RECEIVED
DEPT OF REGIONAL PLANNING
MOD. TO RECORDED TR46018-11 PG 1
DATE: 06 MAY 2015

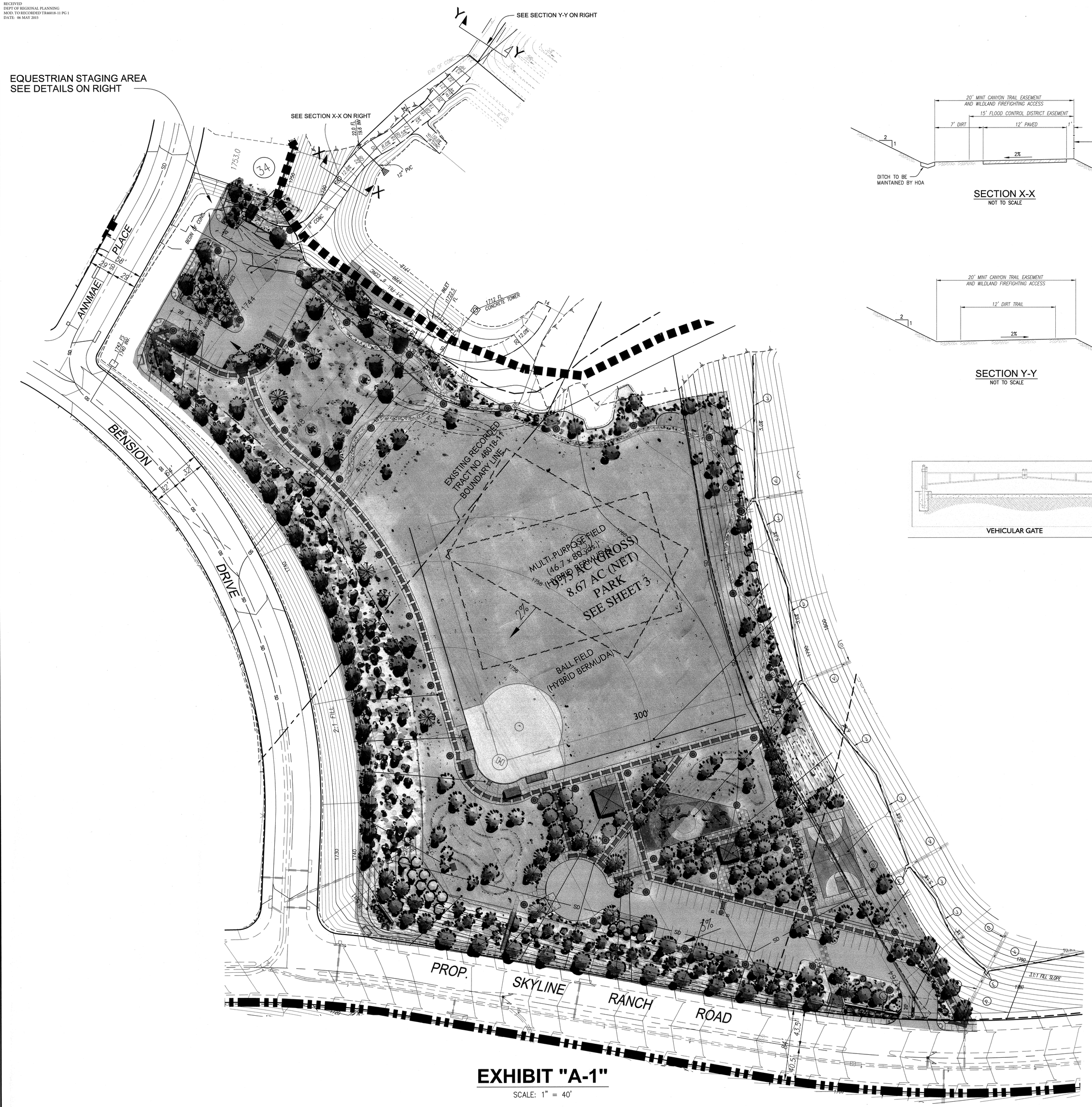
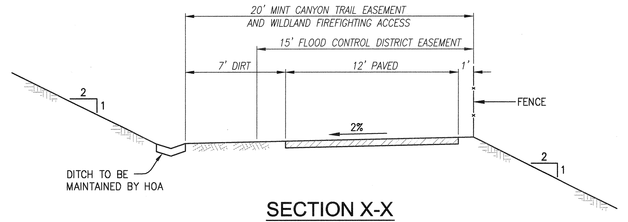
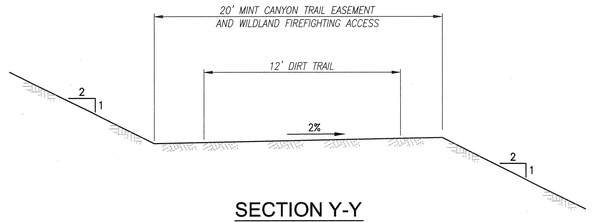


EXHIBIT "A-1"

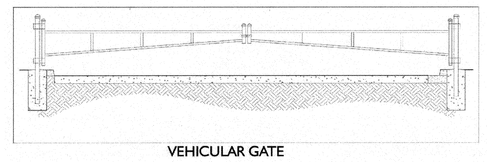
SCALE: 1" = 40'



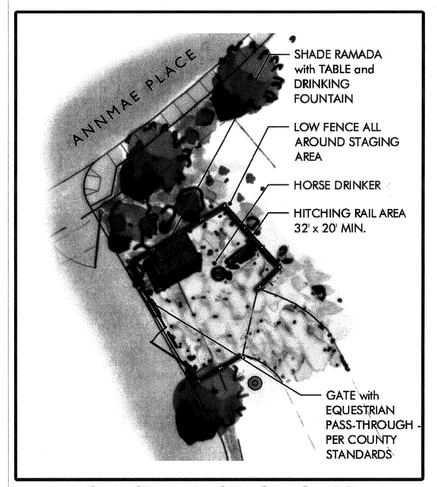
SECTION X-X
NOT TO SCALE



SECTION Y-Y
NOT TO SCALE



VEHICULAR GATE



EQUESTRIAN STAGING AREA

MJSDesign Group
Cannery Lofts 507 30th St. Newport Beach, CA 92663
(949) 675-9964 Fax (949) 675-9974
mjsdesigngroup.com

WHITE'S CANYON COMMUNITY PARK
COUNTY of LOS ANGELES PARKS and RECREATION DEPARTMENT

SCHEMATIC LANDSCAPE COST ESTIMATE
revised: June 8, 2011)
Based on the Schematic Landscape Plan dated May 11, 2011

June 8, 2011

Item	Quantity	Unit	Unit Cost	Total
LANDSCAPE ARCHITECTURE:				
GENERAL SITE IMPROVEMENTS:				
Curb and Gutter	1,820	LF	$2.75	$5,000
ADA Concrete Ramps	1	EA	$900.00	$6,300
Asphalt Parking Lot and Striping	35,714	SF	$2.50	$89,300
			Subtotal:	**$100,600**
FLATWORK and WALLS:				
8"W concrete mow curb under Field Fencing	500	LF	$2.25	$1,100
6"W concrete mow curb	2,067	LF	$1.75	$3,600
6"W concrete mow curb at D.G. Trail	2,178	LF	$2.25	$4,900
Concrete Steps	380	LF	$45.00	$17,100
Concrete paving	35,040	SF	$2.50	$87,600
Tot Lot concrete curb wall	300	LF	$65.00	$19,500
Playground surface	4,800	SF	$18.00	$86,400
Low Retaining Wall at Steps	200	LF	$75.00	$15,000
Post Tension Basketball Court	4,200	SF	$4.50	$18,900
Trash Enclosure w/roof and CMU Walls	1	EA	$18,000.00	$18,000
Decomposed Granite Path & Equestrian Staging	9,500	SF	$1.90	$18,100
Infield Dirt	26,700	SF	$2.75	$73,400
			Subtotal:	**$363,600**
BUILDINGS:				
Restroom Bldg with Storage - 930 s.f.	1	Allow	$65,000.00	$65,000
20' x 20' Pavilion	1	Allow	$28,000.00	$28,000
Equestrian Ramada	1	Allow	$12,000.00	$12,000
			Subtotal:	**$105,000**
METAL:				
3'H Vinyl Coated Fence at Parking Lot	500	LF	$15.00	$7,500
3'H Vinyl Coated at Top of Slope	1,000	LF	$15.00	$15,000
4'H 9ul line fence w/ coating	450	LF	$18.00	$8,100
20'H Backstop extension fence w/ coating	100	LF	$85.00	$8,500
8'H dugout fence w/ coating	50	LF	$60.00	$3,000
20'W vehicular arm gate	6	EA	$900.00	$5,400
7'-6'H dugout/field gate	6	EA	$800.00	$4,800
			Subtotal:	**$52,300**
SITE FURNISHINGS:				
Trash Receptacles	6	EA	$500.00	$3,000
Bicycle Racks	2	EA	$200.00	$400
Pedestal Barbequies	5	EA	$300.00	$1,500
Drinking Fountain at Metal Pavilion	1	EA	$1,500.00	$1,500
Drinking Fountain at Backstop	1	EA	$1,500.00	$1,500
Drinking Fountain at Shade Ramada	1	EA	$1,500.00	$1,500
6'L Bench w/ coating	7	EA	$750.00	$5,300
Picnic Table w/ coating	5	EA	$1,200.00	$6,000
Aluminum Bleachers	2	EA	$6,500.00	$13,000
Foul Pole	2	EA	$2,200.00	$4,400
15' Dugout Bench	2	EA	$800.00	$1,600
Cloth Shade at Dugouts	2	EA	$750.00	$1,500
Backstop	1	EA	$12,000.00	$12,000
Tot Lot Play Equipment Ages 2-5	1	Allow	$25,000.00	$25,000
Tot Lot Play Equipment Ages 5-12	1	Allow	$25,000.00	$25,000
Concrete Bollards	17	EA	$250.00	$4,300

Item	Quantity	Unit	Unit Cost	Total
SITE FURNISHINGS con't:				
Par Course Stations (3) locations/3 pieces each	9	EA	$500.00	$4,500
Park Monument Sign (2) locations	2	Allow	$12,000.00	$24,000
Information Kiosk	1	Allow	$6,500.00	$6,500
Pet Waste Station	4	EA	$200.00	$800
Equestrian Ramada 8' L. Bench & Table	1	EA	$900.00	$900
Trailhead Signage per Co. Std.	1	EA	$1,200.00	$1,200
Equestrian Hitching Rail per Co. Std.	1	EA	$1,500.00	$1,500
Horse "Drinker"	1	EA	$2,500.00	$2,500
			Subtotal:	**$149,400**
LANDSCAPE ITEMS:				
TREES:				
Shade Trees (24" box.)	82	EA	$275.00	$22,600
Accent Trees (24" box.)	32	EA	$275.00	$8,800
Parking Lot Trees (15 gal.)	10	EA	$75.00	$800
Slope Trees (15 gal.)	35	EA	$75.00	$2,600
Slope Trees (24" box.)	28	EA	$275.00	$7,700
			Subtotal:	**$42,500**
SHRUBS:				
1 Gallon at 3' o.c. (50%)	4,650	SF	$9.50	$44,200
5 Gallon at 3' o.c. (40%)	3,100	SF	$17.00	$52,700
			Subtotal:	**$96,900**
HYDROSEEDED TURF:				
Hydroseed Turf	209,100	SF	$0.08	$16,700
Soil Prep/Fine Grade	209,100	SF	$0.27	$56,500
Vegetated Detention Basin	6,200	SF	$0.35	$2,200
			Subtotal:	**$75,400**
IRRIGATION:				
Automatic Irrigation (Park)	279,850	SF	$1.50	$419,800
Automatic Irrigation (Slope)	52,000	SF	$1.25	$65,000
			Subtotal:	**$484,800**
Shredded Bark Mulch	595	CY	$80.00	$47,600
			Subtotal:	**$47,600**
Landscape Maintenance (90 Days)	331,850	SF	$0.015 /month x 3months	$14,900
			Subtotal:	**$14,900**
LANDSCAPE LIGHTING: (does not include Sports Field Lighting)				
Lighting:				
Security Light Fixtures	43	EA	$1,200.00	$51,600
			Subtotal:	**$51,600**
			Landscape Architecture Total:	**$1,580,000**

ITEMS NOT INCLUDED:	
Grading and Underground Drainage	Per Civil Engineer
Utilities	By Others
Adjacent Public Street Sidewalks	By Others
Permits and Fees	By Others

PREPARED FOR:
PLUM CANYON MASTER, LLC
TOLL BROTHERS, INC.
11280 CORBIN AVE
PORTER RANCH, CA 93126
818-332-7216

LEGAL DESCRIPTION:
LOTS 21 TO 45, 107 TO 110, 121, 122, 188, 189, 203 TO 214, 216 TO 219 OF VESTING TRACT NO. 46018-11, MB 1298-28-51

REGISTERED PROFESSIONAL ENGINEER — MARK R. SIKAND — No. 39453 — Ex. 09-30-15 — CIVIL — STATE OF CALIFORNIA

SOILS ENGINEER & GEOLOGIST
ENGEO INCORPORATED
2010 Crow Canyon Pl, Suite 250
San Ramon, CA 94583
(925) 866-9000 Phone
(888) 279-2698 Fax

EIR:
THE PLANNING CENTER
1580 METRO DRIVE
COSTA MESA, CA 92626
TEL: (714)-966-9220

N

	DATE	REVISION	BY	APP
4	04-30-15	IEC NO #13 ONTO SKYLINE RANCH RD.	YCL	--
3	12-23-14	REVISED GRADING NOTE #5 PER DRP & DPW STAFF MEETING	AS	--
2	09-17-14	REVISED PER SUBDIVISION COMMITTEE MEETING DATED 6-28-14	YCL	--
1	12-05-11	REVISED PER SUBDIVISION COMMITTEE MEETING DATED 6-23-11	YCL	--

SCALE: 1" = 40' | CHK'D BY: | APPROVED BY: | DATE: 11-15-10 | W.O. NO. 1038-020-16A | SHEET 3 OF 3

SIKAND Engineering | Planning | Surveying
15230 Burbank Blvd, Van Nuys, CA 91411
Tel: (818) 787-8550
Fax: (818) 901-7451
info@sikand.com

MAJOR LAND DIVISION

MODIFICATION TO THE RECORDED VESTING TRACT NO. 46018-11

IN THE UNINCORPORATED AREA OF LOS ANGELES COUNTY

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Plotted: 04/30/15 10:21:11 by Hong

LEGEND

- (FC) EASEMENT TO THE LOS ANGELES COUNTY FLOOD CONTROL DISTRICT FOR FLOOD CONTROL PURPOSES PER TRACT NO 46018-11
- TRACT BOUNDARY
- EXISTING ZONE BOUNDARY
- PROPOSED ZONE BOUNDARY
- GENERAL PLAN / LANDUSE BOUNDARY
- OEGA BOUNDARY
- PROPERTY LINE / LOT LINE
- 1705 PROPOSED CONTOUR
- EXISTING CONTOUR
- RET. WALL RETAINING WALL
- N.A.P. NOT A PART
- STORMDRAIN
- SEWER
- (55) MODIFIED LOT NO.
- SEA LINE

(37) 4.18 AC OPEN SPACE

(36) 12.38 AC (GROSS) 12.19 AC (NET) COMMERCIAL

(39) 8.23 AC OPEN SPACE

(41) 86.58 AC OPEN SPACE CONSERVATION EASEMENT

(38) (FC) (46) 18220 SF BASIN LOT

(44) (3A) 2.49 AC DEBRIS BASIN

(35) 9.75 AC (GROSS) 8.67 AC (NET) PARK SEE SHEET 3

(42) 7.22 AC OPEN SPACE

(43) 1.99 AC OPEN SPACE

SARK PLACE

CARRANZA LANE

CARRANZA LANE

LAUREN LANE

LAUREN LANE

GITA WAY

GAINES WAY

ANNMAE PLACE

FARRELL ROAD TO BE VACATED

JOIN STREET IMPROVEMENT PER TRACT NO. 46018-11

JOIN STREET IMPROVEMENT PER TRACT NO. 46018-11

JOIN STREET IMPROVEMENT PER TRACT NO. 46018-11

JOIN STREET IMPROVEMENT PER TRACT NO. 46018-11

EXIST. C-2

EXIST. C-2

EXIST. RPD 5000-20U

EXIST. RPD 6000-5.9U

EXIST. RPD 20000-2.4U

EXIST. RPD 20000-2.4U

EXIST. RPD 6000-5.9U

EXIST. RPD 5000-20U

EXIST. A2-2

EXIST. A2-2

PROP. SKYLINE RANCH ROAD

PROP. SKYLINE RANCH ROAD

EXIST. RPD 6000-5.9U

EXIST. RPD 5000-20U

OPTIONAL RET.WALL 5' MAX.

RET.WALL 2' MAX.

EXISTING STORMDRAIN 96" RCP PER PD. 2363-01

JOIN EXIST. SEWER

JOIN EXIST. STORMDRAIN

TR.46018-11 BDRY.

IEC NO. P-270(PUBLIC WORKS) FOR SKYLINE RANCH RD. (WHITES CANYON ROAD) FROM SIERRA HIGHWAY TO PLUM CANYON ROAD WAS APPROVED BY LOS ANGELES COUNTY DEPARTMENT OF PUBLIC WORKS ON 07/09/2006

SEE SHEET 3

20' TRAIL EASEMENT

AREA OF CREATED WATER MITIGATION PER REA 20100072, TR 46018-11 CUP 5628

OFFSITE GRADING EASEMENT PER INST. # 20100896531 RECORDED 6-30-10

APPROVED SKYLINE RANCH PER TT MAP 060922 UNDER SEPARATE

PROPOSED SLOPE EASEMENT

R=1601

R=150.00'

R=1150'

2%

3%

PREPARED FOR:
PLUM CANYON MASTER, LLC
TOLL BROTHERS, INC.
11280 CORBIN AVE
PORTER RANCH, CA 93126
818-332-7216

RECEIVED
DEPT OF REGIONAL PLANNING
MOD. TO RECORDED TR46018-11 PG 2
DATE: 06 MAY 2015

LEGAL DESCRIPTION:
LOTS 21 TO 45, 107 TO 110, 121, 122, 188, 189, 203 TO 214, 216 TO 219 OF VESTING TRACT NO. 46018-11, MB 1298-28-51

REGISTERED PROFESSIONAL ENGINEER MARK R. SIKAND No.35453 Exp. 09-30-15 CIVIL IN CALIFORNIA

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N

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4	04-30-15	IEC NOTE #13 ONTO SKYLINE RANCH RD.	YCL	–
3	12-23-14	REVISED GRADING NOTE #5 PER DRP & DPW STAFF MEETING	AS	–
2	09-17-14	REVISED PER SUBDIVISION COMMITTEE MEETING DATED 8-28-14	YCL	–
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SCALE: 1" = 50' | CHK'D BY: | APPROVED BY: | DATE: 11-15-10 | W.O. NO. 1038-020-16A | SHEET 2 OF 3

SIKAND Engineering | Planning | Surveying
15230 Burbank Blvd,
Van Nuys, CA 91411
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MAJOR LAND DIVISION

MODIFICATION TO THE RECORDED VESTING TRACT NO. 46018-11

IN THE UNINCORPORATED AREA OF LOS ANGELES COUNTY

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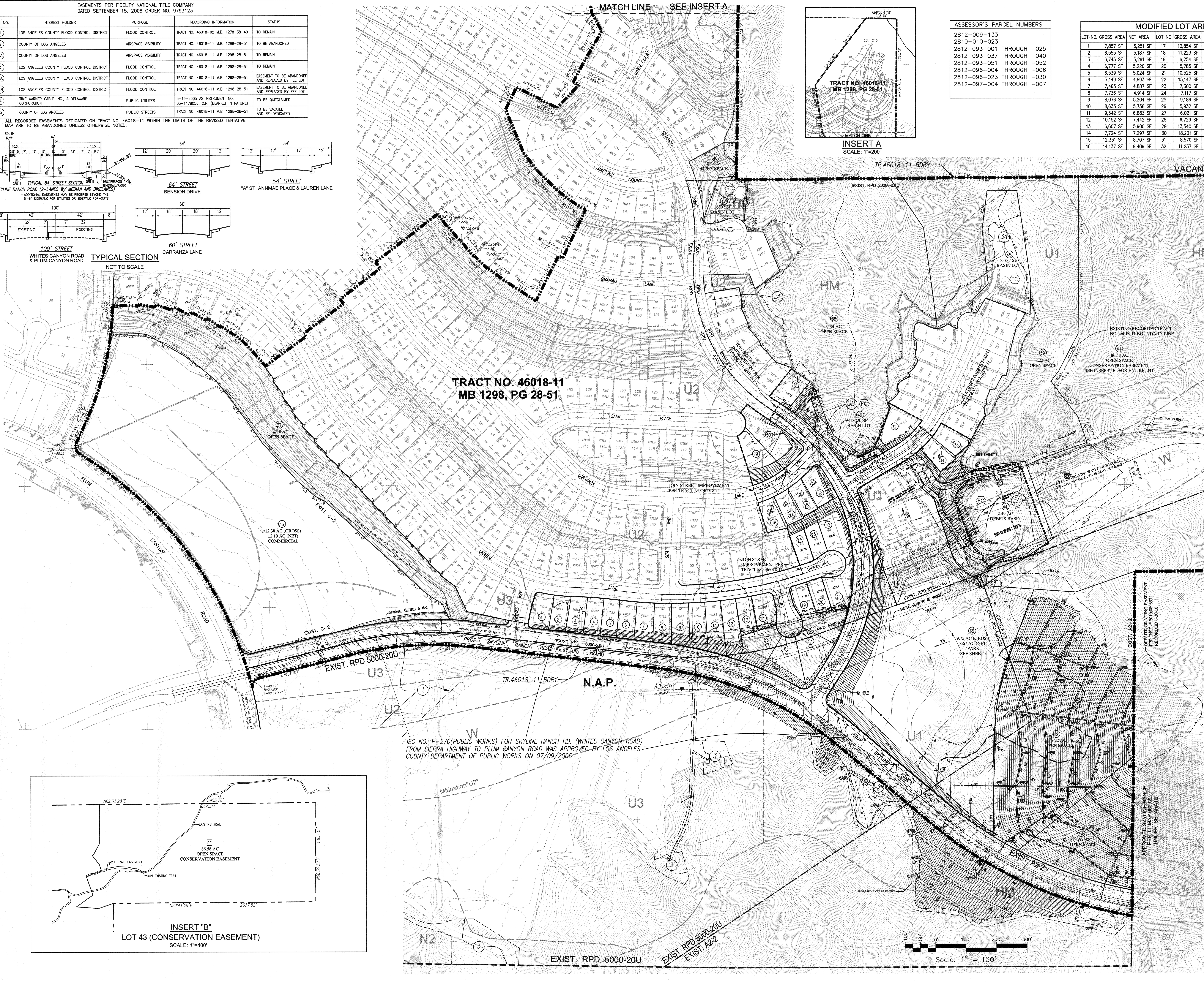
Plotted: 12/23/14 @ 22:43 by Allen



EASEMENTS PER FIDELITY NATIONAL TITLE COMPANY
DATED SEPTEMBER 15, 2008 ORDER NO. 9793123

ITEM NO.	INTEREST HOLDER	PURPOSE	RECORDING INFORMATION	STATUS
1	LOS ANGELES COUNTY FLOOD CONTROL DISTRICT	FLOOD CONTROL	TRACT NO. 46018-02 M.B. 1278-38-49	TO REMAIN
2	COUNTY OF LOS ANGELES	AIRSPACE VISIBILITY	TRACT NO. 46018-11 M.B. 1298-28-51	TO BE ABANDONED
2A	COUNTY OF LOS ANGELES	AIRSPACE VISIBILITY	TRACT NO. 46018-11 M.B. 1298-28-51	TO REMAIN
3	LOS ANGELES COUNTY FLOOD CONTROL DISTRICT	FLOOD CONTROL	TRACT NO. 46018-11 M.B. 1298-28-51	TO REMAIN
3A	LOS ANGELES COUNTY FLOOD CONTROL DISTRICT	FLOOD CONTROL	TRACT NO. 46018-11 M.B. 1298-28-51	EASEMENT TO BE ABANDONED AND REPLACED BY FEE LOT
3B	LOS ANGELES COUNTY FLOOD CONTROL DISTRICT	FLOOD CONTROL	TRACT NO. 46018-11 M.B. 1298-28-51	EASEMENT TO BE ABANDONED AND REPLACED BY FEE LOT
4	TIME WARNER CABLE INC., A DELAWARE CORPORATION	PUBLIC UTILITES	5-19-2005 AS INSTRUMENT NO. 05-1178056, O.R. (BLANKET IN NATURE)	TO BE QUITCLAIMED
5	COUNTY OF LOS ANGELES	PUBLIC STREETS	TRACT NO. 46018-11 M.B. 1298-28-51	TO BE VACATED AND RE-DEDICATED

ALL RECORDED EASEMENTS DEDICATED ON TRACT NO. 46018-11 WITHIN THE LIMITS OF THE REVISED TENTATIVE MAP ARE TO BE ABANDONED UNLESS OTHERWISE NOTED.

TYPICAL SECTION
NOT TO SCALE

TYPICAL 84' STREET SECTION
SKYLINE RANCH ROAD (2-LANES W/ MEDIAN AND BIKELANES)
* ADDITIONAL EASEMENTS MAY BE REQUIRED BEYOND THE 5'-6" SIDEWALK FOR UTILITIES OR SIDEWALK POP-OUTS

64' STREET
BENSION DRIVE

58' STREET
"A" ST, ANNMAE PLACE & LAUREN LANE

100' STREET
WHITES CANYON ROAD & PLUM CANYON ROAD

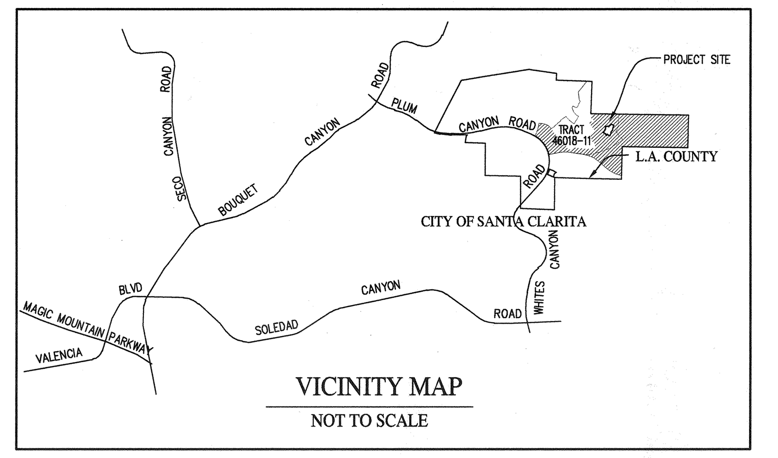
60' STREET
CARRANZA LANE

INSERT A
SCALE: 1"=200'

ASSESSOR'S PARCEL NUMBERS
2812-009-133
2810-010-023
2812-093-001 THROUGH -025
2812-093-037 THROUGH -040
2812-093-051 THROUGH -052
2812-096-004 THROUGH -006
2812-096-023 THROUGH -030
2812-097-004 THROUGH -007

MODIFIED LOT AREA SUMMARY

LOT NO.	GROSS AREA	NET AREA	LOT NO.	GROSS AREA	NET AREA	LOT NO.	GROSS AREA	NET AREA
1	7,857 SF	5,251 SF	17	13,854 SF	12,025 SF	33	6,941 SF	5,976 SF
2	6,555 SF	5,187 SF	18	11,223 SF	10,267 SF	34	6,464 SF	5,701 SF
3	6,745 SF	5,291 SF	19	6,254 SF	5,503 SF	35	9.75 AC	PARK SITE
4	6,777 SF	5,220 SF	20	5,785 SF	5,626 SF	36	12.38 AC	COMMERCIAL
5	6,539 SF	5,024 SF	21	10,525 SF	8,919 SF	37	4.18 AC	OPEN SPACE
6	7,149 SF	4,893 SF	22	15,147 SF	8,805 SF	38	9.34 AC	OPEN SPACE
7	7,465 SF	4,887 SF	23	7,300 SF	5,291 SF	39	8.23 AC	OPEN SPACE
8	7,736 SF	4,914 SF	24	7,117 SF	5,211 SF	40	0.42 AC	OPEN SPACE
9	8,076 SF	5,204 SF	25	9,186 SF	6,157 SF	41	86.58 AC	OPEN SPACE
10	8,635 SF	5,758 SF	26	5,932 SF	5,575 SF	42	7.22 AC	OPEN SPACE
11	9,542 SF	6,683 SF	27	6,021 SF	5,421 SF	43	1.99 AC	OPEN SPACE
12	10,152 SF	7,442 SF	28	6,729 SF	5,889 SF	44	2.49 AC	BASIN LOT
13	6,607 SF	5,900 SF	29	13,540 SF	8,905 SF	45	51787 SF	BASIN LOT
14	7,724 SF	7,297 SF	30	18,201 SF	11,266 SF	46	18220 SF	BASIN LOT
15	12,331 SF	8,707 SF	31	8,570 SF	6,405 SF	47	16397 SF	BASIN LOT
16	14,137 SF	9,409 SF	32	11,237 SF	7,799 SF			



VICINITY MAP
NOT TO SCALE

DATA SUMMARY

ACRES (GROSS) — 214.7± AC.
EXISTING ZONING (SCVAP) — RPD-6,000-5.9U / RPD-20,000-2.4U / C-2
PROPOSED ZONING (SCVAP) — RPD-6,000-5.9U / RPD-20,000-2.4U / C-2
EXISTING GENERAL PLAN (SCVAP) — U2, U3, U1, HM, W
PROPOSED GENERAL PLAN (SCVAP) — U2, U3, U1, HM, W
EXISTING LAND USE — VACANT/GRADED S.F. LOTS, D. BASIN
PROPOSED LAND USE — SINGLE FAMILY, PARK, D. BASIN

LOT SUMMARY

APPROVED TRACT 46018-11

LOTS	1 to 214	SINGLE FAMILY	
LOTS	215 TO 218	OPEN SPACE AND	
LOT	219	COMMERCIAL	
MODIFIED LOTS			
LOTS	1-34	SINGLE FAMILY	(TOTAL 203)
LOT	35	PARK	(TOTAL 1)
LOT	36	COMMERCIAL	(TOTAL 1)
LOTS	37 - 43	OPEN SPACE	(TOTAL 7)
LOT	44 - 47	FLOOD CONTROL BASIN	(TOTAL 4)
			(TOTAL 216)

UTILITIES AND SERVICES

WATER: SANTA CLARITA WATER COMPANY
SEWER: LOS ANGELES COUNTY SANITATION DISTRICT - SCV DISTRICT
GAS: SOUTHERN CALIFORNIA GAS COMPANY
ELECTRICITY: SOUTHERN CALIFORNIA EDISON COMPANY
SCHOOL DISTRICT: WM. S. HART UNION HIGH SCHOOL DISTRICT AND SAUGUS UNION ELEMENTARY SCHOOL
B & T DISTRICT: BOUQUET CANYON DISTRICT
TELEPHONE: AT&T
FIRE DEPARTMENT: L.A. COUNTY FIRE DEPARTMENT
POLICE DEPARTMENT: L.A. COUNTY SHERIFF'S DEPARTMENT
PARKS: L.A. COUNTY DEPARTMENT OF PARKS & RECREATION

LEGEND

FC — EASEMENT TO THE LOS ANGELES COUNTY FLOOD CONTROL DISTRICT FOR FLOOD CONTROL PURPOSES PER TRACT NO 46018-11.
TRACT BOUNDARY
EXISTING ZONE BOUNDARY
PROPOSED ZONE BOUNDARY
GENERAL PLAN / LANDUSE BOUNDARY
CEQA BOUNDARY
PROPERTY LINE / LOT LINE
1705 — PROPOSED CONTOUR
1710 — EXISTING CONTOUR
RET. WALL — RETAINING WALL
N.A.P. — NOT A PART
SD — STORMDRAIN
S — SEWER
33 — MODIFIED LOT NO.
SEA LINE

NOTES

1. HILLSIDE LOT MODIFICATION REQUESTED PER SECT. 22.56.205
   MODIFICATION OF STREET GRADES REQUESTED (GREATER THAN 10%)
2. ALTERNATE STREET SECTION TO BE USED PER SECT. 21.24.099
3. REQUEST PERMISSION TO ADJUST LOT LINE TO THE SATISFACTION OF THE DEPARTMENT OF REGIONAL PLANNING.
4. ASSESSOR PARCEL MAP NO. - SEE TABLE AT LEFT HEREON.
5. TOTAL EARTHWORK: CUT : 2,040,000 C.Y., FILL : 2,040,000 C.Y., OF THESE AMOUNTS THE FOLLOWING QUANTITIES ARE OUTSIDE OF THE PRIOR CERTIFIED EIR'S FOR TTM 46018 AND TTM 60922, CUT: 143,500 C.Y., FILL: 369,900 C.Y.
6. THE APPLICANT IS REQUESTING THE RIGHT TO ADJUST STREET AND BUILDING PAD ELEVATIONS UP TO 3 FEET ON THE FINAL GRADING PLAN.
7. TOPS & TOES OF SLOPES ARE SUBJECT TO CHANGE IN FINAL ENGINEERING.
8. REQUEST PERMISSION TO CREATE ADDITIONAL OPEN SPACE LOTS TO THE SATISFACTION OF THE DEPARTMENT OF REGIONAL PLANNING.
9. HOMEOWNERS ASSOCIATION WILL BE ESTABLISHED FOR MAINTENANCE OF OPEN SPACE COMMON AREAS EXCEPT LOTS 35, 41 TO 43, AND LOT 44 DEBRIS BASIN WILL BE MAINTAINED BY L.A. COUNTY PUBLIC WORKS.
10. TRACT 46018-11, LOTS 1-45, 107-110, 121-122, 188-189, 203-214, 216-219 AND GAINES WAY, MYERS PLACE AND PORTIONS OF FARRELL ROAD, ANNMAE PLACE, BENSION DRIVE, CARRANZA LANE AND LAUREL LANE TO BE REVERTED TO ACREAGE AND RESUBDIVIDED.
11. FUTURE CORNER NEIGHBORHOOD MONUMENT ( ) WILL BE REVIEWED THROUGH THE REVISED EXHIBIT "A" PER DRP APPROVAL.
12. REQUEST PERMISSION TO PHASE GRADING TO THE SATISFACTION OF DEPARTMENT OF REGIONAL PLANNING AND DEPARTMENT OF PUBLIC WORKS.
13. IEC NO. P-270 (PUBLIC WORKS) FOR SKYLINE RANCH ROAD (WHITES CANYON ROAD) FROM SIERRA HIGHWAY TO PLUM CANYON ROAD WAS APPROVED BY LACDPW ON 7/09/2006.
14. LOT 36 COMMERCIAL LOT - 3.5' RIGHT OF WAY DEDICATION ALONG SKYLINE RANCH ROAD.
15. PUBLIC PARK SHOWN AS LOTS 35 AND 44 WILL BE GRADED AND DEDICATED AS PART OF THIS MODIFIED MAP APPLICATION.
16. FARRELL ROAD WILL BE VACATED AS A PART OF THIS MAP.
17. REQUEST NO FRONTAGE FOR LOT 44. INGRESS AND EGRESS EASEMENT WOULD BE DEDICATED TO LOS ANGELES COUNTY FLOOD CONTROL DISTRICT FOR ACCESS PURPOSES.
18. LOTS 41 WILL BE DEDICATED AS OPEN SPACE LOT TO THE COUNTY OF LOS ANGELES.
19. THE SUBJECT GENERAL PLAN AND ZONING ARE SHOWING APPROVED TENTATIVE TRACT AND RECORDED MAP. THESE ARE SAME AS COMPARABLE ZONING OF ADOPTED OVOV PLAN.

BENCH MARK: L.A.C.R.D. L 3826
RD BM TAG IN C.B. 9 FT. SO. B.C.R. 55 FT. SO. & 42 FT. W/ C.L. INT. BOUQUET CANYON RD. STEVE JON ST.
NEWHALL QUAD. (1993) ELEV. 1374.703

INSERT "B"
LOT 43 (CONSERVATION EASEMENT)
SCALE: 1"=400'

PREPARED FOR:
PLUM CANYON MASTER, LLC
TOLL BROTHERS, INC.
11280 CORBIN AVE
PORTER RANCH, CA 93126
818-332-7216

RECEIVED
DEPT OF REGIONAL PLANNING
MOD. TO RECORDED TR46018-11 PG 3
DATE: 06 MAY 2015

LEGAL DESCRIPTION:
LOTS 21 TO 45, 107 TO 110, 121, 122, 188, 189, 203 TO 214, 216 TO 219 OF VESTING TRACT NO. 46018-11, MB 1298-28-51

REGISTERED PROFESSIONAL ENGINEER MARK R. SIKAND No. 35453 Exp. 09-30-15 CIVIL STATE OF CALIFORNIA

SOILS ENGINEER & GEOLOGIST
ENGEO INCORPORATED
2010 Crow Canyon Pl, Suite 250
San Ramon, CA 94583
(925) 866-9000 Phone
(888) 279-2698 Fax

EIR:
THE PLANNING CENTER
1580 METRO DRIVE
COSTA MESA, CA 92625
TEL: (714)-966-9220

N

	DATE	REVISION	BY	APP
4	04-12-15	IEC NOTE #13 ONTO SKYLINE RANCH RD.	YCL	-
3	12-23-14	REVISED GRADING NOTE #5 PER DRP & DPW STAFF MEETING	AS	-
2	09-17-14	REVISED PER SUBDIVISION COMMITTEE MEETING DATED 8-28-14	YCL	-
1	12-05-11	REVISED PER SUBDIVISION COMMITTEE MEETING DATED 6-23-11	YCL	-

SCALE: AS SHOWN | CHK'D BY: | APPROVED BY: | DATE: 11-15-10 | W.O. NO. 1038-020-16A | SHEET 1 OF 3

SIKAND
Engineering | Planning | Surveying
15230 Burbank Blvd,
Van Nuys, CA 91411
Tel: (818) 787-8550
Fax: (818) 901-7451
info@sikand.com

MAJOR LAND DIVISION
MODIFICATION TO THE RECORDED VESTING TRACT NO. 46018-11
IN THE UNINCORPORATED AREA OF LOS ANGELES COUNTY

X:\sikand\1038-020\16\Planning\Tentative Maps\dwg\TM 46018 REV 20140917.dwg, Sht 1
Plotted: 12/23/14 10:25:55 by Alwin