

Hamdi Kanaan & Zaina Almasri
1501 Secret Ravine Pkwy, Unit 1927
Roseville, CA 95661

2017 OCT 18 PM 12:03
RECEIVED
PLANNING DEPARTMENT

County of El Dorado Planning Commission
Planning and Building Department
2850 Fairlane Court
Placerville, CA 95667

October 17, 2017

Re: Tentative Subdivision Map TM16-1529/Southpointe Meadows

Dear Sir/Madame

Reference to the letter from Southpointe Owners Association representative (Angius & Terry LLP) dated 10/11/2017 and the e-mail from the Chairperson for the Homeowners Architectural Review Committee (Ms. Sandra Castro) dated 10/2/2017, we would like to point out the following:

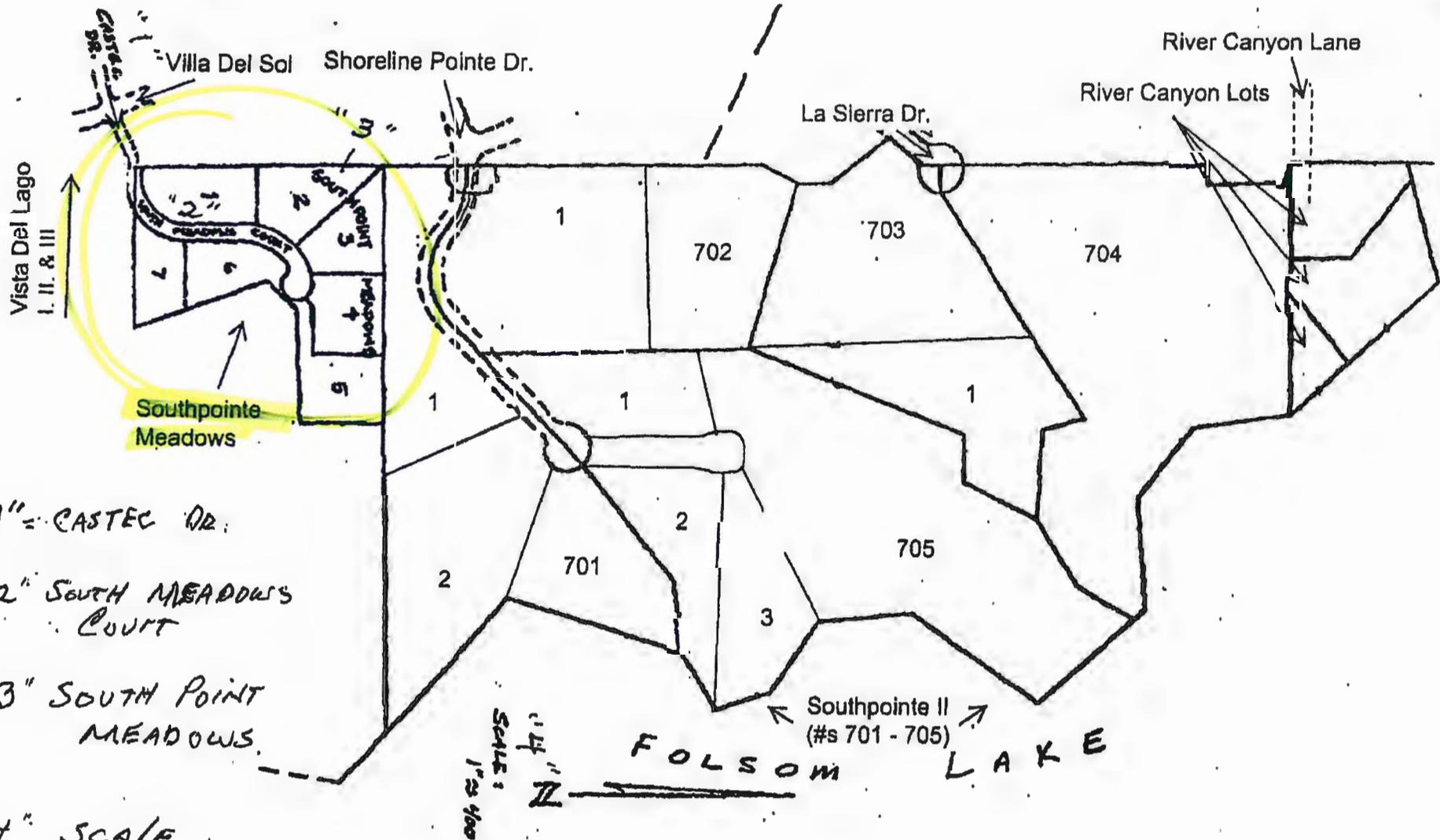
- 1) We have informed the Community Manager (Ms. Tonya Kalvass of OMNI Community Management LLC), who represented the Southpointe OA Board in all communications with us, that we were applying for a Tentative Subdivision Map with the County. This was in a meeting in March 2016.
- 2) A schematic Subdivision Map of our Lot is part of the Sixth Amendment to Declaration of Covenants, Conditions and Restrictions for Southpointe (Exhibit B enclosed). The Tentative Subdivision Map we are applying for now is to formalize the same with the County, with all their conditions met.
- 3) The Sixth Amendment states "Prior to commencing any work related to further Development of any portion of the Annexed Property.... The owner.... shall enter into and comply with a Developer Agreement". No work is intended at this stage.
- 4) The Architectural Control Committee at Southpointe Owners Association reviews and approves all building and landscaping plans. We are not applying for any building permits, at this time.
- 5) We have agreed to and signed the Sixth Amendment of the Declaration of Covenants, Conditions and Restrictions for Southpointe. We have worked in conformity with these conditions and will continue to do so.

Sincerely



Hamdi Kanaan

032119



"1" = CASTEC DR.
 "2" SOUTH MEADOWS COURT
 "3" SOUTH POINT MEADOWS.
 "4" SCALE:
 1" ≈ 400

EXHIBIT "B"
 Development Limitations