

LOCAL AGENCY FORMATION COMMISSION OF THE COUNTY OF MARIN

RESOLUTION NO. 68-6

RESOLUTION APPROVING THE ANNEXATION OF TERRITORY TO

NORTH MARIN COUNTY WATER DISTRICT

LANDS OF CYPRESS POINT ASSOCIATES - ANNEXATION NO. 5

WHEREAS, a resolution of application No. 721 has been filed by North Marin County Water District together with evidence of written consent of all owners of property within the proposed annexation; and

WHEREAS, the Commission has found the territory to be annexed to be uninhabited; and

WHEREAS, the North Marin County Water District has not requested the Commission to hold a noticed public hearing in accordance with Government Code Section 56261.

NOW, THEREFORE, BE IT RESOLVED by the Marin County Local Agency Formation Commission, in accordance with the District Reorganization Act of 1965, that it does hereby approve the annexation of territory known as Lands of Cypress Point Associates - Annexation No. 5 to North Marin County Water District with the following determinations:

1. North Marin County Water District shall be the conducting District for further proceedings to annex this territory and the Board of Directors of that District is directed to initiate annexation proceedings in compliance with this resolution and the resolution of application. Such proceedings may be without notice of hearing and without election.


2. The territory proposed for annexation shall be designated as Lands of Cypress Point Associates - Annexation No. 5.

PASSED AND ADOPTED by the Marin County Local Agency Formation Commission on this 7th day of March, 1968 by the following vote:

AYES: COMMISSIONERS Jan Paul Dyk, Peter H. Behr, H. G. Marchant, Thomas T. Storer and J. Wayne Womack.

NOES: None.

ABSENT: None.


Chairman of the Local Agency Formation Commission of the County of Marin

ATTEST:


Executive Officer

EXHIBIT A

All that certain real property situate in the County of Marin, State of California, the exterior boundaries of which are described as follows:

COMMENCING at the intersection of the courses North 80°45' East 41.60 chains (2745.6 feet) and South 6°15' East 26.20 chains (1729.2 feet) as said courses are set forth in Parcel One - First Tract of the conveyance from Michael Cerini and Rita K. Cerini, his wife, to Cypress Point Associates, a Limited Partnership, recorded December 28, 1967 in Book 2182 of Deeds at Page 104, Official Records of Marin County, and running thence from said intersection and along the northerly boundaries of said Parcel One - First Tract South 80°45' West 2745.6 feet and South 66°15' West 3379.2 feet to a point which bears South 16°15' East 105.6 feet from the most northerly corner of Parcel One - Third Tract of said conveyance (2182 O.R.104). Thence North 16°15' West 105.6 feet to said northerly corner.

Continuing thence along the common boundaries between the lands of William Straus and Ellen Straus, his wife, and Herbert H. Angress and Dina Angress, his wife, and the lands of Cypress Point Associates as said boundaries were established by the boundary line agreement between William Straus, et al, and Michael Cerini, et ux, recorded March 2, 1966, in Book 2029 of Deeds at Page 56, Official Records of Marin County, the following courses and distances: South 64°18' West 1816.5 feet to an iron pipe monument, South 51°30' West 935.16 feet to a nail set in a fence post, South 55°43' West 426.6 feet to an iron pipe monument, South 79°57' West 651.31 feet to an existing redwood hub stamped L.S.2535 and thence South 29°54' East 221.4 feet to a high point on a rock.

Running thence along the westerly and southerly boundaries of Parcel Two as said boundaries are set forth in said conveyance from Michael Cerini, et ux, to Cypress Point Associates (2182 O.R. 104) and as said boundaries were confirmed in the boundary line agreement between Emil Cerini, et ux, and David Steele et ux, recorded November 22, 1929 in Book 185 of Deeds at Page 363, Official Records of Marin County, the following courses and distances: South 29°54' East to a point on the sand on the shore of Tomales Bay at ordinary high water mark; thence southerly along said ordinary high water mark and the westerly line of Tideland Survey No. 79 (Patent Book A - Page 354) to a point where the fence line marking the northerly line of the lands of David Steele, produced westerly would intersect said ordinary high water mark; thence along said fence line North 41°21' East 240 feet, more or less, to a point in the track of the Northwestern Pacific Railroad; thence continuing along said fence line, North 25°31' East 166.0 feet; thence North 52°54' East 55.7 feet; thence North 2°11' East 116.1 feet; thence North 58°49' East 139.8 feet; thence North 12°21' East 76.2 feet; thence North 33°39' West 111.5 feet; thence North 17°53' West 60.2 feet; thence North 20°44' East 72.0 feet; thence North 3°31' East 155.3 feet; thence North 23°14' East 76.0 feet; thence North 57°07' East 200.9 feet; thence North 37°54' East 189.2 feet; thence North 70°47' East 131.3 feet; thence North 89°32' East 324.3 feet; thence North 68°12' East 43.5 feet to the southwesterly corner of Parcel One - Second Tract of said conveyance from Michael Cerini, et ux, to Cypress Point Associates (2182 O.R. 104).

Running thence along the southerly boundaries of said Parcel One - Second Tract as said boundaries were first described in the conveyance from Henry W. Halleck to H. W. Cothran and Isaac Pitts, by deed dated September 6, 1862, and recorded February 7, 1865, in Book "E" of Deeds at Page 274, Official Records of Marin County, North 68°45' East 1280.40 feet and thence North 78°30' East 1333.20 feet to the most easterly corner of said Parcel One - Second Tract, said corner being also the most southerly corner of Parcel One - First Tract (2182 O.R. 104).

Running thence along the southeasterly and easterly boundaries of said Parcel One - First Tract (2182 O.R. 104) North 75°45' East 3326.4 feet, North 35°45' East 2653.2 feet (Deed 40.20 chains) and thence North 6°15' West 1729.2 feet (Deed 26.20 chains) to the point of commencement.

Containing 685 acres more or less, the above described exterior boundaries shall be the exterior boundaries of all that real property conveyed to Cypress Point Associates, a Limited Partnership, by Michael Cerini, et ux, and described in the deed recorded December 28, 1967, in Book 2182 of Deeds at Page 104, Official Records of Marin County.

Point of Commencement

No.	Course	Distance
1.	S 29°54'E	-
2.	High Water Mark	-
3.	N 41°21'E	240.0 ±
4.	N 25°31'E	166.0
5.	N 52°54'E	55.7
6.	N 2°11'E	116.1
7.	N 58°49'E	139.8
8.	N 12°21'E	76.2
9.	N 33°39'W	111.5
10.	N 17°53'W	60.2
11.	N 20°44'E	72.0
12.	N 3°31'E	155.3
13.	N 23°14'E	76.0
14.	N 57°07'E	200.9
15.	N 37°54'E	189.2
16.	N 70°47'E	131.3
17.	N 89°32'E	324.3
18.	N 68°12'E	43.5

ANNEXATION NO. 5

Lands of
Cypress Point Associates
2182 O.R. 104
Dec. 28, 1967

A.P. # 104-130-27
602 Acres

A.P. # 104-130-28
57 Acres

Existing

Boundaries N.M.C.W.D. Annexation No. 2 - Parcel Two
1816.5'
935.16'

N 16°15'W
105.6'

Shoreline
S 55°43'W 426.6'
S 79°57'W 651.31'
S 29°54'E 221.4'

Existing Boundaries
N 57°07'E 200.9'
N 37°54'E 189.2'
N 70°47'E 131.3'
N 89°32'E 324.3'
N 68°12'E 43.5'

Boundaries N.M.C.W.D. Annexation No. 2 - Parcel One
70821

State Route No. 1

Marshall - Petaluma Road

MARSHALL

3. thru 18. See Chart

N.M.C.W.D.

RECEIVED

FEB 27 1968

COUNTY CLERK

Tomas Bay

Bay

NORTH MARIN COUNTY
WATER DISTRICT
NOVATO, CALIFORNIA

Annexation No. 5
West Marin

DES	DR	CH	REC	SCALE	1" = 1200' ±
RCB	RCB			DATE	Jan. 24, 1968
APPROVED				SHEET NO.	1 OF 1 SHEETS
J. D. Tuttle		for J. B. Gilbert		NO.	530-A-2