



To: Douglas Erdman, P.E.
City of Lake Forest
100 Civic Center Drive
Lake Forest, CA 92630

Date: March 8, 2024

From: Paragon Partners Consultants, Inc.

Subject: Lake Forest Jeronimo Road Widening Improvement Project – Documents Request

MESSAGE:

Hello Mr. Erdman,

Per your request and following up on Michael Leifer’s email, enclosed are the documents that were submitted to the appraiser and the documents that were received from the appraiser for the Lake Forest Jeronimo Road Widening Improvement Project.

Documents provided to the appraiser for the first appraisal

- Title report dated 3-24-2023
- Notice of Decision to Appraise (NODA)
- Draft legal description and plat map for fee acquisition area
- Construction plans dated 2-24-2023

Documents received from the appraiser for the first appraisal

- Appraisal report dated 5-30-2023
- Appraisal summary statement dated 5-30-2023

Documents provided to the appraiser for the current appraisal

- Title report dated 3-24-2023
- Updated NODA
- Updated exhibit showing acquisition areas (fee acquisition and TCE) dated 2-7-2024
- Updated exhibit showing acquisition areas (fee acquisition and TCE) dated 2-9-2024
- Updated exhibit showing tree impacts dated 2-9-2024
- Signed legal description and plat map for fee acquisition area
- Signed legal description and plat map for the temporary construction easement area