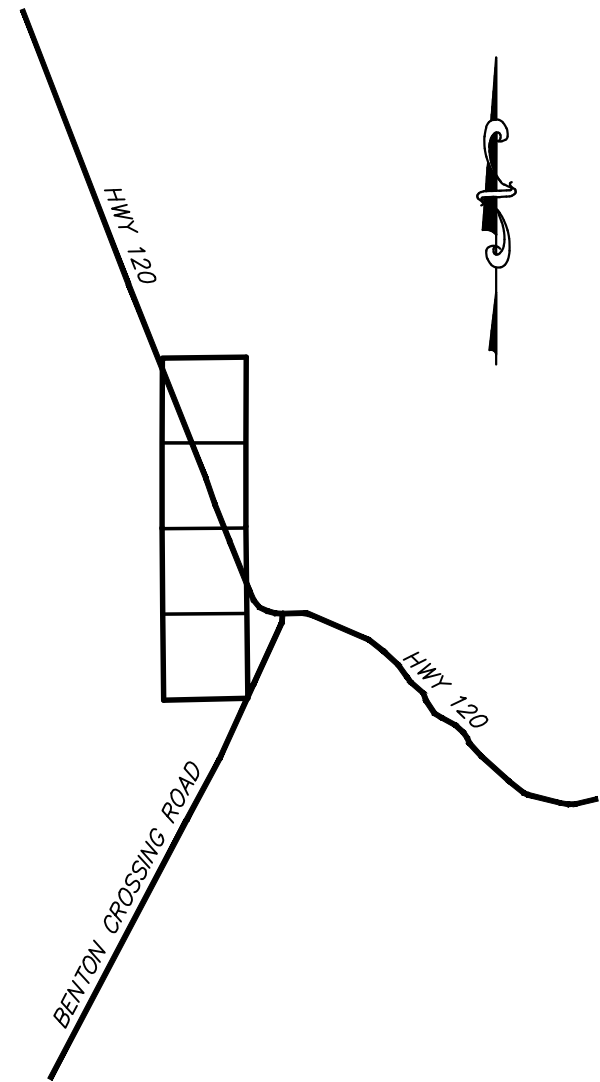


**VICINITY MAP**



**OWNER/SUBDIVIDER:**

BOB PATEL  
385 NINTH ST  
SAN FRANCISCO, CA 94103  
(415) 400-1625

**SURVEYOR:**

ANDREW K. HOLMES  
214 WEST LINE STREET, STE. E  
BISHOP, CALIFORNIA 93515  
(760) 873-4273

**DESIGN NOTES:**

ASSESSOR'S PARCEL NUMBER : 24-250-02  
PROJECT AREA : 160.56 AC. GROSS  
101.47 AC. WEST OF HWY.  
54.09 AC. EAST OF HWY.  
5.00 AC. IN ROADS  
LAND USE DESIGNATION : OPEN SPACE  
PROPOSED LAND USE DESIGNATION : RESIDENTIAL  
WATER SUPPLY : INDIVIDUAL WELLS  
SEWAGE DISPOSAL : INDIVIDUAL LEACHING SYSTEMS  
ELECTRICITY : NONE  
TELEPHONE : NONE  
FIRE PROTECTION : CALIFORNIA DEPT. OF FORESTRY

**LEGAL DESCRIPTION**

THE EAST HALF OF SOUTHEAST QUARTER OF SECTION 5; AND THE EAST HALF OF THE NORTHEAST QUARTER, SECTION 8, TOWNSHIP 2 SOUTH, RANGE 31 EAST, M.D.B. & M., IN THE COUNTY OF MONO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT OF SAID LAND FILED IN THE DISTRICT LAND OFFICE, ON MARCH 11, 1871.

**RECORD INFORMATION:**

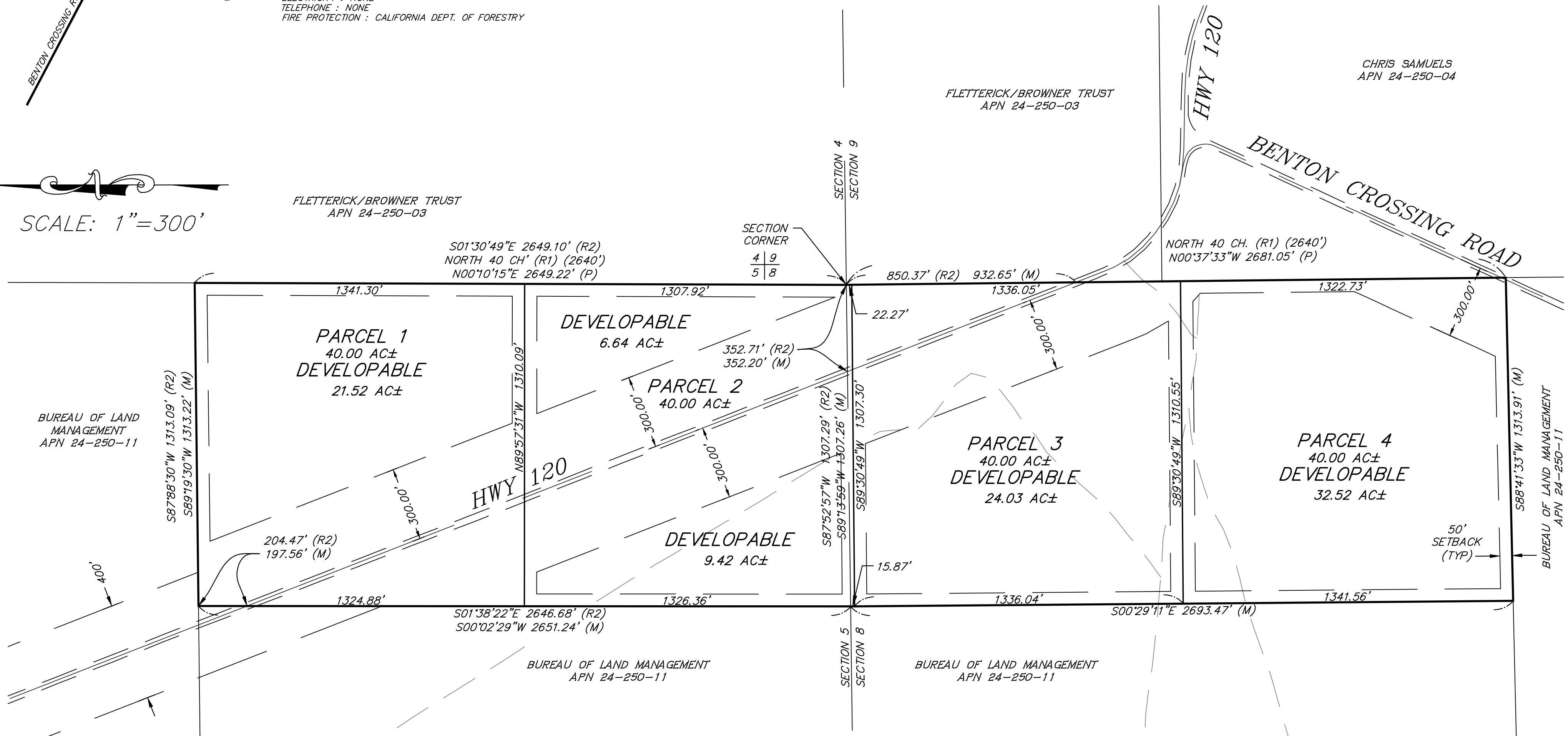
(R1) = USGLO FIELD NOTES L.D. BOND DEPUTY SURVEYOR, SEPT. 11, 1879  
(R2) = CALTRANS R/W RECORD MAP ROUTE 120 POST MILE 50.9

**LEGEND:**

- ADJACENT PROPERTY LINE
- EXISTING PROPERTY LINE
- PROPOSED PROPERTY LINE
- EDGE OF PAVEMENT
- EXISTING DIRT ROAD

NOTE:  
THE SUBJECT PROPERTY IS CURRENTLY ZONED OS-40; PERMITTING SUBDIVISION INTO 4 PARCELS. THIS PARCEL MAP PROPOSES CLUSTER DEVELOPMENT WITH SUBDIVISION INTO 3-10 ACRE PARCELS AND A REMAINDER. THESE PARCELS CANNOT BE FURTHER SUBDIVIDED WITHOUT A GENERAL PLAN AMENDMENT.

SCALE: 1"=300'



triad/holmes assoc.  
civil engineering  
land surveying  
MAMMOTH LAKES  
BISHOP  
REDWOOD CITY

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TENTATIVE PARCEL MAP NO. 1  
160 ACRES AT THE HWY 120, BENTON CROSSING ROAD INTERSECTION, MONO COUNTY  
PREPARED FOR: BOB PATEL

DATE	11/08/2018
SCALE	1"=300'
DRAWN	SR
JOB NO.	01.2730
DWG	1
SHEET	1 OF 1