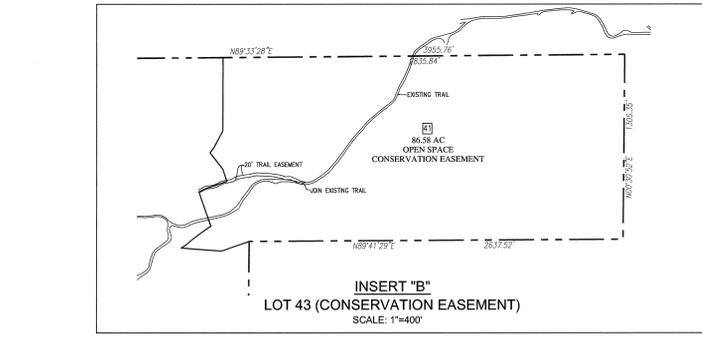
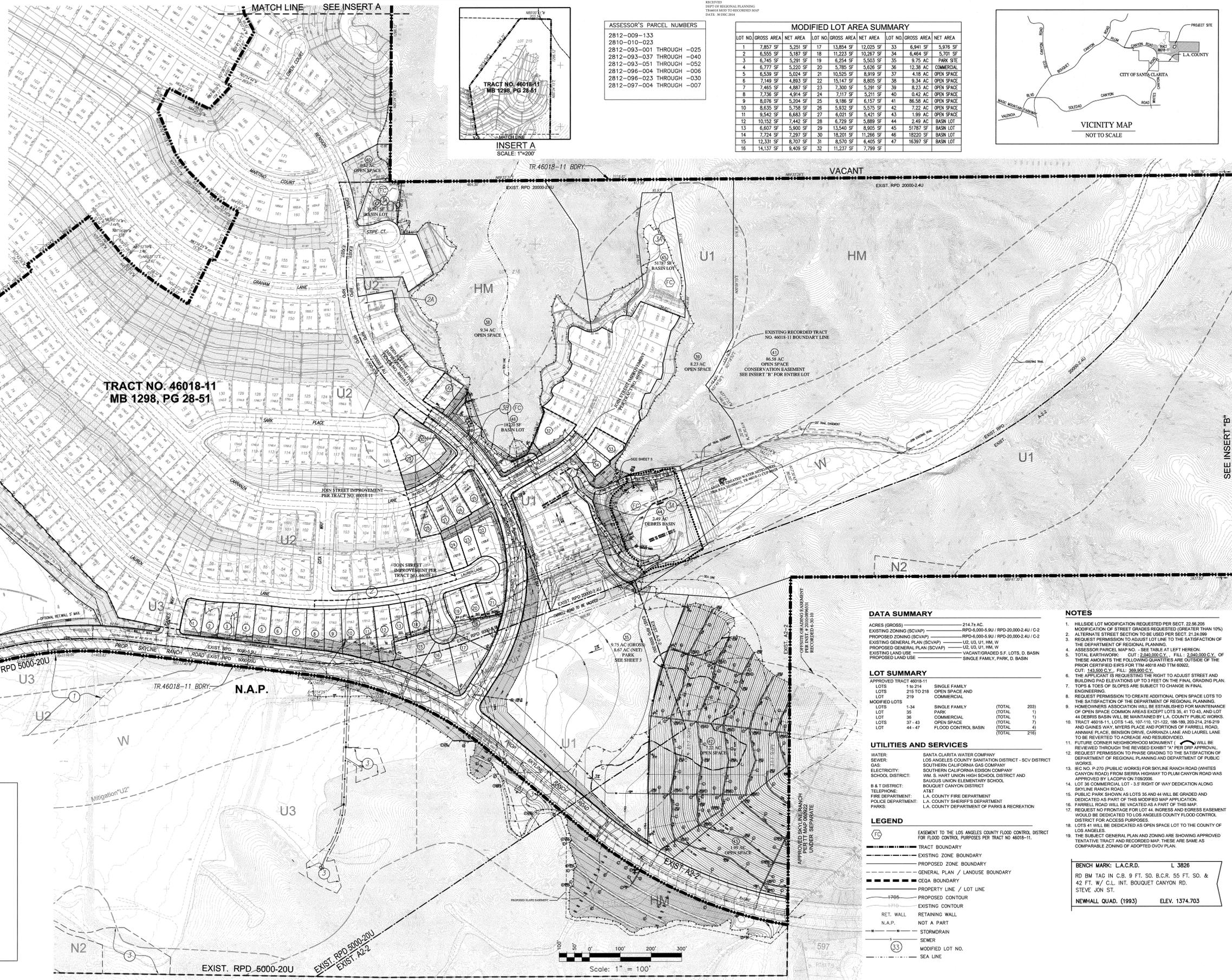
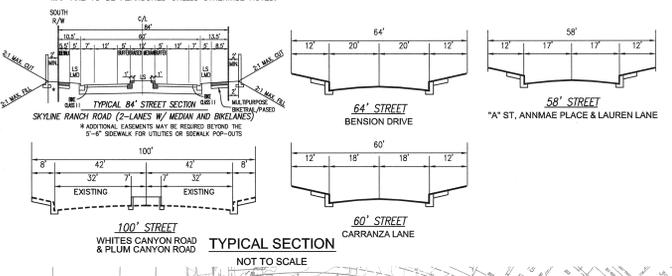


EASEMENTS PER FIDELITY NATIONAL TITLE COMPANY  
DATED SEPTEMBER 15, 2008 ORDER NO. 9793123

ITEM NO.	INTEREST HOLDER	PURPOSE	RECORDING INFORMATION	STATUS
1	LOS ANGELES COUNTY FLOOD CONTROL DISTRICT	FLOOD CONTROL	TRACT NO. 46018-11 M.B. 1298-28-49	TO REMAIN
2	COUNTY OF LOS ANGELES	AIRSPACE VISIBILITY	TRACT NO. 46018-11 M.B. 1298-28-51	TO BE ABANDONED
3	COUNTY OF LOS ANGELES	AIRSPACE VISIBILITY	TRACT NO. 46018-11 M.B. 1298-28-51	TO REMAIN
4	LOS ANGELES COUNTY FLOOD CONTROL DISTRICT	FLOOD CONTROL	TRACT NO. 46018-11 M.B. 1298-28-51	TO REMAIN
5	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
6	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
7	T.M. WANNER CABLE INC., A DELAWARE CORPORATION	PUBLIC UTILITIES	5-19-2005 AS INSTRUMENT NO. 05-1178056, O.R. (BLANKET IN NATURE)	TO BE QUOTED/AMENDED
8	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.



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



SOILS ENGINEER & GEOLOGIST  
**ENGO**  
1100 R. R. TAYLOR BLVD.  
2010 Crow Canyon Pl, Suite 250  
San Ramon, CA 94583  
(925) 866-9000 Phone  
(888) 279-2698 Fax

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



DATE	BY	REVISION	DATE	BY	APPROVED
12-23-14		REVISED GRADING NOTE #5 PER DRP & DRP STAFF MEETING	AS		
09-17-14		REVISED PER SUBDIVISION COMMITTEE MEETING DATED 8-28-14	YCL		
12-05-11		REVISED PER SUBDIVISION COMMITTEE MEETING DATED 6-23-11	YCL		

SCALE: AS SHOWN  
SHEET: 1 OF 3



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

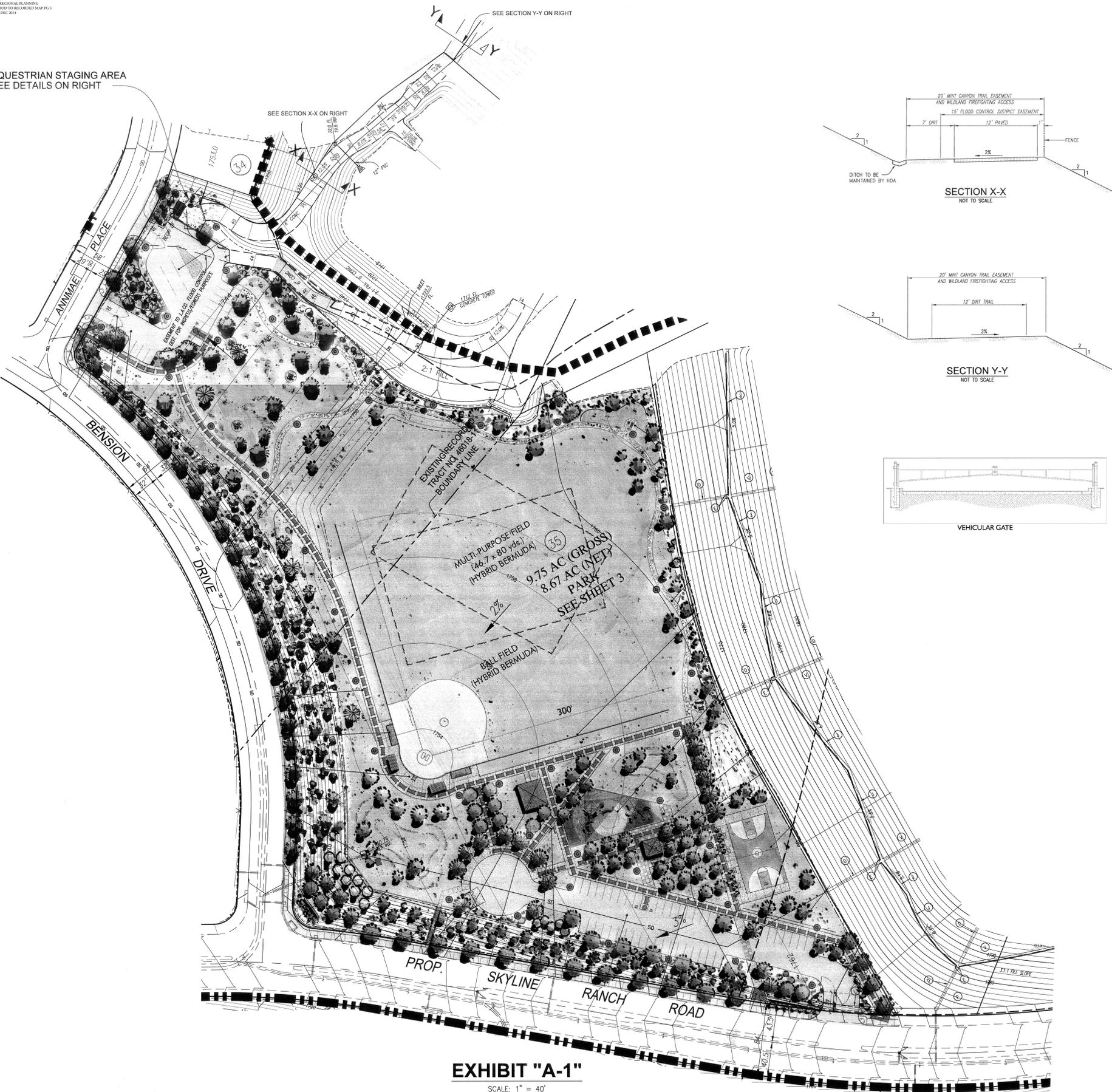
**MAJOR LAND DIVISION**  
MODIFICATION TO THE RECORDED VESTING TRACT NO. 46018-11  
IN THE UNINCORPORATED AREA OF LOS ANGELES COUNTY

**LEGEND**

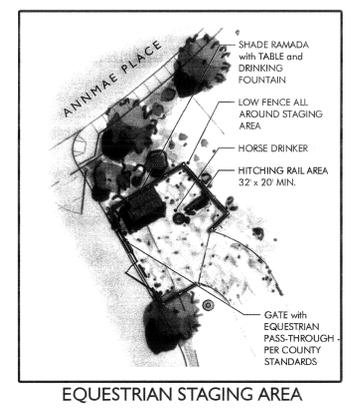
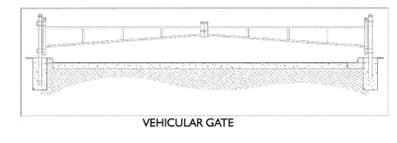
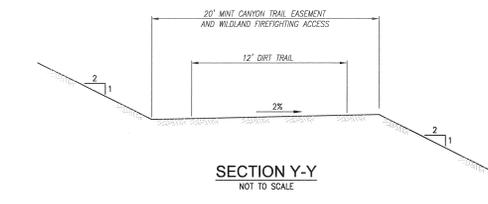
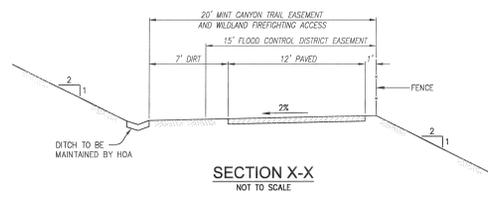
	EASEMENT TO THE LOS ANGELES COUNTY FLOOD CONTROL DISTRICT FOR FLOOD CONTROL PURPOSES PER TRACT NO. 46018-11
	TRACT BOUNDARY
	EXISTING ZONE BOUNDARY
	PROPOSED ZONE BOUNDARY
	GENERAL PLAN / LANDUSE BOUNDARY
	GEQA BOUNDARY
	PROPERTY LINE / LOT LINE
	PROPOSED CONTOUR
	EXISTING CONTOUR
	RETAINING WALL
	NOT A PART
	STORMDRAIN
	SEWER
	MODIFIED LOT NO.
	SEA LINE



EQUESTRIAN STAGING AREA  
SEE DETAILS ON RIGHT



**EXHIBIT "A-1"**  
SCALE: 1" = 40'



**MJSDesign Group**  
Carrey, Lots 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
<b>LANDSCAPE ARCHITECTURE:</b>				
<b>GENERAL SITE IMPROVEMENTS:</b>				
Curb and gutter	1,820	LF	\$2.75	\$5,000
ADA Concrete Ramada	1	EA	\$900.00	\$900.00
Asphalt Parking Lot and Striping	35,714	SF	\$2.50	\$89,300
				<b>Subtotal:</b>
				\$95,300
<b>FLATWORK and WALLS:</b>				
P/W concrete curb under Field Fencing	600	LF	\$2.25	\$1,350
P/W concrete curb	2,067	LF	\$1.75	\$3,617
P/W concrete 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	\$4.00	\$16,800
Trail Enclosure wood and CMU Walls	1	EA	\$160,000.00	\$160,000
Decomposed Granite Path and Equestrian Staging	9,500	SF	\$1.90	\$18,100
Infilled Dirt	28,700	SF	\$2.75	\$79,400
				<b>Subtotal:</b>
				\$563,600
<b>BUILDINGS:</b>				
Restroom Bldg with Storage - 930 s.f.	1	Allow	\$50,000.00	\$50,000
20' x 20' Pavilion	1	Allow	\$25,000.00	\$25,000
Equestrian Ramada	1	Allow	\$12,000.00	\$12,000
				<b>Subtotal:</b>
				\$107,000
<b>METAL:</b>				
3/4 Vinyl Coated Fence at Parking Lot	500	LF	\$15.00	\$7,500
3/4 Vinyl Coated at Top of Slope	1,000	LF	\$15.00	\$15,000
4/4 Gal line fence w/ coating	450	LF	\$18.00	\$8,100
20W Backstop extension fence w/ coating	100	LF	\$90.00	\$9,000
6/4 Digout fence w/ coating	50	LF	\$60.00	\$3,000
20W vehicular gate	6	EA	\$900.00	\$5,400
7-8' Digout field gate	6	EA	\$800.00	\$4,800
				<b>Subtotal:</b>
				\$52,300
<b>SITE FURNISHINGS:</b>				
Trail Benches	6	EA	\$500.00	\$3,000
Bicycle Racks	2	EA	\$200.00	\$400
Portable Restrooms	5	EA	\$200.00	\$1,000
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	\$5,250
Formic Table w/ coating	2	EA	\$1,200.00	\$2,400
Aluminum Bleachers	2	EA	\$6,500.00	\$13,000
Four Pole	2	EA	\$2,200.00	\$4,400
15' Digout Bench	2	EA	\$800.00	\$1,600
Cloth Shade at Digouts	2	EA	\$100.00	\$200
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 Bolards	17	EA	\$250.00	\$4,250
				<b>Subtotal:</b>
				\$149,400
<b>SITE FURNISHINGS cont:</b>				
Par Course Stations (3) locations @ pieces each	9	EA	\$500.00	\$4,500
Park Movement Sign (2) locations	2	Allow	\$12,000.00	\$24,000
Information Kiosk	1	Allow	\$5,500.00	\$5,500
New Waste Station	4	EA	\$200.00	\$800
Equestrian Ramada @ L. Bench & Table	1	EA	\$900.00	\$900
Trained 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
				<b>Subtotal:</b>
				\$25,800
<b>LANDSCAPE ITEMS:</b>				
<b>TREES:</b>				
Shade Trees (24" box)	80	EA	\$275.00	\$22,000
Accent Trees (24" box)	32	EA	\$275.00	\$8,800
Parking Lot Trees (15 gal)	10	EA	\$75.00	\$750
Slope Trees (15 gal)	35	EA	\$75.00	\$2,625
Slope Trees (24" box)	28	EA	\$275.00	\$7,700
				<b>Subtotal:</b>
				\$42,200
<b>SHRUBS:</b>				
1 Gallon at 3" c.c. (60%)	4,650	SF	\$9.50	\$44,200
5 Gallon at 3" c.c. (40%)	3,100	SF	\$17.00	\$52,700
				<b>Subtotal:</b>
				\$96,900
<b>HYDROSEEDED TURF:</b>				
Hydroseeded Turf	208,100	SF	\$0.09	\$18,729
Soil Preparation Grade	208,100	SF	\$0.27	\$56,187
Vegetated Detention Basin	9,200	SF	\$0.35	\$3,220
				<b>Subtotal:</b>
				\$78,136
<b>IRRIGATION:</b>				
Automatic Irrigation (Park)	279,850	SF	\$1.50	\$419,775
Automatic Irrigation (Slope)	52,000	SF	\$1.25	\$65,000
				<b>Subtotal:</b>
				\$484,775
Shredded Bark Mulch	595	CY	\$50.00	\$29,750
				<b>Subtotal:</b>
				\$47,000
Landscape Maintenance (90 Days)	331,800	SF	\$0.015 (month x 3months)	\$14,900
				<b>Subtotal:</b>
				\$14,900
<b>LANDSCAPE LIGHTING (does not include Sports Field Lighting)</b>				
<b>Lighting:</b>				
Security Light Fixtures	43	EA	\$1,200.00	\$51,600
				<b>Subtotal:</b>
				\$51,600
<b>Landscaping Architecture Total:</b>				
				\$1,580,000
<b>ITEMS NOT INCLUDED:</b>				
Grading and Underground Drainage			Per Civil Engineer	
Utilities			By Others	
Adjacent Public Street Sidewalks			By Others	
Permits and Fees			By Others	

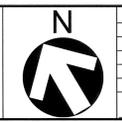
PREPARED FOR:  
**PLUM CANYON MASTER, LLC**  
TOLL BROTHERS, INC.  
11280 CORBIN AVE  
PORTER RANCH, CA 93126  
818-332-7216

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



SOILS ENGINEER & GEOLOGIST  
**ENGEIO**  
INCORPORATED  
2010 Crow Canyon Pl, Suite 250  
San Ramon, CA 94583  
(925) 868-9000 Phone  
(888) 279-2698 Fax

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



NO.	DATE	REVISION	BY	APP.
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: 1" = 40'  
CHK'D BY: APPROVED BY: DATE: 11-15-10 W.D. NO. 1038-020-18A SHEET 3 OF 3



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