

APPLICANT:

HOLLEY MASCH
361 RAILROAD AVENUE
NEVADA CITY, CA. 95959
holley@49er.cc
(530) 265-5824

**BUILDER/
REPRESENTATIVE**

AMY GWINNUP, CEO
ABS BUILDERS, INC.
P.O. BOX 95
MAXWELL, CA. 95955
amy@absbuildersinc.com
(530) 438-2235

PREPARED BY:

ANDREW R. CASSANO, L.S. 4370
NEVADA CITY ENGINEERING, INC.
505 COYOTE STREET - SUITE "B"
NEVADA CITY, CA. 95959
(530) 265-6911

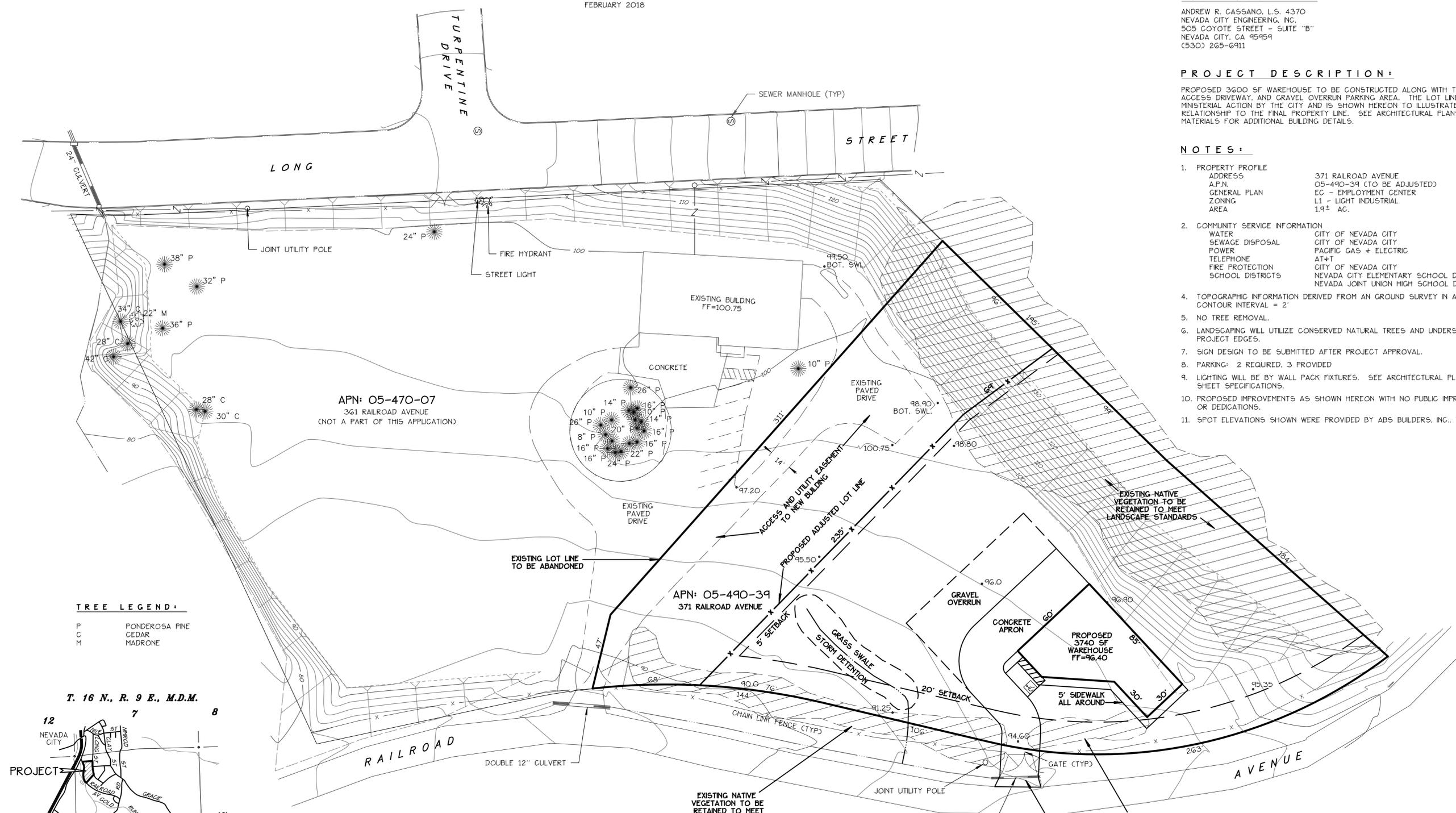
PROJECT DESCRIPTION:

PROPOSED 3600 SF WAREHOUSE TO BE CONSTRUCTED ALONG WITH THREE PARKING SPACES, ACCESS DRIVEWAY, AND GRAVEL OVERRUN PARKING AREA. THE LOT LINE ADJACENT IS A MINISTERIAL ACTION BY THE CITY AND IS SHOWN HEREON TO ILLUSTRATE THE BUILDING'S RELATIONSHIP TO THE FINAL PROPERTY LINE. SEE ARCHITECTURAL PLANS AND APPLICATION MATERIALS FOR ADDITIONAL BUILDING DETAILS.

NOTES:

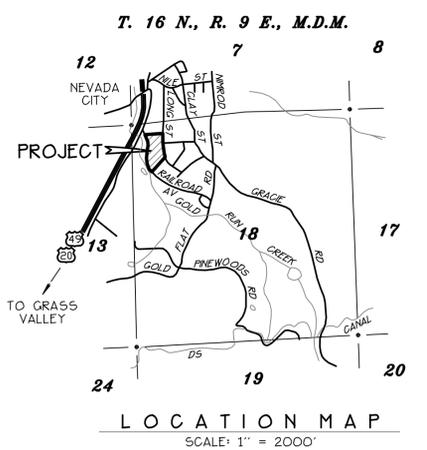
- PROPERTY PROFILE
ADDRESS 371 RAILROAD AVENUE
A.P.N. 05-490-39 (TO BE ADJUSTED)
GENERAL PLAN EC - EMPLOYMENT CENTER
ZONING L1 - LIGHT INDUSTRIAL
AREA 1.9± AC.
- COMMUNITY SERVICE INFORMATION
WATER CITY OF NEVADA CITY
SEWAGE DISPOSAL CITY OF NEVADA CITY
POWER PACIFIC GAS + ELECTRIC
TELEPHONE AT+T
FIRE PROTECTION CITY OF NEVADA CITY
SCHOOL DISTRICTS NEVADA CITY ELEMENTARY SCHOOL DISTRICT
NEVADA JOINT UNION HIGH SCHOOL DISTRICT
- TOPOGRAPHIC INFORMATION DERIVED FROM AN GROUND SURVEY IN APRIL 2007.
CONTOUR INTERVAL = 2'
- NO TREE REMOVAL.
- LANDSCAPING WILL UTILIZE CONSERVED NATURAL TREES AND UNDERSTORY AROUND PROJECT EDGES.
- SIGN DESIGN TO BE SUBMITTED AFTER PROJECT APPROVAL.
- PARKING: 2 REQUIRED, 3 PROVIDED
- LIGHTING WILL BE BY WALL PACK FIXTURES. SEE ARCHITECTURAL PLANS AND CUT SHEET SPECIFICATIONS.
- PROPOSED IMPROVEMENTS AS SHOWN HEREON WITH NO PUBLIC IMPROVEMENTS OR DEDICATIONS.
- SPOT ELEVATIONS SHOWN WERE PROVIDED BY ABS BUILDERS, INC., THE BUILDING CONTRACTOR.

SCALE: 1" = 30'
FEBRUARY 2018



TREE LEGEND:

P	PONDEROSA PINE
C	CEDAR
M	MADRONE



DEVELOPMENT PERMIT
FOR
HOLLEY MASCH
BEING A PORTION OF THE LANDS SHOWN ON
BOOK 10 OF SURVEYS AT PAGE 4
WITHIN THE INCORPORATED TERRITORY OF
THE CITY OF NEVADA CITY, CALIFORNIA
SCALE: 1" = 30' FEBRUARY, 2018
NEVADA CITY ENGINEERING, INC.
505 COYOTE STREET - P.O. BOX 1437 - NEVADA CITY - CALIFORNIA