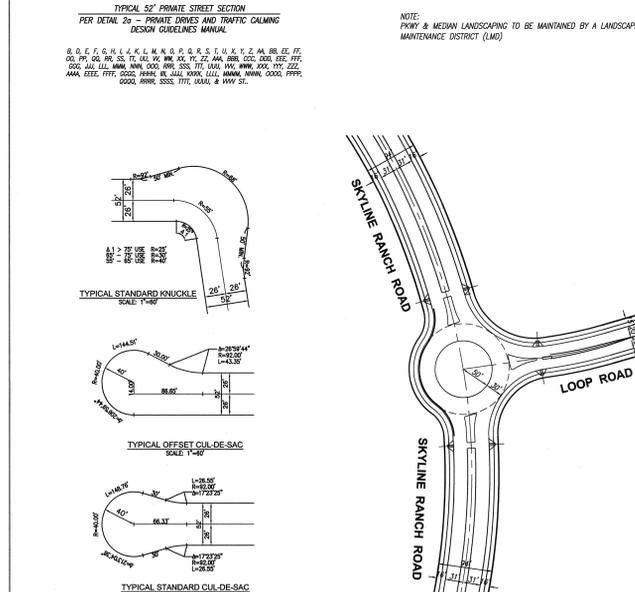
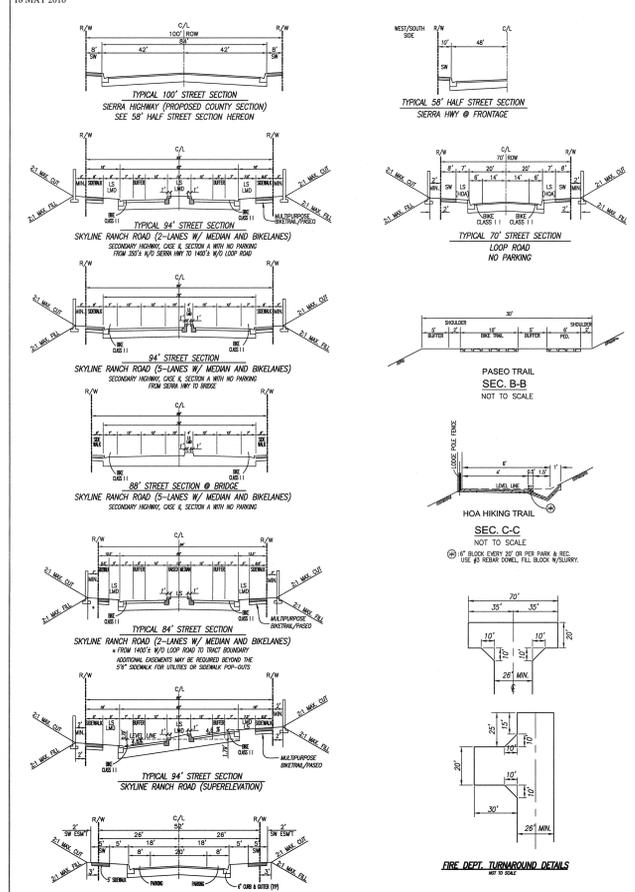
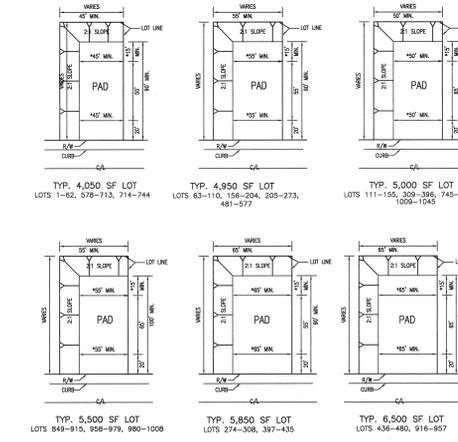


STREET CROSS SECTIONS



ROUNDABOUT DETAIL
STRIPE SCHEME IS RELEVANT TO CLASS 2 BONE LINE OPTION ONLY.
EXACT STRIPING WILL BE SHOWN ON FINAL STRIPING PLAN.
NOT TO SCALE



SINGLE FAMILY LOTS
NOT TO SCALE
* RETAINING WALL MAY BE REQUIRED TO MEET PAD CRITERIA

EXISTING ZONING AND PLAN CATEGORY SUMMARY

ZONING AND PLAN CATEGORY	AREA
A-1-10,000	328.20 Ac
A-2-1	1,757.45 Ac
A-1-1	87.60 Ac
TOTAL	2,173.25 Ac

SANTA CLARITA VALLEY AREA PLAN	AREA
URBAN-3 "U3"	4.40 Ac
URBAN-2 "U2"	33.30 Ac
URBAN-1 "U1"	14.20 Ac
NOW URBAN-2 "N2"	155.60 Ac
FLOODWAY/FLOOD PLAIN "W"	6.60 Ac
HILLSIDE MANAGEMENT "HM"	1,959.15 Ac
TOTAL	2,173.25 Ac

OFF-SITE DISTURBED AREA

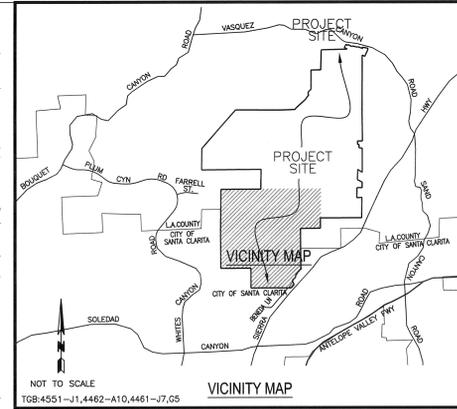
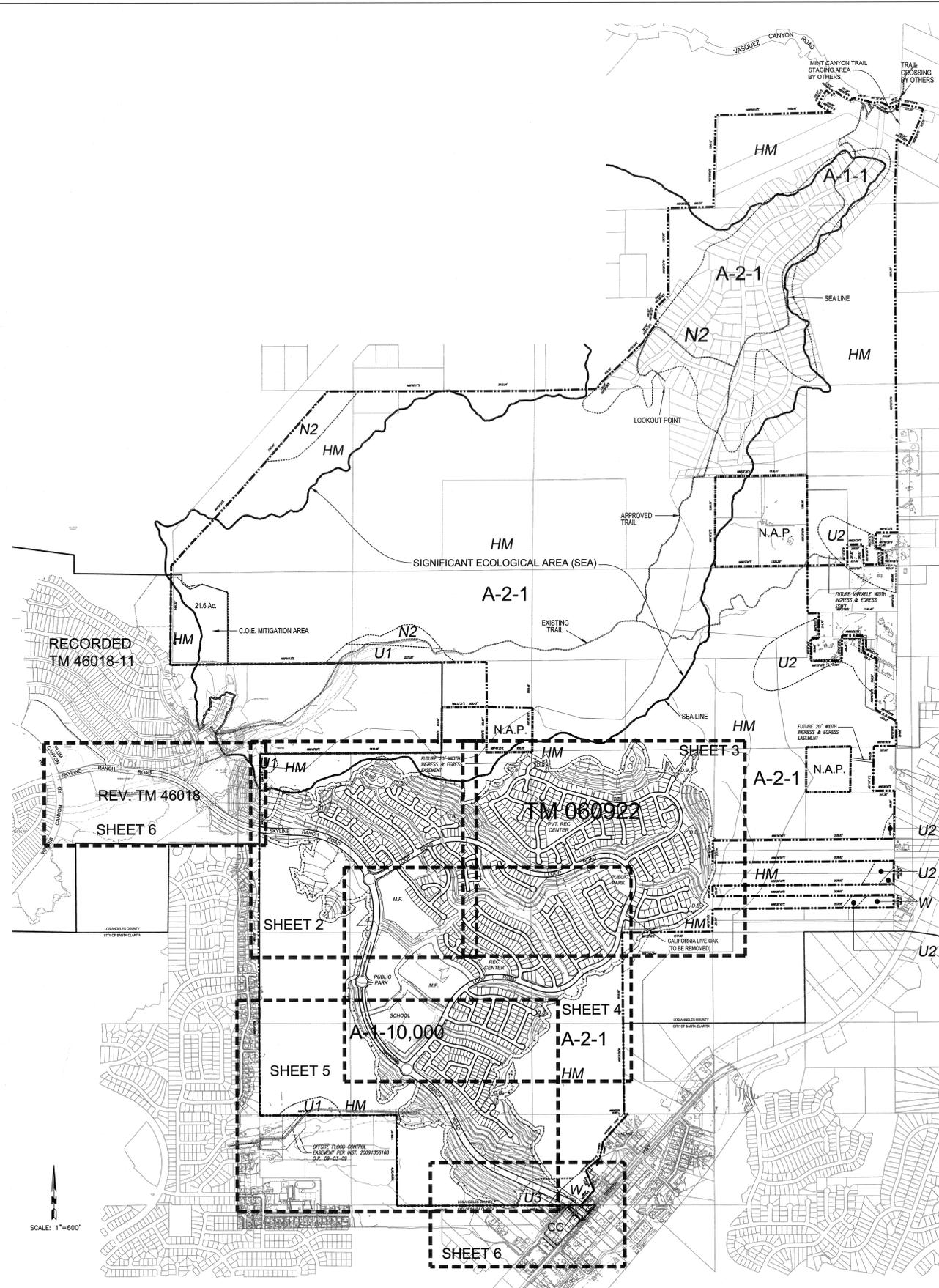
ADJ. TM 46018 (INCLUDES 8.6 AC PREVIOUSLY DISTURBED)	29.50 Ac
BLM PROPERTY	1.96 Ac
SOUTH @ SIERRA HWY. JOINING (UNDER SAME OWNERSHIP)	1.37 Ac
TOTAL:	32.83 Ac

PROJECT AREA SUMMARY

PROJECT AREA CATEGORY	AREA
SCHOOL/PUBLIC FACILITY	11.98 Ac
PARK/RECREATION	18.79 Ac
MANUFACTURED SLOPE	179.03 Ac
WATER TANKS/BOOSTER STA.	3.08 Ac
NATURAL OPEN SPACE	1,682.13 Ac
SUB TOTAL	1,895.50 Ac
BASIN LOTS	6.66 Ac
SINGLE FAMILY LOTS	159.93 Ac
MULTI FAMILY LOTS	20.62 Ac
STREET AREAS	91.03 Ac
TOTAL	2,173.25 Ac

SHEET INDEX

SHEET NO.	TITLE SHEET
1	TITLE SHEET
2	TENTATIVE MAP LAYOUT - 100 SCALE
3	TENTATIVE MAP LAYOUT - 100 SCALE
4	TENTATIVE MAP LAYOUT - 100 SCALE
5	TENTATIVE MAP LAYOUT - 100 SCALE
6	TENTATIVE MAP LAYOUT - 100 SCALE
7	TENTATIVE MAP - TRAIL EXHIBIT
8	TENTATIVE MAP - PROJECT AMENITIES, WALL LOCATION MAP & PHASING MAP
9	TENTATIVE MAP - PROP. SKYLINE RANCH ROAD/SIERRA HWY INT.



DATA SUMMARY:

ACRES(GROSS) 2,173.25 AC

EXISTING ZONING A-2-1, A-1-10,000, A-1-1
 PROPOSED ZONING A-2-1, A-1-10,000, A-1-1
 EXISTING GENERAL PLAN(SCVAGP) U1, U2, U3, N2, W, & HM
 PROPOSED GENERAL PLAN(SCVAGP) U1, U2, U3, N2, W, & HM
 EXISTING LAND USE VACANT/RECORDED TR. NO. 44667
 PROPOSED LAND USE SCHOOL, PARK, OPEN SPACE

ONE VALLEY ONE VISION GENERAL PLAN 2012 APPROVED: "H2", "H3", "H4" & SEA
 ONE VALLEY ONE VISION ZONING PLAN 2012 APPROVED: "R1", A-2-2 & SEA

LOT SUMMARY:

SINGLE FAMILY LOTS (1048 UNITS)	1 TO 1048
MULTI-FAMILY LOT (160 UNITS)	1049 TO 1208
SCHOOL SITE	1049
PARKS/RECREATION CENTER	1054 TO 1064
BASIN LOTS	1065 TO 1066
WATER TANK / BOOSTER PUMP STA LOTS	1068 TO 1087
OPEN SPACES	1088 TO 1090
TOTAL LOTS	1090

- NOTES**
- GRADING IS APPROXIMATE ONLY AND SUBJECT TO ADJUSTMENT TO THE SATISFACTION OF DRP AND DPW.
 - TOTAL EARTHWORK APPROXIMATELY CUT 18,000,000 C.Y. & FILL 16,000,000 C.Y.
 - ASSESSOR PARCEL MAP NO. 2812-10-000 TO 014, 005, 006, 007, 008, 009, 010, 011, 012, 013, 2812-004-011, 009, 012, 010, 2812-002-010, 001, 011, 015, 016, 2812-012-003 & 004, 006, 2812-001-010, 002, 2812-006-001, 006, 2802-003-001, 006, 2802-001-010, 001, 011, 015, 016, 2812-012-003 & 004, 006, 2812-001-010, 002, 2812-006-001, 006, 2802-003-001, 006, 2802-001-010, 001, 011, 015, 016, 2812-012-003 & 004, 006.
 - TOPOGRAPHIC MAPPING BY HORIZON SURVEYS, 2 FT CONTOUR INTERVAL, (3-07-05)
 - REQUEST PERMISSION TO ADJUST LOT LINES TO THE SATISFACTION OF DRP AND DPW.
 - REQUEST PERMISSION TO RECORD UNIT TRACT MAPS TO THE SATISFACTION OF DRP AND DPW.
 - R.W. = RETAINING WALL
 - REQUEST PERMISSION TO CREATE ADDITIONAL OPEN SPACE LOTS TO THE SATISFACTION OF DRP AND DPW.
 - BOUNDARY LINE DIMENSIONS ARE TAKEN FROM RECORD DATA.
 - TOPS AND TOES OF SLOPES ARE SUBJECT TO CHANGE IN FINAL ENGINEERING.
 - A LANDSCAPE MAINTENANCE DISTRICT OR HOMEOWNERS ASSOCIATION WILL BE ESTABLISHED FOR MAINTENANCE OF OPEN SPACE AREAS AND ALL COMMON SLOPE AREAS.
 - ALL SLOPES WITHIN HOMEOWNERS ASSOCIATION COMMON AREAS OR LANDSCAPE MAINTENANCE DISTRICTS ARE TO BE PLANTED AND IRRIGATED WITH COUNTY APPROVED MATERIAL.
 - TRACT 060922 WILL RECORD OVER RECORDED TRACTS 44967, 49433 AND 49434, AND DEVELOPMENTS ARE ASSUMED IN THOSE RECORDED AREAS.
 - ALL EASEMENTS AND RIGHT OF WAY ACQUIRED BY DEDICATION ON TRACT NO. 3 44967, 49433, 49434 WILL BE VACATED BY THE RECORDATION OF TRACT NO. 060922.
 - FUTURE CORNER NEIGHBORHOOD MONUMENT WILL BE REVIEWED THROUGH THE REVISED EXHIBIT "A" PROCESS AND SUBJECT TO ALL APPLICABLE ORDINANCES FOR MONUMENTS IN COUNTY JURISDICTION. ALL OTHER MONUMENTS WILL BE REVIEWED AND APPROVED BY THE CITY OF SANTA CLARITA.
 - PROVIDE RIGHT OF WAY FOR 40 FOOT FROM CENTERLINE ALONG THE PROPERTY FRONTAGE ON VASQUEZ CANYON ROAD TO THE SATISFACTION OF PUBLIC WORKS.
 - REQUEST PERMISSION TO USE ALTERNATE LOCAL COLLECTOR STREET SHOWN AS TO RIGHT OF WAY WITH CLASS II BONE LINE AND 15' WALK IN 15' PARAWAY TO THE SATISFACTION OF DRP AND DPW.
 - REQUEST ALTERNATE SECTIONS OF 94' RIGHT OF WAY AS SHOWN IN STREET CROSS SECTIONS IN LIEU OF 106' SECTION WITH MEDIAN TO THE SATISFACTION OF DRP AND DPW.
 - APPROVED IEC NO. P-2707W FOR SKYLINE RANCH ROAD (WHITES CANYON ALTERNATE HIGHWAY) FROM SIERRA HIGHWAY TO PLUM CANYON ROAD WILL BE REVISED TO THE SATISFACTION OF DRP AND DPW.
 - REQUEST PERMISSION TO PHASE GRADING TO THE SATISFACTION OF DEPT. OF REGIONAL PLANNING AND DEPT. OF PUBLIC WORKS. ALL GRADING TO BALANCE ON SITE.
 - SUBDIVIDER TO PROVIDE A VARIABLE WIDTH EASEMENT FOR THE MINT CANYON TRAIL BOTH EXISTING AND PROPOSED TO THE SATISFACTION OF THE DEPARTMENT OF PARKS AND RECREATION AND TO NATIONAL FOREST SERVICE STANDARDS.
 - PROVIDE PROPERTY LINE RETURN RADIUS OF 15 FEET AT ALL LOCAL STREET INTERSECTIONS AND 27 FEET AT THE INTERSECTIONS OF LOCAL STREET WITH PLANNED HIGHWAYS AND WHERE PLANNED HIGHWAYS INTERSECT.
 - STREETS SHOWN ARE PUBLIC STREETS AND PRIVATE STREETS.
 - NATURAL OPEN SPACE WILL BE DEDICATED TO THE COUNTY OF LOS ANGELES.
 - ALL OPEN SPACE LOTS TO BE DESIGNATED AS RESTRICTED USE AREAS-OPEN SPACE.
 - PERMISSION IS REQUESTED TO RECORD A LARGE LOT MAP OVER THE ENTIRE SITE CONSISTING OF 20 ACRE MINIMUM PARCELS FOR FINANCING PURPOSES.

CIVIL ENGINEER:
SIKAND ENGINEERING
15230 BURBANK BLVD
VAN NUYS, CA 91411
(818) 787-8550

TRAFFIC ENGINEER:
STANTEC
38 TECHNOLOGY DRIVE SUITE 100
IRVINE, CA 92618-5312
(949) 923-6058

GEOLOGY/SOIL ENGINEER:
GEOLABS
31119 VIA COLIMAS, SUITE # 502
WESTLAKE VILLAGE, CA 91362
(805) 495-2197

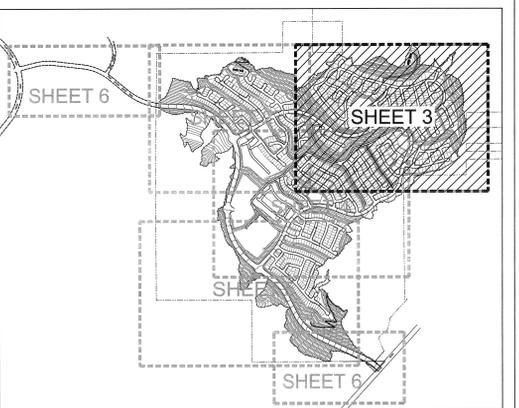
N.A.P. NOT A PART

UTILITIES AND SERVICES:
WATER: SANTA CLARITA WATER COMPANY
SEWER: L.A. COUNTY SANITATION DISTRICT NO. 26 (ANNEXATION)
GAS: SOUTHERN CALIFORNIA GAS COMPANY
ELECTRICITY: SOUTHERN CALIFORNIA EDISON COMPANY
SCHOOL: W.S. HART HIGH SCHOOL & SAUGUS AND SULLIVAN JUNIOR ELEMENTARY
TELEPHONE: SBC
CABLE: THE WARNER
SHERIFF: LOS ANGELES COUNTY SHERIFF'S DEPARTMENT

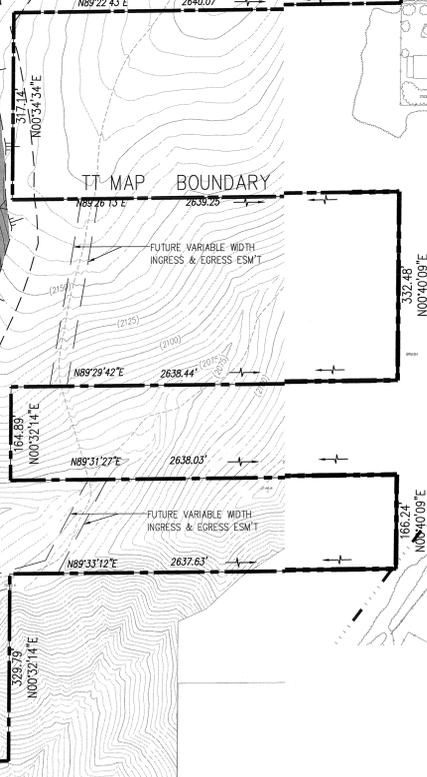
B.M. CL 5113 ELEV. 1381.512
FROM D.C. IN W.P. FILE C 8 2071 1/10
C.S. MAP NO. 38 & 2071 1/10 C.S. WHITES CYN RD
7/10/00 REB. BY S. COE

NEWHALL QUAD. (1983)

MATCH LINE SEE SHEET 2



KEY MAP
SCALE: 1" = 1200'

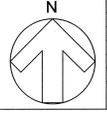


- LEGEND:**
- TRACT BOUNDARY
 - DAYLIGHT
 - CUT FILL LINE
 - SF SQUARE FEET
 - P PAD ELEVATION
 - (PVT.) PRIVATE STREET
 - 1:200 (MIN) DIRECTION DRAINAGE AND APPROX. GRADE
 - RETAINING WALL
 - SEWER LINE
 - STORM DRAIN
 - WATERLINE
 - D.B. DEBRIS BASIN
 - C.B. CATCHING BASIN
 - PA-E PLANNING AREA E
 - PAVED TRAIL
 - HOA TRAIL
 - SEA BOUNDARY
 - GRADING BUFFER LINE

MATCH LINE SEE SHEET 4

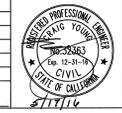
PREPARED FOR:
TRI POINTE GROUP
19540 JAMBOREE ROAD, SUITE 300, IRVINE, CA 92612
ATTN: Michael A. McMillen
(949) 438-1440

LEGAL DESCRIPTION:
A PORTION OF SECTIONS 3, 9, 10, 16 & 34,
TOWNSHIP 4 NORTH, RANGE 15 WEST, S.B.M.
UNINCORPORATED AREA OF LOS ANGELES COUNTY



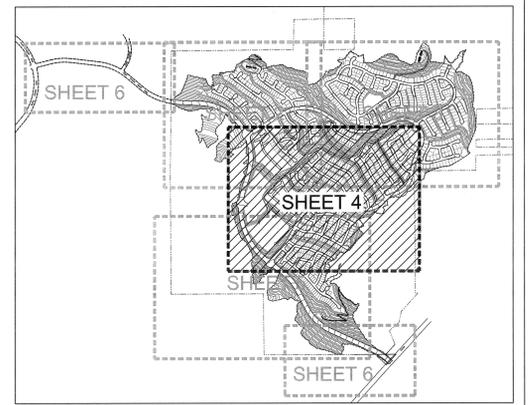
NO.	DATE	DESCRIPTION	BY	APP.
1	5-18-2016	AMENDED TT MAP REV. PER SCM DATED NOV. 19, 2015		

SCALE: 1"=100'
CWD BY: APPROVED BY: DATE: 05-18-2016, NO. NO.: 5105-041-20, SHEET 3 OF 9



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

AMENDED MAP
MAJOR LAND DIVISION
VESTING TENTATIVE TRACT NO. 060922
LOCATED IN THE UNINCORPORATED TERRITORY OF
THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA

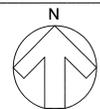


KEY MAP
 SCALE: 1" = 1200'

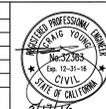
- LEGEND:**
- TRACT BOUNDARY
 - DAYLIGHT
 - CUT FILL LINE
 - SF SQUARE FEET
 - P PAD ELEVATION
 - (PVT.) PRIVATE STREET
 - 1:200' (MIN) DIRECTION DRAINAGE AND APPROX. GRADE
 - RW RETAINING WALL
 - SEWER LINE
 - STORM DRAIN
 - WATERLINE
 - D.B. DEBRIS BASIN
 - C.B. CATCHMENT BASIN
 - PA-E PLANNING AREA E
 - PASEO TRAIL
 - HOA TRAIL
 - SEA BOUNDARY
 - GRADING BUFFER LINE

PREPARED FOR:
TRI POINTE GROUP
 19540 JAMBOREE ROAD, SUITE 300, IRVINE, CA 92612
 ATTN: Michael A. McMillen
 (949) 438-1440

LEGAL DESCRIPTION:
 A PORTION OF SECTIONS 3, 9, 10, 16 & 34,
 TOWNSHIP 4 NORTH, RANGE 15 WEST, S.B.B.M.,
 UNINCORPORATED AREA OF LOS ANGELES COUNTY



NO.	DATE	DESCRIPTION	BY	APP.
1	5-18-2016	AMENDED TT MAP REV. PER SCM DATED NOV. 19, 2015		
SCALE: 1" = 100'				
DRAWN BY:		APPROVED BY:	DATE:	NO. OF SHEETS:
			05-18-2016	4 OF 9



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

AMENDED MAP
 MAJOR LAND DIVISION
 VESTING TENTATIVE TRACT NO. 060922
 LOCATED IN THE UNINCORPORATED TERRITORY OF
 THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA

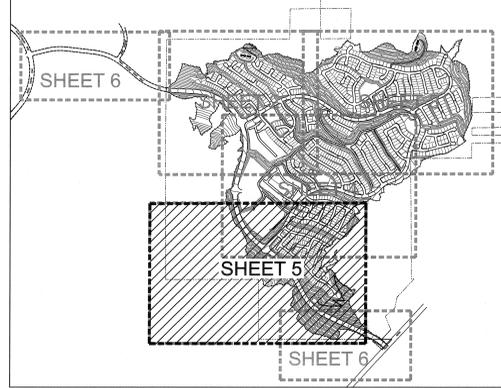


TR. NO. 53451
M.B. 1061-57-59

TR. NO. 28043
M.B. 758-95-100

RECEIVED
DEPT OF REGIONAL PLANNING
THROUGH 211 AMENDMENT PG 5
18 MAY 2016

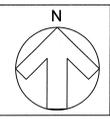
- LEGEND:**
- TRACT BOUNDARY
 - - - DAYLIGHT
 - - - CUT FILL LINE
 - SF SQUARE FEET
 - P PAD ELEVATION
 - (PVT.) PRIVATE STREET
 - 1.20% DIRECTION DRAINAGE AND APPROX. GRADE
 - TR.W. RETAINING WALL
 - SEWER LINE
 - STORM DRAIN
 - WATERLINE
 - D.B. DEBRIS BASIN
 - C.B. CATCHMENT BASIN
 - PA-E PLANNING AREA E
 - PAVED TRAIL
 - HOA TRAIL
 - SEA BOUNDARY
 - GRADING BUFFER LINE



KEY MAP
SCALE: 1" = 1200'

PREPARED FOR
TRI POINTE GROUP
19540 JAMBOREE ROAD, SUITE 300, IRVINE, CA 92612
ATTN: Michael A. McMillen
(949) 438-1440

LEGAL DESCRIPTION:
A PORTION OF SECTIONS 3, 9, 10, 16 & 34,
TOWNSHIP 4 NORTH, RANGE 15 WEST, S.B.B.M.
UNINCORPORATED AREA OF LOS ANGELES COUNTY



NO.	DATE	REVISION	BY	APP.
1	5-18-2016	AMENDED TT MAP REV. PER SCM DATED NOV. 19, 2015		

SCALE: 1" = 100'

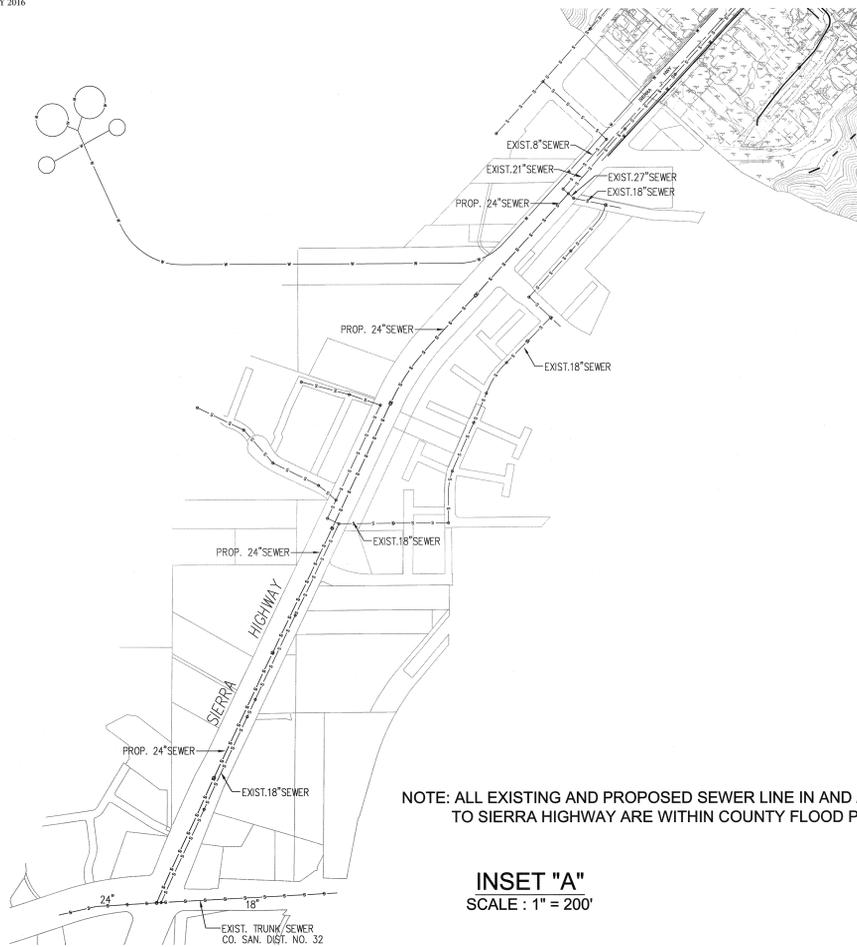
DATE: 05-18-2016
W.D. NO.: 5105-041-20
SHEET 5 OF 9



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
VESTING TENTATIVE TRACT NO. 060922
LOCATED IN THE UNINCORPORATED TERRITORY OF
THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA

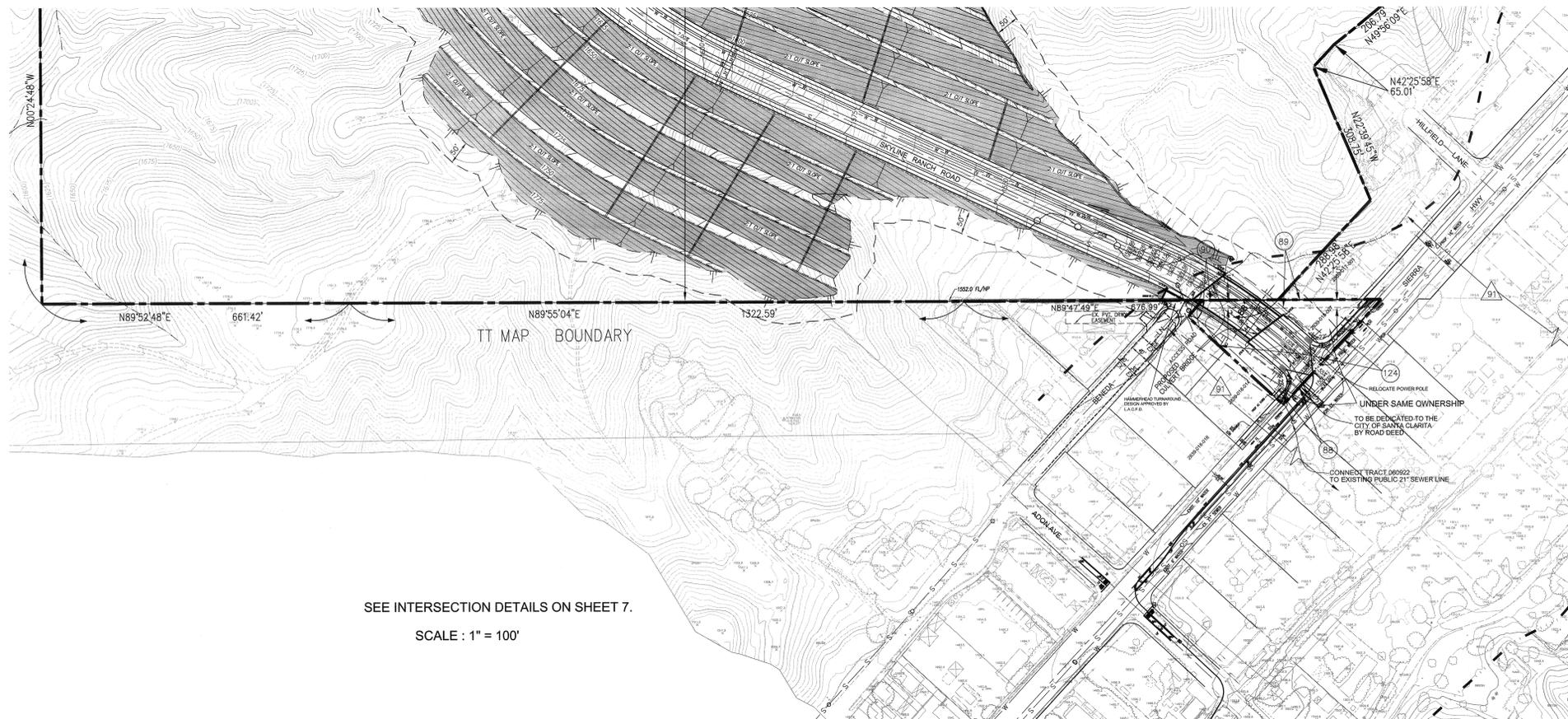
MATCH LINE SEE RIGHT



NOTE: ALL EXISTING AND PROPOSED SEWER LINE IN AND ADJACENT TO SIERRA HIGHWAY ARE WITHIN COUNTY FLOOD PLAIN.

INSET "A"
SCALE : 1" = 200'

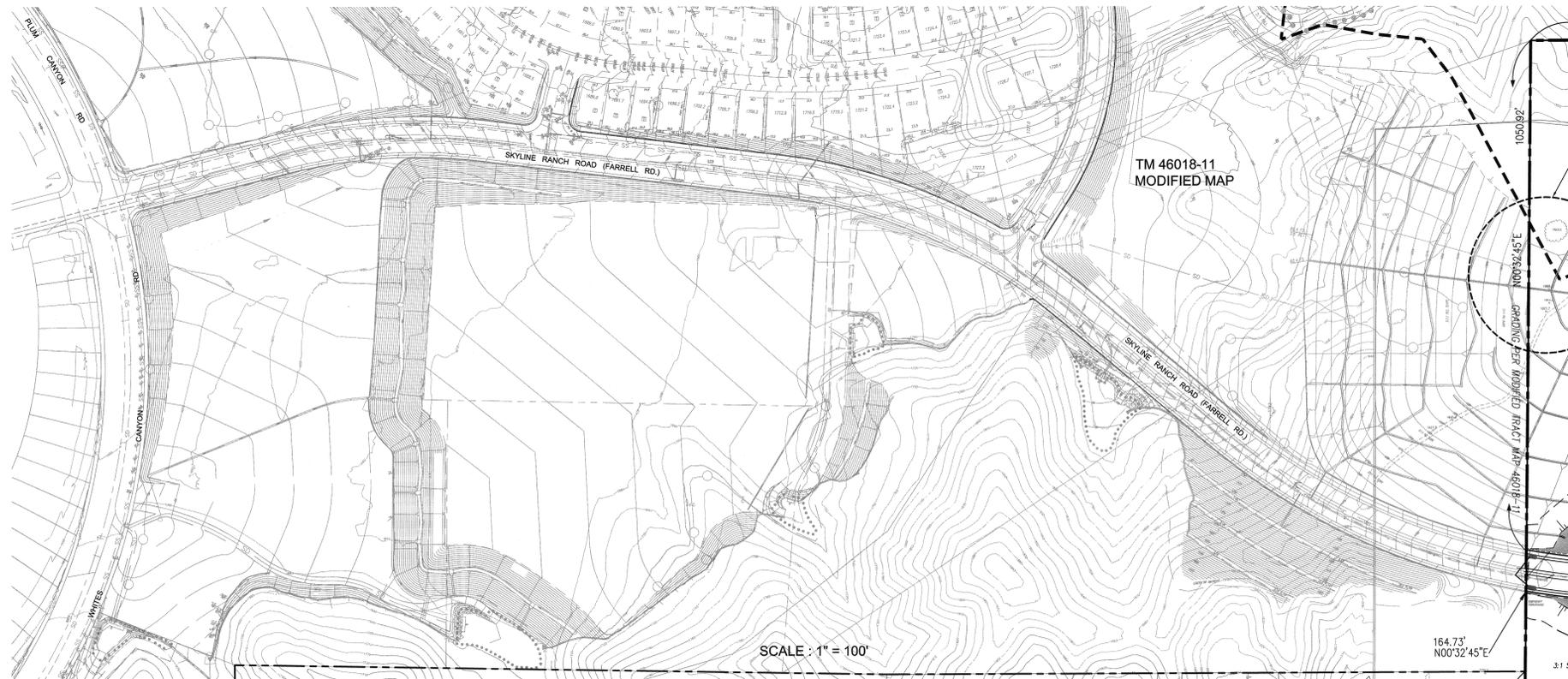
MATCH LINE SEE SHEET 5



SEE INTERSECTION DETAILS ON SHEET 7.

SCALE : 1" = 100'

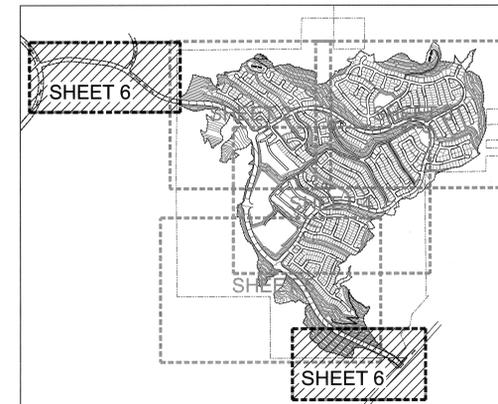
MATCH LINE SEE INSET "A" ON LEFT



TM 46018-11
MODIFIED MAP

SCALE : 1" = 100'

MATCH LINE SEE SHEET 2



KEY MAP
SCALE: 1" = 1200'

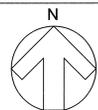
LEGEND:

- TRACT BOUNDARY
- DAUGHT
- CUT FILL LINE
- SF SQUARE FEET
- P PAD ELEVATION
- (PVT.) PRIVATE STREET
- 1.20% (MIN) DIRECTION DRAINAGE AND APPROX GRADE
- R.W. RETAINING WALL
- SEWER LINE
- STORM DRAIN
- WATERLINE
- D.B. DEBRIS BASIN
- C.B. CATCHMENT BASIN
- PA-E PLANNING AREA E
- PASED TRAIL
- HGA TRAIL
- SEA BOUNDARY
- GRADING BUFFER LINE

PREPARED FOR:
TRI POINTE GROUP
19540 JAMBOREE ROAD, SUITE 300, IRVINE, CA 92612
ATTEN: Michael A. McMillen
(949) 438-1440

LEGAL DESCRIPTION:

A PORTION OF SECTIONS 3, 9, 10, 16 & 34,
TOWNSHIP 4 NORTH, RANGE 15 WEST, S.B.B.M.
UNINCORPORATED AREA OF LOS ANGELES COUNTY

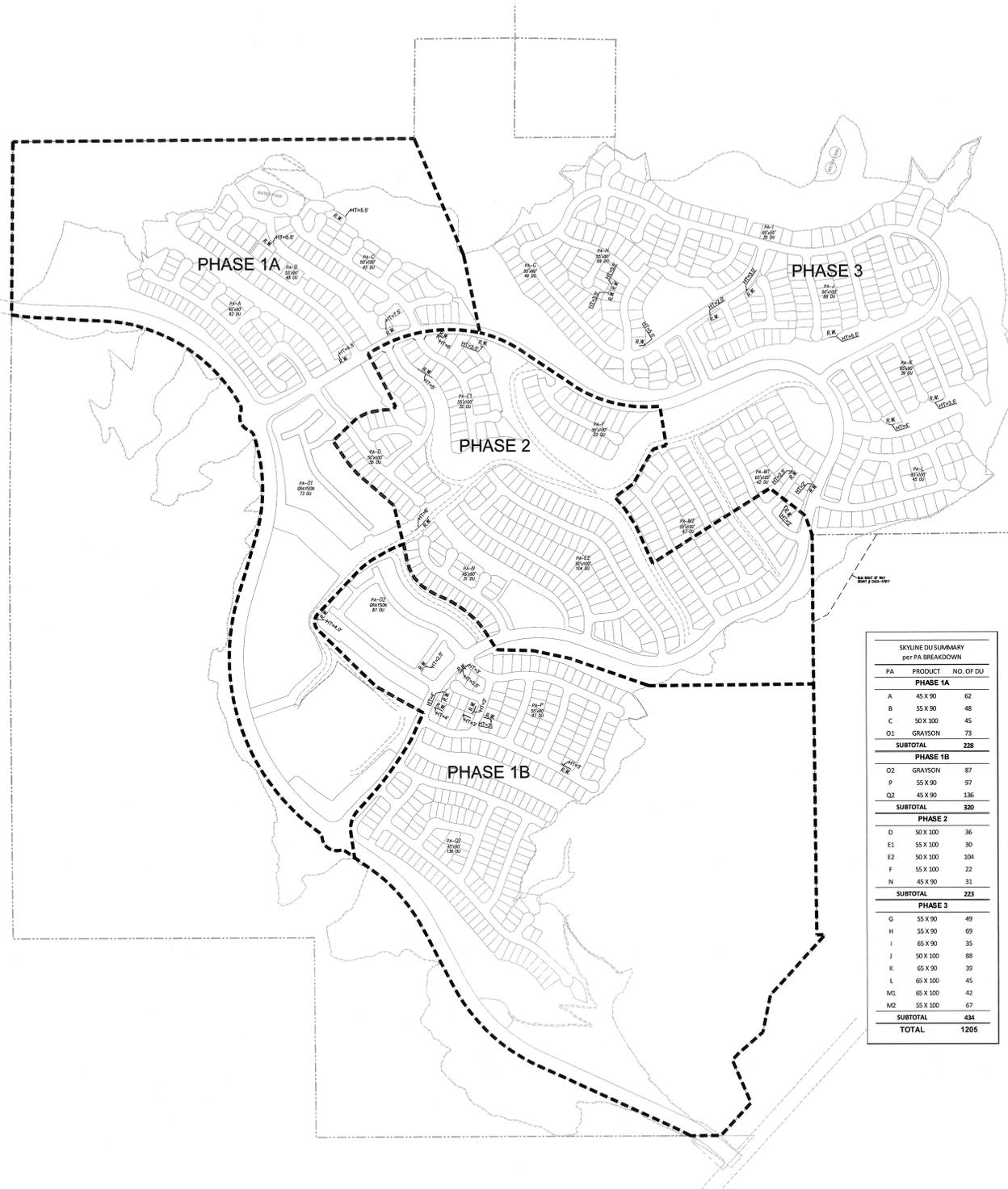


NO.	DATE	REVISION	BY	APP.
1	5-18-2016	AMENDED TT MAP REV. PER SCM DATED NOV. 19, 2015		



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

AMENDED MAP
MAJOR LAND DIVISION
VESTING TENTATIVE TRACT NO. 060922
LOCATED IN THE UNINCORPORATED TERRITORY OF
THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA

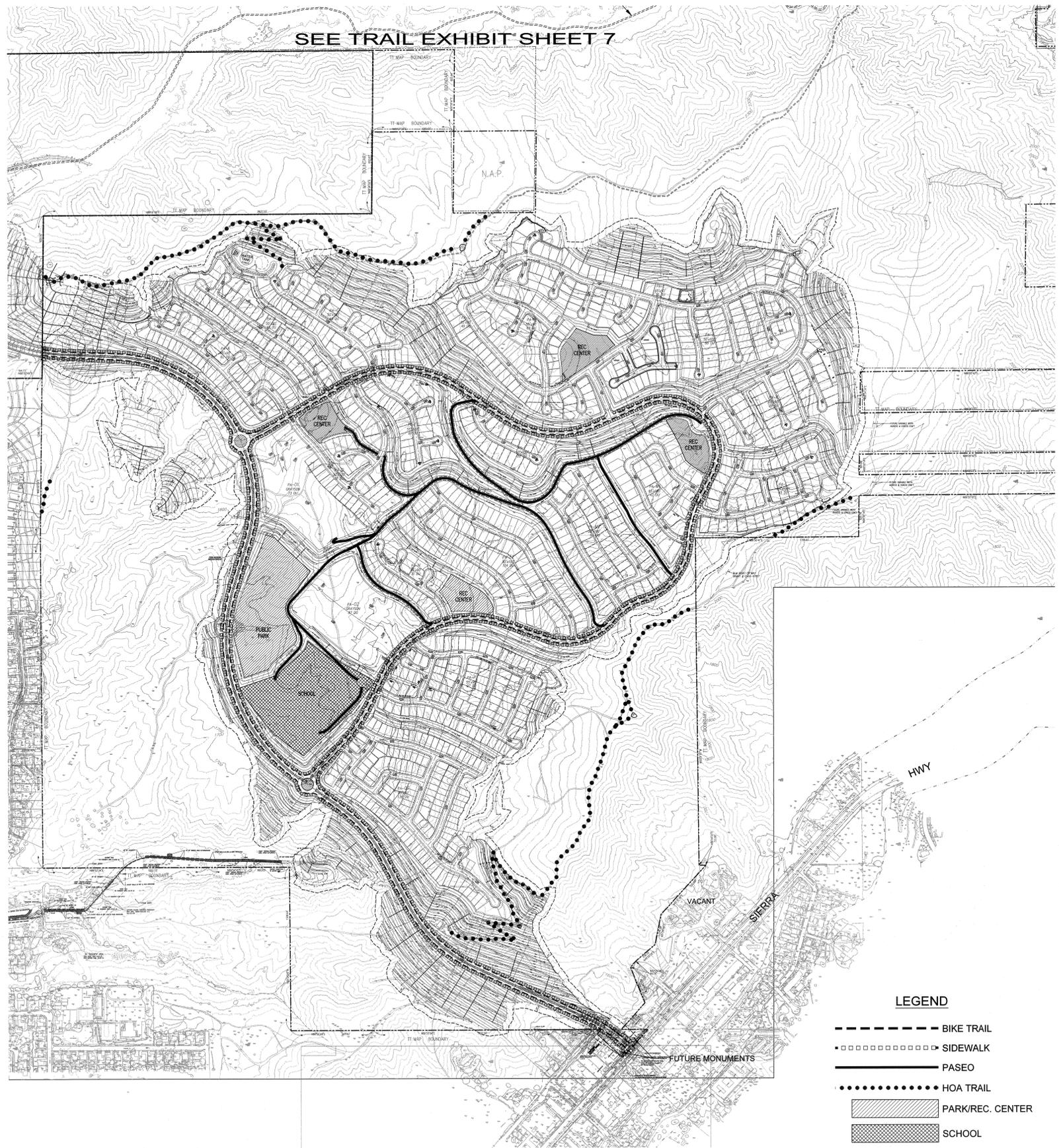


SKYLINE DU SUMMARY
per PA BREAKDOWN

PA	PRODUCT	NO. OF DU
PHASE 1A		
A	45 X 90	62
B	55 X 90	48
C	50 X 100	45
O1	GRAYSON	73
SUBTOTAL		
228		
PHASE 1B		
O2	GRAYSON	87
P	55 X 90	97
Q2	45 X 90	136
SUBTOTAL		
320		
PHASE 2		
D	50 X 100	36
E1	55 X 100	30
E2	50 X 100	104
F	55 X 100	22
N	45 X 90	31
SUBTOTAL		
223		
PHASE 3		
G	55 X 90	49
H	55 X 90	69
I	65 X 90	35
J	50 X 100	88
K	65 X 90	39
L	65 X 100	45
M1	65 X 100	42
M2	55 X 100	67
SUBTOTAL		
434		
TOTAL		
1205		

RETAINING WALL LOCATION MAP and PHASING MAP

SCALE : 1" = 400'

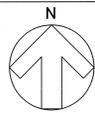


LEGEND

- BIKE TRAIL
- SIDEWALK
- PASEO
- HOA TRAIL
- ▨ PARK/REC. CENTER
- ▩ SCHOOL

PROJECT AMENITIES

SCALE : 1" = 300'



NO.	DATE	REVISION	BY	APP.
1	5-18-2016	AMENDED TT MAP REV. PER SCM DATED NOV. 19, 2015		

SCALE: AS SHOWN
CHKD BY: APPROVED BY: DATE: NO. NO. 05-18-2016 5105-041-20 SHEET 8 OF 9



