



SAN LUIS OBISPO COUNTY

DEPARTMENT OF PLANNING AND BUILDING

THIS IS A NEW PROJECT REFERRAL

DATE: 3/2/2011

TO: _____

FROM: Stephanie Fuhs, South County Team

PROJECT DESCRIPTION: SUB2010-00064 COAL 11-0017 CA SERENGETI CORPORATION-LLA between 2 parcels located off Soda Lake Road in Santa Margarita. APNs: 072-141-022.

Return this letter with your comments attached no later than: 14 days from receipt of this referral. CACs please respond within 60 days. Thank you.

PART 1 - IS THE ATTACHED INFORMATION ADEQUATE TO COMPLETE YOUR REVIEW?

- YES (Please go on to PART II.)
 NO (Call me ASAP to discuss what else you need. We have only 10 days in which we must obtain comments from outside agencies.)

PART II - ARE THERE SIGNIFICANT CONCERNS, PROBLEMS OR IMPACTS IN YOUR AREA OF REVIEW?

- YES (Please describe impacts, along with recommended mitigation measures to reduce the impacts to less-than-significant levels, and attach to this letter)
 NO (Please go on to PART III)

PART III - INDICATE YOUR RECOMMENDATION FOR FINAL ACTION.

Please attach any conditions of approval you recommend to be incorporated into the project's approval, or state reasons for recommending denial.

IF YOU HAVE "NO COMMENT," PLEASE SO INDICATE, OR CALL.

Date

Name

Phone

Lot Line Adjustment

LLA BETWEEN 2 PARCELS

SHCA/ CAVA

AG FH

GENERAL APPLICATION FORM

San Luis Obispo County Department of Planning and Building

APPLICATION TYPE - CHECK ALL THAT APPLY

- Public Lot
- Receiving Site
- Reversion to Acreage
- Voluntary Merger
- Lot Line Adjustment
- Sending Site
- Reconsideration
- Certificate of Compliance
- Parcel Map
- Road Abandonment
- Condominium (new or conversion)
- Tract Map
- Road Name

APPLICANT INFORMATION Check box for contact person assigned to this project

Landowner Name CALIFORNIA SERENGETI CORP. Daytime Phone 805-475-2363
 Mailing Address P.O. Box 3058, SANTA MARGARITA Zip Code 93453
 Email Address: _____

Applicant Name CALIFORNIA SERENGETI CORP Daytime Phone 805-475-2363
 Mailing Address P.O. BOX 3058 SANTA MARGARITA Zip Code 93453
 Email Address: _____

Agent Name KENNETH TAB Daytime Phone 805-475-2363
 Mailing Address P.O. BOX 3058 SANTA MARGARITA Zip Code 93453
 Email Address: _____

PROPERTY INFORMATION

Total Size of Site: 640 ACRES Assessor Parcel Number(s): 072-141-022, 072-141-023
 Legal Description: SEE ATTACHED
 Address of the project (if known): 12900 SODA LAKE RD. SANTA MARGARITA 93453
 Directions to the site (including gate codes) - describe first with name of road providing primary access to the site, then nearest roads, landmarks, etc.: _____

Describe current uses, existing structures, and other improvements and vegetation on the property: _____

PROPOSED PROJECT

Describe the proposed project (incl. size of all proposed parcels): SEE ATTACHED

LEGAL DECLARATION

I, the owner of record of this property, have completed this form accurately and declare that all statements here are true. I do hereby grant official representatives of the county authorization to inspect the subject property.

Property owner signature Kenneth Tab, PRESIDENT Date 2/15/2011

FOR STAFF USE ONLY				
Minimum Parcel Size: _____	<input type="checkbox"/> sq. feet	<input type="checkbox"/> acres	<input type="checkbox"/> by PAS?	<input type="checkbox"/> by Ordinance?

TSP 60

LAND DIVISION APPLICATION

San Luis Obispo County Department of Planning and Building

File No _____

Project Information:

What is the proposed density or parcel size?: _____

Number of existing lots, parcels or certificates: 2 Existing parcel sizes: _____

What will the property be used for after division: SEE ATTACHED

Is the property part of a previous subdivision that you filed? Yes No

If Yes, what was the map number: Tract No: _____ CO _____ COAL _____

Have you reviewed county records to determine if the subject property has ever been the subject of:

A recorded certificate of compliance or a recorded map? Yes No

Building permits or other approval? Yes No

If you answered Yes to either question, please provide copies of all applicable materials.

Off-Site Improvements: Will off-site road or drainage improvements be required? Yes No

Surrounding parcel ownership: Do you own adjacent property? Yes No

If yes, what is the acreage of all property you own that surrounds the project site? _____

Describe existing and future access to the proposed project site: SAME

Surrounding land use: What are the uses of the land surrounding your property (when applicable, please specify all agricultural uses):

North: AG South: AG

East: RESIDENTIAL West: AG

Proposed water source: On-site well Shared well Other _____

Community System - List the agency or company responsible for provision: _____

Do you have a valid will-serve letter? Yes (If yes, please submit copy) No

Proposed sewage disposal: Individual on-site system Other _____

Community System - List the agency or company responsible for sewage disposal: _____

Do you have a valid will-serve letter? Yes (If yes, please submit copy) No

Fire Agency: List the agency responsible for fire protection: CDF

List available or proposed utilities: Gas Telephone Electricity Cable TV

Adjustments: Are you requesting any adjustments? Yes No If Yes, please complete:

Parcel & site design (21.03.010(c)) Access & circulation design (21.03.010(d))

Flood hazard & drainage (21.03.010(e)) Water supply (21.03.010(f))

Sewage Disposal (21.03.010(g)) Public Utilities (21.03.010(h))

Road Exception (21.03.010(d))

Briefly describe the reasons for the request _____

California Serengeti Corp.

12900 Soda Lake Road, (P. O. Box 3058)

Santa Margarita, CA 93453

Tel: 805 475 2363 Fax: 805 475 2203

**County of San Luis Obispo
Planning & Building Department
976 Osos St., Room 300
San Luis Obispo, CA 93408**

**Feb.15, 2011
Re: Lot Line Adjustment**

Dear Sir/Madam, California Serengeti Corp (CSC) owns one section of land (640 + acres) in California Valley which includes three parcels two of which are zoned agriculture (072-141-022 and 072-141-023) and one zoned Commercial (072-141-021). All known as Section 12

1-Commercial parcel 072-141-021 is approx. 9 acres and contain the Town of California Valley and is west half of this parcel Border's in three side by parcel 072-141-023 and east half border's in three side by parcel 072-141-22

2- Existing parcel 1 APN 072-141-022 is approx. 166 acres and border's IN three side by Existing Parcel 2 ANP 072-141-023

3-Parcel 023 is approx 466 acres and border's in three sides of parcels 072-141-021 and 22 Parcel 072141-023 is most an unusual and illogical configuration. This parcel at South west side next to South west corner of the Commercial property has a water well and one bedroom reside dance and up to 10 trailer park spaces Parcel 072-141-022 has no improvement, but until few years ago above improvement by assed to parcel 072-141-22 by County and was corrected at our request not long ago. were

4-CSC has Interred into an agreement with SunPower Corp the Solar Company to sell 580 acres of above section 12 to SunPower Corp to be dedicated for open space and use of wild life.

5- First Option: Serengeti would like to keep commercial parcel plus 53 acres of Agriculture land around it at south west corner of the section 12 By lot line adjacent of parcels 022 and 023. In this case new parcel will be reduced to a smaller size of Approx 53 acres and commercial parcel will be surrounded at all sides with new parcel and will cover minimum environmentally sensitive area.

6- Second Option: Make the new parcel same size as 022 (166 acres) by lot line adjustment between parcels 022 and 023 and again Commercial parcel will be surrounded with one new parcel at south west corner of section 12. And will contain a dry creek area which at rainy times provide lots of water for wild life.

Sincerely , *Kenneth Tab*
Kenneth Tab, President

**LEGAL DESCRIPTION OF THE EXISTING
Parcel 1 APN# 072-141-022**

REAL PROPERTY IN AN UNINCORPORATED AREA OF THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THOSE PORTIONS OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

THE SOUTHWEST ¼ OF SAID SECTION 12, EXCEPTING THEREFROM THAT PORTION LYING WESTERLY OF THE EASTERLY BOUNDARY OF COUNTY ROAD NO. 285;

AND ALSO EXCEPTING THEREFROM THAT PORTION DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID SECTION 12, WHICH IS A POINT ON THE CENTERLINE OF COUNTY ROAD NO. 285,

THENCE ALONG SAID CENTERLINE SOUTH 6° 36' 55" EAST 4100.00 FEET;

THENCE NORTH 83° 23' 05" EAST 380.00 FEET;

THENCE SOUTH 6° 36' 55" EAST 500.00 FEET;

THENCE SOUTH 83° 23' 05" WEST 380.00 FEET;

THENCE NORTH 6° 36' 55" WEST 500.00 FEET TO THE TRUE POINT OF BEGINNING.

**AND EXCEPTING THAT PORTION OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:
THE WEST ½ OF THE WEST ¼ OF THE SOUTHEAST ¼ OF SAID SECTION 12.**

**LEGAL DESCRIPTION OF THE EXISTING
PARCEL 2 APN# 072-141-023**

ALL OF SECTION 12, IN TOWNSHIP 30 SOUTH, RANGE 18 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT OF THE SURVEY OF SAID LAND APPROVED BY THE SURVEYOR GENERAL.

EXCEPTING THEREFROM THE FOLLOWING: THAT PORTION OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA, ACCORDING TO THE SURVEYOR GENERAL, EXCEPTING THEREFROM THE FOLLOWING:

BEGINNING AT THE NORTHWEST CORNER OF SAID SECTION, WHICH IS A POINT ON THE CENTERLINE OF SAN LUIS OBISPO ROAD NO. 285:

THENCE ALONG SAID CENTERLINE, SOUTH 6° 36' 55" EAST 4100.00 FEET TO THE TRUE POINT OF BEGINNING;

THENCE NORTH 83° 23' 05" EAST, 380.00 FEET;

THENCE SOUTH 6° 36' 55" EAST, 500 FEET;

THENCE SOUTH 83° 23' 55" WEST, 380 FEET;

THENCE NORTH 6° 36' 55" WEST, 500 FEET TO THE TRUE POINT OF BEGINNING.

ALSO EXCEPTING THEREFROM THE FOLLOWING:

THAT PORTION OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT OF THE SURVEY OF SAID LAND APPROVED BY THE SURVEYOR

GENERALLY, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SECTION 12 OF SAID TOWNSHIP AND RANGE, WHICH IS A POINT ON THE CENTERLINE OF SAN LUIS OBISPO COUNTY ROAD NO. 285; THENCE ALONG SAID CENTERLINE, SOUTH 6° 36' 55" EAST 4100.00 FEET TO THE TRUE POINT OF BEGINNING;

THENCE SOUTH 83° 23' 05" WEST 380.00 FEET;

THENCE SOUTH 6° 35' 55" EAST 500.00 FEET;

THENCE NORTH 83° 23' 05" EAST 380.00 FEET;

THENCE NORTH 6° 36' 55" WEST 500.00 FEET TO THE TRUE POINT OF BEGINNING.

ALSO EXCEPTING THEREFROM THE FOLLOWING:

REAL PROPERTY IN AN UNINCORPORATED AREA OF THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THOSE PORTIONS OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

THE SOUTHWEST ¼ OF SAID SECTION 12, EXCLUDING THEREFROM THAT PORTION LYING WESTERLY OF THE EASTERLY BOUNDARY OF COUNTY ROAD NO. 285;

ALSO EXCEPTING THAT PORTION OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

THE WEST ½ OF THE WEST ½ OF THE SOUTHEAST ¼ OF SAID SECTION 12.

ALSO EXCEPTING THEREFROM, ONE-HALF OF ALL MINERAL, RIGHTS AS RESERVED BY AMATISTA CORPORATION IN DEED RECORDED FEBRUARY 23, 1979 UNDER RECORDERS SERIES NO. 7645.

LEGAL DESCRIPTION OF PROPOSED

PARCEL 1 OPTION 1

REAL PROPERTY IN AN UNINCORPORATED AREA OF THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THAT PORTION OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH WEST CORNER OF SAID SECTION 12, THENCE N 89° 49' 05" EAST 1,500 FEET.

THENCE N 00° 15' 31" NORTH 1,800 FEET.

THENCE N 89° 49' 05" WEST 1,500 FEET

THENCE N 00; 15' 05" SOUTH 1,800 FEET TO THE TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM THE FOLLOWING:

THAT PORTION OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA,

BEGINNING AT THE NORTHWEST CORNER OF SAID SECTION, WHICH IS A POINT ON THE CENTERLINE OF SAN LUIS OBISPO ROAD NO. 285:

THENCE ALONG SAID CENTERLINE, SOUTH 6° 36' 55" EAST 4100.00 FEET TO THE TRUE POINT OF BEGINNING;

THENCE NORTH 83° 23' 05" EAST, 380.00 FEET;

THENCE SOUTH 6° 36' 55" EAST, 500 FEET;

THENCE SOUTH 83° 23' 55" WEST, 380 FEET;

THENCE NORTH 6° 36' 55" WEST, 500 FEET TO THE TRUE POINT OF BEGINNING.

ALSO EXCEPTING THEREFROM THE FOLLOWING:

THAT PORTION OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA,

DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SECTION 12 OF SAID TOWNSHIP AND RANGE, WHICH IS A POINT ON THE CENTERLINE OF SAN LUIS OBISPO COUNTY ROAD NO. 285; THENCE ALONG SAID CENTERLINE, SOUTH 6° 36' 55" EAST 4100.00 FEET TO THE TRUE POINT OF BEGINNING;

THENCE SOUTH 83° 23' 05" WEST 380.00 FEET;

THENCE SOUTH 6° 35' 55" EAST 500.00 FEET;

THENCE NORTH 83° 23' 05 EAST 380.00 FEET;

THENCE NORTH 6° 36' 55" WEST 500.00 FEET TO THE TRUE POINT OF BEGINNING.

ALSO EXCEPTING THEREFROM, ONE-HALF OF ALL MINERAL, RIGHTS AS RESERVED BY AMATISTA CORPORATION IN DEED RECORDED FEBRUARY 23, 1979 UNDER RECORDERS SERIES NO. 7645.

**LEGAL DESCRIPTION OF PROPOSED
PARCEL 2 OPTION 1**

**REAL PROPERTY IN AN UNINCORPORATED AREA OF THE COUNTY OF
SAN LUIS OBISPO, STATE OF CALIFORNIA MORE PARTICULARLY
DESCRIBED AS FOLLOWS:**

**ALL OF THE SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST, MOUNT
DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS OBISPO,
STATE OF CALIFORNIA.**

EXCEPTING THEREFROM THE FOLLOWING:

**THAT PORTION OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST,
MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS
OBISPO, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:**

**BEGINNING AT THE SOUTH WEST CORNER OF SAID SECTION 12,
THENCE N 89° 49' 05" EAST 1,500 FEET.
THENCE N 00° 15' 31" NORTH 1,800 FEET.
THENCE N 89° 49' 05" WEST 1,500 FEET
THENCE N 00; 15' 05" SOUTH 1,800 FEET TO THE TRUE POINT OF
BEGINNING.**

**ALSO EXCEPTING THEREFROM, ONE-HALF OF ALL MINERAL, RIGHTS
AS RESERVED BY AMATISTA CORPORATION IN DEED RECORDED
FEBRUARY 23, 1979 UNDER RECORDERS SERIES NO. 7645.**

LEGAL DESCRIPTION OF PROPOSED

PARCEL 1 OPTION 2

REAL PROPERTY IN AN UNINCORPORATED AREA OF THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THAT PORTION OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH WEST CORNER OF SAID SECTION 12,

THENCE N 89° 49' 05" EAST 2,910.60 FEET.

THENCE N 00° 00' 30" NORTH 2,614.78 FEET.

THENCE N 89° 49' 05" WEST 2,898.35 FEET

THENCE N 00; 15' 31" SOUTH 2629.75 FEET TO THE TRUE POINT OF

BEGINNING.

EXCEPTING THEREFROM THE FOLLOWING:

THAT PORTION OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS

OBISPO, STATE OF CALIFORNIA,

BEGINNING AT THE NORTHWEST CORNER OF SAID SECTION, WHICH IS

A POINT ON THE CENTERLINE OF SAN LUIS OBISPO ROAD NO. 285;

THENCE ALONG SAID CENTERLINE, SOUTH 6° 36' 55" EAST 4100.00 FEET

TO THE TRUE POINT OF BEGINNING;

THENCE NORTH 83° 23' 05" EAST, 380.00 FEET;

THENCE SOUTH 6° 36' 55" EAST, 500 FEET;

THENCE SOUTH 83° 23' 55" WEST, 380 FEET;

THENCE NORTH 6° 36' 55" WEST, 500 FEET TO THE TRUE POINT OF

BEGINNING.

ALSO EXCEPTING THEREFROM THE FOLLOWING:

THAT PORTION OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS

OBISPO, STATE OF CALIFORNIA,

DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER

OF SECTION 12 OF SAID TOWNSHIP AND RANGE, WHICH IS A POINT ON THE CENTERLINE OF SAN LUIS OBISPO COUNTY ROAD NO. 285; THENCE

ALONG SAID CENTERLINE, SOUTH 6° 36' 55" EAST 4100.00 FEET TO THE

TRUE POINT OF BEGINNING;

THENCE SOUTH 83° 23' 05" WEST 380.00 FEET;

THENCE SOUTH 6° 35' 55" EAST 500.00 FEET;

THENCE NORTH 83° 23' 05 EAST 380.00 FEET;

THENCE NORTH 6° 36' 55" WEST 500.00 FEET TO THE TRUE POINT OF

BEGINNING.

ALSO EXCEPTING THEREFROM, ONE-HALF OF ALL MINERAL, RIGHTS

AS RESERVED BY AMATISTA CORPORATION IN DEED RECORDED

FEBRUARY 23, 1979 UNDER RECORDERS SERIES NO. 7645.

**LEGAL DESCRIPTION OF PROPOSED
PARCEL 2 OPTION 2**

**REAL PROPERTY IN AN UNINCORPORATED AREA OF THE COUNTY OF
SAN LUIS OBISPO, STATE OF CALIFORNIA MORE PARTICULARLY
DESCRIBED AS FOLLOWS:**

**ALL OF THE SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST, MOUNT
DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS OBISPO,
STATE OF CALIFORNIA.**

EXCEPTING THEREFROM THE FOLLOWING:

**THAT PORTION OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST,
MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF SAN LUIS
OBISPO, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:**

**BEGINNING AT THE SOUTH WEST CORNER OF SAID SECTION 12,
THENCE N 89° 49' 05" EAST 2,910.60 FEET.
THENCE N 00° 00' 30" NORTH 2,614.78 FEET.
THENCE N 89° 49' 05" WEST 2,898.35 FEET
THENCE N 00; 15' 31" SOUTH 2629.75 FEET TO THE TRUE POINT OF
BEGINNING.**

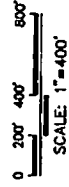
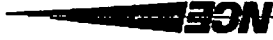
**ALSO EXCEPTING THEREFROM, ONE-HALF OF ALL MINERAL, RIGHTS
AS RESERVED BY AMATISTA CORPORATION IN DEED RECORDED
FEBRUARY 23, 1979 UNDER RECORDERS SERIES NO. 7645.**

LEGEND

- 64 RS 03
- EXISTING LOT LINES
- EXISTING COUNTY ROAD NO. 285
- INTERIOR SECTION LINES

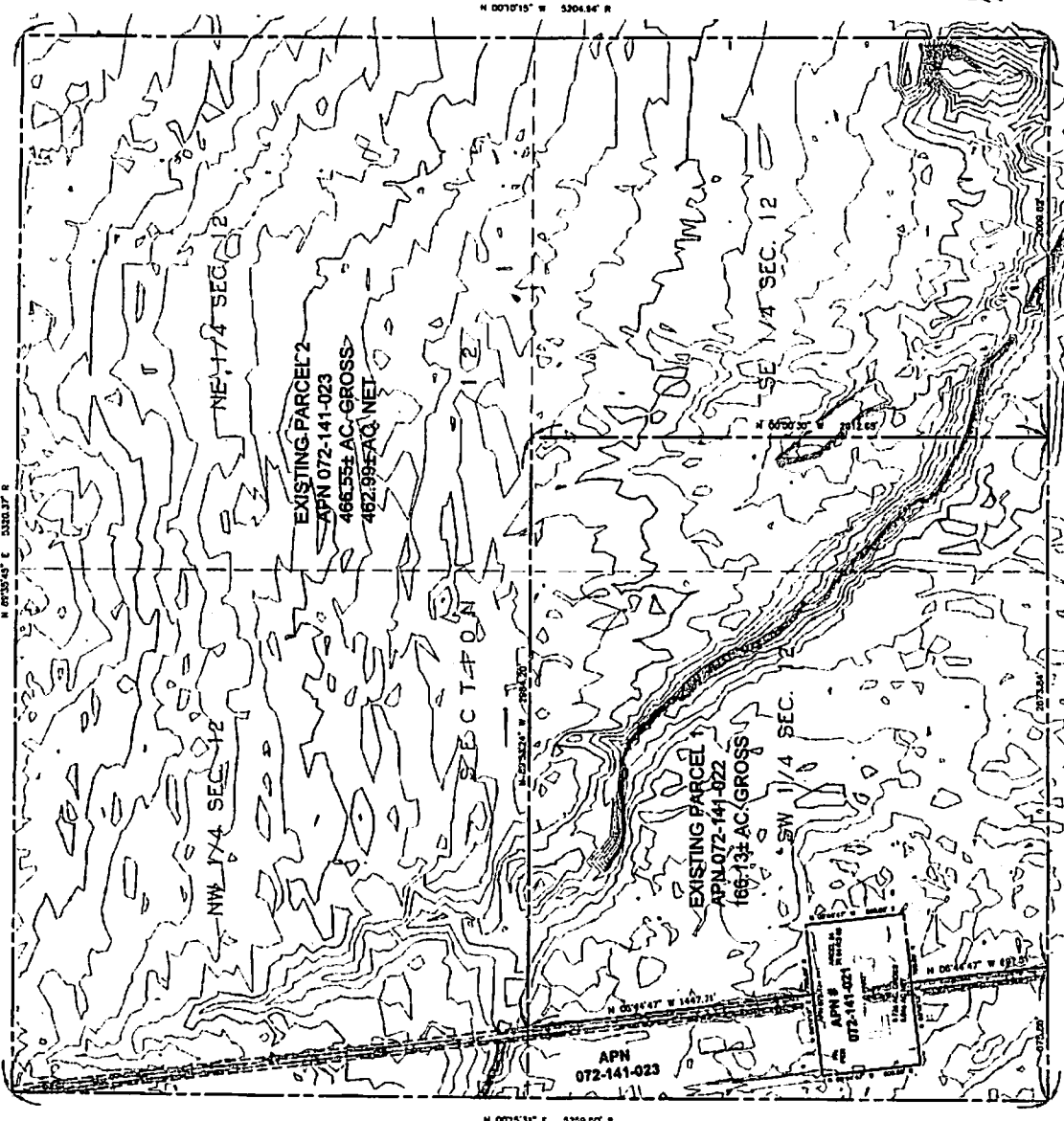
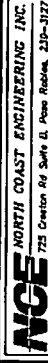
NOTES:

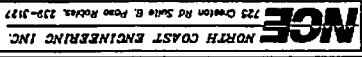
EXISTING PARCEL 1, APN 072-141-022 = 166.13± AC. GROSS
EXISTING PARCEL 2, APN 072-141-023 = 466.35± AC. GROSS
ZONING = AGRICULTURE



EXISTING LOT LINE EXHIBIT

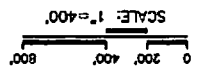
IN THE COMMUNITY OF CALIFORNIA VALLEY, COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA BEING A PORTION OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST, ACCORDING TO THE MAP RECORDED IN BOOK 84 OF RECORDS OF SURVEY AT PAGE 03 IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.





IN THE COUNTY OF CALIFORNIA VALLEY, COUNTY OF
 SAN LUIS OBISPO, STATE OF CALIFORNIA
 BEING A PORTION OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST,
 ACCORDING TO THE MAP RECORDED IN BOOK 84 OF RECORDS OF SURVEY
 AT PAGE 03 IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

LOT LINE ADJUSTMENT EXHIBIT OPTION #1

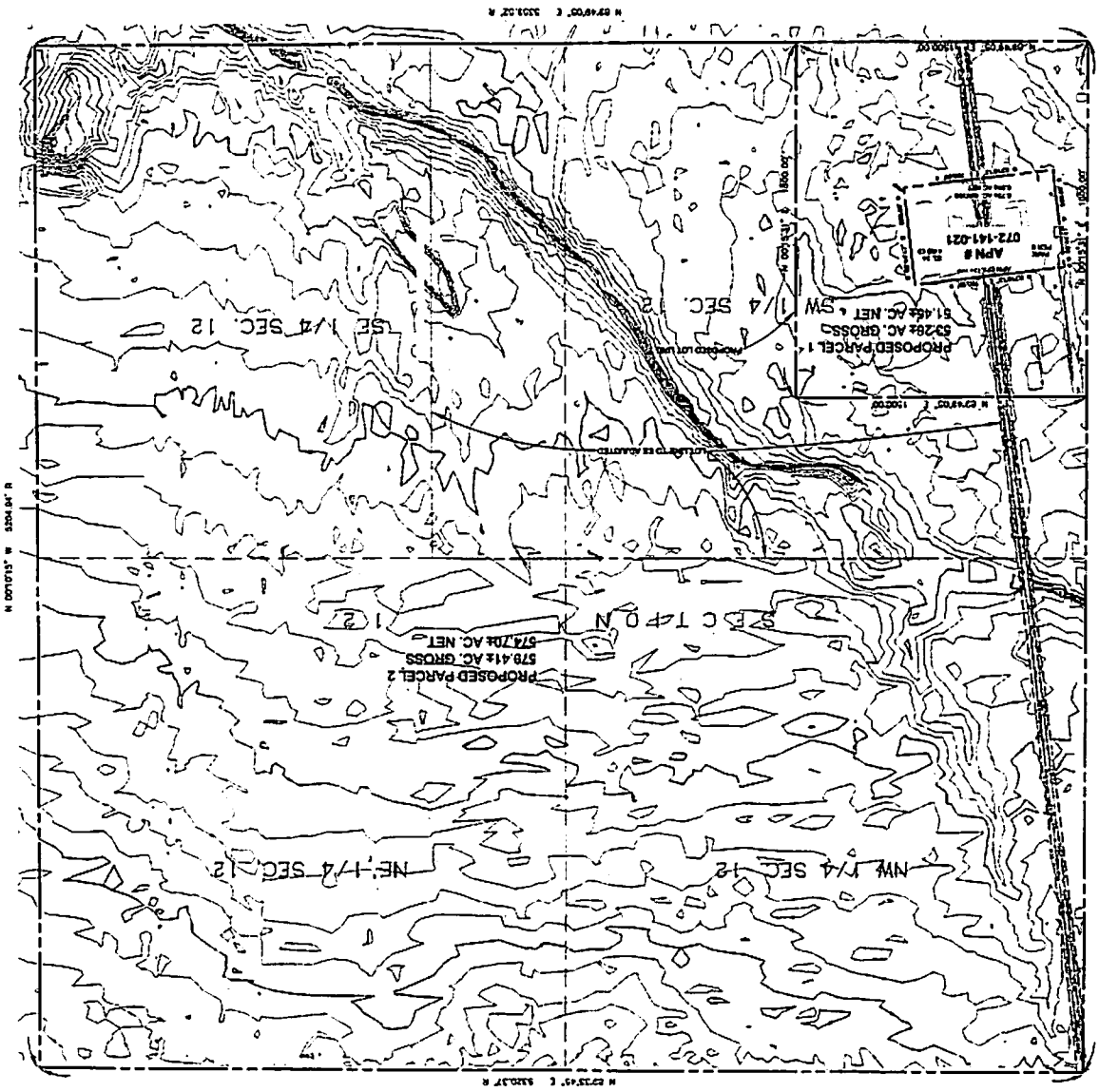


ZONING = AGRICULTURE
 PROPOSED PARCEL 2 = 578.414 AC. GROSS
 PROPOSED PARCEL 1 = 33.284 AC. GROSS
 EXISTING PARCEL 2 = 446.544 AC. GROSS
 EXISTING PARCEL 1 = 164.124 AC. GROSS

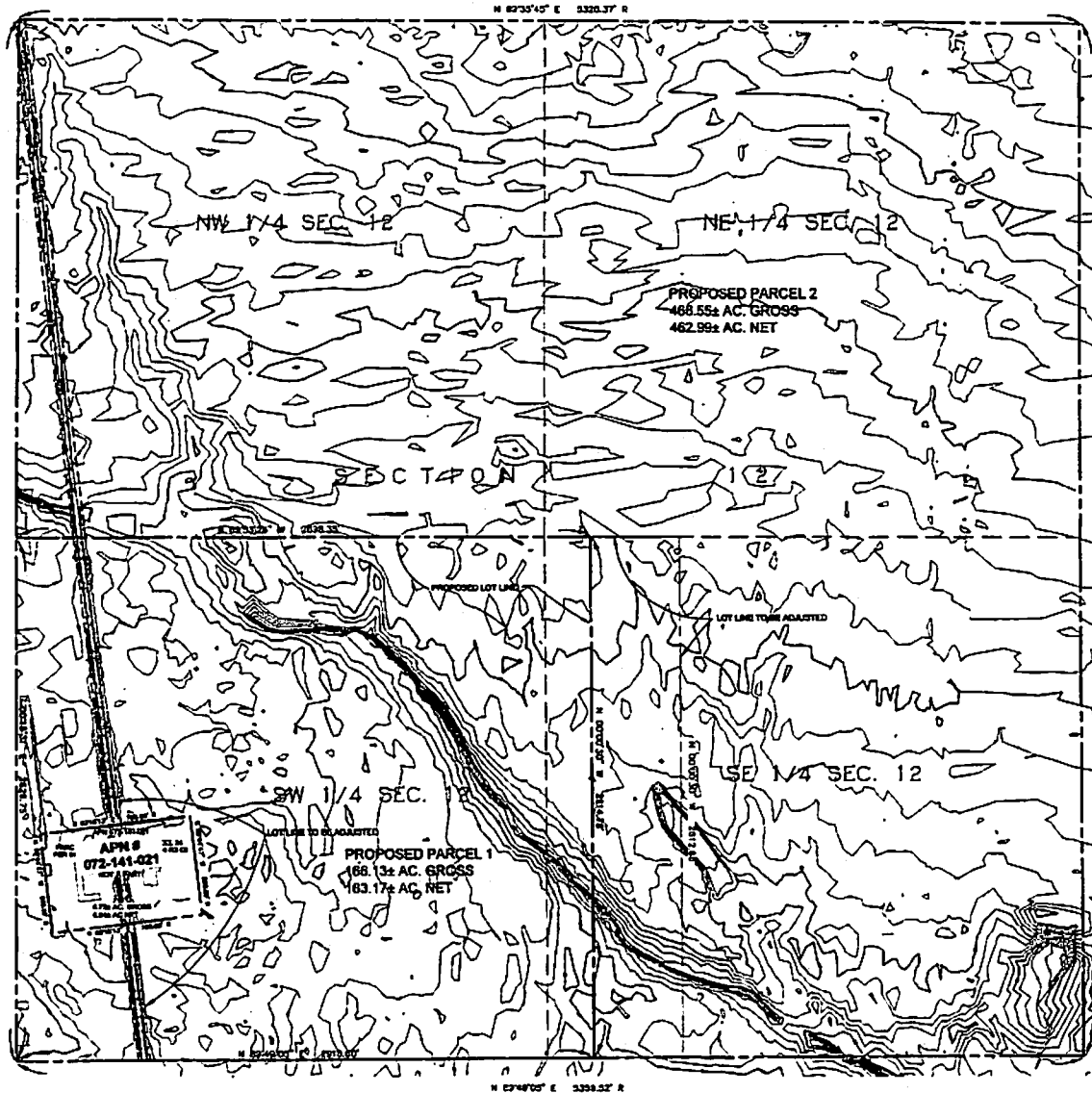
NOTES:

- 84 RS 03
- EXISTING LOT LINES
- PROPOSED LOT LINES
- INTERIOR SECTION LINES
- EXISTING COUNTY ROAD NO. 285

LEGEND



DATE PLOTTED: 3.14.2010



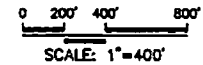
LEGEND

R	84 RS 03
---	EXISTING LOT LINES
---	PROPOSED LOT LINES
---	INTERIOR SECTION LINES
---	EXISTING COUNTY ROAD NO. 285

NOTES:

EXISTING PARCEL 1 = 166.13± AC. GROSS
 EXISTING PARCEL 2 = 466.55± AC. GROSS
 PROPOSED PARCEL 1 = 166.13± AC. GROSS
 PROPOSED PARCEL 2 = 466.55± AC. GROSS

ZONING = AGRICULTURE



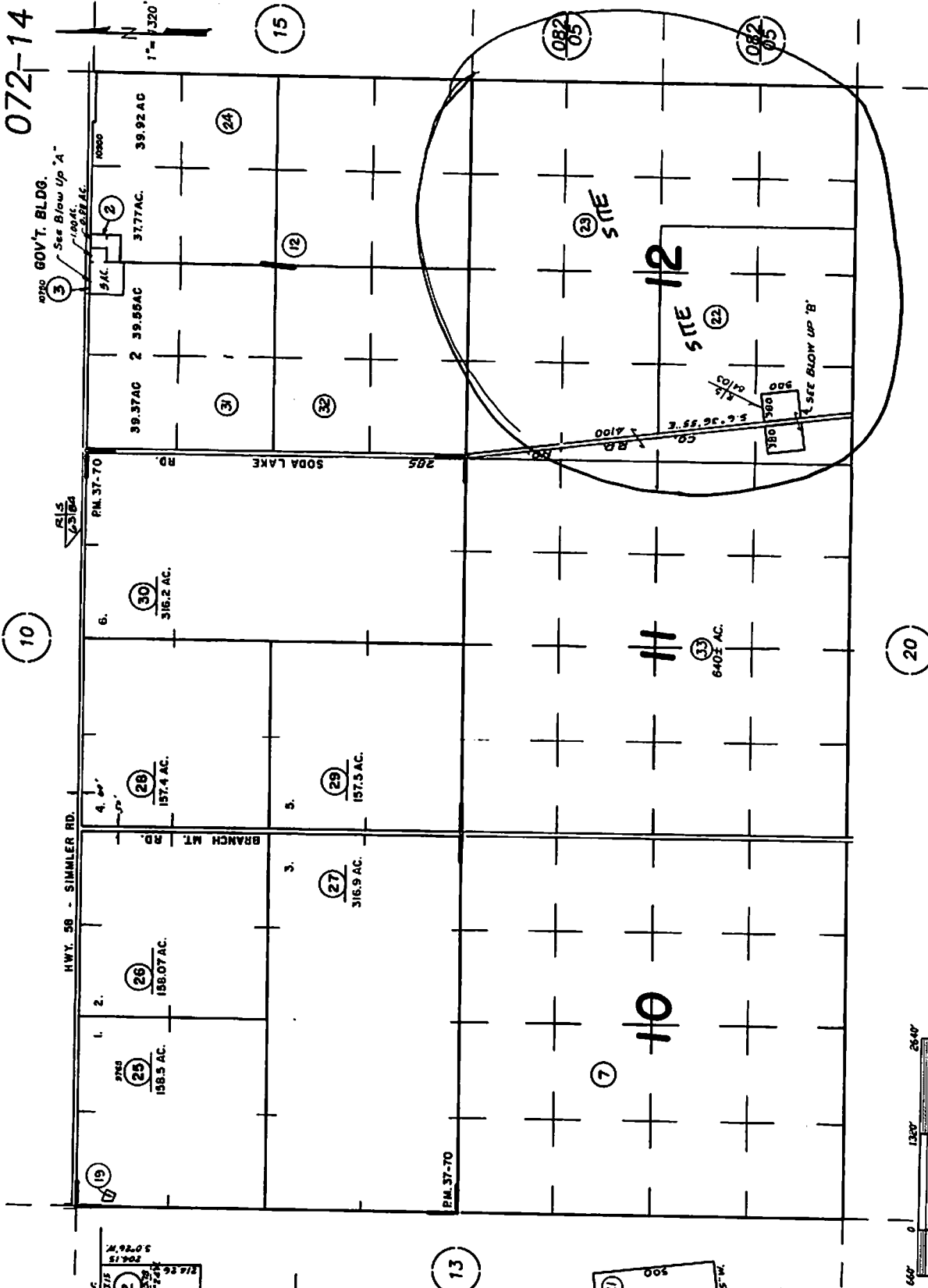
LOT LINE ADJUSTMENT EXHIBIT OPTION #2

IN THE COMMUNITY OF CALIFORNIA VALLEY, COUNTY OF
 SAN LUIS OBISPO, STATE OF CALIFORNIA
 BEING A PORTION OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 18 EAST,
 ACCORDING TO THE MAP RECORDED IN BOOK 84 OF RECORDS OF SURVEY
 AT PAGE 03 IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

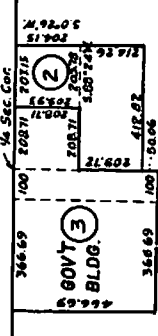


072-14

10



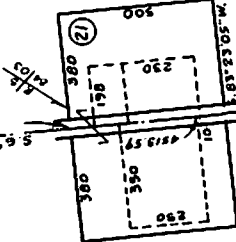
GOV'T. BLDG.
See Blow Up 'A'
1.00 AC.
2.82 AC.



BLOW UP 'A'
(SCALE: 1"=400')

N.W. COR
SEC. 12

13



BLOW UP 'A'
(SCALE: 1"=400')

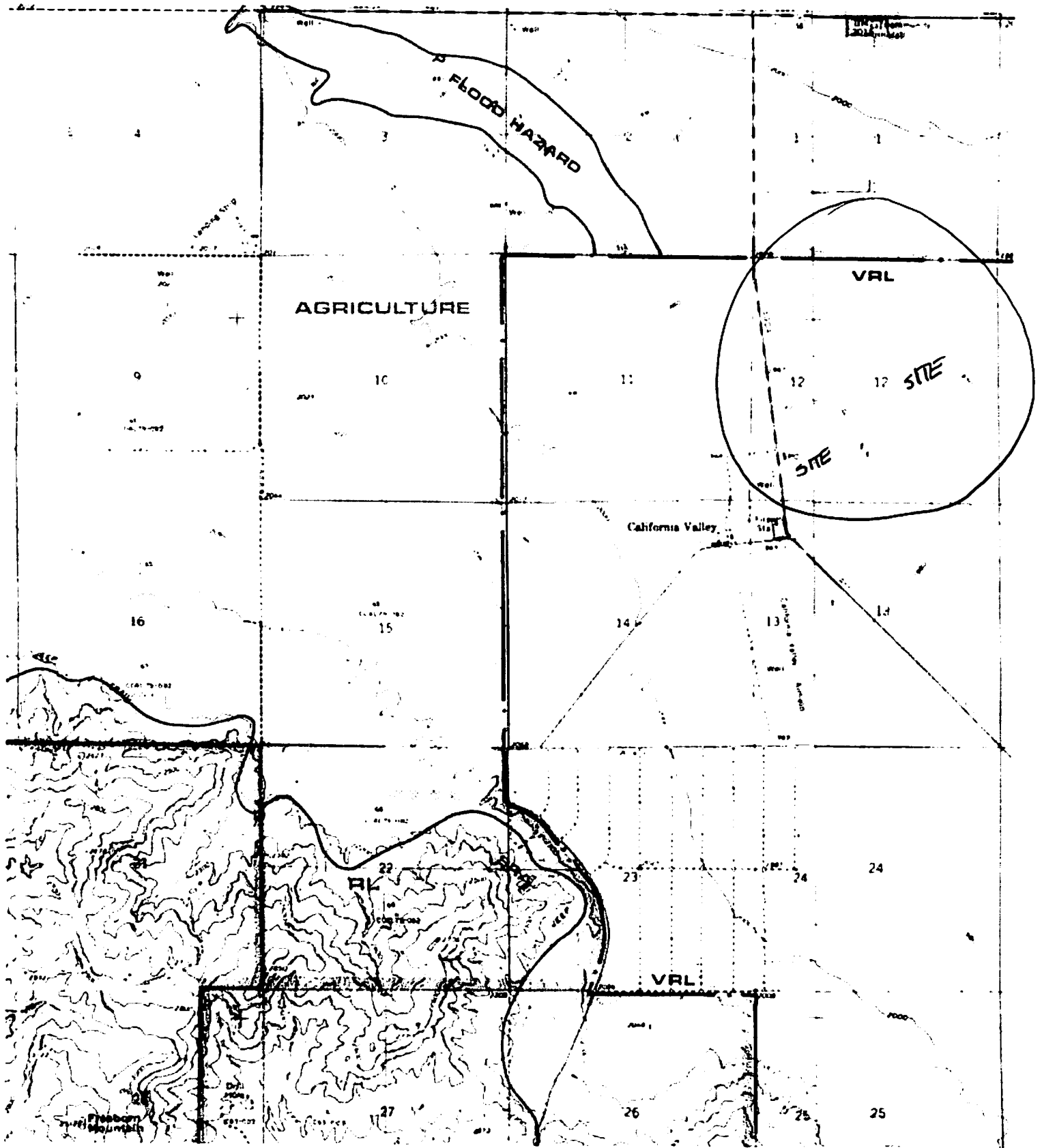
REVISIONS	BY	DATE

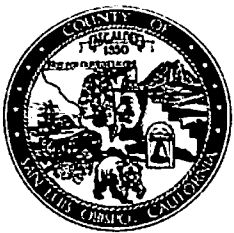


THIS MAP IS PREPARED FOR
ASSESSMENT PURPOSES ONLY.
11-18-02

T.30S. ; R.18E. ; SECTIONS 1, 2, 3, 10, 11 & 12. M.D.B.&M.

ASSESSOR'S MAP, COUNTY OF
SAN LUIS OBISPO, CA
BOOK 072 PAGE 14





Parcel Summary Report For Parcel # 072-141-022

2/17/2011
10:59:31AM

San Luis Obispo County Department of Planning and Building

County Government Center

San Luis Obispo, California 93408

Telephone: (805) 781-5600

People Information

Role Name and Address

OWN CALIFORNIA SERENGETI CORP
 PO BOX 3058 SANTA MARGARITA CA 93453-3058
OWN CALIFORNIA SERENGETI CORP A CA CORP

Address Information

Status Address
 00000 SODA LAKE RD CAVA

Lot Information:

<u>Tract / Townshp</u>	<u>Block / Range</u>	<u>Section</u>	<u>Community:</u>	<u>Plan/Area:</u>	<u>Lue 1:</u>	<u>Lue 2:</u>	<u>Lue 3:</u>	<u>Lot:</u>	<u>Flags:</u>	<u>Misc</u>
T30S	R18E	12P	California Valle	Shandon/Carri	AG	FH		N		

Parcel Information

Status Description
Active T30S R18E PTN SEC 12

Notes

Tax Districts

ATASCADERO UNIFIED SCHOOL
SAN LUIS OBISPO JT(27,40) COMM. COLLEGE
NO. 05 ROAD-CO/SUPVR
CALIFORNIA VALLEY COMM. SERVICE
AREA NO. 17 COUNTY SERVICE
AREA NO. 17-IMPROVEMENT NO. 01 COUNTY SERVICE
AREA NO. 21 COUNTY SERVICE



Parcel Summary Report For Parcel # 072-141-022

2/17/2011
10:59:31AM

San Luis Obispo County Department of Planning and Building

County Government Center

San Luis Obispo, California 93408

Telephone: (805) 781-5600

Case Information

Case Number:

Case Status:

PRE2006-00105

REC

Primary Parcel

Description:

630 AC

SUB2010-00064

REC

Primary Parcel

Description:

LLA BETWEEN 2 PARCELS

D980097P

CMP

Related Parcel

Description:

FIBEROPTIC NETWORK

DRC2003-00059

APL

Related Parcel

Description:

A 15 ACRES REHABILITATION FACILITY ON AGRICULTURE LAND

REVISED PROJECT DESCRIPTION 1/14/10

SERVICE STATION, RESTAURANT, MOTEL, RETAIL SALES AND OFFICE/ PROFESSIONAL USES. THE PROJECT WILL ENCOMPASS SITE RENOVATION WITH AN END RESULT OF 8 BUILDINGS COMPLEMENTING ONE ANOTHER, CREATING A DESTINATION RESORT.