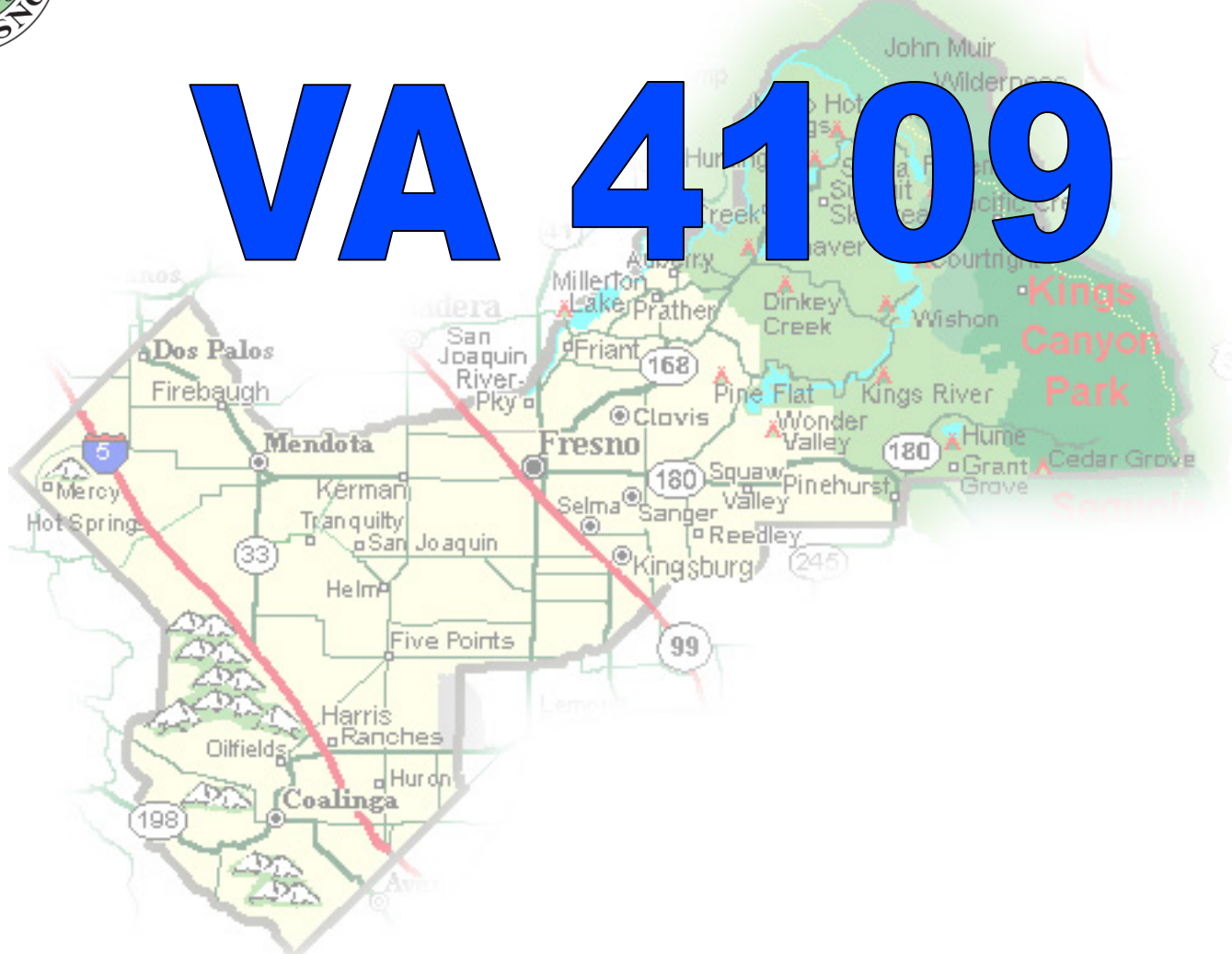




DEPARTMENT of PUBLIC WORKS and PLANNING DEVELOPMENT SERVICES & CAPITAL PROJECTS DIVISION

VA 4109



W Harlan Ave

W Harlan Ave

W Harlan Ave

W Harlan Ave

W Harlan Ave

Lot 3 RS
3/52

S. Bryan Ave.

Lot 2
RS
3/52

79.89 acres total

Proposed Parcel 1
37.64 acres

Proposed Parcel 2
2.02-acres

Proposed Parcel 3
4.62-acres

Proposed Parcel 4
35.61 acres

79.89 acres total

W Harlan Ave

W Harlan Ave

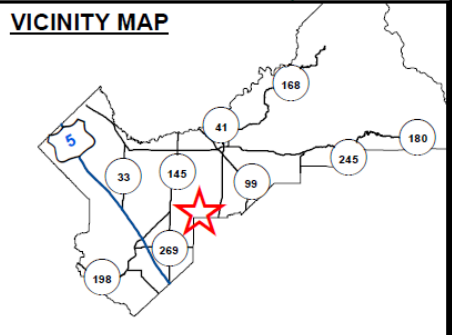
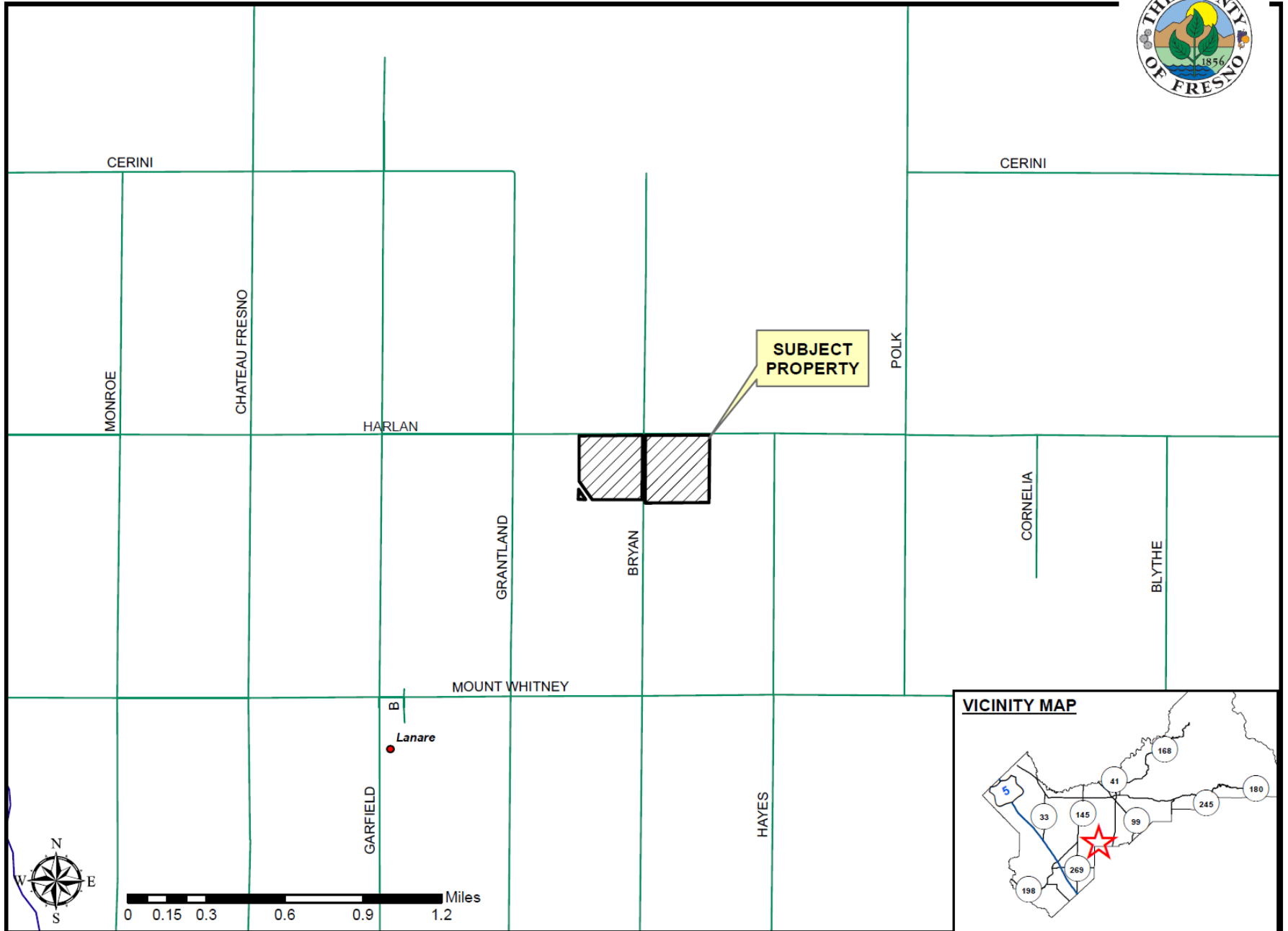
W Harlan Ave

W Harlan Ave

W Harlan Ave

S. Bryan Ave

LOCATION MAP





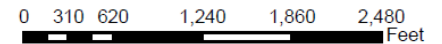
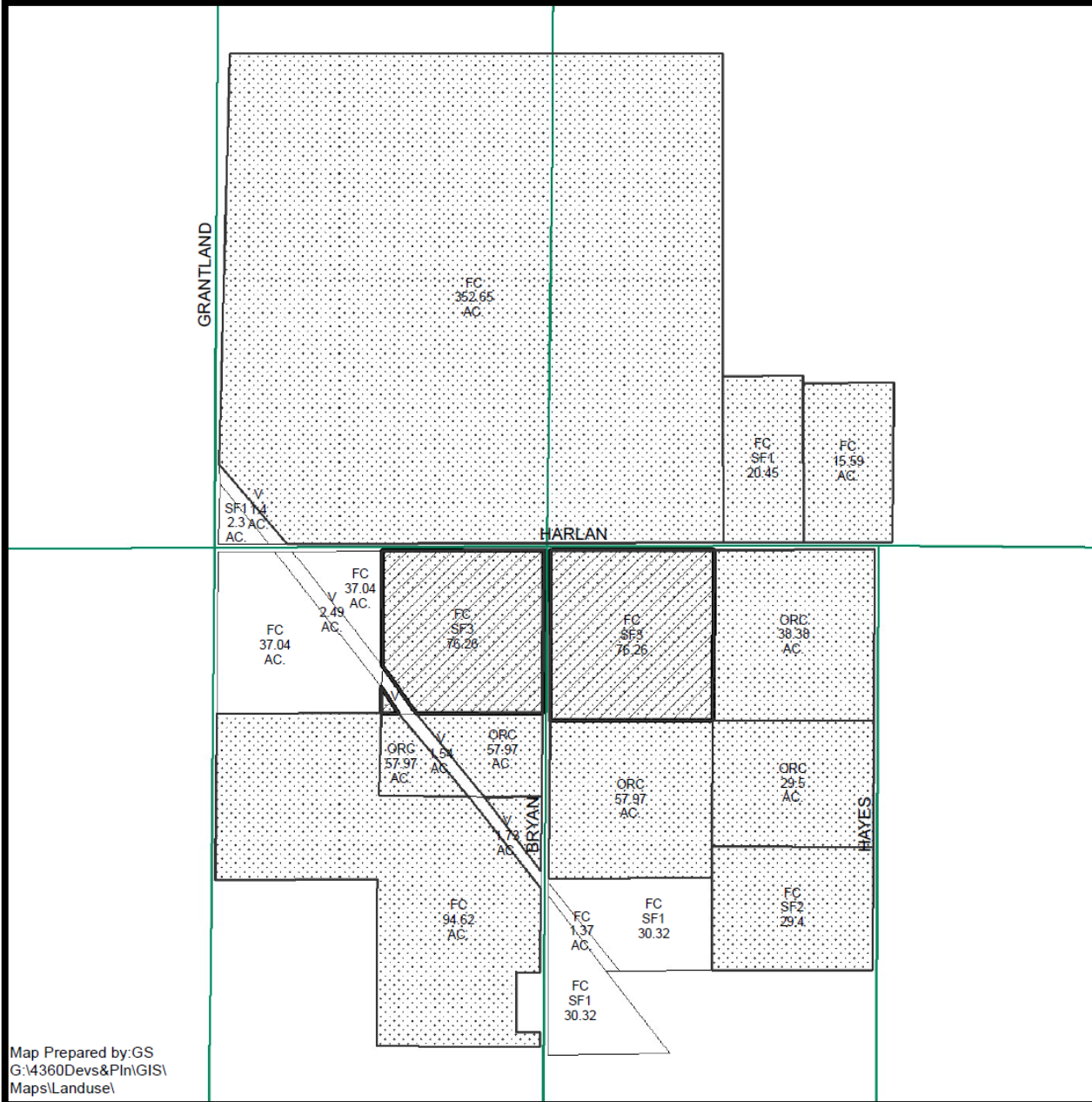
EXISTING LAND USE MAP



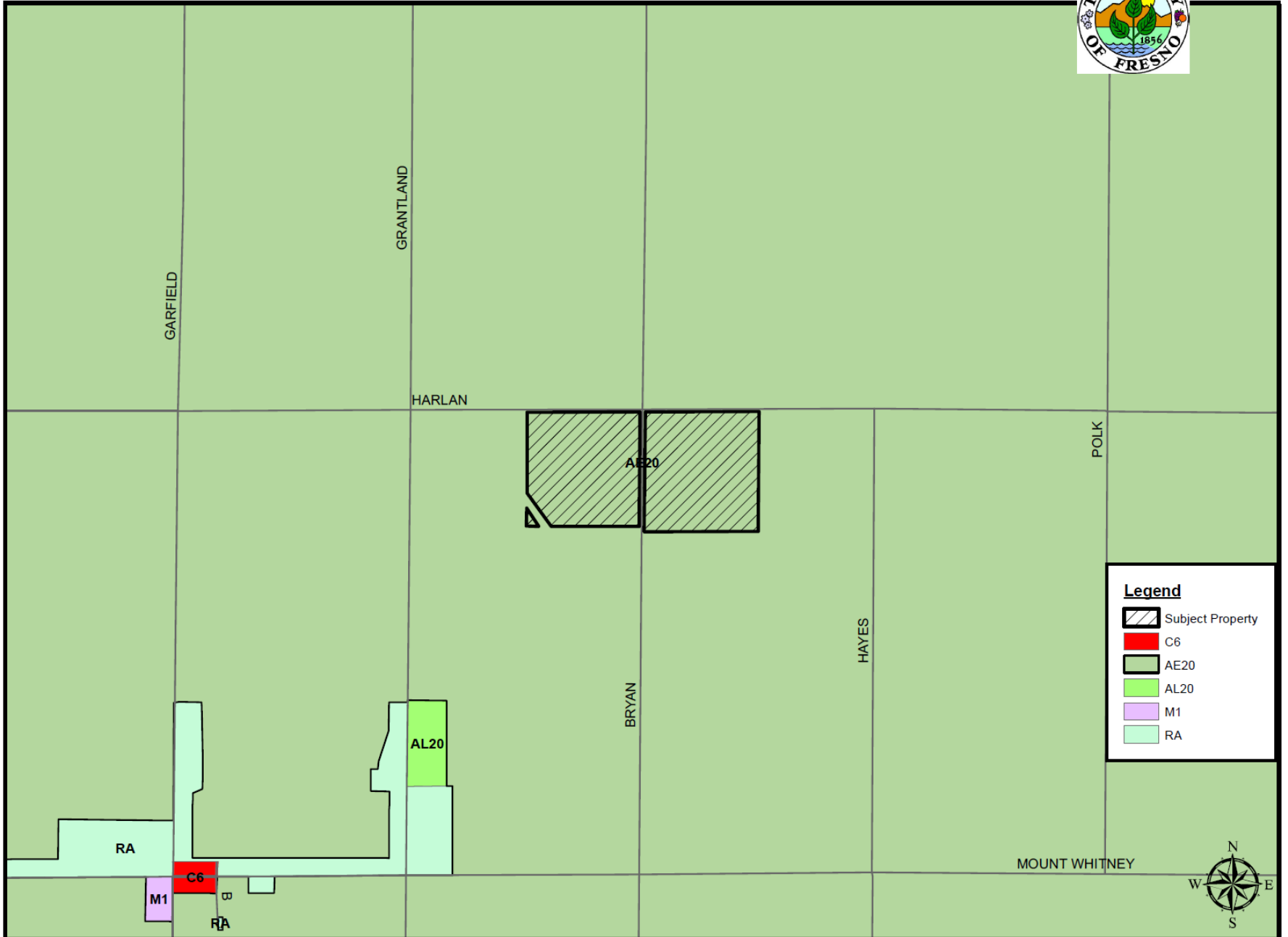
LEGEND	
FC - FIELD CROP	
ORC - ORCHARD	
SF#- SINGLE FAMILY RESIDENCE	
V - VACANT	

LEGEND:

-  Subject Property
-  Ag Contract Land



EXISTING ZONING MAP

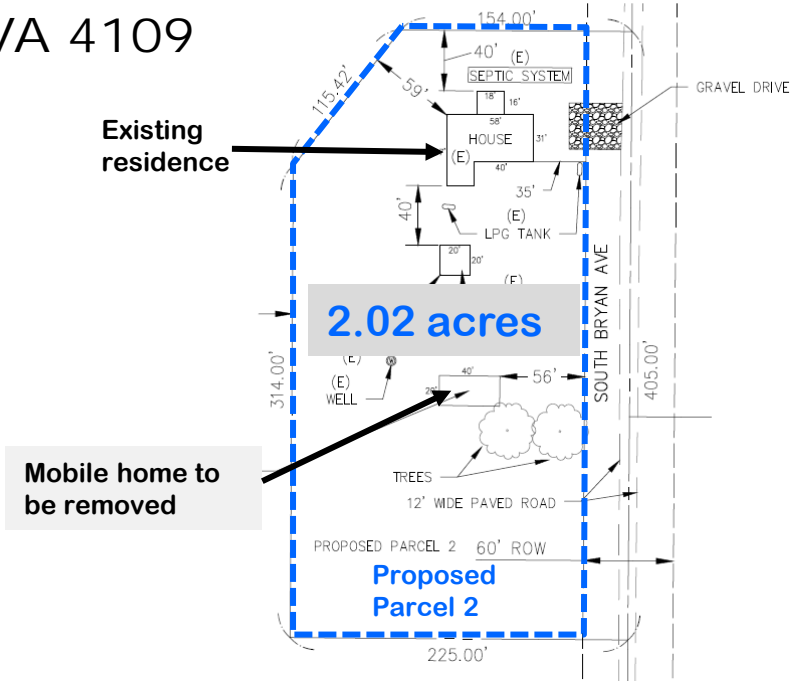


Legend

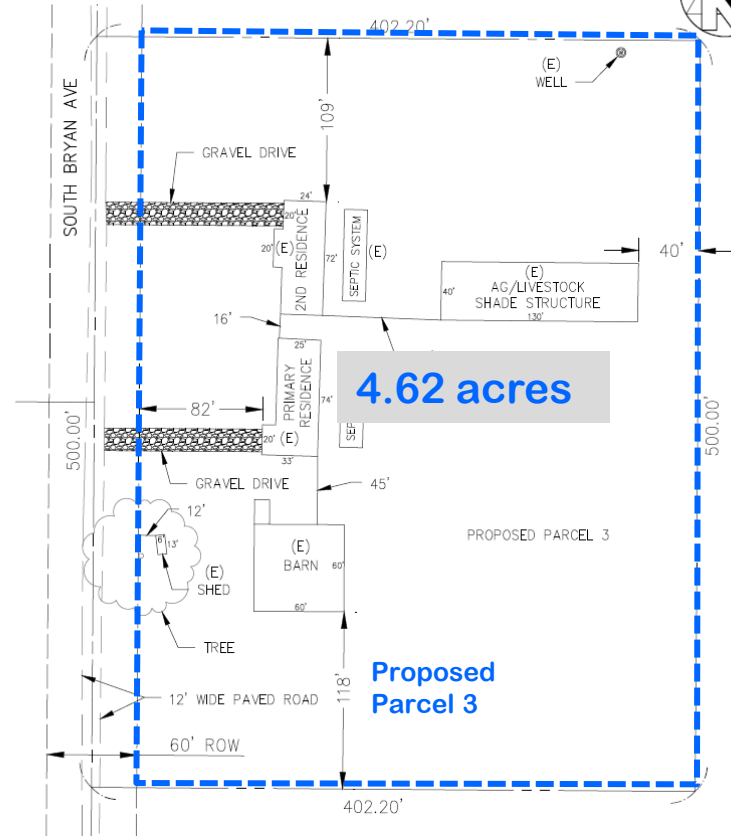
- Subject Property
- C6
- AE20
- AL20
- M1
- RA

PROPOSED 2.02± ACRE PARCEL (SCALE: 1"=80')

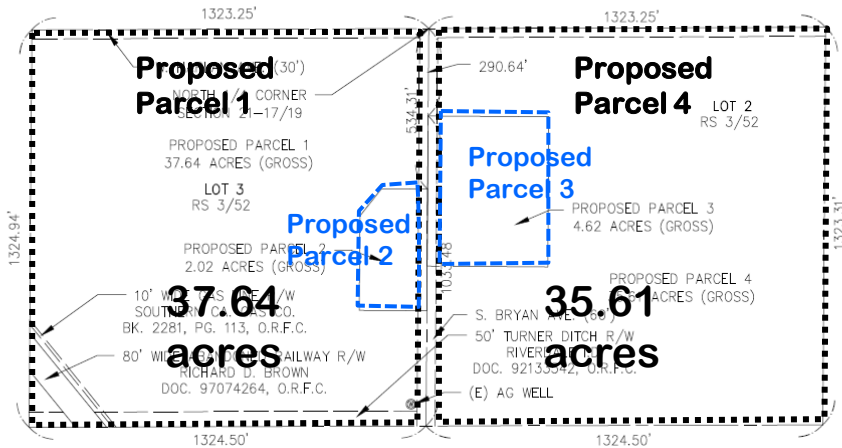
VA 4109



PROPOSED 4.62± ACRE PARCEL (SCALE: 1"=80')



EXISTING LOTS (SCALE: 1"=400')



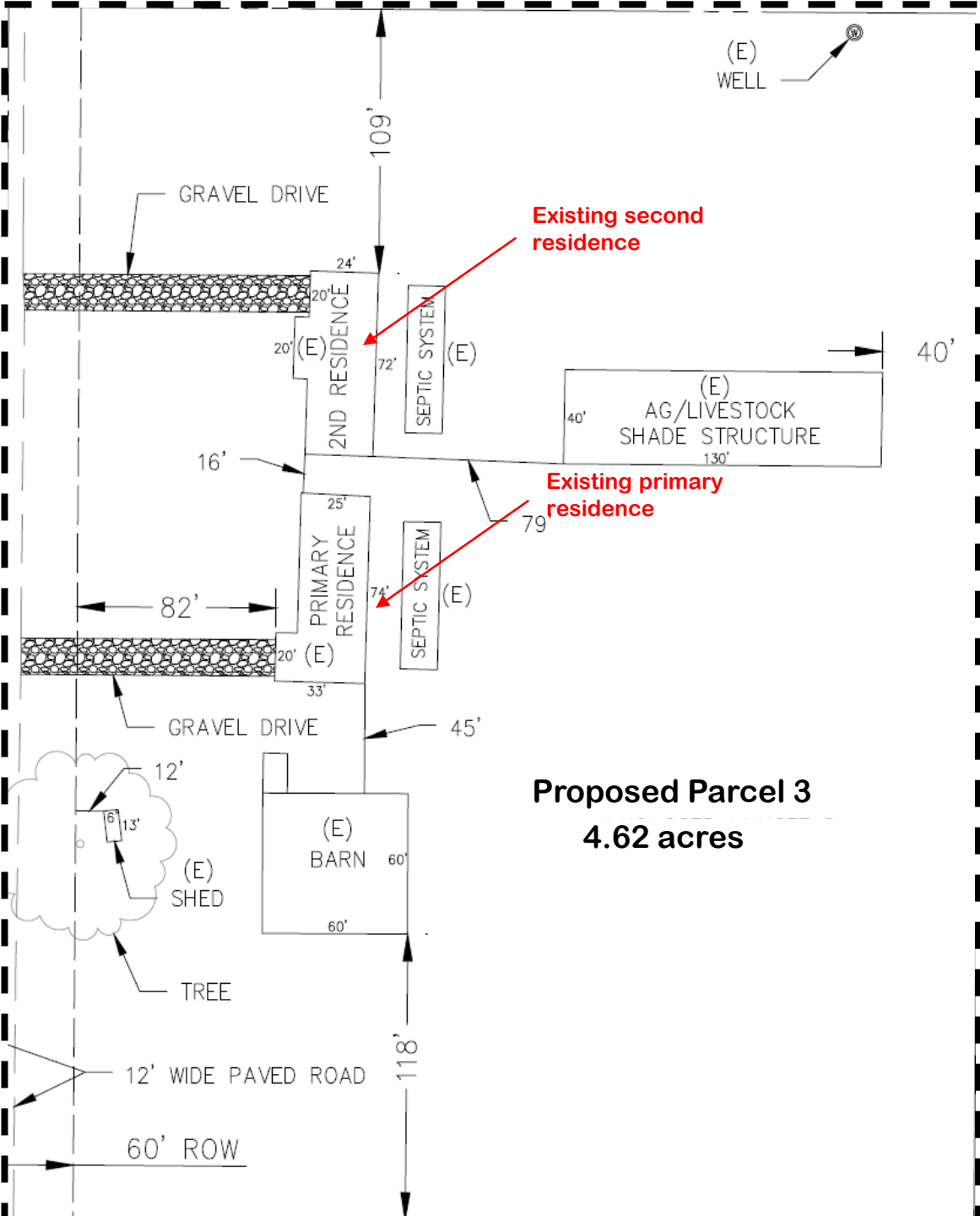
NOTES

EXISTING PARCELS (79.89 ACRES GROSS) – LOTS 2&3 OF SUBDIVISION NO. 1 OF THE LANDS OF SUMMIT LAKE INVESTMENTS CO., BOOK 3 OF RECORDS OF SURVEY, PAGE 52, FRESNO COUNTY RECORDS



VARIANCE AND DRA EXHIBIT
 JAMIE BLEDSOE
 FRESNO COUNTY APN 053-031-035
 SITE PLAN

SURVEYOR:
 BRYAN W. BOWERS
 DATE: 10-27-21
 JOB NO: 380321001
 SHEET 1 OF 1



Proposed Parcel 3
4.62 acres

Proposed Parcel 1
37.64 acres

VA 4109

Existing residence

Proposed Parcel 2
2.02 acres

Existing mobile home to be removed

S Bryan Ave

S Bryan Ave

DRA 4662

Existing second residence

Existing primary residence

Proposed Parcel 4
35.61 acres

Proposed Parcel 3
4.62 acre



Variance

Findings	Description	Findings Met
1	Exceptional or extraordinary circumstances	NO
2	Preserves property right possessed by others	NO
3	No adverse effect on neighborhood	YES
4	General Plan consistency	NO

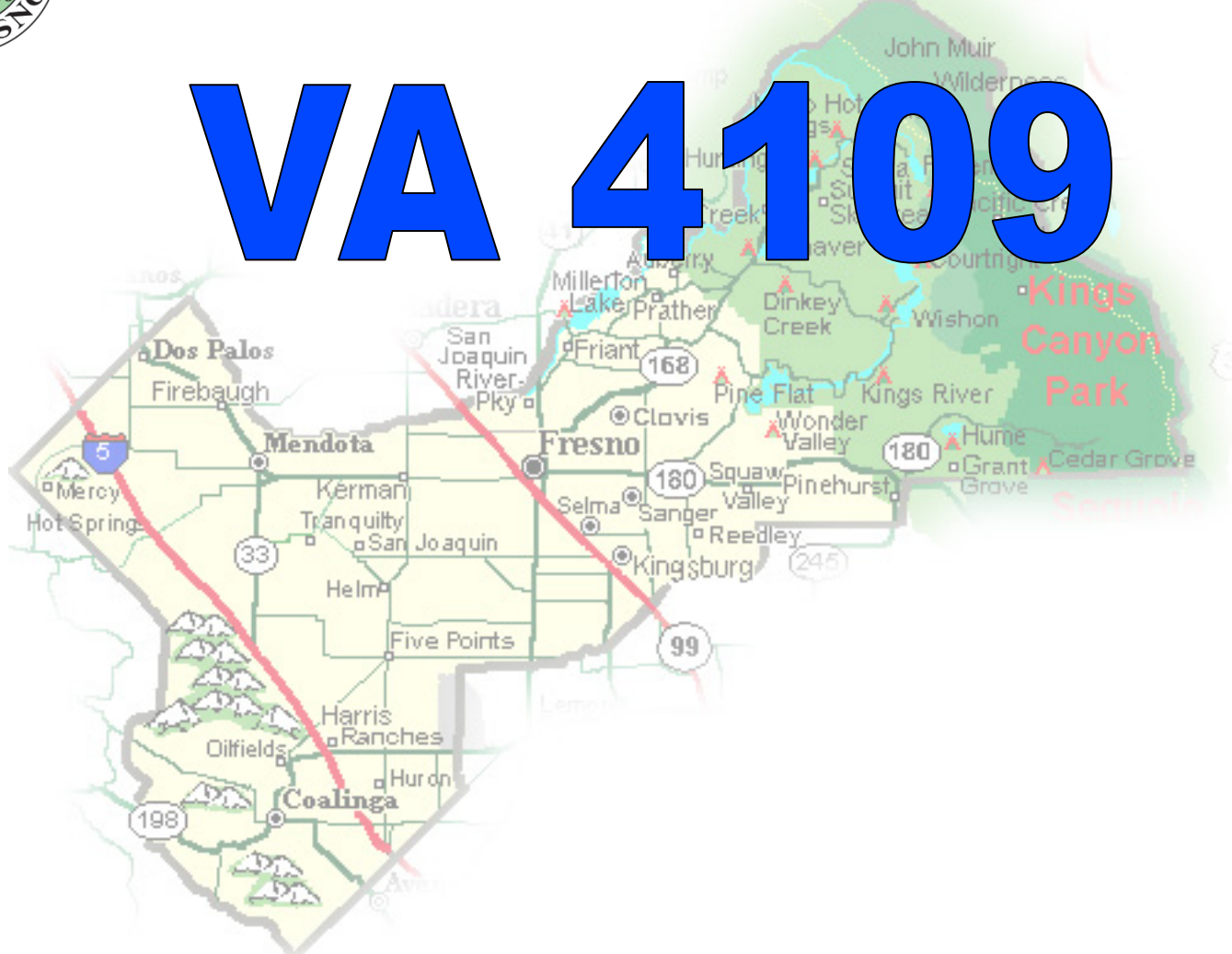
DRA

Findings	Description	Findings Met
1	Size and shape of parcel is adequate.	YES
2	Streets and highways are adequate for use.	YES
3	No adverse effect on neighborhood	YES
4	General Plan consistency	YES



DEPARTMENT of PUBLIC WORKS and PLANNING
DEVELOPMENT SERVICES & CAPITAL PROJECTS DIVISION

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MAP OF SUBDIVISION N^o 1 OF THE LANDS OF THE SUMMIT LAKE INVESTMENT CO.

Scale of Map: - 600 feet to the inch.
Distances and Areas figured to centers of Roads.
Subdivision Stakes are Redwood 3"x3"x36"

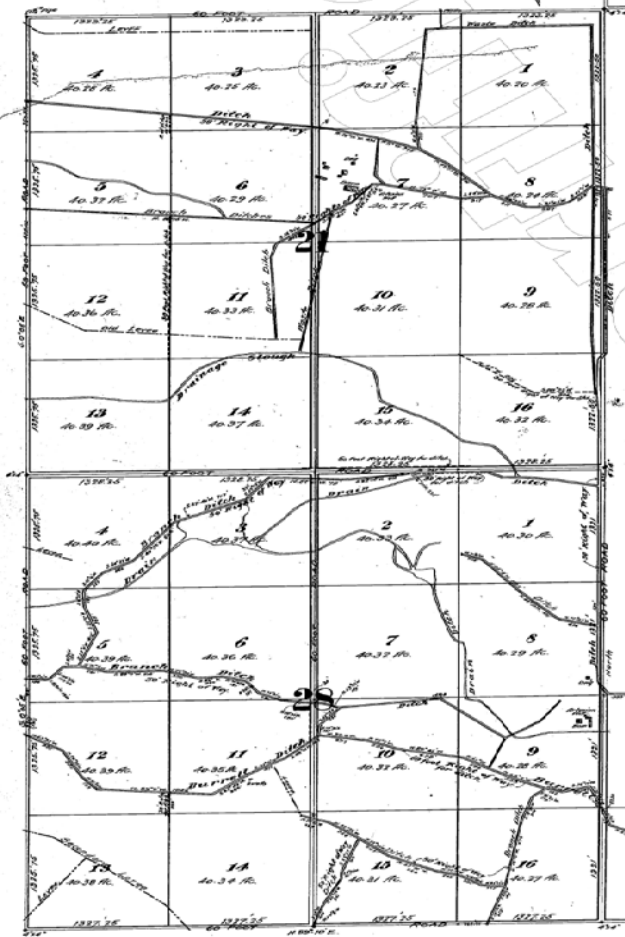
A. represents Acres.
F. represents Feet.
— represents ditches South.
--- represents rights of way for ditches reserved.
--- represents old lanes.



13
Ac. 18 Ac.
2 1/2 of the SW 1/4 of Section 25.

COMPRISING SECTIONS 21 & 29, THE SW 1/4 OF THE SW 1/4 OF SECTION 15, AND THE WEST 1/2 OF THE SW 1/4 OF SECTION 27, T. 17S, R. 12E, N. D. B. & N.

SURVEYED, DECEMBER, 1906,
BY CHRIS P. JENSEN, LICENSED SURVEYOR



State of California } s.s.
County of Fresno }
This is to certify that we, the Summit Lake Investment Company, a corporation organized and working under the laws of the State of California, are the owners, as shown by the records of the said County, of the lands and premises herewith described and as shown on the accompanying map or plat; that we have caused Chris P. Jensen, who is a Licensed Surveyor of the State of California, to make the accompanying map or plat of said premises, which, in all respects, is an accurate map or plat thereof and particularly sets forth and describes all the parcels of land within the said subdivision reserved for public use, by their boundary course and extent for whatever public purpose they are intended, also, all lots for sale by number and their dimensions in feet and fractions of feet.

Summit Lake Investment Company
by *Richard*
and *A. B. Middleton*
Secretary

State of California } s.s.
County of Fresno }
On this 23 day of January, in the year one thousand nine hundred and seven, before me, R. M. BOSTWICK, a Notary Public in and for the said County of Fresno, residing therein, duly commissioned and sworn, personally appeared all the persons described in and to the said subdivision reserved for public use, by their boundary course, amount, and acknowledgment to me that such corporations executed the same.

In Witness Whereof, I have hereunto set my hand and affixed my official seal of my office in the County of Fresno, the day and year in this certificate first above written.
R. M. Bostwick
Notary Public in and for the County of Fresno, State of California

State of California } s.s.
County of Fresno }
The Board of Supervisors being elected on behalf of the public and for public use, all the roads, rights and highways offered by the accompanying map of Subdivision No. 1 of the lands of the Summit Lake Investment Co., in witness whereof, the Board of Supervisors of the said County, has, by resolution duly and regularly passed, at a regular meeting of said Board, held at City, 23rd day, of said month of January, 1907, caused this accompanying plat to be filed by the Clerk of said Board, and to be recorded in the books of said Board and the seal of said Board to be hereunto affixed.

W. D. Miller
Chairman, Board of Supervisors
A. D. Ewing
Clerk of Supervisors

State of California } s.s.
County of Fresno }
Chris P. Jensen hereby certifies that he is a duly and regularly Licensed Land Surveyor of the State of California, that he made a survey of the lands and premises herewith described and as shown on the accompanying map or plat; that the said map or plat is an accurate map or plat thereof.

Filed in the office of the County Clerk, *Chris P. Jensen*
Recorder of the County of Fresno, State of California, 2366
A. D. Ewing, Jan 25, 1907
Summit Lake Investment Co.
N. D. B. & N.
Chris P. Jensen
Land Surveyor

60 Feet

1323.25

ROAD

1323.25

197.73

Wa

3

40.25 AC.

2

40.23 AC.

Ditch

50' Right of Way.

N. 76° 15' W. 435

N. 10° 31' W. 293

