



# City of Clearlake

14050 Olympic Drive, Clearlake, California 95422  
(707) 994-8201 Fax (707) 995-2653

<b>INITIAL FEES:</b>	
Permit	
CEQA	
Receipt #	
Received By	
Date	

- Appeal
- Zoning Clearance
- Change Address
- LLA
- Variance
- Design Review
- Cert. of Compliance
- Zoning Clearance
- Rezone/GPA
- Sign Permit
- Nonconforming Cert.
- Parcel Map/Subdivision
- Dev. Agreement
- AUP/CUP
- Segregation/Combination

## Planning Application

### APPLICANT:

NAME: DANCO COMMUNITIES  
 MAILING ADDRESS: 5251 ERICSON WAY  
 CITY: ARCATA  
 STATE: CA ZIP: 95521  
 PRIMARY PHONE: ( ) 707 825-1531  
 EMAIL: CDART@DANCO-GROUP.COM  
 SIGNATURE: \_\_\_\_\_

I declare under penalty of perjury that I am the owner of said property or have written authority from property owner to file this application. I certify that all of the submitted information is true and correct to the best of my knowledge and belief. I understand that any misrepresentation of submitted data may invalidate any approval of this application

### PROPERTY OWNER (IF NOT APPLICANT)

NAME: CITY OF CLEARLAKE  
 MAILING ADDRESS: 14050 OLYMPIC DR  
 CITY: CLEARLAKE  
 STATE: CA ZIP: 95422  
 PRIMARY PHONE: ( )  
 EMAIL: \_\_\_\_\_  
 SIGNATURE: \_\_\_\_\_

I declare under penalty of perjury that I am the owner of said property or have written authority from property owner to file this application. I certify that all of the submitted information is true and correct to the best of my knowledge and belief. I understand that any misrepresentation of submitted data may invalidate any approval of this application

### PROJECT LOCATION:

ADDRESS: 2890 OLD HIGHWAY 53  
 PROPERTY SIZE: 28.9 ACRES  
 PRESENT USE OF LAND: ZONED RR - VACANT  
 WATER SUPPLY: HIGHLAND WATER DIST.  
 SEWER/SEPTIC: SEPTIC - PRIVATE  
 FLOOD ZONE: ZONE D - OUTSIDE 100 YR

### OFFICE ONLY:

ZONING: \_\_\_\_\_  
 GENERAL PLAN: \_\_\_\_\_  
 APPROVED: \_\_\_\_\_ DATE: \_\_\_\_\_  
 RELATED FILES: \_\_\_\_\_  
 NOTES: \_\_\_\_\_

### DESCRIPTION OF PROJECT:

SUBDIVISION OF 28.9 ACRE LOT ZONED RR INTO  
22 SINGLE FAMILY RESIDENTIAL LOTS OF MINIMUM  
1.25 ACRE LOT SIZE.

DEVELOPMENT OF 2 CUL-DE-SAC RDS SHOWN AS "ROAD A"  
AND "ROAD B" ON TENTATIVE MAP.

## Supplemental Data for Use Permit

The following supplemental information is required for all applications. If questions do not apply to your project, indicate by writing 'N/A' or check "no". Use separate sheets of paper if necessary. **IF YOU HAVE ANY QUESTIONS, PLEASE CONTACT THE CITY OF CLEARLAKE PLANNING DEPARTMENT.**

Description of objective of project and its operational characteristics:

Type of Business: N/A - RESIDENTIAL SUBDIVISION

Product or service provided: N/A

Hours of operation: N/A Days of operation: N/A

Number of shifts (normal): N/A Number of shifts (peak): N/A

Employees per shift (normal): N/A Employees per shift (peak): N/A

Number of deliveries per day: N/A Number of customer per day: N/A

Number of pick-ups per day: N/A Lot size: 28.9 ACRES

Number and type of company Vehicles: N/A Type of loading facilities: N/A

Floor area of existing structures: N/A Proposed building floor area: N/A

Number of existing parking spaces: N/A Number of proposed parking spaces: N/A

Number of floors: N/A

Additional relevant information: N/A

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## Supplemental Data (Continued)

### Description of site prep/construction activities

When do you anticipate starting construction?

SUMMER 2023 OR UPON FINALIZATION AND  
APPROVAL OF IMPROVEMENT PLANS.

How long will construction take?

3-6 MONTHS

What days/times will construction occur?

M-F 7AM - 5PM

What type of construction equipment will be used?

GRADING EQUIP: GRADER, DOZER, EXCAVATOR, BACK-HOE,  
PAVERS, ROLLERS, ETC.

How many truck/vehicle trips will be necessary for construction?

ANTICIPATING 13,000 YARDS OF IMPORTED EMY FILL.

1300 TRIPS @ 10YDS PER TRUCK. MATERIAL TO BE RECYCLED  
WHEN POSSIBLE TO REDUCE TRIPS.

Will equipment be idling during construction?

AT TIMES. EQUIPMENT IDLING TO BE MINIMAL.

Where will construction equipment be staged/stored?

YES. EQUIPMENT TO REMAIN ONSITE UNTIL

JOB COMPLETE.

Will any trees or vegetation be removed? If yes, please provide type and amounts.

YES. SOUTHERN PORTION OF LOT TO BE

CLEARED FOR ROAD, SEPTIC, AND HOUSE PADS

## Supplemental Data (Continued)

How much grading is anticipated to occur and where?

GRADING PROVIDED ON PLANS.

Will soil be imported or exported to/from the site? If so from where and what amount?

IMPORT EXPECTED OF ENGINEERED FILL ONLY. NO

SOIL TO BE IMPORTED/EXPORTED

Is trenching required? If yes, please provide location, dimensions and cubic yards.

YES → TRENCHING FOR NEW UTILITIES ON

ROADS A + B REQUIRED. VOLUME TBD.

How much water will be used for construction, operation and maintenance? What is the water source?

HIGHLANDS WATER DISTRICT. MINIMAL WATER

USE NEEDED FOR CONSTRUCTION.

### Other questions and information needed for the Initial Study

Describe how scenic views or vistas are impacted by the cultivation site.

NO IMPACT

What lighting is proposed for the project? Will areas be lit at night?

STREET LIGHTING PER CITY OF CLEARLAKE

STANDARDS.

## Supplemental Data for Initial Study (Continued)

How will dust, ash, smoke, fumes or odors generated by the cultivation site be managed?

NO CULTIVATION SITE.

Are there any water features (drainages, streams, creeks, lakes, rivers, vernal pools, wetlands, etc.) on-site or immediately adjacent to the project? If yes, will any work take place in or near them?

DRAINAGE COURSE LOCATED @ NORTH END OF SITE.

PROJECT WILL REQUIRE SWPPP TO PROTECT.

Will there be a loss of any wetland or streamside vegetation? If yes, describe where, total area, and type of vegetation lost.

NOT EXPECTED AT THIS TIME

Describe and site or buildings have any archaeological or historical significance.

NONE NOTED DURING A 2006 PLAN REVIEW

BY SONOMA STATE.

What is the average slope of the project site?

3% ACROSS SITE.

10% ON SOUTH PORTION OF SITE

## Supplemental Data (Continued)

What agency will be supplying Water/Sewer; Waste Management etc., to the project site?

HIGHLAND WATER DISTRICT + PRIVATE SEPTIC

LOCAL GARBAGE COMPANY TO SERVE RESIDENCES

Will solid waste be produced? If yes, how will it be disposed of?

RESIDENTIAL ONLY - LOCAL GARBAGE COMPANY

Will hazardous waste be produced? If yes, how will it be disposed of?

NO

Will any material be taken to a landfill? If yes, which one and how much material is anticipated?

NO

## Supplemental Data (Continued)

Describe risk of an explosion or release of hazardous substances in case of an accident.

NONE

Describe the existing drainage patterns on the site and how they may be alternated and to what degree as a result of this project.

SITE DRAINS NORTH AND WEST TO EXISTING  
DRAINAGE COURSES. PROJECT WILL RETAIN WHAT  
IS REQUIRED BEFORE ROUTING TO EXISTING FACILITIES

What Best Management Practices (BMPs) or measures will be implemented in order to prevent erosion and impacts to water quality?

SUPPP TO BE PREPARED AND IMPLEMENTED  
BY QSD / QSP TO PREVENT IMPACT  
TO WATER QUALITY.

## Supplemental Data (Continued)

How is the site accessed?

OLD HWY 53 TO NEW ROADS: "ROAD A" +  
"ROAD B"

Describe the amount of traffic the project will generate.

22 NEW RESIDENCES @ 10 TRIPS/DAY (STANDARD)  
IS 220 TRIPS FOR ADT.

Are there any road improvements that would be required? If yes, please provide specs (type of materials and dimensions).

INTERSECTIONS TO OLD HIGHWAY 53 WILL  
REQUIRE IMPROVEMENTS. PROPOSING CURB +  
GUTTER ALONGSIDE EAST HALF OF HIGHWAY 53.

Describe if this project will result increased traffic hazards to motor vehicles, bicyclists, or pedestrians?

TRAFFIC STUDY PENDING.