



TOWN OF LOOMIS

6140 Horseshoe Bar Rd, Suite K
Loomis, CA 95650
(916) 652-1840 FAX (916) 652-1847

For Town Use

File Number 19-16
Application Fee(s) 3800-
Receipt # 28102 Date 5/13/19
Date Received 5/13/19
Paid \$ 3800

PLANNING DEPARTMENT

Planning Application

- Project Title: SMOG BUSTERS
- Street Address/ Location: 3865 TAYLOR ROAD, LOOMIS (UNIT B)
- APN(s): 044-123-050 Acreage: 1.5 ACRES
Zoning: CG General Plan Designation: COMMERCIAL GENERAL
Current Site Use: COMMERCIAL
Surrounding Land Use(s): RETAIL/COMMERCIAL/OFFICE/RESIDENTIAL
- Property Owner: JOHN F. AND MARY JEAN MUFF
Address: 14710 WILD DUCK LANE, GRASS VALLEY CA 95645
Telephone: (530) 273-8170 email: jmjmuff@gmail.com
- Project Applicant: NICK AND JENA LYONS
Address: 3685 SWDOR LANE LOOMIS CA 95650
Telephone: (916) 257-1786 email: jenalyons43@gmail.com
- Project Engineer/Architect: N/A
Address: _____
Telephone: _____ email: _____

7. What actions, approvals or permits by the Town of Loomis does the proposed project require?

- | | | | |
|-------------------------------------|-----------------------------|--------------------------|---------------------------|
| <input type="checkbox"/> | Appeal | <input type="checkbox"/> | Miscellaneous Permit |
| <input type="checkbox"/> | Certificate of Compliance | <input type="checkbox"/> | Planned Development |
| <input checked="" type="checkbox"/> | Conditional Use Permit | <input type="checkbox"/> | Second Unit Permit |
| <input type="checkbox"/> | Design Review | <input type="checkbox"/> | Sign Review |
| <input type="checkbox"/> | Development Agreement | <input type="checkbox"/> | Tentative Review |
| <input type="checkbox"/> | Environmental Review | <input type="checkbox"/> | Minor Land Division |
| <input type="checkbox"/> | General Plan Amendment | <input type="checkbox"/> | Subdivision |
| <input type="checkbox"/> | Hardship Mobile Home Permit | <input type="checkbox"/> | Variance |
| <input type="checkbox"/> | Lot Line Adjustment | <input type="checkbox"/> | Zoning Amendment (Rezone) |
| <input type="checkbox"/> | Other _____ | | |

8. Does the proposed project need approval by other governmental agencies?

Yes no if yes, which agencies? _____

9. Which agencies/utilities provide the following services to the project? (Please note if not hooked up to sewer or water)

Electricity PG&E Natural Gas PG&E
Fire Protection LOOMIS FIRE DISTRICT Water/Well PLACER COUNTY WATER AGENCY
Sewer/Septic SOUTH PLACER MUNICIPAL UTILITY DISTRICT Telephone AT&T

High School PLACER UNION HIGH SCHOOL DISTRICT Elem. School LOOMIS UNION SCHOOL DISTRICT
Other _____

10. The Town had informed me of my responsibilities pursuant to California Government Code, Section 65962.5(f), regarding notifying the Town of hazardous waste and/or hazardous substance sites on the project site. I have consulted the lists consolidated by the State Environmental Protection Agency dated _____ and find: Regulatory identification number _____
Date of list _____ No problems identified _____

Type of problem _____

I declare under penalty of perjury of the laws of the State of California that the foregoing is true and correct.

Dated _____ Applicant _____

11. Project Description (Describe the project so that a person unfamiliar with the project would understand the purpose, size, phasing, duration, required improvements, duration of construction activities, surrounding land uses, etc. associated with the project. Attach additional pages as necessary.)
VEHICLE SMOG TESTING ONLY

12. Owner Authorization:

I hereby authorize NICK AND JENA LYONS, the above-listed applicant, to make applications for project approvals by the Town of Loomis, regarding the above-described project and to receive all notices, correspondence, etc., from the Town regarding this project. I also hereby authorize the town staff to place a noticing board (approximately 4' x 3') on my property, visible from the street, at least ten (10) days prior to the first hearing on my project, and for subsequent hearings as determined necessary by the Planning Director.

Signature(s) of Owner(s)

Printed Name(s)

John F. Muff

JOHN F. MUFF

4/29/19

Date

Mary Jean Muff

MARY JEAN MUFF

4/29/19

Date

13. Applicant and/or Owner Hold Harmless:

Owner, and Applicant (if different from Owner), agrees to hold Town harmless from all injuries, damages, costs and expenses, including attorney's fees resulting from the negligence of owner, and Applicant (if different from Owner), and their employees, contractors, subcontractors and agents, in connection with any proceeding brought in any State or Federal court with respect to the applicant's project.

Signature(s) of Owner(s)

Printed Name(s)

Nick Lyons

NICK LYONS

4/30/19

Date

Jena Lyons

JENA LYONS

4/30/19

Date

14. Applicant and/or Owner Acknowledgment:

Owner/Applicant expressly agree they are solely responsible for assuring compliance with all applicable laws, rules, regulations, and practices required to implement this development, and that Town staff's errors or 123 omissions in explaining what is required, whether on this application form or otherwise, do not establish a basis for Owner/Applicant failing to comply with all such laws, rules, regulations and practices.

Signature(s) of Owner(s) and/or Applicant

Printed Name(s)

Nick Lyons

NICK LYONS

4/30/19

Date

STATEMENT OF JUSTIFICATION

This is a second location for Smog Busters, a smog check testing only business owned by local Loomis residents, Nick and Jena Lyons. Their existing location is at 3985 Douglas Boulevard in Roseville. The Loomis location will also be a testing only location and no repairs or service work is performed. Their business operates Monday through Friday 8:30am to 5pm and Saturday from 8:30am to 2pm. They typically test approximately ten (10) vehicles per day, one at a time. No Recreational vehicles or commercial trucks are tested. Largest vehicle tested would be a minivan, SUV or normal size pickup truck. One (1) employee is onsite. This is an ideal location situated next to Riebes Auto Parts and the rear industrial complex serves as buffer to residential area. A Minor Use Permit #15-11 was approved by the Town of Loomis for this specific unit for a vehicle window tinting business in 2015.

**TOWN OF LOOMIS
PLANNING DEPARTMENT**

ENVIRONMENTAL REVIEW APPLICATION

I. LAND USE AND PLANNING

1. Project Name (same as on Planning Application) SMOG BUSTERS
2. What is the general land use category for the project? Commercial
(residential, commercial, industrial, etc.)
3. What are the number of units or gross floor area proposed? 1,280 SF vacant suite
4. Are there existing facilities on the site? (buildings, wells, septic systems, parking, etc.) Yes No
If yes, show on the site plan and describe. NO CONSTRUCTION WILL TAKE PLACE
5. Is adjacent property in common ownership? Yes No If yes, Assessor's Parcel Number (s) and acreage(s). _____
6. Describe previous land use(s) of the site over the last 10 years. retail/commercial
7. Will the project require or provide storage for vehicles, equipment, materials, etc.? Yes No
If yes, describe the location, size and type of storage (secured, covered, etc.) proposed. _____

II. POPULATION AND HOUSING

1. How many new residents will the project generate? None
2. Will the project displace or require the relocation of any residential units? Yes No If yes, the number. _____
3. What changes in character of the neighborhood would result from project development? (surrounding land uses such as residential, agricultural, commercial, etc.) NONE
4. Will the project create or destroy job opportunities? Create Destroy Describe Project will create new job opportunities
5. Will the proposed project displace any currently productive use? Yes No If yes, describe. _____

III. GEOLOGY AND SOILS

1. Are there any potential geologic hazards (soil settlement, steep slopes, slides, faults, etc.) associated with the project property or on surrounding properties? Yes No If yes, describe. _____

2. Will grading on the site be required? Yes [] No If yes, describe the grading anticipated for the project (locations, maximum depths/slopes of excavations and fills). _____

 Estimate the grading area/quantities. _____ acres _____ cubic yards
3. Will site excavation and fill quantities balance? Yes [] No [] If no, describe the source(s) or disposal site(s), transport methods and haul routes required for grading materials. N/A

4. Are retaining walls proposed? Yes [] No If yes, describe location(s), type(s), height(s), etc. _____

5. Describe the erosion potential of the project site and the measures that will be utilized to reduce erosion.

N/A
6. Will blasting be required during project construction? Yes [] No [] If yes, describe. N/A

7. Are there any known natural economic mineral resources on the project site? (sand, gravel, mineral deposits, etc.) Yes [] No If yes, describe. _____

IV. HYDROLOGY AND DRAINAGE

1. Is there any body of water within or on the boundaries of the project site? (lake, pond, stream, canal, etc.)
 Yes [] No If yes, name/describe the body of water and show on the site plan. _____

2. If there is a body of water within or on the boundaries of the project site, will water be diverted from this water body? Yes [] No If yes, describe. _____

3. If water will be diverted, does the project applicant have an appropriative or riparian water right?
 Yes [] No [] If yes, describe. N/A

4. Where is the nearest off-site body of water such as a waterway, river stream, pond, canal, irrigation ditch or drainageway? Include the name of this water body, if applicable. N/A

5. What area/percentage of the project site is presently covered by impervious surface? Existing
 What will be the area/percentage of impervious surface coverage after development? _____
6. Will any runoff from the project site enter any off-site body of water? Yes [] No If yes, identify the destination of the runoff. _____

7. Will there be a discharge to surface waters of wastewater other than stormwater runoff? Yes [] No
 If yes, identify/describe the materials/contaminants present in this runoff. _____

8. Will the project result in the physical alteration of a body of water? Yes [] No [] If yes, describe.

9. Will the drainage or runoff from this project cause or exacerbate downstream flooding? Yes [] No []
 If yes, describe. _____

10. Are there any areas of the project site that are subject to flooding or inundation? Yes [] No [] If yes, describe. _____
11. Will the project alter existing drainage channels and/or drainage patterns? Yes [] No [] If yes, describe. _____

V. AIR QUALITY

Note: Specific air quality studies may be required to be conducted as part of the project review/approval process. Such specific studies may be included with the submittal of this questionnaire.

1. Are there currently any known sources of air pollution such as an industrial use or major roadway in the vicinity of the project? Yes [] No [] If yes, describe. Located along Taylor Road

2. Describe the following emissions sources related to project development:
 Construction emissions - Extent and duration of site grading activities: N/A

 Stationary source emissions - Are woodstoves proposed in residential projects? Yes [] No []
 Mobile source emissions - Vehicle activities related to residential, commercial and/or industrial uses:
N/A

3. Based on proposed use, will the project significantly contribute to the violation of ambient air quality standards? Yes [] No [] If yes, describe (may require the results from specific air quality studies).

4. Are there any sensitive receptors to air pollution (such as schools or hospitals) located in the vicinity of the project? Yes [] No [] If yes, describe. _____

5. Describe measures that are proposed by the project to reduce stationary and mobile source emissions?
N/A

6. Will vegetation be cleared from the project? Yes [] No [] If yes, describe the method of disposal.
N/A

VI. TRANSPORTATION/CIRCULATION

Note: Detailed traffic studies prepared by a qualified traffic consultant may be required, following review of the information presented below. Such studies may be included with the submittal of this questionnaire.

- 1. Does the project front on a local roadway? Yes No If yes, what is the name of the roadway?
Taylor Road
If no, what is the name and distance of the nearest roadway? _____
- 2. Will new entrances onto local roadways be constructed. Yes No
If yes, describe. _____
- 3. Would any non-automobile traffic result from the development of the project? Yes No If yes, describe. _____
- 4. If applicable, what road standards are proposed within the project? N/A
(Show typical street sections(s) on the site plan.)
- 5. Will a new entrance(s) onto local roadways be constructed? Yes No
If yes, show location(s) on site plan.
- 6. Describe any frontage improvements to the local roadway(s). NONE
- 7. Describe the traffic that will be generated by the project (average daily traffic [ADT], peak hour volumes and peak hour times/days). business is by appointment and walk-in
- 8. Will this traffic affect the service levels at an existing major street intersection or freeway interchange? Yes No If yes, describe. _____
- 9. Are pedestrian, bicycle, equestrian and/or transit facilities proposed with the project? Yes No
If yes, describe. _____
- 10. Will the project require provisions for parking? Yes No If yes, describe the number, size, location and access of the parking facilities proposed. parking spaces are existing
- 11. Will there be company vehicles associated with the project? Yes No If yes, describe the number and type of vehicles and the parking that will be provided for these vehicles (see 10, above). _____

VII. BIOLOGICAL RESOURCES

Note: Detailed studies or exhibits (e.g., tree survey, wetlands delineation) may be required, following a review of the information presented below. Such studies or exhibits may be included with the submittal of this questionnaire.

1. Briefly describe site vegetation. NONE - SITE IS LANDSCAPED

2. Will any trees of 6-inches diameter breast height (dbh) or greater be removed as a result of project development? Yes [] No If yes, describe the number of trees to be removed, tree species, tree inches and the percentage of the trees on the site that the removals represent. _____

3. Briefly describe wildlife typically found in the area. NONE

4. Describe changes to site habitat(s) resulting from development of the project. NONE

5. Are any rare or endangered species (as defined in Section 15380, CEQA Guidelines) found in the project area? Yes [] No If yes, describe. _____

6. Are any federally-listed threatened species, or candidates for listing, found in the project area? Yes [] No If yes, describe. _____

7. Is there a rare natural community (monitored by the DFG Natural Diversity Data Base) present on the project site? Yes [] No If yes, describe. _____

8. Are there wetlands (i.e., seasonal wetlands, wetland swales, riparian corridor, etc.) on the project site? Yes [] No If yes, describe (type, acreage, etc.). _____

9. If yes, will project development affect these wetland areas? Yes [] No [] If yes, describe. _____

_____ N/A _____

10. If yes, will a Corps of Engineers permit be required for disturbing site wetlands? Yes [] No [] N/A

VIII. HAZARDOUS MATERIALS

Hazardous material are defined as any material that, because of its quantity, concentration or physical or chemical characteristics, poses a significant present or potential hazard to human health and safety or to the environment if released into the workplace or the environment. "Hazardous materials" include, but are not limited to, hazardous substances, hazardous waste and any material (including oils, lubricants and fuels) which a handler or administering agency has a reasonable basis for believing that it would be injurious to the health and safety of persons or harmful to the environment if released into the workplace or environment.

1. Will the proposed project involve the handling, storage or transportation of hazardous materials?
Yes [] No

If yes, attach a list of all hazardous materials to be handled/stored at the project site. The list needs to include (but is not limited to) fuels, chemicals, cleaners, lubricants, coolants, biocides, etc. A description needs to be included explaining how these materials will be managed, used, stored, disposed/recycled.

Describe any hazardous wastes that will be generated and detail how/where they will be stored and disposal of. Include an outline of the proposed chemical emergency spill response plan.

If yes, will the project involve the handling, storage or transportation of more than 55 gallons, 500 pounds or 200 cubic feet (STP) at any one time of a product or formulation containing hazardous materials or will any of these materials be stored in underground storage tanks? Yes [] No []

If yes, please contact the Placer County Environmental Health Division at 889-7335 for an explanation of additional requirements.

IX. NOISE

Note: Projects located near a major noise source and/or projects that will result in increased noise generation or exposure may require a detailed noise study (with any proposed mitigations) prior to environmental determination.

1. Is the project located near a major noise source? Yes [] No If yes, describe. _____

2. Describe the noise that will be generated by this project, both during construction and following project development. _____

NONE

X. PUBLIC SERVICES

FIRE AND EMERGENCY-MEDICAL SERVICES

1. Describe the nearest fire protection facilities (location, distance, agency). FIRE STATION
LOCATED ON HORSESHOE BAR ROAD APPROXIMATELY 1 MILE

2. Describe the nearest emergency water source for fire protection purposes (type, location, distance, agency).
TWO (2) FIRE HYDRANTS AT EACH PROPERTY LINE ALONG
TAYLOR ROAD

3. Describe the fire hazard and fire protection needs created as a result of project development. NONE

4. Describe the on-site fire protection facilities proposed with this project. EXISTING

5. If this is a single access project, what is the distance from the project to the nearest through roadway/name of roadway? N/A
6. Describe parking area access, number of spaces and entry/exit for emergency vehicles. EXISTING
FIRE ACCESS FOR EMERGENCY VEHICLES
7. Are there any site limitations that will limit accessibility by emergency service vehicles? Yes [] No If yes, describe. _____
8. Estimate the number of persons on-site (residents or employees/visitors) 2-3

LAW ENFORCEMENT

1. Describe the access to the site and entrance features (gates, etc.). FULLY ACCESSIBLE TO
LAW ENFORCEMENT
2. Describe the security protection that will be provided on the site, if any. INTRUSION ALARM
3. Describe the location, visibility and lighting of vehicle and equipment storage areas. EXISTING
SITE LIGHTING

WATER

1. Is the project within a public domestic water system district or service area? Yes No [] If yes, describe the district/area. PLACER COUNTY WATER AGENCY
2. Can the district serve the project? Yes No []
3. What will be the water source(s) for the project? RESTROOM SINK
4. What is the estimated usage and peak usage of the project? MINIMAL gpd/ _____ gpd
5. Are there any existing or abandoned wells on the site? Yes [] No If yes, describe (location, depth, yield, contaminants, etc.) _____

WASTEWATER

1. Is wastewater presently disposed on the site? Yes [] No If yes, describe the method(s) and quantities (gpd). _____
2. Is the project located within a sewer district? Yes No [] If yes, describe. SOUTH PLACER
MUNICIPAL UTILITY DISTRICT
- If yes, can the district serve the project? Yes No [] EXISTING SERVICE
- Is there sewer service in the area? Yes No [] If yes, what is the distance to the nearest collector line? _____
3. What are the projected wastewater quantities (gpd) generated by the project and the proposed method of disposal? _____ gpd EXISTING SERVICE

4. Will there be any unusual characteristics associated with project wastewater? Yes [] No [X] If yes, describe any special treatment processes that may be necessary for these wastes. _____

5. During the wettest time of year, is the groundwater level on the project site less than 8 feet below the surface of the ground? Yes [X] No []

SOLID WASTE

1. Describe the type(s) of solid waste and estimate the quantities of waste per day/month that will be produced by the project. Specify if there are any special wastes (chemicals, infectious waste, oils, solvents, recyclables, etc.) NONE

2. Describe the disposal method of this waste material. N/A

3. Describe the access that will be provided to refuse removal vehicles and the location and design of recycling and refuse storage equipment. EXISTING TRASH ENCLOSURE

PARKS AND RECREATION

1. What is the distance from the project to the nearest public park or recreation area? LESS THAN 1 MILE
What is the name of this facility? NEXT TO LOOMIS DEPOT

2. Are any park or recreation facilities proposed as part of the project? Yes [] No [X] If yes, describe.

SCHOOLS

1. What are the nearest elementary and high schools to the project? LOOMIS ELEMENTARY SCHOOL AND DEL ORO HIGH SCHOOL

What are the distances to these schools from the project? LESS THAN 2 MILES

XI. AESTHETICS

1. Is the proposed project consistent/compatible with adjacent land uses and densities? Yes [X] No []
Describe the consistencies/compatibilities or inconsistencies/incompatibilities. EXISTING

2. Is the proposed project consistent/compatible with adjacent architectural styles? Yes [X] No []
Describe the consistencies/compatibilities or inconsistencies/incompatibilities. EXISTING

3. Describe the signage and/or lighting proposed by the project. NEW EXTERIOR SIGNAGE TO BE APPROVED BY TOWN OF LOOMIS UNDER SEPARATE APPLICATION

4. Is landscaping proposed? Yes [] No [X] If yes, describe. EXISTING

XII. CULTURAL RESOURCES

Note: If the project site is located on or near an archaeological, historical or paleontological site, specific studies may be required.

1. Does the project site support any archaeological, historical or paleontological features (e.g., Native American habitation sites, old foundations or structures, etc.)? Yes [] No [] If yes, describe. _____
N/A

2. What is the nearest archaeological, historical or paleontological site? N/A

What is the name of this site? N/A

LEGAL DESCRIPTION

RECORDING REQUESTED BY
FIRST AMERICAN TITLE INS. CO.
 AND WHEN RECORDED MAIL TO:
 John P. Muff and Mary Jean Muff
 14710 Wild Duck Lane
 Grass Valley, CA 95945

PLACER, County Recorder
 JIM MCCAULEY Co Recorder Office

DOC - 98-0011438
 Check Number 0012201e
 Monday, FEB 23, 1998 14:21:36
 REC \$3.00;MIC \$3.00;AUT \$1.00
 SBS \$0.00;DOC \$139.30;
 Ttl Pd \$846.30 Nbr-0000014004
 REC/R1/1-1

A.P.N.: 044-123-030

Order No.:

Space Above This Line for Recorder's Use Only
 Chain No.: 11011106

GRANT DEED

THE UNDERSIGNED GRANTEE(S) HEREBY DECLARES THAT THE UNIFORM TRANSFER TAX IN COUNTY 5537.30
 computed on full value of property conveyed, or
 computed on full value less value of liens or encumbrances remaining at time of sale,
 unincorporated area; UNINCORPORATED AREA | City of _____ and

FOR A VALUABLE CONSIDERATION, Receipt of which is hereby acknowledged,

Bauhous Properties, Inc.
 a California corporation

hereby GRANTS to
 John P. Muff and Mary Jean Muff, husband and wife as Community Property

the following described property in the unincorporated area, County of Placer State of California:

A portion of the North half of the Southeast quarter of Section 9, Township 11 North, Range 7 East, M111&M, more particularly described as follows: Parcel "A" of that certain Parcel Map No. 70452 recorded May 23, 1973, in Book 4 of Parcel Maps, at page 13, Placer County Records.

Bauhous Properties, Inc.
 a California corporation

By: Garhard Widmann, president
 Document Date: February 11, 1998



STATE OF CALIFORNIA
 COUNTY OF Placer
 On 2/18/98 before me, Marsea P. Mallory
 personally appeared Garhard Widmann

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument (the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

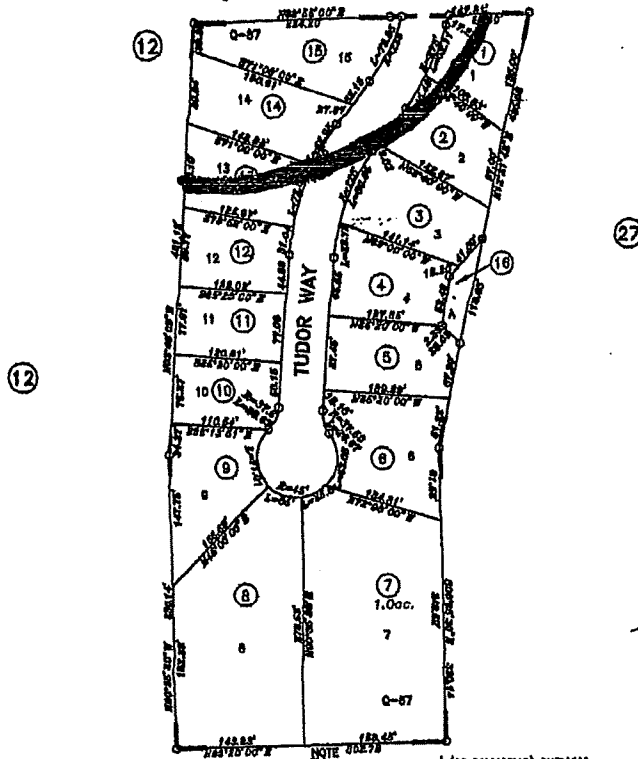
Signature Marsea P. Mallory

This area for official notarial seal.

Mail Tax Statements to: SAME AS ABOVE or Address Noted Below

POR. S.E.1/4 SEC.9, T.11N, R.7E, M.D.B.&M.
 Parcel M.O.R. Bk.10, Pg.60, P-72072
 Hunters Crossing II, M.O.R. Bk.G, Pg.87 (14)

44-32



NOTE
 All distances on curved lines are chord measurements.

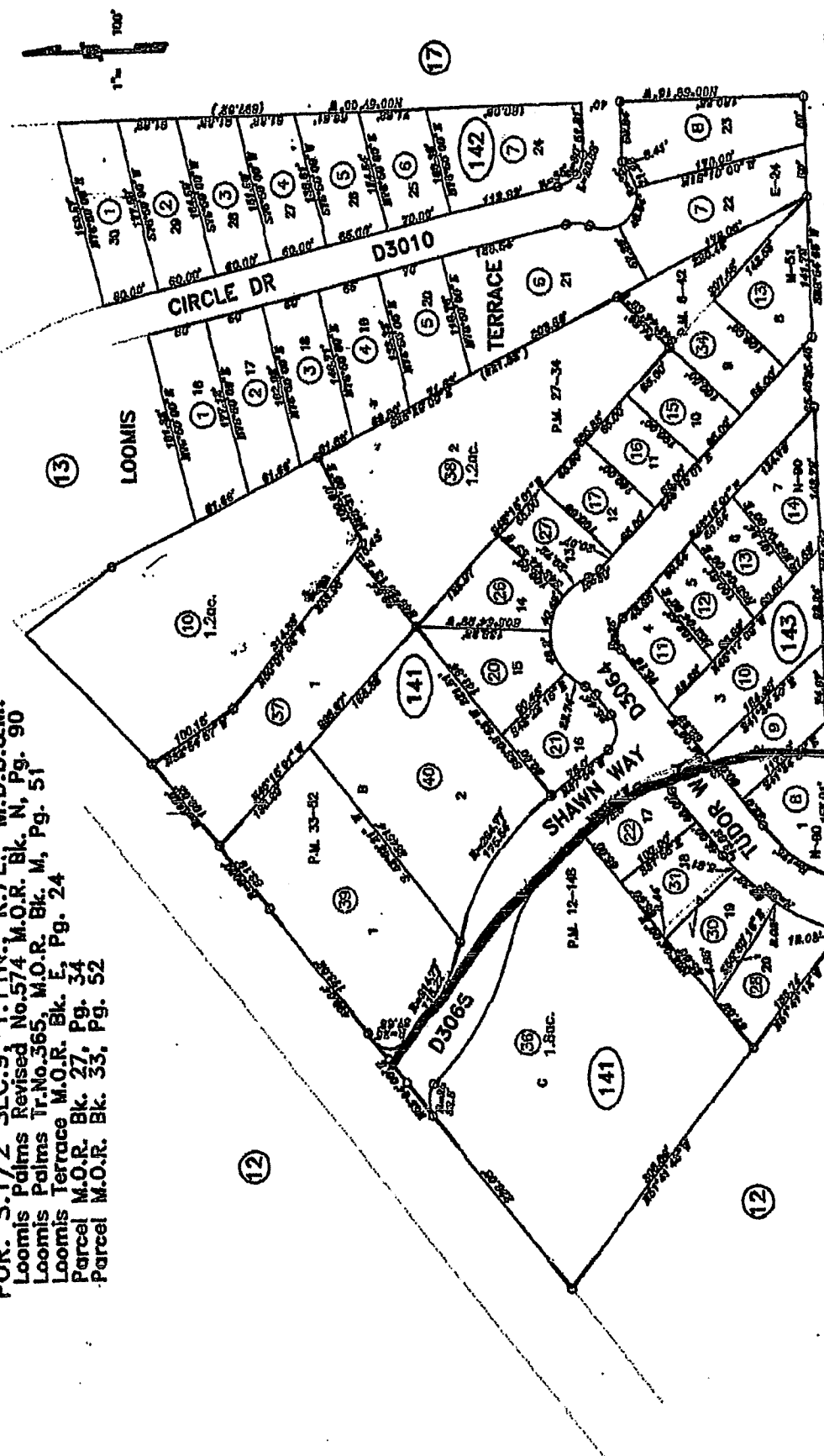
NOTE
 This map was prepared for assessment purposes only, and is not intended to establish legal boundaries or establish precedence over local ordinances. Official information concerning size or use of any parcel should be obtained from recorded documents and local governing agencies.

Assessor's Map Bk.44 Pg.32
 County of Placer, Calif.

NOTE
 Assessor's Block Numbers Shown in Ellipses.
 Assessor's Parcel Numbers Shown in Circles.

05-16-2005 844
 Page Redrawn from Base Map Information
 Formary 044-123-87-00

POR. S.1/2 SEC.9, T.11N., R.7E, M.D.B.&M.
 Loomis Palms Revised No.574 M.O.R. Bk. N, Pg. 90
 Loomis Palms Tr.No.365, M.O.R. Bk. M, Pg. 51
 Loomis Terrace M.O.R. Bk. E, Pg. 24
 Parcel M.O.R. Bk. 27, Pg. 34
 Parcel M.O.R. Bk. 33, Pg. 52



Assessor's Map Bk.44 Pg.14
 County of Placer, Calif.

NOTE:
 Assessor's Back Numbers Shown in Ellipse.
 Assessor's Parcel Numbers Shown in Circles.

NOTE:
 This map was prepared for assessment purposes only, and is not intended to establish legal rights or establish procedures for local ordinances. Official information concerning size or type of any parcel should be obtained from recorded documents and local governing agencies.

NOTE:
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12-18-2005 JAC
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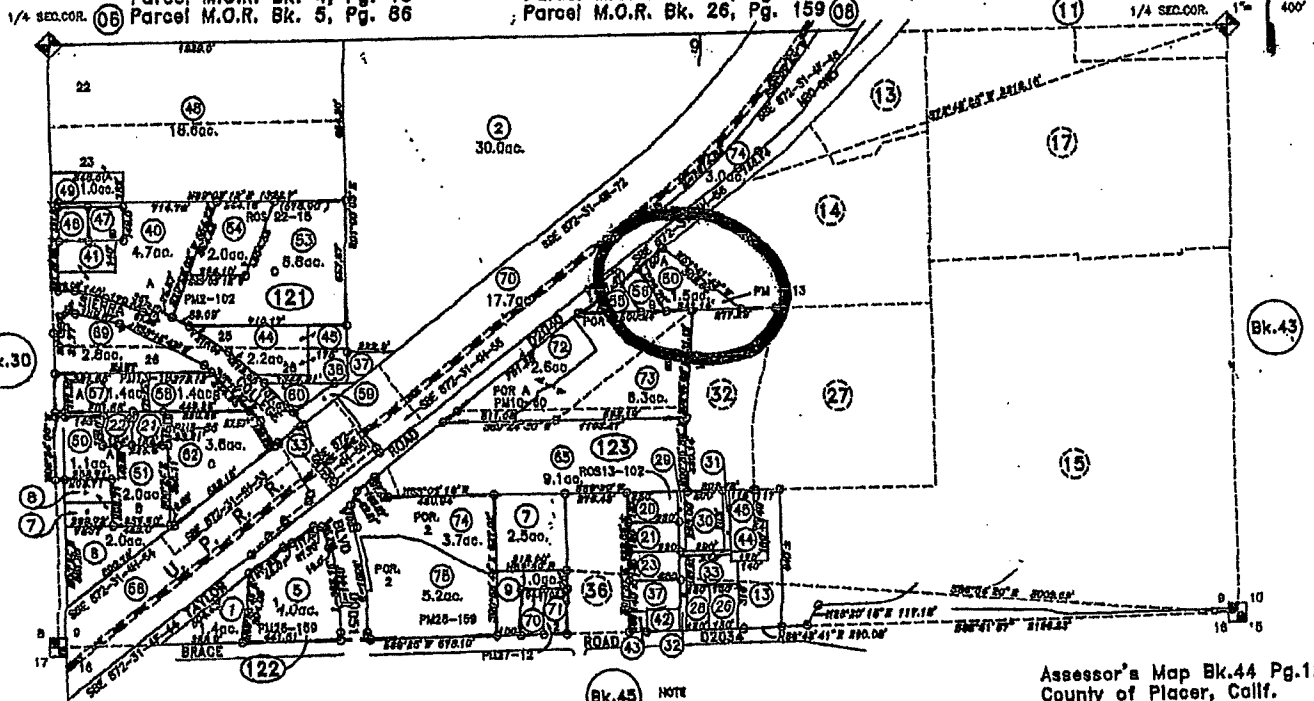
S.1/2 SEC. 9, T.11N., R.7E., M.D.B.&M.

44-12

Saunders Colony, M.O.R. Bk. C, Pg. 89
 Survey M.O.R. Bk. 2, Pg. 12
 Survey M.O.R. Bk. 3, Pg. 61
 Parcel M.O.R. Bk. 2, Pg. 102
 Parcel M.O.R. Bk. 4, Pg. 13
 Parcel M.O.R. Bk. 5, Pg. 86

Parcel M.O.R. Bk. 6, Pg. 42
 Parcel M.O.R. Bk. 9, Pg. 4
 Parcel M.O.R. Bk. 10, Pg. 60
 Survey M.O.R. Bk. 7, Pg. 27
 Parcel M.O.R. Bk. 27, Pg. 12
 Parcel M.O.R. Bk. 28, Pg. 159

Parcel M.O.R. Bk. 13, Pg. 18, P-72566
 Parcel M.O.R. Bk. 12, Pg. 148, P-72808
 Survey M.O.R. Bk. 13, Pg. 102
 Survey M.O.R. Bk. 22, Pg. 15, #3242



06-10-2011
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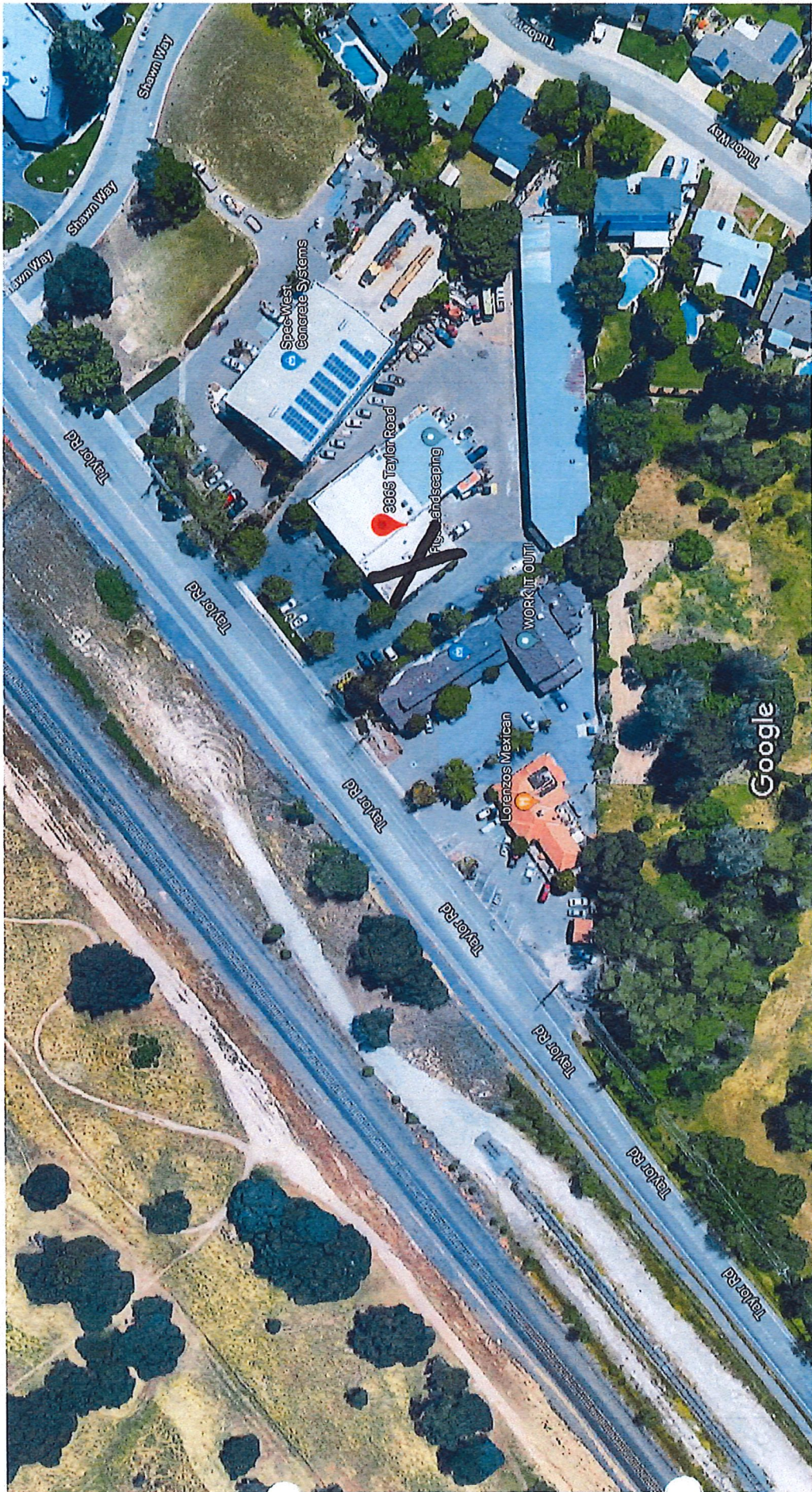
NOTE
 All distances on curved lines are chord measurements.

Bk.45 NOTE
 This map was prepared for assessment purposes only, and is not intended to illustrate legal building sites or establish precedence over local ordinances. Official information concerning size or use of any parcel should be obtained from recorded documents and local governing agencies.

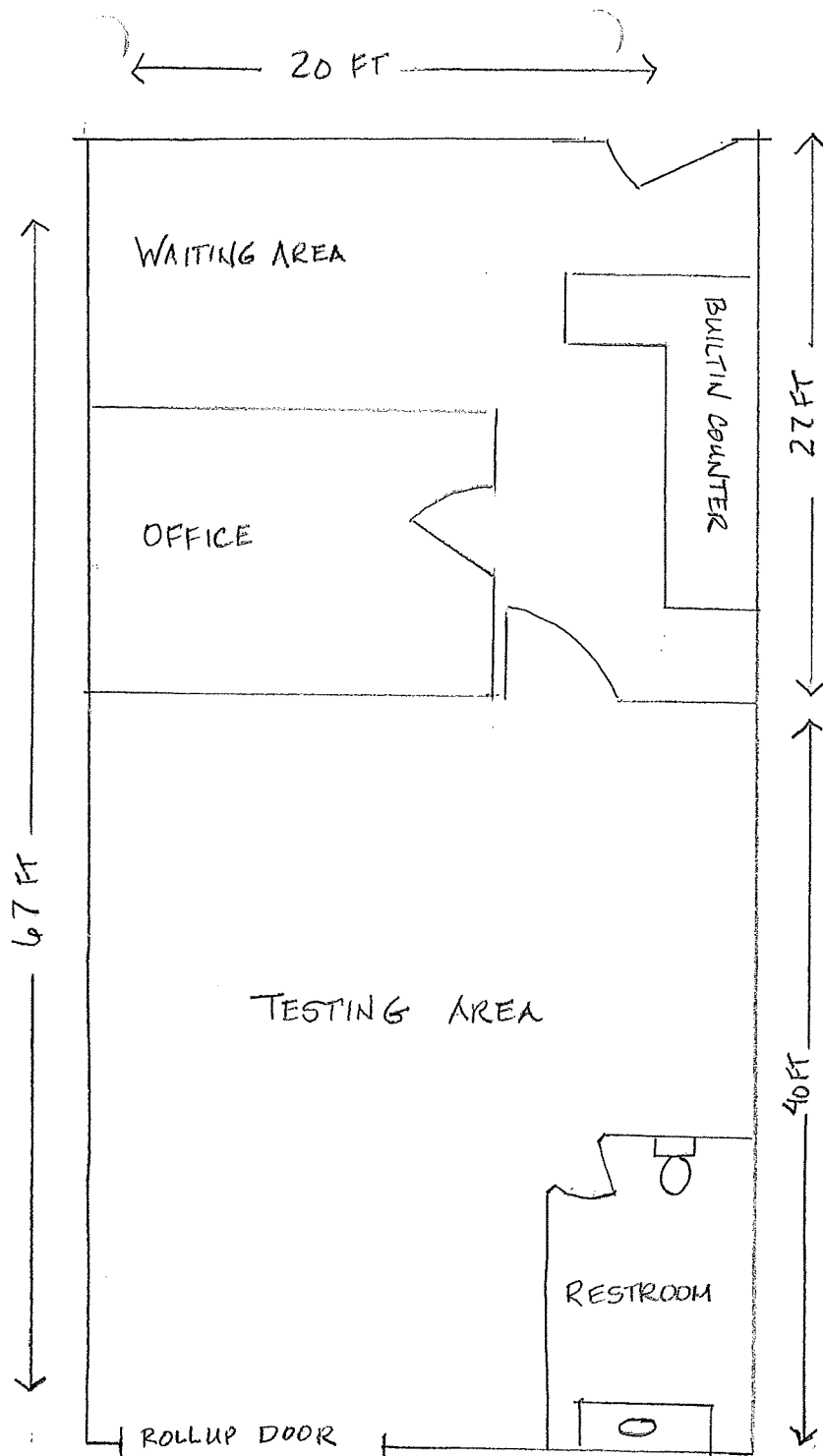
Assessor's Map Bk.44 Pg.12
 County of Placer, Calif.

NOTE
 Assessor's Block Numbers Shown in Ellipse.
 Assessor's Parcel Numbers Shown in Circles.

Google Maps 3865 Taylor Rd



Imagery ©2019 Google, Map data ©2019 Google 50 ft



3865 TAYLOR ROAD, UNIT B
EXISTING IMPROVEMENTS, NO
IMPROVEMENTS NEEDED