

BATES STRINGER HOLLISTER II LLC

March 2, 2020

Taven M. Kinison Brown
Principal Planner
San Benito County
Resource Management Agency
481 4th Street
Hollister, CA 95023

Re: The Promontory Vesting Tentative Map – TSM #15-94
Tract Map No. 353

Dear Taven:

Thank you for meeting with Gordon and me on December 26, 2019 to discuss the processing of our final map application and our request to extend the term of the Promontory Project (aka "The Bluffs") Vesting Tentative Subdivision Map Tract 353 ("VTM 353").

As we discussed, in accordance with San Benito County Development Code section 23.07.010, we hereby request one extension of the Vesting Tentative Subdivision Map for one additional year for a cumulative total of three years. The reason we are requesting the extension is that we have spent the past two years attempting to obtain access from the Ridgemark Homes Association ("RHA") to the Ridgemark Project roads in accordance with Condition 34 of VTM 353 which requires that we obtain proof or conformation of legal access to connect to Ridgemark Drive or demonstrate that the Promontory Project will have access to the existing Ridgemark roads.

The RHA has refused to provide such access in a reasonable manner and in accordance with the terms of its approvals set forth in the 1984 Zoning Contract and Condition 34 of the

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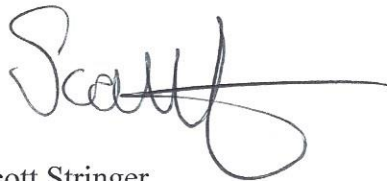
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Promontory Project. Resolving the access issue is critical in terms of the manner in which the final map addresses other related conditions (e.g., condition 35). County Counsel has advised us to file a final map application and address the access issue through that process. Accordingly, because we have been delayed in our ability to submit a final map as we attempted to resolve the access issue, we hereby request a one year extension so that we may process the final map and address the access issue through the County's approval of the final map.

I understand that the term of the VTM shall be automatically extended for a period of 60 days or until the Planning Director acts on the request in accordance with section 23.07.010(A). Please advise if you have any questions or need further information. We look forward to your action on our request.

Respectfully,

A handwritten signature in black ink, appearing to read "Scott Stringer", with a long horizontal flourish extending to the right.

Scott Stringer

Attachment

cc: Harry Mavrogenes
Barbara Thompson
Alicia Guerra