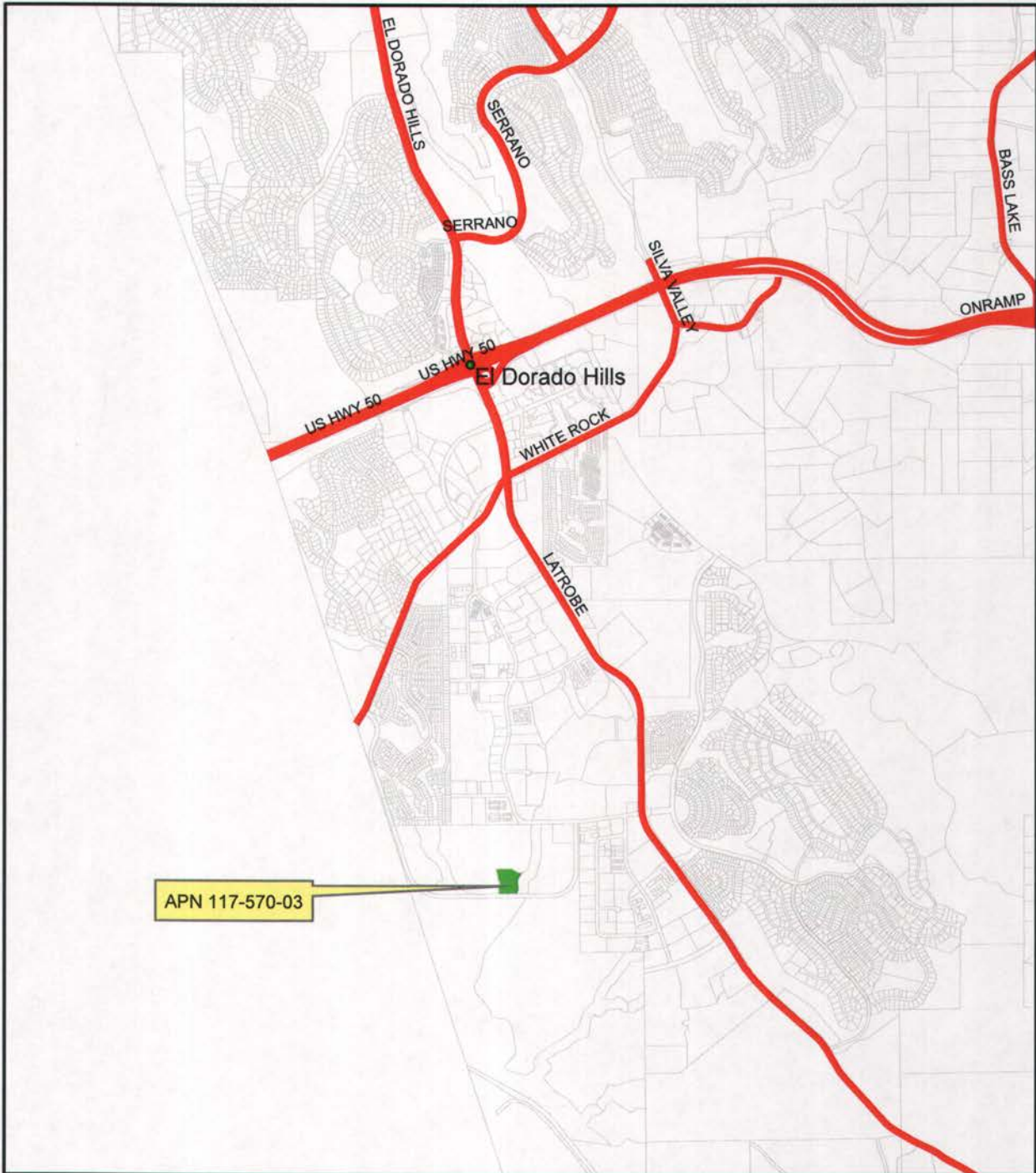


Exhibit A: Location Map



- PLACENAMES
- major_roads
- prclbase



Heritage Carson Creek Fitness Center/S14-0003
Prepared By Aaron Mount

0 0.25 0.5 1 Miles

EXHIBIT B



Acreages Are Estimates

POR. SECS. 23 & 26, T.9N., R.8E., M.D.M.
CARSON CREEK
J-130

117:57
1" equals 600'

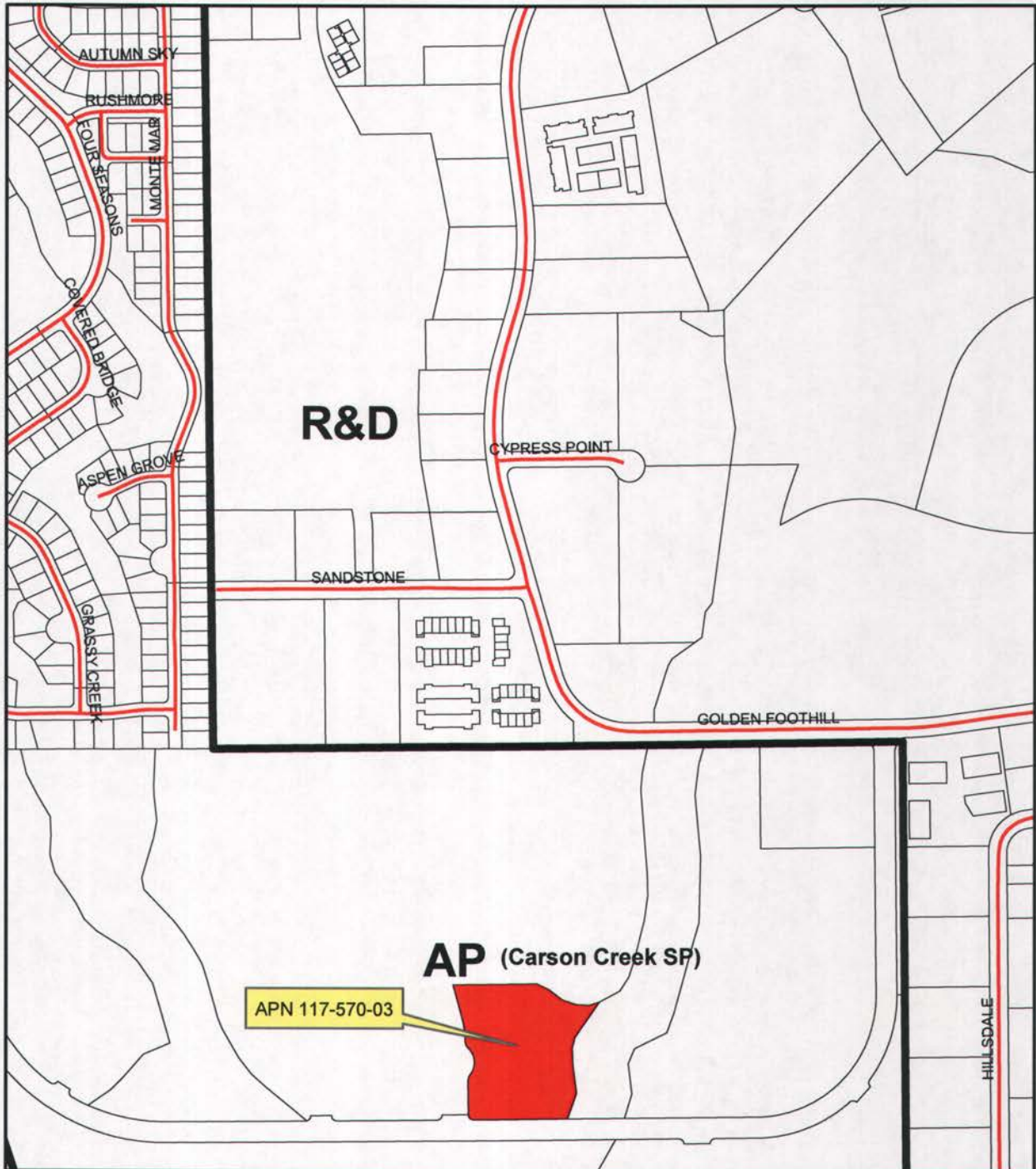
THIS MAP IS NOT A SURVEY. It is prepared by the El Dorado County Assessor's Office for assessment purposes only. Areas containing water are shown for general information only. Boundaries shown are based on dimensions and bearings.

Adjacent Maps: Spoken Shown in Gray; Full Assessor's Block Numbers Shown in Blue; Assessor's Special Numbers Shown in Green

REV AUG 28, 2014

Assessor's Map BK 117, Pg. 57
County of El Dorado, CA

Exhibit C: General Plan Map



Legend:

- ludesign
- gpsroads
- prclbase
- prclbase selection

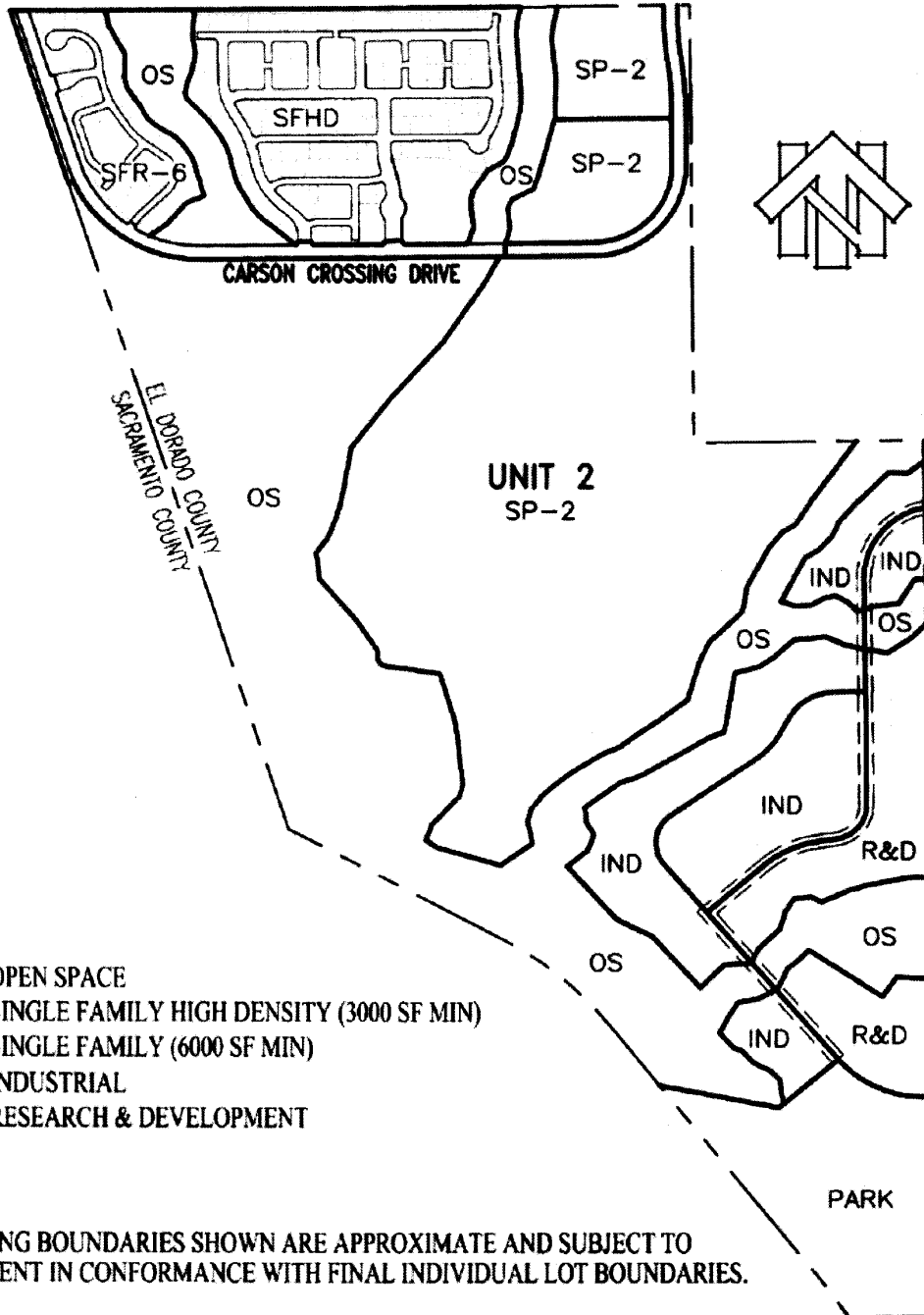


Heritage Carson Creek Fitness Center/S14-0003
Prepared By Aaron Mount

0 0.03 0.06 0.12 Miles

PROPOSED ZONING MAP

SCALE: 1"=1000'



LEGEND

- OS OPEN SPACE
- SFHD SINGLE FAMILY HIGH DENSITY (3000 SF MIN)
- SFR-6 SINGLE FAMILY (6000 SF MIN)
- IND INDUSTRIAL
- R&D RESEARCH & DEVELOPMENT

NOTE:

THE ZONING BOUNDARIES SHOWN ARE APPROXIMATE AND SUBJECT TO ADJUSTMENT IN CONFORMANCE WITH FINAL INDIVIDUAL LOT BOUNDARIES.

EXHIBIT M: PROPOSED ZONE MAP

EXHIBIT E

CARSON CREEK EXHIBIT 11 CIRCULATION PLAN EL DORADO HILLS, CALIFORNIA

NOT TO SCALE DECEMBER, 2007

CTA Engineering • Surveying
3020 Monitor Circle
Rancho Cordova, CA 95742
(916) 836-8810
(916) 836-8478 Fax

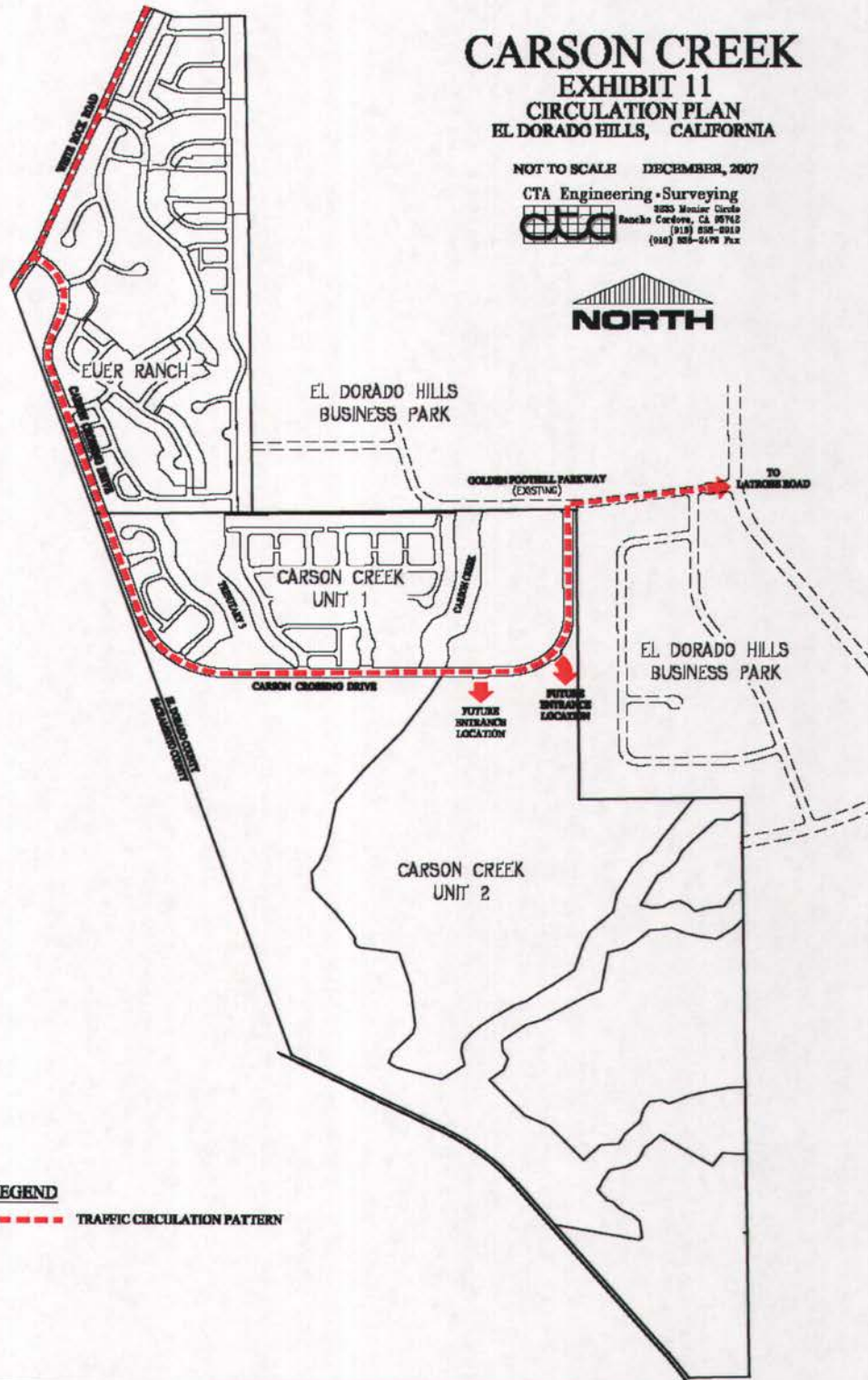


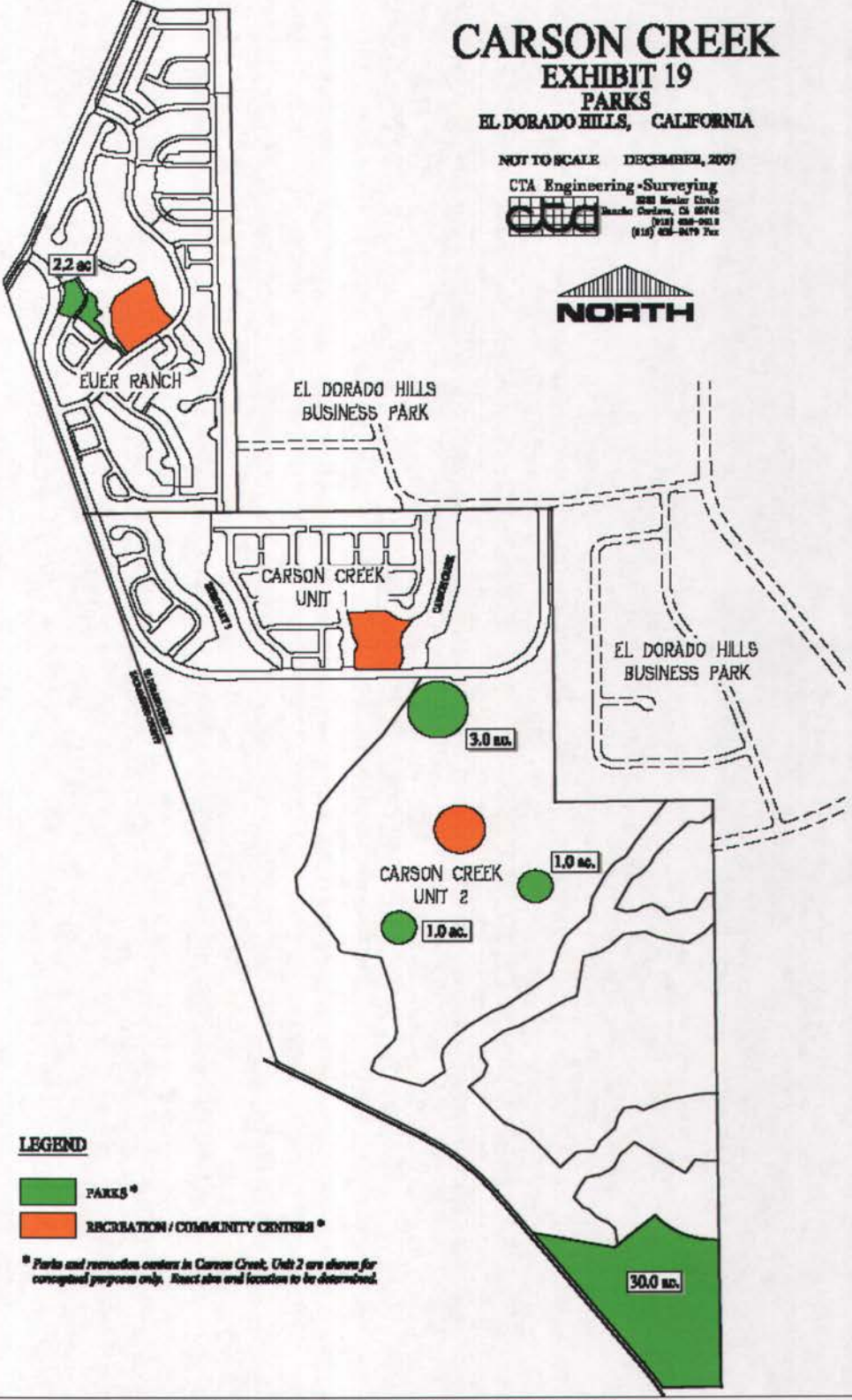
EXHIBIT F: CIRCULATION MAP

EXHIBIT F

CARSON CREEK EXHIBIT 19 PARKS EL DORADO HILLS, CALIFORNIA

NOT TO SCALE DECEMBER, 2007

CTA Engineering - Surveying
2281 Menlo Circle
Bakersfield, CA 93311
(815) 838-9411
(815) 838-9479 Fax



LEGEND

- PARKS*
- RECREATION / COMMUNITY CENTERS*

* Parks and recreation centers in Carson Creek, Unit 2 are shown for conceptual purposes only. Exact size and location to be determined.

EXHIBIT G: PARKS AND RECREATION

Statement of Intent and Justification
Heritage Carson Creek Fitness Center

Lennar Homes of California is developing a new, age-restricted community in El Dorado Hills to be known as Heritage Carson Creek. At build out, the community will contain approximately 1,100 single family homes, two amenity centers, private parks, open space and private, gated streets. Heritage Carson Creek will be constructed over several phases, with phase one including 285 homes and the Fitness Center. This Special Use Permit application is for the Fitness Center

The Fitness Center is located on 5 acres, at the northeast corner of Carson Crossing Drive and Heritage Parkway (both roads to be constructed in phase one). The Fitness Center site includes a 5,000 +/- main building the houses the work out room, aerobics room, bathrooms and locker rooms. The site also includes a swimming pool, which may be covered, spa, lighted tennis courts, lighted pickleball courts, central outdoor gathering area, barbecues, parking lot, and other passive uses to be determined such as bocce, putting green, horseshoes etc.

All homeowners of Heritage Carson Creek are members of the homeowners association which will own and operate the Fitness Center. During the initial years of development of the community, the aerobics room portion of the Fitness Center will be used as the sales pavilion for model home and community marketing. The model homes will be located north of the Fitness Center. The hours of operation of the Fitness Center will evolve over time as the community grows and it is expected that the typical hours will be 5 am to 11 pm. The hours could increase if the homeowners desire longer hours to work out. The Fitness Center will have a card lock access system whereby members will be able to swipe their membership card to gain access to the facility. The card lock system will be programmed to correspond to the determined hours of operation. The entire Fitness Center site will be fenced with a combination tubular steel fencing and masonry block walls.

We anticipate starting construction of the facility in late, 2014 with the opening scheduled in the summer, 2015.

S 14-0003

FITNESS CENTER - SITE PLAN

HERITAGE CARSON CREEK | EL DORADO HILLS, CA

4/8/14

LEGEND

OWNER/APPLICANT:
LENNAR HOMES OF CALIFORNIA
1420 ROCKY RIDGE DRIVE, SUITE 320
ROSEVILLE, CA 95661

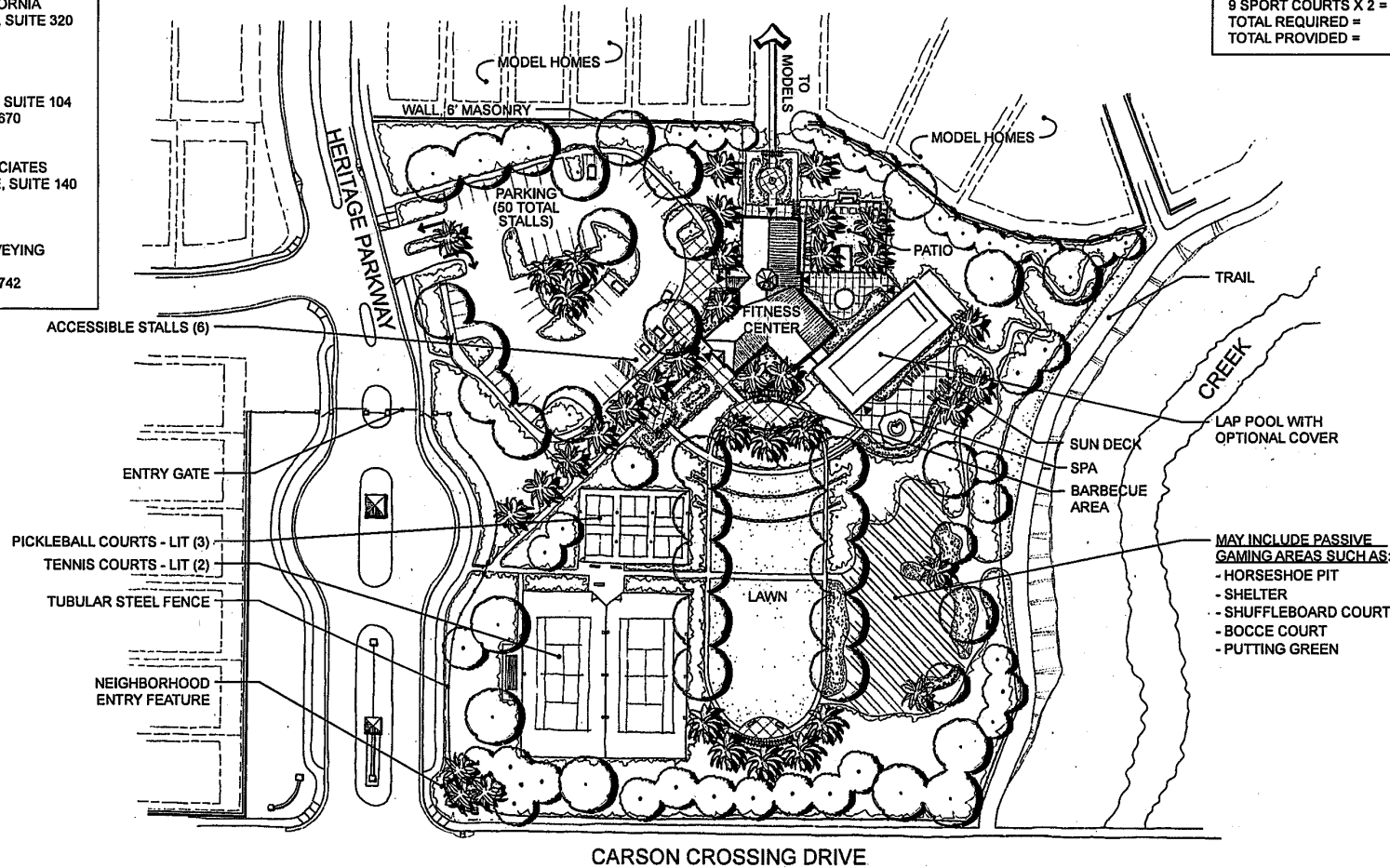
LANDSCAPE ARCHITECT:
CALLANDER ASSOCIATES
11180 SUN CENTER DRIVE, SUITE 104
RANCHO CORDOVA, CA 95670

ARCHITECT:
JEFFREY DEMURE + ASSOCIATES
5 GRANITE LAKE DRIVE, SUITE 140
SAN ANTONIO, CA 95746

CIVIL ENGINEER:
CTA ENGINEERING & SURVEYING
3233 MONIER CIRCLE
RANCHO CORDOVA, CA 95742

PARKING CALCULATION

4,605 SF CLUB @ 1:300 =	16
2,100 SF POOL @ 1:200 =	11
9 SPORT COURTS X 2 =	18
TOTAL REQUIRED =	45
TOTAL PROVIDED =	50



MAY INCLUDE PASSIVE GAMING AREAS SUCH AS:
- HORSESHOE PIT
- SHELTER
- SHUFFLEBOARD COURT
- BOCCIE COURT
- PUTTING GREEN

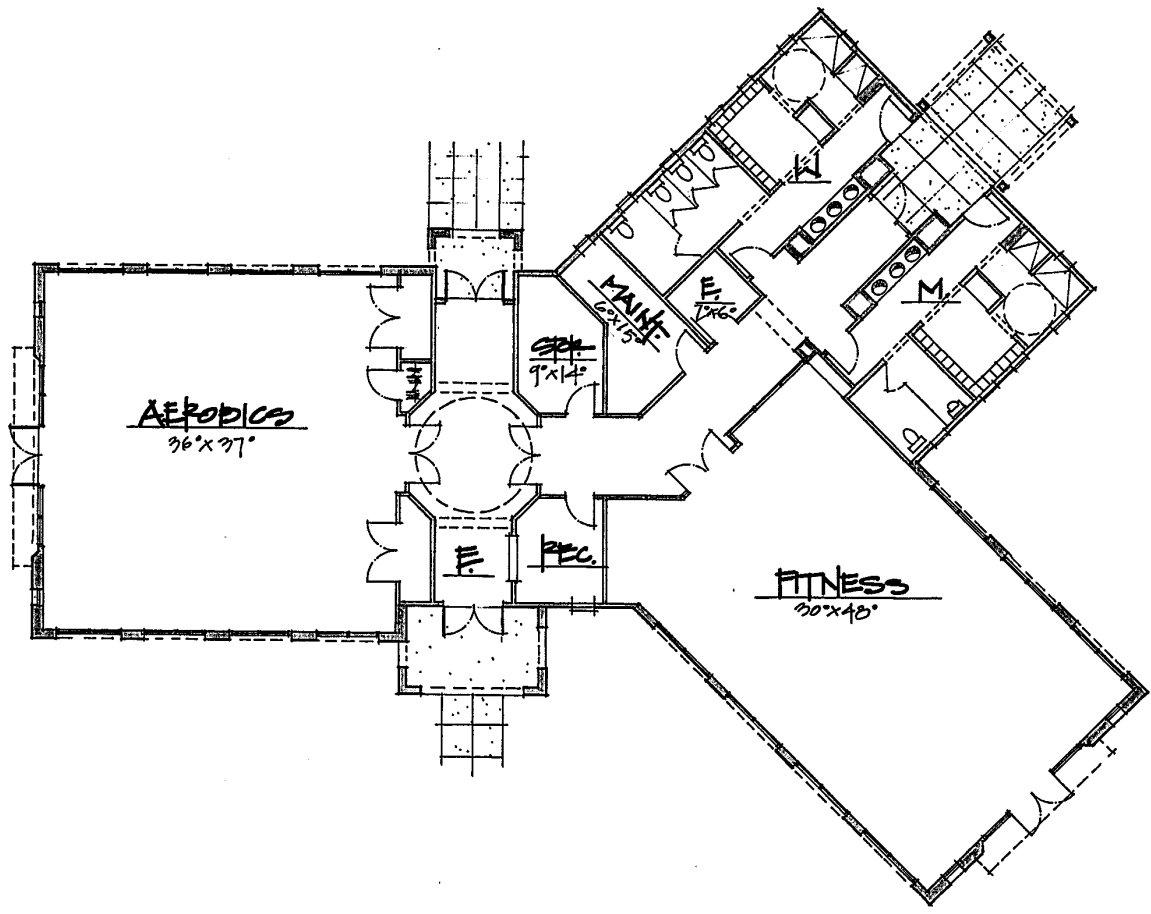
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S 14-003

EXHIBIT H

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Recreation Clubhouse (A-3)			4,998 s.f
Assembly (A-3)	1,998 s.f.	15 s.f./oc	134 oc
Business	814 s.f.	100 s.f./oc	9 oc
Exercise	1,428 s.f.	50 s.f./oc	29 oc
Storage (S-1)	357 s.f.	300 s.f./oc	2 oc
Total	4,605 s.f.		174 oc
Total Occupants			=87 men =87 women

Enclosed Pool & Pool Spa (A-3)			5,824 s.f.
Lap Pool (Water Surface)	2,100 s.f.	15 s.f./bather	140 bathers
Pool Spa	120 s.f.	10 s.f./bather	12 bathers
Total			152 bathers
Total Bathers			=76 men =76 women

Plumbing Fixtures Required	Building Comparison	
Fixture	Recreation Clubhouse	Lap Pool & Pool Spa
Water Closets	1m + 4w	1m + 4w
Urinals	1m	1m
Lavatories Req'd	1m + 1w	1m + 1w
Lavatories Provided	3m + 3w	3m + 3w
Showers	2m + 2w	2m + 2w

S 14-0003

15-0232 D 9 of 19

Recreational Clubhouse

LENNAR

CARSON CREEK
 City of El Dorado Hills, California

2012 GRANDE LANE OFFICE
 SUITE 140
 GRANDE VAL, CALIFORNIA 95745
 P. 916.963.3700

JIDA
 JEFFREY DIMORE + ASSOCIATES
 ARCHITECTS - PLANNERS

WWW.JIDA.COM
 JDA Project Number: 13089 Date: 02.27.2014

EXHIBIT 1

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CARSON CREEK UNIT NO. 1
TM 04-1391R

STORM DRAIN PIPE DATA					
BEARING	DELT	RADIUS	LENGTH	CONSTR. LENGTH	SLOPE
① S17°15'18"E	66.57			85'	0.005 15'
② S45°52'53"E	60.80			81'	0.003 15'
③ S17°50'42"E	76.37			78'	0.005 14'
④ N07°52'38"E	57.41			57'	0.003 12'
⑤					
⑥ S02°25'59"E	32.43	19'05"13"	132.44'	165'	0.005 12'
⑦ S34°52'41"E	173.80			174'	0.005 18'
⑧ S89°28'35"W	106.53			107'	0.005 16'

STORM DRAIN STRUCTURES		
① STD. GRADE 24" DI. 30' LONG 477.40 SLO. 12% 12' IN. 478.68	② TYPE CO. IN PER STD. PLAN 6718 CONC. 478.00 SLO. 12% 12' IN. 479.20	③ TYPE CO. IN PER STD. PLAN 6718 CONC. 478.16 SLO. 12% 12' IN. 478.68
④ TYPE CO. IN PER STD. PLAN 6718 CONC. 478.00 SLO. 12% 12' IN. 479.20	⑤ TYPE CO. IN PER STD. PLAN 6718 CONC. 478.00 SLO. 12% 12' IN. 479.20	⑥ TYPE CO. IN PER STD. PLAN 6718 CONC. 478.16 SLO. 12% 12' IN. 478.68
⑦ TYPE CO. IN PER STD. PLAN 6718 CONC. 478.00 SLO. 12% 12' IN. 479.20	⑧ TYPE CO. IN PER STD. PLAN 6718 CONC. 478.00 SLO. 12% 12' IN. 479.20	⑨ TYPE CO. IN PER STD. PLAN 6718 CONC. 478.16 SLO. 12% 12' IN. 478.68

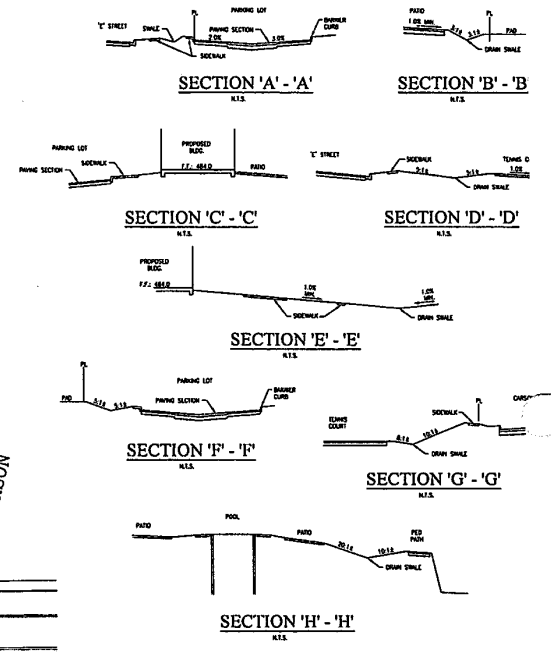
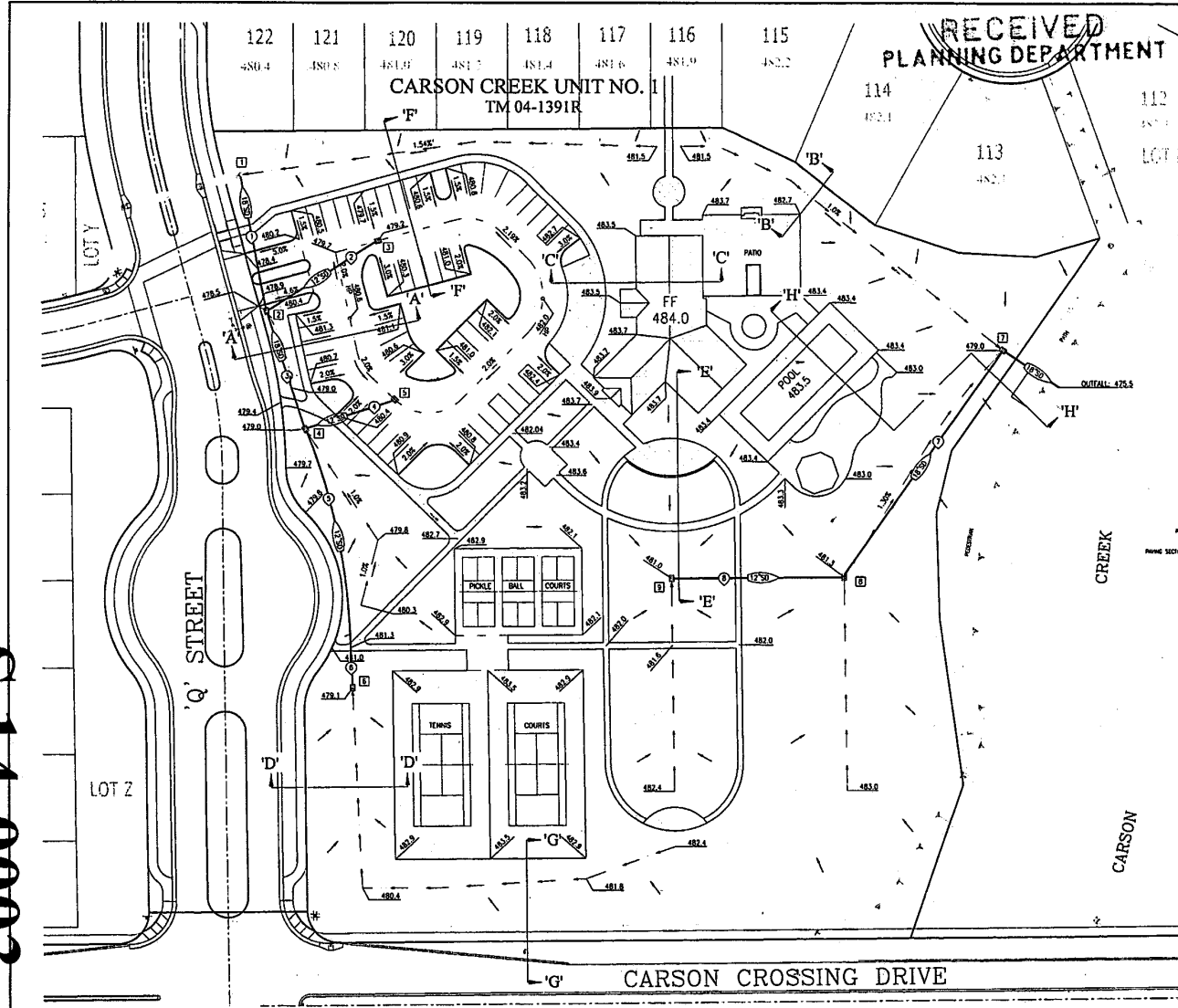


EXHIBIT J

PRELIMINARY - NOT FOR CONSTRUCTION

S 14-0003

15-0232 D 10 of 19

NUMBER	DESCRIPTION	BY	DATE

DRAWN BY: csc	DESIGNED BY: csc	CHECKED BY: mc	SCALE: 1"=40'	DATE: 4/14, 2014	F.B. REF.
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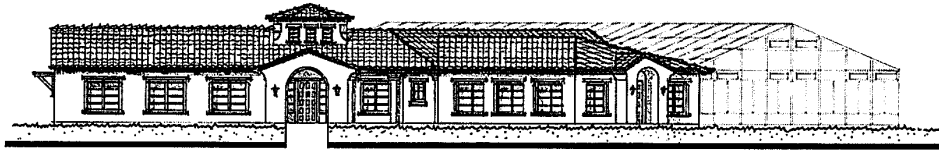
cta Engineering & Surveying
Civil Engineering • Land Surveying • Land Planning
2203 Hedden Circle, Pasadena, California, CA 91106
Tel: 626-799-0919 • Fax: 626-799-0920 • www.cta.com

PREPARED UNDER THE DIRECTION OF:
David R. Crossman
DATE: 4/14/14
Professional Engineer Seal: David R. Crossman, No. 51422, State of California

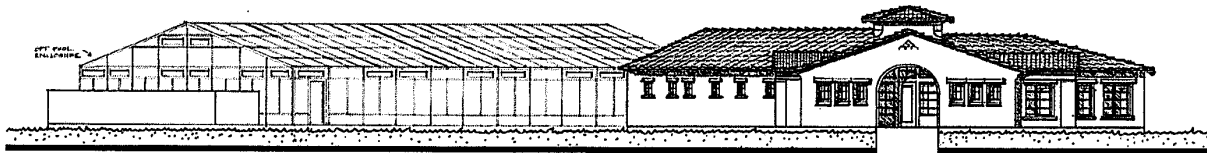
CARSON CREEK FITNESS CENTER
PRELIMINARY GRADING & DRAINAGE PLAN
FOR S.U.P. APPLICATION
SHEET 1 OF 1
JOB NO. 04-090-019
C.A. 91-000-019

BY 04-090-019 PRELIMINARY PLAN SHEET 1 OF 1 1:20 = 1" = 40'

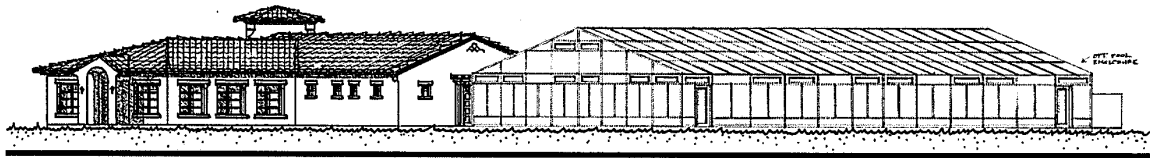
300-41 S



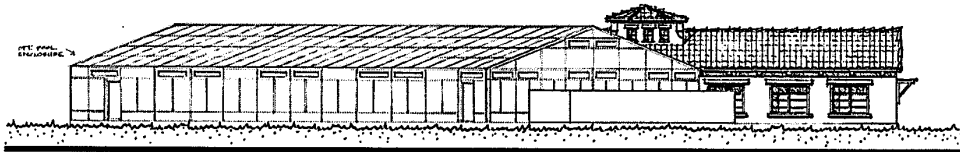
Front Elevation



Rear Elevation



Right Elevation



Left Elevation

Fitness Center Elevations

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EXHIBIT K

15-0232 D 11 of 19

LENNAR

© JEFFREY DIMMICK & ASSOCIATES ARCHITECTS PLANNERS, INC.

HERITAGE AT CARSON CREEK
El Dorado County, California

1100 GRANVILLE LANE, SUITE 100
GRANVILLE, CALIFORNIA 95939
TEL: 916.763.2200
WWW.JDA-ARCHITECTS.COM
JDA Project Number: 13067 Date: 03.27.2014



JDA

JEFFREY DIMMICK & ASSOCIATES
ARCHITECTS PLANNERS

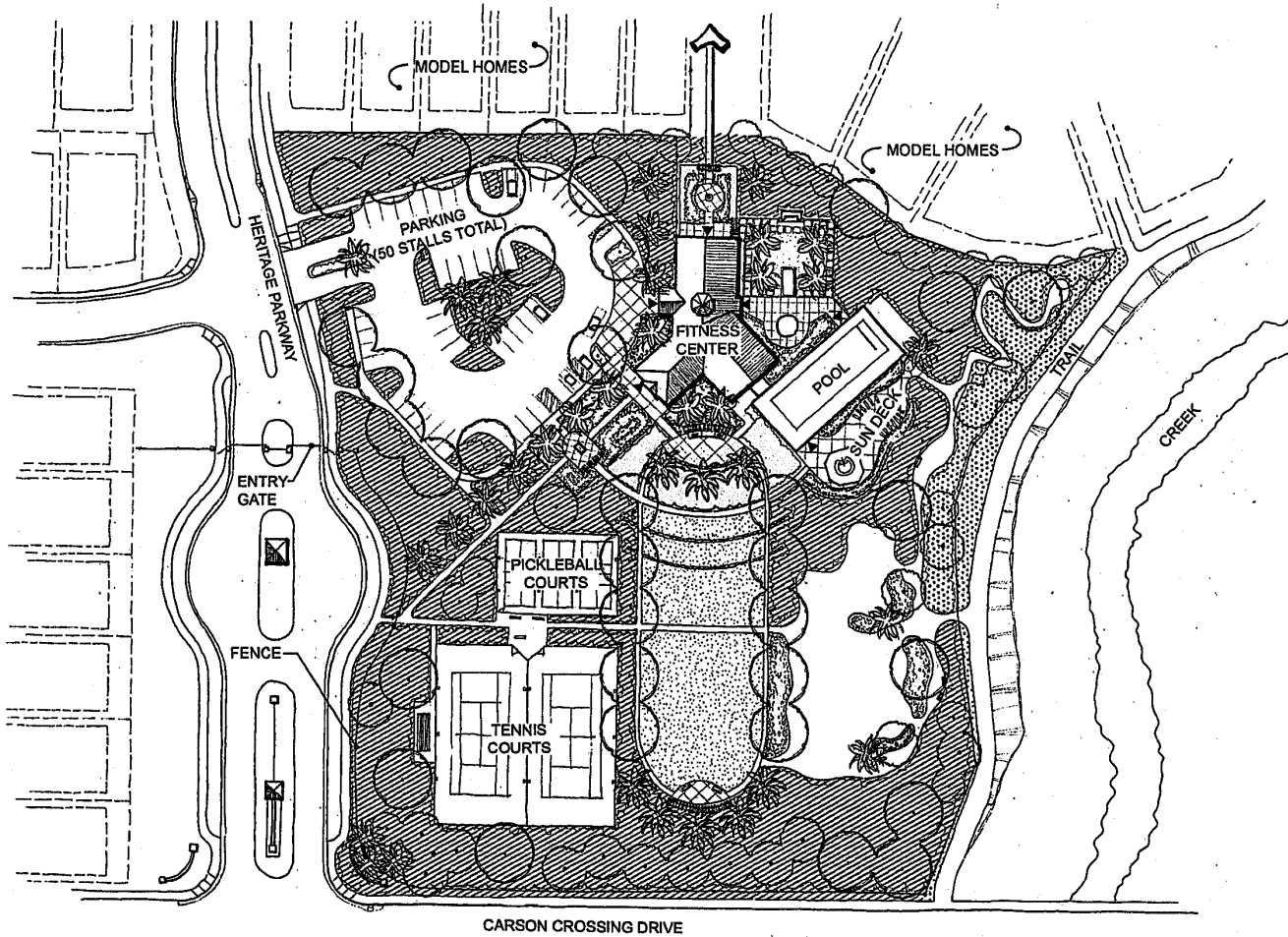


FITNESS CENTER LANDSCAPE PLAN









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3/21/14

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LANDSCAPE LEGEND

-  TURF - HIGH WATER USE
-  TRAIL/BUFFER - LOW WATER USE
-  INTERIOR - LOW WATER USE
-  FITNESS CENTER - LOW AND MEDIUM WATER USE
-  SHADE TREE
 Platanus x acerifolia
 Platanus racemosa
 Quercus lobata
 Quercus rubra
 Robinia 'Purple Robe'
-  ACCENT TREE
 Cercis canadensis
 Laurus nobilis
 Pinus pinea
-  SMALL FLOWERING TREE
 Arbutus unedo
 Cercis occidentalis
 Malus 'Hopa'
-  PALM TREE
 Chamaerops humilis
 Phoenix canariensis
 Washingtonia robusta

S 14-0003

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EXHIBIT L

FITNESS CENTER PLANT LIST

HERITAGE CARSON CREEK | EL DORADO HILLS, CA

3/21/14

PLANT LIST

ABBREV/SYMB.	BOTANICAL NAME	COMMON NAME	SIZE	SPACING	WATER USE	ABBREV/SYMB.	BOTANICAL NAME	COMMON NAME	SIZE	SPACING	WATER USE
INTERIOR AREA SHRUBS AND GROUNDCOVER											
ARG UVA	ARGYOSTAPHYLOS UVA-URSI 'WOODS COMPACT'	WOODS COMPACT KINKERRICK	1 GAL	10'-0"	L	BRA ARM	BRABEA ARMATA	MEXICAN BLUE PALM	15 GAL	AS SHOWN	L
BAG PIL	BAGCHIARIS PILLULARIS	DWARF COYOTE BUSH	1 GAL	6'-0"	L	PHO CAN	PHOENIX CANARIENSIS	CANARY ISLAND DATE PALM	15 GAL	AS SHOWN	L
CAL ACU	CALAMAGROSTIS ACUTIFLORA 'KARL FOERSTER'	FEATHER REED GRASS	1 GAL	2'-6"	L	HAS PIL	HASHINGTONIA FILIFERA	CALIFORNIA FAN PALM	15 GAL	AS SHOWN	M
CEA GLO	CEANTHUS GLORIOSUS 'ANCHOR BAY'	ANCHOR BAY CALIFORNIA LILAC	1 GAL	3'-0"	L	HAS ROB	HASHINGTONIA ROBUSTA	MEXICAN FAN PALM	15 GAL	AS SHOWN	M
CIS SUN	CISUS 'SUNSET'	SUNSET ROCKROSE	1 GAL	6'-0"	L	FITNESS CENTER TREES					
EPI CAN	EPILOBIUM CANUM	CALIFORNIA FUCHSIA	1 GAL	4'-0"	L	ARB URE	ARBUS UREDO	STRAWBERRY TREE	15 GAL	AS SHOWN	L
HES PAR	HEPERALOE PARVIFLORA	RED YUCCA	1 GAL	3'-0"	L	LAU ROB	LAURUS NOBILIS	SWEET BAY	15 GAL	AS SHOWN	L
KN UVA	KNIPHOFIA UVARIA	RED-HOT POKER	1 GAL	4'-0"	L	TRAIL AREA BUFFER SHRUBS AND GROUNDCOVER					
NH AUR	NIMBUS ARANTACUS	STICKY MONKEYFLOWER	1 GAL	3'-0"	L	ARG SUN	ARGYOSTAPHYLOS 'SUNSET'	SUNSET MANZANITA	1 GAL	6'-0"	L
PHO MAO	PHORHEM MAORI MAIDEN'	MAORI MAIDEN NEW ZEALAND FLAX	1 GAL	3'-0"	L	BAG PIL	BAGCHIARIS PILLULARIS	DWARF COYOTE BUSH	1 GAL	6'-0"	L
SAL BEE	SALVIA 'BEES BLISS'	BEES BLISS SAGE	1 GAL	6'-0"	L	CEA GRI	CEANTHUS GRISSEUS HORIZONTALIS 'YANKEE POINT'	YANKEE POINT CALIFORNIA LILAC	1 GAL	6'-0"	L
INTERIOR AREA TREES											
CER OCC	CERCIS OCCIDENTALIS	WESTERN REDBUD	15 GAL	AS SHOWN	VL	CEA WHE	CEANTHUS 'WHEELER CANYON'	WHEELER CANYON CALIFORNIA LILAC	1 GAL	6'-0"	L
CER CAN	CERCIS CANADENSIS	EASTERN REDBUD	15 GAL	AS SHOWN	M	HEY ARB	HETEROMELES AREUTIFOLIA	TOYON	1 GAL	6'-0"	L
PIN PIN	PINUS PINEA	ITALIAN STONE PINE	15 GAL	AS SHOWN	VL	MH RIG	MALDENBERGIA RIGENS	DEERGRASS	1 GAL	3'-0"	L
PLA AGE	PLATANUS X ACERIFOLIA	LONDON PLANETREE	15 GAL	AS SHOWN	M	RHA CAL	RHAMNUS CALIFORNICA	COFFEEBERRY	1 GAL	6'-0"	L
ROB PUR	ROBINIA 'PURPLE ROSE'	PURPLE ROSE LOCUST	15 GAL	AS SHOWN	L	ROS CAL	ROSA CALIFORNICA	CALIFORNIA ROSE	1 GAL	6'-0"	L
QUE LOB	QUERCUS LOBATA	VALLEY OAK	15 GAL	AS SHOWN	L	SFO HRU	SPOROBOLUS WRIGHTII	BIG SACATON DROPSSEED	1 GAL	3'-0"	VL
FITNESS CENTER SHRUBS AND GROUNDCOVER											
AGG SEL	AGCA SELLOVIANA	PINEAPPLE GUAVA	5 GAL	10'-0"	L	TRAIL AREA BUFFER TREES					
ACH MIL	ACHILLEA MELLEPOLIUM	COMMON YARROW	1 GAL	3'-0"	L	HAL HOP	HALIUS 'HOPA'	HOPA GRABAPPLE	15 GAL	AS SHOWN	M
AGA APR	AGAPATHUS AFRICANUS	LILY OF THE NILE	1 GAL	2'-6"	M	PIN PIN	PINUS PINEA	ITALIAN STONE PINE	15 GAL	AS SHOWN	VL
BER CRA	BERGENIA CRASSIFOLIA	PISSOQUEAK	1 GAL	2'-0"	L	PLA RAG	PLATANUS RACEMOSA	CALIFORNIA SYCAMORE	15 GAL	AS SHOWN	M
COP KIK	COPROSMIA KIRKII 'VARIEGATA'	VARIEGATED MIRROR PLANT	1 GAL	3'-0"	L	QUE DOU	QUERCUS DOUGLASHI	BLUE OAK	15 GAL	AS SHOWN	VL
COR BAN	CORDYLINE BANKSII 'ELECTRIC PINK'	ELECTRIC PINK DRACENA	1 GAL	4'-0"	L	QUE LOB	QUERCUS LOBATA	VALLEY OAK	15 GAL	AS SHOWN	L
ERI KAR	ERIGENON KARVINSKIANUS	SANTA BARBARA DAISY	1 GAL	3'-0"	L						
EMG FOR	EMONTYUS FORTUNEI 'EMERALD GOLD'	EMERALD 'N' GOLD HINTERGREDBEER	1 GAL	3'-0"	M						
FES CAR	FESTUCA CALIFORNICA	CALIFORNIA FESCUE	1 GAL	2'-6"	M						
KN UVA	KNIPHOFIA UVARIA	RED-HOT POKER	1 GAL	4'-0"	L						
PHO SHE	PHORHEM 'SWEET MIST'	SWEET MIST NEW ZEALAND FLAX	1 GAL	1'-0"	L						
ROB HYB	ROSA HYBRID TEA	HYBRID TEA ROSE	1 GAL	4'-0"	M						
YUG GLO	YUGA GLORIOSA 'VARIEGATA'	VARIEGATED SPANISH DAGGER	1 GAL	3'-0"	L						

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15-0232 D 13 of 19

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J-130

CARSON CREEK

A PORTION OF SECTIONS 23 & 26, T. 9 N., R. 8 E. M.D.M.
COUNTY OF EL DORADO, STATE OF CALIFORNIA
SCALE: NONE SHEET 1 OF 6 APRIL, 2014



OWNER'S STATEMENT

THE UNDERSIGNED OWNERS OF RECORD TITLE INTEREST HEREBY CONSENT TO THE PREPARATION AND FILING OF THIS MAP.

LENNAR HOMES OF CALIFORNIA, INC.
A CALIFORNIA CORPORATION

Larry Gualco VP
LARRY GUALCO, VICE PRESIDENT

CARSON CREEK EL DORADO, LLC,
A CALIFORNIA LIMITED LIABILITY COMPANY

BY: *Larry Gualco* VP
LARRY GUALCO, VICE PRESIDENT

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA)
COUNTY OF Placer) SS

ON April 17, 2014, BEFORE ME, Monique Reynolds, A NOTARY PUBLIC, PERSONALLY APPEARED LARRY GUALCO WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/IT/HEY 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.

Commission # 1995824
Expires: 11/24/2016

Monique Reynolds (SEAL)
SIGNATURE

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA)
COUNTY OF Placer) SS

ON April 17, 2014, BEFORE ME, Monique Reynolds, A NOTARY PUBLIC, PERSONALLY APPEARED LARRY GUALCO WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE, TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/IT/HEY 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.

Commission # 1995824
Expires: 11/24/2016

Monique Reynolds (SEAL)
SIGNATURE

TRUSTEE'S STATEMENT

THE UNDERSIGNED AS TRUSTEE UNDER DEED OF TRUST RECORDED JULY 26, 2013, SERIES NO. 2013-39187, OFFICIAL RECORDS OF EL DORADO COUNTY, HEREBY CONSENT TO THE PREPARATION AND FILING OF THIS MAP.

PLACER TITLE COMPANY

Valerie A. Baldo
NAME: Valerie A. Baldo
TITLE: ASSISTANT, SACRAMENTO COUNTY

NOTARY ACKNOWLEDGMENT

STATE OF CALIFORNIA)
COUNTY OF Sacramento) SS

ON April 22, 2014, BEFORE ME, Lisa M. Kyas-Arent, A NOTARY PUBLIC, PERSONALLY APPEARED Valerie A. Baldo WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/IT/HEY 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.

Comm. # 96123
Comm. # 1967424

Valerie A. Baldo (SEAL)
SIGNATURE

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION, THE SURVEY IS TRUE AND COMPLETE AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES AT THE REQUEST OF LENNAR HOMES OF CALIFORNIA, INC. IN DECEMBER, 2013. I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP AND THAT THE MONUMENTS WILL BE OF THE CHARACTER AND WILL OCCUPY THE POSITIONS INDICATED AND WILL BE SET BY NOVEMBER, 2014 AND THAT SAID MONUMENTS WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

DATE: April 8, 2014

Kevin A. Heaney
KEVIN A. HEANEY LS 5914



NOTICE OF RESTRICTION

A NOTICE OF RESTRICTION RECORDED IN DOCUMENT NO. 2014-0034064 AFFECTS LOTS 1-18, LIMITING DEVELOPMENT TO PHASING & FINANCING PURPOSES ONLY.

COUNTY SURVEYOR'S STATEMENT

I HAVE EXAMINED THE MAP, THE SUBDIVISION AS SHOWN IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, IF REQUIRED, AND ANY APPROVED ALTERATIONS THEREOF. ALL PROVISIONS OF CHAPTER 2 OF THE SUBDIVISION MAP ACT AND OF ANY LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP, IF REQUIRED, HAVE BEEN COMPLIED WITH. I AM SATISFIED THAT THE MAP IS TECHNICALLY CORRECT.

DATE: 8/25/14

BY: *Richard L. Briner*
RICHARD L. BRINER, L.S. 5064
COUNTY SURVEYOR
COUNTY OF EL DORADO, CALIFORNIA



Philip R. Moshbacher
PHILIP R. MOSBACHER, P.L.S. 7189
ASSOCIATE LAND SURVEYOR
COUNTY OF EL DORADO, CALIFORNIA

COMMUNITY DEVELOPMENT AGENCY COUNTY ENGINEER'S STATEMENT

I, Andrew S. Gamba, THE UNDERSIGNED, HEREBY STATE THAT THERE ARE NO IMPROVEMENTS REQUIRED AT THIS TIME, AND THAT THE ROADS SHOWN HEREON SHALL BE CONSTRUCTED WITH THE FILING OF EACH SUBSEQUENT FINAL MAP FOR THIS PROJECT.

DATE: June 26, 2014

Andrew S. Gamba
COUNTY ENGINEER
COMMUNITY DEVELOPMENT AGENCY
TRANSPORTATION DIVISION
COUNTY OF EL DORADO, CALIFORNIA



COMMUNITY DEVELOPMENT AGENCY DEVELOPMENT SERVICES DIRECTOR'S STATEMENT

I, Roger Trout, HEREBY STATE THAT THIS FINAL MAP CONFORMS SUBSTANTIALLY TO THE TENTATIVE MAP OF THIS SUBDIVISION APPROVED ON FEBRUARY 14, 2008 BY THE PLANNING COMMISSION AND ANY APPROVED ALTERATIONS THEREOF AND THAT ALL CONDITIONS IMPOSED UPON SAID APPROVALS HAVE BEEN SATISFIED.

DATE: 6/25/14

Roger Trout
ROGER TROUT
COMMUNITY DEVELOPMENT AGENCY
DEVELOPMENT SERVICES DIRECTOR
COUNTY OF EL DORADO, CALIFORNIA

William Pascoe
PRINCIPAL PLANNER
COUNTY OF EL DORADO, CALIFORNIA

COUNTY TAX COLLECTOR'S STATEMENT

I, C.L. Rafferty, HEREBY STATE THAT, ACCORDING TO THE RECORDS OF THIS OFFICE, THERE ARE NO LIENS AGAINST THIS SUBDIVISION OR ANY PART THEREOF FOR UNPAID STATE, COUNTY, MUNICIPAL OR LOCAL TAXES OR SPECIAL ASSESSMENTS COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS NOT YET PAYABLE, PROVIDED THAT THE FINAL MAP IS ACCEPTED FOR RECORD AND FILED PRIOR TO THE NEXT SUCCEEDING LIEN DATE.

DATE: 8/22/2014

C.L. Rafferty
C.L. RAFFERTY
TAX COLLECTOR
COUNTY OF EL DORADO, CALIFORNIA

BY: *Carrie Rivas*
DEPUTY

BOARD CLERK'S STATEMENT

I, James S. Mitrisin, HEREBY STATE THAT THE BOARD OF SUPERVISORS, BY ORDER ON 8-12-14, ADOPTED AND APPROVED THIS FINAL MAP OF THIS SUBDIVISION.

James S. Mitrisin
JAMES S. MITRISIN
CLERK OF THE BOARD OF SUPERVISORS
COUNTY OF EL DORADO, CALIFORNIA

DATE: 8/25/14

BY: *Stephan Dyke*



COUNTY RECORDER'S CERTIFICATE

FILED THIS 26th DAY OF August, 2014 AT 11:34:39, IN BOOK J OF MAPS, AT PAGE 130, DOCUMENT NO. 2014-34063, AT THE REQUEST OF

LENNAR HOMES OF CALIFORNIA, INC. TITLE TO THE LAND INCLUDED IN THIS SUBDIVISION IS GUARANTEED BY TITLE CERTIFICATE NO. JMGA-08000073 PREPARED BY

PLACER TITLE COMPANY AND IS ON FILE IN THIS OFFICE.

William E. Schultz
WILLIAM E. SCHULTZ
COUNTY RECORDER, CLERK
COUNTY OF EL DORADO, CALIFORNIA

BY: *William E. Schultz*
DEPUTY

J-130

EXHIBIT N-2

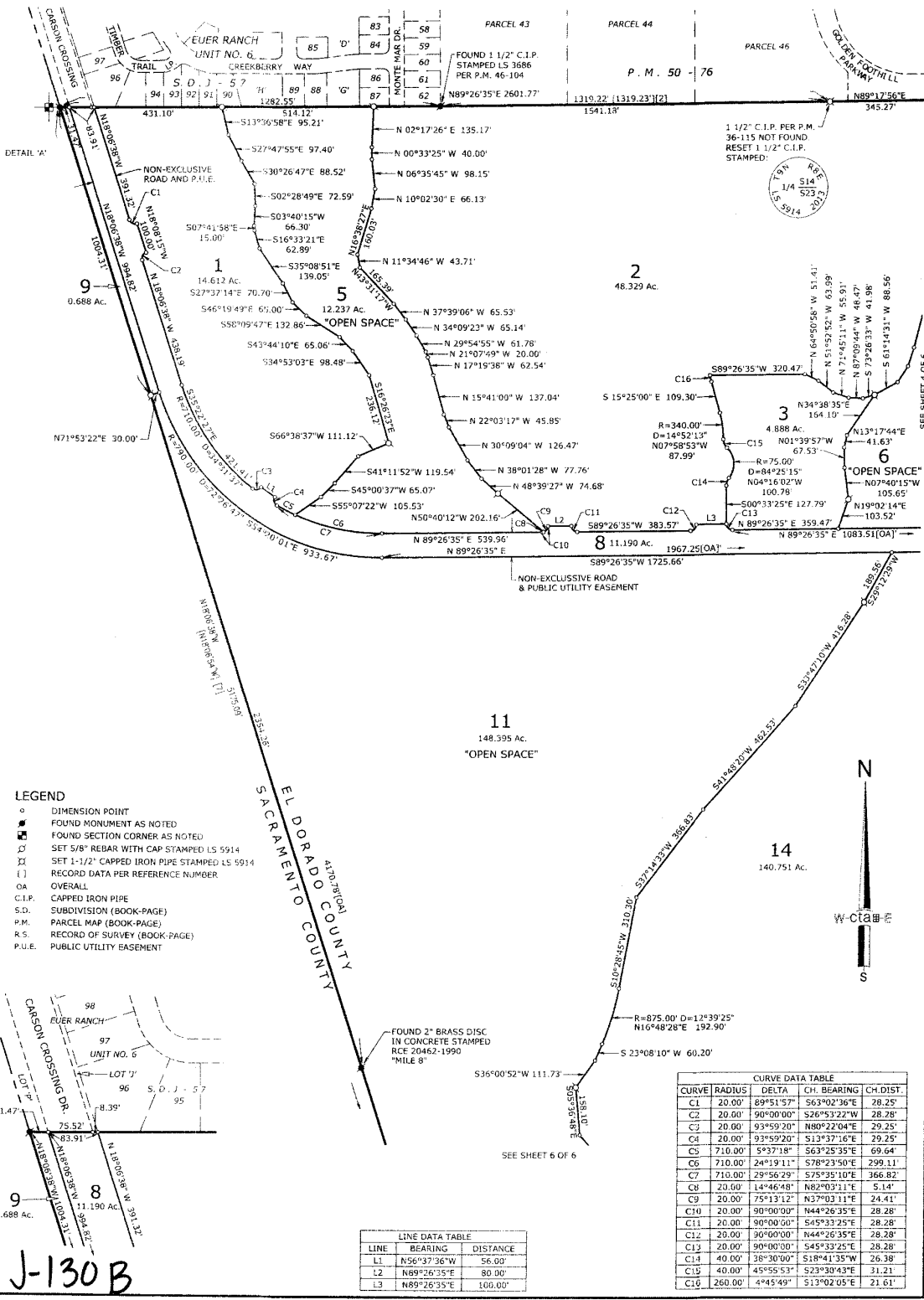
0081-P

J-130B

LARGE LOT FINAL MAP OF CARSON CREEK

A PORTION OF SECTIONS 23 & 26, T. 9 N., R. 8 E. M.D.M.
COUNTY OF EL DORADO, STATE OF CALIFORNIA
SCALE: 1"=200' SHEET 3 OF 6 APRIL, 2014

cta Engineering & Surveying



- LEGEND**
- DIMENSION POINT
 - FOUND MONUMENT AS NOTED
 - FOUND SECTION CORNER AS NOTED
 - ⊕ SET 5/8" REBAR WITH CAP STAMPED LS 5914
 - ⊕ SET 1-1/2" CAPPED IRON PIPE STAMPED LS 5914
 - ⊕ RECORD DATA PER REFERENCE NUMBER
 - OA OVERALL
 - C.I.P. CAPPED IRON PIPE
 - S.D. SUBDIVISION (BOOK-PAGE)
 - P.M. PARCEL MAP (BOOK-PAGE)
 - R.S. RECORD OF SURVEY (BOOK-PAGE)
 - P.U.E. PUBLIC UTILITY EASEMENT

CURVE DATA TABLE				
CURVE	RADIUS	DELTA	CH. BEARING	CH. DIST.
C1	20.00'	89°51'57"	S63°02'36"E	28.25'
C2	20.00'	90°00'00"	S26°53'22"E	28.28'
C3	20.00'	93°59'20"	N80°22'04"E	29.25'
C4	20.00'	93°59'20"	S13°37'16"E	29.25'
C5	710.00'	5°37'18"	S63°25'35"E	69.64'
C6	710.00'	24°19'11"	S78°23'50"E	299.11'
C7	710.00'	29°56'29"	S75°35'10"E	366.82'
C8	20.00'	14°46'48"	N82°03'11"E	5.14'
C9	20.00'	75°13'12"	N37°03'11"E	24.41'
C10	20.00'	90°00'00"	N44°26'35"E	28.28'
C11	20.00'	90°00'00"	S45°33'25"E	28.28'
C12	20.00'	90°00'00"	N44°26'35"E	28.28'
C13	20.00'	90°00'00"	S45°33'25"E	28.28'
C14	40.00'	38°30'00"	S18°41'35"W	26.38'
C15	40.00'	45°55'53"	S23°30'43"E	31.21'
C16	260.00'	4°45'49"	S13°02'05"E	21.61'

LINE DATA TABLE		
LINE	BEARING	DISTANCE
L1	N56°37'26"W	56.00'
L2	N89°26'35"E	80.00'
L3	N89°26'35"E	100.00'

J-130B



El Dorado, County Recorder
William Schultz Co Recorder Office

DOC- 2014-0034064-00

Acct 6-PLACER TITLE CO

Tuesday, AUG 26, 2014 11:34:39

Ttl Pd \$21.00 Nbr-0001624733

MMF / C1 / 1-2

RECORDING REQUESTED BY:

El Dorado County Development Services
2850 Fairlane Court
Placerville, CA 95667

When Recorded Return to
El Dorado County Surveyor's Office

NOTICE OF RESTRICTION

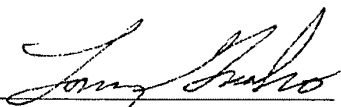
Notice is hereby given that a development limitation is imposed upon Lots 1 through 18 of the Plat of Large Lot Final Map of Carson Creek filed in the Office of the County Recorder of the County of El Dorado, State of California, in Book J of Maps at Page 130.

LOTS 1 THROUGH 18 CREATED WITH THE FILING OF SAID FINAL MAP ARE FOR SALE, LEASE AND FINANCING PURPOSES ONLY. HOWEVER, NO BUILDING PERMIT SHALL BE ISSUED FOR SAID LOTS UNTIL SUCH TIME AS SUBSEQUENT PHASES THAT COINCIDE HERewith ARE RECORDED.

Said restriction shall be binding upon the heirs, assigns, and successors in interest of the grantors, and is to remain in effect until rescinded by the County of El Dorado. The purpose of this Notice of Restriction is to impart constructive notice of this development limitation.

CARSON CREEK EL DORADO, L.L.C.
A California Limited Liability Company

By: Lennar Homes of California, Inc.
A California Corporation

By: 
Name: Larry Gualco
Title: Vice President
Date: 9/22/14

APPROVED FOR RECORDING BY:

BASIS OF BEARING

THE BASIS OF BEARINGS FOR THIS SURVEY IS IDENTICAL WITH THE LARGE LOT FINAL MAP FOR CARSON CREEK, RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF EL DORADO COUNTY IN BOOK '00' MAPS, PAGE 130, BASED ON MONUMENTS SHOWN AS FOLLOWS HEREON.

LEGEND

- DIMENSION POINT
- FOUND MONUMENT AS NOTED
- FOUND 5/8" REBAR WITH PLASTIC CAP STAMPED LS 5914
- ✕ FOUND 1 1/2" CAPPED IRON PIPE STAMPED LS 5914
- ⊙ SET 5/8" REBAR WITH CAP STAMPED LS 5914
- ⊙ SET 1 1/2" CAPPED IRON PIPE STAMPED LS 5914
- ⊙ SET SURVEY SPIKE AND WASHER STAMPED LS 5914
- [] RECORD DATA PER REFERENCE NUMBER
- OA OVERALL
- C.I.P. CAPPED IRON PIPE
- S.D. SUBDIVISION (BOOK-PAGE)
- P.M. PARCEL MAP (BOOK-PAGE)
- R.S. RECORD OF SURVEY (BOOK-PAGE)
- P.U.E. PUBLIC UTILITY EASEMENT
- VEHICULAR ACCESS RESTRICTION

NOTES

1. THIS SUBDIVISION CONTAINS 122,729 ACRES GROSS, CONSISTING OF 134 RESIDENTIAL LOTS AND 32 LETTERED LOTS AND IS CONSISTENT WITH THE TENTATIVE MAP 04-1391 APPROVED BY THE BOARD OF SUPERVISORS ON FEBRUARY 14, 2008.
2. LOTS 'R-1' & 'R-2' SHOWN HEREON ARE DESIGNATED AS 'PRIVATE STREETS' FOR THE BENEFIT AND GENERAL USE OF THE RESIDENTIAL LOTS SHOWN HEREON AND SHALL BE GRANTED IN FEE TO THE HOMEOWNERS ASSOCIATION CREATED FOR THIS SUBDIVISION.
3. LOTS 'G' THRU 'K', INCLUSIVE; LOTS 'M', 'P' & 'Q'; LOTS 'S' THRU 'V', INCLUSIVE; LOT 'Y' AND LOTS A-A, B-B AND D-D SHALL BE GRANTED IN FEE TO THE HOMEOWNERS ASSOCIATION CREATED FOR THIS SUBDIVISION FOR USE AS LANDSCAPE CORRIDORS AND OPEN SPACE. LOT C-C SHALL BE GRANTED IN FEE TO THE HOMEOWNERS ASSOCIATION CREATED FOR THIS SUBDIVISION FOR USE AS A COMMUNITY FACILITIES SITE. LOT E-E IS FOR A PROPOSED ASSISTED LIVING FACILITY.
4. ALL FRONT LOT CORNERS FOR THE SIDE LOT LINES ARE MARKED BY A SLASH IN THE TOP OF CONCRETE CURB OR SIDEWALK ON THE LOT LINE PROJECTED. ALL REAR LOT CORNERS ARE MARKED BY A 5/8" REBAR WITH ALUMINUM CAP STAMPED LS 5914 OR AS NOTED HEREON.
5. ALL DISTANCES ALONG CURVED LINES ARE CHORD DISTANCES. THE SUM OF INDIVIDUAL UNITS MAY NOT EQUAL THE OVERALL DUE TO ROUNDING.
6. THE FOLLOWING EASEMENTS MAY AFFECT THE PROPERTY SHOWN HEREON BUT THE EXACT LOCATION AND EXTENT OF THESE EASEMENTS ARE NOT DISCLOSED IN THE RECORD DOCUMENTS:
 - EASEMENT FOR RAILWAY - BOOK T OF DEEDS, PAGE 308
 - EASEMENT TO P.T. & T. - BOOK 360, PAGE 176, O.R.

CARSON CREEK UNIT 1-PHASE A

LOTS 1 THROUGH 9 OF THE
LARGE LOT FINAL MAP FOR CARSON CREEK, S.D. J-130
LYING WITHIN THE N 1/2 OF SEC. 23, T. 9 N., R. 8 E., M.D.M.
County of El Dorado, State of California

cta Engineering & Surveying

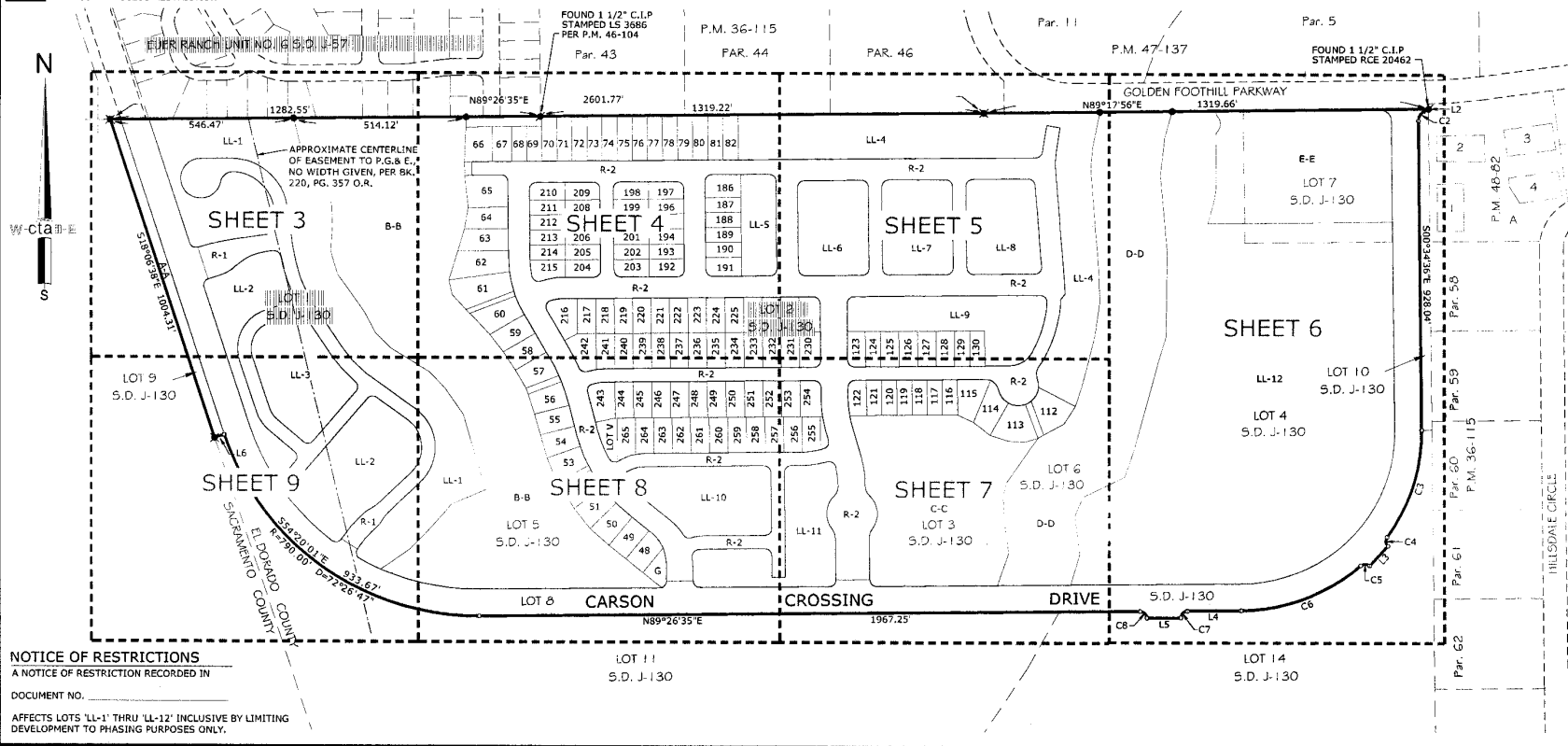
FEBRUARY, 2015 PAGE 2 OF 10 SCALE: 1"= 200'

LINE	BEARING	DISTANCE
L2	S00°34'36"E	0.67'
L3	N42°09'36"E	80.00'
L4	N89°26'35"E	159.80'
L5	N89°27'04"E	100.00'
L6	S71°53'22"W	30.00'

CURVE	RADIUS	DELTA	CH. BEARING	CH. DIST.
C2	35.00'	81°47'12"	S40°19'01"W	45.83'
C3	540.00'	36°35'10"	N17°42'59"E	338.99'
C4	20.00'	83°50'58"	S05°54'55"E	26.73'
C5	20.00'	83°50'58"	N89°45'52"W	26.73'
C6	540.00'	41°07'56"	N68°52'37"E	379.39'
C7	20.00'	90°01'11"	S44°26'00"W	28.29'
C8	20.00'	89°58'49"	N45°34'00"W	28.28'

REFERENCES

- 1) R.S. 12-97
- 2) P.M. 36-115
- 3) P.M. 37-23
- 4) P.M. 38-137
- 5) P.M. 41-66
- 6) S.D. J-57
- 7) R.S. 17-147
- 8) R.S. 28-106
- 9) R.S. 17-25
- 10) DOC NO. 2003-0069640
- 11) DOC NO. 2003-0069639
- 12) P.M. 46-14

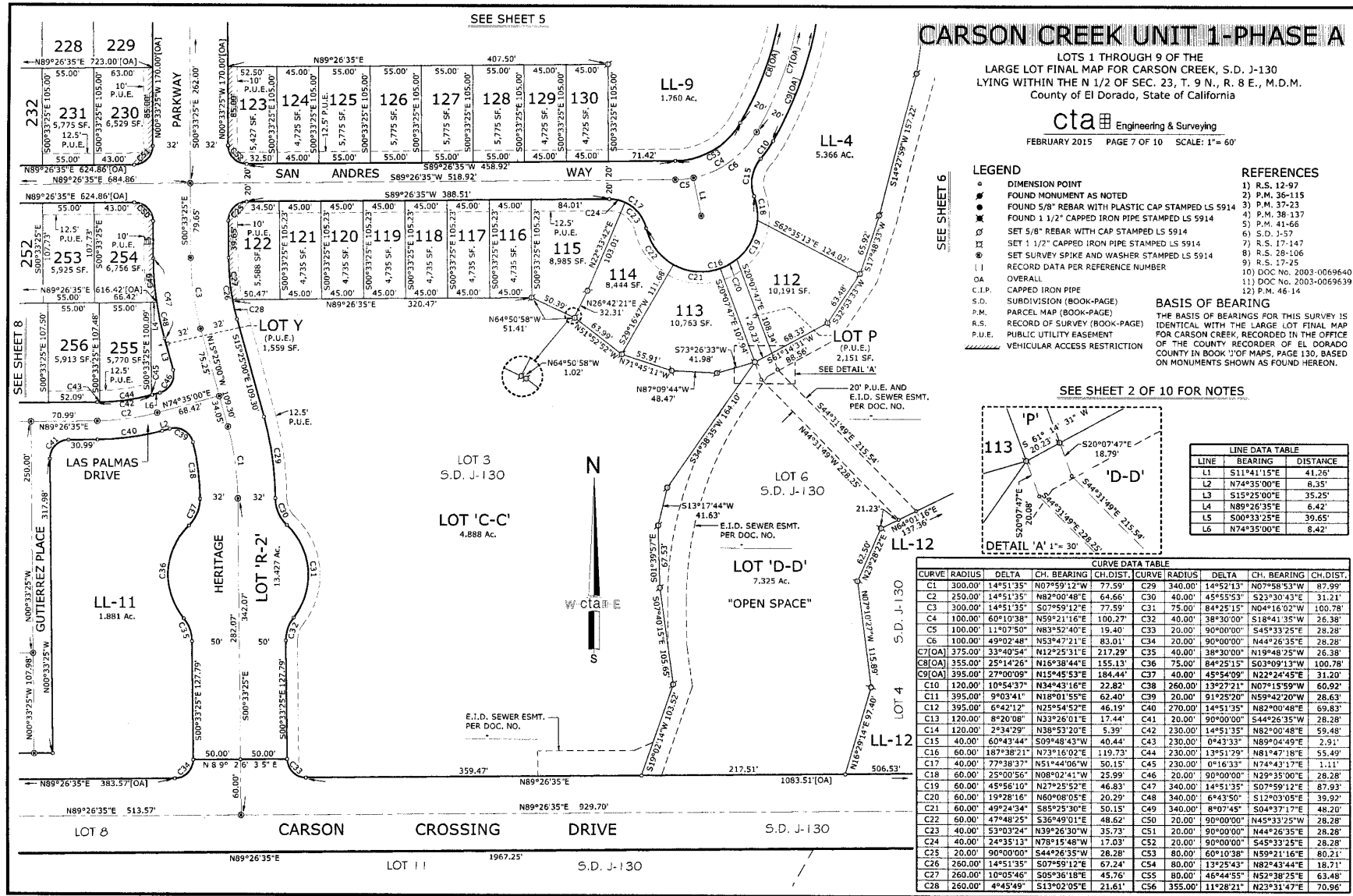


NOTICE OF RESTRICTIONS

A NOTICE OF RESTRICTION RECORDED IN DOCUMENT NO. AFFECTS LOTS 'LL-1' THRU 'LL-12' INCLUSIVE BY LIMITING DEVELOPMENT TO PHASING PURPOSES ONLY.

15-0232 D 18 of 19

EXHIBIT P-2



CARSON CREEK UNIT 1-PHASE A

LOTS 1 THROUGH 9 OF THE
LARGE LOT FINAL MAP FOR CARSON CREEK, S.D. J-130
LYING WITHIN THE N 1/2 OF SEC. 23, T. 9 N., R. 8 E., M.D.M.
County of El Dorado, State of California

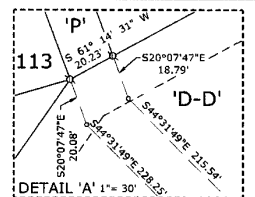
cta Engineering & Surveying
FEBRUARY 2015 PAGE 7 OF 10 SCALE: 1"= 60'

- LEGEND**
- DIMENSION POINT
 - FOUND MONUMENT AS NOTED
 - FOUND 5/8" REBAR WITH PLASTIC CAP STAMPED LS 5914
 - ✱ FOUND 1 1/2" CAPPED IRON PIPE STAMPED LS 5914
 - SET 5/8" REBAR WITH CAP STAMPED LS 5914
 - ⊕ SET 1 1/2" CAPPED IRON PIPE STAMPED LS 5914
 - ⊙ SET SURVEY SPIKE AND WASHER STAMPED LS 5914
 - || RECORD DATA PER REFERENCE NUMBER
 - OA OVERALL
 - C.I.P. CAPPED IRON PIPE
 - S.D. SUBDIVISION (BOOK-PAGE)
 - P.M. PARCEL MAP (BOOK-PAGE)
 - R.S. RECORD OF SURVEY (BOOK-PAGE)
 - P.U.E. PUBLIC UTILITY EASEMENT
 - VEHICULAR ACCESS RESTRICTION
- REFERENCES**
- 1) R.S. 12-97
 - 2) P.M. 36-115
 - 3) P.M. 37-23
 - 4) P.M. 38-137
 - 5) P.M. 41-66
 - 6) S.D. 3-57
 - 7) R.S. 17-147
 - 8) R.S. 28-106
 - 9) R.S. 17-25
 - 10) DOC No. 2003-0069640
 - 11) DOC No. 2003-0069639
 - 12) P.M. 46-14
- BASIS OF BEARING**
THE BASIS OF BEARINGS FOR THIS SURVEY IS IDENTICAL WITH THE LARGE LOT FINAL MAP FOR CARSON CREEK, RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF EL DORADO COUNTY IN BOOK 110 OF MAPS, PAGE 130, BASED ON MONUMENTS SHOWN AS FOUND HEREON.

SEE SHEET 6

SEE SHEET 8

SEE SHEET 2 OF 10 FOR NOTES



LINE DATA TABLE		
LINE	BEARING	DISTANCE
L1	S11°41'15"E	41.26'
L2	N74°35'00"E	8.35'
L3	S33°25'00"E	35.25'
L4	N89°26'35"E	6.42'
L5	S00°33'25"E	39.65'
L6	N74°35'00"E	8.42'

CURVE DATA TABLE									
CURVE	RADIUS	DELTA	CH. BEARING	CH. DIST.	CURVE	RADIUS	DELTA	CH. BEARING	CH. DIST.
C1	300.00'	14°51'35"	N07°59'12"W	77.59'	C29	340.00'	14°52'13"	N07°58'53"W	87.99'
C2	250.00'	14°51'35"	N82°00'48"E	64.66'	C30	40.00'	45°55'53"	S23°30'43"E	31.21'
C3	300.00'	14°51'35"	S07°59'12"E	77.59'	C31	75.00'	84°25'15"	N04°16'02"W	100.78'
C4	100.00'	60°10'38"	N59°21'07"E	100.27'	C32	40.00'	38°30'00"	S18°41'35"W	26.38'
C5	100.00'	11°50'50"	N83°52'40"E	19.40'	C33	20.00'	90°00'00"	S45°33'25"E	28.28'
C6	100.00'	49°02'48"	N53°47'21"E	83.01'	C34	20.00'	90°00'00"	N44°26'35"E	28.28'
C7(OA)	375.00'	33°40'54"	N12°25'31"E	217.29'	C35	40.00'	38°30'00"	N19°48'25"E	26.38'
C8(OA)	355.00'	25°14'26"	N16°38'44"E	155.13'	C36	75.00'	84°25'15"	S03°09'13"W	100.78'
C9(OA)	395.00'	27°00'09"	N15°45'53"E	184.44'	C37	40.00'	45°54'09"	N22°24'45"E	31.20'
C10	120.00'	10°54'37"	N34°43'16"E	22.82'	C38	260.00'	13°27'21"	N07°15'59"W	60.92'
C11	395.00'	9°03'41"	N18°01'55"E	62.40'	C39	20.00'	91°25'20"	N59°42'20"W	28.63'
C12	395.00'	6°42'12"	N25°54'52"E	46.19'	C40	270.00'	14°51'35"	N82°00'48"E	69.82'
C13	120.00'	8°20'08"	N33°26'01"E	17.44'	C41	20.00'	90°00'00"	S44°26'35"W	28.28'
C14	120.00'	2°34'29"	N38°53'20"E	5.39'	C42	230.00'	14°51'35"	N82°00'48"E	59.48'
C15	40.00'	60°43'44"	S09°48'43"W	40.44'	C43	230.00'	0°43'33"	N89°04'49"E	2.91'
C16	60.00'	187°38'21"	N73°16'02"E	119.73'	C44	230.00'	13°51'29"	N81°47'18"E	55.49'
C17	40.00'	77°38'37"	N51°44'06"W	50.15'	C45	230.00'	0°16'33"	N74°43'17"E	1.11'
C18	60.00'	25°00'56"	N08°02'41"W	25.99'	C46	20.00'	90°00'00"	N29°35'00"E	28.28'
C19	60.00'	45°56'10"	N27°25'52"E	46.83'	C47	340.00'	14°51'35"	S07°59'12"E	87.93'
C20	60.00'	19°28'16"	N60°08'05"E	20.29'	C48	340.00'	6°43'50"	S12°03'05"E	39.92'
C21	60.00'	49°24'34"	S85°25'30"E	50.15'	C49	340.00'	8°07'45"	S04°37'17"E	48.20'
C22	60.00'	47°48'25"	S30°46'01"E	48.82'	C50	20.00'	90°00'00"	N45°33'25"W	28.28'
C23	40.00'	53°03'24"	N39°26'30"W	35.73'	C51	20.00'	90°00'00"	N44°26'35"E	28.28'
C24	40.00'	24°35'13"	N78°15'48"W	17.03'	C52	20.00'	90°00'00"	S45°33'25"E	28.28'
C25	20.00'	90°00'00"	S44°26'35"W	28.28'	C53	80.00'	60°10'38"	N89°21'16"E	80.21'
C26	260.00'	14°51'35"	S07°59'12"E	67.24'	C54	80.00'	13°25'43"	N82°43'44"E	18.71'
C27	260.00'	10°05'46"	S05°36'18"E	45.76'	C55	80.00'	46°44'55"	N52°38'25"E	63.48'
C28	260.00'	4°45'49"	S13°02'05"E	21.61'	C56	355.00'	11°28'21"	N23°31'47"E	70.96'