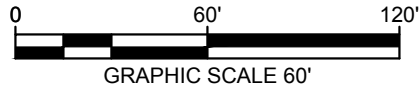


THIS LOT SUBJECT TO HILLSIDE GRADING REQUIREMENTS PER DOUGLAS COUNTY CODE SECTION 20.690.030 (K).

EASEMENTS, SETBACKS, AND BUILDING ENVELOPE ARE PRELIMINARY AND SUBJECT TO CHANGE WITH FINAL DESIGN.

REFER TO RECORDED FINAL MAP AND CLEAR CREEK TAHOE PROPERTY REPORT FOR ADDITIONAL ENCUMBRANCES, EASEMENTS, AND RESTRICTIONS FOR DEVELOPMENT OF THIS LOT.

A HOME CONSTRUCTED ON THIS LOT WILL REQUIRE THE USE OF AN INDIVIDUAL LOW-PRESSURE SEWER (LPS) GRINDER PUMP SYSTEM.



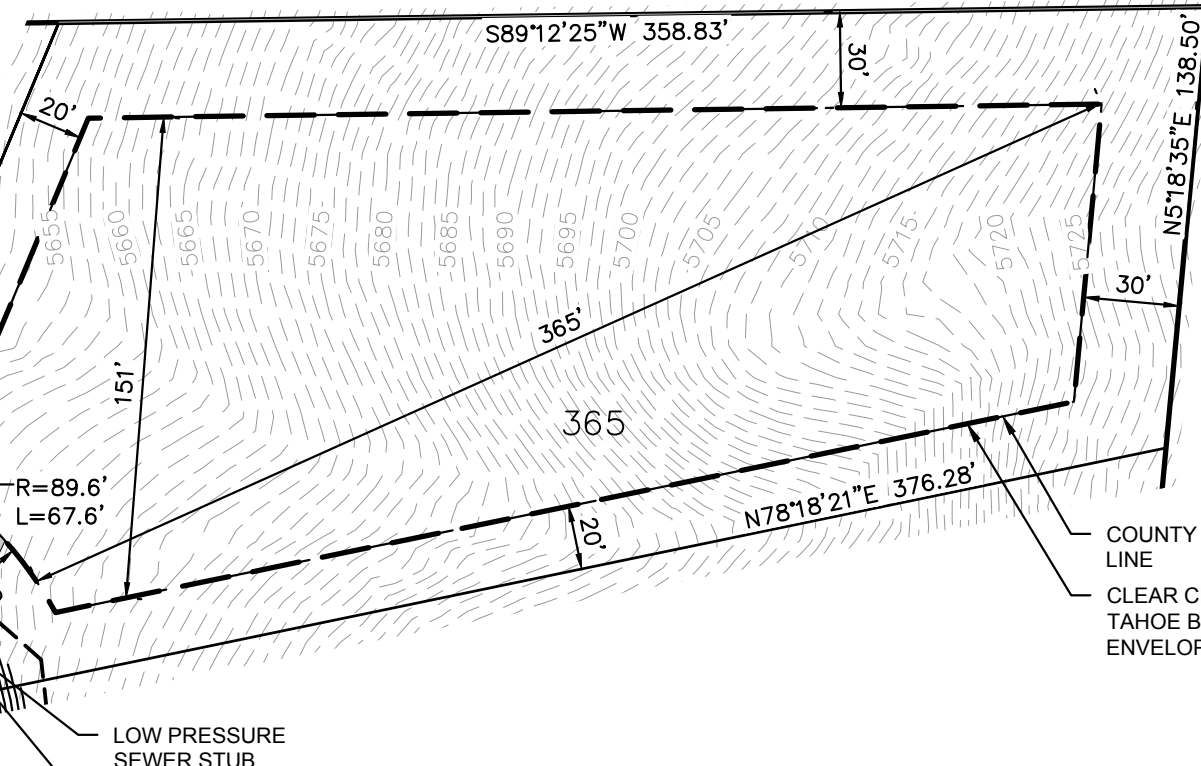
PRIVATE SLOPE AND DRAINAGE EASEMENT

SUGGESTED DRIVEWAY ENVELOPE

HEADWATERS WAY

LOW PRESSURE SEWER STUB
WATER STUB

COUNTY SETBACK LINE
CLEAR CREEK TAHOE BUILDING ENVELOPE



HINDO, JOSH 3/19/2021 4:23 PM
 C:\REN\CIVIL\08161204 - CLEAR CREEK TAHOE\NEW WORK\ENCLAVE (UNIT 4)\07 CAD\EXHIBITS\2020.08.20 PLOT PLANS\LOT PLANS 363-371.DWG
 3/19/2021 4:21 PM

Golf Cottage Lot

LOT AREA: 67,317 SF (1.55 AC)

BUILDING ENVELOPE AREA: 41,887 SF (0.96 AC)

Lot 365

Clear Creek at Tahoe
Douglas County, Nevada

KEY MAP



CLEAR CREEK
TAHOE

Kimley»Horn

5370 Kietzke Lane
Suite 100
Reno, Nevada 89511
972-335-3580

NOTE: THIS PLAN IS CONCEPTUAL IN NATURE AND HAS BEEN PRODUCED WITHOUT THE BENEFIT OF A SURVEY, TOPOGRAPHY, UTILITIES, CONTACT WITH THE CITY, ETC.

PLOTTED BY
 DING NAME
 LAST SAVED