



# City of Temecula

41000 Main Street  
P.O. Box 9033  
Temecula, California 92589-9033  
PHONE: (951) 694-6400  
FAX: (951) 694-6477

## TENTATIVE MAP APPLICATION

### ***Introduction***

This handout summarizes Temecula's Tentative Map application procedures. Tentative Map requirements are specified in the Temecula Subdivision Ordinance.

### ***What is the purpose and intent of a Tentative Map?***

The purpose of a Tentative Map is to provide the City the ability to review both the design and improvement of land divisions to the extent authorized by the California Subdivision Map Act.

### ***How do I apply for a Tentative Map?***

A call is placed to the Community Development Department, (951) 694-6400, to schedule an application submittal meeting. City staff will meet with you within one to two working days to review your application materials for completeness. The application will be deemed complete at the counter if all submittal materials and fees have been provided.

### ***What are the criteria for approval?***

In order to approve a Tentative Map, the Planning Commission or Director's Hearing must make the required findings of approval for Maps. The findings are located in the City of Temecula Municipal Code.

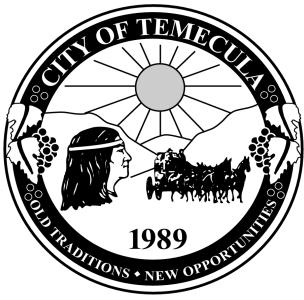
A Tentative Map is approved with "Conditions of Approval" which are designed to ensure community health, safety and welfare. Examples include street frontage improvements, utility installations, right-of-way and easement dedications, Covenants, Conditions and Restrictions (CC&Rs); and landscaping of slopes and common areas.

### ***Can I renew my approval?***

Approval of a Tentative Map expires thirty-six (36) months from the original approval date. The City may, upon an application being filed within 60 days prior to expiration, grant a time extension of one year (up to six extensions may be granted).

### ***Where can I review General Plan, Design Guidelines and Development Code?***

These documents are available for review at the Planning Department and on the web at [www.cityoftemecula.org](http://www.cityoftemecula.org).



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www.cityoftemecula.org

Date Stamp

PROJECT  
CLASSIFICATION  
PA# \_\_\_\_\_  
DEV# \_\_\_\_\_  
PRJ# \_\_\_\_\_  
LDC# \_\_\_\_\_

## TENTATIVE MAP APPLICATION

### PROJECT INFORMATION

(INCOMPLETE APPLICATIONS CANNOT BE ACCEPTED)

#### Application Type (Check One):

Tentative Tract Map                       Tentative Parcel Map                       Tentative Vesting Map

Project Title: \_\_\_\_\_

Project Description/Use: \_\_\_\_\_

Assessor's Parcel No(s): \_\_\_\_\_

\*Tract/Map No. \_\_\_\_\_

Street Address(es): \_\_\_\_\_

General Location: \_\_\_\_\_

\*Number to be obtained from the County of Riverside Transportation and Land Management Agency (951) 955-6880

### ADDITIONAL PROJECT INFORMATION

Gross Acreage: \_\_\_\_\_ Net Acreage: \_\_\_\_\_

Zoning: \_\_\_\_\_ General Plan: \_\_\_\_\_ Residential Use Type: \_\_\_\_\_

No. of Total Lots: \_\_\_\_\_ No. of Buildable Lots: \_\_\_\_\_

Related Cases: \_\_\_\_\_

Proposed Project Phasing (Separate application required): Yes  No

Is Parcel(s) in an MSHCP "Criteria Cell": YES \_\_\_\_\_ NO \_\_\_\_\_ (Go to [www.rcip.org](http://www.rcip.org) to find out)

**APPLICANT/REPRESENTATIVE/OWNER INFORMATION**

**APPLICANT/REPRESENTATIVE** \_\_\_\_\_ **CONTACT** \_\_\_\_\_  
LAST FIRST MI.

PHONE NO. \_\_\_\_\_ FAX NO. \_\_\_\_\_

ADDRESS \_\_\_\_\_  
STREET CITY STATE ZIP

E-MAIL \_\_\_\_\_

I certify that all filing requirements have been satisfied for my application. I further understand that an incomplete application cannot be accepted for processing.

**Applicant's Signature** \_\_\_\_\_ **Date:** \_\_\_\_\_

**PROPERTY OWNER** \_\_\_\_\_  
LAST FIRST MI.

PHONE NO. \_\_\_\_\_ FAX NO. \_\_\_\_\_

ADDRESS \_\_\_\_\_  
STREET CITY STATE ZIP

E-MAIL \_\_\_\_\_

**Owner Certification**

I certify under the penalty of the laws of the State of California that I am the property owner of the property that is the subject matter of this application and I am authorizing to and hereby do consent to the filing of this application and acknowledge that the final approval by the City of Temecula, if any, may result in restrictions, limitations and construction obligations being imposed on this real property.

**Owner/Authorized Agent Signature:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Print Name:** \_\_\_\_\_

**Written authorization from the legal property owner is required. An authorized agent for the owner must attach a notarized letter of authorization from the legal property owner.**

# TENTATIVE MAP APPLICATION SUBMITTAL REQUIREMENTS

Initial Submittal Requirements	TTM	TPM	VTM
Completed and Signed Application and Filing Fee	1	1	1
Tentative Map (Described in Section A)	20	20	20
Conceptual Grading Plan (Described in Section B)	20	20	20
A \$60.00 check made payable to "University of California Regents" with USGS Quad Map (Consult with the Planning Department prior to submitting this item) (Described in Section C)	1	1	1
MSHCP Information (Described in Section D)	1	1	1
8 1/2" x 11" Color Photos Set (Described in Section F)	1	1	1
Project-Specific Water Quality Management Plan based on the Initial Applicability Checklist and Conceptual Acceptance Requirements (Consult with Public Works to determine if this item is required) (Described in Section E)	2	2	2
Hazardous Waste Site Information Form (Described in Section G)	1	1	1
Geologic Report or Waiver thereof if the land division lies within a special studies zone	2	2	2
Developer Disclosure Statement	1	-	1
Traffic Study/Analysis prepared by a registered Civil Engineer (Consult with the Department of Public Works)	2	2	2
Preliminary Soils and Geotechnical Report	2	2	2
Drainage Study/Analysis prepared by a registered Civil Engineer (Consult with the Department of Public Works)	2	2	2
Preliminary title report with all referenced supporting documents	2	2	2
Underlying Conditions of Approval (if applicable)	1	1	1
Copy of underlying Recorded Map and Environmental Constraints Sheet	1	1	1
Conceptual Plan for Park and Recreation Facilities (if applicable) Both public and private parks must be submitted to TCSD	1	1	1
SAN 53 (Sewer & Water Availability) letter from the Riverside County Health Department	1	1	1
<b>ADDITIONAL ITEMS FOR A VESTED MAP:</b>			
Details on the height, size, and location of proposed buildings	-	-	1
Architectural elevations, schematic plans, and materials board for proposed building.	-	-	1

<b>Submittal Requirements Prior to Hearing</b>	<b>TTM</b>	<b>TPM</b>	<b>VTM</b>
Public Hearing Information (Described in Section H)	1	1	1
Spiral Bound Color 11"x17" reduction of all exhibits	8	8	8
8 1/2"x11" reduction of all exhibits	1	1	1
Full size set of final site plan, elevations, floor plans, grading plan and landscape plan folded to 8 1/2"x11"	10	10	10
Developer Disclosure Statement – updated (if Planning Commission/City Council approval required)	1	-	1
CD of all project plans in JPEG or PDF format. Electronic file sizes should be limited to 5MB for black and white sheets and 10MB for color sheets	1	1	1

## PLAN PREPARATION AND GUIDELINES

All plans shall be drawn on uniform sheets no less than 24" X 36" (or as approved by the Community Development Department). All plans shall be clear, legible and accurately scaled. The site plan, landscape plan and grading plan should all be at the **same** scale and shall be consistent with each other.

On large scale drawings, 1"=20', or larger, it will generally be desirable to include the conceptual grading of the site on the site plan in lieu of a separate drawing (see Section B). For larger, more complicated sites drawn at a smaller scale (i.e., 1"=40'), a separate conceptual grading plan should be submitted.

## SECTION A. TENTATIVE MAP CONTENT

Scale: Engineering scale not to exceed 1"=100'.

The following information shall be included on the plan:

- Data table formatted in the following order:

○	Assessors Parcel Number(s) (book, page and parcel number)		
○	Legal description		
○	Existing and proposed zoning designation		
○	Number of lots		
○	Number of open space lots		
○	Average lot size		
○	Minimum lot size		
○	General Plan designation		
○	Specific Plan identification and land use designation (if applicable)		
○	Existing land use/proposed land use		
○	Total Gross Area:	square feet	acres
○	Total Net Area:	square feet	acres
○	Approximate earthquake quantities (CY) include cut and fill		
○	Name of utility purveyors and type of sewage disposal		
○	Identify all proposed Temecula Community Services District landscape maintenance areas and approximate square footage of said maintenance areas.		

- Identify all proposed Temecula Community Services District landscape maintenance areas and approximate square footage of said maintenance areas
- Name, address, phone number, and FAX number of applicant and owner
- Name, address, phone number, and FAX number of registered civil engineer or licensed surveyor
- Graphic scale (with bar scale) and north arrow
- North arrow (make top of map north)
- Vicinity map with labeled streets
- Tract Map number
- Planning Application Number
- Date map prepared
- No building footprints shall be shown on the tentative tract map
- Revision block indicating date when map is revised through the development review process
- Surrounding information for adjoining properties including zoning and land use, including Tract Number, map book and page numbers
- A statement as to whether the Tentative Map includes the entire contiguous ownership of the land divider or only a portion thereof.
- Existing topography at least fifty (50) feet beyond project boundary including natural features to be preserved

- ❑ Existing buildings and traveled ways within the proposed subdivision and within 100 feet of the exterior boundaries.
- ❑ Trees larger than 6" in diameter shall be identified and located on the map and indicated whether to be removed or remain.
- ❑ Property lines, dimensions (metes & bounds) and location of adjoining lot lines.
- ❑ The locations, names and existing widths of all highways, streets, or easements that provide legal access to the property.
- ❑ The proposed lot layout, approximate dimensions of each lot, area of each lot in square footage, or acreage for each lot over one acre in size and the approximate finish grade of the building pads.
- ❑ All buildable lots shall be numbered in consecutive order. Each separate tentative map (or map phase) should start with Lot No. 1. The last buildable lot number of the tract (or each phase) shall be circled to indicate that it is the last buildable lot. Open space lot numbers shall follow the last buildable lot number.
- ❑ Street dedicated for public right-of-way shall be shown as lettered lots (A, B, C, etc)
- ❑ The location of existing wells, cesspools, sewers, culverts, drain pipes, underground structures, or excavated areas within two hundred feet of any portion of the subdivision noting thereon whether or not they are to be abandoned, removed, or remain in operation.
- ❑ The location of all existing and proposed fire hydrants.
- ❑ The location, identification and dimensions of all existing and proposed easements, including rights-of-way, whether public or private.
- ❑ Location of on-site utilities and locations of existing public utilities including sanitary sewers, water mains and storm drains.
- ❑ The locations, names and existing widths of all streets within 100 feet of the boundary's exterior.
- ❑ Proposed street grades with arrows indicating the direction of flow.
- ❑ The widths, approximate grades and curve radii of all new streets within the proposed subdivision, the approximate location of all beginning and ending points of curve of the street centerlines, with street names designated by letter (A, B, C, etc.).
- ❑ The approximate location of all areas subject to storm water overflow, inundation or flood hazard (indicate limits of FEMA floodplain and floodway), and the location and direction of flow of each watercourse.
- ❑ Delineation of special hazard zones (i.e., earthquake faults, liquefaction zones, etc.).
- ❑ The Tentative Map shall clearly indicate the proposed method of handling storm waters. In the event that complete information cannot be shown on the tentative map, the map shall be accompanied by supplemental maps or written reports as necessary to show the proposed storm drain facilities.
- ❑ Identify slope/landscape maintenance areas proposed for dedication to the Temecula Community Services District (TCSD). Exclude walls, fences and entry monumentation.
- ❑ Identify park site location(s) and trails proposed for dedication to the City.
- ❑ If the subdivider plans to develop the site in phases, the proposed sequence of final map shall be provided.
- ❑ If the Tentative Map is for condominium a statement shall be added as follows: This is a map of a residential/commercial/industrial condominium project as defined in Section 1350 of the State of California Civil Code.
- ❑ Grading shall be shown on the tentative map for construction or installation of all improvements to serve the subdivision and preliminary grading for the building sites on each lot together with driveway access thereto. Both the proposed grades and the existing topography must be shown on the map. If the subdivider does not intend to grade the building site, a statement to that effect shall be placed on the Tentative Map. However, feasible grading for building sites shall be shown on the Tentative Map unless the Director of Planning determines this is unnecessary.

## SECTION B. CONCEPTUAL GRADING PLAN CONTENT

On large scale drawings, 1"=40', or larger it will generally be desirable to include the conceptual grading of the site on the tentative map in lieu of a separate drawing. For larger, more complicated sites drawn at a smaller scale (i.e., 1"=50'), a separate conceptual grading plan should be submitted.

Scale: Engineering scale not to exceed 1"=40'.

The following grading information shall be included on the plan:

- Title Block
  - o Name, address, phone, and fax numbers of applicant, owner, and engineer
- Legend, north arrow, bar and graphic scale
- Data Table
  - o Assessor's Parcel Number(s)
  - o Project Name
  - o Legal Description (i.e. Tract/Parcel Map and lot(s)/parcel(s))
  - o Approximate earthwork quantities (CY)
  - o Date and Source of Topography (should be current)
- Contour grading
- Minimum 2-foot contour interval
- Drainage facilities
- Existing and proposed easements, property lines, rights-of-way
- Overall cut and fill cubic yards (quantity to be called out on the plan)
- Vicinity map bar and graphic scale
- Existing and proposed improvements within and 100' beyond the site boundaries (label to remain or to be removed)
- Shade pavement areas and fill slopes 2:1 or steeper
- Streets; typical cross-sections to show existing and proposed improvements, utilities, right-of-way, etc
- Limits of FEMA floodplain and floodway
- Delineate open space areas
- The location of any previously filled areas within the subdivision
- Delineation of special hazard zones (i.e., earthquake faults, liquefaction zones, etc.)

## SECTION C. UNIVERSITY OF CALIFORNIA REGENTS

Provide a \$60.00 check made payable to University of California Regents for cultural resource review. Along with a copy of a USGS Quad map not reduced or enlarged (7.5 Series) showing location of project site.

## SECTION D. MSHCP INFORMATION

The Riverside County Mutli-Species Habitat Conservation Plan has identified areas in the City as "Criteria Cells" that require mitigation for habitat conservation. To find out if your project is within a Criteria Cell. Please go to the MSHCP website at:  
[www.rctlma.org/online/content/rcip\\_report\\_generator.aspx](http://www.rctlma.org/online/content/rcip_report_generator.aspx)

Enter the parcel number. If there is more than one parcel number, you must input them one at a time and print out each report individually. A report for each parcel must be attached to the application at the time of submittal.



## SECTION E. WQMP INITIAL CHECKLIST

Step One: Fill out the Initial Applicability Checklist. If “yes” can be answered to any of the criteria outlined in the Initial Applicability checklist, a Water Quality Management Plan (WQMP) is required for the project and will have to be submitted with the application materials at the time of submittal. Go to Step Two below. [NOTE: If “no” is answered to all of the criteria outlined in the Initial Applicability checklist, then a Water Quality Management Plan is not needed for the initial submittal].

Step Two: A WQMP, including the completed Initial Applicability Checklist must be submitted if “yes” was answered in any of the criteria outlined in the Initial Applicability checklist. In addition, the Conceptual Checklist and Supplemental Slip sheets must be completed and submitted with the application materials along with the WQMP. The WQMP template, checklists and slips sheets are available online at:

<http://www.cityoftemecula.org/Temecula/Government/PublicWorks/WQMPandNPDES/WQMP.htm>

### Conceptual-Level Water Quality Management Plan (WQMP)

A conceptual WQMP shall be submitted as part of the initial application submittal package. Applicants shall confer with the City’s engineering staff to ensure adherence with the latest version of the Project-Specific WQMP Template. At a minimum, the following sections of the WQMP template shall be satisfied at this submittal stage. Each section shall adhere to all of the items outlined in the Conceptual Acceptance checklist.

WQMP Section	Title of Section
I	Project Description
III	Pollutants of Concern
IV	Hydrologic Conditions of Concern (Preliminary Surface Hydrology)
V.1	Site Design BMPs
V.3	Treatment Control BMPs
VI	Operation and Maintenance Responsibility for Treatment Controls
Appendix B	WQMP Site Plan
Appendix C	Supporting Detail related to Hydrologic Conditions of Concern (Preliminary Surface Hydrology)
Appendix E	Soil and Percolation Reports that specifically address soil infiltration properties
Appendix F	Treatment Control BMP Sizing Calculations and Design Details

Visit the City’s website for detailed information on WQMP requirements:

<http://www.cityoftemecula.org/Temecula/Government/PublicWorks/WQMPandNPDES/WQMP.htm>

## SECTION F. 8 1/2” X 11” COLOR PHOTOS SET

8 1/2 “ x 11” color photos from the interior of the site looking north, south, east, and west with direction attached to each photo. Additionally, photos of the project site from off-site in all directions.

**SECTION G. HAZARDOUS WASTE SITE INFORMATION FORM**

Government Code Section 65962.5, which became effective July 1, 1987, requires the applicant for any development project to consult specified state-prepared lists of hazardous waste sites and submit a signed statement to the local agency indicating whether the project is located on or near an identified site. Under the statute, no application shall be accepted without this signed statement.

**PART A**

TO DETERMINE IF YOUR PROJECT IS WITHIN THE ONE-MILE RADIUS OF A HAZARDOUS WASTE SITE refer to the following list of State identified Hazardous Waste Sites. Identify the listed site by placing a check in the box provided and sign and date this form.

Is the project within a one-mile radius of an identified hazardous waste site? Yes  No

REGIONAL WATER QUALITY CONTROL BOARD HAZARDOUS WASTE SITES

- Rancho California Water District, 28061 Diaz Road, Temecula, CA 92590
- Borg Warner Mechanical Seal, 27941 Front Street, Temecula, CA 92590
- Chevron Service Station, 28900 Rancho California Road, Temecula, CA 92590
- Plant Equipment, Inc., 28075 Diaz Road, Temecula, CA 92590
- Mobil, 28111 Front Street, Temecula, CA 92590
- Penfold Properties, 28545 Front Street, Temecula, CA 92590
- C.L. Pharris Ready Mix Plant, 29065 Front Street, Temecula, CA 92590
- Temecula Fuel Center, 44987 Front Street, Temecula CA 92590
- Arco, 27641 Ynez Road, Temecula, CA 92590

**PART B**

TO DETERMINE IF YOUR PROJECT IS WITHIN A ONE-MILE RADIUS OF A PUBLIC WELL SITE, which could potentially be affected by a hazardous waste generator, refer to the following list of State identified Public Well Sites. Identify the listed site by placing a check in the box provided and sign and date this form on the last page.

Is the project within a one-mile radius of an identified public well? Yes  No

DHS3 PUBLIC WELL SITES SERVING MORE THAN 200 CONNECTIONS

- Rancho Cal WD (#102), SW 1/4, SE 1/4, Sec. 2, T8S, R3W
- Rancho Cal WD (#114, 113), NE 1/4, SW 1/4, Sec. 25, T7S, R2W

I (we) certify that I (we) have investigated and completed this hazardous waste site form, and that my (our) answers are true and correct to the best of my (our) knowledge.

Owner/Representative \_\_\_\_\_ Date \_\_\_\_\_

## SECTION H. PUBLIC HEARING REQUIREMENTS

***The following information may be obtained by requesting a "Radius Package" from a title insurance company.***

The following items will be required prior to scheduling the application for public hearing:

1. **TWO** identical packages to be inserted in separate 9 1/2" x 12 1/2" manila envelopes. These envelopes shall indicate the case number and the word "labels," and shall contain the following:
  - a. One typed set of gummed labels (**30 labels per sheet**) indicating all the property owners' names and the mailing addresses that are within a 600-foot radius of the exterior of the proposed tract boundaries (this list shall be ascertained from the last equalized assessment roll). The Planning Application Number shall be located on all label sheets.  
  
**\*A minimum of the 30 nearest individual property owners (persons owning multiple properties shall only be counted once) shall be provided. Applicant is responsible for crossing out all duplicate labels.**
  - b. A photocopy of the aforementioned labels.
  - c. One label for the representative/engineer.
  - d. One label for the owner.
2. Four typed sets of gummed labels of the owner, engineer, and representative with their mailing addresses. Do not include duplicate sets where representative and owner, etc., are the same. These should be inserted in a letter-sized envelope and stapled to the outside of one of the large manila envelopes mentioned in item 1 above.
3. Certification by the Title Company, engineer, or surveyor that the above list is complete and accurate. The Tax Assessor's Office will not prepare or certify the property owner list (see certification form attached).
4. On a copy of your assessors parcel map show all the parcels within the noticing radius. On the map, print the names of all property owners within the noticing radius as they are listed on the gummed labels.

**PROPERTY OWNERS CERTIFICATION**

I, \_\_\_\_\_, certify that on \_\_\_\_\_  
(Print Name) (Month-day-year)

the attached property owners list was prepared by

\_\_\_\_\_ Pursuant to application

requirements furnished by the City of Temecula Planning Department. Said list is a complete and true compilation of owner of the subject property and all other property owners within **600 feet (or the 30 nearest individual property owners, whichever creates the greatest number of public notices (persons owning multiple properties shall only be counted once)** of the property involved in the application and is based upon the latest equalized assessment rolls.

I further certify that the information filed is true and correct to the best of my knowledge. I understand that incorrect or erroneous information may result in processing delays or be grounds for rejection or denial of the application.

NAME: \_\_\_\_\_

TITLE/REGISTRATION: \_\_\_\_\_

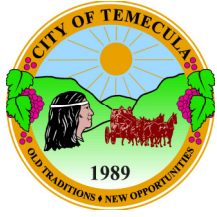
ADDRESS: \_\_\_\_\_

PHONE: \_\_\_\_\_ (Daytime phone no.)

SIGNATURE: \_\_\_\_\_

DATE: \_\_\_\_\_

CASE NO.: \_\_\_\_\_



## WATER QUALITY MANAGEMENT PLAN (WQMP)

### INITIAL CHECKLIST

**Applicant Name:** \_\_\_\_\_

**Planning Application Number:** \_\_\_\_\_

**Project Name:** \_\_\_\_\_

<b>Does the proposed project incorporate any of the following categories? (All questions must be answered)</b>		Yes	No
<b>1</b>	<p><b>Modifications to Existing Developments</b> – This category includes projects that create, add, or replace 5,000 sq. ft. or more of impervious surface <u>on an already developed site</u>. This category includes:</p> <p>(a) Expansion of a building footprint, or addition or replacement of a structure;</p> <p>(b) Increase in the gross floor area, or major exterior construction or remodeling;</p> <p>(c) Replacement of impervious surfaces that are not part of routine maintenance activities;</p> <p>(d) Land disturbing activities related to a structure or impervious surface.</p> <p><b>Note:</b> If modifications create less than 50% of the impervious surface of a previously existing development, and the existing development was not originally subject to WQMP requirements, a WQMP shall be required only to the addition, and not to the entire development.</p>		
<b>2</b>	<p><b>Residential Development</b> - This category includes subdivisions of single-family homes, multi-family homes, condominiums, and apartments consisting of 10 or more dwelling units.</p>		
<b>3</b>	<p><b>Non-Residential Development</b> - This category includes projects that create more than 100,000 sq. ft. of impervious surface.</p>		
<b>4</b>	<p><b>Automotive Maintenance and Repair Shops</b> - This category includes facilities engaged in general maintenance and mechanical repairs, body and upholstery repair, painting, transmission and exhaust repair, tire servicing, and glass repair.</p>		
<b>5a</b>	<p><b>Restaurants</b> - This category includes all eating and drinking establishments that create more than 5,000 sq. ft. of impervious surface.</p>		
<b>5b</b>	<p><b>Restaurants</b> creating less than 5,000 sq. ft. of impervious surface are only required to follow the site design and source control requirements of the Water Quality Management Plan.</p>		
<b>6</b>	<p><b>Hillside Development</b> – This category includes any developments that create more than 5,000 sq. ft. of impervious surface, are located in an area with known erosive soil conditions, and where the project will require grading natural slopes of 25% (4:1) or steeper.</p>		
<b>7</b>	<p><b>Environmentally Sensitive Areas (ESAs)</b> – This category includes all development located within or directly adjacent to or discharging directly to an ESA which either creates 2,500 sq. ft. of impervious surface or increases the area of imperviousness by 10% or more of its naturally occurring condition.</p> <p><b>Note:</b> "Directly adjacent" means within 200 feet of the ESA. "Discharging directly to" means outflow from a drainage conveyance system that is composed entirely of flows from the subject development or modification, and not commingled with flows from adjacent lands.</p>		
<b>8</b>	<p><b>Parking Lots</b> – This category includes projects that create 5,000 sq. ft. or more of impervious surface for temporary parking or storage of motor vehicles. This category includes parking areas associated with any of the developments outlined above. Routine maintenance, including removal and replacement, is exempt.</p>		
<b>9</b>	<p><b>Streets, Roads, Highways &amp; Freeways</b> – This category includes projects that create 5,000 sq. ft. or more of impervious surface for transportation of motor vehicles. Routine maintenance, including removal and replacement, is exempt.</p>		
<b>10</b>	<p><b>Retail Gasoline Outlets</b> – This category applies if either of the following criteria is met: (a) 5,000 sq. ft. or more of impervious surface, or (b) a projected 'Average Daily Traffic' count of 100 or more vehicles per day.</p>		

**If you answered "YES" to any of the questions above, a project-specific Water Quality Management Plan must be prepared and submitted.**



CITY OF TEMECULA  
DEVELOPMENT APPLICATION  
DEVELOPER DISCLOSURE STATEMENT

This portion of the Application must be fully completed and signed by the Applicant. If not fully completed and signed, the Application will be deemed incomplete. Additionally, this portion of the Application must be fully completed and signed by the Applicant and filed with the Planning Department again not less than five nor more than ten days prior to the hearing before the Planning Commission and not less than five nor more than ten days prior to the hearing before the City Council, if any.

1. Address of subject property: \_\_\_\_\_  
Cross street: \_\_\_\_\_

2. Date this Disclosure Statement is completed: \_\_\_\_\_

3. Name of Applicant: \_\_\_\_\_

A. If Applicant is a limited liability company ("LLC"), please state:

- 1) Full name of LLC
- 2) Address of LLC
- 3) State of registration
- 4) Name and address of managing member(s)
- 5) Name and address of agent for service of process

B. If Applicant is a partnership, please state:

- 1) Full name of partnership
- 2) Address of partnership
- 3) State of registration
- 4) Name and address of general partners
- 5) Name and address of agent for service of process

C. If Applicant is a corporation, please state:

- 1) Full name of corporation
- 2) Address of corporation
- 3) State of incorporation
- 4) Name and address of officers of corporation

- 5) Name and address of shareholder with fifty percent (50%) or more of the shares of the corporation, if any
- 6) If no shareholder has fifty percent (50%) or more of the corporation's share, name and address of controlling shareholder
- 7) Name and address of agent for service of process

4. Name of each Owner of the subject property: \_\_\_\_\_

A. If Owner is a limited liability company ("LLC"), please state:

- 1) Full name of LLC
- 2) Address of LLC
- 3) State of registration
- 4) Name and address of managing member(s)
- 5) Name and address of agent for service of process

B. If Owner is a partnership, please state:

- 1) Full name of partnership
- 2) Address of partnership
- 3) State of registration
- 4) Name and address of general partners
- 5) Name and address of agent for service of process

C. If Owner is a corporation, please state:

- 1) Full name of corporation
- 2) Address of corporation
- 3) State of incorporation
- 4) Name and address of officers of corporation
- 5) Name and address of shareholder with fifty percent (50%) or more of the shares of the corporation, if any
- 6) If no shareholder has fifty percent (50%) or more of the corporation's share, name and address of controlling shareholder



7) Name and address of agent for service of process

5. If the subject property is in escrow to be conveyed to another party or is the subject of a purchase and sale agreement, state the name of each person in escrow to purchase the subject property or a party to the purchase and sale agreement ("Party in Escrow"): \_\_\_\_\_

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A. If the Party in Escrow is a limited liability company ("LLC"), please state:

- 1) Full name of LLC
- 2) Address of LLC
- 3) State of registration
- 4) Name and address of managing member(s)
- 5) Name and address of agent for service of process

B. If Party in Escrow is a partnership, please state:

- 1) Full name of partnership
- 2) Address of partnership
- 3) State of registration
- 4) Name and address of general partners
- 5) Name and address of agent for service of process

C. If Party in Escrow is a corporation, please state:

- 1) Full name of corporation
- 2) Address of corporation
- 3) State of incorporation
- 4) Name and address of officers of corporation
- 5) Name and address of shareholder with fifty percent (50%) or more of the shares of the corporation, if any
- 6) If no shareholder has fifty percent (50%) or more of the corporation's share, name and address of controlling shareholder
- 7) Name and address of agent for service of process

6. For any deeds of trust or other liens on the property (other than real property tax liens) please state the following:

A. Name of beneficiary of the deed of trust or lien

B. Date of the deed of trust or lien.

I certify under penalty of perjury under the laws of the State of California that the foregoing is true and correct. Executed on the date and location set forth below

\_\_\_\_\_  
Name:

Title:

Date of signing:

Location of Signing: (  ) Temecula or (  ) Other

\_\_\_\_\_