

December 15, 2021

Linkey International, Inc.

12305 Provincetown St.

Seal Beach, CA 90740

County of Orange, Planning Division

Dear Sirs,

Linkey International, Inc., the property owner, would like to develop the 2.11-acre single parcel property located 10262 S. Crawford Canyon Road (CCR) (APN 393-101-03) that is currently occupied by one single family home and a few outlying structures, all accessed by a twenty-foot wide +/- dirt road leading up from CCR. The existing property is made up of slopes ranging from approximately 2:1 to 1:10 with no retaining walls to account for the fifty plus feet of fall across the property. The owner would like to subdivide the 2.11-acre property into four parcels all accessed by a private 24-foot-wide paved asphalt road (25-feet back of curb to back of curb) with a combination of curb & gutter along the north side where drainage is collected and conveyed, rolled curb fronting the four parcels (OCPW Std. 1201) and a redwood header along the south side leading up from CCR and terminating with county standard offset cul-de-sac (OCPW Std. 1113) centered within the four parcels. These four parcels will be subdivided according to the E4 Zoning code without any exceptions. The proposed four parcels will be graded to allow for the construction of a single-family home, an Additional Dwelling unit (ADU) and a junior dwelling unit contained within the single-family home. The grading will be a combination of 2:1 and flatter slopes with retaining walls located in parcels 2 & 3. A private gravity sewer line will connect to the existing sewer main in CCR and extend up to the private road cul-de-sac to serve all four parcels. A private water line will connect to the existing water main in CCR and extend up to the private road cul-de-sac to serve all four parcels. Drainage will continue in the same direction toward CCR in the developed condition as in the current condition. Each parcel will have its own water quality swale & water quality device to clean the parcel's run-off prior to reaching the paved cul-de-sac and then flowing along the northerly curb & gutter down to the Crawford Canyon Rd. right-of-way where it will be collected in drop inlet and piped to the existing 66-inch storm drain located within CCR.

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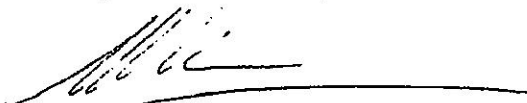
Seal Beach, CA 90740

County of Orange, Planning Division

Dear Sirs,

We are the owners of the property located at 10262 Crawford Canyon Road, County of Orange, CA 92705. It is our intent to process a map to subdivide the property into four legal lots for future residential development. We have asked our engineers to assist us in the preparation of the parcel map and other documents and to process them through the Planning Division of Orange County for approval. We hereby authorize DRC Engineering, Inc., 160 Old Springs Road, Suite 210, Anaheim Hills, CA 92808, to act as our agent for this process. Please let me know if you have any questions.

Linkey International, Inc.

A handwritten signature in black ink, appearing to read 'Hai B. Trinh', is written over a horizontal line.

Hai Bang Trinh, President

Cell Phone: 562-296-7720

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.


State of California
County of Orange

On 12/18/2021 before me, THANG DUC NGUYEN, Notary Public
(Insert name and title of the officer)

personally appeared HAI BANG TRINH
who proved to me on the basis of satisfactory evidence to be the person(x) whose name(s) is/~~are~~
subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in
his/~~her/their~~ authorized capacity(~~ies~~), and that by his/~~her/their~~ signature(~~s~~) on the instrument the
person(x), or the entity upon behalf of which the person(x) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)

