

NOTES

Building Foundations

The bottom of building foundations shall be on rock or dense clay, or to a minimum depth of 18" below original grade, whichever is less.

DRIVEWAY CONSTRUCTION

1. All cut slopes shall be 1 1/2 (horizontal) to 1 (vertical) or flatter, except that cuts in rock and dense (>2 ksf unconfined compression) sandy clay may be 3/4 to 1 or flatter.
2. All fill slopes shall be compacted to 90 percent of optimum, have a slope of 2:1 or flatter, and be track or sheepsfoot-rolled on completion to result in a tight, dimpled surface and be revegetated.
3. Individual driveways shall be surfaced with 2" of rock or gravel. Driveways shall be improved to this standard prior to issuance of building permits for a residence.

SURFACE DRAINAGE WAYS - from building pads, ditches and driveways

1. All channel inverts where the longitudinal slopes exceeds 10 percent shall be rocked with 2" of base rock or 3/4" to 3" rock.
2. Maximum length of drainage run in channels of 10 percent or steeper shall be 300 feet.

BUILDING PAD

1. All fill slopes shall be compacted to 90 percent of optimum, have a slope of 2:1 or flatter, and be track or sheepsfoot-rolled on completion to result in a tight, dimpled surface and be revegetated.

REVEGETATION

1. 40 pounds per acre of Orchardgrass and Wheatgrass and 400 pounds per acre of 16-20-0 fertilizer shall be broadcast on roughened or dimpled surface.
2. 2 tons per acre of straw shall be spread over the seeded slopes and punched with a studded roller or track-packed.

BUILDING PERMITS

1. Building permit plans for residences shall include driveway plans and show all cut and fill slopes, and required improvements (i.e. maximum slope, compaction and revegetation).
2. All drainage ways resulting from development shall be shown on the building permit plans for residences. Drainage ways shall be improved as discussed above prior to issuance of a final building permit.

FIRE PROTECTION

Emergency water for fire protection shall be provided before final inspection for building construction as set forth in Article 10 of Chapter 4 of Title 9 of the Plumas County Code.

The cul-de-sac shown hereon is a private easement not subject to improvements or maintenance by Plumas County. Such easements will not become effective unless and until reservations and grants are included in the respective deeds.

A Road Maintenance Agreement is on file in Book AS Doc. No: 2000-05593 of Official Records ~~at Page~~ _____, Plumas County Records.

The information shown hereon is for informational purposes describing conditions as of filing and is not intended to affect record title interest.

The additional information shown hereon is derived from public records or reports and does not imply the correctness or sufficiency of those records or reports by preparer.

Additional Information Sheet
GRIZZLY CREEK RANCHETTES
SUBDIVISION
UNIT NO. 2
A Planned Development
for
Wayne Shumate

A Portion of the NE 1/4 of Section 17
T. 23 N., R. 14 E., M.D.M.
Plumas County, - California
Scale 1" = 100' June, 2000.

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