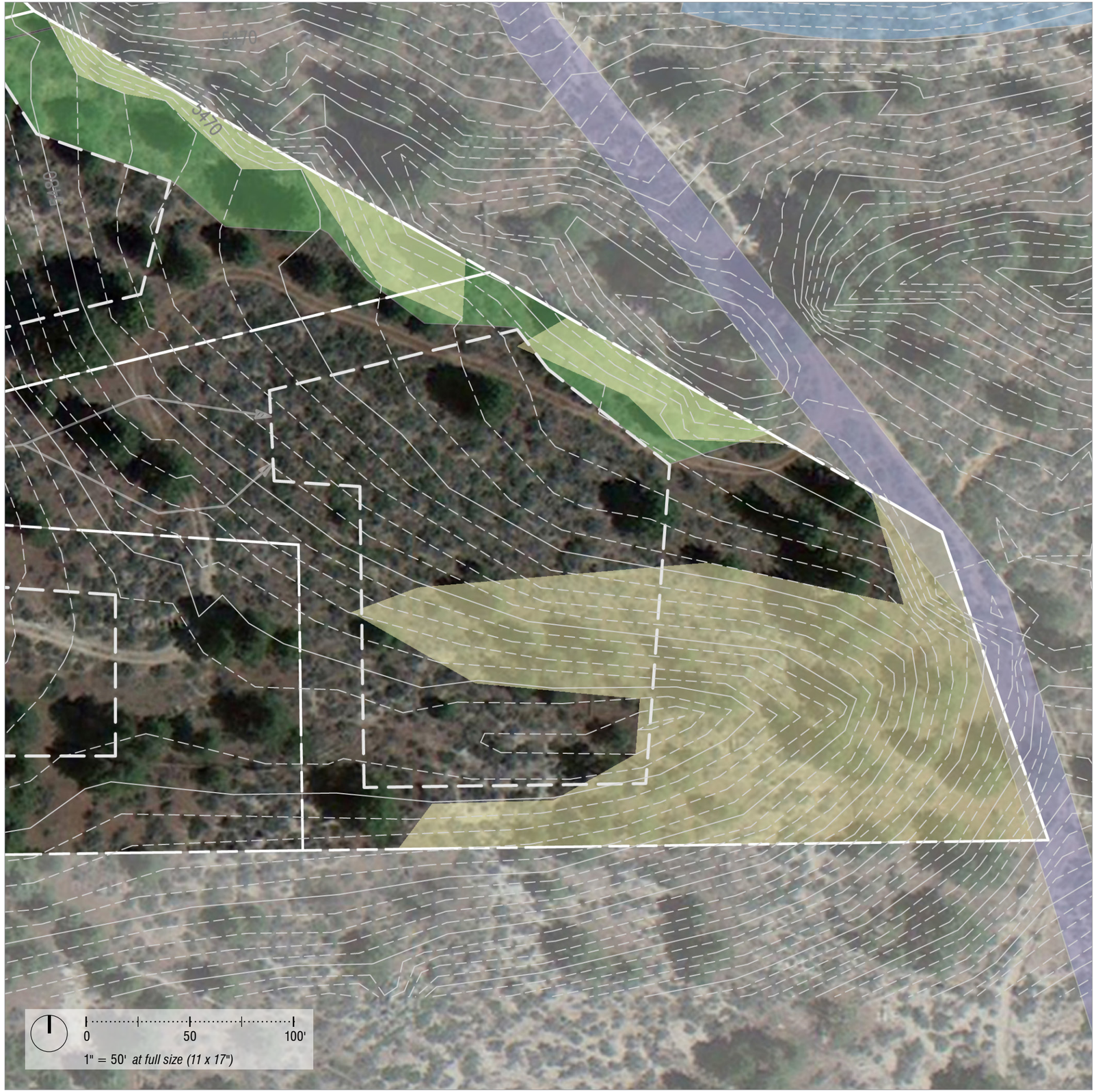
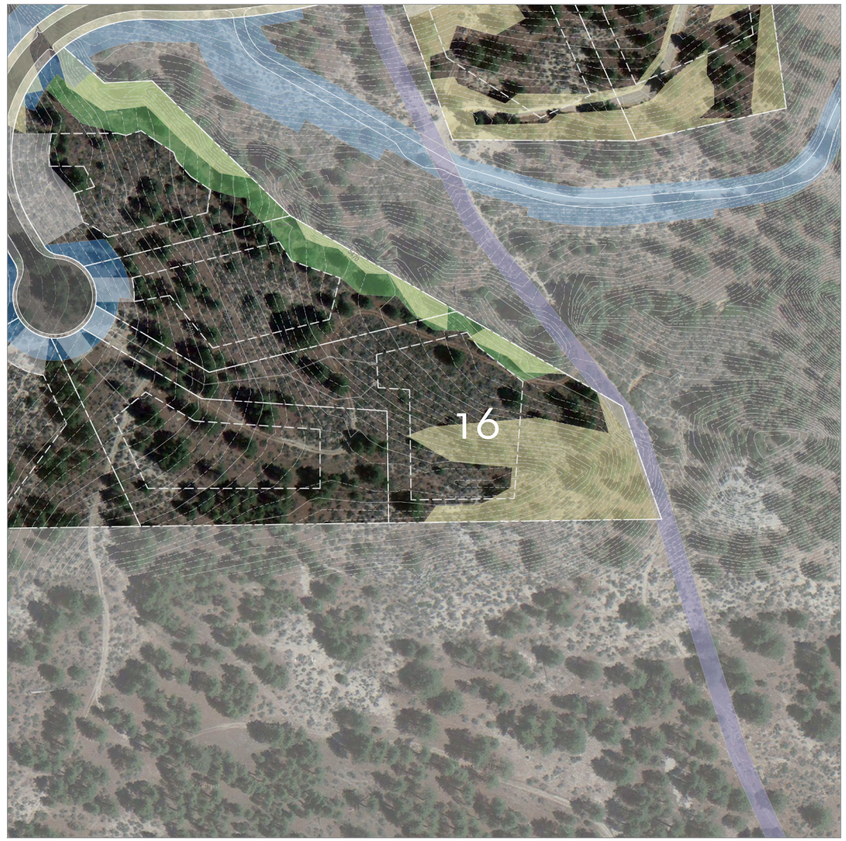
HOMESITE 16

CLEAR CREEK
TAHOE

- Parcel Boundary
- Building Envelope
- Driveway Location(s)
- Slope Constraints (+25%)
- Drainage Easements
- IVGID Easement
- USGS Blue Line Stream

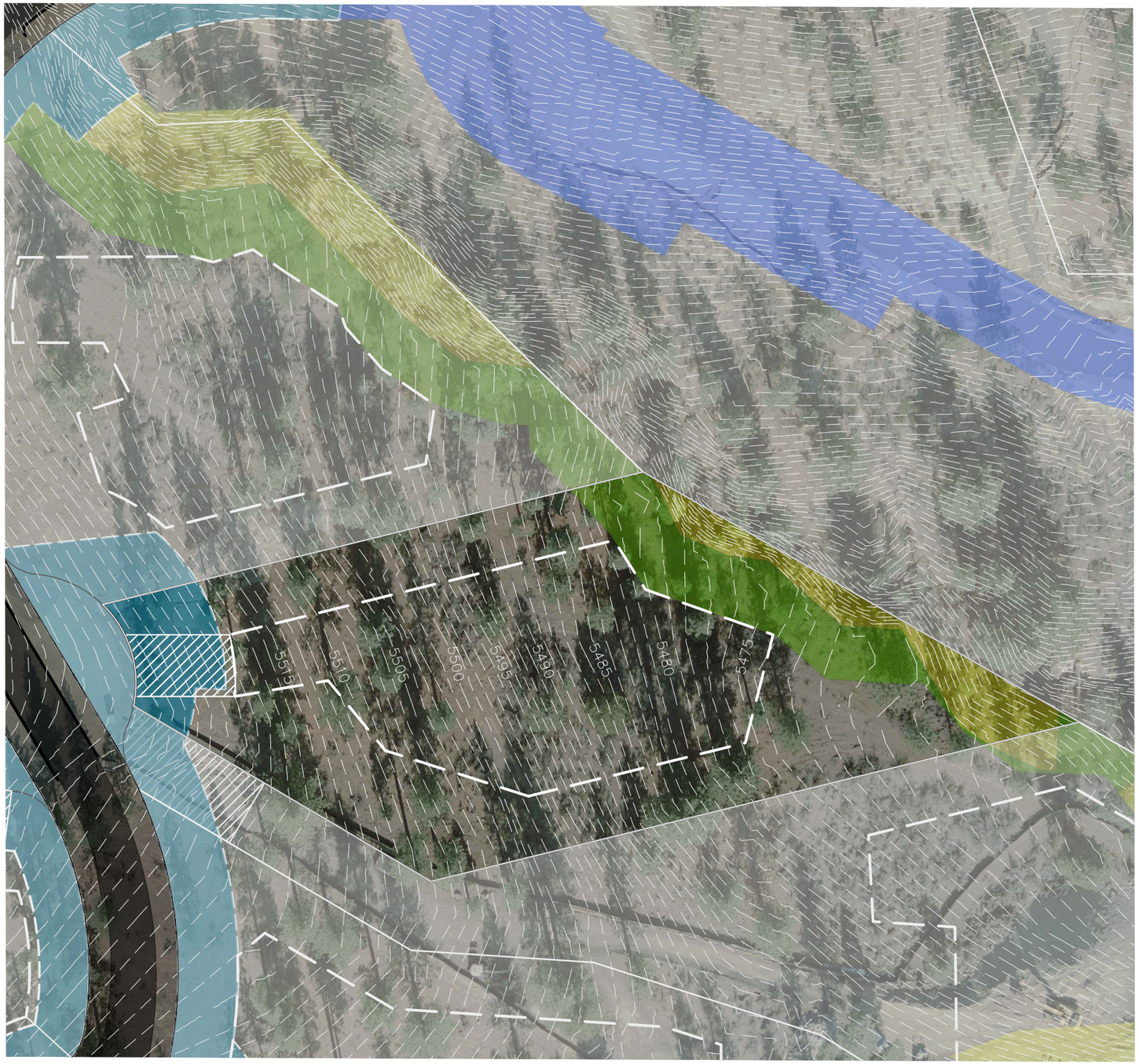
Lot Size	2.25 acres
Building Envelope	30,651 sq ft





HOMESITE 15

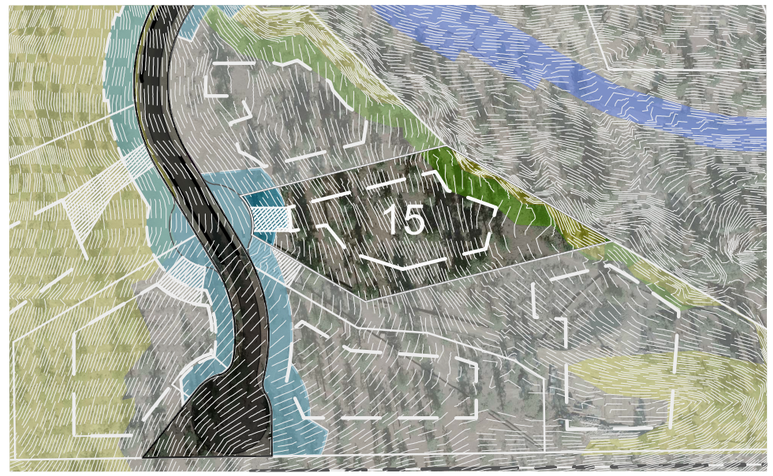
CLEAR CREEK
TAHOE



- LOT LINE
- BUILDING ENVELOPE
- SUGGESTED DRIVEWAY LOCATIONS
- SLOPE CONSTRAINTS (+25%)
- DRAINAGE EASEMENTS
- USGS RESTRICTED USE AREA
- USGS BLUE LINE STREAM

Lot Size: 1.31 Acres
Building Envelope: 21,228 Sq. Ft.

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



NORTH

0 200' 400'
GRAPHIC SCALE 200'

NORTH

0 60' 120'
GRAPHIC SCALE 60'

Kimley»Horn
5370 Kietzke Lane
Suite 100
Reno, Nevada 89511
775-200-1967

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

DWG NAME: K:\FRI_GVL\106815200-CLEAR CREEK TAHOE\DWG\UNIT 3A\EXHIBITS\PLANSHEETS\HOMESITE PLANS LOT 15.DWG
LAST SAVED: 5/8/2020 1:54 PM