

EXHIBIT A
LEGAL DESCRIPTION
Change of Zone from R-1-7000-SP to CG-SP

PARCEL 1

That portion of Lot 13 in Block 39 of the Lands of the Riverside Land and Irrigating Company as shown by map on file in Book 1 of Maps, page 70 thereof, Records of San Bernardino County California, being more particularly described as follows.

Commencing at the intersection of the northeast line of Lot 14 in said Block 39 and the northwest right-of-way line of Indiana Avenue per deed recorded October 30, 1987 as Instrument No. 314036, Official Records of Riverside County, California;

Thence South $56^{\circ}21'41''$ West along said northwest right-of-way line (44 foot half-width), a distance of 344.36 feet to the westerly right-of-way line of that portion of Indiana Avenue vacated by Resolution No. 18628 recorded January 13, 1995 as Instrument No. 11406, Official Records of Riverside County, California,

Thence North $24^{\circ}33'34''$ East along said westerly right-of-way line a distance of 11.39 feet to the northwest right-of-way line of Indiana Avenue (50 foot half-width) as shown by deed recorded May 18, 1995 as Instrument No. 160342, Official Records of Riverside County, California;

Thence South $56^{\circ}21'41''$ West along said last right-of-way line, a distance of 678.96 feet;

Thence South $33^{\circ}38'19''$ East a distance of 10.00 feet to the northwest right-of-way line of Indiana Avenue (40 foot half-width);

Thence South $56^{\circ}21'41''$ West along said last right-of-way line a distance of 88.10 feet to the TRUE POINT OF BEGINNING;

Thence North $33^{\circ}38'19''$ West a distance of 278.76 feet;

Thence South $67^{\circ}52'51''$ West a distance of 146.15 feet to the northeasterly right-of-way line of McMillian Street as conveyed to the State of California by deed recorded October 15, 1958 as Instrument No. 73939, Official Records of Riverside County, California;

Thence South $29^{\circ}28'49''$ East along said last right-of-way a distance of 32.90 feet to the beginning of a tangent curve, concave to the northeast, having a radius of 470.00 feet;

Thence along said curve, to the left, through a central angle of $17^{\circ}29'49''$ an arc length of 143.53 feet to the beginning of a tangent curve, concave to the southwest, having a radius of 530.00 feet;

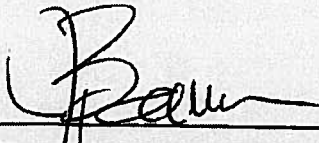
Thence along said curve, to the right, through a central angle of $13^{\circ}21'55''$, an arc length of 123.63 feet;

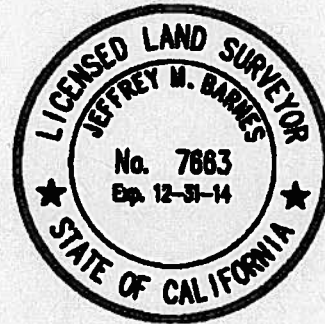
Thence South $33^{\circ}36'42''$ East a distance of 10.10 feet to the right-of-way line of Indiana Avenue (40 foot half width);

OCTOBER 31, 2014

Thence North $56^{\circ} 21' 41''$ East a distance of 119.86 feet to the TRUE POINT OF BEGINNING;

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



Jeffrey M. Barnes, PLS 7663, Exp. 12-31-14 10/31/2014 Date



Prepared by: JC

Checked by: JB

DESCRIPTION APPROVAL:


CURTIS C. STEPHENS, L.S. 7519 11/03/14 DATE
CITY SURVEYOR

