

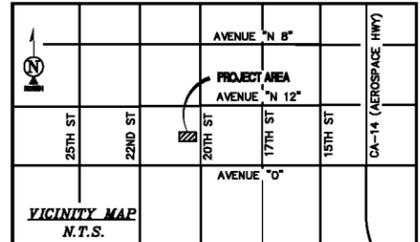
SURVEY DATE
04/29/15

BASIS OF BEARING
BEARINGS SHOWN HEREON ARE BASED UPON U.S. STATE PLANE NAD83 COORDINATE SYSTEM CALIFORNIA STATE PLANE COORDINATE ZONE FIVE, DETERMINED BY GPS OBSERVATIONS.

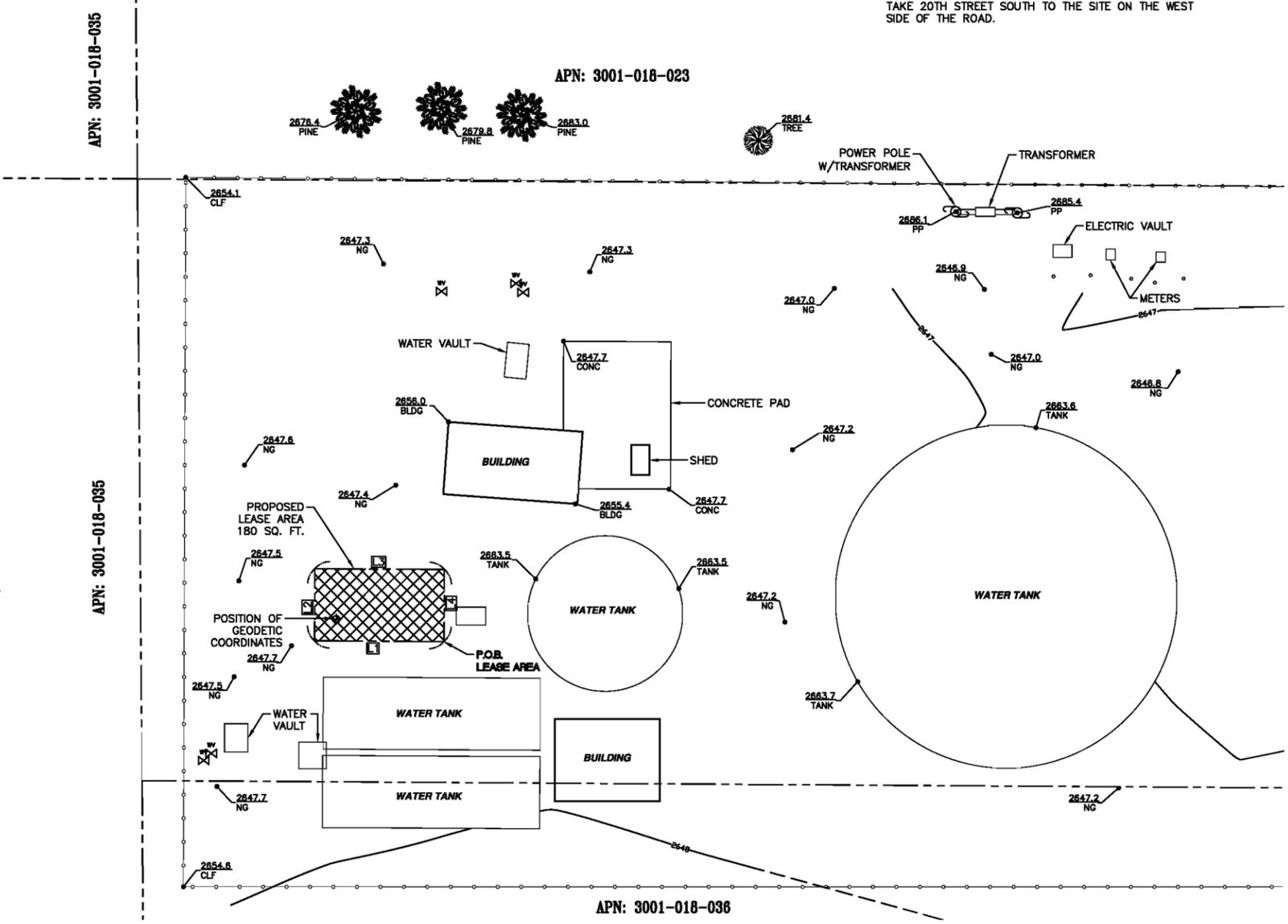
BENCHMARK
PROJECT ELEVATIONS ESTABLISHED FROM GPS DERIVED ORTHOMETRIC HEIGHTS BY APPLICATION OF NGS "GEOID 12A" MODELED SEPARATIONS TO ELLIPSOID HEIGHTS DETERMINED BY OBSERVATIONS OF THE "SMARTNET" REAL TIME NETWORK. ALL ELEVATIONS SHOWN HEREON ARE REFERENCED TO THE NAVD88 DATUM.

UTILITY NOTES
SURVEYOR DOES NOT GUARANTEE THAT ALL UTILITIES ARE SHOWN OR THEIR LOCATIONS ARE DEFINITE. IT IS THE RESPONSIBILITY OF THE CONTRACTOR AND DEVELOPER TO CONTACT BLUE STAKE AND ANY OTHER INVOLVED AGENCIES TO LOCATE ALL UTILITIES PRIOR TO CONSTRUCTION. REMOVAL, RELOCATION AND/OR REPLACEMENT IS THE RESPONSIBILITY OF THE CONTRACTOR.

FLOOD ZONE
THIS PROJECT APPEARS TO BE LOCATED WITHIN FLOOD ZONE "X" AREAS OF 500 YEAR FLOOD; 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITHIN DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 100 YEAR FLOOD ACCORDING TO FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP(S), MAP ID #06037C0856F, DATED SEPTEMBER 26, 2008.



DIRECTIONS TO SITE
FROM THE VERIZON OFFICES IN IRVINE TAKE I-5 NORTH TO CA-14. TAKE CA-14 NORTHEAST TO AVENUE "N" IN PALMDALE. TAKE AVENUE "N" WEST TO 20TH STREET. TAKE 20TH STREET SOUTH TO THE SITE ON THE WEST SIDE OF THE ROAD.



SCHEDULE "B" NOTE
REFERENCE IS MADE TO THE TITLE REPORT ORDER #08025226, ISSUED BY COMMONWEALTH LAND TITLE COMPANY, DATED MARCH 26, 2015. ALL EASEMENTS CONTAINED WITHIN SAID TITLE REPORT AFFECTING THE IMMEDIATE AREA SURROUNDING THE LEASE HAVE BEEN PLOTTED.

SCHEDULE "B" ITEM NO. 2 SECTION 7 OF COVENANTS, CONDITIONS AND RESTRICTIONS. BUILDING SETBACK REQUIREMENTS MAY AFFECT PROPOSED VERIZON WIRELESS LEASE AREA.

SCHEDULE "B" ITEM NO. 3 RESERVES AN EASEMENT TO SOUTHERN CALIFORNIA EDISON WITHIN PRIVATE ROADS AS SHOWN ON RECORD OF SURVEY, RECORDED IN BOOK 71, PAGES 38-41, RECORDS OF LOS ANGELES COUNTY.

SCHEDULE "B" ITEM NO. 4 RESERVES PRIVATE ROADS AS SHOWN ON RECORD OF SURVEY, RECORDED IN BOOK 71, PAGES 38-41, RECORDS OF LOS ANGELES COUNTY.

SCHEDULE "B" ITEM NO. 5 RESERVES A ROADWAY EASEMENT TO THE COUNTY OF LOS ANGELES OVER THE EASTERLY 50 FEET OF SECTION 8, TOWNSHIP 6 NORTH, RANGE 12 WEST, S.B.M.

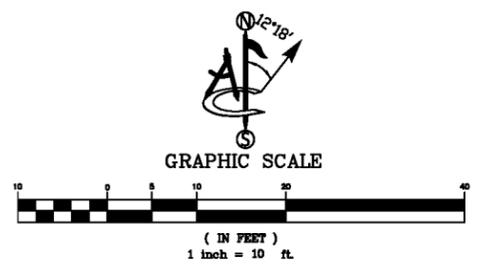
THE SURVEYORS OPINION IS THAT NO SCHEDULE "B" ITEMS PROVIDED BY SAID REPORT AFFECT THE PROPOSED VERIZON WIRELESS PREMISES SHOWN HEREON.

SURVEYOR'S NOTES
SURVEYOR HAS NOT PERFORMED A SEARCH OF PUBLIC RECORDS TO DETERMINE ANY DEFECT IN TITLE ISSUED. THE BOUNDARY SHOWN HEREON IS PLOTTED FROM RECORD INFORMATION AND DOES NOT CONSTITUTE A BOUNDARY SURVEY OF THE PROPERTY.

LESSOR'S LEGAL DESCRIPTION
ALL THAT CERTAIN REAL PROPERTY SITUATED IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:
THE NORTH HALF OF THE NORTH HALF OF THE NORTH HALF OF PARCEL 128, AS SHOWN ON A RECORD OF SURVEY MAP OF SECTION 8, TOWNSHIP 6 NORTH, RANGE 12 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, FILED IN BOOK 71, PAGES 38, 39, 40 AND 41 OF RECORDS OF SURVEY, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

LEGEND

NG	NATURAL GRADE	⊗	WATER CONTROL VALVE
BLDG	TOP OF BUILDING	⊗	FIRE HYDRANT
CLF	CHAIN LINK FENCE	⊗	POWER POLE
CONC	CONCRETE	⊗	TREE
TOP	TOP OF WATER TANK	⊗	PINE TREE
PP	TOP OF POWER POLE	⊗	LIMITS OF LESSOR'S PROPERTY
⊗	POSITION OF GEODETIC COORDINATES	⊗	CHAIN LINK FENCE
⊗	SPOT ELEVATION		



LINE TABLE

LINE#	LENGTH	DIRECTION

verizon
15505 SAND CANYON AVE.
BUILDING 'D' 1st FLOOR
IRVINE, CA 92618
PHONE (949) 286-7000

PROJECT INFORMATION:

TWENTIO
2023 W. AVENUE "O"
PALMDALE, CA 93551
LOS ANGELES COUNTY

ORIGINAL ISSUE DATE:
05/04/2015

REV. DATE DESCRIPTION BY:

REV.	DATE	DESCRIPTION	BY
0	05/04/15	SUBMITTAL	DRH

PLANS PREPARED BY:

DELTA GROUPS ENGINEERING, INC.
CONSULTING ENGINEERS
2362 McGAW AVE
IRVINE, CA 92614
TEL. (949) 622-0333 FAX (949) 622-0331

CONSULTANT:

Ambit
CONSULTING
428 MAIN STREET SUITE 206
HUNTINGTON BEACH, CA 92648 (480)659-4072

DRAWN BY: CHK.: APV.:

DRH	MF	JG
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LICENSER:

SHEET TITLE:

TOPOGRAPHIC SURVEY

SHEET NUMBER:
LS-1

ISSUE STATUS

REV.	DATE	DESCRIPTION	BY
0	05/27/15	90% ZONING	MA
1	06/02/15	100% ZONING	MA
2	06/08/15	100% ZONING	MA
3	08/05/15	100% ZONING	MA
4	08/19/15	100% ZONING	MA
5	01/25/16	100% ZONING	TT



2382 MCGAW AVE.
IRVINE, CA 92614 TEL:
949-822-0333 FAX:
949-417-2653

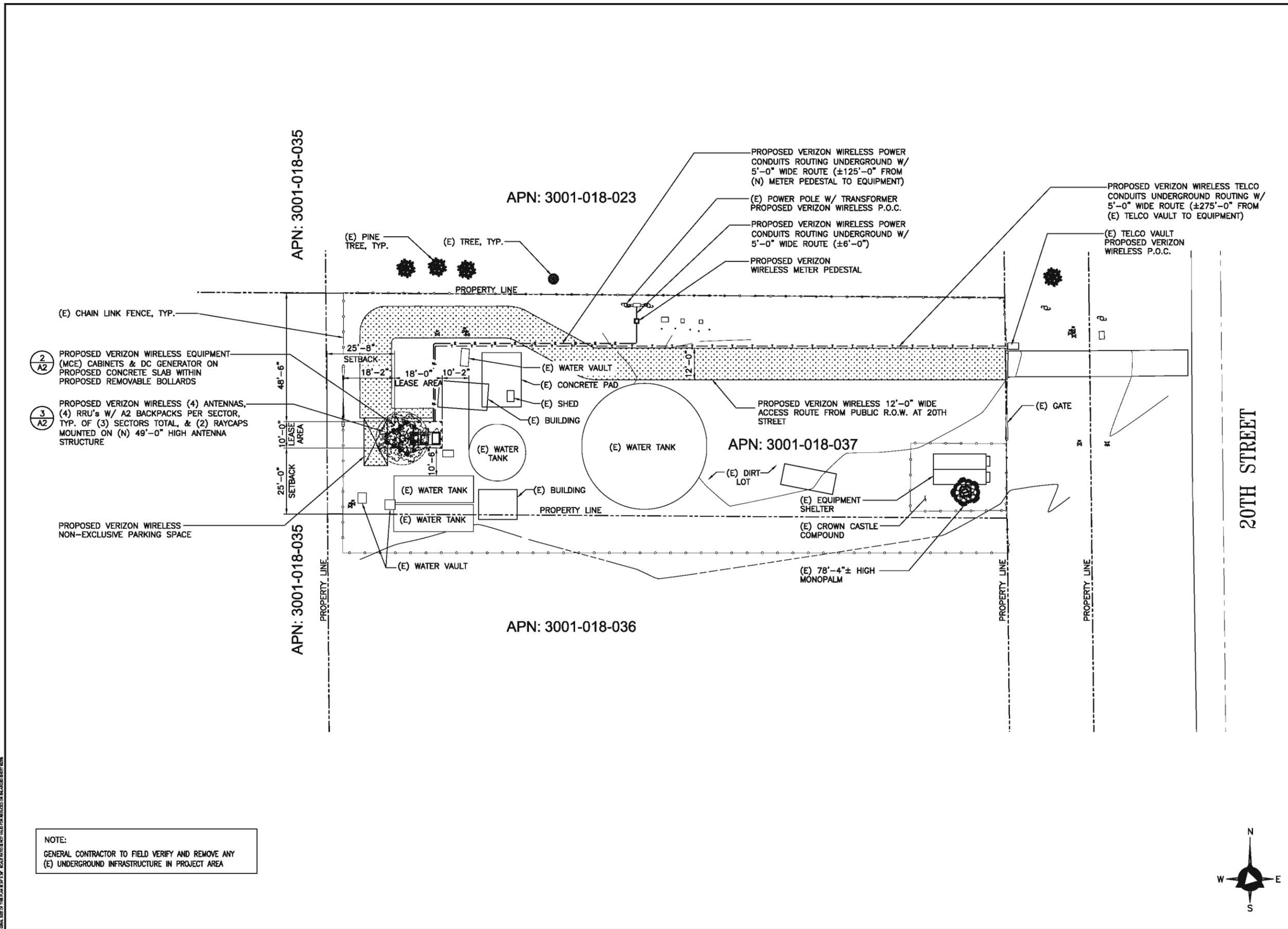
PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED



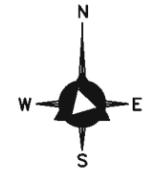
TWENTIO
2023 W. AVENUE O
PALMDALE, CA 93551

SHEET TITLE:
OVERALL SITE PLAN

A-1

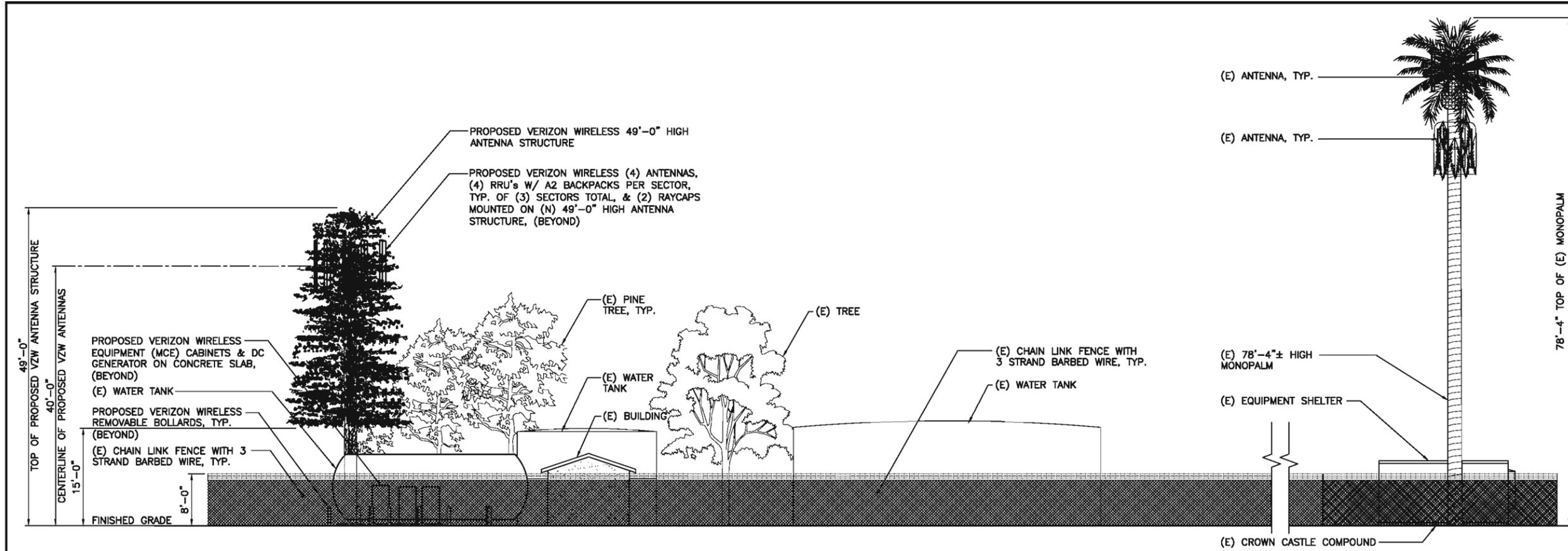


NOTE:
GENERAL CONTRACTOR TO FIELD VERIFY AND REMOVE ANY (E) UNDERGROUND INFRASTRUCTURE IN PROJECT AREA



SCALE: 1/16" = 1'-0"
1

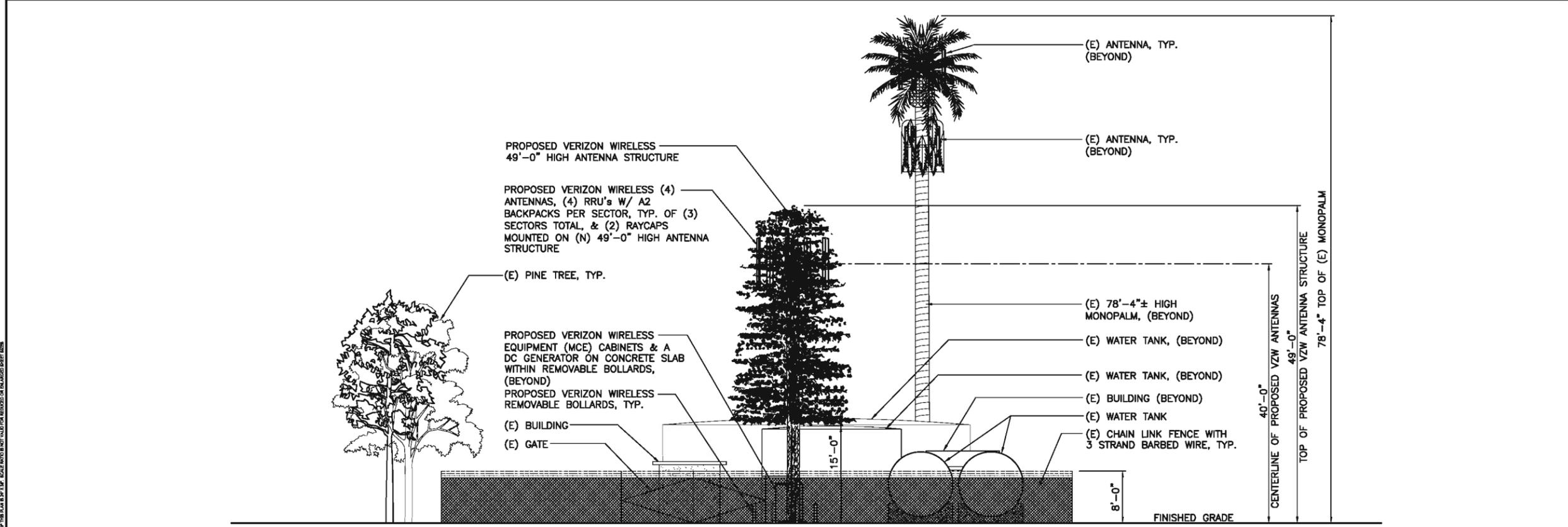
OVERALL SITE PLAN



SOUTH ELEVATION

SCALE: 1/8" = 1'-0"

1



WEST ELEVATION

SCALE: 1/8" = 1'-0"

2

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	05/27/15	90% ZONING	MA
1	06/02/15	100% ZONING	MA
2	06/08/15	100% ZONING	MA
3	08/05/15	100% ZONING	MA
4	08/19/15	100% ZONING	MA
5	01/26/16	100% ZONING	TT

DELTA GROUPS ENGINEERING, INC.
CONSULTING ENGINEERS

2362 MCGAW AVE.
IRVINE, CA 92614 TEL:
949-822-0333 FAX:
949-417-2863

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15505 SAND CANYON AVENUE, D1
IRVINE, CA 92618

TWENTIO
2023 W. AVENUE O
PALMDALE, CA 93551

SHEET TITLE:
SOUTH & WEST ELEVATIONS

A-3

NOTE: THE ORIGINAL USE OF THIS PLAN IS BY THE USER. SCALE AND DATE IN THIS PLAN ARE FOR INFORMATION ONLY AND NOT FOR CONSTRUCTION.

ISSUE STATUS

REV.	DATE	DESCRIPTION	BY
0	05/27/15	90% ZONING	MA
1	06/02/15	100% ZONING	MA
2	06/08/15	100% ZONING	MA
3	08/05/15	100% ZONING	MA
4	08/19/15	100% ZONING	MA
6	01/26/16	100% ZONING	TT



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IRVINE, CA 92614 TEL:
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949-417-2663

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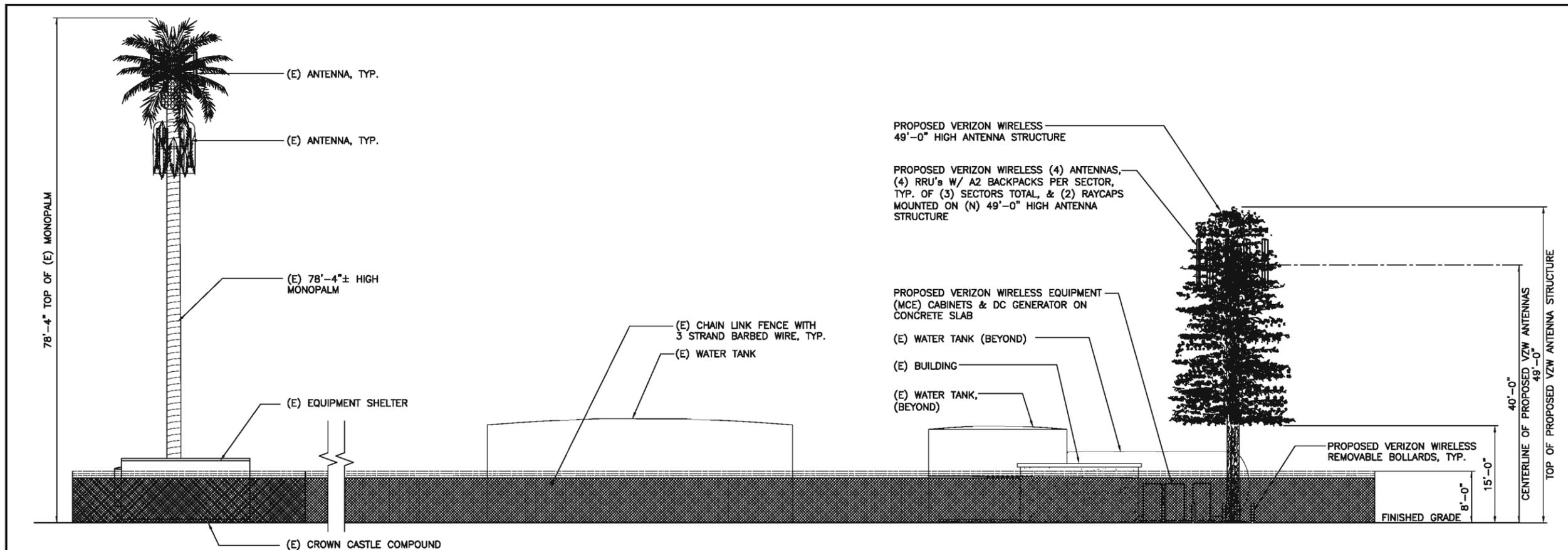


15505 SAND CANYON AVENUE, D1
IRVINE, CA 92618

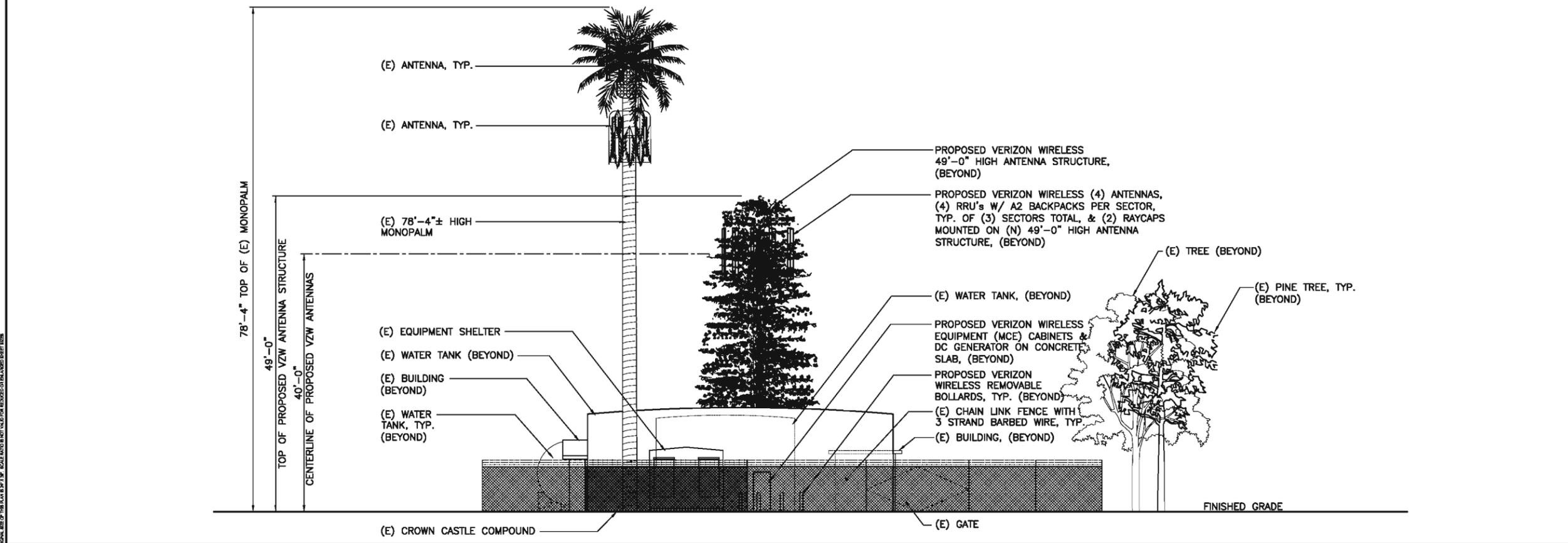
TWENTIO
2023 W. AVENUE O
PALMDALE, CA 93551

SHEET TITLE:
NORTH & EAST ELEVATIONS

A-4



NORTH ELEVATION SCALE: 1/8" = 1'-0" 1



EAST ELEVATION SCALE: 1/8" = 1'-0" 2

NOTE: THE ORIGINAL SIZE OF THIS DRAWING IS 24" X 36". SCALE: 1/8" = 1'-0". MAKE SURE TO CHECK FOR ANY CHANGES TO THE ORIGINAL DRAWING.