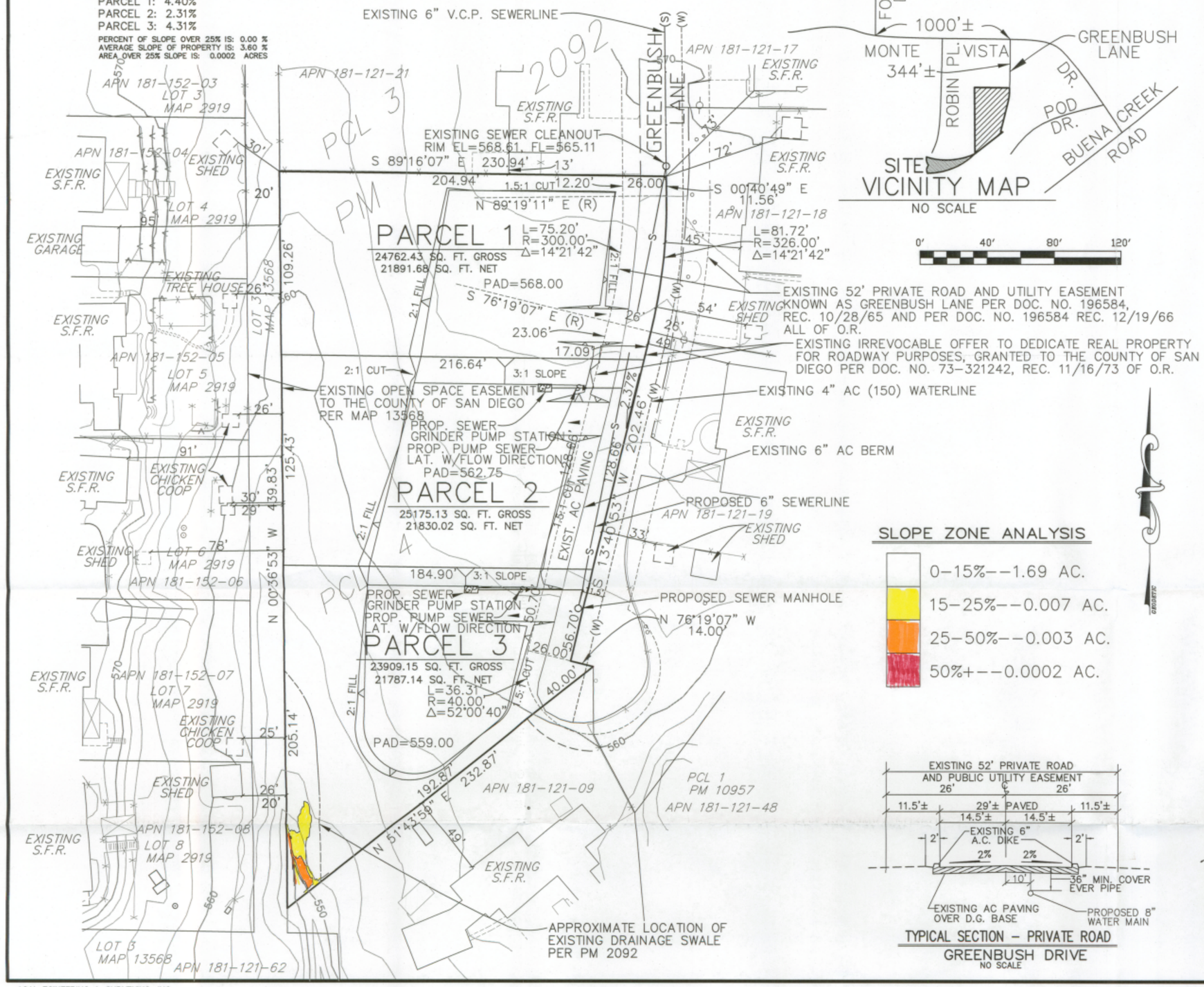
TENTATIVE PARCEL MAP

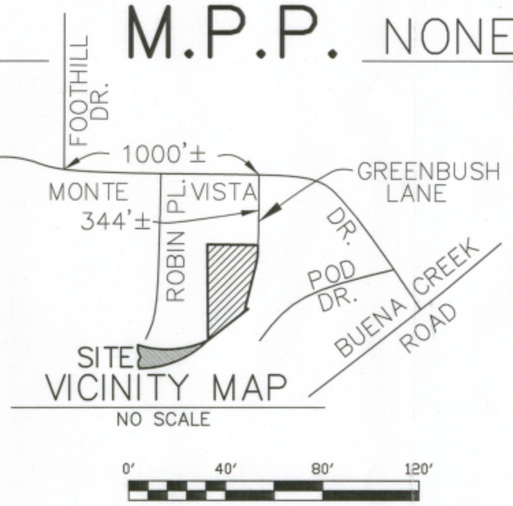
M.P.P. NONE

SLOPE ANALYSIS:

PARCEL 1: 4.40%
PARCEL 2: 2.31%
PARCEL 3: 4.31%

PERCENT OF SLOPE OVER 25% IS: 0.00 %
AVERAGE SLOPE OF PROPERTY IS: 3.60 %
AREA OVER 25% SLOPE IS: 0.0002 ACRES





VICINITY MAP
NO SCALE

SLOPE ZONE ANALYSIS

- 0–15%--1.69 AC.
- 15–25%--0.007 AC.
- 25–50%--0.003 AC.
- 50%+--0.0002 AC.

TYPICAL SECTION – PRIVATE ROAD
GREENBUSH DRIVE
NO SCALE

LAND DIVISION STATEMENT
OWNER'S CERTIFICATE

I HEREBY CERTIFY THAT I AM THE RECORD OWNER, AS SHOWN ON THE LATEST EQUILIZED COUNTY ASSESSMENT, OF THE PROPERTY SHOWN ON THE PARCEL MAP. ALL OF MY CONTIGUOUS OWNERSHIP WITHIN AND BEYOND THE BOUNDARIES OF THE TENTATIVE PARCEL MAP IS SHOWN. THE BASIS OF CREATION OF THE LOTS IN MY OWNERSHIP (e.g. PARCEL MAP, FINAL MAP, CERTIFICATE OF COMPLIANCE, RECORDED BEFORE 2/1/72) IS INDICATED ON THE TENTATIVE PARCEL MAP. I UNDERSTAND THAT PROPERTY IS CONSIDERED CONTIGUOUS EVEN IF IT IS SEPARATED BY ROADS, STREETS, UTILITY EASEMENTS OR RAILROAD RIGHTS-OF-WAY. "FREEWAY" AS DEFINED IN SECTION 23.5 OF THE STREETS AND HIGHWAYS CODE, SHALL NOT BE CONSIDERED AS ROADS OR STREETS.

I FURTHER CERTIFY THAT I WILL NOT, BY THIS APPLICATION, CREATE OR CAN CAUSE TO BE CREATED, OR WILL HAVE PARTICIPATED IN THE CREATION OF MORE THAN FOUR PARCELS ON CONTIGUOUS PROPERTY UNLESS SUCH PARCELS WERE CREATED BY A MAJOR SUBDIVISION. FOR PURPOSES OF THIS CERTIFICATION, THE TERM "PARTICIPATION" MEANS HAVING COOPERATED WITH OR ACTING IN A PLANNING, COORDINATING OR DECISION-MAKING CAPACITY IN AMY FORMAL OR INFORMAL ASSOCIATION OR PARTNERSHIP FOR THE PURPOSE OF DIVIDING REAL PROPERTY.

I CERTIFY UNDER PENALTY OF PERJURY THE FOREGOING IS TRUE AND CORRECT.

EXECUTED THIS 19th DAY OF SEPTEMBER 2014, AT VISTA, CALIFORNIA,

JOHN SAVAGE, OWNER
POLLY SAVAGE, OWNER
365 RANCHO VISTA PLACE
VISTA, CA. 92083
(760) 908-7574

1. THE COMPLETE TAX ASSESSOR'S PARCEL Number is 181-121-20
2. TAX RATE AREA: 75101
3. ABBREVIATED LEGAL DESCRIPTION OF THE LAND SHOWN ON THIS PARCEL MAP IS: PARCEL 4 OF PM 2092
4. GENERAL PLAN: 17
5. REGIONAL CATEGORY: EDA
6. COMMUNITY PLAN: FALLBROOK
7. EXISTING ZONING:

SPECIAL AREA REG USE REGULATIONS		A 70
NEIGHBORHOOD REGULATIONS		L
	DENSITY	.5
	LOT SIZE	2
	BUILDING TYPE	C
	MAXIMUM FLOOR AREA	---
	FLOOR AREA RATIO	---
	HEIGHT	G
	COVERAGE	---
	SETBACK	C
	OPEN SPACES	---
SPECIAL AREA REGULATIONS		---

8. ASSOCIATED PERMITS: NONE
9. LOCATION AND STATUS OF EXISTING LEGAL ACCESS TO SUBJECT PROPERTY FROM A PUBLICALY MAINTAINED ROAD (i.e. RECORDED EASEMENT, UNRECORDED EASEMENT – IDENTIFY AND SPECIFY WIDTH): PRIVATE ROAD EASEMENT GREENBUSH LANE 52 FEET WIDE.
10. WATER SOURCE: VISTA IRRIGATION DISTRICT
11. SEPTIC/SEWER DISTRICT: BUENA SANITATION DISTRICT – SEWER
12. FIRE DISTRICT: VISTA FIRE PROTECTION DISTRICT
13. SCHOOL DISTRICTS: VISTA UNIFIED SCHOOL DISTRICT (GRADES K-12)
14. TOPO INDEX: MARINNO AERIAL PHOTO SURVEYS, SEPTEMBER 2014
15. NOTE: NO GRADING IS PROPOSED, PADS SHOWN HEREON ARE FOR DESIGN STUDY PURPOSES ONLY.
16. SOLAR ACCESS: ALL LOTS WITHIN THIS SUBDIVISION HAVE A MINIMUM OF 100 SQUARE FEET OF SOLAR ACCESS FOR EACH FUTURE DWELLING ALLOWED BY THIS SUBDIVISION.

SIGNATURE OF APPLICANT
(IF NOT OWNER)
ACAL ENGINEERING & SURVEYING, INC
145 N. MELROSE DRIVE, #200
VISTA, CA 92083
(760) 724-7674

SIGNATURE OF PERSON WHO PREPARED THE TENTATIVE PARCEL MAP
ACAL ENGINEERING & SURVEYING, INC
145 N. MELROSE DRIVE, #200
VISTA, CA 92083
(760) 724-7674
LICENSE/REG. No. RCE 31915

SLOPE MAP

ACAL EGINEERING & SURVEYING, INC
WO 14-982

SDC PDS RCVD 03-06-15
TPM21221