former Temecula Redevelopment Agency (the "Agency"). The Developer and the Agency entered into a Regulatory Agreement (the "Regulatory Agreement") on February 26, 2002 that placed affordable housing covenants and restrictions on the Property that required the Property to be maintained as affordable housing for a period of 45 years; and

WHEREAS, the Property was subsequently sold by the Developer to Regina Wagner subject to a restrictive covenant requiring the Property to be occupied by a low income household and not to be sold in violation of the restrictive covenant. Ms. Wagner subsequently sold the Property at market rate and without notice to the City, in violation of the Property's affordable housing covenants and restrictions and the City, as successor to the Agency, filed a complaint against Ms. Wagner, et al. for numerous causes of action including breach of contract and breach of restrictive covenant (Riverside Superior Court Case Number CVSW2404208). The parties settled the case and the City obtained a grant deed and is now the owner in fee of the Property; and

WHEREAS, the Property is not necessary for the City's use within the meaning of the Act because the City intends to dispose of the Property so it can again become part of the City's affordable housing stock; and

WHEREAS, the Property is not within a coastal zone; nor adjacent to a historical unit of the State Parks System; is not listed on, or determined by the State Office of Historic Preservation to be eligible for, the National Register of Historic Places; and not with the Lake Tahoe region as defined in Government Code Section 66905.5; and

WHEREAS, Government Code Section 54221(f)(1)(B) defines exempt surplus land to include surplus land that is less than one-half acre in area and is not contiguous to land owned by a state or local agency that is used for open-space or low- and moderate-income housing purposes; and

WHEREAS, the Act provides that the City may dispose of property declared exempt surplus land without further regard to the requirements of the Act; and

WHEREAS, pursuant to the Surplus Land Act Guidelines issued by the California Department of Housing and Community Development (HCD), any determination by a local agency that property is exempt surplus land must be provided to HCD for its review at least 30 days prior to disposition; and

WHEREAS, City staff has reviewed this Resolution pursuant to the California Environmental Quality Act (“CEQA”) and has determined that the adoption of the Resolution cannot have a significant effect on the environment by declaring the Property exempt surplus land. Consequently, the declaration is not subject to CEQA. Further, any proposed project on the Property will be subject to environmental review as required by CEQA.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF TEMECULA, CALIFORNIA HEREBY RESOLVES AS FOLLOWS:

SECTION 1. The City Council hereby finds that the above recitals are true and correct and are a substantive part of this Resolution.

SECTION 2. On the basis of the recitals herein, the City Council hereby declares pursuant to the Act that the Property is not necessary for the City’s use within the meaning of the Act and is exempt surplus land, as defined in Government Code Section 54221(f)(1)(B) of the Act.

SECTION 3 The City Council hereby authorizes and directs staff to submit a copy of this Resolution to HCD in accordance with the Surplus Land Act Guidelines at least 30 days prior to the disposition of the Property.

SECTION 4. The City Council hereby authorizes and directs staff and officers of the City, jointly and severally, to take any other such actions as they deem necessary or proper to effectuate the purposes of this Resolution, and all actions previously taken are hereby ratified.

SECTION 5. The City Council hereby finds that it can be seen with certainty that there is no possibility that declaring the Property exempt surplus land may have a significant effect on the environment, and thus this declaration is not subject to CEQA. Further, any proposed project on the Property will be subject to environmental review as required by CEQA.

SECTION 6. The City Clerk shall certify to the passage and adoption of this Resolution by the City Council.

PASSED, APPROVED, AND ADOPTED by the City Council of the City of Temecula this 28th day of April, 2026.

Jessica Alexander, Mayor

ATTEST:

Randi Johl, City Clerk

[SEAL]

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss
CITY OF TEMECULA)

I, Randi Johl, City Clerk of the City of Temecula, do hereby certify that the foregoing Resolution No. 2026- was duly and regularly adopted by the City Council of the City of Temecula at a meeting thereof held on the 28th day of April, 2026, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSTAIN: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

Randi Johl, City Clerk

Exhibit "A"

Legal Description of Property

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

Exhibit "A"

LOT 6 OF TRACT 30681, IN THE CITY OF TEMECULA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN BY MAP ON FILE IN BOOK 338, PAGES 18 THROUGH 21, INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

**CITY OF TEMECULA
AGENDA REPORT**

TO: City Manager/City Council
FROM: Matt Peters, Director of Community Development
DATE: April 28, 2026
SUBJECT: Community Development Department Monthly Report

RECOMMENDATION: That the City Council receive and file the Community Development Department monthly report.

The following are the highlights for Community Development for the month of March 2026.

CURRENT PLANNING ACTIVITIES

In March 2026, Planning has processed forty-six (46) new applications (not including Home Occupations) and two (2) Public Hearings were conducted. A detailed account of planning activities is attached to this report.

Planning Statistics	March
Long Range	15
Modifications	8
Pre-Applications	5
Sign Program	3
Temporary Use Permit	9
Vendor License	1
Zoning / Planning Letter	5
Total	46

Rancho-12 Tentative Tract Map (PA22-0047): The City is processing a 12-lot single-family development located at 31670 Rancho California Road. (JONES)

Be Good Hotel (PA22-0995): The City is processing a Development Plan Application to review a four-story hotel featuring nine rooms, restaurant, and subterranean parking. The project is generally located on the northwest corner of Fourth Street and Mercedes Street. (CARDENAS)

Redhawk Specific Plan Amendment (PA23-0327): The City is processing an amendment to the Redhawk Specific Plan to provide a revision to uses associated with the golf course and add related standards for those uses. The project is located at 45100 Temecula Parkway within the Redhawk Specific Plan (related Planning

Application number PA23-0251 CUP). The project is scheduled for Planning Commission on May 6, 2026. (JONES)

Front and Main (PA23-0492): The City is processing a Development Plan application for an approximately 13,600 square foot structure totaling three-stories. The project is generally located approximately 130 feet east of the Old Town Front Street and Main Street intersection at APN 922-034-037. (CARDENAS)

Cubsmart AT&T Wireless Antenna Facility (PA22-0470): The City is processing a Wireless Antenna Facility application for a proposed 40' tall mono-eucalyptus tree located behind the existing CubeSmart Self Storage facility located at 44618 Pechanga Parkway. (CARDENAS)

Tony's Car Wash (PA23-0321): The City is processing a Development Plan application for a proposed 6,828 square-foot car wash facility consisting of a car wash tunnel, detailing tunnel, an office, and vacuums on the vacant 1.99-acre property located approximately 200 feet southwest of Temecula Parkway and Jedediah Smith Road. (CARDENAS)

Vertical Bridge WAF (PA23-0351): The City is processing a Wireless Antenna Facility Application (Conditional Use Permit) for a new 77-foot wireless tower facility and associated ground equipment at the Redhawk Golf Course open space area between Camino Rubi and Corte Mislanca. (CARDENAS)

Small Steps Industrial (PA24-0180): The City is processing a Development Plan application for a proposed 8,000 square foot industrial building on the vacant .59-acre parcel located on the northwest corner of Felix Valdez Avenue and Baldaray Circle. (CARDENAS)

MS Mountain View Building 17 (PA24-0246): The City is processing a Development Plan application for Building 17, a 69,095 square foot building located on the west of the corner of Via Industria and Avenida Alvarado. (CARDENAS)

Black Rock Coffee (PA25-0090): A Modification Application (Major) for a future 735 square foot coffee shop with a Drive-Through on the 0.94-acre parcel located at 43995 Mahlon Vail Road. The project is slated for the April 1, 2026, Planning Commission Hearing. (CARDENAS)

Butterfield Stage Residential: A Planned Development Overlay (PA25-0232), Tentative Tract Map (PA25-0230), and a Development Plan (PA25-0231) to allow for a 158-unit single-family market rate residential project. Units will range in size from 1,615 to 2,434 square feet. The project is generally located on the northeast corner of Butterfield Stage Road and De Portola Road. (JONES)

Temecula Town Center Residential: A General Plan Amendment (PA25-0331) to remove Table LU-6 from the Land Use Element (Mixed Use Overlays); a Development Plan (PA25-0332) to review 85 attached townhomes within 14 structures, each structure is three stories; and, a Tentative Tract Map (PA25-0333) to reconfigure an existing parcel to allow for an attached residential project. (JONES)

LONG RANGE PLANNING

General Plan Update: The Long Range Planning Division has developed a four-phase, multi-year process to update the General Plan. Phase I is complete and included updates to Housing and Public Safety Elements. Phase I also included an update to the City's Traffic Impact Analysis (TIA) Guidelines to analyze Vehicle Miles Traveled (VMT) for the California Environmental Quality Act (CEQA). Phase II is in process and

includes an update to the Quality of Life Master Plan (QLMP), reconciling the City's GIS Maps on a parcel-by-parcel basis, a baseline EIR analysis of the City's Circulation Element, and developing a Complete Streets Policy document. Phase III will include a Fiscal Land Use Study to analyze the City's remaining development capacity and market absorption potential for residential, commercial, and industrial development. The RFP for the General Plan managing consultant was awarded to Sagecrest Environmental (contract approved January 28, 2025). The RFP for the General Plan consultant was released and interviews held with the top applicants the week of April 28, 2025. The selection committee chose De Novo Planning Group to lead the General Plan effort. The contract was approved by the City Council on May 27, 2025. A General Plan visioning workshop is being held in each of the five Council Districts, and the first GPAC meeting was held on October 9, 2025, at the Conference Center. This first meeting focused on presenting the "Vision and Values" that was gathered from 5 District outreach events. The second GPAC meeting was held on November 13, 2025; this meeting focused on the Circulation Element and the priorities of the community regarding transportation. The third GPAC meeting was held on January 8, 2026, and focused on Economics. The fourth GPAC meeting was held on February 12, 2026, specifically focused on Land Use. Staff and the consultant team presented a draft land use alternatives plan to the CC General Plan Update Subcommittee on March 24, 2026, and followed up on March 31, 2026, based on feedback provided. The 5th GPAC meeting is scheduled for April 9, 2026, and will focus on these land use alternatives. **(PETERS)**

Local Hazard Mitigation Plan AB 2140 Compliance (LR25-0056): A proposed City Council Resolution to include reference to the Local Hazard Mitigation Plan (LHMP) in compliance with AB2140. The proposed resolution would reduce the City's costs in circumstances where FEMA declares an emergency. Staff is working with the City Attorney's office to ensure documents comply with both state and federal requirements. **(COLLINS)**

Citywide CWPP (LR25-0464) – Staff has begun drafting a Request For Proposal (RFP) and will route for review in the near future. **(COLLINS)**

ADU Ordinance (LR26-0136) – The Ordinance has been drafted to be complaint with updated/new state laws. Staff is preparing supporting documents to include staff report and environmental documents. Once complete will be scheduled for Planning Commission and City Council Subcommittees for their review. **(COLLINS)**

Uptown Temecula Specific Plan Amendment (LR19-1458): An amendment to the Uptown Specific Plan to implement the following changes: modify graphics to reflect consistency with text regarding allowable frontage types, amend street cross sections (graphics), amend plant pallet and silva cell requirements for street trees, implement a street naming convention, amend streetlight spacing and other typographical errors. Staff has reached out to Spurlock Consulting for assistance in updating the Sidewalk and Streetscape Standards and is awaiting a scope of work and timeline. Public Works is drafting new street sections for the Specific Plan. Spurlock Consulting has provided a scope of work for the proposed changes to the Streetscape and Sidewalk Standards and staff has executed the agreement for services and will begin updating the graphics as requested. Planning and Traffic Engineering have been working on updated street cross sections and a map to identify cross section placements. The project is scheduled for Planning Commission on May 6, 2026. **(JONES)**

Wayfinding Guide (LR23-0167/LR24-0344): The City was working with a consultant, Alta Planning + Design, Inc., to implement a bicycle wayfinding system for the bike lanes and trails throughout the city. The Multi-Use Trails and Bikeways Master Plan that was adopted in 2016 will act as an implementation and

style guide to create an interconnected network designed to encourage more residents to use active transportation. Alta drafted a wayfinding strategy memo that outlines best practices for destination selection, sign placement, and sign programming in 2024, however, for ease of production and cost purposes, staff decided to open a contract with Brand Assassins to finish out the project. A kickoff meeting with Brand Assassins was held in February 2025, and designs are underway. Staff and the consultant presented a draft design to the City Council Trails/Open Space Ad Hoc Subcommittee on May 13, 2025. Staff has been working with the consultant on finalizing a design based off of the feedback received. A project update meeting with the City Council Trails/Open Space Ad Hoc Subcommittee was held on February 24, 2026. The subcommittee directed staff to explore opportunities to rename the trails to ensure the names are more relevant and intentional. Staff plans to bring this to the full City Council in the near future for further discussion and implement a pilot program. **(GARCIA)**

SB 1186 (LR24-0090): A draft Ordinance has been prepared to implement the requirements of SB1186. This item is scheduled to be heard at the Planning Commission meeting on October 15, 2025, and City Council on November 18, 2025. The City Council tabled the item and requested additional research be completed on the subject and to bring it back at a future date. **(COLLINS)**

Old Town Parking Sensors (LR22-0857): The project is a continuation of the Old Town Parking White Paper that discussed various technology solutions designed to track and report on parking in Old Town in real time. The white paper recommended that the City utilize parking sensors to monitor parking in Old Town. Staff has circulated a Request for Proposal from companies offering parking sensors. Responses were received and reviewed by staff. The companies that submitted the top two highest rated proposals were invited to provide a demonstration to staff. Demonstrations were held in April and a vendor was selected (Frogparking, Inc.). The agreement for the Frogparking Sensors was taken to City Council on November 12, 2024. Sensor installation for the pilot program (Phase I) was completed on February 11, 2025. The pilot covered parallel parking spaces along Old Town Front Street between Main Street and the northern entry arch. On August 5, 2025, staff made a presentation to the City Council Old Town Steering Committee updating them on the results seen during the pilot program. Staff also discussed with the committee their thoughts on bringing before the entire council a recommendation to move forward with Phase II of the project. The subcommittee was in favor of this idea. Implementation of Phase II was presented to the City Council on October 28, 2025 for consideration. The City Council approved moving forward with Phase II. Installation began on April 1, 2026. **(JONES)**

Private Paid Parking in Old Town (LR25-0295) – Staff presented an update to the Old Town Local Advisory Committee (OTLAC) on January 22, 2026, and received direction related to ongoing concerns surrounding privately owned parking lots within Old Town. At the hearing the 3 committee members were supportive of regulating the legal non-conforming parking lots while ensuring not approved/unpermitted lots would be dealt with through the City’s normal nuisance abatement process. Staff met with the Old Town Steering Subcommittee on March 31, 2026, to provide an update on feedback received from OTLAC and for additional direction. Staff will begin business, stakeholder and visitor outreach and draft an ordinance to implement the Subcommittees direction. **(COLLINS)**

Shopping Cart Ordinance Amendment (LR25-0444) – An ordinance amending Title 9 (Public Peace, Morals and Welfare) of the Municipal Code to implement the requirements of SB 753 which amends the fees City’s may charge for shopping cart recovery among other changes. Staff is working to identify needed changes and will bring forward an ordinance for subcommittee review in the near future. **(COLLINS)**

Annual Municipal Code MX Ordinance (LR26-0008) – An annual effort to “cleanup” the municipal code by adopting an ordinance to correct minor errors, omissions, and clarify policy that have been identified as deficient. Staff is presently working to correct these errors and ensure the municipal code is a useful and up to date document. (COLLINS)

HOUSING

Uptown Temecula Request for Proposal (RFP): The City has been working closely with the Supportive Housing and Services Ad Hoc Subcommittee to create a draft RFP for the City owned vacant land parcel located in Uptown Temecula. The RFP was made live on June 4, 2025. The City received six (6) proposals. City Council has decided to update the RFP to include two City owned parcel in the RFP which would make the buildable area larger than the original RFP. Staff will be working with the Supportive Housing and Services Ad Hoc Subcommittee to draft a new RFP and re-issue. The parcel is right next to the French Valley off ramp headed south on the I-15 Freeway and it is planned to be used for an affordable housing project. (URIAS)

BUILDING & SAFETY

Building and Safety statistics for March 2026 are highlighted in the following table.

Building & Safety Statistics	March
Permits	300
New Single Family Units	10
Accessory Dwelling Units (ADU)	3
New Commercial Building	0
Photovoltaic - SolarAPP+ (Instant permit)	28
Photovoltaic (Standard/Expedited)	22
Tenant Improvement	6
Non Construction C of O	38
Number of Active Plan Checks	174
Number of New Plan Checks	75
Number of Finaled Permits	272
Inspections	2301
Inspections Per Day	105
Inspections Per Person Per Day	21
Stops Per Month	666
Visitors to Counter	795

Non-Construction Certificate of Occupancy

- Shoe Exchange LA (1,400 SF)
- Burn Boot Camp (5,500 SF)
- UHS Southwest Healthcare (3,290 SF)

Tenant Improvement

- Navy Federal Credit Union - (498 SF)
- OCD Anxiety Center (1,817 SF)
- Lappert's Ice Cream (1,382 SF)

CODE ENFORCEMENT

During the month of March, Code Enforcement responded to 77 web inquiries. In addition, the division opened 182 code cases and conducted 444 regular inspections.

Code Enforcement Statistics	March
Abandoned or Inoperable Vehicle	10
Vacant Home / Prop. Maintenance / Infestation/ Mold	39
Business or Home Occupation w/o license/CUP	6
Trash and Debris / Dumping	14
Overgrown Vegetation / Weeds / Fire Hazard	11
Green Pool / Vector Control / Stagnant Water	1
Graffiti	17
Noise/Nuisance/Animal Control	22
Trailer / RV Stored/Boat/Parking	15
Construction w/o Permit/Building Code	13
Encroach Public ROW / Trash Cans	7
Zoning/Signs	24
Public Safety & Health	3
Total Number of Cases	182

Foreclosure Tracking: Code Enforcement works with the local real estate community to monitor foreclosures, defaults and real estate owned properties.

Foreclosure Statistics	March
Residential - Default	52
Residential - Foreclosure	27
Residential - REO	12
Total - Residential	91
Commercial - Default	12
Commercial - Foreclosure	11
Commercial - REO	2
Total - Commercial	25

ATTACHMENT: Current Planning Activity Report

PLANNING ACTIVITY REPORT

PA Number	Project Address	APN	Assigned Planner	Apply Date	Approval Date	Applicant	Company	Owner	Plan Type	Status
PA26-0089	28991 Old Town Front St Temecula, CA 92590	922-110-040	Marcella Mills	03/02/2026	03/02/2026	Juliette Pairawan		Stewart Group	PL Zoning or Planning Letter	Completed
Case Title / Description: 28991 Old Town Front Street ZL: a Zoning Letter Request for the property located at 28991 Old Town Front Street (APN 922-110-040).										
PA26-0090	40705 Winchester Rd , 4 Temecula, CA 92591	910-290-019	Yannin Marquez	03/02/2026		Kasey Clark		Winchester Marketplace	PL Sign Program	Hearing
Case Title / Description: Winchester Marketplace No. 30 SPA: A Sign Program Amendment application to modify the existing Winchester Marketplace Sign Program No. 30 to allow an additional sign location at 40705 Winchester Road, Unit 4.										
PA26-0091	33449 Temecula Pky Temecula, CA 92592	966-010-009	Marcella Mills	03/03/2026	03/11/2026	Alejandra Gonzalez	CBRE	KREM	PL Zoning or Planning Letter	Completed
Case Title / Description: 33449 Temecula Parkway ZL: a Zoning Letter Request for the property located at 33449 Temecula Parkway (APN 966-010-009).										
PA26-0097	45100 Redhawk Pky Temecula, CA 92592	962-040-012	Eric Jones	03/04/2026		Randy Wood		Rainbow Bridge Management	PL Temporary Use Permit	Plan Review
Case Title / Description: Redhawk Event Center TUP: A Temporary Use Permit to allow the Redhawk Golf course to conduct weddings and similar events at an existing outdoor pavilion. The project is located at 54100 Temecula Parkway.										
PA26-0098	27411 Ynez Rd Temecula, CA 92591	921-260-030	Jaime Cardenas	03/04/2026		Higinio Turrubiates			PL Modifications	Plan Review
Case Title / Description: AutoZone Trash Enclosure MOD: a Modification Application for a trash enclosure to be covered at the rear of the existing property located at 27411 Ynez Road.										
PA26-0099	40486 Winchester Rd Temecula, CA 92591	910-470-004	Marcella Mills	03/05/2026	03/11/2026	Ashlee Turner	Global Zoning	KRG Temecula Commons, LLC	PL Zoning or Planning Letter	Completed
Case Title / Description: Promenade Out Lots ZL: a Zoning Letter Request for 40400-40500 Winchester Road (APN's: 910-470-002, 910-470-003, 910-470-004, 910-470-005, 910-470-006, 910-470-015).										
PA26-0100	42130 Lyndie Ln Temecula, CA 92591	921-310-015	Marcella Mills	03/05/2026	03/12/2026	Mesale Gessesse		MIKE LINKLETTER LYNDIE TEMECULA	PL Zoning or Planning Letter	Completed
Case Title / Description: Lyndie Lane ZL: a Zoning Letter Request for the property located at 42130 Lyndie Lane (APN 921-310-015).										

PA Number	Project Address	APN	Assigned Planner	Apply Date	Approval Date	Applicant	Company	Owner	Plan Type	Status
PA26-0101	28464 Old Town Front St Temecula, CA 92590	922-023-022	Marcella Mills	03/09/2026	03/19/2026	Tejasvi Patel		ABRT	PL Modifications	Approved
Case Title / Description: Wine & Beer Garden MOD: a Modification Application for the addition of an approximately 54 square foot storage room to an existing bathroom structure at the Wine and Beer Garden located at 28464 Old Town Front Street.										
PA26-0102	28748 Peakstone Pl Temecula, CA 92590	940-310-067	Marcella Mills	03/10/2026	04/02/2026	Alan Chik		SB ALTAIR	PL Temporary Use Permit	Approved
Case Title / Description: Village A Models Generator TUP: a Temporary Use Permit for the use of a temporary Power Plus generator for the models at Village A (Sky and Waypoint).										
PA26-0103	28748 Peakstone Pl Temecula, CA 92590	940-310-067	Marcella Mills	03/10/2026	03/26/2026	Brookfield Properties	Brookfield Properties	SB ALTAIR	PL Temporary Use Permit	Approved
Case Title / Description: Village B Models Generator TUP: a Temporary Use Permit for the use of a temporary Power Plus generator for the models at Village B (Glenwood).										
PA26-0104	40750 County Center Dr Temecula, CA 92591	910-110-046	Marcella Mills	03/10/2026		Farid Hamidy		WHITTLE INV STATE COLLEGE	PL Modifications	Out
Case Title / Description: County Center Drive Carport Solar MOD: a Modification Application for the addition of carport mounted solar panels to accommodate EV chargers to be located at 40750 County Center Drive.										
PA26-0106	Temecula, CA	959-400-001	Yannin Marquez	03/10/2026		Nicole Balchunas			PL Temporary Use Permit	Plan Review
Case Title / Description: Elderberry Park Sales Trailer TUP: A Temporary Use Permit for a temporary sales trailer to sell homes for Elderberry Park from May 2026 to December 2028. The sales trailer will be located on the corner of Falabella Drive and Clydesdale Pass.										
PA26-0107	28636 Old Town Front St Temecula, CA 92590	922-034-036	Marcella Mills	03/11/2026		Cortney Perez		Front & Main	PL Temporary Use Permit	Plan Review
Case Title / Description: 1909 Dog Adoption Event TUP: a Temporary Use Permit Application for 1909 restaurant to partner with Hope Ranch Animal Sanctuary to host a dog adoption event on May 20, 2026 from 12:00 PM to 4:00 PM in the parking lot adjacent to their restaurant at 28636 Old Town Front Street. There is no food, alcohol or live entertainment proposed.										
PA26-0113	Temecula, CA	959-400-001	Yannin Marquez	03/16/2026		Nicole Balchunas		Taylor Morrison of CA LLC	PL Modifications	Out
Case Title / Description: Elderberry Park PA4 PPP MOD: A Modification Application (Planning Review Only) to modify the previously approved product placement plan to revise elevations to maximize rear yard space, specifically for lots 3, 4, 5, 6, 7, 19, 67, 87 97, 119, 161 and 164 of Elderberry Park.										

PA Number	Project Address	APN	Assigned Planner	Apply Date	Approval Date	Applicant	Company	Owner	Plan Type	Status
PA26-0114	43218 Business Park Dr Temecula, CA 92590	921-020-054	Marcella Mills	03/16/2026		Olga Dotsenko	Team4 You Inc	ALAS CO	PL Zoning or Planning Letter	Plan Review
Case Title / Description: Business Park Drive ZL: a Zoning Letter Request for the property located at 43218 Business Park Drive.										
PA26-0118	32030 Calle Ballentine Temecula, CA 92592	955-401-016	Marcella Mills	03/19/2026		Katelyn Litt		Katelyn Litt	PL Vendor License	Plan Review
Case Title / Description: Litt's Cotton Candy VL: an Outdoor Vendors License Application for Litt's Cotton Candy to operate as a roaming food vendor at the Birdsell Sports Park on Fridays and during community events from 4:00 PM to 9:00 PM.										
PA26-0121	40570 Winchester Rd Temecula, CA 92591	910-320-025	Marcella Mills	03/23/2026		Gregory Ducharme		CHENG FAMILY PARTNERSHIP	PL Modifications	Out
Case Title / Description: Barnes & Noble Landscape MOD: a Modification Application to the approved landscape plan at an existing commercial property located at 40570 Winchester Road.										
PA26-0125	40750 Winchester Rd Temecula, CA 92591	910-420-030	Marcella Mills	03/25/2026		Haleem Faquir		Temecula Towne Center Assoc	PL Sign Program	Plan Review
Case Title / Description: Regal Theaters SPA: a Sign Program Amendment to the Promenade Mall Sign Program to incorporate new signage at the Regal Theater located at 40750 Winchester Road.										
PA26-0126	28601 Old Town Front St Temecula, CA 92590	922-036-038	Marcella Mills	03/25/2026		Shana Gardner	Ion Art, Inc	ZIP THIRD INV	PL Sign Program	Plan Review
Case Title / Description: Temecula 3 SP: a Sign Program for the Temecula 3 building located at 28601 Old Town Front Street.										
PA26-0127	28748 Peakstone Pl Temecula, CA 92590	940-310-067	Marcella Mills	03/26/2026		Alan Chik		SB ALTAIR	PL Temporary Use Permit	Plan Review
Case Title / Description: Village A Phase 1-4 Temp Solar Generator TUP: a Temporary Use Permit for temporary solar generators to power Village A Phases 1-4 from April 2026 to July 2026.										
PA26-0128	28748 Peakstone Pl Temecula, CA 92590	940-310-067	Marcella Mills	03/26/2026		Alan Chik			PL Temporary Use Permit	Plan Review
Case Title / Description: Altair Village B Phase 1-4 Temp Solar Generator TUP: a Temporary Use Permit to allow for temporary solar generators to power Village B Phases 1-4 from April 2026 through July 2026.										
PA26-0130	27520 Ynez Rd Temecula, CA 92591	921-320-056	Marcella Mills	03/26/2026		Andrew Hinman		Ynez Shops	PL Modifications	Plan Review
Case Title / Description: Launch Family Entertainment Center Trash Enclosure MOD: a Modification Application to upgrade an existing trash enclosure to accommodate the new Launch Family Entertainment Center located at 27520 Ynez Road.										

PA Number	Project Address	APN	Assigned Planner	Apply Date	Approval Date	Applicant	Company	Owner	Plan Type	Status
PA26-0132	40820 Winchester Rd Temecula, CA 92591	910-420-030	Jaime Cardenas	03/26/2026	04/02/2026	Taylor Conterno		Temecula Towne Center Assoc	PL Modifications	Approved

Case Title / Description: Chagee Facade MOD: A Modification Application for the facade remodel of Chagee Tea House located at 40820 Winchester Road, Suite 525.

PA26-0133	27250 Nicolas Rd Temecula, CA 92591	920-090-010	Marcella Mills	03/27/2026		Ignacio Cruz		FG Temecula Senior Apartments	PL Modifications	Plan Review
-----------	--	-------------	----------------	------------	--	--------------	--	-------------------------------------	------------------	-------------

Case Title / Description: Fountain Glen Senior Apts. Paint MOD: a Modification Application for an exterior paint scheme change at the Fountain Glen Senior Apartments located at 27250 Nicolas Road.

PA26-0134	43500 Altair Vista Temecula, CA 92590	940-320-016	Marcella Mills	03/27/2026		Colin Koch		SB ALTAIR	PL Temporary Use Permit	Plan Review
-----------	--	-------------	----------------	------------	--	------------	--	-----------	----------------------------	-------------

Case Title / Description: Altair Rec Center and Sales Building Temp Generator TUP: a Temporary Use Permit for temporary Power Plus generators to power the Altair recreation center and sales building.

PA26-0135	43500 Altair Vista Temecula, CA 92590	940-320-016	Marcella Mills	03/30/2026		Vanessa Shaw		SB ALTAIR	PL Temporary Use Permit	Plan Review
-----------	--	-------------	----------------	------------	--	--------------	--	-----------	----------------------------	-------------

Case Title / Description: Altair Model Grand Opening TUP: a Temporary Use Permit for the grand opening of the Altair Village A and Village B model homes from 7:00 AM to 7:00 PM on May 14, 15, and 16, 2026. There will be live entertainment and food service provided.

PREAPP26-0092	41669 Winchester Rd Temecula, CA 92590	909-282-014	Marcella Mills	03/03/2026		Michelle Blanco		Michelle's Place	PL Pre-Application	Cancelled
---------------	---	-------------	----------------	------------	--	-----------------	--	------------------	-----------------------	-----------

Case Title / Description: Always Celebrating Event Center Pre-App: a Pre-Application for Always Celebrating LLC to obtain a Conditional Use Permit to operate an event center located at 41669 Winchester Place.

PREAPP26-0109	27577 Commerce Center Dr Temecula, CA 92590	921-800-022	Marcella Mills	03/12/2026		Michael Liuzzi		Frank Savino Liuzzi	PL Pre-Application	Plan Review
---------------	--	-------------	----------------	------------	--	----------------	--	------------------------	-----------------------	-------------

Case Title / Description: Commerce Center Drive U-Haul Rental Pre-App: a Pre-Application for the existing self-storage facility located at 27577 Commerce Center Drive to operate a U-Haul truck rental service.

PREAPP26-0110	30925 De Portola Rd Temecula, CA 92592	959-040-021	Marcella Mills	03/13/2026	03/26/2026	Fausto Reyes	LandArq Inc		PL Pre-Application	Completed
---------------	---	-------------	----------------	------------	------------	--------------	-------------	--	-----------------------	-----------

Case Title / Description: De Portola Road Residential Remodel Pre-App: a Pre-Application for a residential remodel and addition to an existing residence located at 30925 De Portola Road.

PA Number	Project Address	APN	Assigned Planner	Apply Date	Approval Date	Applicant	Company	Owner	Plan Type	Status
PREAPP26-0119	Temecula, CA	922-073-027	Jaime Cardenas	03/19/2026		FIRST & FRONT	FIRST & FRONT	FIRST & FRONT	PL Pre-Application	Plan Review

Case Title / Description: 2nd Street Station TUP PREAPP: a Pre-Application for a Temporary Use Permit application for a proposed indoor food truck gathering inside of the "Stampede" building located at 28721 Old Town Front Street.

PREAPP26-0131	32020 Temecula Pky Temecula, CA 92592	959-090-008	Marcella Mills	03/26/2026		Cassandra Permenter	Scott A Mommer Consulting	HD Dev C/O Home Depot USA INC	PL Pre-Application	Plan Review
---------------	--	-------------	----------------	------------	--	---------------------	---------------------------	-------------------------------	--------------------	-------------

Case Title / Description: Home Depot MOD Pre-App: a Pre-Application in response to code violations for the Home Depot located at 32020 Temecula Parkway

**CITY OF TEMECULA
AGENDA REPORT**

TO: City Manager/City Council

FROM: John Crater, Division Chief

DATE: April 28, 2026

SUBJECT: Fire Department Monthly Report

PREPARED BY: Tyren Hundley, Management Analyst

RECOMMENDATION: That the City Council receive and file the Fire Department Monthly Report for March 2026.



CITY OF TEMECULA FIRE DEPARTMENT



Operations | Prevention | Training | Emergency Management

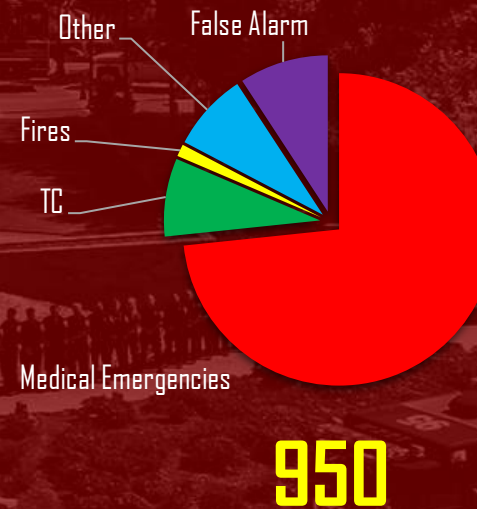
MONTHLY REPORT | MARCH 2026



MARCH CALL BREAKDOWN

TYPE:	#	TYPE:	#
COMMERCIAL FIRE	1	TRAFFIC COLLISION	70
MULTI-FAMILY FIRE	0	MEDICAL EMERGENCY	703
RESIDENTIAL FIRE	3	OTHER MISCELLANEOUS	10
WILDLAND FIRE	1	PUBLIC ASSIST	36
VEHICLE FIRE	1	STANDBY	11
OTHER FIRE	9	TOTAL:	830
RESCUE	3		
RINGING ALARM	7		
FALSE ALARM	95		
HAZMAT	0		
TOTAL:	120		

MARCH 2026



2026 Year to Date
Calls

2,733

**CITY OF TEMECULA
AGENDA REPORT**

TO: City Manager/City Council

FROM: Mark Rigali, Captain

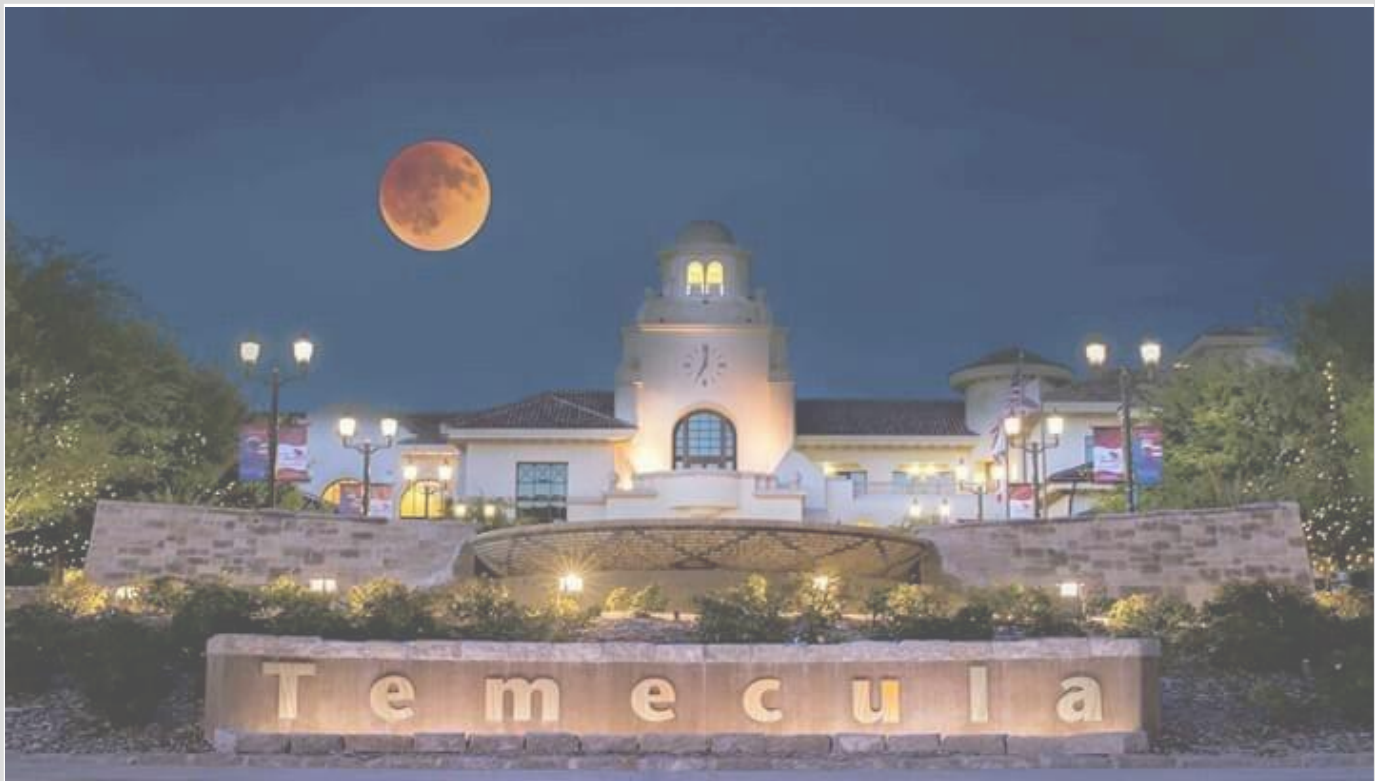
DATE: April 28, 2026

SUBJECT: Temecula Sheriff's Monthly Report (March 2026)

PREPARED BY: Jeret McClellan, Sergeant

RECOMMENDATION: That the City Council receive and file monthly report.

ATTACHMENTS: March Monthly Report



MONTHLY REPORT

CAPTAIN MARK RIGALI



MARCH 2026



This report is dynamic in nature, and as such, each monthly report is compiled to take advantage of the latest RMS information being entered at the station level. As a result, crime totals will not be static from month to month.

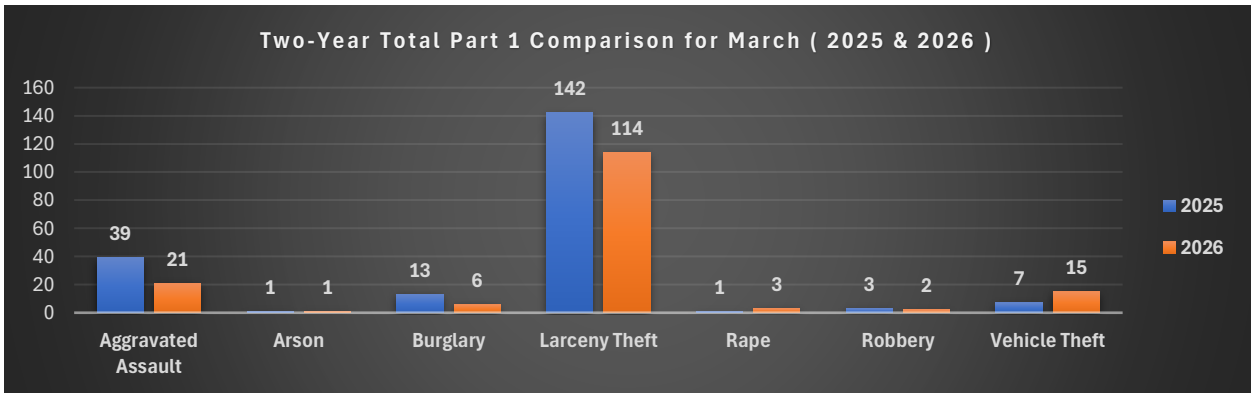
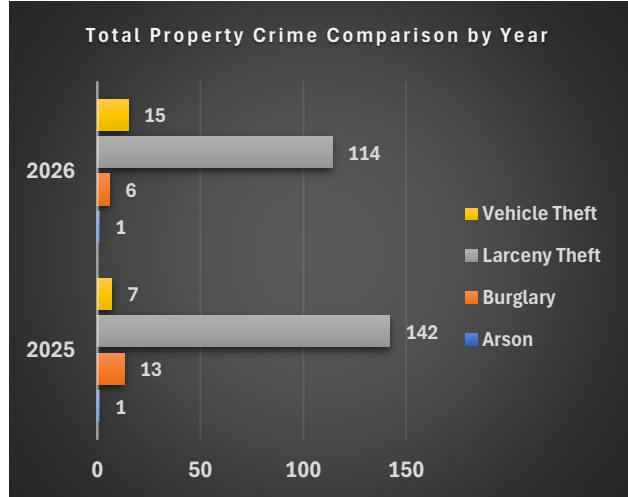
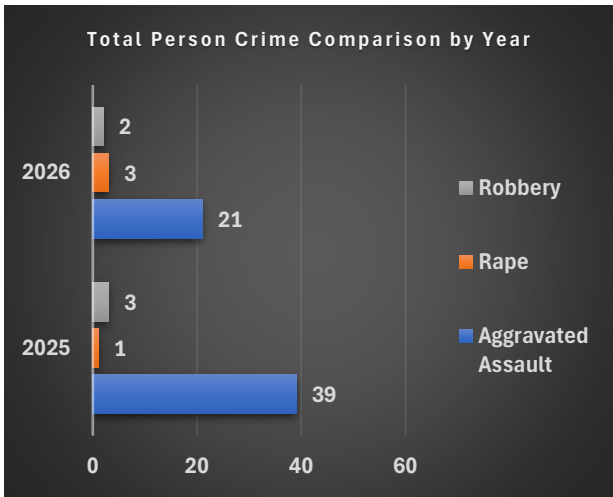
PART 1 CRIMES



City of Temecula

Part 1 Crime**	February	March
Homicide	0	0
Rape	1	3
Robbery	1	2
Aggravated Assault	24	21
Burglary	10	6
Vehicle Theft	14	15
Larceny Theft	84	114
Arson	0	1
Total	134	162

Two Year Data Comparison For March (2025 & 2026)

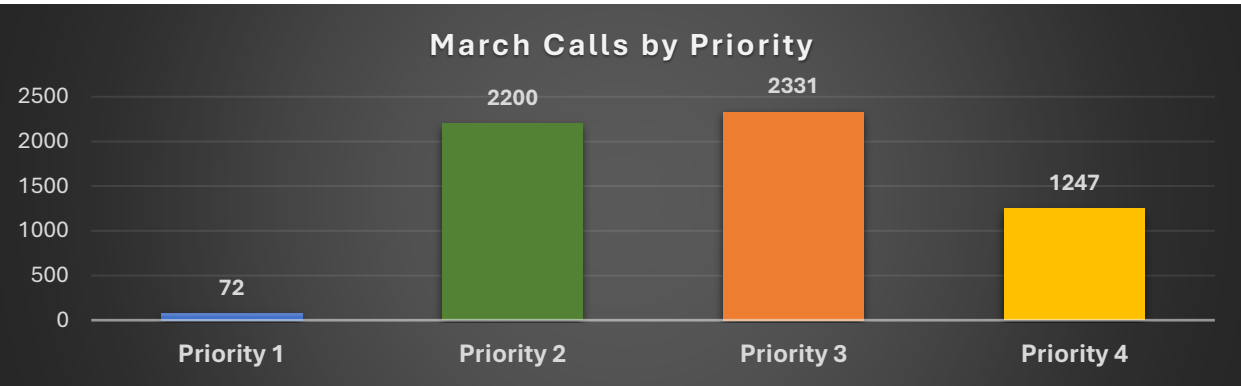


RESPONSE TIME



City of Temecula

Average Response Time **	February	March
Priority 1	4.53	4.60
Priority 2	10.4	10.9
Priority 3	16.8	17.41
Priority 4	17.56	19.53



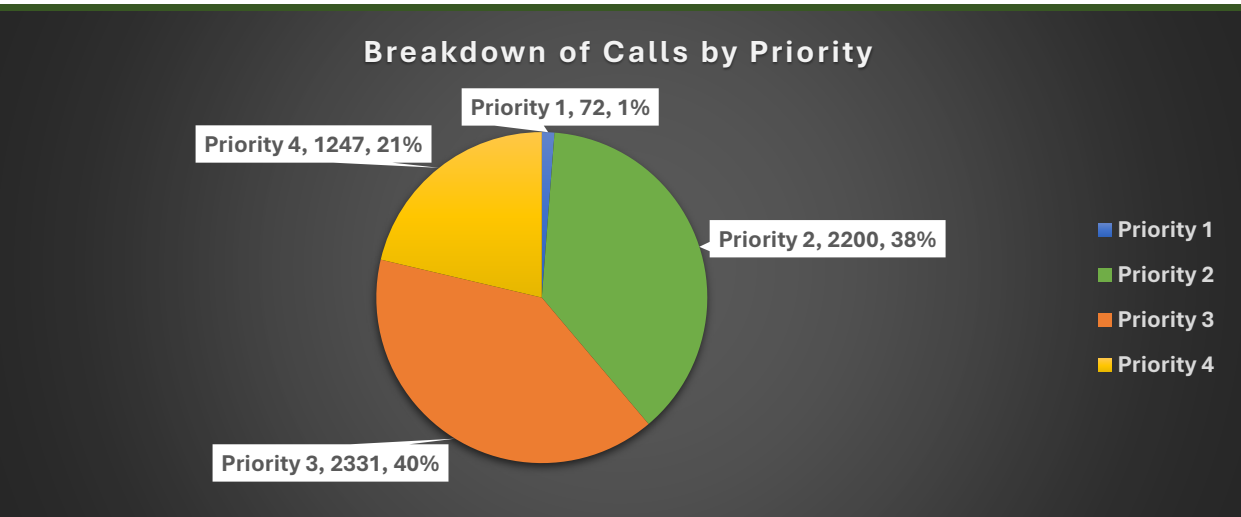
Priority 1: Involved circumstances that pose, or did pose in the immediate past, a clearly defined threat to human life or property, and which involve a high level of violence or the potential for serious injury.

Priority 2: Involve circumstances of an urgent, but not life-threatening nature. They are generally disturbances with a potential for violence, minor assaults and batteries, etc.

Priority 3: Involve circumstances that are neither urgent nor life-threatening.

Priority 4: Except for a few felonies, most past incidents are classified as Priority 4.

Priority 9: Those calls meeting the criteria for Code 5 & Patrol calls (NOT SHOWN).



INVESTIGATIONS



Investigations Team

Activity	March
Beginning Caseload	177
Number of Assigned Cases	20
Number of Closed Cases	16
Number of Arrests	1
Number of Search Warrants Written	25
Out of Custody Filings	6
Cell Phone Forensic Exams	12
Supplemental Reports	33
Call Outs	7
Forensic Interviews (Sex & Physical Abuse)	4

Sex Offenders | Arson Offenders - Southwest Station

Sex Registrant Arson Registrant Team	March
Total # of Sex Registrants	126
Total # of Arson Registrants	11
Total # of Sex Offenders processed	15
Total # of Transient Sex Arson Registrants	5 2
Total # of Sexually Violent Predators	1
In Violation	0

INVESTIGATIONS



Notable Cases

Suspicious Death Investigation

On 3/23/26, Station Investigators and Sheriff Homicide Investigators were called out to the scene of a suspicious death investigation in the 39000 block of Sage Road, Sage. A decomposed male body was in an abandoned barn structure in a rural area. The structure had remnants of a clandestine drug lab operation. The Sheriff's Lab Team was called out to process the clandestine lab. The investigation is continuing. Case agents: Investigator Herington, Investigator Roberts, and Sheriff Homicide Investigators. SW260820040

Child Death Investigation

On 3/14/26, Patrol and Investigators responded to the 32000 block of Campanula Way for a child death investigation. The investigation revealed that a 1-year-old child fell from a 2nd-story window. Despite medical efforts, the child succumbed to the fall injury. The scene was processed, and a Deputy District Attorney was called out to the scene. The case was ruled an accident with no charges pending. Case agent: Investigator Gasparini. TE260730104

Juvenile Suicide Investigation

On 3/15/26, Patrol and Investigators responded to the 37000 block of Whispering Hills Drive, French Valley, for a juvenile suicide investigation. The investigation revealed a 14-year-old juvenile had hung herself in her closet. The scene was processed with Sheriff Forensic Technicians. The investigation is ongoing. Case agent: Investigator Oxley. SW260740034

Identity Theft Investigation

Investigator Gasparini completed an identity theft investigation regarding a local house rented to a suspect using a stolen identity. Through extensive investigation, it was determined that the suspect used a family member's identity to rent a house, which caused the rent collection account to appear on the victim's credit report. The suspect was identified, and the case was filed with the District Attorney for identity theft charges. Case agent: Investigator Gasparini. TE260850094



SPECIAL ENFORCEMENT TEAM

Team Activity	March
On-view Felony Arrests	8
On-view Misdemeanor Arrests	3
Felony Arrest Warrants Served	4
Misdemeanor Arrest Warrants Served	1
Follow – up Investigations / Search Warrants	36
Pedestrian Checks	10
Traffic Stops / Vehicle Checks	35
Contraband Recovered	
Firearm / Weapon	0
Stolen Property	0
Vehicles Recovered	0
Cash (dollars)	\$2,934
Cocaine (grams)	0.5
Heroin (grams)	0
Pills (count)	0
Marijuana (grams)	0
Fentanyl (grams)	13.9
Fentanyl (pills)	10
PCP (grams)	0
Ecstasy (grams)	0
Methamphetamine (grams)	4.1
Psilocybin (grams)	0



Notable Cases

In February, SET served a search warrant at UM Spa, regarding a beauty salon operating as a brothel. On 03/19, SET observed activity that indicated it was still operating as a brothel. Deputies authored another search warrant at the location. They detained two females and seized over \$2,000.00 in cash. The business license is currently being revoked, and Code Enforcement is issuing multiple citations. The females were offered resources, which they refused. **He, Lanfang (41) of El Monte, and Hu, Xiaonian (39) of Rosemead were arrested for operating an illicit brothel.**

SET proactively monitors social media platforms for individuals selling and delivering narcotics in the City of Temecula. Deputy Davis identified a subject selling M30 pills and arranged to purchase 10 pills. On 03/10, SET used an undercover deputy to make the purchase. The seller was identified as Whaley, Kevlynn and placed another order for 100 pills. **On 3/17, SET arrested Whaley (21) of Lake Elsinore, for possession of narcotics with intent to sell & Stampley, Tommy (39) of Lake Elsinore for possession of controlled narcotics.**

SET received information that **Valdez, Vincent (42) of Murrieta** was selling narcotics in the City of Temecula. During surveillance, SET observed that Valdez was involved in a narcotic transaction. On 03/03, SET served a search warrant at his residence and vehicle. They located Valdez with a female, **Longoria, Tabitha (25) of Lake Elsinore**, exiting a store. Longoria had 2 felony warrants, one for drug sales and one for bringing drugs into a jail. She was also in possession of fentanyl. **They were both arrested for several narcotic-related charges.**

RBST



ROBBERY | BURGLARY SUPPRESSION TEAM

Team Activity	March
Beginning Caseload	44
New Cases Assigned	16
Total Cases Closed	6
Search Warrants prepared / served	18
Arrests	2
Out of Custody Filings	4

Notable Cases

CORE TEAM



Community Outreach Resource & Engagement Team

Team Activity	March
Reports Written	10
On-Sight Felony Arrests	2
On-Sight Misdemeanor Arrests	2
Felony Arrest Warrants Served	5
Misdemeanor Arrest Warrants Served	0
Traffic / Misc. Citations	3
Area Checks	13
Camp Checks	7
Pedestrian Checks	12
Traffic / Vehicle Checks	0
Outreach Attempts / Success	43/2
Over the Counter Reports	2
602 Letters / Properties	17
Business License / 2 nd Hand Dealer Applications	3

Outreach Efforts / Camp Checks

OUTREACH EFFORTS:

In collaboration with the City H.O.T and Social Workers Action Group (S.W.A.G.) **20 subjects were contacted and offered services, all declined.**

PROBLEM LOCATIONS/AREAS:

- Remington
- Business Park
- Ridge Park
- Sabella
- Empire Creek
- Solana Way (ABC Daycare)
- Temecula Creek (Temecula Pkwy)

CRIME PREVENTION



Team Activity

Team Activity	March
Crime Prevention / Neighborhood watch meetings	6
Safety Presentations / Trainings	2
Special Events	2
Residential / Business security surveys conducted	0
Residences / Businesses visited for past crime follow-up	0
Station Tours	2
Planning Review Projects	1
Temp Outdoor Use Permits	4

METRO TEAM



METRO DISTRICT TEAM

Team Activity	March
On-Sight Felony Arrests	8
On-Sight Misdemeanor Arrests	6
Felony Arrest Warrants Served	4
Misdemeanor Arrest Warrants Served	3
Bar / Business Check	90
D.U.I. Arrests	4
Traffic / Parking Citations	161
Firearms Seized	0





TRAFFIC TEAM

Traffic

Traffic	March
Citations issued for Hazardous Violations	1219
Non-Hazardous Citations	203
Parking Citations	326
Stop Light Abuse / Intersection Program (S.L.A.P.) Citations	147
Seatbelt Citations	14
Non-Injury Collisions	12
Cell Phone Citations	227
Injury Collisions	39
D.U.I. Arrests	26
OTS / City Funded Special Operations	4
Commercial Enforcement Citations	56
Written Warnings Issued	574
Pedestrian Related Collisions	3
Hit and Run	19



PROMENADE MALL



Promenade Mall Police Storefront

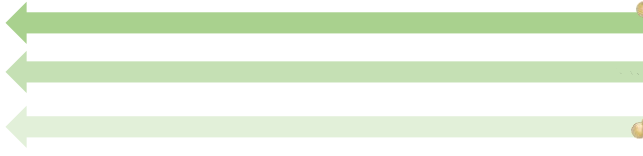
Team Activity	March
Total Calls For Service	192
Felony / Arrest Filings	11
Misdemeanor Arrest / Filings	13
Traffic Citations	0
Total Customers Served	699
Fingerprints / Live Scans	147
Total Receipts	\$6,906

Notable Cases

On 03/21, the Retail Theft Unit at the Mall partnered with representatives from the Riverside County District Attorney's Office and retail teams from Sephora, Macy's, JCPenney, Old Navy/Gap, Victoria's Secret, TJ Maxx, and Kohl's to carry out a coordinated Mall Theft Prevention Operation. During the operation, **a juvenile from Perris was arrested for petty theft. Browne, Travis (35) of Perris, was also arrested for grand theft and theft with priors.** Polar was released to his parents, and the case will be sent to Juvenile Probation for out-of-custody placement.

On 03/19, mall deputies were alerted to a grand theft in progress at the Sephora store. Three subjects were actively concealing items. Deputies stood by outside the store until the three subjects emerged. They stole approximately \$1331.00 worth of cosmetics. **Barrera-Garzon, Paula (28) of Santa Ana, Ramirez-Lopez (31) of Santa Rosa, and Garzon, Laura (20) of Santa Ana were all arrested for grand theft and conspiracy.**

SRD's



SCHOOL RESOURCE DEPUTIES

Team Activity	March
Felony Arrest	0
Misdemeanor Arrests	1
Reports	15
Citations	14
Meetings / Presentations	53

Programs/presentations conducted by SRD's: Youth Court

OLD TOWN STOREFRONT



Old Town Police Storefront

Team Activity	March
Total Customers Served	599
Fingerprints / Live Scan	98
Police Reports Filed	2
VICR Releases	26
Citations signed off	15
Total receipts	\$8,210.00

VOLUNTEERS



Volunteers

Team Activity	March
Chaplain Hours	59.00
Community Action Patrol (CAP) hours	257.00
Reserve Officer hours (patrol)	0
Volunteer Patrol hours	79.50
Explorer hours	62.00
Station / Administration	29.00
Mounted Posse Hours	514.50
Total Volunteer hours	930.00
Call Out Events	2
Special Event Hours	129.50
Area Checks	100
Traffic / Misc. Citations	48



SPECIAL EVENTS



EVENTS IN PICTURES

METRO team keeping Old Town safe! 



SPECIAL EVENTS



EVENTS IN PICTURES

Temecula Valley Mounted Posse training day!



SPECIAL EVENTS



EVENTS IN PICTURES

March 8th - Celebrating International Women's Day!



*We appreciate all the hardworking women
at the Southwest Station ♡*

**CITY OF TEMECULA
AGENDA REPORT**

TO: City Manager/City Council
FROM: Ron Moreno, Director of Public Works/City Engineer
DATE: April 28, 2026
SUBJECT: Public Works Department Monthly Report

RECOMMENDATION: Receive and file the Public Works Department Monthly Report for Capital Improvement Projects, Maintenance Projects, and Land Development Projects. This report may also be viewed on the City's website at:

<http://temeculaca.gov/270/Capital-Improvement-Projects-CIP>

City of Temecula
DEPARTMENT OF PUBLIC WORKS
PROJECT STATUS REPORT
April 28, 2026

CAPITAL IMPROVEMENT PROJECTS

CIRCULATION PROJECTS

Diaz Road Expansion, PW17-25

Description: Improve Diaz Road to meet the roadway classification of Major Arterial (4 Lanes Divided), between Cherry Street and Rancho California Road. The 2.2-mile stretch will be widened, extended, and/or improved to create a contiguous Major Arterial segment. The project will be developed and constructed in two phases. Phase 1 will include improvements on Diaz Road from Winchester Road to Rancho California Road. Phase 2 will include improvements to Diaz Road from Cherry Street to Winchester Road.

Cost: \$17,050,991

Status: The environmental Initial Study has been approved, Mitigated Negative Declaration adopted, and Notice of Determination filed in May 2022. Design is 60% complete. Regulatory permit applications must be resubmitted for the U.S. Army Corps of Engineers (USACE) 404 Nationwide Permit and California Department of Fish and Wildlife Services (CDFW) Streambed Alteration 1602 due to the change in scope of the Murrietta Creek Phase 2B Project, headed by ACOE and Riverside County Flood Control and Water Conservation District (RCFC&WCD). Current activities include design coordination with utility purveyors (SCE, RCWD, and EMWD) and City project PW16-05 Murrieta Creek Bridge at Overland Drive, and RCFC&WCD of regulatory permit applications for SWRCB 401 Water Quality Certification and USACE Section 408. Staff is evaluating mitigation options for Temecula Creek to comply with regulatory permits. Construction previously anticipated to start in Spring of 2024 is now delayed to late 2027 due to coordination with USACE and RCFC&WCD on their Murrietta Creek Phase 2B Project, and the federal Funding of \$2M added to the project for the Federal 26/27 fiscal year. Federal Funding requires completion of certain environmental documentation, such as under the National Environmental Policy Act (NEPA), prior to project construction, which is anticipated to take approximately 1 year to complete once funding is authorized.

French Valley Parkway/Interstate 15 Improvements - Phase II, PW16-01

Description: Design and construction of the two-lane northbound collector/distributor road system beginning north of the Winchester Road interchange on-ramps and ending just north of the Interstate 15/Interstate 215 junction with connection to Interstate 15 and Interstate 215.

Cost: \$139,751,346

Status: The project was opened for public use on April 28, 2025. For detailed information, please visit the project website at TemeculaCA.gov/FVP2.

City of Temecula
DEPARTMENT OF PUBLIC WORKS
PROJECT STATUS REPORT
April 28, 2026

CIRCULATION PROJECTS (Continued)

French Valley Parkway/Interstate 15 Improvements - Phase III, PW19-03

Description: Design and construction of the full-width French Valley Parkway from Jefferson Avenue to Ynez Road, including the bridge overcrossing of Interstate 15 and the northbound on-ramps.

Cost: \$69,256,794

Status: Design, environmental, and right-of-way activities started in April 2025 and are expected to be complete in March 2029.

Murrieta Creek Bridge at Overland Drive, PW16-05

Description: Design and construction of a new bridge crossing over Murrieta Creek between Rancho California Road and Winchester Road.

Cost: \$31,944,641

Status: Design plans are 90% complete. The project has received MSHCP conformance. NEPA approval was achieved in October 2023. CEQA was approved in February 2024. Construction start is anticipated in Summer 2027, depending on the availability of HBP funds. Staff continue to work with Caltrans to advance HBP funds to earlier fiscal years to meet the project schedule. Also, additional coordination with ACOE and RCFC is required, as Murrieta Creek Phase 2B will likely be under construction concurrently with this project. As of May 2024, Caltrans has authorized full funding for PE and ROW Phases, so all preconstruction activities are currently authorized for HBP funds. ROW phase has started and is anticipated to be completed by Summer 2027. On January 27, 2026, the City Council authorized the project to proceed with ROW negotiations with RCFC&WCD.

Overland Drive Widening, PW20-11

Description: This project includes widening Overland Drive from Jefferson Avenue to Commerce Center Drive to two lanes in each direction, and the completion of missing segments of sidewalk, streetlights, and the installation of the traffic signal at Commerce Center Drive and the modification of the traffic signal at Jefferson Avenue.

Cost: \$6,857,804

Status: On July 3, 2024, the Initial Study/Mitigated Negative Declaration (IS/MND) started the 30-day public notice for comments. It was completed on August 2, 2024. Design is in progress. The City consultant and staff are working on the project's right-of-way requirements and temporary construction easements.

City of Temecula
DEPARTMENT OF PUBLIC WORKS
PROJECT STATUS REPORT
April 28, 2026

CIRCULATION PROJECTS (Continued)

Rancho California Road Median Improvements, PW23-04

Description: Design and construction of missing raised concrete medians with landscaping between Humber Drive and Butterfield Stage Road. Additionally, there will also be construction of missing improvements on the north side of Rancho California Road, between Riesling Court and Promenade Chardonnay Hills. The improvements will include median curbs, curb and gutter, sidewalks, and landscape and irrigation.

Cost: \$5,458,000

Status: Design on hold at 90% because of deficiency in construction funds.

Ynez Road Improvements – Phase I, PW23-02

Description: This project includes widening the easterly side of Ynez Road, from Rancho Vista Road north roughly 1600 feet, to two lanes in each direction, and the completion of missing segments of curb and gutter, sidewalk, and striped medians, in coordination with adjacent development.

Cost: \$4,518,787

Status: This project is currently in design, environmental, and right-of-way clearance. The Notice of Intent to Adopt a Mitigated Negative Declaration (MND) was posted on December 10, 2025. The corresponding public review comment period also commenced on December 10, 2025, and concluded on January 9, 2026. The MND was adopted on January 27, 2026.

De Portola Road/Jedediah Smith Road Roundabout Project, PW23-01

Description: This project includes the design and construction of a roundabout on Ynez/De Portola Road at the intersection of Jedediah Smith Road. The improvements include the construction of a raised traffic circle with a desert-style hardscape.

Cost: \$4,469,000

Status: This project is currently in design, environmental, and right-of-way clearance. Design completion anticipated early 2026.

City of Temecula
DEPARTMENT OF PUBLIC WORKS
PROJECT STATUS REPORT
April 28, 2026

CIRCULATION PROJECTS (Continued)

La Paz Road Roundabout Reconstruction, PW25-04

Description: Redesign and reconstruction of the existing roundabout on Ynez Road at the intersection of La Paz Road. The improvements include reconstructing the raised traffic circle, entry medians, landscaping, lighting, and the overall alignment of the existing roundabout.

Cost: \$3,000,000

Status: Project is currently in design. Construction is anticipated to begin late 2026.

Citywide Slurry Seal, PW25-06

Description: Slurry Seal the following communities: **Villages, Rancho Del Sol, Verano, Rancho Solano, Costain Signet, Avendale, Barclay Estates, Woodcrest Country, Ridgeview, and Promenade at Temecula.**

Cost: \$1,800,000

Status: Contract work was substantially completed on March 26, 2026.

Mercedes Street Sidewalk, PW25-09

Description: This project will construct the missing segment of sidewalk on the west side of Mercedes Street between Main Street and a point approximately 160' south of 3rd Street. The project will also construct crosswalks at 3rd Street and a potential mid-block crosswalk connecting the southern limit of the project to the parking structure.

Cost: \$2,400,000

Status: New Project. Design began in December 2025. Once the design is complete, including coordination with private properties, bids for construction will be requested, and construction will follow. The total design and construction budget is estimated to exceed \$2M, depending on bids.

City of Temecula
DEPARTMENT OF PUBLIC WORKS
PROJECT STATUS REPORT
April 28, 2026

INFRASTRUCTURE PROJECTS

Pauba Road Pavement Rehabilitation

Description: This project will rehabilitate approximately 1.4 centerline miles of roadway along Pauba Road between Margarita Road and Ynez Road, totaling approximately 440,000 square feet of pavement. The roadway rehabilitation will consist of grinding three inches of the existing pavement, followed by placement of three inches of new asphalt concrete materials. The work also includes removal of existing pavement delineation, restriping, and replacement of existing curb ramps with Americans with Disabilities Act (ADA)-compliant curb ramps. This project supports the City's core values, i.e., Transportation, Mobility and Connectivity.

Cost: \$3,100,000

Status: Construction documents are complete. Project will be posted to PlantBids for 4 weeks. Anticipated contract award to take place on May 26, 2026.

Bike and Trail Program – Great Oak Trail Lighting, PW21-16

Description: The project includes the installation of solar lights along the Great Oak Trail adjacent to the northeast side of Pechanga Parkway from Deer Hollow Way to Loma Linda Road.

Cost: \$852,808

Status: Staff is working with Riverside County Flood Control and Water Conservation District to obtain an encroachment permit. Plans and specifications are 90% complete. The project is expected to be bid in Summer 2026.

Fire Station 73 Gym/Garage, PW19-13

Description: The project consists of adding a second garage in the rear of the property to park the squad and Urban Search and Rescue (USR) vehicle, along with a gym and storage rooms. The construction is anticipated to be completed in the Fiscal Year 2025/26.

Cost: \$5,165,680

Status: The Joint Project Review (JPR) with the Western Riverside County Regional Conservation Authority (RCA) is ongoing and progressing toward completion, though the review process is taking longer than initially anticipated. Coordination with regulatory agencies will continue once the RCA review is finalized. Project plans and specifications are near completion. Project bidding will follow the conclusion of environmental review activities. The Western Riverside County Regional Conservation Authority (RCA) has been conducting a Joint Project Review (JPR) for the project since August 6, 2025. Regulatory agencies will have 10 days to conduct their JPR once RCA is complete. The RCA response to latest JPR submittal was submitted in December 2025. Plans and specifications are nearly complete, and bidding is planned to begin in July 2026.

City of Temecula
DEPARTMENT OF PUBLIC WORKS
PROJECT STATUS REPORT
April 28, 2026

INFRASTRUCTURE PROJECTS (Continued)

Fire Station 84 Renovation, PW19-14

Description: This project includes the design, construction, and renovation of Fire Station 84. The renovations include adding a Wellness Room, expanding the Storage Room, and upgrading the Training Room. Also, the upgrades include electrical, windows, flooring, paint, tile, HVAC, cabinets, plumbing fixtures, garage bay doors, and any other necessary improvements to comply with ADA accessibility requirements.

Cost: \$3,529,450

Status: Construction started on October 27, 2025. Construction duration is anticipated to take 12 months, through October 16, 2026.

Interstate 15/State Route 79 South Interchange Enhanced Landscaping, PW17-19

Description: Landscape beautification of the Interstate 15 corridor between French Valley Parkway and Temecula Parkway, including each interchange, in association with Visit Temecula Valley and the Pechanga Tribe. This project includes the design and construction of enhanced landscaping, hardscape, and irrigation between the freeway and ramps on the west side of the Interstate 15 / State Route 79S (Temecula Parkway) interchange.

Cost: \$3,630,295

Status: Project has entered the Landscape Maintenance phase. The contractor is responsible for maintaining plants for one year until November 2026.

Sidewalks – Citywide (Pauba Road, Elinda Road to Showalter Road), PW19-20

Description: New sidewalks and street widening on the South side of Pauba Road from Elinda Road to Showalter Road.

Cost: \$1,257,124

Status: In construction. Project is complete except for installation of proposed meter pedestal. Item was ordered with a 25-week lead time. Tentative delivery of May 8th. After delivery and installation, project will be 100% complete.

City of Temecula
DEPARTMENT OF PUBLIC WORKS
PROJECT STATUS REPORT
April 28, 2026

INFRASTRUCTURE PROJECTS (Continued)

Bike Lane Upgrades - Citywide, PW23-10

Description: This project will install greenback bike lane pavement markings/legends on various bicycle corridors throughout the City.

Cost: \$274,500

Status: The bidding for the project closed on March 3, 2026. The contract is set to be awarded at the April 28, 2026, City Council meeting.

Pedestrian Ramp Upgrades - Citywide, PW23-11

Description: This project will install ADA-compliant ramp upgrades at school crossing sites throughout the City.

Cost: \$275,000

Status: Construction is largely complete. The contractor is working on minor punch list items.

Traffic Signal - Safety Lights and Signal Communications Upgrade – Citywide, PW23-13

Description: This project will upgrade all traffic signals' safety lights to LED and install communication system upgrades to 42 signals Citywide. Upgraded traffic signal improvements include LED streetlights, signal wiring, vehicle heads, controller cabinets, fiber cable, ethernet switches, wireless radios, and related communication equipment to improve safety and operations with optimized traffic signal timing coordination. Signal timing coordination will be improved along Butterfield Stage Road and Ynez Road corridors.

Cost: \$3,255,900

Status: This project is currently in the design phase. Design completion anticipated early 2026.

Traffic Signal Fiber Optic Extension, PW25-01

Description: This project will provide the design and installation of fiber optic communications, including conduit, cable, pull boxes, and related communication equipment for traffic signal operations. Various signalized intersections will be improved along the Margarita Road, Meadows Parkway, Date Street, and Nicolas Road corridors.

Cost: \$1,675,000

Status: This project is currently in the design phase. Design completion anticipated June 2026.

City of Temecula
DEPARTMENT OF PUBLIC WORKS
PROJECT STATUS REPORT
April 28, 2026

INFRASTRUCTURE PROJECTS (*Continued*)

ADA Transition Plan Implementation – CDBG Ramps, PW24-07

Description: Replace approximately 40 curb ramps with ADA-compliant curb ramps. & ramps on Ynez Road and the remainder in the Harveston community.

Cost: \$403,660

Status: The project construction contract was approved at the March 10, 2026, City Council Meeting. Construction is expected to be completed by late June 2026.

City of Temecula
DEPARTMENT OF PUBLIC WORKS
PROJECT STATUS REPORT
April 28, 2026

PARKS AND RECREATION PROJECTS

Long Canyon Creek Park Restrooms, PW23-18

Description: This project provides for the design and construction of a new restroom facility at Long Canyon Creek Park that meets current ADA accessibility compliance standards.

Cost: \$1,497,930

Status: Construction started on January 26, 2026. Anticipated completion in August 2026.

Ronald Reagan Sports Park Hockey Rink, PW22-06

Description: This project will include the renovation of the existing hockey rink to install new flooring material, arena-style roof structure, bleachers, and various ADA compliance improvements.

Cost: \$4,120,406

Status: The project is substantially complete. The hockey rink has been open to the public since 5:00 PM on Jan. 23, 2026. Staff is working on project closeout.

Ronald Reagan Sports Park Skate Park, PW22-07

Description: Remove and replace the existing skate park and install state-of-the-art skate plaza elements.

Cost: \$6,110,000

Status: Construction started on January 6, 2026. Anticipated completion in November 2026.

Vail Ranch Park Restrooms, PW23-06

Description: This project provides for the design and construction of a new restroom facility at Vail Ranch Park that meets current ADA accessibility compliance standards.

Cost: \$1,392,930

Status: Construction started on January 26, 2026. Anticipated completion in August 2026.

City of Temecula
DEPARTMENT OF PUBLIC WORKS
PROJECT STATUS REPORT
April 28, 2026

LAND DEVELOPMENT PROJECTS

TRACT DEVELOPMENTS

Altair Tract Development

Description/ Location: Construction of approximately 1,750 new residential units and the construction of the Western Bypass (Pu'éska Mountain Parkway) in the western Temecula hills above the Old Town District between Rancho California Road and Temecula Parkway/ State 79 South.

Developer: Brookfield Residential

Status: Currently, precise grading lots and streets for Villages A and B phase 1 on the Northern section of the development, and Villages C1, C2, and C3 phase 2 on the Central section of the development. Maintaining erosion and sediment control measures in the area cleared for Villages phases 3 and 4 on the Southern section of the development. Model construction is underway for Villages A and B. Finalizing sewer tie-in on First Street at Pujol Street within approved road closure.

Elderberry Park Tract Development

Description/ Location: Construction of approximately 164 single-family residential homes in the Southeast region of the City, located along Butterfield Stage Road between De Portola Road and Temecula Parkway.

Developer: Taylor Morrison

Status: Currently, precise grading for lots, finalizing storm drain systems. Completing paved interior streets and preparing for the beginning of home production.

Richmond American Homes Tract Development

Description/ Location: Construction of approximately 132 single-family residential homes within three separate parcels in the Northeast region of the City, located along Butterfield Stage Road between Nicolas Road and Murrieta Hot Springs Road.

Developer: Richmond American Homes

Status: Currently, precise grading for lots and streets. Beginning home production.

City of Temecula
DEPARTMENT OF PUBLIC WORKS
PROJECT STATUS REPORT
April 28, 2026

MULTI-FAMILY DEVELOPMENTS

Rendezvous Apartments

Description/ Location: Phase two of the Rendezvous apartment complex is located on the south side of Rancho California Road, west of Cosmic Drive.

Developer: Pacific West Development

Status: Constructing both phase 1 and 2 buildings of the development.

Prado Townhomes

Description/ Location: Construction of 204 multi-family units located in the Northwesterly region of the City along the West side of Ynez Road between County Center Drive and Equity Drive.

Developer: Meritage Homes

Status: Currently, precise grading of lots and streets. Continuing home production.

City of Temecula
DEPARTMENT OF PUBLIC WORKS
PROJECT STATUS REPORT
April 28, 2026

COMMERCIAL DEVELOPMENTS

Solana Senior Assisted Living

Description/ Location: Construction of a 49,000 square foot senior assisted living facility located along the East side of Margarita Road between Via La Vida and Solana Way.

Developer: Griffin Living

Status: Project now active. Continuing construction on buildings and interior improvements. Code Enforcement currently monitoring progress.

Apollo Storage

Description/ Location: Construction of a 28,000 square foot storage facility located along Madison Avenue at McCabe Court.

Developer: Avidovich Construction

Status: Constructing buildings and interior streets.

Lantern Crest

Description/ Location: Construction of a 526,762 square foot, 494-unit independent living community located at the southeast corner of Date Street at Ynez Road.

Developer: M Grant Corporation

Status: Currently rough grading site.

Sanborn Gas Station

Description/ Location: Construction of a 10,000 square foot storefront and gas station at the southeast corner of Sanborn Avenue at Jefferson Avenue.

Developer: Western States Construction

Status: Currently rough grading site.

City of Temecula
DEPARTMENT OF PUBLIC WORKS
PROJECT STATUS REPORT
April 28, 2026

INFRASTRUCTURE DEVELOPMENT PROJECTS

Nicolas Road/ Calle Girasol Realignment Improvements

Description/ Location: Construction of the realignment and extension of Nicolas Road from Butterfield Stage Road to Joseph Road, including an arch culvert bridge over Santa Gertrudis Creek and a multi-use trail adjacent to the roadway.

Developer: Woodside Homes

Status: Project substantially complete. Nicolas Road and Calle Girasol are now open to traffic. Developer is currently finalizing punch list items.

Murrieta Creek Phase 2B Creek Restoration Project

Description/Location: Drainage improvements and restorations to Murrieta Creek between Via Montezuma to approximately 600 feet South of Rancho California Road.

Developer: US Army Corps of Engineers

Status: Currently performing grading of slopes and construction of storm drain structure improvements.
