

ATTACHMENT C

RESOLUTION
MULLER PROPERTY ACCEPTANCE

RESOLUTION NO. _____

**Resolution Accepting Transfer of Dedicated Real Property
(Muller Property)**

WHEREAS, the Cache Creek Area Plan was adopted by the Yolo County Board of Supervisors on June 30, 1999, via Resolution No. 96-117; and

WHEREAS, the Cache Creek Area Plan is an award-winning management plan that balances aggregate resource management through the Off-Channel Mining Plan, and in-channel creek restoration and recreation through the Cache Creek Resources Management Plan; and

WHEREAS, on December 17, 1996, the County entered into Development Agreement #96-286 (“Agreement”) with Teichert, Inc. and Muller Farms – now represented by Joseph P. Muller, Louis R. Muller, trustees of the Frank L. Muller and Nancy C. Muller Revocable Trust, Thomas M. Muller, and trustees of the Ferrendelli Family Trust (“Muller”) – regarding the Teichert (Woodland) Long-Term Off-Channel Mining Permit Application; and

WHEREAS, pursuant to the Agreement, as amended, the Muller Family is obligated to dedicate in fee “approximately 98 acres including the reclaimed habitat and lake at the Muller site (APN 025-350-032 and 025-350-030) simultaneously with Grantee’s return of the financial assurances bond for the Muller site” (“Property”); and

WHEREAS, the release of the financial assurances for the Property were approved by the Yolo County Planning Commission on March 13, 2014, and December 10, 2020, as reclamation of the site were deemed complete in accordance with the approved reclamation plan; and

WHEREAS, a legal description of the Property is set forth in Exhibit A hereto and incorporated herein by this reference; and

WHEREAS, the County wishes to accept the Property for the use and benefit of its citizens; and

WHEREAS, Government Code Section 27281 governs the procedures for conveyance of an interest in real estate to government agencies; and

WHEREAS, Government Code Section 27281 provides that a governmental agency, by a general resolution, may authorize one or more officers to accept and consent to such deed or grants of real estate.

NOW, THEREFORE, IT IS HEREBY RESOLVED by the Board of Supervisors of the County of Yolo as follows:

1. The foregoing recitals are true and correct.
2. The County hereby accepts the dedication of the Property for the use and benefit of the County and its citizens, and the Chair of the Board of Supervisors is hereby authorized and directed to attest to the County's acceptance by execution of this Resolution.
3. The Director of Community Services, or their designee, is hereby directed to ensure that a certified copy of this Resolution is filed with the Yolo County Recorder.
4. The Director of Community Services, or their designee, is authorized and directed to execute the Grant Deed with Muller regarding transfer of the Property and execute any and all Certificates of Acceptance or other documents necessary for receiving the Property.

PASSED AND ADOPTED by the Yolo County Board of Supervisors this _____ day of _____ 2024, by the following vote:

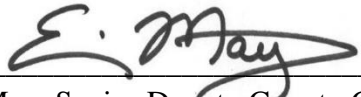
AYES:
NOES:
ABSTENTIONS:
ABSENT:

 Lucas Frerichs, Chair
 Yolo County Board of Supervisors

ATTEST:
 Julie Dachtler, Senior Deputy Clerk
 Yolo County Board of Supervisors

APPROVED AS TO FORM:
 Philip J. Pogledich, County Counsel

By: _____
 Deputy (Seal)

By: 
 Eric May, Senior Deputy County Counsel

Attachment:
 Exhibit A – Legal Description

EXHIBIT A

LEGAL DESCRIPTION

LAND DESCRIPTION

PARCEL 2

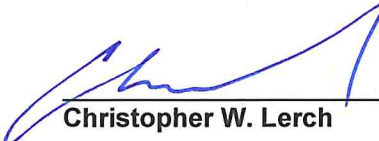
EXHIBIT 'A'

**DRAFT
(FINAL TO BE REVIEWED
BY COUNTY SURVEYOR)**

THAT portion of real property situate in the unincorporated area of the County of Yolo, State of California, and being a portion of the RANCHO RIO JESUS MARIA, Township 10 North, Range 1 East, Mount Diablo Base and Meridian, and also being a portion of a Parcel of land granted to JOSEPH P. MULLER, a married man, as his sole and separate property, FRANK L. MULLER, a married man, as his sole and separate property, LOUIS R. MULLER, a married man, as his sole and separate property, THOMAS M. MULLER, a married man, as his sole and separate property, and MARIANNE MULLER FERRENDELLI, a married woman, as her sole and separate property, as tenants in common, in that Correction Grant Deed recorded on February 15, 2019 in Document 2019-0003002-00, of Yolo County Official Records, and granted to FRANK L. MULLER and NANCY C. MULLER, Trustees of the FRANK L. MULLER and NANCY C. MULLER REVOCABLE TRUST, in that Grant Deed recorded on May 17, 2021 in Document 2021-0019427, Yolo County Official Records, being more particularly described as follows:

BEGINNING at a point on the East line of the Muller Parcel as shown in Book 12 of Maps and Surveys at Page 35, said County Records; said point being distant from National Geodetic Survey Control Monument, Designation "HPGN CA 03 08" the following three (3) courses and distances: (1) South 83°04'27" West 24,230.21 feet to National Geodetic Survey Control Monument, Designation "KEATON"; (2) South 84°19'50" East 10,200.65 feet to the Northeast corner of said Muller Parcel; and 3) along said East line, South 06°27'58" East 268.54 feet; thence, from said POINT OF BEGINNING and leaving said East line, South 78°03'24" West 2,022.72 feet; thence South 05°46'20" East 155.42 feet; thence South 12°26'57" West 1,686.96 feet; thence South 00°16'47" West 166.60 feet; thence South 55°01'30" West 192.97 feet; thence South 33°48'38" West 348.08 feet; thence South 20°41'02" West 127.78 feet; thence South 12°15'24" West 91.10 feet to the South line of said Muller Parcel; thence, along said South line, South 79°22'36" East 103.90 feet to the most Southerly corner of said Muller Parcel; thence, along the Southeasterly line of said Muller Parcel the following two (2) courses and distances: 1) North 51°52'23"




Christopher W. Lerch

11-17-2023
Date

East 544.76 feet; and 2) North $65^{\circ}08'46''$ East 2,271.19 feet to the Southeast corner of said Muller Parcel; thence, along said East line of said Muller Parcel, the following three (3) courses and distances: 1) North $00^{\circ}00'01''$ East 67.23 feet; 2) North $28^{\circ}14'01''$ East 593.99 feet; and 3) North $06^{\circ}27'58''$ West 1,140.43 feet to the POINT OF BEGINNING.

Containing 100.597 acres of land, more or less.

The basis of bearings for this description is the grid bearing between National Geodetic Survey Control Monument, Designations "KEATON" and "HPGN CA 03 08"; said "KEATON" (PID-AI5065) having coordinates of North (Y) 2,020,158.86 sft and East (X) 6,594,078.55 sft with an epoch date of 2010.00; said "HPGN CA 03 08" (PID-JS4668) having coordinates of North (Y) 2,023,080.70 sft and East (X) 6,618,131.95 sft with an epoch date of 2010.00; said grid bearing being South $83^{\circ}04'27''$ West as determined from National Geodetic Survey data sheets.

All bearings and coordinates described herein are grid and are based on the California Coordinate System of 1983, Zone 2. All distances described herein are ground and shown in United States survey feet (sft) and decimals thereof. To obtain grid distances, multiply ground distances by the combination factor of 0.99993572.

End of description.

See Exhibit 'B' attached hereto and made a part hereof.

DRAFT
(FINAL TO BE REVIEWED BY COUNTY SURVEYOR)

LANDS OF MULLER
 DOC-2015-0034590-00

LANDS OF FERRINDELLI
 DOC-2021-0019427-00

SEE SHEET 2
 S84°19'50"E 10200.65'

COUNTY ROAD 19

S06°27'58"E
 268.54'

S78°03'24"W 2022.72'

N6°27'58"W 1140.43'

POINT OF BEGINNING

S05°46'20"E
 155.42'

MULLER
 12 M&S 35
 DOC 2021-0019427

PARCEL
 106.964 ACRES

**PARCEL
 100.597 ACRES**

LANDS OF GRANITE CONSTRUCTION CO.
 DOC-2007-0007654-00

COUNTY ROAD 94B

50.00'

S12°26'57"W 1686.96'

N0°00'01"E
 67.23'

S55°01'30"W
 192.97'

S00°16'47"W
 166.60'

S33°48'38"W
 348.08'

N65°08'46"E 2271.19'
 LANDS OF TEICHERT LAND CO
 1856 O.R. 261

S20°41'02"W
 127.78'

S12°15'24"W
 91.10'

1677 O.R. 730

S79°22'36"E
 103.90'

N51°52'23"E
 544.76'

351 O.R. 304

LANDS OF
 COUNTY ROAD 94B, LLC
 DOC-2016-0039694-00



SCALE: 1"=600'

#2710-15



EXHIBIT "B"

FOR

COUNTY OF YOLO

BEING A PORTION OF THE
 RANCHO RIO JESUS MARIA,
 TOWNSHIP 10 NORTH, RANGE 1 EAST,
 MOUNT DIABLO BASE & MERIDIAN,
 YOLO COUNTY COUNTY, CALIFORNIA

SHEET 1 OF 2

NOVEMBER 15, 2023

LM LAUGENOUR AND MEIKLE
 CIVIL ENGINEERING · LAND SURVEYING · PLANNING
 608 COURT STREET, WOODLAND, CALIFORNIA 95695 · PHONE: (530) 862-1755
 P.O. BOX 828, WOODLAND, CALIFORNIA 95776 · FAX: (530) 662-4602

EPOCH DATE: 2010.00



BASIS OF BEARINGS
S83°04'27"W 24,230.21'

S84°19'50"E 10,200.65'
SEE SHEET 1

KEATON
P.I.D.: A15065
N: 2,020,158.86 SFT
E: 6,594,078.55 SFT
CCS 83 - ZONE 2
C.G.F.: 0.99993522
ELEVATION N.A.V.D. 88: 117.6 SFT
CONVERGENCE ANGLE: 00°04'17.8"

HPGN CA 03 08
P.I.D.: JS4668
N: 2,023,080.70 SFT
E: 6,618,131.95 SFT
CCS 83 - ZONE 2
C.G.F.: 0.99993621

DETAIL "A"
NTS

#2710-15

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EXHIBIT "B"
FOR
COUNTY OF YOLO
BEING A PORTION OF THE
RANCHO RIO JESUS MARIA,
TOWNSHIP 10 NORTH, RANGE 1 EAST,
MOUNT DIABLO BASE & MERIDIAN,
YOLO COUNTY COUNTY, CALIFORNIA
SHEET 2 OF 2 NOVEMBER 15, 2023