

CONTINUATION **SEE**

FOR

[illegible]

FOR	CONTINUATION	SEE	SHEET	NO.	17
-----	--------------	-----	-------	-----	----

SHEET
16
OF
24

NOTE: PLANNING AREA 16 RESIDENTIAL LOTS 65-71 IN R-14, LOTS 1-11 IN R-15 AND LOTS 1-30 IN R-16:

RESIDENTIAL LOTS IN PLANNING AREA 16 CONTAINING UNLIMITED DEVELOPMENT AREA (LDA) SHALL PROVIDE EITHER A SUBSTANTIAL OPEN SPACE OR AN EQUIVALENT OPEN SPACE TO THE MINIMUM REQUIRED LAWN FOR UNIMPROVED LOT ACROSS THE "100' FMZ), OR AN EQUIVALENT COMBINATION OF FMZ ALTERNATIVE PRE-EXISTING MATERIALS AND METHODS THAT MEET THE FOLLOWING CRITERIA:

- THE OPEN SPACE SHALL BE AT LEAST 10 FEET WIDE.
- THE OPEN SPACE SHALL BE UNIMPROVED LAWN WITH NO MORE THAN ONE PERCENT (1%) GRASS SEEDING WITH NON-GRADED LDA PROVIDING MORE THAN THE REQUIRED 50'-FOOT ZONE 2 FMZ ON THE ADJACENT LOTS.

IF REQUIRED, AFFECTED LOTS MAY BE RECONFIGURED DURING FINAL ENGINEERING TO SATISFY THIS CONDITION. SUBJECT TO THE REQUIREMENTS OF THE CITY ENGINEER, THE CITY ENGINEER SHALL REVIEW AND APPROVE ANY LOT 16 CONTAINING LDA SHALL BE SUBJECT TO AN LDA OPEN SPACE EASEMENT RECORD NOT LOCATED MAP AS IDENTIFIED IN THE TENTATIVE MAP CONDITIONS OF APPROVAL.

(10)

SUBJECT TO INUNDATION
BY THE 100 YEAR FLOOD.
FLOWAGE EASEMENT TO
BE GRANTED TO THE CITY
OF SAN DIEGO COUNTY
FLOOD CONTROL DISTRICT.

MSCP
BOUNDARY

PREPARED BY:

 **HUNSAKER
& ASSOCIATES**
SAN DIEGO, INC.

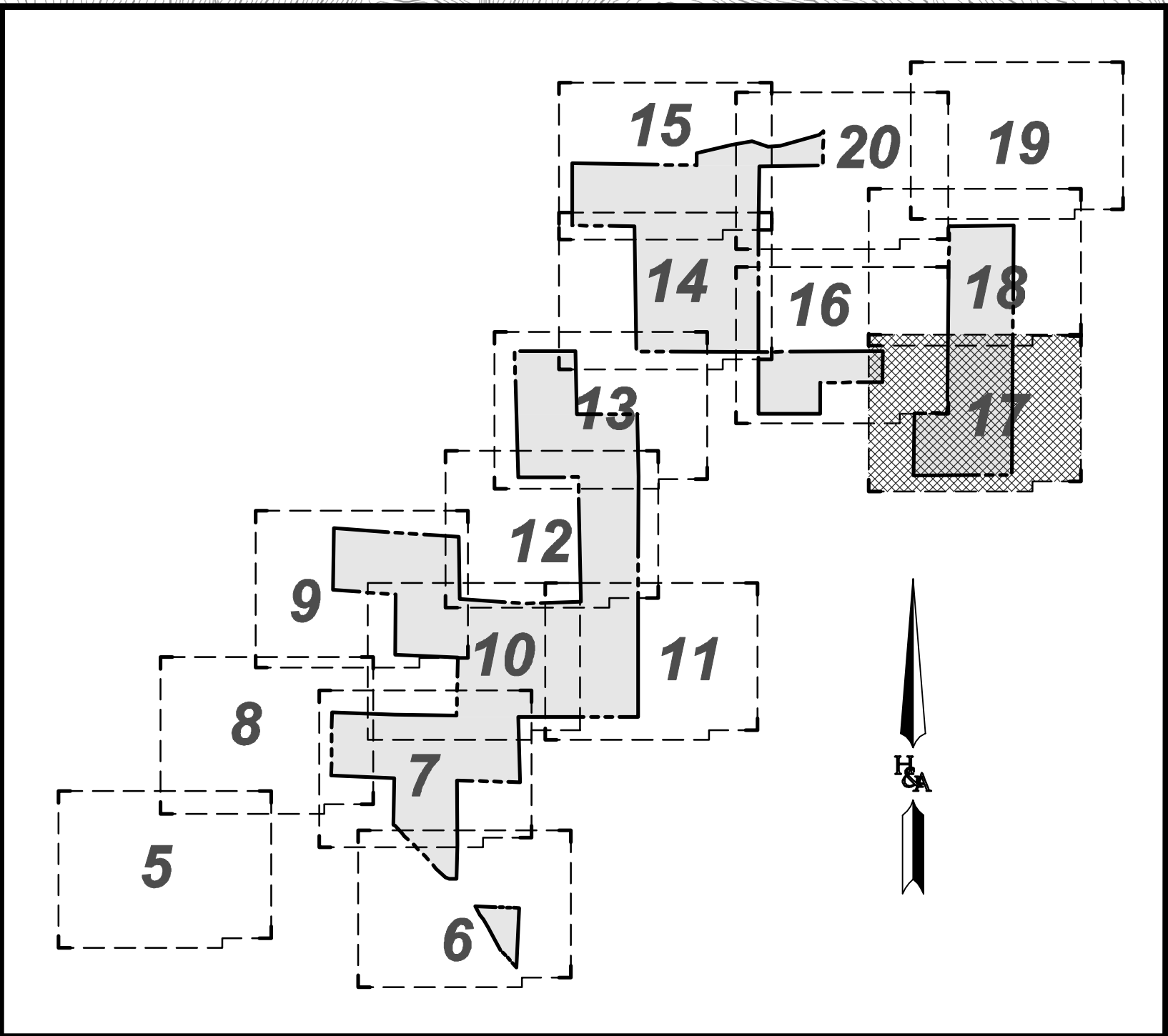
PLANNING
ENGINEERING

9707 Waples Street
San Diego, Ca 92121

PRELIMINARY GRADING PLAN
OTAY RANCH
VILLAGE 14 AND
PLANNING AREAS 16 & 19
County Of San Diego, California

SHEET
16
OF
24

16



SHEET INDEX

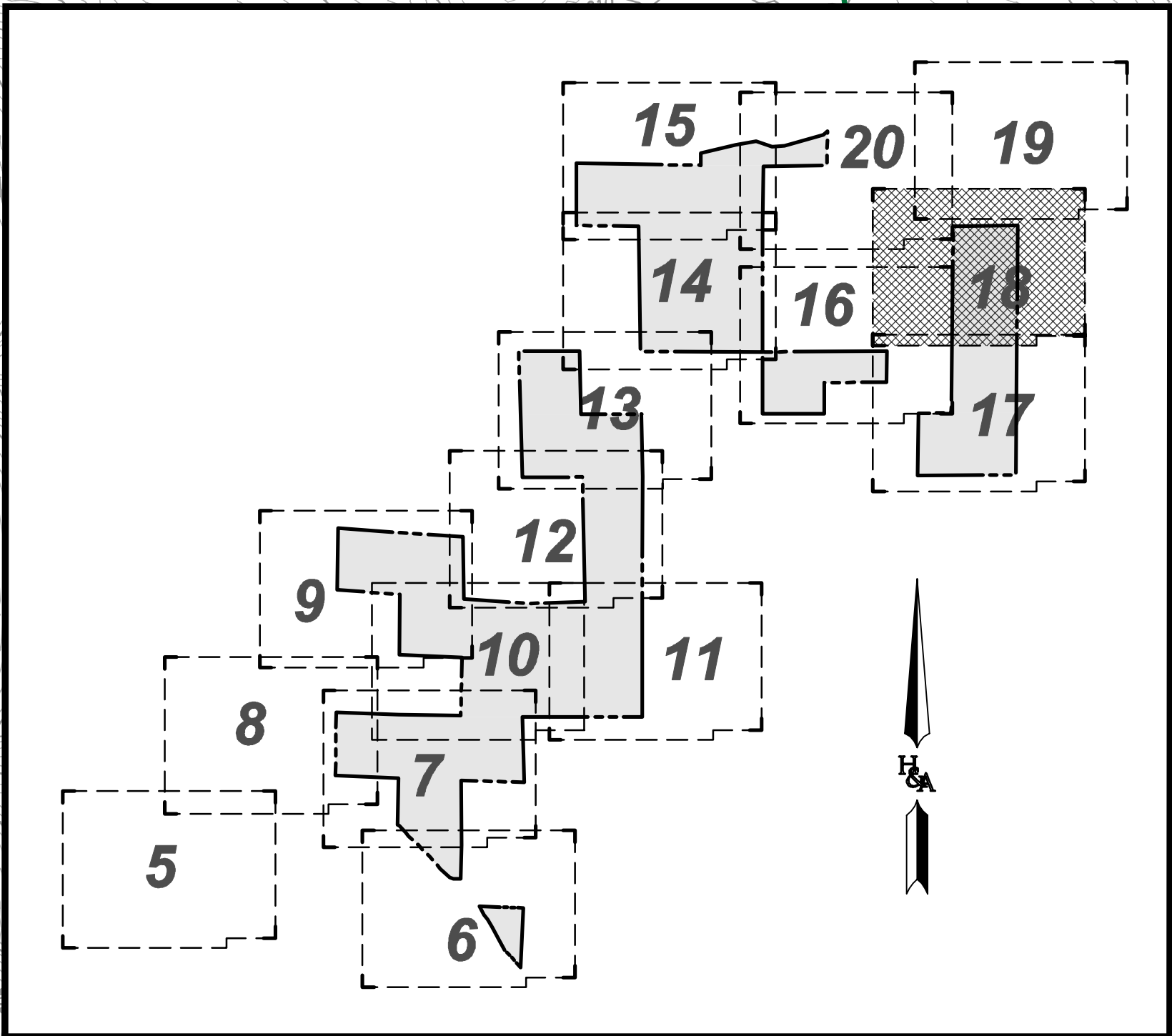
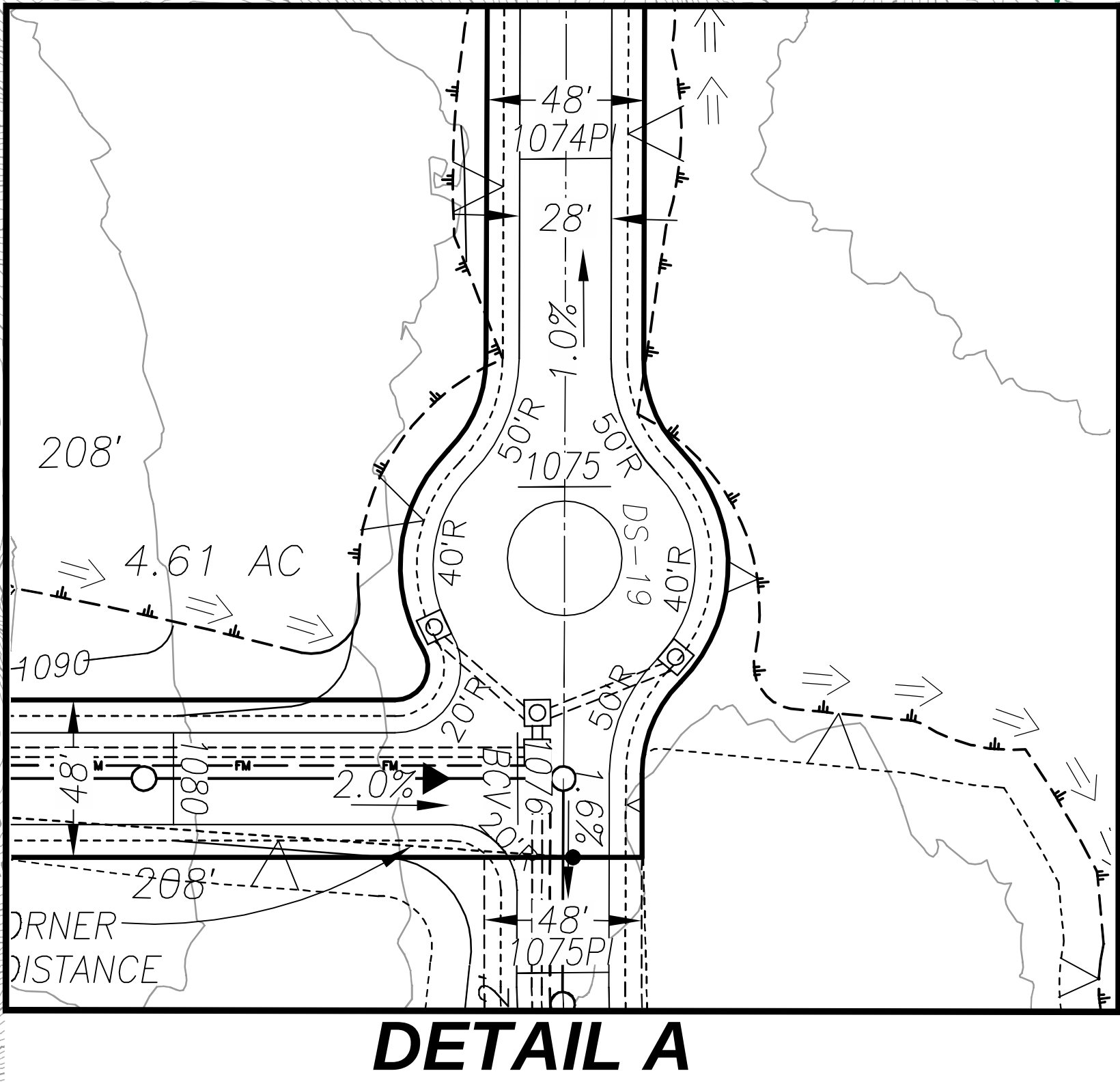
PRELIMINARY GRADING PLAN
OTAY RANCH
VILLAGE 14 AND
PLANNING AREAS 16 & 19
County Of San Diego, California

SHEET
17
OF
24

FOR CONTINUATION SEE SHEET NO. 16

FOR CONTINUATION SEE SHEET NO. 19

NOTE: PLANNING AREA 16 RESIDENTIAL LOTS 65-71 IN R-14, LOTS 1-11 IN R-15 AND LOTS 1-30 IN R-16:
RESIDENTIAL LOTS IN PLANNING AREA 16 CONTAINING LIMITED DEVELOPMENT AREA (LDA) SHALL PROVIDE EITHER A MINIMUM 100-FOOT FUEL MODIFICATION ZONE, PROVIDED NON-GRADED LDA AREA IS NOT LOCATED WITHIN THE 100' FMZ, OR AN EQUIVALENT COMBINATION OF FMZ, ALTERNATIVE FIRE RESISTIVE MATERIALS AND METHODS TO THE SATISFACTION OF THE SDPCA. THE MINIMUM 50-FOOT ZONE 2 FMZ SHALL EXTEND TO THE INTERPACE WITH NON-GRADED LDA PROVIDING MORE THAN THE REQUIRED 50-FOOT ZONE 2 FMZ ON THE LARGER LOTS. IF REQUIRED, AFFECTED LOTS MAY BE RECONFIGURED DURING FINAL ENGINEERING TO SATISFY THIS CONDITION. SUBJECT TO ADMINISTRATIVE APPROVAL UNDER THE AUTHORITY OF THE SDPCA, RESIDENTIAL LOTS IN PLANNING AREA 16 CONTAINING LDA SHALL BE SUBJECT TO AN LDA OPEN SPACE EASEMENT RECORDED AT FINAL MAP AS IDENTIFIED IN THE TENTATIVE MAP CONDITIONS OF APPROVAL.



SHEET INDEX

PREPARED BY:
HUNSAKER & ASSOCIATES
SAN DIEGO, CALIF.
PLANNING: 9707 Wagon Street
ENGINEERING: San Diego, CA 92121
SURVEYING: PH080508-4000 PH080508-9414

PRELIMINARY GRADING PLAN
OTAY RANCH
VILLAGE 14 AND
PLANNING AREAS 16 & 19
County Of San Diego, California

SHEET
18
OF
24

FOR CONTINUATION SEE SHEET NO. 17