

RESOLUTION NO.

1  
2 A RESOLUTION OF THE CITY COUNCIL OF RIVERSIDE,  
3 CALIFORNIA, MAKING ITS FINDINGS AND DETERMINATIONS IN  
4 THE MATTER OF RESOLUTION OF INTENTION NO. 24111; AND  
5 MAKING ITS ORDER VACATING APPROXIMATELY 11,390 SQUARE  
6 FEET OF PUBLIC RIGHT-OF-WAY CONSISTING OF THE ENTIRETY  
7 OF SUNRISE PLACE.

8 WHEREAS, on May 14, 2024, the City Council of the City of Riverside in Planning Case  
9 No. SD-2024-00001, adopted Resolution No. 24111 declaring its intention to set a public hearing  
10 in the vacation of 11,390 square feet of public right-of-way consisting of the entirety of Sunrise  
11 Place, approximately 285 feet in length and 40 feet in width, within the City of Riverside,  
12 California, to accommodate a private driveway for the future residence located at 2485 Sunrise  
13 Place, and fixing the time and place of hearing all persons interested in the proposed vacation  
14 pursuant to the provisions of the Public Streets, Highways and Service Easements Vacation Law,  
15 being Sections 8300 et seq. of Part 3, Division 9 of the Streets and Highways Code of the State  
16 of California; and

17 WHEREAS, notice of hearing before the City Council on said resolution of intention was  
18 duly given as provided by said Public Streets, Highways, and Services Easements Vacation Law;  
19 and

20 WHEREAS, said proposed vacation had been previously submitted to and considered by  
21 the Planning Commission of the City of Riverside at a duly noticed public hearing held on April  
22 11, 2024; and

23 WHEREAS, following the close of the public hearing before the Planning Commission,  
24 the Planning Commission determined that the proposed vacation should be approved; and

25 WHEREAS, the recommendations of the Planning Commission and the findings were  
26 submitted to the City Council for consideration together with the testimony, whether oral or in  
27 writing, presented at the public hearing before said City Council; and

28 WHEREAS, the City Council heard and found and determined from all of the evidence  
submitted to said Council on the day fixed for the hearing, on June 18, 2024, that the vacation of  
approximately 11,390 square feet of public right-of-way consisting of the entirety of Sunrise

1 Place, approximately 285 feet in length and 40 feet in width, within the City of Riverside,  
2 California, proposed for vacation is unnecessary for present or prospective public use.

3 NOW, THEREFORE, IT IS RESOLVED, by the City Council of the City of Riverside,  
4 California, as follows:

5 Section 1: That the vacation of 11,390 square feet of public right-of-way consisting of  
6 the entirety of Sunrise Place, approximately 285 feet in length and 40 feet in width, in Planning  
7 Case SD-2024-00001 is undertaken pursuant to the provisions of and in accordance with the  
8 procedures set forth in the Public Streets, Highways, and Services Easements Vacation Law  
9 being Sections 8300 et seq. of the Streets and Highway Code, and all notices required thereby  
10 have been duly given.

11 Section 2: That from all evidence submitted to the City Council at the June 18, 2024,  
12 public hearing before it on Planning Case SD-2024-00001, whether such evidence was oral or in  
13 writing, together with the recommendations and findings from the Planning Commission, and  
14 contained in this Resolution and accompanying staff report, that an approximately 11,390 square  
15 feet of public right-of-way consisting of the entirety of Sunrise Place, approximately 285 feet in  
16 length and 40 feet in width, within the City of Riverside, California, as hereinafter described and  
17 ordered vacated is unnecessary for present or prospective public use as a public street. The  
18 proposed vacation 1) will not be needed to provide access to the public. The subject street is a  
19 cul-de-sac that currently provides access to one residential parcel at 2485 Sunrise Place. If  
20 vacated, the street will be quitclaimed, and ownership transferred to the property owner of 2485  
21 Sunrise Place to be incorporated into the total area of their parcel and used as a private driveway  
22 taking access from Knob Hill Road. Vacating Sunrise Place will not impact access to any other  
23 surrounding parcels as they do not use the street for vehicular or pedestrian access; 2) will not be  
24 necessary for present or future public use. The property owner will maintain the driveway as it  
25 will be used for private access only. The driveway will contain an easement to allow the City to  
26 maintain an existing waterline and an access easement to allow adjacent residences to maintain  
27 their rear yards; 3) The proposed street to be vacated will not alter the primary access to the  
28 existing residential parcel located at 2485 Sunrise. The subject street will be converted to a

1 private driveway for the residential parcel. No adjacent parcels will be impacted by the street  
2 vacation; and 4) The proposed vacation will not impact access to any other parcels. All other  
3 streets will remain in their current configuration, and the proposed vacation will not impact  
4 vehicular or pedestrian circulation.

5 Section 3: That the vacation of approximately 11,390 square feet of public right-of-way  
6 consisting of the entirety of Sunrise Place, approximately 285 feet in length and 40 feet in width,  
7 within the City of Riverside, California, and described and depicted in attached Exhibits “A” and  
8 “B”, and by this reference made a part hereof, be and the same is hereby ordered vacated.

9 Section 4: That the public convenience and necessity requires the exception of the  
10 following easements and rights-of-way from the vacation hereinabove ordered: an easement for  
11 electrical energy, underground facilities including water pipelines, gas lines, storm drains,  
12 sanitary sewers, electrical energy, telephone, telegraph and communications structures, and the  
13 right of ingress and egress to construct, place, inspect, operate, maintain, repair, replace and  
14 remove such underground facilities unless said facilities are satisfactorily relocated and/or  
15 abandoned, further, that the public convenience and necessity require the exception and  
16 reservation from the vacation of those easements and rights-of-way in, under, across, upon, over  
17 and along that portion of the public streets ordered to be vacated necessary to maintain, operate,  
18 remove or renew any in-place public utility facilities that are in use and not otherwise excepted  
19 and reserved hereinabove

20 Section 5: That the vacation, termination and abandonment of approximately 11,390  
21 square feet of public right-of-way consisting of the entirety of Sunrise Place, approximately 285  
22 feet in length and 40 feet in width, within the City of Riverside, California, described and  
23 depicted in Exhibits “A” and “B,” attached hereto and incorporated by this reference, shall occur  
24 only after the applicable conditions contained in the Planning Department’s report to the City  
25 Council and on file with the City Clerk, as approved or amended by the City Council, have been  
26 satisfied, and the City Clerk is hereby directed not to record this resolution of vacation until the  
27 applicable conditions have been satisfied.  
28



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

Project: Sunrise Place Vacation

That certain real property located in the City of Riverside, County of Riverside, State of California, being a portion of Parcel 2 as shown on Record of Survey of a portion of the South Half of Section 36, Township 2 South, Range 5 West, S.B. & M, as shown by map on file in Book 8, Page 32 of Record of Survey, Records of Riverside County, California, described as follows:

All that portion of Sunrise Place as described in a Grant Deed to the City of Riverside recorded July 17, 1958, in Book 2303, Pages 92 and 93 of Official Records of Riverside, California.

**EXCEPTING THEREFROM** that portion of the cul-de-sac in the Southwesterly end of Sunrise Place Vacated by Riverside City Council Resolution No. 9503 recorded August 23, 1962 as Instrument No. 79817 of Official Records of Riverside County, California.

**TOGETHER WITH** that portion of said Parcel 2 as described in Grant Deed to the City of Riverside recorded July 19, 1963, as Instrument No. 76249 of Official Records of Riverside, California;

The portion of Sunrise Place to be Vacated is described as follows:

**BEGINNING** at the most Easterly corner of said Grant Deed recorded July 17, 1958;

The following 4 courses are along the Northerly line of said Sunset Place per Grant Deed recorded July 17, 1958;

Thence North  $75^{\circ}11'$  West, a distance of 58.58 feet to the beginning of a tangent curve concave Southerly having a radius of 75.00 feet;

Thence Westerly, along said curve to the left an arc length of 62.18 feet through a central angle of  $47^{\circ}30'00''$ ;

Thence South  $57^{\circ}19'00''$  West, a distance of 93.78 feet to the beginning of a tangent curve concave Northwesterly having a radius of 216.60 feet;

Thence Westerly, along said curve to the right an arc length of 21.11 feet through a central angle of  $5^{\circ}35'00''$  to the most Northerly corner of said Portion Vacated by said Riverside City Council Resolution No. 9503;

The following 2 courses are along the Southerly line of said Riverside City Council Resolution No. 9503;

Thence South  $62^{\circ}54'00''$  West, a distance of 42.00 feet to the beginning of a tangent curve concave Northeasterly having a radius of 20.00 feet;

Thence Southerly along said curve to the left an arc length of 31.42 feet through a central angle of 90°00'00" and to the most Northerly corner of said Grant Deed recorded July 19, 1963;

The following 3 courses are along the Southerly line of said Grant Deed recorded July 19, 1963;

Thence South 27°06'00" East, a distance of 5.00 feet to the beginning of a tangent curve concave Northerly having a radius of 25.00 feet;

Thence Easterly along said curve to the left an arc length of 46.56 feet through a central angle of 106°42'30";

Thence North 46°11'30" East, a distance of 31.12 feet to an angle point in the Southeasterly line of said Sunrise Place per Grant Deed recorded July 17, 1958, being the beginning of a non-tangent curve concave to the Northwest having a radius of 256.60 feet, a radial line to said point bears South 27°06'06" East;

The following 5 courses are along the Southerly and Easterly line of said Sunset Place per Grant Deed recorded July 17, 1958;

Thence Northeasterly to the left along said curve an arc length of 25.00 feet through a central angle of 05°35'00";

Thence North 57°19'00" East, a distance of 93.78 feet to the beginning of a tangent curve concave Southerly having a radius of 35.00 feet;

Thence Easterly along said curve to the right an arc length of 29.02 feet through a central angle of 47°30'00";

Thence South 75°11'00" East a distance of 50.44 feet;

Thence North 26°19'00" East, a distance of 40.82 feet to the **POINT OF BEGINNING**.

Area – 11,390.5 S.F. more or less

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

Curtis C. Stephens 2/29/24 Prep. [Signature]  
Curtis C. Stephens, L.S. 7519 Date



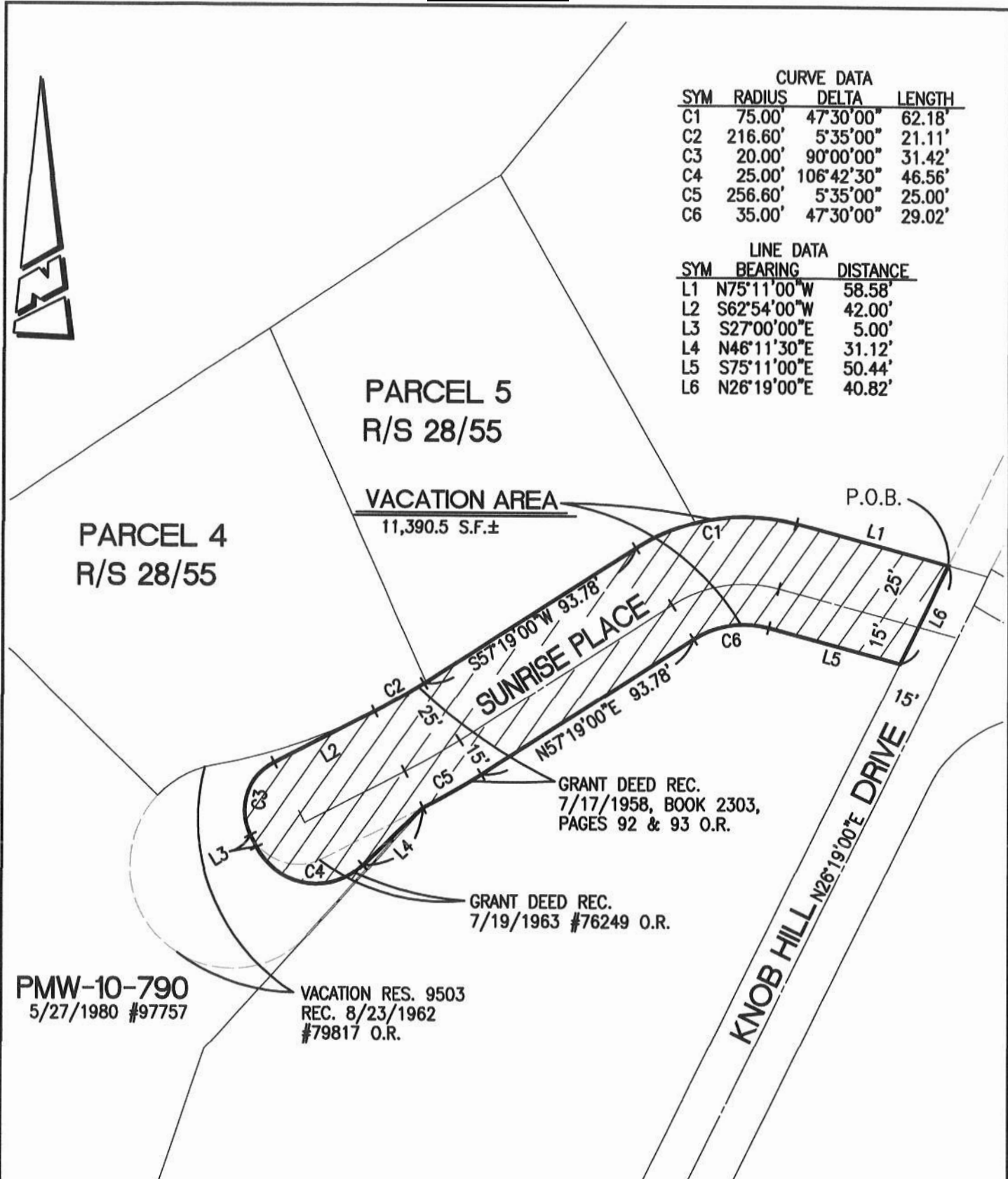
DESCRIPTION APPROVAL:

DB Will  
Douglas B. WEBBER, L.S. 9477 DATE  
Interim City Surveyor

**EXHIBIT "B"**

CURVE DATA			
SYM	RADIUS	DELTA	LENGTH
C1	75.00'	47°30'00"	62.18'
C2	216.60'	5°35'00"	21.11'
C3	20.00'	90°00'00"	31.42'
C4	25.00'	106°42'30"	46.56'
C5	256.60'	5°35'00"	25.00'
C6	35.00'	47°30'00"	29.02'

LINE DATA		
SYM	BEARING	DISTANCE
L1	N75°11'00"W	58.58'
L2	S62°54'00"W	42.00'
L3	S27°00'00"E	5.00'
L4	N46°11'30"E	31.12'
L5	S75°11'00"E	50.44'
L6	N26°19'00"E	40.82'



**• CITY OF RIVERSIDE, CALIFORNIA •**

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

SHEET 1 OF 1

SCALE: 1"=50'

DRAWN BY: CURT

DATE: 2/29/24

SUBJECT: SUNRISE PLACE - STREET VACATION