




DATE SUBMITTED 07/12/2023  
 SUBMITTED BY COMMUNITY DEVELOPMENT DIRECTOR  
 DATE ACTION REQUIRED 07/19/2023

COUNCIL ACTION (x)  
 PUBLIC HEARING REQUIRED ( )  
 RESOLUTION ( )  
 ORDINANCE 1<sup>ST</sup> READING ( )  
 ORDINANCE 2<sup>ND</sup> READING ( )  
 CITY CLERK'S INITIALS ( )

**IMPERIAL CITY COUNCIL  
 AGENDA ITEM**

SUBJECT: DISCUSSION/ACTION: VICTORIA RANCH SUBDIVISION – UNIT NO. 3B(2) SEWER LIFT STATION ACCEPTANCE  1. ACCEPT SEWER LIFT STATION FACILITY FROM VICTORIA RANCH SUBDIVISION UNIT NO. 3B(2) 2. AUTHORIZE RECORDATION OF GRANT DEED FOR SEWER LIFT STATION FROM IMPERIAL RANCH PARTNERS, LLC	
DEPARTMENT INVOLVED:	COMMUNITY DEVELOPMENT
BACKGROUND/SUMMARY:  City staff conducted regular field inspections during the construction of the Sewer Lift Station Facility located on the South West corner of Aten Blvd and Legakes Ave as shown in Exhibit A. At this time the improvements have been completed.  Now the developer is requesting the City to accept lift station and to record Grand Deed dedicating Lot BB of Victoria Ranch Subdivision Unit No. 3B(2) per Map on file in Book 27, Page 1 of Final Maps to the City of Imperial.  Staff recommends the acceptance of Sewer Lift Station Facility as shown in Exhibit A attached.	
FISCAL IMPACT: NO FISCAL IMPACT	ADMIN SERVICES SIGN INITIALS <u></u>
STAFF RECOMMENDATION: Staff recommends acceptance of sewer lift station facility from Victoria Ranch Subdivision Unit No. 3B(2) and Authorization to record Grant Deed.	DEPT. INITIALS <u></u>
MANAGER'S RECOMMENDATION: <u>approve</u>	CITY MANAGER'S INITIALS <u></u>
MOTION:  SECONDED: _____ APPROVED ( ) REJECTED ( ) AYES: _____ DISAPPROVED ( ) DEFERRED ( ) NAYES: _____ ABSENT: _____ REFERRED TO: _____	



# EXHIBIT A

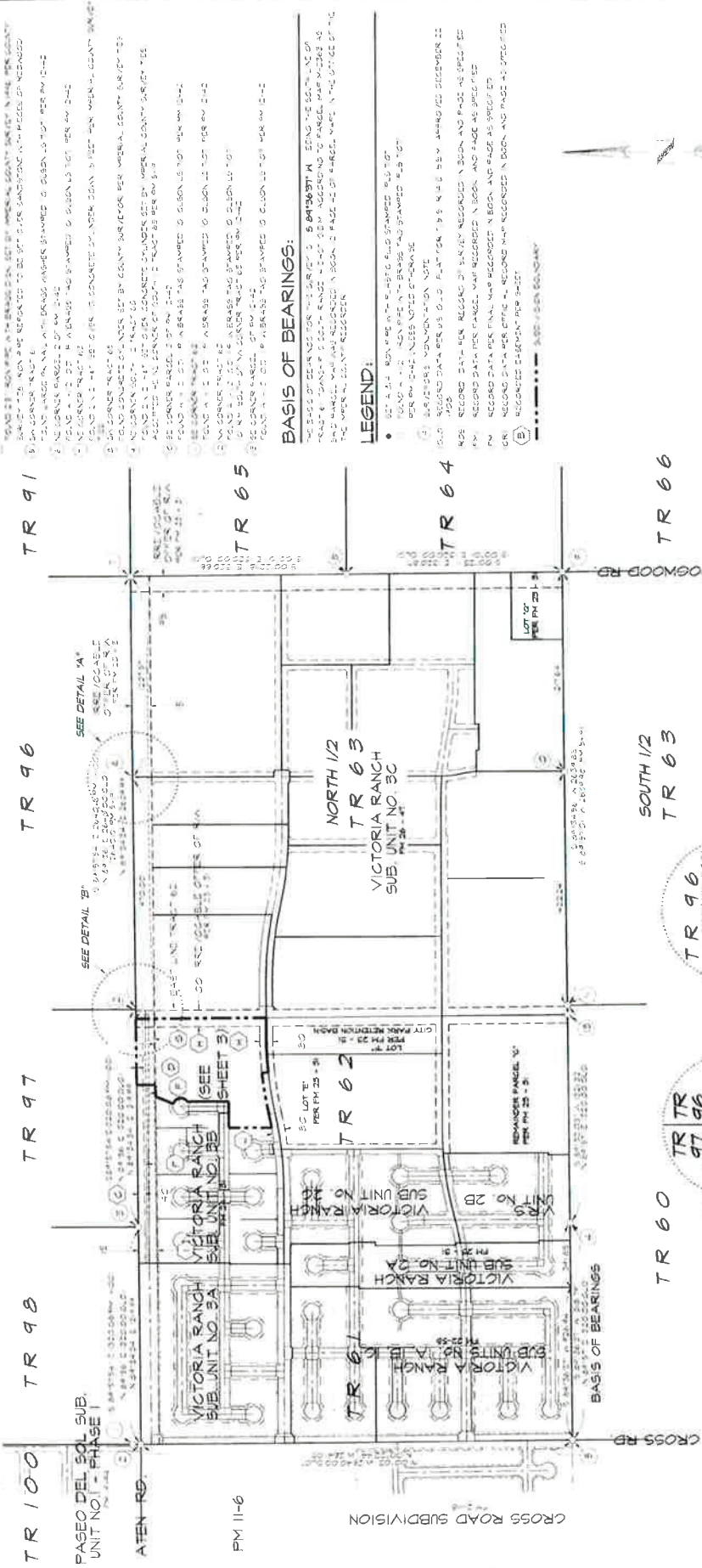
FM B27 P2

## VICTORIA RANCH SUBDIVISION - UNIT NO. 3B (2)

A PORTION OF TRACT 62, T15 S, R14 E 9BM, IN THE CITY OF IMPERIAL, COUNTY OF IMPERIAL, SURVEYOR'S MONUMENTATION NOTES:

- 1. ALL MONUMENTS SHOWN ON THIS PLAN ARE TO BE SET BY THE SURVEYOR PER THE MONUMENTATION NOTES.
- 2. ALL MONUMENTS SHOWN ON THIS PLAN ARE TO BE SET BY THE SURVEYOR PER THE MONUMENTATION NOTES.
- 3. ALL MONUMENTS SHOWN ON THIS PLAN ARE TO BE SET BY THE SURVEYOR PER THE MONUMENTATION NOTES.
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- 9. ALL MONUMENTS SHOWN ON THIS PLAN ARE TO BE SET BY THE SURVEYOR PER THE MONUMENTATION NOTES.
- 10. ALL MONUMENTS SHOWN ON THIS PLAN ARE TO BE SET BY THE SURVEYOR PER THE MONUMENTATION NOTES.

PASEO DEL SOL SUB. UNIT NO. 1 - PHASE 2



- ### BASIS OF BEARINGS:
- 1. THE BASIS OF BEARINGS FOR THIS PLAN IS THE MERIDIAN OF THE EARTH.
  - 2. THE BASIS OF BEARINGS FOR THIS PLAN IS THE MERIDIAN OF THE EARTH.
  - 3. THE BASIS OF BEARINGS FOR THIS PLAN IS THE MERIDIAN OF THE EARTH.
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  - 10. THE BASIS OF BEARINGS FOR THIS PLAN IS THE MERIDIAN OF THE EARTH.
- ### LEGEND:
- 1. ALL MONUMENTS SHOWN ON THIS PLAN ARE TO BE SET BY THE SURVEYOR PER THE MONUMENTATION NOTES.
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DESIGNER: DESIGN AND ENGINEERING INC.  
 PROJECT NO. 2015-001  
 SHEET NO. 1 OF 1  
 DATE: 10/15/15



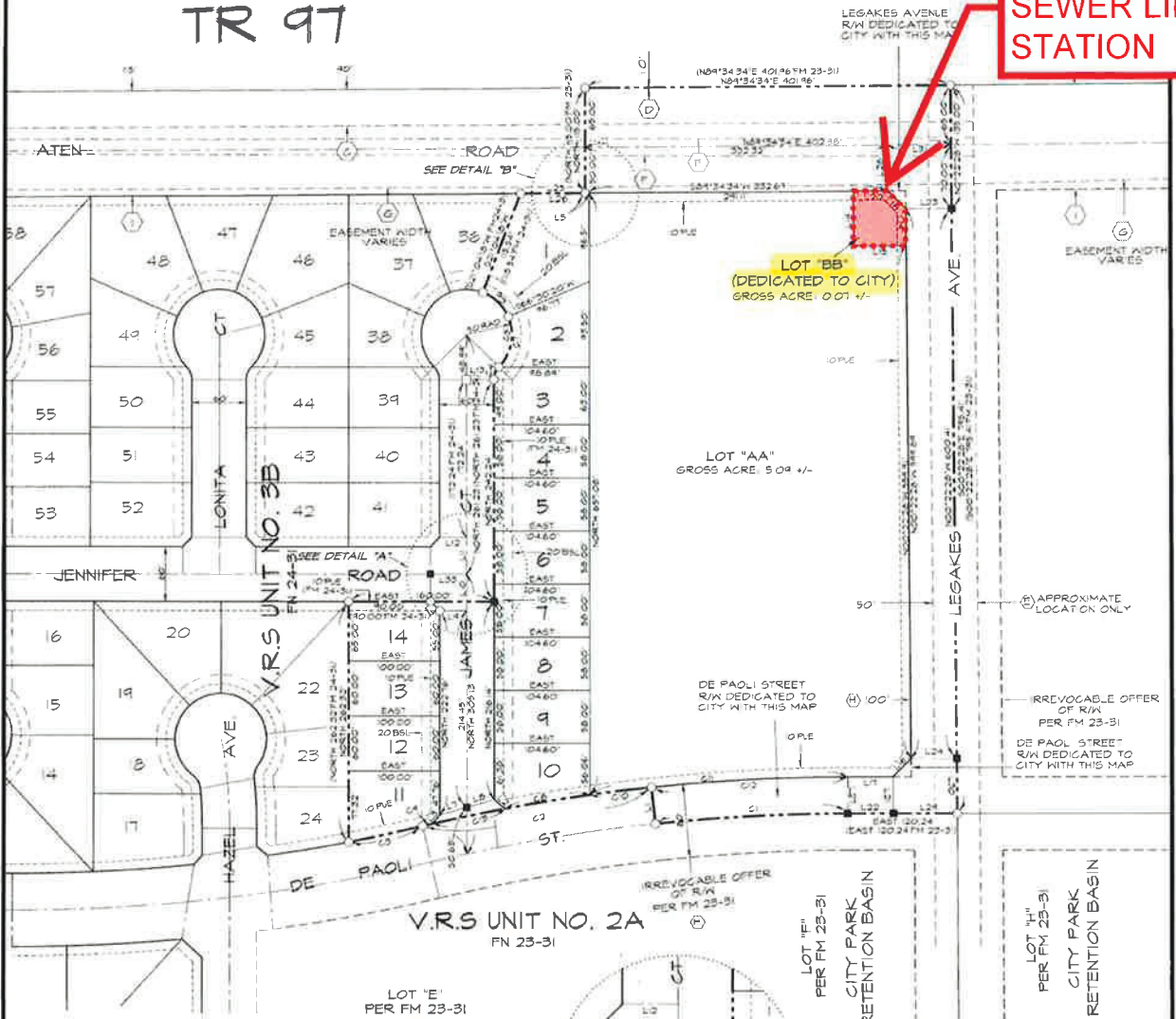
# EXHIBIT A

## VICTORIA RANCH SUBDIVISION - UNIT NO. 3B (2)

A PORTION OF TRACT 62, T.15 S., R.14 E. S.B.M.  
IN THE CITY OF IMPERIAL, COUNTY OF IMPERIAL, STATE OF CALIFORNIA

TR 97

LOCATION OF SEWER LIFT STATION

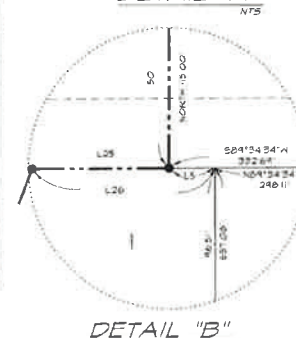
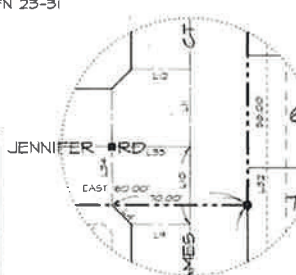


CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	REFERENCE
C1	212.02	2000.00	6°10'26"	FM 23-31
C2	212.02	2000.00	6°10'26"	FM 23-31
C3	253.82	1242.00	11°07'42"	FM 24-31
C4	82.80	1462.00	2°28'14"	FM 24-31
C5	15.50	20.00	44°24'55"	FM 24-31
C6	15.50	20.00	44°24'55"	FM 24-31
C7	48.8	50.00	83°20'58"	FM 24-31
C8	48.8	50.00	83°20'58"	FM 24-31
C9	34.63	50.00	45°26'05"	FM 24-31
C10	34.63	50.00	45°26'05"	FM 24-31
C11	34.28	50.00	61°19'43"	FM 24-31
C12	44.00	2040.00	2°18'24"	FM 24-31
C13	1155	2040.00	0°14'28"	FM 24-31
C14	66.96	2040.00	1°52'30"	FM 24-31
C15	283.22	2040.00	7°31'18"	FM 24-31
C16	283.22	2040.00	7°31'18"	FM 24-31
C17	81.92	2040.00	2°11'02"	FM 24-31

LINE TABLE

LINE	LENGTH	BEARING	REFERENCE
L1	40.00	S08°04'25" E	FM 23-31
L2	40.00	S68°04'25" E	FM 23-31
L3	15.34	S89°11'30" E	FM 24-31
L4	12.47	S58°53'54" W	FM 24-31
L5	14.14	S45°00'00" E	FM 24-31
L6	14.14	S45°00'00" E	FM 24-31
L7	4.60	S04°53'34" W	FM 24-31
L8	3.15	S74°12'01" W	FM 24-31
L9	3.15	S74°12'01" W	FM 24-31
L10	30.00	EAST	FM 24-31
L11	40.00	NORTH	FM 24-31
L12	40.00	EAST	FM 24-31
L13	40.00	EAST	FM 24-31
L14	60.00	S00°22'20" E	FM 24-31
L15	51.00	N04°34'24" W	FM 24-31
L16	28.58	S44°48'48" W	FM 24-31
L17	41.84	EAST	FM 24-31
L18	28.58	S44°48'48" W	FM 24-31
L19	28.58	S44°48'48" W	FM 24-31
L20	28.58	S44°48'48" W	FM 24-31
L21	30.24	EAST	FM 24-31
L22	30.24	EAST	FM 24-31
L23	30.24	EAST	FM 24-31
L24	30.24	EAST	FM 24-31
L25	10.44	S04°34'24" W	FM 24-31
L26	75.00	N04°34'24" W	FM 24-31
L27	40.00	NORTH	FM 24-31
L28	50.00	S00°22'20" E	FM 24-31
L29	70.00	EAST	FM 24-31
L30	60.00	S00°22'20" E	FM 24-31
L31	70.26	S44°48'48" W	FM 24-31
L32	8.24	NORTH	FM 24-31
L33	40.00	EAST	FM 24-31
L34	30.00	NORTH	FM 24-31

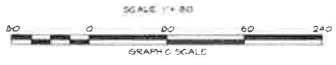


**SURVEYOR'S NOTES**

- A 3/4" IRON PIPE WITH PLASTIC PLUG STAMPED "PLE 7107" SHALL BE SET AT ALL LOT CORNERS WITHIN 40 DAYS OF COMPLETION OF PUBLIC IMPROVEMENTS, EXCEPT OCCUPANCY OF BUILDINGS AND/OR STRUCTURES WILL NOT BE ALLOWED ON LOTS WITHOUT CORNERS SET FOR THAT LOT WHERE SAID CORNERS FALL IN AREAS OF CONCRETE LEAD WITH BRASS TAG STAMPED "G OLSON LS 7107" SHALL BE SET.
- THE INCREMENTAL DISTANCES SHOWN ON THIS MAP MAY NOT SUM TO THE OVERALL DISTANCE INDICATED DUE TO ROUND OFF ERROR.

**LEGEND:**

- SET A 3/4" IRON PIPE WITH PLASTIC PLUG STAMPED "PLE 7107"
- FOUND 3/4" IRON PIPE WITH PLASTIC PLUG STAMPED "P.L.S. 7107"
- PER VICTORIA RANCH SUBDIVISION UNITS NO. 3B AND 3A UNLESS NOTED OTHERWISE
- SET A 6" DIAMETER CONCRETE CYLINDER W/ BRASS TAG STAMPED "G OLSON LS 7107" IN WELL BOX
- FOUND 6" DIAMETER CONCRETE CYLINDER W/ BRASS TAG STAMPED "G OLSON LS 7107" IN WELL BOX PER VICTORIA RANCH SUBDIVISION UNITS NO. 3A AND 3C UNLESS NOTED OTHERWISE
- Ⓢ SURVEYOR'S MONUMENTATION NOTE AS DESCRIBED ON SHEET 2
- (GOL) RECORD DATA PER THE UNITED STATES GENERAL LAND OFFICE PLAT FOR T.15 S., R.14 E. S.B.M. APPROVED DECEMBER 22, 1908
- (ROS) RECORD DATA PER RECORD OF SURVEY RECORDED IN BOOK AND PAGE AS SPECIFIED
- (PM) RECORD DATA PER PARCEL MAP RECORDED IN BOOK AND PAGE AS SPECIFIED
- (FM) RECORD DATA PER FINAL MAP RECORDED IN BOOK AND PAGE AS SPECIFIED
- (OR) RECORD DATA PER OFFICIAL RECORD MAP RECORDED IN BOOK AND PAGE AS SPECIFIED
- (A) RECORDED EASEMENT PER SHEET 1
- SUBDIVISION BOUNDARY



FM B27 P3

RECORDING REQUESTED BY:

WHEN RECORDED MAIL TO:  
AND MAIL TAX STATEMENT TO:

City of Imperial  
City Manager  
420 S. Imperial Avenue  
Imperial, CA 92251

APN: 044-671-095-000

SPACE ABOVE THIS LINE FOR RECORDERS USE

### GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

DOCUMENTARY TRANSFER TAX is -0-

CITY TAX \$0.00

- Monument Preservation Fee is: \$
- computed on full value of property conveyed, or
- computed on full value less value of liens or encumbrances remaining at time of sale.
- Unincorporated area     City of Imperial

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Imperial Ranch Partners, LLC, a California Limited Liability Company

hereby GRANT(S) to City of Imperial, a Municipal Corporation in the State of California  
the following described real property in the City of Imperial, County of Imperial, State of California:

See Exhibit "A" attached hereto and made a part hereof.

Date: December 6, 2022

Imperial Ranch Partners, LLC, a California Limited Liability Company

By: 

Name: James B. Lessley

Its: President

MAIL TAX STATEMENT AS DIRECTED ABOVE

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 Imperial

On December 6, 2022 before me Sinclair A. Mays, Notary Public, personally appeared JAMES B. LESSLEY, 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 *Sinclair A. Mays*



(seal)

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

**Lot BB of Victoria Ranch Subdivision – Unit No. 3B(2), in the city of Imperial, County of Imperial, State of California, according to Map on file in Book 27, Page 1 of Final Maps in the Office of the County Recorder of Imperial County.**

**APN: 044-671-095**