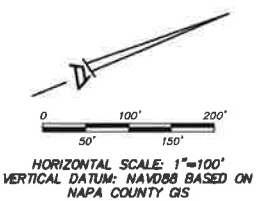


**LEGEND**

- EXISTING BOUNDARY
- - - - PROPOSED BOUNDARY
- == ROAD CENTERLINE
- == EDGE OF PAVEMENT
- ADJOINING PROPERTY LINE
- 30' RIGHT OF WAY LINE
- OVERHEAD LINE
- CULVERT
- WATER LINE PAINT MARK
- EASEMENT
- GRAVEL ROAD
- FLOWLINE
- TREE GRAPPLINE
- ⊗ WATER VALVE
- ⊙ WELL
- ⊕ SEWER MANHOLE
- ⊖ STORM DRAIN MANHOLE
- ⊗ SEWER CLEANOUT
- ⊘ DROP INLET
- ⊙ TELEPHONE POLE
- ⊙ POWER POLE
- TREE - SPECIES AS NOTED



	APN 011-050-006	APN 011-050-007	PROPOSED PARCEL 1	PROPOSED PARCEL 2	PROPOSED PARCEL 3	PROPOSED PARCEL 4
<b>EXISTING LAND USE:</b>	VINEYARD & RES	VINEYARD	VINEYARD	VINEYARD	VINEYARD	VINEYARD & RES
<b>PROPOSED LAND USE:</b>						
<b>EXISTING WATER SOURCE:</b>	WELL	WELL	CITY WATER	OFF-SITE WELL	WELL	WELL
<b>PROPOSED WATER SOURCE:</b>						
<b>EXISTING AGRICULTURAL WATER:</b>	WELL	WELL				
<b>PROPOSED AGRICULTURAL WATER:</b>			WELL	OFF-SITE WELL	WELL	WELL
<b>EXISTING SEWAGE DISPOSAL:</b>	ON-SITE SEPTIC	NONE	CITY SEWER	NONE	NONE	ON-SITE SEPTIC
<b>PROPOSED SEWAGE DISPOSAL:</b>	NONE					
<b>ZONING &amp; GENERAL PLAN DESIGNATION:</b>	RURAL RESIDENTIAL					
<b>AGRICULTURAL CONTRACT:</b>	NONE					

**NOTES**

PROPERTY LINES SHOWN HEREON ARE BASED ON RECORD DATA CALCULATED FROM A FIELD SURVEY IN JUNE, 2009.

THIS MAP WAS PREPARED AT THE REQUEST OF DON LUVISI AND CLARENCE LUVISI.

THIS TENTATIVE PARCEL MAP SHOWS THE TRUE LOCATIONS OF GROUND FEATURES IN RELATION TO THE EXISTING PROPERTY LINES OF RECORD AND THE PROPOSED PARCEL LINES.

THE APPLICATION PARCEL IS NOT WITHIN THE FEMA FLOOD ZONE.

THE NATURAL GROUND SLOPES ON THE SUBJECT PARCELS AVERAGE LESS THAN 10%.

THIS IS AGRICULTURAL LAND AND THERE ARE NO PROPOSED BUILDING ENVELOPES.

THE PROPOSED 40' WIDE ACCESS AND UTILITY EASEMENT TO SERVE PARCEL 3 IS SHOWN.

**TREES IN THE VICINITY OF THE BUILDINGS ON PROPOSED PARCEL 4**

- 2X8' OLIVE
- 18"WALNUT
- 10'+24'DECIDUOUS
- 8'APPLE
- 8'APPLE
- 8'+8'+9'7" G
- 7"WALNUT
- 17"WALNUT
- 4'+7'FRUIT
- 18"WALNUT
- 3X9'7" G
- 4"WALNUT
- 10'OLIVE
- 8'OLIVE
- 2X9'OLIVE
- 12"WALNUT
- 12"WALNUT
- 6'FRUIT
- 2X8'PEACH
- 12'FRUIT
- 12'FRUIT
- 18'OLIVE
- 6'FRUIT
- 30'WALNUT
- 40'DOUGLAS FIR
- 32'DOUGLAS FIR
- 4X4'WALNUT
- 8'WALNUT
- 6'APPLE
- 10'VALLEY OAK
- 7'ORNAMENTAL
- 10'PERSIMMON
- 30'SICKMORE
- 2X14'OLIVE
- 2X4'WALNUT
- 4'CHERRY
- 14'CHERRY
- 5'FRUIT
- 4X8'POMEGRANITE
- 8'APPLE
- 9'PERSIMMON
- 9'PERSIMMON
- 9'CHERRY
- 6'APPLE
- 6'FRUIT
- 6'FRUIT
- 2X4'FRUIT
- 6'FRUIT
- 3X4'FRUIT
- 5'FRUIT
- 4'FRUIT
- 6'FRUIT
- 4'FRUIT
- 4'FRUIT
- 6'FRUIT
- 2X9'WALNUT

**APPLICATION INFORMATION**

**OWNER:** C & T LUVISI LLC, ET AL  
**APN 011-050-006 & -007**  
**OWNER'S CONTACT ADDRESS:** P.O. BOX 815, CALISTOGA, CA 94515

**APPLICANT'S CONTACT ADDRESS:** CLARENCE LUVISI, P.O. BOX 815, CALISTOGA, CA 94515, PHONE 707-942-4074

**TENTATIVE PARCEL MAP**  
**OF THE LANDS OF**  
**C & T LUVISI, LLC**

ASSESSOR'S PARCEL NO. 011-050-006 & -007  
 CALISTOGA  
 NAPA COUNTY CALIFORNIA

PREPARED BY: CHRISTOPHER K. COLE, PLS 5769  
 TERRA FIRMA SURVEYS, INC.  
 P.O. BOX 533  
 ST. HELENA CA 94574  
 PHONE: (707) 963-7565

DATE: March 2017