

TENTATIVE TRACT MAP NO. 20737

FOR CONDOMINIUM PURPOSES
IN THE CITY OF RIALTO, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA

January 29, 2026

APN: 0264-153-02, 0264-211-08, 0264-211-09, 0264-212-08

EXISTING EASEMENT INFORMATION

AT THE DATE HEREOF, ITEMS TO BE CONSIDERED AND EXCEPTIONS TO COVERAGE IN ADDITION TO THE PRINTED EXCEPTIONS AND EXCLUSIONS IN SAID POLICY FORM WOULD BE AS FOLLOWS:

- WATER RIGHTS, CLAIMS OR TITLE TO WATER, WHETHER OR NOT DISCLOSED BY THE PUBLIC RECORDS.
- RIGHTS OF THE PUBLIC TO ANY PORTION OF THE LAND LYING WITHIN THE AREA COMMONLY KNOWN AS LINDEN AVENUE.
- THE LAND DESCRIBED HEREIN IS INCLUDED WITHIN A PROJECT AREA OF THE REDEVELOPMENT AGENCY SHOWN BELOW, AND THAT PROCEEDINGS FOR THE REDEVELOPMENT OF SAID PROJECT HAVE BEEN INSTITUTED UNDER THE REDEVELOPMENT LAW (SUCH REDEVELOPMENT TO PROCEED ONLY AFTER THE ADOPTION OF THE REDEVELOPMENT PLAN) AS DISCLOSED BY A DOCUMENT.

AGENCY: REDEVELOPMENT AGENCY OF THE CITY OF RIALTO
RECORDING DATE: JULY 19, 1979
RECORDING NO.: BOOK 9731, PAGE 2535 OF OFFICIAL RECORDS

RE-RECORDING DATE: DECEMBER 27, 1979
RE-RECORDING NO.: BOOK 9841, PAGE 2063 OF OFFICIAL RECORDS
- THE LAND DESCRIBED HEREIN IS INCLUDED WITHIN A PROJECT AREA OF THE REDEVELOPMENT AGENCY SHOWN BELOW, AND THAT PROCEEDINGS FOR THE REDEVELOPMENT OF SAID PROJECT HAVE BEEN INSTITUTED UNDER THE REDEVELOPMENT LAW (SUCH REDEVELOPMENT TO PROCEED ONLY AFTER THE ADOPTION OF THE REDEVELOPMENT PLAN) AS DISCLOSED BY A DOCUMENT.

AGENCY: REDEVELOPMENT AGENCY OF THE CITY OF RIALTO
RECORDING DATE: AUGUST 23, 1989
RECORDING NO.: 89-308985 OF OFFICIAL RECORDS
- THE LAND DESCRIBED HEREIN IS INCLUDED WITHIN A PROJECT AREA OF THE REDEVELOPMENT AGENCY SHOWN BELOW, AND THAT PROCEEDINGS FOR THE REDEVELOPMENT OF SAID PROJECT HAVE BEEN INSTITUTED UNDER THE REDEVELOPMENT LAW (SUCH REDEVELOPMENT TO PROCEED ONLY AFTER THE ADOPTION OF THE REDEVELOPMENT PLAN) AS DISCLOSED BY A DOCUMENT.

AGENCY: REDEVELOPMENT AGENCY OF THE CITY OF RIALTO
RECORDING DATE: JULY 10, 2002
RECORDING NO.: 2002-0355175 OF OFFICIAL RECORDS
- MATTERS CONTAINED IN THAT CERTAIN DOCUMENT

ENTITLED: GRANT OF EASEMENT AGREEMENT FOR GROUNDWATER MONITORING WELLS
RECORDING DATE: APRIL 16, 2008
RECORDING NO.: 2008-0168257 OF OFFICIAL RECORDS
REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.
- INTENTIONALLY DELETED
- INTENTIONALLY DELETED
- INTENTIONALLY DELETED

- MATTERS CONTAINED IN THAT CERTAIN DOCUMENT ENTITLED: RESOLUTION NO. 6933
RECORDING DATE: JUNE 15, 2016
RECORDING NO.: 2016-023466 OF OFFICIAL RECORDS
REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.
- MATTERS CONTAINED IN THAT CERTAIN DOCUMENT

ENTITLED: DEVELOPMENT AGREEMENT
RECORDING DATE: MARCH 20, 2017
RECORDING NO.: 2017-0116086 OF OFFICIAL RECORDS
REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.
- EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT:

GRANTED TO: SOUTHERN CALIFORNIA EDISON COMPANY
PURPOSE: UNDERGROUND ELECTRICAL SUPPLY SYSTEMS AND COMMUNICATION SYSTEMS
RECORDING DATE: JULY 20, 2017
RECORDING NO.: 2017-0294506 OF OFFICIAL RECORDS
AFFECTS: A PORTION OF SAID LAND AS MORE PARTICULARLY DESCRIBED IN SAID DOCUMENT
- INTENTIONALLY DELETED.
- EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT:

GRANTED TO: PACIFIC BELL TELEPHONE COMPANY, A CALIFORNIA CORPORATION DBA AT&T CALIFORNIA
PURPOSE: PUBLIC UTILITIES
RECORDING DATE: JANUARY 24, 2019
RECORDING NO.: 2019-0024857 OF OFFICIAL RECORDS
AFFECTS: A PORTION OF SAID LAND AS MORE PARTICULARLY DESCRIBED IN SAID DOCUMENT
- MATTERS CONTAINED IN THAT CERTAIN DOCUMENT

ENTITLED: ACCESS EASEMENT AGREEMENT
EXECUTED BY: LEWIS HILLWOOD RIALTO COMPANY, L.L.C. A DELAWARE LIMITED LIABILITY COMPANY AND AG EHC II (LEN) CA 4, L.P., A DELAWARE LIMITED LIABILITY COMPANY
RECORDING DATE: DECEMBER 06, 2023
RECORDING NO.: 2023-0302297 OF OFFICIAL RECORDS
REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS.

- ANY RIGHTS OF THE PARTIES IN POSSESSION OF A PORTION OF, OR ALL OF, SAID LAND, WHICH RIGHTS ARE NOT DISCLOSED BY THE PUBLIC RECORDS.

THE COMPANY WILL REQUIRE, FOR REVIEW, A FULL AND COMPLETE COPY OF ANY UNRECORDED AGREEMENT, CONTRACT, LICENSE AND/OR LEASE, TOGETHER WITH ALL SUPPLEMENTS, ASSIGNMENTS AND AMENDMENTS THERETO, BEFORE ISSUING ANY POLICY OF TITLE INSURANCE WITHOUT EXCEPTING THIS ITEM FROM COVERAGE.

THE COMPANY RESERVES THE RIGHT TO EXCEPT ADDITIONAL ITEMS AND/OR MAKE ADDITIONAL REQUIREMENTS AFTER REVIEWING SAID DOCUMENTS.

- MATTERS WHICH MAY BE DISCLOSED BY AN INSPECTION AND/OR BY A CORRECT ALTA/NAPS LAND TITLE SURVEY OF SAID LAND THAT IS SATISFACTORY TO THE COMPANY, AND/OR BY INQUIRY OF THE PARTIES IN POSSESSION THEREOF.
- PLEASE BE ADVISED THAT OUR SEARCH DID NOT DISCLOSE ANY OPEN DEEDS OF TRUST OF RECORD, IF YOU SHOULD HAVE KNOWLEDGE OF ANY OUTSTANDING OBLIGATION, PLEASE CONTACT THE TITLE DEPARTMENT IMMEDIATELY FOR FURTHER REVIEW PRIOR TO CLOSING.

BASIS OF BEARINGS

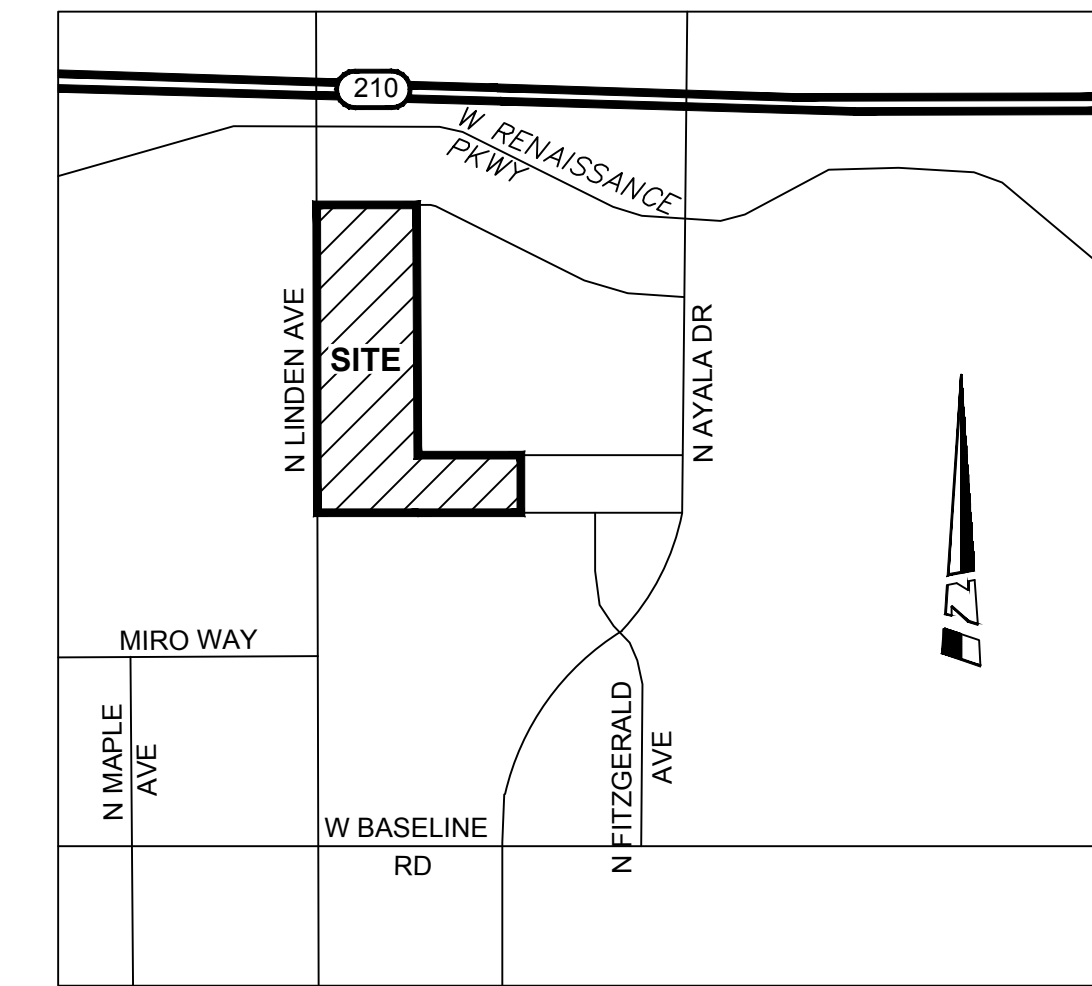
BEARINGS HEREON ARE BASED ON THE BEARING N0°27'08"W OF THE CENTERLINE OF AYALA DRIVE AS SHOWN ON PARCEL MAP NO. 19779, P.M.B. 240/88, RECORDS OF SAN BERNARDINO COUNTY

BENCHMARK

CITY OF RIALTO BENCHMARK NO. 061-88
FD CAL-TRANS BRASS DISK SET IN TOP OF CURB AT END NORTHWEST RETURN 32 FT. NORTH OF CENTERLINE CASMALIA 67 FT WEST OF CENTERLINE AYALA
ELEVATION 1466.765 (NAVD '29)

Sheet List Table

Sheet Number	Sheet Title
1	EXISTING CONDITIONS
2	PROPOSED CONDITIONS - COVER
3	PROPOSED CONDITIONS - 1
4	PROPOSED CONDITIONS - 2



VICINITY MAP

OWNER
LEWIS-HILLWOOD RIALTO COMPANY
1156 N. MOUNTAIN AVENUE
UPLAND, CA 91786
CONTACT: GLEN CROSBY
Glen.Crosby@lewismc.com
(909) 579-5193

WATER & SEWER
RIALTO WATER SERVICES
437 N. RIVERSIDE AVENUE
RIALTO, CA 92376

ELECTRICITY
SOUTHERN CALIFORNIA EDISON
800-427-4555

UTILITIES:

CABLE, PHONE & INTERNET PROVIDER
AT&T
800-243-8892

GAS
SOCAL GAS
877-238-0092

TRASH
BURRTEC DISPOSAL
1850 AGUA MANSA ROAD
JURUIA VALLEY, CA 92509
909-877-1596

LEGAL DESCRIPTION

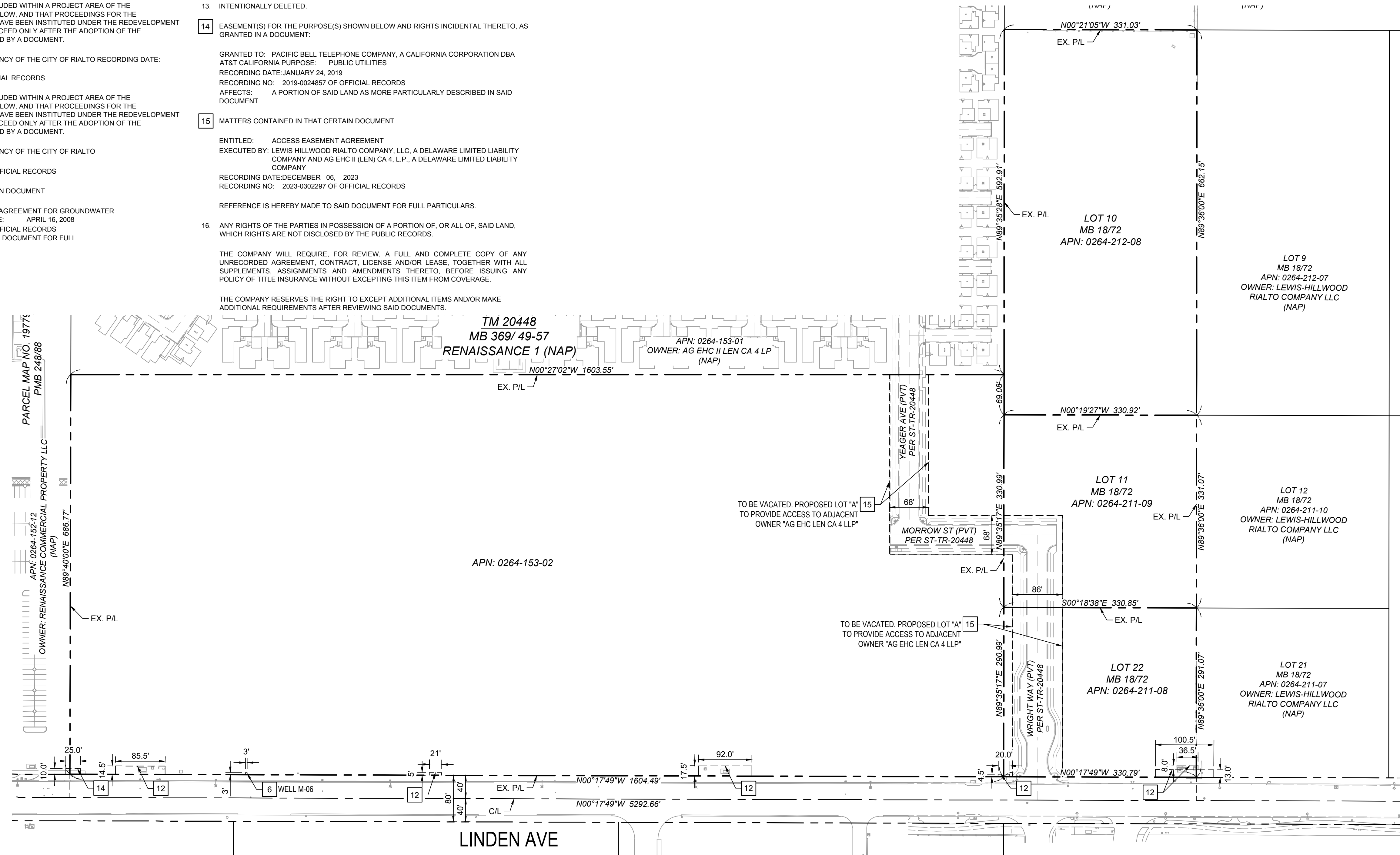
THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF RIALTO IN THE COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

THAT PORTION OF THE NORTHWEST 1/4 OF SECTION 34, TOWNSHIP 1 NORTH, RANGE 5 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE CITY OF RIALTO, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT OF SAID LAND APPROVED BY THE SURVEYOR GENERAL, DATED OCTOBER 04, 1875, LYING SOUTHERLY OF PARCEL MAP NO. 19779, FILED IN BOOK 248, PAGES 88 THROUGH 95 INCLUSIVE OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, AND LYING WESTERLY OF A LINE PARALLEL WITH AND 1897.26 FEET WESTERLY OF, MEASURED AT RIGHT ANGLES THERETO, THE CENTERLINE OF AYALA DRIVE, AS SHOWN ON SAID MAP.

EXCEPTING THEREFROM THE EAST HALF OF LINDEN AVENUE LYING ADJACENT TO SAID PORTION OF SAID NORTHWEST 1/4, AS DEDICATED BY THE CITY OF RIALTO RESOLUTION NO. 6933, RECORDED JUNE 15, 2016 AS INSTRUMENT NO. 2016-0234616 OF OFFICIAL RECORDS OF SAID COUNTY.

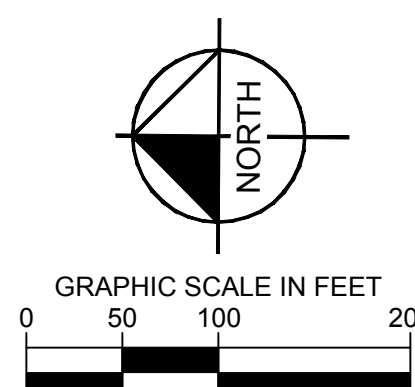
TOGETHER WITH LOTS 10, 11 AND 22, INCLUSIVE, OF PALMER SUBDIVISION, IN THE CITY OF RIALTO, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, AS SHOWN BY MAP ON FILE IN BOOK 18, PAGE 72 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

APN: 0264-153-02-0-000, APN: 0264-211-08-0-000, APN: 0264-211-09-0-000 AND APN: 0264-212-08



ABBREVIATIONS

AC	ACRES
APN	ASSESSOR'S PARCEL NUMBER
DG	DECOMPOSED GRAVEL
ESMT	EASEMENT
EVA	EMERGENCY VEHICLE ACCESS
EX	EXISTING
LL	LOT LINE
LS	LANDSCAPE
PED	PEDESTRIAN
PL	PROPERTY LINE
PR	PROPOSED
PUE	PUBLIC UTILITY EASEMENT
PVT	PRIVATE
R/W	RIGHT-OF-WAY
SF	SQUARE FEET
TYP	TYPICAL



Printed by Smith, Kevin (San Diego) Sheet Set File: Layout\EXISTING CONDITIONS January 29, 2026 09:36:17am K:\SND_DEVELOPMENT\2026\20737\TENTATIVE TRACT MAP - EX. COND.dwg
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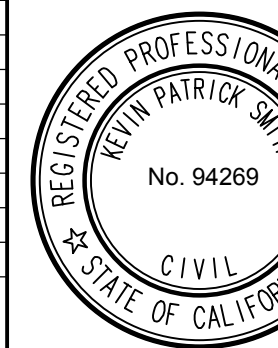
UNDERGROUND SERVICE ALERT

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1-800-422-4133

DESIGNED BY: KPS DRAWN BY: MS CHECKED BY: RO

MARK	REVISIONS	APPR.	DATE

SEAL-DESIGN ENGINEER



PREPARED UNDER THE SUPERVISION OF:

KEVIN PATRICK SMITH, RCE 94269	1/29/2026
DATE	
RECOMMENDED FOR APPROVAL BY ENGINEERING RESOURCES OF SOUTHERN CALIFORNIA:	
JOHN M. BRUDIN, RCE No. 41836	1/29/2026
DATE	
APPROVED BY:	
MATTHEW SCOTT BENNETT, CITY ENGINEER, RCE 65100	1/29/2026
DATE	



401 B STREET, SUITE 600
SAN DIEGO, CA 92101
PHONE: 619-234-9411
WWW.KIMLEY-HORN.COM

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BENCHMARK: CITY OF RIALTO No. 061-88 Elev: 1466.765 (NAV '29)

DESCRIPTION:
FD CAL-TRANS BRASS DISC SET IN TOP OF CURB AT END NORTHWEST RETURN 32 FT. NORTH OF CENTERLINE CASMALIA 67 FT WEST OF CENTERLINE AYALA

FOR:
LEWIS RENAISSANCE 2

CITY OF RIALTO
TTM NO 20737
LEWIS RENAISSANCE 2
EXISTING CONDITIONS

SHEET

C-1

TTM 20737
PPD 2024-0024

PLAN No. _____

TENTATIVE TRACT MAP NO. 20737

FOR CONDOMINIUM PURPOSES
IN THE CITY OF RIALTO, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA

January 29, 2026
APN: 0264-153-02, 0264-211-08, 0264-211-09, 0264-212-08

SITE SUMMARY

PRODUCT: 292 UNITS
TOTAL HOMES: 292 UNITS
BUNGALOWS: 93
LIBERTY DELUXE: 109
PRESERVE BLOCK: 11
NET DENSITY: 12.68 DU/AC

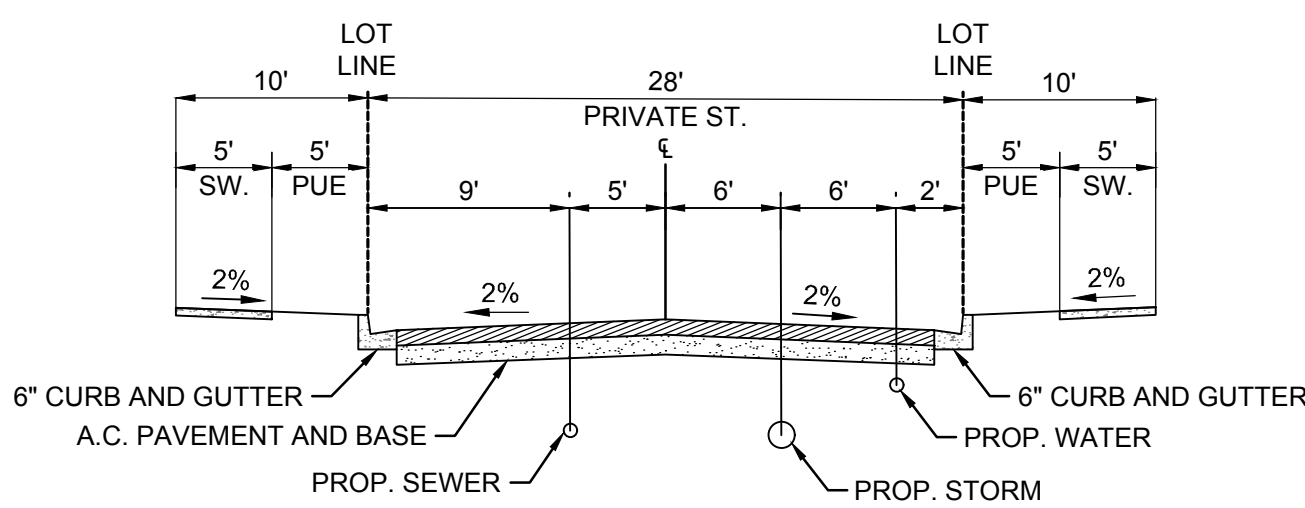
REQUIRED PARKING: 618
ASSIGNED PARKING: 618
GUEST PARKING: 97 (0.33 SPACES/UNIT)
TOTAL REQUIRED PARKING: 715

PROVIDED PARKING: 584
ASSIGNED PARKING: 584
GUEST PARKING: 83 (8'X22' PARALLEL)
48 (9'X20' HEAD-IN)
REC. CENTER & PARK PARK
25 (9'X20' HEAD-IN)
TOTAL PROVIDED PARKING: 740

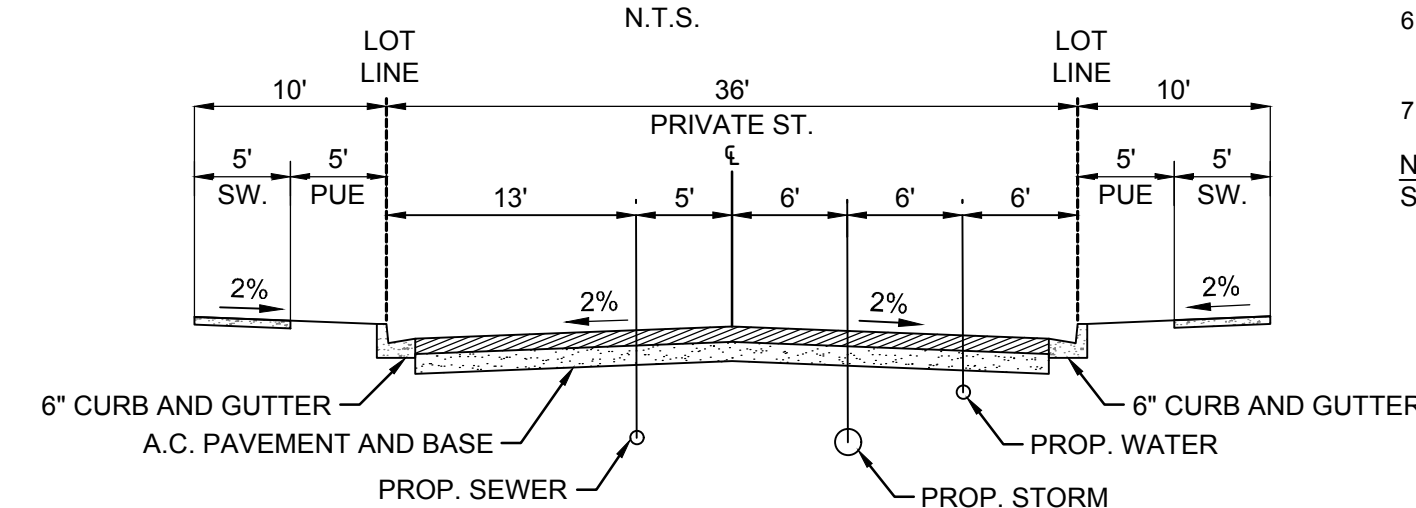
GENERAL NOTES

- GRADE ELEVATIONS SHOWN ON THE TPM ARE APPROXIMATE. THE ELEVATIONS MAY CHANGE BY 10 FEET.
- ELEVATION CHANGES MAY BE GREATER THAN 10 FEET BUT ONLY IF DETERMINED BY THE CITY OF RIALTO THAT THE REVISIONS ARE CONSISTENT WITH THE INTENT OF THE SUBDIVISION MAP APPROVAL.
- PARCEL LINES AND PARCEL SIZES CAN BE ADJUSTED PROVIDED NO ADDITIONAL LOTS ARE CREATED. THE DEGREE OF ADJUSTMENT SHALL BE CONSISTENT WITH THE INTENT OF THE SUBDIVISION MAP APPROVAL AND THE SUBDIVISION MAP ACT.
- ALIGNMENT AND GEOMETRICS OF STREETS, SIDEWALKS, AND UTILITIES ARE APPROXIMATE. ADJUSTMENTS TO STREETS CAN BE MADE PROVIDED THE DEPARTMENTS OF PUBLIC WORKS AND PLANNING DETERMINE THAT THE ADJUSTMENTS ARE CONSISTENT WITH THE INTENT OF THE SUBDIVISION MAP APPROVAL.
- BUILDING FOOTPRINTS AND ENVELOPES THAT ARE SHOWN ON THE SUBDIVISION MAP OR ACCOMPANYING SITE PLAN ARE ONLY FOR ILLUSTRATIVE PURPOSES. ACTUAL BUILDING LOCATIONS AND FOOTPRINTS MAY VARY AND WILL BE PREVIEWED DURING INDIVIDUAL PROJECT SITE PLAN APPROVAL PROCESSES AND SHALL BE GRANTED PROVIDED THE PROPOSED BUILDING SATISFIES ALL EXISTING CODES AND ORDINANCES.
- THE LOCATIONS OF APPURTENANT STRUCTURES (E.G., PASEOS, TRANSIT SHELTERS, WATER QUALITY BASINS, ETC.) MAY BE RELOCATED TO THE SATISFACTION OF PLANNING AND PUBLIC WORKS.
- ALL DIMENSIONS SHOWN ARE APPROXIMATE.

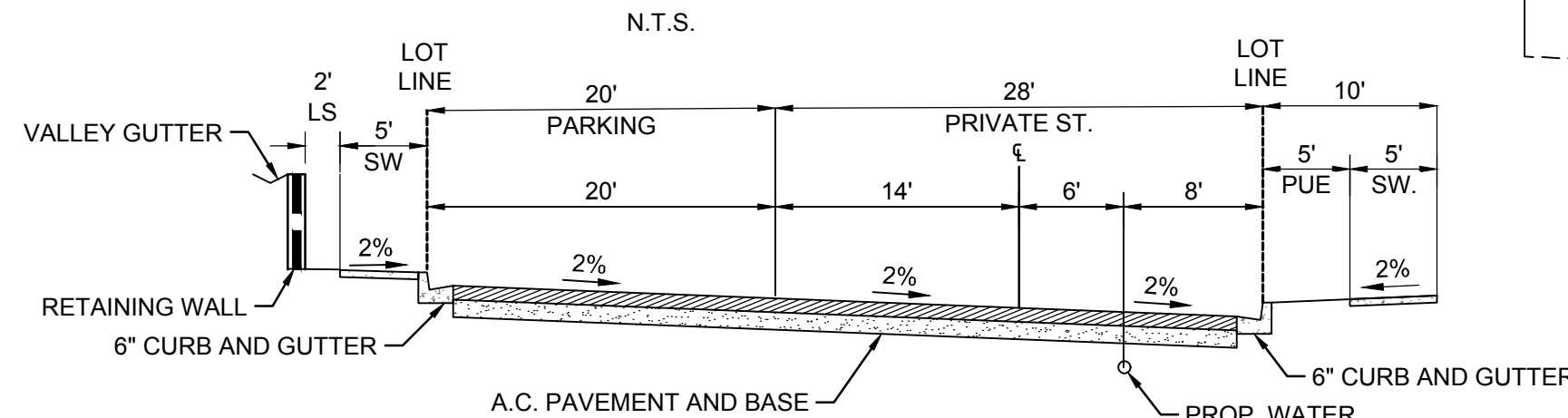
NOTE: SEE SHEET 1 FOR EXISTING EASEMENT INFORMATION



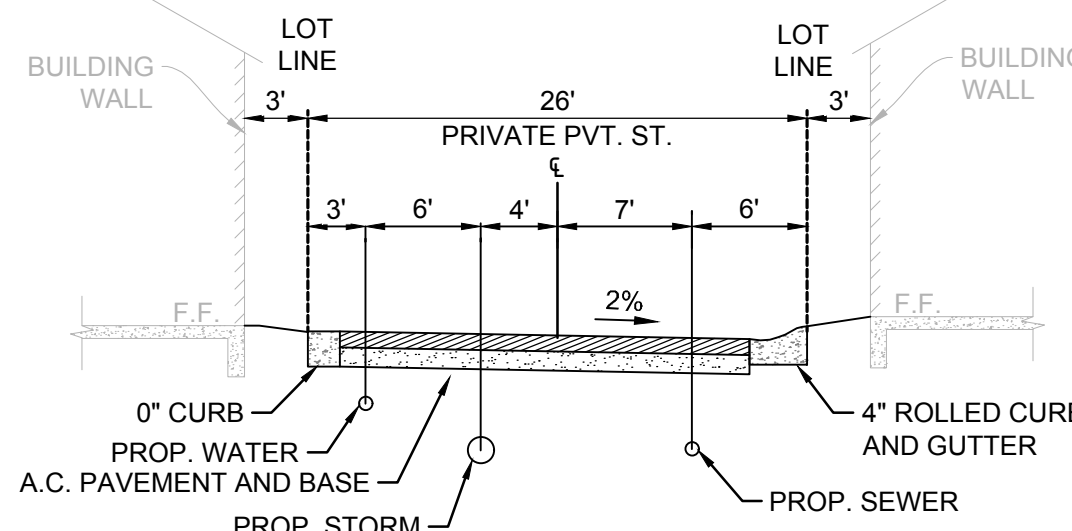
SECTION C - 28' PRIVATE ST. (TYP)
(SEE GRADING PLAN FOR CROWNED OR UNCROWNED CONDITION)



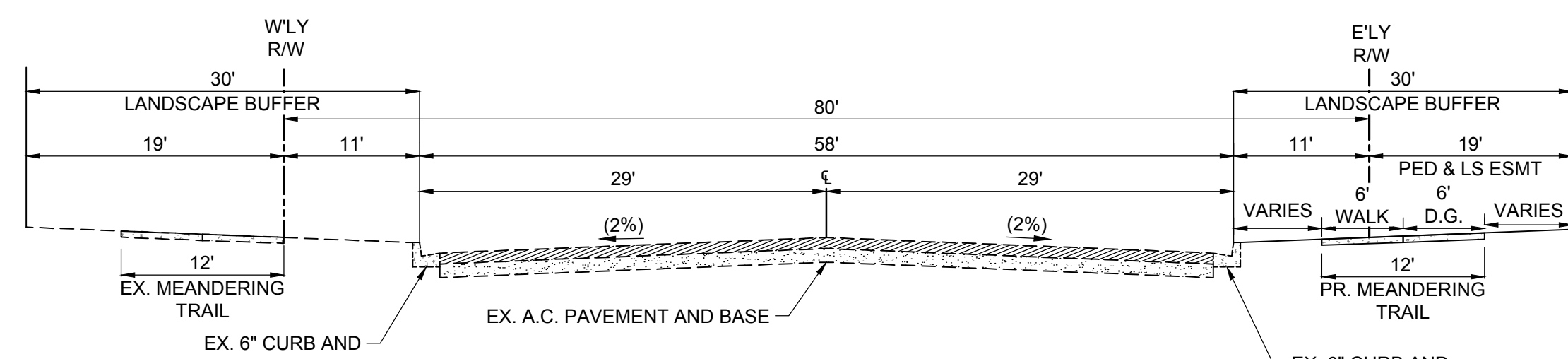
SECTION A - 36' PRIVATE ST. (TYP)
(SEE GRADING PLAN FOR CROWNED OR UNCROWNED CONDITION)



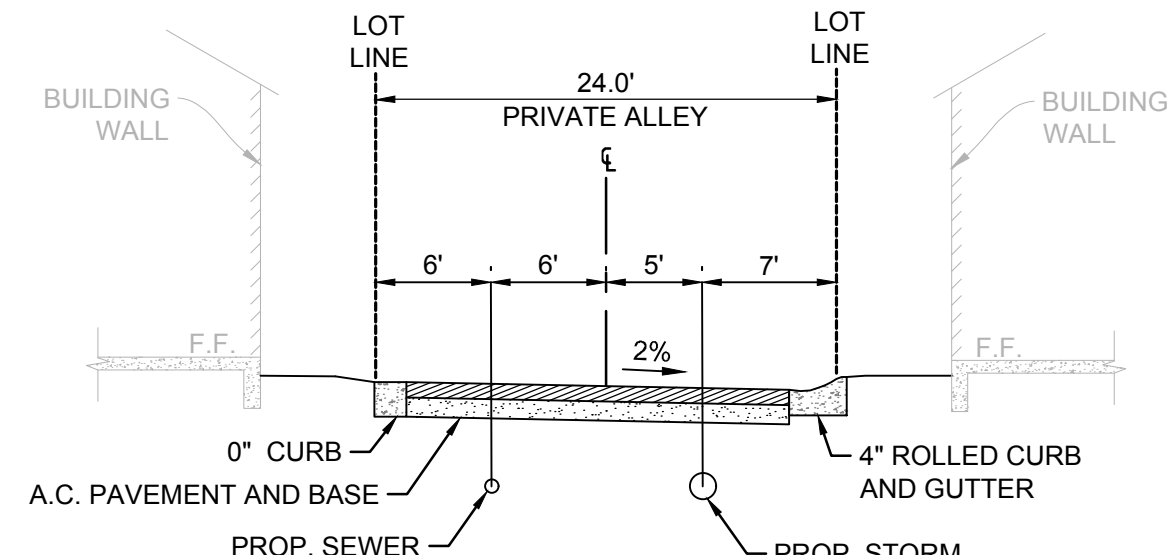
SECTION E - 28' PRIVATE ST. (TYP)
N.T.S.



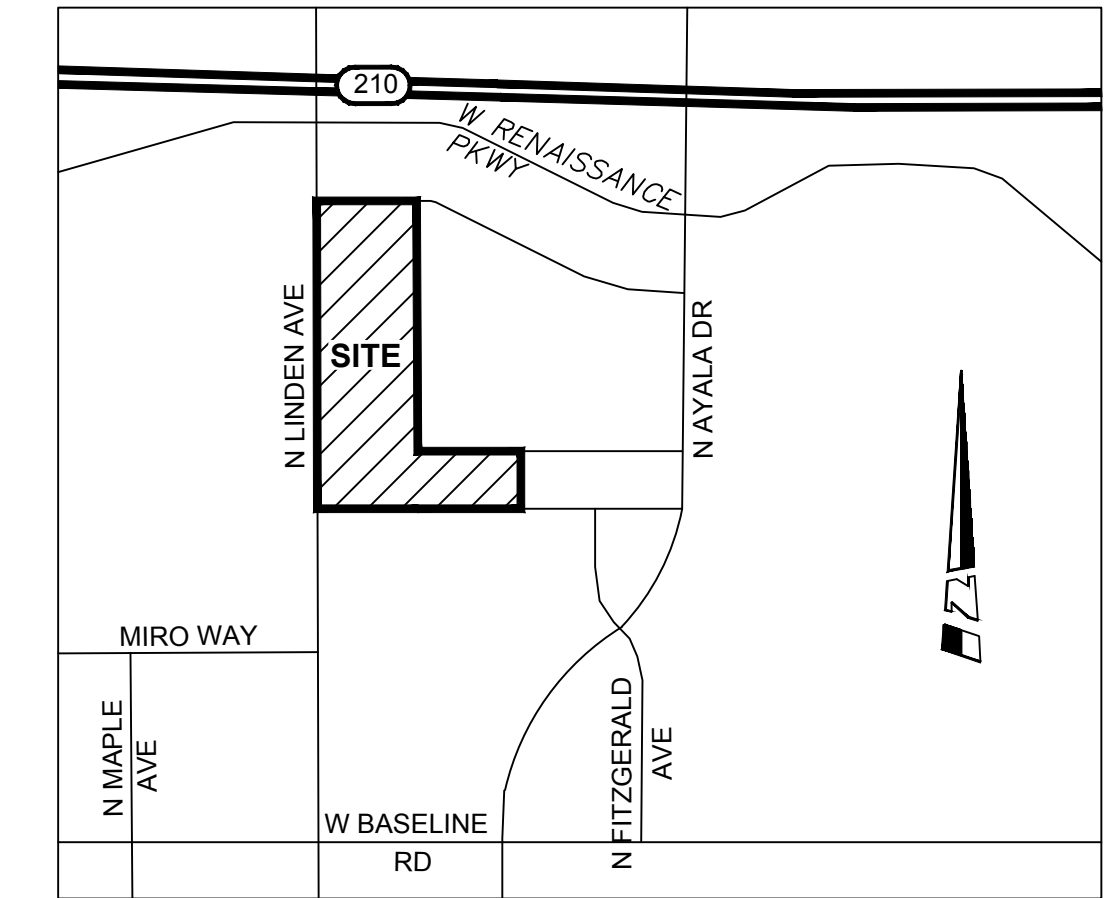
SECTION D - 26' RESIDENTIAL ALLEY (TYP)
N.T.S.



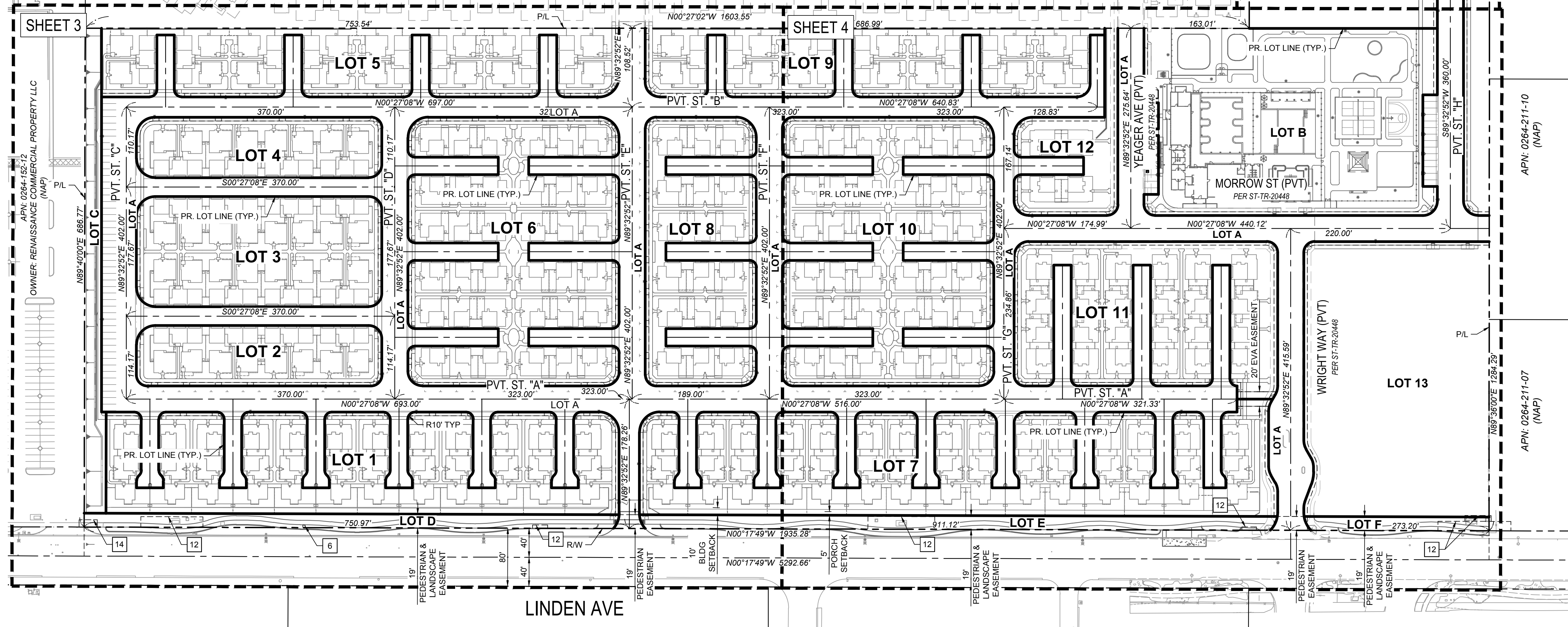
EXISTING LINDEN AVENUE
N.T.S.



SECTION B - 24' RESIDENTIAL ALLEY (TYP)
N.T.S.

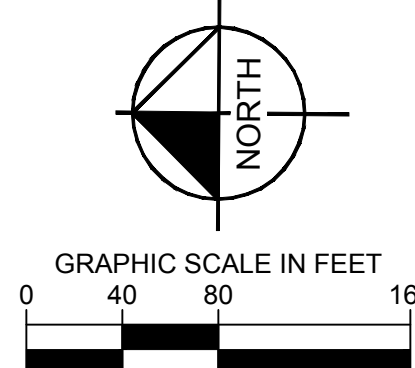


VICINITY MAP



AREA CHART				
LOT	LAND USE	PUBLIC/PRIVATE	AREA (SF)	AREA (AC)
1	RESIDENTIAL	PRIVATE	82,432	1.892
2	RESIDENTIAL	PRIVATE	27,799	0.638
3	RESIDENTIAL	PRIVATE	50,834	1.167
4	RESIDENTIAL	PRIVATE	27,713	0.636
5	RESIDENTIAL	PRIVATE	58,879	1.352
6	RESIDENTIAL	PRIVATE	88,964	2.042
7	RESIDENTIAL	PRIVATE	102,761	2.359
8	RESIDENTIAL	PRIVATE	47,161	1.083
9	RESIDENTIAL	PRIVATE	51,684	1.187
10	RESIDENTIAL	PRIVATE	89,122	2.046
11	RESIDENTIAL	PRIVATE	60,878	1.398
12	RESIDENTIAL	PRIVATE	18,938	0.435
13	REMAINDER	PRIVATE	96,042	2.205
14	REMAINDER	PRIVATE	199,963	4.591
A	STREET **	PRIVATE	376,003	8.632
B	REC. CENTER & PARK	PRIVATE	99,122	2.276
C	LANDSCAPE BUFFER	PRIVATE	16,383	0.376
D	PEDESTRIAN & LANDSCAPE EASEMENT	PUBLIC	13,950	0.320
E	PEDESTRIAN & LANDSCAPE EASEMENT	PUBLIC	16,576	0.381
F	PEDESTRIAN & LANDSCAPE EASEMENT	PUBLIC	4,775	0.110
TOTAL AREA:			1,529,981	35.124
NUMBERED LOTS:			14	
LETTERED LOTS:			6	

** PRIVATE STREET "LOT A" IS AN EASEMENT TO THE CITY OF RIALTO FOR INGRESS & EGRESS AND PUBLIC UTILITY PURPOSES AND ACCESS EASEMENT TO AG EHC LEN CA 4 LLP



UNDERGROUND SERVICE ALERT

call: TOLL FREE
1-800-422-4133

MARK REVISIONS APPR. DATE

DESIGNED BY: KPS DRAWN BY: MS CHECKED BY: RO

SEAL-DESIGN ENGINEER

KEVIN PATRICK SMITH, RCE 94269

RECOMMENDED FOR APPROVAL BY ENGINEERING RESOURCES OF SOUTHERN CALIFORNIA:

JOHN M. BRUDIN, RCE No. 41836

APPROVED BY:

MATTHEW SCOTT BENNETT, CITY ENGINEER, RCE 65100

PREPARED UNDER THE SUPERVISION OF:

1/29/2026 DATE

1/29/2026 DATE

1/29/2026 DATE

Kimley Horn

401 B STREET, SUITE 600
SAN DIEGO, CA 92101
PHONE: 619-234-9411
WWW.KIMLEY-HORN.COM

BENCHMARK: CITY OF RIALTO No. 061-88 Elev: 1466.765 (NAV '29)

DESCRIPTION:
FD CAL-TRANS BRASS DISC SET IN TOP OF CURB AT END NORTHWEST RETURN 32 FT. NORTH OF CENTERLINE CASMALIA 67 FT WEST OF CENTERLINE AYALA

CITY OF RIALTO
TTM NO 20737
LEWIS RENAISSANCE 2

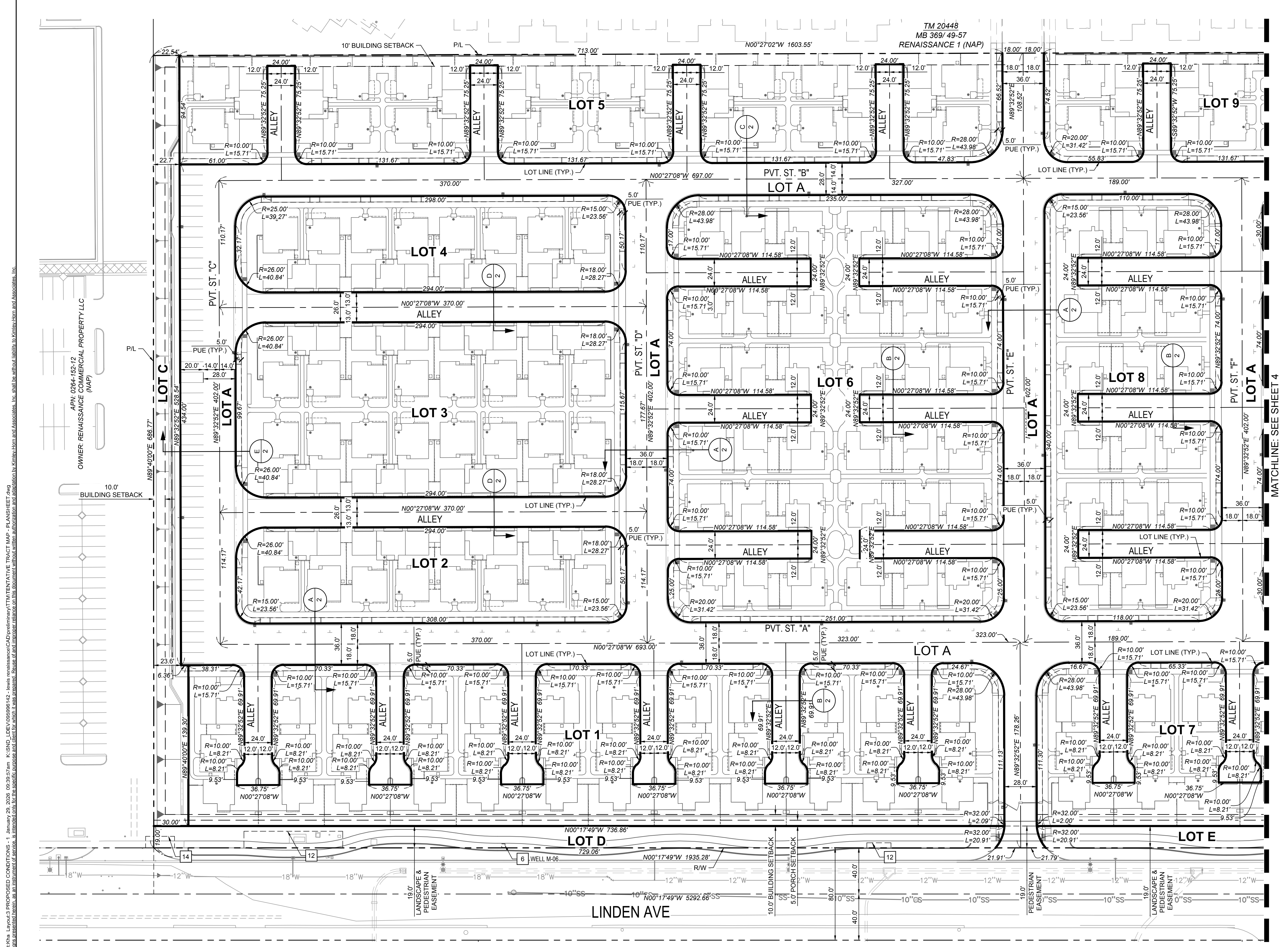
PROPOSED CONDITIONS - COVER

SHEET C-2

FOR: LEWIS RENAISSANCE 2

TTM 20737
PPD 2024-0024

PLAN No.



- EXISTING EASEMENT INFORMATION**
- 6 MATTERS CONTAINED IN THAT CERTAIN DOCUMENT
 - ENTITLED: GRANT OF EASEMENT AGREEMENT FOR GROUNDWATER MONITORING WELLS RECORDING DATE: APRIL 16, 2008
 - RECORDING NO: 2008-0168257 OF OFFICIAL RECORDS
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 - GRANTED TO: SOUTHERN CALIFORNIA EDISON COMPANY
 - PURPOSE: UNDERGROUND ELECTRICAL SUPPLY SYSTEMS AND COMMUNICATION SYSTEMS RECORDING DATE: JULY 20, 2017
 - RECORDING NO: 2017-0294506 OF OFFICIAL RECORDS
 - AFFECTS: A PORTION OF SAID LAND AS MORE PARTICULARLY DESCRIBED IN SAID DOCUMENT
 - 14 EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT:
 - GRANTED TO: PACIFIC BELL TELEPHONE COMPANY, A CALIFORNIA CORPORATION DBA AT&T CALIFORNIA
 - PURPOSE: PUBLIC UTILITIES
 - RECORDING DATE: JANUARY 24, 2019
 - RECORDING NO: 2019-0024657 OF OFFICIAL RECORDS
 - AFFECTS: A PORTION OF SAID LAND AS MORE PARTICULARLY DESCRIBED IN SAID DOCUMENT

UNDERGROUND SERVICE ALERT

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MARK REVISIONS APPR. DATE

DESIGNED BY: KPS DRAWN BY: MS CHECKED BY: RO

TWO WORKING DAYS BEFORE YOU DIG

MARK	REVISIONS	APPR.	DATE

SEAL-DESIGN ENGINEER

KEVIN PATRICK SMITH, RCE 94269

PREPARED UNDER THE SUPERVISION OF:

KEVIN PATRICK SMITH, RCE 94269

RECOMMENDED FOR APPROVAL BY ENGINEERING RESOURCES OF SOUTHERN CALIFORNIA:

JOHN M. BRUDIN, RCE No. 41836

APPROVED BY:

MATTHEW SCOTT BENNETT, CITY ENGINEER, RCE 65100

DATE: 1/29/2026

Kimley & Horn

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SAN DIEGO, CA 92101
PHONE: 619-234-9411
WWW.KIMLEY-HORN.COM

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BENCHMARK: CITY OF RIALTO No. 061-88 Elev: 1466.765 (NAV '29)

DESCRIPTION:
FD CAL-TRANS BRASS DISC SET IN TOP OF CURB AT END NORTHWEST RETURN 32 FT. NORTH OF CENTERLINE CASMALIA 67 FT WEST OF CENTERLINE AYALA

CITY OF RIALTO
TTM NO 20737
LEWIS RENAISSANCE 2

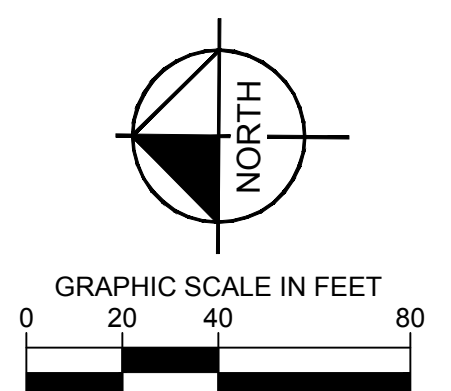
PROPOSED CONDITIONS - 1

FOR: LEWIS RENAISSANCE 2

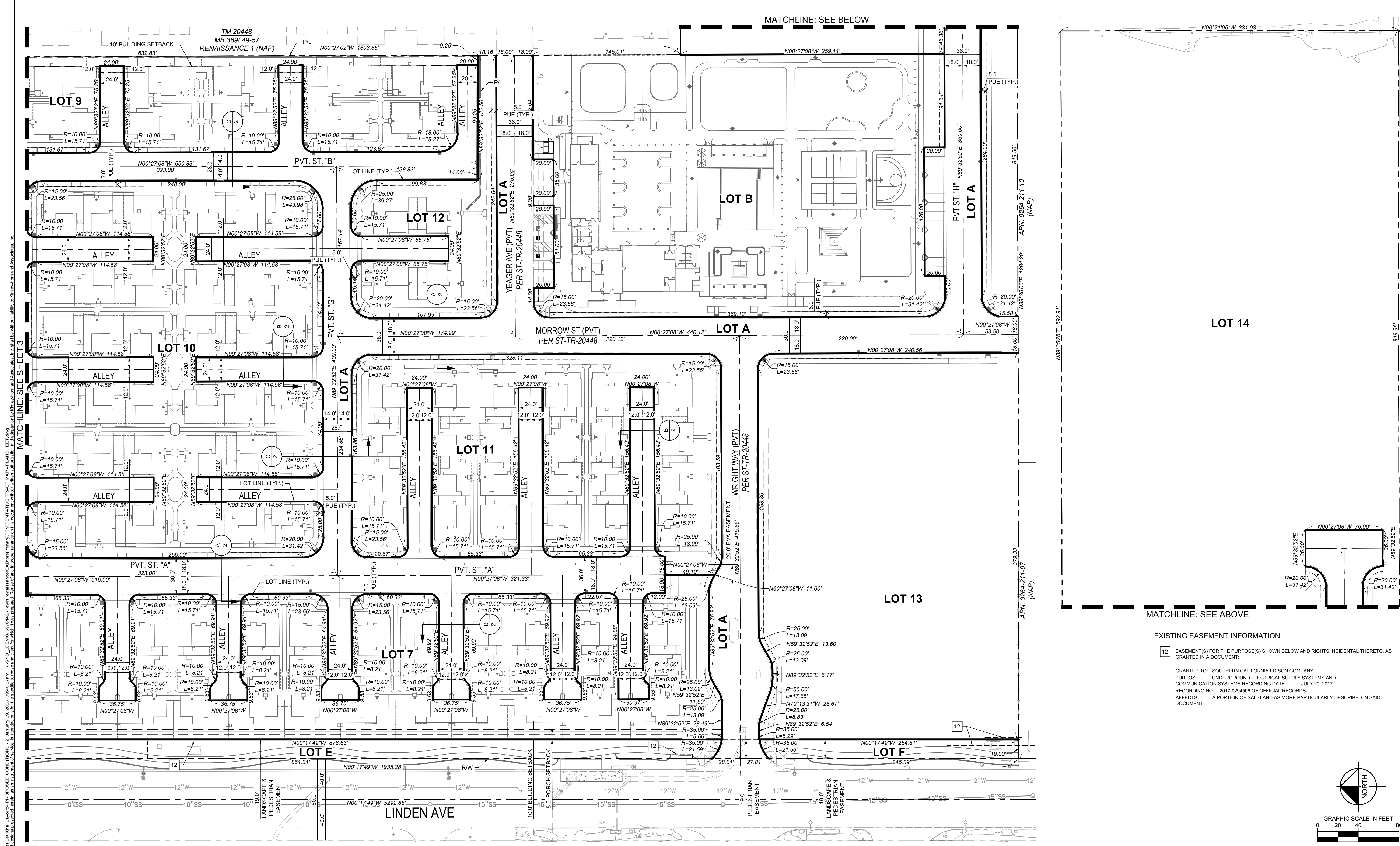
TTM 20737
PPD 2024-0024

PLAN No. _____

SHEET
C-3



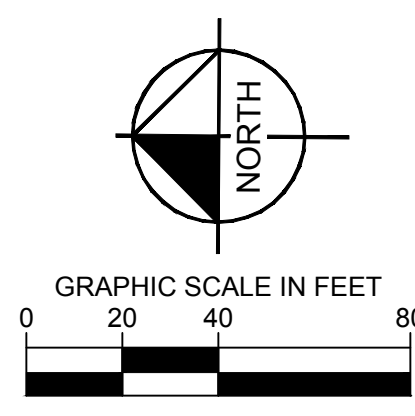
Prepared by: Kevin Patrick Smith, RCE 94269
 Checked by: Matthew Scott Bennett, City Engineer, RCE 65100
 Date: 1/29/2026
 Project: TTM No. 20737, Lewis Renaissance 2
 Drawing: PROPOSED CONDITIONS - 1, Sheet C-3
 Scale: As Shown
 Notes: This drawing is the property of Kimley-Horn and Associates, Inc. and shall be returned to Kimley-Horn and Associates, Inc. upon completion of the project. No part of this drawing may be reproduced or transmitted in any form or by any means, electronic or mechanical, including photocopying, recording, or by any information storage and retrieval system, without the prior written permission of Kimley-Horn and Associates, Inc.



EXISTING EASEMENT INFORMATION

12 EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO, AS GRANTED IN A DOCUMENT:

GRANTED TO: SOUTHERN CALIFORNIA EDISON COMPANY
 PURPOSE: UNDERGROUND ELECTRICAL SUPPLY SYSTEMS AND COMMUNICATION SYSTEMS RECORDING DATE: JULY 20, 2017
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UNDERGROUND SERVICE ALERT

call: TOLL FREE 1-800-422-4133

DESIGNED BY: KPS DRAWN BY: MS CHECKED BY: RO

MARK	REVISIONS	APPR.	DATE

SEAL-DESIGN ENGINEER

KEVIN PATRICK SMITH, RCE 94269

PREPARED UNDER THE SUPERVISION OF:

KEVIN PATRICK SMITH, RCE 94269

RECOMMENDED FOR APPROVAL BY ENGINEERING RESOURCES OF SOUTHERN CALIFORNIA:

JOHN M. BRUDIN, RCE No. 41836

APPROVED BY:

MATTHEW SCOTT BENNETT, CITY ENGINEER, RCE 65100

1/29/2026 DATE

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1/29/2026 DATE

Kimley Horn

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 SAN DIEGO, CA 92101
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BENCHMARK: CITY OF RIALTO No. 061-88 Elev: 1466.765 (NAV '29)

DESCRIPTION:
 FD CAL-TRANS BRASS DISC SET IN TOP OF CURB AT END NORTHWEST RETURN 32 FT. NORTH OF CENTERLINE CASMALIA 67 FT WEST OF CENTERLINE AYALA

CITY OF RIALTO
 TTM NO 20737
 LEWIS RENAISSANCE 2
PROPOSED CONDITIONS - 2

SHEET C-4

FOR: LEWIS RENAISSANCE 2

TTM 20737
 PPD 2024-0024

PLAN No. _____

Printed by Smith, Kevin (San Diego) 09:40:27 AM - 2 January 29, 2026 09:40:27 AM K:\SND_DEVELOPMENT\065986142 - Lewis Renaissance\CAD\preliminary\TENTATIVE TRACT MAP - PLANSHEET.dwg
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