

1 AFTER RECORDING,
2 RETURN TO STOP #214
3 DEV. SERV./POLICY PLANNING UNIT
4 Attn: John Adams
5
6

7 BEFORE THE BOARD OF SUPERVISORS
8 OF THE COUNTY OF FRESNO
9 STATE OF CALIFORNIA
10 CERTIFICATE OF TENTATIVE CANCELLATION
11 (less than the total of the land subject to contract)
12

13 NOTICE IS HEREBY GIVEN:

14 By resolution dated July 11, 2017, the Board of Supervisors of the County of
15 Fresno granted tentative approval of the petition by George Tavares, for partial
16 cancellation of Agricultural Land Conservation Contract (ALCC) No. 1440 for
17 residential use, which applies to the real property situated in the County of Fresno,
18 State of California, and is more particularly described on the legal description attached
19 as Exhibits "A" and "B", and made a part hereof, describing an approximately a 2.50-
20 acre portion and a 2.00-acre portion of a 17.73-acre parcel subject to cancellation.

21 The above-referenced parcel is less than the total of the real property subject to
22 ALCC No. 1440.

23 A Certificate of Cancellation of the Contract shall be issued and recorded at
24 such time as the following contingencies and conditions are satisfied:

25 1. The landowner shall obtain the necessary land use approvals, including
26 a Zone Variance and recording of a Parcel Map.
27
28

1 2. The remainder 13.23 acres shall be merged with the adjoining 38.20-
2 acre parcel known as APN 327-220-01s through merger and re-subdivision per
3 Government Code Section 66499.20.2 to create a 51.43-acre parcel for the remainder
4 parcel to remain in the Williamson Act program.

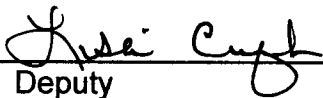
5 3. The applicant shall pay the Cancellation Fee in the amount of \$12,500
6 as determined by the County Assessor and certified by the Board of Supervisors for
7 issuance of a Certificate of Cancellation by the Board. The Cancellation Fee shall be
8 paid and a Certificate of Cancellation issued prior to recordation of a parcel map and
9 issuance of any permit on the subject property.

10 IN WITNESS WHEREOF, I have unto set my hand and seal this 7th day of
11 July 2017.

12
13
14 

15 _____
16 Brian Pacheco, Chairman
17 Board of Supervisors

18 ATTEST:
19 Bernice E. Seidel, Clerk
20 Board of Supervisors

21 By  _____
22 Deputy

23 G:\4360Devs&Pin\PLANNING\AG\RLCC - Apps\Active Cancellation\RLCC 967 Tavares Pt CNX\Board\RLCC 967_CTC_Revision.docx
24
25
26
27
28

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

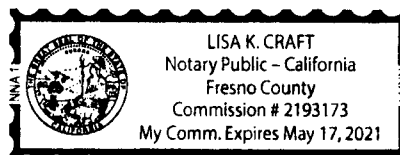
County of Fresno

On July 11, 2011 before me, Lisa K. Craft, Notary Public
(insert name and title of the officer)

personally appeared Brian Pacheco
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/~~she~~/they executed the same in his/~~her~~/their authorized capacity(ies), and that by his/~~her~~/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature Lisa K. Craft (Seal)

EXHIBIT A

Non-Renewal for Richard Bargamian Parcel

All that portion of Lot 1 of Bank of California Tract, according to the map thereof filed in Volume 2 of Plats at Page 14, Fresno County Records, described as follows:

Beginning at a point on the north line of the northwest quarter of Section 26, Township 14 South, Range 19 East, Mount Diablo Base and Meridian, from which the northeast corner thereof bears South 89°55'51" East a distance of 174.00 feet;
Thence parallel with the east line of said northwest quarter, South 00°27'09" West, a distance of 228.78 feet;
Thence parallel with the north line of said northwest quarter, North 89°55'51" West, a distance of 35.00 feet;
Thence parallel with said east line South 00°27'09" West, a distance of 241.23 feet;
Thence parallel with said north line, North 89°55'51" West, a distance of 215.00 feet;
Thence parallel with said east line, North 00°27'09" East, a distance of 470.01 feet to said north line;
Thence along said north line, South 89°55'51" East, a distance of 250.00 feet to the POINT OF BEGINNING.

Consisting of 2.5 gross acres

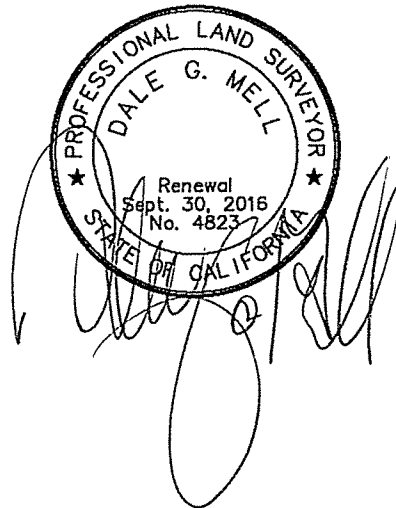


EXHIBIT B

Non-Renewal for George Tavares Estate Parcel

All that portion of Lot 1 of Bank of California Tract, according to the map thereof filed in Volume 2 of Plats at Page 14, Fresno County Records, described as follows:

Beginning at the northeast corner of the northwest quarter of Section 26, Township 14 South, Range 19 East, Mount Diablo Base and Meridian;
Thence along the east line of said northwest quarter, South $00^{\circ}27'09''$ West, a distance of 490.01 feet;
Thence parallel with the north line of said northwest quarter, North $89^{\circ}55'51''$ West, a distance of 209.00 feet;
Thence North $00^{\circ}27'09''$ East, a distance of 261.23 feet;
Thence parallel with said north line, South $89^{\circ}55'51''$ East, a distance of 35.00 feet;
Thence parallel with said east line, North $00^{\circ}27'09''$ East, a distance of 228.78 feet to the north line of said northwest quarter;
Thence along said north line South $89^{\circ}55'51''$ East, a distance of 174.00 feet to the POINT OF BEGINNING.

Consisting of 2.00 gross acres

