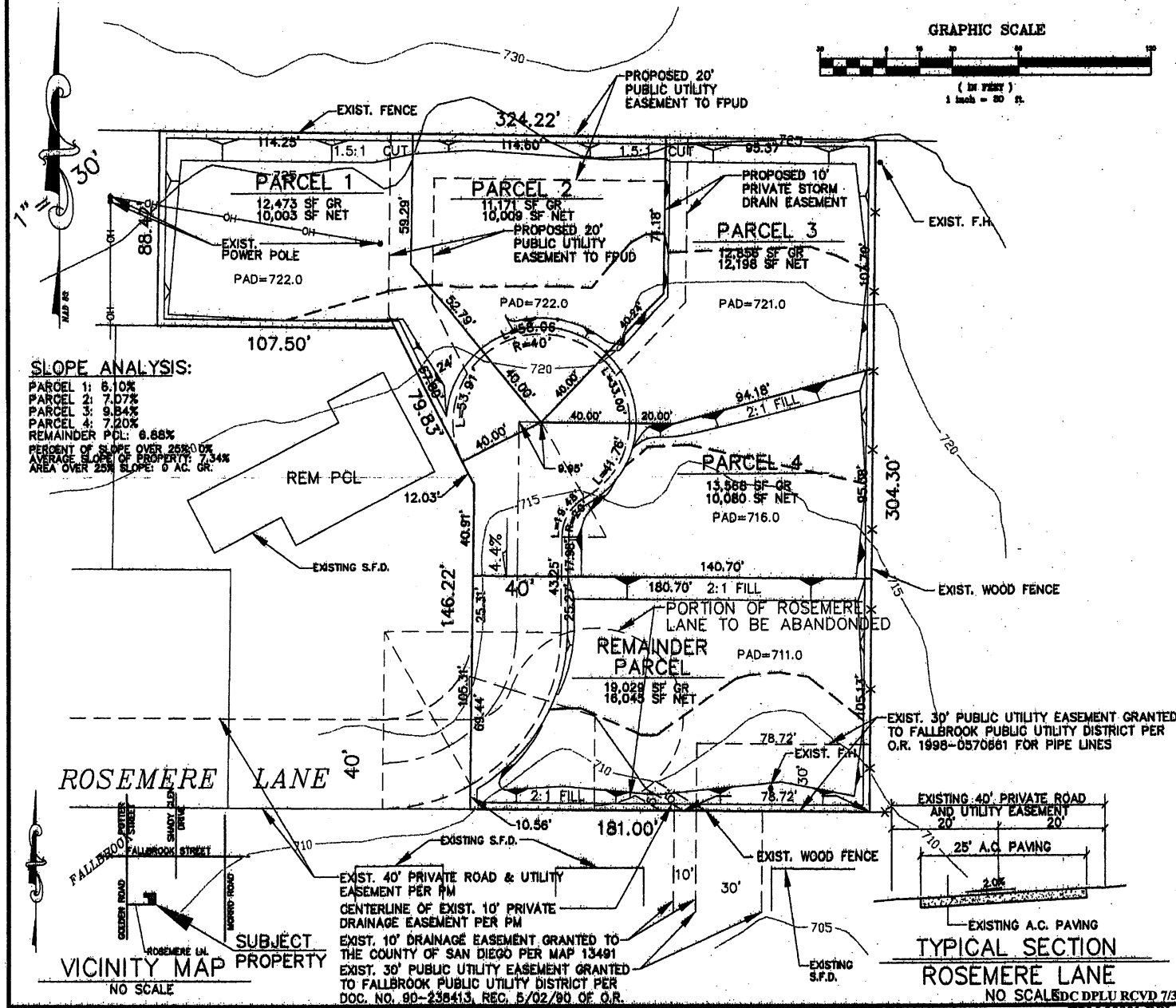
TENTATIVE PARCEL MAP 20901RPL² M.P.P. NONE



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 ANY 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 16th DAY OF AUGUST 2004, AT FALLBROOK, CALIFORNIA;

BRIAN CASTELLI
24311 BLUE RIDGE ROAD
LAKE FORREST, CA 92630
949-598-9180

1A. THE COMPLETE TAX ASSESSOR'S PARCEL NUMBER IS: 105-841-32
1B. THE TAX RATE AREA IS: 75164
2. ABBREVIATED LEGAL DESCRIPTION OF THE LAND SHOWN ON THIS PARCEL MAP IS: PARCEL 4 OF PM
3. GENERAL PLAN: C.T.
4. REGIONAL CATEGORY: C.R.D.A.
5. COMMUNITY PLAN: FALLBROOK
6. EXISTING ZONING:

SETBACKS:
FRONT - 50' TO ℄
REAR - 25' TO ℄
SIDE - 10' TO ℄
EXTERIOR SIDE - 35' TO ℄

SPECIAL AREA REG USE REGULATIONS		R94
NEIGHBORHOOD REGULATIONS		0
	DENSITY	4.36
	LOT SIZE	10,000
	BUILDING TYPE	C
	MAXIMUM FLOOR AREA	----
	FLOOR AREA RATIO	----
	HEIGHT	G
	COVERAGE	----
	SETBACK	H
	OPEN SPACES	----
SPECIAL AREA REGULATIONS		----

7. ASSOCIATED PERMITS: NONE
8. 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):
   ROSEMERE LANE, 40 FEET IN WIDTH
9. WATER SOURCE/WATER DISTRICT: FALLBROOK PUBLIC UTILITY DISTRICT
10. SEPTIC/SEWER DISTRICT: FALLBROOK PUBLIC UTILITY DISTRICT
11. FIRE DISTRICT: NORTH COUNTY FIRE PROTECTION DISTRICT
12. SCHOOL DISTRICTS: FALLBROOK UNION HIGH SCHOOL DIST. (GRADES 6-12)
    FALLBROOK UNION ELEM. SCHOOL DIST. (GRADES K-5)
13. TOPO INDEX: 438-1695
14. THIS PLAN IS PROVIDED TO ALLOW FOR FULL AND ADEQUATE DISCRETIONARY REVIEW OF A PROPOSED DEVELOPMENT PROJECT. THE PROPERTY OWNER ACKNOWLEDGES THAT ACCEPTANCE OR APPROVAL OF THIS PLAN DOES NOT CONSTITUTE AN APPROVAL TO PERFORM ANY GRADING SHOWN HEREON, AND AGREES TO OBTAIN A VALID GRADING PERMIT BEFORE COMMENCING SUCH ACTIVITY. GRADING SHOWN HEREON FOR DESIGN PURPOSES ONLY. NO GRADING PROPOSED AS APART OF THIS APPLICATION.
15. 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
990 VALE TERRACE DRIVE
VISTA, CA 92084
(760) 724-7674

DAVID H. LOWEW RCE 31915
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TPM 20901RPL²

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W.O. 04-757