

**ATTACHMENT 2
PROJECT SITE MAPS**

Exhibit 18 – Regional Drainage Map
Exhibit 2 – Drainage Location Map
Exhibit 3 – 2016 Aerial Photograph
Exhibit 4 – 2013 Aerial Photograph
Exhibit WQ-1 – TR 33356 Receiving Water to Pacific Ocean Map
County of Riverside Tentative Tract Map 33356

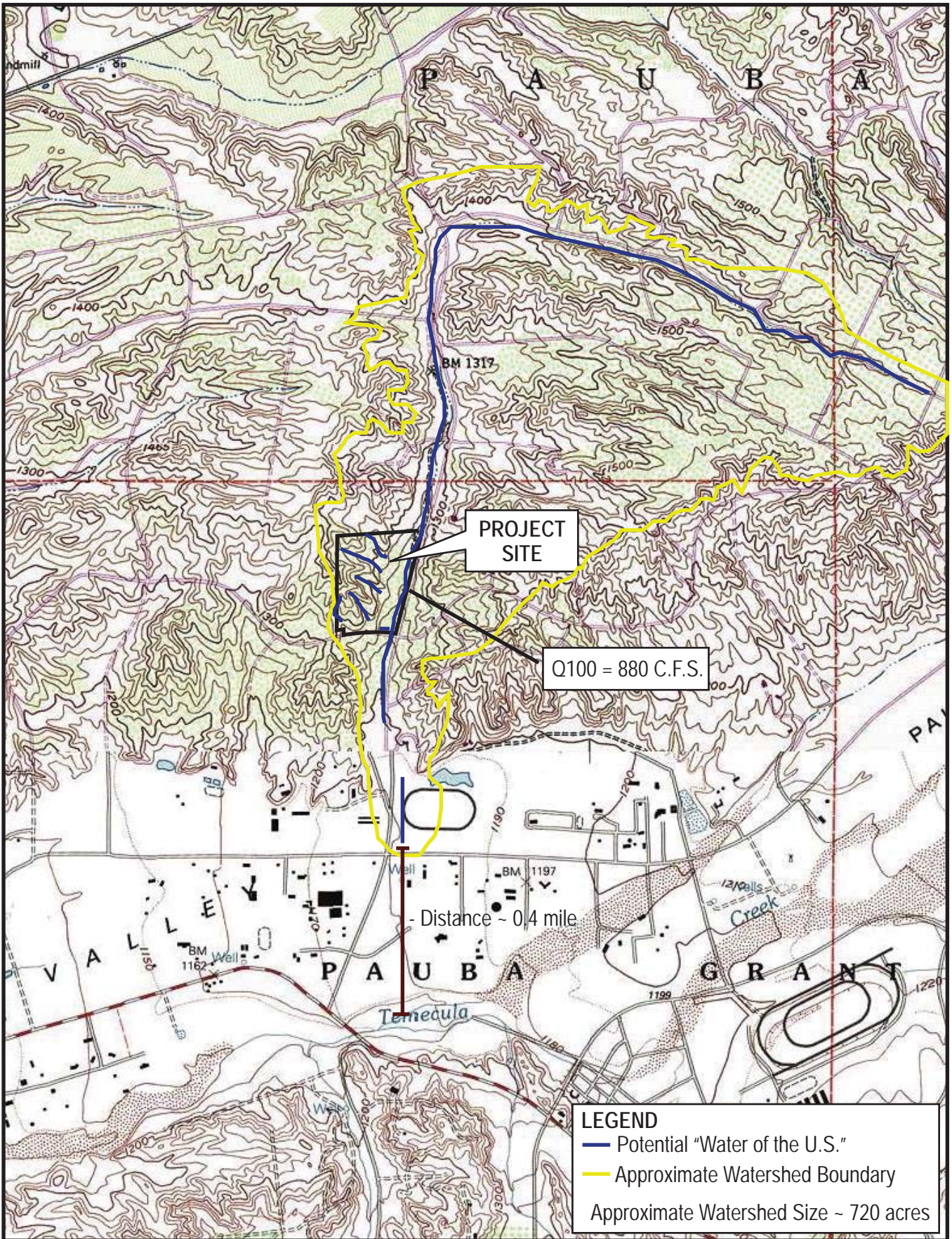
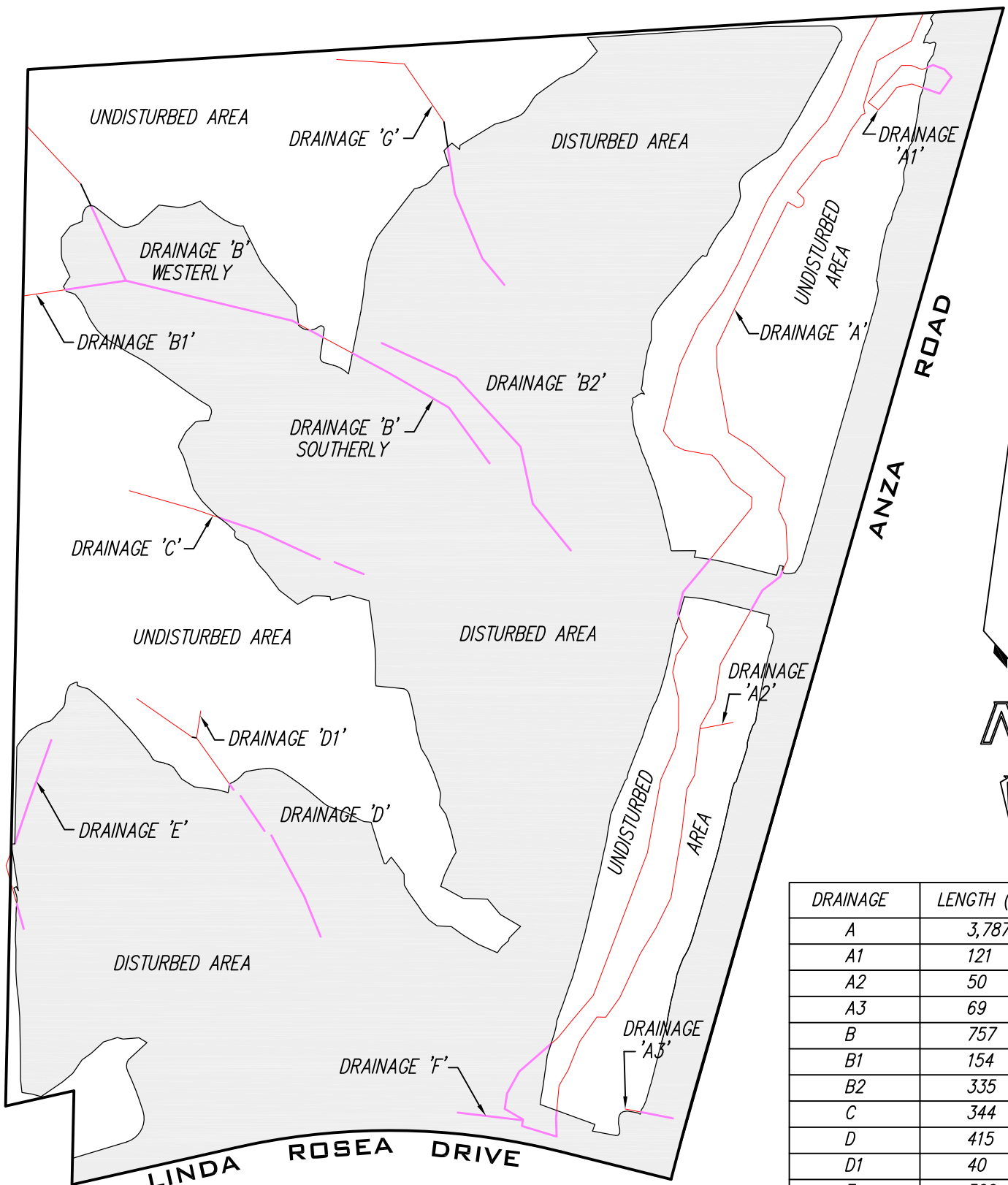


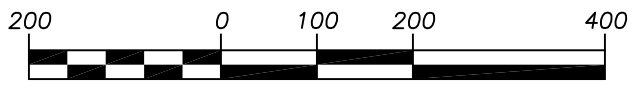
EXHIBIT 2 DRAINAGE LOCATION MAP



DRAINAGE	LENGTH (FT)
A	3,787
A1	121
A2	50
A3	69
B	757
B1	154
B2	335
C	344
D	415
D1	40
E	300
F	90
G	450

LEGEND

- DISTURBED AREA
- DISTURBED DRAINAGE
- UNDISTURBED DRAINAGE



GRAPHIC SCALE: 1"=200'

PREPARE DATE: MAY 28, 2019



LITTLE SAND CREEK
AUGUST 2016
SOURCE: GOOGLE EARTH



ACS CONSULTING, INC.
 LAND DEVELOPMENT & SURVEYING SPECIALISTS

PO BOX 2252 TEMECULA CA 92593-2252
 PH. (951) 757-5178



**TRACT 33356 RECEIVING WATERS
 TO PACIFIC OCEAN**

SCALE: NTS

Drawing Name: O:\Dropbox\Public\Projects\11501-Sand Creek\WOMP\Receiving Water WQ-1 33356.dwg
 Last Opened: Apr 07, 2017 - 2:19pm by Frank

**EXHIBIT "WQ-1"
 COUNTY OF RIVERSIDE
 TR 33356 RECEIVING WATER
 TO PACIFIC OCEAN**

GENERAL NOTES:

DATE PREPARED
SEPTEMBER 23, 2004

LAND OWNER / APPLICANT
SAND CREEK DEVELOPMENT, LP
43180 BUSINESS PARK DRIVE, SUITE 202
TEMECULA, CA 92590
TEL: (951) 587-9100
FAX: (951) 587-8866

ENGINEER
ACS CONSULTING, INC.
PO BOX 2252
TEMECULA, CA 92593
TEL: (951) 757-5178
FAX: (951) 225-9637

NPDES STATEMENT OF COMPLIANCE
THE PROPOSED DEVELOPMENT WILL COMPLY WITH SUPPLEMENT 'A' OF THE NPDES GUIDELINES TO ENSURE ALL RUNOFF WILL FOLLOW PROPER BMP PRACTICES.

ASSESSOR'S PARCEL NUMBER
951-220-002

LEGAL DESCRIPTION

BEING A PORTION OF THAT CERTAIN PARCEL OF LAND AS CONVEYED TO RANCHO 42, A CALIFORNIA PARTNERSHIP, BY GRANT DEED RECORDED MARCH 1, 1989 AS INST. NO. 53096, RECORDS OF THE RECORDER, RIVERSIDE COUNTY, CALIFORNIA, ALSO BEING A PORTION OF PAUBA RANCHO AND A PORTION OF PROJECTED SECTION 35, TOWNSHIP 7 SOUTH, RANGE 2 WEST AND IN PROJECTED SECTIONS 2 AND 11, TOWNSHIP 8 SOUTH, RANGE 2 WEST.

COMMUNITY SERVICE DISTRICT

THERE IS NO PROPOSED COMMUNITY SERVICE DISTRICT

ZONING AND LAND USE

EXISTING ZONING & LAND USE: RR (RURAL RESIDENTIAL)
PROPOSED ZONING: R-A-1/2 (RESIDENTIAL AGRICULTURE - ONE-HALF ACRE MINIMUM)
R-A-1 (RESIDENTIAL AGRICULTURE - ONE ACRE MINIMUM)
R-A-2 (RESIDENTIAL AGRICULTURE - TWO ACRE MINIMUM)
R-5 (OPEN AREA COMBINING ZONE-RESIDENTIAL DEVELOPMENTS)

SCHOOL DISTRICT

TEMECULA VALLEY UNIFIED - ELEMENTARY & HIGH SCHOOL

ACREAGE

42.4 ACRES GROSS
39.6 ACRES NET

TOPOGRAPHY SOURCE

FLOWS BY: AERIAL GODESY
43468 BREWSTER CT,
TEMECULA, CA 92592
DATE FLOWN: 06-17-04

GEOLOGIC HAZARD NOTE

NONE

FLOOD ZONE

FEMA FLOOD ZONE C

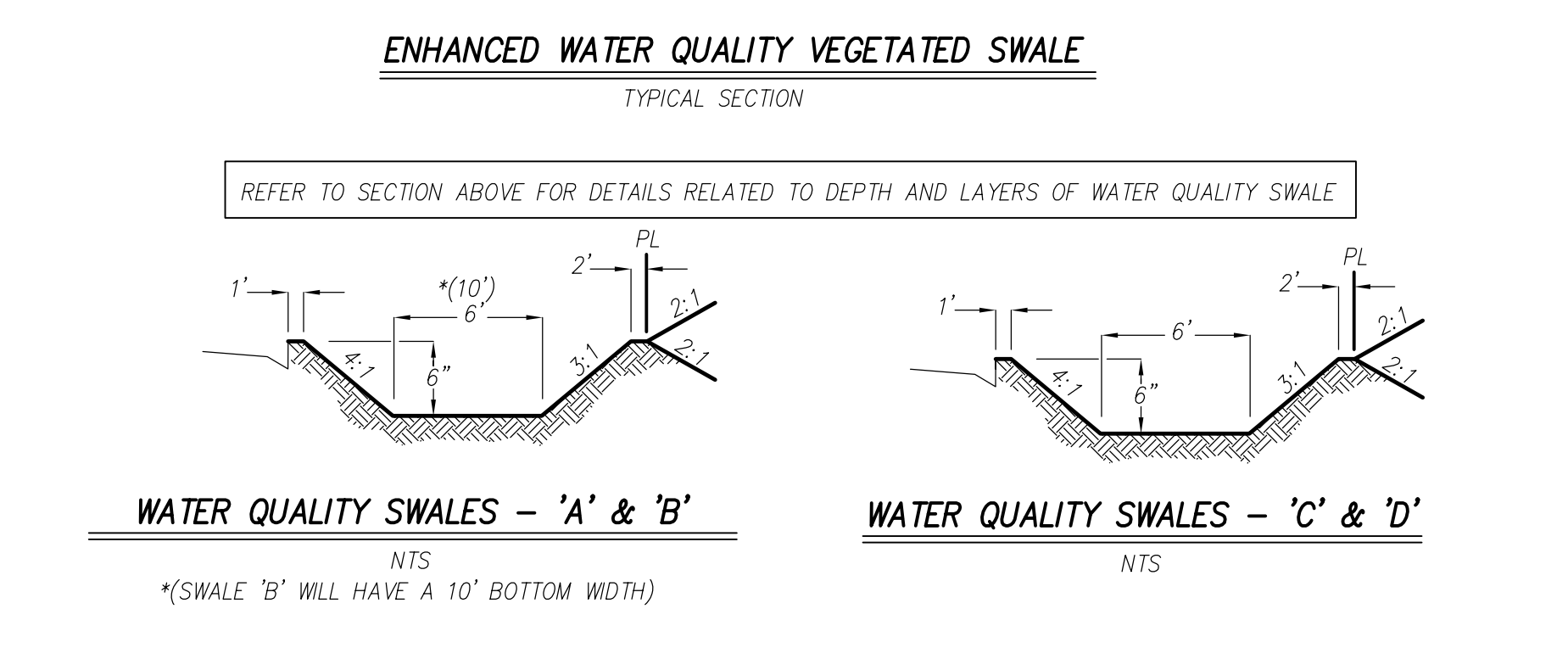
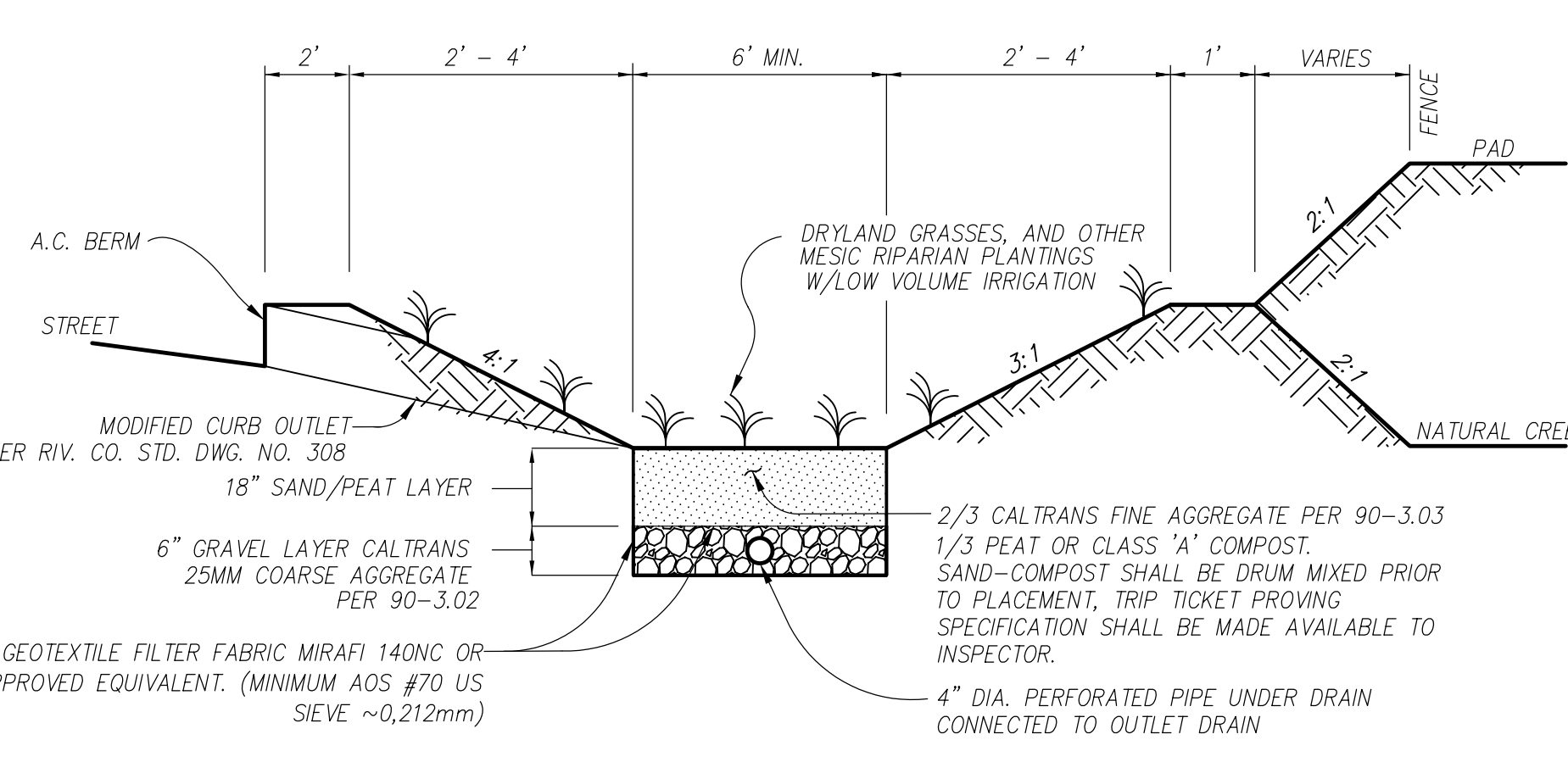
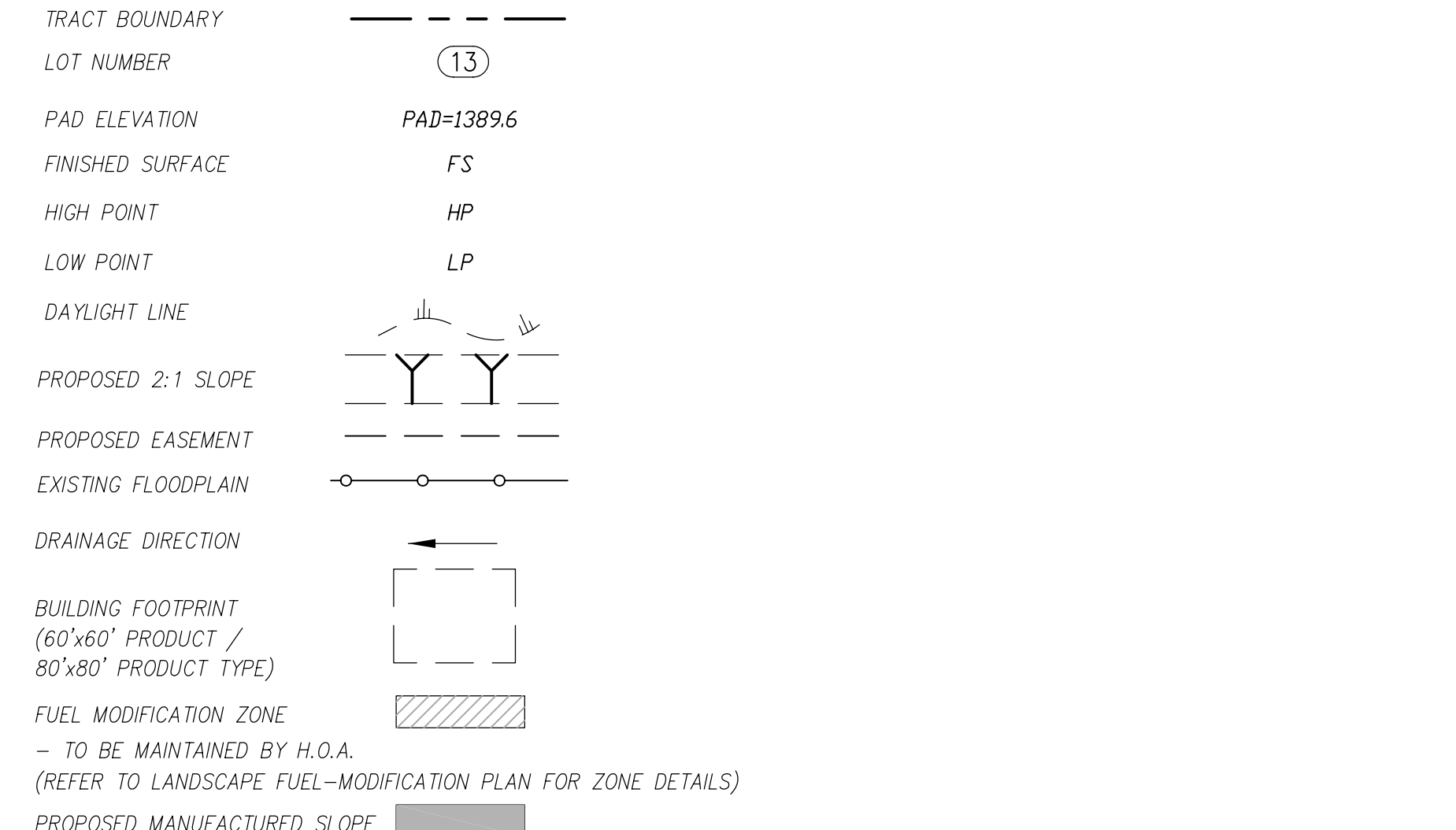
CONTIGUOUS OWNERSHIP

TENTATIVE MAP INCLUDES THE ENTIRE CONTIGUOUS OWNERSHIP

PROPOSED IMPROVEMENT SCHEDULE

SCHEDULE "B" WITH CLUSTERING OF LOTS

LEGEND

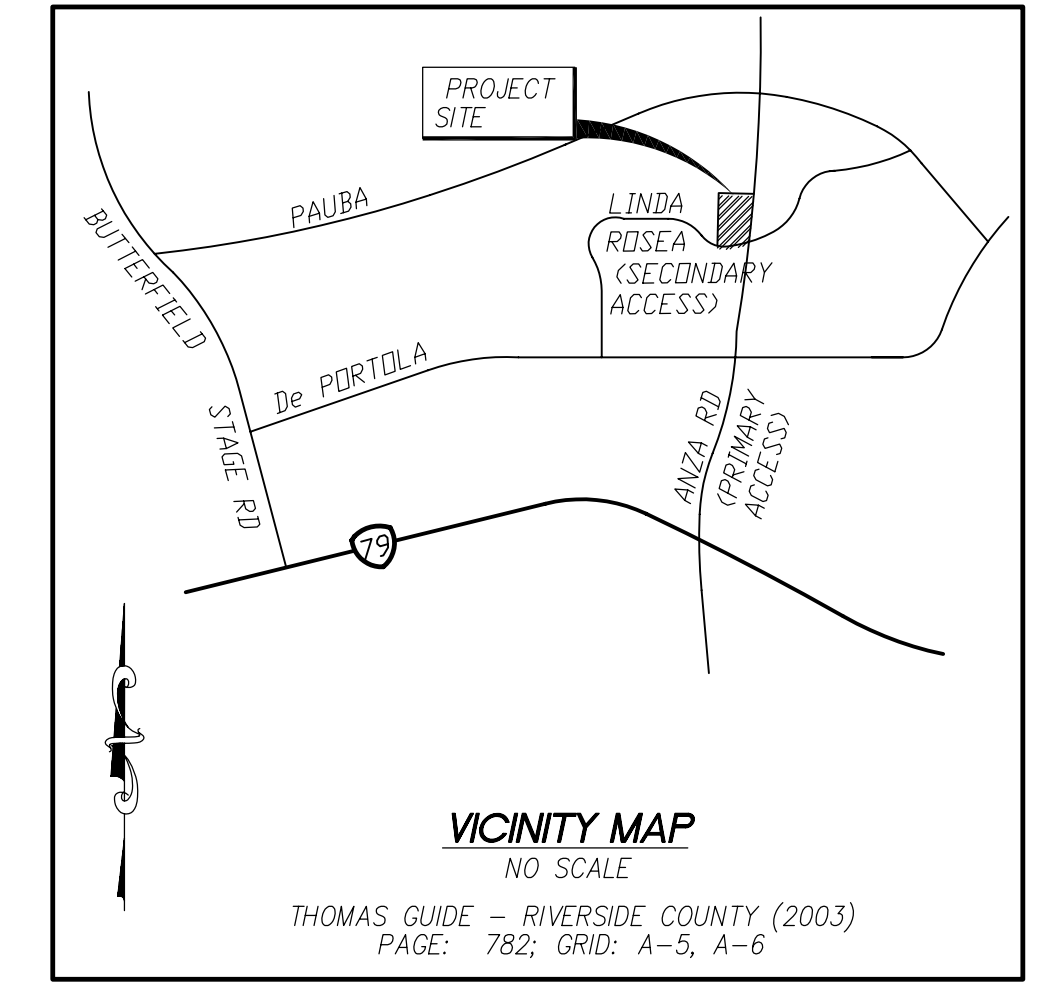


MARK	REVISIONS	DATE
▲	AMEND EXHIBIT PER STAFF COMMENTS	11/11/05
▲	AMEND EXHIBIT PER STAFF COMMENTS	11/29/05
▲	AMEND EXHIBIT PER STAFF COMMENTS	12/9/06
▲	AMEND EXHIBIT PER STAFF COMMENTS	8/15/08
▲	ADD 100' SETBACK PER FIRE; EXTEND W.Q. SWALES PER FLOOD	8/15/08
▲	FINAL FOR PLANNING APPROVAL	12/9/09
▲	FINAL FOR BOARD OF SUPERVISOR APPROVAL	6/10/11

RECORDED BY: JAA DRAWN BY: JAA CHECKED BY: JAA

TENTATIVE TRACT MAP 33356

IN THE COUNTY OF RIVERSIDE
(AMENDED EXHIBIT NO. 3)



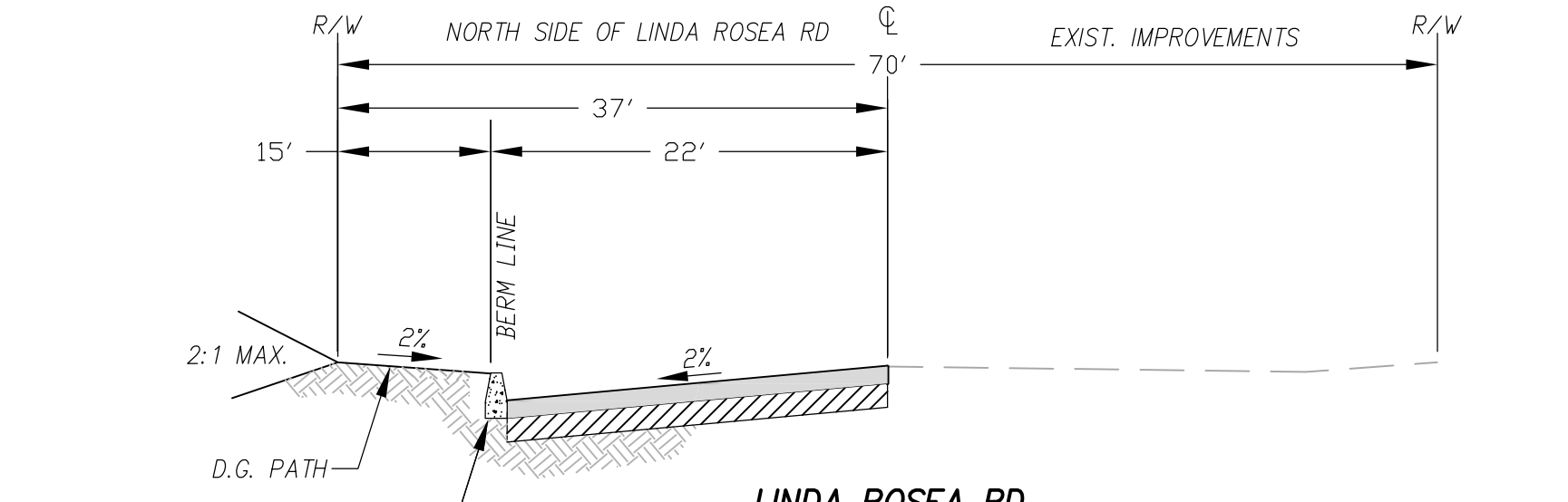
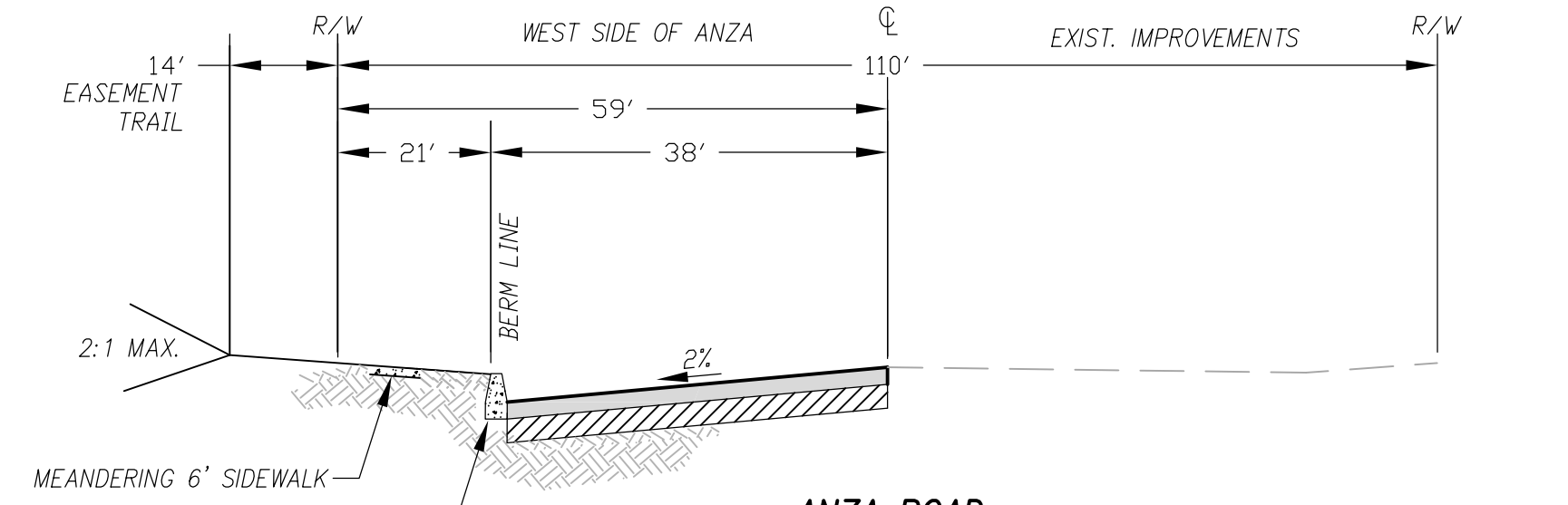
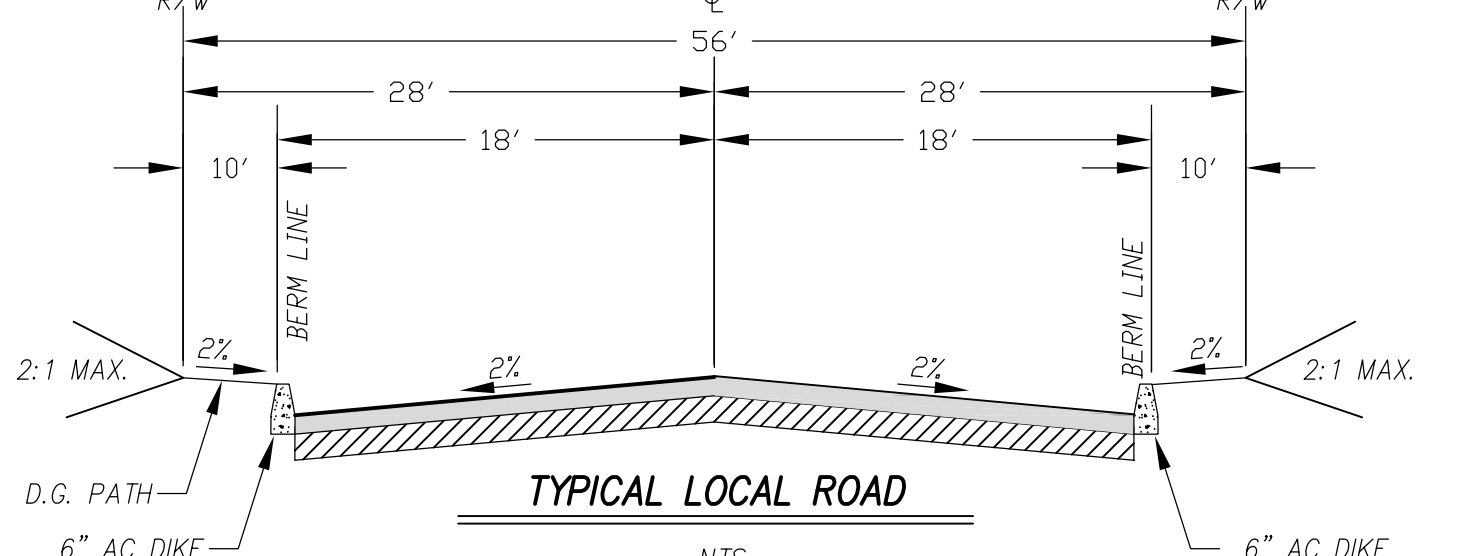
LOT AREA TABLE	
LOT #	GROSS AREA (AC.)
1	1.02
2	0.75
3	1.44
4	1.46
5	3.10
6	2.12
7	1.21
8	1.21
9	1.03
10	2.70
11	3.05
12	3.91
13	2.54
14	2.35
15	2.34
16	1.04
17	6.29
18	4.78

GENERAL NOTES

- ALL SLOPES 2:1 UNLESS OTHERWISE NOTED.
- LAND IS NOT WITHIN A SPECIAL STUDIES ZONE AND LAND IS NOT SUBJECT TO LIQUEFACTION OR OTHER GEOLOGICAL HAZARD.
- LAND IS NOT SUBJECT TO OVERFLOW, INUNDATION, OR FLOOD HAZARD.
- ALL LOTS WILL BE ROUGH GRADED AT THE SAME TIME, SO AS TO REQUIRE ONE GRADING PERMIT PROCESSING.
- ALL ROADS WILL BE PUBLICLY MAINTAINED.
- ALL CROSS LOT DRAINAGE WILL NEED TO BE CONTAINED IN EASEMENTS TO BE MAINTAINED BY H.O.A.

UTILITIES

WATER: RANCHO CALIFORNIA WATER DISTRICT
SEWER: EASTERN MUNICIPAL WATER DISTRICT
ELECTRIC: SOUTHERN CALIFORNIA EDISON
GAS: SOUTHERN CALIFORNIA GAS
TELEPHONE: VERIZON



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SHEET TITLE:
TITLE / GRADING SHEET

COUNTY OF RIVERSIDE
TENTATIVE TRACT MAP 33356

