

**UNIT DATA**

AREA	PLAN	UNITS	STORIES	1ST S.F.	2ND S.F.	TOTAL S.F.	BUILDING HEIGHT (FT)	GARAGE SPACES	BEDROOMS	BATHROOMS
CLUSTER	PLAN A	23	1	1,087	-	1,087	23	2	2	2
CLUSTER	PLAN B	12	2	689	920	1,609	26	2	3	2.5
CLUSTER	PLAN E	6	2	985	568	1,553	26	2	3	2.5
CLUSTER	PLAN D	18	2	680	916	1,596	24	2	3	2.5
CLUSTER	PLAN A-1	13	1	2,635	-	2,635	19	2	3	2.5
CLUSTER	PLAN B-1	13	1	3,151	-	3,151	19	2	3 (4 Opt.)	2.5 (3.5 Opt.)
SINGLE FAMILY HOME	PLAN A	11	1	2,762	-	2,762	19	3	3	2.5
SINGLE FAMILY HOME	PLAN B	15	1	3,151	-	3,151	19	3	3 (4 Opt.)	2.5 (3.5 Opt.)
SINGLE FAMILY HOME	PLAN C	14	1	3,303	-	3,303	20	3 (2+Flex)	3 (4 Opt.)	3 (4 Opt.)

**LEGEND**

	TRACT BOUNDARY
	PROPOSED LOT LINES
	PROPOSED RIGHT OF WAY
	BASIN LIMITS
	CURB FACE
	STREET CENTERLINE
	BUILDING SETBACK
	PROPOSED EASEMENT
	SEWER MAIN
	STORM DRAIN
	WATER MAIN
	BLUFF EDGE
	WALL



LOT NUMBER  
UNIT TYPE  
FINISHED FLOOR  
PAD ELEVATION

**DEVELOPER**

SB CLARK, LLC  
300 ESPLANADE DRIVE, SUITE 430  
OXNARD, CA 93030  
(805) 907-5124

ATTN: JOHN FRANKLIN

**DEVELOPMENT PLAN UNIT & ACREAGE SUMMARY**

PARCELS	147
UNITS	
SINGLE FAMILY HOMES	40
CLUSTERS	85
CONDOMINIUMS*	160

	AREA (AC)	% OF DP AREA
MRO (LOTS 1, 2, & 131)	8.0	5.8%
ROADS & SHARED DRIVEWAYS	9.4	6.8%
BUILDING COVERAGE	7.6	5.5%
PRIVATE YARDS	14.8	10.8%
OPEN SPACE	98.7	71.2%
<b>TOTAL</b>	<b>138.6</b>	<b>100%</b>

\*CONDOMINIUM UNITS ARE WITHIN THE MR-0, PARCELS 1 AND 2, AND ARE NOT PART OF THIS APPLICATION.

**UTILITIES**

<b>SANITARY SEWER:</b> LAGUNA COUNTY SANITATION DISTRICT 2400 PROFESSIONAL PKWY, STE 150 SANTA MARIA, CA 93455 (805) 739-8750	<b>WATER:</b> GOLDEN STATE WATER COMPANY 1140 LOS OLIVOS AVENUE LOS OSOS, CA 93402 (805) 528-7341
<b>GAS DISTRIBUTION:</b> THE GAS COMPANY P.O. BOX 818 GOLETA, CA 93116-0818 (805) 681-8024	<b>ELECTRICAL DISTRIBUTION:</b> PACIFIC GAS AND ELECTRIC (PG&E) 2445 SKYWAY DRIVE SANTA MARIA, CA 93455 (805) 346-2232
<b>TELEPHONE:</b> VERIZON 1223 W. FAIRWAY DRIVE SANTA MARIA, CA 93455 (805) 928-3538	<b>CABLE T.V.:</b> COMCAST CABLE 2323 THOMPSON WAY SANTA MARIA, CA 93455 (805) 349-7185

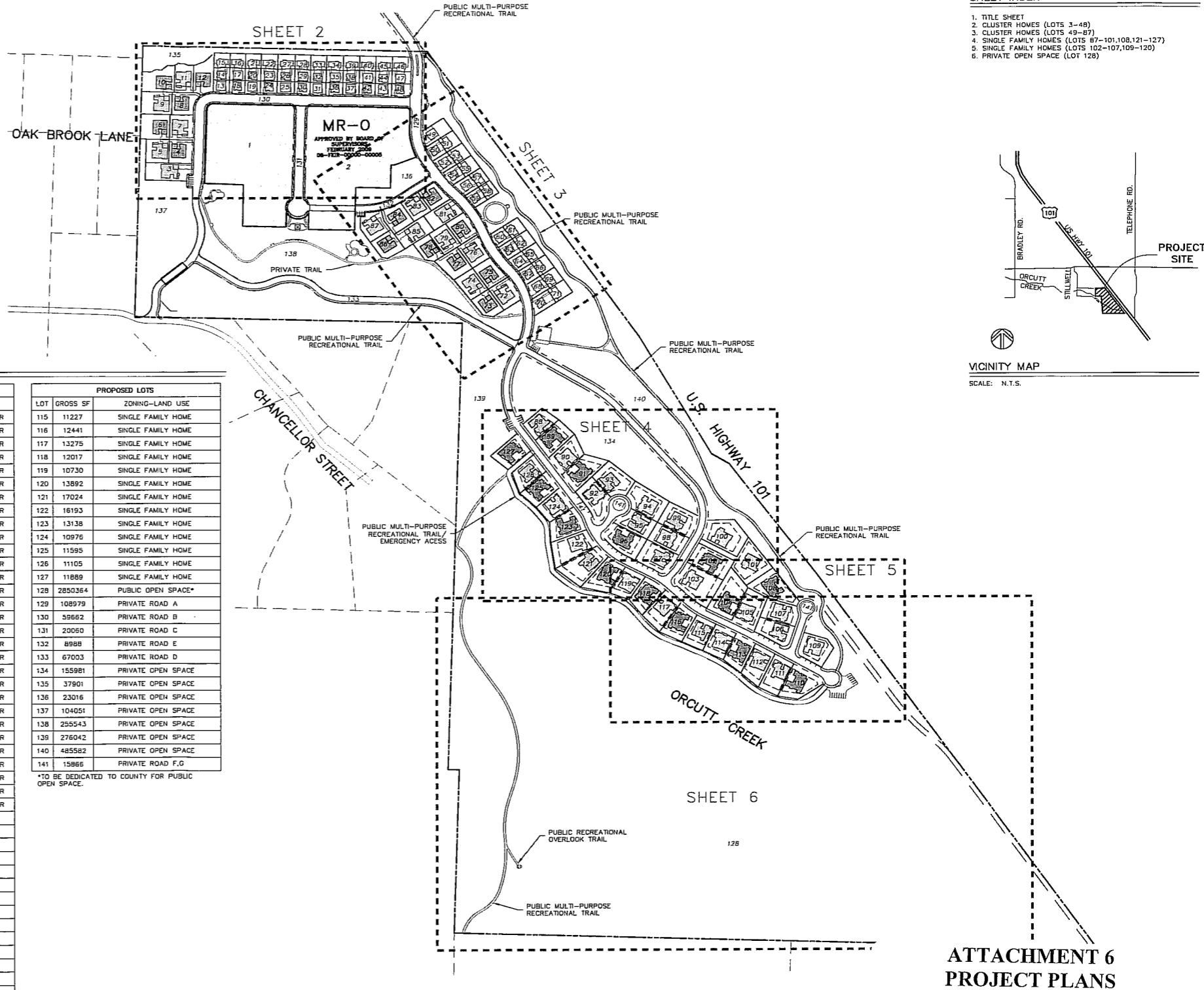
**PROPOSED LOTS:**

LOT	GROSS SF	ZONING-LAND USE
1	150311	CONDOMINIUM
2	169822	CONDOMINIUM
3	13057	SINGLE FAMILY HOME CLUSTER
4	9160	SINGLE FAMILY HOME CLUSTER
5	9170	SINGLE FAMILY HOME CLUSTER
6	11702	SINGLE FAMILY HOME CLUSTER
7	9758	SINGLE FAMILY HOME CLUSTER
8	8987	SINGLE FAMILY HOME CLUSTER
9	11702	SINGLE FAMILY HOME CLUSTER
10	12423	SINGLE FAMILY HOME CLUSTER
11	9120	SINGLE FAMILY HOME CLUSTER
12	10779	SINGLE FAMILY HOME CLUSTER
13	3277	SINGLE FAMILY HOME CLUSTER
14	3452	SINGLE FAMILY HOME CLUSTER
15	4023	SINGLE FAMILY HOME CLUSTER
16	4023	SINGLE FAMILY HOME CLUSTER
17	3449	SINGLE FAMILY HOME CLUSTER
18	3277	SINGLE FAMILY HOME CLUSTER
19	3277	SINGLE FAMILY HOME CLUSTER
20	3452	SINGLE FAMILY HOME CLUSTER
21	4023	SINGLE FAMILY HOME CLUSTER
22	4023	SINGLE FAMILY HOME CLUSTER
23	3452	SINGLE FAMILY HOME CLUSTER
24	3277	SINGLE FAMILY HOME CLUSTER
25	3277	SINGLE FAMILY HOME CLUSTER
26	3452	SINGLE FAMILY HOME CLUSTER
27	4023	SINGLE FAMILY HOME CLUSTER
28	4023	SINGLE FAMILY HOME CLUSTER
29	3452	SINGLE FAMILY HOME CLUSTER
30	3277	SINGLE FAMILY HOME CLUSTER
31	3277	SINGLE FAMILY HOME CLUSTER
32	3452	SINGLE FAMILY HOME CLUSTER
33	4023	SINGLE FAMILY HOME CLUSTER
34	4023	SINGLE FAMILY HOME CLUSTER
35	3452	SINGLE FAMILY HOME CLUSTER
36	3277	SINGLE FAMILY HOME CLUSTER
37	3277	SINGLE FAMILY HOME CLUSTER
38	3452	SINGLE FAMILY HOME CLUSTER
39	4052	SINGLE FAMILY HOME CLUSTER
40	4023	SINGLE FAMILY HOME CLUSTER
41	3452	SINGLE FAMILY HOME CLUSTER
42	3277	SINGLE FAMILY HOME CLUSTER
43	3277	SINGLE FAMILY HOME CLUSTER
44	3452	SINGLE FAMILY HOME CLUSTER
45	4023	SINGLE FAMILY HOME CLUSTER
46	4538	SINGLE FAMILY HOME CLUSTER
47	4102	SINGLE FAMILY HOME CLUSTER
48	3813	SINGLE FAMILY HOME CLUSTER
49	7451	SINGLE FAMILY HOME CLUSTER
50	3966	SINGLE FAMILY HOME CLUSTER
51	4585	SINGLE FAMILY HOME CLUSTER
52	4121	SINGLE FAMILY HOME CLUSTER
53	4556	SINGLE FAMILY HOME CLUSTER
54	4004	SINGLE FAMILY HOME CLUSTER
55	4556	SINGLE FAMILY HOME CLUSTER
56	4468	SINGLE FAMILY HOME CLUSTER
57	3502	SINGLE FAMILY HOME CLUSTER

LOT	GROSS SF	ZONING-LAND USE
58	3502	SINGLE FAMILY HOME CLUSTER
59	3910	SINGLE FAMILY HOME CLUSTER
60	4019	SINGLE FAMILY HOME CLUSTER
61	4538	SINGLE FAMILY HOME CLUSTER
62	4538	SINGLE FAMILY HOME CLUSTER
63	4236	SINGLE FAMILY HOME CLUSTER
64	4118	SINGLE FAMILY HOME CLUSTER
65	4331	SINGLE FAMILY HOME CLUSTER
66	4331	SINGLE FAMILY HOME CLUSTER
67	3980	SINGLE FAMILY HOME CLUSTER
68	4331	SINGLE FAMILY HOME CLUSTER
69	4681	SINGLE FAMILY HOME CLUSTER
70	5538	SINGLE FAMILY HOME CLUSTER
71	5131	SINGLE FAMILY HOME CLUSTER
72	9727	SINGLE FAMILY HOME CLUSTER
73	8919	SINGLE FAMILY HOME CLUSTER
74	9582	SINGLE FAMILY HOME CLUSTER
75	9289	SINGLE FAMILY HOME CLUSTER
76	9475	SINGLE FAMILY HOME CLUSTER
77	10873	SINGLE FAMILY HOME CLUSTER
78	7877	SINGLE FAMILY HOME CLUSTER
79	8800	SINGLE FAMILY HOME CLUSTER
80	9027	SINGLE FAMILY HOME CLUSTER
81	10382	SINGLE FAMILY HOME CLUSTER
82	7904	SINGLE FAMILY HOME CLUSTER
83	7892	SINGLE FAMILY HOME CLUSTER
84	10238	SINGLE FAMILY HOME CLUSTER
85	10866	SINGLE FAMILY HOME CLUSTER
86	9299	SINGLE FAMILY HOME CLUSTER
87	9835	SINGLE FAMILY HOME CLUSTER
88	9747	SINGLE FAMILY HOME
89	12288	SINGLE FAMILY HOME
90	12019	SINGLE FAMILY HOME
91	14159	SINGLE FAMILY HOME
92	14170	SINGLE FAMILY HOME
93	14908	SINGLE FAMILY HOME
94	16058	SINGLE FAMILY HOME
95	11440	SINGLE FAMILY HOME
96	14736	SINGLE FAMILY HOME
97	14086	SINGLE FAMILY HOME
98	12249	SINGLE FAMILY HOME
99	14103	SINGLE FAMILY HOME
100	19044	SINGLE FAMILY HOME
101	20586	SINGLE FAMILY HOME
102	15372	SINGLE FAMILY HOME
103	19924	SINGLE FAMILY HOME
104	19142	SINGLE FAMILY HOME
105	14548	SINGLE FAMILY HOME
106	11848	SINGLE FAMILY HOME
107	12021	SINGLE FAMILY HOME
108	16023	SINGLE FAMILY HOME
109	13166	SINGLE FAMILY HOME
110	18193	SINGLE FAMILY HOME
111	13213	SINGLE FAMILY HOME
112	13122	SINGLE FAMILY HOME
113	11609	SINGLE FAMILY HOME
114	11263	SINGLE FAMILY HOME

LOT	GROSS SF	ZONING-LAND USE
116	12441	SINGLE FAMILY HOME
117	13275	SINGLE FAMILY HOME
118	12017	SINGLE FAMILY HOME
119	10730	SINGLE FAMILY HOME
120	13892	SINGLE FAMILY HOME
121	17024	SINGLE FAMILY HOME
122	16193	SINGLE FAMILY HOME
123	13138	SINGLE FAMILY HOME
124	10976	SINGLE FAMILY HOME
125	11595	SINGLE FAMILY HOME
126	11105	SINGLE FAMILY HOME
127	11889	SINGLE FAMILY HOME
128	2850364	PUBLIC OPEN SPACE*
129	108979	PRIVATE ROAD A
130	98662	PRIVATE ROAD B
131	20050	PRIVATE ROAD C
132	8988	PRIVATE ROAD E
133	67003	PRIVATE ROAD D
134	155981	PRIVATE OPEN SPACE
135	37901	PRIVATE OPEN SPACE
136	23016	PRIVATE OPEN SPACE
137	104051	PRIVATE OPEN SPACE
138	255543	PRIVATE OPEN SPACE
139	276042	PRIVATE OPEN SPACE
140	485582	PRIVATE OPEN SPACE
141	15866	PRIVATE ROAD F,G

\*TO BE DEDICATED TO COUNTY FOR PUBLIC OPEN SPACE.



**SHEET INDEX**

- TITLE SHEET
- CLUSTER HOMES (LOTS 3-48)
- CLUSTER HOMES (LOTS 49-87)
- SINGLE FAMILY HOMES (LOTS 87-101, 108, 121-127)
- SINGLE FAMILY HOMES (LOTS 102-107, 109-120)
- PRIVATE OPEN SPACE (LOT 128)



**VICINITY MAP**

SCALE: N.T.S.

**ATTACHMENT 6  
PROJECT PLANS**

**O.C.P. KEY SITE 3  
Development Plan 06DVP-0000-00015  
Title Sheet**

BEING A SUBDIVISION OF APN 129-151-026  
TOWN OF ORCUTT, COUNTY OF SANTA BARBARA, CALIFORNIA  
SCALE: AS NOTED 16527.12 NOVEMBER 30, 2011



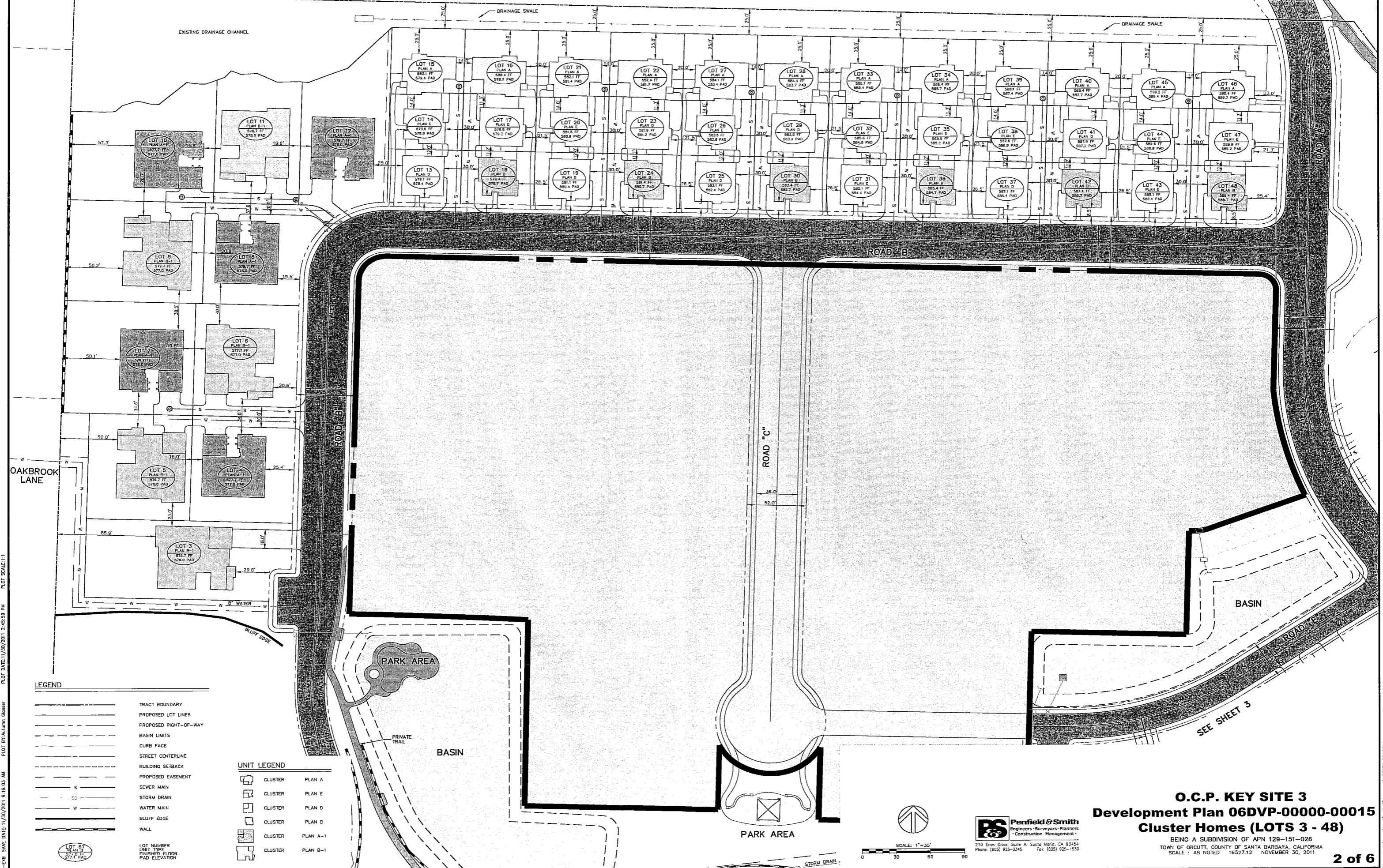
210 Erma Drive, Suite A, Santa Maria, CA 93454  
Phone: (805) 928-2345 Fax: (805) 928-1539



SCALE: 1" = 200'  
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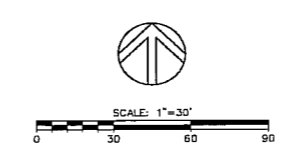
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42-EXB SAVE DATE: 11/20/2011 9:16:03 AM PLOT BY: Autumn Gleaser PLOT DATE: 11/20/2011 2:45:59 PM PLOT SCALE: 1:1

- LEGEND**
- TRACT BOUNDARY
  - PROPOSED LOT LINES
  - PROPOSED RIGHT-OF-WAY
  - BASIN LIMITS
  - CURB FACE
  - STREET CENTERLINE
  - BUILDING SETBACK
  - PROPOSED EASEMENT
  - SEWER MAIN
  - STORM DRAIN
  - WATER MAIN
  - BLUFF EDGE
  - WALL
  - LOT NUMBER
  - UNIT TYPE
  - FINISHED FLOOR PAD ELEVATION

- UNIT LEGEND**
- CLUSTER PLAN A
  - CLUSTER PLAN E
  - CLUSTER PLAN D
  - CLUSTER PLAN B
  - CLUSTER PLAN A-1
  - CLUSTER PLAN B-1

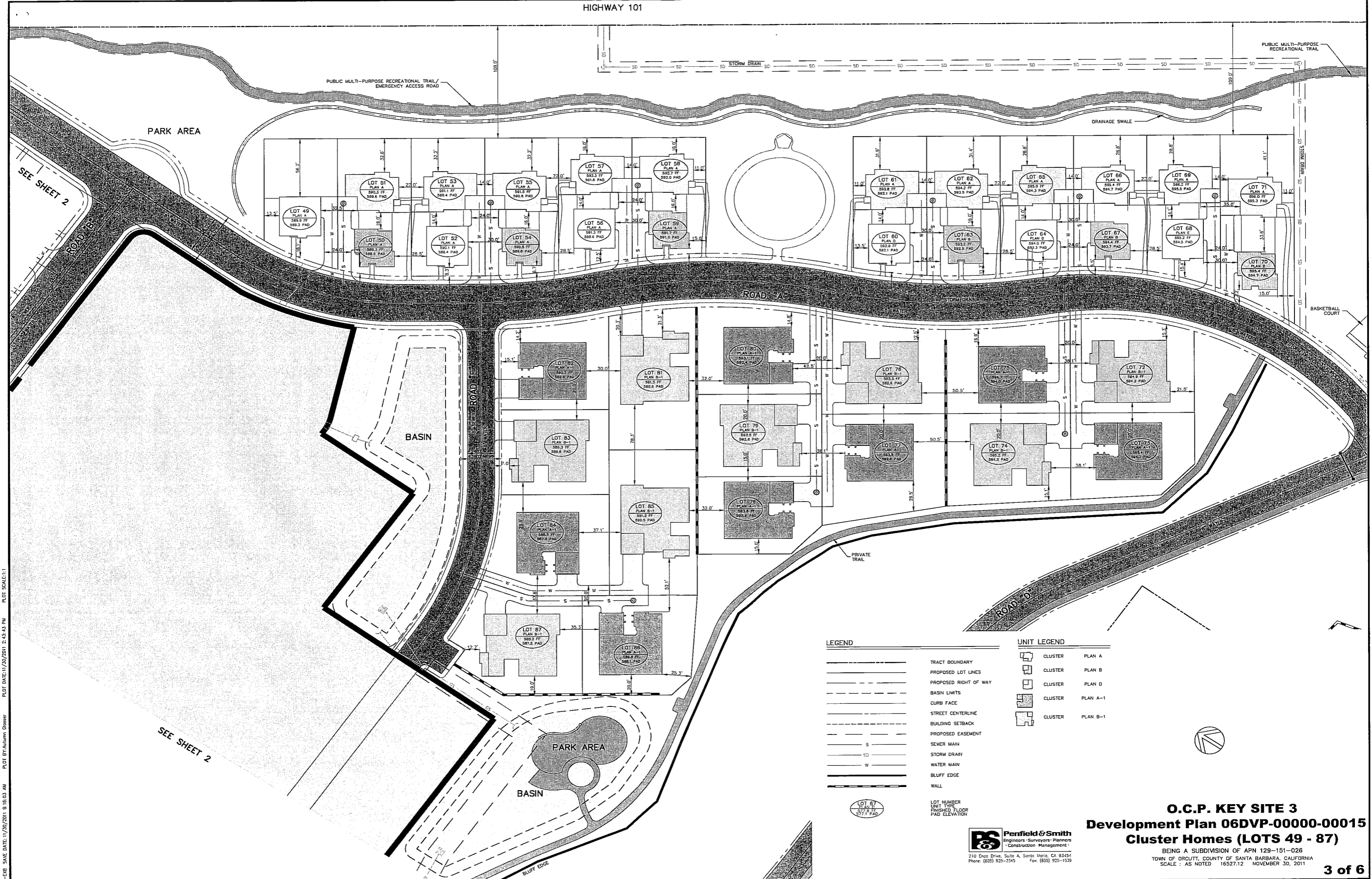


**Penfield & Smith**  
 Engineers - Surveyors - Planners  
 - Construction Management -  
 210 Enos Drive, Suite A, Santa Maria, CA 93454  
 Phone: (805) 925-2345 Fax: (805) 925-1539

**O.C.P. KEY SITE 3**  
**Development Plan 06DVP-00000-00015**  
**Cluster Homes (LOTS 3 - 48)**

BEING A SUBDIVISION OF APN 129-151-026  
 TOWN OF ORCUTT, COUNTY OF SANTA BARBARA, CALIFORNIA  
 SCALE: AS NOTED 16527.12 NOVEMBER 30, 2011





SEE SHEET 2

SEE SHEET 2

42-EXB SAVE DATE: 11/20/2011 9:16:03 AM PLOT BY: Autumn Graesser PLOT DATE: 11/20/2011 2:43:43 PM PLOT SCALE: 1:1

LEGEND

- TRACT BOUNDARY
- PROPOSED LOT LINES
- PROPOSED RIGHT OF WAY
- BASIN LIMITS
- CURB FACE
- STREET CENTERLINE
- BUILDING SETBACK
- PROPOSED EASEMENT
- SEWER MAIN
- STORM DRAIN
- WATER MAIN
- BLUFF EDGE
- WALL

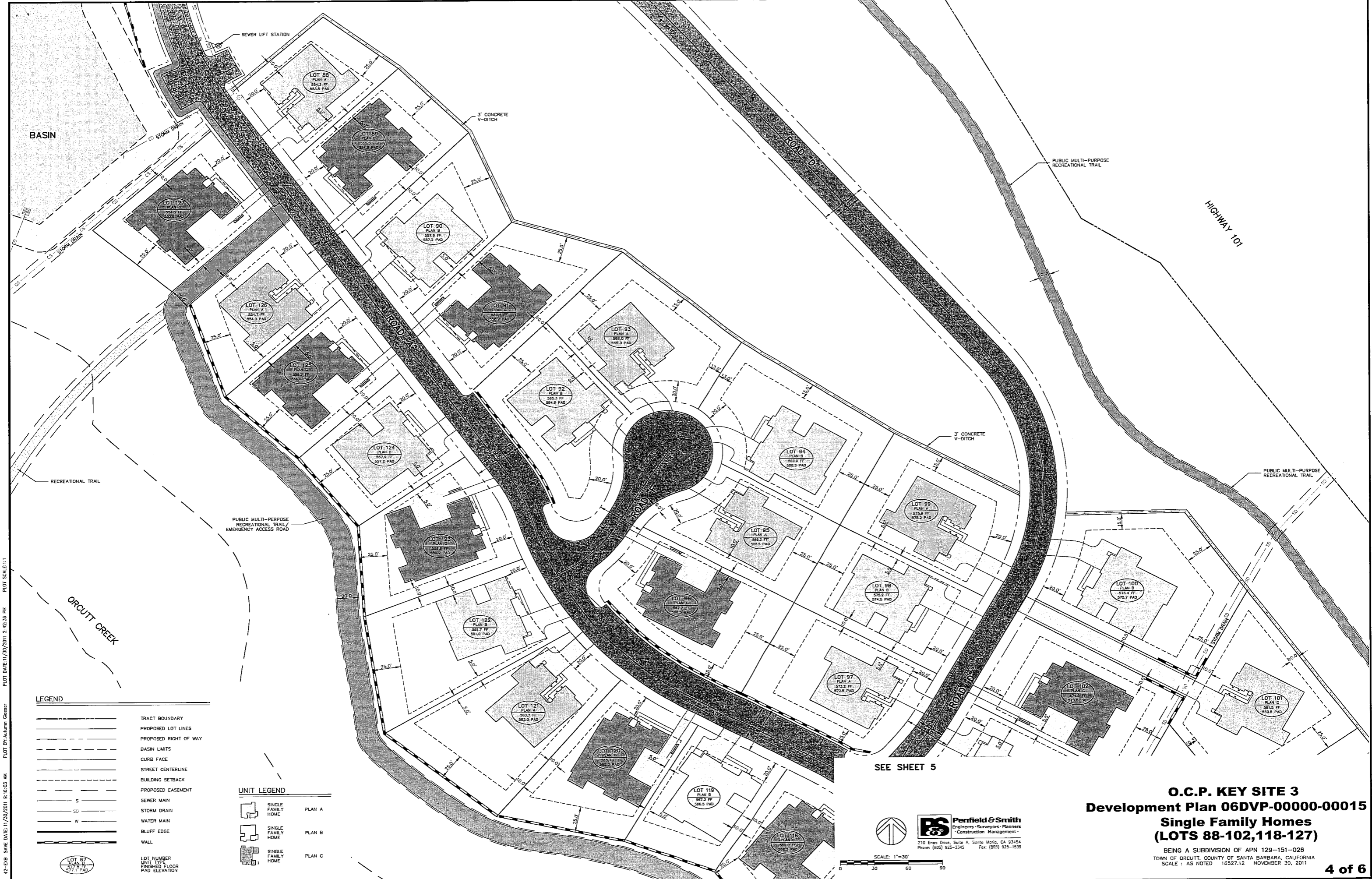
UNIT LEGEND

- CLUSTER PLAN A
- CLUSTER PLAN B
- CLUSTER PLAN D
- CLUSTER PLAN A-1
- CLUSTER PLAN B-1



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 - Construction Management -  
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**O.C.P. KEY SITE 3**  
**Development Plan 06DVP-00000-00015**  
**Cluster Homes (LOTS 49 - 87)**  
 BEING A SUBDIVISION OF APN 129-151-026  
 TOWN OF ORCUTT, COUNTY OF SANTA BARBARA, CALIFORNIA  
 SCALE: AS NOTED 16527.12 NOVEMBER 30, 2011



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 PLOT BY: Autumn Geeser

**LEGEND**

	TRACT BOUNDARY
	PROPOSED LOT LINES
	PROPOSED RIGHT OF WAY
	BASIN LIMITS
	CURB FACE
	STREET CENTERLINE
	BUILDING SETBACK
	PROPOSED EASEMENT
	SEWER MAIN
	STORM DRAIN
	WATER MAIN
	BLUFF EDGE
	WALL

**UNIT LEGEND**

	SINGLE FAMILY HOME	PLAN A
	SINGLE FAMILY HOME	PLAN B
	SINGLE FAMILY HOME	PLAN C

**LOT NUMBER**

	UNIT TYPE
	FINISHED FLOOR
	PAD ELEVATION

SEE SHEET 5

**Penfield & Smith**  
 Engineers - Surveyors - Planners  
 Construction Management

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 Phone: (805) 925-2345 Fax: (805) 925-1539

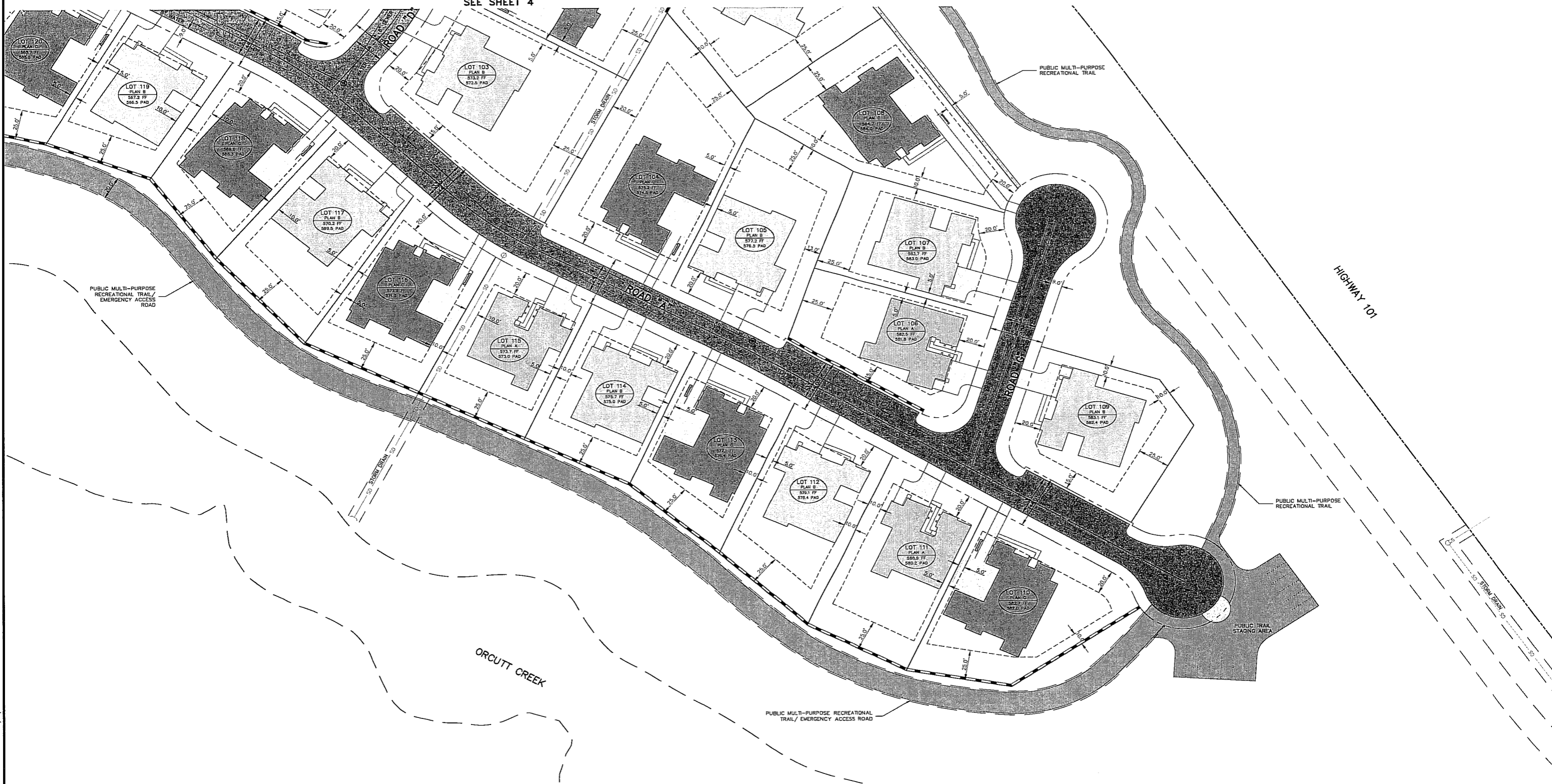
SCALE: 1"=30'

**O.C.P. KEY SITE 3**  
**Development Plan 06DVP-0000-00015**  
**Single Family Homes**  
**(LOTS 88-102,118-127)**

BEING A SUBDIVISION OF APN 129-151-026  
 TOWN OF ORCUTT, COUNTY OF SANTA BARBARA, CALIFORNIA  
 SCALE : AS NOTED 16527.12 NOVEMBER 30, 2011



SEE SHEET 4



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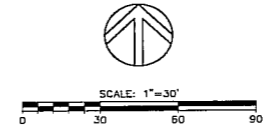
**LEGEND**

	TRACT BOUNDARY
	PROPOSED LOT LINES
	PROPOSED RIGHT OF WAY
	BASIN LIMITS
	CURB FACE
	STREET CENTERLINE
	BUILDING SETBACK
	PROPOSED EASEMENT
	SEWER MAIN
	STORM DRAIN
	WATER MAIN
	BLUFF EDGE
	WALL
	LOT NUMBER
	UNIT TYPE
	FINISHED FLOOR PAD ELEVATION

**UNIT LEGEND**

	SINGLE FAMILY HOME	PLAN A
	SINGLE FAMILY HOME	PLAN B
	SINGLE FAMILY HOME	PLAN C

SEE SHEET 6



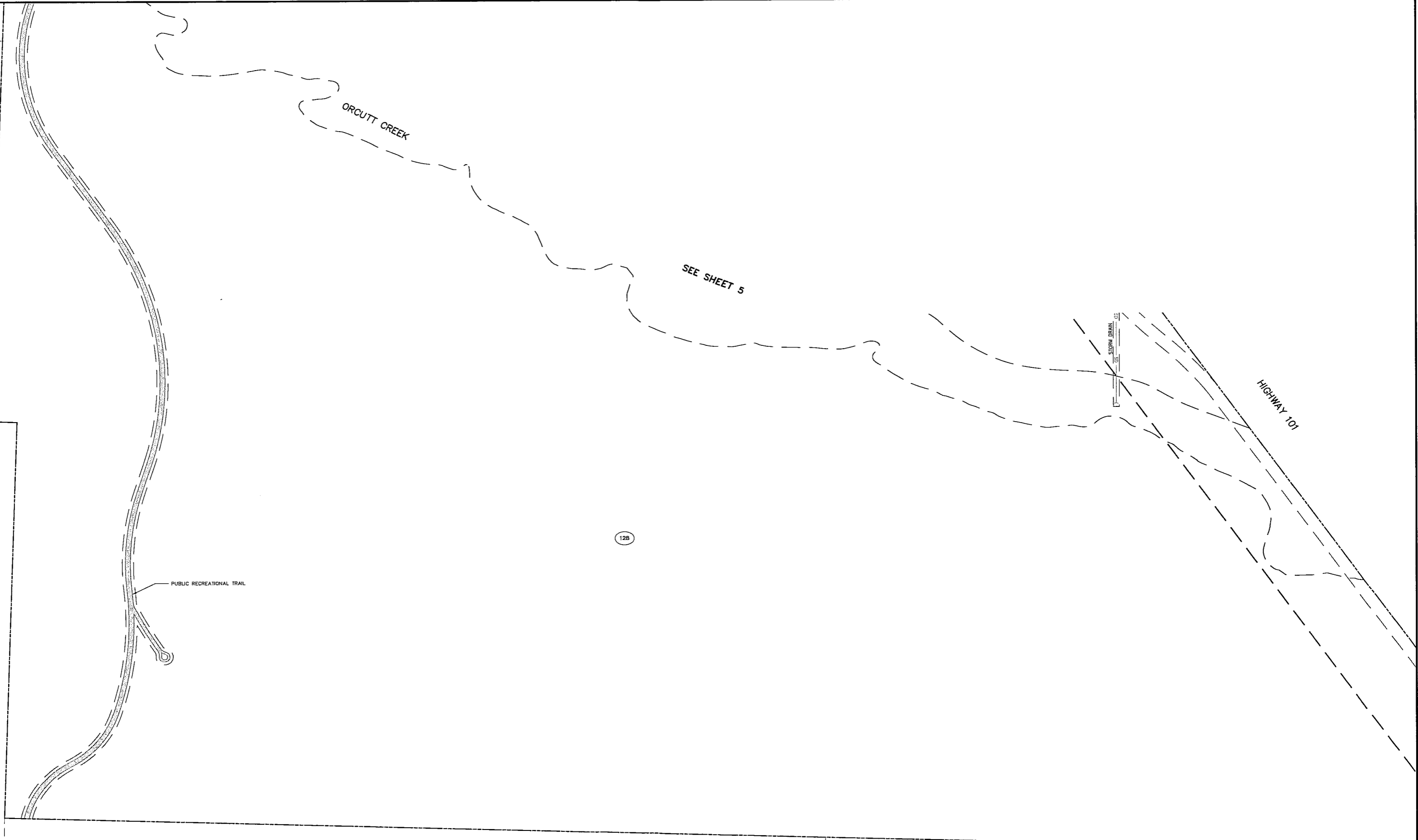
**Penfield & Smith**  
 Engineers - Surveyors - Planners  
 - Construction Management -  
 210 Enos Drive, Suite A, Santa Maria, CA 93454  
 Phone: (805) 925-2345 Fax: (805) 925-1539

**O.C.P. KEY SITE 3**  
**Development Plan 06DVP-00000-00015**  
**Single Family Homes**  
**(LOTS 103-120)**

BEING A SUBDIVISION OF APN 129-151-026  
 TOWN OF ORCUTT, COUNTY OF SANTA BARBARA, CALIFORNIA  
 SCALE: AS NOTED 16527.12 NOVEMBER 30, 2011

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ORCUTT CREEK

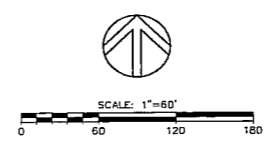
SEE SHEET 5

HIGHWAY 101

PUBLIC RECREATIONAL TRAIL

128

LEGEND			
	TRACT BOUNDARY		BUILDING SETBACK
	PROPOSED LOT LINES		BUILDABLE AREA
	PROPOSED RIGHT-OF-WAY		SEWER MAIN
	BASIN LIMITS		STORM DRAIN
	CURB FACE		WATER MAIN
	STREET CENTERLINE		LOT NUMBER
	PROPOSED EASEMENT		



**Penfield & Smith**  
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 - Construction Management -  
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 Phone: (805) 925-2345 Fax: (805) 925-1539

**O.C.P. KEY SITE 3**  
**Development Plan 06DVP-00000-00015**  
**PRIVATE OPEN SPACE (LOT 128)**  
 BEING A SUBDIVISION OF APN 129-151-026  
 TOWN OF ORCUTT, COUNTY OF SANTA BARBARA, CALIFORNIA  
 SCALE : AS NOTED 16527.12 NOVEMBER 30, 2011

LEGAL DESCRIPTION:

ALL THAT CERTAIN REAL PROPERTY SITUATED IN THE COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

PARCEL ONE
THOSE PORTIONS OF THE EAST HALF OF SECTION 18, OF THE SOUTHEAST QUARTER OF SAID SECTION 18, AND OF THE EASTERLY 44 FEET OF THE NORTHERLY 1980 FEET OF THE SOUTHWEST QUARTER OF SAID SECTION 18, ALL IN TOWNSHIP 9 NORTH, RANGE 33 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING SOUTHERLY AND WESTERLY OF THE SOUTHWESTERLY LINE OF U.S. HIGHWAY 101, WHICH SOUTHWESTERLY LINE IS DESCRIBED AS THE SOUTHWESTERLY LINE OF THE TRACT OF LAND DESCRIBED AS PARCELS ONE AND THREE IN THE DEED TO THE STATE OF CALIFORNIA RECORDED JULY 6, 1955 AS INSTRUMENT NO. 12016 IN BOOK 1323 PAGE 424 OF OFFICIAL RECORDS.

PARCEL TWO
THOSE PORTIONS OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 9 NORTH, RANGE 33 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING SOUTHERLY AND WESTERLY OF THE SOUTHWESTERLY LINE OF U.S. HIGHWAY 101, WHICH SOUTHWESTERLY LINE IS DESCRIBED AS THE SOUTHWESTERLY LINE OF THE TRACT OF LAND DESCRIBED AS PARCELS ONE AND THREE IN THE DEED TO STATE OF CALIFORNIA, RECORDED JULY 6, 1955 AS INSTRUMENT NO. 12016 IN BOOK 1323 PAGE 424 OF OFFICIAL RECORDS.

PARCEL THREE
A NON-EXCLUSIVE EASEMENT FOR ROAD, SURFACE AND UNDERGROUND PUBLIC UTILITY AND PIPELINE PURPOSES OVER, ACROSS IN AND UNDER THOSE PORTIONS OF LAND AS DESCRIBED IN THAT CERTAIN EASEMENT AGREEMENT EXECUTED BY JOEL H. HEATH, ET AL., IN FAVOR OF THE NELSON BUNKER HUNT TRUST ESTATE, RECORDED FEBRUARY 22, 1990 AS INSTRUMENT NO. 90-012345 OF OFFICIAL RECORDS.

PARCEL FOUR
A NON-EXCLUSIVE EASEMENT CREATED BY DEED RECORDED DECEMBER 23, 1976 AS INSTRUMENT NO. 55271 IN BOOK 2638 PAGE 1131 OF OFFICIAL RECORDS FOR ROAD, PUBLIC UTILITIES AND PIPELINE PURPOSES OVER AND ACROSS THAT PARCEL OF LAND IN SECTIONS 7 AND 18, TOWNSHIP 9 NORTH, RANGE 33 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF LAND DESCRIBED AS PARCEL TWO, AS PARTICULARLY SHOWN ON MAP OF RELINQUISHMENT TO THE COUNTY OF SANTA BARBARA, RECORDED ON NOVEMBER 30, 1966 IN STATE HIGHWAY MAP BOOK NO. 7 PAGES 6 AND 7 IN THE SANTA BARBARA COUNTY RECORDER'S OFFICE;

PARCEL FIVE
A NON-EXCLUSIVE EASEMENT AND RIGHT OF WAY FOR INGRESS, EGRESS, PUBLIC ROAD AND PUBLIC UTILITY PURPOSES IN, ON AND UNDER THE FOLLOWING DESCRIBED PARCEL OF REAL PROPERTY SITUATED IN THE COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA, AS SET FORTH IN THAT CERTAIN INSTRUMENT RECORDED FEBRUARY 4, 1983 AS INSTRUMENT NO. 83-5768 IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND STATE, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF THE WEST HALF OF SECTION 18, TOWNSHIP 9 NORTH, RANGE 33 WEST, SAN BERNARDINO BASE AND MERIDIAN;

PARCEL SIX
A NON-EXCLUSIVE EASEMENT AND RIGHT OF WAY FOR INGRESS, EGRESS, PUBLIC ROAD AND PUBLIC UTILITY PURPOSES IN, ON AND UNDER THE FOLLOWING PARCELS OF REAL PROPERTY SITUATED IN THE COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA: ABOVE DESCRIBED SHALL PROVIDE THAT THE LEAST SHALL PAY DIRECTLY TO GRANTEE, ITS SUCCESSORS OR ASSIGNS, THE SAID 1/4 SHARE OF THE LANDOWNER'S RENTS AND ROYALTIES HEREIN ASSIGNED TO GRANTEE, GRANTEE FURTHER, FOR THEMSELVES AND THEIR SUCCESSORS AND ASSIGNS, RESERVE THE RIGHT TO LEASE AND DEVELOP SAID RESERVED OIL, GAS AND MINERALS IN THE LAND ABOVE DESCRIBED ON SUCH TERMS AND UPON SUCH CONDITIONS AS THEY SEE FIT, AND GRANTEE, BY ACCEPTANCE OF THIS DEED, AGREES THAT GRANTEE AND THEIR SUCCESSORS AND ASSIGNS, SHALL HAVE THE RIGHT TO LEASE SAID LAND ABOVE DESCRIBED FOR OIL, GAS AND OTHER HYDROCARBON SUBSTANCES AND MINERALS, AND GRANTEE FURTHER AGREES, FOR ITSELF AND ITS SUCCESSORS AND ASSIGNS, TO JOIN IN ANY SUCH FUTURE LEASE OR AGREEMENT IF REQUESTED TO DO SO.

PARCEL SEVEN
A NON-EXCLUSIVE EASEMENT AND RIGHT OF WAY FOR INGRESS, EGRESS, PUBLIC ROAD AND PUBLIC UTILITY PURPOSES IN, ON AND UNDER THE FOLLOWING DESCRIBED PARCEL OF REAL PROPERTY SITUATED IN THE COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA, AS SET FORTH IN THAT CERTAIN INSTRUMENT RECORDED MAY 16, 1984 AS INSTRUMENT NO. 84-25731 OF OFFICIAL RECORDS.

SURVEYOR'S NOTES:
1. MAPPING
THE TOPOGRAPHIC MAPPING USED AS A BACKGROUND FOR THIS MAP WAS PROVIDED BY ARROWHEAD MAPPING COMPANY AND HAS BEEN COMPILED FROM AERIAL PHOTOGRAPHY USING STANDARD PHOTOGRAMMETRIC METHODS. THE DATE OF THE PHOTOGRAPHY IS AUGUST 31, 2005.

2. BOUNDARY AND EASEMENT INFORMATION
BOUNDARY AND EASEMENT INFORMATION SHOWN HEREON IS BASED ON THE LEGAL DESCRIPTION GIVEN IN THE PRELIMINARY TITLE REPORT NOTED BELOW AND WAS COMPILED FROM RECORD MAPPING. THIS MAP DOES NOT REPRESENT A BOUNDARY ESTABLISHMENT SURVEY.

3. BASIS OF BEARINGS
BEARINGS SHOWN HEREON ARE REFERENCED TO THE CALIFORNIA COORDINATE SYSTEM, NORTH AMERICAN DATUM OF 1983 (CCS83), ZONE 5 GRID, EPOCH 2004.00.

4. ELEVATIONS
ELEVATIONS SHOWN HEREON ARE EXPRESSED IN U.S. SURVEY FEET AND ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).

5. SITE INFORMATION
APN: 129-151-026, COUNTY OF SANTA BARBARA
LAND USE DESIGNATION: RES RANCH, COUNTY OF SANTA BARBARA
ZONING DESIGNATION: RR 10, COUNTY OF SANTA BARBARA

6. FINAL MAP
THE FINAL MAP MAY BE RECORDED IN PHASES.

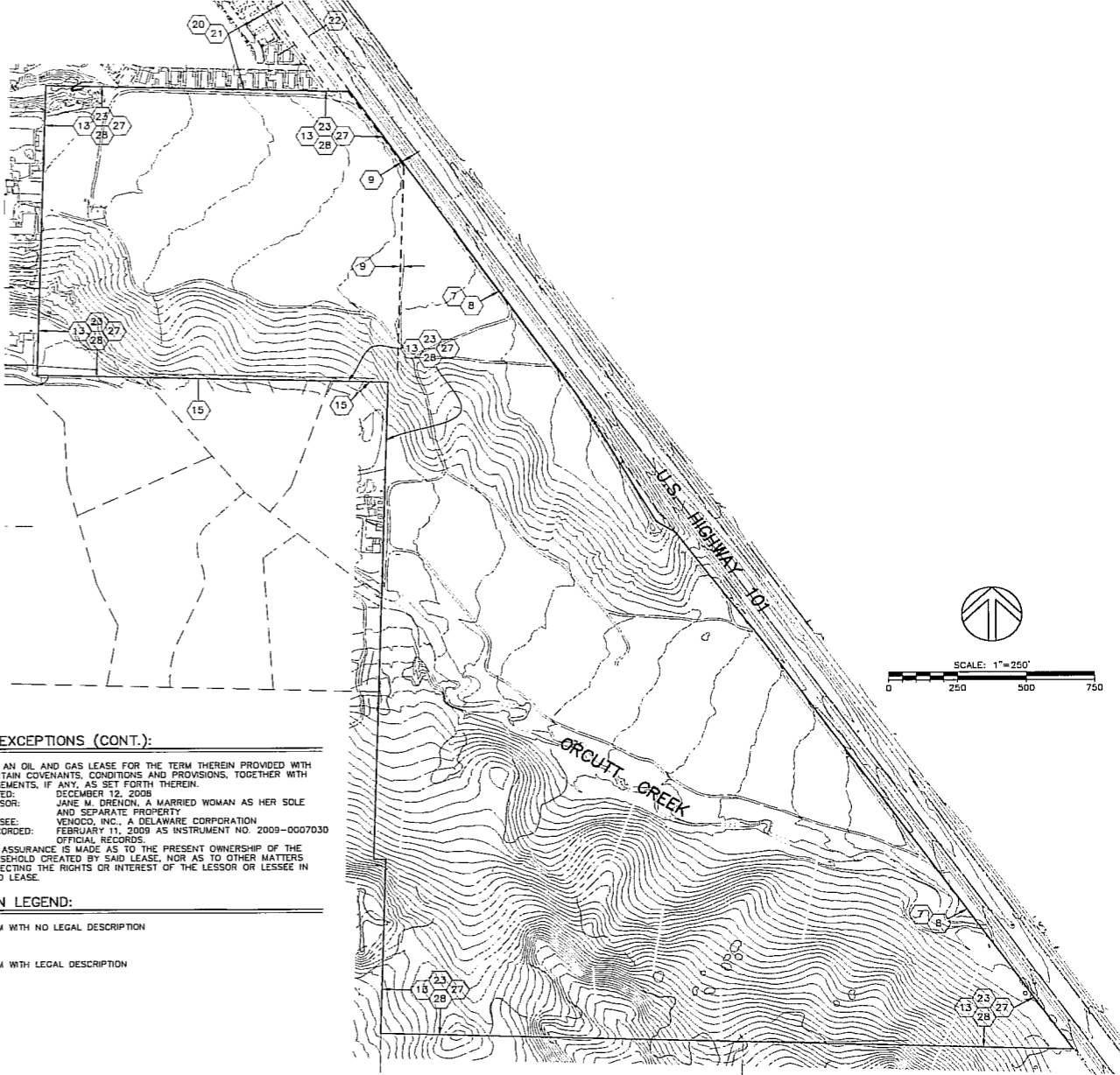
FLOOD DESIGNATIONS
THE SUBJECT PROPERTY IS WITHIN FEMA FLOOD ZONE AE AS SHOWN ON THE FLOOD INSURANCE RATE MAP NUMBER 05083C0460F, DATED FEBRUARY 02,2007.

THE SUBJECT PROPERTY IS WITHIN FEMA FLOOD ZONE AE AS SHOWN ON THE FLOOD INSURANCE RATE MAP NUMBER 05083C0460F, DATED FEBRUARY 02,2007.

EXISTING EXCEPTIONS:

(NUMBER CORRESPONDS TO ITEM NUMBER IN PRELIMINARY TITLE REPORT ISSUED BY LAWYERS TITLE COMPANY AS ORDER NO. 11590628-27, DATED JULY 10, 2009. NOT ALL EXCEPTION ITEMS ARE LISTED HEREON.)

- 1. WATER RIGHTS, CLAIMS OR TITLE TO WATER, WHETHER OR NOT SHOWN BY THE PUBLIC RECORDS.
2. THE RIGHT OF THE PUBLIC TO USE FOR ROAD PURPOSES ANY PORTION OF SAID LAND LYING WITHIN THE LINES OF ANY PUBLIC ROAD OR HIGHWAY.
3. AN EASEMENT FOR THE PURPOSE SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT GRANTED TO: PACIFIC TELEPHONE AND TELEGRAPH COMPANY...



EXISTING EXCEPTIONS (CONT.):

- 28. AN OIL AND GAS LEASE FOR THE TERM THEREIN PROVIDED WITH CERTAIN COVENANTS, CONDITIONS AND PROVISIONS, TOGETHER WITH EASEMENTS, IF ANY, AS SET FORTH THEREIN.
LESSOR: JANE M. DRENNIN, A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY...

EXCEPTION LEGEND:

- 1. ITEM WITH NO LEGAL DESCRIPTION
2. ITEM WITH LEGAL DESCRIPTION

DEVELOPER:

SB CLARK, LLC
300 ESTATE DRIVE, SUITE 430
OXNARD, CA 930301
(805) 907-5124

OWNERS STATEMENT

WE HEREBY APPLY FOR APPROVAL OF THE DIVISION OF REAL PROPERTY SHOWN ON THIS MAP AND CERTIFY THAT WE ARE THE LEGAL OWNER OR THE AUTHORIZED AGENT OF THE LEGAL OWNER AND THAT THE INFORMATION SHOWN HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

ERNE MANSI DATE
SB CLARK, LLC

EXISTING PROPERTY STATISTICS:

Table with columns: PARCELS, GROSS & NET, LOT AREA (1-3). Values: 3, 6,037,178 SQFT, 138.57 AC.

SHEET INDEX

- 1. TITLE SHEET
2. EXISTING BOUNDARY
3. PROPOSED OFFSITE EASEMENTS
4. PROPOSED SITE IMPROVEMENTS
5. PROPOSED SITE IMPROVEMENTS
6. PROPOSED SITE IMPROVEMENTS
7. PROPOSED SITE IMPROVEMENTS AND TYPICAL SECTIONS
8. PROPOSED SITE IMPROVEMENTS AND TYPICAL SECTIONS

ENGINEER:

PENFIELD & SMITH
210 EAST ENOS DRIVE, SUITE A
SANTA MARIA, CALIFORNIA 93454
TEL: (805) 925-2345

VICINITY MAP

SCALE: N.T.S.
JUSTIN HEIGHT
P.L.S. 6167
EXP. 03/31/10

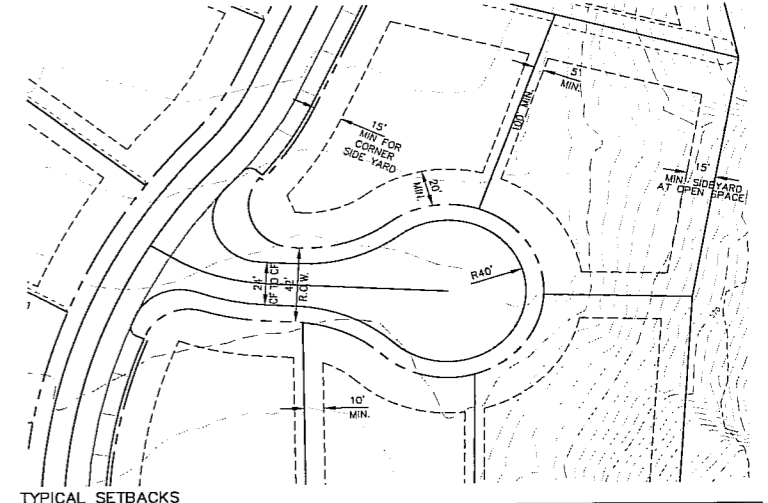
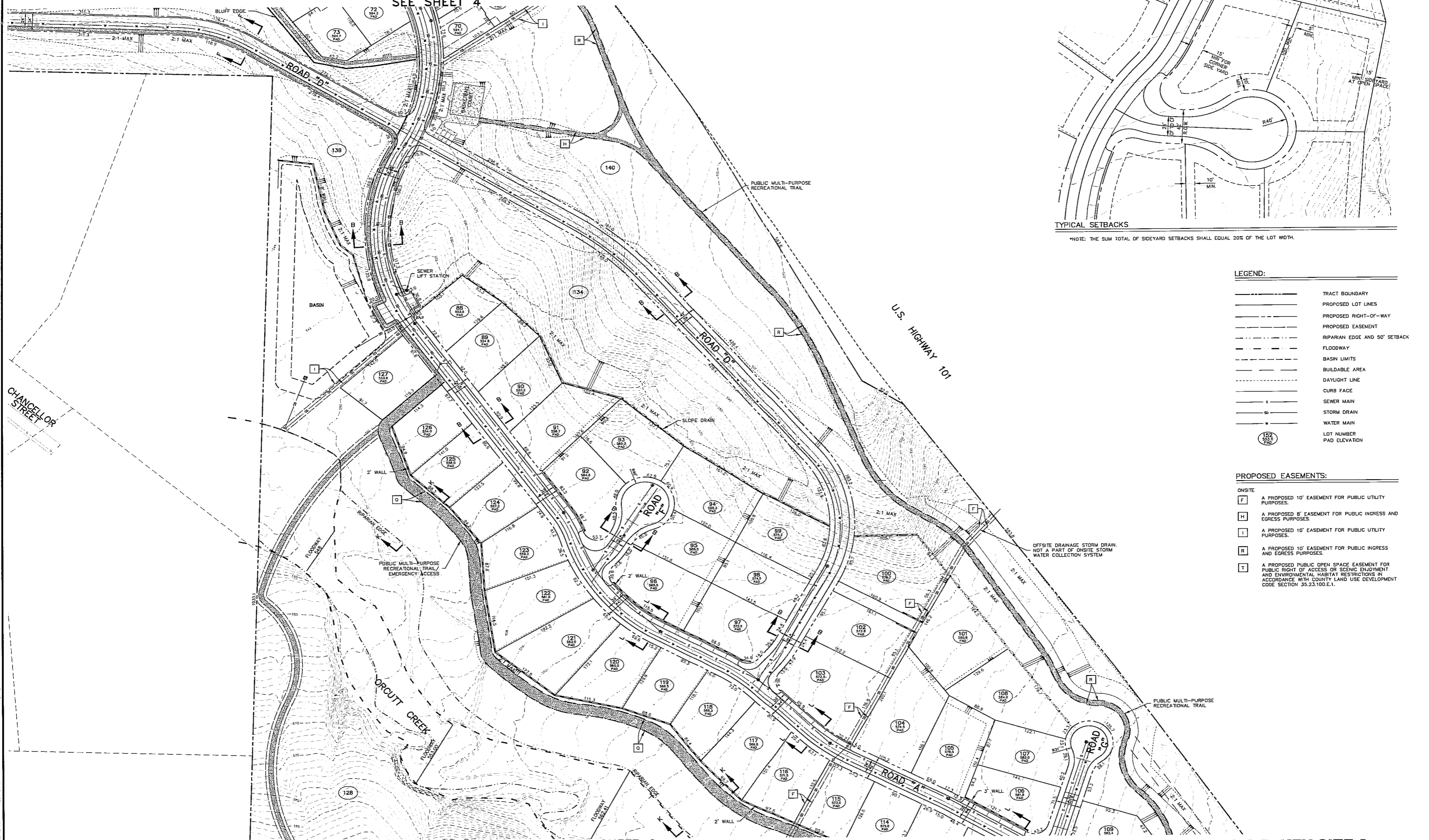
Penfield & Smith logo and contact information: 210 Enos Drive, Suite A, Santa Maria, CA 93454. Phone: (805) 925-2345. Fax: (805) 925-1539.

O.C.P. KEY SITE 3
Vesting Tentative Tract Map 14,716
Title Sheet

BEING A SUBDIVISION OF APN 129-151-026
TOWN OF ORCUTT, COUNTY OF SANTA BARBARA, CALIFORNIA
SCALE: AS NOTED 16527.12 NOVEMBER 30, 2011







TYPICAL SETBACKS  
 \*NOTE: THE SUM TOTAL OF SIDEYARD SETBACKS SHALL EQUAL 20% OF THE LOT WIDTH.

**LEGEND:**

---	TRACT BOUNDARY
---	PROPOSED LOT LINES
---	PROPOSED RIGHT-OF-WAY
---	PROPOSED EASEMENT
---	RIPARIAN EDGE AND 50' SETBACK
---	FLOODWAY
---	BASIN LIMITS
---	BUILDABLE AREA
---	DAYLIGHT LINE
---	CURB FACE
---	SEWER MAIN
---	STORM DRAIN
---	WATER MAIN
○	LOT NUMBER
○	PAD ELEVATION

**PROPOSED EASEMENTS:**

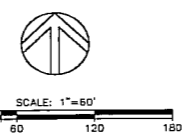
ONSITE

F	A PROPOSED 10' EASEMENT FOR PUBLIC UTILITY PURPOSES.
H	A PROPOSED 8' EASEMENT FOR PUBLIC INGRESS AND EGRESS PURPOSES.
I	A PROPOSED 10' EASEMENT FOR PUBLIC UTILITY PURPOSES.
R	A PROPOSED 10' EASEMENT FOR PUBLIC INGRESS AND EGRESS PURPOSES.
T	A PROPOSED PUBLIC OPEN SPACE EASEMENT FOR PUBLIC RIGHT OF ACCESS OR SCENIC ENJOYMENT AND ENVIRONMENTAL HABITAT RESTRICTIONS IN ACCORDANCE WITH COUNTY LAND USE DEVELOPMENT CODE SECTION 35.23.100.E.1.

PLOT DATE: 11/30/2011 1:46:58 PM PLOT SCALE: 1:1  
 PLOT BY: Autumn Gieser  
 SAVE DATE: 11/30/2011 11:22:18 AM

SEE SHEET 6

SEE SHEET 4

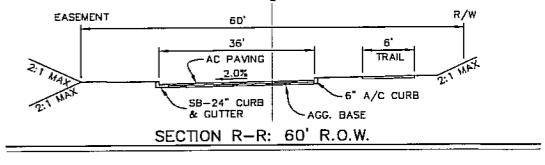
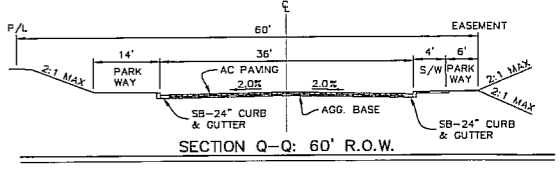
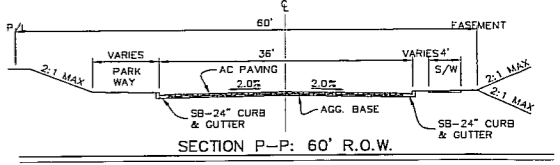
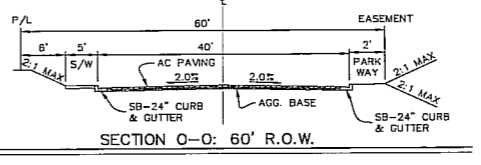
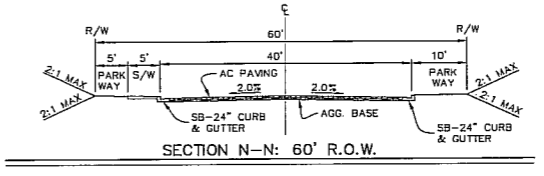
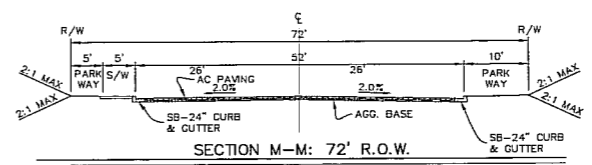
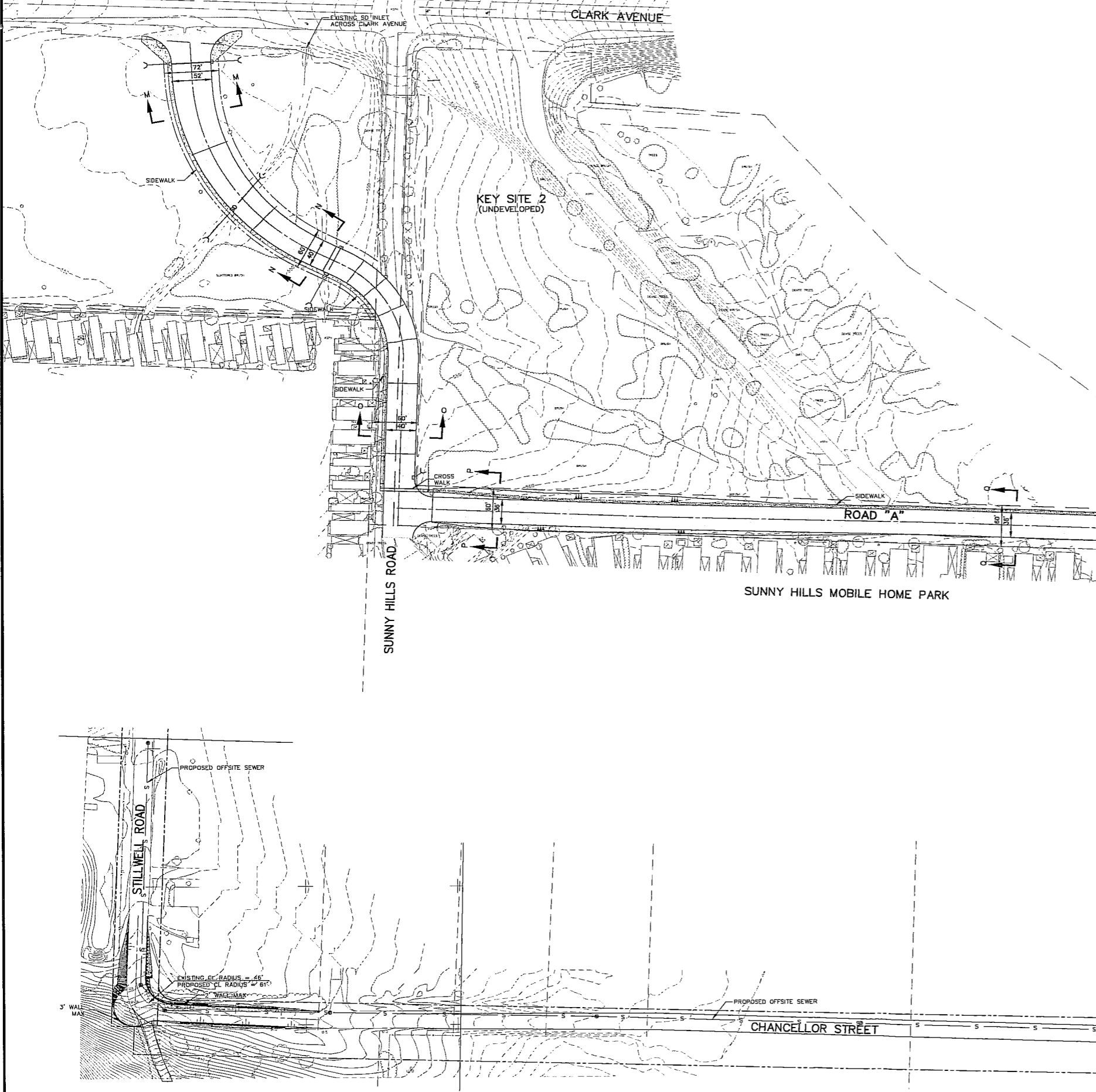


**Penfield & Smith**  
 Engineers - Surveyors - Planners  
 - Construction Management -  
 210 Enos Drive, Suite A, Santa Maria, CA 93454  
 Phone: (805) 925-2345 Fax: (805) 925-1539

**O.C.P. KEY SITE 3**  
**Vesting Tentative Tract Map 14,716**  
**Proposed Site Improvements**

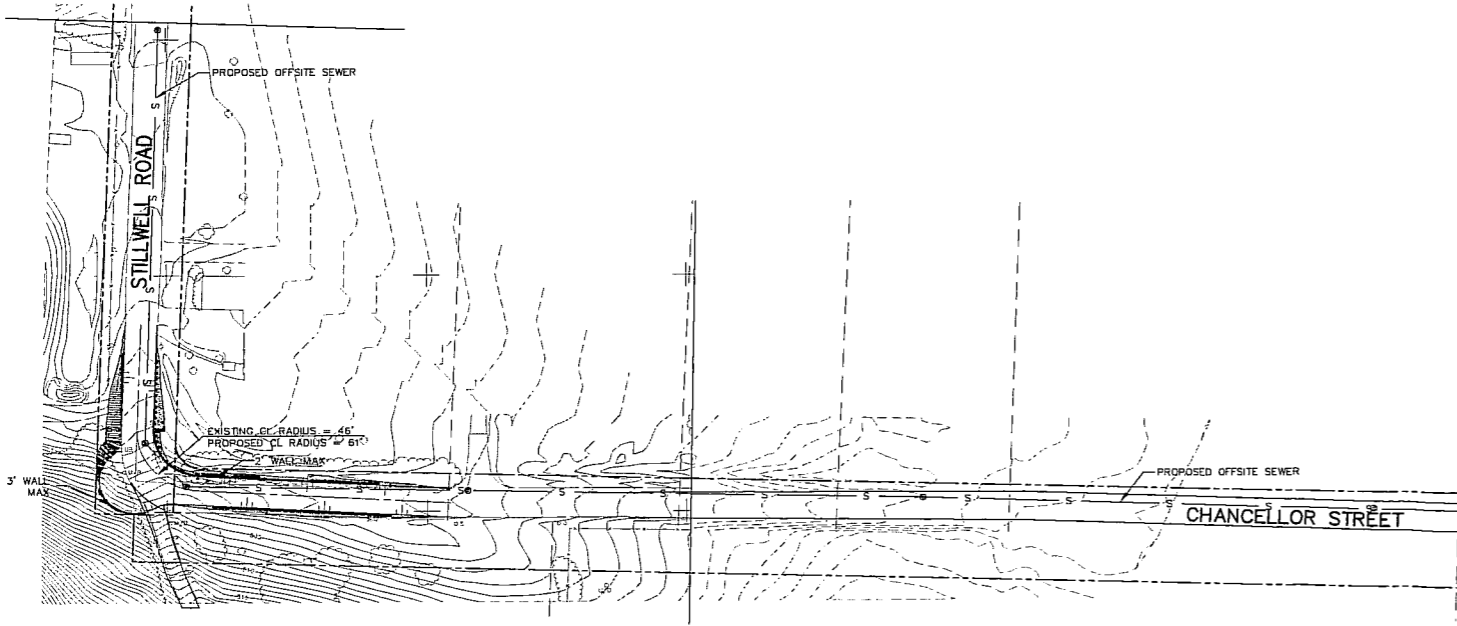
BEING A SUBDIVISION OF APN 129-151-026  
 TOWN OF ORCUTT, COUNTY OF SANTA BARBARA, CALIFORNIA  
 SCALE : AS NOTED 16527.12 NOVEMBER 30, 2011

42-EB SAVE DATE: 11/20/2011 11:45:24 AM PLOT BY: Autumn Gieser PLOT DATE: 11/20/2011 3:22:55 PM PLOT SCALE: 1:1



**LEGEND:**

- TRACT BOUNDARY
- PROPOSED LOT LINES
- PROPOSED RIGHT-OF-WAY
- PROPOSED EASEMENT
- RIPARIAN EDGE AND 50' SETBACK
- FLOODWAY
- BASIN LIMITS
- BUILDABLE AREA
- CURB FACE
- S --- SEWER MAIN
- SD --- STORM DRAIN
- W --- WATER MAIN



SEE SHEET 4

SEE SHEET 4

**O.C.P. KEY SITE 3**  
**Vesting Tentative Tract Map 14,716**  
**Proposed Site Improvements**

BEING A SUBDIVISION OF APN 129-151-026  
 TOWN OF ORCUTT, COUNTY OF SANTA BARBARA, CALIFORNIA  
 SCALE: AS NOTED 16527.12 NOVEMBER 30, 2011



**Penfield & Smith**  
 Engineers - Surveyors - Planners  
 - Construction Management -  
 111 East Victoria Street, Santa Barbara, CA 93101  
 Phone: (805) 963-9532 Fax: (805) 968-9801

DRAWING: s:\ecad\work\16527\entmap\16527.mdb.dwg