

Attachment C

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OWNER'S STATEMENT

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF, OR HAVE SOME RIGHT, TITLE OR INTEREST IN AND TO, THE REAL PROPERTY INCLUDED WITHIN THE SUBDIVISION SHOWN UPON THIS MAP, AND THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS A CLEAR TITLE TO SAID PROPERTY, AND WE CONSENT TO THE PREPARATION AND RECORDATION OF SAID MAP AND SUBDIVISION AS SHOWN WITHIN THE SUBDIVISION BOUNDARY LINES.

MONTECRISTO CAPITAL, INC., A CALIFORNIA CORPORATION

Martin D. Morales
MARTIN D. MORALES, SECRETARY
SECRETARY.

NOTARY ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA
COUNTY OF MONTEREY

ON June 2, 2015

BEFORE ME, Rosa S. Muñoz, NOTARY PUBLIC

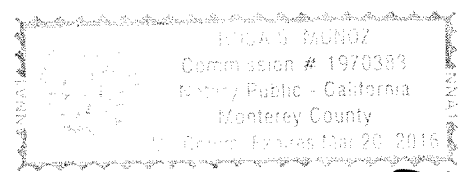
PERSONALLY APPEARED Martin D. Morales

WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/ THEY EXECUTED THE SAME IN HIS/HER/ THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/ THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL.

SIGNATURE: Rosa S. Muñoz
Rosa S. Muñoz
The UPS Store 4642
March 20, 2016



1522 Constitution Blvd.
Salinas, CA 93905

COUNTY SURVEYOR'S STATEMENT

I, MICHAEL K. GOETZ, COUNTY SURVEYOR OF MONTEREY COUNTY, HEREBY STATE THAT I HAVE EXAMINED THIS MAP, THAT THE SUBDIVISION HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP AND ANY APPROVED ALTERATIONS THEREOF, AS APPROVED BY THE DIRECTOR OF RMA-PLANNING, COUNTY OF MONTEREY, ON AUGUST 27, 2014, THAT ALL THE PROVISIONS OF THE CALIFORNIA SUBDIVISION MAP ACT, AS AMENDED, AND MONTEREY COUNTY CODE, TITLE 19, HAVE BEEN COMPLIED WITH, AND I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT.

Michael K. Goetz
MICHAEL K. GOETZ, PLS 5667
COUNTY SURVEYOR
MONTEREY COUNTY, CALIFORNIA



DATE: August 13, 2015

NOTES

THE FOLLOWING INFORMATION IS FOR INFORMATIONAL PURPOSES, DESCRIBING CONDITIONS AS OF THE DATE OF FILING, AND IS NOT INTENDED TO AFFECT RECORD TITLE INTEREST.

- IF, DURING THE COURSE OF CONSTRUCTION, CULTURAL, ARCHAEOLOGICAL, HISTORICAL OR PALEONTOLOGICAL RESOURCES ARE UNCOVERED AT THE SITE (SURFACE OR SUBSURFACE RESOURCES) WORK SHALL BE HALTED IMMEDIATELY WITHIN 50 METERS (165 FEET) OF THE FIND UNTIL A QUALIFIED PROFESSIONAL ARCHAEOLOGIST CAN EVALUATE IT. MONTEREY COUNTY RMA - PLANNING AND A QUALIFIED ARCHAEOLOGIST (I.E., AN ARCHAEOLOGIST REGISTERED WITH THE REGISTER OF PROFESSIONAL ARCHAEOLOGISTS) SHALL BE IMMEDIATELY CONTACTED BY THE RESPONSIBLE INDIVIDUAL PRESENT ON-SITE. WHEN CONTACTED, THE PROJECT PLANNER AND THE ARCHAEOLOGIST SHALL IMMEDIATELY VISIT THE SITE TO DETERMINE THE EXTENT OF THE RESOURCES AND TO DEVELOP PROPER MITIGATION MEASURES REQUIRED FOR RECOVERY. (RMA - PLANNING)
- THE SITE SHALL BE LANDSCAPED. PRIOR TO THE ISSUANCE OF BUILDING PERMITS, THREE (3) COPIES OF A LANDSCAPING PLAN SHALL BE SUBMITTED TO THE DIRECTOR OF RMA - PLANNING. A LANDSCAPE PLAN REVIEW FEE IS REQUIRED FOR THIS PROJECT. FEES SHALL BE PAID AT THE TIME OF LANDSCAPE PLAN SUBMITTAL. THE LANDSCAPING PLAN SHALL BE IN SUFFICIENT DETAIL TO IDENTIFY THE LOCATION, SPECIES, AND SIZE OF THE PROPOSED LANDSCAPING MATERIALS AND SHALL INCLUDE AN IRRIGATION PLAN. THE PLAN SHALL BE ACCOMPANIED BY A NURSERY OR CONTRACTOR'S ESTIMATE OF THE COST OF INSTALLATION OF THE PLAN. BEFORE OCCUPANCY, LANDSCAPING SHALL BE EITHER INSTALLED OR A CERTIFICATE OF DEPOSIT OR OTHER FORM OF SURETY MADE PAYABLE TO MONTEREY COUNTY FOR THAT COST ESTIMATE SHALL BE SUBMITTED TO THE MONTEREY COUNTY RMA - PLANNING. ALL LANDSCAPED AREAS AND FENCES SHALL BE CONTINUOUSLY MAINTAINED BY THE APPLICANT; ALL PLANT MATERIAL SHALL BE CONTINUOUSLY MAINTAINED IN A LITTER-FREE, WEED-FREE, HEALTHY, GROWING CONDITION. (RMA - PLANNING)
- ALL EXTERIOR LIGHTING SHALL BE UNOBTRUSIVE, DOWN-LIT, HARMONIOUS WITH THE LOCAL AREA, AND CONSTRUCTED OR LOCATED SO THAT ONLY THE INTENDED AREA IS ILLUMINATED AND OFF-SITE GLARE IS FULLY CONTROLLED. THE LIGHTING SOURCE SHALL BE SHIELDED AND RECESSED INTO THE FIXTURE. THE APPLICANT SHALL SUBMIT THREE (3) COPIES OF AN EXTERIOR LIGHTING PLAN WHICH SHALL INDICATE THE LOCATION, TYPE, AND WATTAGE OF ALL LIGHT FIXTURES AND INCLUDE CATALOG SHEETS FOR EACH FIXTURE. THE LIGHTING SHALL COMPLY WITH THE REQUIREMENTS OF THE CALIFORNIA ENERGY CODE SET FORTH IN CALIFORNIA CODE OF REGULATIONS TITLE 24 PART 6. THE EXTERIOR LIGHTING PLAN SHALL BE SUBJECT TO APPROVAL BY THE DIRECTOR OF RMA - PLANNING, PRIOR TO THE ISSUANCE OF BUILDING PERMITS. (RMA - PLANNING)
- ALL NEW UTILITY AND DISTRIBUTION LINES SHALL BE PLACED UNDERGROUND. (RMA - PLANNING AND RMA- PUBLIC WORKS)
- OBTAIN AN ENCROACHMENT PERMIT FROM THE DEPARTMENT OF PUBLIC WORKS AND RECONSTRUCT CURB, GUTTER, SIDEWALK ALONG THE PROJECT'S FRONTAGE OF POMBER AND SALINAS STREETS. (RMA-PUBLIC WORKS)
- OBTAIN AN ENCROACHMENT PERMIT(S) FROM THE DEPARTMENT OF PUBLIC WORKS AND CONSTRUCT A STANDARD DRIVEWAY(S) CONNECTION TO SALINAS STREET. (RMA-PUBLIC WORKS)
- PRIOR TO ISSUANCE OF BUILDING PERMITS, APPLICANT SHALL PAY THE REGIONAL DEVELOPMENT IMPACT FEE (RDIF) PURSUANT TO MONTEREY CODE CHAPTER 12.90. THE FEE AMOUNT SHALL BE DETERMINED BASED ON THE PARAMETERS ADOPTED IN THE CURRENT FEE SCHEDULE. (RMA-PUBLIC WORKS)
- OBTAIN AN ENCROACHMENT PERMIT FROM THE DEPARTMENT OF PUBLIC WORKS TO COMPLETE SEWER MAIN CONNECTION(S) IN POMBER STREET. (RMA-PUBLIC WORKS)
- APPLICANT SHALL OBTAIN A SEWER CONNECTION PERMIT FROM THE CASTROVILLE COMMUNITY SERVICE DISTRICT (CCSD) AND SUBMIT PROOF TO THE DEPARTMENT OF PUBLIC WORKS-ENCROACHMENT SECTION. (RMA-PUBLIC WORKS)
- THE APPLICANT SHALL SUBMIT AN EROSION CONTROL PLAN ADDRESSING THE REQUIREMENTS OF MONTEREY COUNTY CODE CHAPTER 16.12. THE PLAN SHALL INCLUDE THE LOCATION AND DETAILS FOR ALL SELECTED EROSION CONTROL MEASURES. THE EROSION CONTROL PLAN MAY BE INCORPORATED INTO OTHER REQUIRED PLANS PROVIDED IT IS CLEARLY IDENTIFIED. (RMA-ENVIRONMENTAL SERVICES)
- THE APPLICANT SHALL SCHEDULE AN INSPECTION WITH RMA-ENVIRONMENTAL SERVICES, DURING ACTIVE CONSTRUCTION, TO REVIEW THE MAINTENANCE AND EFFECTIVENESS OF BMPS INSTALLED, AS WELL AS, TO VERIFY THAT POLLUTANTS OF CONCERN ARE NOT DISCHARGED INTO RECEIVING WATER BODIES. (RMA - ENVIRONMENTAL SERVICES)
- THE APPLICANT SHALL SCHEDULE AN INSPECTION WITH RMA-ENVIRONMENTAL SERVICES TO ENSURE ALL DISTURBED AREAS HAVE BEEN STABILIZED AND ALL TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES THAT ARE NO LONGER NEEDED HAVE BEEN REMOVED. (RMA -ENVIRONMENTAL SERVICES)
- THE APPLICANT SHALL SCHEDULE AN INSPECTION WITH RMA-ENVIRONMENTAL SERVICES TO ENSURE ALL NECESSARY SEDIMENT CONTROLS ARE IN PLACE AND THE PROJECT IS COMPLIANT WITH MONTEREY COUNTY STORM WATER REGULATIONS. (RMA - ENVIRONMENTAL SERVICES)
- THE APPLICANT SHALL SUBMIT A STORM WATER CONTROL PLAN ADDRESSING THE POST-CONSTRUCTION STORM WATER MANAGEMENT REQUIREMENTS NO. 1. (RMA-ENVIRONMENTAL SERVICES)
- THE APPLICANT SHALL PROVIDE A DRAINAGE PLAN FOR EACH PROPOSED SINGLE-FAMILY DWELLING, PREPARED BY A REGISTERED CIVIL ENGINEER OR LICENSED ARCHITECT, TO MITIGATE ON-SITE AND OFF-SITE IMPACTS FROM IMPERVIOUS SURFACE STORM WATER RUNOFF. DRAINAGE IMPROVEMENTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH PLANS APPROVED BY THE WATER RESOURCES AGENCY. (WATER RESOURCES AGENCY)

RECORDER'S STATEMENT

FILED THIS _____ DAY OF _____, 2015 AT _____ M.
IN VOLUME _____ OF PARCEL MAPS AT PAGE _____, AT THE
REQUEST OF MID COAST ENGINEERS, INC.

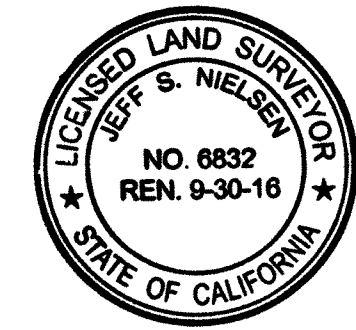
STEPHEN L. VAGNINI
COUNTY RECORDER, MONTEREY COUNTY

BY: _____
DEPUTY COUNTY RECORDER

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED ON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF MARTIN D. MORALES, IN APRIL 2015. I HEREBY STATE THAT THE PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY. ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED, OR WILL BE SET IN THOSE POSITIONS ON OR BEFORE ONE YEAR AFTER THE RECORDATION OF THIS MAP, AND THE MONUMENTS ARE, OR WILL BE, SUFFICIENT TO ENABLE THE SURVEY TO BE RE-TRACED.

Jeff S. Nielsen
JEFF S. NIELSEN, L.S. 6832
DATE: JUNE 1, 2015



PARCEL MAP

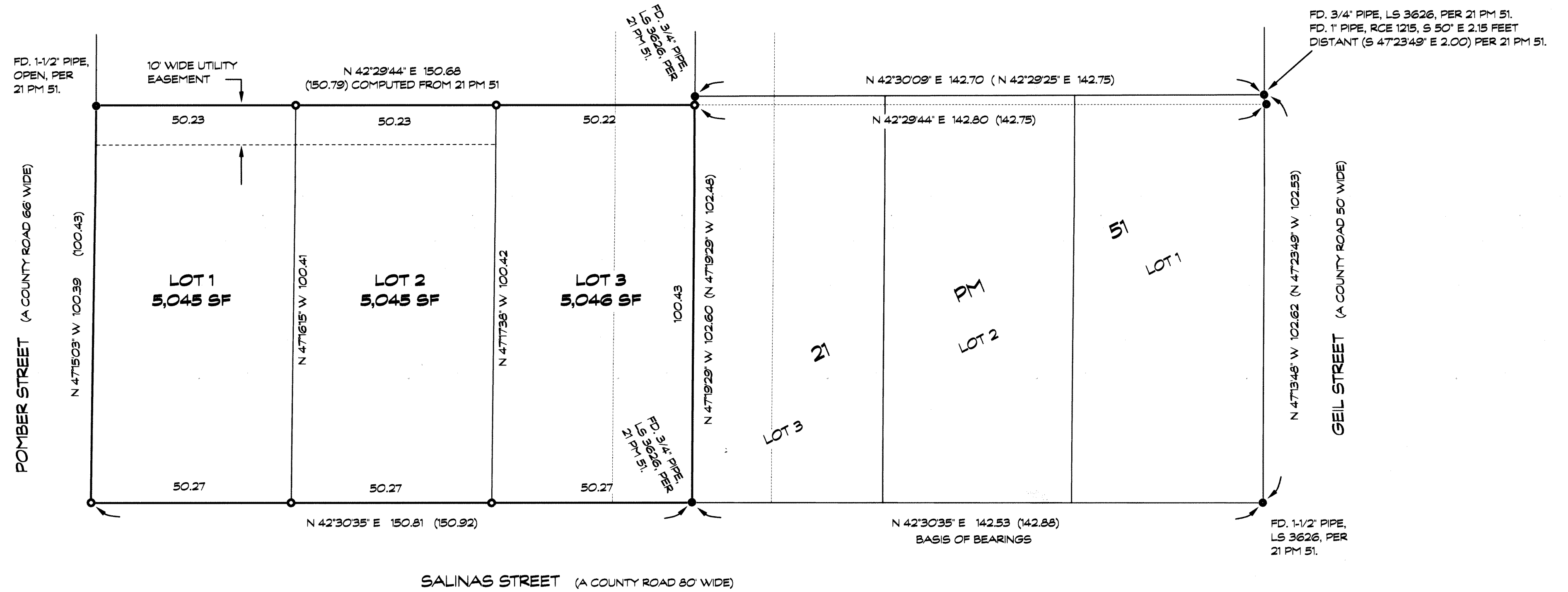
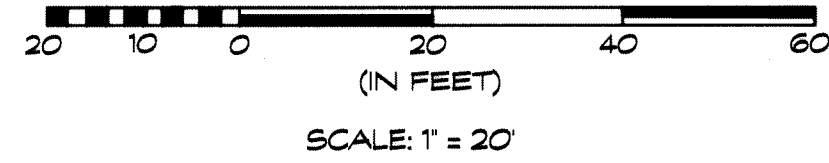
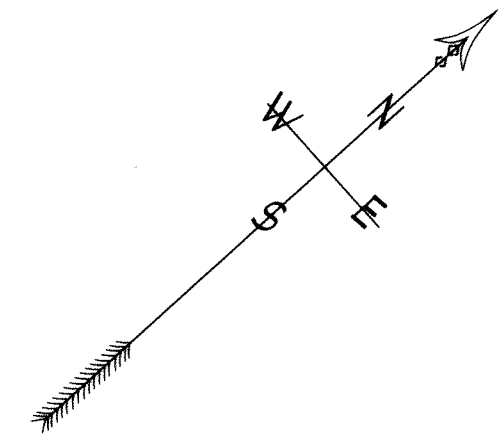
PLN130361

DIVISION OF LOT 1 AND A PORTION OF LOT 7, BLOCK 43, OF THE TOWN OF CASTROVILLE, AS SHOWN ON THAT CERTAIN MAP FILED IN VOLUME 1 OF CITIES AND TOWNS AT PAGE 58, MONTEREY COUNTY RECORDS, STATE OF CALIFORNIA

PREPARED FOR
MONTECRISTO CAPITAL, INC

BY
MID COAST ENGINEERS, INC.
CIVIL ENGINEERS & LAND SURVEYORS
70 PENNY LANE, STE. A
WATSONVILLE, CA. 95076
(831) 724-2580





BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS SURVEY IS NORTH 42°30'35" EAST BEING THE NORTHWESTERN BOUNDARY OF SALINAS STREET ESTABLISHED BETWEEN FOUND MONUMENTS SHOWN HEREON AND DELINEATED ON VOLUME 21 OF PARCEL MAPS, PAGE 51, MONTEREY COUNTY RECORDS.

LEGEND

○	SET 3/4" PIPE, LS 6832.
●	FOUND MONUMENT AS SHOWN.
()	RECORD DATA PER 21 PM 51.
MEASURED DATA = RECORD DATA UNLESS SHOWN OTHERWISE.	
DISTANCES ARE IN FEET AND DECIMALS THEREOF.	

PARCEL MAP
PLN130361

DIVISION OF LOT 1 AND A PORTION OF LOT 7, BLOCK 43, OF THE TOWN OF CASTROVILLE, AS SHOWN ON THAT CERTAIN MAP FILED IN VOLUME 1 OF CITIES AND TOWNS AT PAGE 58, MONTEREY COUNTY RECORDS, STATE OF CALIFORNIA

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