

Exhibit A: Project Location

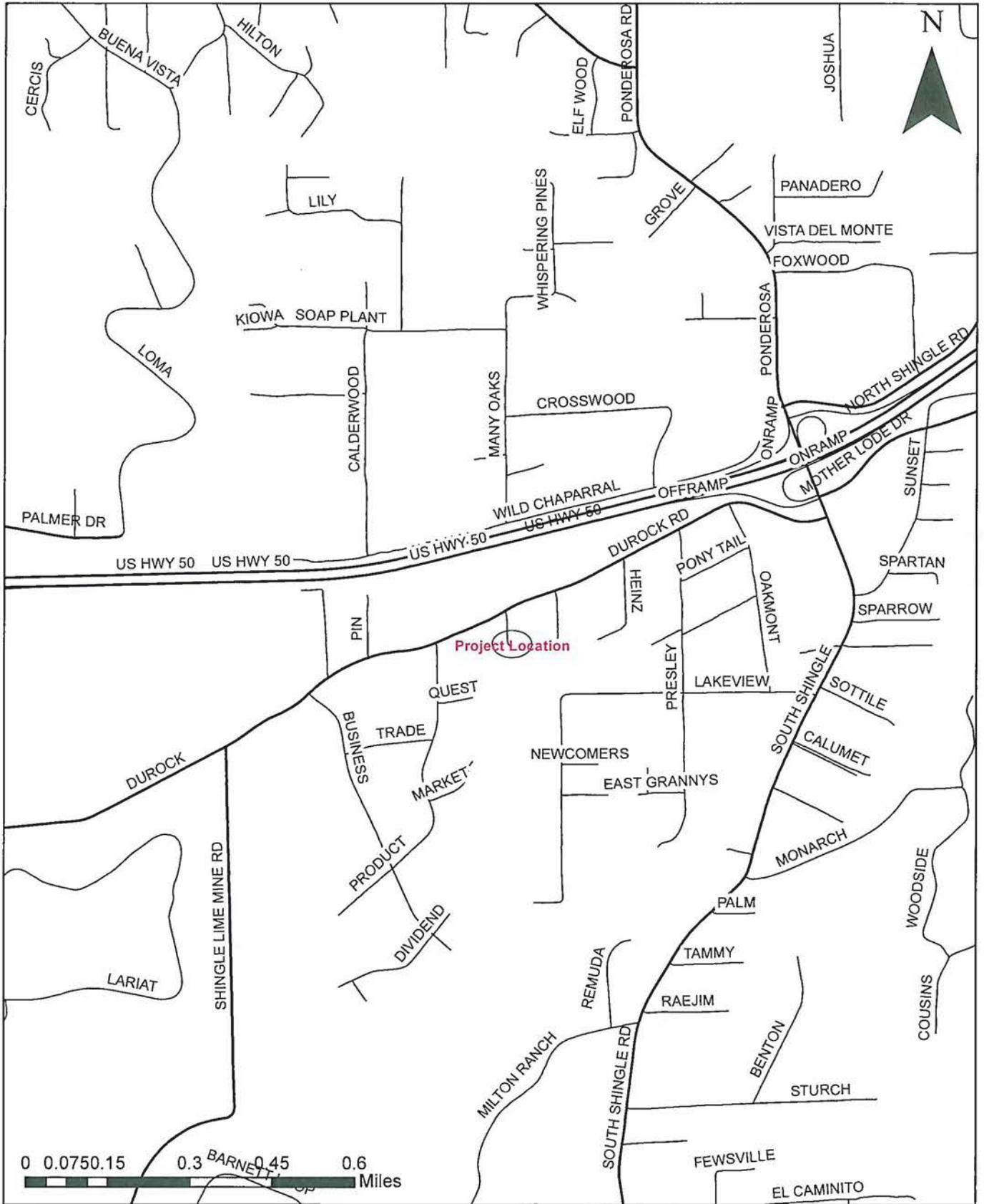


Exhibit B - General Plan Map

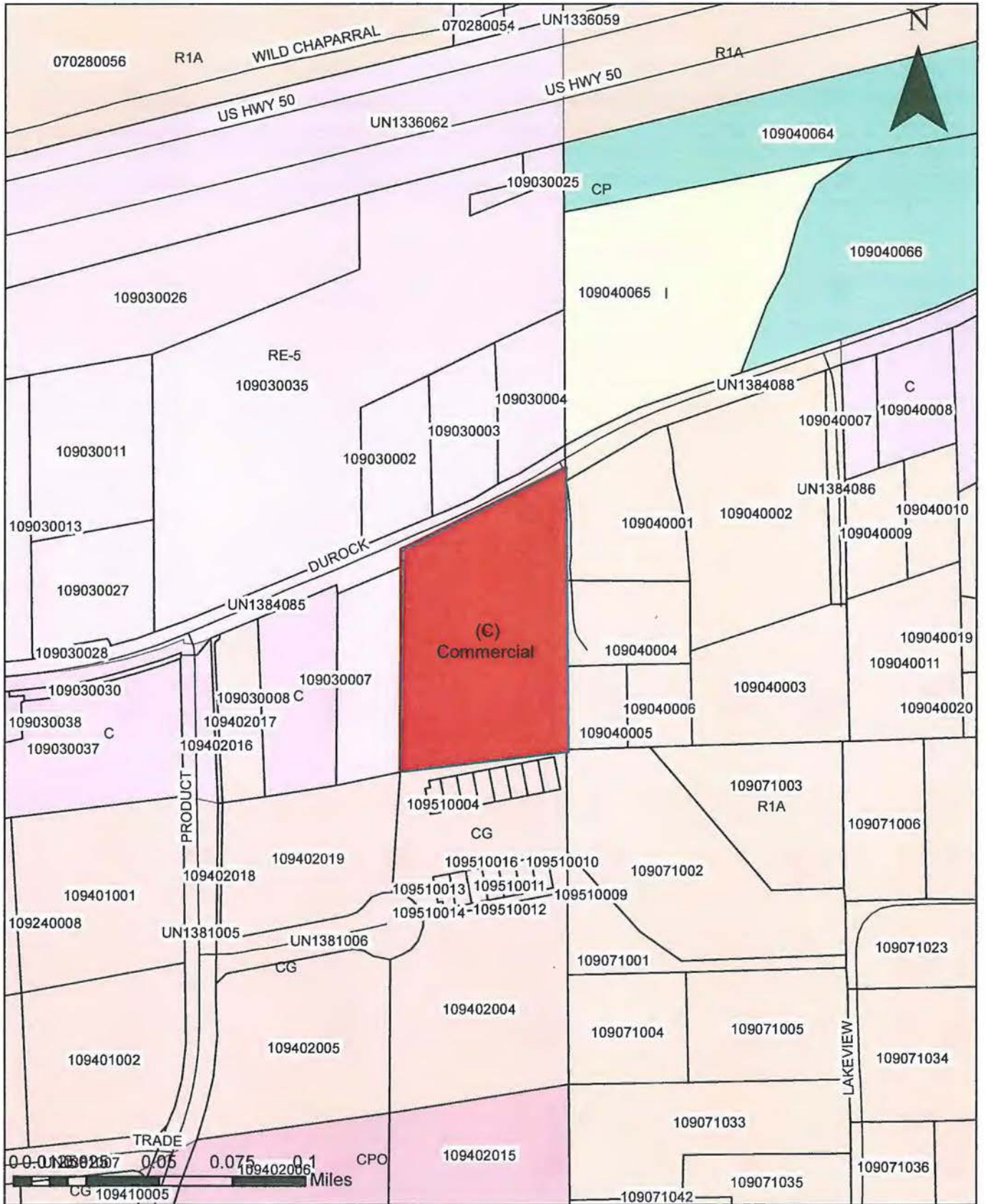
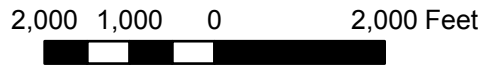
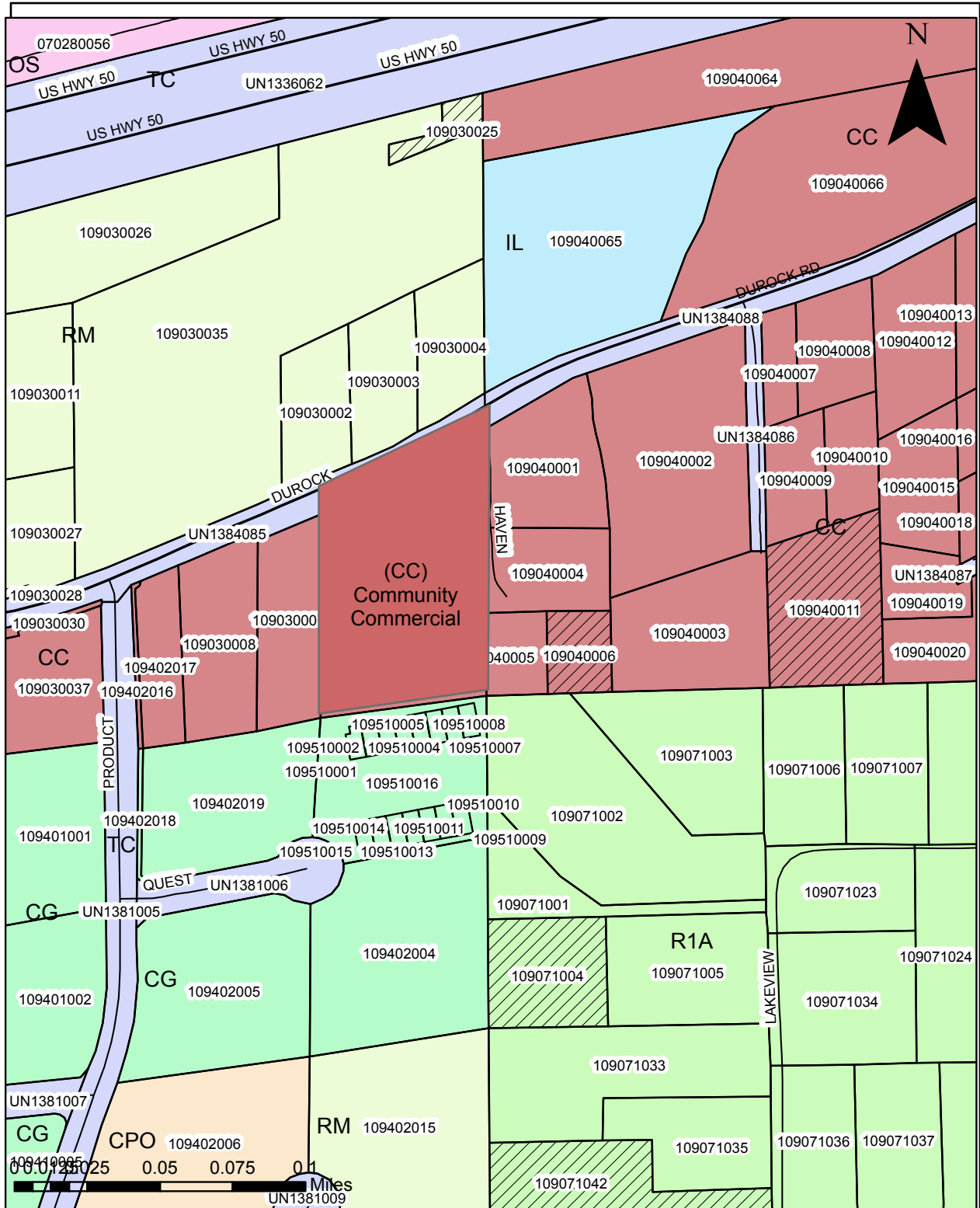


Exhibit C - Zoning Map



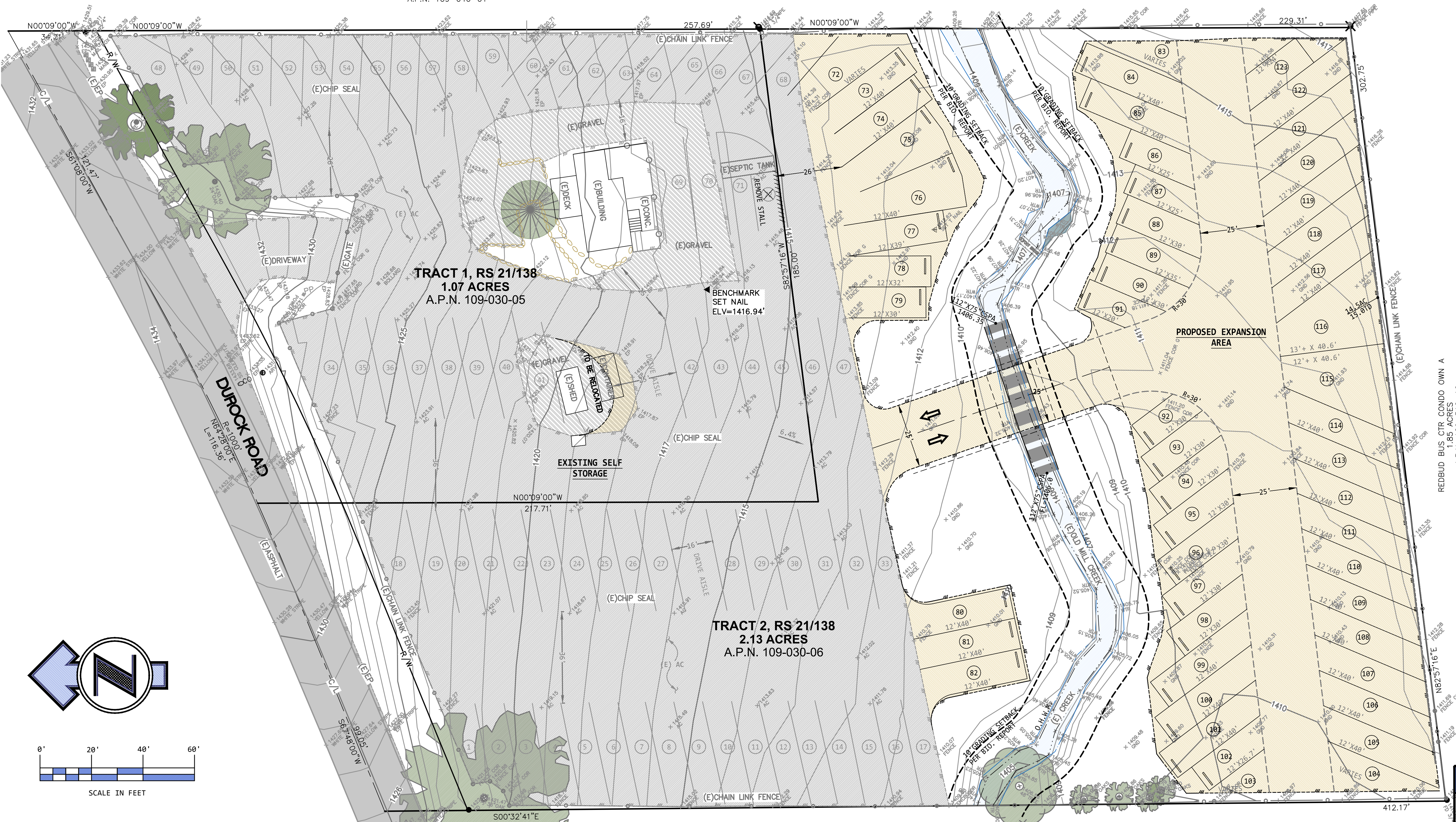
SITE PLAN

GOLD NUGGET SELF STORAGE EXPANSION

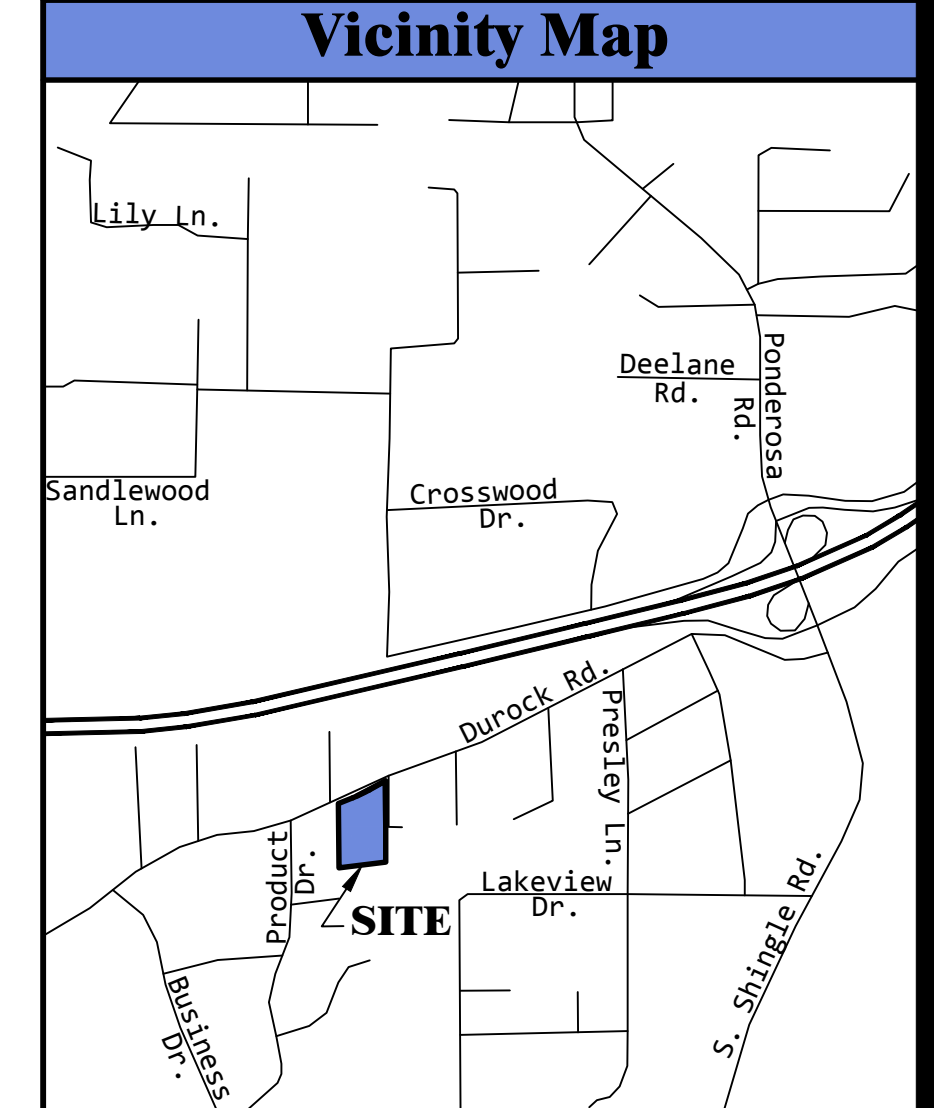
3830 DUROCK ROAD, CAMERON PARK, CA
EL DORADO COUNTY, CA
OCTOBER 2018

MORGAN, DENI L
 1.1 ACRES
 A.P.N. 109-040-01

TEASLEY, GREG A
 0.81 ACRES
 A.P.N. 109-040-04



Project Data	
OWNER	KNIESEL 2002 REV TRUST GARY KNIESEL, TRUSTEE 7649 SUNRISE BLVD., SUITE A CITRUS HEIGHTS, CA 95610 kniesel@comcast.net
APPLICANT	LEBECK • YOUNG ENGINEERING, INC. 3430 ROBIN LANE, BLDG. #2 CAMERON PARK, CA 95682 Ph. (530) 677-4080 Fax. (530) 677-4096
PREPARED BY	BARBARA "BOBBIE" LEBECK, P.E.
SCALE	1" = 20'
CONTOUR INTERVAL	1'
SOURCE OF TOPOGRAPHY	FIELD TOPOGRAPHY
LEGAL DESCRIPTION	TRACT 1 & 2, RS 21/138
ASSESSOR'S PARCEL NUMBERS	109-030-05 & 109-030-06
PRESENT ZONING / LAND USE	C, CC
PROPOSED ZONING / LAND USE	IL, DC / I
TOTAL AREA	3.2 ACRES
WATER SUPPLY	EID
SEWAGE DISPOSAL	SEPTIC
PROPOSED FIRE PROTECTION	EL DORADO FPD
DATE OF PREPARATION	AUGUST 2018
PROJECT #:	17-115



Abbreviations			
BSW	BACK OF SIDEWALK	LF	LEFT
BW	BOTTOM OF WALL AT FG	LPG	PROPANE TANK
CH	CHORD BEARING	(P)	PROPOSED
CL	CHORD LENGTH	PAD	FINISHED PAD
CR	CURB RETURN	PKG	PARKING
D	DEGREE OF CURVE	PP	POWER POLE
DI	DROP INLET	P.E.	POSTAL EASEMENT
DWY	DRIVEWAY	PUE	PUBLIC UTILITIES EASEMENT
(E)	EXISTING	R	CURVE RADIUS PER FINAL MAP
E.D.C.	EL DORADO COUNTY	ROW	RIGHT OF WAY
EL	ELEVATION	RT	RIGHT
EP	EDGE OF PAVEMENT	SD	STORM DRAIN
FC	FACE OF CURB	SS	SEWER SERVICE
FF	FINISHED FLOOR	SW	SIDEWALK
FG	FINISHED GRADE	TBC	TOP BACK OF CURB
FH	FIRE HYDRANT	TC	TOP OF CURB ELEV.
FL	FLOMLINE	TW	TOP OF WALL
FND.	FOUND	UPC	UNIVERSAL PLUMBING CODE
GA	GUY ANCHOR	US	UTILITY SERVICE
GB	GRADE BREAK	W	WALL HEIGHT
HP	HIGH POINT	WL	WATER LINE
JP	JOINT POLE	WS	WATER SERVICE

Approvals	
PLANNING COMMISSION:	Project #: 17-115
APPROVAL/DENIAL DATE:	Date: OCTOBER 2018
BOARD OF SUPERVISORS:	Scale: 1" = 20'
APPROVAL/DENIAL DATE:	Designed by: B. Lebeck
	Drawn by: E.A. & R.P.
	SHEET NO.
	S1
	PLOT DATE: Oct 09, 2018

Stall Count	
EXISTING RV/STORAGE SPACES	72
EXISTING RV/STORAGE SPACES REMOVED	1
PROPOSED RV/STORAGE SPACES	52
TOTAL PARKING STALLS	123

**LEBECK • YOUNG
ENGINEERING, INC.**
 3430 ROBIN LANE, BLDG. #2
 CAMERON PARK, CA 95682
 Ph. (530) 677-4080 Fax. (530) 677-4096

EXHIBIT D

MADDEN, DENNIS & JENNY
 1.0 ACRES
 A.P.N. 109-030-07

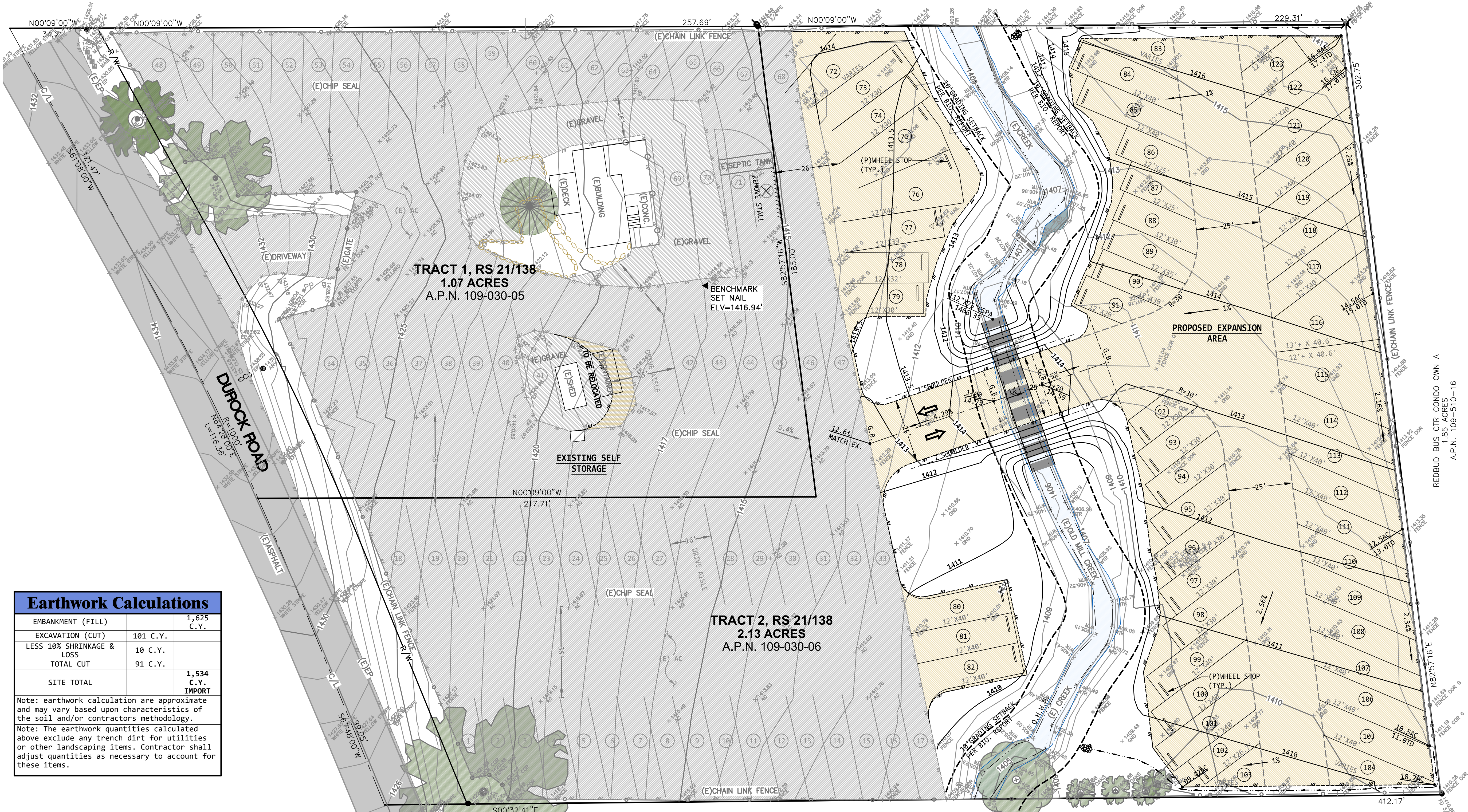
PRELIMINARY GRADING & DRAINAGE PLAN

GOLD NUGGET SELF STORAGE EXPANSION

3830 DUROCK ROAD, CAMERON PARK, CA
EL DORADO COUNTY, CA
AUGUST 2018

MORGAN, DENI L
1.1 ACRES
A.P.N. 109-040-01

TEASLEY, GREG A
0.81 ACRES
A.P.N. 109-040-04



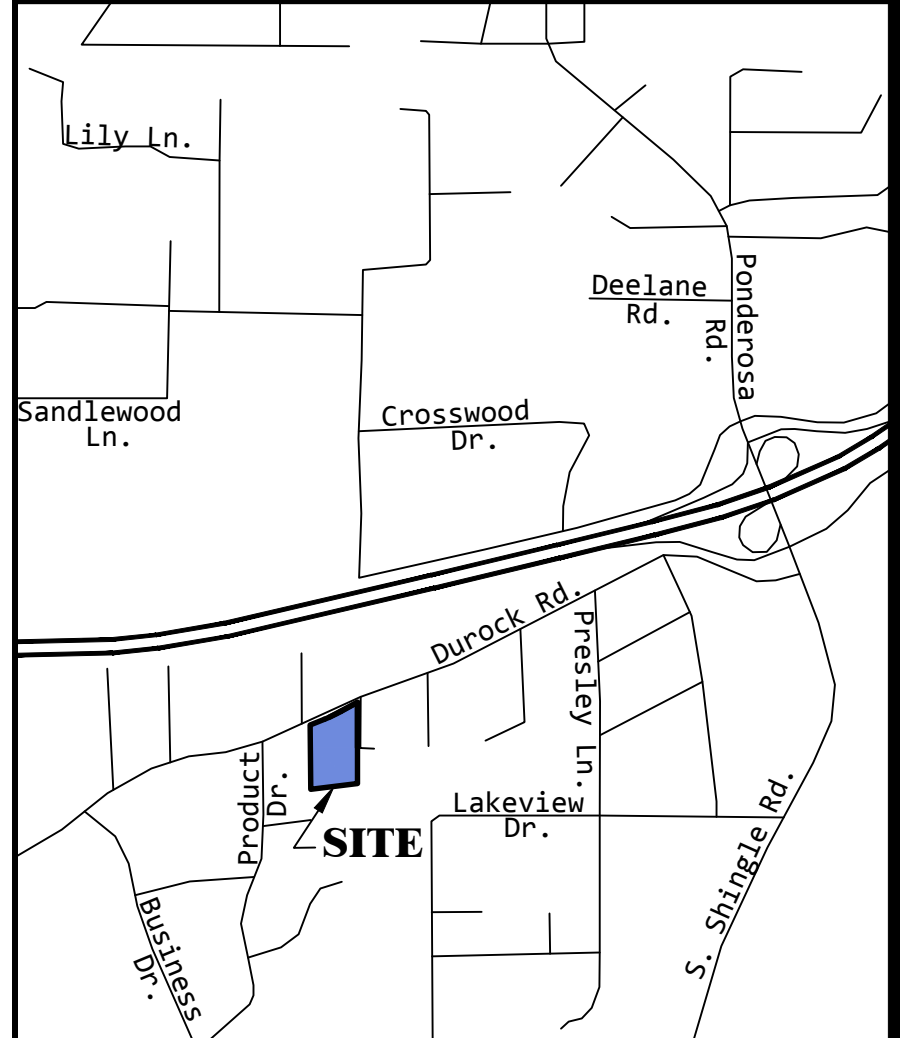
Earthwork Calculations

EMBANKMENT (FILL)		1,625 C.Y.
EXCAVATION (CUT)	101 C.Y.	
LESS 10% SHRINKAGE & LOSS	10 C.Y.	
TOTAL CUT	91 C.Y.	
SITE TOTAL		1,534 C.Y. IMPORT

Note: earthwork calculation are approximate and may vary based upon characteristics of the soil and/or contractors methodology.
Note: The earthwork quantities calculated above exclude any trench dirt for utilities or other landscaping items. Contractor shall adjust quantities as necessary to account for these items.

Project Data	
OWNER	KNIESEL 2002 REV TRUST GARY KNIESEL, TRUSTEE 7649 SUNRISE BLVD., SUITE A CITRUS HEIGHTS, CA 95610 kniesel@comcast.net
APPLICANT	LEBECK • YOUNG ENGINEERING, INC. 3430 ROBIN LANE, BLDG. #2 CAMERON PARK, CA 95682 Ph. (530) 677-4080 Fax. (530) 677-4096
PREPARED BY	BARBARA "BOBBIE" LEBECK, P.E.
SCALE	1" = 20'
CONTOUR INTERVAL	1'
SOURCE OF TOPOGRAPHY	FIELD TOPOGRAPHY
LEGAL DESCRIPTION	TRACT 1 & 2, RS 21/138
ASSESSOR'S PARCEL NUMBERS	109-030-05 & 109-030-06
PRESENT ZONING / LAND USE	C, CC
PROPOSED ZONING / LAND USE	IL, DC / I
TOTAL AREA	3.2 ACRES
WATER SUPPLY	EID
SEWAGE DISPOSAL	SEPTIC
PROPOSED FIRE PROTECTION	EL DORADO FPD
DATE OF PREPARATION	AUGUST 2018
PROJECT #:	17-115

Vicinity Map

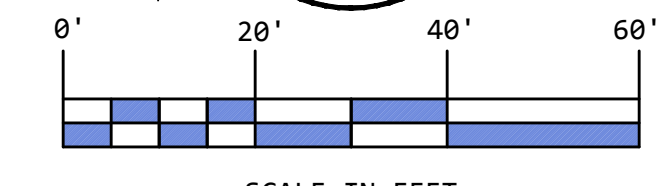
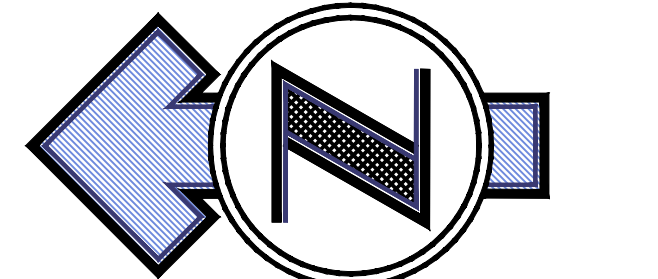


Abbreviations

BSW	BACK OF SIDEWALK	LF	LEFT
BW	BOTTOM OF WALL AT FG	LP	PROPANE TANK
CH	CHORD BEARING	(P)	PROPOSED
CL	CHORD LENGTH	PAD	FINISHED PAD
CR	CURB RETURN	PKG	PARKING
D	DEGREE OF CURVE	PP	POWER POLE
DI	DROP INLET	P.E.	POSTAL EASEMENT
DWY	DRIVEWAY	PUE	PUBLIC UTILITIES EASEMENT
(E)	EXISTING	R	CURVE RADIUS PER FINAL MAP
E.D.C.	EL DORADO COUNTY	ROW	RIGHT OF WAY
EL	ELEVATION	RT	RIGHT
EP	EDGE OF PAVEMENT	SD	STORM DRAIN
FC	FACE OF CURB	SS	SEWER SERVICE
FF	FINISHED FLOOR	SW	SIDEWALK
FG	FINISHED GRADE	TBC	TOP BACK OF CURB
FH	FIRE HYDRANT	TC	TOP OF CURB ELEV.
FL	FLOWLINE	TW	TOP OF WALL
FND.	FOUND	UPC	UNIVERSAL PLUMBING CODE
GA	GUY ANCHOR	US	UTILITY SERVICE
GB	GRADE BREAK	W	WALL HEIGHT
HP	HIGH POINT	WL	WATER LINE
JP	JOINT POLE	WS	WATER SERVICE

EXHIBIT E

MADDEN, DENNIS & JENNY
1.0 ACRES
A.P.N. 109-030-07



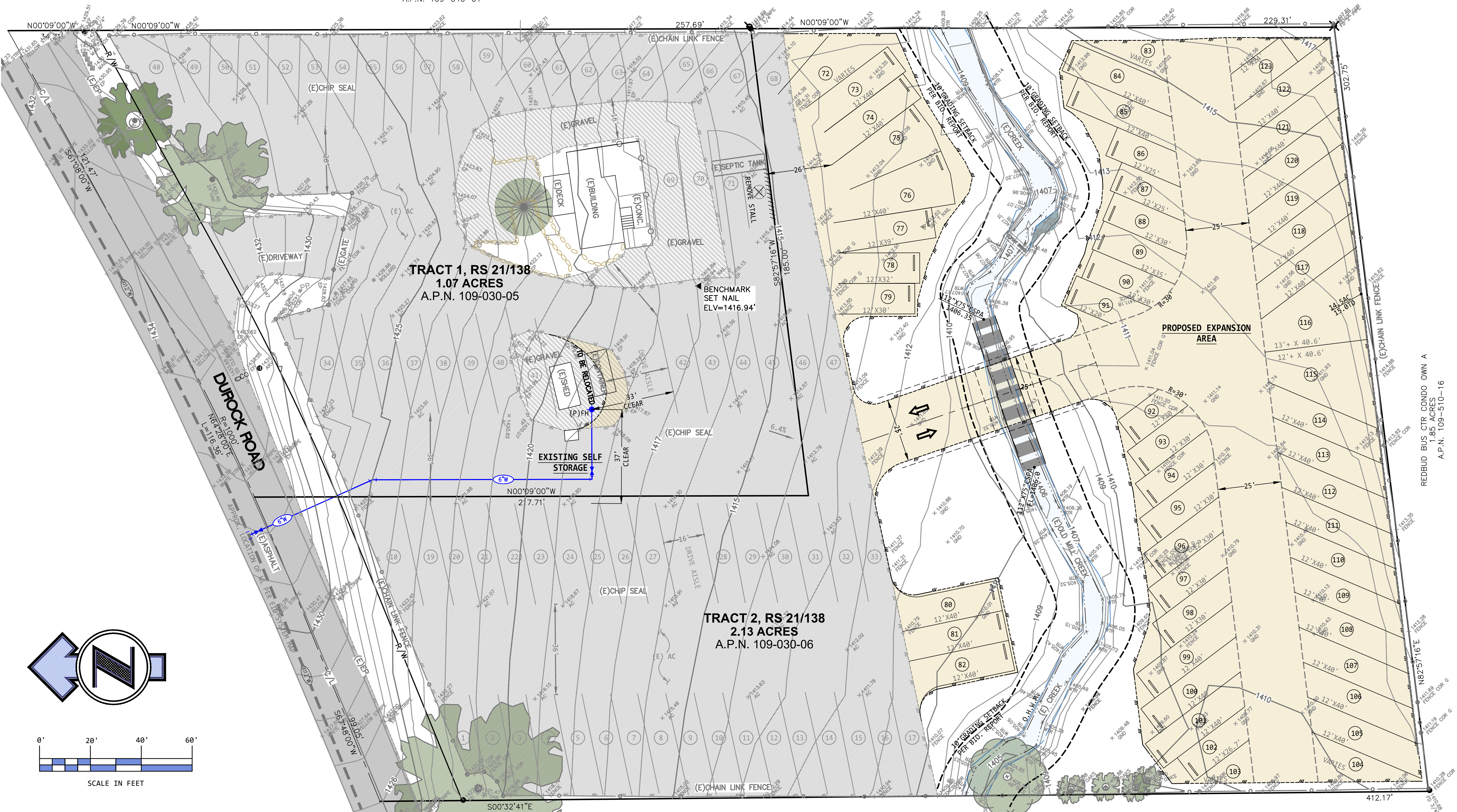
UTILITY PLAN

GOLD NUGGET SELF STORAGE EXPANSION

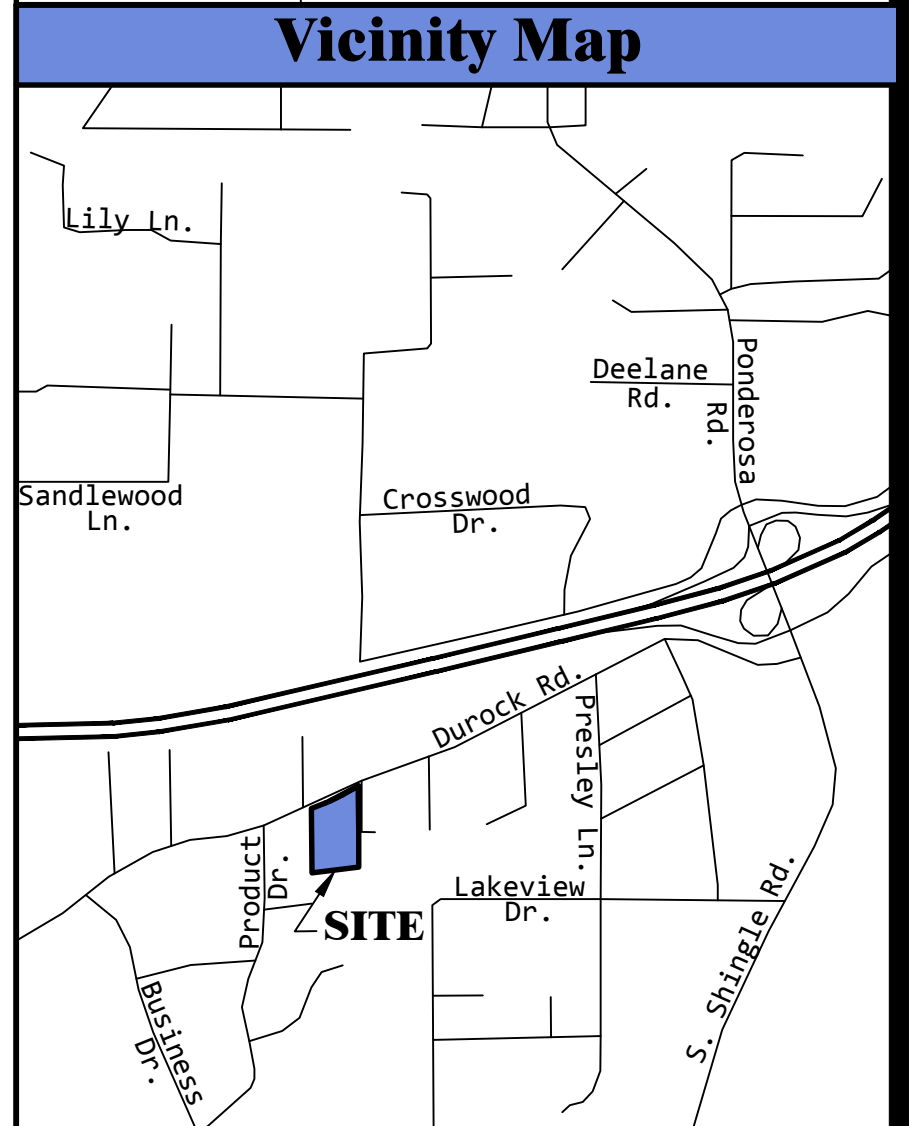
3830 DUROCK ROAD, CAMERON PARK, CA
EL DORADO COUNTY, CA
MARCH 2019

MORGAN, DENI L
1.1 ACRES
A.P.N. 109-040-01

TEASLEY, GREG A
0.81 ACRES
A.P.N. 109-040-04



Project Data	
OWNER	KNIESEL 2002 REV TRUST GARY KNIESEL, TRUSTEE 7649 SUNRISE BLVD., SUITE A CITRUS HEIGHTS, CA 95610 kniesel@comcast.net
APPLICANT	LEBECK • YOUNG ENGINEERING, INC. 3430 ROBIN LANE, BLDG. #2 CAMERON PARK, CA 95682 Ph. (530) 677-4080 Fax. (530) 677-4096
PREPARED BY	BARBARA "BOBBIE" LEBECK, P.E.
SCALE	1" = 20'
CONTOUR INTERVAL	1'
SOURCE OF TOPOGRAPHY	FIELD TOPOGRAPHY
LEGAL DESCRIPTION	TRACT 1 & 2, RS 21/138
ASSESSOR'S PARCEL NUMBERS	109-030-05 & 109-030-06
PRESENT ZONING / LAND USE	C, CC
PROPOSED ZONING / LAND USE	IL, DC / I
TOTAL AREA	3.2 ACRES
WATER SUPPLY	EID
SEWAGE DISPOSAL	SEPTIC
PROPOSED FIRE PROTECTION	EL DORADO FPD
DATE OF PREPARATION	AUGUST 2018
PROJECT #:	17-115



Abbreviations			
BSW	BACK OF SIDEWALK	LF	LEFT
BW	BOTTOM OF WALL AT FG	LPG	PROPANE TANK
CH	CHORD BEARING	(P)	PROPOSED
CL	CHORD LENGTH	PAD	FINISHED PAD
CR	CURB RETURN	PKG	PARKING
D	DEGREE OF CURVE	PP	POWER POLE
DI	DROP INLET	P.E.	POSTAL EASEMENT
DWY	DRIVEWAY	PUE	PUBLIC UTILITIES EASEMENT
(E)	EXISTING	R	CURVE RADIUS PER FINAL MAP
E.D.C.	EL DORADO COUNTY	ROW	RIGHT OF WAY
EL	ELEVATION	RT	RIGHT
EP	EDGE OF PAVEMENT	SD	STORM DRAIN
FC	FACE OF CURB	SS	SEWER SERVICE
FF	FINISHED FLOOR	SW	SIDEWALK
FG	FINISHED GRADE	TBC	TOP BACK OF CURB
FH	FIRE HYDRANT	TC	TOP OF CURB ELEV.
FL	FLOMLINE	TW	TOP OF WALL
FND.	FOUND	UPC	UNIVERSAL PLUMBING CODE
GA	GUY ANCHOR	US	UTILITY SERVICE
GB	GRADE BREAK	W	WALL HEIGHT
HP	HIGH POINT	WL	WATER LINE
JP	JOINT POLE	WS	WATER SERVICE

Project #: 17-115
Date: MARCH 2019
Scale: 1" = 20'
Designed by: B. Lebeck
Drawn by: E.A.