



# LAFCO

## Local Agency Formation Commission for San Bernardino County

1170 West 2nd Street, Unit 150  
San Bernardino, CA 92415-0490  
909.388.0480 | Fax 909.388.0481  
lafco@lafco.sbcounty.gov  
www.sbdlafco.org

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Board of Supervisors

JIM BAGLEY, Chair  
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Special District

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Special District

DAWN ROWE  
Board of Supervisors

### EXECUTIVE OFFICER

SAMUEL MARTINEZ

### LEGAL COUNSEL

PAULA DE SOUSA

September 1, 2021

Brian Rupp  
Shopoff Realty Investments  
2 Park Place, Suite 700  
Irvine, CA 92614

RE: CERTIFICATE OF SUFFICIENCY - LAFCO 3251 – Reorganization to include Annexation to the Yucaipa Valley Water District and its Improvement District No. 1

Dear Mr. Rupp:

Pursuant to the provisions of Government Code §56706, you are hereby notified that the landowner petition initiating the annexation to the Yucaipa Valley Water District has been declared sufficient. The petition, signed by a landowner, has been reviewed to verify ownership and the results of that review are as follows:

1.	The total number of parcels within the proposed annexation boundary	3
2.	The total number of landowners of the parcels within the boundary	1
3.	The total assessed valuation of land within the boundary	\$38,737,186
4.	Valid Signatures submitted on Petition	1 (which represents 100% of total parcels)
5.	Invalid signatures submitted on Petition	0
6.	Land value represented by Valid signatures on petition	\$38,737,186 (which represents 100% of total parcels)

Should you have any questions on this letter or the further processing of the application, please do not hesitate to contact me at (909) 388-0480.

Sincerely,

Samuel Martinez  
Executive Officer

cc: Joe Zoba, General Manager, Yucaipa Valley Water District  
Gary Thompson, Executive Officer, Riverside LAFCO

## NOTICE OF INTENT TO CIRCULATE PETITION

Notice is hereby given of the intention to circulate a petition proposing

Annexation into Yucaipa Valley Water District

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A written statement of the reasons for the proposal, not to exceed 500 words in length is as follows:

Provide sewer and water services two industrial buildings being constructed.

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Name and address of proponent:

Brian Rupp

110 Logistics Owner, LLC

2 Park Plaza, Suite 700

Irvine, CA 92614

SIGNED BY:



DATED:

August 10, 2021

Required Attachments:

Sample Petition

Legal Description(s) and Map(s) of Changes within the Proposal

*(The "Notice of Intent to Circulate Petition" must be filed with the Executive Officer of the Local Agency Formation Commission for San Bernardino County prior to circulating the petition. Upon receipt of this Notice, the Executive Officer is required to notify all affected agencies.)*

RECEIVED

AUG 12 2021

LAFCO  
San Bernardino County

**LAFCO \_\_\_\_\_**  
**ANNEXATION TO THE YUCAIPA VALLEY WATER DISTRICT**  
**(CALIMESA ANNEXATION)**

THOSE PARCELS OF LAND LOCATED IN THE NORTH HALF OF SECTION 30, TOWNSHIP 2 SOUTH, RANGE 1 WEST, SAN BERNARDINO MERIDIAN, IN THE CITY OF CALIMESA AND IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 30;

COURSE 1. SOUTH 00°24'37" WEST ALONG THE EASTERLY LINE OF SAID SECTION, A DISTANCE OF 2580.30 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF CHERRY VALLEY BOULEVARD (42.00 FEET IN NORTHERLY HALF WIDTH), SAID POINT BEING ON A NON-TANGENT CURVE, CONCAVE NORTHERLY, HAVING A RADIUS OF 54958.00 FEET, A RADIAL LINE FROM SAID POINT BEARS NORTH 0°07'51" EAST;

COURSE 2. WESTERLY ALONG SAID RIGHT OF WAY LINE AND ALONG SAID CURVE, TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 0°16'25", AN ARC DISTANCE OF 262.42 FEET, HAVING A CHORD BEARING NORTH 89°43'56" WEST 262.42 FEET;

COURSE 3. NORTH 89°35'44" WEST ALONG SAID NORTHERLY RIGHT OF WAY LINE, A DISTANCE OF 2330.18 FEET TO A POINT ON THE NORTH-SOUTH CENTER SECTION LINE OF SAID SECTION 30;

COURSE 4. NORTH 0°54'24" EAST ALONG SAID LINE, A DISTANCE OF 8.00 FEET TO AN ANGLE POINT ON SAID NORTHERLY RIGHT OF WAY OF CHERRY VALLEY BOULEVARD (50.00 FEET IN NORTHERLY HALF WIDTH);

COURSE 5. NORTH 89°41'20" WEST, A DISTANCE OF 838.40 FEET TO AN ANGLE POINT THEREON;

COURSE 6. NORTH 0°54'55" EAST, A DISTANCE OF 5.00 FEET TO AN ANGLE POINT ON SAID NORTHERLY RIGHT OF WAY LINE OF CHERRY VALLEY BOULEVARD (55.00 FEET IN NORTHERLY HALF WIDTH);

COURSE 7. NORTH 89°41'20" WEST, A DISTANCE OF 321.63 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHERLY, HAVING A RADIUS OF 12555.00 FEET;

COURSE 8. WESTERLY ALONG SAID RIGHT OF WAY LINE AND ALONG SAID CURVE, TO THE LEFT, THROUGH A CENTRAL ANGLE OF 1°59'43", AN ARC DISTANCE OF 437.23 FEET, HAVING A CHORD BEARING SOUTH 89°18'48" WEST 437.21 FEET, TO THE WESTERLY RIGHT OF WAY LINE OF ROBERTS STREET (40.00 FOOT FULL WIDTH);

COURSE 9. ALONG SAID RIGHT OF WAY LINE NORTH 0°54'08" EAST, A DISTANCE OF 1119.51 FEET;

COURSE 10. LEAVING SAID RIGHT OF WAY LINE SOUTH 83°17'01" WEST, A DISTANCE OF 836.91 FEET;

COURSE 11. NORTH 55°25'37" EAST, A DISTANCE OF 1387.46 FEET;


COURSE 12. NORTH 0°54'55" EAST, A DISTANCE OF 773.26 FEET TO THE NORTH LINE OF SAID SECTION 30;

COURSE 13. SOUTH 89°38'47" EAST ALONG SAID NORTH LINE, A DISTANCE OF 1296.72 FEET TO THE NORTH QUARTER CORNER OF SAID SECTION 30;

COURSE 14. SOUTH 89°25'57" EAST ALONG SAID NORTH LINE, A DISTANCE OF 2570.19 FEET TO THE POINT OF BEGINNING.

CONTAINING 246.24 ACRES MORE OR LESS.

PREPARED UNDER MY SUPERVISION

  
\_\_\_\_\_  
MICHAEL E. JOHNSON, L.S. 7673  
EXP. 12/31/2022

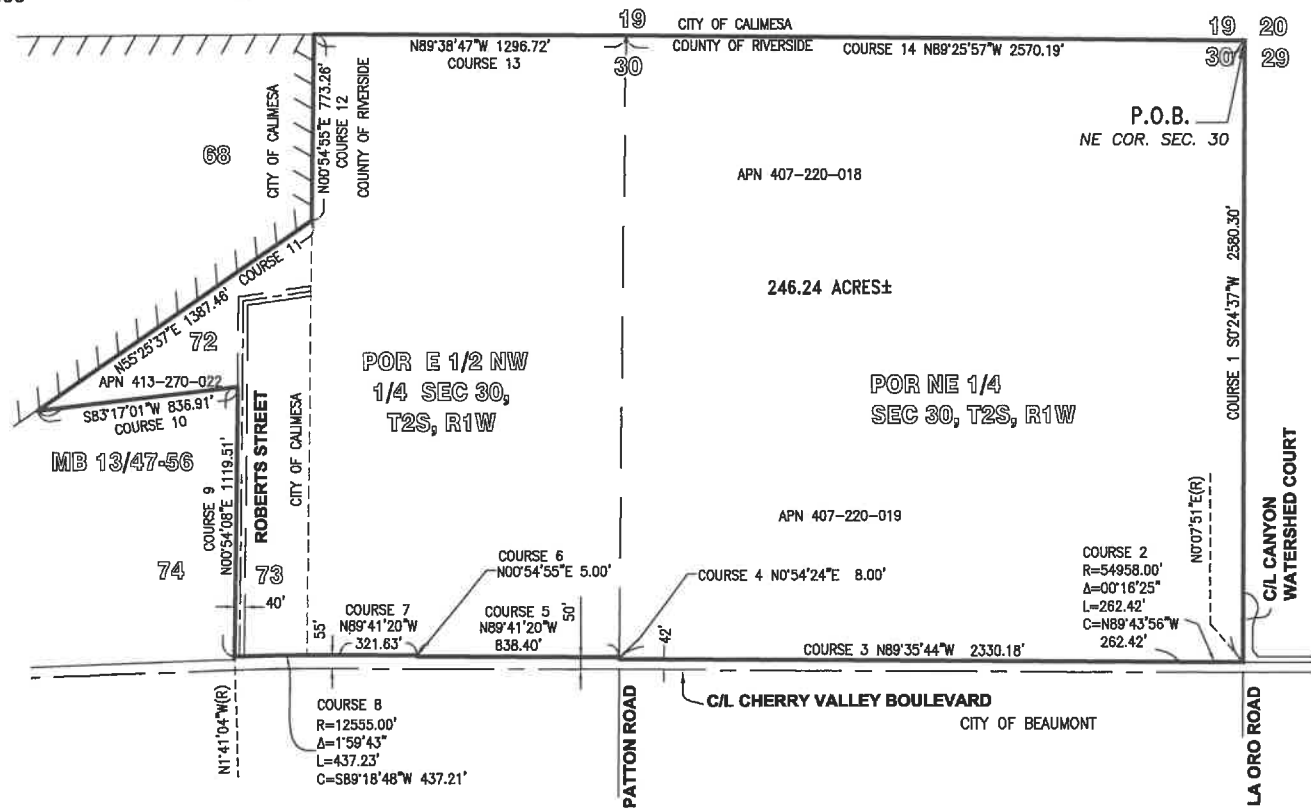
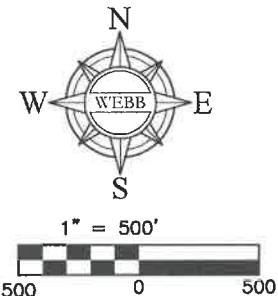
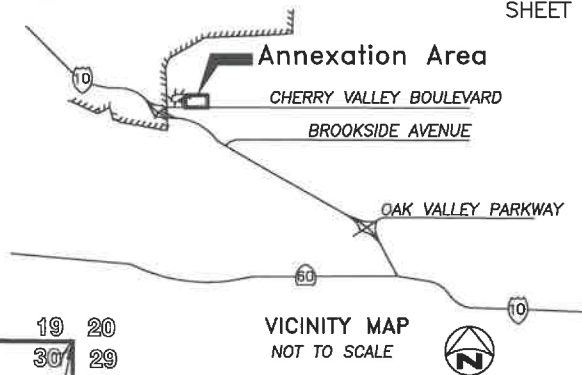
04/29/21  
\_\_\_\_\_  
DATE



PREPARED BY: LB  
CHECKED BY: mf

LAFCO \_\_\_\_\_  
**Yucaipa Valley Water District Annexation**  
**(Calimesa Annexation)**

GENERAL DESCRIPTION:  
 Portion N 1/2 Section 30, T2S, R1W



**LEGEND**

- ANNEXATION BOUNDARY
- EXISTING YVWD BOUNDARY



*Michael E. Johnson*  
 SIGNATURE

DATE: 4/29/21

**ALBERT A. WEBB ASSOCIATES** ENGINEERING CONSULTANTS  
 3788 McCRAY STREET  
 RIVERSIDE CA. 92506  
 PH. (951) 688-1070  
 FAX (951) 788-1256

# LOCAL AGENCY FORMATION COMMISSION FOR SAN BERNARDINO COUNTY

1170 W. Third Street, Unit 150,  
San Bernardino, CA 92415-0490 • (909) 388-0480 • FAX (909) 388-0481  
E-MAIL: [lafco@lafco.sbcounty.gov](mailto:lafco@lafco.sbcounty.gov)

## LANDOWNER PETITION INITIATING PROCEEDINGS

We, the undersigned Landowners, do hereby petition the Local Agency Formation Commission, pursuant to the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 (Government Code Sections 56000 et seq.), as follows:

Annexation into Yucaipa Valley Water District

(List all proposed changes of organization)

To the best of our knowledge, the proposal is consistent with the adopted sphere(s) of influence for an affected agency or agencies, and we understand that this proposal cannot be considered unless and until such spheres are consistent.

We certify that we are true and legal landowners of the named property and understand that these petitions may not be circulated separately from a current legal description and a current map showing the area of review.

The names and addresses of the Chief Petitioners for this proposal are as follows (not to exceed three persons):

110 Logistics Owner, LLC \_\_\_\_\_  
2 Park Plaza, Suite 700 \_\_\_\_\_  
Irvine, CA 92614 \_\_\_\_\_

(APN's 407220019, 407220018, & 413270022)

The reason(s) for this proposal is (are):  
Provide sewer and water services two industrial buildings being constructed.

The requested terms and conditions for this proposal, if any, are as follows: LAFCO standard terms and conditions

We hereby request that the Local Agency Formation Commission for San Bernardino County conduct proceedings on this proposal pursuant to the provisions of Government Code Sections 56000 et seq.

***The landowner must sign his/her name, residence address, and the date of signing in his/her own handwriting. His/her parcel number must be included. If signing on behalf of a business or corporation, documentation must be attached showing ability to sign as legal representative for that enterprise.***

SIGN NAME  PRINT NAME Brian Rupp, Authorized Signatory	RESIDENCE ADDRESS 2 Park Plaza, Suite 700 Irvine, CA 92614	DATE August 12, 2021	PARCEL NUMBER 407220019
SIGN NAME  PRINT NAME Brian Rupp, Authorized Signatory	RESIDENCE ADDRESS 2 Park Plaza, Suite 700 Irvine, CA 92614	DATE August 12, 2021	PARCEL NUMBER 407220018
SIGN NAME  PRINT NAME Brian Rupp, Authorized Signatory	RESIDENCE ADDRESS 2 Park Plaza, Suite 700 Irvine, CA 92614	DATE August 12, 2021	PARCEL NUMBER 413270022
SIGN NAME _____ PRINT NAME _____	RESIDENCE ADDRESS _____	DATE _____	PARCEL NUMBER _____
SIGN NAME _____ PRINT NAME _____	RESIDENCE ADDRESS _____	DATE _____	PARCEL NUMBER _____

**RECEIVED**  
**AUG 12 2021**  
**LAFCO**  
**San Bernardino County**