

RCFC Investments, LLC
c/o Stonegate Development
27068 La Paz Rd, Suite 654
Aliso Viejo, CA 92656

February 5, 2025

Corona City Council
400 South Vicentia Ave
Corona, CA 92882

SENT VIA EMAIL AND US MAIL

Re: Map Extension of Time -Tract 32686 (4000 South Main Street)

Dear Councilmembers,

In addition to my letter of January 24, 2025 requesting the deletion of condition 53 and affirming our consent to trail conditions, staff has asked that we include specific language conditions as to trails as follows.

New Condition 106: Prior to map recordation, the applicant shall construct or guarantee the construction of public trail and trail amenities for the Main Street Trail as approved by the Community Services Director, including the following:

1. A trailhead that connects to Main Street and includes a kiosk, backless bench, bicycle repair station, trash can, dog bag dispenser, and 10 parking spaces with at least one dedicated ADA parking stall, unless otherwise approved by the Community Services Director. All amenities shall be consistent with the Trails Master Plan.
2. The proposed public trail shall be composed of decomposed granite.
3. The proposed trail shall extend over the adjacent knoll located on Lot "J" and include a viewpoint rest area with amenities including two backless benches. The trail on the slope(s) shall include steps utilizing timber or other materials approved by the Community Services Director.

New Condition 107: Prior to map recordation, the applicant shall dedicate a public access easement that extends from the proposed public trailhead to the Main Street Trail along the southern boundary of the project, including the resting area on the knoll within Lot "J".

New Condition 108: Prior to approval of the grading plans the developer shall ensure the project preserves the Malaga Trail as defined as Trails 69 and 71 of the Trails Master Plan in their natural state.

We hereby consent to these additional conditions.

Sincerely,


RCFC Investment, LLC

Gordon D. Youde
It's Manager

EXHIBIT 2