

CINQUINI & PASSARINO, INC.
Professional Land Surveyors
1360 No. Dutton Avenue, Suite 150
Santa Rosa, CA 95401
(707) 542-6268
Job #10845-25

Exhibit “B”

**Monroe Annexation (280 Mesa Road)
To Bolinas Community Public Utility District
LAFCo File No. _____**

All that certain real property, situated in portion of Section 26, Township 1 North, Range 8 West, Mount Diablo Base and Meridian, in the unincorporated area of the County of Marin, State of California, being more particularly described as follows:

BEGINNING at an angle point on the northern boundary of Drury Annexation to Bolinas Community Public Utility District Resolution Number 17-09, dated October 12, 2017, said angle point also being the most western corner of Parcel B as shown on that certain parcel map filed April 24, 1975, in Book 11 of Parcel Maps at Page 44, Marin County Records;

thence leaving said Annexation boundary and along the boundaries of said Parcel B the following 4 (four) courses and distances:

- (1) North 49°59'43" East 544.56 feet;
- (2) South 23°38'29" East 921.30 feet;
- (3) South 68°51'00 West 518.18 feet;
- (4) North 24°00'47" West 744.88 feet to the **POINT OF BEGINNING**.

Containing 9.95 acres of land more or less.

APN 188-170-53

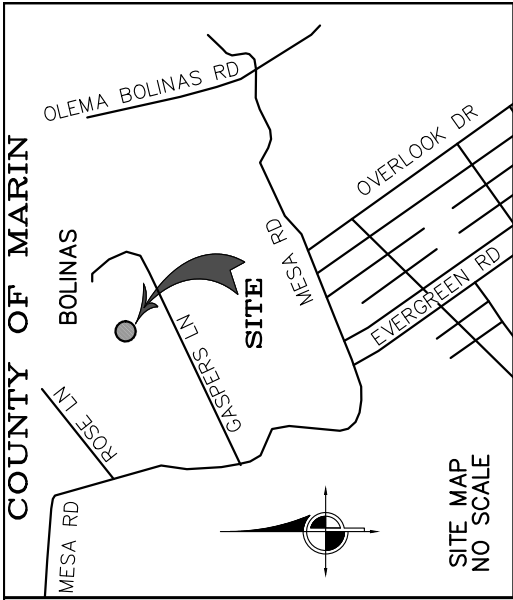
For annexation purposes only. This description of land is not a legal property description as defined in the Subdivision Map Act and may not be used as the basis for an offer for sale of the land described.

Prepared by Cinquini & Passarino, Inc.

Preliminary
04/28/2025 10:36:55 AM

Davit Can Sulam, PLS 8224

Date



ANNEXATION DISTRICT

- [A]** DRURY ANNEXATION TO BOLINAS COMMUNITY
PUBLIC UTILITY DISTRICT, RESOLUTION NO. 17-09.

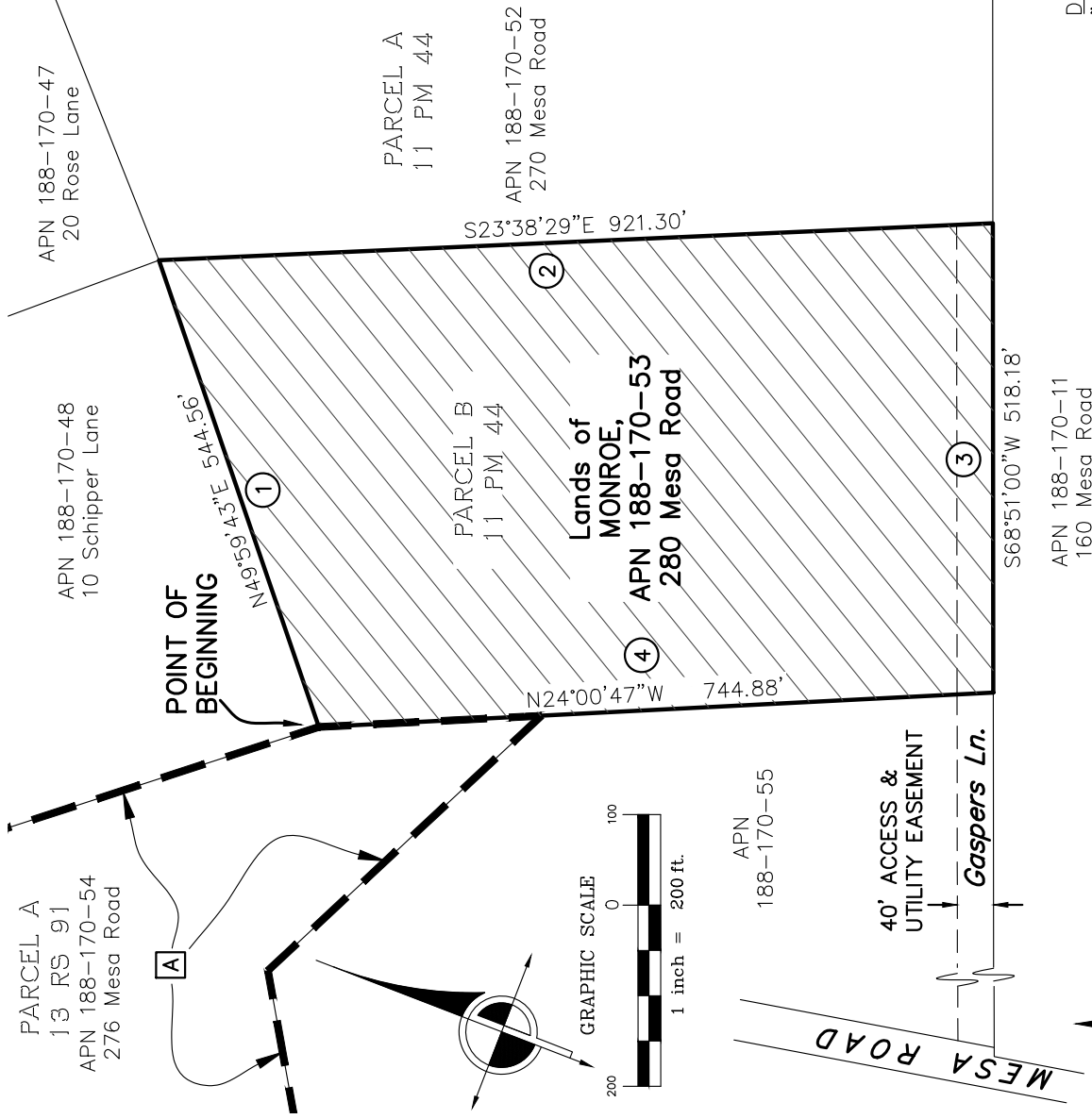
LEGEND

- EXISTING PARCEL BOUNDARY
- - - RIGHT-OF-WAY
- - - EXISTING BOLINAS COMMUNITY PUBLIC UTILITY DISTRICT BOUNDARY
- PROPOSED BOLINAS COMMUNITY PUBLIC UTILITY DISTRICT ANNEXATION (9.95± ACRES)

DISCLAIMER:

"FOR ANNEXATION PURPOSES ONLY. THIS DESCRIPTION OF LAND IS NOT A LEGAL PROPERTY DESCRIPTION AS DEFINED IN THE SUBDIVISION MAP ACT AND MAY NOT BE USED AS THE BASIS FOR AN OFFER FOR SALE OF THE AREA DESCRIBED."

280 Mesa Road, APN 188-170-53	DRAWN BY: DCS	CHECKED BY:
	SCALE: 1" = 200'	DATE: 04/28/2025
MONROE ANNEXATION LAFCO FILE NO. _____ TO BOLINAS COMMUNITY PUBLIC UTILITY DISTRICT		JOB #: 10845-25 PAGE: 2 of 2



CINQUINI & PASSARINO, INC. LAND SURVEYING

1804 Soscol Avenue, Suite 202
Napa, CA. 94559
Phone: (707) 690-9025
Fax: (707) 542-2106
WWW.CINQUINIPASSARINO.COM

▲ BOUNDARY
 ▲ TOPOGRAPHIC
 ▲ CONSTRUCTION
 ▲ SUBDIVISIONS