

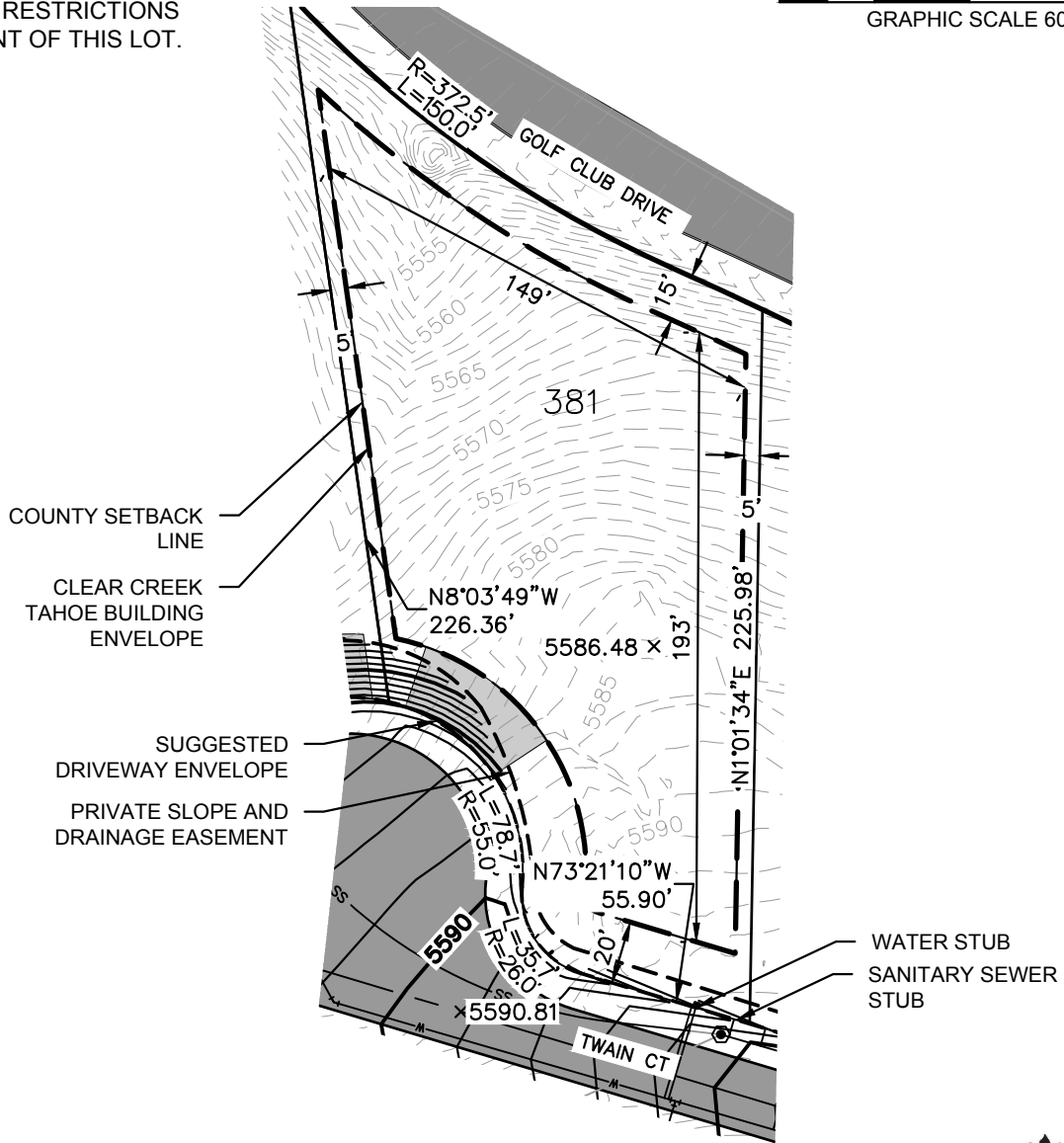
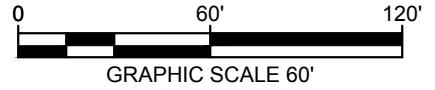
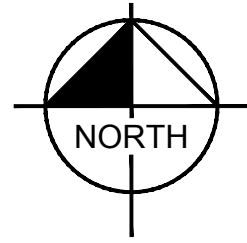
THIS LOT SUBJECT TO HILLSIDE GRADING REQUIREMENTS PER DOUGLAS COUNTY CODE SECTION 20.690.030 (K).

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

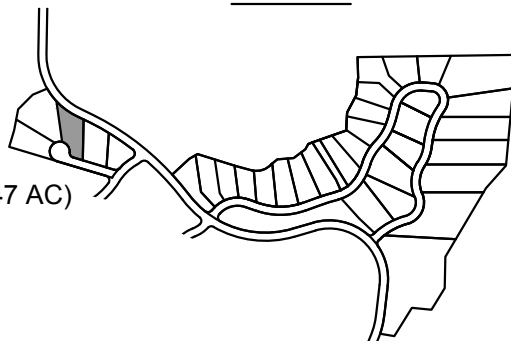
REFER TO RECORDED FINAL MAP AND CLEAR CREEK TAHOE PROPERTY REPORT FOR ADDITIONAL ENCUMBRANCES, EASEMENTS, AND RESTRICTIONS FOR DEVELOPMENT OF THIS LOT.

A HOME CONSTRUCTED ON THIS LOT WILL REQUIRE THE INSTALLATION OF AN ON-SITE INDIVIDUAL PRESSURE REDUCING VALVE LOCATED DOWNSTREAM OF THE WATER SERVICE CONNECTION.

THE SUM TOTAL OF SIDE SETBACKS MUST EQUAL A MINIMUM OF 25-FEET (SEE C.C.T. DESIGN GUIDELINE COTTAGE COMMUNITY ADDENDUM)



KEY MAP



Golf Cottage Lot

LOT AREA: 28,364 SF (0.65 AC)
BUILDING ENVELOPE AREA: 20,430 SF (0.47 AC)

Lot 381

Clear Creek Tahoe
Douglas County, Nevada



CLEAR CREEK
TAHOE

Kimley»Horn

5370 Kietzke Lane
Suite 100
Reno, Nevada 89511
775-200-1960

FITZGERALD, JAKE 3/7/2021 8:19 AM
K:\REN_CIVIL\088151204 - CLEAR CREEK TAHOE\NEW WORK\ENCLAVE (UNIT 4)\07 CAD\EXHIBITS\2020.08.20 PLOT PLANS\LOT PLANS 379-383.DWG
3/7/2021 8:03 AM

PLOTTED BY
DWG NAME
LAST SAVED