

RESOLUTION NO. 2018-217

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ELK GROVE
APPROVING THE SMALL LOT FINAL MAPS FOR THE STERLING MEADOWS
SUBDIVISION PHASE 1F NORTH (SUBDIVISION NO. EG-01-130.01FN) AND
PHASE 1G (SUBDIVISION EG-01-130.01G) AND AUTHORIZING THE CITY
MANAGER TO EXECUTE THE SUBDIVISION IMPROVEMENT AGREEMENTS
(CEQA EXEMPT)**

WHEREAS, the City of Elk Grove (City) approved the Large Lot Tentative Map and a Small Lot Tentative Map for the Sterling Meadows Project (EG-01-130) on May 28, 2008; and

WHEREAS, the City entered into a Development Agreement (DA) with Elk Grove Associates, LLC and the Cosumnes Community Services District (CCSD) on July 11, 2008 that included Park Site dedications and improvements and the reservation of land for a future fire station; and

WHEREAS, on May 23, 2018, the City adopted Ordinance No. 11-2018 approving the first amendment to the DA extending the term of the Agreement to October 9, 2018; and

WHEREAS, on August 22, 2018 the City adopted Ordinance No. 16-2018 approving the second amendment to the DA to provide for, among other things, a term extension of three years (new expiration date of October 9, 2021) and the transfer of a portion of the property to the south in fee title to the City by April 1, 2019; and

WHEREAS, the Final Map for Phase 1 of the Sterling Meadows Large Lot Subdivision consisting of three Lots was approved by the City Council on April 9, 2014 (Resolution No. 2014-84), and the Final Map for Phase 2 of the Sterling Meadows Large Lot Subdivision, consisting of 14 lots was approved by the City Council on September 23, 2015 (Resolution No. 2015-203); and

WHEREAS, consistent with the approved Final Map for Phase 2 of the Sterling Meadows Large Lot Subdivision, VTL Sterling Meadows, LLC, a Delaware Limited Liability Company, the current owner and successor to the original owner submitted to the City for approval small lot final maps for Phase 1F-NORTH and Phase 1G; and

WHEREAS, staff has reviewed the proposed Phase 1F-NORTH and Phase 1G Final Maps and find them to be technically correct and that all applicable Final Map conditions of approval have been substantially satisfied; and

WHEREAS, the Subdivision Improvement Agreements have been approved by the City Attorney and adequate bonding has been posted to the City for the construction of the required improvements; and

WHEREAS, the City has determined that the Final Maps are statutorily exempt from the California Environmental Quality Act (CEQA) Statutory Exemptions, Title 14 of the California Code of Regulations Section 15268, (b) (3) Ministerial Projects, approval of final subdivision maps.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Elk Grove as follows:

1. The location and configuration of the lots to be created by Sterling Meadows Phase 1F-NORTH and Phase 1G Final Maps substantially comply with the previously-approved Final Map for Phase 2 of the Sterling Meadows Large Lot Subdivision; and
2. The Final Maps are statutorily exempt from the California Environmental Quality Act (CEQA), Statutory Exemptions, Title 14 of the California Code of Regulations Section 15268, (b) (3) Ministerial projects, approval of final subdivision maps; and
3. The City Council of the City of Elk Grove, pursuant to Government Code Section 66458, hereby approves Phase 1F-North (Subdivision No. EG-01-130.01FN) and Phase 1G Final Maps (Subdivision No. EG-01-130.01G) for the Sterling Meadows Phase 2 Large Lot Subdivision, copies of which are hereby attached as Exhibits A (Phase 1F-North) and Exhibit B (Phase 1G) and made part of this Resolution; and
4. Authorizes the City Manager to execute the Subdivision Improvement Agreements in substantially the form presented and directs the City Clerk to transmit the Final Map to the County Recorder of the County of Sacramento for filing and transmit a Notice of Exemption to the County Clerk of Sacramento for filing.

PASSED AND ADOPTED by the City Council of the City of Elk Grove this 26th day of September 2018.



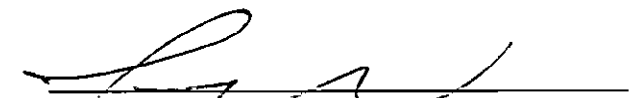
STEVE LY, MAYOR of the
CITY OF ELK GROVE

ATTEST:



JASON LINDGREN, CITY CLERK

APPROVED AS TO FORM:



JONATHAN P. HOBBS,
CITY ATTORNEY

EXHIBIT A

OWNER'S STATEMENT

THE UNDERSIGNED HEREBY CONSENT TO THE PREPARATION AND FILING OF THIS FINAL MAP SUBDIVISION NO. 01-130-01FN, STERLING MEADOWS UNIT 1F - NORTH, AND OFFERS FOR DEDICATION AND DOES HEREBY DEDICATE THE FOLLOWING:

THE FOLLOWING REAL PROPERTY IS HEREBY OFFERED FOR DEDICATION IN THE SINGLE PARCEL SUBJECT TO THE PROVISIONS OF SECTION 7900 OF THE GOVERNMENT CODE WHEREBY IRREVOCABLE OFFER FOR DEDICATION IN FEE SAMPLE LOTS K, Y, Z, AA AND BB TO THE CITY OF ELK GROVE.

THE REAL PROPERTY DESCRIBED BELOW ARE DEDICATED AS EASEMENTS TO THE CITY OF ELK GROVE FOR PUBLIC USE, ALLEGERA DRIVE, SOLO WAY AND GREAT WAY WITHIN THE BOUNDARIES OF THE MAP SHOWN HEREON FOR PUBLIC STREET PURPOSES, SUBJECT TO IMPROVEMENTS.

AN EASEMENT FOR PUBLIC UTILITY FOR PLANTING AND MAINTAINING TREES, INSTALLATION AND MAINTENANCE OF ELECTRODIALYSIS, TRAFFIC CONTROL DEVICES, WATER AND GAS PIPES, AND FOR UNDERGROUND WIRES AND CONDUITS FOR ELECTRICAL, TELEPHONE, AND TELEVISION SERVICES. THE EASEMENT SHALL BE IN FULL FORCE AND EFFECT FROM THE DATE OF RECORDING AND SHALL APPLY TO ALL ACRES LOTS IN PARAGRAPHS Y, INCLUDE AND THOSE STRIPS OF LAND LING ADJACENT TO THE PUBLIC WAYS AS SHOWN HEREON AND DESIGNATED AS PUBLIC UTILITY EASEMENT (P.U.E.).

EMERGENCY VEHICLE ACCESS EASEMENT, FOR IMPRESS/EGRESS AND USE BY THE PUBLIC, CITY, COUNTY OR STATE AGENCIES ON, OVER AND ACROSS THAT CERTAIN STRIP OF LAND SHOWN HEREON DESIGNATED "E.V.A." (EMERGENCY VEHICLE ACCESS).

TO THE CITY OF ELK GROVE AN EASEMENT FOR VISIBILITY TO BE KEPT FREE FROM SIGNS, NEEDLES, STRUCTURES, NATURAL GROWTH, FENCES OR OTHER OBSTRUCTIONS TO THE VIEW HIGHER THAN TWO FEET SIX INCHES (2'6") ABOVE THE NEAREST HORIZONTAL SURFACE WITHIN THE AREA OVER AND ACROSS THAT THE LAND DESIGNATED HEREON AS "VISIBILITY EASEMENT" (V.E.).

THE FOLLOWING IS A DESCRIPTION OF ACCESS RIGHTS, THE EXCLUSIVE RIGHT OF VEHICULAR IMPRESS AND ACCESS EGRESS IS GRANTED TO THE CITY OF ELK GROVE, ACROSS THE LOT LINES SHOWN HEREON AND DESIGNATED "NO IMPRESS OR EGRESS RIGHT LINE" (N.I.E.R.L.).

VTL STERLING MEADOWS, LLC,
A DELAWARE LIMITED LIABILITY COMPANY

BY: TIG STERLING MEADOWS INVESTORS, LLC,
AN ARIZONA LIMITED LIABILITY COMPANY,
ITS MANAGER

BY: TIG MANAGEMENT, INC.,
ITS MANAGER
NAME: Alfred Garcia
TITLE: Vice President

LENNAR HOMES OF CALIFORNIA, INC., A CALIFORNIA CORPORATION,
OPTIONEE UNDER MEMORANDUM OF AGREEMENT RECORDED IN BOOK
20170707 AT PAGE 0641, OFFICIAL RECORDS OF SACRAMENTO COUNTY.

BY: Larry Guasco / P
NAME: LARRY GUASCO
TITLE: AGE FREIGHT

SURVEYOR'S STATEMENT

HEREBY STATE THAT I HAVE EXAMINED THIS SUBDIVISION NO. 01-130-01FN, STERLING MEADOWS UNIT 1F - NORTH, AND FIND IT TO BE TECHNICALLY CORRECT.



BY: MICHAEL MANGSER
STATE OF CALIFORNIA
RECREATION EXPIRES: 06-30-10

DATE: _____

CITY ENGINEER'S STATEMENT

HEREBY STATE THAT I HAVE EXAMINED THIS FINAL MAP OF SUBDIVISION NO. 01-130-01FN, STERLING MEADOWS UNIT 1F - NORTH, AND FIND THAT IT SUBSTANTIALLY COMPLES WITH THE TECHNICAL MAP APPROVED BY THE CITY COUNCIL OF THE CITY OF ELK GROVE ON MAY 28, 2008, AND ANY APPROVED ALTERATIONS THEREOF, THAT ALL APPLICABLE PROVISIONS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES HAVE BEEN COMPLIED WITH.



ROBERT K. MURDOCH
CITY ENGINEER, CITY OF ELK GROVE
R.C.E. NO. 47844
EXPIRATION DATE: 12-31-19

DATE: _____

CITY CLERK'S STATEMENT

JASON INDRERA, CITY CLERK OF THE CITY OF ELK GROVE, HEREBY STATE THAT THE CITY COUNCIL OF THE CITY OF ELK GROVE HAS APPROVED THIS FINAL MAP SUBDIVISION NO. 01-130-01FN, STERLING MEADOWS UNIT 1F - NORTH, AND HAS ACCEPTED THE MAP AS A TECHNICAL MAP. THE CITY COUNCIL HAS ACCEPTED ON BEHALF OF THE PUBLIC, SUBJECT TO APPROVEMENT, ALLEGERA DRIVE, SOLO WAY AND GREAT WAY FOR PUBLIC STREET PURPOSES, ACCEPTED THE PUBLIC UTILITY EASEMENTS, PEDESTRIAN EASEMENTS AND VISIBILITY EASEMENT AND ACCEPTED THE DEDICATION OF THE IMPRESS AND EGRESS RIGHTS AS SHOWN HEREON.



JASON INDRERA, CITY CLERK
CITY OF ELK GROVE, CALIFORNIA

DATE: _____

RECORDER'S STATEMENT

FILED THIS _____ DAY OF _____, 2018, AT _____ OF MAPS AT PAGE _____ AT THE REQUEST OF MACKAY & SOMPS CIVIL ENGINEERS, INC. TITLE TO THE LAND INCLUDED IN THIS FINAL MAP BEING VESTED AS PER CERTIFICATE NO. _____ ON FILE IN THIS OFFICE.

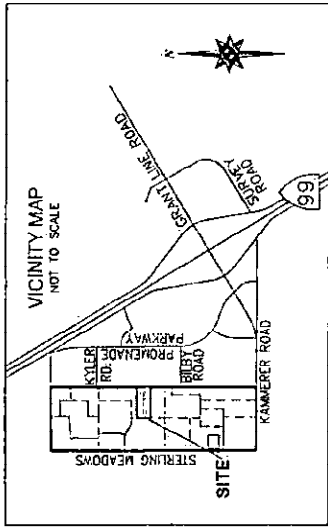
RECORDER OF SACRAMENTO COUNTY
STATE OF CALIFORNIA

BY: _____ DEPUTY
FEE \$: _____

SUBDIVISION NO. 01-130-01FN STERLING MEADOWS UNIT 1F - NORTH

BEING A PORTION OF LOT 10 OF THE STERLING MEADOWS LARGE LOT PHASE 2 MAP SUBDIVISION NO. 01-130-02 FILED FOR RECORD IN BOOK 308 OF MAPS AT PAGE 5, S.C.R. LOCATED WITHIN THE SOUTHWEST CORNER OF SECTION 17, T.18N, R.5E, M.01N

CITY OF ELK GROVE • SACRAMENTO COUNTY • CALIFORNIA
MACKAY & SOMPS
CIVIL ENGINEERS
PLANNERS
SURVEYORS
100 Capitol Mall, Suite 200 • Elk Grove, California 95624
JUNE 2018
SHEET 1 OF 6 2/11/13 DIF



NOTARY'S ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTH OR FALSITY, ACCURACY OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA
COUNTY OF Sacramento
ON May 23, 2018 BEFORE ME, Marlys A. Goshkin, A NOTARY PUBLIC PERSONALLY APPEARED Alfred Garcia WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE IDENTITY HE/SHE HAS REQUESTED TO BE NOTARIZED. I HAVE EXAMINED HIS/HER IDENTIFICATION AND HE/SHE HAS EXECUTED THE SAME IN HIS/HER AUTHORIZED CAPACITY AND, THAT BY HIS/HER SIGNATURE 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 PARAGRAPHS IS TRUE AND CORRECT.
WITNESS MY HAND AND OFFICIAL SEAL.
SIGNATURE: Marlys A. Goshkin PRINTED NAME: Marlys A. Goshkin COUNTY: Sacramento
MY PRINCIPAL PLACE OF BUSINESS IS Sacramento MY COMMISSION EXPIRES: 03/20/2021 MY COMMISSION NUMBER: 2187392

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF THE TRUE LIFE COMPANIES. IN OCTOBER 2017, I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY COMFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP THAT THE TRUE LIFE COMPANIES SUBMITTED TO THE CITY OF ELK GROVE FOR REVIEW AND RECORDATION. THIS SURVEY TO BE RETRACED AND THE NOTES TO ALL CENTERLINE MONUMENTS WILL BE PROVIDED TO THE CITY OF ELK GROVE PRIOR TO THE ABOVE DATE.

THE SUBDIVISION WITHIN THE HEAVY BORDER CONTAINS 4.09 ACRES, CONSISTING OF 40 RESIDENTIAL LOTS TOTALING 338 ACRES, 5 LANDSCAPE LOTS TOTALING 0.641 ACRES, STREET RIGHT-OF-WAY TOTALING 1.13 ACRES AND 10 PRIVATE COURTS TOTALING 0.641 ACRES.

MACKAY & SOMPS CIVIL ENGINEERS, INC.



ROBERT M. PLANK
PLS 5750, EXP. 4-30-2019
DATE: 05/16/18

SOILS REPORT

A PRELIMINARY SOILS REPORT WAS PREPARED BY WALLACE KUH & ASSOCIATES, DATED OCTOBER 11, 2013. FILE NO. WA-14-0567 OR A COPY OF THIS REPORT IS ON FILE FOR PUBLIC INSPECTION AT THE PUBLIC WORKS DEPARTMENT OF THE CITY OF ELK GROVE.

NOTARY'S ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE INSTRUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA
 COUNTY OF Placer
 BEFORE ME, Margie Reynolds, A NOTARY PUBLIC WHO HAS BEEN QUALIFIED AND WHOSE COMMISSION EXPIRES 2017.05.20, ON May 16, 2018, AT 9:30 AM AND ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) I HAVE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE(S)/SHE(S) EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITIE(S), 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.
Margie Reynolds Margie Reynolds PRINTED NAME
 COUNTY
 MY PRINCIPAL PLACE OF BUSINESS IS Placer
 MY COMMISSION EXPIRES: 11/24/2020 MY COMMISSION NUMBER: 2171051

TRUSTEES STATEMENT

I, [Signature], TRUSTEE OF THE [Trust Name] TRUST, AS TRUSTEE UNDER THAT CERTAIN DEED OF TRUST RECORDED IN BOOK 20710, AT PAGE 190, OFFICIAL RECORDS OF SACRAMENTO COUNTY, CALIFORNIA, HEREBY CONSENT TO THE RECORDED OF THIS MAP AND THE SUBDIVISION OF THE LANDS SHOWN THEREON.

BY: [Signature]
 NAME: Sylvia Ernie
 TITLE: Vp. Director of operations

NOTARY'S ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA
 COUNTY OF Placer
 BEFORE ME, Donna L. Edwards, A NOTARY PUBLIC WHO HAS BEEN QUALIFIED AND WHOSE COMMISSION EXPIRES 2017.05.20, ON May 16, 2018, AT 9:30 AM AND ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) I HAVE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE(S)/SHE(S) EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITIE(S), 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.
Donna L. Edwards Donna L. Edwards PRINTED NAME
 COUNTY
 MY PRINCIPAL PLACE OF BUSINESS IS [Address]
 MY COMMISSION EXPIRES: 11/16/2018 MY COMMISSION NUMBER: 2090169

BENEFICIARY'S STATEMENT

LEONAR HOMES OF CALIFORNIA, INC., AS BENEFICIARY UNDER THAT CERTAIN DEED OF TRUST RECORDED JULY 7, 2017 IN BOOK 2017077, AT PAGE 060, OFFICIAL RECORDS OF SACRAMENTO COUNTY, CALIFORNIA, HEREBY CONSENT TO THE RECORDED OF THIS MAP AND THE SUBDIVISION OF THE LANDS SHOWN HEREIN.

BY: [Signature]
 NAME: HARRY GUALDO
 TITLE: VICE PRESIDENT

NOTARY'S ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE INSTRUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA
 COUNTY OF Placer
 BEFORE ME, Margie Reynolds, A NOTARY PUBLIC WHO HAS BEEN QUALIFIED AND WHOSE COMMISSION EXPIRES 2017.05.20, ON May 16, 2018, AT 9:30 AM AND ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) I HAVE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE(S)/SHE(S) EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITIE(S), 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.
Margie Reynolds Margie Reynolds PRINTED NAME
 COUNTY
 MY PRINCIPAL PLACE OF BUSINESS IS Placer
 MY COMMISSION EXPIRES: 11/24/2020 MY COMMISSION NUMBER: 2171051

SIGNATURE OMISSIONS

THE FOLLOWING SIGNATURES BY LISTED DEED HAVE BEEN OMITTED UNDER SECTION 66438 (I) (3) (IN PART) OF THE SUBDIVISION MAP ACT THEIR INTEREST IS SUCH THAT IT CAN NOT BE PLEN INTO A FEE TITLE AND SAID SIGNATURE IS NOT REQUIRED BY THE LOCAL AGENCY.

1. SACRAMENTO AREA SEWER DISTRICT, SAGEHURD, HOLDER FOR SEWER RECLAINS, AND INCIDENTAL PURPOSES RECORDED ON...
 2. SACRAMENTO AREA SEWER DISTRICT, SAGEHURD, HOLDER FOR SEWER RECLAINS, AND INCIDENTAL PURPOSES RECORDED ON...
 3. A PORTION OF SAID BASEMENT FALLS IN LOTS 14 THROUGH 21, INCLUSIVE BEING DESIGNATED HEREON.

SUBDIVISION MAP ACT SECTION 66477.5 CERTIFICATE

PURSUANT TO SECTION 66475.5 OF THE SUBDIVISION MAP ACT THE CITY OF ELK GROVE SHALL REDEVELOP LOTS X, Y, Z, A, AND BB ON THE MAP OF SUBDIVISION NO. 01-130.01FN; STERLING MEADOWS UNIT 1F - NORTH, TO THE SUBDIVIDER NAMED BELOW IF THE ABOVE MENTIONED AGENCY MAKES A DETERMINATION THAT THE SAME PUBLIC PURPOSE FOR WHICH THE PROPERTY WAS DESIGNATED DOES NOT EXIST, OR THE PROPERTY OR ANY PORTION THEREOF IS SO NEEDED FOR PUBLIC UTILITIES EXCEPT FOR ANY PORTION OF THE PROPERTY THAT IS REQUIRED FOR THE SAME PUBLIC PURPOSE OR PUBLIC UTILITIES.

SUBDIVIDER: VTL STERLING MEADOWS, LLC, A DELAWARE LIMITED LIABILITY COMPANY
 ADDRESS: 110 BLUE BAIRN ROAD, SUITE 209 FOLSOM, CA 95630

RESIDENTIAL PLANNED DEVELOPMENT NOTE

THIS SUBDIVISION IS APPROVED AS A RESIDENTIAL PLANNED DEVELOPMENT PROJECT. IN EVERY THE COMMON AREAS WILL BE HELD IN TRUST BY THE HOMEOWNERS ASSOCIATION IS INSEPARABLE FROM OWNERSHIP IN THE INDIVIDUAL LOTS.

SUBDIVISION NO. 01-130.01FN
STERLING MEADOWS
 UNIT 1F - NORTH

BEING A PORTION OF LOT 10 OF THE STERLING MEADOWS LARGE LOT PHASE 2 MAP SUBDIVISION NO. 01-130-02 FILED FOR RECORD IN BOOK 388 OF MAPS AT PAGE 50, SACRAMENTO COUNTY, CALIFORNIA, ON 06/28/2017, SOUTH OF QUARTER OF SECTION 17, 18 N. 8 E. M.D.M.

MACKAY & SOMPS
 PLANNERS ARCHITECTS
 1817 I STREET, SUITE 102, SACRAMENTO, CA 95811

SACRAMENTO COUNTY • CALIFORNIA
 JUNE 2018
 SHEET 2 OF 6 27.13.81F

JACOBI ELK GROVE RANCH, LLC
20090306 O.R. D847

SOUZA DAIRY LIMITED PARTNERSHIP
20010711 O.R. 1192

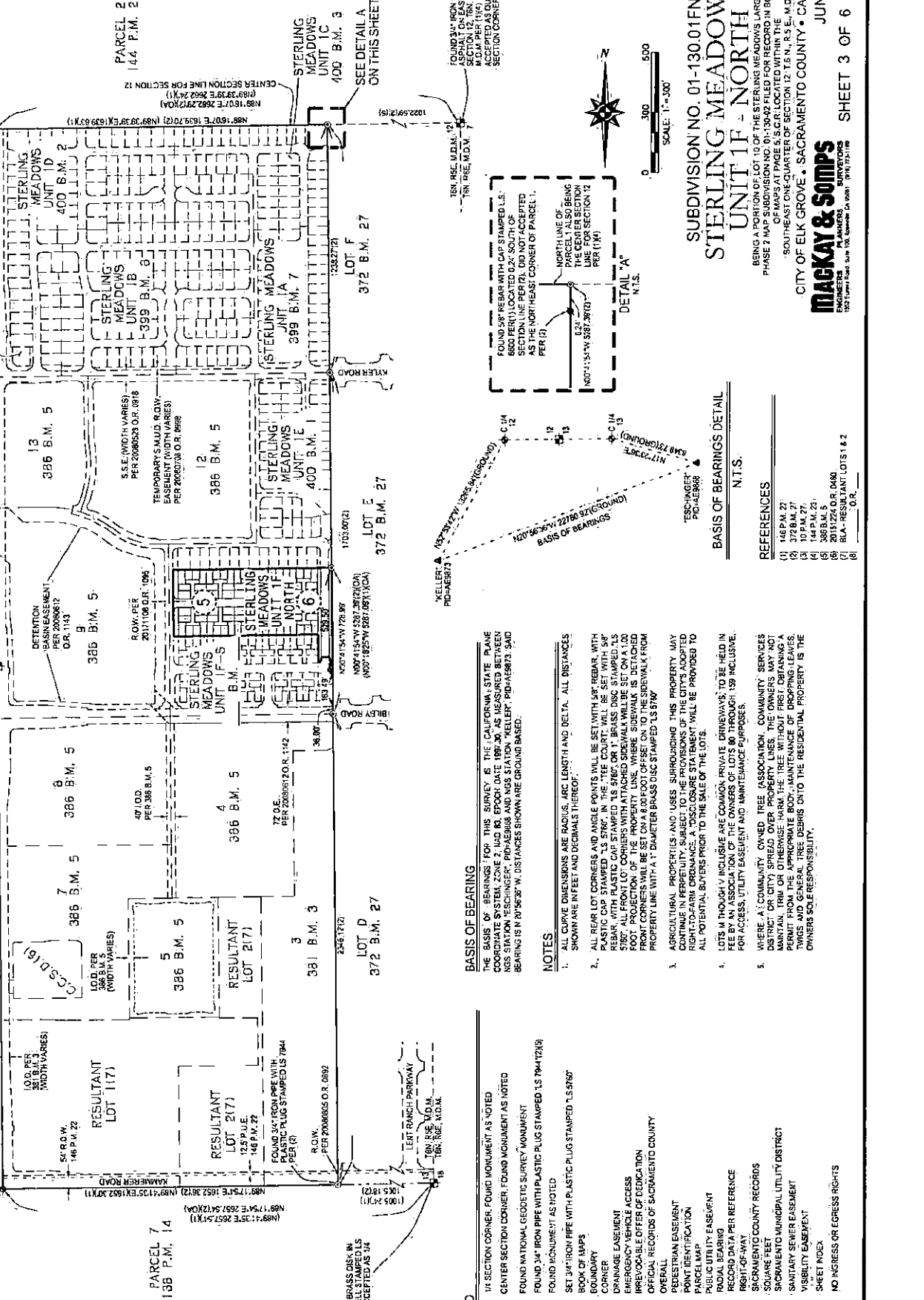
FOUND 2-1/2" IRON PIPE WITH SPIKE IN CENTER ACCEPTED AS CENTER OF SECTION 13 PER (1)

FOUND 1-1/2" BRASS DISK STAMPED L.S. 3638 PER (3) ACCEPTED AS CENTER OF SECTION 13 PER (3)

FOUND 1-1/2" BRASS DISK STAMPED L.S. 5800 - 1/3 WEST OF FENCE - ACCEPTED AS ONE-QUARTER CORNER PER (1)

FOUND 1-1/2" BRASS DISK STAMPED L.S. 3638 PER (3) ACCEPTED AS CENTER OF SECTION 13 PER (3)

FOUND 2-1/2" IRON PIPE WITH SPIKE IN CENTER ACCEPTED AS CENTER OF SECTION 13 PER (1)



LEGEND

- 1/4" SECTION CORNER, FOUND MONUMENT AS NOTED
- CENTER SECTION CORNER, FOUND MONUMENT AS NOTED
- FOUND NATIONAL GEODETIC SURVEY MONUMENT
- FOUND 3/4" IRON PIPE WITH PLASTIC PLUG STAMPED L.S. 7944 (2) (3)
- FOUND MONUMENT AS NOTED
- SET 3/4" IRON PIPE WITH PLASTIC PLUG STAMPED L.S. 5160*
- BOOK OF MAPS
- BOUNDARY CORNER
- BOUNDARY CORNER
- BOUNDARY CORNER
- EMERGENCY VEHICLE ACCESS
- IRREVOCABLE OFFER OF DEDICATION
- OFFICIAL RECORDS OF SACRAMENTO COUNTY
- OVERALL
- PEDESTRIAN EASEMENT
- POINT IDENTIFICATION
- PARCEL MAP
- PUBLIC UTILITY EASEMENT
- RADIAL BEARING
- RECORD DATA PER REFERENCE
- RIGHT-OF-WAY
- S.C.R.
- SACRAMENTO COUNTY RECORDS
- S.F.
- SANITARY SEWER DISTRICT
- S.S.E.
- SANITARY SEWER EASEMENT
- V.E.
- VISIBILITY EASEMENT
- SHEET INDEX
- NO INGRESS OR EGRESS RIGHTS

BASIS OF BEARING

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CALIFORNIA STATE PLASTIC CAP STAMPED L.S. 5787 OR 17 BRASS DISK STAMPED L.S. 5787, ALL FRONT LOT CORNERS WITH ATTACHED SIDEWALK WILL BE SET ON A 1.00 FOOT PROJECTION OF THE PROPERTY LINE, WHERE SIDEWALK IS DETACHED FRONT CORNERS WILL BE SET ON A 0.50 FOOT OFFSET ON TO THE SIDEWALK FROM PROPERTY LINE WITH A 1/2" DIAMETER BRASS DISK STAMPED L.S. 5197

NOTES

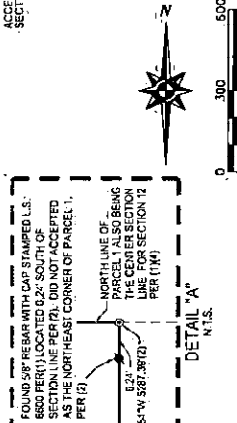
- ALL CURVE DIMENSIONS ARE RADIUS, ARC LENGTH AND DELTA. ALL DISTANCES SHOWN ARE IN FEET AND DECIMALS THEREOF.
- ALL BEAR LOT CORNERS AND ANGLE POINTS WILL BE SET WITH SPIR REBAR WITH PLASTIC CAP STAMPED L.S. 5787. IN THIS CASE CORNER WILL BE SET WITH SPIR REBAR WITH PLASTIC CAP STAMPED L.S. 5787 OR 17 BRASS DISK STAMPED L.S. 5787. ALL FRONT LOT CORNERS WITH ATTACHED SIDEWALK WILL BE SET ON A 1.00 FOOT PROJECTION OF THE PROPERTY LINE, WHERE SIDEWALK IS DETACHED FRONT CORNERS WILL BE SET ON A 0.50 FOOT OFFSET ON TO THE SIDEWALK FROM PROPERTY LINE WITH A 1/2" DIAMETER BRASS DISK STAMPED L.S. 5197
- AGRICULTURAL PROPERTIES AND USES SURROUNDING THIS PROPERTY MAY CONTINUE IN FUTURE, SUBJECT TO THE PROVISIONS OF THE CITY'S ADOPTED RIGHT-TO-FARM ORDINANCE. A DISCLOSURE STATEMENT WILL BE PROVIDED TO ALL POTENTIAL BUYERS PRIOR TO THE SALE OF THE LOTS.
- LOTS 1 THROUGH 14 INCLUDE ARE COMMON PRIVATE DRIVEWAYS TO BE HELD IN FEE BY AN ASSOCIATION OF THE OWNERS OF LOTS 80 THROUGH 139 INCLUSIVE, FOR ACCESS, UTILITY EASEMENT AND MAINTENANCE PURPOSES.
- WHERE A COMMUNITY OWNED TREE ASSOCIATION COMMUNITY SERVICES DISTRICT (CITY), SPREAD OVER THE PROPERTY, THE ASSOCIATION SHALL MAINTAIN, TRIM OR OTHERWISE HARM THE TREE WITHOUT FIRST OBTAINING A PERMIT FROM THE APPROPRIATE BODY, MAINTENANCE OF DROPPING LEAVES, TWIGS AND GENERAL TREE DEBRIS ONTO THE RESIDENTIAL PROPERTY IS THE OWNERS SOLE RESPONSIBILITY.

BASIS OF BEARINGS DETAIL

N.T.S.

REFERENCES

- (1) 1/8" P.M. 27
- (2) 3/2" P.M. 27
- (3) 10" P.M. 27
- (4) 144" P.M. 21
- (5) 368" B.M. 5
- (6) 20157224 O.S. D400
- (7) SAC - RESIDENTIAL LOTS 1 & 2
- (8) 10" P.M. 27



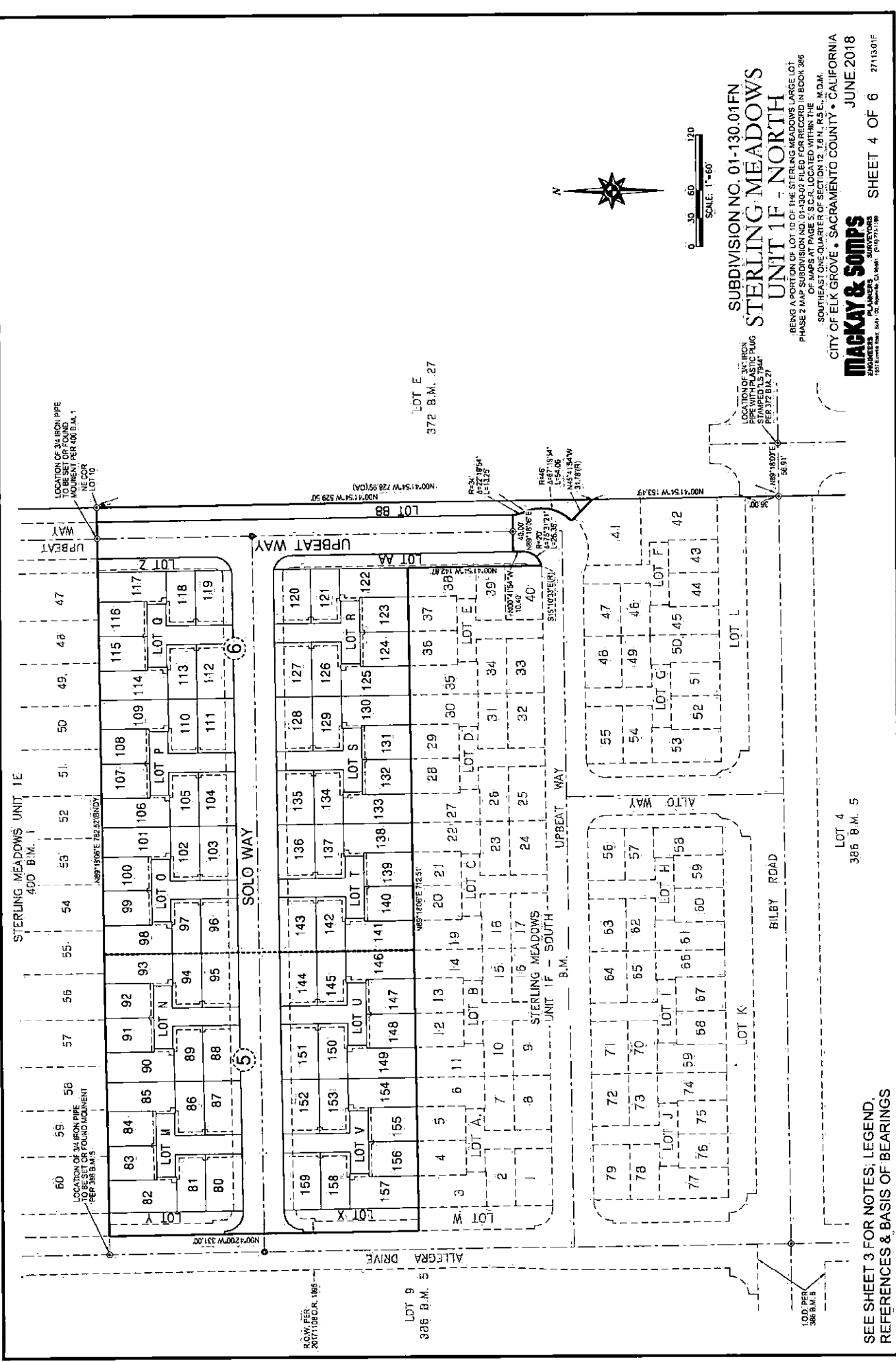
SUBDIVISION NO. 01-130.01FN
STERLING MEADOWS
UNIT 1F - NORTH

BEING A PORTION OF LOT 10 OF THE STERLING MEADOWS LARGE LOT BEING MAP SUBDIVISION NO. 01-130-02 FILED FOR RECORD IN BOOK 386 OF MAPS AT PAGE 5, S.G.R. LOCATED WITHIN THE SOUTH-EAST ONE-QUARTER OF SECTION 12, T.6 N., R.5 E., M.D.M.

CITY OF ELK GROVE, SACRAMENTO COUNTY, CALIFORNIA

JUNE 2018
SHEET 3 OF 6 27.113.D1F

MAGKAY & SOMPS
REGISTERED PROFESSIONAL SURVEYORS
1552 Taylor Road, Suite 100, Yuba City, CA 95991 (916) 931-1100



SUBDIVISION NO. 01-130.01FN
STERLING MEADOWS
UNIT 1F - NORTH
 BEING A PORTION OF LOT 10 OF THE STERLING MEADOWS LARGE LOT
 PHASE 2 MAP SUBDIVISION NO. 01-130.01 FILED FOR RECORD IN BOOK 386
 PAGE 12 OF THE SACRAMENTO COUNTY RECORDS, SACRAMENTO, CALIFORNIA
 SOUTHWEST QUARTER OF SECTION 12, T.14 N., R.3 E., M.14
 CITY OF ELK GROVE, SACRAMENTO COUNTY, CALIFORNIA

MACKAY & SOMPS
 ENGINEERS
 PLANNERS
 SURVEYORS
 1521 Everett Street, Suite 100, Sacramento, CA 95834 (916) 435-1118

JUNE 2018
 SHEET 4 OF 6
 27113.01F



LOCATION OF 3/4\"/>

LOCATION OF 3/4\"/>

LOCATION OF 3/4\"/>

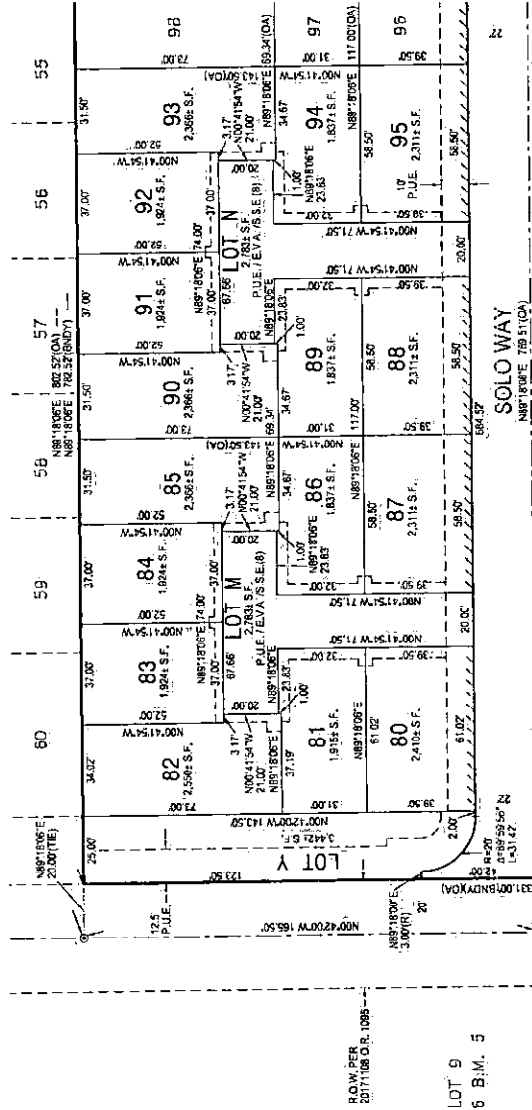
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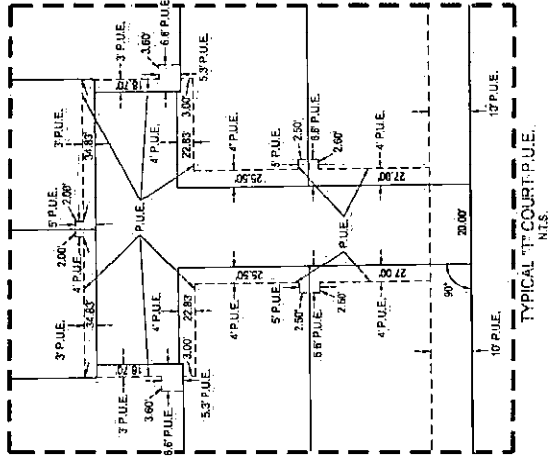
LOCATION OF 3/4\"/>

SEE SHEET 3 FOR NOTES, LEGEND,
 REFERENCES & BASIS OF BEARINGS

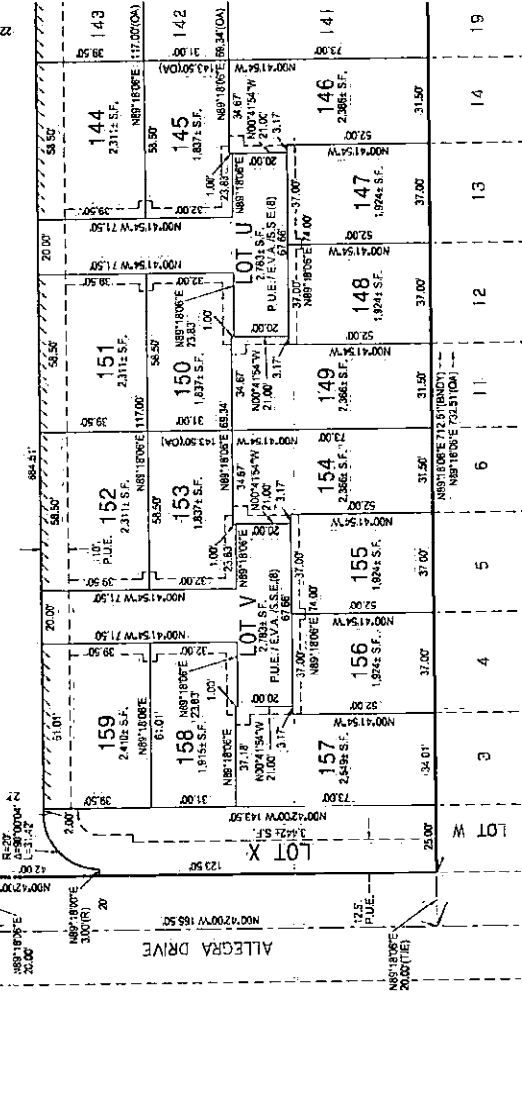
STERLING MEADOWS IE
400 B.M. 1



SEE SHEET 6



ALLEGRA DRIVE



SUBDIVISION NO. 01-130-01FN
STERLING MEADOWS
UNIT 1F - NORTH

BEING A PORTION OF LOT 10 OF THE STERLING MEADOWS LARGE LOT
PHASE 2 MAP SUBDIVISION NO. 01-130-02 FILED FOR RECORD IN BOOK 386
OF MAPS AT PAGE 5, S.C.R. LOCATED WITHIN THE
SOUTHEAST ONE-QUARTER OF SECTION 12 T.8 N., R.5 E., M.D.M.

CITY OF ELK GROVE • SACRAMENTO COUNTY • CALIFORNIA

JUNE 2018

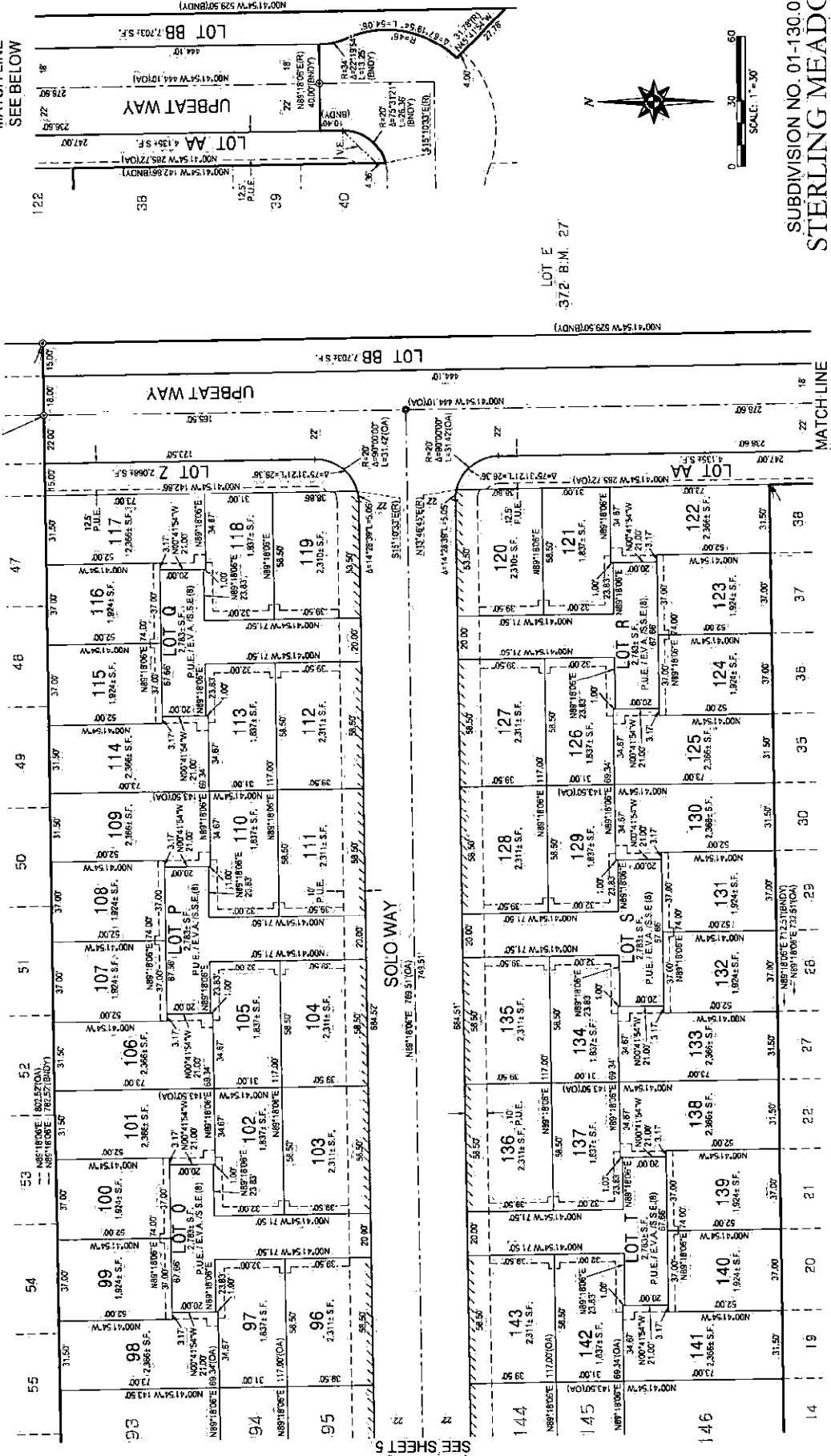
SHEET 5 OF 6

27113.01F

MAGKAY & SOMPS
PLANNERS
SURVEYORS
100 Ferry Road, Suite 100, Yuba City, CA 95991 • (916) 775-1118

SEE SHEET 3 FOR NOTES, LEGEND,
REFERENCES & BASIS OF BEARINGS

STERLING MEADOWS 1E
400 B.M. 1



LOCATION OF 24\"/>

LOT E
372 B.M. 27

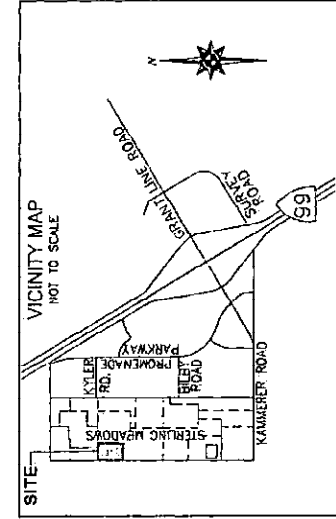
LOT E
372 B.M. 27

SUBDIVISION NO. 01-130.01FN
STERLING MEADOWS
UNIT 1F - NORTH

BEING A PORTION OF LOT 10 OF THE STERLING MEADOWS LARGE LOT
PHASE 2 MAP SUBDIVISION NO. 01-130.02 FILED FOR RECORD IN BOOK 388
OF MAPS AT PAGE 5, S.C.R. LOCATED WITHIN THE
SOUTHEAST ONE-QUARTER OF SECTION 12, T.8 N., R.5 E., M.D.M.
CITY OF ELK GROVE - SACRAMENTO COUNTY - CALIFORNIA
MACKAY & SOMPS
1323 Lincoln Road, Suite 100, Sacramento, CA 95811
TEL: 916.487.1118
FAX: 916.487.1119
JUNE 2018
SHEET 6 OF 6 271130.01F

SEE SHEET 3 FOR NOTES, LEGEND,
REFERENCES & BASIS OF BEARINGS.

EXHIBIT B



OWNER'S STATEMENT

I, THE UNDERSIGNED, HEREBY CONSENTS TO THE PREPARATION AND FILING OF THIS FINAL MAP SUBDIVISION NO. 01-130.01G, STERLING MEADOWS UNIT 1G AND OFFERS FOR RELOCATION AND DOES HEREBY DEDICATE THE FOLLOWING:

THE FOLLOWING REAL PROPERTY IS HEREBY OFFERED FOR RELOCATION IN FEE SIMPLE PURSUANT TO THE PROVISIONS OF SECTION 7909 OF THE GOVERNMENT CODE VIA HEREBY IRREVOCABLY OFFER FOR RELOCATION IN FEE SIMPLE LOTS A AND B TO THE CITY OF ELK GROVE.

THE REAL PROPERTY DESCRIBED BELOW ARE DEDICATED AS EASEMENTS:

TO THE CITY OF ELK GROVE FOR PUBLIC USE, LOT 7 PARKWAY, KYLER ROAD, PUBLIC WALKING WAY AND TRAMP WAY WITHIN THE BOUNDARIES OF THE MAP SHOWN HEREON FOR PUBLIC STREET PURPOSES, SUBJECT TO IMPROVEMENT.

AN EASEMENT FOR PUBLIC UTILITY FOR PLANTING AND MAINTAINING TREES, INSTALLATION AND MAINTENANCE OF ELECTRIC LINES, TRAFFIC CONTROL DEVICES, WATER AND GAS PIPES AND FOR CONDUITS AND CABLES TO BE INSTALLED AND MAINTAINED BY THE CITY OF ELK GROVE, AND TO CROSS THOSE STRIPS OF LAND LYING ADJACENT TO THE PUBLIC PARKWAYS, ROADS, AND WAYS AS SHOWN HEREON AND DESIGNATED AS PUBLIC UTILITY EASEMENT (P.U.E.).

RIGHT OF WAY AND EASEMENTS ON BEHALF OF THE PUBLIC FOR THE USE OF A PEDESTRIAN WALKWAY, OR OTHER CROSS THAT STRIP OF LAND SHOWN HEREON AND DESIGNATED AS PEDESTRIAN EASEMENT (P.E.).

TO THE CITY OF ELK GROVE AN EASEMENT FOR VISIBILITY TO BE KEPT FREE FROM SLODS, HEDGES, STRUCTURES, NATURAL GROWTH, FENCES OR OTHER OBSTRUCTIONS TO THE VIEW HIGHER THAN TWO FEET SIX INCHES (2'6") ABOVE THE NEAREST PAVEMENT SURFACE WITHIN THE AREA OVER AND ADJACENT THAT THE LAND DESIGNATED HEREON AS "VISIBILITY EASEMENT (V.E.).

THE FOLLOWING IS A DENIAL OF ACCESS RIGHTS: THE EXCLUSIVE RIGHT OF VEHICULAR INGRESS AND/OR EGRESS IS GRANTED TO THE CITY OF ELK GROVE ACROSS THE LOT LINES SHOWN HEREON AND DESIGNATED "NO INGRESS OR EGRESS RIGHT LINE (N.I.E.).

VTL STERLING MEADOWS, LLC, A DELAWARE LIMITED LIABILITY COMPANY
BY: ITS MANAGER AND HEADQUARTERS INVESTORS, LLC, AN ANNUAL LIMITED LIABILITY COMPANY, ITS MANAGER

BY: TIG MANAGEMENT, INC., ITS MANAGER
NAME: CALDON BARRT
TITLE: VICE PRESIDENT

NOTARY'S ACKNOWLEDGMENT

I, NOTARY PUBLIC OR OTHER OFFICER, COMING INTO THIS CERTIFICATE, HEREBY VERIFY ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA
COUNTY OF Sacramento
on May 23, 2018, before me, Marlys A. Gaskin, a Notary Public Personally Appeared, Aidan Barry

WHO PROVIDED 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/ THEY EXECUTED THE SAME IN HIS/HER/ITS AUTHORIZED CAPACITY, AND THAT BY HIS/HER/ITS SIGNATURE UPON THE INSTRUMENT THE PERSON(S) ON THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) SIGNED, 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
SIGNATURE: Marlys A. Gaskin
MY PRINCIPAL PLACE OF BUSINESS IS: Sacramento, COUNTY
MY COMMISSION EXPIRES: 03/31/2021, MY COMMISSION NUMBER IS: 2187370

SURVEYOR'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS SUBDIVISION NO. 01-130.01G, STERLING MEADOWS UNIT 1G, AND FIND IT TO BE TECHNICALLY CORRECT.

RAYMOND MICHAEL MANGER
L.S. NO. 5154
REGISTRATION EXPIRES: 06-30-19

DATE: _____



CITY ENGINEER'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS FINAL MAP OF SUBDIVISION NO. 01-130.01G, STERLING MEADOWS UNIT 1G, AND FIND THAT IT SUBSTANTIALLY COMPLIES WITH THE TENTATIVE MAP APPROVED BY THE CITY COUNCIL OF THE CITY OF ELK GROVE ON MAY 20, 2018 AND ANY APPROVED ALTERATIONS THEREOF; THAT ALL APPLICABLE PROVISIONS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES HAVE BEEN COMPLIED WITH.

ROBERT M. WURDOCH
CITY ENGINEER, CITY OF ELK GROVE
R.C.E. NO. 47844
EXPIRATION DATE: 12-31-18

DATE: _____



CITY CLERK'S STATEMENT

I, JASON LINDGREEN, CITY CLERK OF THE CITY OF ELK GROVE, HEREBY STATE THAT THE CITY COUNCIL OF THE CITY OF ELK GROVE HAS APPROVED THIS FINAL MAP SUBDIVISION NO. 01-130.01G, STERLING MEADOWS UNIT 1G, ACCEPTED ON BEHALF OF THE PUBLIC, SUBJECT TO IMPROVEMENT, LOTZ RELOCATION AND PUBLIC UTILITY EASEMENTS, PEDESTRIAN EASEMENTS, VISIBILITY EASEMENTS, ACCEPTED THE DEDICATION OF THE INGRESS AND EGRESS RIGHTS AND DESIGNATED "NO INGRESS OR EGRESS RIGHT LINE" AS OFFERED HEREON.

AND CONSENTED TO THE RESUBMISSION OF THIS MAP TO THE SUBDIVISION MAP ACT.

JASON LINDGREEN, CITY CLERK
CITY OF ELK GROVE, CALIFORNIA

DATE: _____



RECORDER'S STATEMENT

FILED THIS DAY OF May 23, 2018, AT Elk Grove, CALIFORNIA, IN BOOK OF MAPS, AT PAGE _____ AT THE REQUEST OF MACKAY & SOMPS CIVIL ENGINEERS, INC., TITLE TO THE LAND INCLUDED IN THIS FINAL MAP BEING VERIFIED AS PER CERTIFICATE NO. _____ ON FILE IN THIS OFFICE.

RECORDER OF SACRAMENTO COUNTY
STATE OF CALIFORNIA
DOCUMENT NO: _____

BY: DEPUTY
FEE \$ _____

SUBDIVISION NO. 01-130.01G
STERLING MEADOWS
UNIT 1G

BEING ALL OF LOT 18 OF THE STERLING MEADOWS LARGE LOT PHASE 2 MAP SUBDIVISION NO. 01-130.02 FILED FOR RECORD IN BOOK 388 OF MAPS AT PAGES 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 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997, 998, 999, 1000.

CITY OF ELK GROVE • SACRAMENTO COUNTY • CALIFORNIA

JUNE 2018

SHEET 1 OF 6 27113 01G

MACKAY & SOMPS
2017 Professional Seal - For Use in California - No. 96727
REGISTERED PROFESSIONAL ENGINEER

SOILS REPORT

A PRELIMINARY SOILS REPORT WAS PREPARED BY WALLACE MULL & ASSOCIATES, ON 10/26/2017, 2013, FILE NO. WMA NO. 880722. A COPY OF THIS REPORT IS ON FILE FOR PUBLIC INSPECTION AT THE PUBLIC WORKS DEPARTMENT OF THE CITY OF ELK GROVE.



ROBERT M. WURDOCH
CITY ENGINEER, CITY OF ELK GROVE
R.C.E. NO. 47844
EXPIRATION DATE: 12-31-18

TRUSTEE'S STATEMENT

FIRST AMERICAN TITLE COMPANY, AS TRUSTEE UNDER THAT CERTAIN DEED AS TRUST RECORDED ON MAY 24, 2017 IN BOOK 20087 OF MAPS AT PAGE 5, S.C.F. LOCATED WITHIN THE COUNTY OF SACRAMENTO, CALIFORNIA, HEREBY CONSENTS TO THE RECORDED OF THIS MAP AND THE SUBDIVISION OF THE LANDS SHOWN HEREIN.

BY: [Signature]
NAME: SYLVIA BRAD
TITLE: Vp. Director of operations

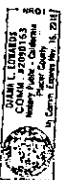
NOTARY'S ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA
COUNTY OF FULLER
ON June 6, 2018 BEFORE ME, ANA L. EDWARDS, A NOTARY PUBLIC

PERSONALLY APPEARED Sylvia Brad
WHO PROVIDED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE IDENTITY IS VERIFIED IN THIS CERTIFICATE. I HAVE EXAMINED THE IDENTIFICATION DOCUMENTS HEREBY EXHIBITED, THE SAME IN HER/HE/IT(S) AUTHORIZED CAPACITIES, AND THAT BY HER/HE/IT(S) 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
[Signature]
ANAL EDWARDS
PRINTED NAME

MY PRINCIPAL PLACE OF BUSINESS IS Placer COUNTY
MY COMMISSION EXPIRES May 15, 2019 MY COMMISSION NUMBER: 2090162

SIGNATURE OMISSIONS

THE FOLLOWING SIGNATURES BY LISTED DEED HAVE BEEN OMITTED UNDER SECTION 66018 (a) (3)(A) (Part of) OF THE SUBDIVISION MAP ACT. THEIR INTEREST IS SUCH THAT IT CAN NOT RISE INTO A FEE TITLE AND SAID SIGNATURE IS NOT REQUIRED BY THE LOCAL AGENCY;

- 1. COUNTY SANITATION DISTRICT NO. 1 OF SACRAMENTO COUNTY, EASEMENT HOLDER FOR SEWER PIPELINES AND INCIDENTAL PURPOSES RECORDED ON MAY 22, 2008 IN BOOK 200833 AT PAGE 118 OF THE RECORDS OF SACRAMENTO COUNTY. SAID EASEMENT FALLS IN A STREET BEING DEDICATED HEREON.

SUBDIVISION MAP ACT SECTION 66477.5 CERTIFICATE

PURSUANT TO SECTION 66477.5 OF THE SUBDIVISION MAP ACT THE CITY OF ELK GROVE SHALL BE RESPONSIBLE FOR THE PROVISION OF PUBLIC UTILITIES TO THE PROPERTY SHOWN ON THIS MAP TO THE SUBDIVISION MARKED BELOW IF THE ABOVE MENTIONED AGENCY MAKES A DETERMINATION THAT THE SAME PUBLIC PURPOSE FOR WHICH THE PROPERTY WAS DEDICATED DOES NOT EXIST, OR THE PROPERTY OR ANY PORTION THEREOF IS NOT NEEDED FOR PUBLIC UTILITIES EXCEPT FOR ANY PORTION OF THE PROPERTY THAT IS REQUIRED FOR THE SAME PUBLIC PURPOSE OR PUBLIC UTILITIES.

SUBDIVIDER: VTL STERLING MEADOWS, LLC, A DELAWARE LIMITED LIABILITY COMPANY
ADDRESS: 110 BLUE HAVINE ROAD, SUITE 209
FOLSOM, CA 95630

**SUBDIVISION NO. 01-130.01G
STERLING MEADOWS
UNIT 1G**

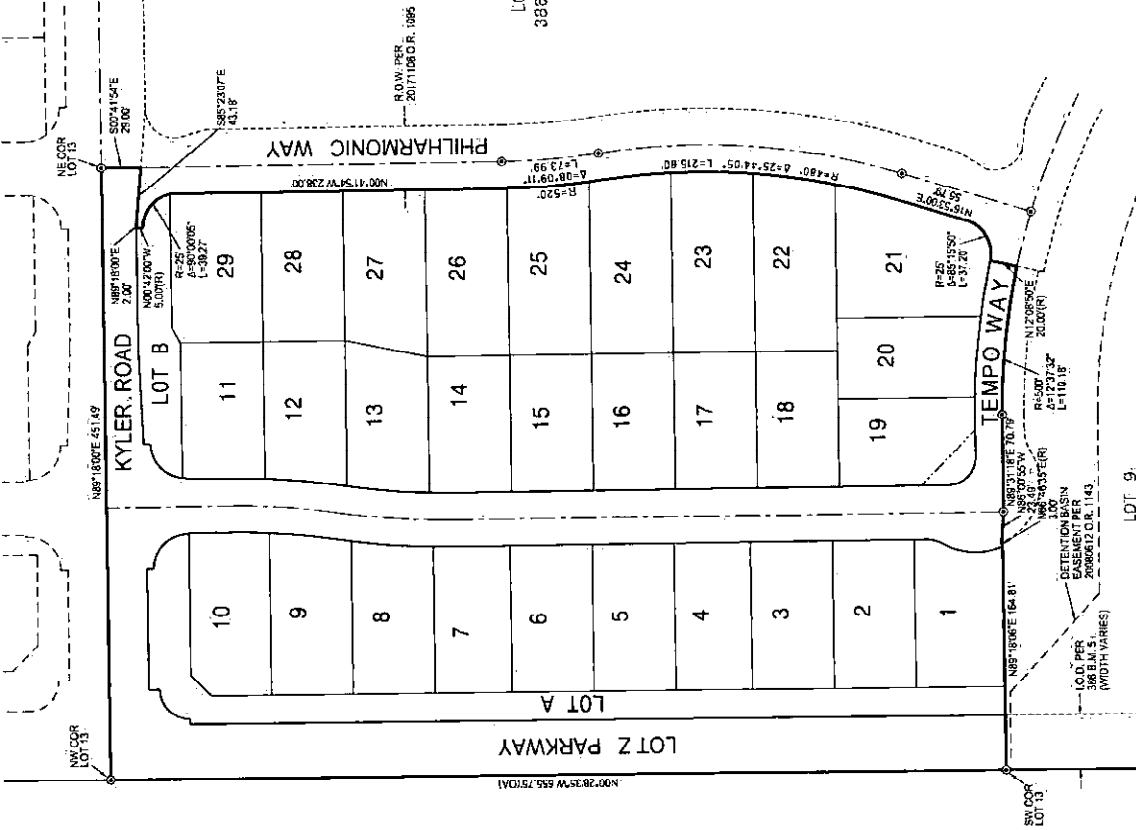
BEING ALL OF LOT 13 OF THE STERLING MEADOWS LARGE LOT PHASE 2 MAP SUBDIVISION NO. 01-130-02 FILED FOR RECORD IN BOOK 2008 OF MAPS AT PAGE 5, S.C.F. LOCATED WITHIN THE SOUTHEAST ONE-QUARTER OF SECTION 12, T8 N., R.3 E., W.D.M.

CITY OF ELK GROVE • SACRAMENTO COUNTY • CALIFORNIA
JUNE 2018

MAGKAY & SOMPS
REGISTERED PROFESSIONAL LAND SURVEYORS
1000 F STREET, SUITE 100 • FOLSOM, CA 95630 • (916) 774-1100

STERLING MEADOWS
UNIT 1D
400 B.M. 2

STERLING MEADOWS
UNIT 1B
399 B.M. B



SUBDIVISION NO. 01-130.01G
STERLING MEADOWS
UNIT 1G

BEING ALL OF LOT 13 OF THE STERLING MEADOWS LARGE LOT PHASE 2 MAP SUBDIVISION NO. 01-130-02 FILED FOR RECORD IN BOOK 386 OF MAPS AT PAGE 5, S.C.R. LOCATED WITHIN THE SOUTH-EAST ONE-QUARTER OF SECTION 12 T.8 N., R.9 E., M.D.M. CITY OF ELK GROVE • SACRAMENTO COUNTY, CALIFORNIA

JUNE 2018

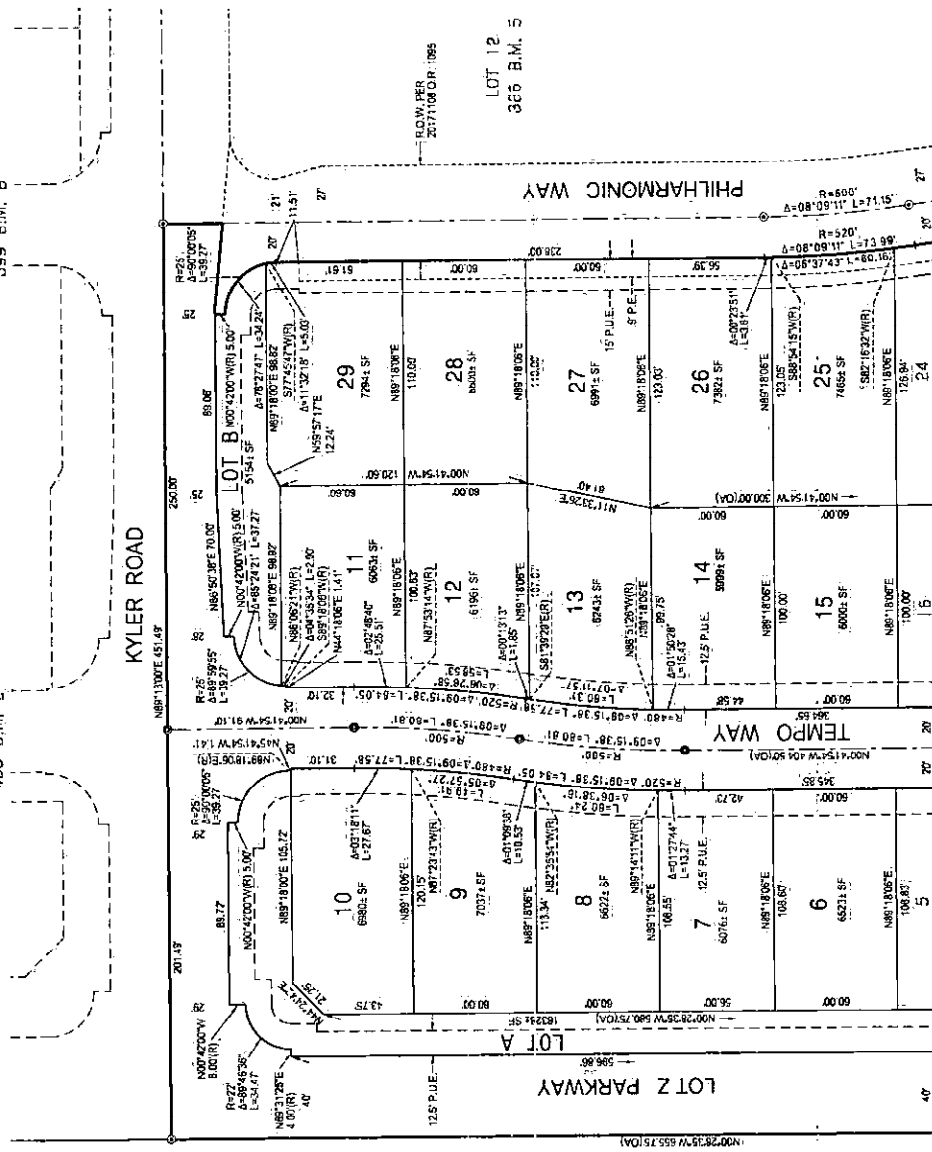
MACKAY & SOMPS
ENGINEERS
PLANNERS SURVEYORS
1457 Corner Road, Suite 100, Roseville, CA 95678 | (916) 775-1166

SHEET 4 OF 6 2711301G

SEE SHEET 3 FOR NOTES, LEGEND, REFERENCES & BASIS OF BEARINGS

STERLING MEADOWS
UNIT 1D
400 B.M. 2

STERLING MEADOWS
UNIT 1B
399 B.M. 8



0 20 40 60
SCALE 1"=40'

SUBDIVISION NO. 01-130.01G
STERLING MEADOWS
UNIT 1G

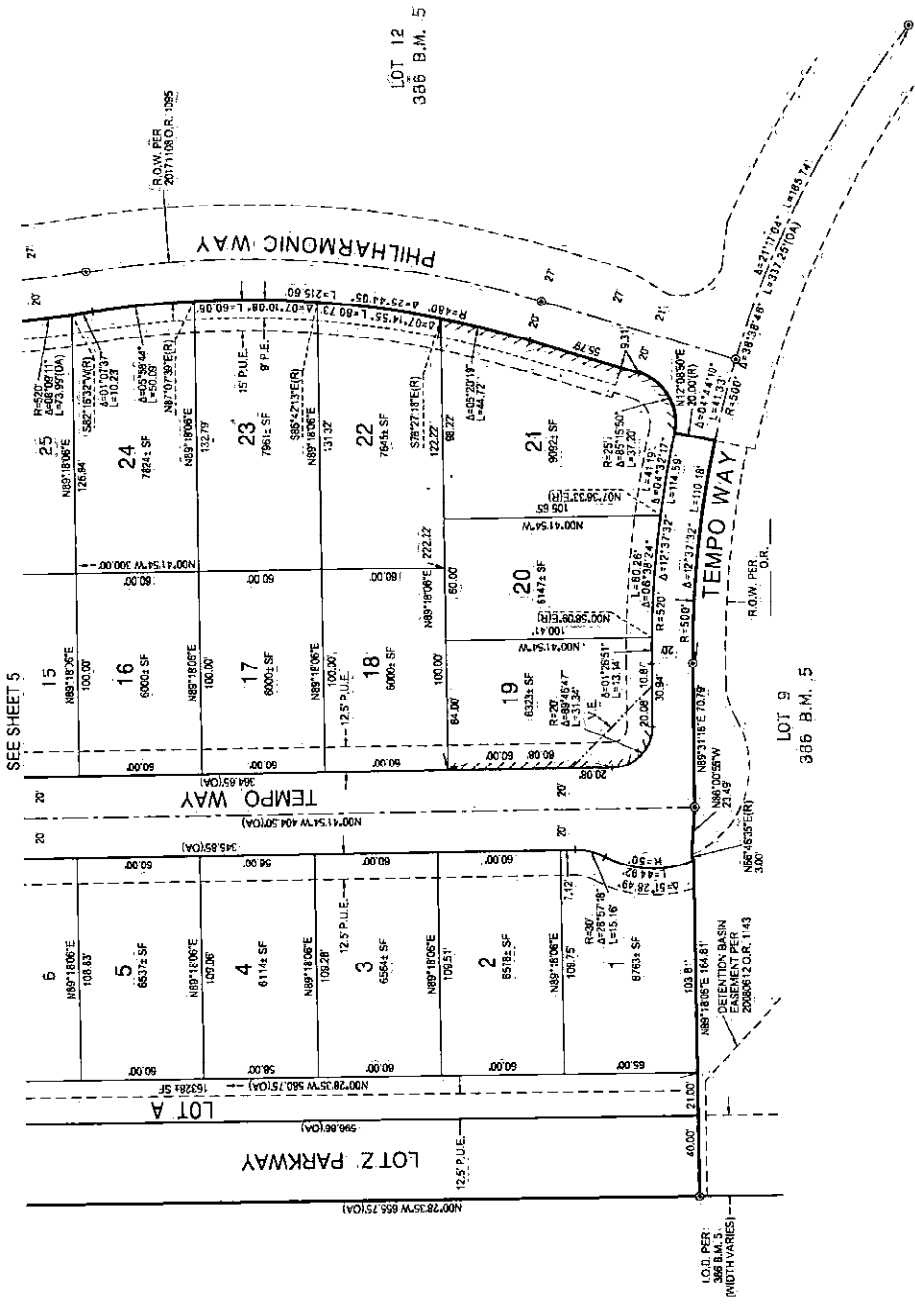
BEING ALL OF LOT 13 OF THE STERLING MEADOWS LARGE LOT PHASE 2 MAP SUBDIVISION NO. 01-130.02 FILED FOR RECORD IN BOOK 386 OF MAPS AT PAGE 5, S.C.R. LOCATED WITHIN THE SOUTH-EAST ONE-QUARTER OF SECTION 12, T.6N., R.5.E., M.D.M.

CITY OF ELK GROVE • SACRAMENTO COUNTY • CALIFORNIA
JUNE 2018

MAGKAY & SOMPS
PLANNERS SURVEYORS
102 Elvert Road, Suite 100, Elk Grove, CA 95624 (916) 775-1186

SHEET 5 OF 6 27113.01G

SEE SHEET 3 FOR NOTES, LEGEND, REFERENCES & BASIS OF BEARINGS



SUBDIVISION NO. 01-130,01G
 STERLING MEADOWS
 UNIT 1G



BEGING ALLOF LOT 13 OF THE STERLING MEADOWS LARGE LOT PHASE 2 MAP SUBDIVISION NO. 01-130-02 FILED FOR RECORD IN BOOK 386 OF MAPS AT PAGE 3, S.C.R. LOCATED WITHIN THE SOUTH-EAST ONE-QUARTER OF SECTION 12, T.8 N., R.3 E., M.D.M. CITY OF ELK GROVE - SACRAMENTO COUNTY - CALIFORNIA

JUNE 2018

MACKAY & SOMPS
 ENGINEERS PLANNERS SURVEYORS
 1025 Commercial Blvd., Elk Grove, CA 95757-1706

SHEET 6 OF 6 2711301G

SEE SHEET 3 FOR NOTES, LEGEND, REFERENCES & BASIS OF BEARINGS

**CERTIFICATION
ELK GROVE CITY COUNCIL RESOLUTION NO. 2018-217**

STATE OF CALIFORNIA)
COUNTY OF SACRAMENTO) ss
CITY OF ELK GROVE)

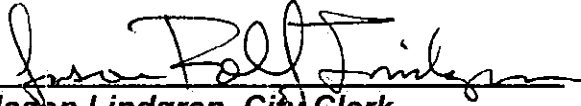
I, Jason Lindgren, City Clerk of the City of Elk Grove, California, do hereby certify that the foregoing resolution was duly introduced, approved, and adopted by the City Council of the City of Elk Grove at a regular meeting of said Council held on September 26, 2018 by the following vote:

AYES: COUNCILMEMBERS: Ly, Suen, Detrick, Hume, Nguyen

NOES: COUNCILMEMBERS: None

ABSTAIN: COUNCILMEMBERS: None

ABSENT: COUNCILMEMBERS: None



**Jason Lindgren, City Clerk
City of Elk Grove, California**