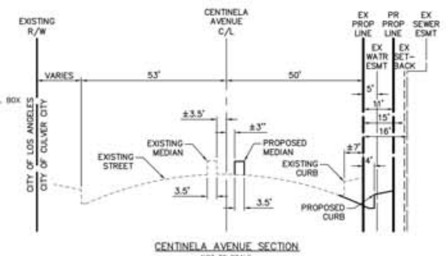
ATTACHMENT NO. 8

LEGEND

- PROPERTY / BOUNDARY LINE
- STREET R/W LINE
- CURB LINE (FROM 1"=20' ON TO 1"=200')
- CENTER LINE
- PROPOSED LOT LINE / PARCEL LINE
- EASEMENT LINE (W=WIDTH)
- CONTOUR LINE (APPROXIMATE)
- BUILDING FOOT PRINT LINE
- FENCE LINE
- RETAINING WALL
- CONC. BLOCK WALL
- EDGE OF ASPHALT PAVING
- CB . . . CATCH BASIN W/ACCESS HOLE
- MH . . . MANHOLE (SEWER, STORM DRAIN, POWER, TELEPHONE)
- PP/TP . . . POWER POLE (P.P.) / TELEPHONE POLE (T.P.)
- S . . . SIGN (ALL KINDS)
- SL . . . STREET LIGHT
- TS . . . TRAFFIC SIGNAL
- TS/SL . . . TRAFFIC SIGNAL W/STREET LIGHT
- YL . . . YARD LIGHT
- FH . . . FIRE HYDRANT
- U.E. . . . UPPER ELEVATION
- L.E. . . . LOWER ELEVATION
- DS . . . DOWNSPOUT
- FDC . . . FIRE DEPARTMENT CONNECTION
- PIV . . . POST INDICATOR VALVE
- DIRECTION OF WATER DRAINAGE FLOW
- PM . . . PARKING METER
- GM/WM . . . GAS / WATER METER
- GV/WV . . . GAS / WATER VALVE
- EPB/SLPB/TSPB/UPB . . . ELEC./STREET LIGHT/TRAFFIC/UNKNOWN PULL BOX
- TREE IN WELL W/TRUNK DIAMETER
- PL . . . PLANTER
- APPR. . . . APPROACH (DRIVEWAY)
- CO . . . CLEAN OUT
- CHLK . . . CHAINLINK (FENCE/GATE)
- WIF . . . WROUGHT IRON FENCE
- PA . . . PLANTER AREA
- AL . . . AREA LIGHT
- AD . . . AREA DRAIN
- OHE . . . OVERHEAD ELECTICAL LINE
- SANITARY SEWER (SIZE)
- STORM DRAIN (SIZE)
- WATER LINE (SIZE)
- GAS LINE (SIZE)
- OIL/PETROLEUM LINE (SIZE)
- ELECTRICAL LINE
- COMMUNICATION LINE
- OVERHEAD UTILITY LINE(S)

PROPOSED FIRE ACCESS LANE
NOT TO SCALE



CENTINELA AVENUE SECTION
NOT TO SCALE

NOTES:

1. UTILITIES ARE AVAILABLE TO THE SITE.
2. SEWAGE DISPOSAL AND DRAINAGE WILL BE PROVIDED BY CITY SYSTEMS.
3. THERE ARE NO OAK TREES ON THE SITE.
4. PARCELS 1 AND 2 WILL HAVE RECIPROCAL EASEMENTS FOR ACCESS OVER THE INTERNAL ROADS, TO BE RESERVED IN SEPARATE DOCUMENT(S).
5. PARCEL 1 WILL MAINTAIN APPROXIMATELY 265 PARKING SPACES FOR THE BENEFIT OF PARCEL 2, TO BE RESERVED IN SEPARATE DOCUMENT(S).
6. PARCEL LINES SHOWN HEREON ARE PRELIMINARY AND WILL BE BASED UPON FINAL DESIGN DOCUMENTS.

LEGAL DESCRIPTION

PARCEL 2 OF PARCEL MAP NO. 4031, IN THE CITY OF CULVER CITY, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP FILED IN BOOK 58, PAGE 100 OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

SUBSTRUCTURE LIST:

STORM DRAIN:
CITY OF LOS ANGELES DRAINAGE MAP RECORD DRAWINGS OF CENTINELA DRAIN (PROJECT NO. 2559)
RECORD DRAWINGS OF LACDPW 24" STORM DRAIN (PROJECT NO. 3757)

SEWER:
RECORD DRAWINGS OF CITY OF LOS ANGELES 15" SEWER MAIN (D-24455)
RECORD DRAWINGS OF CITY OF LOS ANGELES 21" SEWER MAIN (D-28965)

WATER:
RECORD DRAWINGS FROM GOLDEN STATE WATER COMPANY

POWER:
RECORD DRAWINGS FROM SOUTHERN CALIFORNIA EDISON

COMMUNICATIONS:
RECORD DRAWINGS FROM AT&T AND TIME WARNER CABLE COMPANY

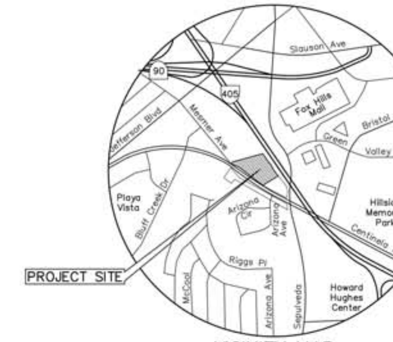
SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND ACCURATELY REFLECTS THE PLOTTABLE EASEMENTS OF RECORD AS NOTED IN THE PRELIMINARY TITLE REPORT DATED JULY 13, 2007 AS PREPARED BY FIRST AMERICAN TITLE COMPANY (ORDER NO. NCS-307957-LA1).

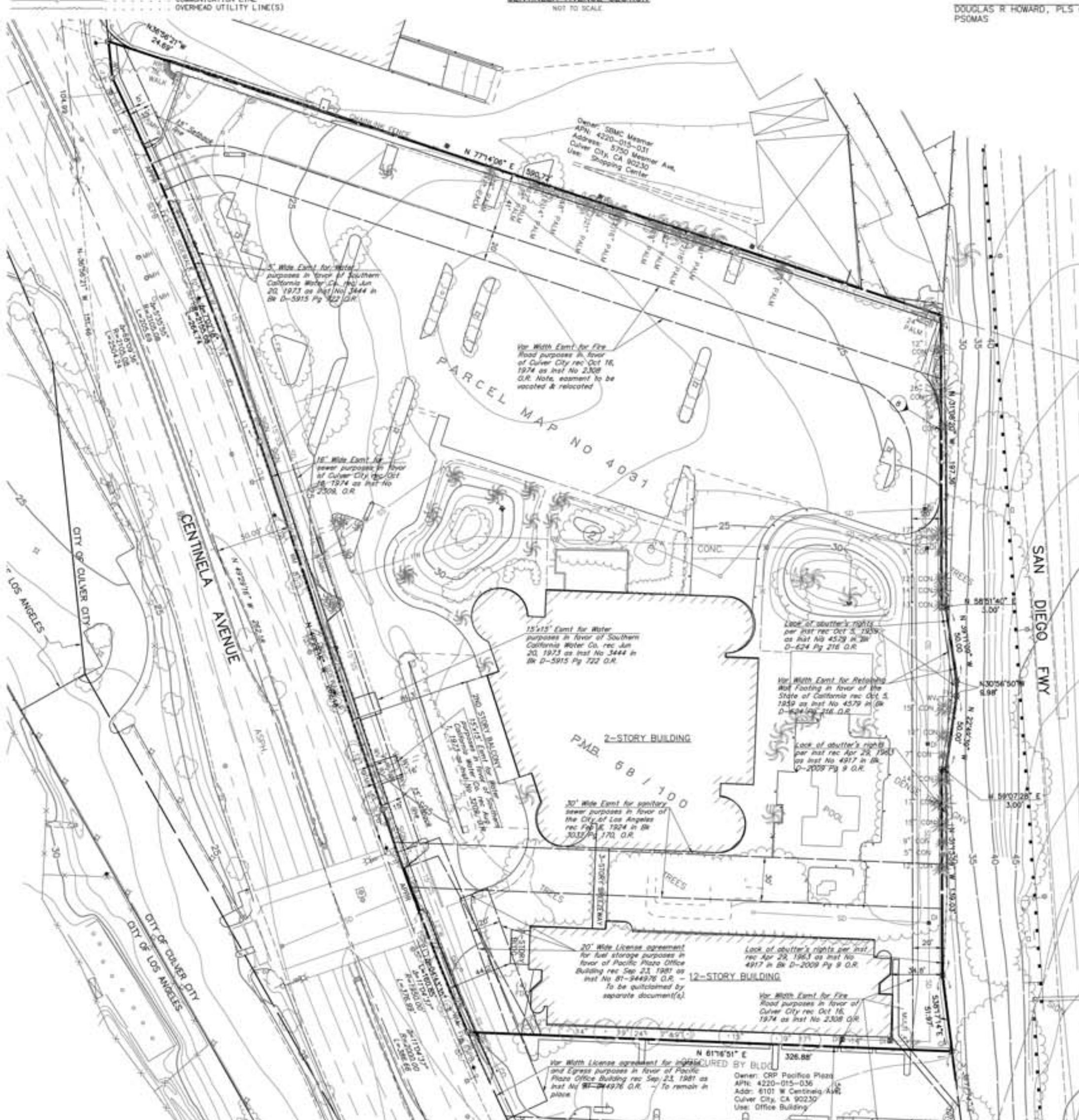
DOUGLAS R HOWARD, PLS 6169   DATED
PSOMAS

TENTATIVE PARCEL MAP NOTES:

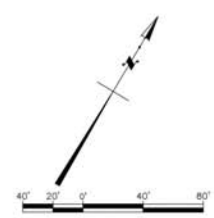
OWNER	CRP CENTINELA, L.P. 1001 PENNSYLVANIA AVE NW 220 WASHINGTON DC, 20004
SUBDIVIDER	CENTINELA DEVELOPMENT PARTNERS ATTN: EDWARD SAMEK 11100 SANTA MONICA BLVD, SUITE 400 LOS ANGELES, CA 90025 PHONE: 310.575.1700
SURVEYOR/ENGINEER	PSOMAS DOUGLAS HOWARD, PLS 6169 555 SOUTH FLOWER STREET, SUITE 4300 LOS ANGELES, CA 90071 PHONE: (213) 223-1400
PROJECT ADDRESS	6161 CENTINELA AVENUE CULVER CITY, CA 90230
APN	4220-015-029
ZONING	CRB (COMMERCIAL REGIONAL BUSINESS PARK)
EXISTING USE	HOTEL, CONFERENCE CENTER AND PARKING LOT
GENERAL PLAN DESIGNATION	COMMERCIAL - REGIONAL CENTER
PROPOSED USE	HOTEL, CONFERENCE CENTER, OFFICE BUILDING AND PARKING STRUCTURE
THOMAS GUIDE	672-G6 & G7
AREA	BASED UPON MEASURED BEARINGS AND DISTANCES AS SHOWN HEREON, THE TOTAL AREA IS: 279,889 SQ FT OR 6.4254 ACRES (TO THE CL OF THE STREET) 245,518 SQ FT OR 5.6363 ACRES (FEE PROPERTY) 237,698 SQ FT OR 5.4568 ACRES (NET AFTER STREET DEDICATIONS)
CONTOUR INTERVAL	1 FOOT.
FLOOD ZONE	SUBJECT PROPERTY LIES WITHIN FLOOD ZONE C (AREA OF MINIMAL FLOODING) AS SHOWN ON FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 060114 0005 C, DATED 2/1/1980, AS PUBLISHED BY FEDERAL EMERGENCY MANAGEMENT AGENCY.
UTILITIES	UNDERGROUND UTILITIES SPECIFICALLY LISTED IN THE UTILITY INFORMATION TABLE ARE PLOTTED ON THIS SURVEY. OTHER UNDERGROUND UTILITIES NOT LISTED (E.G. TRAFFIC SIGNAL AND STREET LIGHT CONDUIT, ABANDONED LINES, ETC.) HAVE NOT BEEN PLOTTED. THE LOCATION OF THOSE PLOTTED UTILITIES WERE OBTAINED FROM UTILITY MAPS AND PLANS AS LISTED UNDER THE SUBSTRUCTURE LIST.



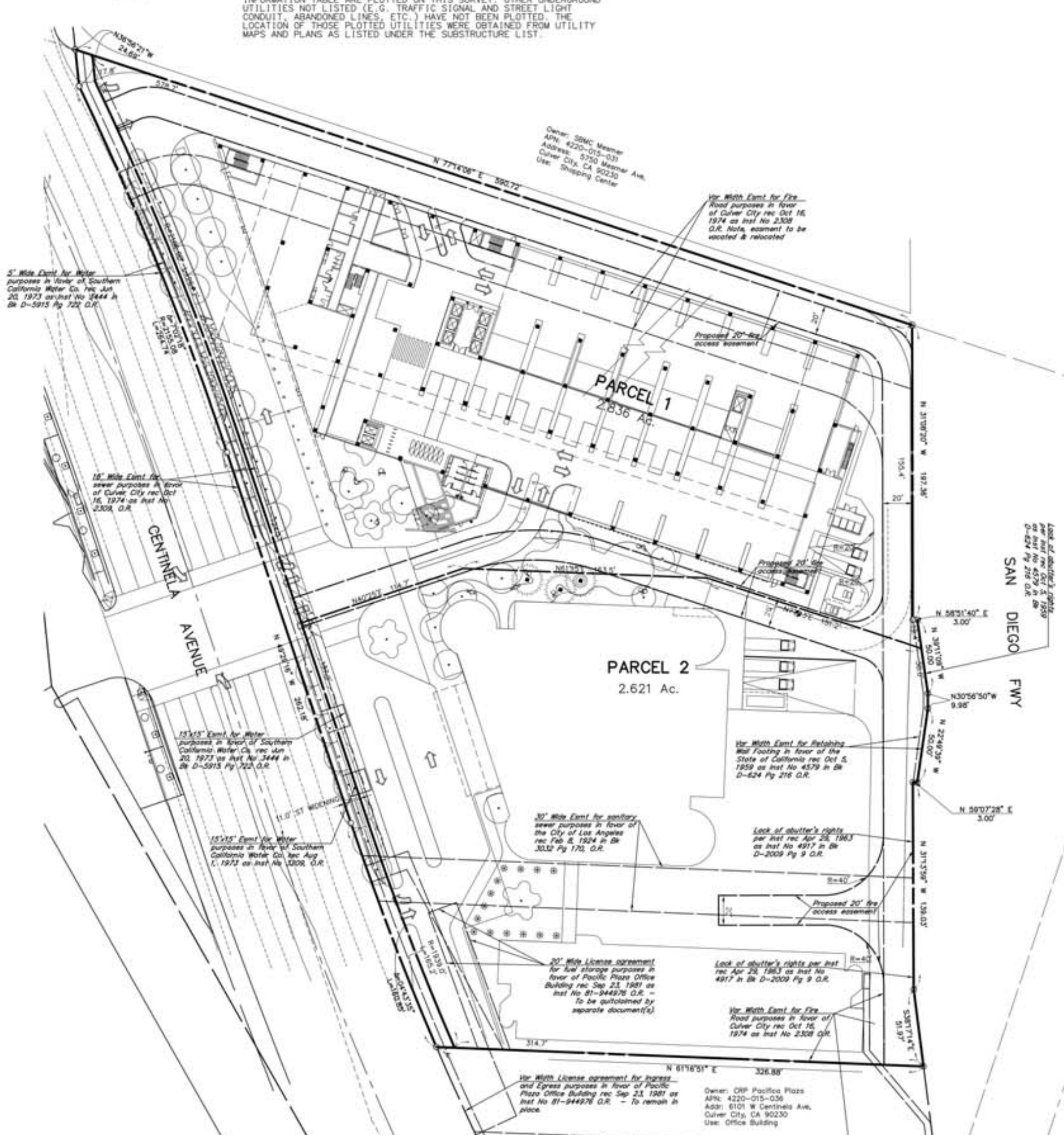
VICINITY MAP
NOT TO SCALE



EXISTING CONDITIONS



GRAPHIC SCALE
SCALE: 1" = 40'



PROPOSED CONDITIONS

SEAL

DESIGNED	GRG
DRAFTED	GRG
CHECKED	DRH

REV	DATE	DESCRIPTION	BY	APP'D

BENCHMARK: CITY OF LOS ANGELES BENCH MARK NO. R17-03391
USC&GS DISC "STMPD M-776 RESET 1962"
AT N'LY END HANDRAIL 8FT W/O W CURB
SEPULVEDA BLVD, 41FT S/O BCR S/O
CENTINELA AVE; FORMER BRIDGE "RESET 1962"
ELEV. 28.041 FEET   ADJUSTMENT 1985 (NGVD29)
PATH/PLOT DATE

PSOMAS
11444 West Olympic Boulevard, Suite 750
West Los Angeles, CA 90064-1549
(310) 954-3700 (310) 954-3777 (FAX)

TENTATIVE PARCEL MAP FOR SUBDIVISION PURPOSES FOR:

TENTATIVE PARCEL MAP NO. 74287
CRP CENTINELA L.P.
6161 CENTINELA AVENUE
IN THE CITY OF CULVER CITY   COUNTY OF LOS ANGELES   STATE OF CALIFORNIA

DATE	JUNE 21, 2016
SCALE	1" = 40'
PROJECT NUMBER	ICAR510100 TASK100
SHEET	1 OF 1

CENTINELA DEVELOPMENT PARTNERS
6161 W. CENTINELA AVE, CULVER CITY, CA

ENTRADA
CREATIVE OFFICE

Gensler
500 South Figueroa Street, Los Angeles, California 90071, United States
Tel 213.327.3600
Fax 213.327.3601

Date	Description
10/19/2016	

Seal / Signature

NOT FOR CONSTRUCTION

Project Name: ENTRADA CREATIVE OFFICE
Project Number: 05.9895.000
Description: TRACT MAP
Scale

C1.80

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10/19/2016 8:23:08 PM   \\gensler.ad\projects\Revit\UserModels\23743\05.9895.000 Entrada CENTRAL v16_Anton Bakerjian.rvt