

SUBMITTAL TO THE BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



202B

FORM APPROVED COUNTY COUNSEL
DATE 9/13/15
BY: GREGORY P. PRIAMOS

FROM: TLMA - Transportation Department

SUBMITTAL DATE:
May 12, 2015

SUBJECT: Approval of the Final Map for Tract 36376, a Schedule "A" Subdivision in the French Valley Area. 3rd District; [\$0]

RECOMMENDED MOTION: That the Board of Supervisors:


1. Approve the Improvement Agreements and Securities as approved by County Counsel; and
2. Approve the final map; and
3. Authorize the Chairman of the Board of Supervisors to sign the Improvement Agreements and final map for Tract 36376.

BACKGROUND:

Summary

Tentative Tract Map No. 36376 was approved by the Board of Supervisors on 07/31/12, as Agenda Item 16-2. Final Tract Map 36376 is a 64.358 acre subdivision that is creating 103 new residential lots in the French Valley area. This Final Map complies in all respects with the provisions of Division 3 of Title 15 of the Government Code and applicable local ordinances. All necessary conditions of approval have been satisfied and departmental clearances have been obtained to allow for the recordation of the final map.


Patricia Romo
Assistant Director of Transportation


Juan C. Perez
Director of Transportation and Land Management

HS:lf
Submittals: Vicinity Map
Road/Drainage Improvement Agreements
Water Improvement Agreements
Sewer Improvement Agreements
Monumentation Agreements

Prev. Agn. Ref. 07/31/12, Item 16-2 | District: 3 | Agenda Number:

2-17

APPROVE

BY: Tina Grande
9/4/15

Dep't Recomm.:	<input checked="" type="checkbox"/>	Consent	<input type="checkbox"/>	Policy
Per Exec. Ofc.:	<input checked="" type="checkbox"/>	Consent	<input type="checkbox"/>	Policy

Departmental Concurrence

BACKGROUND:

Summary (continued)

Lennar Homes of California, Inc. desires to enter into Improvement Agreements to guarantee the construction of the required improvements and has submitted Improvement Agreements and Securities, which have been approved by County Counsel. All costs for improvements will be the responsibility of the developer. The securities posted by Westchester Fire Insurance Company are as follows:

- \$2,342,000 - Bond #72BSBGO8863 for the completion of street improvements
- \$219,500 - Bond #72BSBGO8863 for the completion of the water system
- \$214,500 - Bond #72BSBGO8863 for the completion of the sewer system
- \$160,100 - Bond #72BSBGO8864 for the completion of the monumentation



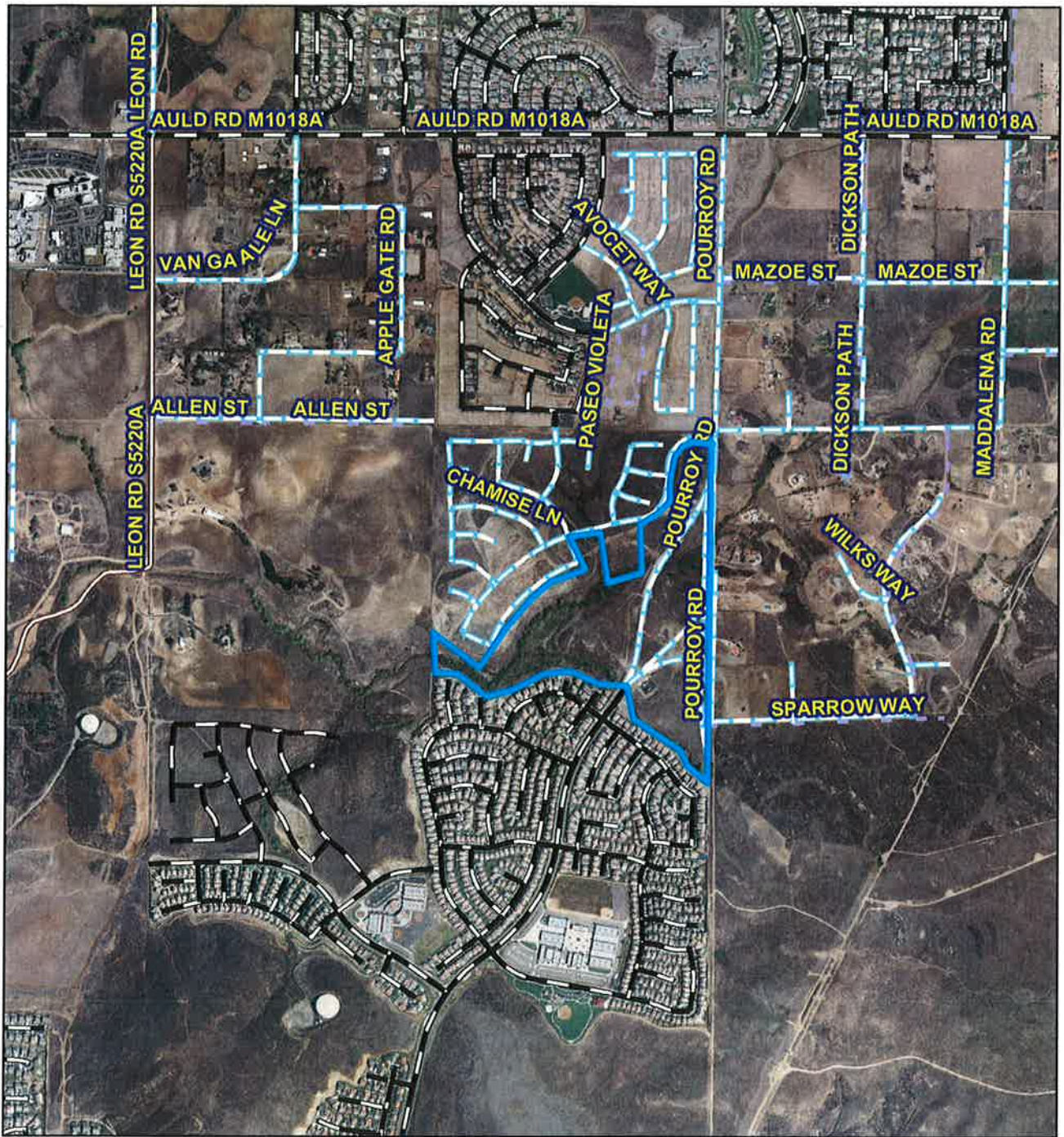
NOT TO SCALE

VICINITY MAP

TRACT MAP 36376

SEC. 8, TWP. 7S., RNG. 2W.

Supervisory District: 3
CHUCK WASHINGTON



NOT TO SCALE

VICINITY MAP
TRACT MAP 36376
SEC. 8, TWP. 7S., RNG. 2W.
Supervisorial District: 3

**AGREEMENT
FOR THE CONSTRUCTION OF ROAD/DRAINAGE IMPROVEMENTS**

This agreement, made and entered into by and between the County of Riverside, State of California, hereinafter called County, and Lennar Homes of California, Inc., hereinafter called Contractor.

WITNESSETH:

FIRST: Contractor, for and in consideration of the approval by County of the final map of that certain land division known as **Tract 36376**, hereby agrees, at Contractor's own cost and expense, to furnish all labor, equipment and materials necessary to perform and complete, within **24** months from the date this agreement is executed, in a good and workmanlike manner, all road and drainage improvements in accordance with those Road Plans for said land division which have been approved by the County Director of Transportation, and are on file in the office of the Riverside County Transportation Department, and do all work incidental thereto in accordance with the standards set forth in Riverside County Ordinance No. 461, as amended, which are hereby expressly made a part of this agreement. All the above required work shall be done under the inspection of and to the satisfaction of the County Director of Transportation, and shall not be deemed complete until approved and accepted as complete by the County. Contractor further agrees to maintain the above required improvements for a period of one year following acceptance by the County, and during this one year period to repair or replace, to the satisfaction of the Director of Transportation, any defective work or labor done or defective materials furnished. Contractor further agrees that all underground improvements shall be completed prior to the paving of any roadway. The estimated cost of said work and improvements is the sum of **Two million three hundred forty-two thousand and no/100 Dollars (\$2,342,000.00)**.

SECOND: Contractor agrees to pay to County the actual cost of such inspections of the work and improvements as may be required by the Director of Transportation. Contractor further agrees that, if suit is brought upon this agreement or any bond guaranteeing the completion of the road and drainage improvements, all costs and reasonable expenses and fees incurred by County in successfully enforcing such obligations shall be paid by Contractor, including reasonable attorney's fees, and that, upon entry of judgment, all such costs, expenses and fees shall be taxed as costs and included in any judgment rendered.

THIRD: County shall not, nor shall any officer or employee of County, be liable or responsible for any accident, loss or damage happening or occurring to the works specified in this agreement prior to the completion and acceptance thereof, nor shall County or any officer or employee thereof, be liable for any persons or property injured by reason of the nature of the work, or by reason of the acts or omissions of Contractor, its agents or employees, in the performance of the work, and all or said liabilities are assumed by Contractor. Contractor agrees to protect, defend, and hold harmless County and the officers and employees thereof from all loss, liability or claim because of, or arising out of the acts or omissions of Contractor, its agents and employees, in the performance of this agreement or arising out of the use of any patent or patented article in the performance of this agreement.

FOURTH: The Contractor hereby grants to County, or any agent or employee of County, the irrevocable permission to enter upon the lands of the subject land division for the purpose of completing the improvements. This permission shall terminate in the event that Contractor has completed work within the time specified or any extension thereof granted by the County.

FIFTH: The Contractor shall provide adequate notice and warning to the traveling public of each and every hazardous or dangerous condition caused or created by the construction of the works of improvement at all times up to the completion and formal acceptance of the works of improvement. The Contractor shall protect all persons from such hazardous or dangerous conditions by use of traffic regulatory control methods, including, but not limited to, stop signs, regulatory signs or signals, barriers, or detours.

SIXTH: Contractor, its agents and employees, shall give notice to the Director of Transportation at least 48 hours before beginning any work and shall furnish said Director of Transportation all reasonable facilities for obtaining full information with respect to the progress and manner of work.

SEVENTH: If Contractor, its agents or employees, neglects, refuses, or fails to prosecute the work with such diligence as to insure its completion within the specified time, or within such extensions of time which have been granted by County, or if Contractor violates, neglects, refuses, or fails to perform satisfactorily any of the provisions of the plans and specifications, Contractor shall be in default of this agreement and notice of such default shall be served upon Contractor. County shall have the power, on recommendation of the Director of Transportation, to terminate all rights of Contractor because of such default. The determination by the Director of Transportation of the question as to whether any of the terms of the agreement or specifications have been violated, or have not been performed satisfactorily, shall be conclusive upon the Contractor, and any and all parties who may have any interest in the agreement or any portion thereof. The foregoing provisions of this section shall be in addition to all other rights and remedies available to County under law. The failure of the Contractor to commence construction shall not relieve the Contractor or surety from completion of the improvements required by this agreement.

EIGHTH: Contractor agrees to file with County, prior to the date this agreement is executed, a good and sufficient improvement security in an amount not less than the estimated cost of the work and improvements for the faithful performance of the terms and conditions of this agreement, and good and sufficient security for payment of labor and materials in the amount prescribed by Article XVII of Riverside County Ordinance 460 to secure the claims to which reference is made in Title 15 (commencing with Section 3082) of Part 4 of Division 3 of the Civil Code of the State of California. Contractor agrees to renew each and every said bond or bonds with good and sufficient sureties or increase the amount of said bonds, or both, within ten (10) days after being notified by the Director of Transportation that the sureties or amounts are insufficient. Notwithstanding any other provisions herein, if Contractor fails to take such action as is necessary to comply with said notice, Contractor shall be in default of this agreement unless all required improvements are completed within ninety (90) days of the date on which the Director of Transportation notified Contractor of the insufficiency of the security or the amount of the bonds or both.

NINTH: It is further agreed by and between the parties hereto, including the surety or sureties on the bonds securing this agreement, that, in the event it is deemed necessary to extend the time of completion of the work contemplated to be done under this agreement, extensions of time may be granted, from time to time, by County, either at its own option, or upon request of Contractor, and such extensions shall in no way affect the validity of this agreement or release the surety or sureties on such bonds. Contractor further agrees to maintain the aforesaid bond or bonds in full force and effect during the terms of this agreement, including any extensions of time as may be granted therein.

TENTH: It is understood and agreed by the parties hereto that if any part, term or provision of this agreement is by the courts held to be unlawful and void, the validity of the remaining portions shall not be affected and the rights and obligations of the parties shall be construed and enforced as if the agreement did not contain that particular part, term or provision held to be invalid.

ELEVENTH: Any notice or notices required or permitted to be given pursuant to this agreement shall be served on the other party by mail, postage prepaid, at the following addresses:

County

Contractor

Construction Engineer
Riverside County Transportation Dept.
2950 Washington Street
Riverside, CA 92504

Lennar Homes of California, Inc.
980 Montecito Dr., Ste 300
Corona, CA 92879

IN WITNESS WHEREOF, Contractor has affixed his name, address and seal.

By 
Jeffrey T. Clemens

Title Vice President

By _____

Title _____

COUNTY OF RIVERSIDE

By _____


ATTEST:

KECIA HARPER-IHEM,
Clerk of the Board

By _____
Deputy

APPROVED AS TO FORM

County Counsel

By  6/27/12

SIGNATURES OF CONTRACTOR MUST BE ACKNOWLEDGED BY NOTARY
AND EXECUTED IN TRIPPLICATE

Revised 09/29/09

ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)

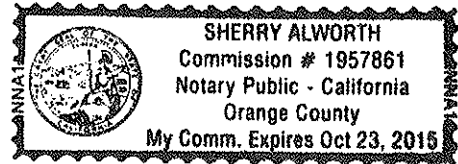
On February 7, 2014, before me, Sherry Alworth, a Notary Public for the State of California, personally appeared Jeffrey T. Clemens, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature *Sherry Alworth* (Seal)

My Commission expires October 23, 2015



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FOR THE CONSTRUCTION OF ROAD/DRAINAGE IMPROVEMENTS**

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THIRD: County shall not, nor shall any officer or employee of County, be liable or responsible for any accident, loss or damage happening or occurring to the works specified in this agreement prior to the completion and acceptance thereof, nor shall County or any officer or employee thereof, be liable for any persons or property injured by reason of the nature of the work, or by reason of the acts or omissions of Contractor, its agents or employees, in the performance of the work, and all or said liabilities are assumed by Contractor. Contractor agrees to protect, defend, and hold harmless County and the officers and employees thereof from all loss, liability or claim because of, or arising out of the acts or omissions of Contractor, its agents and employees, in the performance of this agreement or arising out of the use of any patent or patented article in the performance of this agreement.

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SIXTH: Contractor, its agents and employees, shall give notice to the Director of Transportation at least 48 hours before beginning any work and shall furnish said Director of Transportation all reasonable facilities for obtaining full information with respect to the progress and manner of work.

SEVENTH: If Contractor, its agents or employees, neglects, refuses, or fails to prosecute the work with such diligence as to insure its completion within the specified time, or within such extensions of time which have been granted by County, or if Contractor violates, neglects, refuses, or fails to perform satisfactorily any of the provisions of the plans and specifications, Contractor shall be in default of this agreement and notice of such default shall be served upon Contractor. County shall have the power, on recommendation of the Director of Transportation, to terminate all rights of Contractor because of such default. The determination by the Director of Transportation of the question as to whether any of the terms of the agreement or specifications have been violated, or have not been performed satisfactorily, shall be conclusive upon the Contractor, and any and all parties who may have any interest in the agreement or any portion thereof. The foregoing provisions of this section shall be in addition to all other rights and remedies available to County under law. The failure of the Contractor to commence construction shall not relieve the Contractor or surety from completion of the improvements required by this agreement.

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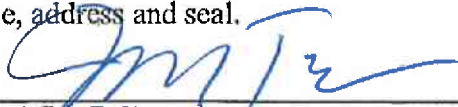
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IN WITNESS WHEREOF, Contractor has affixed his name, address and seal.

By 
Jeffrey T. Clemens

Title Vice President

By _____

Title _____

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By _____

ATTEST:

KECIA HARPER-IHEM,
Clerk of the Board

By _____
Deputy

APPROVED AS TO FORM

County Counsel

By  6/27/14

SIGNATURES OF CONTRACTOR MUST BE ACKNOWLEDGED BY NOTARY
AND EXECUTED IN TRIPPLICATE

Revised 09/29/09

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COUNTY OF RIVERSIDE)

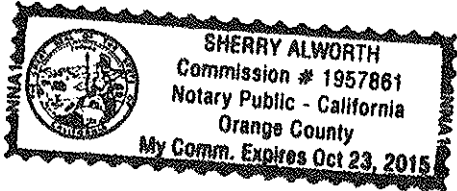
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I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature *[Handwritten Signature]* (Seal)

My Commission expires October 23, 2015



COUNTY OF RIVERSIDE
DEPARTMENT OF TRANSPORTATION

NAME AND ADDRESS SHEET

Please list the names and **business and residential addresses** of all persons who have executed the bonds and agreements, according to the partnership status of the entity (see pages 2 and 3 of this form) executing the bonds and agreements.

<u>NAME</u>	<u>ADDRESS</u>	<u>CITY</u>	<u>STATE</u>	<u>ZIP</u>
Jeffrey T. Clemens	Business – 980 Montecito Dr., Ste. 302	Corona	CA	92879
Jeffrey T. Clemens	Residence – 32968 Novara Court	Temecula	CA	92592

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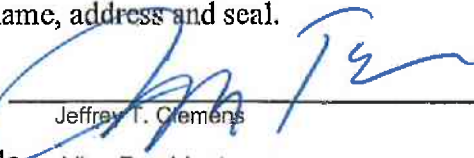
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By 
Jeffrey T. Clemens
Title Vice President

By _____
Title _____

COUNTY OF RIVERSIDE

By _____

ATTEST:

KECIA HARPER-IHEM,
Clerk of the Board

By _____
Deputy

APPROVED AS TO FORM

County Counsel

By  6/27/14

SIGNATURES OF CONTRACTOR MUST BE ACKNOWLEDGED BY NOTARY
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Revised 09/29/09

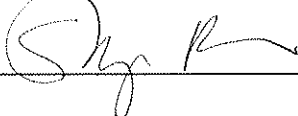
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STATE OF CALIFORNIA)
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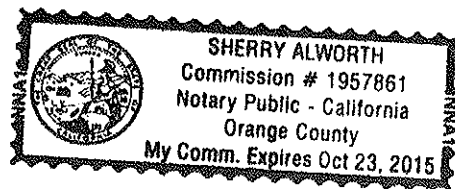
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I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)

My Commission expires October 23, 2015



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DEPARTMENT OF TRANSPORTATION

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WITNESSETH:

FIRST: Contractor, for and in consideration of the approval by County of the final map of that certain land division known as **Tract 36376**, hereby agrees, at Contractor's own cost and expense, to construct or cause to have constructed, within **24** months from the date this agreement is executed, in a good and workmanlike manner, a water distribution system, complete with all necessary pipes, valves, fire hydrants, connections and appurtenances necessary to the satisfactory operation of said distribution system, and, further, to extend main or mains from the existing supply system maintained and operated by **Eastern Municipal Water District** to connect with the distribution system described above with all pipe laid at such a depth as to provide a full thirty-six inch (36") minimum cover from the top of the pipe to street grade, unless otherwise specified by the Director of Transportation, all in accordance with those plans and specifications which have been approved by both the County Health Director and Director of Transportation, and are on file in the office of the Riverside County Transportation Department. Said approved plans and specifications are hereby made a part of this agreement as fully as though set forth herein. All of the above required work shall be done under the inspection of, and to the satisfaction of, the County Director of Transportation and the County Health Officer, and shall not be deemed complete until approved and accepted as complete by the County. Contractor further agrees to maintain the above required improvements for a period of one year following acceptance by the County, and during this one year period to repair or replace, to the satisfaction of the Director of Transportation, any defective work or labor done or defective materials furnished. Contractor further agrees that all underground improvements shall be completed prior to the paving of any roadway. The estimated cost of said work and improvements is the sum of **Two hundred nineteen thousand five hundred and no/100 Dollars (\$219,500.00)**.

SECOND: Contractor agrees to pay to County the actual cost of such inspections of the work and improvements as may be required by the Director of Transportation. Contractor further agrees that, if suit is brought upon this agreement or any bond guaranteeing the completion of the water system improvements, all costs and reasonable expenses and fees incurred by County in successfully enforcing such obligations shall be paid by Contractor, including reasonable attorney's fees, and that, upon entry of judgment, all such costs, expenses and fees shall be taxed as costs and included in any judgment rendered.

THIRD: County shall not, nor shall any officer or employee of County, be liable or responsible for any accident, loss or damage happening or occurring to the works specified in this agreement prior to the completion and acceptance thereof, nor shall County or any officer or employee thereof, be liable for any persons or property injured by reason of the nature of the work, or by reason of the acts or omissions of Contractor, its agents or employees, in the performance of the work, and all or said liabilities are assumed by Contractor. Contractor agrees to protect, defend, and hold harmless County and the officers and employees thereof from all loss, liability or claim because of, or arising out of the acts or omissions of Contractor, its agents and employees, in the performance of this agreement or arising out of the use of any patent or patented article in the performance of this agreement.

FOURTH: The Contractor hereby grants to County, or any agent or employee of County, the irrevocable permission to enter upon the lands of the subject land division for the purpose of completing the improvements. This permission shall terminate in the event that Contractor has completed work within the time specified or any extension thereof granted by the County.

FIFTH: The Landowner shall provide adequate notice and warning to the traveling public of each and every hazardous or dangerous condition caused or created by the construction of the works of improvement at all times up to the completion and formal acceptance of the works of improvement. The Landowner shall protect all persons from such hazardous or dangerous conditions by use of traffic regulatory control methods, including, but not limited to, stop signs, regulatory signs or signals, barriers, or detours.

SIXTH: Contractor, its agents and employees, shall give notice to the Director of Transportation at least 48 hours before beginning any work and shall furnish said Director of Transportation all reasonable facilities for obtaining full information with respect to the progress and manner of work.

SEVENTH: If Contractor, its agents or employees, neglects, refuses, or fails to prosecute the work with such diligence as to insure its completion within the specified time, or within such extensions of time which have been granted by County, or if Contractor violates, neglects, refuses, or fails to perform satisfactorily any of the provisions of the plans and specifications, Contractor shall be in default of this agreement and notice of such default shall be served upon Contractor. County shall have the power, on recommendation of the Director of Transportation, to terminate all rights of Contractor because of such default. The determination by the Director of Transportation of the question as to whether any of the terms of the agreement or specifications have been violated, or have not been performed satisfactorily, shall be conclusive upon the Contractor, and any and all parties who may have any interest in the agreement or any portion thereof. The foregoing provisions of this section shall be in addition to all other rights and remedies available to County under law. The failure of the Contractor to commence construction shall not relieve the Contractor or surety from completion of the improvements required by this agreement.

EIGHTH: Contractor agrees to file with County, prior to the date this agreement is executed, a good and sufficient improvement security in an amount not less than the estimated cost of the work and improvements for the faithful performance of the terms and conditions of this agreement, and good and sufficient security for payment of labor and materials in the amount prescribed by Article XVII of Riverside County Ordinance 460 to secure the claims to which reference is made in Title 15 (commencing with Section 3082) of Part 4 of Division 3 of the Civil Code of the State of California. Contractor agrees to renew each and every said bond or bonds with good and sufficient sureties or increase the amount of said bonds, or both, within ten (10) days after being notified by the Director of Transportation that the sureties or amounts are insufficient. Notwithstanding any other provisions herein, if Contractor fails to take such action as is necessary to comply with said notice, Contractor shall be in default of this agreement unless all required improvements are completed within ninety (90) days of the date on which the Director of Transportation notified Contractor of the insufficiency of the security or the amount of the bonds or both.

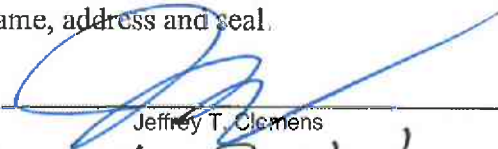
NINTH: It is further agreed by and between the parties hereto, including the surety or sureties on the bonds securing this agreement, that, in the event it is deemed necessary to extend the time of completion of the work contemplated to be done under this agreement, extensions of time may be granted, from time to time, by County, either at its own option, or upon request of Contractor, and such extensions shall in no way affect the validity of this agreement or release the surety or sureties on such bonds. Contractor further agrees to maintain the aforesaid bond or bonds in full force and effect during the terms of this agreement, including any extensions of time as may be granted therein.

TENTH: It is understood and agreed by the parties hereto that if any part, term or provision of this agreement is by the courts held to be unlawful and void, the validity of the remaining portions shall not be affected and the rights and obligations of the parties shall be construed and enforced as if the agreement did not contain that particular part, term or provision held to be invalid.

ELEVENTH: Any notice or notices required or permitted to be given pursuant to this agreement shall be served on the other party by mail, postage prepaid, at the following addresses:

<u>County</u>	<u>Contractor</u>
Construction Engineer Riverside County Transportation Dept. 2950 Washington Street Riverside, CA 92504	Lennar Homes of California, Inc. 980 Montecito Dr., Ste 300 Corona, CA 92879

IN WITNESS WHEREOF, Contractor has affixed his name, address and seal.

By 
 Jeffrey T. Clemens
 Title Vice President

By _____
 Title _____

COUNTY OF RIVERSIDE

By _____

ATTEST:

KECIA HARPER-IHEM,
Clerk of the Board

By _____
Deputy

APPROVED AS TO FORM

County Counsel

By  6/27/14

SIGNATURES OF CONTRACTOR MUST BE ACKNOWLEDGED BY NOTARY
AND EXECUTED IN TRIPLICATE

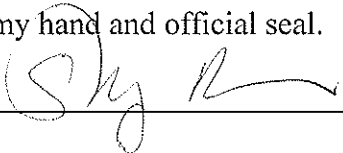
ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)

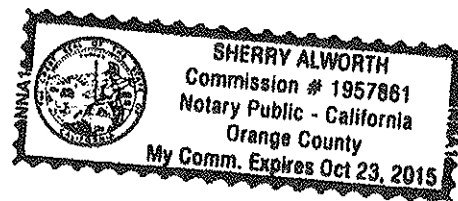
On February 7, 2014, before me, Sherry Alworth, a Notary Public for the State of California, personally appeared Jeffrey T. Clemens, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)

My Commission expires October 23, 2015



COUNTY OF RIVERSIDE
DEPARTMENT OF TRANSPORTATION

NAME AND ADDRESS SHEET

Please list the names and **business and residential addresses** of all persons who have executed the bonds and agreements, according to the partnership status of the entity (see pages 2 and 3 of this form) executing the bonds and agreements.

<u>NAME</u>	<u>ADDRESS</u>	<u>CITY</u>	<u>STATE</u>	<u>ZIP</u>
Jeffrey T. Clemens	Business -- 980 Montecito Dr., Ste. 302	Corona	CA	92879
Jeffrey T. Clemens	Residence -- 32968 Novara Court	Temecula	CA	92592

**AGREEMENT
FOR THE CONSTRUCTION OF WATER SYSTEM IMPROVEMENTS**

This agreement, made and entered into by and between the County of Riverside, State of California, hereinafter called County, and Lennar Homes of California, Inc., hereinafter called Contractor.

WITNESSETH:

FIRST: Contractor, for and in consideration of the approval by County of the final map of that certain land division known as **Tract 36376**, hereby agrees, at Contractor's own cost and expense, to construct or cause to have constructed, within **24** months from the date this agreement is executed, in a good and workmanlike manner, a water distribution system, complete with all necessary pipes, valves, fire hydrants, connections and appurtenances necessary to the satisfactory operation of said distribution system, and, further, to extend main or mains from the existing supply system maintained and operated by **Eastern Municipal Water District** to connect with the distribution system described above with all pipe laid at such a depth as to provide a full thirty-six inch (36") minimum cover from the top of the pipe to street grade, unless otherwise specified by the Director of Transportation, all in accordance with those plans and specifications which have been approved by both the County Health Director and Director of Transportation, and are on file in the office of the Riverside County Transportation Department. Said approved plans and specifications are hereby made a part of this agreement as fully as though set forth herein. All of the above required work shall be done under the inspection of, and to the satisfaction of, the County Director of Transportation and the County Health Officer, and shall not be deemed complete until approved and accepted as complete by the County. Contractor further agrees to maintain the above required improvements for a period of one year following acceptance by the County, and during this one year period to repair or replace, to the satisfaction of the Director of Transportation, any defective work or labor done or defective materials furnished. Contractor further agrees that all underground improvements shall be completed prior to the paving of any roadway. The estimated cost of said work and improvements is the sum of **Two hundred nineteen thousand five hundred and no/100 Dollars (\$219,500.00)**.

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THIRD: County shall not, nor shall any officer or employee of County, be liable or responsible for any accident, loss or damage happening or occurring to the works specified in this agreement prior to the completion and acceptance thereof, nor shall County or any officer or employee thereof, be liable for any persons or property injured by reason of the nature of the work, or by reason of the acts or omissions of Contractor, its agents or employees, in the performance of the work, and all or said liabilities are assumed by Contractor. Contractor agrees to protect, defend, and hold harmless County and the officers and employees thereof from all loss, liability or claim because of, or arising out of the acts or omissions of Contractor, its agents and employees, in the performance of this agreement or arising out of the use of any patent or patented article in the performance of this agreement.

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FIFTH: The Landowner shall provide adequate notice and warning to the traveling public of each and every hazardous or dangerous condition caused or created by the construction of the works of improvement at all times up to the completion and formal acceptance of the works of improvement. The Landowner shall protect all persons from such hazardous or dangerous conditions by use of traffic regulatory control methods, including, but not limited to, stop signs, regulatory signs or signals, barriers, or detours.

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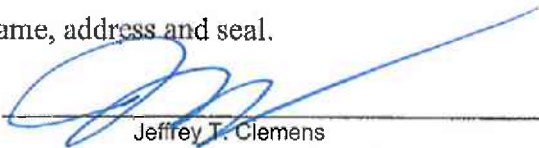
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IN WITNESS WHEREOF, Contractor has affixed his name, address and seal.

By  _____
Jeffrey T. Clemens
Title Vice President _____
By _____
Title _____

COUNTY OF RIVERSIDE

By _____


ATTEST:

KECIA HARPER-IHEM,
Clerk of the Board

By _____
Deputy

APPROVED AS TO FORM

County Counsel

By  6/27/14 _____

SIGNATURES OF CONTRACTOR MUST BE ACKNOWLEDGED BY NOTARY
AND EXECUTED IN TRIPLICATE

ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)

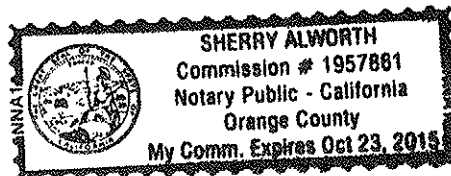
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I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Sherry Alworth (Seal)

My Commission expires October 23, 2015



COUNTY OF RIVERSIDE
DEPARTMENT OF TRANSPORTATION

NAME AND ADDRESS SHEET

Please list the names and **business and residential addresses** of all persons who have executed the bonds and agreements, according to the partnership status of the entity (see pages 2 and 3 of this form) executing the bonds and agreements.

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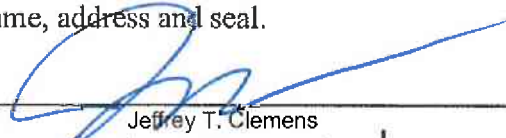
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IN WITNESS WHEREOF, Contractor has affixed his name, address and seal.

By  _____
 Jeffrey T. Clemens
 Title Vice President _____
 By _____
 Title _____

COUNTY OF RIVERSIDE

By _____


ATTEST:

KECIA HARPER-IHEM,
Clerk of the Board

By _____
Deputy

APPROVED AS TO FORM

County Counsel

By  6/27/14 _____

SIGNATURES OF CONTRACTOR MUST BE ACKNOWLEDGED BY NOTARY
AND EXECUTED IN TRIPPLICATE

COUNTY OF RIVERSIDE
DEPARTMENT OF TRANSPORTATION

NAME AND ADDRESS SHEET

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<u>NAME</u>	<u>ADDRESS</u>	<u>CITY</u>	<u>STATE</u>	<u>ZIP</u>
Jeffrey T. Clemens	Business – 980 Montecito Dr., Ste. 302	Corona	CA	92879
Jeffrey T. Clemens	Residence – 32968 Novara Court	Temecula	CA	92592

**AGREEMENT
FOR THE CONSTRUCTION OF SEWER SYSTEM IMPROVEMENTS**

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WITNESSETH:

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FIFTH: The Contractor shall provide adequate notice and warning to the traveling public of each and every hazardous or dangerous condition caused or created by the construction of the works of improvement at all times up to the completion and formal acceptance of the works of improvement. The Contractor shall protect all persons from such hazardous or dangerous conditions by use of traffic regulatory control methods, including, but not limited to, stop signs, regulatory signs or signals, barriers, or detours.

SIXTH: Contractor, its agents and employees, shall give notice to the Director of Transportation at least 48 hours before beginning any work and shall furnish said Director of Transportation all reasonable facilities for obtaining full information with respect to the progress and manner of work.

SEVENTH: If Contractor, its agents or employees, neglects, refuses, or fails to prosecute the work with such diligence as to insure its completion within the specified time, or within such extensions of time which have been granted by County, or if Contractor violates, neglects, refuses, or fails to perform satisfactorily any of the provisions of the plans and specifications, Contractor shall be in default of this agreement and notice of such default shall be served upon Contractor. County shall have the power, on recommendation of the Director of Transportation, to terminate all rights of Contractor because of such default. The determination by the Director of Transportation of the question as to whether any of the terms of the agreement or specifications have been violated, or have not been performed satisfactorily, shall be conclusive upon the Contractor, and any and all parties who may have any interest in the agreement or any portion thereof. The foregoing provisions of this section shall be in addition to all other rights and remedies available to County under law. The failure of the Contractor to commence construction shall not relieve the Contractor or surety from completion of the improvements required by this agreement.

EIGHTH: Contractor agrees to file with County, prior to the date this agreement is executed, a good and sufficient improvement security in an amount not less than the estimated cost of the work and improvements for the faithful performance of the terms and conditions of this agreement, and good and sufficient security for payment of labor and materials in the amount prescribed by Article XVII of Riverside County Ordinance 460 to secure the claims to which reference is made in Title 15 (commencing with Section 3082) of Part 4 of Division 3 of the Civil Code of the State of California. Contractor agrees to renew each and every said bond or bonds with good and sufficient sureties or increase the amount of said bonds, or both, within ten (10) days after being notified by the Director of Transportation that the sureties or amounts are insufficient. Notwithstanding any other provisions herein, if Contractor fails to take such action as is necessary to comply with said notice, Contractor shall be in default of this agreement unless all required improvements are completed within ninety (90) days of the date on which the Director of Transportation notified Contractor of the insufficiency of the security or the amount of the bonds or both.

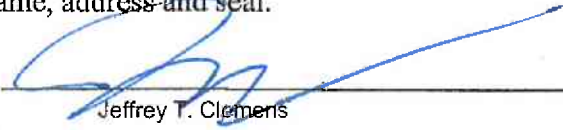
NINTH: It is further agreed by and between the parties hereto, including the surety or sureties on the bonds securing this agreement, that, in the event it is deemed necessary to extend the time of completion of the work contemplated to be done under this agreement, extensions of time may be granted, from time to time, by County, either at its own option, or upon request of Contractor, and such extensions shall in no way affect the validity of this agreement or release the surety or sureties on such bonds. Contractor further agrees to maintain the aforesaid bond or bonds in full force and effect during the terms of this agreement, including any extensions of time as may be granted therein.

TENTH: It is understood and agreed by the parties hereto that if any part, term or provision of this agreement is by the courts held to be unlawful and void, the validity of the remaining portions shall not be affected and the rights and obligations of the parties shall be construed and enforced as if the agreement did not contain that particular part, term or provision held to be invalid.

ELEVENTH: Any notice or notices required or permitted to be given pursuant to this agreement shall be served on the other party by mail, postage prepaid, at the following addresses:

<u>County</u>	<u>Contractor</u>
Construction Engineer Riverside County Transportation Dept. 2950 Washington Street Riverside, CA 92504	Lennar Homes of California, Inc. 980 Montecito Dr., Ste 300 Corona, CA 92879

IN WITNESS WHEREOF, Contractor has affixed his name, address and seal.

By  _____
Jeffrey T. Clemens

Title Vice President _____

By _____

Title _____

COUNTY OF RIVERSIDE

By _____

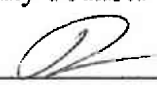
ATTEST:

KECIA HARPER-IHEM,
Clerk of the Board

By _____
Deputy

APPROVED AS TO FORM

County Counsel

By  6/27/14 _____

SIGNATURES OF CONTRACTOR MUST BE ACKNOWLEDGED BY NOTARY
AND EXECUTED IN TRIPLICATE

ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)

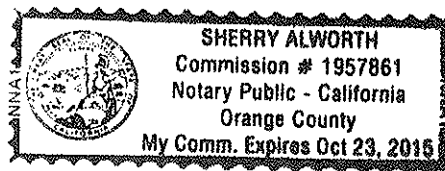
On February 7, 2014, before me, Sherry Alworth, a Notary Public for the State of California, personally appeared Jeffrey T. Clemens, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____ (Seal)

My Commission expires October 23, 2015



COUNTY OF RIVERSIDE
DEPARTMENT OF TRANSPORTATION

NAME AND ADDRESS SHEET

Please list the names and **business and residential addresses** of all persons who have executed the bonds and agreements, according to the partnership status of the entity (see pages 2 and 3 of this form) executing the bonds and agreements.

<u>NAME</u>	<u>ADDRESS</u>	<u>CITY</u>	<u>STATE</u>	<u>ZIP</u>
Jeffrey T. Clemens	Business -- 980 Montecito Dr., Ste. 302	Corona	CA	92879
Jeffrey T. Clemens	Residence -- 32968 Novara Court	Temecula	CA	92592

**AGREEMENT
FOR THE CONSTRUCTION OF SEWER SYSTEM IMPROVEMENTS**

This agreement, made and entered into by and between the County of Riverside, State of California, hereinafter called County, and Lennar Homes of California, Inc., hereinafter called Contractor.

WITNESSETH:

FIRST: Contractor, for and in consideration of the approval by County of the final map of that certain land division known as **Tract 36376**, hereby agrees, at Contractor's own cost and expense, to construct or cause to have constructed, within **24** months from the date this agreement is executed, in a good and workmanlike manner, a sanitary sewer system, complete with all necessary pipes, valves, fire hydrants, connections and appurtenances necessary to the satisfactory operation of said sanitary sewer system. Contractor further agrees to extend the main or mains from the existing sewer system maintained and operated by **Eastern Municipal Water District** to connect with the sanitary sewer system required to be constructed by this agreement. All the above required work shall be in accordance with those plans and specifications which have been approved by the Director of Transportation, and are on file in the office of the Riverside County Transportation Department. Said approved plans and specifications are hereby made a part of this agreement as fully as though set forth herein. All of the above required work shall be done under the inspection of, and to the satisfaction of, the County Director of Transportation and the County Health Officer, and shall not be deemed complete until approved and accepted as complete by the County and accepted by the above-named agency into its sewer system. Contractor further agrees to maintain the above required improvements for a period of one year following acceptance by the County, and during this one year period to repair or replace, to the satisfaction of the Director of Transportation, any defective work or labor done or defective materials furnished. The estimated cost of said work and improvements is the sum of **Two hundred fourteen thousand five hundred and no/100 Dollars (\$214,500.00)**.

SECOND: Contractor agrees to pay to County the actual cost of such inspections of the work and improvements as may be required by the Director of Transportation. Contractor further agrees that, if suit is brought upon this agreement or any bond guaranteeing the completion of the water system improvements, all costs and reasonable expenses and fees incurred by County in successfully enforcing such obligations shall be paid by Contractor, including reasonable attorney's fees, and that, upon entry of judgment, all such costs, expenses and fees shall be taxed as costs and included in any judgment rendered.

THIRD: County shall not, nor shall any officer or employee of County, be liable or responsible for any accident, loss or damage happening or occurring to the works specified in this agreement prior to the completion and acceptance thereof, nor shall County or any officer or employee thereof, be liable for any persons or property injured by reason of the nature of the work, or by reason of the acts or omissions of Contractor, its agents or employees, in the performance of the work, and all or said liabilities are assumed by Contractor. Contractor agrees to protect, defend, and hold harmless County and the officers and employees thereof from all loss, liability or claim because of, or arising out of the acts or omissions of Contractor, its agents and employees, in the performance of this agreement or arising out of the use of any patent or patented article in the performance of this agreement.

FOURTH: The Contractor hereby grants to County, or any agent or employee of County, the irrevocable permission to enter upon the lands of the subject land division for the purpose of completing the improvements. This permission shall terminate in the event that Contractor has completed work within the time specified or any extension thereof granted by the County.

FIFTH: The Contractor shall provide adequate notice and warning to the traveling public of each and every hazardous or dangerous condition caused or created by the construction of the works of improvement at all times up to the completion and formal acceptance of the works of improvement. The Contractor shall protect all persons from such hazardous or dangerous conditions by use of traffic regulatory control methods, including, but not limited to, stop signs, regulatory signs or signals, barriers, or detours.

SIXTH: Contractor, its agents and employees, shall give notice to the Director of Transportation at least 48 hours before beginning any work and shall furnish said Director of Transportation all reasonable facilities for obtaining full information with respect to the progress and manner of work.

SEVENTH: If Contractor, its agents or employees, neglects, refuses, or fails to prosecute the work with such diligence as to insure its completion within the specified time, or within such extensions of time which have been granted by County, or if Contractor violates, neglects, refuses, or fails to perform satisfactorily any of the provisions of the plans and specifications, Contractor shall be in default of this agreement and notice of such default shall be served upon Contractor. County shall have the power, on recommendation of the Director of Transportation, to terminate all rights of Contractor because of such default. The determination by the Director of Transportation of the question as to whether any of the terms of the agreement or specifications have been violated, or have not been performed satisfactorily, shall be conclusive upon the Contractor, and any and all parties who may have any interest in the agreement or any portion thereof. The foregoing provisions of this section shall be in addition to all other rights and remedies available to County under law. The failure of the Contractor to commence construction shall not relieve the Contractor or surety from completion of the improvements required by this agreement.

EIGHTH: Contractor agrees to file with County, prior to the date this agreement is executed, a good and sufficient improvement security in an amount not less than the estimated cost of the work and improvements for the faithful performance of the terms and conditions of this agreement, and good and sufficient security for payment of labor and materials in the amount prescribed by Article XVII of Riverside County Ordinance 460 to secure the claims to which reference is made in Title 15 (commencing with Section 3082) of Part 4 of Division 3 of the Civil Code of the State of California. Contractor agrees to renew each and every said bond or bonds with good and sufficient sureties or increase the amount of said bonds, or both, within ten (10) days after being notified by the Director of Transportation that the sureties or amounts are insufficient. Notwithstanding any other provisions herein, if Contractor fails to take such action as is necessary to comply with said notice, Contractor shall be in default of this agreement unless all required improvements are completed within ninety (90) days of the date on which the Director of Transportation notified Contractor of the insufficiency of the security or the amount of the bonds or both.

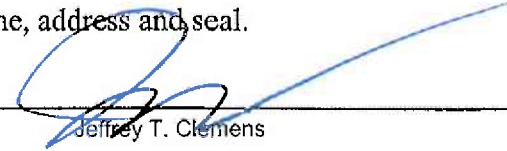
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TENTH: It is understood and agreed by the parties hereto that if any part, term or provision of this agreement is by the courts held to be unlawful and void, the validity of the remaining portions shall not be affected and the rights and obligations of the parties shall be construed and enforced as if the agreement did not contain that particular part, term or provision held to be invalid.

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<u>County</u>	<u>Contractor</u>
Construction Engineer Riverside County Transportation Dept. 2950 Washington Street Riverside, CA 92504	Lennar Homes of California, Inc. 980 Montecito Dr., Ste 300 Corona, CA 92879

IN WITNESS WHEREOF, Contractor has affixed his name, address and seal.

By 
Jeffrey T. Clemens

Title Vice President

By _____

Title _____

COUNTY OF RIVERSIDE

By _____


ATTEST:

KECIA HARPER-IHEM,
Clerk of the Board

By _____
Deputy

APPROVED AS TO FORM

County Counsel

By  6/27/14

SIGNATURES OF CONTRACTOR MUST BE ACKNOWLEDGED BY NOTARY
AND EXECUTED IN TRIPPLICATE

ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)

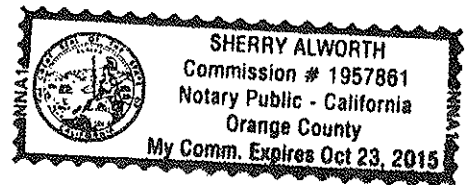
On February 7, 2014, before me, Sherry Alworth, a Notary Public for the State of California, personally appeared Jeffrey T. Clemens, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____ (Seal)

My Commission expires October 23, 2015



COUNTY OF RIVERSIDE
DEPARTMENT OF TRANSPORTATION

NAME AND ADDRESS SHEET

Please list the names and **business and residential addresses** of all persons who have executed the bonds and agreements, according to the partnership status of the entity (see pages 2 and 3 of this form) executing the bonds and agreements.

<u>NAME</u>	<u>ADDRESS</u>	<u>CITY</u>	<u>STATE</u>	<u>ZIP</u>
Jeffrey T. Clemens	Business -- 980 Montecito Dr., Ste. 302	Corona	CA	92879
Jeffrey T. Clemens	Residence -- 32968 Novara Court	Temecula	CA	92592

**AGREEMENT
FOR THE CONSTRUCTION OF SEWER SYSTEM IMPROVEMENTS**

This agreement, made and entered into by and between the County of Riverside, State of California, hereinafter called County, and Lennar Homes of California, Inc., hereinafter called Contractor.

WITNESSETH:

FIRST: Contractor, for and in consideration of the approval by County of the final map of that certain land division known as Tract 36376, hereby agrees, at Contractor's own cost and expense, to construct or cause to have constructed, within 24 months from the date this agreement is executed, in a good and workmanlike manner, a sanitary sewer system, complete with all necessary pipes, valves, fire hydrants, connections and appurtenances necessary to the satisfactory operation of said sanitary sewer system. Contractor further agrees to extend the main or mains from the existing sewer system maintained and operated by Eastern Municipal Water District to connect with the sanitary sewer system required to be constructed by this agreement. All the above required work shall be in accordance with those plans and specifications which have been approved by the Director of Transportation, and are on file in the office of the Riverside County Transportation Department. Said approved plans and specifications are hereby made a part of this agreement as fully as though set forth herein. All of the above required work shall be done under the inspection of, and to the satisfaction of, the County Director of Transportation and the County Health Officer, and shall not be deemed complete until approved and accepted as complete by the County and accepted by the above-named agency into its sewer system. Contractor further agrees to maintain the above required improvements for a period of one year following acceptance by the County, and during this one year period to repair or replace, to the satisfaction of the Director of Transportation, any defective work or labor done or defective materials furnished. The estimated cost of said work and improvements is the sum of Two hundred fourteen thousand five hundred and no/100 Dollars (\$214,500.00).

SECOND: Contractor agrees to pay to County the actual cost of such inspections of the work and improvements as may be required by the Director of Transportation. Contractor further agrees that, if suit is brought upon this agreement or any bond guaranteeing the completion of the water system improvements, all costs and reasonable expenses and fees incurred by County in successfully enforcing such obligations shall be paid by Contractor, including reasonable attorney's fees, and that, upon entry of judgment, all such costs, expenses and fees shall be taxed as costs and included in any judgment rendered.

THIRD: County shall not, nor shall any officer or employee of County, be liable or responsible for any accident, loss or damage happening or occurring to the works specified in this agreement prior to the completion and acceptance thereof, nor shall County or any officer or employee thereof, be liable for any persons or property injured by reason of the nature of the work, or by reason of the acts or omissions of Contractor, its agents or employees, in the performance of the work, and all or said liabilities are assumed by Contractor. Contractor agrees to protect, defend, and hold harmless County and the officers and employees thereof from all loss, liability or claim because of, or arising out of the acts or omissions of Contractor, its agents and employees, in the performance of this agreement or arising out of the use of any patent or patented article in the performance of this agreement.

FOURTH: The Contractor hereby grants to County, or any agent or employee of County, the irrevocable permission to enter upon the lands of the subject land division for the purpose of completing the improvements. This permission shall terminate in the event that Contractor has completed work within the time specified or any extension thereof granted by the County.

FIFTH: The Contractor shall provide adequate notice and warning to the traveling public of each and every hazardous or dangerous condition caused or created by the construction of the works of improvement at all times up to the completion and formal acceptance of the works of improvement. The Contractor shall protect all persons from such hazardous or dangerous conditions by use of traffic regulatory control methods, including, but not limited to, stop signs, regulatory signs or signals, barriers, or detours.

SIXTH: Contractor, its agents and employees, shall give notice to the Director of Transportation at least 48 hours before beginning any work and shall furnish said Director of Transportation all reasonable facilities for obtaining full information with respect to the progress and manner of work.

SEVENTH: If Contractor, its agents or employees, neglects, refuses, or fails to prosecute the work with such diligence as to insure its completion within the specified time, or within such extensions of time which have been granted by County, or if Contractor violates, neglects, refuses, or fails to perform satisfactorily any of the provisions of the plans and specifications, Contractor shall be in default of this agreement and notice of such default shall be served upon Contractor. County shall have the power, on recommendation of the Director of Transportation, to terminate all rights of Contractor because of such default. The determination by the Director of Transportation of the question as to whether any of the terms of the agreement or specifications have been violated, or have not been performed satisfactorily, shall be conclusive upon the Contractor, and any and all parties who may have any interest in the agreement or any portion thereof. The foregoing provisions of this section shall be in addition to all other rights and remedies available to County under law. The failure of the Contractor to commence construction shall not relieve the Contractor or surety from completion of the improvements required by this agreement.

EIGHTH: Contractor agrees to file with County, prior to the date this agreement is executed, a good and sufficient improvement security in an amount not less than the estimated cost of the work and improvements for the faithful performance of the terms and conditions of this agreement, and good and sufficient security for payment of labor and materials in the amount prescribed by Article XVII of Riverside County Ordinance 460 to secure the claims to which reference is made in Title 15 (commencing with Section 3082) of Part 4 of Division 3 of the Civil Code of the State of California. Contractor agrees to renew each and every said bond or bonds with good and sufficient sureties or increase the amount of said bonds, or both, within ten (10) days after being notified by the Director of Transportation that the sureties or amounts are insufficient. Notwithstanding any other provisions herein, if Contractor fails to take such action as is necessary to comply with said notice, Contractor shall be in default of this agreement unless all required improvements are completed within ninety (90) days of the date on which the Director of Transportation notified Contractor of the insufficiency of the security or the amount of the bonds or both.


NINTH: It is further agreed by and between the parties hereto, including the surety or sureties on the bonds securing this agreement, that, in the event it is deemed necessary to extend the time of completion of the work contemplated to be done under this agreement, extensions of time may be granted, from time to time, by County, either at its own option, or upon request of Contractor, and such extensions shall in no way affect the validity of this agreement or release the surety or sureties on such bonds. Contractor further agrees to maintain the aforesaid bond or bonds in full force and effect during the terms of this agreement, including any extensions of time as may be granted therein.

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Construction Engineer Riverside County Transportation Dept. 2950 Washington Street Riverside, CA 92504	Lennar Homes of California, Inc. 980 Montecito Dr., Ste 300 Corona, CA 92879

IN WITNESS WHEREOF, Contractor has affixed his name, address and seal.

By  _____
Jeffrey T. Clemens

Title Vice President _____

By _____

Title _____

COUNTY OF RIVERSIDE

By _____

ATTEST:

KECIA HARPER-IHEM,
Clerk of the Board

By _____
Deputy

APPROVED AS TO FORM

County Counsel

By  6/27/14 _____

SIGNATURES OF CONTRACTOR MUST BE ACKNOWLEDGED BY NOTARY
AND EXECUTED IN TRIPPLICATE


ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)

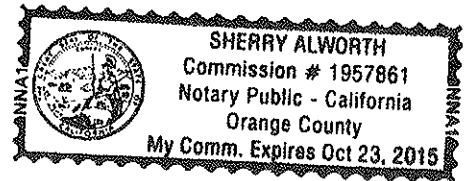
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I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)

My Commission expires October 23, 2015



COUNTY OF RIVERSIDE
DEPARTMENT OF TRANSPORTATION

NAME AND ADDRESS SHEET

Please list the names and **business and residential addresses** of all persons who have executed the bonds and agreements, according to the partnership status of the entity (see pages 2 and 3 of this form) executing the bonds and agreements.

<u>NAME</u>	<u>ADDRESS</u>	<u>CITY</u>	<u>STATE</u>	<u>ZIP</u>
Jeffrey T. Clemens	Business – 980 Montecito Dr., Ste. 302	Corona	CA	92879
Jeffrey T. Clemens	Residence – 32968 Novara Court	Temecula	CA	92592

**AGREEMENT
FOR THE PLACEMENT OF SURVEY MONUMENTS**

This agreement, made and entered into by and between the County of Riverside, State of California, hereinafter called County, and Lennar Homes of California, Inc., hereinafter called Contractor.

WITNESSETH:

FIRST: Contractor, for and in consideration of the approval by County of the final map of that certain land division known as **Tract 36376**, hereby agrees, at Contractor's own cost and expense, to furnish all labor, equipment and materials necessary to set, within **24** months from the date this agreement is executed, in a good and workmanlike manner, all survey monuments and tie points and to furnish to the County Surveyor tie notes for said tract in accordance with the standards set forth in Riverside County Ordinance No. 461 and Section 8771 et seq. of the Business and Professions Code of the State of California. Contractor further agrees to pay, within 30 days of presentation to contractor of the final billing of any surveyor or engineer for work performed by him as provides for in Article 9 of Chapter 4, Division 2 of Title 7 of the Government Code of the State of California (commencing with Section 66495). Contractor further agrees that if payment to the surveyor or engineer is not made within 30 days, the surveyor or engineer notifies County that he has not been paid for setting the final monuments, and the Board of Supervisors, pursuant to Section 66497 of the Government Code, after providing Contractor with an opportunity to present evidence as to whether or not the surveyor or engineer has been paid, orders that payment be made by County to the engineer or surveyor, Contractor will, upon demand, and without proof of loss by County, reimburse County for any funds so expended. Notwithstanding any other provisions herein, the determination of County as to whether the surveyor or engineer has been paid shall be conclusive on Contractor, its surety, and all parties who may have an interest in the agreement or any portion thereof.

All of the above required work shall be done under the inspection of, and to the satisfaction of, the County Surveyor, and shall not be deemed complete until approved and accepted as complete by the County. The estimated cost of said work and improvements is the sum of **One hundred sixty thousand one hundred and no/100 Dollars (\$160,100.00)**.

SECOND: Contractor agrees to pay to County the actual cost of such inspections of the work and improvements as may be required by the County Surveyor. Contractor further agrees that, if suit is brought upon this agreement or any bond guaranteeing the completion of the monuments, all costs and reasonable expenses and fees incurred by County in successfully enforcing such obligations shall be paid by Contractor, including reasonable attorney's fees, and that, upon entry of judgment, all such costs, expenses and fees shall be taxed as costs and included in any judgment rendered.

THIRD: County shall not, nor shall any officer or employee of County, be liable or responsible for any accident, loss or damage happening or occurring to the works specified in this agreement prior to the completion and acceptance thereof, nor shall County or any officer or employee thereof, be liable for any persons or property injured by reason of the nature of the work, or by reason of the acts or omissions of Contractor, its agents or employees, in the performance of the work, and all or said liabilities are assumed by Contractor. Contractor agrees to protect, defend, and hold harmless County and the officers and employees thereof from all loss, liability or claim because of, or arising out of the acts or omissions of Contractor, its agents and employees, in the performance of this agreement or arising out of the use of any patent or patented article in the performance of this agreement.

FOURTH: The Contractor hereby grants to County, the Surety upon any bond, and to the agents, employees and contractors of either or them, the irrevocable permission to enter upon the lands of the subject land division for the purpose of completing the monumentation. This permission shall terminate in the event that Contractor or the Surety has completed work within the time specified or any extension thereof granted by the County. It is further agreed that Contractor shall have control of the ground reserved for the installation of said work, and the streets in which they are to be placed, as is necessary to allow Contractor to carry out this agreement.

FIFTH: Contractor agrees to file with County prior to the date this contract is executed, an acceptable and sufficient improvement security in an amount not less than the estimated cost of the work, as above specified, for the faithful performance of the terms and conditions of this agreement, and for the payment of the amount of the improvement security to the County for the benefit of any surveyor or engineer who has not been paid by the Contractor, as provided for by Section 66495 et seq. of the Government Code of the State of California. Contractor agrees to renew each and every said bond or bonds with good and sufficient sureties or increase the amount of said bonds, or both, within ten (10) days after being notified by the Director of Transportation that the sureties or amounts are insufficient. Notwithstanding any other provisions herein, if Contractor fails to take such action as is necessary to comply with said notice, Contractor shall be in default of this agreement unless all required improvements are completed within ninety (90) days of the date on which the Director of Transportation notified Contractor of the insufficiency of the security or the amount of the bonds or both.

SIXTH: If contractor neglects, refuses, or fails to prosecute the work as to insure its completion within the time specifies, or within such extensions of time which have been granted by County, or if Contractor violates, neglects, refuses, or fails to perform satisfactorily any of the provisions of the plans and specifications, Contractor shall be in default of this agreement. County shall have the power, on recommendation of the Director of Transportation, to terminate all rights of Contractor in such agreement, but said termination shall not affect or terminate any of the rights of County as against Contractor or its Surety then existing or which thereafter accrue because of such default. The determination of the County Surveyor of the question as to whether any of the terms of the agreement or specifications have been violated, or have not been performed satisfactorily, shall be conclusive upon the Contractor, its Surety, and any and all parties who may have any interest in the agreement or any portion thereof. The foregoing provisions of this section shall be in addition to all other rights and remedies available to County under law. The failure of the Contractor to commence construction shall not relieve the Contractor or surety from completion of the improvements required by this agreement.

SEVENTH: It is further agreed by and between the parties hereto, including the surety or sureties on the bonds securing this agreement, that, in the event it is deemed necessary to extend the time of completion of the work contemplated to be done under this agreement, extensions of time may be granted, from time to time, by County, either at its own option, or upon request of Contractor, and such extensions shall in no way affect the validity of this agreement or release the surety or sureties on such bonds. Contractor further agrees to maintain the aforesaid bond or bonds in full force and effect during the terms of this agreement, including any extensions of time as may be granted therein.

EIGHTH: It is understood and agreed by the parties hereto that if any part, term or provision of this agreement is by the courts held to be unlawful and void, the validity of the remaining portions shall not be affected and the rights and obligations of the parties shall be construed and enforced as if the agreement did not contain that particular part, term or provision held to be invalid.

NINTH: Any notice or notices required or permitted to be given pursuant to this agreement shall be served on the other party by mail, postage prepaid, at the following addresses:

County

Contractor

Construction Engineer
Riverside County Transportation Dept.
2950 Washington Street
Riverside, CA 92504

Lennar Homes of California, Inc.
980 Montecito Dr., Ste 300
Corona, CA 92879

IN WITNESS WHEREOF, Contractor has affixed his name, address and seal.

By  _____
Jeffrey T. Clemens
Title Vice President

By _____
Title _____

COUNTY OF RIVERSIDE

By _____

ATTEST:

KECIA HARPER-IHEM,
Clerk of the Board

By _____
Deputy

APPROVED AS TO FORM

County Counsel

By  6/27/14

SIGNATURES OF CONTRACTOR MUST BE ACKNOWLEDGED BY NOTARY
AND EXECUTED IN TRIPPLICATE

ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)

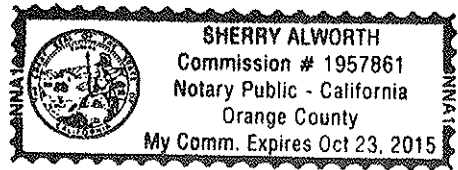
On February 7, 2014, before me, Sherry Alworth, a Notary Public for the State of California, personally appeared Jeffrey T. Clemens, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature *Sherry Alworth* (Seal)

My Commission expires October 23, 2015



COUNTY OF RIVERSIDE
DEPARTMENT OF TRANSPORTATION

NAME AND ADDRESS SHEET

Please list the names and **business and residential addresses** of all persons who have executed the bonds and agreements, according to the partnership status of the entity (see pages 2 and 3 of this form) executing the bonds and agreements.

<u>NAME</u>	<u>ADDRESS</u>	<u>CITY</u>	<u>STATE</u>	<u>ZIP</u>
Jeffrey T. Clemens	Business -- 980 Montecito Dr., Ste. 302	Corona	CA	92879
Jeffrey T. Clemens	Residence -- 32968 Novara Court	Temecula	CA	92592

**AGREEMENT
FOR THE PLACEMENT OF SURVEY MONUMENTS**

This agreement, made and entered into by and between the County of Riverside, State of California, hereinafter called County, and Lennar Homes of California, Inc., hereinafter called Contractor.

WITNESSETH:

FIRST: Contractor, for and in consideration of the approval by County of the final map of that certain land division known as Tract 36376, hereby agrees, at Contractor's own cost and expense, to furnish all labor, equipment and materials necessary to set, within 24 months from the date this agreement is executed, in a good and workmanlike manner, all survey monuments and tie points and to furnish to the County Surveyor tie notes for said tract in accordance with the standards set forth in Riverside County Ordinance No. 461 and Section 8771 et seq. of the Business and Professions Code of the State of California. Contractor further agrees to pay, within 30 days of presentation to contractor of the final billing of any surveyor or engineer for work performed by him as provides for in Article 9 of Chapter 4, Division 2 of Title 7 of the Government Code of the State of California (commencing with Section 66495). Contractor further agrees that if payment to the surveyor or engineer is not made within 30 days, the surveyor or engineer notifies County that he has not been paid for setting the final monuments, and the Board of Supervisors, pursuant to Section 66497 of the Government Code, after providing Contractor with an opportunity to present evidence as to whether or not the surveyor or engineer has been paid, orders that payment be made by County to the engineer or surveyor, Contractor will, upon demand, and without proof of loss by County, reimburse County for any funds so expended. Notwithstanding any other provisions herein, the determination of County as to whether the surveyor or engineer has been paid shall be conclusive on Contractor, its surety, and all parties who may have an interest in the agreement or any portion thereof.

All of the above required work shall be done under the inspection of, and to the satisfaction of, the County Surveyor, and shall not be deemed complete until approved and accepted as complete by the County. The estimated cost of said work and improvements is the sum of One hundred sixty thousand one hundred and no/100 Dollars (\$160,100.00).

SECOND: Contractor agrees to pay to County the actual cost of such inspections of the work and improvements as may be required by the County Surveyor. Contractor further agrees that, if suit is brought upon this agreement or any bond guaranteeing the completion of the monuments, all costs and reasonable expenses and fees incurred by County in successfully enforcing such obligations shall be paid by Contractor, including reasonable attorney's fees, and that, upon entry of judgment, all such costs, expenses and fees shall be taxed as costs and included in any judgment rendered.

THIRD: County shall not, nor shall any officer or employee of County, be liable or responsible for any accident, loss or damage happening or occurring to the works specified in this agreement prior to the completion and acceptance thereof, nor shall County or any officer or employee thereof, be liable for any persons or property injured by reason of the nature of the work, or by reason of the acts or omissions of Contractor, its agents or employees, in the performance of the work, and all or said liabilities are assumed by Contractor. Contractor agrees to protect, defend, and hold harmless County and the officers and employees thereof from all loss, liability or claim because of, or arising out of the acts or omissions of Contractor, its agents and employees, in the performance of this agreement or arising out of the use of any patent or patented article in the performance of this agreement.

FOURTH: The Contractor hereby grants to County, the Surety upon any bond, and to the agents, employees and contractors of either or them, the irrevocable permission to enter upon the lands of the subject land division for the purpose of completing the monumentation. This permission shall terminate in the event that Contractor or the Surety has completed work within the time specified or any extension thereof granted by the County. It is further agreed that Contractor shall have control of the ground reserved for the installation of said work, and the streets in which they are to be placed, as is necessary to allow Contractor to carry out this agreement.

FIFTH: Contractor agrees to file with County prior to the date this contract is executed, an acceptable and sufficient improvement security in an amount not less than the estimated cost of the work, as above specified, for the faithful performance of the terms and conditions of this agreement, and for the payment of the amount of the improvement security to the County for the benefit of any surveyor or engineer who has not been paid by the Contractor, as provided for by Section 66495 et seq. of the Government Code of the State of California. Contractor agrees to renew each and every said bond or bonds with good and sufficient sureties or increase the amount of said bonds, or both, within ten (10) days after being notified by the Director of Transportation that the sureties or amounts are insufficient. Notwithstanding any other provisions herein, if Contractor fails to take such action as is necessary to comply with said notice, Contractor shall be in default of this agreement unless all required improvements are completed within ninety (90) days of the date on which the Director of Transportation notified Contractor of the insufficiency of the security or the amount of the bonds or both.

SIXTH: If contractor neglects, refuses, or fails to prosecute the work as to insure its completion within the time specifies, or within such extensions of time which have been granted by County, or if Contractor violates, neglects, refuses, or fails to perform satisfactorily any of the provisions of the plans and specifications, Contractor shall be in default of this agreement. County shall have the power, on recommendation of the Director of Transportation, to terminate all rights of Contractor in such agreement, but said termination shall not affect or terminate any of the rights of County as against Contractor or its Surety then existing or which thereafter accrue because of such default. The determination of the County Surveyor of the question as to whether any of the terms of the agreement or specifications have been violated, or have not been performed satisfactorily, shall be conclusive upon the Contractor, its Surety, and any and all parties who may have any interest in the agreement or any portion thereof. The foregoing provisions of this section shall be in addition to all other rights and remedies available to County under law. The failure of the Contractor to commence construction shall not relieve the Contractor or surety from completion of the improvements required by this agreement.

SEVENTH: It is further agreed by and between the parties hereto, including the surety or sureties on the bonds securing this agreement, that, in the event it is deemed necessary to extend the time of completion of the work contemplated to be done under this agreement, extensions of time may be granted, from time to time, by County, either at its own option, or upon request of Contractor, and such extensions shall in no way affect the validity of this agreement or release the surety or sureties on such bonds. Contractor further agrees to maintain the aforesaid bond or bonds in full force and effect during the terms of this agreement, including any extensions of time as may be granted therein.

EIGHTH: It is understood and agreed by the parties hereto that if any part, term or provision of this agreement is by the courts held to be unlawful and void, the validity of the remaining portions shall not be affected and the rights and obligations of the parties shall be construed and enforced as if the agreement did not contain that particular part, term or provision held to be invalid.

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980 Montecito Dr., Ste 300
Corona, CA 92879

IN WITNESS WHEREOF, Contractor has affixed his name, address and seal.

By  _____
Jeffrey T. Clemens

Title Vice President _____

By _____

Title _____

COUNTY OF RIVERSIDE

By _____

ATTEST:

KECIA HARPER-IHEM,
Clerk of the Board

By _____
Deputy

APPROVED AS TO FORM

County Counsel

By  6/27/14 _____

SIGNATURES OF CONTRACTOR MUST BE ACKNOWLEDGED BY NOTARY
AND EXECUTED IN TRIPPLICATE

ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)

On February 7, 2014, before me, Sherry Alworth, a Notary Public for the State of California, personally appeared Jeffrey T. Clemens, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature *Sherry Alworth* (Seal)

My Commission expires October 23, 2015



COUNTY OF RIVERSIDE
DEPARTMENT OF TRANSPORTATION

NAME AND ADDRESS SHEET

Please list the names and **business and residential addresses** of all persons who have executed the bonds and agreements, according to the partnership status of the entity (see pages 2 and 3 of this form) executing the bonds and agreements.

<u>NAME</u>	<u>ADDRESS</u>	<u>CITY</u>	<u>STATE</u>	<u>ZIP</u>
Jeffrey T. Clemens	Business -- 980 Montecito Dr., Ste. 302	Corona	CA	92879
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FIRST: Contractor, for and in consideration of the approval by County of the final map of that certain land division known as **Tract 36376**, hereby agrees, at Contractor's own cost and expense, to furnish all labor, equipment and materials necessary to set, within **24** months from the date this agreement is executed, in a good and workmanlike manner, all survey monuments and tie points and to furnish to the County Surveyor tie notes for said tract in accordance with the standards set forth in Riverside County Ordinance No. 461 and Section 8771 et seq. of the Business and Professions Code of the State of California. Contractor further agrees to pay, within 30 days of presentation to contractor of the final billing of any surveyor or engineer for work performed by him as provides for in Article 9 of Chapter 4, Division 2 of Title 7 of the Government Code of the State of California (commencing with Section 66495). Contractor further agrees that if payment to the surveyor or engineer is not made within 30 days, the surveyor or engineer notifies County that he has not been paid for setting the final monuments, and the Board of Supervisors, pursuant to Section 66497 of the Government Code, after providing Contractor with an opportunity to present evidence as to whether or not the surveyor or engineer has been paid, orders that payment be made by County to the engineer or surveyor, Contractor will, upon demand, and without proof of loss by County, reimburse County for any funds so expended. Notwithstanding any other provisions herein, the determination of County as to whether the surveyor or engineer has been paid shall be conclusive on Contractor, its surety, and all parties who may have an interest in the agreement or any portion thereof.

All of the above required work shall be done under the inspection of, and to the satisfaction of, the County Surveyor, and shall not be deemed complete until approved and accepted as complete by the County. The estimated cost of said work and improvements is the sum of **One hundred sixty thousand one hundred and no/100 Dollars (\$160,100.00)**.

SECOND: Contractor agrees to pay to County the actual cost of such inspections of the work and improvements as may be required by the County Surveyor. Contractor further agrees that, if suit is brought upon this agreement or any bond guaranteeing the completion of the monuments, all costs and reasonable expenses and fees incurred by County in successfully enforcing such obligations shall be paid by Contractor, including reasonable attorney's fees, and that, upon entry of judgment, all such costs, expenses and fees shall be taxed as costs and included in any judgment rendered.

THIRD: County shall not, nor shall any officer or employee of County, be liable or responsible for any accident, loss or damage happening or occurring to the works specified in this agreement prior to the completion and acceptance thereof, nor shall County or any officer or employee thereof, be liable for any persons or property injured by reason of the nature of the work, or by reason of the acts or omissions of Contractor, its agents or employees, in the performance of the work, and all or said liabilities are assumed by Contractor. Contractor agrees to protect, defend, and hold harmless County and the officers and employees thereof from all loss, liability or claim because of, or arising out of the acts or omissions of Contractor, its agents and employees, in the performance of this agreement or arising out of the use of any patent or patented article in the performance of this agreement.

FOURTH: The Contractor hereby grants to County, the Surety upon any bond, and to the agents, employees and contractors of either or them, the irrevocable permission to enter upon the lands of the subject land division for the purpose of completing the monumentation. This permission shall terminate in the event that Contractor or the Surety has completed work within the time specified or any extension thereof granted by the County. It is further agreed that Contractor shall have control of the ground reserved for the installation of said work, and the streets in which they are to be placed, as is necessary to allow Contractor to carry out this agreement.

FIFTH: Contractor agrees to file with County prior to the date this contract is executed, an acceptable and sufficient improvement security in an amount not less than the estimated cost of the work, as above specified, for the faithful performance of the terms and conditions of this agreement, and for the payment of the amount of the improvement security to the County for the benefit of any surveyor or engineer who has not been paid by the Contractor, as provided for by Section 66495 et seq. of the Government Code of the State of California. Contractor agrees to renew each and every said bond or bonds with good and sufficient sureties or increase the amount of said bonds, or both, within ten (10) days after being notified by the Director of Transportation that the sureties or amounts are insufficient. Notwithstanding any other provisions herein, if Contractor fails to take such action as is necessary to comply with said notice, Contractor shall be in default of this agreement unless all required improvements are completed within ninety (90) days of the date on which the Director of Transportation notified Contractor of the insufficiency of the security or the amount of the bonds or both.

SIXTH: If contractor neglects, refuses, or fails to prosecute the work as to insure its completion within the time specifies, or within such extensions of time which have been granted by County, or if Contractor violates, neglects, refuses, or fails to perform satisfactorily any of the provisions of the plans and specifications, Contractor shall be in default of this agreement. County shall have the power, on recommendation of the Director of Transportation, to terminate all rights of Contractor in such agreement, but said termination shall not affect or terminate any of the rights of County as against Contractor or its Surety then existing or which thereafter accrue because of such default. The determination of the County Surveyor of the question as to whether any of the terms of the agreement or specifications have been violated, or have not been performed satisfactorily, shall be conclusive upon the Contractor, its Surety, and any and all parties who may have any interest in the agreement or any portion thereof. The foregoing provisions of this section shall be in addition to all other rights and remedies available to County under law. The failure of the Contractor to commence construction shall not relieve the Contractor or surety from completion of the improvements required by this agreement.

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NINTH: Any notice or notices required or permitted to be given pursuant to this agreement shall be served on the other party by mail, postage prepaid, at the following addresses:

County

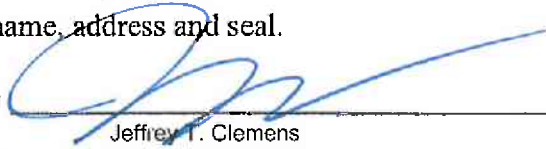
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Construction Engineer
Riverside County Transportation Dept.
2950 Washington Street
Riverside, CA 92504

Lennar Homes of California, Inc.
980 Montecito Dr., Ste 300
Corona, CA 92879

IN WITNESS WHEREOF, Contractor has affixed his name, address and seal.

By



Jeffrey T. Clemens

Title Vice President

By _____

Title _____

COUNTY OF RIVERSIDE

By _____

ATTEST:

KECIA HARPER-IHEM,
Clerk of the Board

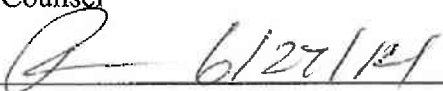
By _____

Deputy

APPROVED AS TO FORM

County Counsel

By



SIGNATURES OF CONTRACTOR MUST BE ACKNOWLEDGED BY NOTARY
AND EXECUTED IN TRIPLICATE

ACKNOWLEDGEMENT

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE)

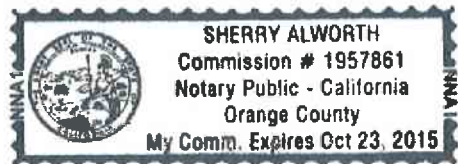
On February 7, 2014, before me, Sherry Alworth, a Notary Public for the State of California, personally appeared Jeffrey T. Clemens, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____ (Seal)

My Commission expires October 23, 2015



**COUNTY OF RIVERSIDE
DEPARTMENT OF TRANSPORTATION**

NAME AND ADDRESS SHEET

Please list the names and **business and residential addresses** of all persons who have executed the bonds and agreements, according to the partnership status of the entity (see pages 2 and 3 of this form) executing the bonds and agreements.

<u>NAME</u>	<u>ADDRESS</u>	<u>CITY</u>	<u>STATE</u>	<u>ZIP</u>
Jeffrey T. Clemens	Business – 980 Montecito Dr., Ste. 302	Corona	CA	92879
Jeffrey T. Clemens	Residence – 32968 Novara Court	Temecula	CA	92592

OWNER'S STATEMENT

WE HEREBY STATE THAT WE ARE THE OWNERS OF THE LAND INCLUDED WITHIN THE SUBDIVISION SHOWN HEREON, THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS A CLEAR TITLE TO SAID LAND, THAT WE CONSENT TO THE MAKING AND RECORDING OF THIS SUBDIVISION MAP AS SHOWN WITHIN THE DISTINCTIVE BORDER LINE.

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES: ABUTTERS RIGHTS OF ACCESS ALONG HONEY PINE ROAD, POURROY ROAD AND BUTTERFIELD STAGE ROAD. THE OWNERS OF LOTS 1 THROUGH 14, INCLUSIVE, LOTS 16 THROUGH 23, INCLUSIVE AND LOTS 53 THROUGH 64, INCLUSIVE, LOT 106 THROUGH 112, INCLUSIVE, LOT 114 AND LOT 116 ABUTTING THIS HIGHWAY AND DURING SUCH TIME WILL HAVE NO RIGHTS OF ACCESS EXCEPT THE GENERAL EASEMENT OF TRAVEL.

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES: DRAINAGE EASEMENTS OVER ALL OF LOT 112 AND WITHIN LOT 104 AND LOT 116 AS SHOWN HEREON. THE DEDICATION IS FOR STREET AND PUBLIC UTILITY PURPOSES.

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES: DRAINAGE EASEMENTS OVER ALL OF LOT 112 AND WITHIN LOT 104 AND LOT 116 AS SHOWN HEREON. THE DEDICATION IS FOR THE CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES.

WE HEREBY RETAIN LOTS 105 THROUGH 108, INCLUSIVE, AND LOTS 110 THROUGH 116, INCLUSIVE, INDICATED AS "OPEN SPACE LOT" AS SHOWN HEREON, FOR PRIVATE USE, FOR THE SOLE BENEFIT OF OURSELVES, OUR SUCCESSORS, ASSIGNEES AND LOT OWNERS WITHIN THIS TRACT MAP.

WE ALSO HEREBY RETAIN LOT 104, INDICATED AS "BASIN" AS SHOWN HEREON, FOR PRIVATE USE, FOR THE SOLE BENEFIT OF OURSELVES, OUR SUCCESSORS, ASSIGNEES AND LOT OWNERS WITHIN THIS TRACT MAP.

WE ALSO HEREBY RETAIN LOT 109, INDICATED AS "PARK" AS SHOWN HEREON, FOR PRIVATE USE, FOR THE SOLE BENEFIT OF OURSELVES, OUR SUCCESSORS, ASSIGNEES AND LOT OWNERS WITHIN THIS TRACT MAP.

WE ALSO HEREBY RETAIN THE EASEMENT INDICATED AS "20' FUEL MODIFICATION EASEMENT" AS SHOWN HEREON, OVER LOTS 24 THROUGH 53, INCLUSIVE, FOR PRIVATE USE FOR THE SOLE BENEFIT OF OURSELVES, OUR SUCCESSORS, ASSIGNEES AND LOT OWNERS WITHIN THIS TRACT MAP.

WE ALSO HEREBY RETAIN THE EASEMENT INDICATED AS "10' LANDSCAPE EASEMENT" AS SHOWN HEREON WITHIN LOTS 55 THROUGH 64, INCLUSIVE, FOR PRIVATE USE FOR THE SOLE BENEFIT OF OURSELVES, OUR SUCCESSORS, ASSIGNEES AND LOT OWNERS WITHIN THIS TRACT MAP.

THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS AN EASEMENT FOR PUBLIC PURPOSES: TO EASTERN MUNICIPAL WATER DISTRICT ("DISTRICT"), A PUBLIC AGENCY OF THE STATE OF CALIFORNIA, ITS SUCCESSORS AND ASSIGNS, A PERPETUAL EASEMENT AND RIGHT OF WAY TO CONSTRUCT, MAINTAIN, ENLARGE, RECONSTRUCT, REMOVE AND REPLACE, OPERATE, INSPECT, REPAIR, IMPROVE AND RELOCATE SEWER FACILITIES, ALL AS SHOWN ON THIS MAP WITHIN THE SUBDIVISION AND DESIGNATED "SEWER EASEMENT" HEREON, TOGETHER WITH THE RIGHT OF ACCESS TO AND FROM SAID EASEMENT FOR THE PURPOSE OF EXERCISING THE RIGHTS GRANTED IN SAID EASEMENT. OWNER RETAINS THE RIGHT TO USE THE EASEMENT AREA PROVIDED THAT OWNER SHALL NOT CONSTRUCT OR ERECT BUILDINGS, MASONRY WALLS, MASONRY FENCES AND OTHER STRUCTURES OR IMPROVEMENTS, OR PLANT OR GROW TREES OR SHRUBS, OR CHANGE THE SURFACE GRADE OR INSTALL PRIVATELY-OWNED PIPELINES WITHOUT THE PRIOR WRITTEN CONSENT OF DISTRICT.

OWNER:

LENNAR HOMES OF CALIFORNIA, INC., A CALIFORNIA CORPORATION

Jeffrey T. Clemens
JEFFREY T. CLEMENS, VICE PRESIDENT

Mark Torres
MARK TORRES, VICE PRESIDENT

IN THE UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, STATE OF CALIFORNIA

TRACT MAP NO. 36376

BEING A SUBDIVISION OF A PORTION OF LOTS 7 AND 9 OF TRACT 25619-1 AS SHOWN BY MAP ON FILE IN BOOK 221, PAGES 63 THROUGH 74, INCLUSIVE, OF MAPS, PARCELS D AND E PER LOT LINE ADJUSTMENT NO. 4434 RECORDED MAY 28, 2002 AS INSTRUMENT NO. 2002-284815, ALL RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, LYING WITHIN SECTION 8, TOWNSHIP 7, SOUTH, RANGE 2 WEST, SAN BERNARDINO BASE AND MERIDIAN.

RICK ENGINEERING COMPANY

SEPTEMBER 2013

RECORDER'S STATEMENT

FILED THIS _____ DAY OF _____, 20____, AT _____ .M IN BOOK _____ OF MAPS, AT PAGES _____, AT THE REQUEST OF THE CLERK OF THE BOARD.

NO. _____
FEE: _____
PETER ALDANA, ASSESSOR-COUNTY CLERK-RECORDER

BY: _____, DEPUTY

SUBDIVISION GUARANTEE: NORTH AMERICAN TITLE COMPANY

ENGINEER'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF LENNAR HOMES OF CALIFORNIA, INC. IN FEBRUARY 2012. I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED OR THAT THEY WILL BE SET IN ACCORDANCE WITH THE TERMS OF THE MONUMENT AGREEMENT FOR THE MAP AND THAT THE MONUMENTS ARE, OR WILL BE, SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED, AND THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP. THIS SURVEY IS TRUE AND COMPLETE AS SHOWN.

DATE: 4/4/15
Robert A. Stockton
ROBERT A. STOCKTON R.C.E. 33591
EXPIRES 6-30-2016



COUNTY SURVEYOR'S STATEMENT

THIS MAP CONFORMS TO THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES. I HEREBY STATE THAT THIS MAP HAS BEEN EXAMINED BY ME OR UNDER MY SUPERVISION AND FOUND TO BE SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP OF TRACT MAP 36376 AS FILED, AMENDED, AND APPROVED BY THE BOARD OF SUPERVISORS ON JULY 31, 2012, THE EXPIRATION DATE BEING JULY 31, 2017 AND THAT I AM SATISFIED THIS MAP IS TECHNICALLY CORRECT.

DATE: _____, 20____.

RICHARD G. LANTIS, COUNTY SURVEYOR
L.S. 7611
EXPIRATION DATE: 12-31-2016

BOARD OF SUPERVISOR'S STATEMENT

THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, BY ITS BOARD OF SUPERVISORS, HEREBY APPROVES THE TRACT MAP AND ACCEPTS THE OFFERS OF DEDICATION MADE HEREON FOR PUBLIC ROAD AND PUBLIC UTILITY PURPOSES, AND AS PART OF THE COUNTY MAINTAINED ROAD SYSTEM SUBJECT TO IMPROVEMENTS IN ACCORDANCE WITH COUNTY STANDARDS. THE DEDICATION OF THE DRAINAGE EASEMENTS AS SHOWN HEREON ARE HEREBY ACCEPTED, SUBJECT TO IMPROVEMENTS IN ACCORDANCE WITH COUNTY STANDARDS.

DATE: _____, 20____.
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

BY: _____
CHAIRMAN OF THE BOARD OF SUPERVISORS

ATTEST:
KECIA HARPER-IHEM
CLERK OF THE BOARD OF SUPERVISORS

BY: _____ DEPUTY

EASTERN MUNICIPAL WATER DISTRICT'S ACCEPTANCE STATEMENT

I HEREBY STATE THAT THE EASEMENT DEDICATED ON THIS MAP TO THE EASTERN MUNICIPAL WATER DISTRICT IS HEREBY ACCEPTED AND THE DISTRICT CONSENTS TO THE RECORDATION THEREOF BY ITS DULY AUTHORIZED OFFICER.

Sheila Zelaya DATE: 04/21/15

NAME: SHEILA ZELAYA

TITLE: BOARD SECRETARY

EASTERN MUNICIPAL WATER DISTRICT AND THE BOARD OF DIRECTORS THEREOF

SIGNATURE OMISSIONS

PURSUANT TO SECTION 66436 OF THE SUBDIVISION MAP ACT, THE SIGNATURES OF THE FOLLOWING OWNERS OF EASEMENTS AND/OR OTHER INTERESTS HAVE BEEN OMITTED:

AN EASEMENT FOR ENVIRONMENTAL AND INCIDENTAL PURPOSES IN FAVOR OF UNITED STATES FISH AND WILDLIFE SERVICE AS MENTIONED IN COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS PER INSTRUMENT NO. 2000-469765, RECORDED NOVEMBER 27, 2000. AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS PER INSTRUMENT NO. 2011-0209330, OF OFFICIAL RECORDS, RECORDED MAY 12, 2011, SECOND AMENDMENT TO AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS RECORDED MAY 9, 2013 AS INSTRUMENT NO. 2013.0221326, O.R., AND THIRD AMENDMENT TO AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS RECORDED DECEMBER 19, 2014 AS INSTRUMENT NO. 2014-0485620, O.R.

ABANDONMENT NOTE

PURSUANT TO SECTIONS 66434 AND 66499.20.2 OF THE SUBDIVISION MAP ACT, THE APPROVAL AND RECORDATION OF THIS TRACT MAP CONSTITUTES ABANDONMENT OF THE FOLLOWING:

THOSE PORTIONS OF EASEMENTS DEDICATED TO PUBLIC USE FOR STREET AND PUBLIC UTILITY PURPOSES SHOWN AS "ROAD EASEMENTS" ON TRACT MAP 25619-1, AS FILED IN BOOK 221, PAGES 63 THROUGH 74, INCLUSIVE, LYING WITHIN THE BOUNDARY OF THIS TRACT MAP.

DRAINAGE EASEMENTS FOR CONTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES AS DEDICATED ON TRACT MAP 25619-1, AS FILED IN BOOK 221, PAGES 63 THROUGH 74, INCLUSIVE, LYING WITHIN THE BOUNDARY OF THIS TRACT MAP.

AN EASEMENT FOR ROAD PURPOSES TO THE PUBLIC, IN ALAMOS (POURROY) ROAD, AS DESCRIBED IN SUPERVISOR'S MINUTES IN BK. 1, PG. 240 OF RECORDS IN RIVERSIDE COUNTY, THAT PORTION LYING WITHIN THE BOUNDARY OF THIS TRACT MAP.

OFFER OF DEDICATION OF STORM DRAIN EASEMENT FOR FLOOD CONTROL AND DRAINAGE PURPOSES FOR THE CONSTRUCTION, USE, REPAIR, CONSTRUCTION, INSPECTION, OPERATION AND MAINTENANCE OF STORM DRAIN FACILITIES, AND ALL APPURTENANT WORKS, INCLUDING INGRESS AND EGRESS THERETO AND INCIDENTAL PURPOSES IN FAVOR OF RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT PER INST. NO. 2003-613613, OF OFFICIAL RECORDS, RECORDED AUG. 12, 2003, THAT PORTION LYING WITHIN THE BOUNDARY OF THIS TRACT MAP.

AN EASEMENT FOR PUBLIC ROAD AND UTILITY AND INCIDENTAL PURPOSES IN FAVOR OF THE COUNTY OF RIVERSIDE PER INST. NO. 2013-0180732, OF OFFICIAL RECORDS, RECORDED 4-17-2013, THAT PORTION LYING WITHIN THE BOUNDARY OF THIS MAP.

AN EASEMENT FOR PUBLIC ROAD AND UTILITY AND INCIDENTAL PURPOSES IN FAVOR OF THE COUNTY OF RIVERSIDE PER INST. NO. 2013-0475586, OF OFFICIAL RECORDS, RECORDED 10-2-2013, THAT PORTION LYING WITHIN THE BOUNDARY OF THIS MAP.

TAX BOND CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ 39,900.00 HAS BEEN EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, CALIFORNIA, CONDITIONED UPON THE PAYMENT OF ALL TAXES, STATE, COUNTY, MUNICIPAL OR LOCAL, AND ALL SPECIAL ASSESSMENTS COLLECTED AS TAXES, WHICH AT THE TIME OF FILING OF THIS MAP WITH THE COUNTY RECORDER ARE A LIEN AGAINST SAID PROPERTY, BUT NOT YET PAYABLE, AND SAID BOND HAS BEEN DULY APPROVED BY SAID BOARD OF SUPERVISORS.

DATE: MAY 4, 2015

CASH OR SURETY BOND

DON KENT
COUNTY TAX COLLECTOR

BY: *Susan G. ...* DEPUTY

TAX COLLECTOR'S CERTIFICATE

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE, AS OF THIS DATE, THERE ARE NO LIENS AGAINST THE PROPERTY SHOWN ON THE WITHIN MAP FOR UNPAID STATE, COUNTY, MUNICIPAL, OR LOCAL TAXES, OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES NOW A LIEN BUT NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE \$ 39,900.00.

DATE: MAY 4, 2015.

DON KENT
COUNTY TAX COLLECTOR

BY: *Susan G. ...* DEPUTY

TRACT MAP NO. 36376

BEING A SUBDIVISION OF A PORTION OF LOTS 7 AND 9 OF TRACT 25619-1 AS SHOWN BY MAP ON FILE IN BOOK 221, PAGES 63 THROUGH 74, INCLUSIVE, OF MAPS, PARCELS D AND E PER LOT LINE ADJUSTMENT NO. 4434 RECORDED MAY 28, 2002 AS INSTRUMENT NO. 2002-284815, ALL RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, LYING WITHIN SECTION 8, TOWNSHIP 7, SOUTH, RANGE 2 WEST, SAN BERNARDINO BASE AND MERIDIAN.
RICK ENGINEERING COMPANY SEPTEMBER 2013

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THE DOCUMENT.

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THE DOCUMENT.

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA
COUNTY OF Riverside
ON April 10, 2015 BEFORE ME, Beth Bruley, A
NOTARY PUBLIC PERSONALLY APPEARED
Jeffrey T. Clemens

WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL

SIGNATURE Beth Bruley

NAME: Beth Bruley
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE

PRINCIPAL COUNTY OF BUSINESS: Riverside

COMMISSION EXPIRES: July 24, 2018

COMMISSION * OF NOTARY: 2075619

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA
COUNTY OF Riverside
ON April 10, 2015 BEFORE ME, Beth Bruley, A
NOTARY PUBLIC PERSONALLY APPEARED Mark Torres

WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL

SIGNATURE Beth Bruley

NAME: Beth Bruley
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE

PRINCIPAL COUNTY OF BUSINESS: Riverside

COMMISSION EXPIRES: July 24, 2018

COMMISSION * OF NOTARY: 2075619

TRACT MAP NO. 36376

BEING A SUBDIVISION OF A PORTION OF LOTS 7 AND 9 OF TRACT 25619-1 AS SHOWN BY MAP ON FILE IN BOOK 221, PAGES 63 THROUGH 74, INCLUSIVE, OF MAPS, PARCELS D AND E PER LOT LINE ADJUSTMENT NO. 4434 RECORDED MAY 28, 2002 AS INSTRUMENT NO. 2002-284815, ALL RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, LYING WITHIN SECTION 8, TOWNSHIP 7, SOUTH, RANGE 2 WEST, SAN BERNARDINO BASE AND MERIDIAN.

RICK ENGINEERING COMPANY

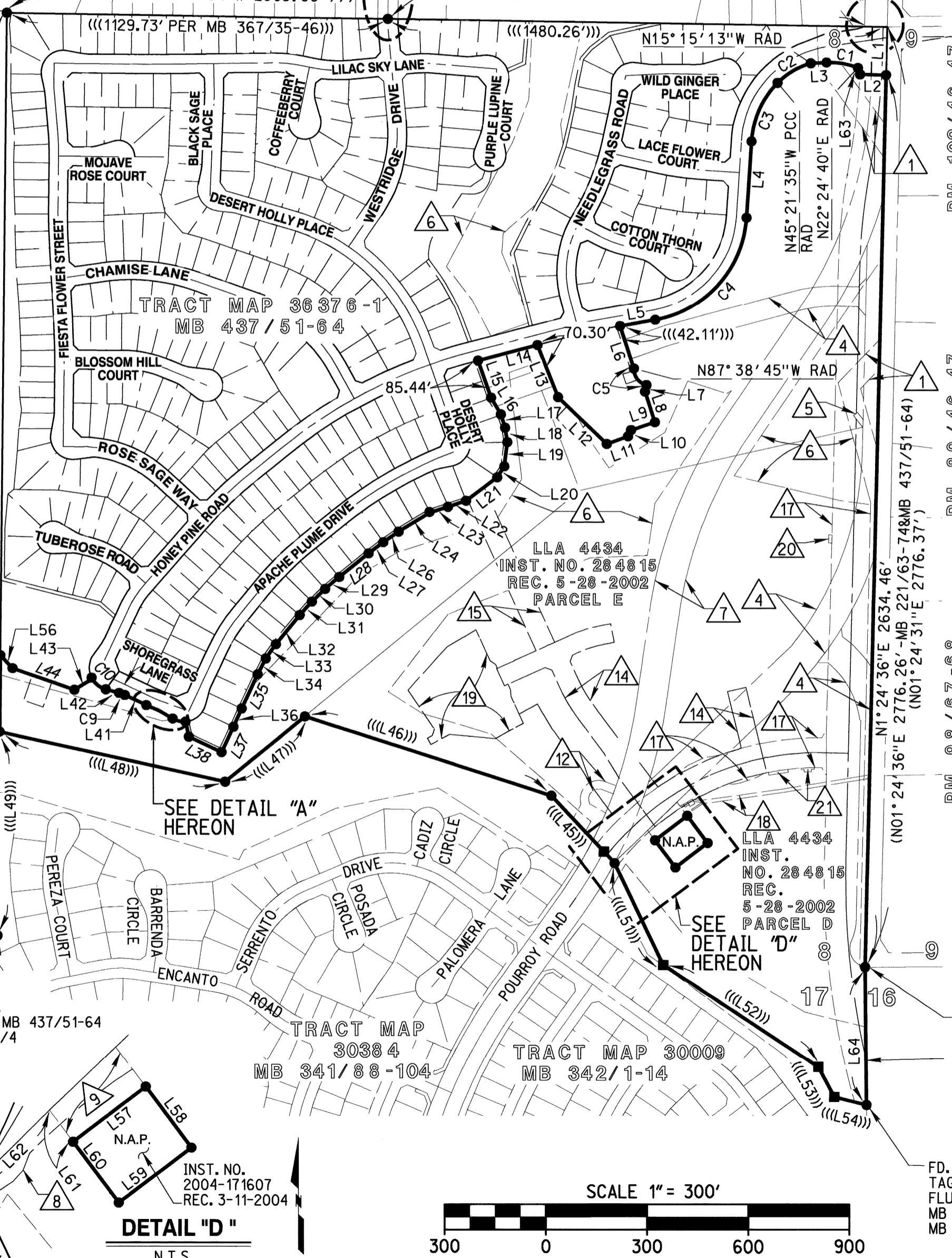
SEPTEMBER 2013

TRACT MAP 28695-2
MB 367/35-46

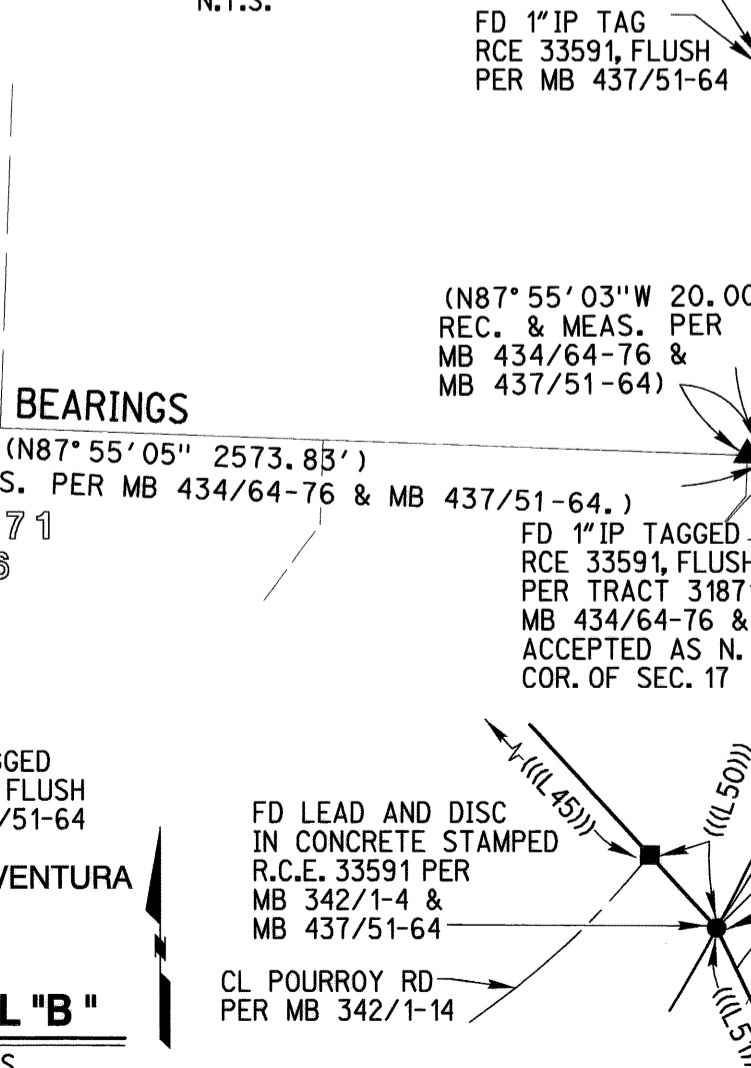
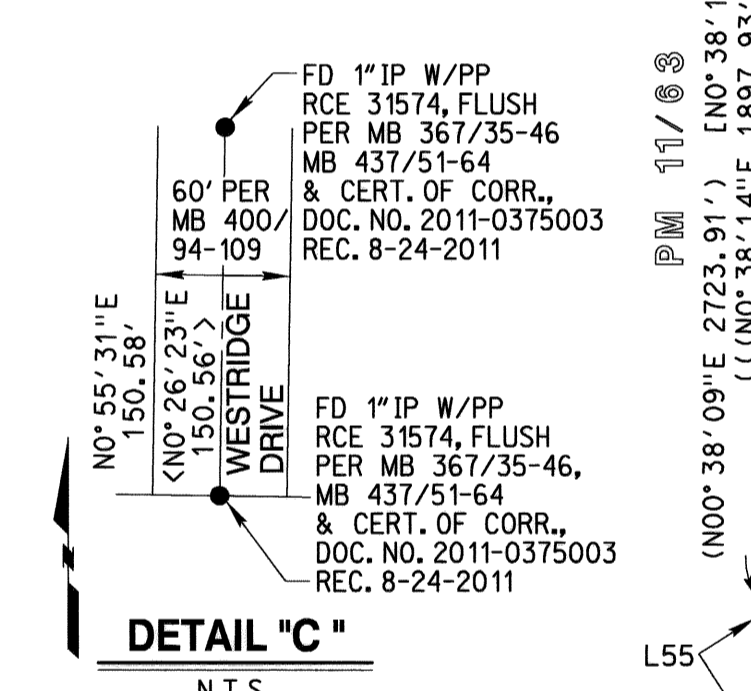
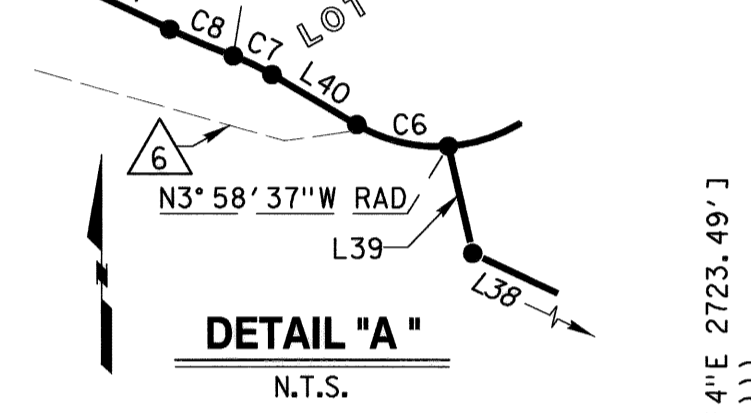
TRACT MAP 28695
MB 400/94-109

SEE DETAIL "C"
HEREON

SEE DETAIL "B"
HEREON



NAME	DELTA	CURVE TABLE	RADIUS	ARC
C1	((25°25'33" E	215.00'	95.41'	95.41'
C2	((30°06'22" E	220.00'	115.60'	115.60'
C3	((40°52'28" E	270.00'	192.62'	192.62'
C4	((76°02'46" E	330.00'	437.99'	437.99'
C5	((79°25'03" E	48.00'	66.53'	66.53'
C6	((34°27'31" E	66.00'	39.69'	39.69'
C7	((10°17'48" N	100.00'	17.97'	17.97'
C8	((5°00'00" N	328.00'	28.62'	28.62'
C9	((10°17'48" N	100.00'	17.97'	17.97'
C10	((44°38'31" E	66.00'	51.42'	51.42'



NAME	LINE TABLE	DIRECTION	LENGTH
L1	((N 1°24'34" E	141.80'	
L2	((N 88°35'24" E	76.90'	
L3	((N 86°59'06" E	46.64'	
L4	((N 3°45'57" E	226.99'	
L5	((N 79°48'43" E	105.89'	
L6	((N 18°00'35" E	132.30'	
L7	((N 12°56'12" E	20.00' RAD))	
L8	((N 18°00'35" E	94.68'	
L9	((N 71°59'25" E	74.45'	
L10	((N 25°30'19" E	20.29'	
L11	((N 70°09'21" E	67.18'	
L12	((N 46°14'09" W	199.62'	
L13	((N 21°36'30" W	165.33'	
L14	((N 75°23'26" W	182.03'	
L15	((N 19°23'26" W	116.14'	
L16	((N 30°28'48" W	57.21'	
L17	((N 17°41'51" W	41.32'	
L18	((N 8°39'38" W	42.95'	
L19	((N 7°17'19" E	71.40'	
L20	((N 32°51'43" E	38.58'	
L21	((N 53°24'31" E	115.26'	
L22	((N 71°35'53" E	56.43'	
L23	((N 72°14'13" E	56.35'	
L24	((N 58°45'08" E	108.29'	
L26	((N 55°53'19" E	54.98'	
L27	((N 53°02'16" E	54.62'	
L28	((N 51°16'14" E	111.62'	
L29	((N 50°07'52" E	54.56'	
L30	((N 46°20'43" E	54.01'	
L31	((N 42°27'28" E	54.08'	
L32	((N 39°29'44" E	110.98'	
L33	((N 35°18'48" E	52.23'	
L34	((N 27°21'45" E	53.14'	
L35	((N 25°01'35" E	111.71'	
L36	((N 24°23'45" E	59.03'	
L37	((N 25°11'07" E	83.07'	
L38	((N 64°48'53" E	106.89'	
L39	((N 12°41'30" E	45.72'	
L40	((N 59°31'05" W	40.99'	
L41	((N 64°48'53" W	70.56'	
L42	((N 75°06'41" W	40.99'	
L43	((N 59°31'51" W	61.81' RAD))	
L44	((N 70°47'32" W	193.79'	
L45	((N 43°35'38" W	225.82'	
L46	((N 43°35'29" W	225.82'	
L47	((N 43°35'29" W	220.00'	
L48	((N 72°09'15" W	767.06'	
L49	((N 72°09'15" W	767.98'	
L50	((N 50°45'34" W	305.67'	
L51	((N 50°45'45" W	305.67'	
L52	((N 50°45'40" W	305.00'	
L53	((N 77°31'55" W	684.73'	
L54	((N 77°31'45" W	684.74'	
L55	((N 77°31'50" W	684.74'	
L56	((N 0°38'14" E	599.91'	
L57	((N 0°38'14" E	600.00'	
L58	((N 43°35'38" W	44.17'	
L59	((N 43°35'29" W	44.18'	
L60	((N 25°38'41" W	335.19'	
L61	((N 25°38'41" W	335.18'	
L62	((N 25°38'41" W	335.18'	
L63	((N 56°35'02" W	549.85'	
L64	((N 56°35'10" W	549.85'	
L65	((N 28°04'13" W	100.83'	
L66	((N 28°04'21" W	100.83'	
L67	((N 75°58'46" W	98.70'	
L68	((N 75°58'54" W	98.63'	
L69	((N 0°38'14" W	225.65'	
L70	((N 43°37'22" W	52.56'	
L71	((N 53°01'30" W	120.00'	
L72	((N 36°58'30" W	100.00'	

FD. 1" IP W/TAG RCE 12116 DN. 0.5' PER MB 221/63-74, MB 314/72-82 & MB 437/51-64 ACCEPTED AS CTR. SEC. 8

FD. 1" IP W/PP RCE 31574, FLUSH PER MB 367/35-46 & CERT. OF CORR., DOC. NO. 2011-0375003 REC. 8-24-2011

FD. 1" IP W/PP RCE 31574, FLUSH PER MB 367/35-46 & CERT. OF CORR., DOC. NO. 2011-0375003 REC. 8-24-2011

FD. 1" IP TAG RCE 33591, FLUSH PER MB 437/51-64

FD. 1" IP TAGGED R.C.E. 33591, FLUSH PER TRACT 31871, MB 434/64-76 & MB 437/51-64 ACCEPTED AS N. 1/4 COR. OF SEC. 17

FD. 1" IP TAGGED R.C.E. 33591, FLUSH PER MB 437/51-64

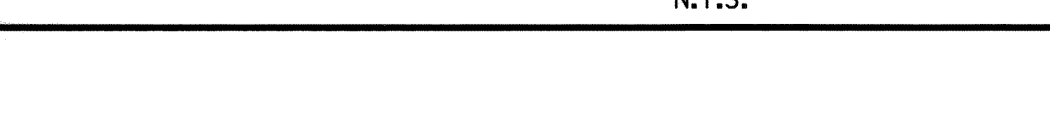
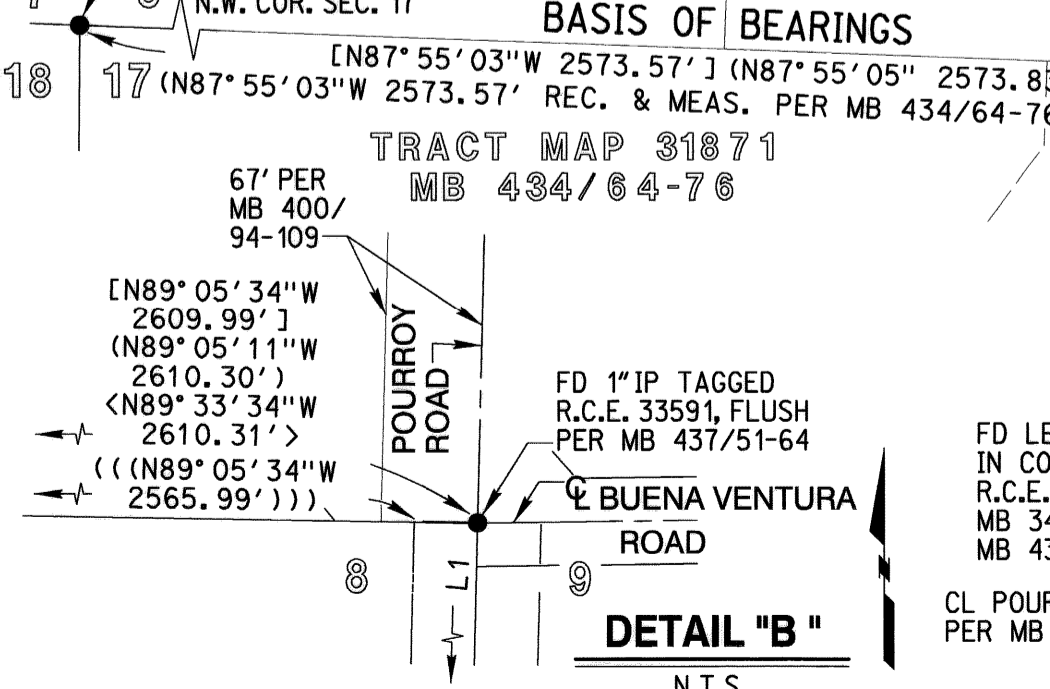
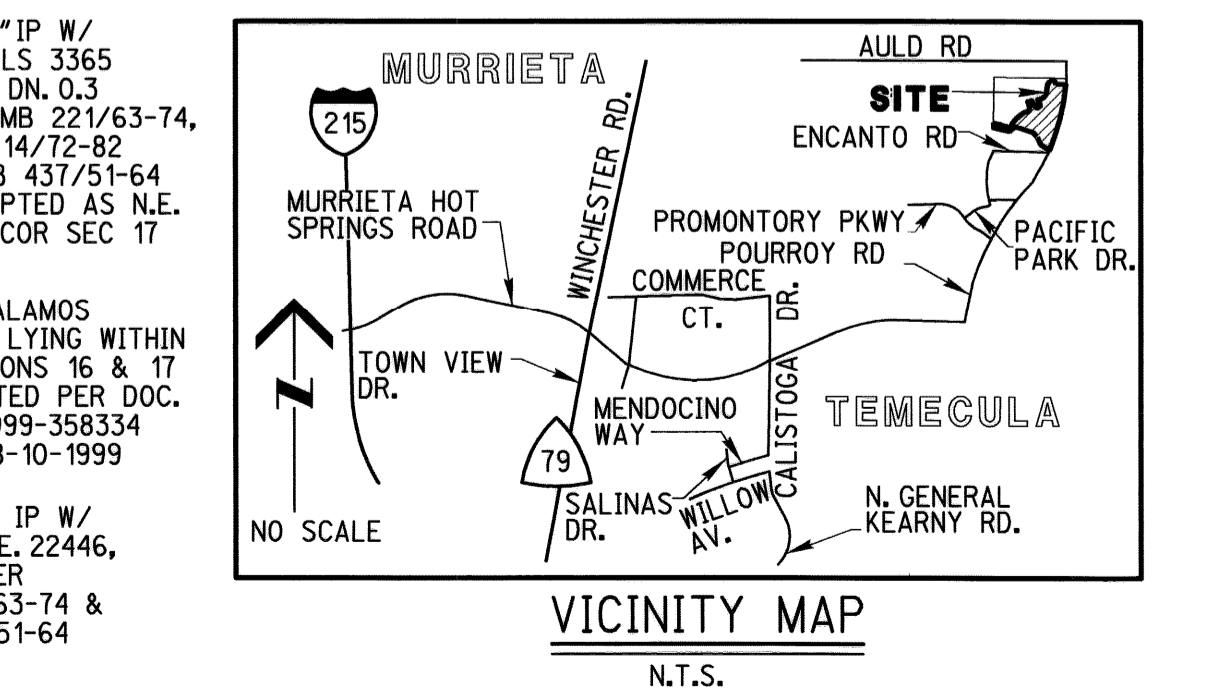
FD. 1 1/2 IP W/TAG R.C.E. 22446, FLUSH PER MB 221/63-74 & MB 437/51-64

ENGINEER'S NOTES

- SEE SHEET NO. 4 FOR EASEMENT NOTES.
- THE BASIS OF BEARINGS FOR THIS MAP IS THE NORTH LINE OF THE N.W. 1/4 OF SECTION 17, T. 7 S., R. 2 W., SBM, PER TRACT 36376-1 AS FILED IN BOOK 437, PAGES 51 THROUGH 64 INCLUSIVE OF MAPS, SHOWN AS BEING N87°55'03"W.
- INDICATES FOUND 1" IRON PIPE TAGGED R.C.E. 33591, FLUSH PER TRACT 36376-1 MB 437/51-64. UNLESS OTHERWISE NOTED.
- INDICATES SET 1" IRON PIPE TAGGED R.C.E. 33591, FLUSH.
- INDICATES FOUND 1" IRON PIPE TAGGED R.C.E. 33591, FLUSH PER TRACT 30384 MB 341/88-104.
- INDICATES FOUND 1" IRON PIPE TAGGED R.C.E. 33591, FLUSH PER TRACT 30009 MB 342/1-14.
- ALL MONUMENTS SET ARE PER RIVERSIDE COUNTY ORDINANCE 461.21.
- THIS TRACT CONTAINS 64.35 ACRES GROSS.
- DRAINAGE EASEMENTS SHALL BE KEPT FREE OF BUILDINGS AND OBSTRUCTIONS.
- ALL MONUMENTS SHOWN AS SET SHALL BE SET IN ACCORDANCE WITH THE MONUMENTATION AGREEMENT FOR THIS MAP.
- THIS TRACT CONTAINS 103 RESIDENTIAL LOTS.
- INDICATES SUBDIVISION BOUNDARY.
- RAD INDICATES RADIAL BEARING.
- () INDICATES RECORD PER TRACT 25619-1, MB 221/63-74, UNLESS OTHERWISE NOTED.
- [] INDICATES RECORD & MEASURED PER TRACT 28753-1, MB 314/72-82 AND TRACT 30384, MB 341/88-104.
- < > INDICATES RECORD PER TRACT 28695-2, MB 367/35-46 AND TRACT 28695, MB 400/94-109.
- [[]] INDICATES RECORD PER LOT LINE ADJ. 4437, INST. NO. 479348, REC. 8/29/2002 & MB 437/51-64.
- (()) INDICATES RECORD PER LOT LINE ADJ. 4434, RECORDED AS INST. NO. 284815, REC. ON 5/28/2002 & MB 437/51-64.
- ((()) INDICATES RECORD AND MEASURED PER TRACT 36376-1, MB 437/51-64, UNLESS OTHERWISE NOTED.
- [[((] INDICATES RECORD AND MEASURED PER LOT LINE ADJ. 4437, INST. NO. 479348, REC. 8/29/2002 & LOT LINE ADJ. 4434, RECORDED AS INST. NO. 284815.
- SET LEAD AND TAG STAMPED R.C.E. 33591, IN TOP OF CURB (RIV. CO. STD. "E") FOR BC'S, EC'S, PCC'S, PRC'S, PROLONGATION OF LOT LINES AND CORNER CUTBACKS PROJECTED PERPENDICULAR OR RADIAL FROM CENTERLINE.
- SET 1" IRON PIPE TAGGED "R.C.E. 33591", FLUSH AT ALL LOT CORNERS, ANGLE POINTS IN SIDE OR REAR LOT LINES, AND ANGLE POINTS IN SUBDIVISION BOUNDARY.
- C.C. & R's, RECORDED _____ AS INST. NO. _____

ENVIRONMENTAL CONSTRAINT NOTE

ENVIRONMENTAL CONSTRAINTS SHEET AFFECTING THIS MAP IS ON FILE IN THE OFFICE OF THE RIVERSIDE COUNTY SURVEYOR, IN E.C.S. BOOK _____, PAGE _____. THIS AFFECTS ALL LOTS.



TRACT MAP NO. 36376

BEING A SUBDIVISION OF A PORTION OF LOTS 7 AND 9 OF TRACT 25619-1 AS SHOWN BY MAP ON FILE IN BOOK 221, PAGES 63 THROUGH 74, INCLUSIVE, OF MAPS, PARCELS D AND E PER LOT LINE ADJUSTMENT NO. 4434 RECORDED MAY 28, 2002 AS INSTRUMENT NO. 2002-284815, ALL RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, LYING WITHIN SECTION 8, TOWNSHIP 7, SOUTH, RANGE 2 WEST, SAN BERNARDINO BASE AND MERIDIAN.

RICK ENGINEERING COMPANY

INDEX MAP

SEPTEMBER 2013

NOTES

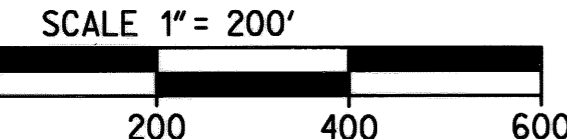
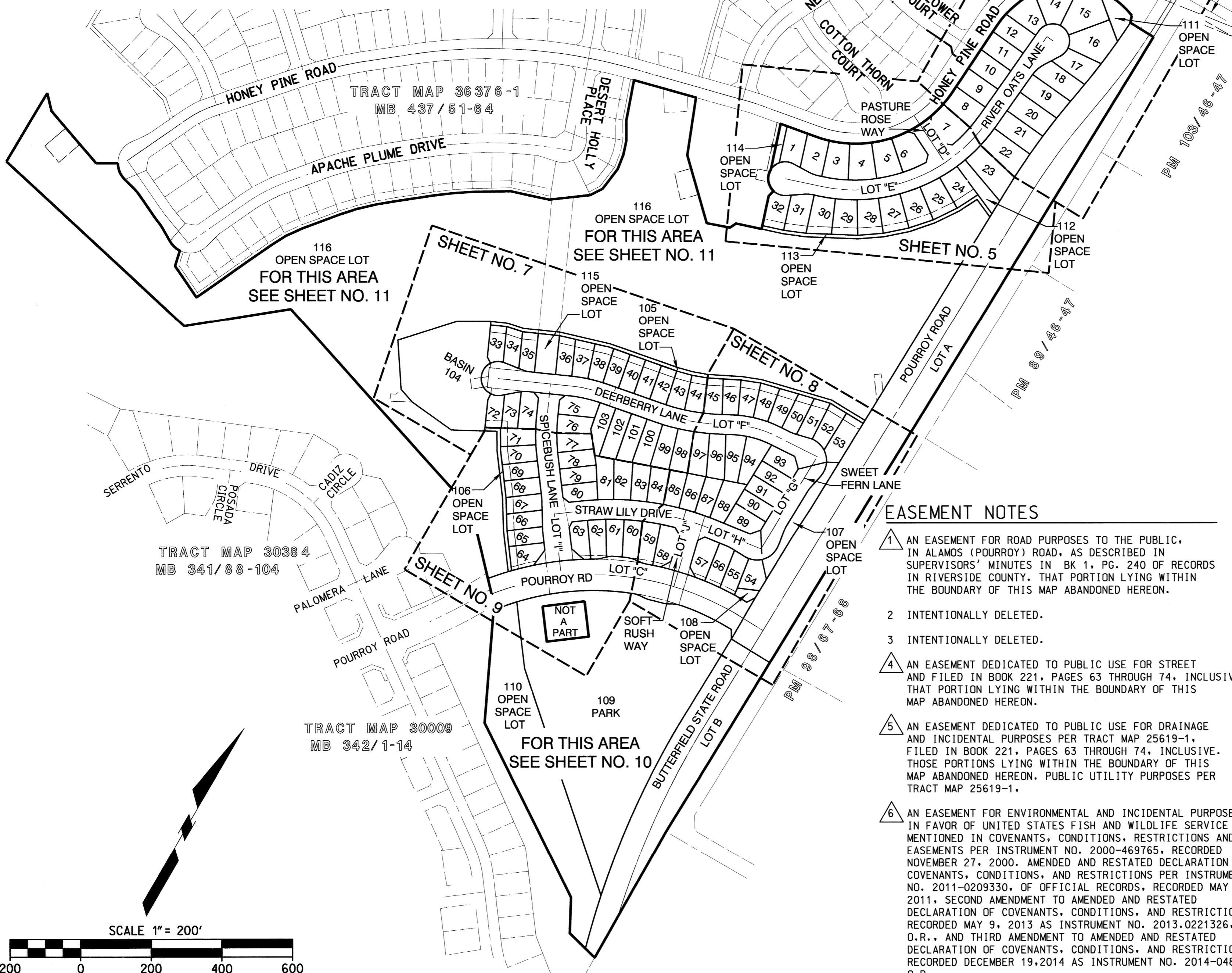
1. SEE SHEET NO. 3 FOR ENGINEER'S NOTES.
2. DRAINAGE EASEMENTS SHALL BE KEPT FREE OF BUILDINGS AND OBSTRUCTIONS.

EASEMENT NOTES CONTINUED

7. AN EASEMENT FOR PUBLIC ROADS, DRAINAGE, PUBLIC UTILITIES AND INCIDENTAL PURPOSES IN FAVOR OF COUNTY OF RIVERSIDE PER INST. NO. 2001-237697, OF OFFICIAL RECORDS, RECORDED MAY 30, 2001.
8. AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES IN FAVOR OF SOUTHERN CALIFORNIA EDISON COMPANY PER INST. NO. 2004-0027475, OF OFFICIAL RECORDS, RECORDED JAN 14, 2004. (SEE SHEET NO. 10)
9. AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES IN FAVOR OF EASTERN MUNICIPAL WATER DISTRICT PER INST. NO. 2004-0171605 OF OFFICIAL RECORDS, RECORDED MAR. 11, 2004. (SEE SHEET NO. 10)
10. DRAINAGE EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF DRAINAGE FACILITIES DEDICATED HEREON. (SEE SHEET NO. 5 & 12)
11. AN EASEMENT DEDICATED HEREON TO EASTERN MUNICIPAL WATER DISTRICT FOR SEWER PURPOSES. (SEE SHEET NO. 5)
12. OFFER OF DEDICATION OF STORM DRAIN EASEMENT FOR FLOOD CONTROL AND DRAINAGE PURPOSES FOR THE CONSTRUCTION, USE, REPAIR, CONSTRUCTION, INSPECTION, OPERATION AND MAINTENANCE OF STORM DRAIN FACILITIES, AND ALL APPURTENANT WORKS, INCLUDING INGRESS AND EGRESS THERETO AND INCIDENTAL PURPOSES IN FAVOR OF RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT PER INST. NO. 2003-613613, OF OFFICIAL RECORDS, RECORDED AUG. 12, 2003. THAT PORTION LYING WITHIN THE BOUNDARY OF THIS MAP ABANDONED HEREON.
13. A NON-EXCLUSIVE EASEMENT CONTAINED IN DOCUMENT ENTITLED "EASEMENT AGREEMENT" PER INST. NO. 2010-0027033, OF OFFICIAL RECORDS, RECORD JAN. 22, 2010. NOT PLOTTABLE, IS BLANKET IN NATURE. SAID EASEMENT LYING WITHIN THE BOUNDARY OF THIS MAP
14. AN EASEMENT FOR PUBLIC ROAD AND UTILITY AND INCIDENTAL PURPOSES IN FAVOR OF THE COUNTY OF RIVERSIDE PER INST. NO. 2013-0180732, OF OFFICIAL RECORDS, RECORDED 4-17-2013. THAT PORTION LYING WITHIN THE BOUNDARY OF THIS MAP ABANDONED HEREON.

EASEMENT NOTES

1. AN EASEMENT FOR ROAD PURPOSES TO THE PUBLIC, IN ALAMOS (POURROY) ROAD, AS DESCRIBED IN SUPERVISORS' MINUTES IN BK 1, PG. 240 OF RECORDS IN RIVERSIDE COUNTY. THAT PORTION LYING WITHIN THE BOUNDARY OF THIS MAP ABANDONED HEREON.
2. INTENTIONALLY DELETED.
3. INTENTIONALLY DELETED.
4. AN EASEMENT DEDICATED TO PUBLIC USE FOR STREET AND FILED IN BOOK 221, PAGES 63 THROUGH 74, INCLUSIVE. THAT PORTION LYING WITHIN THE BOUNDARY OF THIS MAP ABANDONED HEREON.
5. AN EASEMENT DEDICATED TO PUBLIC USE FOR DRAINAGE AND INCIDENTAL PURPOSES PER TRACT MAP 25619-1, FILED IN BOOK 221, PAGES 63 THROUGH 74, INCLUSIVE. THOSE PORTIONS LYING WITHIN THE BOUNDARY OF THIS MAP ABANDONED HEREON. PUBLIC UTILITY PURPOSES PER TRACT MAP 25619-1.
6. AN EASEMENT FOR ENVIRONMENTAL AND INCIDENTAL PURPOSES IN FAVOR OF UNITED STATES FISH AND WILDLIFE SERVICE AS MENTIONED IN COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS PER INSTRUMENT NO. 2000-469765, RECORDED NOVEMBER 27, 2000. AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS PER INSTRUMENT NO. 2011-0209330, OF OFFICIAL RECORDS, RECORDED MAY 12, 2011. SECOND AMENDMENT TO AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS RECORDED MAY 9, 2013 AS INSTRUMENT NO. 2013.0221326, O.R., AND THIRD AMENDMENT TO AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS RECORDED DECEMBER 19, 2014 AS INSTRUMENT NO. 2014-0485620, O.R.
15. AN NON-EXCLUSIVE EASEMENT AND RIGHT OF WAY TO CONSTRUCT, ENLARGE, RECONSTRUCT, REMOVE AND REPLACE, OPERATE, INSPECT, MAINTAIN, REPAIR, IMPROVE AND RELOCATE SEWAGE TRANSMISSION AND COLLECTION FACILITIES AND INCIDENTAL PURPOSES IN FAVOR OF EASTERN MUNICIPAL WATER DISTRICT PER INST. NO. 2013-0270195, OF OFFICIAL RECORDS, RECORDED JUN. 6, 2013. (SEE SHEET NO. 7 & 12)
16. AN EASEMENT FOR DRAINAGE AND INCIDENTAL PURPOSES IN FAVOR OF COUNTY OF RIVERSIDE PER INST. NO. 2013-0475585, OF OFFICIAL RECORDS, RECORDED OCT. 2, 2013. (SEE SHEET NO. 12)
17. AN EASEMENT FOR PUBLIC ROAD AND UTILITY AND INCIDENTAL PURPOSES IN FAVOR OF COUNTY OF RIVERSIDE PER INST. NO. 2013-0475586, OF OFFICIAL RECORDS, RECORDED OCTOBER 2, 2013. THOSE PORTIONS LYING WITHIN THE BOUNDARY OF THIS MAP ABANDONED HEREON.
18. AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES IN FAVOR OF SOUTHERN CALIFORNIA EDISON PER INST. NO. 2013-0539490, OF OFFICIAL RECORDS, RECORDED NOVEMBER 14, 2013.
19. AN EASEMENT FOR DRAINAGE AND INCIDENTAL PURPOSES IN FAVOR OF COUNTY OF RIVERSIDE PER INST. NO. 2013-0547015, OF OFFICIAL RECORDS, RECORDED NOV. 20, 2013. (SEE SHEET NO. 7)
20. AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES IN FAVOR OF SOUTHERN CALIFORNIA EDISON PER INST. NO. 2014-0299230, OF OFFICIAL RECORDS, RECORDED AUGUST 7, 2014. (SEE SHEET NO. 8)
21. AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES IN FAVOR OF SOUTHERN CALIFORNIA EDISON PER INST. NO. 2014-0299231, OF OFFICIAL RECORDS, RECORDED AUGUST 7, 2014. (SEE SHEET NO. 10)



TRACT MAP 30384
MB 341/88-104

TRACT MAP 30009
MB 342/1-14

TRACT MAP 36376-1
MB 437/51-64

FOR THIS AREA
SEE SHEET NO. 11

FOR THIS AREA
SEE SHEET NO. 10

FOR THIS AREA
SEE SHEET NO. 11

NOT
A
PART

TRACT MAP NO. 36376

BEING A SUBDIVISION OF A PORTION OF LOTS 7 AND 9 OF TRACT 25619-1 AS SHOWN BY MAP ON FILE IN BOOK 221, PAGES 63 THROUGH 74, INCLUSIVE, OF MAPS, PARCELS D AND E PER LOT LINE ADJUSTMENT NO. 4434 RECORDED MAY 28, 2002 AS INSTRUMENT NO. 2002-284815, ALL RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, LYING WITHIN SECTION 8, TOWNSHIP 7, SOUTH, RANGE 2 WEST, SAN BERNARDINO BASE AND MERIDIAN.

RICK ENGINEERING COMPANY

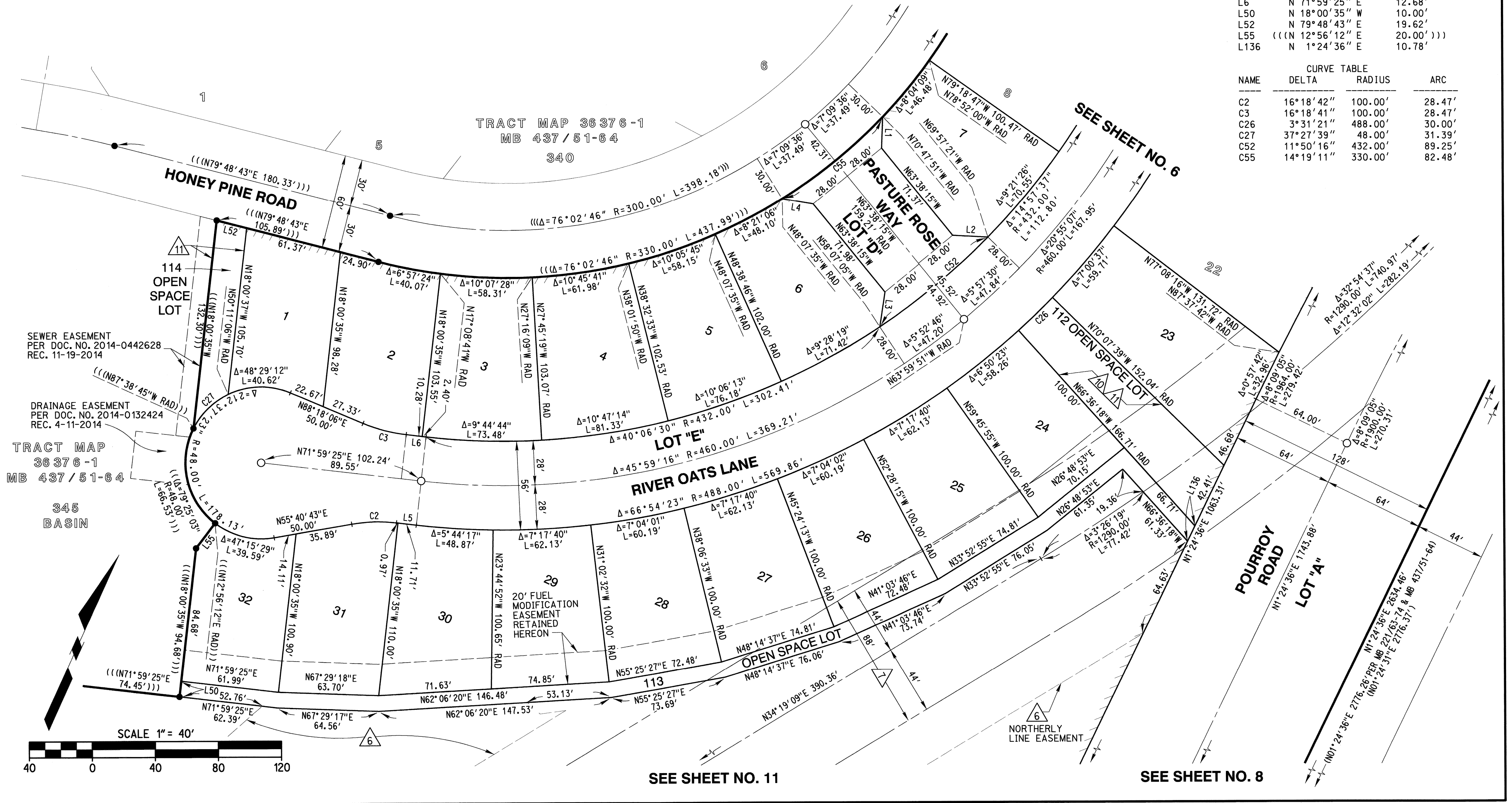
SEPTEMBER 2013

NOTES

- SEE SHEET NO. 3 FOR ENGINEER'S NOTES.
- SEE SHEET NO. 4 FOR EASEMENT NOTES.
- DRAINAGE EASEMENTS SHALL BE KEPT FREE OF BUILDINGS AND OBSTRUCTIONS.

LINE TABLE			
NAME	DIRECTION	LENGTH	
L1	N 22° 13' 06" W	19.85'	
L2	N 68° 12' 12" E	22.35'	
L3	N 15° 52' 40" W	22.21'	
L4	N 74° 56' 32" E	19.85'	
L5	N 71° 59' 25" E	12.68'	
L6	N 71° 59' 25" E	12.68'	
L50	N 18° 00' 35" W	10.00'	
L52	N 79° 48' 43" E	19.62'	
L55	((N 12° 56' 12" E	20.00')))	
L136	N 1° 24' 36" E	10.78'	

CURVE TABLE			
NAME	DELTA	RADIUS	ARC
C2	16° 18' 42"	100.00'	28.47'
C3	16° 18' 41"	100.00'	28.47'
C26	3° 31' 21"	488.00'	30.00'
C27	37° 27' 39"	48.00'	31.39'
C52	11° 50' 16"	432.00'	89.25'
C55	14° 19' 11"	330.00'	82.48'



SEE SHEET NO. 11

SEE SHEET NO. 8

TRACT MAP NO. 36376

BEING A PORTION OF LOTS 7 AND 9 OF TRACT 25619-1 AS SHOWN BY MAP ON FILE IN BOOK 221, PAGES 63 THROUGH 74, INCLUSIVE, OF MAPS, PARCELS D AND E PER LOT LINE ADJUSTMENT NO. 4434 RECORDED MAY 28, 2002 AS INSTRUMENT NO 2002-284815, ALL RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, LYING WITHIN SECTION 8, TOWNSHIP 7, SOUTH, RANGE 2 WEST, SAN BERNARDINO BASE AND MERIDIAN.

RICK ENGINEERING COMPANY

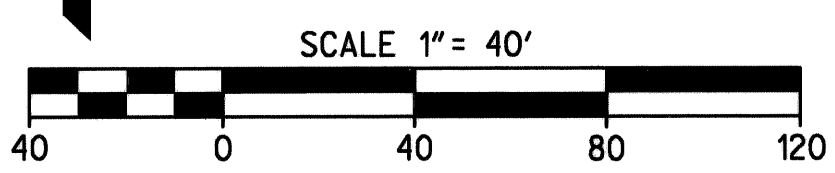
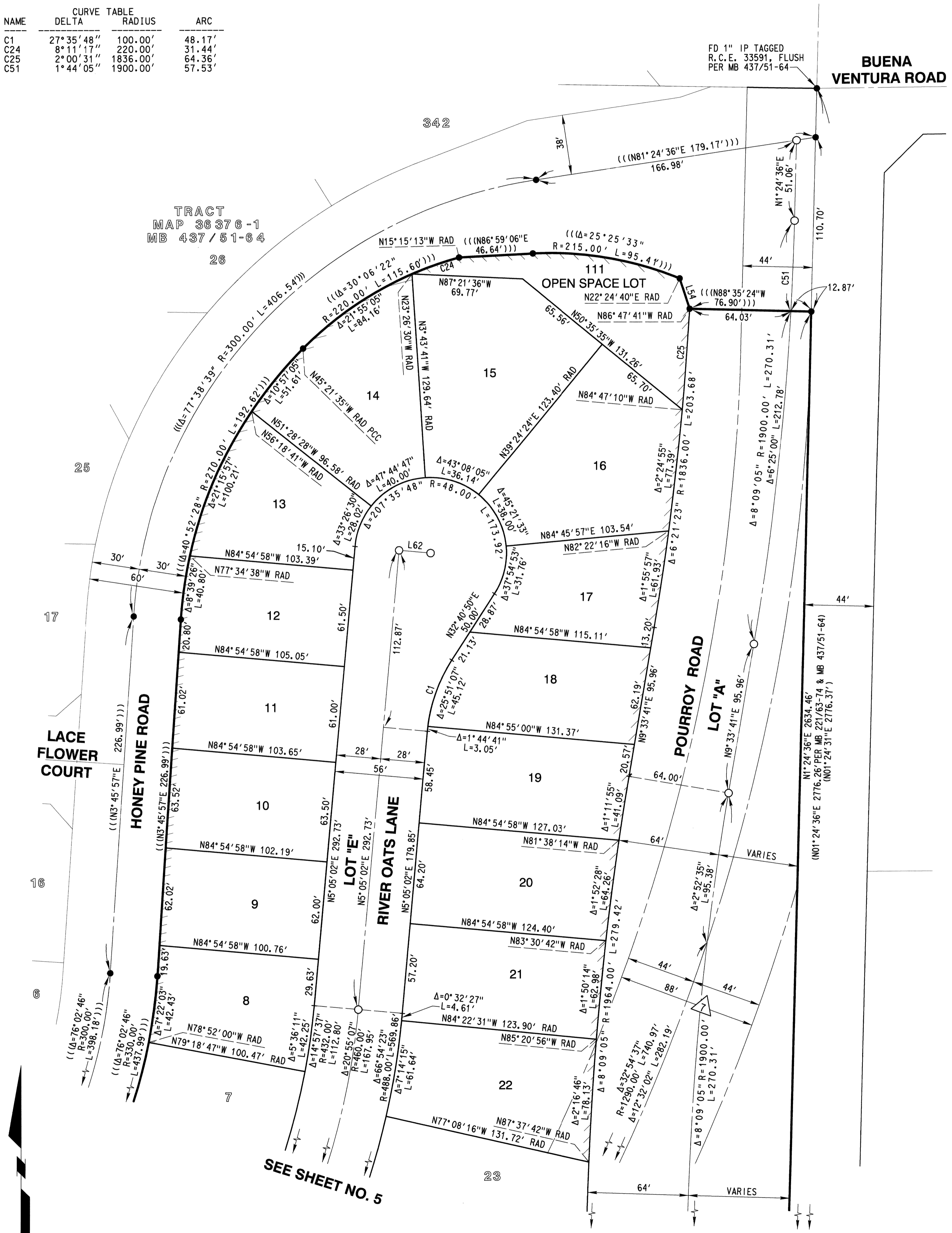
SEPTEMBER 2013

NOTES

1. SEE SHEET NO. 3 FOR ENGINEER'S NOTES.
2. SEE SHEET NO. 4 FOR EASEMENT NOTES.
3. DRAINAGE EASEMENTS SHALL BE KEPT FREE OF BUILDINGS AND OBSTRUCTIONS.

LINE TABLE		
NAME	DIRECTION	LENGTH
L54	((N 18° 14' 42" W	20.29')
L62	N 84° 54' 58" W	20.00'

CURVE TABLE			
NAME	DELTA	RADIUS	ARC
C1	27° 35' 48"	100.00'	48.17'
C24	8° 11' 17"	220.00'	31.44'
C25	2° 00' 31"	1836.00'	64.36'
C51	1° 44' 05"	1900.00'	57.53'



TRACT MAP NO. 36376

BEING A SUBDIVISION OF A PORTION OF LOTS 7 AND 9 OF TRACT 25619-1 AS SHOWN BY MAP ON FILE IN BOOK 221, PAGES 63 THROUGH 74, INCLUSIVE, OF MAPS, PARCELS D AND E PER LOT LINE ADJUSTMENT NO. 4434 RECORDED MAY 28, 2002 AS INSTRUMENT NO. 2002-284815, ALL RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, LYING WITHIN SECTION 8, TOWNSHIP 7, SOUTH, RANGE 2 WEST, SAN BERNARDINO BASE AND MERIDIAN.

RICK ENGINEERING COMPANY

SEPTEMBER 2013

NOTES

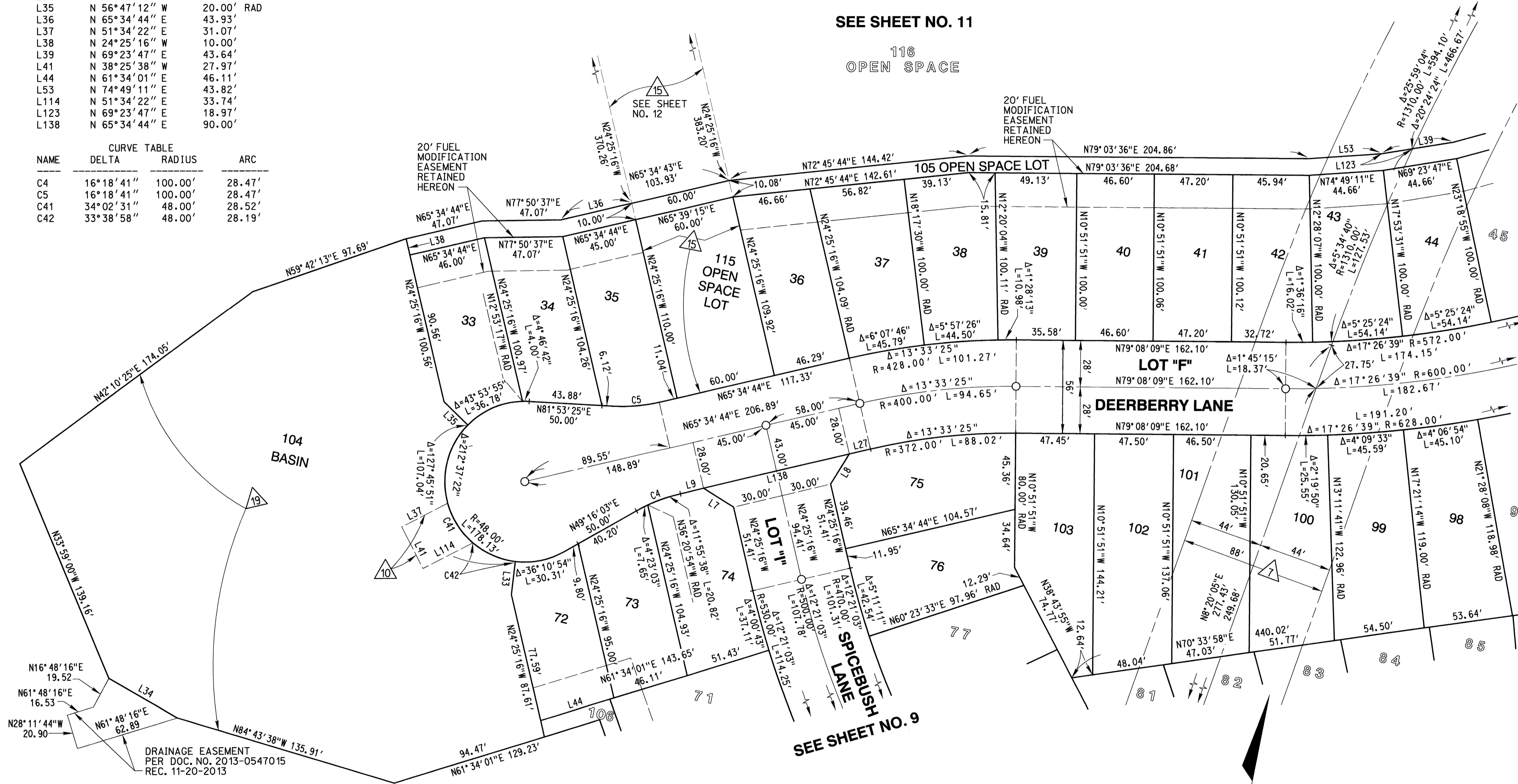
- SEE SHEET NO. 3 FOR ENGINEER'S NOTES.
- SEE SHEET NO. 4 FOR EASEMENT NOTES.
- DRAINAGE EASEMENTS SHALL BE KEPT FREE OF BUILDINGS AND OBSTRUCTIONS.

NAME	DIRECTION	LENGTH
L7	N 69° 25' 16" W	21.21'
L8	N 20° 34' 44" E	21.21'
L9	N 65° 34' 44" E	14.33'
L27	N 65° 34' 44" E	13.00'
L33	N 4° 33' 03" W	20.00' RAD
L34	N 71° 22' 10" W	47.59'
L35	N 56° 47' 12" W	20.00' RAD
L36	N 65° 34' 44" E	43.93'
L37	N 51° 34' 22" E	31.07'
L38	N 24° 25' 16" W	10.00'
L39	N 69° 23' 47" E	43.64'
L41	N 38° 25' 38" W	27.97'
L44	N 61° 34' 01" E	46.11'
L53	N 74° 49' 11" E	43.82'
L114	N 51° 34' 22" E	33.74'
L123	N 69° 23' 47" E	18.97'
L138	N 65° 34' 44" E	90.00'

NAME	DELTA	RADIUS	ARC
C4	16° 18' 41"	100.00'	28.47'
C5	16° 18' 41"	100.00'	28.47'
C41	34° 02' 31"	48.00'	28.52'
C42	33° 38' 58"	48.00'	28.19'

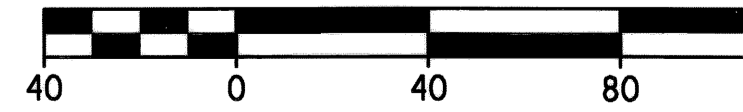
SEE SHEET NO. 11

116
OPEN SPACE



SEE SHEET NO. 9

SCALE 1" = 40'



TRACT MAP NO. 36376

BEING A PORTION OF LOTS 7 AND 9 OF TRACT 25619-1 AS SHOWN BY MAP ON FILE IN BOOK 221, PAGES 63 THROUGH 74, INCLUSIVE, OF MAPS, PARCELS D AND E PER LOT LINE ADJUSTMENT NO. 4434 RECORDED MAY 28, 2002 AS INSTRUMENT NO 2002-284815, ALL RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, LYING WITHIN SECTION 8, TOWNSHIP 7, SOUTH, RANGE 2 WEST, SAN BERNARDINO BASE AND MERIDIAN.

RICK ENGINEERING COMPANY

SEPTEMBER 2013

NOTES

1. SEE SHEET NO. 3 FOR ENGINEER'S NOTES.
2. SEE SHEET NO. 4 FOR EASEMENT NOTES.
3. DRAINAGE EASEMENTS SHALL BE KEPT FREE OF BUILDINGS AND OBSTRUCTIONS.

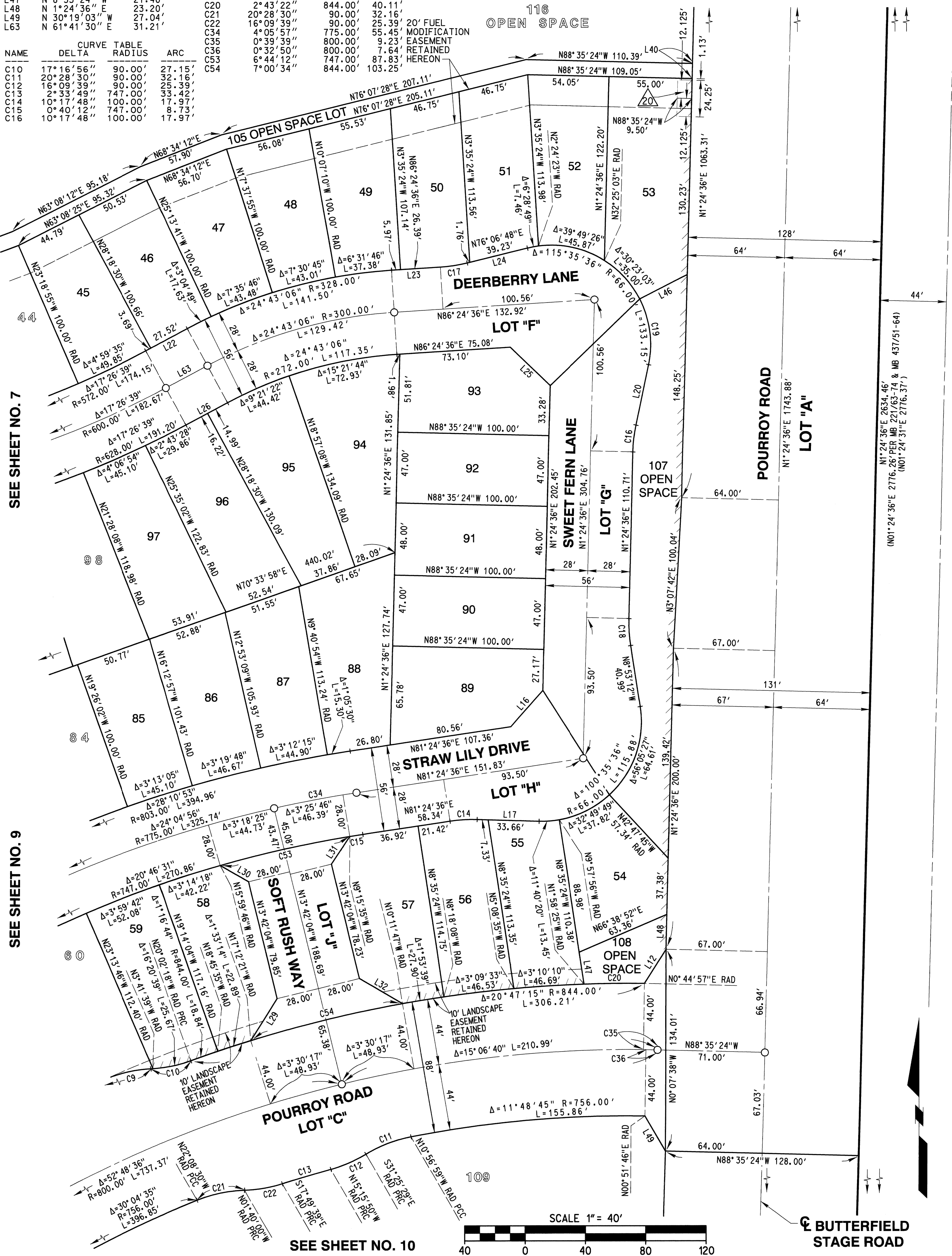
NAME	LINE	TABLE	LENGTH
	DIRECTION		
L12	N 32°15'20"	E	26.79'
L16	N 41°24'36"	E	32.14'
L17	N 88°17'36"	W	40.99'
L20	N 11°42'24"	E	40.99'
L22	N 61°41'30"	E	31.21'
L23	N 86°24'36"	E	32.36'
L24	N 76°06'48"	E	40.99'
L25	N 46°05'24"	W	36.86'
L26	N 61°41'30"	E	31.21'
L29	N 32°04'58"	E	32.92'
L30	N 59°50'55"	W	21.63'
L31	N 33°31'11"	W	22.02'
L32	N 59°29'06"	W	32.92'
L40	N 1°24'36"	E	10.00'
L46	N 62°48'06"	W	35.38'
L47	N 8°35'24"	E	21.40'
L48	N 1°24'36"	E	23.20'
L49	N 30°19'03"	W	27.04'
L63	N 61°41'30"	E	31.21'

NAME	DELTA	RADIUS	ARC
C17	10°17'48"	100.00'	17.97'
C18	10°17'48"	100.00'	17.97'
C19	38°54'18"	66.00'	44.82'
C20	2°43'22"	844.00'	40.11'
C21	20°28'30"	90.00'	32.16'
C22	16°09'39"	90.00'	25.39'
C34	4°05'57"	775.00'	55.45'
C35	0°39'39"	800.00'	9.23'
C36	0°32'50"	800.00'	7.64'
C53	6°44'12"	747.00'	87.83'
C54	7°00'34"	844.00'	103.25'

NAME	CURVE	TABLE	ARC
	DELTA	RADIUS	
C10	17°16'56"	90.00'	27.15'
C11	20°28'30"	90.00'	32.16'
C12	16°09'39"	90.00'	25.39'
C13	2°53'49"	747.00'	33.42'
C14	10°17'48"	100.00'	17.97'
C15	0°40'12"	747.00'	8.73'
C16	10°17'48"	100.00'	17.97'

SEE SHEET NO. 11

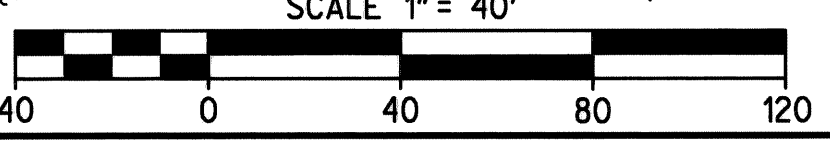
SEE SHEET NO. 5



SEE SHEET NO. 7

SEE SHEET NO. 9

SEE SHEET NO. 10



BUTTERFIELD STAGE ROAD

TRACT MAP NO. 36376

BEING A PORTION OF LOTS 7 AND 9 OF TRACT 25619-1 AS SHOWN BY MAP ON FILE IN BOOK 221, PAGES 63 THROUGH 74, INCLUSIVE, OF MAPS, PARCELS D AND E PER LOT LINE ADJUSTMENT NO. 4434 RECORDED MAY 28, 2002 AS INSTRUMENT NO 2002-284815, ALL RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, LYING WITHIN SECTION 8, TOWNSHIP 7, SOUTH, RANGE 2 WEST, SAN BERNARDINO BASE AND MERIDIAN.

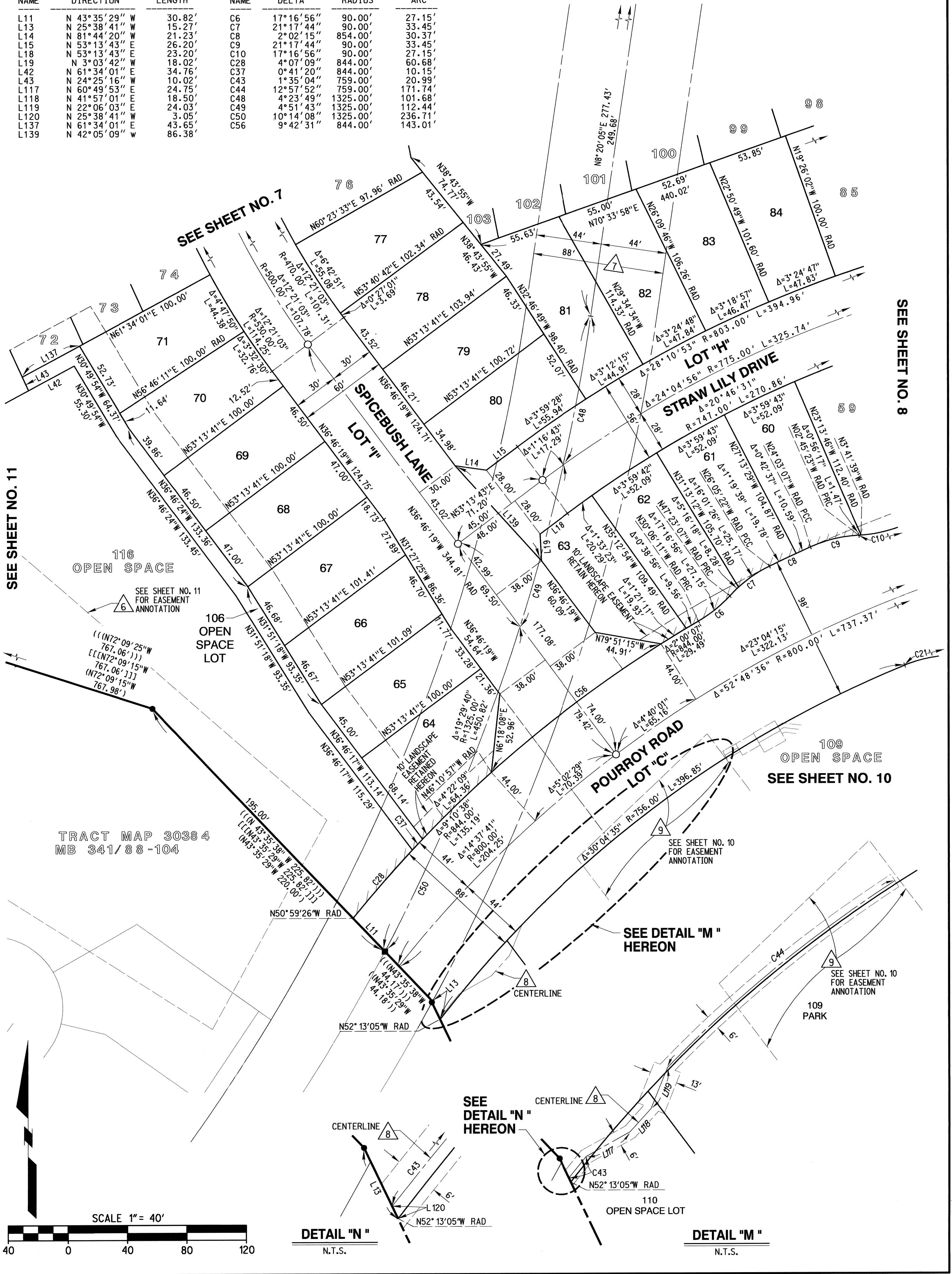
RICK ENGINEERING COMPANY

SEPTEMBER 2013

NOTES

1. SEE SHEET NO. 3 FOR ENGINEER'S NOTES.
2. SEE SHEET NO. 4 FOR EASEMENT NOTES.
3. DRAINAGE EASEMENTS SHALL BE KEPT FREE OF BUILDINGS AND OBSTRUCTIONS.

LINE TABLE			CURVE TABLE			
NAME	DIRECTION	LENGTH	NAME	DELTA	RADIUS	ARC
L11	N 43° 35' 29" W	30.82'	C6	17° 16' 56"	90.00'	27.15'
L13	N 25° 38' 41" W	15.27'	C7	21° 17' 44"	90.00'	33.45'
L14	N 81° 44' 20" W	21.23'	C8	2° 02' 15"	854.00'	30.37'
L15	N 53° 13' 43" E	26.20'	C9	21° 17' 44"	90.00'	33.45'
L18	N 53° 13' 43" E	23.20'	C10	17° 16' 56"	90.00'	27.15'
L19	N 3° 03' 42" W	18.02'	C28	4° 07' 09"	844.00'	60.68'
L42	N 61° 34' 01" E	34.76'	C37	0° 41' 20"	844.00'	10.15'
L43	N 24° 25' 16" W	10.02'	C43	1° 35' 04"	759.00'	20.99'
L117	N 60° 49' 53" E	24.75'	C44	12° 57' 52"	759.00'	171.74'
L118	N 41° 57' 01" E	18.50'	C48	4° 23' 49"	1325.00'	101.68'
L119	N 22° 06' 03" E	24.03'	C49	4° 51' 43"	1325.00'	112.44'
L120	N 25° 38' 41" W	3.05'	C50	10° 14' 08"	1325.00'	236.71'
L137	N 61° 34' 01" E	43.65'	C56	9° 42' 31"	844.00'	143.01'
L139	N 42° 05' 09" W	86.38'				



TRACT MAP 30384
MB 341/88-104

DETAIL "N"
N.T.S.

DETAIL "M"
N.T.S.

TRACT MAP NO. 36376

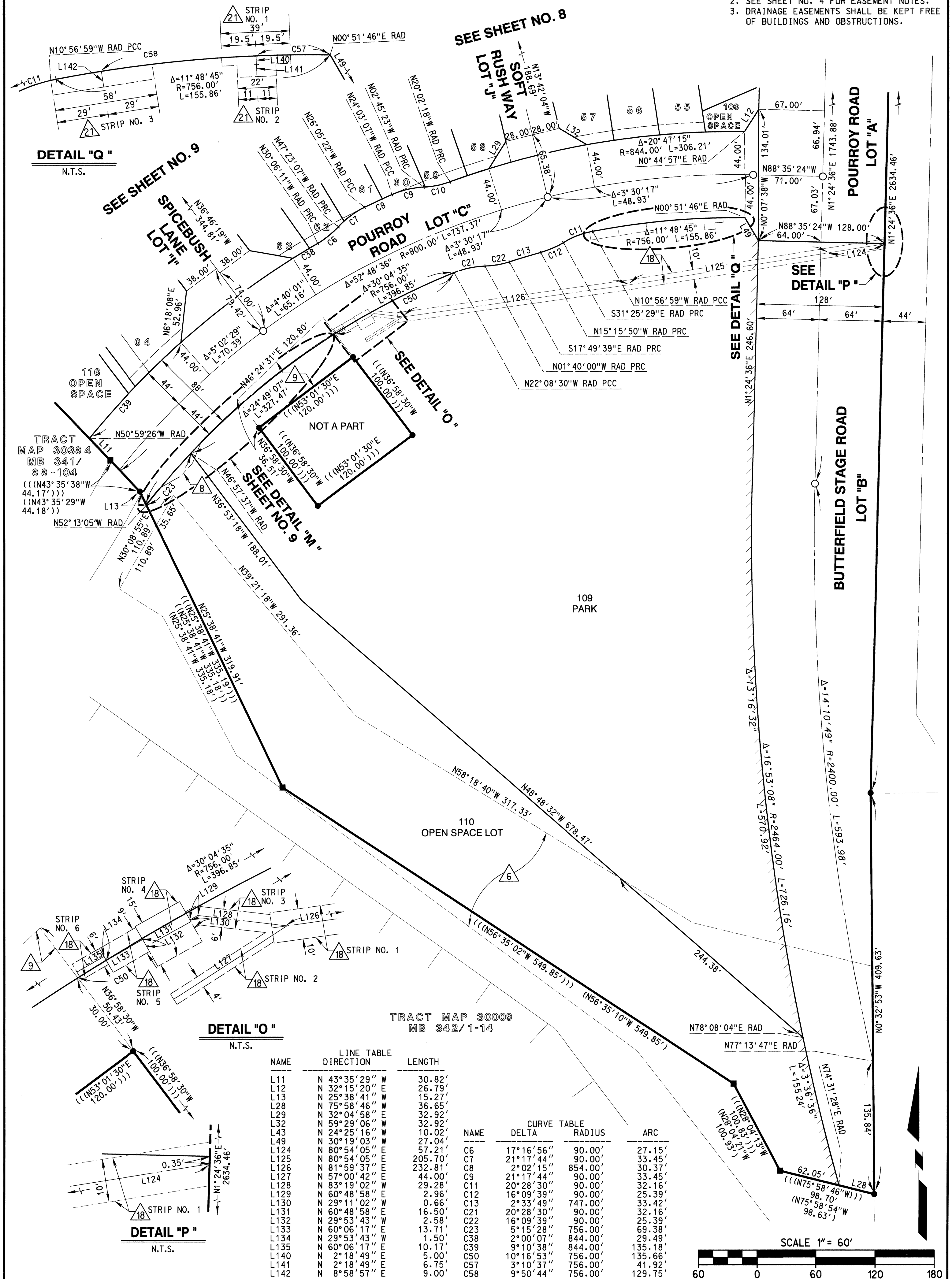
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RICK ENGINEERING COMPANY

SEPTEMBER 2013

NOTES

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3. DRAINAGE EASEMENTS SHALL BE KEPT FREE OF BUILDINGS AND OBSTRUCTIONS.



DETAIL "Q"
N.T.S.

SEE SHEET NO. 9
SPICEBUSH
LOT "I"

DETAIL "O"
N.T.S.

DETAIL "O"
N.T.S.

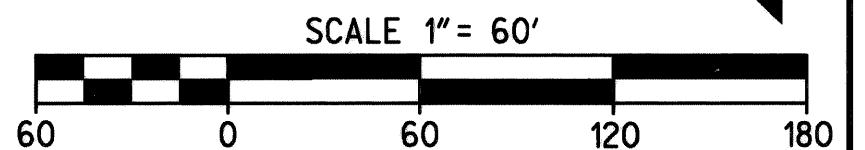
SEE DETAIL "P"

DETAIL "P"
N.T.S.

TRACT MAP 30009
MB 342/1-14

NAME	LINE	DIRECTION	LENGTH
L11	N 43° 35' 29" W		30.82'
L12	N 32° 15' 20" E		26.79'
L13	N 25° 38' 41" W		15.27'
L28	N 75° 58' 46" W		36.65'
L29	N 32° 04' 58" E		32.92'
L32	N 59° 29' 06" W		32.92'
L43	N 24° 25' 16" W		10.02'
L49	N 30° 19' 03" W		27.04'
L124	N 80° 54' 05" E		57.21'
L125	N 80° 54' 05" E		205.70'
L126	N 81° 59' 37" E		232.81'
L127	N 57° 00' 42" E		44.00'
L128	N 83° 19' 02" W		29.28'
L129	N 60° 48' 58" E		2.96'
L130	N 29° 11' 02" W		0.66'
L131	N 60° 48' 58" E		16.50'
L132	N 29° 53' 43" W		2.58'
L133	N 60° 06' 17" E		13.71'
L134	N 29° 53' 43" W		1.50'
L135	N 60° 06' 17" E		10.17'
L140	N 2° 18' 49" E		5.00'
L141	N 2° 18' 49" E		6.75'
L142	N 8° 58' 57" E		9.00'

NAME	CURVE	DELTA	RADIUS	ARC
C6	17° 16' 56"		90.00'	27.15'
C7	21° 17' 44"		90.00'	33.45'
C8	2° 02' 15"		854.00'	30.37'
C9	21° 17' 44"		90.00'	33.45'
C11	20° 28' 30"		90.00'	32.16'
C12	16° 09' 39"		90.00'	25.39'
C13	2° 33' 49"		747.00'	33.42'
C21	20° 28' 30"		90.00'	32.16'
C22	16° 09' 39"		90.00'	25.39'
C23	5° 15' 28"		756.00'	69.38'
C38	2° 00' 07"		844.00'	29.49'
C39	9° 10' 38"		844.00'	135.18'
C50	10° 16' 53"		756.00'	135.66'
C57	3° 10' 37"		756.00'	41.92'
C58	9° 50' 44"		756.00'	129.75'



TRACT MAP NO. 36376

BEING A SUBDIVISION OF A PORTION OF LOTS 7 AND 9 OF TRACT 25619-1 AS SHOWN BY MAP ON FILE IN BOOK 221, PAGES 63 THROUGH 74, INCLUSIVE, OF MAPS, PARCELS D AND E PER LOT LINE ADJUSTMENT NO. 4434 RECORDED MAY 28, 2002 AS INSTRUMENT NO. 2002-284815, ALL RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, LYING WITHIN SECTION 8, TOWNSHIP 7, SOUTH, RANGE 2 WEST, SAN BERNARDINO BASE AND MERIDIAN.

RICK ENGINEERING COMPANY

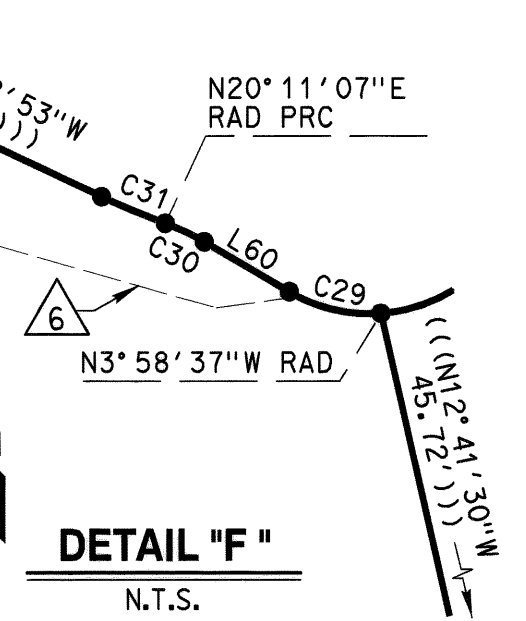
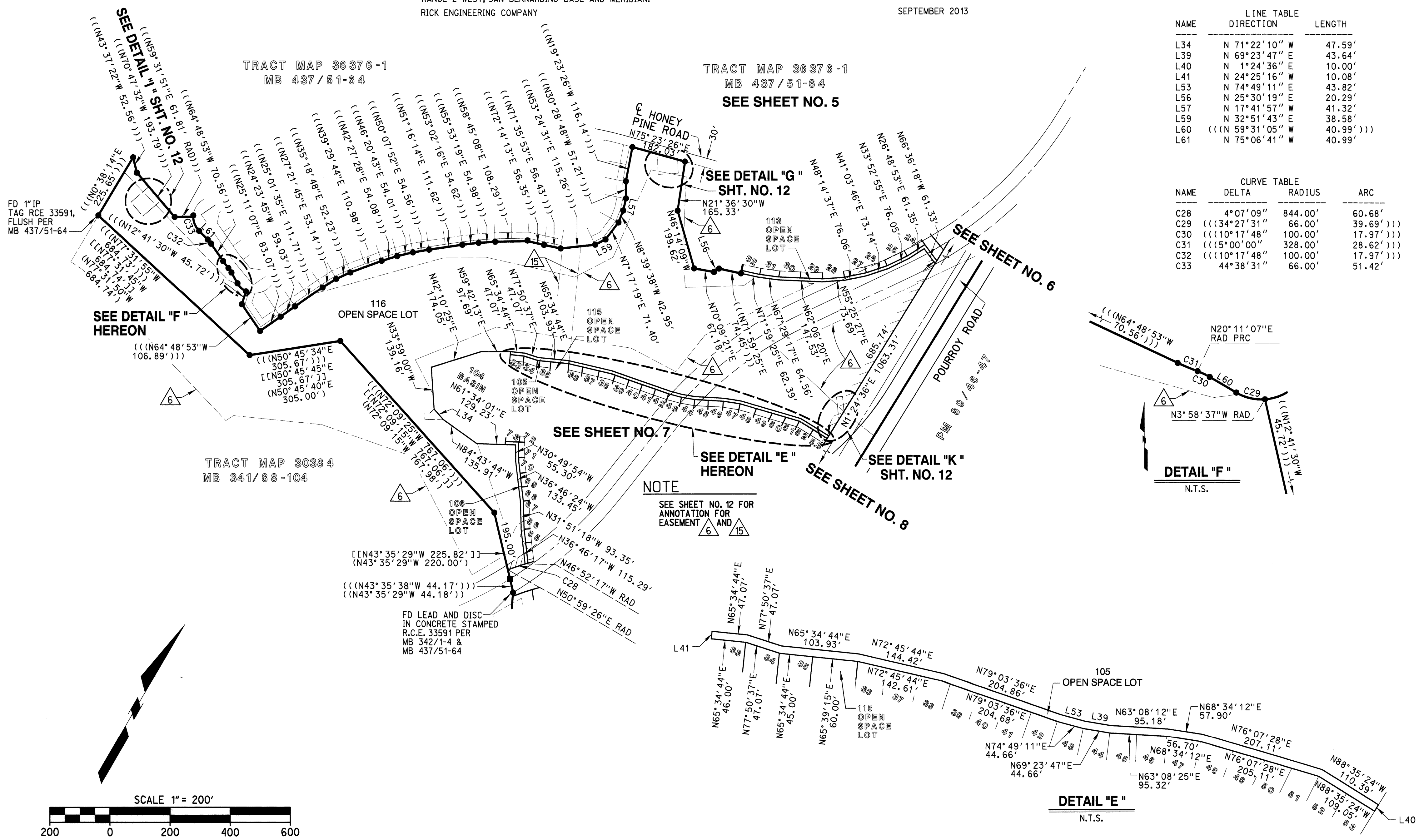
SEPTEMBER 2013

NOTES

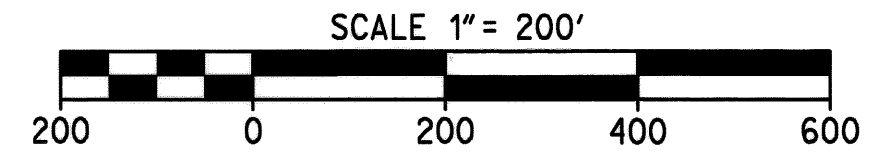
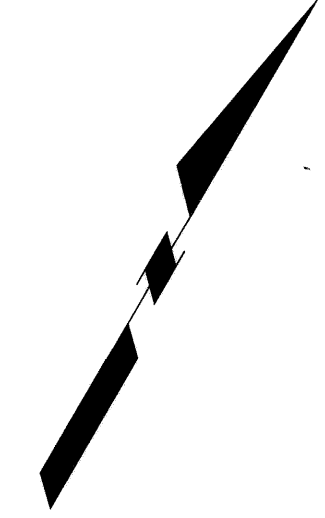
- SEE SHEET NO. 3 FOR ENGINEER'S NOTES.
- SEE SHEET NO. 4 FOR EASEMENT NOTES.
- DRAINAGE EASEMENTS SHALL BE KEPT FREE OF BUILDINGS AND OBSTRUCTIONS.

NAME	DIRECTION	LENGTH
L34	N 71°22'10" W	47.59'
L39	N 69°23'47" E	43.64'
L40	N 1°24'36" E	10.00'
L41	N 24°25'16" W	10.08'
L53	N 74°49'11" E	43.82'
L56	N 25°30'19" E	20.29'
L57	N 17°41'57" W	41.32'
L59	N 32°51'43" E	38.58'
L60	((N 59°31'05" W	40.99'))
L61	N 75°06'41" W	40.99'

NAME	CURVE TABLE DELTA	RADIUS	ARC
C28	4°07'09"	844.00'	60.68'
C29	((34°27'31"	66.00'	39.69'))
C30	((10°17'48"	100.00'	17.97'))
C31	((5°00'00"	328.00'	28.62'))
C32	((10°17'48"	100.00'	17.97'))
C33	44°38'31"	66.00'	51.42'



NOTE
SEE SHEET NO. 12 FOR ANNOTATION FOR EASEMENT AND



TRACT MAP NO. 36376

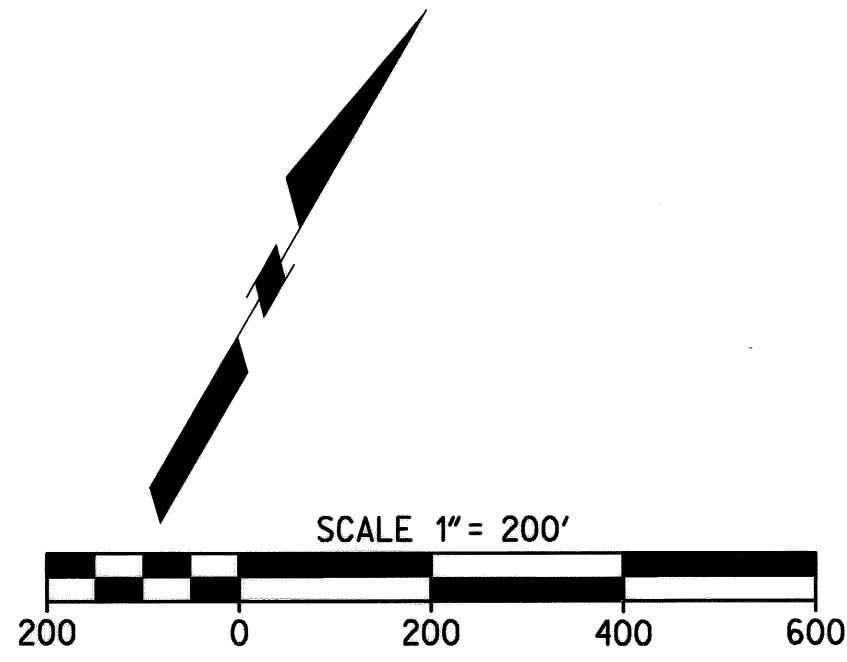
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RICK ENGINEERING COMPANY

SEPTEMBER 2013

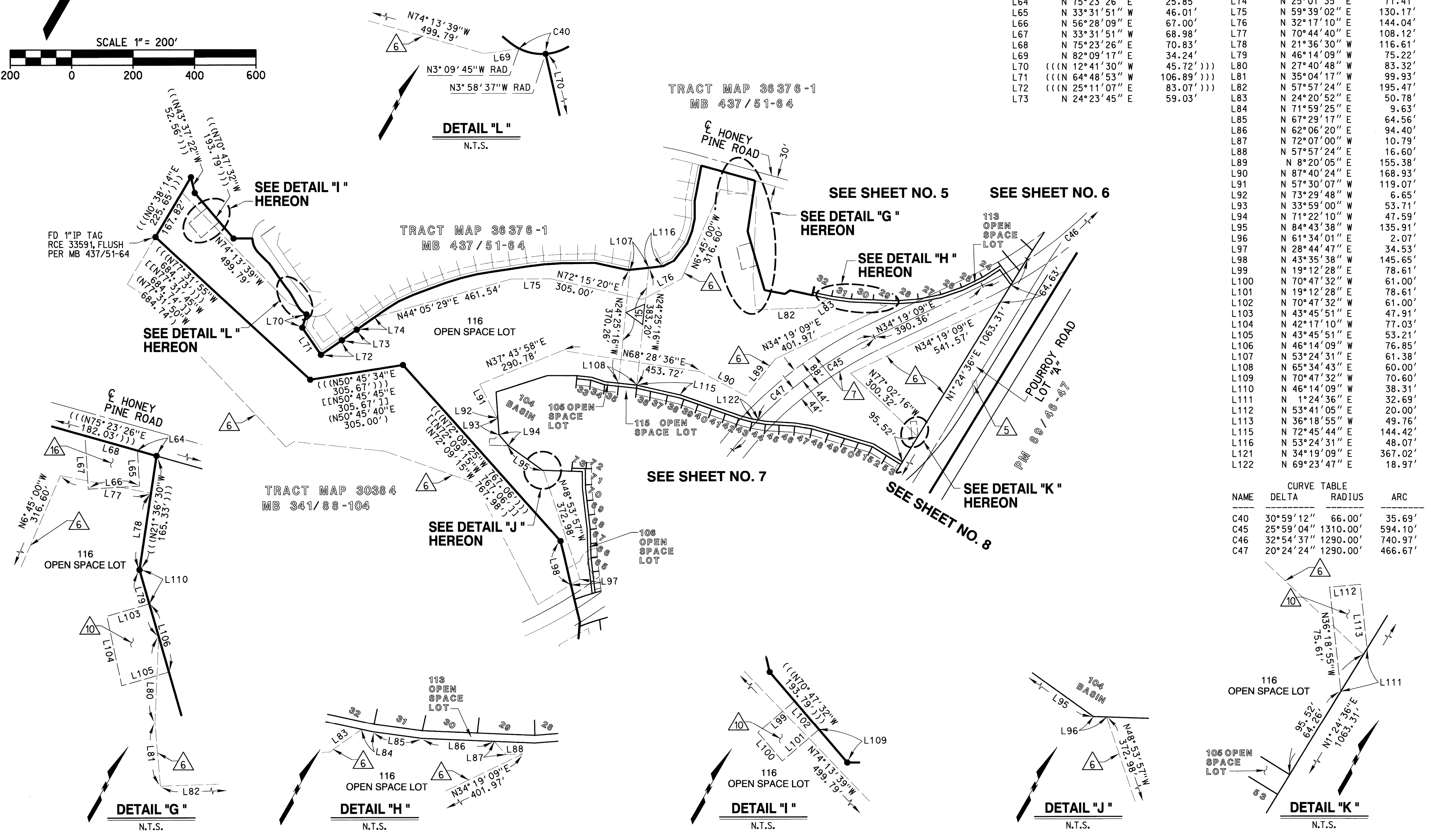
NOTES

1. SEE SHEET NO. 3 FOR ENGINEER'S NOTES.
2. SEE SHEET NO. 4 FOR EASEMENT NOTES.
3. DRAINAGE EASEMENTS SHALL BE KEPT FREE OF BUILDINGS AND OBSTRUCTIONS.



LINE TABLE		LENGTH	LINE TABLE		LENGTH
NAME	DIRECTION		NAME	DIRECTION	
L64	N 75°23'26" E	25.85'	L74	N 25°01'35" E	71.41'
L65	N 33°31'51" W	46.01'	L75	N 59°39'02" E	130.17'
L66	N 56°28'09" E	67.00'	L76	N 32°17'10" E	144.04'
L67	N 33°31'51" W	68.98'	L77	N 70°44'40" E	108.12'
L68	N 75°23'26" E	70.83'	L78	N 21°36'30" W	116.61'
L69	N 82°09'17" E	34.24'	L79	N 46°14'09" W	75.22'
L70	((N 12°41'30" W	45.72')))	L80	N 27°40'48" W	83.32'
L71	((N 64°48'53" W	106.89')))	L81	N 35°04'17" W	99.93'
L72	((N 25°11'07" E	83.07')))	L82	N 57°57'24" E	195.47'
L73	N 24°23'45" E	59.03'	L83	N 24°20'52" E	50.78'
			L84	N 71°59'25" E	9.63'
			L85	N 67°29'17" E	64.56'
			L86	N 62°06'20" E	94.40'
			L87	N 72°07'00" W	10.79'
			L88	N 57°57'24" E	16.60'
			L89	N 8°20'05" E	155.38'
			L90	N 87°40'24" E	168.93'
			L91	N 57°30'07" W	119.07'
			L92	N 73°29'48" W	6.65'
			L93	N 33°59'00" W	53.71'
			L94	N 71°22'10" W	47.59'
			L95	N 84°43'38" W	135.91'
			L96	N 61°34'01" E	2.07'
			L97	N 28°44'47" E	34.53'
			L98	N 43°35'38" W	145.65'
			L99	N 19°12'28" E	78.61'
			L100	N 70°47'32" W	61.00'
			L101	N 19°12'28" E	78.61'
			L102	N 70°47'32" W	61.00'
			L103	N 43°45'51" E	47.91'
			L104	N 42°17'10" W	77.03'
			L105	N 43°45'51" E	53.21'
			L106	N 46°14'09" W	76.85'
			L107	N 53°24'31" E	61.38'
			L108	N 65°34'43" E	60.00'
			L109	N 70°47'32" W	70.60'
			L110	N 46°14'09" W	38.31'
			L111	N 1°24'36" E	32.69'
			L112	N 53°41'05" E	20.00'
			L113	N 36°18'55" W	49.76'
			L115	N 72°45'44" E	144.42'
			L116	N 53°24'31" E	48.07'
			L121	N 34°19'09" E	367.02'
			L122	N 69°23'47" E	18.97'

CURVE TABLE			
NAME	DELTA	RADIUS	ARC
C40	30°59'12"	66.00'	35.69'
C45	25°59'04"	1310.00'	594.10'
C46	32°54'37"	1290.00'	740.97'
C47	20°24'24"	1290.00'	466.67'



DETAIL "L"
N.T.S.

DETAIL "G"
N.T.S.

DETAIL "H"
N.T.S.

DETAIL "I"
N.T.S.

DETAIL "J"
N.T.S.

DETAIL "K"
N.T.S.

TRACT MAP 36376-1
MB 437/51-64

TRACT MAP 30384
MB 341/88-104

TRACT MAP 36376-1
MB 437/51-64

SEE SHEET NO. 7

SEE SHEET NO. 5

SEE SHEET NO. 6

SEE SHEET NO. 8

ENVIRONMENTAL CONSTRAINT SHEET

IN THE UNINCORPORATED TERRITORY OF RIVERSIDE COUNTY, STATE OF CALIFORNIA

TRACT MAP NO. 36376

SHEET 1 OF 1 SHEET

ENVIRONMENTAL CONSTRAINT NOTES

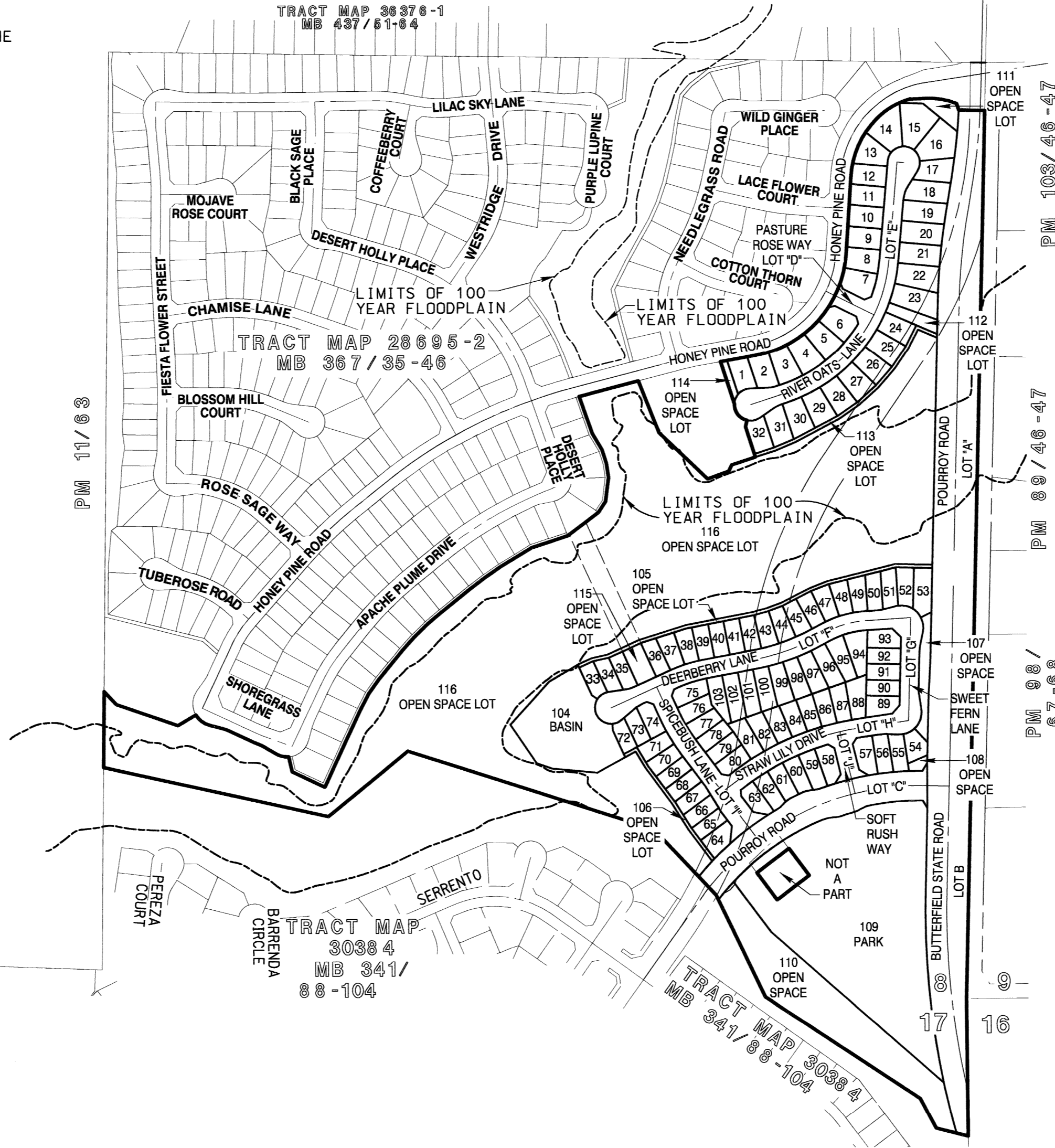
1. PRIOR TO THE ISSUANCE OF A GRADING PERMIT, THE DEVELOPER SHALL PREPARE AND SUBMIT TO THE FIRE DEPARTMENT FOR APPROVAL A FIRE PROTECTION/VEGETATION MANAGEMENT THAT SHOULD INCLUDE BUT NOT BE LIMITED TO THE FOLLOWING ITEMS: a) FUEL MODIFICATION TO REDUCE FIRE LOADING. b) APPROPRIATE FIRE BREAKS ACCORDING TO FUEL LOAD, SLOPE AND TERRAIN. c) NON FLAMMABLE WALLS ALONG COMMON BOUNDARIES BETWEEN REAR YARDS AND OPEN SPACE. d) EMERGENCY VEHICLE ACCESS INTO OPEN SPACE AREAS SHALL BE PROVIDED AT INTERVALS NOT TO EXCEED 1500'. e) A HOMEOWNER'S ASSOCIATION OR APPROPRIATE DISTRICT SHALL BE RESPONSIBLE FOR MAINTENANCE OF ALL FIRE PROTECTION MEASURES WITHIN THE OPEN SPACE AREAS.
2. ANY HABITAT CONSERVATION ISSUE AFFECTING THE FIRE DEPARTMENT FUEL MODIFICATION REQUIREMENT, SHALL HAVE CONCURRENCE WITH THE RESPONSIBLE WILDLIFE AND/OR OTHER CONSERVATION AGENCY.
3. THE REQUIRED WATER SYSTEM, INCLUDING FIRE HYDRANTS, SHALL BE INSTALLED AND ACCEPTED BY THE APPROPRIATE WATER AGENCY PRIOR TO ANY COMBUSTIBLE BUILDING MATERIAL PLACED ON AN INDIVIDUAL LOT.
4. "THIS SITE, AS DELINEATED ON THIS ECS MAP AND AS INDICATED IN THE COUNTY'S GENERAL PLAN, HAS BEEN MAPPED AS HAVING A HIGH POTENTIAL FOR CONTAINING SIGNIFICANT NONRENEWABLE FOSSIL MATERIAL. THE PROPOSED PROJECT'S POTENTIAL TO IMPACT PALEONTOLOGICAL RESOURCES HAS BEEN DETERMINED TO BE POSSIBLE. THEREFORE, MITIGATION OF THIS POTENTIAL IMPACT IN THE FORM OF MONITORING OF ALL SITE EARTH-MOVING ACTIVITIES AND COLLECTION/CURATION OF ALL SIGNIFICANT FOSSILS UNEARTHED IS REQUIRED UNLESS PROVEN UNNECESSARY THROUGH COMPREHENSIVE LITERATURE RESEARCH AND SITE INSPECTION."
5. "A COUNTY ARCHAEOLOGICAL REPORT WAS PREPARED FOR THE RANCHO BELLA VISTA SPECIFIC PLAN NO. 184 AND ARCHAEOLOGICAL RESURVEY NUMBER PD-A-4730, CONDUCTED BY BRIAN F. SMITH AND ASSOCIATES, DATED JANUARY 18, 2012, WHICH ARE ON FILE AT THE COUNTY OF RIVERSIDE PLANNING DEPARTMENT. THE PROPERTY IS SUBJECT TO SURFACE ALTERATION RESTRICTIONS (ARCHAEOLOGICAL MONITORING) BASED ON THE RESULTS OF THESE REPORTS, AND POTENTIAL FEATURE RELOCATIONS AS A RESULT OF TRIBAL CONSULTATION."
6. "THIS PROPERTY IS SUBJECT TO LIGHTING RESTRICTIONS AS REQUIRED BY COUNTY ORDINANCE NO. 655, WHICH ARE INTENDED TO REDUCE THE EFFECTS OF NIGHT LIGHTING ON THE MOUNT PALOMAR OBSERVATORY. ALL PROPOSED OUTDOOR LIGHTING SYSTEMS SHALL BE IN CONFORMANCE WITH COUNTY ORDINANCE NO. 655."
7. DAM INUNDATION AREA - THIS PROPERTY IS LOCATED DOWNSTREAM OF SKINNER RESERVOIR WHICH IS PART OF THE DOMESTIC WATER DISTRIBUTION SYSTEM FOR SOUTHERN CALIFORNIA. THE DAM THAT CREATES THE RESERVOIR AREA IS AN EARTHEN EMBANKMENT AND AS A PART OF THE CONSTRUCTION OF DAMS WITHIN CALIFORNIA, AN INUNDATION MAP HAS BEEN PREPARED IN THE EVENT OF FAILURE OF THE DAM. THIS MAP INDICATES THAT WITHIN APPROXIMATELY FIVE (5) MINUTES, THE FLOODWAY FROM THIS TYPE OF CATASTROPHIC DAM FAILURE WOULD REACH THE PROJECT LIMITS. ADDITIONALLY, SEICHE HAZARDS EXIST ORIGINATING FROM LAKE SKINNER RESERVOIR AND IT IS LIKELY THAT ANY SEICHE FLOOD WATER WOULD FALL WITHIN THE LIMITS OF INUNDATION FROM A DAM FAILURE. THE SEISMIC STABILITY EVALUATION OF THE DAM, DIKES AND HEADWORKS EMBANKMENTS PERFORMED BY HARDING-LAWSON ASSOCIATES IN DECEMBER OF 1978 CONCLUDED THAT THEY WILL PERFORM SATISFACTORILY DURING A MAXIMUM CREDIBLE EARTHQUAKE.

BEING A SUBDIVISION OF A PORTION OF LOTS 7 AND 9 OF TRACT 25619-1 AS SHOWN BY MAP ON FILE IN BOOK 221, PAGES 63 THROUGH 74, INCLUSIVE, OF MAPS, PARCELS D AND E PER LOT LINE ADJUSTMENT NO. 4434 RECORDED MAY 28, 2002 AS INSTRUMENT NO. 2002-284815, ALL RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, LYING WITHIN SECTION 8, TOWNSHIP 7, SOUTH, RANGE 2 WEST, SAN BERNARDINO BASE AND MERIDIAN.
 RICK ENGINEERING COMPANY
 SEPTEMBER 2013

TRACT MAP 28695
 MB 400/94-109

ENVIRONMENTAL CONSTRAINT NOTES CONTINUED

8. "THIS LAND DIVISION IS WITHIN 2 MILES OF THE FRENCH VALLEY AIRPORT. AT THE TIME OF THE APPROVAL OF THE TENTATIVE MAP BY THE COUNTY OF RIVERSIDE, THE FRENCH VALLEY AIRPORT MAINTAINED OPERATIONS TO THE WEST OF THIS PROPERTY. PROPERTY WITHIN THIS LAND DIVISION MAY BE SUBJECT TO OVERFLIGHT AND NOISE AS NECESSARY TO OPERATE AIRCRAFT TO OR FROM THE FRENCH VALLEY AIRPORT."
 9. "LOT NOS. 14-25, 52-55, 107, 108, 109, 111, 112 AND 116 AS SHOWN ON THIS MAP (LOT NOS. 326-337, 406, 407, 437, 438, BB, K, O, T, X AND Z AS SHOWN ON TENTATIVE MAP), ARE LOCATED PARTLY OR WHOLLY WITHIN, OR WITHIN 300 FEET OF, LAND ZONED FOR PRIMARILY AGRICULTURAL PURPOSES BY THE COUNTY OF RIVERSIDE. IT IS THE DECLARED POLICY OF THE COUNTY OF RIVERSIDE THAT NO AGRICULTURAL ACTIVITY, OPERATION, OR FACILITY, OR APPURTENANCE THEREOF, CONDUCTED OR MAINTAINED FOR COMMERCIAL PURPOSES IN THE UNINCORPORATED AREA OF THE COUNTY, AND IN A MANNER CONSISTENT WITH PROPER AND ACCEPTED CUSTOMS AND STANDARDS, AS ESTABLISHED AND FOLLOWED BY SIMILAR AGRICULTURAL OPERATIONS IN THE SAME LOCALITY, SHALL BE OR BECOME A NUISANCE, PRIVATE OR PUBLIC, DUE TO ANY CHANGED CONDITION IN OR ABOUT THE LOCALITY, AFTER THE SAME HAS BEEN IN OPERATION FOR MORE THAN THREE (3) YEARS, IF IT WASN'T A NUISANCE AT THE TIME IT BEGAN. THE TERM "AGRICULTURAL ACTIVITY, OPERATION OR FACILITY, OR APPURTENANCES THEREOF" INCLUDES, BUT IS NOT LIMITED TO, THE CULTIVATION AND TILLAGE OF THE SOIL, DAIRYING, THE PRODUCTION, CULTIVATION, GROWING AND HARVESTING OF ANY APICULTURE, OR HORTICULTURE, THE RAISING OF LIVESTOCK, FUR BEARING ANIMALS, FISH OR POULTRY, AND ANY PRACTICES PERFORMED BY A FARMER OR ON A FARM AS INCIDENT TO, OR IN CONJUNCTION WITH, SUCH FARMING OPERATIONS, INCLUDING PREPARATION FOR MARKET, DELIVERY TO STORAGE OR TO MARKET, OR TO CARRIERS FOR TRANSPORTATION TO MARKET."
 10. APPROXIMATE FLOODPLAINS MUST BE KEPT FREE OF ALL BUILDINGS AND OBSTRUCTIONS. ANY FENCING SHALL BE OF A "RAIL" TYPE. CHAINLINK FENCING SHALL NOT BE ALLOWED."
 11. THE ENVIRONMENTAL CONSTRAINT INFORMATION SHOWN ON THIS MAP SHEET IS FOR INFORMATIONAL PURPOSES DESCRIBING CONDITIONS AS OF THE DATE OF FILING, AND IS NOT INTENDED TO AFFECT RECORD TITLE INTEREST. THIS INFORMATION IS DERIVED FROM PUBLIC RECORDS OR REPORTS, AND DOES NOT IMPLY THE CORRECTNESS OR SUFFICIENCY OF THOSE RECORDS OR REPORTS BY THE PREPARER OF THIS MAP SHEET.
 12. THIS PROJECT IS LOCATED WITHIN THE LIMITS FOR THE MURRIETA CREEK/SANTA GERTRUDIS VALLEY AREA DRAINAGE PLAN (ADP) FOR WHICH FEES HAVE BEEN ADOPTED BY THE BOARD. IT SHOULD ALSO BE NOTED THAT THE PROJECT IS LOCATED WITHIN THE LIMITS OF THE ASSESSMENT DISTRICT (AD) 161, AND AS SUCH, IS SUBJECT TO SPECIAL TAXES LEVIED BY THIS DISTRICT. THESE TAXES ARE IN EXCESS OF THE SANTA GERTRUDIS CHANNEL PORTION OF THE MURRIETA CREEK ADP FEE OBLIGATION. THEREFORE, PURSUANT TO SECTION V.D. OF THE "RULES AND REGULATIONS FOR ADMINISTRATION OF AREA DRAINAGE PLANS", ALL SUCH PROPERTIES ARE FULLY EXEMPT FROM PAYMENT OF THE SANTA GERTRUDIS CHANNEL PORTION OF THE MURRIETA CREEK ADP FEE.
- HOWEVER, TO BE EXEMPT THE APPLICANT SHALL PROVIDE THE DISTRICT WITH A LETTER FROM THE AD STATING THAT THE PROJECT IS WITHIN THE AD BOUNDARIES AND IS EXEMPT FROM THAT PORTION OF THE ADP FEE.



NOTE:
 THE ENTIRETY OF PROJECT SITE IS WITHIN AN AREA FOR HIGH POTENTIAL PALEONTOLOGICAL SENSITIVITY.
 ----- INDICATES LIMITS OF 100 YEAR FLOODPLAIN.

