

TRIPOD INVESTMENTS, LLC

July 25, 2017

To whom it may concern:

Thank you for your consideration regarding the time extension request for tentative tract map 33140. The project consists of 72+ acres which will be divided into ninety-eight single family lots, one tot lot, one water tank lot, one detention basin lot and the remaining 36 acres will be dedicated as open space.

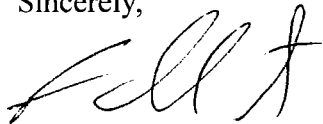
We as the developer agree to all the changes made to the map during the extension process and we agree to the revised conditions as set forth by the Community Development Department on July 25, 2017.

Many items are listed in the modification, and one item specifically requires the formation of a homeowners association with related responsibilities, granting an access easement for maintenance of all defensible space areas, and the implementation of a fire protection plan. The homeowners association will be completed by the developer and be approved by the City. All of the association documents will also be approved by the Engineering and Planning Department as well as the City Attorney. These documents will include the articles of incorporation for the association and the covenants, conditions and restrictions for the association. In addition, all lettered lots or any lot subject to a maintenance obligation by the homeowners association will be owned and maintained by the homeowners association (or other entity with prior approval by the Community Development Director). The developer will also identify the detention basin lot and water tank lot as to be maintained by the City of Lake Elsinore Community Facilities District No. 2015-2.

We as the developer also agree to submit for approval by the City an access easement to the homeowners association, allowing for maintenance of all defensible space areas in accordance with the fire protection plan. Additionally, all slopes adjacent to streets will be identified as open space lots owned and maintained by the homeowners association, or as homeowners association maintenance easements, which will be maintained by the HOA.

We hope to start construction on this site by the end of 2018. Thank you for your assistance with this matter.

Sincerely,



Fred Matian
Tripod Investments, LLC

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