ANA POINT HARBOR REVITALIZATION COMMERCIAL CORE PROJECT COUNTY OF ORANGE







REVISED:	3/27/14
ATE:	12/20/13
PROJECT #:	307.08.01
SCALE:	1"=50'
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SHEET#:	C-1

DEMOLITION PLAN



ANA POINT HARBOR REVITALIZATION COMMERCIAL CORE PROJECT COUNTY OF ORANGE







REVISED:	3/27/14
DATE:	12/20/13
PROJECT #:	307.08.01
SCALE:	1"=30'
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NORTH	
SHEET#:	C-2A

EXISTING
TOPOGRAPHY
SUB-AREA 1



DANA POINT HARBOR REVITALIZATION COMMERCIAL CORE PROJECT COUNTY OF ORANGE



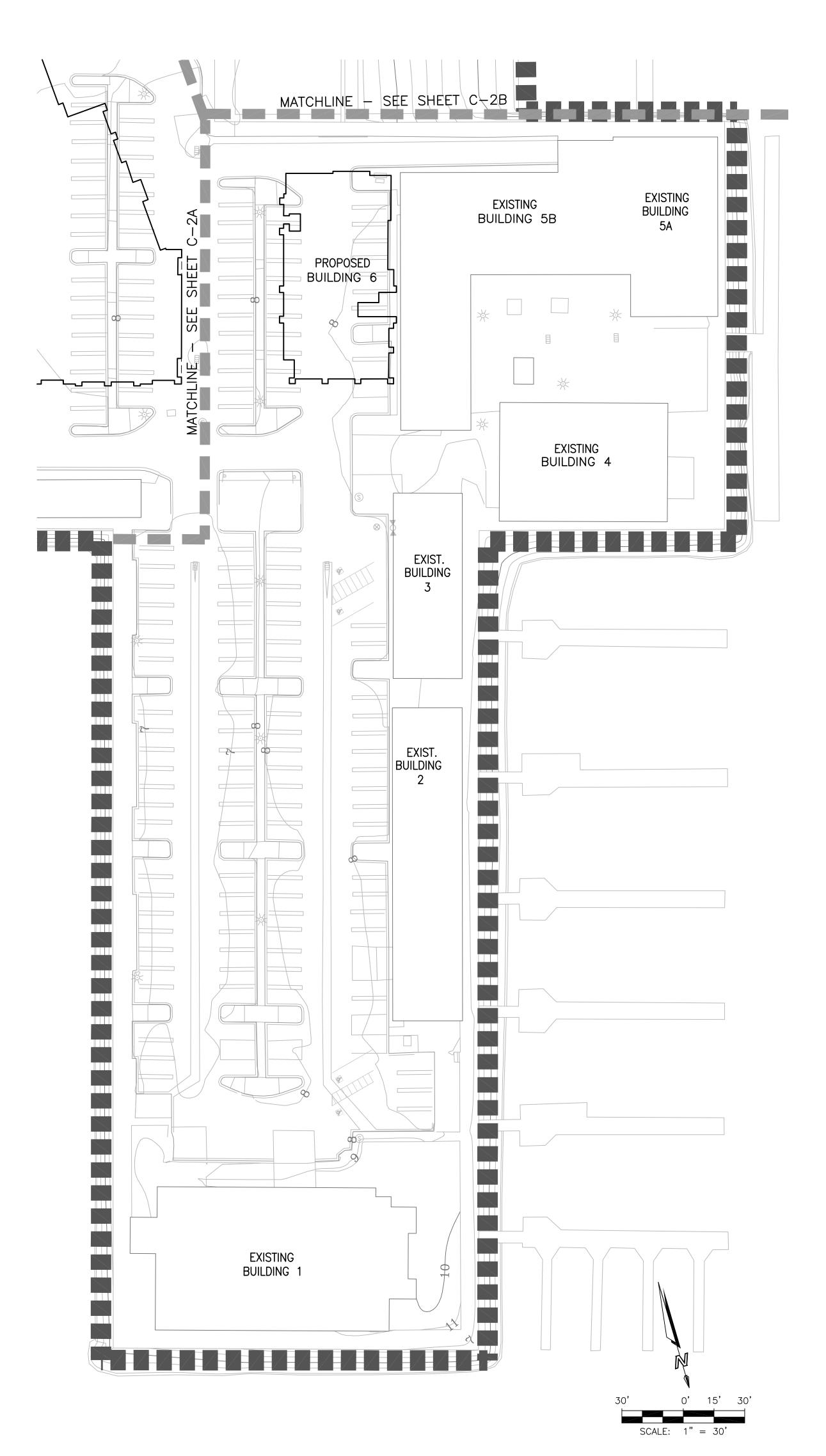




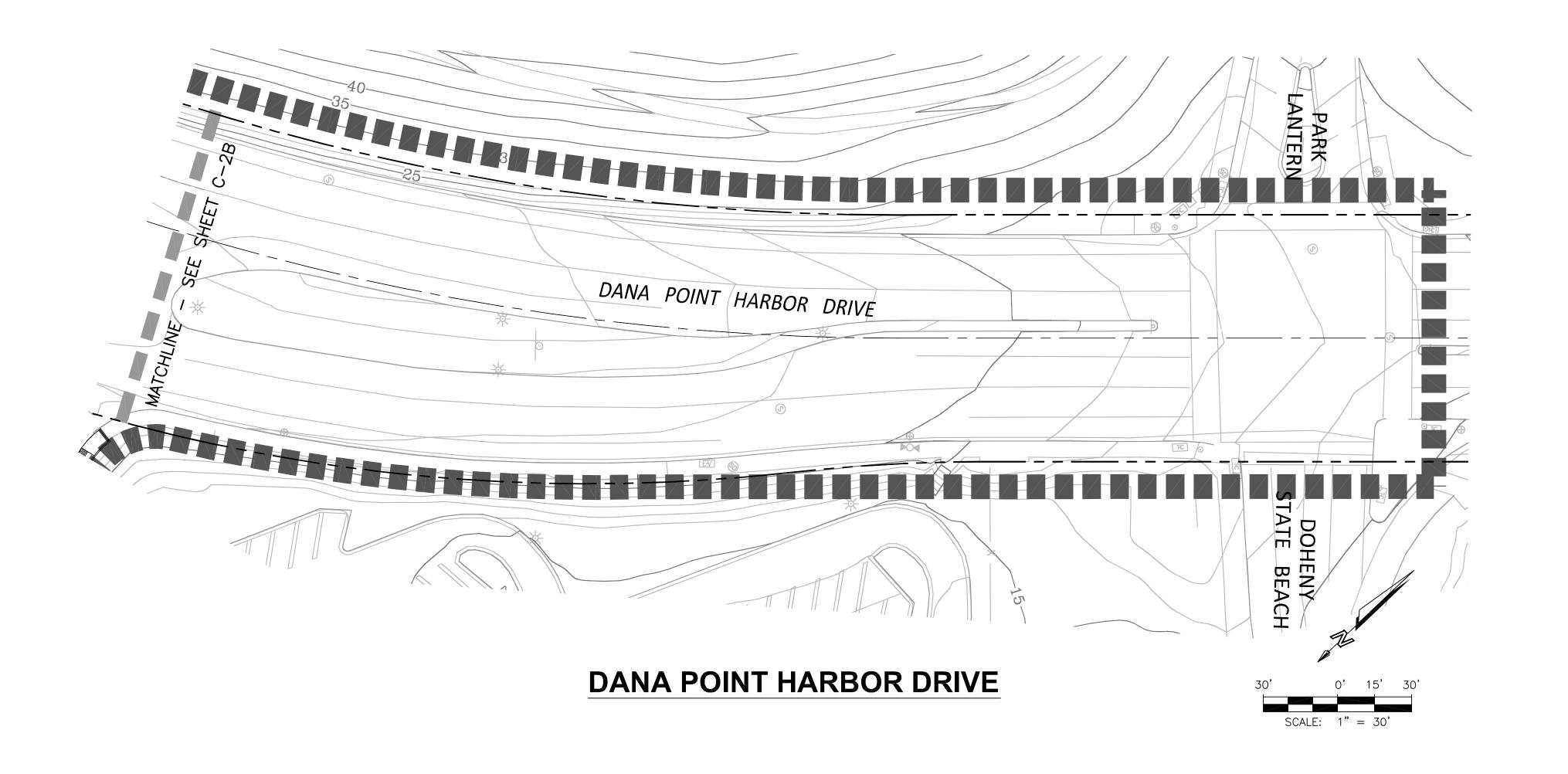
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PROJECT #:	307.08.01
SCALE:	1"=30'
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NORTH	
SHEET#:	C-2B

EXISTING
TOPOGRAPHY
SUB-AREA 2





DANA WHARF

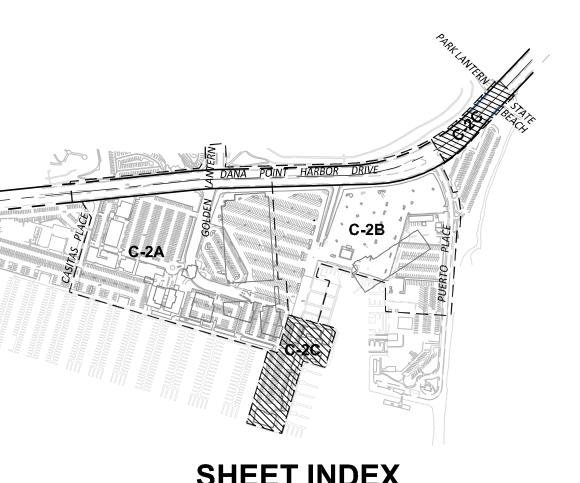


LEGEND:

COASTAL DEVELOPMANT PERMIT BOUNDARY

PROPOSED BUILDING - LEVEL 1

PROPOSED BUILDING - LEVEL 2



SHEET INDEX

DANA POINT HARBOR REVITALIZATION COMMERCIAL CORE PROJECT







REVISED:	3/27/14
DATE:	12/20/13
PROJECT #:	307.08.01
SCALE:	1"=30'
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NORTH	

EXISTING
TOPOGRAPHY
SUB-AREA 3

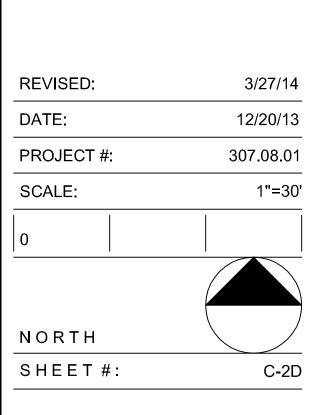
DANA WHARF
AND
DANA POINT
HARBOR DRIVE











CONCEPTUAL GRADING PLAN SUB-AREA 1



DANA POINT HARBOR REVITALIZATION COMMERCIAL CORE PROJECT COUNTY OF ORANGE DANA POINT HARBOR DRIVE







REVISED:	3/27/14
DATE:	12/20/13
PROJECT #:	307.08.01
SCALE:	1"=30'
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NORTH	
SHEET#:	C-2E

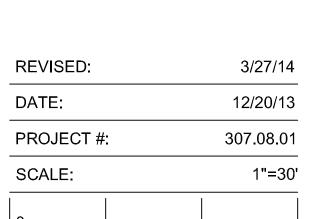
CONCEPTUAL GRADING PLAN SUB-AREA 2











SHEET#:

CONCEPTUAL **GRADING PLAN SUB-AREA 3** DANA WHARF, **DANA POINT** HARBOR DRIVE, & INTERIM **PARKING DECK**

ACCESS

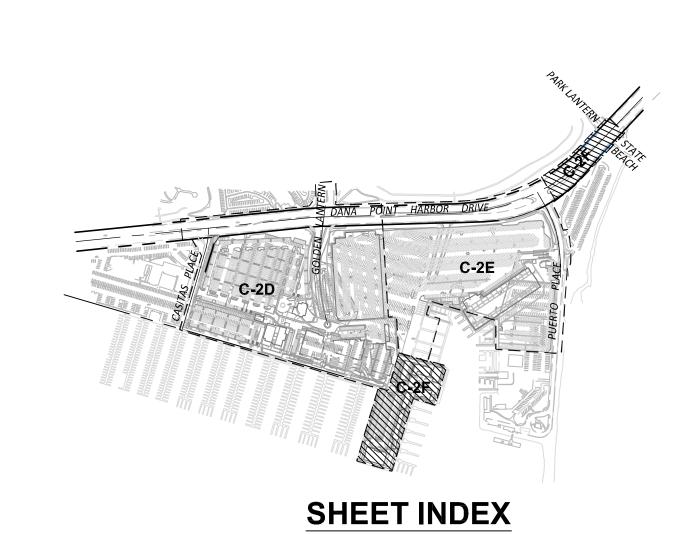
TELESTONE 16795 Von Karman, Suite 100 Irvine, California 92606

tel 949.474.1960 ° fax 949.474.5315

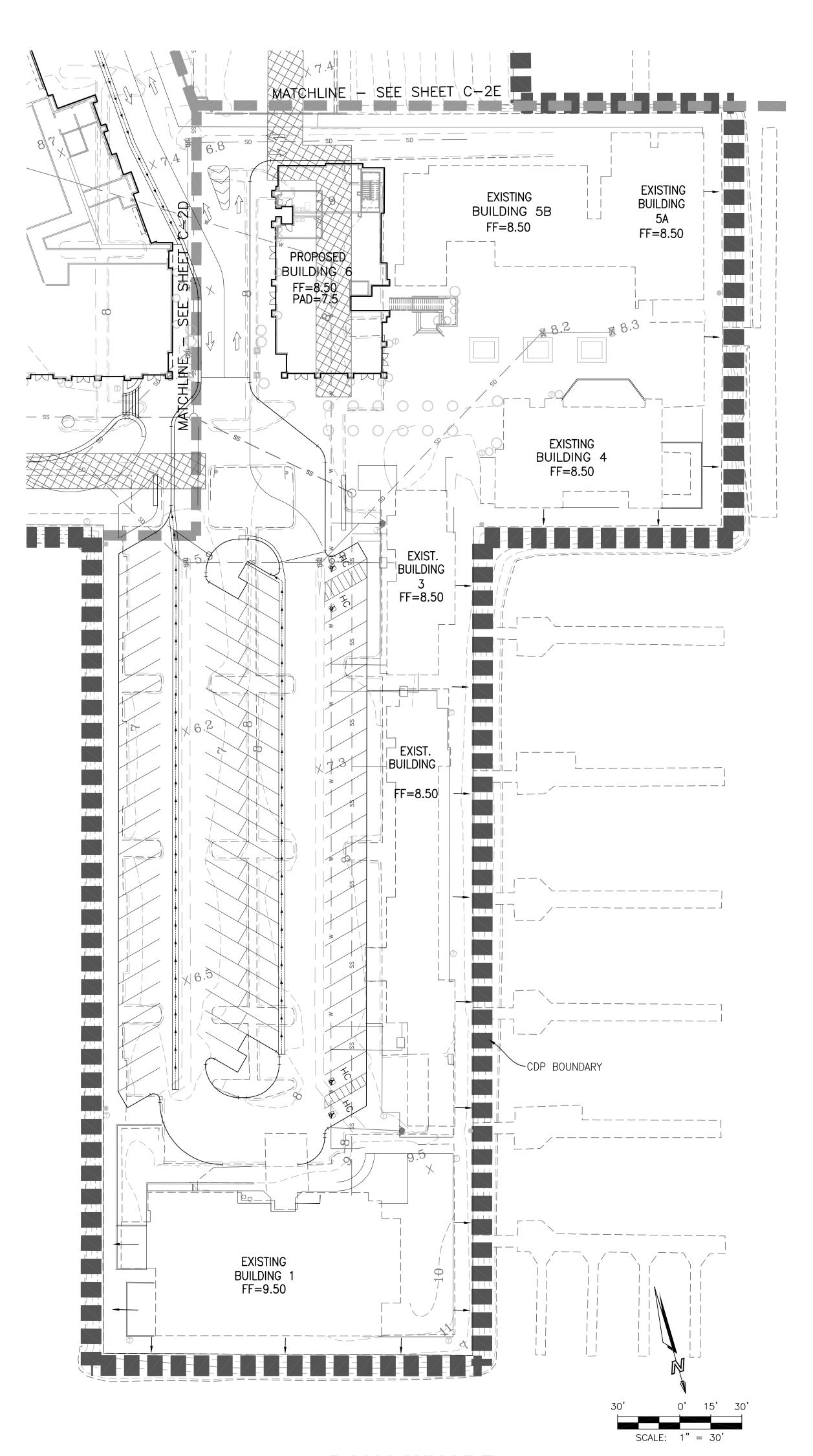
TEMPORARY ACCESS TO PARKING DECK EXHIBIT

LEGEND

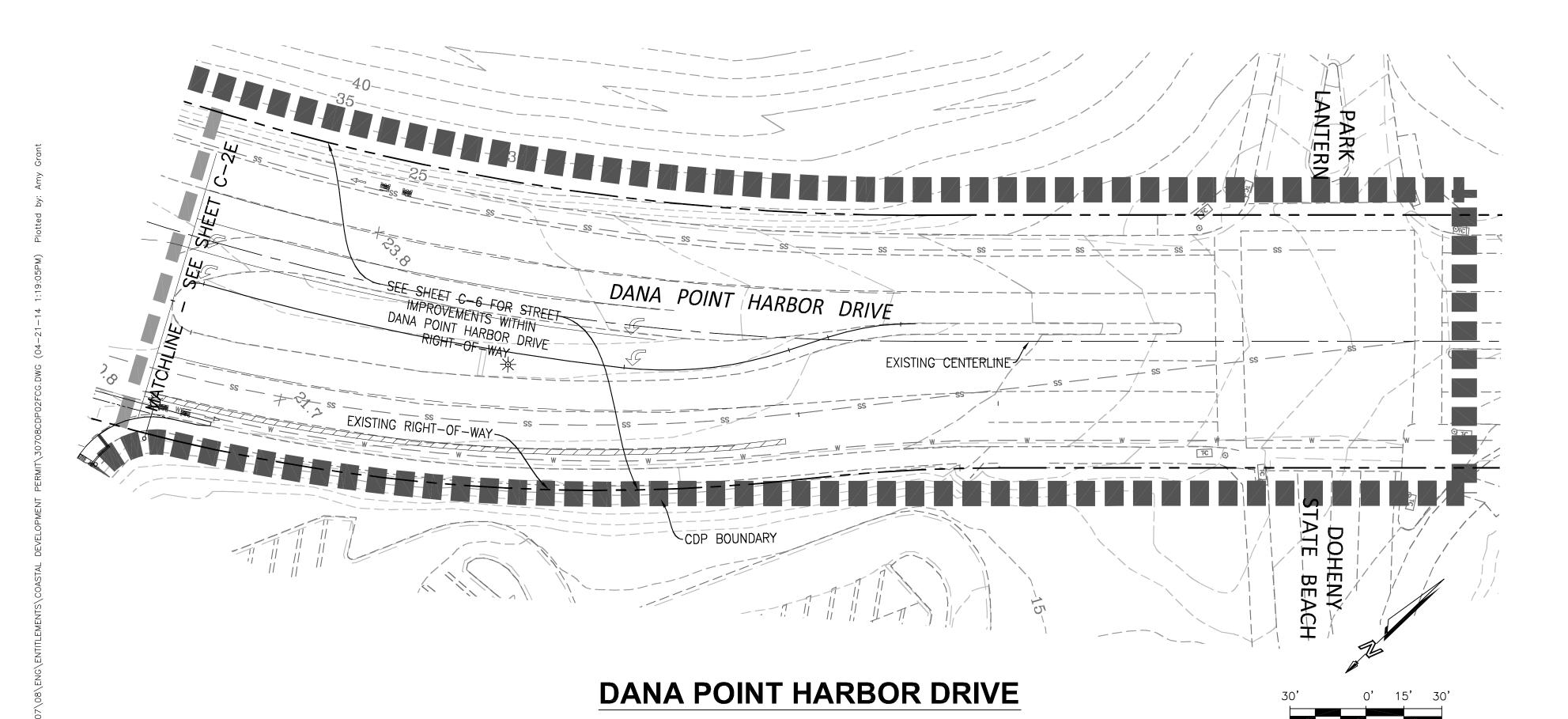
COASTAL DEVELOPMENT PERMIT BOUNDARY RAMMED AGGREGATE PIER FOUNDATION SYSTEM

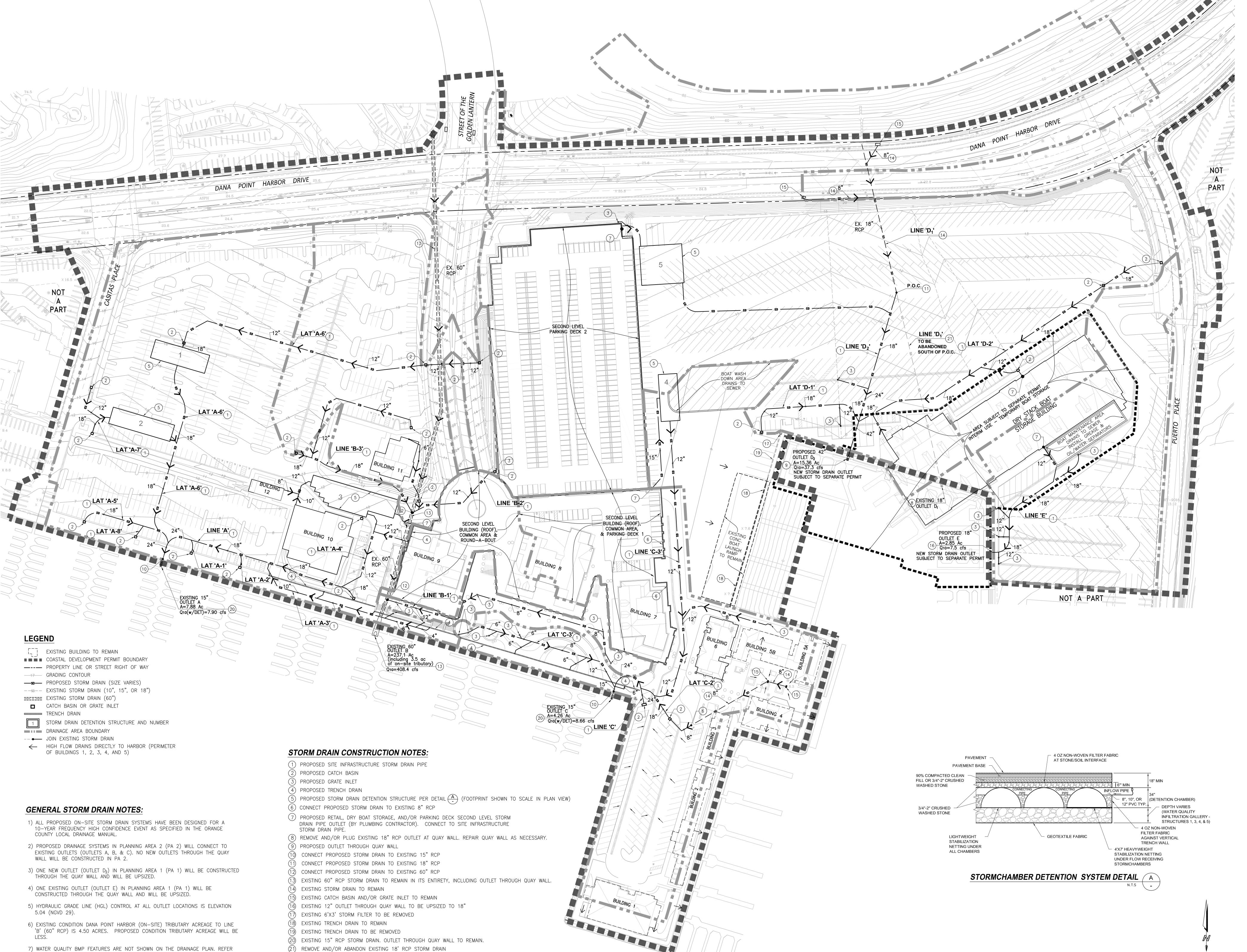


N.T.S.



DANA WHARF DANA WHARF AREA CONSISTS OF **VARIOUS WALLS OF VARIOUS HEIGHTS ±5'**





TO THE WATER QUALITY PLAN EXHIBIT (SHEET C-4) FOR DETAILED WATER QUALITY

EXCEPTION OF THE WHARF AREA, THE SUBJECT PROPERTY IS WITHIN ZONE "X". THE

8) THE SUBJECT PROPERTY IS SHOWN ON FIRM MAP NO. 6059C0504J. WITH THE

WHARF AREA IS WITHIN ZONE AE, WITH A BASE FLOOD ELEVATION OF 9.

ANA POINT HARBOR REVITALIZATION COMMERCIAL CORE PROJECT COUNTY OF ORANGE







REVISED:	3/27/14
DATE:	12/20/13
PROJECT #:	307.08.01
SCALE:	1"=50'
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NORTH	
SHEET#:	C-3

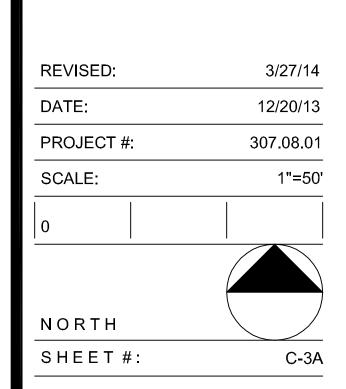
PROPOSED
BUILD-OUT
STORM DRAIN
PLAN



SCALE: 1" = 50'

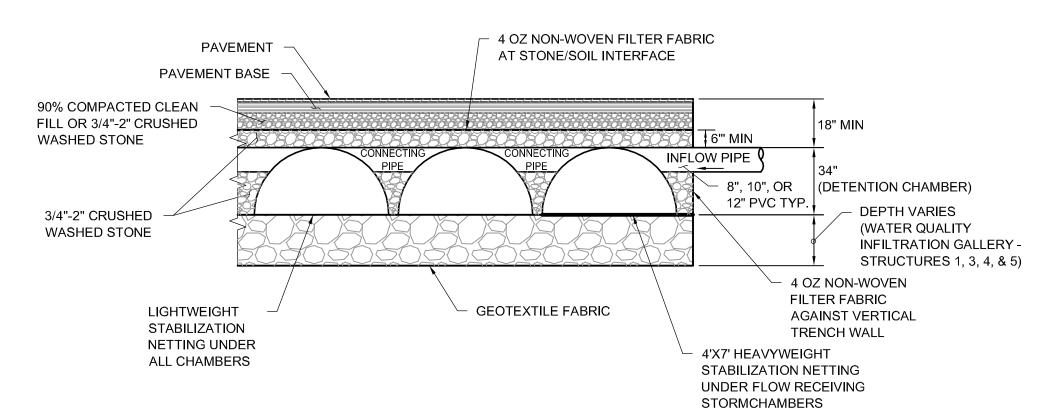






PLANNING AREA 1 STORM DRAIN **DETENTION OPTION**





STORMCHAMBER DETENTION SYSTEM DETAIL (A

GENERAL STORM DRAIN NOTES:

- 1) ALL PROPOSED ON-SITE STORM DRAIN SYSTEMS HAVE BEEN DESIGNED FOR A 10-YEAR FREQUENCY HIGH CONFIDENCE EVENT AS SPECIFIED IN THE ORANGE COUNTY LOCAL DRAINAGE MANUAL.
- 2) PROPOSED DRAINAGE SYSTEMS IN PLANNING AREA 2 (PA 2) WILL CONNECT TO EXISTING OUTLETS (OUTLETS A, B, & C). NO NEW OUTLETS THROUGH THE SEA WALL WILL BE CONSTRUCTED IN PA 2.
- 3) ONE NEW OUTLET (OUTLET E) IN PLANNING AREA 1 (PA 1) WILL BE CONSTRUCTED THROUGH THE SEA WALL. PROPOSED DRAINAGE SYSTEM F IN PA 1 WILL CONNECT TO EXISTING OUTLET F.
- 4) HYDRAULIC GRADE LINE (HGL) CONTROL AT ALL OUTLET LOCATIONS IS ELEVATION 5.04 (NGVD 29).
- 5) EXISTING CONDITION DANA POINT HARBOR (ON-SITE) TRIBUTARY ACREAGE TO LINE 'B' (60" RCP) IS 4.50 ACRES. PROPOSED CONDITION TRIBUTARY ACREAGE WILL BE
- 6) WATER QUALITY BMP FEATURES ARE SHOWN ON DRAINAGE PLAN FOR REFERENCE ONLY. REFER TO THE WATER QUALITY MANAGEMENT PLAN EXHIBIT (SHEET C-6) FOR DETAILED WQMP INFORMATION.
- 7) THE SUBJECT PROPERTY IS SHOWN ON FIRM MAP NO. 6059C0504J. WITH THE EXCEPTION OF THE WHARF AREA, THE SUBJECT PROPERTY IS WITHIN ZONE "X". THE WHARF AREA IS WITHIN ZONE AE, WITH A BASE FLOOD ELEVATION OF 9.

STORM DRAIN CONSTRUCTION NOTES:

- (1) PROPOSED SITE INFRASTRUCTURE STORM DRAIN PIPE
- 2) PROPOSED CATCH BASIN
- 3) PROPOSED GRATE INLET
- (4) PROPOSED TRENCH DRAIN
- $\stackrel{\smile}{(5)}$ proposed storm drain detention structure per detail $\stackrel{\frown}{(-)}$ (footprint shown to scale in plan view) (6) PROPOSED RETAIL, DRY BOAT STORAGE, AND/OR PARKING DECK SECOND LEVEL WATER

LEGEND

[] EXISTING BUILDING TO REMAIN

EXISTING STORM DRAIN (60")

DRAINAGE AREA BOUNDARY

--◆ JOIN EXISTING STORM DRAIN

CATCH BASIN OR GRATE INLET

——17—— GRADING CONTOUR

TRENCH DRAIN

COASTAL DEVELOPMENT PERMIT BOUNDARY

---- PROPERTY LINE OR STREET RIGHT OF WAY

--sp-- EXISTING STORM DRAIN (10", 15", OR 18")

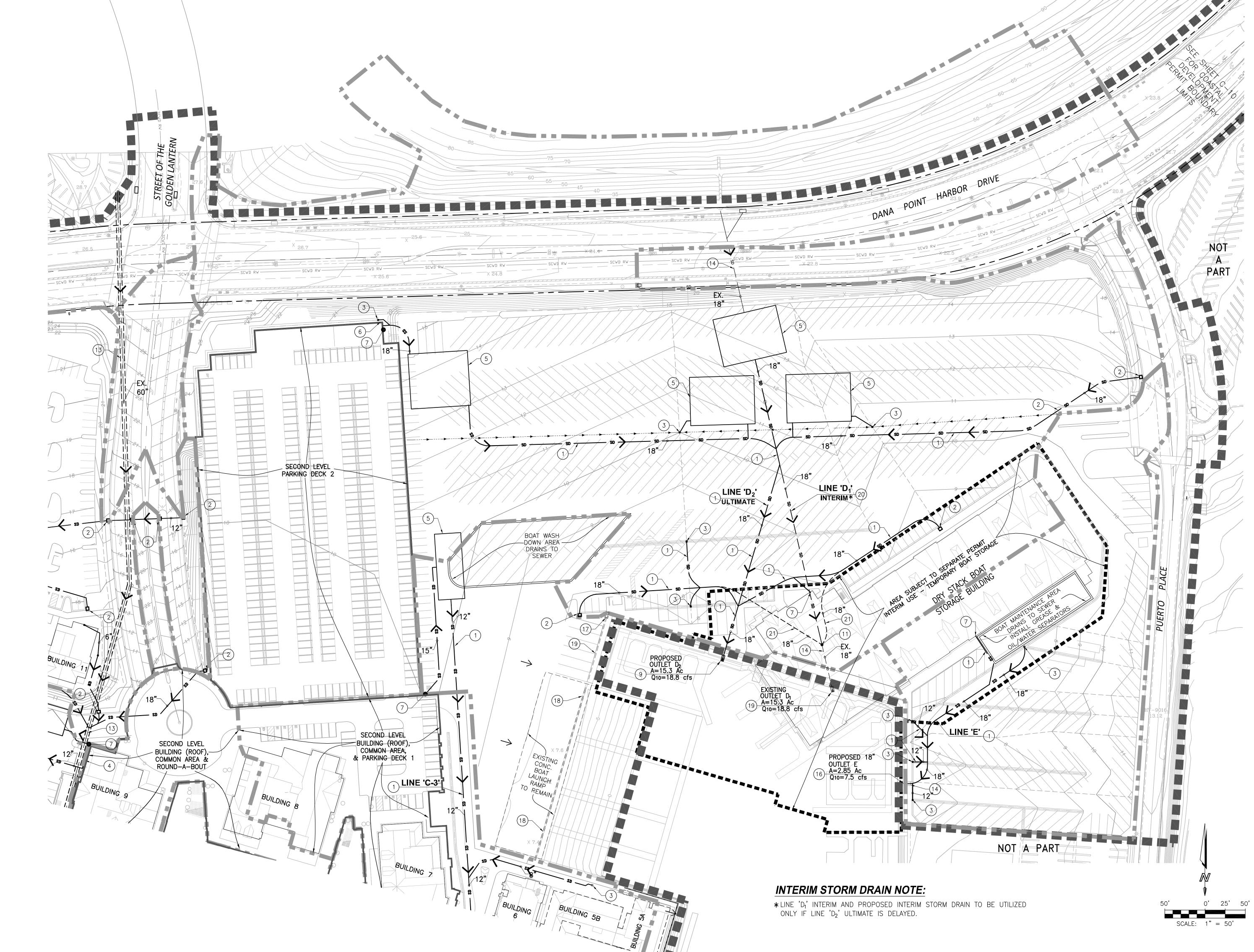
---- PROPOSED INTERIM STORM DRAIN (18")

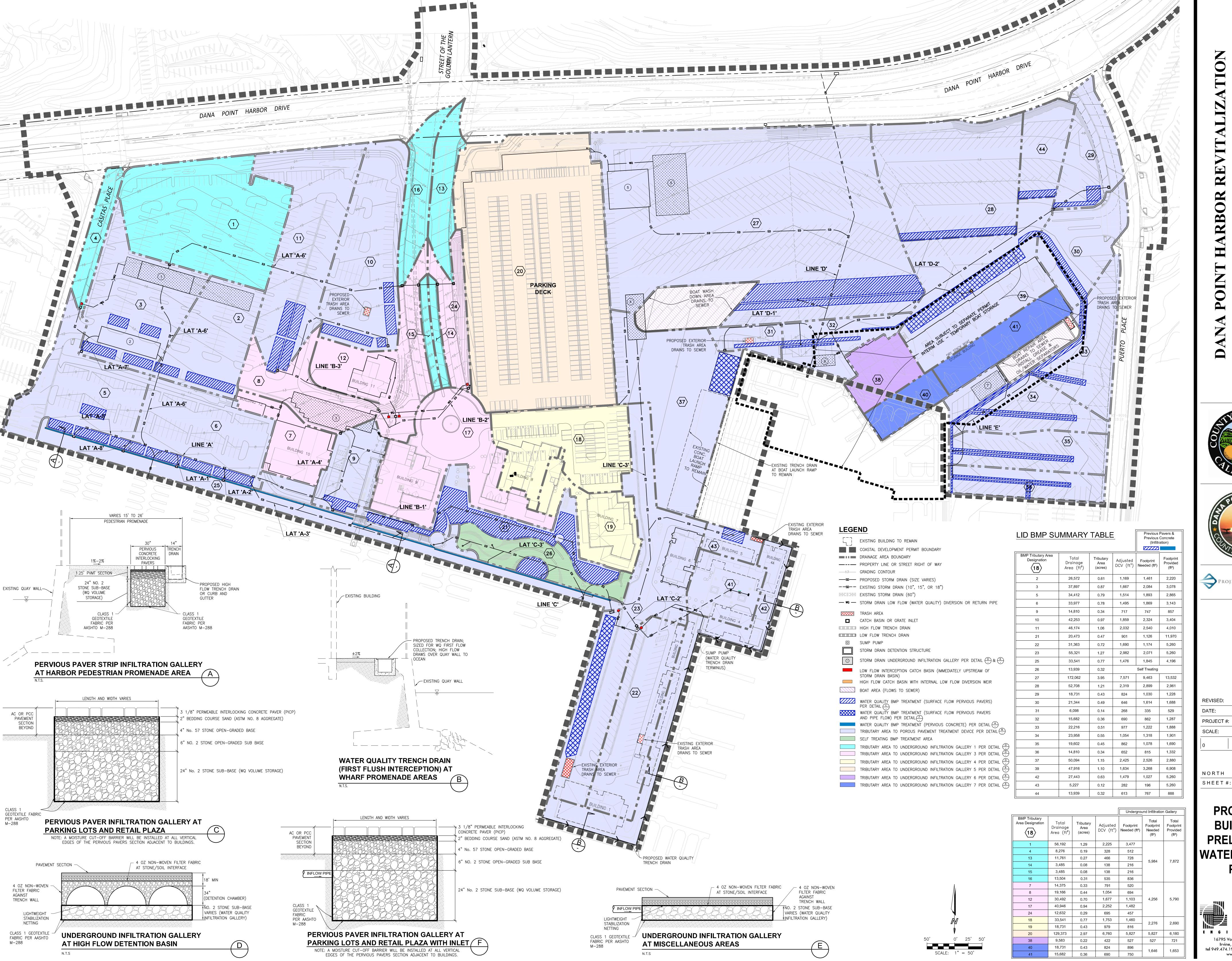
STORM DRAIN DETENTION STRUCTURE

DIVERSION OR RETURN PIPE

← HIGH FLOW DRAINS DIRECTLY TO HARBOR

- QUALITY PIPE OUTLET (BY PLUMBING CONTRACTOR). CONNECT TO SITE INFRASTRUCTURE WATER QUALITY DEVICE AND ROUTE TO WQ BMP STRUCTURE. 7 PROPOSED RETAIL, DRY BOAT STORAGE, AND/OR PARKING DECK SECOND LEVEL STORM
- DRAIN PIPE OUTLET (BY PLUMBING CONTRACTOR). CONNECT TO SITE INFRASTRUCTURE STORM DRAIN PIPE.
- (9) PROPOSED OUTLET THROUGH SEAWALL (11) CONNECT PROPOSED STORM DRAIN TO EXISTING 18" RCP
- (13) EXISTING 60" RCP STORM DRAIN TO REMAIN IN ITS ENTIRETY, INCLUDING OUTLET THROUGH SEA WALL.
- (14) EXISTING STORM DRAIN TO REMAIN
- 16) EXISTING OUTLET THROUGH SEA WALL TO BE UPSIZED 17) EXISTING 6'X3' STORM FILTER TO REMAIN
- (18) EXISTING WATER QUALITY TRENCH DRAIN TO REMAIN
- (19) EXISTING 18" RCP STORM DRAIN OUTLET THROUGH SEAWALL TO REMAIN
- (20) EXISTING 18" RCP STORM DRAIN PIPE TO REMAIN AND TO BE UTILIZED IN INTERIM CONDITION











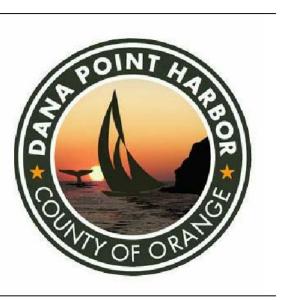
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DJECT #:	307.08.01
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PROPOSED BUILD-OUT PRELIMINARY WATER QUALITY **PLAN**



ANA POINT HARBOR REVITALIZATION COUNTY OF ORANGE







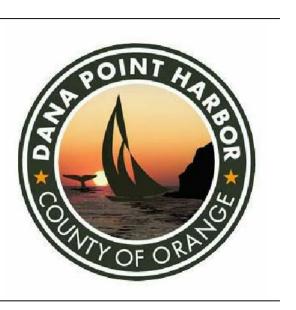
REVISED:	3/27/14
DATE:	12/20/13
PROJECT #:	307.08.01
SCALE:	1"=50'
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NORTH	
SHEET#:	C-5

ULTIMATE
BUILD-OUT
WET UTILITIES
PLAN



DANA POINT HARBOR REVITALIZATION COMMERCIAL CORE PROJECT COUNTY OF ORANGE







REVISED:	3/27/14
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PROJECT #:	307.08.01
SCALE:	1"=40'
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NORTH	
SHEET#:	C-6

STREET
IMPROVEMENT
PLAN



03 REMOVE EXISTING CURB

04 REMOVE EXISTING SIDEWALK

05 REMOVE EXISTING LANDSCAPING

06 REMOVE EXISTING DECORATIVE PAVEMENT

ANA POINT HARBOR REVITALIZATIO COMMERCIAL CORE PROJECT







REVISED:	3/27/14
DATE:	12/20/13
PROJECT #:	307.08.01
SCALE:	1"=50
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NORTH	
SHEET#:	C-7

PRELIMINARY SWPPP

GRADING & LAND
DEVELOPMENT
PHASE



ANA POINT HARBOR REVITALIZATION COMMERCIAL CORE PROJECT







3/27/14
12/20/13
307.08.01
1"=50'

PRELIMINARY SWPPP

STREETS & UTILITIES
PHASE



NA POINT HARBOR REVITALIZATION COMMERCIAL CORE PROJECT







REVISED:	3/27/14
DATE:	12/20/13
PROJECT #:	307.08.01
SCALE:	1"=50'
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NORTH	
SHEET#:	C-9

PRELIMINARY SWPPP

VERTICAL CONSTRUCTION PHASE



ANA POINT HARBOR REVITALIZATION COMMERCIAL CORE PROJECT





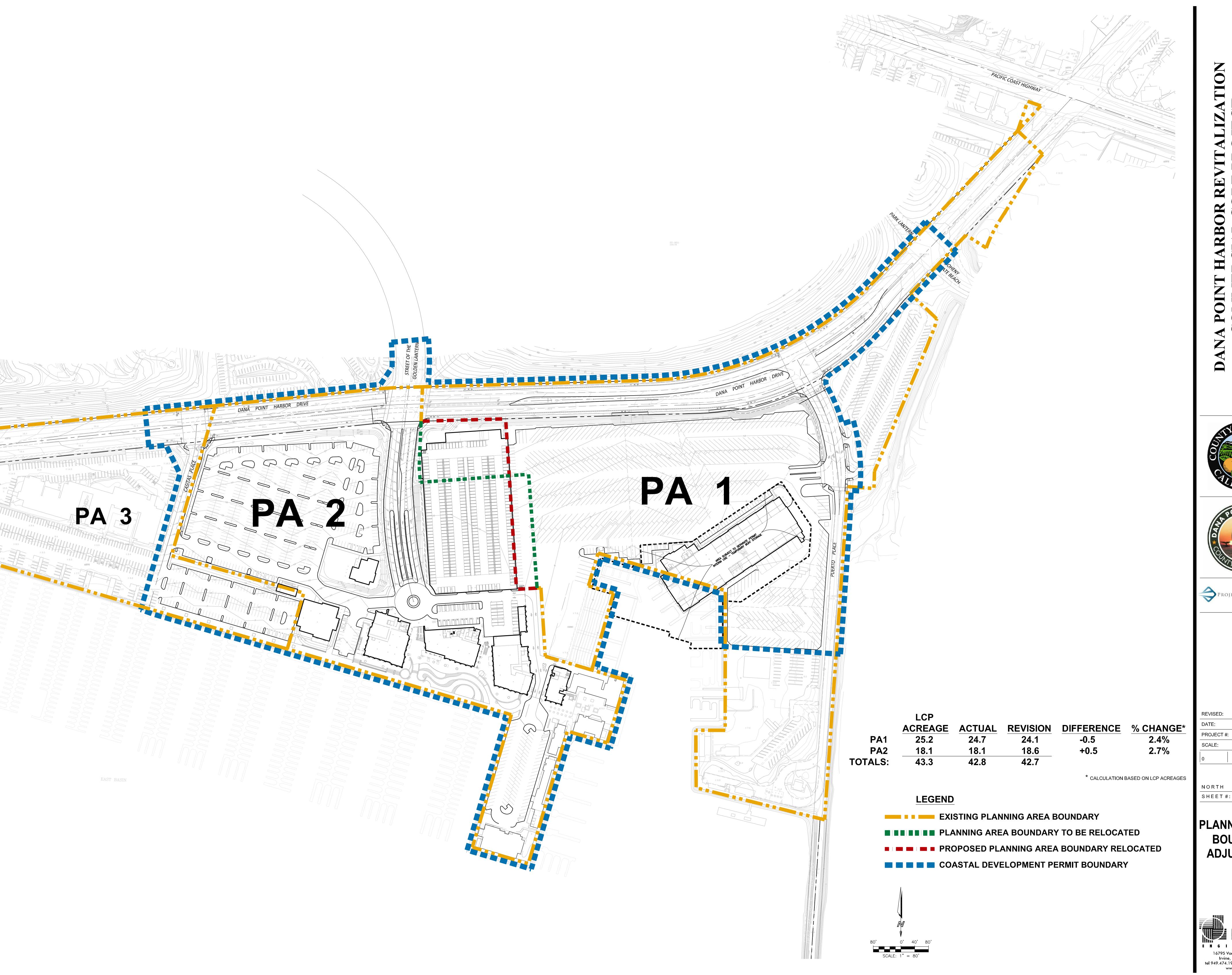


REVISED:	3/27/14
DATE:	12/20/13
PROJECT #:	307.08.01
SCALE:	1"=50'
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NORTH	
SHEET#:	C-10

PRELIMINARY SWPPP

FINAL LANDSCAPING & SITE STABILIZATION PHASE





NA POINT HARBOR REVITALIZATION COMMERCIAL CORE PROJECT COUNTY OF ORANGE







REVISED:	3/27/14
DATE:	12/20/13
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SCALE:	1"=80'
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NORTH	
SHEET#:	C-11

PLANNING AREA BOUNDARY ADJUSTMENT





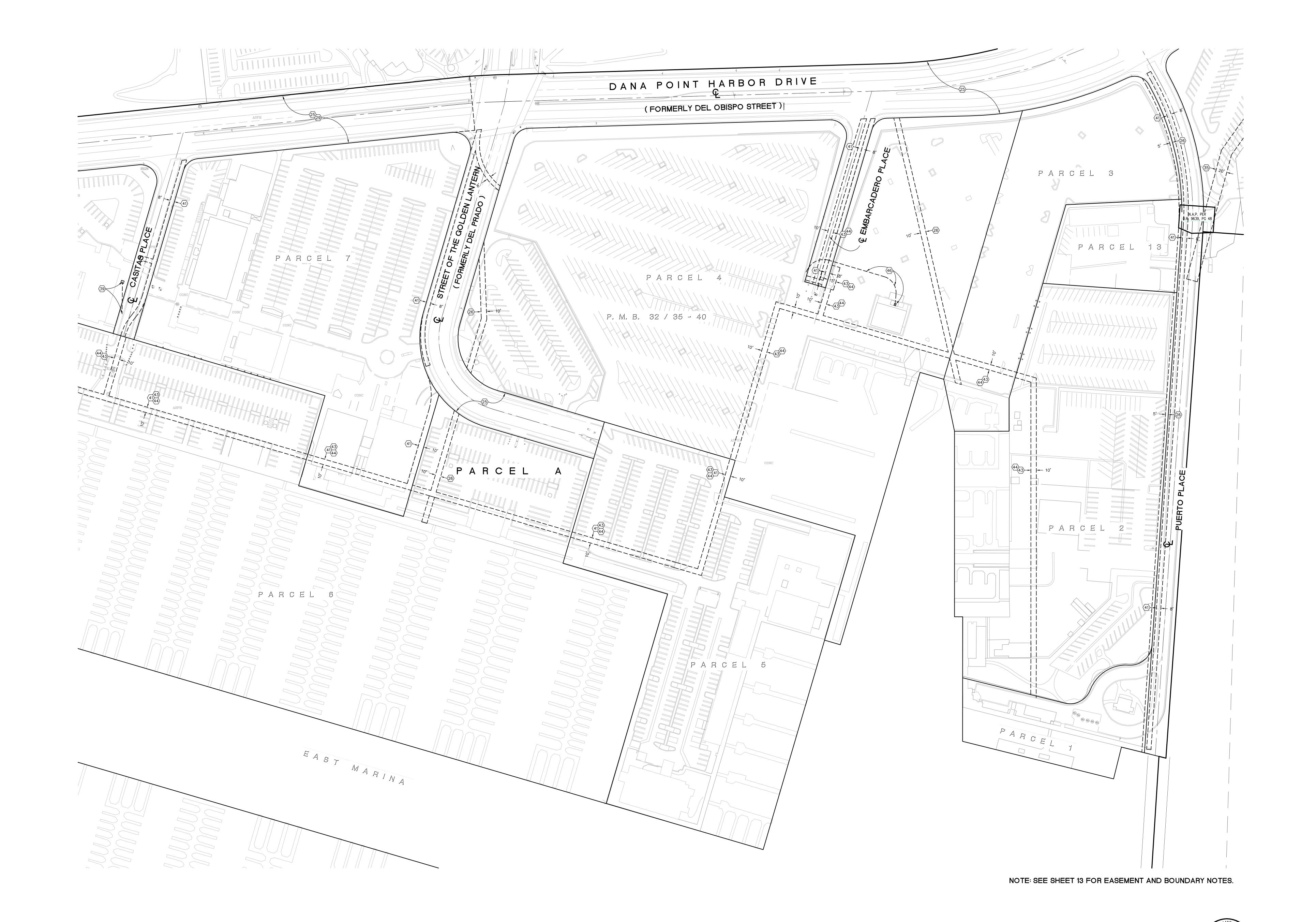




REVISED:	3/27/14
DATE:	12/20/13
PROJECT #:	307.08.01
SCALE:	1"=50'
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NORTH	
SHEET#:	C-12

EASEMENT EXHIBIT





C-13



SHEET#:

16795 Von Karman, Suite 100 Irvine, California 92606 tel 949.474.1960 ° fax 949.474.5315 www.fuscoe.com

RECORD BOUNDARY NOTE:

BOUNDARY SHOWN HEREON PER RBF CONSULTING BOUNDARY EXHIBIT, "THE DANA POINT HARBOR REVITALIZATION PROJECT" DATED DECEMBER 23, 2003.

LEGAL DESCRIPTION:

FOR THE PURPOSE OF THIS "EASEMENT LOCATION EXHIBIT", ONLY THE LEGAL DESCRIPTION FOR PARCEL A OF NORTH AMERICAN TITLE COMPANY REPORT NO. 1144310, DATED MARCH 30, 2012 WILL BE SHOWN HEREON.

REAL PROPERTY IN THE CITY OF DANA POINT, COUNTY OF ORANGE, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS: PARCEL A:

PARCELS 1 THROUGH 15 INCLUSIVE, AS SHOWN ON A MAP FILED IN BOOK 32, PAGES 35 THROUGH 40, INCLUSIVE, OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, TOGETHER WITH THE LAND UNDERLYING THOSE CERTAIN STREETS SHOWN ON SAID PARCEL MAP, DESIGNATED THEREON AS ISLAND WAY, DANA DRIVE, CASITAS PLACE, DEL PRADO (NOW STREET OF THE GOLDEN LANTERN), EMBARCADERO PLACE, PUERTO PLACE, AND DEL OBISPO STREET (NOW DANA POINT HARBOR DRIVE), SAID DEL OBISPO STREET ALSO BEING DESCRIBED AND SHOWN IN EASEMENT DEED RECORDED MARCH 1, 1971 IN BOOK 9558, PAGE 41 OF OFFICIAL

EXCEPT THAT PORTION OF DANA POINT HARBOR DRIVE LYING NORTHEASTERLY OF A LINE WHICH IS PERPENDICULAR TO THE NORTHWESTERLY LINE OF SAID STREET FROM ITS POINT OF INTERSECTION WITH THE WESTERLY CORNER OF LOT 59 OF TRACT NO. 932 AS SHOWN ON A MAP RECORDED IN BOOK 29, PAGES 18 AND 19 OF MISCELLANEOUS MAPS.

ALSO EXCEPT FROM SAID PARCEL 13 THAT PORTION CONVEYED TO THE UNITED STATES OF AMERICA BY QUITCLAIM DEED RECORDED MAY 13, 1971 IN BOOK 9639, PAGE 448 OF OFFICIAL RECORDS.

ALSO EXCEPT FROM A PORTION OF THE LAND, ALL DEPOSITS OF MINERALS, INCLUDING OIL AND GAS, IN SAID LAND WITH THE RIGHT TO PROSPECT FOR, MINE AND REMOVE SUCH DEPOSITS FROM SAID LAND, RESERVED BY THE STATE OF CALIFORNIA FROM THE LEGISLATIVE GRANT TO THE COUNTY OF ORANGE APPROVED MAY 10, 1961, CHAPTER 321, STATUTES OF 1961.

ALSO EXCEPT FROM A PORTION OF THE LAND, MINERALS, GAS, OIL, PETROLEUM, NAPHTHA AND OTHER HYDROCARBON SUBSTANCES BELOW THE DEPTH OF 500 FEET FROM THE SURFACE OF THE PROPERTY, AND THE RIGHT TO PASS THROUGH BELOW SUCH DEPTH FOR EXTRACTING MINERALS, SUBJECT TO THE EXPRESS LIMITATION THAT THE FOREGOING RESERVATION SHALL IN NO WAY BE INTERPRETED TO INCLUDE ANY RIGHT OF ENTRY IN AND UPON THE SURFACE OF THE PROPERTY. OR THE FIRST 500 FEET OF THE SUBSURFACE THEREOF.

PARCEL A1:

PARCEL 16 AS SHOWN ON A MAP FILED IN BOOK 32, PAGES 35 THROUGH 40 INCLUSIVE, OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID

TOGETHER WITH THAT PORTION FORMERLY KNOWN AS DEL OBISPO STREET, DESCRIBED IN THE GRANT DEED RECORDED AUGUST 15, 1975 IN BOOK 11486, PAGE 56 OF OFFICIAL RECORDS, AS FOLLOWS:

BEGINNING AT THE CENTERLINE INTERSECTION OF DEL OBISPO STREET AND PACIFIC COAST HIGHWAY AS SAID CENTERLINES ARE SHOWN ON SAID MAP FILED IN BOOK 32 PAGES 35 THROUGH 40 OF PARCEL MAPS; THENCE ALONG SAID CENTERLINE OF PACIFIC COAST HIGHWAY N 72° 04' 50" W 117.53 FEET: THENCE S 17° 55' 10" W 50.00 FEET TO THE TRUE POINT OF BEGINNING, SAID POINT BEING AN ANGLE POINT IN THE RIGHT OF WAY LINE OF SAID DEL OBISPO STREET; THENCE ALONG SAID RIGHT OF WAY LINE S 13' 33' 50" E 44.,59 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 26.56 FEET; A RADIAL TO WHICH BEARS S 46° 29' 41" E: THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 114° 08' 19" AN ARC DISTANCE OF 52.91 FEET TO THE TRUE POINT OF BEGINNING.

EXCEPT ALL MINERALS, GAS, OIL, PETROLEUM, NAPHTHA AND OTHER HYDROCARBON SUBSTANCES BELOW THE DEPTH OF 500 FEET FROM THE SURFACE OF THE PROPERTY, AND THE RIGHT TO PASS THROUGH BELOW SUCH DEPTH FOR EXTRACTING MINERALS, SUBJECT TO THE EXPRESS LIMITATION THAT THE FOREGOING RESERVATION SHALL IN NO WAY BE INTERPRETED TO INCLUDE ANY RIGHT OF ENTRY IN AND UPON THE SURFACE OF THE PROPERTY, OR THE FIRST 500 FEET OF THE SUBSURFACE THEREOF.

TITLE REPORT:

BOUNDARY AND EASEMENTS SHOWN HEREON ARE NORTH AMERICAN TITLE COMPANY REPORT NO. 2002-1144310-12, DATED AS OF MARCH 30, 2012. THE ITEMS REFERRED TO BELOW ARE EXCEPTIONS TO COVERAGE AS CITED IN SCHEDULE B OF SAID REPORT.

- GENERAL AND SPECIAL TAXES
- 2. GENERAL AND SPECIAL TAXES
- THE LIEN OF SUPPLEMENTAL TAXES 4. GENERAL AND SPECIAL CITY/AND OR COUNTY TAXES
- 5. THE CONDITIONS, RESTRICTIONS AND LIMITATIONS AND, RIGHTS, POWERS, DUTIES AND TRUSTS CONTAINED IN THE LEGISLATIVE GRANTS. AND BY LAW. AS TO THE LAND, OR ANY PORTION THEREOF, ACQUIRED BY THE COUNTY OF ORANGE BY VIRTUE OF LEGISLATIVE GRANTS FROM THE STATE OF CALIFORNIA AND SUCH REVERSIONARY RIGHTS AND INTEREST, IF ANY, AS MAY BE POSSESSED BY THE STATE OF CALIFORNIA UNDER THE TERMS AND PROVISIONS OF SAID LEGISLATIVE GRANTS, OR BY LAW.
- SURVEYOR'S NOTE: NOT PLOTTABLE
- ANY RIGHTS AND POWERS RETAINED BY THE UNITED STATES OF AMERICA UNDER THE SUBMERGED LANDS ACT OF CONGRESS, MAY 22, 1953. SURVEYOR'S NOTE: NOT PLOTTABLE
- ALL LAWS. GOVERNMENT CONTROL AND REGULATIONS PERTAINING TO NAVIGATION NAVIGABLE WATERS AND HARBORS: AND THE PUBLIC RIGHTS AND EASEMENTS. ANY, OF COMMERCE, NAVIGATION AND FISHERIES. SURVEYOR'S NOTE: NOT PLOTTABLE
- 8. ANY ADVERSE CLAIM BASED UPON THE ASSERTION THAT SOME PORTION OF SAID LAND IS TIDE OR SUBMERGED LANDS, OR HAS BEEN CREATED BY ARTIFICIAL MEANS OR HAS ACCRETED TO SUCH PORTION SO CREATED. SURVEYOR'S NOTE: NOT PLOTTABLE
- 9. ANY RIGHTS IN FAVOR OF THE PUBLIC WHICH MAY EXIST ON SAID LAND IF SAID LAND OR PORTIONS THEREOF ARE OR WERE AT ANY TIME USED BY THE PUBLIC. SURVEYOR'S NOTE: NOT PLOTTABLE
- 10. ANY ADVERSE CLAIM BASED UPON THE ASSERTION THAT ANY PORTION OF SAID LAND WAS NOT TIDE OR SUBMERGED LAND SUBJECT TO DISPOSITION BY THE STATE OF CALIFORNIA ON THE EFFECTIVE DATE OF THE LEGISLATIVE GRANT OF SUCH LAND TO THE COUNTY OF ORANGE, OR THAT ANY PORTION THEREOF HAS CEASED TO BE TIDE OR SUBMERGED LAND BY NATURAL CAUSES AND IMPERCEPTIBLE DEGREES.
- SURVEYOR'S NOTE: NOT PLOTTABLE
- 11. ANY MATTERS WHICH WOULD BE DISCLOSED BY AN EXAMINATION OF THE RECORDS OF THE STATE LANDS COMMISSION AND THE COUNTY OF ORANGE. SURVEYOR'S NOTE: NOT PLOTTABLE
- 12. THE FOLLOWING MATTERS SHOWN OR DISCLOSED BY THE FILED OR RECORDED MAP REFERRED TO IN THE LEGAL DESCRIPTION:
- THE NOTE SET FORTH ON THE MAP OF TRACT NO. 573, RECORDED IN BOOK 20, PAGE 29 OF MISCELLANEOUS MAPS, AS FOLLOWS: "AREA BETWEEN THE FOOT OF THE BLUFF AND ORDINARY HIGH TIDE IS
- DEDICATED TO AND FOR THE USE OF PUBLIC". THE DEDICATION WAS ACCEPTED BY RESOLUTION OF THE BOARD OF SUPERVISORS OF THE COUNTY OF ORANGE RECORDED MARCH 28, 1941 IN BOOK 1087, PAGE 181 OF OFFICIAL RECORDS.
- (AFFECTS PORTIONS OF PARCELS A, B, E, F, AND I) SURVEYOR'S NOTE: DOES NOT AFFECT THE SUBJECT AREA

- 13. AN EASEMENT FOR GROYNES AND PIERS AND INCIDENTAL PURPOSES, RECORDED NOVEMBER 21, 1929 AS BOOK 326, PAGE 285 OF OFFICIAL RECORDS IN FAVOR OF: TITLE INSURANCE AND TRUST COMPANY PARCELS A AND F
- SURVEYOR'S NOTE: SAID EASEMENT DOES NOT AFFECT SUBJECT AREA
- AN EASEMENT FOR PIPELINES FOR STORM DRAINS AND INCIDENTAL PURPOSES, RECORDED JANUARY 20, 1930 AS BOOK 343, PAGE 285 OF OFFICIAL RECORDS. IN FAVOR OF: TITLE INSURANCE AND TRUST COMPANY PARCELS A, E, AND F
- 15. COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS IN THE DOCUMENT RECORDED JANUARY 20, 1930 AS BOOK 343, PAGE 285 OF OFFICIAL RECORDS, (AFFECTS PORTIONS OF PARCELS A, E AND F)

SURVEYOR'S NOTE: NOT PLOTTABLE

(AFFECTS A PORTION OF PARCEL E)

- SURVEYOR'S NOTE: NOT PLOTTABLE 16. COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS IN THE DOCUMENT RECORDED SEPTEMBER 8, 1933 AS BOOK 633, PAGE 218 OF OFFICIAL RECORDS,
- SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA 17. AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, RECORDED SEPTEMBER 8, 1933 AS BOOK 633, PAGE 218 OF OFFICIAL RECORDS.
- IN FAVOR OF: TITLE INSURANCE AND TRUST COMPANY A PORTION OF PARCEL E

SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA

- 18. RIGHTS OF WAY FOR TUNNELS FOR THE PURPOSE OF CHANNELING MINERALS. GAS, OIL, AND HYDROCARBON SUBSTANCES, AS RESERVED IN DEEDS RECORDED FEBRUARY 11, 1939 IN BOOK 984, PAGE 81, IN BOOK 982, PAGE 167, AND JULY 21, 1941 IN BOOK 1104, PAGE 110, ALL OF OFFICIAL RECORDS, AS MAY BE LOCATED IN THE VICINITY OF THE PORTION OF PARCEL L DESCRIBED IN THE ABOVE MENTIONED DEEDS.
- SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA
- 19. AN EASEMENT FOR PUBLIC UTILITIES AND INGRESS AND EGRESS AND INCIDENTAL PURPOSES IN THE DOCUMENT RECORDED FEBRUARY 11, 1939 AS BOOK 984. PAGE 81 IN BOOK 982, PAGE 167, AND IN BOOK 1104, PAGE 110, ALL OF OFFICIAL RECORDS. (AFFECTS VARIOUS PORTIONS OF PARCEL I)
- 20. THE FFFECT OF A MAP PURPORTING TO SHOW THE LAND AND OTHER PROPERTY FILED BOOK 9, PAGE 8, IN BOOK 11, PAGE 16, IN BOOK 91, PAGES 27 AND 28,

SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA

21. AN EASEMENT FOR HIGHWAY AND INCIDENTAL PURPOSES, RECORDED MARCH 18, 1952 AS BOOK 2303, PAGE 153 OF OFFICIAL RECORDS.

AND IN BOOK 113, PAGE 33, ALL OF RECORD OF SURVEYS.

- IN FAVOR OF: COUNTY OF ORANGE A PORTION OF PARCEL G
- 22. THE STIPULATION IN THE FINAL ORDER OF CONDEMNATION IN FAVOR OF THE COUNTY OF ORANGE, WHICH RECORDED SEPTEMBER 13, 1956 IN, BOOK 3642, PAGE 585 OF OFFICIAL RECORDS, THAT THE LAND CONDEMNED THEREBY WAS FOR THE PURPOSE OF ESTABLISHING AND CONSTRUCTING A PUBLIC ROAD. (AFFECTS PARCEL J AND PORTIONS OF PARCEL I)
- SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA 23. ANY CLAIM THAT FEE TITLE TO THE LAND CONDEMNED IN THE FINAL ORDER OF CONDEMNATION RECORDED SEPTEMBER 13, 1956 IN BOOK 3642, PAGE 585 OF OFFICIAL RECORDS DID NOT PASS TO THE COUNTY OF ORANGE THEREBY, BY VIRTUE OF THE STIPULATION THEREIN THAT THE CONDEMNATION WAS FOR THE PURPOSE OF ESTABLISHING AND CONSTRUCTING A PUBLIC ROAD.
- (AFFECTS PARCEL J AND PORTIONS OF PARCEL I) SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA

(AFFECTS PORTIONS OF PARCEL A)

19960568113 OF OFFICIAL RECORDS.

(AFFECTS PARCEL A)

OF OFFICIAL RECORDS.

- 24. AN EASEMENT FOR STREET AND HIGHWAY AND INCIDENTAL PURPOSES, RECORDED DECEMBER 10, 1956 AS BOOK 3738, PAGE 234 OF OFFICIAL RECORDS. IN FAVOR OF: COUNTY OF ORANGE A PORTION OF PARCEL G
- ANY INTEREST OF THE CITY OF DANA POINT IN AND TO SAID EASEMENT WAS QUITCLAIMED TO THE COUNTY OF ORANGE BY QUITCLAIM DEED RECORDED NOVEMBER 8, 1996 AS INSTRUMENT NO. 19960568113 OF OFFICIAL RECORDS. SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA
- (25) THE FOLLOWING MATTERS SHOWN OR DISCLOSED BY THE FILED OR RECORDED MAP REFERRED TO IN THE LEGAL DESCRIPTION:
- THE NOTE SET FORTH ON THE MAP FILED IN BOOK 32, PAGES 35 TO 40 OF PARCEL MAPS, AS FOLLOWS: "DEL OBISPO STREET AS SHOWN WILL BE DEDICATED TO PUBLIC USE. ALL OTHER STREETS WITHIN THE BLUE BOARDER WILL BE RETAINED AS PRIVATE STREETS UNDER THE JURISDICTION OF THE ORANGE COUNTY HARBOR DISTRICT."
- DEL OBISPO STREET (NOW DANA POINT HARBOR DRIVE) AS SHOWN ON THE MAP WAS CONVEYED BY ORANGE COUNTY HARBOR DISTRICT TO THE COUNTY OF ORANGE FOR STREET AND HIGHWAY PURPOSES BY EASEMENT DEED RECORDED MARCH 1. 1971 IN BOOK 9558. PAGE 41 OF OFFICIAL RECORDS. ALL RIGHT TITLE AND INTEREST OF THE CITY OF DANA POINT IN AND TO DANA POINT HARBOR DRIVE AND STREET OF THE GOLDEN LANTERN (FORMERLY DEL PRADO SHOWN ON SAID PARCEL MAP) WAS QUITCLAIMED TO THE COUNTY OF ORANGE BY QUITCLAIM DEED RECORDED NOVEMBER 8, 1996 AS INSTRUMENT NO.
- 26) AN EASEMENT SHOWN OR DEDICATED ON THE MAP AS REFERRED TO IN THE LEGAL DESCRIPTION. FOR: UNDERGROUND UTILITIES, QUAY WALL AND INCIDENTAL PURPOSES.
- 27. A LEASE, EXECUTED BY COUNTY OF ORANGE AND ORANGE COUNTY HARBOR DISTRICT AS LESSOR AND DANA POINT MARINA COMPANY, A CALIFORNIA GENERAL PARTNERSHIP AS LESSEE, RECORDED FEBRUARY 9, 1971 AS INSTRUMENT NO. 5717 IN BOOK 9540, PAGE 648 OF OFFICIAL RECORDS.
- (AFFECTS PARCELS 10 OF PARCEL A) SURVEYOR'S NOTE: SAID DOCUMENT IS FOR SLIP RENTAL/LEASE
- 28. A LEASE, EXECUTED BY COUNTY OF ORANGE AND ORANGE COUNTY HARBOR DISTRICT AS LESSOR AND DANA POINT MARINA COMPANY, A CALIFORNIA GENERAL PARTNERSHIP AS LESSEE, RECORDED FEBRUARY 9, 1971 AS INSTRUMENT NO. 5718 IN BOOK 9540, PAGE 757 OF OFFICIAL RECORDS.
- (AFFECTS PARCEL 6 OF PARCEL A)
- SURVEYOR'S NOTE: SAID DOCUMENT IS FOR SLIP RENTAL/LEASE 29) AN EASEMENT FOR PUBLIC STREET AND HIGHWAY (DANA POINT HARBOR DRIVE) AND INCIDENTAL PURPOSES, RECORDED MARCH 1, 1971 AS BOOK 9558, PAGE 41
- IN FAVOR OF: THE COUNTY OF ORANGE A PORTION OF PARCEL A
- THE CITY OF DANA QUITCLAIMED ALL RIGHT, TITLE, AND INTEREST IN AND TO EASEMENT BY QUITCLAIMED DEED RECORDED NOVEMBER 8, 1996 AS INSTRUMENT NO. 1996056113 OF OFFICIAL RECORDS.
- SURVEYOR'S NOTE: SAID EASEMENT IS SHOWN AS DANA POINT HARBOR DRIVE. 30. A LEASE, EXECUTED BY COUNTY OF ORANGE AND ORANGE COUNTY HARBOR DISTRICT AS LESSOR AND PAUL R. GOODMAN. DBA GREAT WESTERN HOTELS AS
- PAGE 670 OF OFFICIAL RECORDS. (AFFECTS PARCEL 8 OF PARCEL A)

SURVEYOR'S NOTE: SAID LEASE IS FOR GREAT WESTERN HOTELS

LESSEE, RECORDED MARCH 4, 1971 AS INSTRUMENT NO. 3472 IN BOOK 9561,

- 31. A LEASE, EXECUTED BY COUNTY OF ORANGE AND ORANGE COUNTY HARBOR DISTRICT AS LESSOR AND DANA POINT MARINA CORPORATION AS LESSEE, RECORDED MARCH 4, 1971 AS INSTRUMENT NO. 3473 IN BOOK 9561, PAGE 779 OF OFFICIAL RECORDS. (AFFECTS PARCEL 3 OF PARCEL A)
- SURVEYOR'S NOTE: SAID LEASE IS FOR DANA POINT MARINA CORPORATION 32. A LEASE, EXECUTED BY COUNTY OF ORANGE AND ORANGE COUNTY HARBOR DISTRICT AS LESSOR AND DANA POINT MARINA CORPORATION AS LESSEE, RECORDED MARCH 4, 1971 AS INSTRUMENT NO. 3474 IN BOOK 9561, PAGE 888
- (AFFECTS PARCEL 4 OF PARCEL A) SURVEYOR'S NOTE: SAID LEASE IS FOR DANA POINT MARINA CORPORATION

OF OFFICIAL RECORDS.

- 33. A LEASE, EXECUTED BY COUNTY OF ORANGE AND ORANGE COUNTY HARBOR DISTRICT AS LESSOR AND DANA POINT RESTAURANT CORPORATION AS LESSEE, RECORDED MARCH 31, 1971 AS INSTRUMENT NO. 22435 IN BOOK 9589, PAGE 890 OF OFFICIAL RECORDS. (AFFECTS PARCEL 11 OF PARCEL A)
- SURVEYOR'S NOTE: SAID DOCUMENT IS LEASE FOR DANA POINT RESTAURANT CORPORATION
- 34. A LEASE, EXECUTED BY COUNTY OF ORANGE AND ORANGE COUNTY HARBOR DISTRICT AS LESSOR AND DANA POINT ASSOCIATES, A JOINT VENTURE COMPOSED OF ARGO CONSTRUCTION CO., INC., A CORPORATION, AND STEWART S. GRANGER & ASSOCIATES, INC., A CORPORATION, AS JOINT VENTURERS AS LESSEE, RECORDED MARCH 31, 1971 AS INSTRUMENT NO. 22437 IN BOOK 9590, PAGE 14 OF OFFICIAL RECORDS. (AFFECTS PARCEL 7 OF PARCEL A)
- SURVEYOR'S NOTE: SAID DOCUMENT IS LEASE FOR DANA POINT ASSOCIATES
- AN EASEMENT FOR INGRESS AND EGRESS AND INCIDENTAL PURPOSES, RECORDED MAY 13, 1971 AS INSTRUMENT NO. 9346 IN BOOK 9639, PAGE 439 OF OFFICIAL
- IN FAVOR OF: UNITED STATES OF AMERICA A PORTION OF SAID LAND
- 36. AN EASEMENT FOR INGRESS AND EGRESS AND INCIDENTAL PURPOSES, RECORDED MAY 13, 1971 AS BOOK 9639, PAGE 442 OF OFFICIAL RECORDS. IN FAVOR OF: UNITED STATES OF AMERICA A PORTION OF SAID LAND
- SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA 37. AN EASEMENT FOR INGRESS AND EGRESS AND INCIDENTAL PURPOSES, RECORDED MAY 13, 1971 AS BOOK 9639, PAGE 445 OF OFFICIAL RECORDS. IN FAVOR OF: UNITED STATES OF AMERICA
- A PORTION OF SAID LAND
- SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA 38. A LEASE, EXECUTED BY COUNTY OF ORANGE AND ORANGE COUNTY HARBOR DISTRICT AS LESSOR AND DANA VILLAGE PROPERTIES, LTD., A CALIFORNIA LIMITED PARTNERSHIP AS LESSEE, RECORDED JUNE 9, 1971 AS INSTRUMENT NO. 8122 IN BOOK 9670, PAGE 87 OF OFFICIAL RECORDS. (AFFECTS PARCEL 5 OF PARCEL A)
- SURVEYOR'S NOTE: SAID LEASE IS FOR DANA VILLAGE PROPERTIES, LTD. (39) AN EASEMENT FOR ELECTRICAL SYSTEM AND INCIDENTAL PURPOSES, RECORDED DECEMBER 15, 1971 AS INSTRUMENT NO. 13039 IN BOOK 9927, PAGE 426 OF
- IN FAVOR OF: SAN DIEGO GAS & ELECTRIC COMPANY, A CORPORATION A PORTION OF PARCEL A 40. AN EASEMENT FOR UNDERGROUND ELECTRIC LINES AND COMMUNICATION LINES AND INCIDENTAL PURPOSES, RECORDED APRIL 9, 1973 AS INSTRUMENT NO. 7873
- IN BOOK 10635, PAGE 644 OF OFFICIAL RECORDS. IN FAVOR OF: SAN DIEGO GAS & ELECTRIC COMPANY, A CORPORATION A PORTION OF PARCEL A
- SURVEYOR'S NOTE: UNABLE TO PLOT, POOR COPY OF DEED THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED MEMORANDUM OF AGREEMENT, EXECUTED BY AND BETWEEN COUNTY OF ORANGE AND ORANGE COUNTY HARBORS, BEACHES, AND PARKS DISTRICT (FORMERLY ORANGE COUNTY HARBOR DISTRICT) AND THE PACIFIC TELEPHONE AND TELEGRAPH COMPANY, A CORPORATION, ITS SUCCESSORS AND ASSIGNS, RECORDED MAY 4, 1973, IN BOOK NO. 10681, PAGE 159 AS INSTRUMENT NO.
- 5985 OF OFFICIAL RECORDS. 42. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED UTILITY PERMIT AGREEMENT, EXECUTED BY AND BETWEEN ORANGE COUNTY AND ORANGE COUNTY HARBORS, BEACHES, AND PARKS DISTRICT (FORMERLY ORANGE COUNTY HARBOR DISTRICT) AND THE PACIFIC TELEPHONE AND TELEGRAPH COMPANY, A CORPORATION, RECORDED MAY 4, 1973, IN BOOK NO. 10581, PAGE 164 AS INSTRUMENT NO. 5986 OF OFFICIAL RECORDS.
- THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED SEWERAGE AGREEMENT, EXECUTED BY AND BETWEEN ORANGE COUNTY AND ORANGE COUNTY HARBORS, BEACHES, AND PARKS DISTRICT (FORMERLY ORANGE COUNTY HARBOR DISTRICT) AND DANA POINT SANITARY DISTRICT. A CORPORATION, RECORDED MAY 23, 1973, IN BOOK NO. 10716, PAGE 761 AS INSTRUMENT NO. 28515 OF OFFICIAL RECORDS.
- 44 THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED UTILITY PERMIT AGREEMENT, EXECUTED BY AND BETWEEN ORANGE COUNTY AND ORANGE COUNTY HARBORS. BEACHES. AND PARKS DISTRICT (FORMERLY ORANGE COUNTY HARBOR DISTRICT) AND DANA POINT SANITARY DISTRICT. A CORPORATION. RECORDED MAY 25, 1973, IN BOOK NO. 10716, PAGE 761 AS INSTRUMENT NO. 28515 OF OFFICIAL RECORDS. (AFFECTS A PORTION OF PARCEL 18 OF PARCEL B)
- 45. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED "AN ORDINANCE OF THE SOUTH COAST COUNTY WATER DISTRICT, OF ORANGE COUNTY CALIFORNIA, ESTABLISHING A CONNECTION CHARGE FOR ALL PROPERTIES HEREAFTER CONNECTING TO THE FACILITIES OF SAID DISTRICT" RECORDED DECEMBER 17, 1973 AS BOOK 11028, PAGE 462 OF OFFICIAL RECORDS.
- AN AMENDMENT OF "AN ORDINANCE OF THE SOUTH COAST COUNTY WATER DISTRICT OF ORANGE COUNTY. CALIFORNIA. AMENDING SECTION 1 OF ORDINANCE NO. 110 PERTAINING TO STORAGE CONNECTION CHARGES" RECORDED JANUARY 16, 1975 IN BOOK 11323, PAGE 1979 OF OFFICIAL RECORDS; REFERENCE BEING MADE TO THE RECORD THEREOF FOR FULL PARTICULARS.
- 46) AN EASEMENT FOR ELECTRICAL FACILITIES AND INCIDENTAL PURPOSES, RECORDED DECEMBER 30, 1974 AS INSTRUMENT NO. 21704 IN BOOK 11313, PAGE 1968 OF OFFICIAL RECORDS.
- IN FAVOR OF: SAN DIEGO GAS & ELECTRIC COMPANY, A CORPORATION AFFECTS: A PORTION OF PARCEL A SURVEYOR'S NOTE: NO WIDTH GIVEN FOR EASEMENT
- 47. THE FOLLOWING MATTERS SHOWN OR DISCLOSED BY THE FILED OR RECORDED MAP REFERRED TO IN THE LEGAL DESCRIPTION: THE NOTE SET FORTH ON THE MAP FILED IN BOOK 58, PAGES 40 TO 44 OF PARCEL MAPS, AS FOLLOWS:
- "THE WESTERLY LINE OF PARCEL 17 SHOWN HEREON IS NOT THE WESTERLY LINE OF THE LAND DESCRIBED IN DEED PER OFFICIAL RECORDS BOOK 9365, PAGE 850, BUT LIES BETWEEN 3 FEET TO 5 FEET EASTERLY OF SAID DEED LINE." (AFFECTS BOUNDARY BETWEEN PARCELS B, G, AND H)
- ANY SUCH GAP AS INDICATED BY THE ABOVE NOTE WOULD BE VESTED IN ORANGE COUNTY HARBORS, BEACHES AND PARKS DISTRICT (FORMERLY ORANGE COUNTY HARBOR DISTRICT) AS CONDEMNED IN THE FINAL ORDER OF CONDEMNATION RECORDED AUGUST 4, 1970 IN BOOK 9365, PAGE 850 OF OFFICIAL RECORDS.
- SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA
- 48. AN EASEMENT SHOWN OR DEDICATED ON THE MAP AS REFERRED TO IN THE LEGAL DESCRIPTION FOR: UTILITIES AND INCIDENTAL PURPOSES. (AFFECTS PARCELS 20, 22 AND 23 OF PARCEL B) SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA

- 49. AN EASEMENT SHOWN OR DEDICATED ON THE MAP AS REFERRED TO IN THE LEGAL DESCRIPTION FOR: UTILITIES AND INCIDENTAL PURPOSES. (AFFECTS PARCELS 19, 20, 21, 22 AND 23 OF PARCEL B)
- SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA 50. AN EASEMENT SHOWN OR DEDICATED ON THE MAP AS REFERRED TO IN THE LEGAL DESCRIPTION FOR: UTILITIES AND INCIDENTAL PURPOSES.
- (AFFECTS PARCELS 19, 20, 22 AND 23 OF PARCEL B) SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA 51. AN EASEMENT SHOWN OR DEDICATED ON THE MAP AS REFERRED TO IN THE

LEGAL DESCRIPTION

- FOR: UTILITIES AND INCIDENTAL PURPOSES. (AFFECTS PARCELS 19, 20, 22 AND 23 OF PARCEL B) SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA
- 52. AN EASEMENT SHOWN OR DEDICATED ON THE MAP AS REFERRED TO IN THE LEGAL DESCRIPTION FOR: QUAY WALL AND INCIDENTAL PURPOSES. (AFFECTS PARCELS 17, 20 AND 22 OF PARCEL B)
- 53. AN EASEMENT SHOWN OR DEDICATED ON THE MAP AS REFERRED TO IN THE LEGAL DESCRIPTION FOR: NAVIGATIONAL PURPOSES AND INCIDENTAL PURPOSES. SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA
- 54. AN EASEMENT SHOWN OR DEDICATED ON THE MAP AS REFERRED TO IN THE LEGAL DESCRIPTION FOR: NAVIGATION AND INCIDENTAL PURPOSES.
- SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA 55. AN EASEMENT SHOWN OR DEDICATED ON THE MAP AS REFERRED TO IN THE LEGAL DESCRIPTION
- FOR: PROPOSED NAVIGATION (OCHBPD) AND INCIDENTAL PURPOSES. (AFFECTS A PORTION OF PARCELS 20 AND 24 OF PARCEL B) SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA

(AFFECTS A PORTION OF PARCELS 18, 19 AND 24 OF PARCEL B)

- 56. AN EASEMENT SHOWN OR DEDICATED ON THE MAP AS REFERRED TO IN THE LEGAL DESCRIPTION FOR: UNDERGROUND UTILITY PURPOSES AND A PROPOSED EASEMENT FOR ROAD PURPOSES AND INCIDENTAL PURPOSES. (AFFECTS A PORTION OF PARCEL 21 OF PARCEL B)
- 57. AN EASEMENT SHOWN OR DEDICATED ON THE MAP AS REFERRED TO IN THE LEGAL DESCRIPTION FOR: TWO PRIVATE STREETS AND INCIDENTAL PURPOSES. (AFFECTS LYING ADJACENT TO PARCELS 25, 26 AND 27 OF PARCEL B)

SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA

- SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA 58. A LEASE, EXECUTED BY COUNTY OF ORANGE AND ORANGE COUNTY HARBORS, BEACHES AND PARKS DISTRICT AS LESSOR AND T.B.W. COMPANY, A GENERAL PARTNERSHIP AS LESSEE, RECORDED OCTOBER 29, 1975 AS INSTRUMENT NO. 32303 IN BOOK 11552, PAGE 660 OF OFFICIAL RECORDS. (AFFECTS PARCEL 20 OF PARCEL B)
- SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA 59. A LEASE, EXECUTED BY COUNTY OF ORANGE AND ORANGE COUNTY HARBORS, BEACHES AND PARKS DISTRICT AS LESSOR AND T.B.W. COMPANY, A GENERAL PARTNERSHIP AS LESSEE, RECORDED OCTOBER 29, 1975 AS INSTRUMENT NO. 32304 IN BOOK 11552, PAGE 735 OF OFFICIAL RECORDS.
- (AFFECTS PARCEL 22 OF PARCEL B) SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA 60. AN EASEMENT FOR ELECTRICAL FACILITIES AND INCIDENTAL PURPOSES, RECORDED
- JANUARY 5, 1976 AS INSTRUMENT NO. 1748 IN BOOK 11613, PAGE 991 OF OFFICIAL RECORDS. IN FAVOR OF: SAN DIEGO GAS & ELECTRIC COMPANY, A CORPORATION AFFECTS: A PORTION OF PARCEL B
- SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA 61. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED AGREEMENT TO DESIGN, CONSTRUCT AND OPERATE THE PACIFIC COAST HIGHWAY LIFT STATION AND FORCE MAIN. EXECUTED BY AND BETWEEN SOUTH COAST COUNTY WATER DISTRICT, CHANDLER-SHERMAN CORPORATION AND AVCO COMMUNITY DEVELOPERS, INC., RECORDED SEPTEMBER 23, 1982, AS INSTRUMENT NO.
- SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA

82-336082 OF OFFICIAL RECORDS.

- 62. A LEASE, EXECUTED BY COUNTY OF ORANGE AND ORANGE COUNTY HARBORS. BEACHES AND PARKS DISTRICT AS LESSOR AND CROWN POINT RESTAURANT, INC. AS LESSEE, RECORDED DECEMBER 3, 1982 AS INSTRUMENT NO. 82-423578 OF OFFICIAL RECORDS.
- (AFFECTS PARCEL 23 OF PARCEL B) SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA
- 63. AN UNRECORDED EASEMENT FOR PUBLIC ROAD PURPOSES (COVE ROAD) AFFECTING A PORTION OF PARCEL 1. AS DISCLOSED BY THE MAP FILED IN BOOK 113, PAGE 33 OF RECORD OF SURVEY, AND BY QUITCLAIM DEED FROM THE CITY OF DANA POINT TO THE COUNTY OF ORANGE, RECORDED NOVEMBER 8, 1996 AS INSTRUMENT NO. 19960568113 OF OFFICIAL RECORDS.
- SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA 64. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED LEASE AND OPERATING AGREEMENT FOR DANA POINT FISHING PIER, EXECUTED BY AND BETWEEN COUNTY OF ORANGE AND THE STATE OF CALIFORNIA, RECORDED DECEMBER 21, 1987, AS INSTRUMENT NO. 87-702425 OF OFFICIAL RECORDS.
- (AFFECTS PARCEL 21 OF PARCEL B) THE EFFECT OF A DOCUMENT ENTITLED "MEMORANDUM OF AMENDMENT OF LEASE". RECORDED APRIL 2. 1991. INSTRUMENT NO. 91-151632. OFFICIAL RECORDS. SAID DOCUMENTS IS FOR THE PURPOSE OF RECORDATION IN
- ORDER TO GIVE CONSTRUCTIVE NOTICE OF THE EXISTENCE OF THE LEASE. DOCUMENT(S) DECLARING MODIFICATIONS THEREOF RECORDED APRIL 2, 1991 AS INSTRUMENT NO. 91-151632 OF OFFICIAL RECORDS.
- 65. THE EFFECT OF A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF DANA POINT ESTABLISHING THE AREAS OF BENEFIT, THE ESTIMATED COSTS, AND THE MAJOR THOROUGHFARE AND BRIDGE FEE PROGRAM FOR THE SAN JOAQUIN HILLS TRANSPORTATION CORRIDOR RECORDED JULY 21, 1992, INSTRUMENT NO. 92-486244, SUBJECT TO THE TERMS CONDITIONS AND PROVISIONS CONTAINED
- SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA

SURVEYOR'S NOTE: DOES NOT AFFECT SUBJECT AREA

66. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED DEVELOPMENT AGREEMENT NO. DA93-02, EXECUTED BY AND BETWEEN THE CITY OF DANA POINT AND CHANDIS SECURITIES COMPANY, ET AL., RECORDED JUNE 15, 1994, AS INSTRUMENT NO. 94-0402288 OF OFFICIAL RECORDS. REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS. THE AGREEMENT PROVIDES THAT A VIOLATION THEREOF SHALL NOT INTERFERE WITH THE LIEN OF MORTGAGE HOLDERS HAVING A MORTGAGE MADE IN GOOD

FAITH AND FOR VALUE.

(AFFECTS PARCEL G)

- 67. A LEASE, EXECUTED BY COUNTY OF ORANGE, A POLITICAL SUBDIVISION OF THE STATE OF CALIFORNIA AS LESSOR AND K.D.L. SERVICES, INC. DBA DANA POINT FUEL DOCK, A CALIFORNIA CORPORATION AS LESSEE, RECORDED MAY 31, 1995 AS INSTRUMENT NO. 95-0231995 OF OFFICIAL RECORDS. (AFFECTS PARCEL 1 OF PARCEL A)
- 68. THE FACT THAT ORANGE COUNTY HARBORS, BEACHES AND PARKS DISTRICT DID NOT JOIN IN EXECUTION OF THE QUITCLAIM DEED TO THE CITY OF DANA POINT RECORDED AUGUST 20, 1996 AS INSTRUMENT NO. 19960427051 OF OFFICIAL RECORDS (AFFECTS PARCEL E)
- ORANGE COUNTY HARBOR DISTRICT HAS PREVIOUSLY ACQUIRED PORTIONS OF PARCEL E BY DEEDS RECORDED NOVEMBER 7, 1968 IN BOOK 8781, PAGE 849, AND DECEMBER 1, 1970 IN BOOK 9474, PAGE 363, BOTH OF OFFICIAL RECORDS.
- 69. AN INSTRUMENT ENTITLED "RESOLUTION OF THE CITY COUNCIL OF THE CITY OF DANA POINT, CALIFORNIA, ESTABLISHING UNDERGROUND UTILITY DISTRICT NO. 98-2" RECORDED FEBRUARY 18, 1999 AS INSTRUMENT/FILE NO. 19990115966 OF OFFICIAL RECORDS. REFERENCE IS MADE TO SAID DOCUMENT FOR FULL (AFFECTS PARCEL G AND OTHER LAND)
- 70. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED "RESOLUTION CONVERTING EXISTING OVERHEAD UTILITIES WITHIN UNDERGROUND UTILITY DISTRICT #37" RECORDED MAY 25, 1999 AS INSTRUMENT NO. 19990384301, OFFICIAL RECORDS AND RE-RECORDED JUNE 1, 1999 AS INSTRUMENT NO. 19990404577 OF OFFICIAL RECORDS. (AFFECTS A PORTION OF PARCEL B)
- AND INCIDENTAL PURPOSES, RECORDED OCTOBER 24, 2000 AS INSTRUMENT NO. 20000571426 OF OFFICIAL RECORDS. IN FAVOR OF: SAN DIEGO GAS & ELECTRIC COMPANY, A CALIFORNIA CORPORATION A PORTION OF PARCEL A

72. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED

INSTRUMENT NO. 20020470167 OF OFFICIAL RECORDS.

71. AN EASEMENT FOR UNDERGROUND ELECTRIC LINES AND COMMUNICATION LINES

BY AND BETWEEN COXCOM INC., D/B/A COX COMMUNICATIONS ORANGE COUNTY AND ORANGE COUNTY OCEAN INSTITUTE, RECORDED MAY 15, 2001, AS INSTRUMENT NO. 20010311651 OF OFFICIAL RECORDS. (AFFECTS A PORTION OF PARCEL B) 73. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED HEADLANDS DEVELOPMENT AGREEMENT (DA01-01), EXECUTED BY AND BETWEEN THE CITY OF DANA POINT AND HEADLANDS RESERVE, LLC, RECORDED JUNE 5, 2002, AS

TELECOMMUNICATIONS COMMERCIAL ACCESS EASEMENT AGREEMENT, EXECUTED

REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS. THE AGREEMENT PROVIDES THAT NEITHER ENTERING THE AGREEMENT NOR A BREACH THEREOF SHALL DEFEAT, RENDER INVALID, DIMINISH OR IMPAIR THE LIEN OF ANY MORTGAGE MADE IN GOOD FAITH AND FOR VALUE. (AFFECTS PARCEL G)

74. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED ELECTRICAL

UTILITY PERMIT AGREEMENT, EXECUTED BY AND BETWEEN COUNTY OF ORANGE AND SAN DIEGO GAS AND ELECTRIC COMPANY, A CALIFORNIA CORPORATION, RECORDED AUGUST 19, 2002, AS INSTRUMENT NO. 20020674514 OF OFFICIAL RECORDS. (AFFECTS A PORTION OF PARCEL B) 75. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED AGREEMENT PROTECTING THE PUBLIC INTEREST IN CERTAIN IMPROVEMENTS AND DEVELOPMENT GUARANTEEING PUBLIC ACCESS, AND GRANTING LIMITED PUBLIC-ENTITY

IMMUNITY FROM LIABILITY, EXECUTED BY AND BETWEEN CALIFORNIA STATE

COASTAL CONSERVANCY, A STATE AGENCY, THE OCEAN INSTITUTE, A CALIFORNIA

- NONPROFIT CORPORATION AND THE COUNTY OF ORANGE, RECORDED JUNE 11, 2003, AS INSTRUMENT NO. 2003000678931 OF OFFICIAL RECORDS. (AFFECTS A PORTION OF PARCELS B AND L) 76. THE RIGHT, TITLE OR INTEREST OF VERIZON WIRELESS IN AND TO A PORTION OF PARCEL A SITUATED WITHIN PARCEL 13 OF THE MAP FILED IN BOOK 32, PAGES 35 TO 40 OF PARCEL MAPS, AS DISCLOSED BY TAX ASSESSMENT BY THE STATE BOARD OF EQUALIZATION UNDER S.B.E NUMBER BEING INDICATED ON THE
- 682-022-25 ON THE CURRENT TAX ROLLS. 77. ANY INCONSISTENCIES AS TO THE LOCATION OF THE TOP LINE OF THE BLUFF AS MAY BE VARIOUSLY REPRESENTED BY THE RECORD, AND ANY CLAIM ARISING FROM DISPUTES ENGENDERED BY CONTRADICTION OR AMBIGUITY WITH REGARD TO THAT LOCATION. (AFFECTS THE GENERAL NORTHERLY BOUNDARY OF PARCEL E, AND THE GENERAL

COUNTY TAX ASSESSOR MAP WITHIN THE TAX EXEMPT PARCEL A.P.NO.

78. THE FACT THAT THE COUNTY OF ORANGE APPEARS ON THE COUNTY TAX ROLLS AS PURPORTED OWNER OF PARCEL H HEREIN UNDER ASSESSOR PARCEL NO, 672-581-08. THE RECORD SHOWS CURRENT OWNERSHIP BY THE UNITED STATES OF AMERICA BY QUITCLAIM DEED RECORDED MAY 13, 1971 IN BOOK 9639, PAGE 450 OF

EASTERLY AND NORTHERLY BOUNDARIES OF PARCEL I)

OFFICIAL RECORDS.

79. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED CONSERVATION EASEMENT, EXECUTED BY AND BETWEEN HEADLANDS RESERVE LLC, A DELAWARE LIMITED LIABILITY COMPANY AND CITY OF DANA POINT, RECORDED DECEMBER 19, 2005, AS INSTRUMENT NO. 2005001009913 OF OFFICIAL RECORDS. (AFFECTS PARCEL G WITH OTHER PROPERTY)

80. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED

COLLATERAL ASSIGNMENT OF RENTS AND LEASES, EXECUTED BY AND BETWEEN

COUNTY OF ORANGE AND STATE OF CALIFORNIA DEPARTMENT OF BOATING AND

- WATERWAYS, RECORDED JANUARY 18, 2006, AS INSTRUMENT NO. 2006000038074 OF OFFICIAL RECORDS. (AFFECTS PARCELS A, A1 AND B) 81. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED
- 2007000419278 OF OFFICIAL RECORDS. 82. LETTERED LOT "U" OF PARCEL "G" HERFIN DESCRIBED WAS ACCEPTED BY THE CITY OF DANA POINT BY THAT CERTAIN AMENDED AND RESTATED CERTIFICATE OF ACCEPTANCE RECORDED DECEMBER 1, 2009 AS INSTRUMENT NO.

"RESOLUTION 07-084" RECORDED JULY 3, 2007 AS INSTRUMENT NO.

- 2009000644986, OF OFFICIAL RECORDS. 83. ADDITIONAL MATTERS, IF ANY, FOLLOWING REVIEW BY THE COMPANY'S
- WATERWAYS AND BOUNDARIES UNDERWRITER. 84. ANY RIGHTS, INTERESTS, OR CLAIMS OF PARTIES IN POSSESSION OF THE LAND NOT SHOWN BY THE PUBLIC RECORDS.

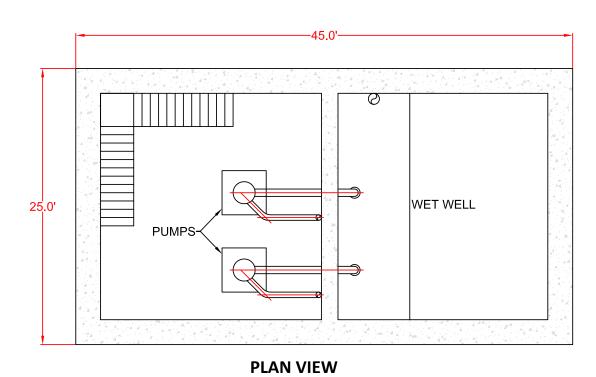
PREPARED BY ME OR UNDER MY DIRECTION Jest Colle JERRY L. USELTON, L.S. 5347

DENOTES PLOTTED EASEMENT

LICENSE EXPIRES 12/31/15



EMERGENCY GENERATOR WET WELL SECTION



LOCATION MAP



DANA POINT HARBOR REVITALIZATION
COMMERCIAL CORE PROJECT
COUNTY OF ORANGE
DANA POINT HARBOR DRIVE
DANA POINT, CALIFORNIA





DATE:	12-20-
PROJECT#:	
SCALE:	1:
0	
NORTH	
SHEET#:	

SEWER LIFT STATION PLANS

Source: South Coast Water District

