



August 30, 2023

RE: Pratt Family Ranch – Development Agreement

Dear Mr. Smith:

We have reviewed the proposed development agreement and request modifications to Article 2.2 to read:

*Before the City allows for the recording of a final subdivision map pertaining to any portion of the tentative subdivision map within the portion of the Property situated within Tier III, building permits for new dwelling units shall be issued for 85% of lots in Tier II, which equates 209 residential lots.*

We believe applying the 85% rule against the overall Tier II property would be consistent with the City's interest in having concentric growth. The development agreement proposes measures that would control when we could take our Tier III tentative map to Planning Commission and when we could record the Tier III final map, further enabling the City to manage growth consistent with the General Plan.

Thank you for your consideration. I'm available to discuss further at 661-381-8176.

Sincerely,

A handwritten signature in black ink, appearing to be 'RC' or 'Richelle C. Cariño'.

Richelle C. Cariño