



RECORDING REQUESTED BY:

San Diego County
Local Agency Formation Commission (LAFCO)

Aug 03, 2022 12:02 PM

OFFICIAL RECORDS
Ernest J. Dronenburg, Jr.,
SAN DIEGO COUNTY RECORDER
FEES: \$0.00 (SB2 Atkins: \$0.00)

PAGES: 34

AND WHEN RECORDED MAIL TO:

LAFCO
2550 Fifth Avenue, Suite 725
San Diego, California 92103-6624
MS: O-216

THIS SPACE FOR RECORDER'S USE ONLY

Certificate of Completion
"Ramona Municipal Water District Reorganization"
Divestiture of Fire Protection and Emergency Medical Service Functions and
Concurrent Annexation to San Diego County Fire Protection District

Conforming Sphere of Influence Amendment to
San Diego County Fire Protection District
LAFCO File No. RO22-03

9/95
Rec. Form #R25

CERTIFICATE OF COMPLETION

SAN DIEGO COUNTY
Local Agency Formation Commission
2550 Fifth Avenue, Suite 725
San Diego, California 92103-6624
MS: O-216

“Ramona Municipal Water District Reorganization”
Divestiture of Fire Protection and Emergency Medical Service Functions and
Concurrent Annexation to San Diego County Fire Protection District

Conforming Sphere of Influence Amendment for the
San Diego County Fire Protection District
LAFCO File No. RO22-03

Pursuant to Government Code Sections 57200 and 57201, this Certificate of Completion is hereby issued for recordation with the County of San Diego Clerk-Recorder’s Office.

The name of each city and/or district included in this reorganization, all located within San Diego County, and the type of jurisdictional change ordered for each district are as follows:

Affected City or District	Type of Change of Organization
1. Ramona Municipal Water District	Divestiture of Fire Protection and Emergency Medical Service Functions
2. San Diego County Fire Protection District	Annexation

A certified copy of the resolution ordering this change of organization without an election is attached hereto and by reference incorporated herein. A legal description and map of the boundaries of the above-cited change of organization are included in said resolution. The terms and conditions of the change of organization are also included in said resolution and have been completed.

I hereby certify that I have examined the above-cited resolution for the change of organization and have found that document to be in compliance with the Commission's resolution approving the associated boundary change. I further certify that a negotiated tax exchange resolution governing the exchange of property tax revenues for this jurisdictional change has been submitted to this office.


Keene Simonds
Executive Officer

Date: August 1, 2022

RESOLUTION NO. 2022-011

SAN DIEGO COUNTY LOCAL AGENCY FORMATION COMMISSION

**MAKING DETERMINATIONS AND APPROVING A REORGANIZATION AND
ASSOCIATED SPHERE OF INFLUENCE AMENDMENT**

**RAMONA MUNICIPAL WATER DISTRICT REORGANIZATION —
DIVESTITURE OF FIRE PROTECTION AND EMERGENCY MEDICAL SERVICE FUNCTIONS AND
CONCURRENT ANNEXATION TO SAN DIEGO COUNTY FIRE PROTECTION DISTRICT**

**CONFORMING SPHERE OF INFLUENCE AMENDMENT TO
SAN DIEGO COUNTY FIRE PROTECTION DISTRICT
LAFCO FILE NO: RO22-03**

WHEREAS, the San Diego Local Agency Formation Commission (Commission) recently completed a Municipal Service Review on the Ramona region and determined – among other items – it would be appropriate for Ramona Municipal Water District to consider consolidating its fire protection and emergency medical service functions with the San Diego County Fire Protection District; and

WHEREAS, on October 4, 2021, the Commission approved a resolution adopting the written determinations in the aforementioned Municipal Service Review on the Ramona region; and

WHEREAS, on December 14, 2021, the Board of Directors of the Ramona Municipal Water District (Ramona MWD) adopted a resolution of application initiating proceedings with the Commission for divestiture of fire protection and emergency medical service functions and a concurrent annexation of the affected territory to the San Diego County Fire Protection District (San Diego County FPD) pursuant to the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000, hereinafter referred to as “reorganization”; and

WHEREAS, on February 8, 2022, the Board of Directors of the San Diego County FPD, adopted a resolution in support of Ramona MWD’s resolution proposing the reorganization and directed County staff to take all necessary actions to assume responsibility for fire protection and emergency medical services; and

WHEREAS, on May 10, 2022, the Board of Supervisors of the County of San Diego approved an applicable negotiated property tax exchange for the reorganization; and

WHEREAS, the Commission’s Executive Officer has reviewed the reorganization proposal and prepared a report with recommendations; and

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WHEREAS, the Executive Officer's report and recommendations on the proposal and need for a conforming service-specific sphere of influence amendment for the San Diego County FPD was presented to the Commission in the manner provided by law on June 6, 2022; and

WHEREAS, the Commission heard and fully considered all the evidence presented on the proposed reorganization at a noticed public hearing held on June 6, 2022 along with reviewing the necessary conforming sphere of influence amendment involving San Diego County FPD for consistency under Government Code § 56375.5; and

WHEREAS, the Commission conditionally approved the reorganization at the noticed hearing on June 6, 2022 while delegating conducting authority proceedings to the Executive Officer as provided under statute and adopted policy.

NOW, THEREFORE, BE IT RESOLVED, the Commission hereby finds, determines, and orders the following:

1. The hearing on the reorganization was held on the date set therefore, and due notice of said hearing was given in the manner required by law.
2. At the hearing, the Commission called for, heard, and considered all public comments by interested parties and read and considered the Executive Officer's report.
3. Ramona MWD serves as the lead agency under the California Environmental Quality Act (CEQA) for the reorganization proposal and has determined the proposal is categorically exempt from environmental review under provisions of State CEQA Guidelines Section 15320 because it would not change the geographic area where previously existing fire protection and emergency medical service powers are exercised. In its role as a responsible agency for the reorganization, LAFCO independently concurs with Ramona MWD's exemption determination.
4. The Commission serves as lead agency under in considering the conforming sphere of influence amendment to San Diego County FPD. The Commission finds the amendment qualifies as a project but is exempt from additional review per State CEQA Guidelines § 15061(b)(3). This exemption applies because spheres of influence are planning policies and amendments therein do not authorize any new uses or services, and as such provides certainty there will be no significant effect on the environment.
5. The Commission APPROVES the following sphere of influence amendment with modifications and subject to conditions as provided. Approval involves all of the following.
 - a) The sphere of influence for San Diego County FPD is amended to include territory within the Ramona MWD's jurisdictional boundary except for an approximately 3.0-acre portion that lies within the City of Poway and shown in "EXHIBIT A".
6. The Commission's written statement of determinations addressing the mandatory factors required for consideration any time spheres of influence are adopted, amended, or updated under Government Code § 56425 are provided as "EXHIBIT B".

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7. The Commission APPROVES the reorganization and subject to conditions as provided as well as conduction authority proceedings. Approval conditions involves all of the following:

a) Ramona MWD's fire protection and emergency medical service powers are divested from its jurisdictional boundaries.

b) San Diego County FPD will assume responsibility for fire protection and emergency medical services within the affected territory as set by the Commission – i.e., excluding incorporated territory – in the same or increased scope and manner as is currently provided with the following key features:

- Continued year-round operation of Station Nos. 80, 81, and 82 within Ramona MWD's jurisdictional boundary;
- Maintenance of and increase to 3.0 ALS Engine Companies at Station Nos. 80, 81, and 82;
- Maintenance of paramedic ambulances at Stations Nos. 80 and 81;
- Maintenance of a move up and cover plan that provides coverage for Ramona MWD's jurisdictional boundary;
- Maintenance of facilities, apparatus, and equipment transferred from Ramona MWD;
- Provision of all ancillary services required to operate and provide the services within the Ramona MWD's territory, including dispatching, information technology, regional radio communication systems and repair, utilities, fuel, administrative support, budgeting for operational and capital expenses, and other activities required to provide the Services at existing or increased levels;
- Provision of fire prevention services in Ramona MWD's jurisdictional boundary, including all fire plan check and building inspection activities; and
- Maintenance of San Diego County FPD's Urban Search and Rescue within Ramona MWD's jurisdictional boundary.

c) San Diego County FPD annexes the affected territory as set by the Commission and shown in "EXHIBIT A".

d) Ramona MWD and San Diego County FPD adhere to the following property tax exchange terms:

- 4.5% annual property tax growth shall be transferred from Ramona MWD to San Diego County FPD; and
- \$1.8 million in base property tax revenues shall be transferred from Ramona MWD to San Diego County FPD; and
- 1.5% annual growth and base revenue proportionate to the transfer of ATI shall be transferred from the County of San Diego General Fund to the San Diego County FPD.

e) Due to the timing of the effective date of this Resolution, the property tax exchange agreement may include provisions regarding the payment by Ramona MWD of an amount up to one-half of property tax revenues received by Ramona MWD to San Diego County FPD for the provision of the services during the first half of the first fiscal year following the effective date, and retention by Ramona MWD of the remaining property tax revenue received by

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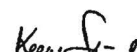
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Ramona MWD for the purposes of undertaking the following actions and activities, to the extent permissible under the terms of the applicable lease or other agreements:

- Payoff lease/purchase debt from Engine 80;
 - Payoff lease/purchase debt from Medic Ambulance 80;
 - Re-chassis of the reserve ambulance;
 - Purchase additional ambulance to serve as the new frontline Medic Ambulance 82; and
 - Complete remodel of Fire Station No. 80.
- f) The property tax exchange agreement shall include a provision specifying the timeline for completion of the activities, which provision shall also acknowledge that:
- Ramona MWD shall make its best efforts to complete the activities within the specified timeline;
 - Ramona MWD shall not be liable for delays in completing activities due to issues or circumstances beyond Ramona MWD's control, including but not limited to delays associated with supply-chain;
 - Ramona MWD shall not be responsible for any cost overruns associated with the activities beyond the amount of the remaining property tax revenue retained by it.
- g) San Diego County FPD assumes the authority to levy, assess and/or collect all previously authorized fees, taxes and charges, levied and collected in support of fire or emergency medical services including ambulance transport fees, Ramona MWD's fire/paramedic tax based on equivalent dwelling units as provided in Ramona Legislative Body Chapter 5.20, fire plan check fees, first responder fees, and all mitigation fees.
8. The Commission CONDITIONS the approvals on the following terms being satisfied by December 31, 2022 unless an extension is requested and approved by the Executive Officer:
- a) Completion of the 30-day reconsideration period provided under Government Code § 56895.
 - b) San Diego County FPD's purchase of a third ambulance for Station No. 82, as evidenced by receipt.
 - c) Ramona MWD's transfer to San Diego County FPD of personal property, including but not limited to fire and emergency medical apparatuses, appurtenances, rolling stock, tools, office furniture, fixtures, books, records, papers, and other equipment and supplies, as evidenced by receipt.
 - d) Ramona MWD's transfer to San Diego County FPD of real property generally referenced as Fire Station No. 80 (APN: 284-202-1900; APN:284-202-1600) and Fire Station No. 81 (APN: 288-020-1300), and a portion of the Fire Station No. 82 (APN: 283-053-4900), with Ramona MWD retaining for its continued operations and provision of other services a portion of Fire Station No. 82 described as the North-East portion of the property nearest Dye Road (collectively, the "Fire Station Sites"). The transfer of the Fire Station Sites shall be evidenced by grant deed, which grant deed shall:

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- Reserve from transfer of the Fire Station Sites an easement in favor of Ramona MWD for its continued operations and provision of water and wastewater services; and
 - Include a reversionary interest in favor of Ramona MWD in the event San Diego County FPD or any successor agency ceases to use any of the Fire Station Sites for provision of fire and/or emergency medical services.
- e) Ramona MWD's completion of the renovation of Station 80, as evidenced by affidavit, unless the Executive Officer receives a joint letter from Ramona MWD and San Diego County FPD waiving Ramona's obligations under this paragraph.
- f) San Diego County FPD's establishment of a three-member Ramona Fire Advisory Board to assist San Diego County FPD in decision-making with respect to issues related to the provision of the services to the District's territory. Membership of the three-member Ramona Fire Advisory Body shall consist of one member each from Ramona WMD, the Ramona Fire Safe Council, and the Ramona Community Planning Group.
- g) Ramona MWD's assignment of any service agreements, licenses, permits, entitlements, or warranties related to the real or personal assets that transfer to San Diego County FPD under this reorganization, as evidenced by separate agreement.
- h) San Diego County FPD's assumption of all liabilities associated with the transfer of real and personal property under this reorganization, as evidenced by separate agreement.
- i) Ramona MWD's submittal to the Commission of a final map and geographic description of the affected territory as approved by the Commission conforming to the requirements of the State Board of Equalization – Tax Services Division.
- j) Ramona MWD's submittal to the Commission of the following payments:
- A check made payable to LAFCO in the amount of \$100.00 to reimburse for filing two CEQA Notices of Exemption consistent with the findings in this resolution.
 - A check made payable to LAFCO in the amount of \$915.20 to reimburse for the public hearing notice publication.
 - A check made payable to the State Board of Equalization for processing fees in the amount of \$3,500.00.
9. The reorganization is assigned the following short-term title:
- “Ramona Municipal Water District Reorganization”
10. The affected territory as designated by the Commission is inhabited as defined in Government Code § 56046.

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11. The Commission delegates to the Executive Officer performing all conducting authority proceeding requirements under Government Code § 57000 and consistent with policy.
12. All subject agencies utilize the regular assessment roll of the County of San Diego.
13. The effective date of the proposal shall be the date of recordation of the Certificate of Completion unless otherwise provided in the ordering resolution.
14. As allowed under Government Code §56107, the Commission authorizes the Executive Officer to make non-substantive corrections to this resolution to address any technical defect, error, irregularity, or omission.

**

PASSED AND ADOPTED by the Commission on 6th of June 2022 by the following vote:

AYES:	Anderson, Cate, Becker (voting), Desmond, MacKenzie, Salas, Vanderlaan, and Willis
NOES:	None
ABSENT:	McNamara, Vargas and Von Wilpert
ABSTAINING:	None

**

**STATE OF CALIFORNIA |
COUNTY OF SAN DIEGO**

I, KEENE SIMONDS, Executive Officer of the Local Agency Formation Commission of the County of San Diego, State of California, hereby certify that I have compared the foregoing copy with the original resolution adopted by said Commission at its regular meeting on June 1, 2022, which original resolution is now on file in my office; and that same contains a full, true, and correct transcript therefrom and of the whole thereof.

Witness my hand this 1st day of August 2022.


Keene Simonds, Executive Officer
San Diego Local Agency Formation Commission

Approved by the Local Agency Formation
Commission of San Diego

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RESOLUTION OF THE SAN DIEGO COUNTY LOCAL AGENCY FORMATION COMMISSION
ORDERING SAN DIEGO COUNTY LOCAL AGENCY FORMATION COMMISSION REORGANIZATION
FOR RO22-03 TO PROCEED WITHOUT AN ELECTION AND
DIVEST FIRE PROTECTION AND EMERGENCY MEDICAL SERVICE FUNCTIONS AND CONCURRENT
ANNEXATION TO SAN DIEGO COUNTY FIRE PROTECTION DISTRICT

WHEREAS, pursuant to the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000 (Government Code Section 56000 et seq.) preliminary proceedings were commenced by resolution of the San Diego County Local Agency Formation Commission, hereafter referred to as “Commission,” on November 26, 2019 seeking approval of a reorganization for Fallbrook PUD to activate latent powers involving parks and recreation, street lighting, and roads and streets; and

WHEREAS, the reorganization proposals filed by the applicant Ramona Municipal Water District was assigned as RO22-03; and

WHEREAS, the Commission adopted its resolution at a noticed public hearing held on June 6, 2022 in a manner provided under law; and

WHEREAS, the Commission’s approval of the reorganization on June 6, 2022 involved the divestiture of fire protection and emergency medical services in the approximate 46,005 acre territory in the Ramona region and the concurrent annexation to the San Diego County Fire Protection District; and

WHEREAS, the Commission’s approval on June 6, 2022 of the reorganization was subject to the outcome of a protest hearing; and

WHEREAS, the Commission provided landowners and registered voters with notice of the protest hearing in a manner provided under law;

WHEREAS, the Commission conducted a protest hearing on July 11, 2022 and extended the received one written objections filed by either landowners and/or registered voters.

NOW THEREFORE, BE IT RESOLVED, the Commission hereby finds, determines, and orders the following:

1. The July 11, 2022 protest hearing yielded one written objections or protest from landowners or registered voters.
2. The Commission certifies the results of the protest proceedings as detailed in Paragraph 1 above, and under Government Code Section 57077.4(a), the Commission orders the reorganization without an election effective August 1, 2022.

3. As allowed under Government Code 56107, the Commission authorizes the Executive Officer to make non-substantive corrections to this resolution to address any technical defect, error, irregularity, or omission.

**STATE OF CALIFORNIA |
COUNTY OF SAN DIEGO**

I, KEENE SIMONDS, Executive Officer of the Local Agency Formation Commission of the County of San Diego do hereby certify the foregoing ordering resolution is true and correct, and as provided under Government Code 57000(c) is approved with my signature.

Witness my hand this 1st day of August 2022


Keene Simonds
Executive Officer
San Diego County Local Agency Formation Commission

Approved by the Local Agency Formation
Commission of San Diego

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GEOGRAPHIC DESCRIPTION

“RAMONA MUNICIPAL WATER DISTRICT REORGANIZATION”

DIVESTURE OF FIRE PROTECTION AND EMERGENCY MEDICAL SERVICES AND CONCURRENT ANNEXATION TO THE SAN DIEGO COUNTY FIRE PROTECTION DISTRICT

LAFCO REFERENCE NO.: RO22-03

THE TERRITORY WITHIN BOUNDARIES OF THE RAMONA MUNICIPAL WATER DISTRICT SHALL BE THE TERRITORY WITHIN THE EXISTING BOUNDARIES OF SAID DISTRICT AT THE TIME OF THE SAN DIEGO COUNTY LOCAL AREA FORMATION COMMISSION’S RESOLUTION ORDERING ITS ANNEXATION TO THE SAN DIEGO COUNTY FIRE PROTECTION DISTRICT FOR FIRE PROTECTION AND EMERGENCY MEDICAL SERVICES, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

ALL THAT TERRITORY, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, LYING WITHIN THE FOLLOWING DESCRIBED BOUNDARIES:

BEGINNING AT THE NORTHWEST CORNER OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 13 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, BEING ALSO A POINT ON THE EXISTING BOUNDARY OF THE RAMONA MUNICIPAL WATER DISTRICT;

1. THENCE EASTERLY ALONG THE EAST-WEST CENTER LINE OF SAID SECTION 6 AND CONTINUING ALONG THE EAST-WEST CENTER LINE OF SECTIONS 5 AND 4 OF SAID TOWNSHIP AND RANGE TO THE CENTER OF SAID SECTION 4;
2. THENCE SOUTHERLY ALONG THE NORTH-SOUTH CENTER LINE OF SAID SECTION 4 TO THE EAST-WEST CENTER LINE OF THE SOUTHEAST QUARTER THEREOF;
3. THENCE EASTERLY ALONG THE EAST-WEST CENTER LINE OF SAID SOUTHEAST QUARTER OF SECTION 4 TO THE EAST LINE THEREOF;
4. THENCE SOUTHERLY ALONG SAID EAST LINE TO THE NORTHWEST CORNER OF SECTION 10 OF SAID TOWNSHIP AND RANGE;
5. THENCE EASTERLY ALONG THE NORTH LINE OF SAID SECTION 10 AND CONTINUING ALONG THE NORTH LINE OF SECTION 11 OF SAID TOWNSHIP AND RANGE TO THE EAST LINE OF SAID NORTHWEST QUARTER OF NORTHWEST QUARTER OF SAID SECTION 11;
6. THENCE SOUTHERLY ALONG SAID EAST LINE TO THE SOUTH LINE OF SAID NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 11;
7. THENCE WESTERLY ALONG SAID SOUTH LINE AND CONTINUING ALONG THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 10 TO THE WEST LINE OF THE EAST HALF OF THE EAST HALF OF SAID SECTION 10;

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8. THENCE SOUTHERLY ALONG SAID WEST LINE TO THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 10;
9. THENCE EASTERLY ALONG SAID NORTH LINE TO THE WEST LINE OF SAID SECTION 11;
10. THENCE SOUTHERLY TO THE SOUTHWEST CORNER OF SAID SECTION 11;
11. THENCE EASTERLY ALONG THE SOUTH LINE OF SECTIONS 11 AND 12 OF SAID TOWNSHIP AND RANGE TO THE SOUTH QUARTER CORNER OF SAID SECTION 12;
12. THENCE NORTHERLY ALONG THE NORTH-SOUTH CENTER LINE OF SAID SECTION 12 TO THE EAST-WEST CENTER LINE THEREOF;
13. THENCE EASTERLY ALONG SAID EAST-WEST CENTER LINE TO THE WEST LINE OF FRACTIONAL SECTION 7, TOWNSHIP 13 SOUTH, RANGE 1 EAST;
14. THENCE SOUTHERLY ALONG SAID WEST LINE TO AN INTERSECTION WITH THE NORTHEASTERLY BOUNDARY OF RANCHO SANTA MARIA, ACCORDING TO MAP THEREOF NO. 863, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY;
15. THENCE GENERALLY NORTHEASTERLY ALONG SAID BOUNDARY OF RANCHO SANTA MARIA TO NORTH LINE OF THE SOUTH HALF OF THE NORTH HALF OF FRACTIONAL SECTION 4 OF SAID TOWNSHIP AND RANGE;
16. THENCE WESTERLY ALONG SAID NORTH LINE TO THE WEST LINE OF SAID FRACTIONAL SECTION 4;
17. THENCE NORTHERLY ALONG SAID WEST LINE TO THE NORTHEAST CORNER OF FRACTIONAL SECTION 5 OF SAID TOWNSHIP AND RANGE;
18. THENCE WESTERLY ALONG SAID NORTH LINE TO THE EAST LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID FRACTIONAL SECTION 5;
19. THENCE SOUTHERLY ALONG SAID EAST LINE TO THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID FRACTIONAL SECTION 5;
20. THENCE WESTERLY ALONG SAID SOUTH LINE TO AN INTERSECTION WITH THE CENTER LINE OF STATE HIGHWAY SD-197-B, AS SAID HIGHWAY SD-197-B IS SHOWN ON MISCELLANEOUS MAP NO. 395, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY JULY 7, 1960;
21. THENCE GENERALLY NORTHERLY ALONG THE CENTER LINE OF STATE HIGHWAY SD-197-B TO AN INTERSECTION WITH THE EAST LINE OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 32, TOWNSHIP 12 SOUTH, RANGE 1E;

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22. THENCE NORTHERLY ALONG SAID EAST LINE TO THE EAST-WEST CENTER LINE OF SAID SECTION 32;
23. THENCE EASTERLY ALONG SAID EAST-WEST CENTER LINE TO THE NORTH-SOUTH CENTER LINE OF SAID SECTION 32;
24. THENCE SOUTHERLY ALONG SAID NORTH-SOUTH CENTER LINE TO THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF SAID SECTION 32;
25. THENCE EASTERLY ALONG SAID NORTH LINE AND CONTINUING ALONG THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF SECTION 33 OF SAID TOWNSHIP AND RANGE THE TO THE NORTH-SOUTH CENTER LINE OF SAID SECTION 33;
26. THENCE SOUTHERLY ALONG SAID NORTH-SOUTH CENTER LINE TO THE SOUTH QUARTER CORNER OF SAID SECTION 33;
27. THENCE EASTERLY ALONG THE SOUTH LINE OF SAID SECTION 33 TO THE SOUTHWEST CORNER OF SECTION 34 OF SAID TOWNSHIP AND RANGE;
28. THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION 34 TO THE EAST-WEST CENTER LINE THEREOF;
29. THENCE EASTERLY ALONG SAID EAST-WEST CENTER LINE TO THE WEST LINE OF FRACTIONAL SECTION 35 OF SAID TOWNSHIP AND RANGE;
30. THENCE NORTHERLY ALONG SAID WEST LINE TO THE NORTHWEST CORNER OF SAID FRACTIONAL SECTION 35;
31. THENCE EASTERLY ALONG THE NORTH LINE OF SAID FRACTIONAL SECTION 35 AND CONTINUING ALONG THE NORTH LINE OF FRACTIONAL SECTION 36 OF SAID TOWNSHIP AND RANGE TO WEST LINE OF THE EAST HALF OF THE EAST HALF OF SAID FRACTIONAL SECTION 36;
32. THENCE SOUTHERLY ALONG SAID WEST LINE TO NORTH LINE OF LOT 2 OF SAID FRACTIONAL SECTION 36;
33. THENCE ALONG THE NORTH LINE OF SAID LOT 2, NORTH 89°58'24" WEST 737.23 FEET TO AN INTERSECTION WITH THE BOUNDARY OF SAID RANCHO SANTA MARIA;
34. THENCE ALONG THE BOUNDARY OF SAID RANCHO, SOUTH 27°1'19" WEST 5671.88 FEET;
35. THENCE CONTINUING ALONG THE BOUNDARY OF SAID RANCHO, SOUTH 0°34'29" WEST 212.60 FEET TO THE NORTH LINE OF LOT 6 OF SECTION 1, TOWNSHIP 13 SOUTH, RANGE 1 EAST;
36. THENCE ALONG THE NORTH LINE OF SAID LOT 6, NORTH 89°55'34" EAST 650.34 FEET TO THE NORTHEAST CORNER THEREOF;

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37. THENCE ALONG THE EAST LINE OF SAID LOT 6, SOUTH 1°00'04" EAST 1315.80 FEET TO THE SOUTH LINE THEREOF;
38. THENCE ALONG THE SOUTH LINE OF SAID LOT 6, NORTH 89°35'52" WEST 670.43 FEET TO THE NORTHEAST CORNER OF LOT 14 OF VALLE DE LOS AMIGOS, ACCORDING TO MAP THEREOF NO. 656, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY;
39. THENCE ALONG THE NORTH LINE OF SAID LOT 14, NORTH 89°39'00" WEST 675.93 FEET TO THE WEST LINE THEREOF;
40. THENCE ALONG THE WEST LINE OF SAID LOT 14, SOUTH 1°18'34" EAST 682.16 FEET TO THE SOUTH LINE THEREOF;
41. THENCE ALONG THE SOUTH LINE OF SAID LOT 14, SOUTH 89°29'12" EAST 638.99 FEET TO WEST LINE OF FRACTIONAL SECTION 12 OF SAID TOWNSHIP AND RANGE;
42. THENCE SOUTHERLY ALONG SAID WEST LINE TO THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF SAID FRACTIONAL SECTION 12;
43. THENCE EASTERLY ALONG SAID NORTH LINE TO THE NORTH-SOUTH CENTER LINE OF SAID FRACTIONAL SECTION 12;
44. THENCE SOUTHERLY ALONG THE NORTH-SOUTH CENTER LINE OF SAID FRACTIONAL SECTION 12 AND CONTINUING ALONG THE NORTH-SOUTH CENTER LINE OF SECTION 13 OF SAID TOWNSHIP AND RANGE TO THE CENTER LINE OF STATE HIGHWAY SD-198-D, AS SAID STATE HIGHWAY SD-198-D IS SHOWN ON MISCELLANEOUS MAP NO. 395, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY ON JULY 7, 1960;
45. THENCE GENERALLY EASTERLY ALONG THE CENTER LINE OF STATE HIGHWAY SD-198-D TO THE WEST LINE OF PARCEL MAP NO. 16914, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, JULY 30, 1992;
46. THENCE ALONG THE WEST LINE OF SAID PARCEL MAP NO. 16914, SOUTH 1°40'15" WEST 776.03 FEET TO THE EAST-WEST CENTER LINE OF SAID FRACTIONAL 13;
47. THENCE ALONG THE EAST-WEST CENTER LINE OF SAID SECTION 13, NORTH 89°06'58" EAST 1282.17 FEET TO THE EAST QUARTER CORNER OF THEREOF;
48. THENCE ALONG THE EAST LINE OF SAID FRACTIONAL 13, SOUTH 0°26'59" WEST 83.58 FEET TO AN INTERSECTION WITH THE EAST-WEST CENTER LINE OF SECTION 18, TOWNSHIP 13 SOUTH, RANGE 2 EAST;
49. THENCE ALONG SAID EAST-WEST CENTER LINE, SOUTH 89°24'43" EAST 230.27 FEET TO THE CENTER LINE OF COUNTY HIGHWAY, DESIGNATED AS ROUTE 7, DIVISION 1, BY SAN DIEGO

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Keenan S. P.

COUNTY HIGHWAY COMMISSION, AS ROUTE 7, DIVISION 1, IS SHOWN ON MISCELLANEOUS MAP NO. 397, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, ON JULY 13, 1960;

50. THENCE GENERALLY NORTHEASTERLY ALONG THE CENTER LINE OF SAID COUNTY HIGHWAY TO THE SOUTH LINE OF THE NORTH HALF OF THE HALF OF SAID SECTION 18;
51. THENCE ALONG THE SOUTH LINE OF THE NORTH HALF OF THE NORTH HALF OF SAID SECTION 18 TO THE SOUTH LINE OF NORTH HALF OF THE HALF OF SECTION 17 OF SAID TOWNSHIP AND RANGE;
52. THENCE ALONG THE SOUTH LINE OF THE NORTH HALF OF THE NORTH HALF OF SAID SECTION 17 TO THE EAST LINE THEREOF;
53. THENCE SOUTHERLY ALONG SAID EAST LINE TO THE EAST QUARTER CORNER OF SAID SECTION 17;
54. THENCE WESTERLY ALONG THE EAST-WEST CENTER LINE OF SAID SECTION 17 TO THE WEST QUARTER CORNER THEREOF;
55. THENCE SOUTHERLY ALONG THE WEST LINE OF SAID SECTION 17 TO THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF THEREOF;
56. THENCE EASTERLY ALONG SAID NORTH LINE TO THE EAST LINE OF THE WEST HALF OF THE WEST HALF OF SAID SECTION 17;
57. THENCE SOUTHERLY ALONG SAID EAST LINE TO THE SOUTH LINE OF SAID SECTION 17;
58. THENCE WESTERLY ALONG SAID SOUTH LINE TO THE NORTHEAST CORNER OF FRACTIONAL SECTION 19 OF SAID TOWNSHIP AND RANGE;
59. THENCE WESTERLY ALONG THE NORTH LINE OF SAID FRACTIONAL SECTION 19 TO THE NORTHWEST CORNER OF THE EAST HALF OF THE WEST HALF THEREOF;
60. THENCE SOUTHERLY ALONG THE WEST LINE OF THE EAST HALF OF THE WEST HALF OF SAID FRACTIONAL SECTION 19 TO THE SOUTHWEST CORNER OF THE EAST HALF OF THE WEST HALF THEREOF;
61. THENCE ALONG THE SOUTH LINE OF SAID FRACTIONAL SECTION 19, NORTH 89°50'48" WEST 179.62 FEET TO THE NORTHEAST CORNER OF LOT 254 OF COUNTY OF SAN DIEGO TRACT NO. 5016-2, ACCORDING TO MAP THEREOF NO. 13817, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY;

THENCE ALONG THE BOUNDARY OF SAID MAP NO. 13817 THE FOLLOWING COURSES:

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62. SOUTHEASTERLY ALONG THE NORTHEASTERLY BOUNDARY OF LOTS 254, 244, 243 AND 242, SOUTH 55°30'38" EAST 1306.04 FEET TO AN ANGLE POINT ON THE NORTHEASTERLY BOUNDARY OF SAID 242;

63. THENCE CONTINUING ALONG THE NORTHEASTERLY BOUNDARY OF SAID LOT 242 AND 241, SOUTH 71°33'58" EAST, 239.12 FEET;

64. THENCE CONTINUING ALONG THE NORTHEASTERLY BOUNDARY OF SAID LOT 241, SOUTH 84°18'01" EAST 246.23 FEET TO THE NORTHERLY BOUNDARY OF LOT 408 OF SAN DIEGO COUNTRY ESTATES III, ACCORDING TO MAP THEREOF NO. 7706, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY;

THENCE ALONG THE BOUNDARY OF SAID MAP NO. 7706 THE FOLLOWING COURSES:

65. CONTINUING ALONG THE NORTHERLY BOUNDARY OF SAID LOT 408, NORTH 80°08'09" EAST 3558.72 FEET;

66. THENCE CONTINUING ALONG THE NORTHERLY BOUNDARY OF SAID LOT 408, SOUTH 88°00'48" WEST 2566.80 FEET TO THE NORTHEAST CORNER THEREOF;

67. THENCE ALONG THE SOUTHEASTERLY LINE OF LOTS 408 AND 409, SOUTH 16°05'48" WEST 2868.21 FEET TO THE SOUTHEASTERLY LINE OF LOT 802 OF SAND DIEGO COUNTRY ESTATES II, ACCORDING TO MAP THEREOF NO. 7519, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY;

THENCE ALONG THE BOUNDARY OF SAID MAP NO. 7519 THE FOLLOWING COURSES:

68. THENCE ALONG THE SOUTHEASTERLY LINE OF SAID LOT 802, SOUTH 30°02'21" WEST 1051.60 FEET TO THE NORTHERLY LINE OF SAID LOT 803;

69. THENCE ALONG SAID NORTHERLY LINE OF SAID LOT 803, SOUTH 83°11'48" EAST 1198.55 FEET TO THE NORTHEAST CORNER OF LOT 613 OF SAN DIEGO COUNTRY ESTATES V ACCORDING TO MAP THEREOF NO. 7893, FILED IN THE OFFICE OF THE COUNTRY RECORDER OF SAID COUNTY;

THENCE ALONG THE BOUNDARY OF SAID MAP NO. 7893 THE FOLLOWING COURSES:

70. SOUTHEASTERLY ALONG THE NORTHERLY LINE OF SAID LOT 613, SOUTH 84°11'48" EAST 2089.93 FEET TO THE NORTHERLY LINE OF LOT 614;

71. THENCE ALONG THE NORTHERLY LINE OF SAID LOT 614, NORTH 88°25'58" EAST 1374.90 FEET TO THE WESTERLY LINE OF SAID LOT 614;

72. THENCE ALONG THE WESTERLY LINE OF SAID LOT 614, SOUTH 0°20'21" WEST 2022.34 FEET TO THE NORTHERLY LINE OF LOT 615;

73. THENCE ALONG THE NORTHERLY LINE OF SAID LOT 615, SOUTH 86°40'34" EAST 741.49 FEET TO THE NORTHEASTERLY LINE OF SAID LOT 615;

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74. THENCE ALONG THE NORTHEASTERLY LINE OF SAID LOT 615, SOUTH 45°07'44" EAST 2744.91 FEET TO THE MOST NORTHERLY CORNER OF LOT 482 OF SAN DIEGO COUNTRY ESTATES VI, ACCORDING TO MAP THEREOF NO. 7980, FILED IN THE COUNTY RECORDER OF SAID COUNTY;

THENCE ALONG THE BOUNDARY OF SAID MAP 7980 THE FOLLOWING COURSES:

75. SOUTH 45°07'44" EAST 546.76 FEET;

76. THENCE SOUTH 76°36'32" EAST 1963.60 FEET;

77. THENCE SOUTH 76°44'00" EAST 1221.58 FEET;

78. THENCE SOUTH 71°35'14" EAST 574.81 FEET;

79. THENCE NORTH 0°38'10" WEST 121.42 FEET;

80. THENCE SOUTH 87°50'05" EAST 2641.86 FEET TO THE EAST LINE OF FRACTIONAL SECTION 34, TOWNSHIP 13 SOUTH, RANGE 2 EAST;

81. THENCE SOUTHERLY ALONG SAID EAST LINE TO THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID FRACTIONAL SECTION 34;

82. THENCE WESTERLY ALONG SAID SOUTH LINE TO THE WEST LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID FRACTIONAL SECTION 34;

83. THENCE NORTHERLY ALONG SAID WEST LINE TO THE BOUNDARY OF RANCHO CANADA DE SAN VICENTE Y MESA DEL PADRE BARONA, ACCORDING TO MAP RECORDED IN BOOK 2, PAGE 487 OF PATENTS, FILED IN THE COUNTY RECORDER'S OFFICE OF SAID COUNTY, BEING ALSO A POINT IN THE BOUNDARY OF RANCHO BARONA, ACCORDING TO LICENSED SURVEYOR'S MAP NO. 191, FILED IN THE COUNTY RECORDER'S OFFICE OF SAID COUNTY;

84. THENCE GENERALLY WESTERLY ALONG THE BOUNDARY OF SAID RANCHO TO THE EAST LINE OF THEORETICAL SECTION 33, TOWNSHIP 13 SOUTH, RANGE 2 EAST;

85. THENCE NORTHERLY ALONG SAID EAST LINE TO THE EAST-WEST CENTER LINE OF SAID THEORETICAL SECTION 33;

86. THENCE WESTERLY ALONG SAID EAST-WEST CENTER LINE OF SAID THEORETICAL SECTION 33 TO THE EASTERLY LINE OF RECORD OF SURVEY MAP NO. 3985, FILED IN THE COUNTY RECORDER'S OFFICE OF SAID COUNTY;

87. THENCE NORTHERLY ALONG SAID EASTERLY LINE TO THE NORTHERLY LINE OF SAID RECORD OF SURVEY;

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88. THENCE WESTERLY ALONG SAID NORTHERLY BOUNDARY OF SAID RECORD OF SURVEY AND THE NORTHERLY BOUNDARY OF LAND CONVEYED IN PARCEL 1 OF DEED TO WILLIAM M. PATCH, ET UX, RECORDED DECEMBER 22, 1948, INSTRUMENT NO. 126316, BOOK 3058, PAGE 237 OF OFFICIAL RECORDS OF SAID COUNTY TO AN INTERSECTION WITH THE NORTHERLY PROLONGATION OF THE WEST LINE OF FRACTIONAL SECTION 5, TOWNSHIP 14 SOUTH, RANGE 2 EAST;
89. THENCE SOUTHERLY ALONG SAID NORTHERLY PROLONGATION TO THE TOWNSHIP LINE BETWEEN TOWNSHIP 13 SOUTH, RANGE 2 EAST AND TOWNSHIP 14 SOUTH, RANGE 2 EAST;
90. THENCE WESTERLY ALONG SAID TOWNSHIP LINE TO THE SOUTHERLY BOUNDARY OF RANCHO CANADA DE SAN VICENTE Y MESA DEL PADRE BARONA;
91. THENCE NORTHWESTERLY AND SOUTHWESTERLY ALONG SAID BOUNDARY TO THE AFOREMENTIONED TOWNSHIP LINE;
92. THENCE WESTERLY ALONG THE TOWNSHIP LINE BETWEEN TOWNSHIP 13 SOUTH, RANGE 2 EAST AND TOWNSHIP 14 SOUTH, RANGE 2 EAST AND CONTINUING WESTERLY ALONG THE TOWNSHIP LINE BETWEEN TOWNSHIP 13 SOUTH, RANGE 1 EAST AND TOWNSHIP 14 SOUTH, RANGE 1 EAST TO THE NORTH LIEN OF LOT B OF RANCHO BARONA;
93. THENCE WESTERLY ALONG SAID NORTH LINE TO THE NORTHWEST CORNER OF SAID LOT B;
94. THENCE SOUTH 0°01'00" WEST, 5448.00 FEET ALONG THE WEST LINE OF SAID LOT B TO THE NORTHWEST CORNER OF LOT C OF SAID RANGE BORONA;
95. THENCE SOUTH 3°01'00" EAST, 5178.00 FEET ALONG THE WEST LINE OF LOT C TO THE SOUTHWEST CORNER THEREOF, BEING DESIGNATED CORNER NO. 19 ON SAID MAP;
96. THENCE SOUTH 82°06'00" WEST, 2426.20 FEET TO THE WESTERLY LINE OF LOT E OF SAID RANCHO BARONA;
97. THENCE SOUTH 0°40'00" WEST, 4997.00 FEET ALONG THE WESTERLY LINE OF SAID LOT E TO THE NORTHERLY LINE OF LOT H OF SAID RANCHO BARONA, BEING DESIGNATED AS CORNER NO. 17 ON SAID MAP;
98. THENCE GENERALLY WESTERLY ALONG THE NORTHERLY LINE OF SAID LOT H TO THE EASTERLY LINE OF LOT I OF SAID RANCHO BARONA, BEING DESIGNATED AS CORNER NO. 6 ON SAID MAP;
99. THENCE NORTH 1°21'00" EAST ALONG SAID EASTERLY LINE NORTHERLY LINE OF SAID LOT I, BEING ALSO DESIGNATED AS CORNER NO. 5 ON SAID MAP;
100. THENCE NORTH 89°51'00" WEST, 2690.40 FEET ALONG SAID NORTHERLY LINE TO THE WESTERLY BOUNDARY OF SAID RANCHO CANADA DE SAN VICENTE Y MESA DEL PADRE BARONA, BEING DESIGNATED AS CORNER NO. 4 ON SAID MAP;

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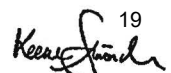
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101. THENCE GENERALLY SOUTHERLY ALONG SAID BOUNDARY TO THE SOUTH LINE OF FRACTIONAL SECTION 21, TOWNSHIP 14 SOUTH, RANGE 1 EAST;
102. THENCE WESTERLY ALONG SAID SOUTH LINE OF FRACTIONAL SECTION 21 TO THE WEST LINE OF SAID FRACTIONAL SECTION 21;
103. THENCE NORTHERLY ALONG SAID WEST LINE OF FRACTIONAL SECTION 21 TO THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 20 OF SAID TOWNSHIP AND RANGE;
104. THENCE WESTERLY ALONG SAID NORTH LINE TO THE WEST LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 20;
105. THENCE NORTHERLY ALONG SAID WEST LINE TO THE EAST-WEST CENTER LINE OF SAID SECTION 20;
106. THENCE WESTERLY ALONG SAID EAST-WEST CENTER LINE TO THE NORTH-SOUTH CENTER LINE OF SAID SECTION 20;
107. THENCE NORTHERLY ALONG SAID NORTH-SOUTH CENTER LINE OF SECTION 20 TO THE NORTH LINE THEREOF;
108. THENCE EASTERLY ALONG SAID NORTH LINE TO THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 20;
109. THENCE SOUTHERLY ALONG THE WEST LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 20 TO THE SOUTHWEST CORNER THEREOF;
110. THENCE WESTERLY ALONG THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 20 AND CONTINUING ALONG THE SOUTH LINE OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21 OF SAID TOWNSHIP AND RANGE TO THE SOUTHEAST CORNER THEREOF;
111. THENCE NORTHERLY ALONG THE EAST LINE OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 21 TO THE NORTH LINE THEREOF;
112. THENCE WESTERLY ALONG SAID NORTH LINE TO THE SOUTHEAST CORNER OF SECTION 17 OF SAID TOWNSHIP AND RANGE;
113. THENCE NORTHERLY ALONG THE EAST LINE OF SAID SECTION 17 TO THE EAST-WEST CENTER LINE THEREOF;
114. THENCE WESTERLY ALONG SAID EAST-WEST CENTER TO THE NORTH-SOUTH CENTER LINE OF SAID SECTION 17;

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115. THENCE SOUTHERLY ALONG SAID NORTH-SOUTH CENTER LINE TO THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 17;
116. THENCE WESTERLY ALONG SAID NORTH LINE TO THE EAST LINE OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 17;
117. THENCE NORTHERLY ALONG SAID EAST LINE TO THE SOUTH LINE OF THE NORTHWEST QUARTER OF SECTION 17;
118. THENCE WESTERLY ALONG SAID SOUTH LINE TO A POINT WHICH IS DISTANT 970.40 FEET EASTERLY FROM THE WEST QUARTER CORNER OF SAID SECTION 17, SAID POINT BEING THE SOUTHEASTERLY CORNER OF PARCEL 8 DESCRIBED IN FINAL ORDER OF CONDEMNATION FILED IN THE OFFICE OF THE RECORDER OF SAN DIEGO COUNTY JANUARY 26, 1944, IN BOOK 1620, PAGE 235 OF OFFICIAL RECORDS;
119. THENCE NORTH 41°42'20" EAST ALONG THE EASTERLY LINE OF SAID PARCEL 8, 1973.00 FEET MORE OR LESS TO THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 17;
120. THENCE EASTERLY ALONG SAID SOUTH LINE AND THE SOUTH LINE OF THE NORTHWEST QUARTER OF NORTHEAST QUARTER OF SAID SECTION 7 TO THE EAST LINE THEREOF;
121. THENCE NORTHERLY ALONG SAID EAST LINE TO THE SOUTH LINE OF SECTION 8 OF SAID TOWNSHIP AND RANGE;
122. THENCE ALONG SAID SOUTH LINE SOUTH 89°52'00" EAST TO THE SOUTHEAST CORNER OF SAID SECTION 8 BEING ALSO THE SOUTHWEST CORNER OF FRACTIONAL SECTION 9 OF SAID TOWNSHIP AND RANGE;
123. THENCE ALONG THE SOUTH LINE OF SAID SECTION 9, NORTH 84°59'30" EAST TO THE NORTHEASTERLY LINE OF SAID FRACTIONAL SECTION 9;
124. THENCE ALONG SAID NORTHEASTERLY LINE, NORTH 42°35'00" WEST 3404.68 FEET TO THE NORTH LINE OF LOT 3 OF SAID FRACTIONAL SECTION 9;
125. THENCE ALONG SAID NORTH LINE SOUTH 84°49'30" WEST 695.74 FEET TO THE WESTERLY LINE OF SAID SECTION 8;
126. THENCE NORTHERLY, NORTHWESTERLY AND NORTHERLY ALONG SAID WESTERLY LINE TO THE NORTHEAST CORNER OF LOT 1 OF SAID SECTION 8;
127. THENCE WESTERLY ALONG THE NORTH LINE OF SAID LOT 1 TO THE WEST LINE THEREOF;

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128. THENCE SOUTHERLY ALONG SAID WEST LINE TO THE NORTH LINE OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 8;
129. THENCE WESTERLY ALONG SAID NORTH LINE TO THE NORTH-SOUTH CENTER LINE OF SAID SECTION 8;
130. THENCE ALONG SAID NORTH-SOUTH CENTER LINE SOUTH $0^{\circ}56'30''$ EAST 3012.50 FEET MORE OR LESS TO THE SOUTH LINE OF SAID SECTION 8, BEING ALSO THE NORTH LINE OF SAID SECTION 17;
131. THENCE ALONG THE NORTH LINE OF SAID SECTION 17, NORTH $89^{\circ}43'00''$ WEST 1387.55 FEET TO THE EAST LINE OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 17;
132. THENCE SOUTHERLY ALONG SAID EAST LINE TO THE SOUTH LINE OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 17;
133. THENCE WESTERLY ALONG SAID SOUTH LINE TO THE WEST LINE OF SAID SECTION 17;
134. THENCE NORTHERLY ALONG SAID WEST LINE TO THE SOUTHEAST CORNER OF SECTION 7 OF SAID TOWNSHIP AND RANGE;
135. THENCE WESTERLY ALONG THE SOUTH LINE OF SAID SECTION 7 TO THE SOUTHWEST CORNER THEREOF;
136. THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION 7 TO THE NORTHWEST CORNER THEREOF, BEING ALSO THE NORTHEAST CORNER OF SECTION 12, TOWNSHIP 14 SOUTH, RANGE 1 WEST;
137. THENCE WESTERLY ALONG THE NORTH LINE TO THE NORTH-SOUTH CENTER LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 12;
138. THENCE SOUTHERLY ALONG SAID NORTH-SOUTH CENTER LINE TO THE EAST-WEST CENTER LINE OF THE NORTHEAST QUARTER OF SAID SECTION 12;
139. THENCE WESTERLY ALONG SAID EAST-WEST CENTER LINE TO THE NORTH-SOUTH CENTER LINE OF THE NORTHEAST QUARTER OF SAID SECTION 12;
140. THENCE SOUTHERLY ALONG SAID NORTH-SOUTH CENTER LINE TO THE EAST-WEST CENTER LINE OF SAID SECTION 12;
141. THENCE WESTERLY ALONG SAID EAST-WEST CENTER LINE TO THE NORTH-SOUTH CENTER OF SAID SECTION 12;

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142. THENCE NORTHERLY ALONG SAID NORTH-SOUTH CENTER LINE OF SAID SECTION 12 AND CONTINUING ALONG THE NORTH-SOUTH CENTER LINE OF SECTION 1 OF SAID TOWNSHIP AND RANGE TO THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF SAID SECTION 1;
143. THENCE EASTERLY ALONG SAID NORTH LINE TO THE WEST LINE OF THE EAST HALF OF THE EAST HALF OF SAID SECTION 1;
144. THENCE NORTHERLY ALONG SAID WEST LINE TO THE SOUTH LINE OF SECTION 36, TOWNSHIP 13 SOUTH, RANGE 1 WEST;
145. THENCE WESTERLY ALONG SAID SOUTH LINE TO THE NORTH-SOUTH CENTER LINE OF SAID SECTION 36;
146. THENCE NORTHERLY ALONG THE NORTH-SOUTH CENTER LINE TO THE NORTH LINE OF THE SOUTH HALF OF SOUTH HALF OF SAID SECTION 36;
147. THENCE WESTERLY ALONG SAID NORTH LINE AND CONTINUING ALONG THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF SECTION 35 OF SAID TOWNSHIP AND RANGE TO THE WEST LINE OF THE EAST HALF OF THE EAST HALF OF SAID SECTION 35;
148. THENCE NORTHERLY ALONG SAID WEST LINE AN INTERSECTION WITH A LINE THAT IS PARALLEL WITH AND 330.00 FEET SOUTH FROM THE EAST-WEST CENTER LINE OF SAID SECTION 35;
149. THENCE WESTERLY ALONG SAID PARALLEL LINE TO AN INTERSECTION WITH THE NORTH-SOUTH CENTER LINE OF SAID SECTION 35;
150. THENCE SOUTHERLY ALONG SAID NORTH-SOUTH CENTER LINE TO THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF SAID SECTION 35;
151. THENCE WESTERLY ALONG SAID NORTH LINE TO THE EAST LINE OF THE WEST HALF OF THE WEST HALF OF SAID SECTION 35;
152. THENCE NORTHERLY ALONG SAID EAST LINE, NORTH 0°19'58" WEST 800.00 FEET MORE OR LESS;
153. THENCE NORTH 82°36'31" WEST 400.00 FEET;
154. THENCE SOUTH 1°00'32" WEST 800.00 FEET MORE OR LESS TO THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF SAID SECTION 35;
155. THENCE WESTERLY ALONG SAID NORTH LINE TO THE EAST LINE OF SECTION 34 OF SAID TOWNSHIP AND RANGE;
156. THENCE NORTHERLY ALONG SAID EAST LINE TO THE EAST-WEST CENTER LINE OF SAID SECTION 34;

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157. THENCE WESTERLY ALONG SAID EAST-WEST CENTER LINE TO THE WEST LINE OF SAID SECTION 34;
158. THENCE NORTHERLY ALONG SAID WEST LINE AND CONTINUING ALONG THE WEST LINE OF SECTION 27 OF SAID TOWNSHIP AND RANGE TO THE NORTH LINE OF THE SOUTH HALF OF THE SOUTH HALF OF SAID SECTION 27;
159. THENCE EASTERLY ALONG SAID NORTH LINE TO THE NORTH-SOUTH CENTER LINE OF SAID SECTION 27;
160. THENCE NORTHERLY ALONG SAID NORTH-SOUTH CENTER LINE TO THE EAST-WEST CENTER LINE OF SAID SECTION 27;
161. THENCE WESTERLY ALONG SAID EAST-WEST CENTER LINE AND CONTINUING ALONG THE EAST-WEST CENTER LINE OF SECTION 28 OF SAID TOWNSHIP AND RANGE TO THE WEST LINE OF THE EAST HALF OF THE EAST HALF OF SAID SECTION 28;
162. THENCE SOUTHERLY ALONG SAID WEST LINE TO THE NORTH LINE OF THE SOUTH HALF OF SOUTH HALF OF SAID SECTION 28;
163. THENCE WESTERLY ALONG SAID NORTH LINE TO THE EAST LINE OF THE WEST HALF OF THE WEST HALF OF SAID SECTION 28;
164. THENCE SOUTHERLY ALONG SAID EAST LINE TO THE SOUTH LINE OF SAID SECTION 28;
165. THENCE WESTERLY ALONG SAID SOUTH LINE TO THE SOUTHEAST CORNER OF SECTION 28 OF SAID TOWNSHIP AND RANGE;
166. THENCE NORTHERLY ALONG THE EAST LINE OF SAID SECTION 29 TO THE NORTHEAST CORNER THEREOF;
167. THENCE WESTERLY ALONG THE NORTH LINE OF SAID SECTION 29 TO THE WEST LINE OF THE EAST HALF OF THE EAST HALF OF SECTION 20 OF SAID TOWNSHIP AND RANGE;
168. THENCE NORTHERLY ALONG SAID WEST LINE TO THE EAST-WEST CENTER LINE OF SAID SECTION 20;
169. THENCE EASTERLY ALONG SAID EAST-WEST CENTER LINE TO THE EAST LINE OF SAID SECTION 20;
170. THENCE NORTHERLY ALONG SAID EAST LINE AND CONTINUING ALONG THE EAST LINE OF SECTION 17 OF SAID TOWNSHIP AND RANGE TO NORTHEAST CORNER OF SAID SECTION 17;
171. THENCE WESTERLY ALONG SAID NORTH LINE TO THE NORTH-SOUTH CENTER LINE OF SECTION 8 OF SAID TOWNSHIP AND RANGE;

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172. THENCE NORTHERLY ALONG SAID NORTH-SOUTH CENTER LINE TO THE EAST-WEST CENTER LINE OF SAID SECTION 8;
173. THENCE WESTERLY ALONG SAID EAST-WEST CENTER LINE TO THE EAST LINE OF THE WEST HALF OF THE WEST HALF OF SAID SECTION 8;
174. THENCE NORTHERLY ALONG SAID EAST LINE TO THE SOUTH LINE OF THE NORTH HALF OF THE NORTH HALF OF SAID SECTION 8;
175. THENCE WESTERLY ALONG SAID SOUTH LINE TO THE EAST LINE OF THE WEST HALF OF THE WEST HALF OF THE WEST HALF OF SAID SECTION 8;
176. THENCE NORTHERLY ALONG SAID EAST LINE TO THE NORTH LINE OF SAID SECTION 8;
177. THENCE WESTERLY ALONG SAID NORTH LINE TO THE NORTHWEST CORNER OF SAID SECTION 8;
178. THENCE SOUTHERLY ALONG THE WEST LINE OF SAID SECTION 8 TO THE CENTER LINE OF COUNTY HIGHWAY KNOWN AS "OLD SURVEY NO. 95" ON FILE IN THE COUNTY ENGINEER'S OFFICE OF SAID COUNTY;
179. THENCE SOUTHWESTERLY ALONG SAID CENTERLINE TO A POINT WHICH BEARS SOUTH 21°01'30" EAST FROM A POINT NORTH 88°57'45" EAST 1485.00 FEET FROM THE NORTHEAST CORNER OF SECTION 7 OF SAID TOWNSHIP AND RANGE;
180. THENCE ALONG SAID LINE NORTH 21°01'30" WEST TO THE NORTH LINE OF SAID SECTION 7;
181. THENCE EASTERLY ALONG SAID NORTH LINE TO AN INTERSECTION WITH THE WEST LINE OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 6;
182. THENCE NORTHERLY ALONG SAID WEST LINE TO THE **POINT OF BEGINNING**.

CONTAINING **46,006.90 ACRES** OF LAND MORE OR LESS

FOR ASSESSMENT PURPOSES ONLY. THIS DESCRIPTION OF LAND IS NOT A LEGAL PROPERTY DESCRIPTION AS DEFINED IN THE SUBDIVISION MAP ACT AND MAY NOT BE USED AS THE BASIS FOR AN OFFER FOR SALE OF THE LAND DESCRIBED.



COUNTY OF SAN DIEGO
ASSESSOR'S MAPPING DIVISION
JGD 07.23.22

APPROVED by COSD ARCC
MAPPING DIVISION
JGD 07.25.22

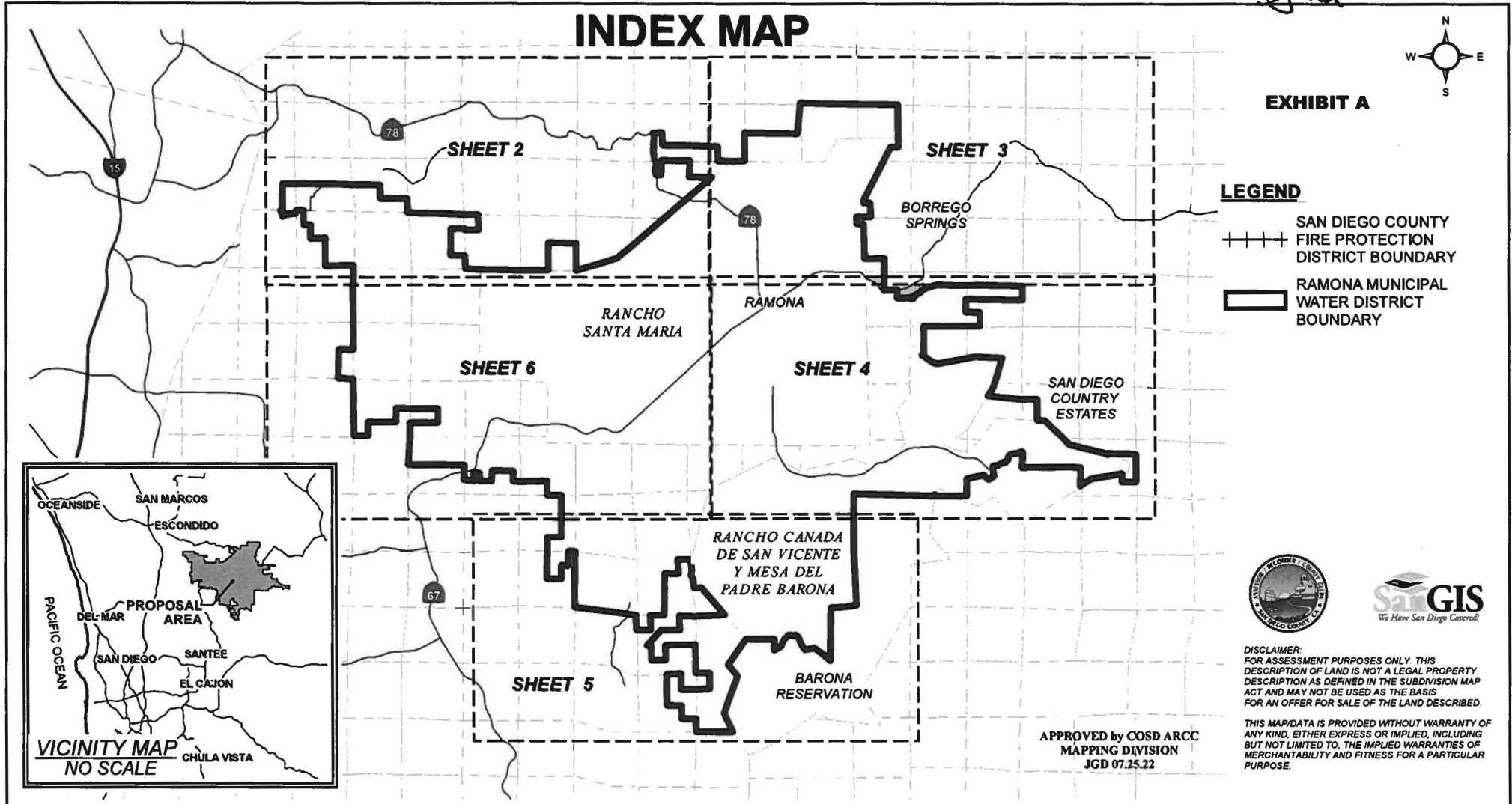
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Commission of San Diego

JUN 06 2022

A handwritten signature in black ink, appearing to read "Keenan Stander".

JUN 06 2022

Keeney



"RAMONA MUNICIPAL WATER DISTRICT REORGANIZATION"
DIVESTITURE OF FIRE PROTECTION AND EMERGENCY MEDICAL
SERVICES AND CONCURRENT
ANNEXATION TO THE SAN DIEGO COUNTY FPD
LAFCO REFERENCE NO.: R022-03

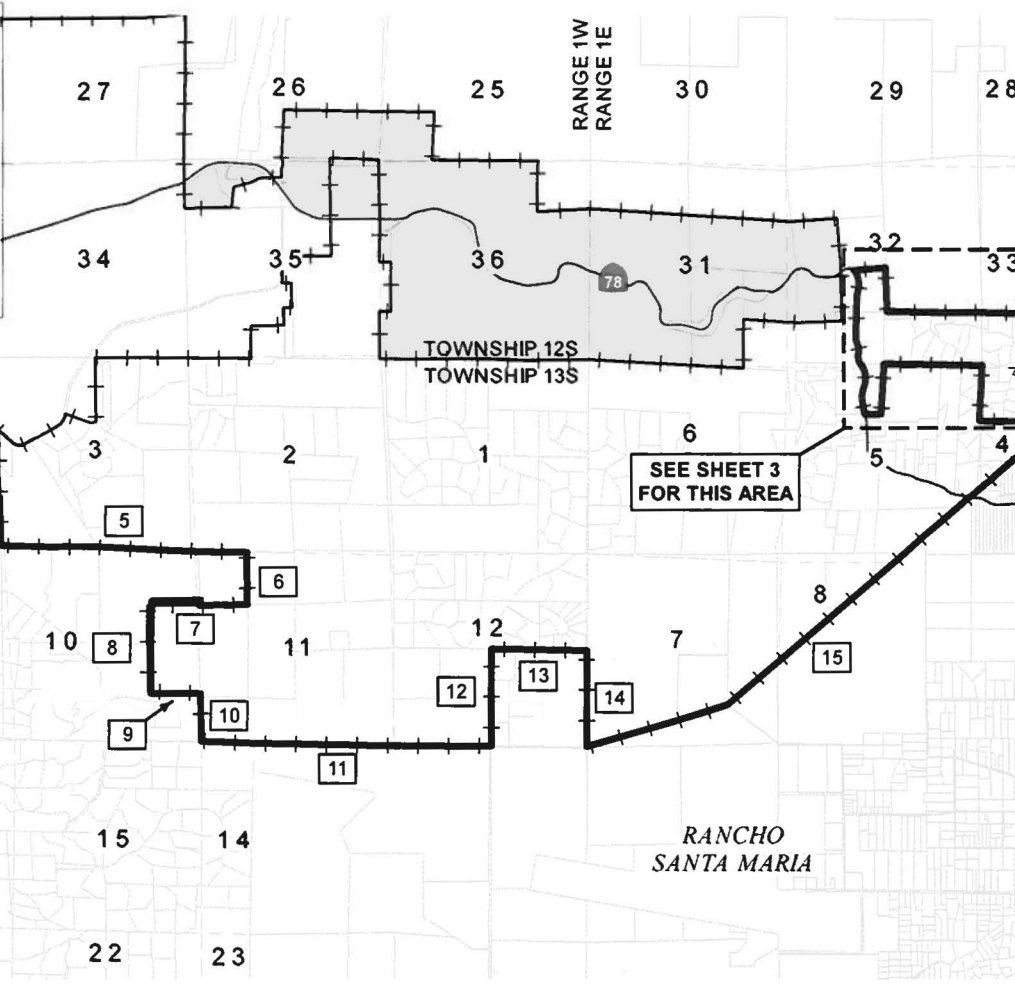
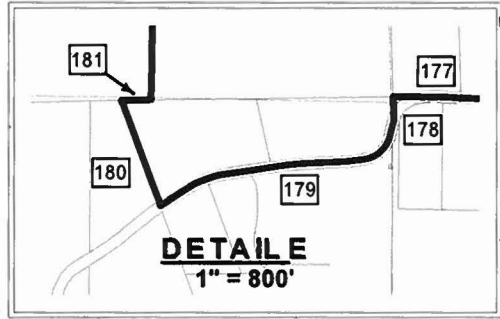
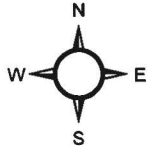
COUNTY OF SAN DIEGO
Assessor/Recorder/County Clerk
Assessor's Mapping Division

**INDEX
SHEET**

DATE: 7/23/2022
DRAWN BY: J. DELAROSA
SHEET: 1 OF 7

JUN 9 6 2022

Keeney Stander



LEGEND

- SAN DIEGO COUNTY FIRE PROTECTION DISTRICT BOUNDARY
- RAMONA MUNICIPAL WATER DISTRICT BOUNDARY

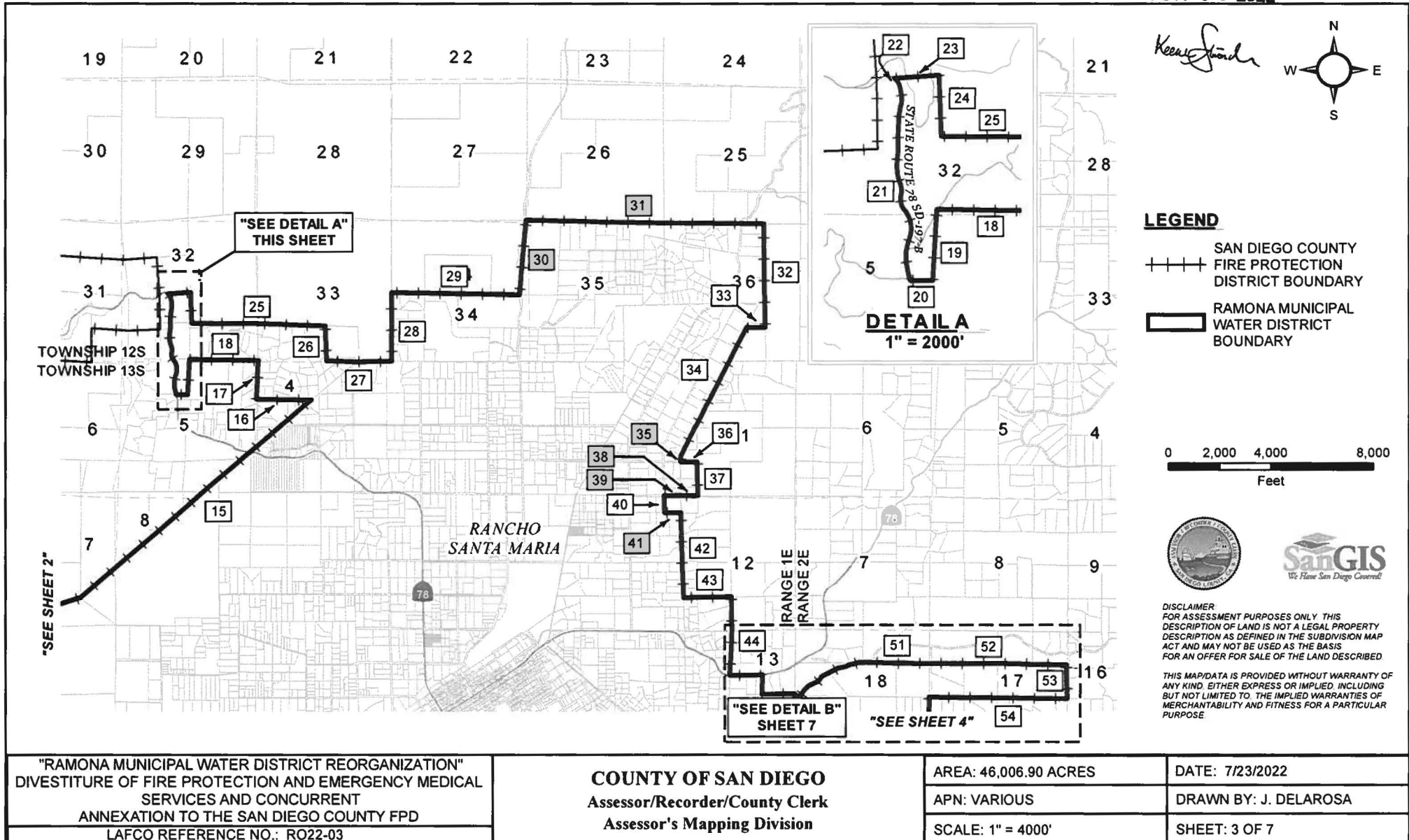


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ACT AND MAY NOT BE USED AS THE BASIS
FOR AN OFFER FOR SALE OF THE LAND DESCRIBED

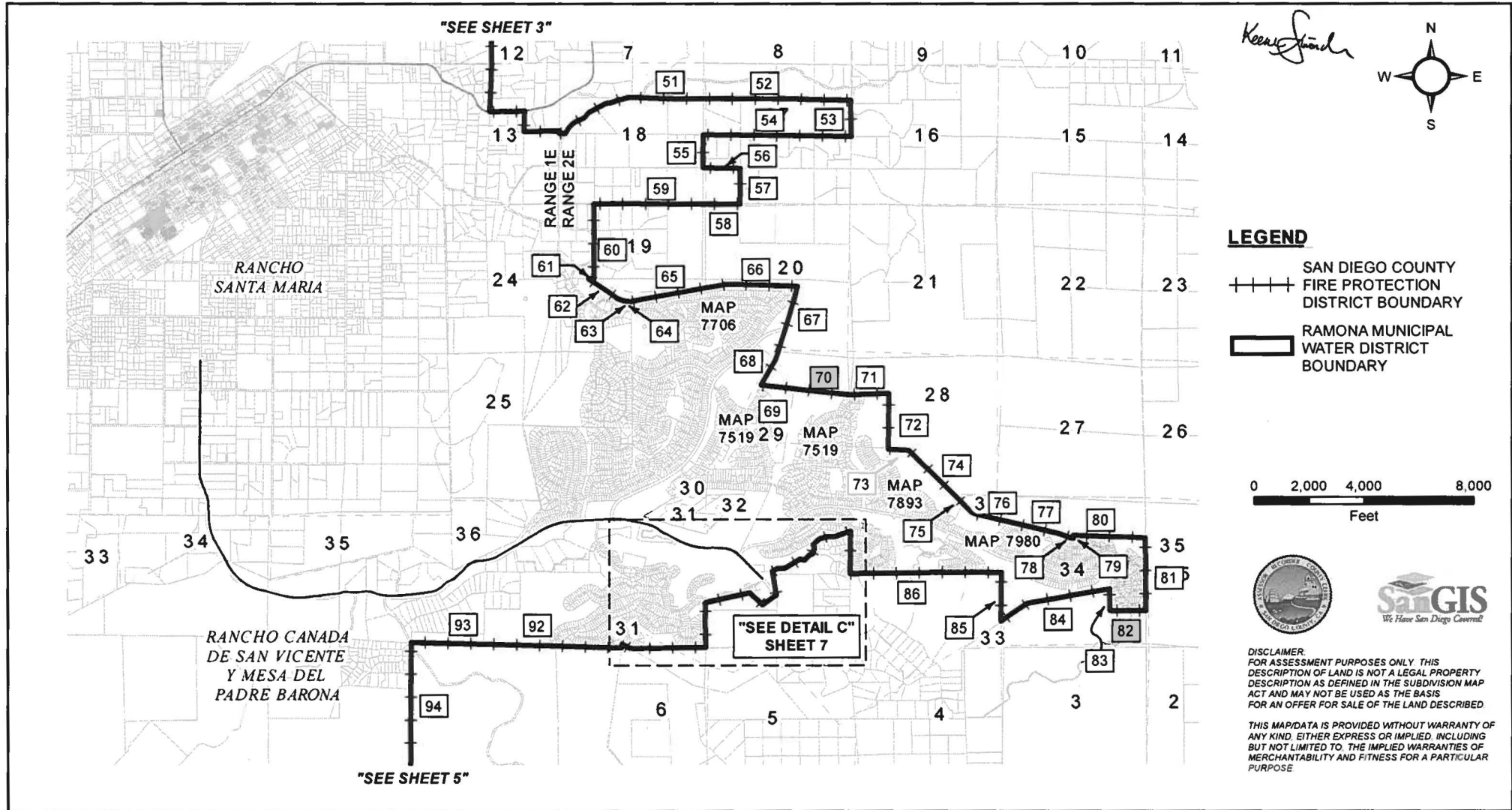
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BUT NOT LIMITED TO, THE IMPLIED WARRANTIES OF
MERCHANTABILITY AND FITNESS FOR A PARTICULAR
PURPOSE

<p>"RAMONA MUNICIPAL WATER DISTRICT REORGANIZATION" DIVESTITURE OF FIRE PROTECTION AND EMERGENCY MEDICAL SERVICES AND CONCURRENT ANNEXATION TO THE SAN DIEGO COUNTY FPD LAFCO REFERENCE NO.: RO22-03</p>	<p>COUNTY OF SAN DIEGO Assessor/Recorder/County Clerk Assessor's Mapping Division</p>	<p>AREA: 46,006.90 ACRES</p>	<p>DATE: 7/23/2022</p>
		<p>APN: VARIOUS</p>	<p>DRAWN BY: J. DELAROSA</p>
		<p>SCALE: 1" = 4000'</p>	<p>SHEET: 2 OF 7</p>

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JUN 06 2022



"RAMONA MUNICIPAL WATER DISTRICT REORGANIZATION"
 DIVESTITURE OF FIRE PROTECTION AND EMERGENCY MEDICAL
 SERVICES AND CONCURRENT
 ANNEXATION TO THE SAN DIEGO COUNTY FPD
 LAFCO REFERENCE NO.: RO22-03

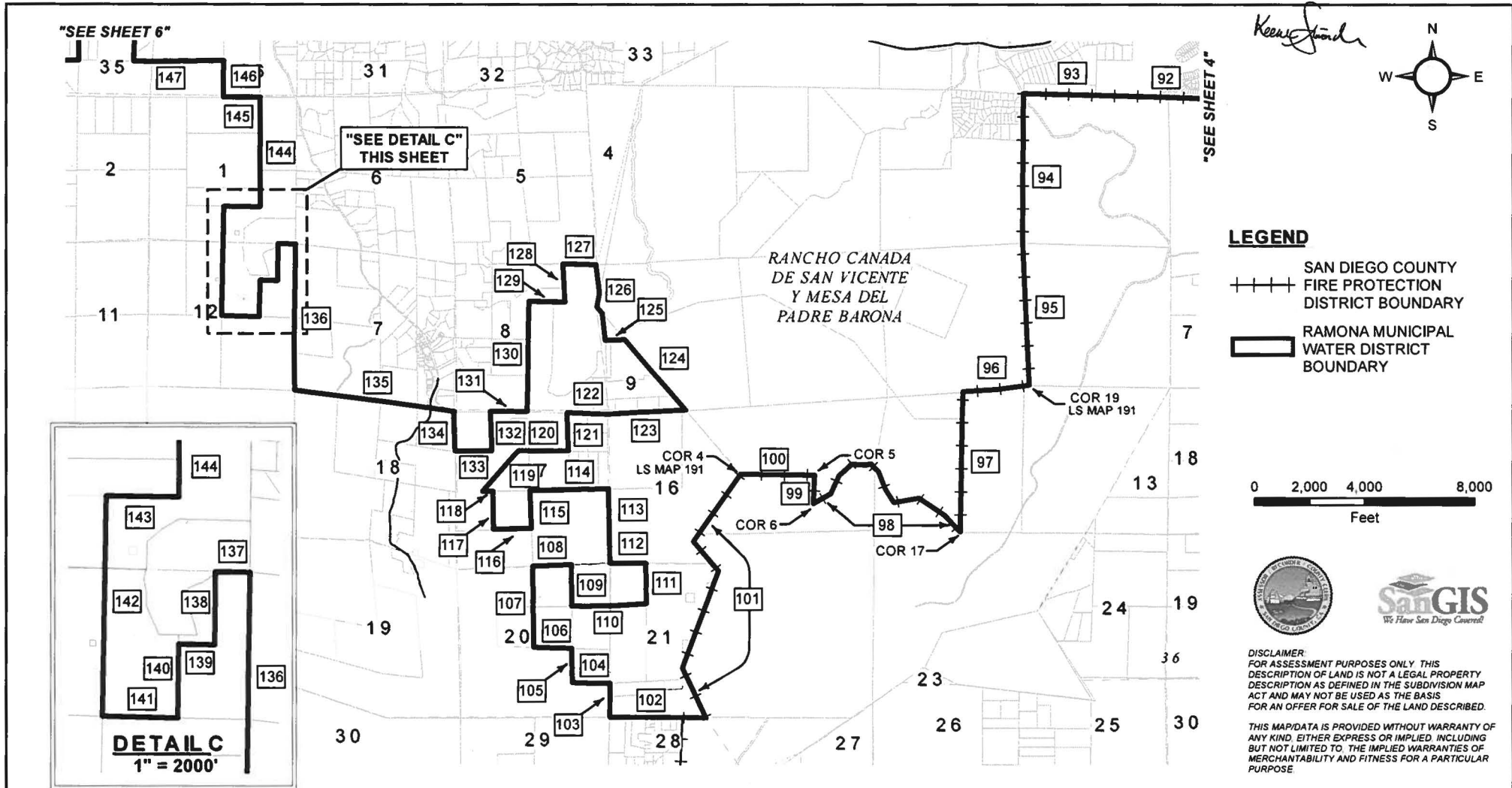
COUNTY OF SAN DIEGO
 Assessor/Recorder/County Clerk
 Assessor's Mapping Division

AREA: 46,006.90 ACRES
 APN: VARIOUS
 SCALE: 1" = 4000'

DATE: 7/23/2022
 DRAWN BY: J. DELAROSA
 SHEET: 4 OF 7

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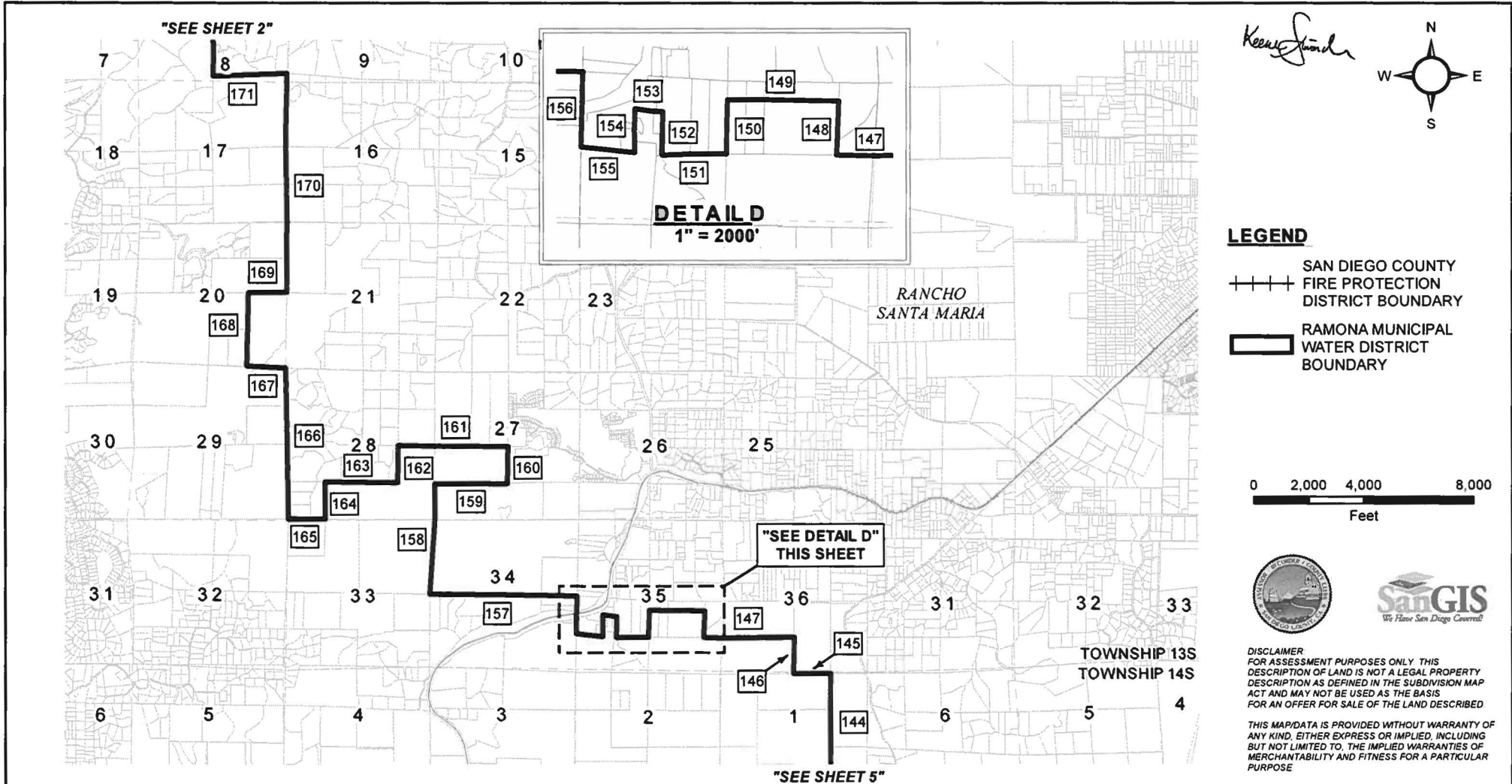
DATE: 7/23/2022

DRAWN BY: J. DELAROSA

SHEET: 5 OF 7

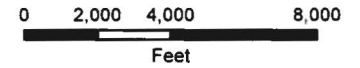
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LEGEND

- SAN DIEGO COUNTY FIRE PROTECTION DISTRICT BOUNDARY
- RAMONA MUNICIPAL WATER DISTRICT BOUNDARY



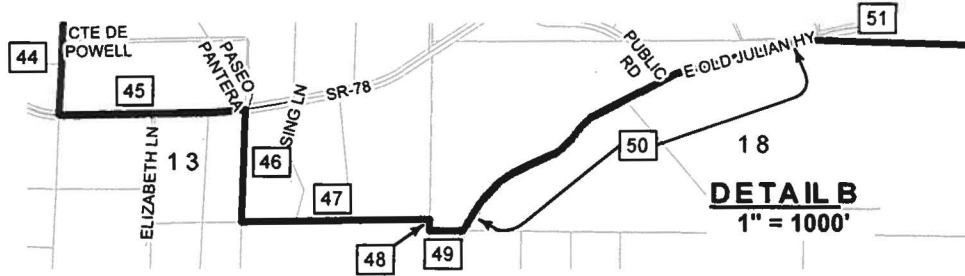
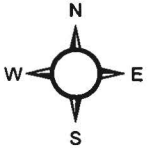
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<p>"RAMONA MUNICIPAL WATER DISTRICT REORGANIZATION" DIVESTITURE OF FIRE PROTECTION AND EMERGENCY MEDICAL SERVICES AND CONCURRENT ANNEXATION TO THE SAN DIEGO COUNTY FPD LAFCO REFERENCE NO.: R022-03</p>	<p>COUNTY OF SAN DIEGO Assessor/Recorder/County Clerk Assessor's Mapping Division</p>	<p>AREA: 46,006.90 ACRES</p>	<p>DATE: 7/23/2022</p>
		<p>APN: VARIOUS</p>	<p>DRAWN BY: J. DELAROSA</p>
		<p>SCALE: 1" = 4000'</p>	<p>SHEET: 6 OF 7</p>

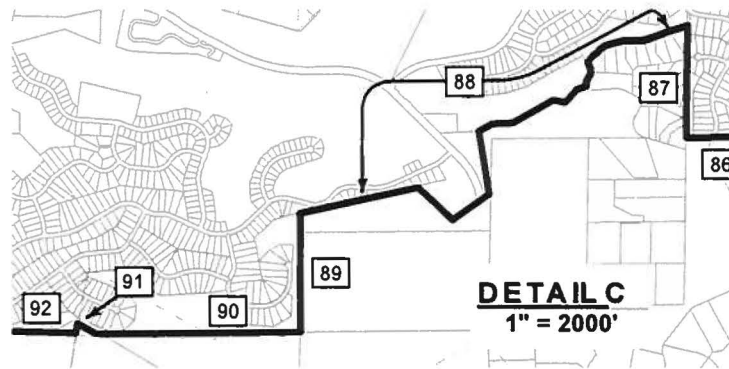
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LEGEND

- SAN DIEGO COUNTY FIRE PROTECTION DISTRICT BOUNDARY
- RAMONA MUNICIPAL WATER DISTRICT BOUNDARY



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APPROVED by COSD ARCC
MAPPING DIVISION
JGD 07.25.22

"RAMONA MUNICIPAL WATER DISTRICT REORGANIZATION"
DIVESTITURE OF FIRE PROTECTION AND EMERGENCY MEDICAL
SERVICES AND CONCURRENT
ANNEXATION TO THE SAN DIEGO COUNTY FPD
LAFCO REFERENCE NO.: R022-03

COUNTY OF SAN DIEGO
Assessor/Recorder/County Clerk
Assessor's Mapping Division

DETAILS
SHEET

DATE: 7/23/2022
DRAWN BY: J. DELAROSA
SHEET: 7 OF 7

JUN 06 2022



**STATEMENT OF DETERMINATIONS
SPHERE OF INFLUENCE FACTORS
Government Code Section 56425**

(1) The present and planned land uses, including agricultural and open-space lands.

The affected territory recommended for inclusion within San Diego County FPD's sphere of influence spans approximately 46,002 acres and entirely unincorporated and subject to the adopted land use policies of the County of San Diego. The Ramona Community Plan provides specific development goals and policies for the affected territory and premised preserving the area's rural ambiance while accommodating and managing economic and residential growth. A 15-member advisory body – Ramona Planning Group – assists in the implementation of the Ramona Community Plan. No new development or changes to land use or zoning are proposed as part of the reorganization. LAFCO estimates the total resident population is 37,357. Amending San Diego County FPD's sphere to include the affected territory is modified for fire protection and emergency medical services is consistent with these land uses.

(2) The present and probable need for public facilities and services in the area.

The described present and planned uses with the affected territory recommended for inclusion within San Diego County FPD's sphere of influence merits organized fire protection and emergency medical services. This need is highlighted by an existing estimated residential population of 37,357 and relatively constant demand with current onsite responses averaging 2,575 per year or 215 per month, respectively of the last 60-month period. Amending San Diego County FPD's sphere to include the affected territory for fire protection and emergency medical services is consistent with these needs.

(3) The present capacity of public facilities and adequacy of public services the agency provides or is authorized to provide.

CAL FIRE presently provides an adequate level of year-round fire protection and emergency medical services to the affected territory recommended for inclusion within San Diego County FPD's sphere of influence through an existing contract involving Ramona MWD. CAL FIRE would continue to provide services to the affected territory upon approval of the reorganization with the authorizing contract transferring from Ramona MWD to San Diego County FPD. Amending San Diego County FPD's sphere to include the affected territory for fire protection and emergency medical services is consistent with these capacities.

(4) The existence of any social or economic communities of interest in the area if the commission determines that they are relevant to the agency.

The affected territory recommended for inclusion into San Diego County FPD's sphere of influence has established informal social and economic ties with San Diego County FPD given the District's existing role in managing fire protection and emergency medical services in surrounding lands. Inclusion of the affected territory within San Diego County FPD's sphere

for fire protection and emergency medical services would formalize these ties through LAFCO policy and clarify San Diego County FPD's expanding role therein in managing services throughout the greater Ramona region.

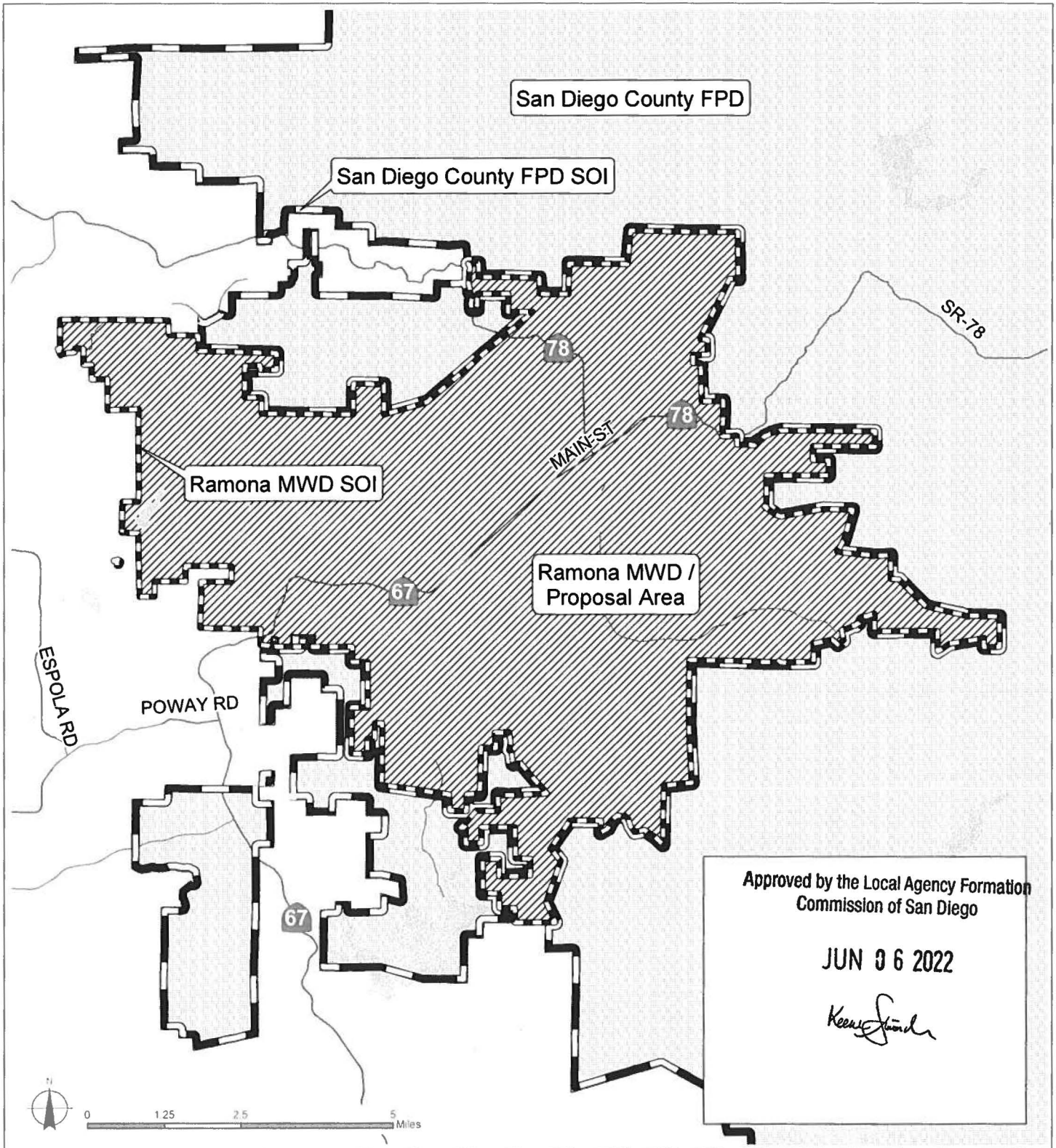
(5) The present and probable need for those public facilities and services of any disadvantaged unincorporated communities within the existing sphere of influence.

The affected territory and adjacent lands therein contain 3.7% census tracts qualifying as a disadvantaged unincorporated community (DUC) under State statute or LAFCO policy.

Approved by the Local Agency Formation
Commission of San Diego

JUN 06 2022









Approved by the Local Agency Formation
Commission of San Diego

JUN 06 2022

Keen Stander

**"RAMONA MWD REORGANIZATION" | DIVESTITURE
RO22-03 OF FIRE PROTECTION AND EMS AND CONCURRENT
ANNEXATION TO SAN DIEGO COUNTY FPD**

SOI = Sphere of Influence

-  Ramona MWD / Proposal Area
-  Ramona MWD SOI
-  San Diego County FPD
-  San Diego County FPD SOI



San Diego County
Local Agency Formation Commission
Regional Service Planning | Subdivision of the State of California

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Created by Dieu Ngu -- 7/29/2022