

- GENERAL NOTES:**
- RECORD OWNER: CASTLE & COOKE CALIFORNIA, INC. AND C&C MOUNTAINGATE, INC. 10000 STOCKDALE AVENUE BAKERSFIELD, CA 93311 TEL. NO. (661) 664-6544
  - SUBDIVIDER: CASTLE & COOKE CALIFORNIA, INC. 10000 STOCKDALE AVENUE BAKERSFIELD, CA 93311 TEL. NO. (661) 664-6544
  - ENGINEER: PSOMAS 11444 WEST OLYMPIC BOULEVARD, SUITE 750 WEST LOS ANGELES, CA 90064 TEL. NO. (310) 954-3700
  - PROJECT ADDRESS: 2050 STONEY HILL ROAD
  - GROSS AREA (PROPERTY TO CENTER LINE OF ABUTTING STREETS): 4451.7 ACRES (19,663,720 SQ.FT.)
  - GROSS DEVELOPMENT AREA (AREA WITHIN TRACT): 4449.5 ACRES (19,567,843 SQ.FT.)
  - EXISTING ZONING: RE 40-1-H, [O] A1-1, [T] O A1-1, PF-1-XL
  - PROPOSED ZONING: RE 20-1-H, [O] A1-1, [T] O A1-1. SEE NOTE #24 BELOW
  - TOTAL NUMBER OF LOTS: 32 LOTS
  - PROPOSED LAND USE: 29 SINGLE FAMILY HOMES
  - THE PROPOSED METHOD OF SEWAGE DISPOSAL: CONNECT TO EXISTING CITY OF LOS ANGELES SANITARY SEWER SYSTEM, SEWER LIFT STATION.
  - THE PROPOSED METHOD OF DRAINAGE: EXISTING CITY OF LOS ANGELES STORM DRAIN SYSTEM, OUTLET INTO EXISTING WATER COURSES; DEDICATE PROPOSED DRAINAGE SYSTEM TO CITY OF LOS ANGELES.
  - THE PROPOSED STREET AND LOT GRADING ARE APPROXIMATE ONLY AND SUBJECT TO ADJUSTMENTS FOR BALANCED EARTHWORK IN THE FINAL DESIGN OF THE PROJECT. GRADES SHOWN ARE ± 10'.
  - ALL PARCELS ARE WITHIN FLOOD ZONE C PER FIRM PANEL NO. 060137-0052-C.
  - CUT AND FILL WILL BE BALANCED ON SITE.
  - PLEASE SEE TREE REPORT ADDENDUM FOR MORE DETAILED INFORMATION ON EXISTING TREES AND PLANT COMMUNITIES.
  - PARKING SPACES WILL BE PROVIDED AS REQUIRED BY CODE.
  - LOT SIZES AND CONFIGURATIONS ARE ILLUSTRATIVE ONLY AND WILL BE FINALIZED ON THE FINAL MAP.
  - LOCATIONS OF BUILDING ENVELOPES ARE ILLUSTRATIVE ONLY. ALL BUILDINGS WILL BE LOCATED WITHIN THE PAD AREA AND WILL ADHERE TO SETBACK AND HEIGHT REQUIREMENTS PER CODE. ACCESS DRIVEWAY LOCATIONS WILL ALSO BE PER CODE.
  - THIS MAP IS A REQUEST FOR LOT AVERAGING IN THE RE-20 ZONE.
  - A MAJOR PLAN REVIEW APPLICATION HAS BEEN FILED SIMULTANEOUSLY WITH THIS VESTING TENTATIVE TRACT MAP TO ELIMINATE ANY ZONING OR GENERAL PLAN INCONSISTENCIES.
  - THE PROJECT IS NOT WITHIN THE VICINITY OF MULHOLLAND SCENIC PARKWAY.
  - MISSION CANYON 8 LANDFILL WILL REMAIN UNDER C&C MOUNTAINGATE, INC. OWNERSHIP AND MAINTENANCE.

**EARTHWORK GRADING SUMMARY**

**EARTHWORK -**

Out - Grading for Stoney Hill Pads/Lots	575,000 ± C.Y.
Fill - Canyon	525,000 ± C.Y.
Out - Grading for Canyonback Pads/Lots	450,000 ± C.Y.
Fill - Canyon	480,000 ± C.Y.
<b>TOTAL EARTHWORK CUT VOLUMES:</b>	<b>1,055,000 ± C.Y.</b>

**REMEDIAL EARTHWORK -**

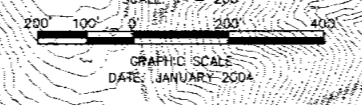
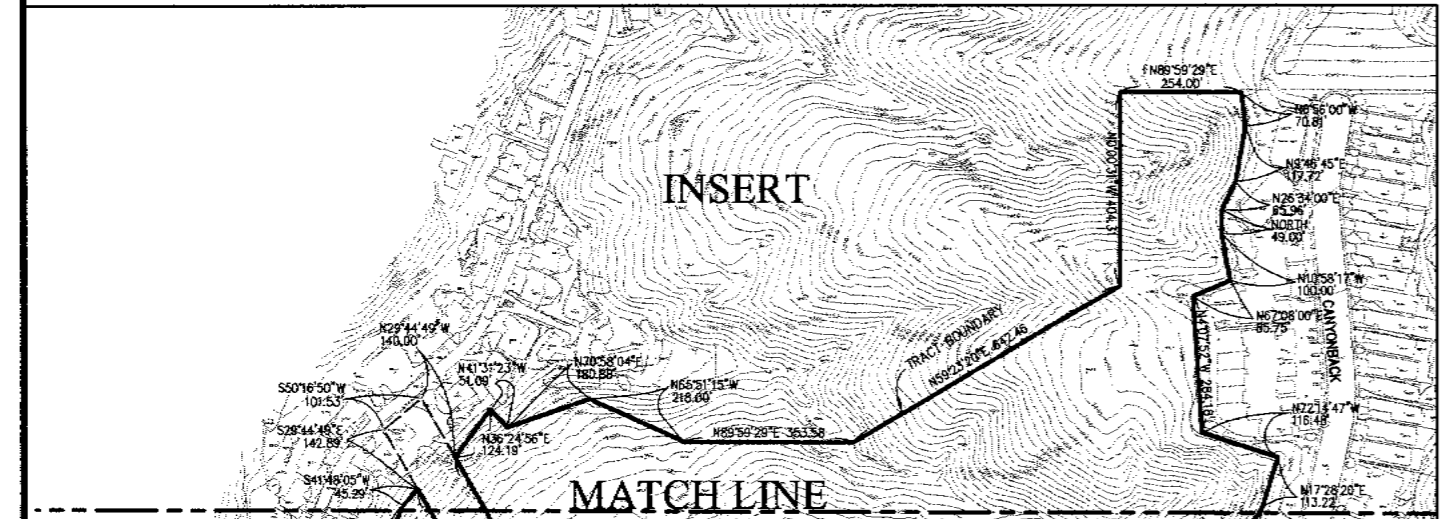
Overexcavation	91,000 ± C.Y.
(Grading below proposed pad elevations to prepare for buildings)	
Landside & Alluvial R&P:	850,000 ± C.Y. Stoney Hill & Canyonback
Shear Key Grading	24,000 ± C.Y.
<b>TOTAL REMEDIAL EARTHWORK:</b>	<b>965,000 ± C.Y.</b>

**AREA GRADED -**

Stoney Hill -	13.3 acres Pads, Street & Cut Slopes
	11.3 acres Canyon Fill
Canyonback -	11.0 acres Pads, Street & Cut Slopes
	7.8 acres Canyon Fill
Mission Canyon 8 Landfill -	12.8 acres (Balance Area)
<b>TOTAL ACREAGE:</b>	<b>56.2 acres</b>

NOTE: GRADING INFORMATION BASED ON MARCH 18, 2003 REPORT PREPARED BY LEIGHTON AND ASSOCIATES. ACTUAL FIELD CONDITIONS MAY RESULT IN ADDITIONAL REMEDIAL GRADING AND WILL BE AFFECTED BY SHRINKAGE AND SUBSIDENCE FACTORS IN THE SOIL. THESE QUANTITIES ARE PREPARED AS A GENERALLY ACCEPTED ENGINEER'S ESTIMATE. SUCH ESTIMATES MAY BE EXPECTED TO BE WITHIN 10% OF FINAL QUANTITIES.

- LOT INFORMATION LEGEND:**
- (XX) LOT NUMBER
- LEGEND:**
- |                      |                                     |
|----------------------|-------------------------------------|
| TRACT BOUNDARY       | CAISSONS                            |
| PROPOSED LOT LINE    | RETAINING WALL                      |
| BUILDING ENVELOPE    | GABION RETAINING WALL (6' ± HEIGHT) |
| EXIST. ZONE BOUNDARY | SLOPE                               |
| PROPOSED CONTOUR     | REGRADE/NEW ROADWAY                 |
| EXISTING CONTOUR     | TERRACE DRAIN                       |
| DAYLIGHT LINE        | SLOPE                               |
| INFLUENCE LINE       | COAST LIVE OAK TO BE RETAINED       |
| STORM DRAIN LINE     | COAST LIVE OAK TO BE REMOVED        |
| SANITARY SEWER LINE  | SYCAMORE TO BE RETAINED             |
| WATER LINE           | SYCAMORE TO BE REMOVED              |



<p><b>LEGAL DESCRIPTION:</b></p> <p>BEING A PORTION OF LOTS 6, 7, 10, 11 AND 12 IN REGION 36, DIVISION 1 OF THE OFFICIAL MAP OF THE COUNTY OF LOS ANGELES, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA PER MAP FILED IN BOOK 1, PAGES 76 TO 92, INCLUSIVE, OF OFFICIAL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. (SEE SEPARATE ATTACHMENT FOR COMPLETE DESCRIPTION)</p>	<p><b>PSOMAS</b></p> <p>11444 West Olympic Boulevard, Suite 750 West Los Angeles, CA 90064-1549 (310) 954-3700 (310) 954-3777 (FAX)</p>	<p><b>DESIGNED:</b> A.N.</p> <p><b>DRAFTED:</b> C.D.S.</p> <p><b>CHECKED:</b> J.G.</p> <p>DATE: 1-30-04</p>	<p><b>OWNER/DEVELOPER:</b></p> <p><b>CASTLE &amp; COOKE CALIFORNIA, INC.</b> 10000 STOCKDALE HIGHWAY BAKERSFIELD, CA 93311 TEL. NO. (661) 664-6544</p> <p><b>C &amp; C MOUNTAINGATE, INC.</b> 10000 STOCKDALE HIGHWAY BAKERSFIELD, CA 93311 TEL. NO. (661) 664-6544</p>	<p><b>2ND REVISED</b></p> <p><b>VESTING TENTATIVE</b></p> <p><b>TRACT MAP NO. 53072</b></p> <p>CITY OF LOS ANGELES STATE OF CALIFORNIA</p>	<p>PROJECT NO: 1MUR0103</p> <p>SHEET 1</p> <p>OF 2</p>
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