

Recording requested by,  
and when recorded mail to:

STATE OF CALIFORNIA  
Department of Fish and Wildlife  
Wildlife Conservation Board  
P.O. Box 944209  
Sacramento, California 94244-2090

\_\_\_\_\_ Space above this line for Recorder's Use \_\_\_\_\_  
Project: Lower Colgan Creek Riparian Restoration  
County: Sonoma Project ID: 2024001

**NOTICE OF UNRECORDED GRANT AGREEMENT**

A Grant Agreement titled for reference purposes as Lower Colgan Creek Riparian Restoration (Agreement No. WC-2466CA), was entered into by and between the State of California, by and through the Wildlife Conservation Board (Board) and City of Santa Rosa (Grantee). As this recording is on the behalf of the State, please note the recording of these documents is not subject to payment of fees pursuant to Section 27383 of the Government Code.

The Board and Grantee entered into said Grant Agreement (No. WC-2466CA), pursuant to which the Board granted funds to Grantee to perform certain activities on the certain real property in Sonoma County owned by the Sonoma County Water Agency (Landowner), to restore riparian habitat and monarch meadows, recontour a channelized urban creek to its historic, meandering channel, and provide wildlife-oriented public access. The Grant Agreement term runs from May 23, 2024, through December 31, 2027, for capital improvements and restoration activities, and from May 23, 2024, through May 23, 2049 (typically 25 years) for management and monitoring practices. Landowner, and its respective personal representatives, heirs, successors and assigns, grants to Grantee the irrevocable right of access to the real property, as described in Exhibit "A" attached hereto and incorporated herein by this reference, to fulfill the terms of the Grant Agreement. For additional terms and conditions of the Grant, reference should be made to the Grant Agreement, which is on file with the Wildlife Conservation Board, 715 P Street, 17th Floor, Sacramento, California 95814.

SIGNATURE OF STATE OF CALIFORNIA, WILDLIFE CONSERVATION BOARD

\_\_\_\_\_ DATE \_\_\_\_\_  
Rebecca J. Fris, Deputy Executive Director, Restoration and Administration

SIGNATURE OF GRANTEE, CITY OF SANTA ROSA

\_\_\_\_\_ DATE \_\_\_\_\_  
NAME, TITLE

SIGNATURE OF LANDOWNER, SONOMA COUNTY WATER AGENCY

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Grant Davis, General Manager

DATE \_\_\_\_\_

## EXHIBIT A

### LEGAL DESCRIPTION

All that certain real property situate in the County of Sonoma, State of California, described as follows:

#### PARCEL 1:

BEGINNING AT THE SOUTHEASTERN CORNER OF THE REAL PROPERTY OF GRANTOR DESCRIBED IN AN INSTRUMENT RECORDED IN BOOK 545 AT PAGE 308 OF OFFICIAL RECORDS OF SONOMA COUNTY, CALIFORNIA, SAID POINT HAVING COORDINATES OF Y=269,257.74 AND X=1,792,329.28 AND BEING THE TRUE POINT OF BEGINNING OF THE PARCEL OF LAND TO BE HEREIN DESCRIBED; THENCE FROM SAID TRUE POINT OF BEGINNING ALONG THE SOUTHERN BOUNDARY OF SAID REAL PROPERTY OF GRANTOR, N 89° 34' 17" W, 105.00 FEET; THENCE LEAVING SAID SOUTHERN ALONG A LINE PARALLEL TO AND 105.00 FEET WESTERLY OF THE EASTERN BOUNDARY OF SAID REAL PROPERTY OF GRANTOR, N 0° 39' 58" E, 314.98 FEET; THENCE ALONG A TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 453.00 FEET THROUGH AN ANGLE OF 17° 00' 00" A DISTANCE OF 134.41 FEET; THENCE TANGENT TO THE LAST MENTIONED CURVE N 18° 24' 57" E, 229.32 FEET; THENCE ALONG A TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 350.00 FEET THROUGH AN ANGLE OF 17° 00' 00" A DISTANCE OF 103.85 FEET TO A POINT OF CUSP WITH THE EASTERN BOUNDARY OF SAID REAL PROPERTY OF GRANTOR; THENCE ALONG SAID EASTERN BOUNDARY S 0° 39' 58" W, 767.73 FEET TO THE TRUE POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED.

#### PARCEL 2:

BEGINNING AT THE NORTHEASTERN CORNER OF THE REAL PROPERTY OF GRANTOR DESCRIBED IN AN INSTRUMENT RECORDED IN BOOK 1929 AT PAGE 977 OF OFFICIAL RECORDS OF SONOMA COUNTY, CALIFORNIA, SAID POINT HAVING COORDINATES Y=268,927.09 AND X=1,792,325.44 AND BEING TRUE POINT OF BEGINNING OF THE PARCEL OF LAND TO BE HEREIN DESCRIBED; THENCE FROM SAID TRUE POINT OF BEGINNING ALONG THE EASTERN BOUNDARY OF SAID REAL PROPERTY OF GRANTOR, S 0° 39' 58" W, 33.58 FEET; THENCE ALONG A TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 252.00 FEET THROUGH AN ANGLE OF 40° 41' 32" A DISTANCE OF 180.40 FEET; THENCE ALONG A NONTANGENT LINE S 0° 39' 57" W, 63.31 FEET; THENCE ALONG A LINE PARALLEL TO AND 66.00 FEET NORTHERLY OF THE SOUTHERN BOUNDARY OF SAID REAL PROPERTY OF GRANTOR N 89° 40' 40" W, 984.49 FEET TO THE WESTERN BOUNDARY OF SAID REAL PROPERTY OF GRANTOR; THENCE ALONG SAID WESTERN BOUNDARY N 0° 39' 52" E, 85.00 FEET; THENCE ALONG A LINE PARALLEL TO AND 151.00 FEET NORTHERLY OF

SAID SOUTHERN BOUNDARY S 89° 40' 40" E, 798.51 FEET; THENCE ALONG A TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 145.00 FEET THROUGH AN ANGLE OF 89° 39' 22" A DISTANCE OF 226.90 FEET; THENCE TANGENT N 0° 39' 58" E, 31.50 FEET TO THE NORTHERN BOUNDARY OF SAID REAL PROPERTY OF GRANTOR; THENCE ALONG SAID NORTHERN BOUNDARY S 89° 34' 17" E, 105.01 FEET TO THE TRUE POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED.

PARCEL 3:

COMMENCING AT THE NORTHEASTERN CORNER OF THE REAL PROPERTY OF GRANTOR DESCRIBED IN THE HEREINABOVE REFERENCED RECORDED INSTRUMENT, SAID POINT HAVING COORDINATES OF Y=268,927.09 AND X=1,792,325.44; THENCE ALONG THE EASTERN BOUNDARY OF SAID REAL PROPERTY OF GRANTOR, S 0° 39' 58" W, 33.58 FEET TO THE TRUE POINT OF BEGINNING OF THE PARCEL OF LAND TO BE HEREIN DESCRIBED; THENCE CONTINUING ALONG SAID EASTERN BOUNDARY, S 0° 39' 58" W, 226.84 FEET; THENCE LEAVING SAID EASTERN BOUNDARY, N 89° 40' 40" W, 62.00 FEET; THENCE N 0° 39' 57" E, 63.31 FEET TO A POINT OF A NON-TANGENT CURVE TO THE LEFT FROM WHICH A RADIAL LINE BEARS N 47° 57' 56" W; THENCE NORTHEASTERLY ALONG SAID CURVE HAVING A RADIUS OF 252.00 FEET THROUGH AN ANGLE OF 40° 41' 32" A DISTANCE OF 180.40 FEET TO THE TRUE POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED. THE BASIS OF BEARINGS AND COORDINATES FOR THE ABOVE DESCRIPTIONS IS THE CALIFORNIA COORDINATE SYSTEM, ZONE 2.

APN: 043-122-015-000

PARCEL ONE:

COMMENCING AT THE SOUTHWESTERN CORNER OF THE REAL PROPERTY OF GRANTOR DESCRIBED IN AN INSTRUMENT RECORDED IN BOOK 1562 AT PAGE 246 OF OFFICIAL RECORDS OF SONOMA COUNTY, CALIFORNIA, SAID POINT HAVING COORDINATES OF Y=268,600.68 AND X=1,792,321.64;

THENCE ALONG THE WESTERN BOUNDARY OF SAID REAL PROPERTY OF GRANTOR, N 0° 39' 58" E, 971.65 FEET TO THE TRUE POINT OF BEGINNING OF THE PARCEL OF LAND TO BE HEREIN DESCRIBED;

THENCE FROM SAID TRUE POINT OF BEGINNING CONTINUING ALONG SAID WESTERN BOUNDARY N 0° 39' 58" E, 1,332.45 FEET;

THENCE LEAVING SAID WESTERN BOUNDARY ALONG A TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 450.00 FEET THROUGH AN ANGLE OF 37° 19' 27" A DISTANCE OF 293.14 FEET;

THENCE ALONG A TANGENT LINE N 37° 59' 25" E, 89.97 FEET TO THE NORTHERN BOUNDARY OF SAID REAL PROPERTY OF GRANTOR;

THENCE ALONG SAID NORTHERN BOUNDARY, S 89° 44' 27" E, 126.44 FEET;

THENCE LEAVING SAID NORTHERN BOUNDARY, S 37° 59' 25" W, 167.35 FEET;

THENCE ALONG A TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 350.00 FEET THROUGH AN ANGLE OF 37° 19' 27" A DISTANCE OF 228.00 FEET;

THENCE ALONG A LINE PARALLEL TO AND 100.00 FEET EASTERLY OF THE WESTERN BOUNDARY OF SAID REAL PROPERTY OF GRANTOR, S 0° 39' 58" W, 879.27 FEET;

THENCE ALONG A TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 450.00 FEET THROUGH AN ANGLE OF 17° 00' 00" A DISTANCE OF 133.52 FEET;

THENCE TANGENT S. 17° 09' 59" W, 229.31 FEET;

THENCE ALONG A TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 348.00 FEET THROUGH AN ANGLE OF 17° 00' 00" A DISTANCE OF 103.25 FEET TO A POINT OF CUSP AT THE WESTERN BOUNDARY OF SAID REAL PROPERTY OF GRANTOR AND THE POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED.

PARCEL TWO:

BEGINNING AT THE NORTHWESTERN CORNER OF THE REAL PROPERTY OF GRANTOR DESCRIBED IN AN INSTRUMENT RECORDED IN BOOK 1562 AT PAGE 246, OFFICIAL RECORDS OF SONOMA COUNTY, SAID POINT HAVING COORDINATES OF Y=271,247.95 AND X=1,792,352.42 AND BEING THE TRUE POINT OF BEGINNING OF THE PARCEL OF LAND TO BE HEREIN DESCRIBED;

THENCE FROM SAID TRUE POINT OF BEGINNING ALONG THE NORTHERN BOUNDARY OF SAID REAL PROPERTY OF GRANTOR, S 89° 44' 27" E, 146.71 FEET;

THENCE LEAVING SAID NORTHERN BOUNDARY S 37° 59' 25" W, 89.97 FEET;  
THENCE ALONG A TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 450.00 FEET THROUGH AN ANGLE OF 37° 19' 27" A DISTANCE OF 293.14 FEET TO A POINT OF CUSP WITH THE WESTERN BOUNDARY OF SAID REAL PROPERTY OF GRANTOR;

THENCE ALONG SAID WESTERN BOUNDARY N 0° 39' 58" E, 343.35 FEET TO THE TRUE POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED.

APN: 043-135-002