



Engineering

Liberty
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January 16, 2022

Chantal Birnberg
Community Development Department,
Town of Truckee
10183 Truckee Airport Road
Truckee, CA 96191

RE: Silver Creek Estates--
APN 019-820-001

Dear Chantal,

This letter is to confirm that Liberty Utilities has reviewed the submitted plan set for the development of Silver Creek Estates. Liberty has the following comments that need to be addressed before written permission is granted for development within the existing transmission easement.

Vegetation Management- The Liberty Vegetation Department has reviewed the proposed project and has the following comments:

1. The red maples will not meet clearance at maturity and will not be allowed underneath the line.
2. Attached is a list of approved foliage.

Engineering- The Liberty Engineering Department has reviewed the proposed project and has the following comments:

1. At the existing transmission pole, the curb will need to continue around the pole, just as it does in the next island over, and will need to have a diameter of 10' from the base of the pole to curve return. In addition, a bollard meeting Liberty's specification will need to be placed at each return to protect the transmission pole.
2. The existing line requires a minimum 20' clearance, the proposed parking lot light poles will not maintain the required spacing. They will need to be relocated out from underneath the existing lines.
3. Liberty will need to receive an updated plan set to ensure the changes meet our requirements.



Line Operations- The Liberty Line Operations Department has reviewed the proposed project and has the following comments:

1. A pre-construction meeting will need to be held between Liberty and the construction team to go over required clearances that must be maintained at all times.
2. A 20' clearance from the existing line must be maintained by equipment, if that is breached a qualified observer must be present to watch the encroachment. If a clearance of 15' is breached by equipment a qualified Liberty inspector must be present to observe the encroachment.

Lands- The Liberty Lands Department has reviewed the proposed project and has the following comments:

1. Liberty has an existing Electric Transmission Easement per Doc. 92-41908, recorded on 11/30/1982 in the Official Records of Nevada County (attached). Please review said transmission easement document for the particulars. Liberty will not relinquish or modify any Land Rights granted per said document.
2. Clearly identify the location, dimension and citation of said easement on all plan sheets that show said easement.
3. Provide horizontal dimensions to the said easement from all proposed structures and site features in the site plan.
4. A map exhibit stamped and signed by a licensed CA PLS illustrating the results of an on the ground as-built survey of the existing Liberty structures in relation to:
 - a. The existing easement and property boundaries.
 - b. The proposed structures such as: buildings, curbs, paths, driveways, parking, street lighting, walls, landscape areas etc.
 - c. Poles, Cross Arms, Conductors including sag of the existing Liberty overhead lines.
 - d. An Elevation Exhibit showing the horizontal/vertical clearance of the existing overhead lines to the proposed structures. This exhibit must include, top/bottom of poles, crossarms, conductor (including sag) with elevations, calculated heights above the proposed finished grades within and adjacent to the existing easement

The purpose of this map is to document that the design is compliant with Liberty Design Standards and GO 95. Said survey and exhibit needs to be conducted by and stamped/signed by a Licensed California Professional Land Surveyor.



It is necessary for all parties to understand that Liberty infrastructure may change at any time within the existing transmission easement, including pole placements and layouts.

If you have any questions or require more information, please call me at 530-545-3780, or email Marco.Guerrero@libertyutilities.com

Sincerely,

Marco Guerrero | **Liberty Utilities** Engineer I
C: 530-545-3780 E: Marco.Guerrero@libertyutilities.com
701 National Ave, Tahoe Vista, CA 96148



Compatible Plant List

Compatible Grasses, Sedges and Rushes:

Fescue, Idaho (*Festuca idahoensis*):

Fescue, Red (*Festuca rubra*):

Hairgrass, Tufted (*Deschampsia cespitosa*):

Melic grass, California (*Melica californica*):

Rye, Blue Wild (*Elymus glaucus*):

Rye, Creeping Wild (*Elymus triticoides*):

Sedge, Clustered field (*Carex praeegracilis*):

Shrubs:

Almond, Desert; Desert Peach (*Prunus andersonii*):

Bitterbrush (*Purshia tridentata*):

Bitter cherry (*Prunus emarginata*):

Buckwheat (*Eriogonum spp.*):

Bear Buckwheat (*Eriogonum ursinum*):

Horay Buckwheat (*Eriogonum incanum*)

Marum-leaved Buckwheat (*Eriogonum marifolium*)

Nevada Buckwheat (*Eriogonum umbellatum* var. *nevadenses*):

Sulfur Flower Buckwheat (*Eriogonum umbellatum*)

Ceanothus (*Ceanothus spp.*):

Buck Brush (*Ceanothus cuneatus*):

Deerbrush (*Ceanothus integerrimus*):

Tobacco Brush, Snowbrush (*Ceanothus velutinus*)

Mahala Mat (*Ceanothus prostrates*):

Mountain Whitethorn (*Ceanothus cordulatus*):

Chinquapin, Sierra Bush (*Chrysolepis sempervirens*):

Currant (*Ribes spp.*):

Sierra Currant, Mountain Pink (*Ribes nevadense*):

Wax Currant (*Ribes cereum*):

Cinquefoil, Shrubby (*Dasiphora fruticosa*):

Dogwood, Creek (*Cornus sericea* var. *sericea*):

Elderberry, Blue (*Sambucus cerulea*):

Gooseberry (*Ribes spp.*):



Mountain Gooseberry (*Ribes montigenum*):

Sierra Gooseberry (*Ribes roezlii*):

Huckleberry (*Vaccinium cespitosum*):

Manzanita (*Arctostaphylos* spp.):

Common Manzanita (*Arctostaphylos manzanita*):

Greenleaf Manzanita (*Arctostaphylos patula*):

Pinemat Manzanita (*Arctostaphylos nevadensis*):

Monardella, Mountain (*Monardella odoratissima*):

Mountain Mahogany, Curleaf (*Cercocarpus ledifolius*):

Oak, Huckleberry (*Quercus vaccinifolia*):

Oceanspray, Little leaf Creambush (*Holodiscus discolor* var *microphyllus*):

Rabbitbrush, Rubber (*Chrysothamnus nauseosus*):

Raspberry, Western Blackcap (*Rubus leucodermis*):

Roses, Wild (*Rosa* spp.):

California Wildrose (*Rosa californica*):

Dwarf or Baldhip Rose (*Rosa gymnocarpa*):

Woods or Mountain Rose (*Rosa woodsii* var. *Ultramontana*):

Sagebrush (*Artemisia* spp.):

Big Sagebrush (*Artemisia tridentata*):

Low Sagebrush, Black sagebrush (*Artemisia arbuscula*):

Saskatoon, Western Serviceberry, (*Amelanchier alnifolia*):

Snowberry (*Symphoricarpos* spp.):

Common Snowberry (*Symphoricarpos albus*):

Creeping Snowberry (*Symphoricarpos mollis*):

Spirea, Meadowsweet (*Spirea splendens*):

Thimbleberry (*Rubus parviflorus*):

Twinberry, honeysuckle (*Lonicera involucrata* var *involucrata*):

Willow (*Salix* spp.):

Culturally Important Plants to Look for (CIP):

Food Roots:

Biscuit or Breadroots (*Lomatium* and *Cymopterus* spp.):

Bitterroots (*Lewisia* spp.):

Brodiaea (*Brodiaea*, *Triteleia*, and *Dichelostemma* spp.):



Camas (*Camassia* spp.):

Cinquefoil, Slender (*Potentilla gracilis*):

Fritillary, Rice Root (*Fritillaria* spp.):

Mariposa Lilies (*Calacorthus* spp.):

Onions, Wild (*Allium* spp.):

Potato, Indian (*Orogenia fusiformis*):

Spring Beauty, Peirson's (*Claytonia lanceolata*):

Wapato, Arumleaf Arrowhead (*Sagitaria cuneata*):

Yampah, wild carrots (*Perideridia* spp.):

Food Plants:

Cactus, Beavertail (*Opuntia basilaris*):

Gooseberry, Mountain (*Ribes montigenum*):

Miner's lettuce (*Claytonia perfoliate*, *C. parviflora*):

Pondlily, Great Yellow (*Nuphar polysepala*):

Snow Plant (*Sarcodes sanguinea*):

Strawberry, Wild (*Fragaria* spp.):

Waterleaf (*Phacelia* spp.):

Medicine and Fiber Plants:

Balsam Root (*Balsamorhiza* spp.):

Bear grass (*Xerophyllum tenax*):

Biscuitroot, Carrotleaf (*Lomatium dissectum* var. *multifidum*):

Dogwood, Red Osier (*Cornus sericieae*):

Goldenrod (*Solidago* sp.):

Mules Ears, Narrow Leafed (*Wyethia angustifolia*):

Osha; Gray's Licorice root (*Ligusticum gravi*):

Soap plant (*Chlorogalum pomeridiarum*):

Willows (*Salix* spp.):