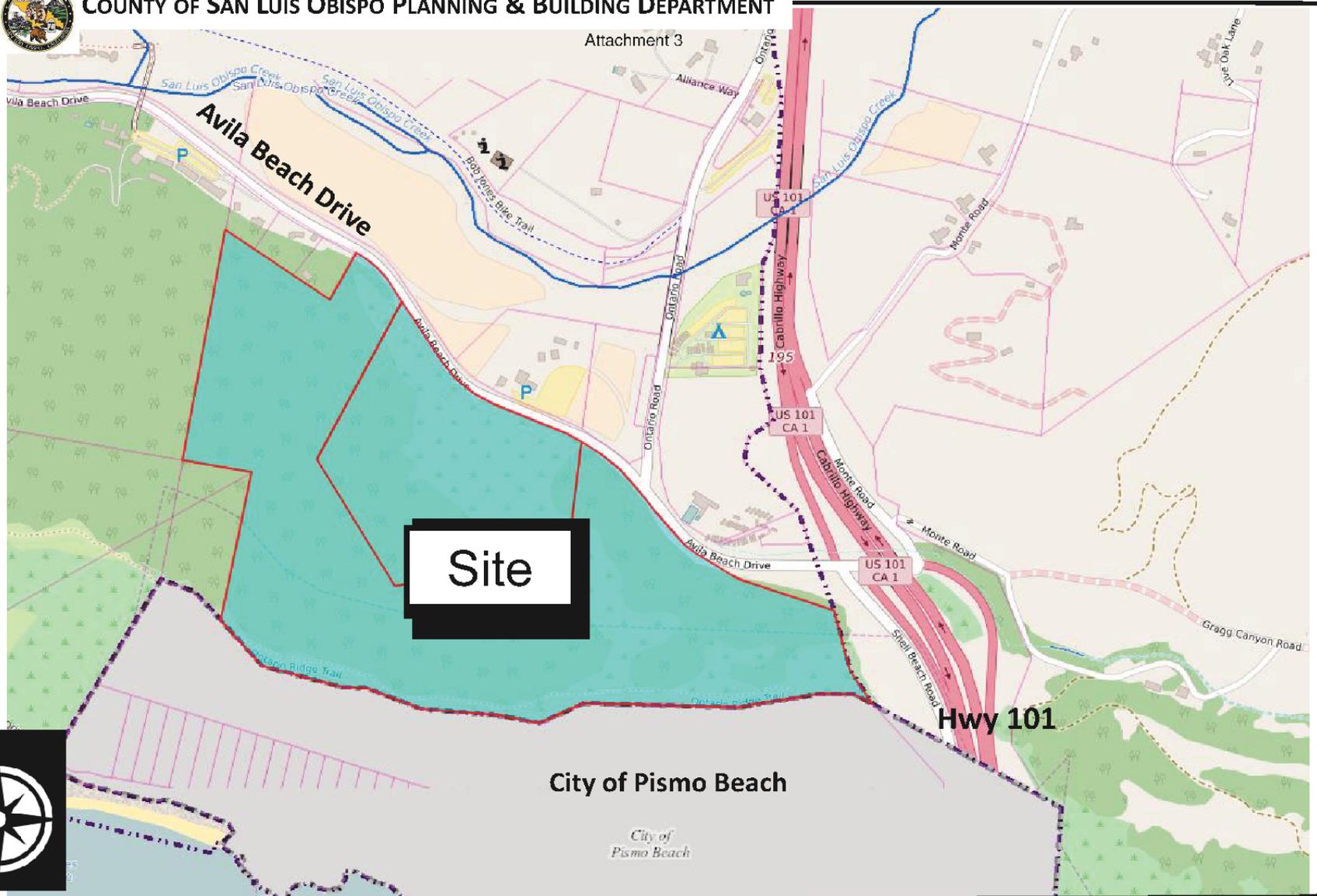




Attachment 3



Site



City of Pismo Beach

City of Pismo Beach

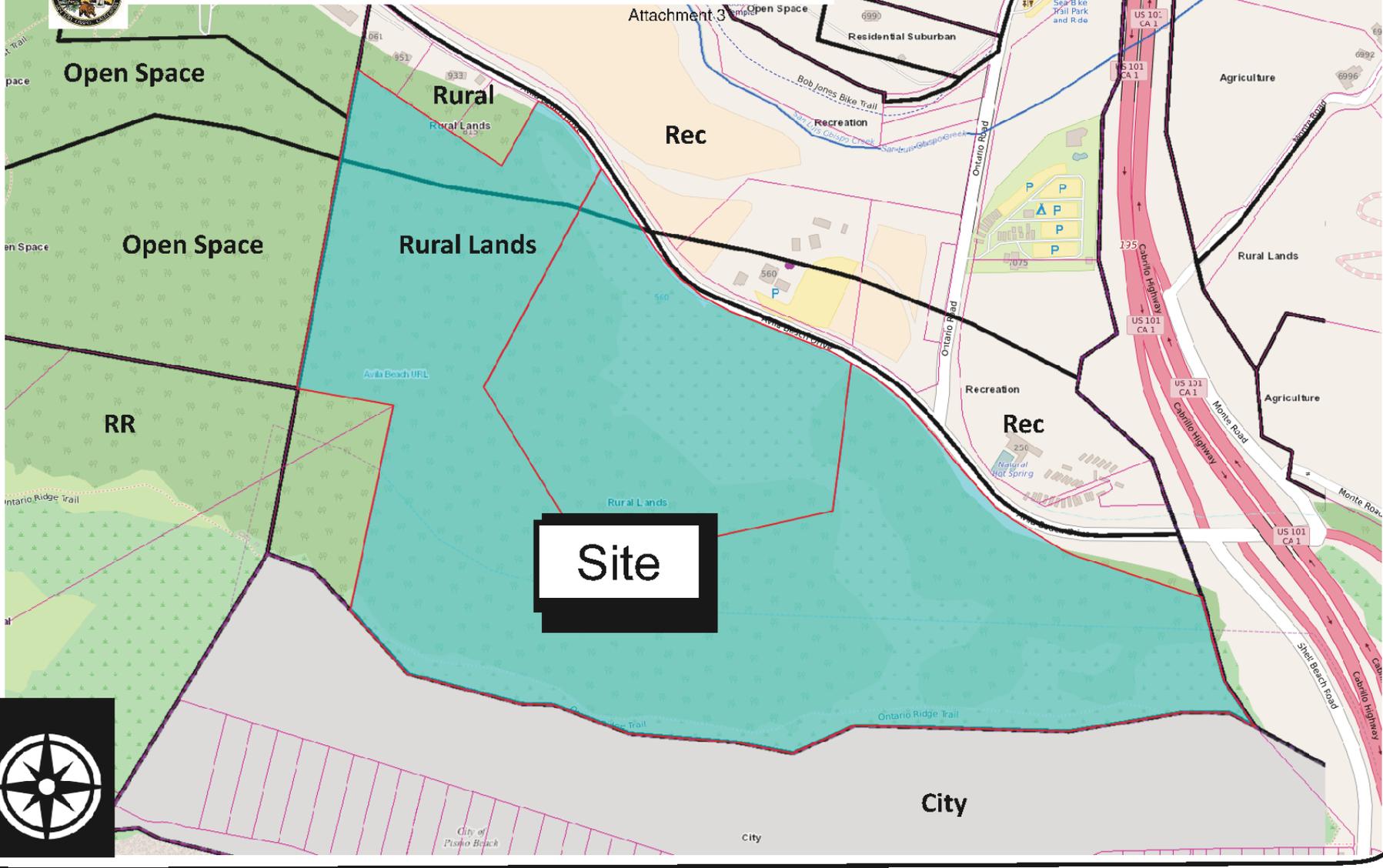
Hwy 101

Lot Line Adjustment
SUB2014-00065

Vicinity Map



Attachment 3



**Lot Line Adjustment
SUB2014-00065**

Land Use Category Map



Attachment 3

Amia Bond URL

Site

City of
Pismo Beach



Lot Line Adjustment
SUB2014-00065

Aerial Photograph



LEGEND

- 60 EXISTING CONTOUR
- PROPERTY LINE
- CENTERLINE
- BUILDING LINE

NOTES:
BEARING AND DISTANCES ARE TAKEN FROM RECORD OF SURVEY RECORDED IN BOOK 108 PAGE 59 OF LICENSED SURVEYS, SAN LUIS OBISPO COUNTY, AND RECORD DATA.



ASSESSOR'S PARCEL NUMBER:
076-231-069 & 076-231-070

OWNER'S STATEMENT
WE HEREBY APPLY FOR APPROVAL OF THE DIVISION OF REAL PROPERTY SHOWN ON THIS MAP AND CERTIFY THAT WE ARE THE LEGAL OWNER OF SAID PROPERTY OR THE AUTHORIZED AGENT OF THE LEGAL OWNER AND THAT THE INFORMATION SHOWN HEREON IS TRUE AND CORRECT TO THE BEST OF OUR KNOWLEDGE AND BELIEF.

SERENADE HOMES LLC

CC 1996-057693

COMMON ACCESS POINT FOR PARCELS 1 & 2 OPPOSITE D/W TO AVILA BARN

William R. Dyer
Civil Engineer - Land Surveying
105 North 2nd Street, Suite 2 Phone: (805) 461-1222 Fax: (805) 461-1223
P. O. Box 432
Crescent Beach, CA 93443-0432

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND TO THE BEST OF MY KNOWLEDGE COMPLIES WITH THE LOT DIVISION ORDINANCE OF THE COUNTY OF SAN LUIS OBISPO, CALIFORNIA.

9/26/16

WILLIAM R. DYER, L.S. 5661 LIC. EXP. 9/30/17



OWNERS:

SERENADE HOME LLC
P.O. Box 2331
PISMO BEACH CA 93448
(805) 431-0906

PROPERTY ADDRESS:
AVILA BEACH DRIVE, SAN LUIS OBISPO, CA

UTILITIES:

- POWER- P.S.E.
- TELEPHONE- A.T.&T.
- GAS- SD, CALIF. GAS CO
- TELEVISION- CHARTER COMMUNICATIONS
- WATER- INDIVIDUAL WELL
- SEWER- SEPTIC

EASEMENTS:

NON-POTABLE EASEMENT TO UNION OIL COMPANY FOR RIGHT-OF-WAY AND PIPELINE PER 1393 OR 84 OFFICIAL RECORDS, SAN LUIS OBISPO COUNTY.

100 YR FLOOD PLAIN:
NO PORTION OF THIS PROPERTY IS IN THE 100-YR FLOOD PLAIN.

LOT LINE ADJUSTMENT MAP
COAL 15-0028

PORTIONS OF LOT A, W.L.BEEBEE TRACT (B MB 68) AND LOT 43 OF THE SUBDIVISION OF THE RANCHO SAN MIGUELITO (A MB 38)
County of San Luis Obispo
State of California

SHEET 1 OF 1

VICINITY MAP

Existing lot line

Proposed Lot Line

BASIS OF BEARINGS

THE BASIS OF BEARINGS IS BETWEEN FOUND CALTRANS MONUMENTS ALONG U.S. HIGHWAY 101 AT POST MILES 21.12 AND 21.10 HAVING A GRID BEARING OF N74°00'00"E PER CALTRANS CONTROL SHEET, DECEMBER 11, 2012.

TOPOGRAPHIC SURVEY

IS FROM AERIAL SURVEY BY CENTRAL COAST AERIAL MAPPING DATED 12/20/12.

BENCH MARK

COAST AND GEODETIC SURVEY BENCHMARK STAMPED "G 828 RESET 1969" HAVING AN NAVD83 ELEVATION OF 21.86.

Lot Line Adjustment
SUB2014-00065

Proposed Lot Line
Adjustment Map