

ORDINANCE NO. 16

AN ORDINANCE INCLUDING CERTAIN LANDS WITHIN THE CONTRA COSTA COUNTY WATER DISTRICT.

The Board of Directors of Contra Costa County Water District does ordain as follows:

Section 1: That proceedings for the annexation of the lands hereinafter described have been taken all in accordance with the requirements of the County Water District Law of the State of California, as amended.

Section 2: That there is hereby included in and made a part of Contra Costa County Water District all those lands situated in the County of Contra Costa, State of California, described as follows:

PARCEL I

Portion of the northwest quarter of Section 33, T2N-R2E-MDB & M, containing 30.46 acres, more or less, described as follows:

Beginning on the west line of Section 33 at its intersection with the south line of the Contra Costa Canal, being the boundary line of the Contra Costa County Water District; thence south along the west line of Section 33 to the south line of the north half of the northwest quarter of the said Section 33; thence east along the south line of the north half of the northwest quarter of Section 33 to the intersection thereof with the Contra Costa Canal, being the boundary line of the Contra Costa County Water District; thence in a general northwesterly direction along the southern line of the Contra Costa Canal to the west line of Section 33, the point of beginning.

PARCEL II

Portion of the East $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of the Section 14, Township 2 North, Range 1 West, Mount Diablo Base and Meridian, described as follows:

Beginning at the southeast corner of said Section 14; thence from said point of beginning north $0^{\circ} 26'$ west, along the east line of said Section, 1674.1 feet to the north line of the parcel of land described in the deed from T. J. Jackson, et al, to Selby H. Marks, recorded June 30, 1931 in Volume 282 of Official Records, at page 219; thence South $39^{\circ} 46'$ west, along said north line, 92 feet to the most easterly corner of the parcel of land described in the deed from Selby H. Marks, et ux, to the United States of America, recorded September 29, 1938 in Volume 470 of Official Records, at page 387; thence along the exterior lines of said United States of America parcel as follows: South $40^{\circ} 39'$ west, 135.5 feet; south $66^{\circ} 35'$ west, 435.2 feet and north $48^{\circ} 34'$ west, 410.4 feet to the north line of said Marks parcel; thence south $89^{\circ} 46'$ west, along said north line 8.7 feet to the northwest corner thereof; thence south $0^{\circ} 45'$ east along the west line of said Marks parcel, 1678.8 feet to the south line of said Section 14; thence north $39^{\circ} 28'$ east along said south line, 835.9 feet to the point of beginning.

PARCEL III

Portion of Northwest corner of Section 29, Township 2 North, Range 1 from the North Quarter corner of Section 29, T2N, R1E, M.D.B. & M., East, Mount Diablo Base and Meridian, in Pittsburg, Contra Costa County, California, and more particularly described as follows:

Beginning at an iron pipe monument set South $1^{\circ} 53'$ East 50.00 feet and proceeding thence from said point of beginning along the North-South Quarter Section line of said Section 29 and the West line of the Buchanan property South $1^{\circ} 53'$ East 2,594.30 feet to the intersection of said Quarter section line with the East-West Quarter section line of said Section 29; thence along the said East-West Quarter section line and the North line of the Abrams property North $88^{\circ} 37'$ West 1,328.03 feet to the intersection of said Quarter section line with the Easterly line of the Banister property; thence proceeding along the said Banister property; thence proceeding along the said Banister property line North $24^{\circ} 37'$ East 325.54 feet; thence North $5^{\circ} 11'$ West 676.00 feet; thence North $18^{\circ} 42'$ East 398.30 feet; thence North $7^{\circ} 06'$ West 856.10 feet; thence North $49^{\circ} 59'$ East 565.46 feet to the intersection of the said Banister property line with the South boundary of Buchanan Road; thence proceeding along the said South boundary of Buchanan Road South $64^{\circ} 25' 10"$ East 57.71 feet; thence South $87^{\circ} 52'$ East 200.00 feet; thence North $76^{\circ} 43' 30"$ East 144.81 feet; thence North $89^{\circ} 54'$ East 320 feet to the Point of Beginning. This property contains 66.963 acres.

PARCEL IV

Lot 9 as shown on the map of Monroe Terrace, filed June 24, 1953, in book 51 of Maps, page 3, in the office of the County Recorder of Contra Costa County.

PARCEL V

Portion of the South $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 25, Township 2 North, Range 2 East, Mount Diablo Base & Meridian, containing 10 acres, more or less, described as follows:

Beginning at a 4 inch by 4 inch post at the Southwest corner of the Southeast $\frac{1}{4}$ of Section 25; thence from said point of beginning East along the South line of said Section 25, 1031 feet to the West line of the parcel of land described in the deed from Charlotte S. Playter, a single woman, to the California Duck Farms, Inc., dated July 23, 1928 and recorded July 30, 1928 in Volume 146 of Official Records at page 133; thence North $0^{\circ} 58'$ East along said West line 422.5 feet to a South line of said California Duck Farms, Inc., tract (146 OR 133); thence West along said line 1031 feet to the center line of Section 25; thence South along said center line 422.5 feet to the point of beginning.

PARCEL VI

Portion of Lot No. 24, Larkey Ranch Subdivision No. 2, filed March 28, 1910 in Book 2 of maps at Page 49, in the office of the County Recorder of Contra Costa County:

Beginning in the center line of First Avenue at the most westerly corner of the 0.69 of an acre parcel of land described in the deed from Russell R. Haut, et ux, to Henry V. Arends, dated April 6, 1948 and recorded April 30, 1948 in Volume 1197 of Official Records, at page 398; thence from said point of beginning north 89° 37', east along said center line, 10.89 feet to the southwest line of the parcel of land described in the deed from Oscar G. Larson to the United States of America, dated November 1, 1938 and recorded December 12, 1938 in Volume 368 of Official Records, at page 309; thence along said southwest line south 23° 45' east, 124.4 feet and south 55°-45' east, 105.6 feet to the east line of said Lot 24; thence south 0°-23' east along said east line, 115.18 feet; thence continuing along said east line, south 0°-23' east, 50.0 feet; thence continuing along said east line, south 0°-23' east, 75.0 feet; thence leaving said east line, south 89°-37' west parallel with the south line of said Arends parcel (1197 or 398), 105 feet to the west line thereof; thence along said west line, north 0°-23' west, 75.0 feet; thence continuing along said west line, north 0°-23' west, 50.0 feet; thence continuing along said west line north 0°-23' west, 191.21 feet and north 23°-45' west, 106.92 feet to the point of beginning.

PARCEL VII

Portion of the North ½ of the Southwest ¼ of Section 36, T2N R2E-MDB&M, described as follows:

Beginning on the west line of the parcel of land described in the deed from John Pitta, et ux, to L. M. Bolton, et al, dated November 16, 1943 and recorded November 18, 1943 in Volume 762 of Official Records, at page 74, at the south line of the parcel of land described in the deed from L. M. Bolton, et ux, to Mary Lucchesi, et vir, dated March 7, 1947 and recorded April 11, 1947 in Volume 1113 of Official Records, at page 268; thence from said point of beginning south along said west line, 303.7 feet to the north line of the parcel of land described in the deed from L. M. Bolton, et ux, to Blanche L. Kessler, et vir, dated December 9, 1946 and recorded January 16, 1947 in Volume 942 of Official Records, at page 315; thence south 88°-32' east along said north line, 334.3 feet to the east line of said Bolton parcel, (762 or 74); thence north along said east line, 306.6 feet to the south line of said Lucchesi parcel (1113 or 268); thence westerly along said south line to the point of beginning.

PARCEL VIII

Portion of the South ½ of the Northeast ¼ of Section 36, T2N R2E MDB & M described as follows:

Beginning on the east line of the said Section 36, at a point 30 rods (495 feet) north of the east ¼ corner of section 36, being the southeast corner of the 30 acre parcel of land described in the deed to John A. Frediani, et ux, recorded June 18, 1945, in Volume 817 of Official Records, page 298, Recorder's Office of Contra Costa County, California, also being a point on the boundary line of the Contra Costa County Water District; thence East along the extension of the South line of the said 30 acre Frediani parcel to the east line of Almond Avenue (State Highway, Brentwood to Oakley); thence North 495 feet along the East line of Almond Avenue to the intersection thereof with the extension of the North line of the said 30 acre Frediani parcel, also being an angle point in the boundary line of the Contra Costa Water District, thence following the boundary line of the said Contra Costa County Water District West 2074 feet, South 495 feet and East 2051.5 feet to the point of beginning.

PARCEL IX

Portion of the Northwest ¼ of the Southeast ¼ of section 25, Township 2 North, Range 2 East, Mount Diablo Base and Meridian, containing 20 acres, more or less, described as follows:

Beginning at the northwest corner of said Southeast ¼; thence from said point of beginning east along the north line of said Southeast ¼, 1320 feet; thence south 660 feet; thence west 1320 feet to the west line of said Southeast ¼; thence north along said west line, 660 feet to the point of beginning.

PARCEL X

Portion of the Northeast ¼ of the Southeast ¼ of Section 25, Township 2 North, Range 2 East, Mount Diablo Base and Meridian, containing 10 acres, more or less, described as follows:

Beginning on the north line of said Southeast ¼, distant thereon east 1320 feet from the northwest corner thereof; thence from said point of beginning east along said north line, 330 feet; thence south 1320 feet; thence west 330 feet; thence north 1320 feet to the point of beginning.

PARCEL XI

Portion of the Northeast ¼ of the Southeast ¼ of Section 25, Township 2 North, Range 2 East, Mount Diablo Base and Meridian, described as follows:

Beginning at the northeast corner of said Southeast ¼; thence from said point of beginning west along the north line of said Southeast ¼, 1320 feet; thence south 1320 feet; thence east 987.5 feet to the east line of said Southeast ¼; thence northerly along said east line, 1320 feet to the point of beginning.

PARCEL XII

Commencing at the most southerly corner of the parcel of land described as Parcel Two in the deed to Percy W. Treat, recorded November 25, 1924, in Volume 485 of Deeds, at page 263, in the Recorder's Office of Contra Costa County, California, being a point on the boundary line of the Contra Costa Canal; thence southeasterly along the boundary line of the Contra Costa Canal as follows: South 30° 43' East 73.4 feet, South 69° 13' East 312.1 feet, and South 79° 23' East 387.7 feet to an angle point in Contra Costa Canal; thence, leaving the boundary line of the Contra Costa Canal, southeasterly in a direct line through a point designated as Engineer's Station 71-00 of Bond Project H, Ignacio Valley Extension, 5400 feet to the true point of beginning of this description; thence continuing Southeasterly along the extension of the last named course to its intersection with the westerly line of Lot 35 "Map of the Undivided Lands in the Estate of Francisco Galindo," filed October 10, 1905 in Volume "D" of Maps, page 73, Recorder's Office of Contra Costa County, California, said point also being on the boundary line of the City of Concord, Ordinance No. 303; thence following the city boundary line of Concord, South 15° 30' West to the

most western corner of the said Lot 35; thence South 44° 30' East 1114.74 feet and south 4° 30' East 224.40 feet to the most southerly corner of Lot 35; thence North 45° 30' East 2626.80 feet along the southeastern line of Lot 35 to the western line of Alberta Way; thence North 24° 25' East along the western line of Alberta Way to the intersection thereof with the western extension of the northern line of the 6.89 acre parcel of land described as parcel No. One in the deed to Hillard G. Hale, et ux, recorded May 6, 1955, Recorder's File No. 28030; thence leaving the boundary line of the city of Concord, North 82° 29' East along the said Western extension and along the north line of the said 6.89 acre Hale parcel to the northwest corner thereof, being the northwest corner of Section 15 T1N R1W MDB&M; thence South along the west line of said Section 15 to the west quarter corner thereof; thence east along the east-west midsection line of Section 15 to the center of Section 15; thence North along the north-south, midsection line of Section 15 to the south line of Pine Hollow Road; thence west and northwest along the south and southwest lines of Pine Hollow Road to the most eastern corner of the 1.44 acre parcel of land described in the deed of the Great Western Power Company, recorded in Volume 131 of Deeds, page 292; thence South 24° 25'

West 220 feet to the most Southerly corner thereof, being the most eastern corner of the 1.46 acre parcel of land described in the deed to the Great Western Power Company, recorded February 9, 1911, in Volume 160 of Deeds, page 508; thence South 56° 01' West 528.3 feet to the most southerly corner thereof; being on the eastern line of Alberta Way; thence North 65° 35' West 40 feet to the Western line of Alberta Way, being a point on the eastern line of Lot 33 of the said "Map of the Undivided Lands in the Estate of Francisco Galindo," thence Northerly along the westerly line of Alberta Way to the intersection thereof with the northerly line of the said County Road, Bond Project H, Ignacio Valley Extension; thence westerly along the northerly line of the said Ignacio Valley Extension to the northwest line of the parcel of land described in the deed to the Century Homes Development Company, recorded April 21, 1954, Recorder's File No. 19996; thence North 24° 25' East along the northwest line of the said Century Homes Development Company parcel to the most southerly corner of the 1.00 acre parcel of land described in the deed to Harold W. Smith, et ux, recorded May 6, 1955, Recorder's File No. 27,910; thence North 40° 17' West 136.92 feet to the most western corner of the 1.00 acre Smith parcel; thence North 25° 12' 43" East along the northeast line of the 1.00 acre Smith parcel and the northerly extension thereof to the northeastern line of Lot 32, "Map of the Undivided Lands in the Estate of Francisco Galindo," being a point on the boundary line of the city of Concord; thence Northwesterly along the northeastern line of the said Lot 32 to the most eastern corner of the 2.60 acre parcel of land described in the deed to the Shell Oil Company, recorded in Volume 330 of Deeds, page 471; thence northwesterly 850.3 feet along the southerly line of the said Shell Oil Company parcel to the most western corner thereof; being on the northwesterly line of the said Lot 32, also being on the boundary line of the City of Concord; thence in a general Southerly direction along the exterior line of Lots 32, 33, 34 and 35 of the said "Map of the Undivided Lands in the Estate of Francisco Galindo" following the boundary line of the City of Concord to a point on the westerly line of Lot 35 which is 100 feet northerly at right angles from the course designated as bearing southeasterly through Engineer's Station 71-00 of the said Ignacio Valley Extension; thence Northwesterly, parallel to and 100 feet northerly at right angles from the said course, to the boundary line of the Contra Costa County Water District; thence southerly along the Contra Costa County Water District 100 feet to the point of beginning.

PARCEL XIII

Beginning on the boundary line of the Contra Costa County Water District, at the most northerly corner of the private road, 20 feet in width, as described in the deed to Thomas S. Pillsbury, et ux, recorded September 5, 1945, in Volume 819 of Official Records, page 472, being on the Southwest line of a County Road, known as Pine Canyon Road, at a point on the arc of a curve to the left, the center of which bears North 35° 28' east 370 feet; thence southeasterly along said curve, an arc distance of 20.72 feet to the eastern line of the said 20 foot private road; thence in a general southerly direction along the eastern line of said private road South 18° 34' West 217.22 feet; thence South 31° west 119.63 feet; thence southerly tangent to the last course along the arc of a curve to the left, with a radius of 200 feet; an arc distance of 106.03 feet; thence South 10° 45' west tangent to said curve 195.06 feet; thence South 3° west 170 feet; thence southerly tangent to the last course along the arc of a curve to the left, with a radius of 150 feet, an arc distance of 78.54 feet; thence South 27° east tangent to said curve 156 feet; thence southerly tangent to the last course, along the arc of a curve to the right with a radius of 150 feet, an arc dis-

tance of 121.85 feet; thence South 19° 32' 30" west tangent to said curve 130 feet to the northwest corner of the .23 acre parcel of land described in the deed to William M. King, et ux, Recorded July 7, 1944 in Volume 766 of Official Records, page 446; thence leaving said 20-foot private road and running along the boundary line of said .23 acre King parcel as follows, North 68° 18' 30" east 66.87 feet, South 19° 37' 30" east 59.30 feet; South 8° 32' west 29.05 feet; South 44° 57' 30" west 86.87 feet, and North 83° 23' west 43.65 feet to the eastern line of said private road; thence leaving the boundary of said .23 acre King parcel and continuing along the eastern line of said private road, South 7° 03' west 104.44 feet; thence South 3° 25' 30" east 89.41 feet; thence South 4° 35' west 133.12 feet; thence South 28° 39' east 77.61 feet; thence South 5° 18' east 81.45 feet to the southeast corner of said 20 feet in width private road; thence South 85° 42' west along the south line thereof, 20 feet to the eastern line of the 1.23 acre parcel of land described in the deed to Thomas S. Pillsbury, et ux (819 OR 472); thence running along the eastern and southern line of the said 1.23 acre Pillsbury parcel South 1° 29' west 131.56 feet; South 27° 41' west 61.69 feet, and South 70° 15' west 124.28 feet to the southwest corner thereof, being a point on the boundary line of the Contra Costa County Water District; thence northerly and easterly along the boundary line of the Contra Costa County Water District to the most northerly corner of the said 20 feet in width private road, the point of beginning.

PARCEL XIV

A portion of the northwest $\frac{1}{4}$ of the northeast $\frac{1}{4}$ of Section 25, Township 2 North, Range 2 East, Mount Diablo Base and Meridian, described as follows:

Beginning at the intersection of the northwestern line of the parcel of land described in the deed from B. F. Porter Estate, a corporation, to the United States of America dated November 3, 1937, recorded November 16, 1937 in Book 452 of Official Records, Page 458, and the northeastern line of the 100 foot right-of-way described in the deed from Benjamin F. Porter to the San Francisco and the San Joaquin Valley Railway Company, a corporation, dated August 31, 1898, recorded September 3, 1898 in Book 79 of Deeds, Page 279; thence from said point of beginning North 67° 03' West along said Northeastern line, a distance of 111.03 feet; thence north 16° 21' 20" East, 305.49 feet; thence North 58° 11' 59" East, 154.86 feet; thence North 2° 38' 00" East, 109.08 feet; thence South 88° 33' 30" East, 211.28 feet; thence South 48° 35' East, 223.05 feet to the northwestern line of the said United States of America parcel; thence South 52° 08' West along said northwestern line 623.58 feet to the point of beginning, containing 3.638 acres more or less.

Section 3: That the Secretary of this District be, and she hereby is, instructed to transmit to and file with the Secretary of State of the State of California, and to transmit to and file with the Clerk of the Board of Supervisors of the County of Contra Costa, and to transmit to and file with the Recorder of the County of Contra Costa, and to transmit to and file with the County Assessor of the County of Contra Costa, and to transmit to and file with the State Board of Equalization of the State of California, a copy of this ordinance and such other documents as are required by law in connection with the inclusion of said lands within this District.

Section 4: That this ordinance shall take effect and be in force on and after its final passage and adoption.


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First read at a regular meeting of the Board of Directors of Contra Costa County Water District held January 2, 1957 and finally passed and adopted as read at a regular meeting held January 16, 1957, by the following vote:

Ayes: Directors Bollman, Straight, Olney, Richards and
Thompson

Noes: None

Absent: None


Secretary

Approved:


President