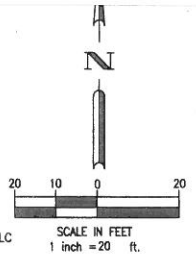


VESTING TENTATIVE TRACT NO. 7 FOR CONDOMINIUM PURPOSES

IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES STATE OF CALIFORNIA
BEING ALL OF LOTS 1, 3, 5, AND 7 IN BLOCK 77 OF TOWN SITE OF LONG BEACH THE NEW SEA SIDE
RESORT ON THE AMERICAN COLONY TRACT, AS PER MAP RECORDED IN BOOK 19, PAGE 91 THROUGH 96
INCLUSIVE OF MISCELLANEOUS RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

A.P. NO.: 7281-010-001

AUGUST 2017



BENCHMARK:

BM #757 ELEV. 37.44 YR. ADJ. 1985
NGVD 29 MSL

ALAMITOS AVENUE AT 1ST STREET, BOLT IN
CATCH BASIN, 29.6' N/CURB.

UTILITY PROVIDERS

WATER AND SEWER: CITY OF LONG BEACH WATER DEPARTMENT
STORM DRAIN: CITY OF LONG BEACH PUBLIC WORKS
GAS: CITY OF LONG BEACH GAS & OIL DEPARTMENT
STREET LIGHTS: CITY LIGHT & POWER, INC.
ELECTRICAL: SOUTHERN CALIFORNIA EDISON CO.
TELEPHONE: CHARTER COMMUNICATIONS

EASEMENT NOTES:

THERE ARE NO EXISTING EASEMENTS OF RECORD.

(A) 2.00' RIGHT-OF-WAY TO BE DEDICATED TO THE CITY OF LONG BEACH PER THIS FINAL PARCEL MAP.

SITE INFORMATION

AREA: 0.34 ACRES
NUMBER OF STORIES: 1.5 LEVELS BELOW GROUND
6 LEVELS WITH MEZZANINE ABOVE GROUND
NUMBER OF CONDOMINIUM UNITS:
RESIDENTIAL 49 UNITS
MIXED-USE RETAIL 2 UNITS
PARKING COUNT:
RESIDENTIAL 62 SPACES
OWNER CONVENIENCE 18 SPACES

OWNER:

CRP/SR LINDEN OWNER, LLC
18825 BARDEEN AVENUE
IRVINE, CA 92612
MR. TOM GUITERAS
949-809-2507

DEVELOPER:

SARES-REGIS
18825 BARDEEN AVENUE
IRVINE, CA 92612
MR. TOM GUITERAS
949-809-2507

SURVEYOR

WALDEN & ASSOCIATES
2552 WHITE RD., SUITE B
IRVINE, CA 92614
JEFFREY A. WALDEN, P.L.S. 7914
949-660-0110

