



CASE: CDP 2017-0019
OWNER: MOLLENKOPF, Tobin & Carolyn

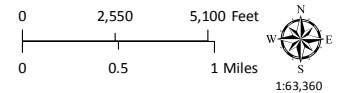
APN: 027-171-03

APLCT:

AGENT:

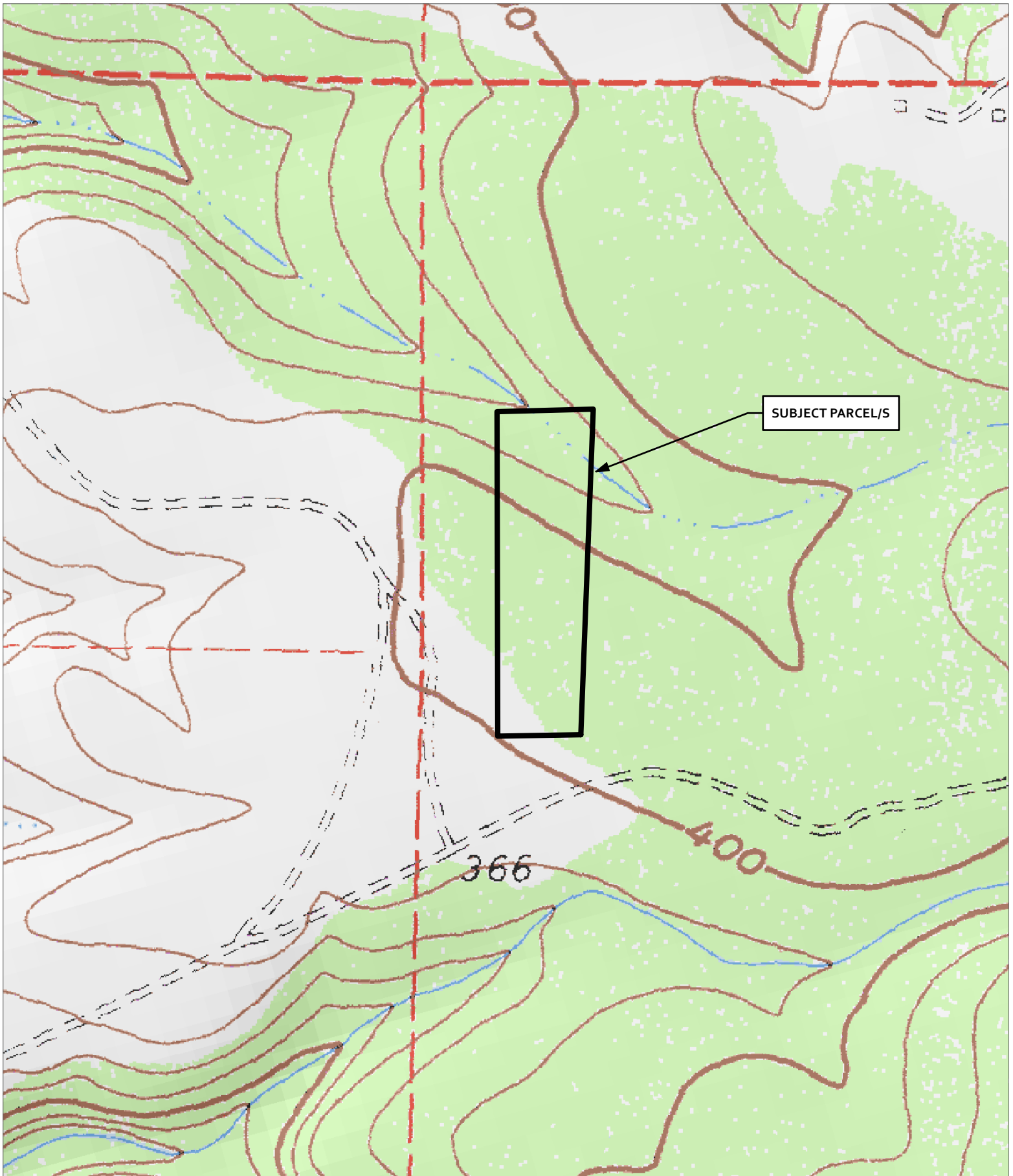
ADDRESS: 41700 Harris Ranch Road, Point Arena

- Coastal Zone Boundary
- Highways
- Major Towns & Places
- Major Roads
- Incorporated City Limits

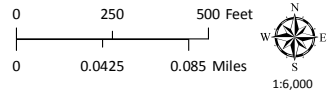


LOCATION MAP

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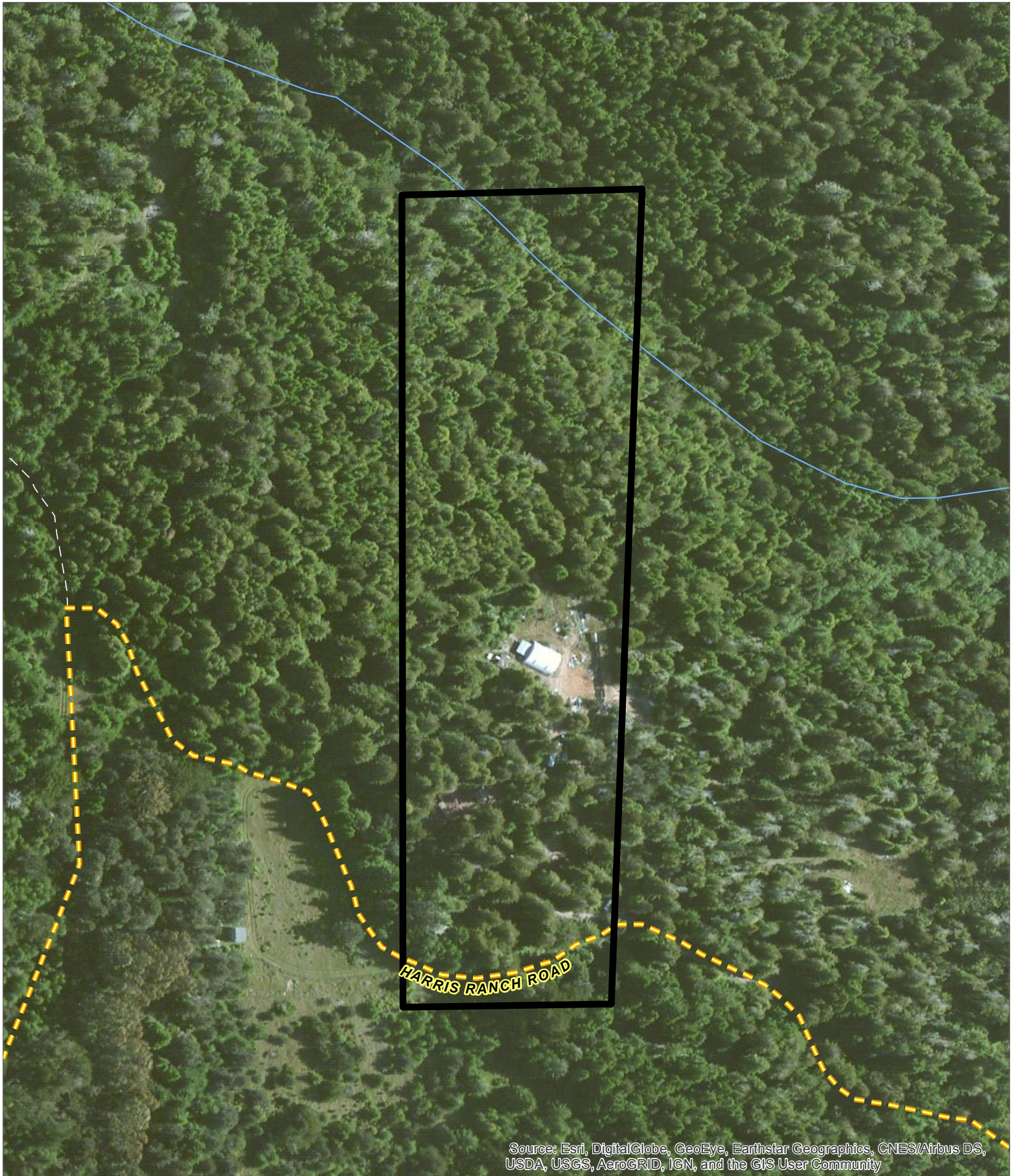


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TOPOGRAPHIC MAP
CONTOUR INTERVAL IS 40 FEET

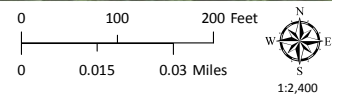
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Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

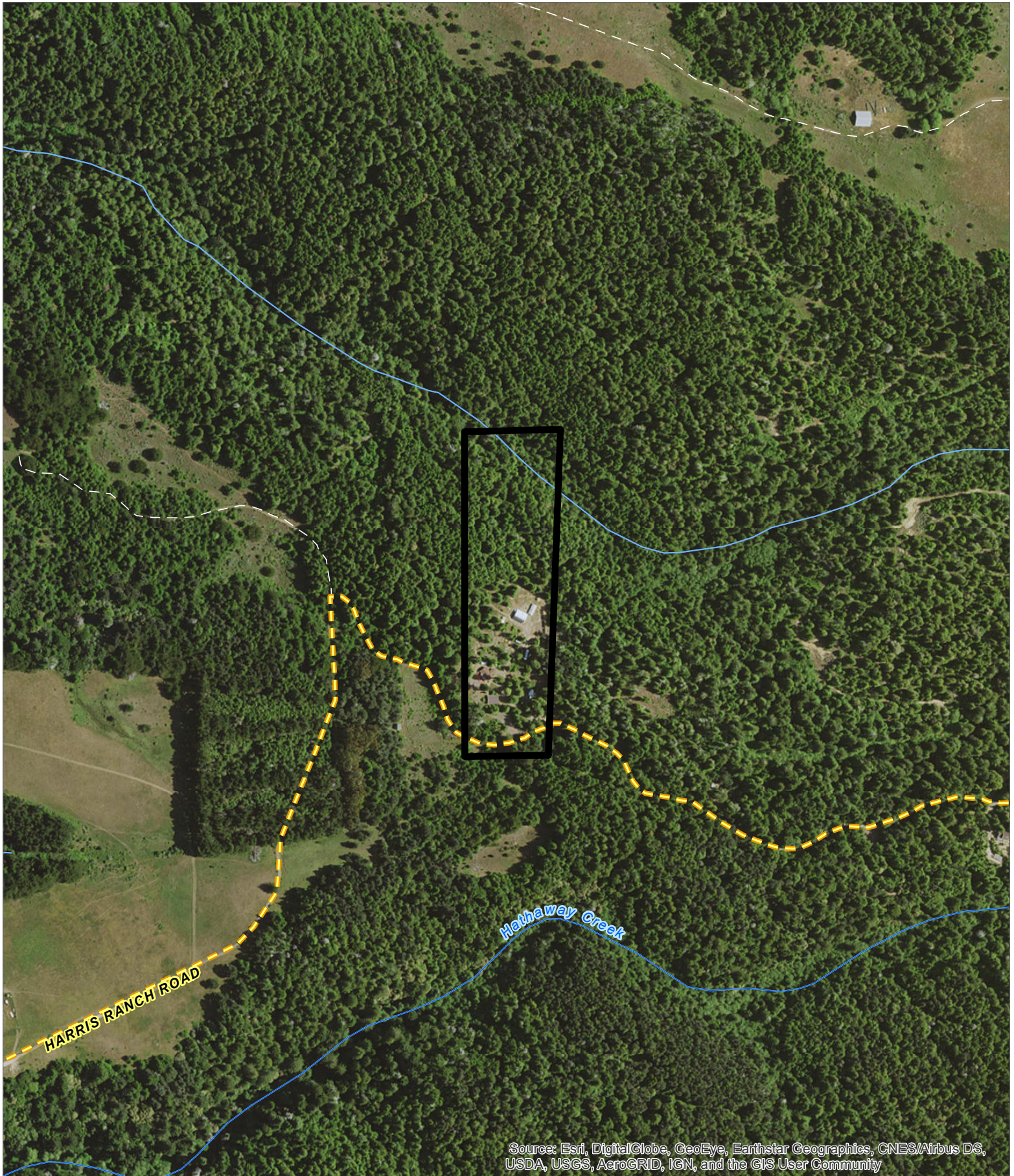
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— Hydrology
— Private Roads
— Driveways/Unnamed Roads



AERIAL IMAGERY

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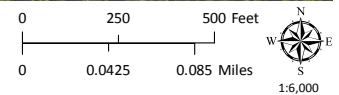


Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

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Named Rivers
Hydrology
Private Roads

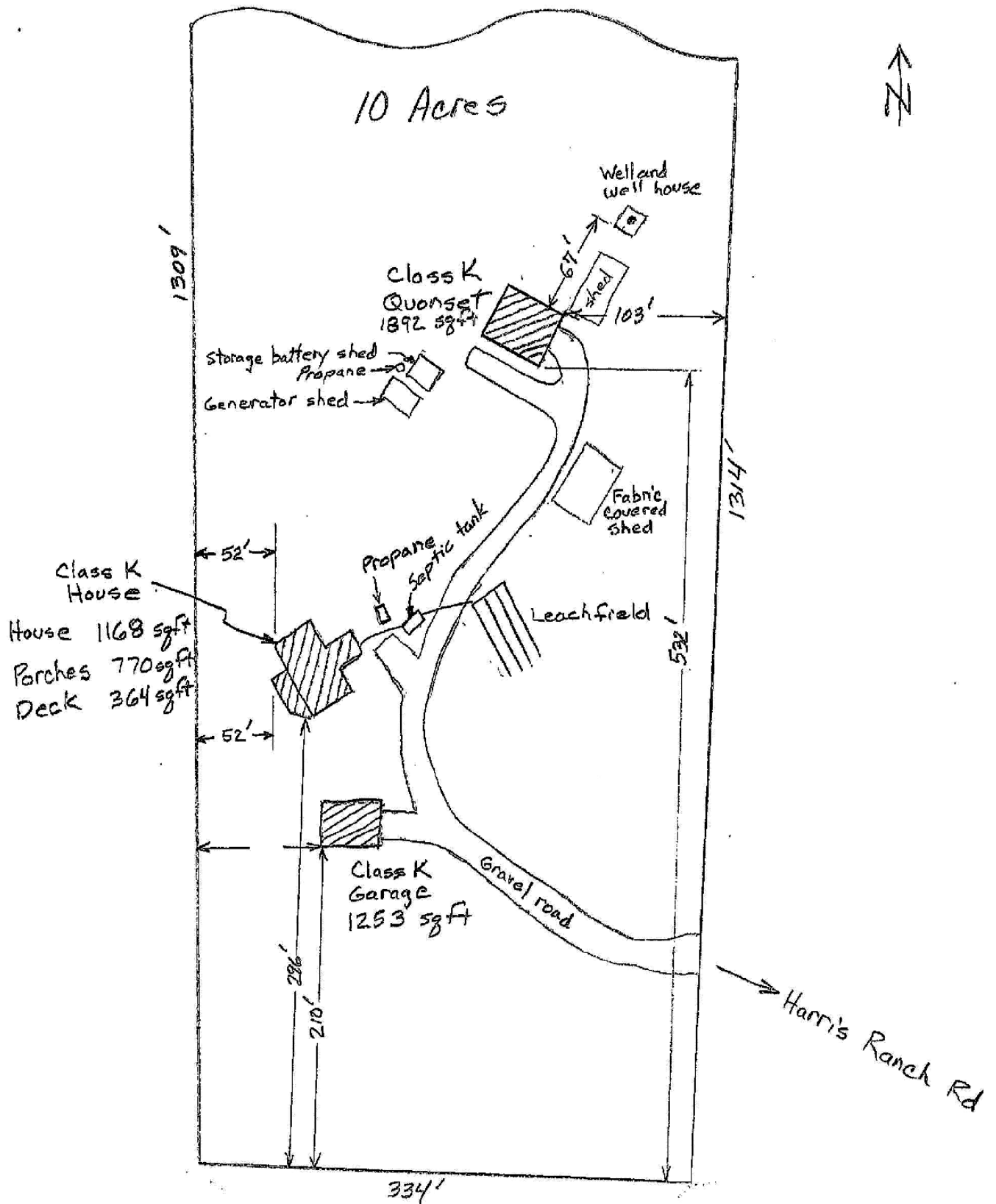
Driveways/Unnamed Roads



AERIAL IMAGERY

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FENCES, EASEMENTS, POWER POLES, AND ANY OTHER IMPROVEMENTS AND INDICATE ALL DISTANCES BETWEEN. SPECIFY WHETHER EXISTING OR PROPOSED. INDICATE ORIENTATION WITH A NORTH ARROW.

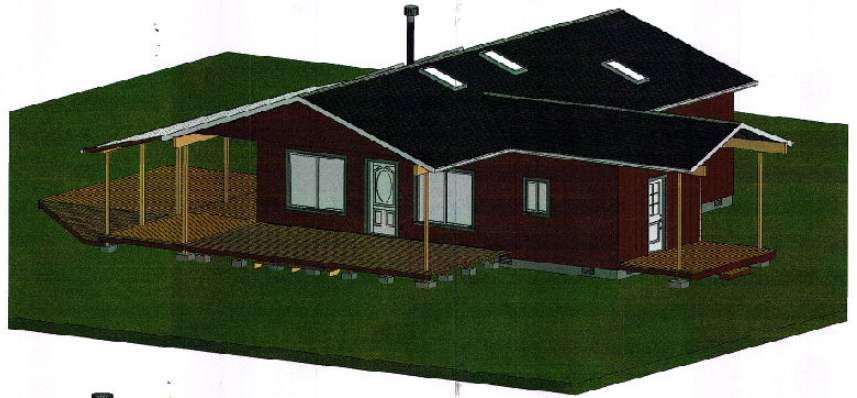


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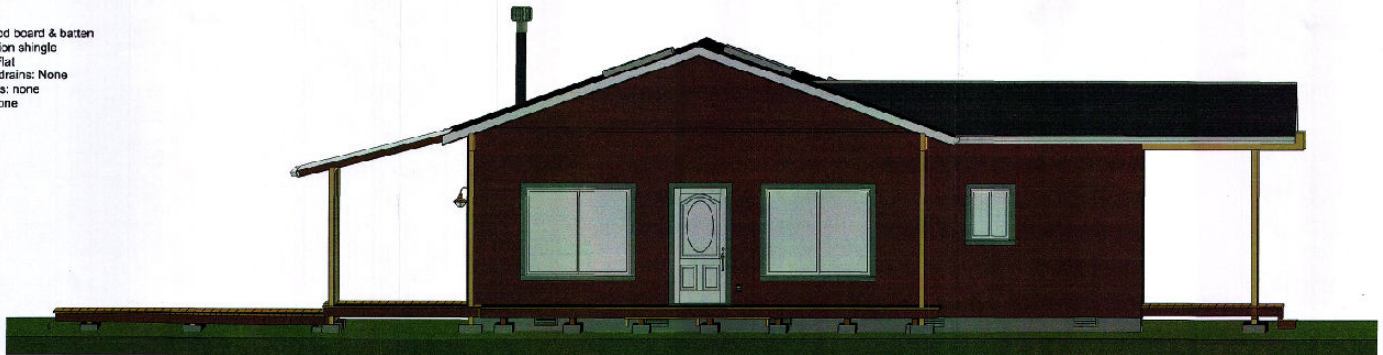
NO SCALE

SITE PLAN

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Side - South Facing View



Front - East Facing View

Notes:
Siding: Redwood board & batten
Roof: Composition shingle
Ground slope: Flat
Foundation subdrains: None
Stepped footings: none
Deck railings: none

NO. DESCRIPTION BY DATE

SHEET TITLE

PROJECT LOCATION

OWNER

DRAWN BY

APPROVED BY

SCALE

1/4"

SH

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NO SCALE

HOUSE ELEVATIONS

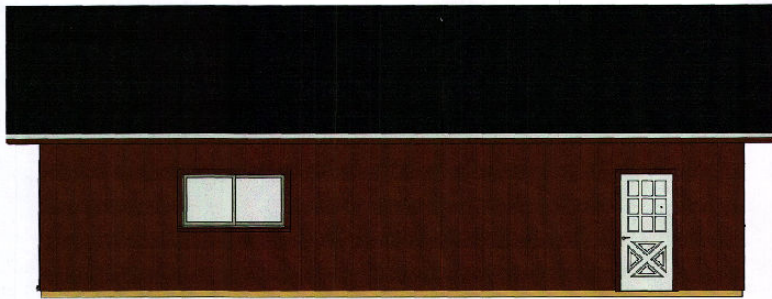
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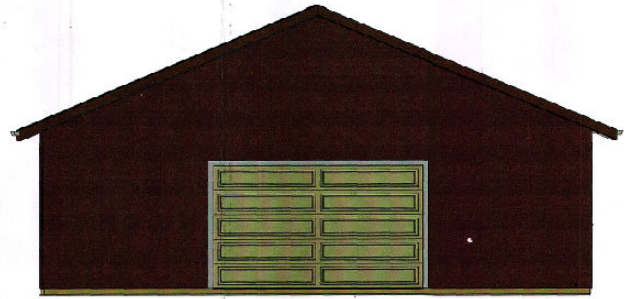
NO SCALE

HOUSE FLOOR PLAN

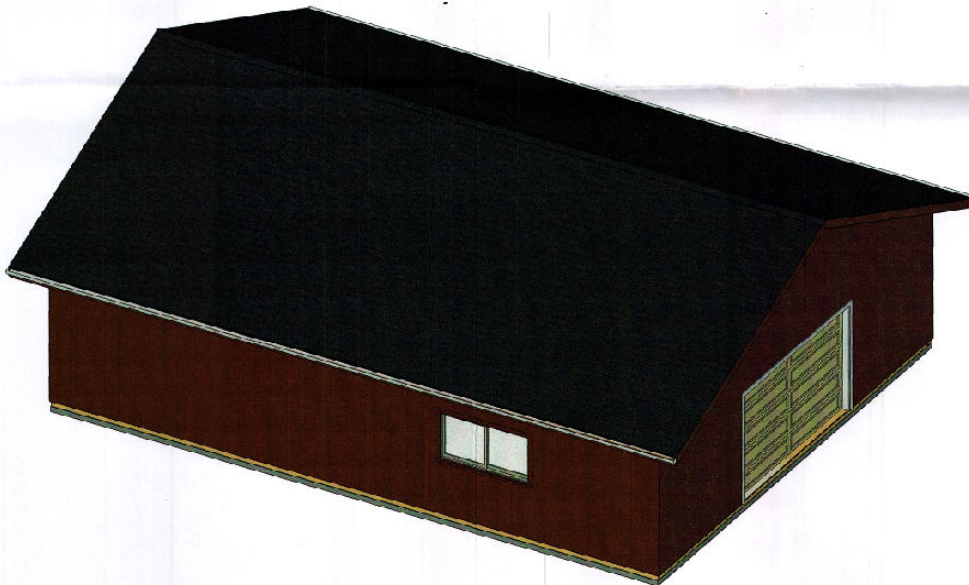
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North facing view



East facing view



Southeast corner

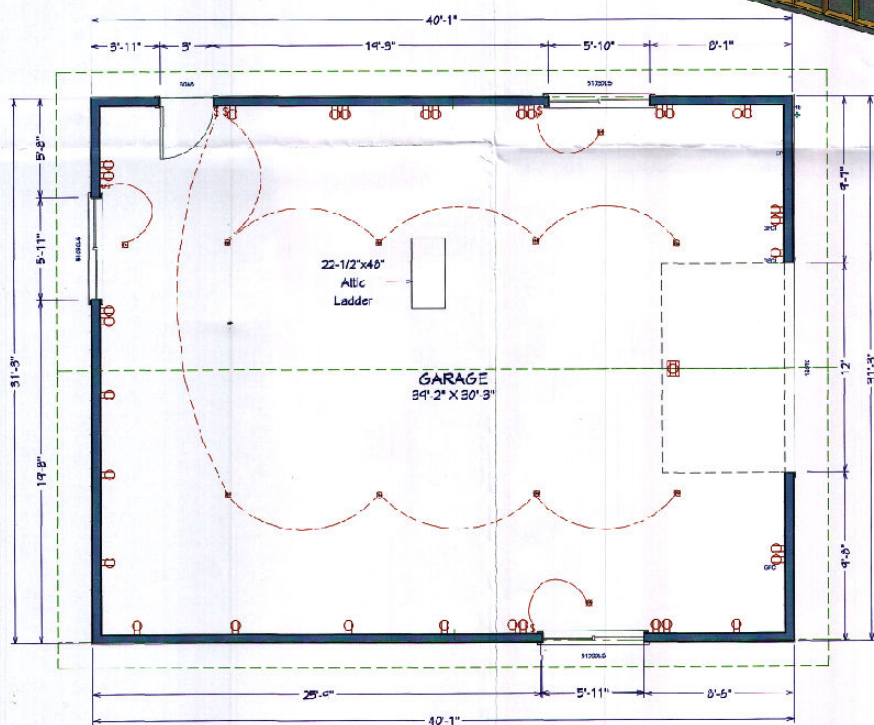
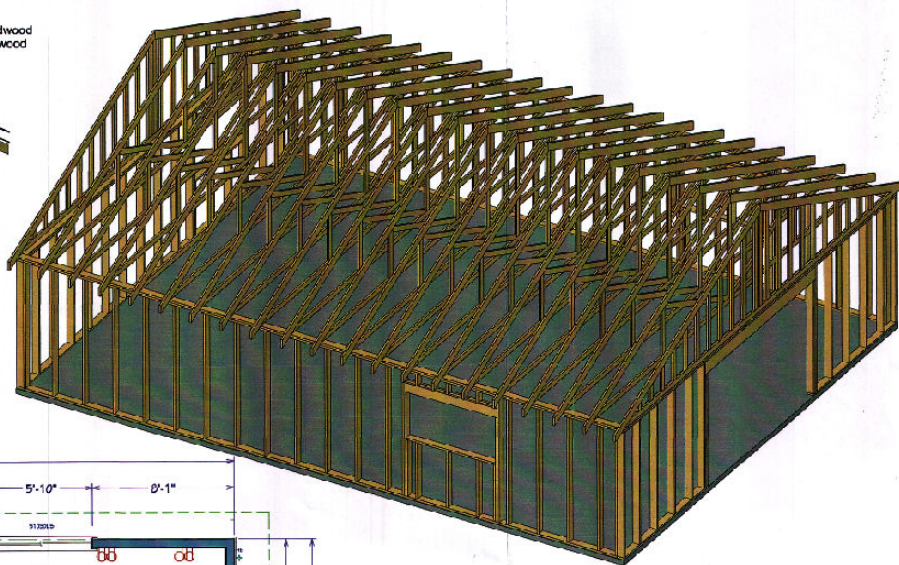
Ground slope: flat
Roofing: Composition asphalt
Siding: Redwood board and batten
Windows: Aluminum frame horizontal sliders
Garage door: Paneled rollup door

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NO SCALE

GARAGE ELEVATIONS

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Studs: 2x4 redwood 16" on center
Window headers: 4x6 redwood
Garage door header: 4x12 DF
Plates: 2x4 redwood
Interior wall covering: 1/2" drywall

Joists: 2x4 redwood truss
Blocking: 2x4 redwood on 48" centers
Ceiling: 5/8" drywall

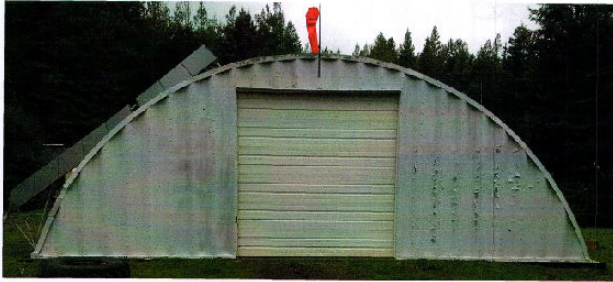
Trusses: 2x6 Rafters & kingposts, all other components: 2x4 redwood
All truss joints gusseted with 1" thick x 8 wide plywood. Center gusset 48" long
Truss spacing: 24" on center
Truss connection to top plate: toenailed
Facia: 2x6 DF
End gables: 2x4 redwood
Roof pitch: 5/12
Roof sheathing: 1x6 redwood
Overhang: 18"

1" thick concrete slab
2x4 redwood mudsill/wall plates
1/2" anchor bolts on 4' centers

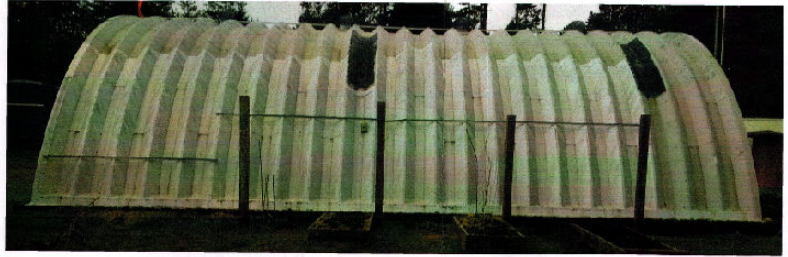
Entry Door: 3'0"x6'8" wood exterior door
Garage door: 12'0"x7'0" high panelled rollup door
Windows: 5'10"x3'0" high aluminum horizontal sliders, single pane

GARAGE PLAN

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East Facing Wall



North Facing Wall



South Facing Wall



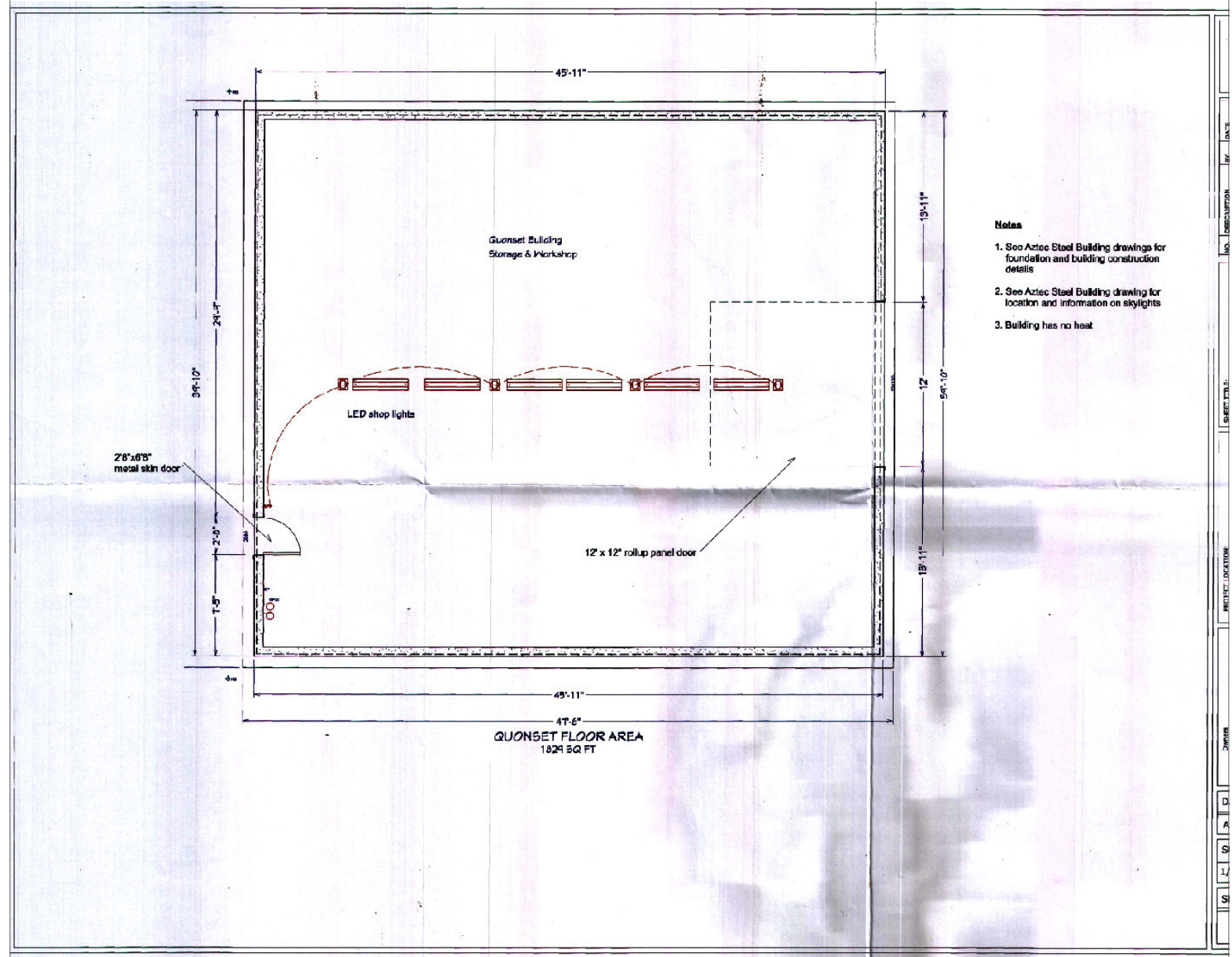
West Facing Wall

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 AGENT:
 ADDRESS: 41700 Harris Ranch Road, Point Arena

NO SCALE

QUONSET ELEVATIONS

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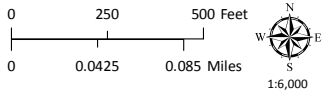
NO SCALE

QUONSET FLOOR PLAN

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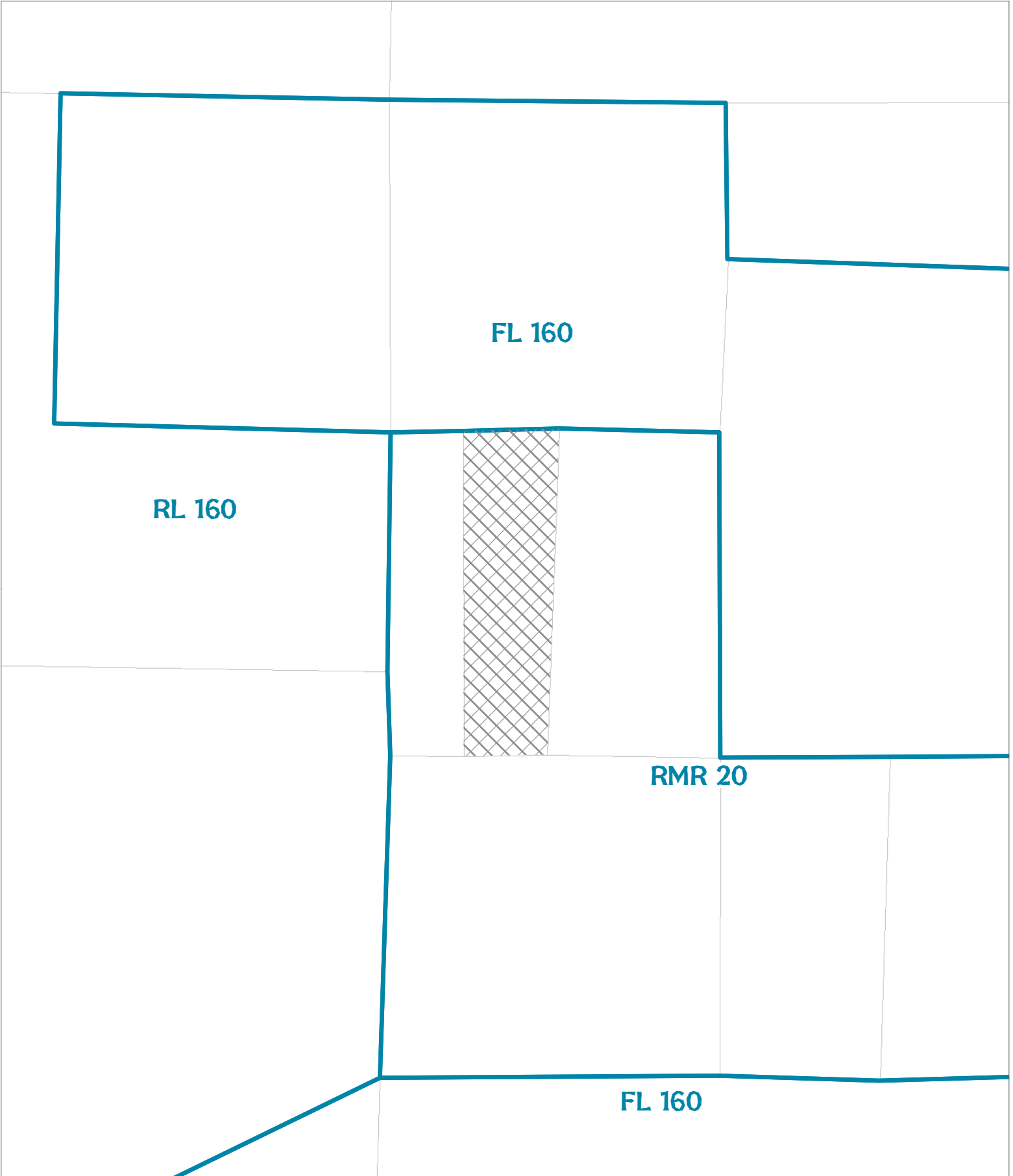
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 Zoning Districts

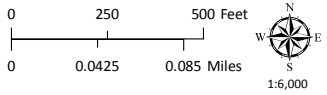
ZONING DISPLAY MAP

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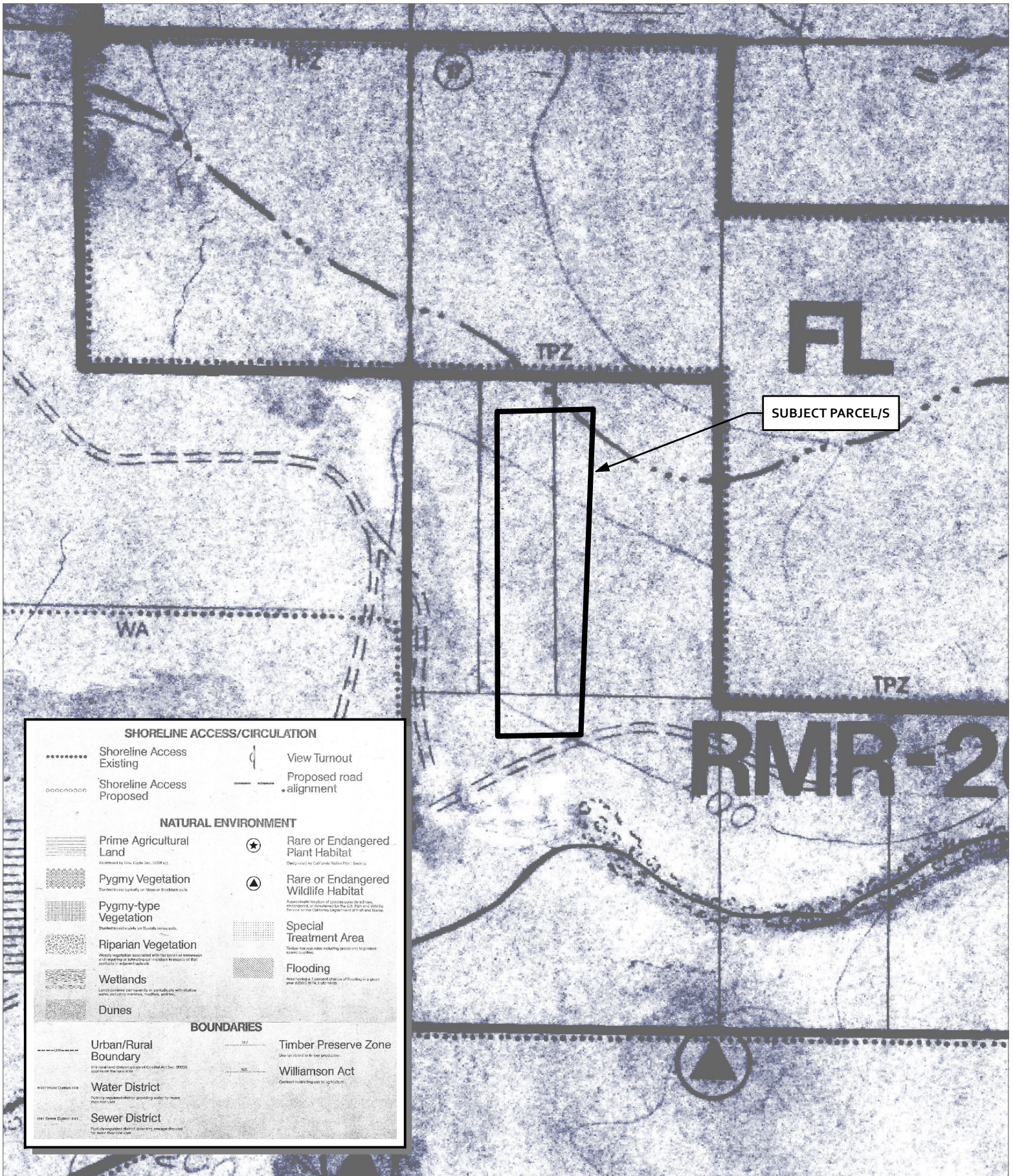
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 General Plan Classes

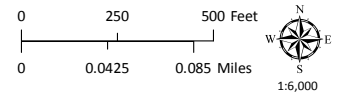


GENERAL PLAN CLASSIFICATIONS

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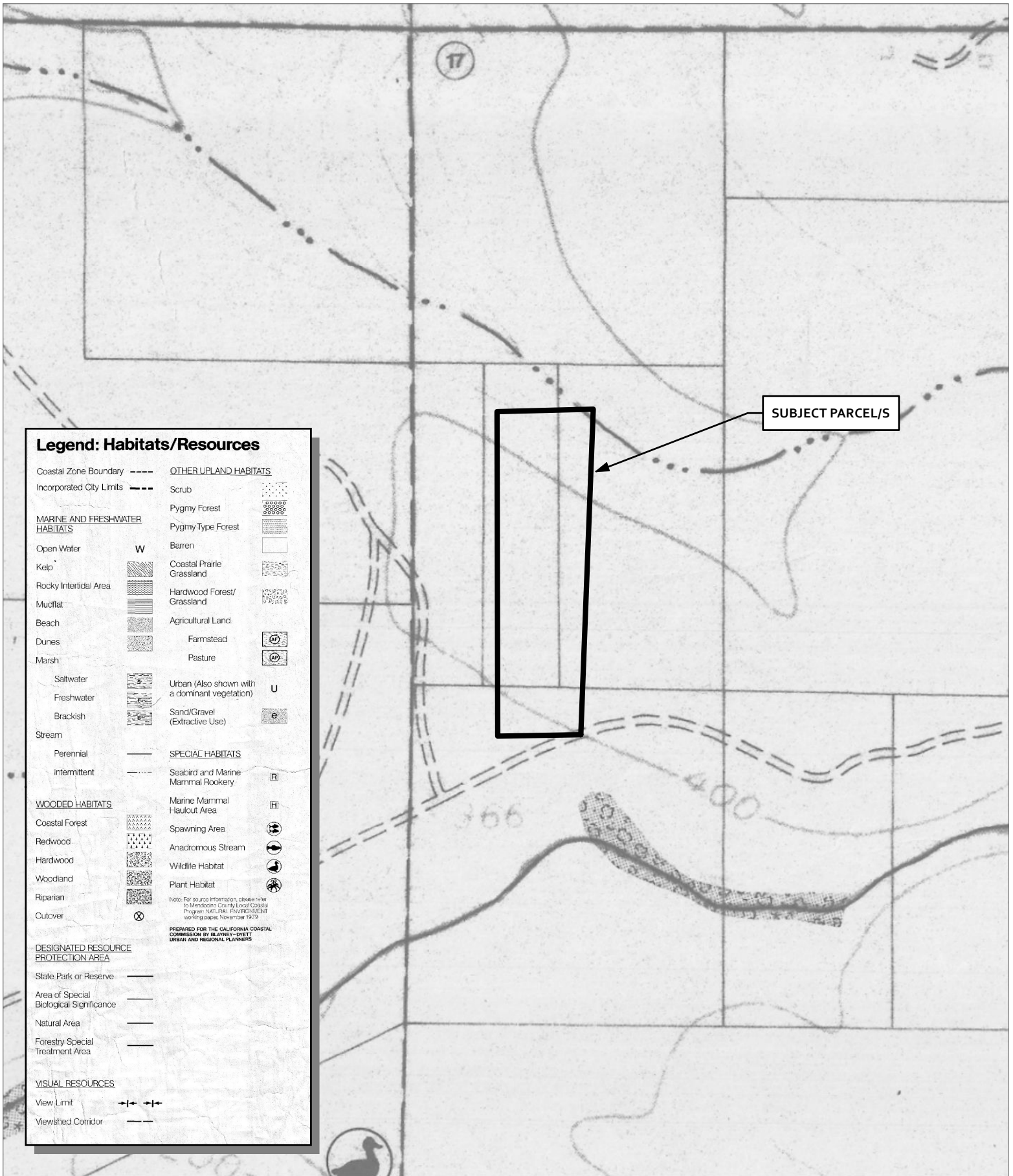


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LCP LAND USE MAP 25: POINT ARENA

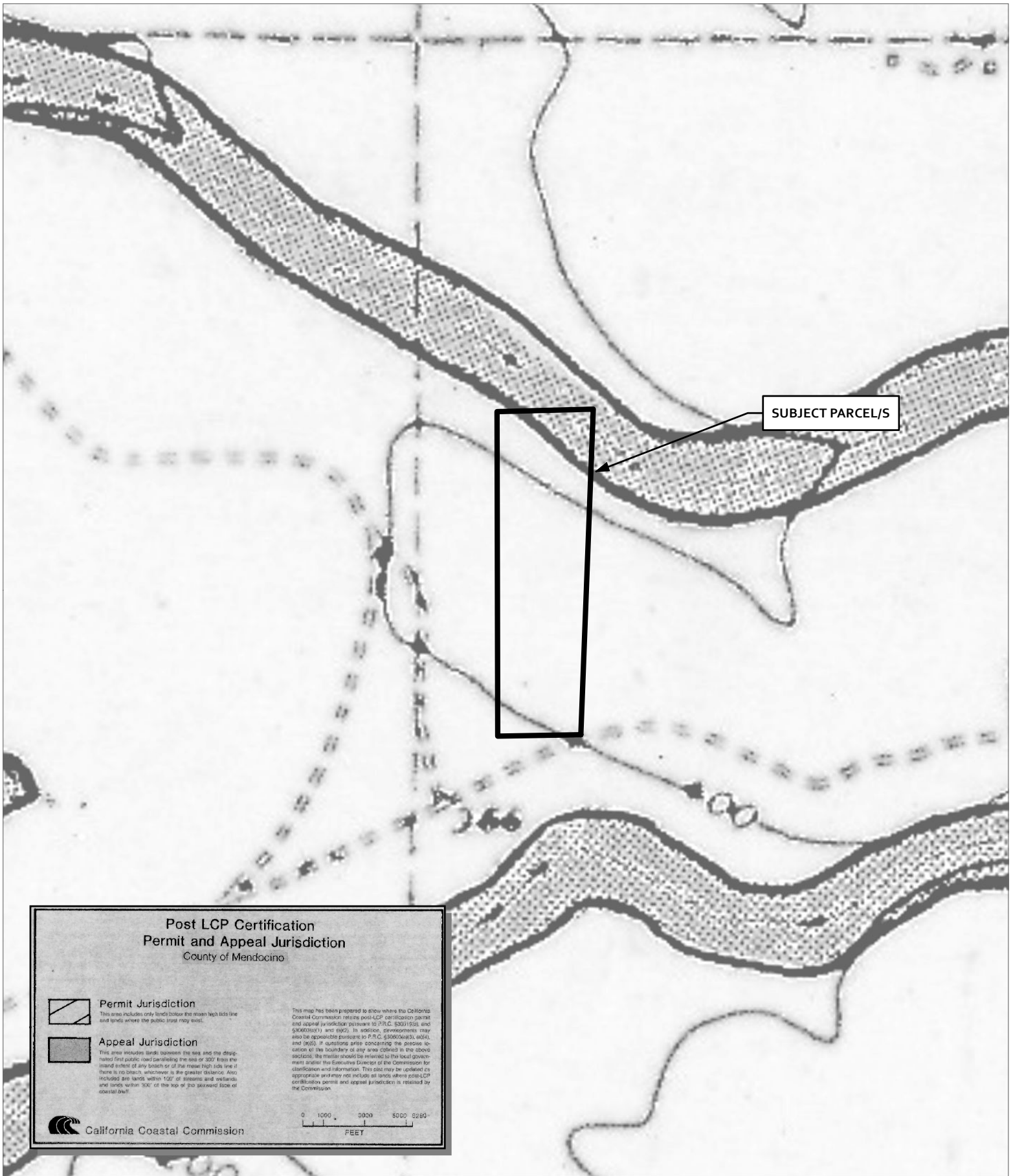
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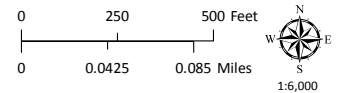
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LCP HABITATS & RESOURCES

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APPEALABLE AREAS

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133-150-11
COMPANY SOPER
RL 160 120 A±

133-150-12
COMPANY SOPER
RL 160 80 A±

027-171-17
COMPANY SOPER
FL 160 150.69 A±

027-161-06
ORBRAD DARBRO
TP 160 39 A±

027-171-01
ORBRAD DARBRO
TP 160 39.72 A±

027-161-05
ORBRAD DARBRO
RL 160 115.3 A±

027-171-16
COMPANY SOPER
TP 160 90.77 A±

027-171-02
ERIC MITCHELL
RMR 20 10.08 A±

027-171-03
TOBIN MOLLENKOPF
RMR 20 10.08 A±

027-171-04
TIMOTHY COREY
RMR 20 20.17 A±

027-161-08
ORBRAD DARBRO
RL 160 148.5 A±

027-171-06
KIRK HANDLEY
RMR 20 39.2 A±

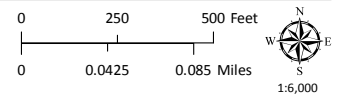
027-171-07
RHONDA LOPUS
RMR 20 19.63 A±

027-171-08
MARGARET OLDMAN
RMR 20 19.63 A±

027-161-04
BARBARA ROCK
TP 160 0 A±

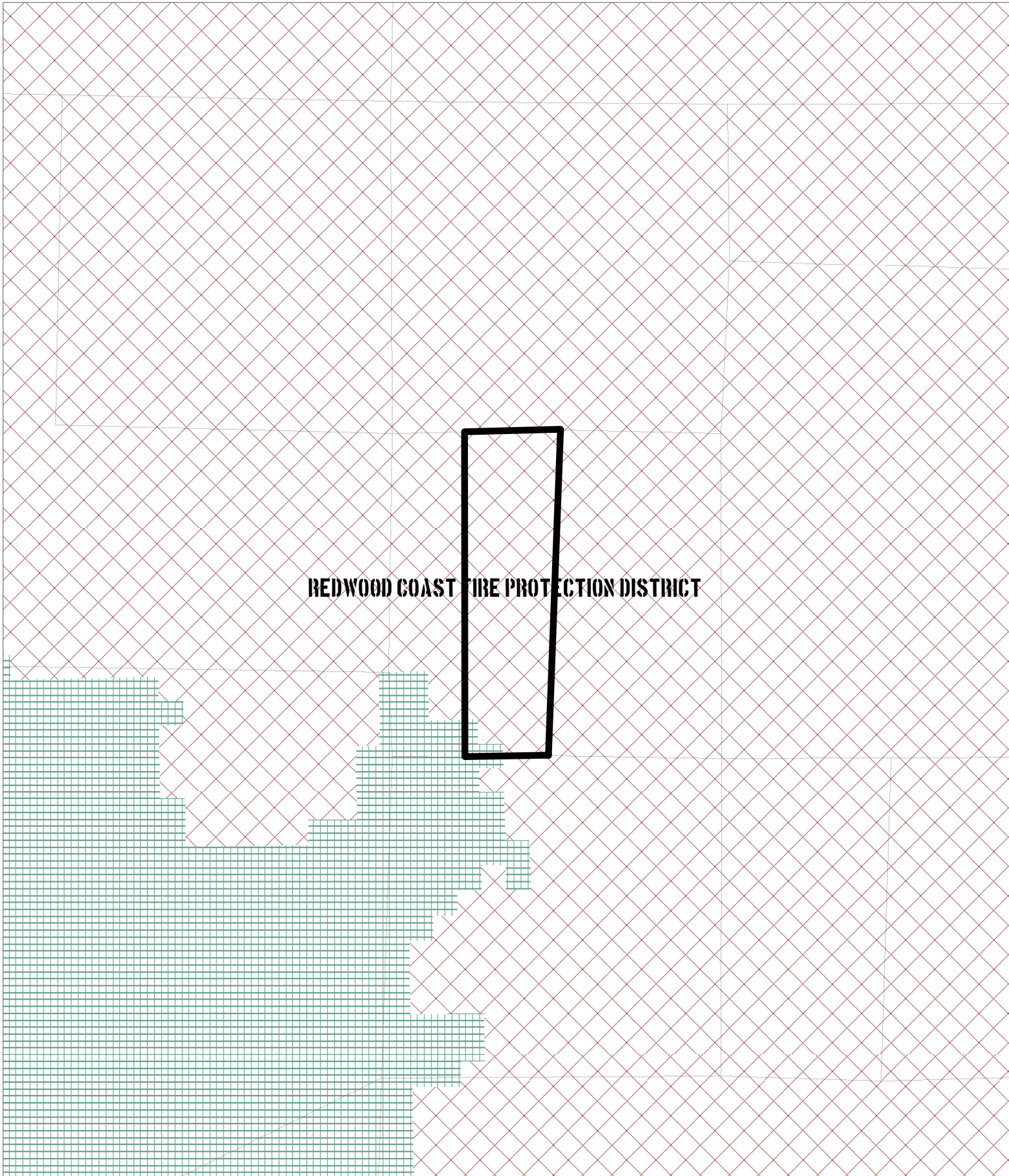
027-171-09
BARBARA ROCK
TP 160 116.65 A±

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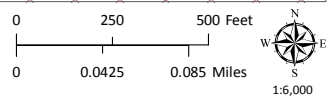
ADJACENT PARCELS

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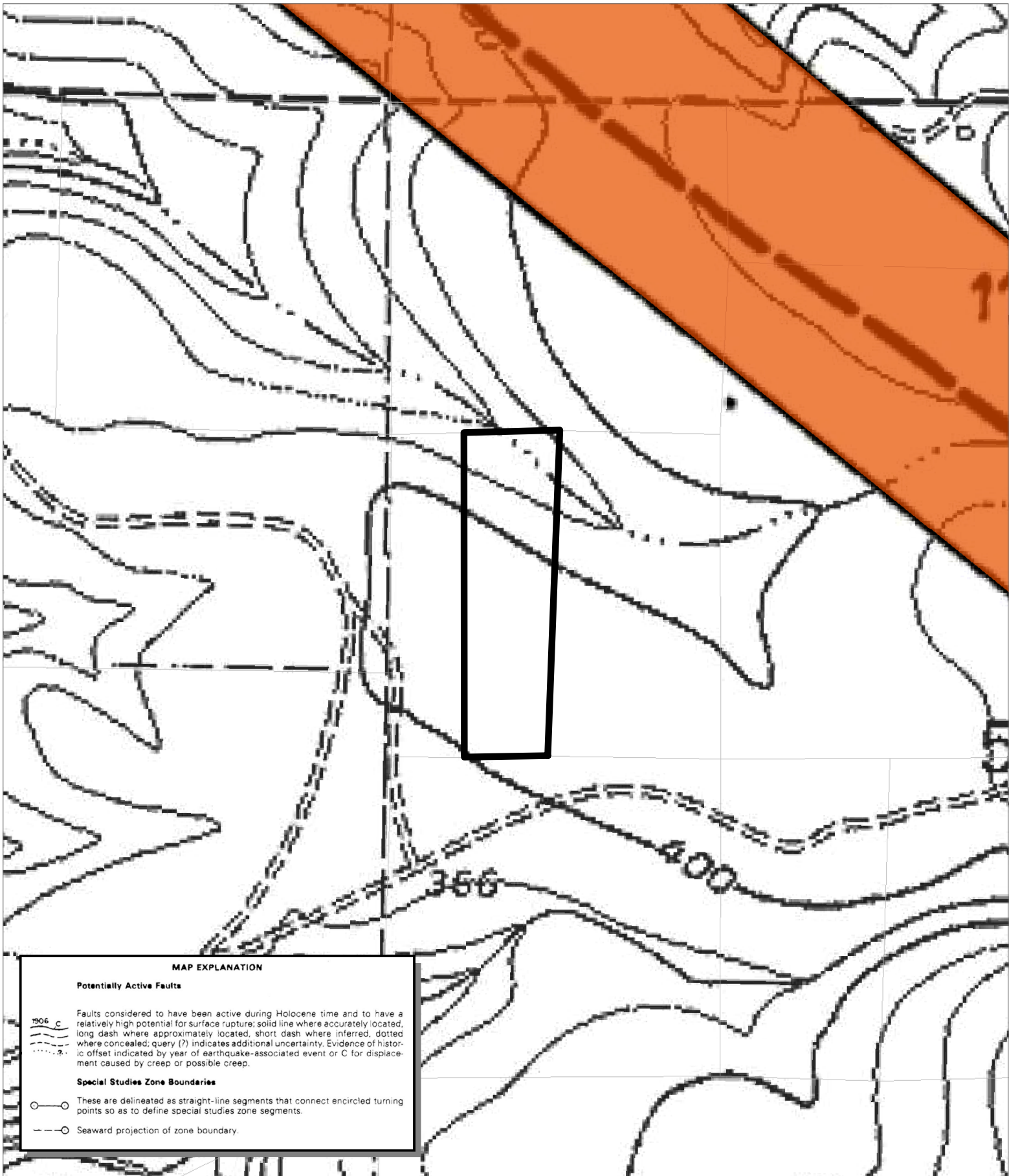
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-  County Fire Districts
-  High Fire Hazard
-  Moderate Fire Hazard



FIRE HAZARD ZONES & RESPONSIBILITY AREAS
STATE RESPONSIBILITY AREA

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MAP EXPLANATION

Potentially Active Faults

1906 C

Faults considered to have been active during Holocene time and to have a relatively high potential for surface rupture; solid line where accurately located, long dash where approximately located, short dash where inferred, dotted where concealed; query (?) indicates additional uncertainty. Evidence of historic offset indicated by year of earthquake-associated event or C for displacement caused by creep or possible creep.

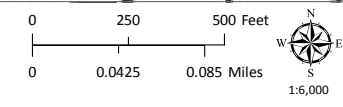
Special Studies Zone Boundaries

○—○ These are delineated as straight-line segments that connect encircled turning points so as to define special studies zone segments.

—○ Seaward projection of zone boundary.

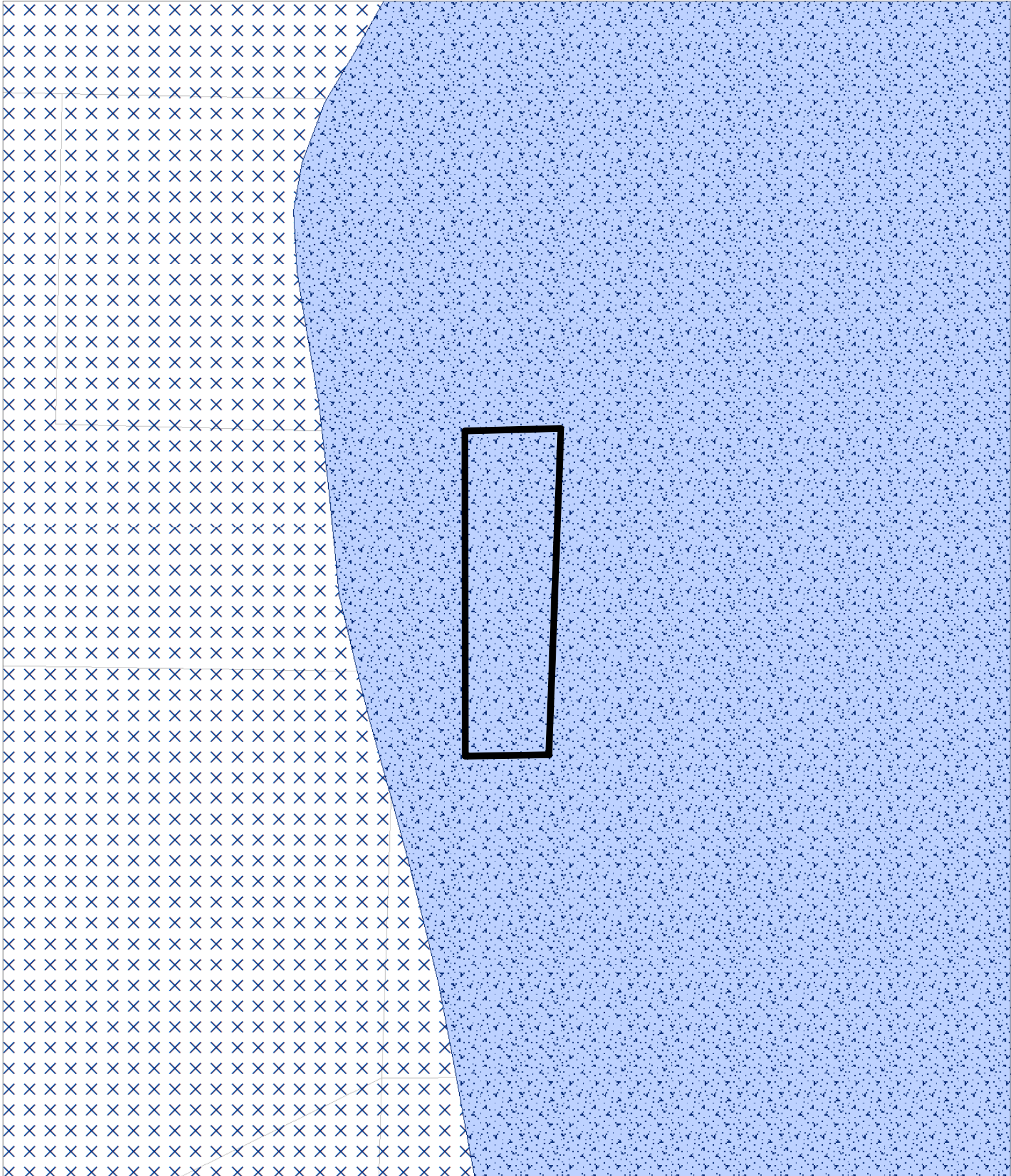
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 San Andreas Fault Zone



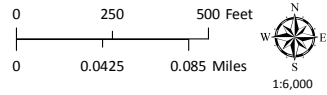
EARTHQUAKE FAULT ZONES

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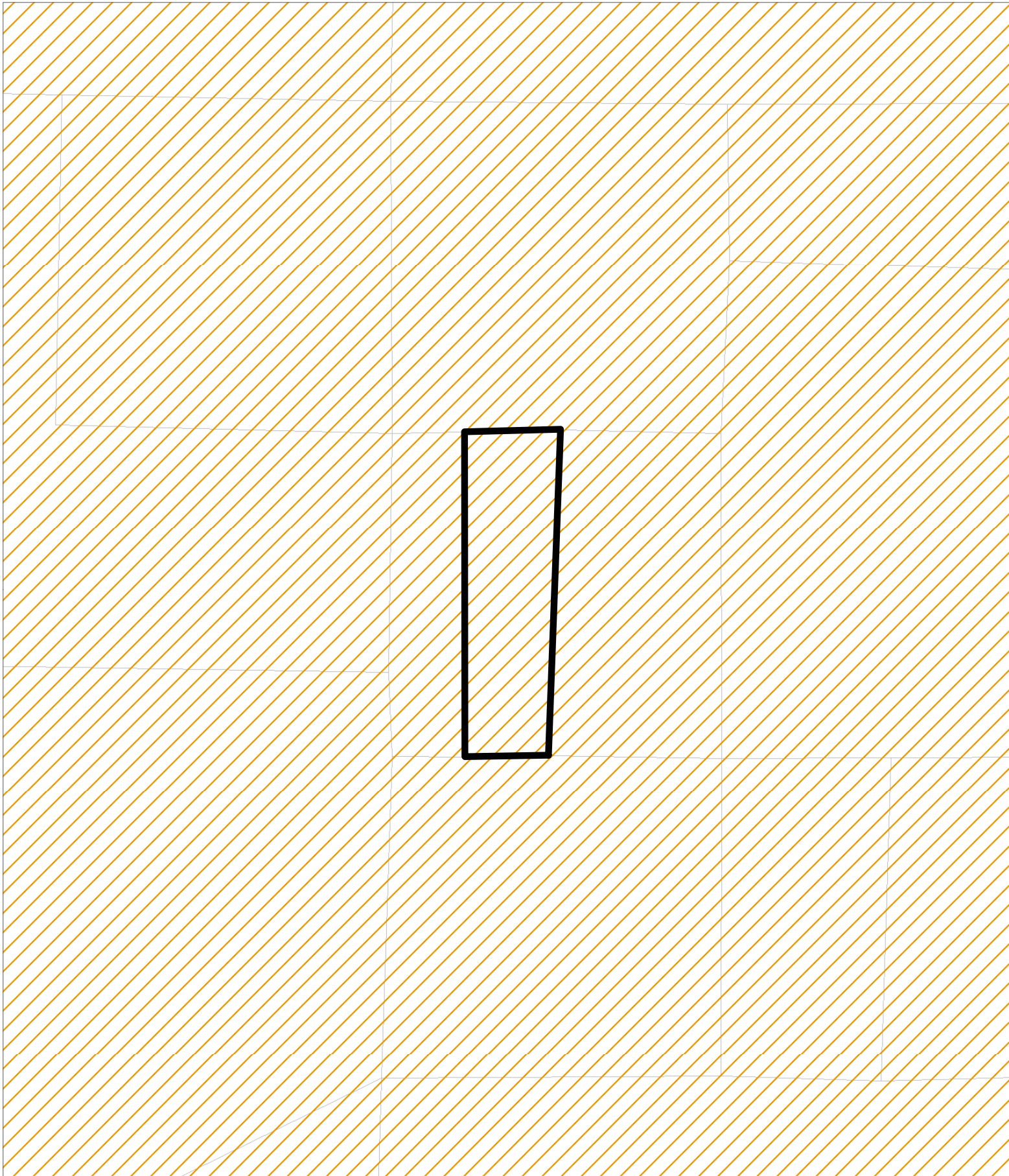
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-  Critical Water Areas
-  Critical Water Resources Bedrock



GROUND WATER RESOURCES

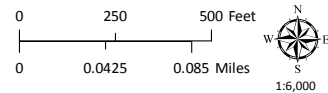
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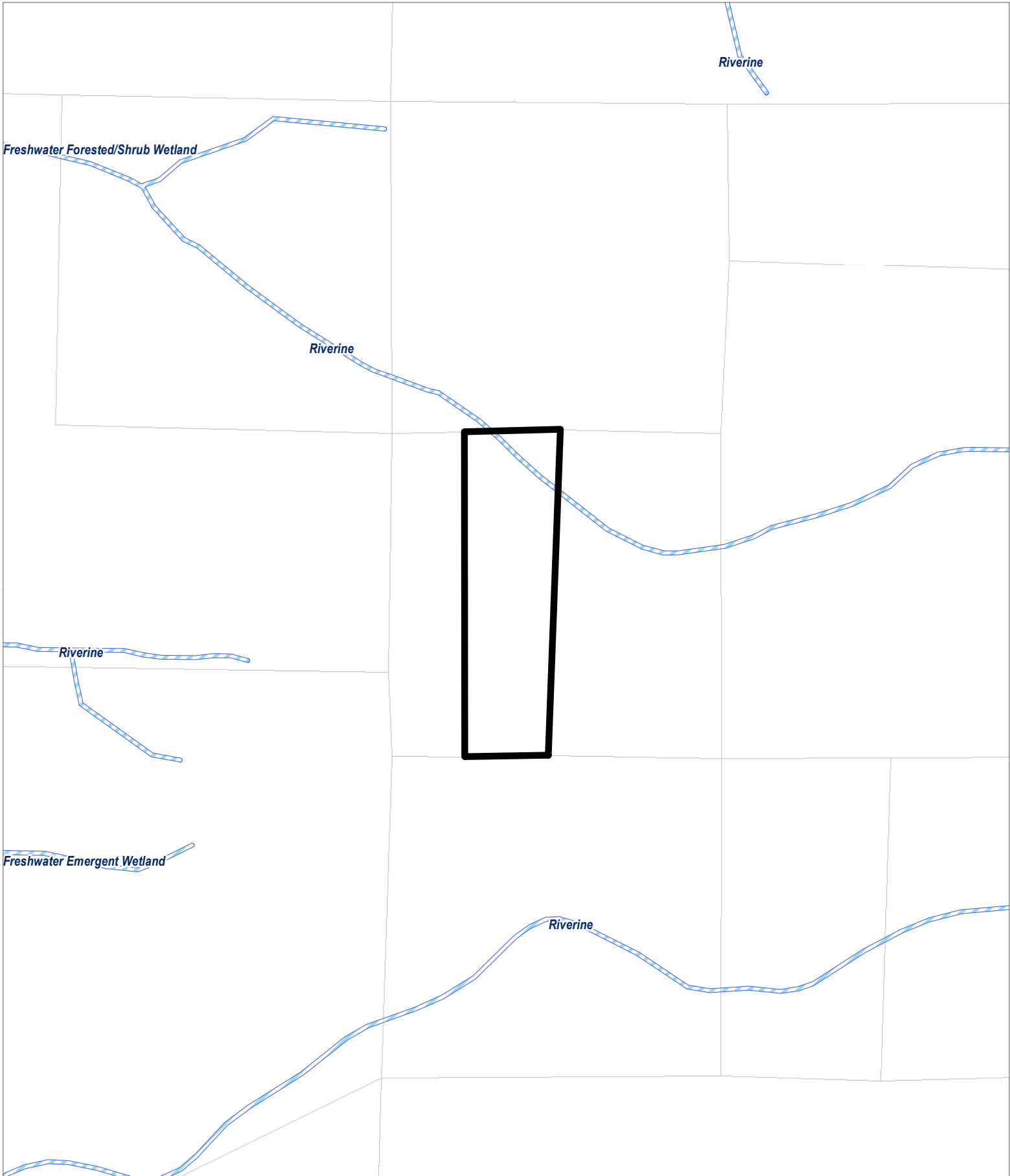


Highly Scenic Area (Conditional)



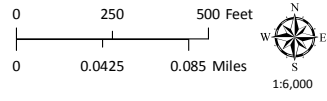
HIGHLY SCENIC & TREE REMOVAL AREAS

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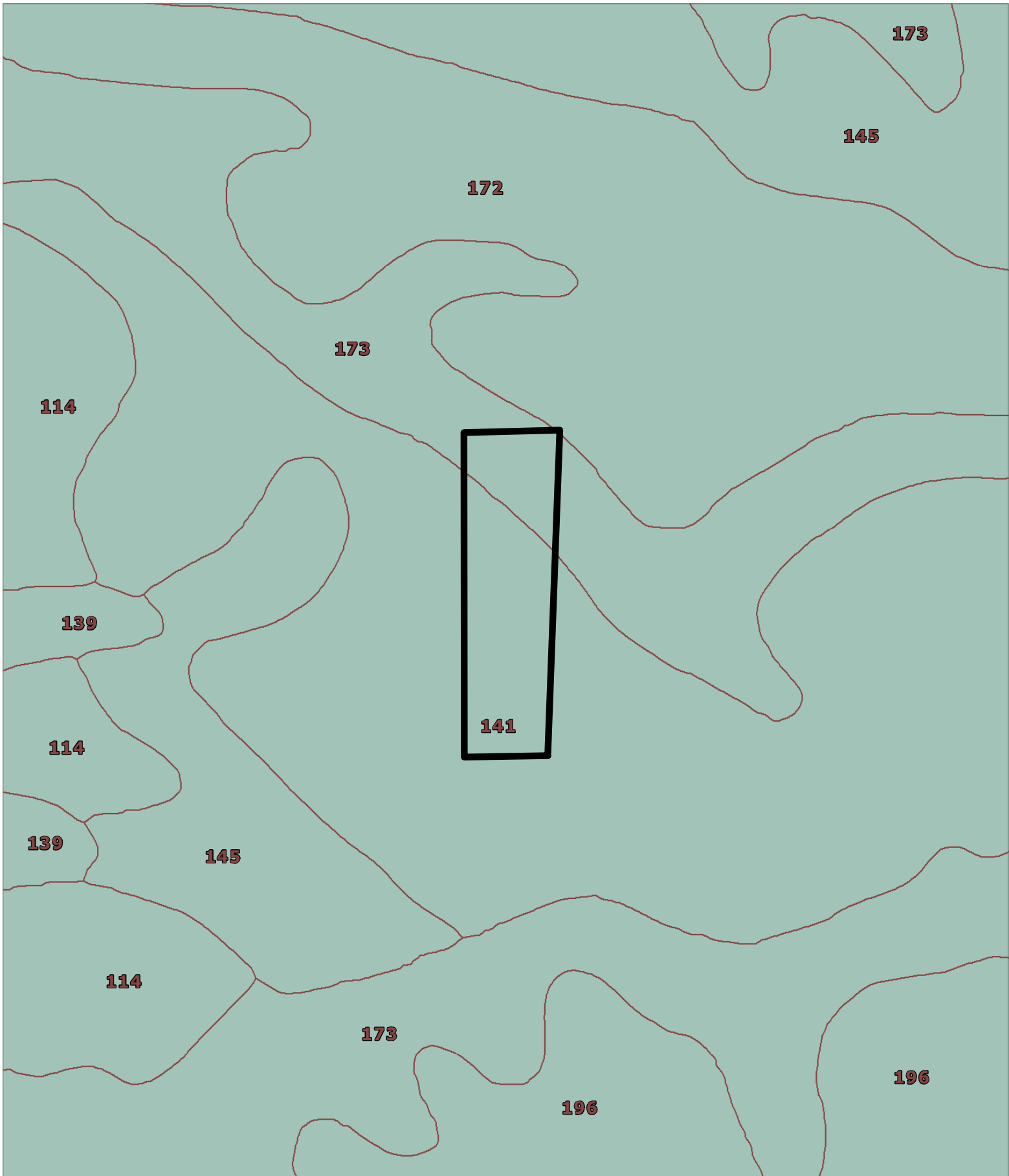
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 Wetlands



CLASSIFIED WETLANDS

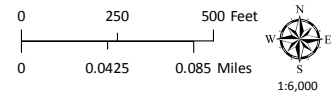
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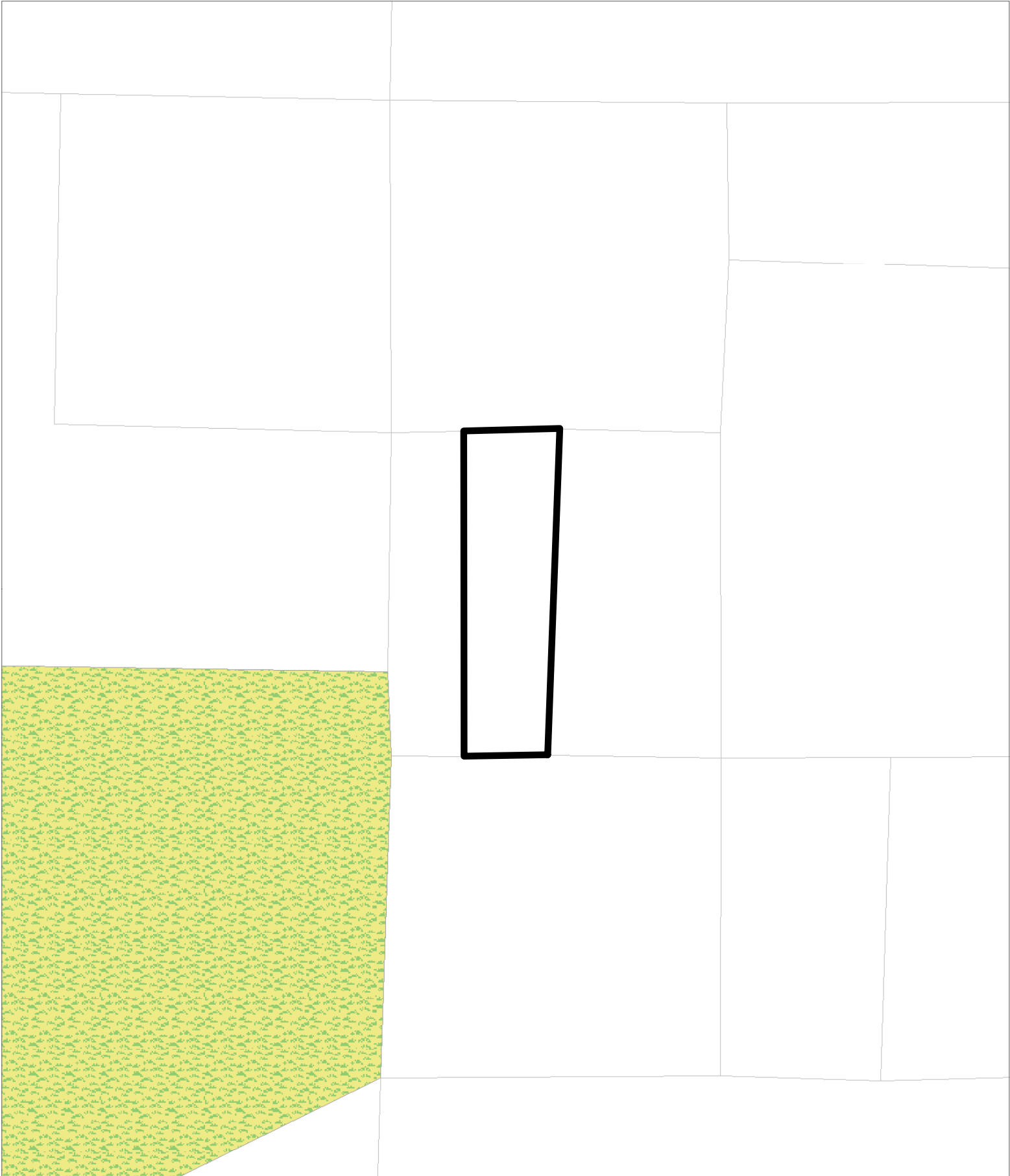
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 Western Soil Classes
 Bishop Pine



LOCAL SOILS

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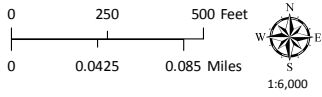
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Williamson Act 2016

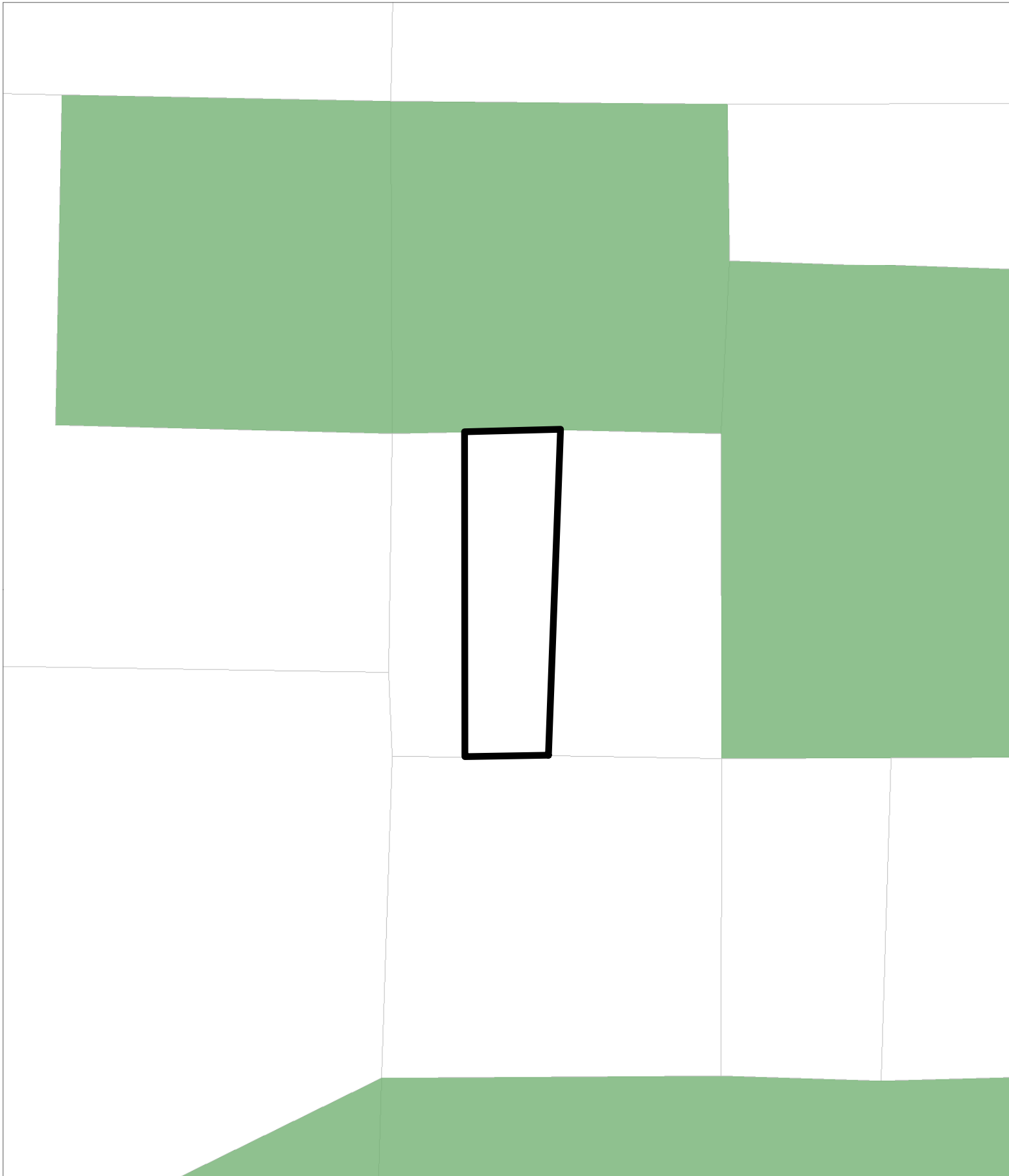


Non-Prime Ag 2016

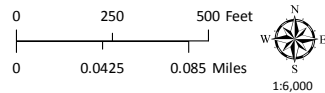


LANDS IN WILLIAMSON ACT CONTRACTS

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TPZ 2015

TIMBER PRODUCTION ZONES

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