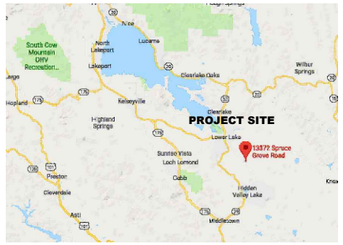
HUTTOPIA SIX SIGMA GLAMPING PROJECT

DEVELOPMENT PLAN

APN: 012-012-69



VICINITY MAP
NOT TO SCALE

DIRECTIONS TO SITE:

FROM LAKEPORT, CA
–SOUTHBOUND ON CA–29S
(APPROX. 19.8 MILES)
–TURN RIGHT TO STAY ON CA–29S
(APPROX. 1.5 MILES)
–TURN LEFT ONTO SPRUCE GROVE RD
(APPROX. 3.3 MILES)
–SITE ENTRANCE ON LEFT

PROJECT DESCRIPTION:

HUTTOPIA SIX SIGMA, LLC IS APPLYING FOR A MAJOR USE PERMIT FOR A GLAMPING PROJECT LOCATED ON THE SIX SIGMA RANCH PROPERTY IN LAKE COUNTY. THE PROJECT INCLUDES THE CONSTRUCTION OF TENTS, CABINS, CENTRAL FACILITIES, EMPLOYEE HOUSING, MAINTENANCE FACILITIES, WATER STORAGE, SEPTIC, GRAVEL ACCESS ROADS AND TRAILS.

GENERAL NOTES:

1. DRAWING SCALE AS NOTED. WRITTEN DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS.
2. THIS IS NOT A BOUNDARY SURVEY. BOUNDARY INFORMATION DEPICTED HAS BEEN OBTAINED FROM LAKE COUNTY GIS DATA. NORTHPOINT CONSULTING GROUP, INC. HAS NOT VERIFIED THIS PROPERTY BOUNDARY.

Tent Inventory

Type	Total Units	Total Capacity
Canadienne Tents (13.0'x16.4')	13	65
Family Trappeur Tents (16.4'x16.4')	59	295
Trapper Duo Tents (ADA, 13.1'x16.4')	21	42
Toronto Cabins (16.0'x22.6')	29	145
Liberty Cabins (ADA, 16.5'x24.1')	7	28
Total	**129**	**575**
Total ADA Tent Units Required* and Provided	2	4
Total ADA Cabin Units Required* and Provided	7	28
*CBC Table 11B-224.2		

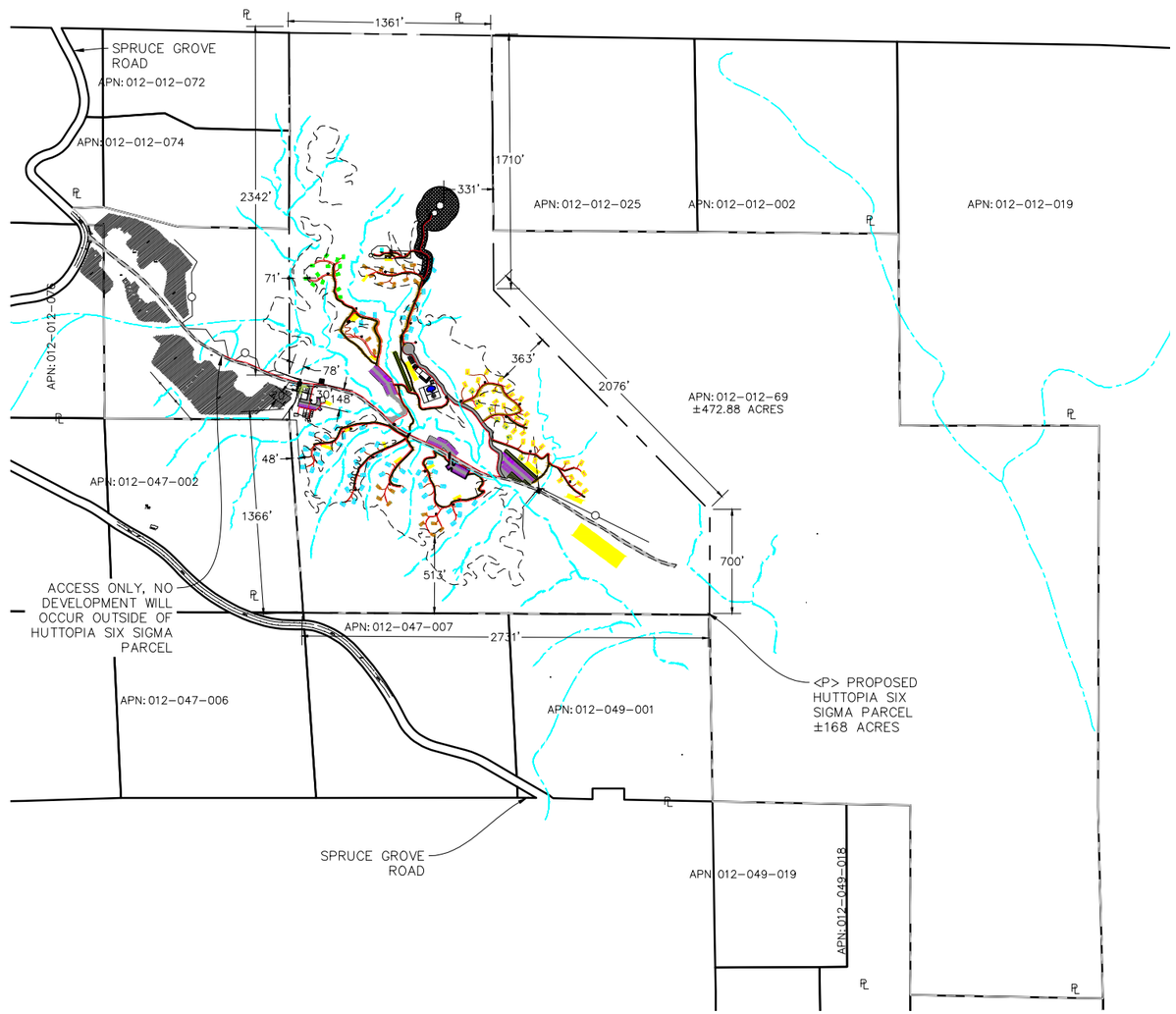
Parking Load Calculations (Zoning Ordinance Article 46)

Location	Area (SF)	Load Factor	Parking Required (Spaces)
Life Center Restaurant**	1292	1/50 SF	26
Event Tent**	900	1/50 SF	18
Maintenance shop	3200	1/500 SF	7
Employee housing	1080	1/unit	12
Director Housing	1200	2/Dwelling	2
Assistant Director Housing	600	2/Dwelling	2
Tent and Cabin Units	N/A	1/Unit	129
Motorcycle Spaces	N/A	1/20 Spaces	8
Bicycle spaces	N/A	10%	16
Total Parking Stalls Required			**152**

**The restaurant and event center account for existing tenants, thus the 44 parking spaces would be redundant. To be cautious, and to account for the possibility of guests and entertainers, extra parking stalls are provided.

Parking Summary

Type of parking space	Spaces Required	Spaces Provided
Standard (9'x18')	152	164
ADA Van Accessible (9'x18' with 8' access aisle)*	6	8
Total Spaces	**158**	**172**
Motorcycle spaces	8	12
Bicycle Spaces	16	20
*ADA Requirements from CBC §11B-208.2		



PROJECT INFORMATION:

APPLICANT:
HUTTOPIA SIX SIGMA, LLC
297, RUE MAPLE
SUTTON, QC J0E 2K0

PROPERTY OWNER:
SIX SIGMA RANCH, LLC
13372 SPRUCE GROVE ROAD
LOWER LAKE, CA 95457

APPLICANTS AGENT:
NORTHPOINT CONSULTING GROUP, INC
1117 SAMOA BLVD.
ARCATA, CA 95521
(707) 798–6438

SITE ADDRESS:
APN: 012–012–69
13372 SPRUCE GROVE ROAD
LOWER LAKE, CA 95457

WATER = PRIVATE ON–SITE WATER WELL
SEWER = PRIVATE ON–SITE SEPTIC

PROPERTY SIZE (–69) = ±472.88 ACRES
PROPOSED PARCEL "B" SIZE = ±168 ACRES

ZONING = A;RL;RR
GENERAL PLAN DESIGNATION = A;RL;RR

BUILDING SETBACKS:

	A	RL	RR	SRA
FRONT	30'	30'	30'	30'
SIDE	15'	15'	15'	30'
REAR	25'	25'	25'	30'

SRA AREA: = YES
WILDLAND FIRE HAZARD: = YES
FLOOD HAZARD: = NO
EARTHQUAKE FAULT ZONE = NO

SHEET INDEX:

DEVELOPMENT PLAN
D0 – PLOT PLAN, VICINITY MAP, & PROJECT NOTES
D1 – EXISTING CONDITIONS
D2 – EXISTING ZONING PLAN
D3 – OVERALL CONSTRAINT AND ZONE KEY MAP
D3.1 – ZONE 1
D3.2 – ZONE 2
D3.3 – ZONE 3
D3.4 – ZONE 4
D3.5 – ZONE 5
D3.6 – ZONE 6
D3.7 – ZONE 7
D3.8 – ZONE 8
D3.9 – ZONE 9
D4 – CONSTRUCTION AREA PLAN
D5 – SIGN PLAN

PRELIMINARY GRADING AND EROSION CONTROL PLAN
C0 – PLOT PLAN, VICINITY MAP & PROJECT NOTES
C1 – PROPOSED SITE PLAN
C2 – AREA 1 & 2 GRADING PLAN
C3 – AREA 3 & 4 GRADING PLAN
C4 – AREA 5 & 6 GRADING PLAN
C5 – PROPOSED STREAM AND DRAINAGE CROSSING
C6 – SITE DETAILS & NOTES
C7 – EROSION CONTROL DETAILS & NOTES

LIGHTING PLAN
L0 – PRELIMINARY EXTERIOR LIGHTING PLAN
L1 – DETAIL 1
L2 – DETAIL 2
L3 – DETAIL 3

FIRE EVACUATION PLAN
F0 – FIRE EVACUATION ROUTES

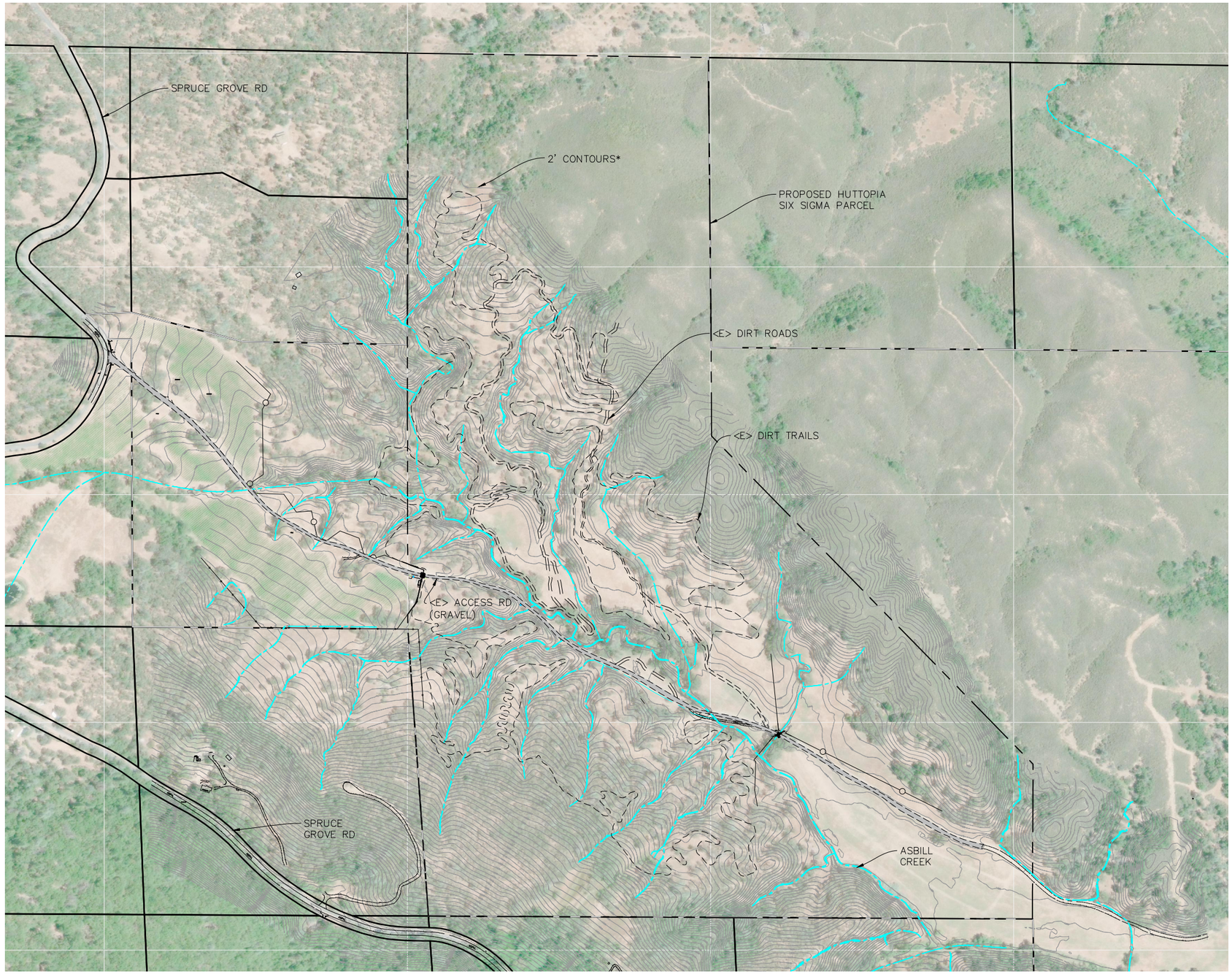
DATE	REVISIONS	DRAWN BY
8/23/19	INITIAL RESPONSE TO HUTTOPIA COMMENTS	YNR

NORTHPOINT CONSULTING GROUP, INC.
317 3rd Street, Ste. 15 Eureka, CA 95501

HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
PLOT PLAN, VICINITY MAP, AND PROJECT NOTES

PROJ. MGR.: POW
DRAWN BY: TJS
DATE: 07–29–19
SCALE: AS SHOWN

SHEET
D0
19–029



*2015–2016 LIDAR FOR LAKE COUNTY

22x34 SHEET: 1"=400'
11x17 SHEET: 1"=800'

0 200 400 800

N

DATE	REVISIONS	DRAWN BY

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CONSULTING GROUP, INC.
317 3rd Street, Ste. 15 Eureka, CA 95501

HUTTOPIA SIX SIGMA GLAMPING PROJECT

13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457

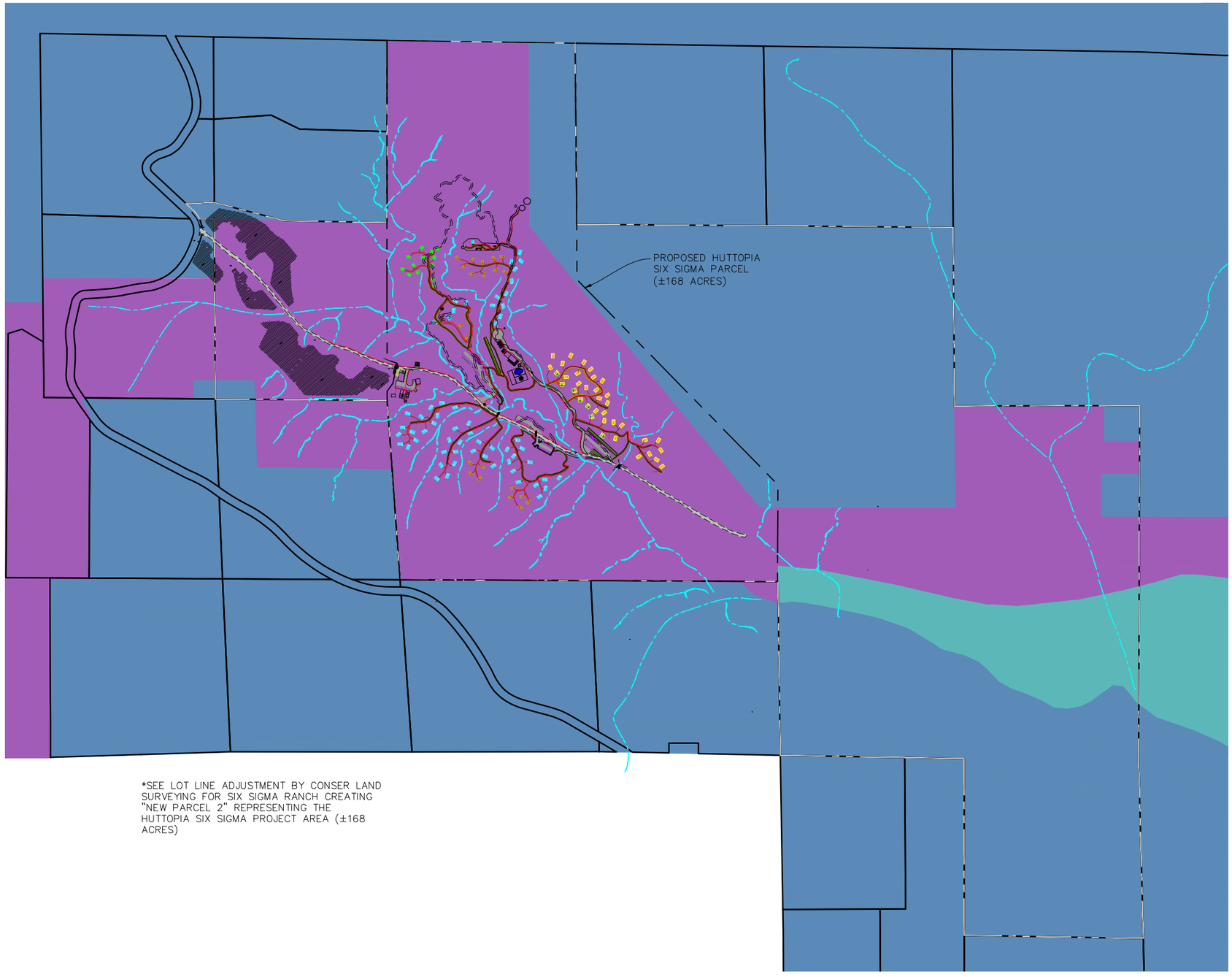
EXISTING CONDITIONS

PROJ. MGR.: POW
DRAWN BY: .
DATE: 07–29–19
SCALE: AS SHOWN

SHEET
D1

19–029

April 8, 2020 – 15:55 Dwg Name: P:\Huttopia – Six Sigma Glamping Resort – 19–029\CAD\HUTTOPIA-USE PERMIT-5.dwg Updated By: Yosef Rana



*SEE LOT LINE ADJUSTMENT BY CONSER LAND SURVEYING FOR SIX SIGMA RANCH CREATING "NEW PARCEL 2" REPRESENTING THE HUTTOPIA SIX SIGMA PROJECT AREA (±168 ACRES)

LEGEND

- ZONING A
- ZONING RL
- ZONING RR

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N

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13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457

EXISTING ZONING PLAN

PROJ. MGR.: POW
DRAWN BY: TJS
DATE: 07-29-19
SCALE: AS SHOWN

SHEET
D2
19-029

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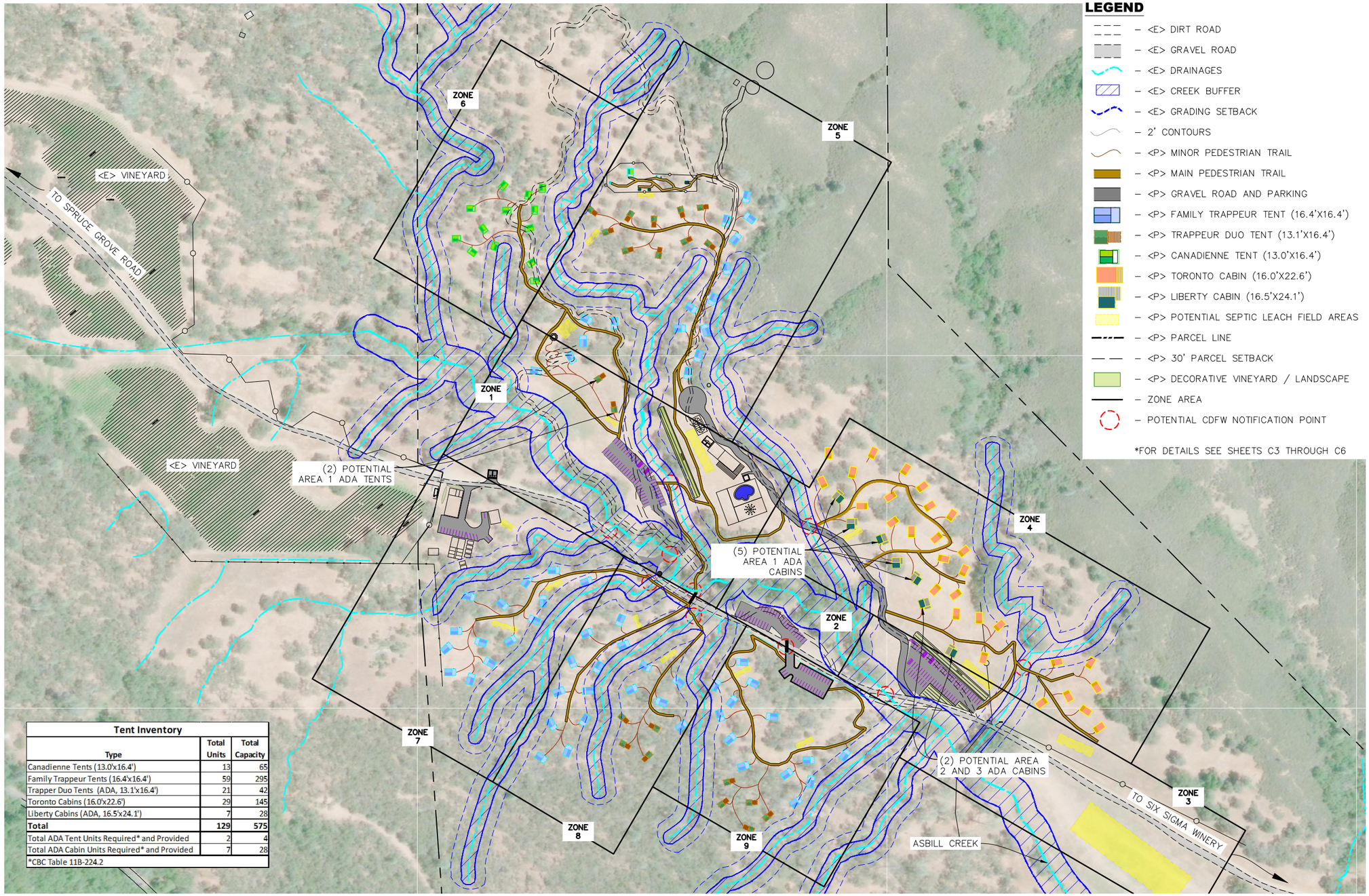

LEGEND

- <E> DIRT ROAD
- <E> GRAVEL ROAD
- <E> DRAINAGES
- <E> CREEK BUFFER
- <E> GRADING SETBACK
- 2' CONTOURS
- <P> MINOR PEDESTRIAN TRAIL
- <P> MAIN PEDESTRIAN TRAIL
- <P> GRAVEL ROAD AND PARKING
- <P> FAMILY TRAPPEUR TENT (16.4'X16.4')
- <P> TRAPPEUR DUO TENT (13.1'X16.4')
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- <P> TORONTO CABIN (16.0'X22.6')
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- <P> POTENTIAL SEPTIC LEACH FIELD AREAS
- <P> PARCEL LINE
- <P> 30' PARCEL SETBACK
- <P> DECORATIVE VINEYARD / LANDSCAPE
- ZONE AREA
- POTENTIAL CDFW NOTIFICATION POINT

*FOR DETAILS SEE SHEETS C3 THROUGH C6

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Total	**129**	**575**
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*CBC Table 11B-224.2

22x34 SHEET: 1"=150'
11x17 SHEET: 1"=300'
0 75 150 300

N

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NORTHPOINT CONSULTING GROUP, INC.
317 3rd Street, Ste. 15 Eureka, CA 95501

HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
OVERALL CONSTRAINT MAP AND DEVELOPMENT ZONES

PROJ. MGR.: POW
DRAWN BY: TJS
DATE: 07-29-19
SCALE: AS SHOWN

SHEET
D3
19-029

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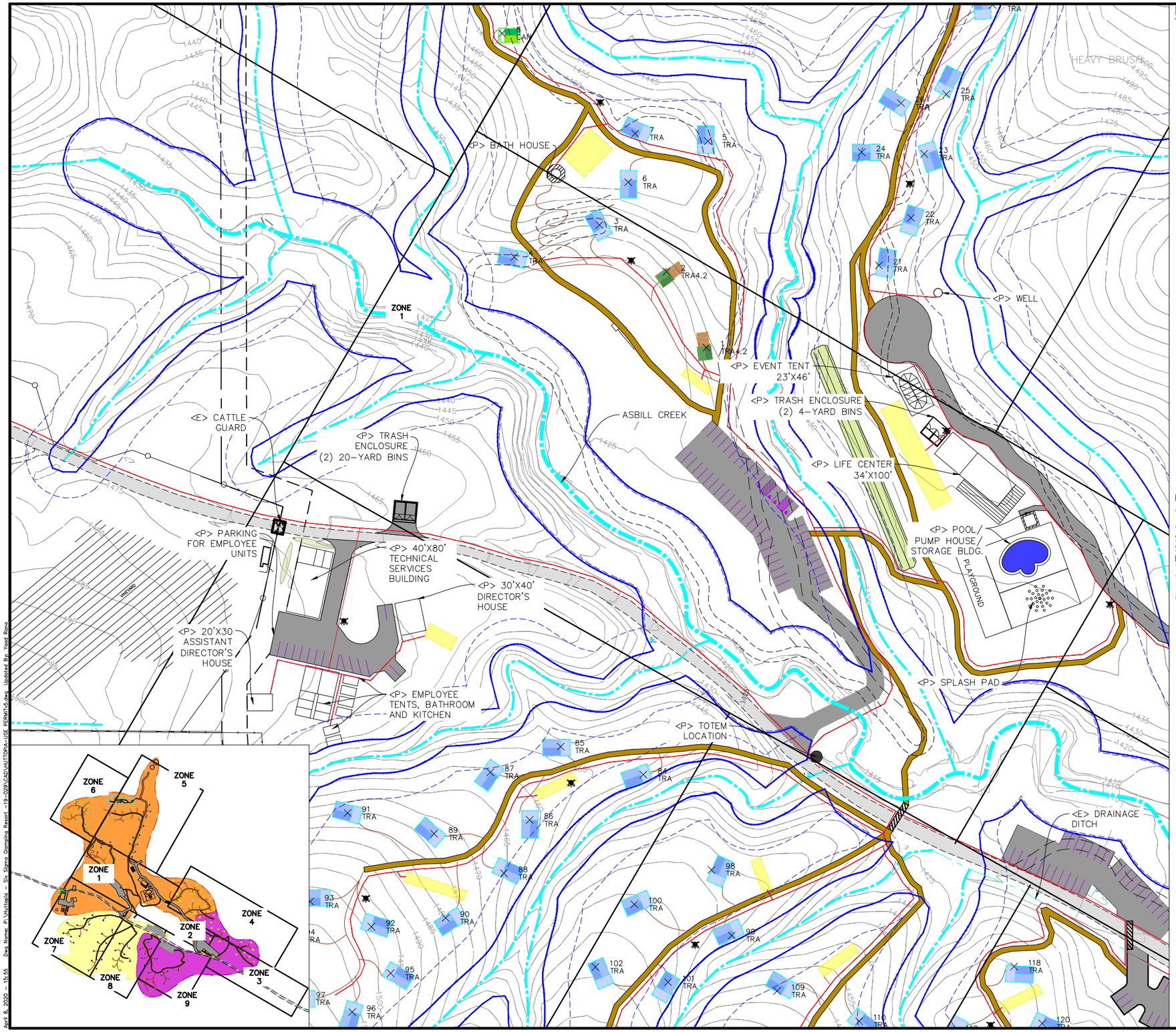

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- <P> PEDESTRIAN CROSSING
- <P> FIRE RISER
- ZONE AREA

FOR UTILITY TRENCH, GRAVEL ROAD, AND TRAIL DETAILS SEE SHEET C7

*ASBILL CREEK BUFFER AND GRADING SETBACK ARE THE SAME. FOR ALL THE OTHER DRAINAGES, 50' GRADING SETBACK IS SHOWN, BUT SHOULD BE REDUCED TO 20' FOR SLOPES LESS THAN 5%, AND 35' FOR SLOPES LESS THAN 15%. ALL PARKING AREAS ARE ON SLOPES LESS THAN 5%.

**2015-2016 USGS LIDAR FOR LAKE COUNTY

22x34 SHEET: 1"=60
11x17 SHEET: 1"=120'
0 30 60 120

N

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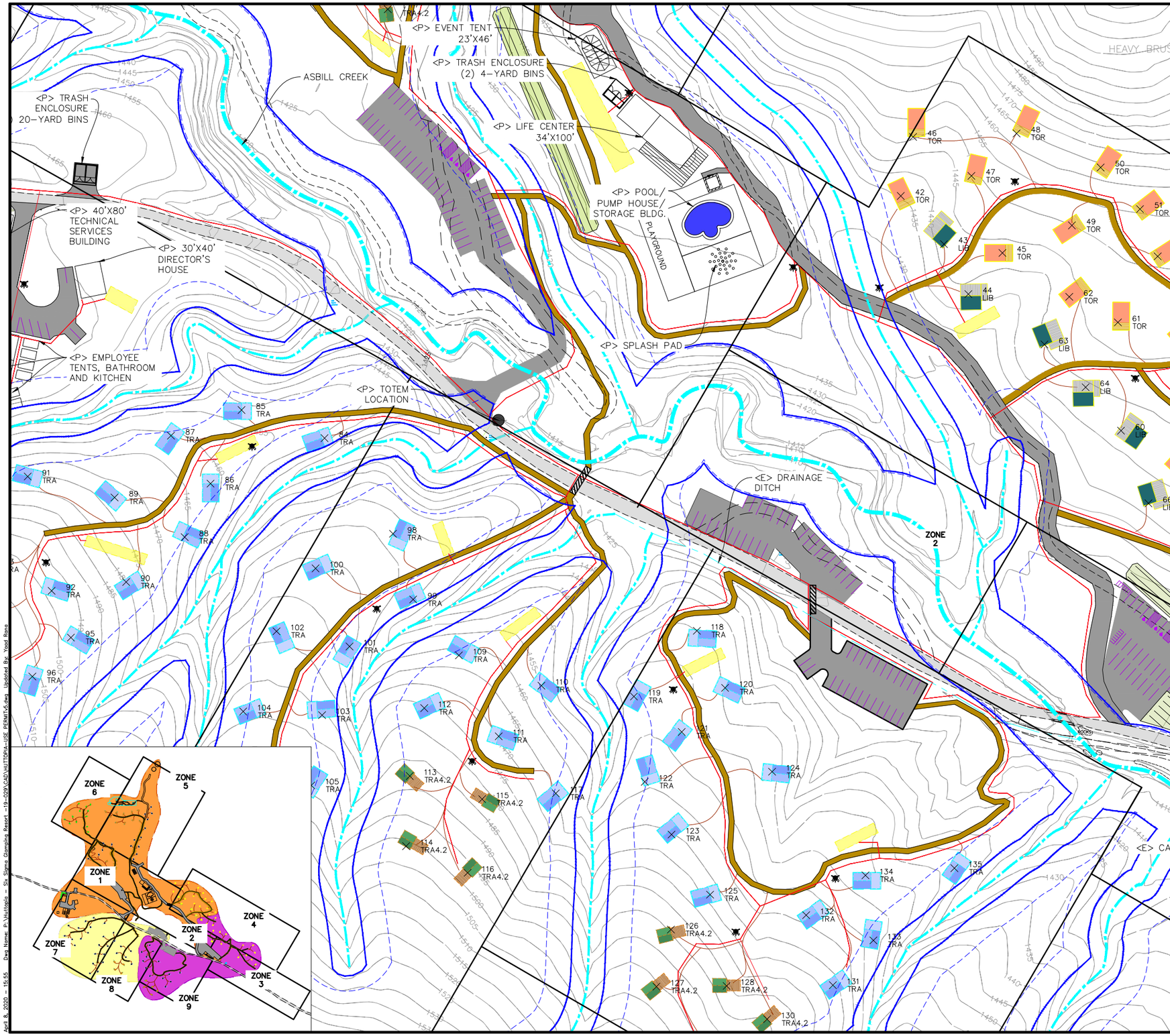
HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
ZONE 1

PROJ. MGR.: POW
DRAWN BY: CJG
DATE: 07-29-19
SCALE: AS SHOWN

SHEET
D3.1
19-029

April 8, 2020 - 15:55 Dwg Name: R:\Huttopia - Six Sigma Glamping Resort - 19-029\CAD\HUTTOPIA-USE PERMIT-C.dwg Updated By: Yood Rana



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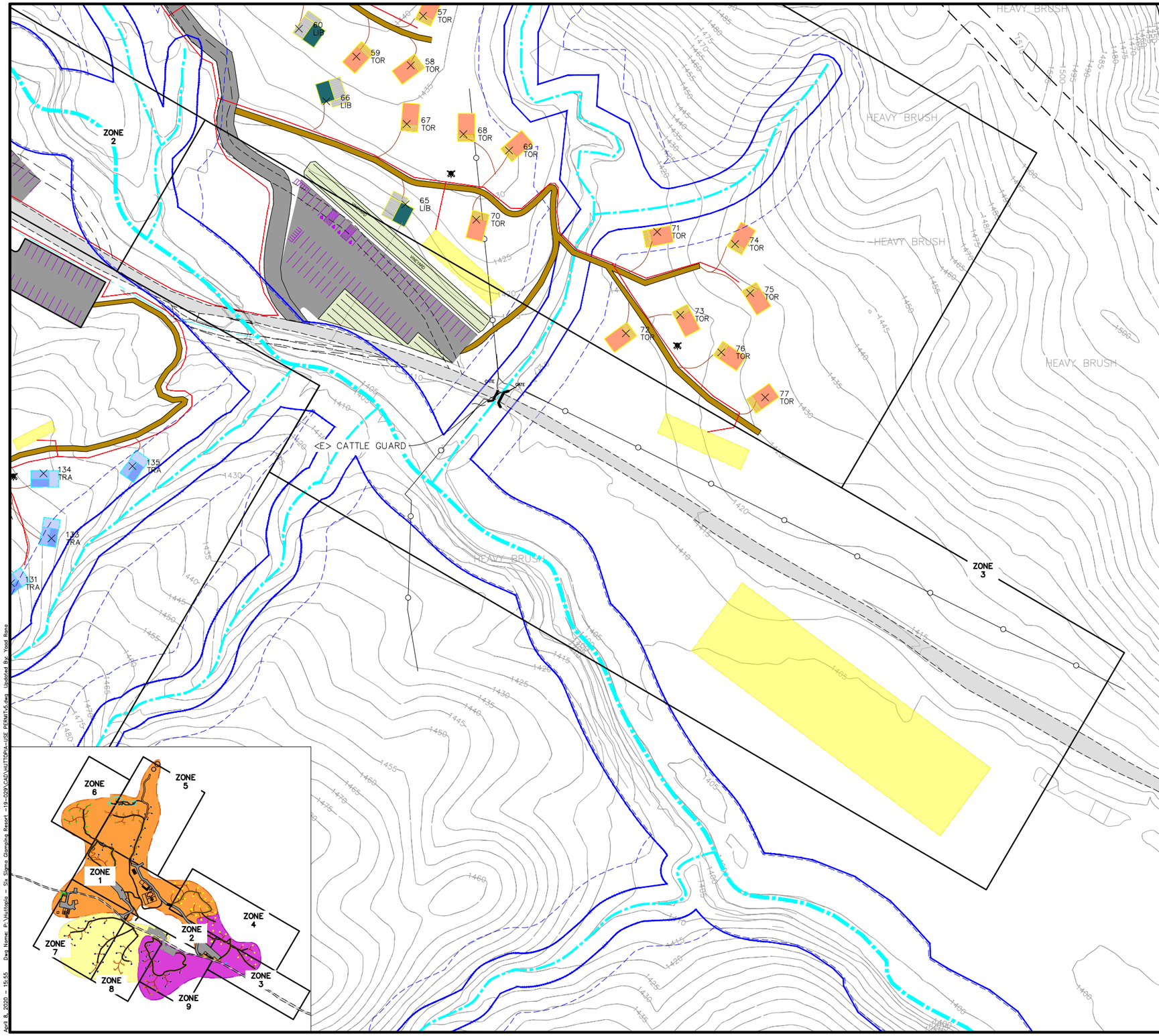
HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
ZONE 2

PROJ. MGR.: POW
DRAWN BY: CJG
DATE: 07-29-19
SCALE: AS SHOWN

SHEET
D3.2
19-029

April 8, 2020 - 15:55 Dwg Name: P:\Huttopia - Six Sigma Glamping Resort - 19-029\CAD\HUTTOPIA-USE PERMIT-5.dwg Updated By: Yood Rono



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HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
ZONE 3

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DATE: 07–29–19
SCALE: AS SHOWN

SHEET
D3.3
19–029

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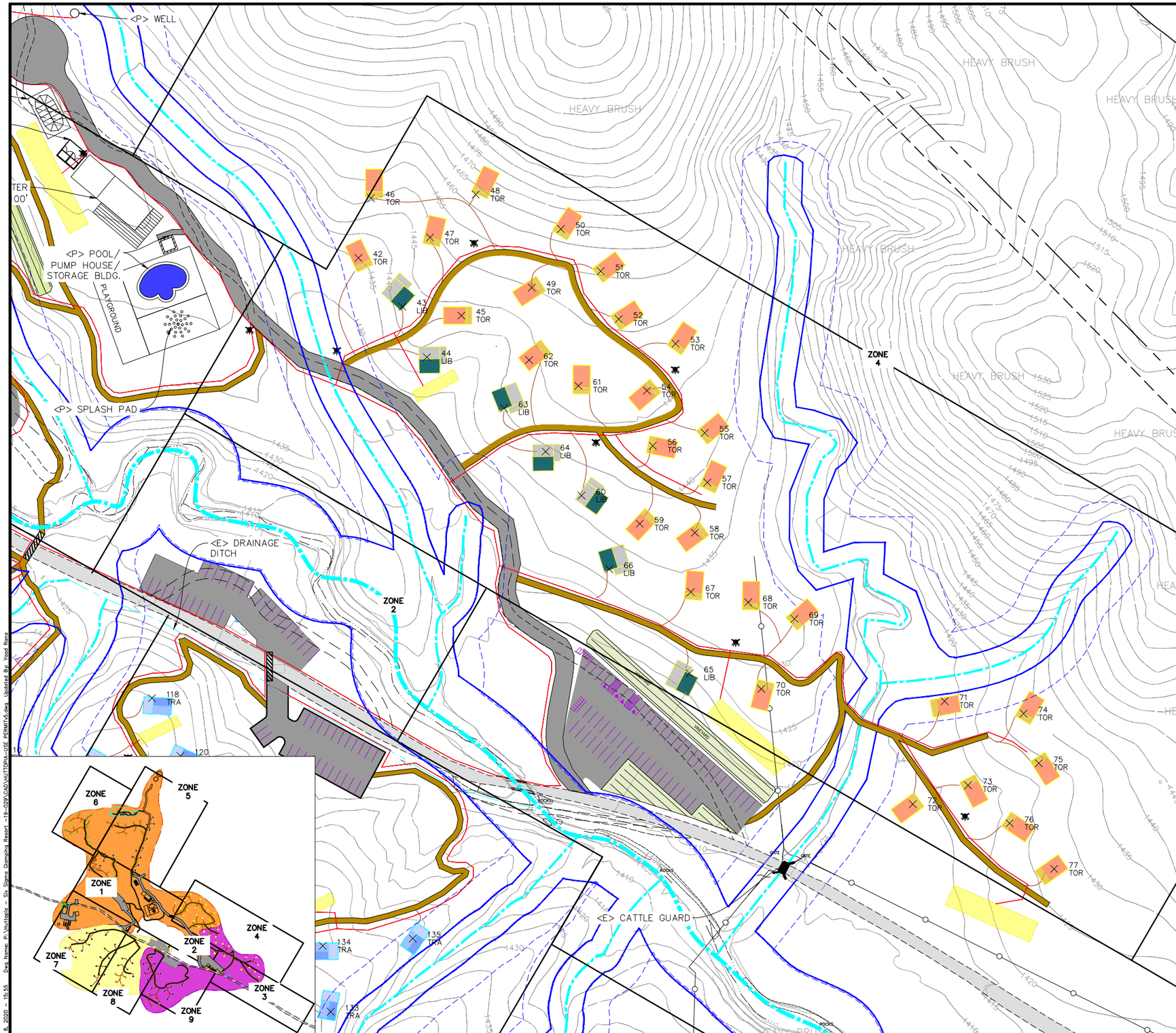

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HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
ZONE 4

PROJ. MGR.: POW
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DATE: 07–29–19
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SHEET
D3.4
19–029

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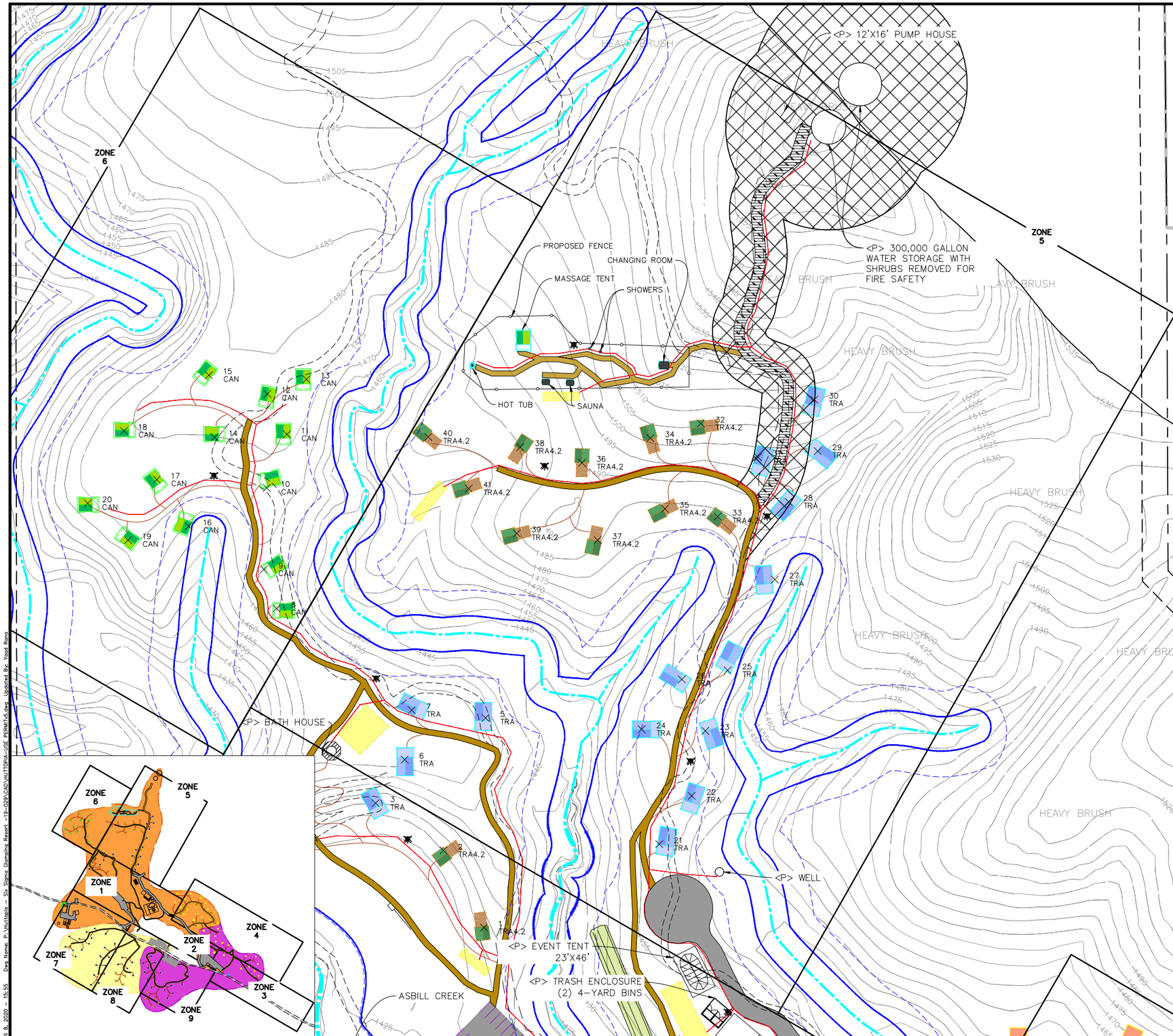

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ZONE 5

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DATE: 07–29–19
SCALE: AS SHOWN

SHEET
D3.5
19–029

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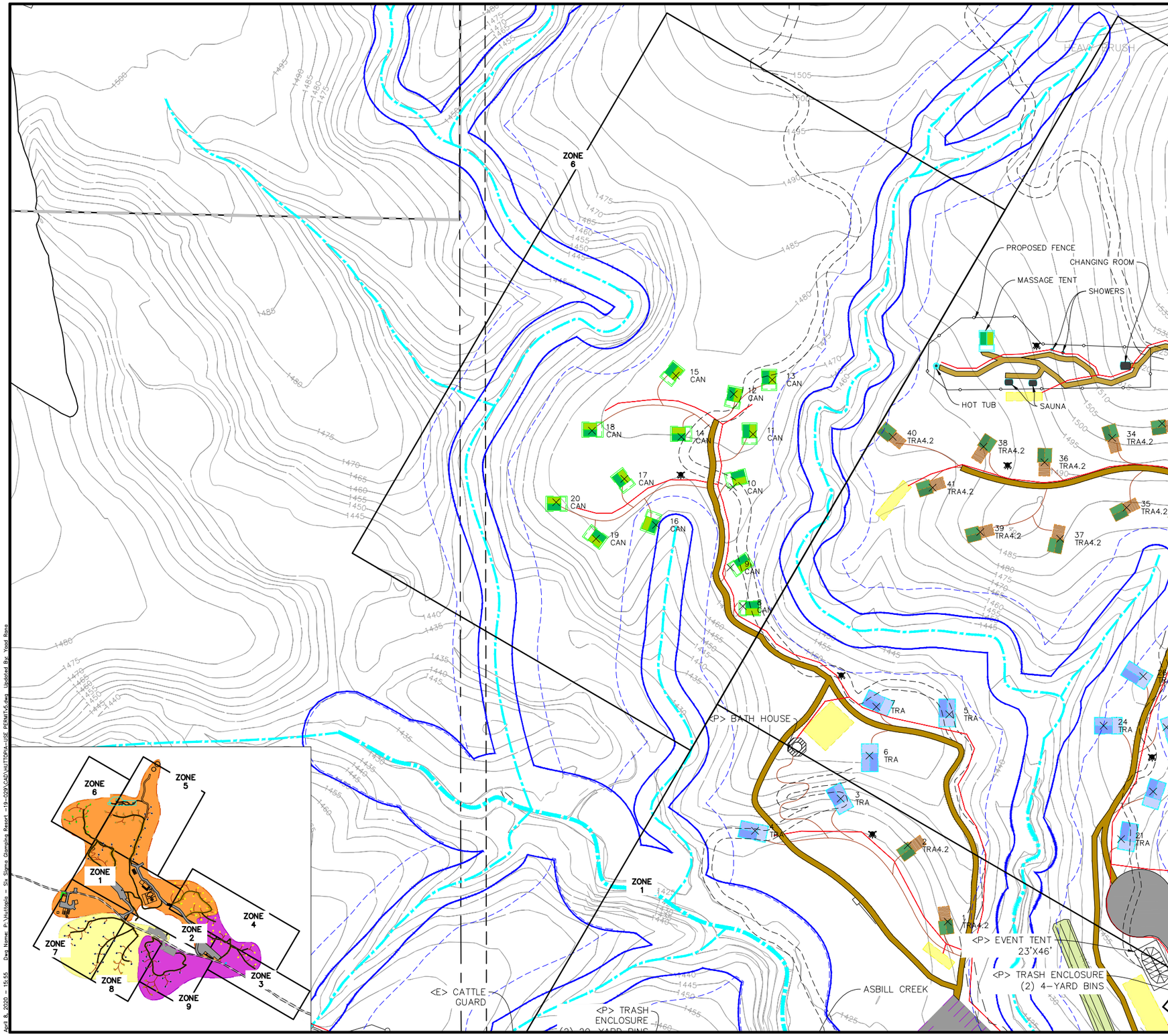

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- <P> CANADIENNE TENT (13.0'X16.4')
- <P> TORONTO CABIN (16.0'X22.6')
- <P> LIBERTY CABIN (16.5'X24.1')
- <P> POTENTIAL SEPTIC LEACH FIELD AREAS
- <P> PARCEL LINE
- <P> 30' PARCEL SETBACK
- <P> DECORATIVE VINEYARD
- <P> UTILITY TRENCHES
- <P> PEDESTRIAN CROSSING
- <P> FIRE RISER
- ZONE AREA

FOR UTILITY TRENCH, GRAVEL ROAD, AND TRAIL DETAILS SEE SHEET C7

*ASBILL CREEK BUFFER AND GRADING SETBACK ARE THE SAME. FOR ALL THE OTHER DRAINAGES, 50' GRADING SETBACK IS SHOWN, BUT SHOULD BE REDUCED TO 20' FOR SLOPES LESS THAN 5%, AND 35' FOR SLOPES LESS THAN 15%. ALL PARKING AREAS ARE ON SLOPES LESS THAN 5%.

**2015–2016 USGS LIDAR FOR LAKE COUNTY

22x34 SHEET: 1"=60
11x17 SHEET: 1"=120'
0 30 60 120

N

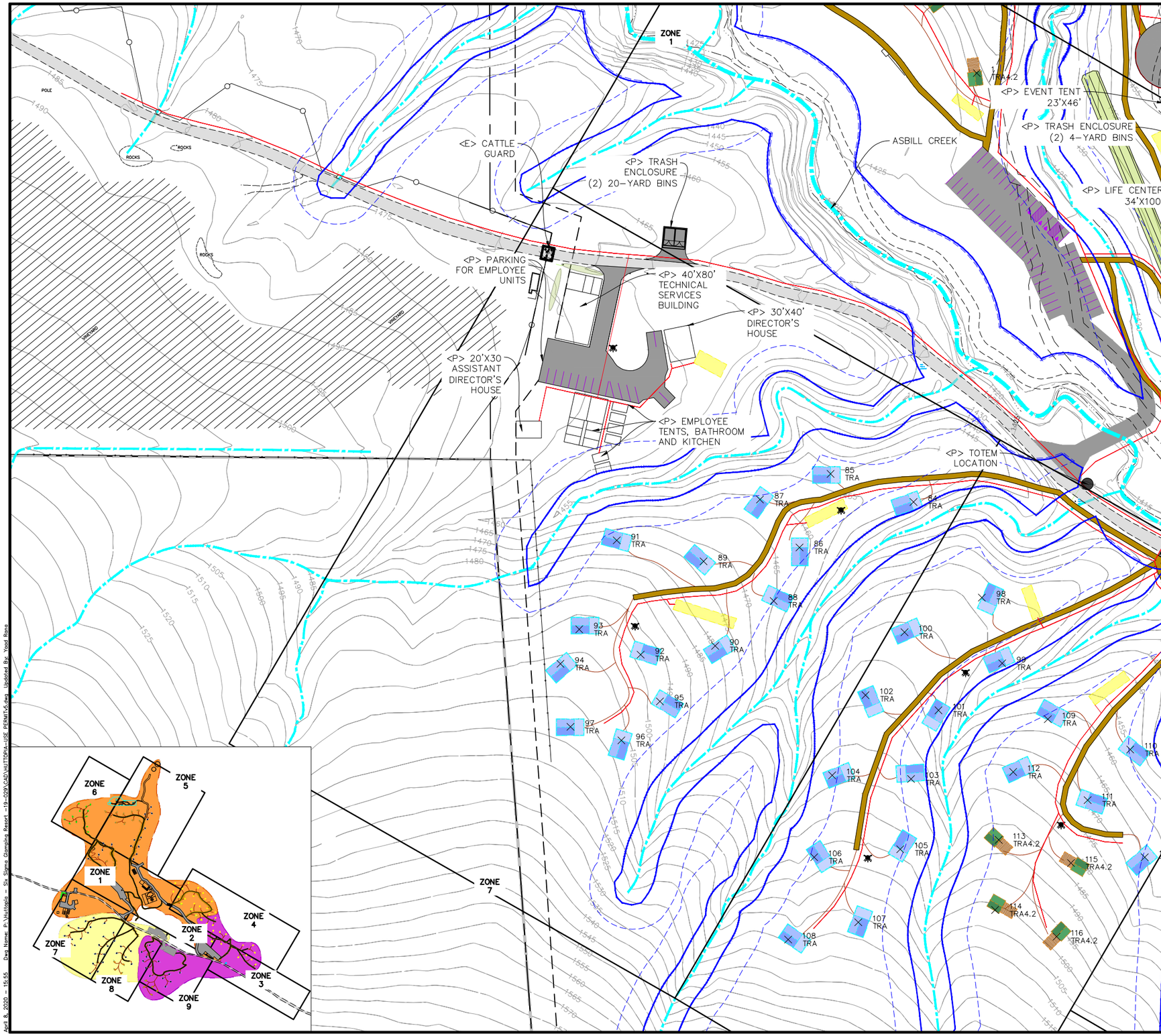
DATE	REVISIONS	DRAWN BY

NORTHPOINT
CONSULTING GROUP, INC.
317 3rd Street, Ste. 15 Eureka, CA 95501

HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
ZONE 6

PROJ. MGR.:	POW
DRAWN BY:	CJG
DATE:	07–29–19
SCALE:	AS SHOWN

SHEET
D3.6
19–029



LEGEND

- <E> DIRT ROAD
- <E> GRAVEL ROAD
- <E> DRAINAGES
- <E> DRAINAGE BUFFER
- <E> GRADING SETBACK*
- <E> 2' CONTOURS**
- <E> FENCE LINE
- <P> MINOR PEDESTRIAN TRAIL
- <P> MAIN PEDESTRIAN TRAIL
- <P> GRAVEL ROAD AND PARKING
- <P> FAMILY TRAPPEUR TENT (16.4'X16.4')
- <P> TRAPPEUR DUO TENT (13.1'X16.4')
- <P> CANADIENNE TENT (13.0'X16.4')
- <P> TORONTO CABIN (16.0'X22.6')
- <P> LIBERTY CABIN (16.5'X24.1')
- <P> POTENTIAL SEPTIC LEACH FIELD AREAS
- <P> PARCEL LINE
- <P> 30' PARCEL SETBACK
- <P> DECORATIVE VINEYARD
- <P> UTILITY TRENCHES
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- <P> FIRE RISER
- ZONE AREA

FOR UTILITY TRENCH, GRAVEL ROAD, AND TRAIL DETAILS SEE SHEET C7

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**2015-2016 USGS LIDAR FOR LAKE COUNTY

22x34 SHEET: 1"=60
11x17 SHEET: 1"=120'
0 30 60 120

N

DATE	REVISIONS	DRAWN BY

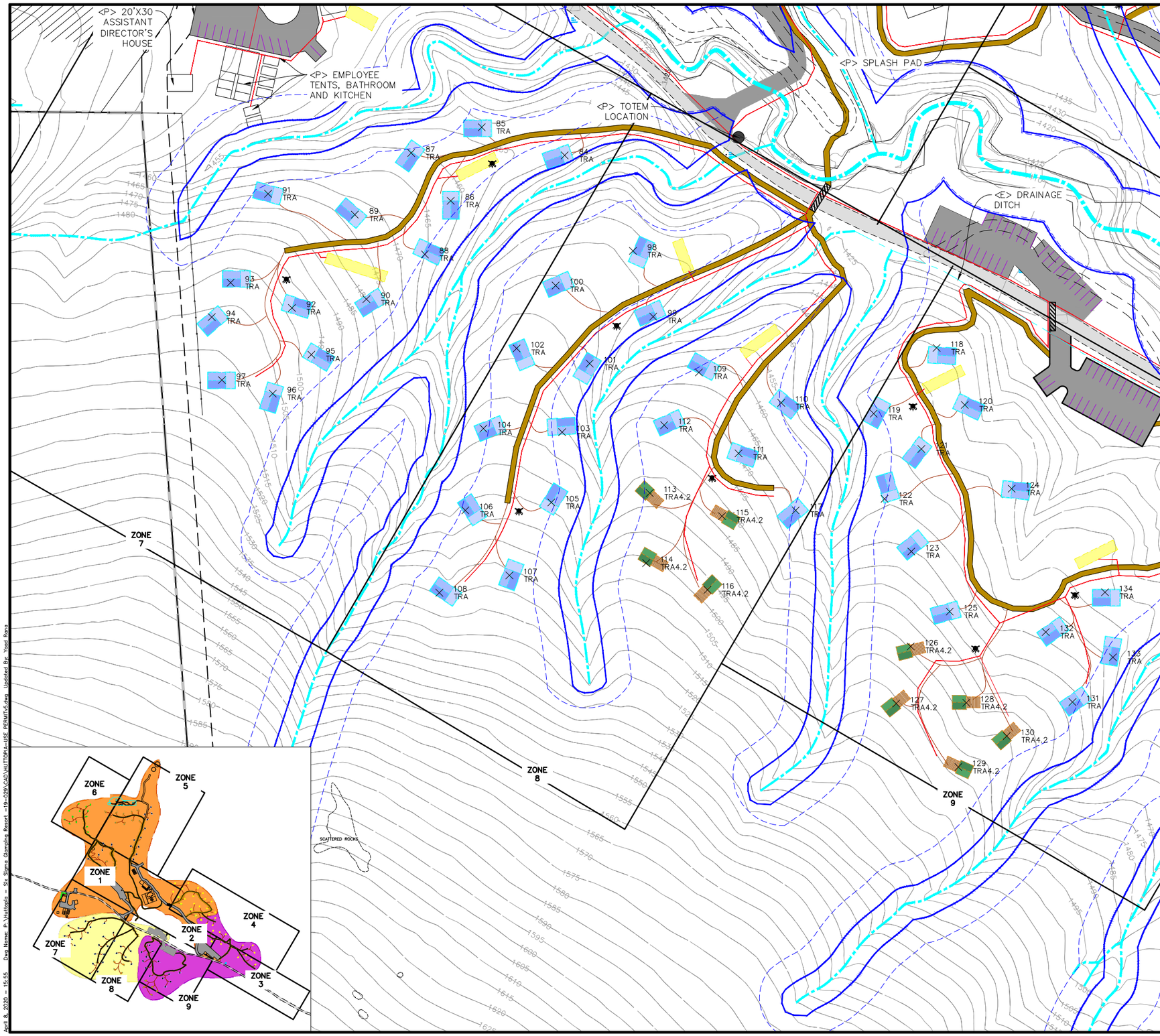
NORTHPOINT CONSULTING GROUP, INC.
317 3rd Street, Ste. 15 Eureka, CA 95501

HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
ZONE 7

PROJ. MGR.: POW
DRAWN BY: YNR
DATE: 07-29-19
SCALE: AS SHOWN

SHEET
D3.7
19-029

April 8, 2020 - 15:55 Dwg Name: P:\Huttopia - Six Sigma Glamping Resort - 19-029\CAD\HUTTOPIA-USE PERMIT-5.dwg Updated By: Yosef Rono



LEGEND

- <E> DIRT ROAD
- <E> GRAVEL ROAD
- <E> DRAINAGES
- <E> DRAINAGE BUFFER
- <E> GRADING SETBACK*
- <E> 2' CONTOURS**
- <E> FENCE LINE
- <P> MINOR PEDESTRIAN TRAIL
- <P> MAIN PEDESTRIAN TRAIL
- <P> GRAVEL ROAD AND PARKING
- <P> FAMILY TRAPPEUR TENT (16.4'X16.4')
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- <P> POTENTIAL SEPTIC LEACH FIELD AREAS
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- <P> DECORATIVE VINEYARD
- <P> UTILITY TRENCHES
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FOR UTILITY TRENCH, GRAVEL ROAD, AND TRAIL DETAILS SEE SHEET C7

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**2015–2016 USGS LIDAR FOR LAKE COUNTY

22x34 SHEET: 1"=60
11x17 SHEET: 1"=120'
0 30 60 120

N

DATE	REVISIONS	DRAWN BY

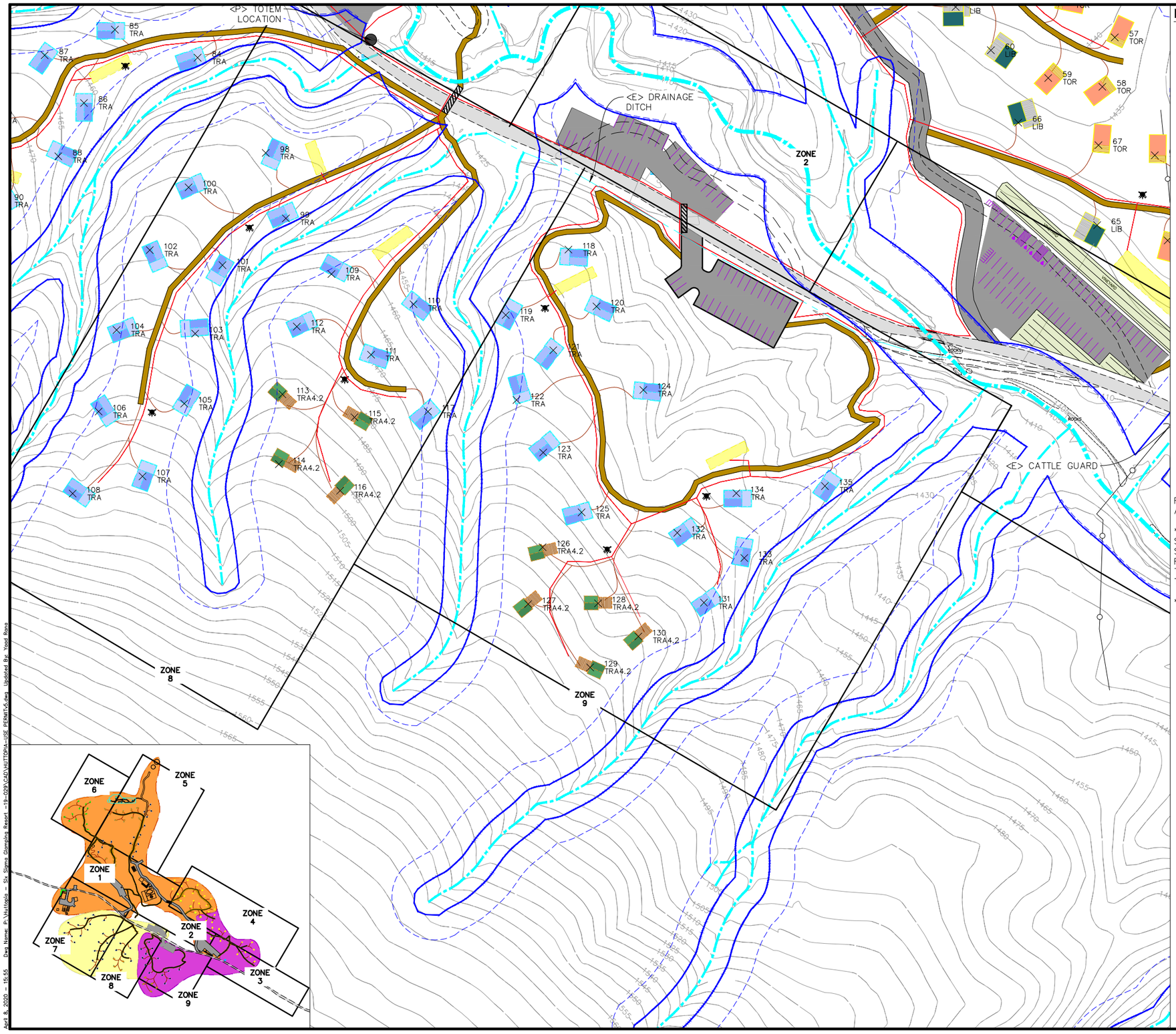
NORTHPOINT CONSULTING GROUP, INC.
317 3rd Street, Ste. 15 Eureka, CA 95501

HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
ZONE 8

PROJ. MGR.: POW
DRAWN BY: CJG
DATE: 07–29–19
SCALE: AS SHOWN

SHEET
D3.8
19–029

April 8, 2020 – 15:55 Dwg Name: P:\Huttopia – Six Sigma Glamping Resort – 19-029\CAD\HUTTOPIA-USE PERMIT-5.dwg Updated By: Yood Rono



LEGEND

- <E> DIRT ROAD
- <E> GRAVEL ROAD
- <E> DRAINAGES
- <E> DRAINAGE BUFFER
- <E> GRADING SETBACK*
- <E> 2' CONTOURS**
- <E> FENCE LINE
- <P> MINOR PEDESTRIAN TRAIL
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- <P> FAMILY TRAPPEUR TENT (16.4'X16.4')
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- <P> FIRE RISER
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FOR UTILITY TRENCH, GRAVEL ROAD, AND TRAIL DETAILS SEE SHEET C7

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**2015-2016 USGS LIDAR FOR LAKE COUNTY

22x34 SHEET: 1"=60
11x17 SHEET: 1"=120'
0 30 60 120

N

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NORTHPOINT CONSULTING GROUP, INC.
317 3rd Street, Ste. 15 Eureka, CA 95501

HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
ZONE 9

PROJ. MGR.: POW
DRAWN BY: CJG
DATE: 07-29-19
SCALE: AS SHOWN

SHEET
D3.9
19-029

April 8, 2020 - 15:55 Dwg Name: P:\Huttopia - Six Sigma Glamping Resort - 19-029\CAD\HUTTOPIA-USE PERMIT-5.dwg Updated By: Yood Rana

22x34 SHEET: 1"=150'
11x17 SHEET: 1"=300'

0 75 150 300

N

Construction Area (Year)	Total Units	Total Capacity	ADA Units Required
Area 1 (2021)	60	229	6
Area 2 (2022)	35	130	7
Area 3 (2023)	34	128	9
Total	129	487	9

DATE	REVISIONS	DRAWN BY

NORTHPOINT CONSULTING GROUP, INC.
317 3rd Street, Ste. 15 Eureka, CA 95501

HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
CONSTRUCTION AREA PLAN

PROJ. MGR.: POW
DRAWN BY: YR
DATE: 07-29-19
SCALE: AS SHOWN

SHEET
D4

19-029

April 8, 2020 - 15:55 Dwg Name: P:\Huttopia - Six Sigma Glamping Resort - 19-029\CAD\HUTTOPIA-USE PERMIT-5.dwg Updated By: Yood Rana

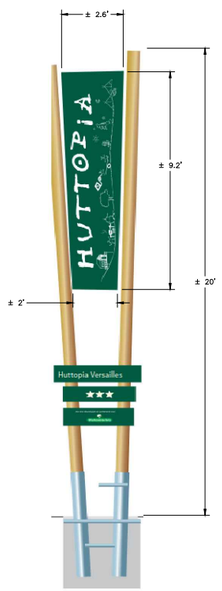
HUTTOPIA SIX SIGMA GLAMPING PROJECT

PRELIMINARY SIGN PLAN

APN: 012-012-69

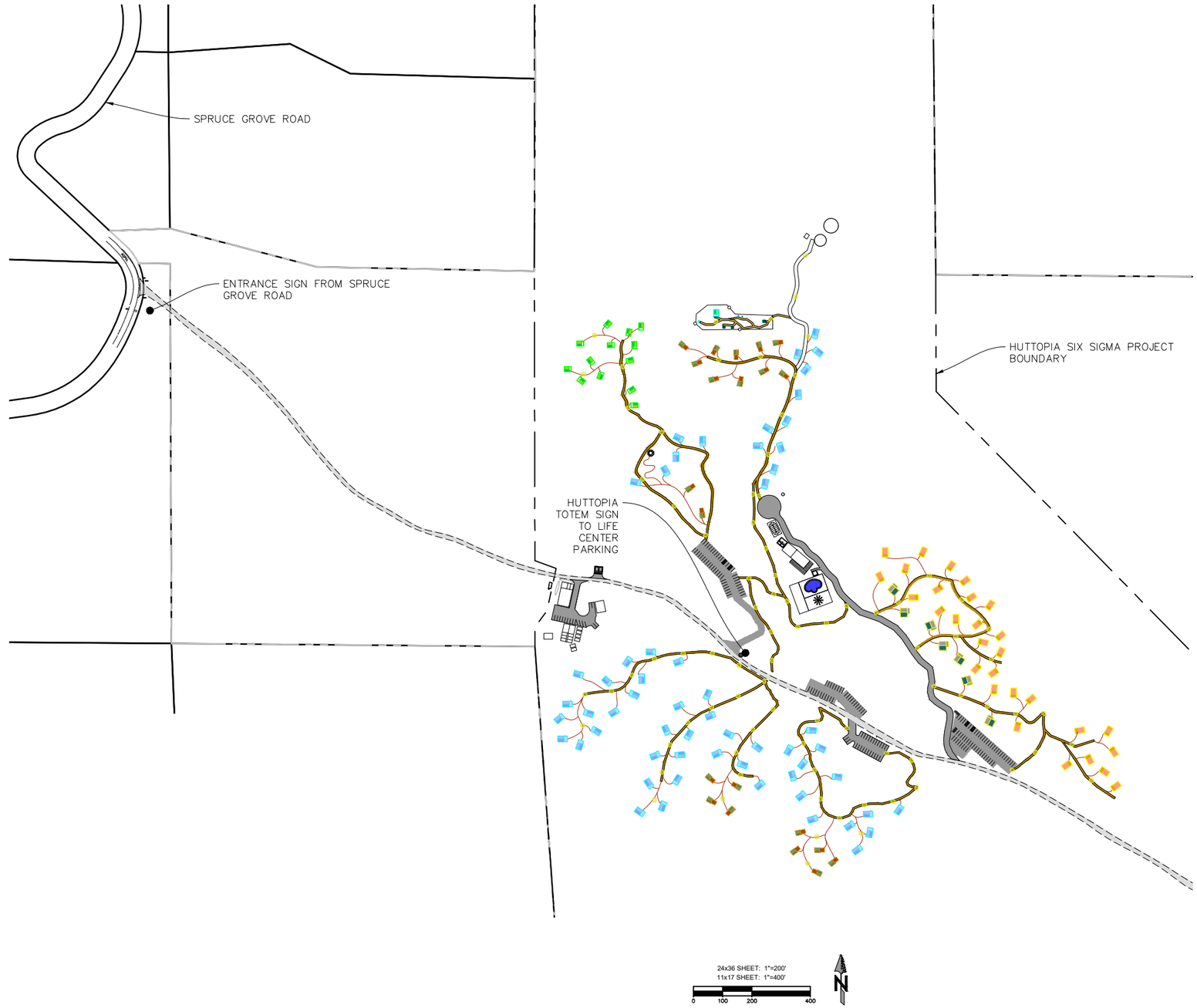
TOTEM SIGN DETAIL

NTS



ENTRANCE SIGN DETAIL

NTS



SIGN PLAN NOTES:

1. ALL SIGNS WILL CONFORM WITH ARTICLE 45.15 OF LAKE COUNTY ZONING ORDINANCE
2. LETTERING SHALL BE REFLECTORIZED AND CONTRASTING WITH THE BACKGROUND COLOR OF THE SIGN
3. LETTERING TO HAVE A MINIMUM LETTER HEIGHT OF 6", AND A MINIMUM STROKE WIDTH OF $\frac{3}{4}$"

DATE	REVISIONS	DRAWN BY

NORTHPOINT CONSULTING GROUP, INC.
1117 Samoa Blvd., Arcata, CA 95521

HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
SIGN PLAN

PROJ. MGR.: POW
DRAWN BY: .
DATE: 07-29-19
SCALE: AS SHOWN

SHEET
D5
19-029

HUTTOPIA SIX SIGMA GLAMPING PROJECT

PRELIMINARY GRADING AND EROSION CONTROL PLAN

APN: 012-012-69

VICINITY MAP
NOT TO SCALE

DIRECTIONS TO SITE:
FROM LAKEPORT, CA
-SOUTHBOUND ON CA-29S (APPROX. 19.8 MILES)
-TURN RIGHT TO STAY ON CA-29S (APPROX. 1.5 MILES)
-TURN LEFT ONTO SPRUCE GROVE RD (APPROX. 3.3 MILES)
-SITE ENTRANCE ON LEFT

PROJECT DESCRIPTION:

HUTTOPIA SIX SIGMA, LLC IS APPLYING FOR A MAJOR USE PERMIT FOR A GLAMPING PROJECT PROJECT LOCATED ON THE SIX SIGMA RANCH PROPERTY IN LAKE COUNTY. THE PROJECT INCLUDES THE CONSTRUCTION OF TENTS, CABINS, CENTRAL FACILITIES, EMPLOYEE HOUSING, MAINTENANCE FACILITIES, WATER STORAGE, SEPTIC, GRAVEL ACCESS ROADS AND TRAILS.

PARCEL ZONING / REQUIREMENTS:
ZONE: A;RL;RR
GENERAL PLAN: A;RL;RR
BUILDING SETBACKS:

	A	RL	RR	SRA
FRONT	30'	30'	30'	30'
SIDE	15'	15'	15'	30'
REAR	25'	25'	25'	30'

WILDLAND FIRE HAZARD: = YES
FLOOD HAZARD: = NO
EARTHQUAKE FAULT ZONE: = NO
SRA = YES
WATER = PRIVATE
SEWER = PRIVATE

LOT SIZE: = ±168 ACRES

PROJECT INFORMATION:

APPLICANT:
HUTTOPIA SIX SIGMA, LLC
297, QUE MAPLE
SUTTON, QC J0E 2K0

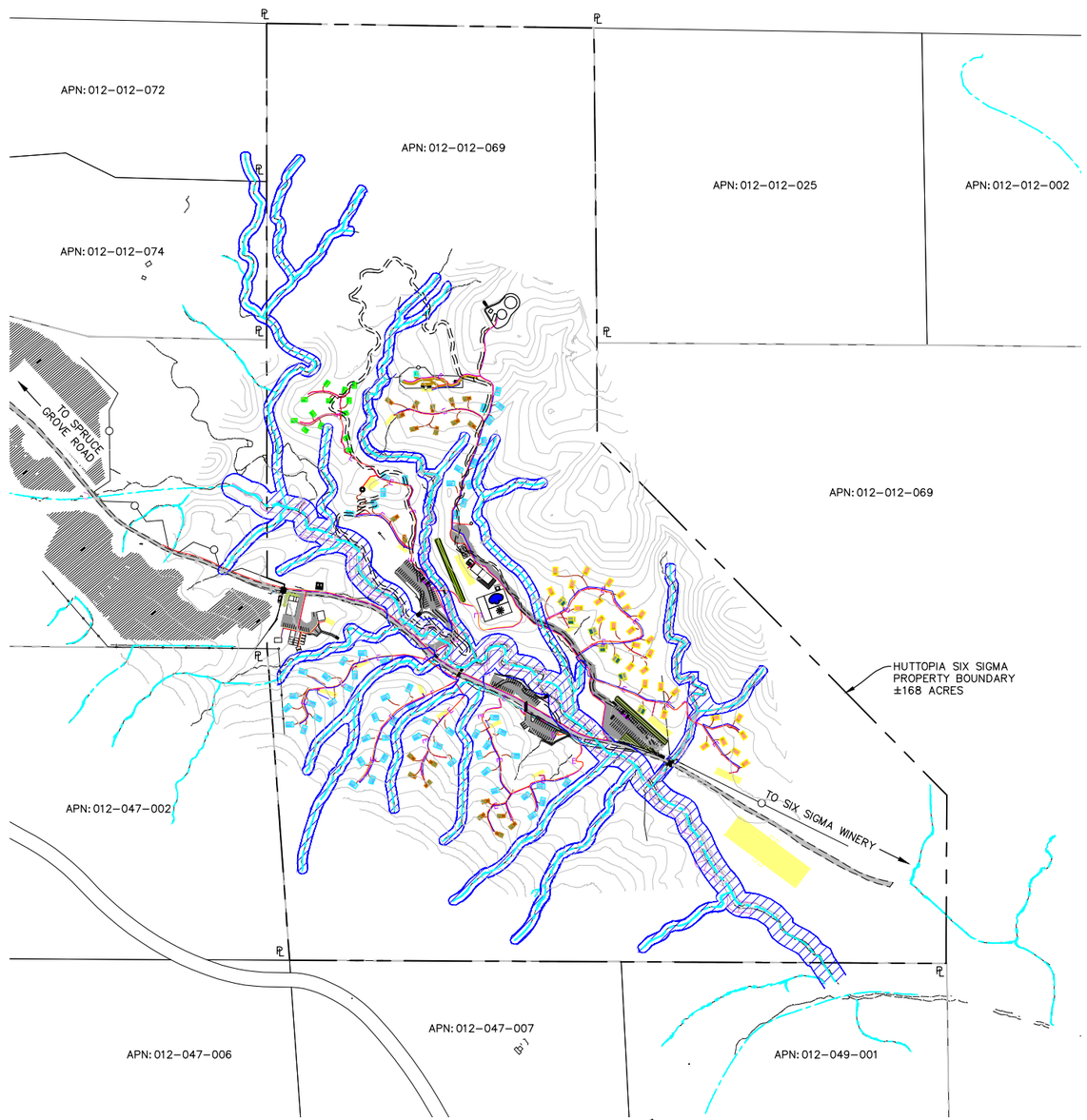
OWNER:
SIX SIGMA RANCH, LLC.
13372 SPRUCE GROVE ROAD
LOWER LAKE, CA 95457

SITE ADDRESS:
APN: 012-012-69
13444 SPRUCE GROVE ROAD
LOWER LAKE, CA 95457

APPLICANTS AGENT:
NORTHPOINT CONSULTING GROUP, INC
1117 SAMOA BLVD.
ARCATA, CA 95521
(707) 798-6438

EARTHWORK:

EXCAVATED CUT = ±2,598 CY
EXCAVATED FILL = ±2,598 CY
IMPORT AGG. BASE = ±2,807 CY
EXCAVATION ORGANIC MATERIAL TO BE PLACED ON-SITE = ±2,010 CY
EXPORT = 0 CY
TOTAL SURFACE AREA = ±198,260 SQ.FT.



22x34 SHEET: 1"=300'
11x17 SHEET: 1"=600'
0 150 300 600

DRAWING INDEX:

C0 - PLOT PLAN, VICINITY MAP AND PROJECT NOTES
C1 - PROPOSED SITE PLAN
C2 - AREA 1 AND 2 PLAN
C3 - AREA 3 AND 4 PLAN
C4 - AREA 5 AND 6 PLAN
C5 - PROPOSED STREAM AND DRAINAGE CROSSINGS
C6 - SITE DETAILS AND NOTES
C7 - EROSION CONTROL DETAILS AND NOTES

REGISTERED PROFESSIONAL ENGINEER
PRAJ O. WHITE
No. 71025
CIVIL
STATE OF CALIFORNIA
PRELIMINARY

DATE	REVISIONS	DRAWN BY

NORTHPOINT CONSULTING GROUP, INC.
1117 Samoa Blvd., Arcata, CA 95521

HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
PLOT PLAN, VICINITY MAP AND PROJECT NOTES

PROJ. MGR.: POW
DRAWN BY: TJS
DATE: 07-29-19
SCALE: AS SHOWN

SHEET
C0
19-029

LEGEND

- <E> DIRT ROAD
- <E> GRAVEL ROAD
- <E> DRAINAGES
- <E> DRAINAGE BUFFER
- <E> GRADING SETBACK*
- 2' CONTOURS**
- <E> FENCE LINE
- <P> MINOR PEDESTRIAN TRAIL
- <P> MAIN PEDESTRIAN TRAIL
- <P> GRAVEL ROAD AND PARKING
- <P> FAMILY TRAPPEUR TENT (16.4'X16.4')
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- <P> LIBERTY CABIN (16.5'X24.1')
- <P> POTENTIAL SEPTIC LEACH FIELD AREAS
- <P> PARCEL LINE
- <P> 30' PARCEL SETBACK
- <P> DECORATIVE VINEYARD
- ZONE AREA
- UTILITY TRENCH

FOR DETAILS SEE SHEETS C3 THROUGH C6

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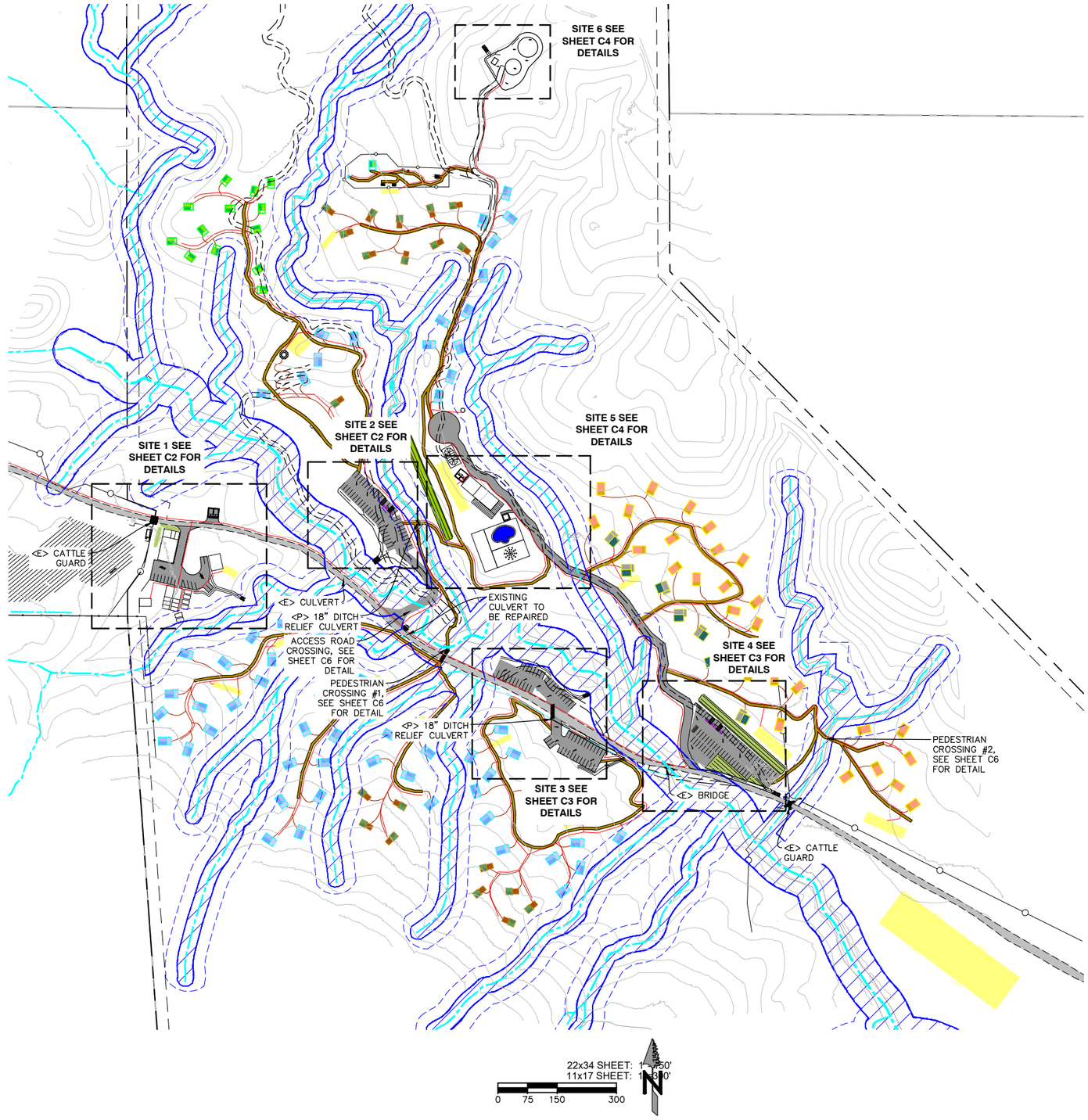
**2015–2016 USGS LIDAR FOR LAKE COUNTY



REGISTERED PROFESSIONAL ENGINEER
PRAJ O. WHITE
No. 71625
CIVIL
STATE OF CALIFORNIA
PRELIMINARY

DATE	REVISIONS	DRAWN BY

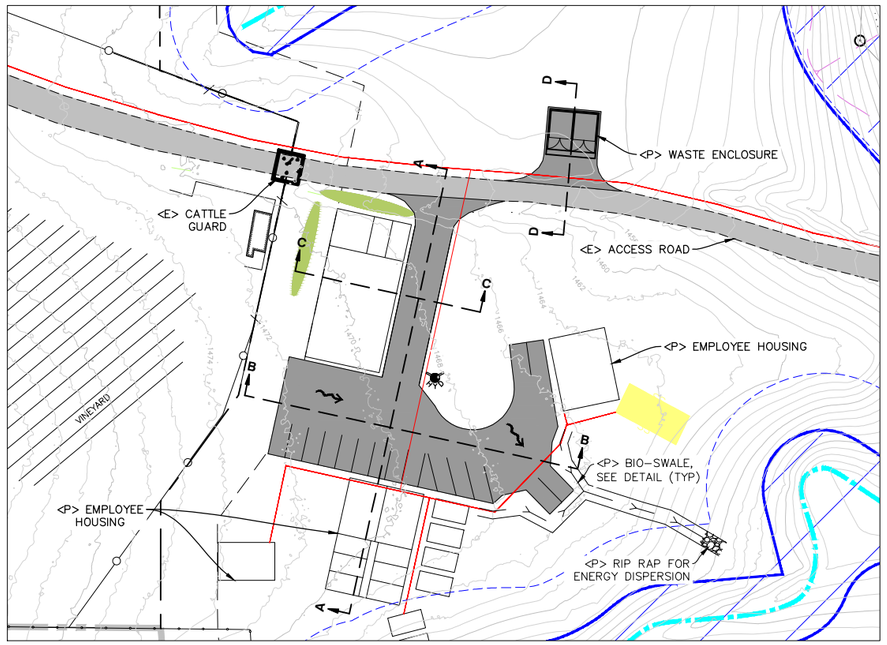
NORTHPOINT CONSULTING GROUP, INC.
1117 Samoa Blvd., Arcata, CA 95521

HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
PROPOSED SITE PLAN

PROJ. MGR.: POW
DRAWN BY: TJS
DATE: 07-29-19
SCALE: AS SHOWN

SHEET
C1
19-029

April 8, 2020 – 15:29 Dwg Name: P:\Huttopia – Six Sigma Glamping Resort – 19-029\CAD\HUTTOPIA-UTILITY AND GRADING PLAN.dwg Updated By: Yosef Rana

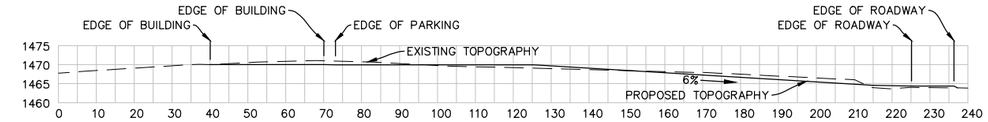


AREA 1 SITE PLAN

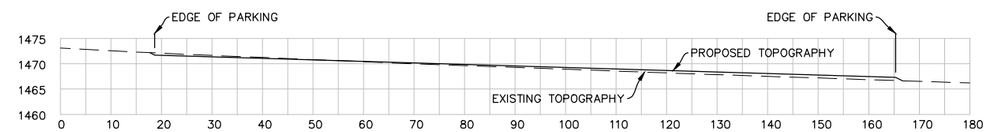
22x34 SHEET: 1"=40'
11x17 SHEET: 1"=80'

0 20 40 80

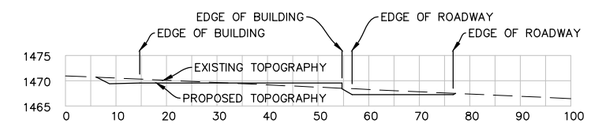
N



SECTION VIEW A-A
NTS



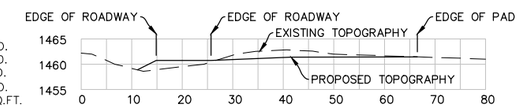
SECTION VIEW B-B
NTS



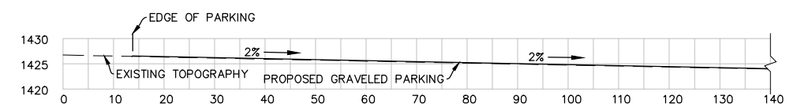
SECTION VIEW C-C
NTS

EARTHWORK QUANTITIES (AREA 1):

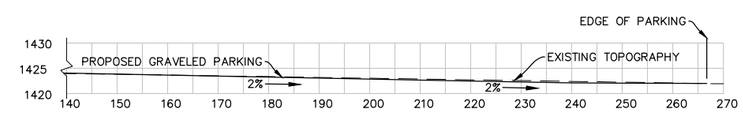
ESTIMATED ORGANIC MATERIAL	= 304 CU.YD.
ESTIMATED CUT	= 30 CU.YD.
ESTIMATED FILL	= 136 CU.YD.
ESTIMATED IMPORT FILL (AGGREGATE)	= 209 CU.YD.
TOTAL SURFACE AREA	= 21,333 SQ.FT.



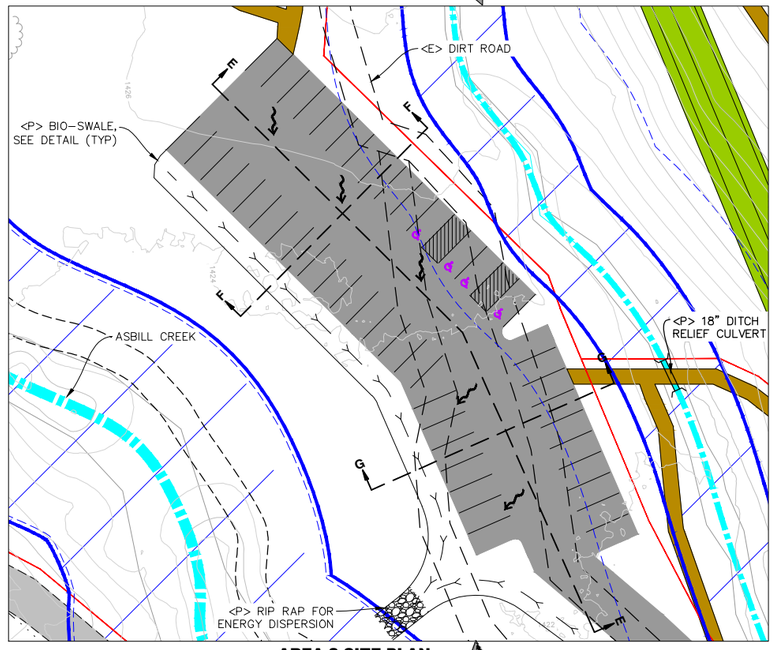
SECTION VIEW D-D
NTS



SECTION VIEW E-E
NTS



SECTION VIEW E-E
NTS



AREA 2 SITE PLAN

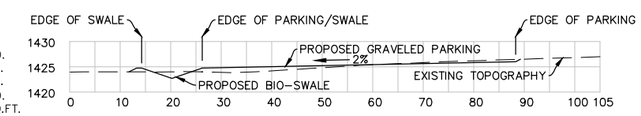
22x34 SHEET: 1"=30'
11x17 SHEET: 1"=60'

0 15 30 60

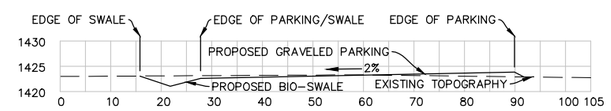
N

EARTHWORK QUANTITIES (AREA 2):

ESTIMATED ORGANIC MATERIAL	= 363 CU.YD.
ESTIMATED CUT	= 107 CU.YD.
ESTIMATED FILL	= 195 CU.YD.
ESTIMATED IMPORT FILL (AGGREGATE)	= 363 CU.YD.
TOTAL SURFACE AREA	= 23,600 SQ.FT.



SECTION VIEW F-F
NTS



SECTION VIEW G-G
NTS

DATE	REVISIONS	DRAWN BY

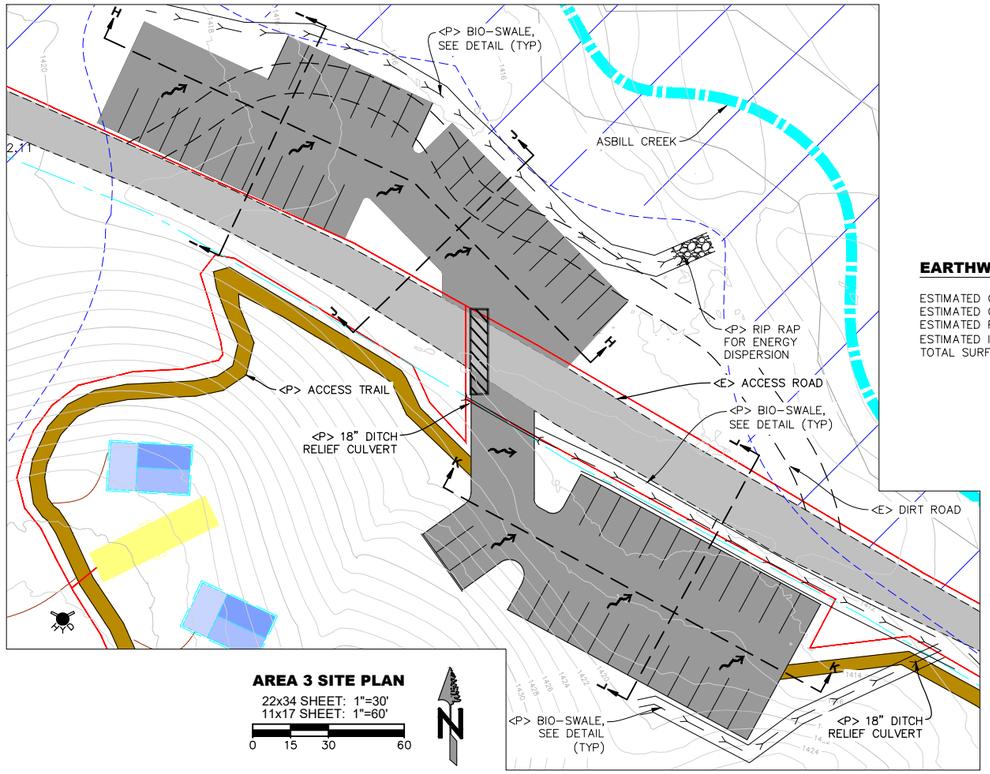
NORTHPOINT CONSULTING GROUP, INC.
1117 Samoa Blvd., Arcata, CA 95521

HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
AREA 1 AND 2 GRADING PLAN

PROJ. MGR.:	POW
DRAWN BY:	TJS
DATE:	07-29-19
SCALE:	AS SHOWN

SHEET
C2
19-029

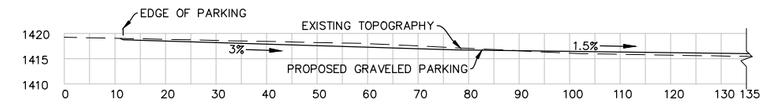
April 8, 2020 - 15:29 Dwg Name: P:\Huttopia - Six Sigma Glamping Resort -19-029\CAD\HUTTOPIA-UTILITY AND GRADING PLAN.dwg Updated By: Yood Rana



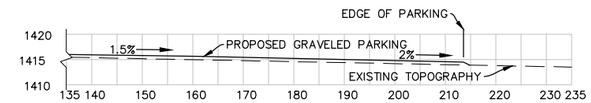
AREA 3 SITE PLAN
22x34 SHEET: 1"=30'
11x17 SHEET: 1"=60'
0 15 30 60

EARTHWORK QUANTITIES (AREA 3):

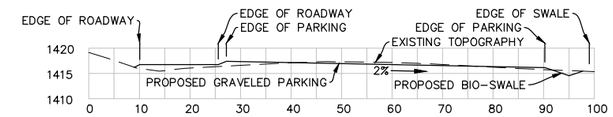
ESTIMATED ORGANIC MATERIAL	= 338 CU.YD.
ESTIMATED CUT	= 185 CU.YD.
ESTIMATED FILL	= 289 CU.YD.
ESTIMATED IMPORT FILL (AGGREGATE)	= 338 CU.YD.
TOTAL SURFACE AREA	= 22,605 SQ.FT.



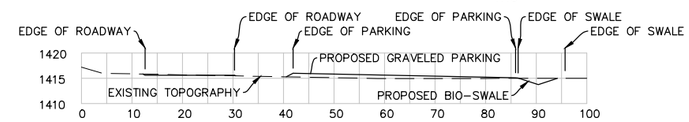
SECTION VIEW H-H
NTS



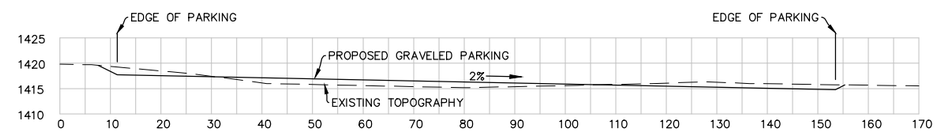
SECTION VIEW H-H
NTS



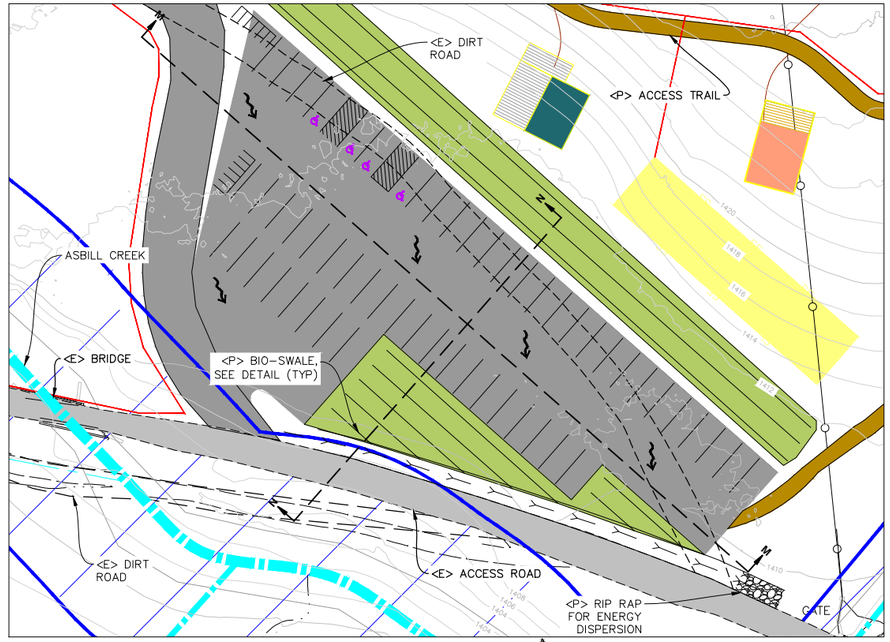
SECTION VIEW I-I
NTS



SECTION VIEW J-J
NTS



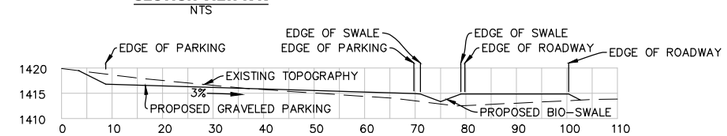
SECTION VIEW K-K
NTS



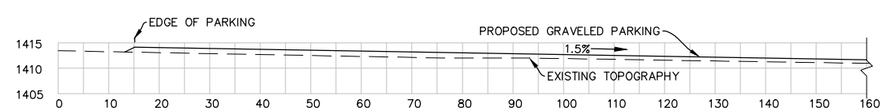
AREA 4 SITE PLAN
22x34 SHEET: 1"=30'
11x17 SHEET: 1"=60'
0 15 30 60

EARTHWORK QUANTITIES (AREA 4):

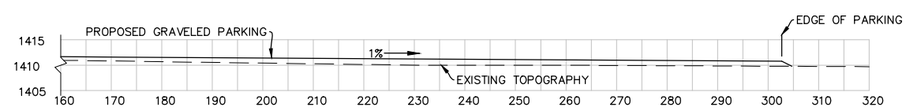
ESTIMATED ORGANIC MATERIAL	= 358 CU.YD.
ESTIMATED CUT	= 233 CU.YD.
ESTIMATED FILL	= 973 CU.YD.
ESTIMATED IMPORT FILL (AGGREGATE)	= 358 CU.YD.
TOTAL SURFACE AREA	= 23,931 SQ.FT.



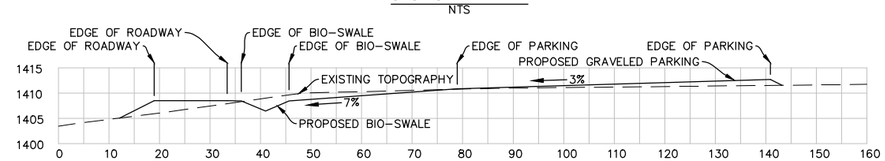
SECTION VIEW L-L
NTS



SECTION VIEW M-M
NTS



SECTION VIEW M-M
NTS



SECTION VIEW N-N
NTS

REGISTERED PROFESSIONAL ENGINEER
PRAJ O. WHITE
No. 71625
CIVIL
STATE OF CALIFORNIA
PRELIMINARY

DATE	REVISIONS	DRAWN BY

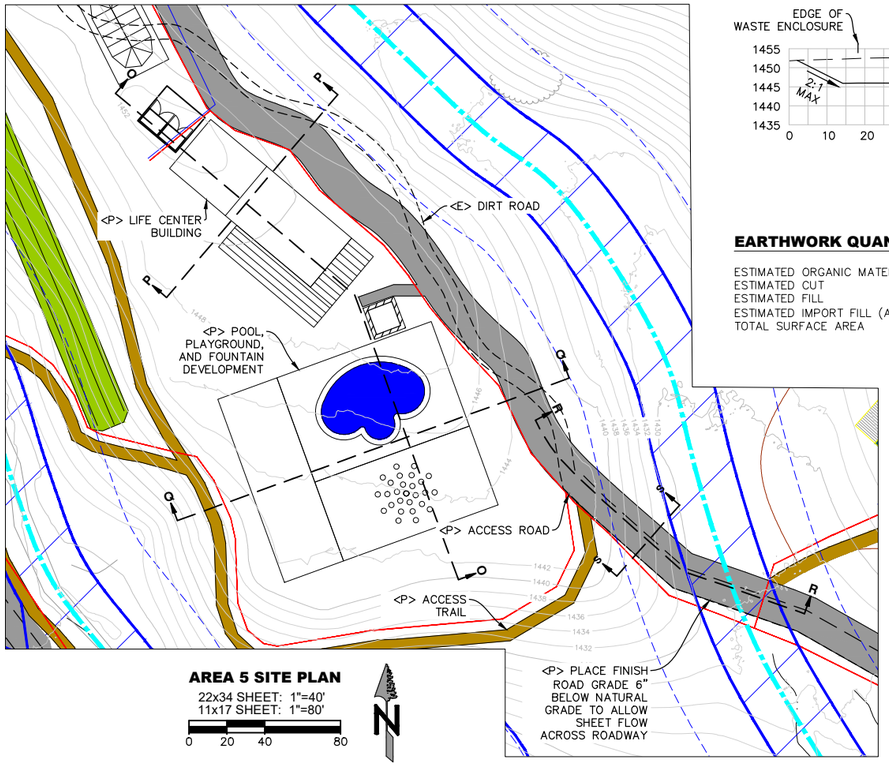
NORTHPOINT CONSULTING GROUP, INC.
1117 Samoa Blvd., Arcata, CA 95521

HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
AREA 3 AND 4 GRADING PLAN

PROJ. MGR.:	POW
DRAWN BY:	TJS
DATE:	07-29-19
SCALE:	AS SHOWN

SHEET
C3
19-029

April 8, 2020 - 15:29 Dwg Name: P:\Huttopia - Six Sigma Glamping Resort - 19-029\CAD\HUTTOPIA-UTILITY AND GRADING PLAN.dwg Updated By: Yood Rono

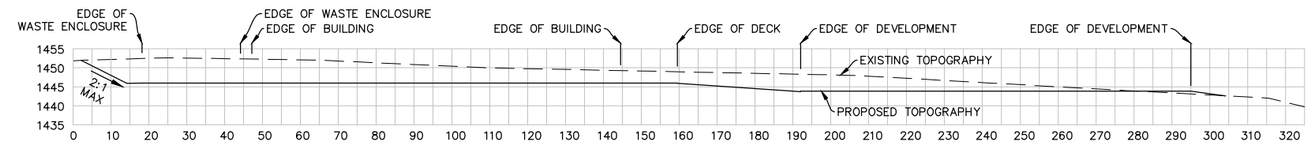


AREA 5 SITE PLAN

22x34 SHEET: 1"=40'
11x17 SHEET: 1"=80'

0 20 40 80

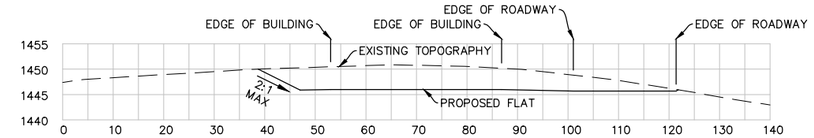
N



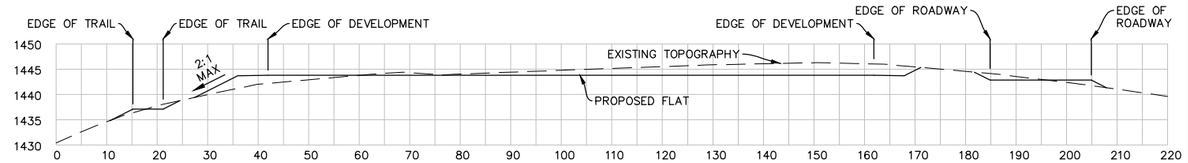
SECTION VIEW O-O
NTS

EARTHWORK QUANTITIES (AREA 5):

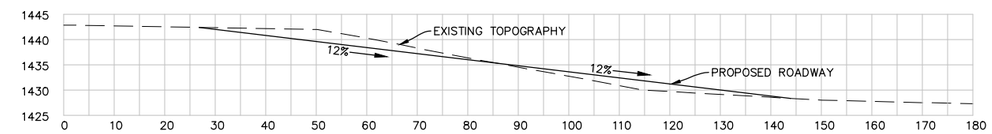
ESTIMATED ORGANIC MATERIAL	=	394 CU.YD.
ESTIMATED CUT	=	1,763 CU.YD.
ESTIMATED FILL	=	128 CU.YD.
ESTIMATED IMPORT FILL (AGGREGATE)	=	10 CU.YD.
TOTAL SURFACE AREA	=	16,635 SQ.FT.



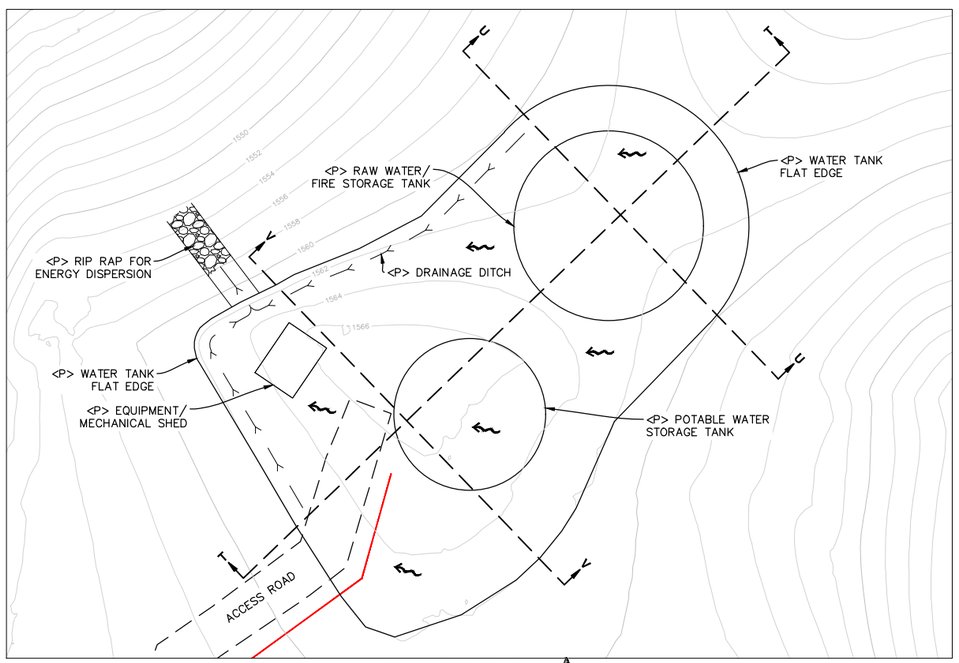
SECTION VIEW P-P
NTS



SECTION VIEW Q-Q
NTS



SECTION VIEW R-R
NTS



AREA 6 SITE PLAN

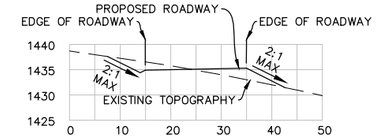
22x34 SHEET: 1"=20'
11x17 SHEET: 1"=40'

0 10 20 40

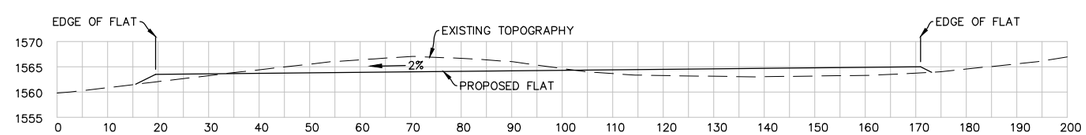
N

EARTHWORK QUANTITIES (AREA 6):

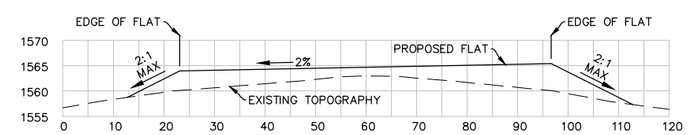
ESTIMATED ORGANIC MATERIAL	=	222 CU.YD.
ESTIMATED CUT	=	280 CU.YD.
ESTIMATED FILL	=	877 CU.YD.
ESTIMATED IMPORT FILL (AGGREGATE)	=	160 CU.YD.
TOTAL SURFACE AREA	=	12,031 SQ.FT.



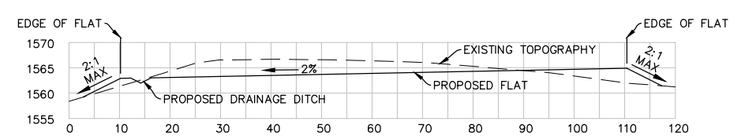
SECTION VIEW S-S
NTS



SECTION VIEW T-T
NTS



SECTION VIEW U-U
NTS



SECTION VIEW V-V
NTS

REGISTERED PROFESSIONAL ENGINEER
PRAJ O. WHITE
No. 71625
CIVIL
STATE OF CALIFORNIA
PRELIMINARY

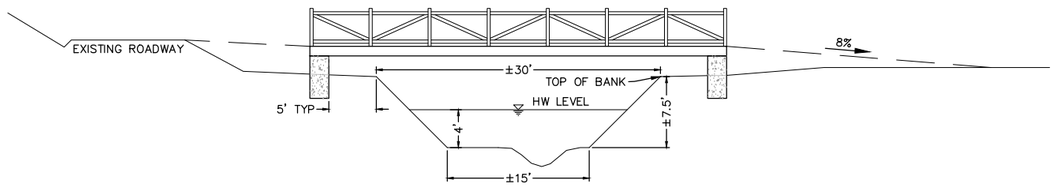
DATE	REVISIONS	DRAWN BY

NORTHPOINT CONSULTING GROUP, INC.
1117 Samoa Blvd., Arcata, CA 95521

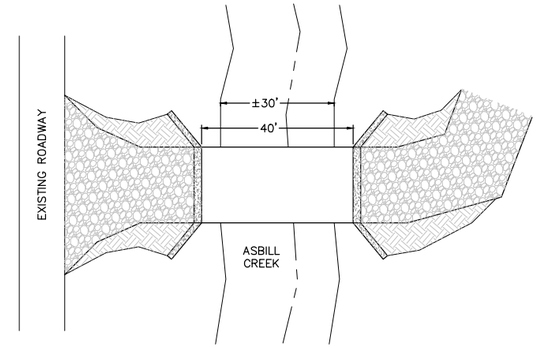
HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
AREA 5 AND 6 GRADING PLAN

PROJ. MGR.:	POW
DRAWN BY:	TJS
DATE:	07-29-19
SCALE:	AS SHOWN

SHEET
C4
19-029

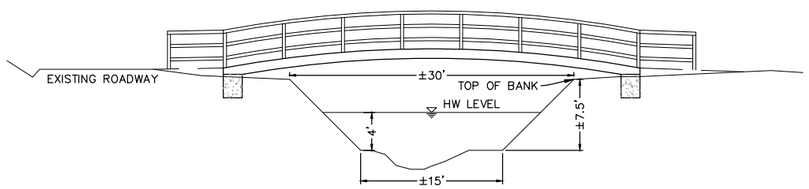


SECTION VIEW

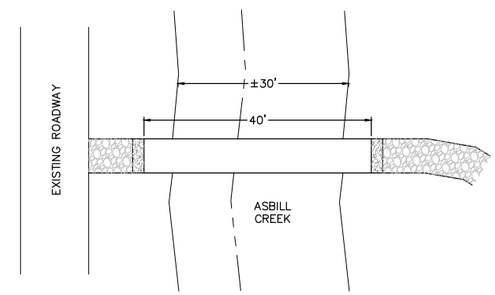


PLAN VIEW

ACCESS ROAD CROSSING
NTS

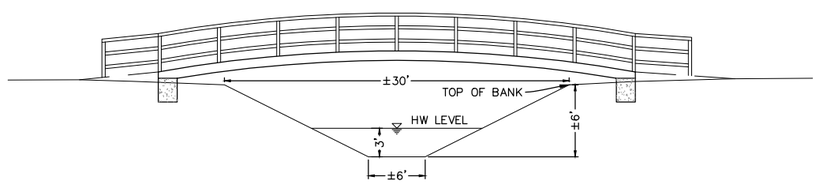


SECTION VIEW

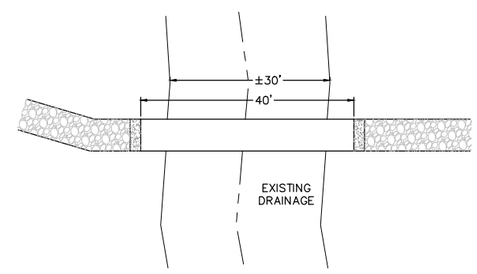


PLAN VIEW

PEDESTRIAN CROSSING #1
NTS



SECTION VIEW



PLAN VIEW

PEDESTRIAN CROSSING #2
NTS

REGISTERED PROFESSIONAL ENGINEER
PRAJ O. WHITEY
No. 74025
CIVIL
STATE OF CALIFORNIA
PRELIMINARY

DATE	REVISIONS	DRAWN BY

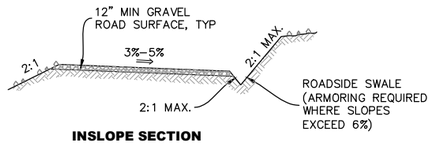
NORTHPOINT CONSULTING GROUP, INC.
1117 Samoa Blvd., Arcata, CA 95521

HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
PROPOSED STREAM AND DRAINAGE CROSSINGS

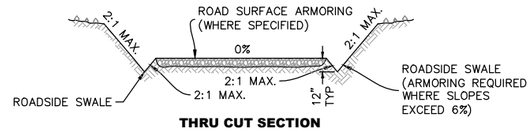
PROJ. MGR.: POW
DRAWN BY: TJS
DATE: 07-29-19
SCALE: AS SHOWN

SHEET
C5
19-029

April 8, 2020 - 15:29 Dwg Name: P:\Huttopia - Six Sigma Glamping Resort - 19-029\CAD\HUTTOPIA-UTILITY AND GRADING PLAN.dwg Updated By: Yood Rana



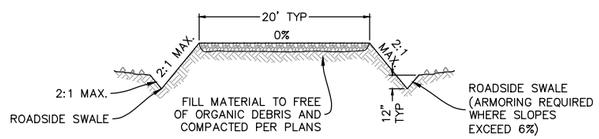
INSLOPE SECTION



THRU CUT SECTION
(WITH OPTIONAL ROADSIDE SWALES)

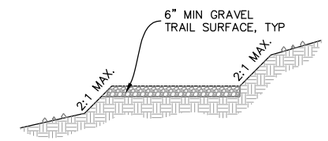
NOTE: IF ROCK IS USED FOR THE ARMORED SURFACE, PLACE GEOTEXTILE FABRIC AMOCO 2002, OR EQUAL PRIOR TO ROCK INSTALLATION.

ARMORED SURFACE: 12" OF CLASS 2 AGGREGATE BASE (3" MINUS, WELL GRADED AND LESS THAN 5% CLAYS)



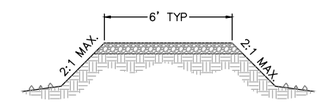
ABOVE GRADE SECTION

TYPICAL ACCESS ROAD DETAILS | **SCALE: NTS**



CROSS SLOPE SECTION

THRU CUT SECTION



ABOVE GRADE SECTION

TYPICAL ACCESS TRAIL DETAIL | **SCALE: NTS**

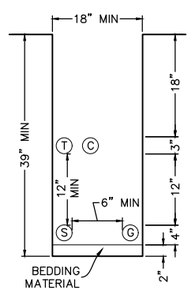


FIGURE 3-4
TYPICAL JOINT
SERVICE TRENCH

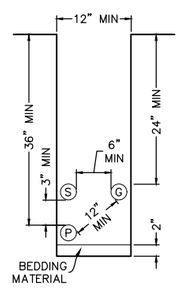


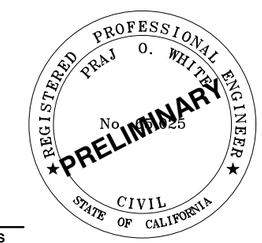
FIGURE 3-5
PG&E ELECTRIC
AND GAS
SERVICE TRENCH

PG&E ELECTRIC & GAS SERVICE REQUIREMENTS
TABLE 2-1 MINIMUM SEPARATION AND CLEARANCE
REQUIREMENTS FOR TRENCHES

		G	DUCT T	DB T	C	S	P	SL
		(IN INCHES)						
G	GAS	–	12	12	12	6	12	6
T	TELEPHONE (DUCT)	12	–	1	1	12	12	12
T	TELEPHONE (DIRECT BURY)	12	1	–	1	12	12	12
C	CATV	12	1	1	–	12	12	12
S	ELECTRIC SECONDARY	6	12	12	12	1.5	3	1.5
P	ELECTRIC PRIMARY	12	12	12	12	3	3	3
SL	STREETLIGHT	6	12	12	12	1.5	3	1.5
NE	FOREIGN ELECTRIC SOURCES, NON–PG&E	12	12	12	12	12	12	12

TYPICAL JOINT-SERVICE TRENCH NOTES:

1. TRENCH DEPTH VARIES DEPENDING ON THE OCCUPANT'S FACILITY ALLOTMENT.
2. SOIL COMPACTION MUST MEET PG&E'S, AND ANY APPLICABLE FEDERAL, STATE, COUNTY, AND LOCAL REGULATIONS.
3. A JOINT SERVICE TRENCH MUST MEET ALL SEPARATION AND CLEARANCE DIMENSIONS SHOWN IN TABLE 2–1, BELOW.



PG&E SERVICE TRENCH DETAILS | **SCALE: NTS**

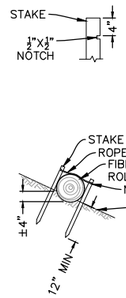
DATE	REVISIONS	DRAWN BY

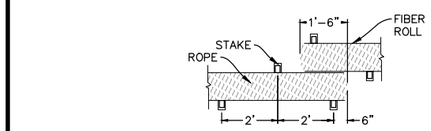
NORTHPOINT
CONSULTING GROUP, INC.
1117 Samoa Blvd., Arcata, CA 95521

HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
SITE DETAILS AND NOTES

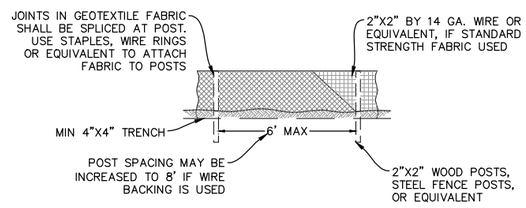
PROJ. MGR.: POW
DRAWN BY: TJS
DATE: 07–29–19
SCALE: AS SHOWN

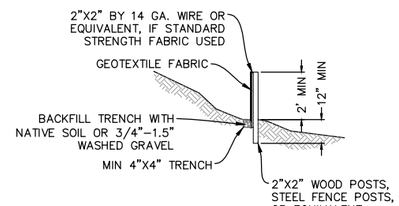
SHEET
C6
19–029



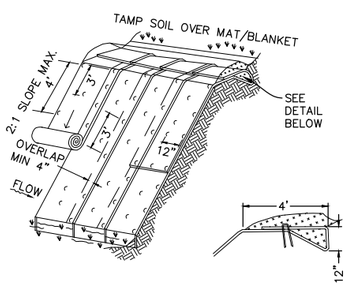


FIBER ROLL DETAIL | **SCALE: NTS**





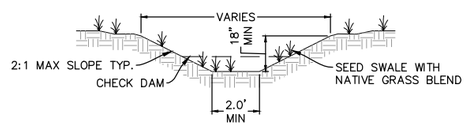
STANDARD SILT FENCE DETAIL | **SCALE: NTS**



NOTES:

1. SLOPE SURFACE SHALL BE FREE OF ROCK, CLODS, STICKS AND GRASS MATS. BLANKETS SHALL HAVE GOOD SOIL CONTACT.
2. APPLY PERMANENT SEEDING BEFORE PLACING BLANKETS.
3. LAY BLANKETS LOOSELY AND STAKE OR STAPLE TO MAINTAIN DIRECT CONTACT WITH THE SOIL. DO NOT STRETCH.
4. MATS/BLANKETS SHOULD BE INSTALLED VERTICALLY DOWNSLOPE AND OVERLAPPED IN THE DIRECTION OF FLOW.

JUTE MAT/BLANKET DETAIL | **SCALE: NTS**



NOTES:

1. REMOVE ALL ORGANIC DEBRIS FROM BIO-SWALE PRIOR TO SEEDING.
2. BIO-SWALE FLOW TO MAINTAIN 2% SLOPE.
3. INSTALL CHECK DAM EVERY 50' ALONG BIO-SWALE. CHECK DAM TO BE A MINIMUM 8" AND MAXIMUM 10" IN HEIGHT.

BIO-SWALE DETAIL | **SCALE: NTS**

CONSTRUCTION SITE STORM WATER SOIL LOSS & POLLUTION PREVENTION PLAN (SLPPP)

ENGINEER'S DECLARATION

THIS SLPPP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON CURRENT KNOWLEDGE OF AVAILABLE CONSTRUCTION SITE BEST MANAGEMENT PRACTICES (BMPS) FOR EROSION CONTROL, SEDIMENT CONTROL, AND POLLUTION PREVENTION.

PRAJ O. WHITE, PE #065025

DATED:

GENERAL INFORMATION AND REQUIREMENTS

1. EROSION CONTROL, SEDIMENT CONTROL, AND POLLUTION PREVENTION MEASURES SHALL BE INSTALLED ACCORDING TO THE REQUIREMENTS OF THE CONSTRUCTION SITE EROSION CONTROL ORDINANCE.
2. FOR PURPOSES OF THIS SLPPP, THE SITE CONTRACTOR IS ASSUMED TO BE THE LANDOWNER'S REPRESENTATIVE AND THE ENTITY RESPONSIBLE FOR IMPLEMENTATION OF ALL BMPS.
3. THE SITE CONTRACTOR OWNER SHALL INSPECT ALL EROSION AND SEDIMENT CONTROL BMPS FOLLOWING EACH SIGNIFICANT RAINFALL EVENT (AT A MINIMUM) TO VERIFY THAT ALL MEASURES ARE IN PROPER WORKING ORDER.
4. IN THE EVENT THAT ANY EROSION OR SEDIMENT CONTROL BMP FAILS, THE SITE CONTRACTOR IS RESPONSIBLE FOR IMMEDIATELY REPORTING SUCH A FAILURE TO THE ENGINEER. THE ENGINEER SHALL ADVISE THE SITE CONTRACTOR OF NECESSARY REMEDIAL ACTIONS, AND THE SITE CONTRACTOR SHALL CORRECT THE SITUATION.

EROSION CONTROL BMPS

PROJECT SCHEDULING:

1. SITE GRADING WORK AND OTHER LAND DISTURBING ACTIVITIES SHOULD BE SCHEDULED SO AS TO MINIMIZE THE AMOUNT OF SOIL EXPOSURE AND THE DURATION OF SOIL EXPOSURE TO WIND, RAIN AND VEHICLE TRACKING.
2. SITE CLEARING, GRADING, EXCAVATION, FOUNDATION WORK AND UTILITY INSTALLATION SHOULD BE SEQUENCED SUCH THAT THE AMOUNT OF SOIL EXPOSED TO WIND, RAIN AND VEHICLE TRACKING IS MINIMIZED AT ALL TIMES.
3. ALL GRADING WORK SHALL OCCUR BETWEEN APRIL 15TH AND OCTOBER 15TH. ALL OTHER LAND DISTURBING ACTIVITIES SHOULD BE MINIMIZED OUTSIDE OF THESE DATES.
4. UNLESS OTHERWISE NOTED, ALL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE IN PLACE PRIOR TO OCTOBER 15TH AND/OR PRIOR TO ANY RAIN EVENT WITH A 72-HOUR FORECAST OF 40% CHANCE OR GREATER. THE SITE CONTRACTOR SHALL BE RESPONSIBLE FOR MONITORING DAILY FORECASTS FOR RAINFALL AS NECESSARY TO COMPLY WITH THIS PROVISION.
5. ALL SOIL STABILIZATION MEASURES INVOLVING THE INSTALLATION OF PHYSICAL DEVICES OR THE PLANTING OF VEGETATION SHALL BE INSTALLED IN ADVANCE OF PREDICTED OR PROBABLE RAINFALL EVENTS AS NECESSARY FOR THOSE MEASURES TO BE EFFECTIVE.

HYDRO-MULCHING / HYDRO-SEEDING:

1. HYDRO-MULCHING AND/OR HYDRO-SEEDING SHOULD BE USED ON DISTURBED AREAS TO PROMOTE SOIL PROTECTION AND RAPID PLANT GROWTH.
2. ALL EXPOSED AREAS SHALL BE HYDRO-MULCHED, HYDRO-SEEDED OR OTHERWISE LANDSCAPED PRIOR TO OCTOBER 15TH.
3. MULCH AND SEED MIXTURES INCLUDE, BUT ARE NOT LIMITED TO WET SLURRIES OF SEED, MULCH FIBER, FERTILIZER AND WATER. ACCEPTABLE MULCH FIBERS INCLUDE: VEGETABLE FIBERS, WOOD BARK CHIPS, HYDRAULIC MULCHES FROM RECYCLED PAPER, HYDRAULIC MULCHES FROM WOOD FIBER AND HYDRAULIC BONDED FIBER MATRICES.
4. ALL MULCH OR SEED MIXTURES SHALL BE APPLIED SUCH THAT COVERAGE IS CONSISTENT, DEEP ENOUGH TO HOLD SEEDS IN PLACE AND TO RETAIN MOISTURE, AND AS OTHERWISE SPECIFIED BY THE MANUFACTURER.
5. ON STEEP SLOPES AND SLOPES SUSCEPTIBLE TO WIND, MULCH AND SEED MIXTURES SHOULD BE HYDRAULICALLY APPLIED OR OTHERWISE APPROPRIATELY ANCHORED.
6. TO PREVENT DISPLACEMENT BY WIND, HYDRAULIC FIBER MULCHES AND/OR TACKIFYING AGENTS MAY BE USED.
7. MULCH AND SEED MIXTURES SHALL BE APPLIED TO ALL EXPOSED AREAS AT LEAST 24-48 HOURS BEFORE EROSION PROTECTION IS NEEDED, OR AS OTHERWISE SPECIFIED BY THE MANUFACTURER.

PRESERVATION OF EXISTING VEGETATION:

1. EXISTING VEGETATION SHOULD BE PRESERVED FOR EROSION AND SEDIMENT CONTROL WHENEVER AND WHEREVER POSSIBLE.
2. AREAS NOT TO BE DISTURBED SHALL BE CLEARLY MARKED AND/OR FENCED PRIOR TO THE COMMENCEMENT OF SOIL-DISTURBING ACTIVITIES, AND ALL CONTRACTORS ON-SITE SHALL BE NOTIFIED OF THESE AREAS.

SEDIMENT CONTROL BMPS

FIBER ROLLS:

1. FIBER ROLLS SHALL BE INSTALLED AT ALL LOCATIONS INDICATED ON THE SLPPP, AND AT ANY OTHER LOCATION DEEMED NECESSARY BY THE SITE CONTRACTOR.
2. FIBER ROLLS SHOULD BE USED ALONG THE FACE OF EXPOSED SLOPES TO SHORTEN SLOPE LENGTH AND DECREASE FLOW VELOCITY; AT GRADE BREAKS WHERE SLOPES TRANSITION TO STEEPER SLOPES; AND ALONG STREAM BANKS TO ASSIST STABILIZATION, AND IN DRAINAGE SWALES TO SLOW FLOWS. ON 1:1 SLOPES PLACE FIBER ROLLS SPACED AT 10' INTERVALS PARALLEL TO SLOPE, ON 1.5:1 SLOPES PLACE FIBER ROLLS SPACED AT 15' INTERVALS PARALLEL TO SLOPE, AND ON 2:1 SLOPES PLACE FIBER ROLLS SPACED AT 20' INTERVALS PARALLEL TO SLOPE.
3. FIBER ROLLS SHALL CONSIST OF BIODEGRADABLE FIBERS STUFFED INTO A PHOTO-DEGRADABLE OPEN WEAVE NETTING. THEY SHALL BE DESIGNED TO ALLOW WATER TO PASS THROUGH THE FIBERS; TO TRAP SUSPENDED SEDIMENT; INCREASE FILTRATION RATES; AND TO SLOW RUNOFF.
4. FIBER ROLLS SHALL BE PLACED SUCH THAT THEY OVERLAP AND FOLLOW THE CONTOUR LINES OF THE SLOPE ON WHICH THEY ARE PLACED.
5. FIBER ROLLS SHALL BE INSPECTED PERIODICALLY THROUGHOUT THE COURSE OF CONSTRUCTION, ONCE AFTER EACH RAINFALL EVENT, AND ONCE EVERY 24 HOURS DURING EXTENDED RAINFALL EVENTS. ANY SPLIT, TORN, UNRAVELED OR SLUMPING FIBER ROLLS SHALL BE REPAIRED OR REPLACED IMMEDIATELY.

SILT FENCES: (IF NECESSARY)

1. SILT FENCES SHALL BE INSTALLED AT ANY LOCATION DEEMED NECESSARY BY THE SITE CONTRACTOR.
2. SILT FENCES SHOULD BE USED ALONG THE PERIMETER OF THE PROJECT SITE, ALONG STREAMS AND WATERCOURSES, AT THE BOTTOM OF EXPOSED SLOPES, AND AROUND TEMPORARY SOIL STOCKPILES TO ACT AS A FILTER AND TO SLOW THE FLOW OF SEDIMENT-LADEN RUNOFF. SILT FENCES SHALL NOT BE USED IN STREAMS, CHANNELS OR ON SLOPES.
3. SILT FENCES SHALL BE INSTALLED ALONG LEVEL CONTOURS, WITH THE BOTTOM EDGE OF THE FENCE BELOW GRADE, BACKFILLED, AND POINTING UPSLOPE.
4. THE LENGTH OF SLOPE DRAINING INTO A STRETCH OF SILT FENCING SHOULD BE NO GREATER THAN 100 FEET.
5. ANY SINGLE STRETCH OF SILT FENCING SHOULD BE LIMITED TO 500 FEET IN LENGTH. INDIVIDUAL SILT FENCE SEGMENTS SHOULD NOT BE CONNECTED.
6. THE LAST 6 FEET ON EITHER SIDE OF A SILT FENCE SHOULD BE ORIENTED UPSLOPE IN A "J" OR "L" SHAPE TO ALLOW FOR PONDING.
7. WHEN SEDIMENT BUILD-UP BEHIND A SILT FENCE REACHES ONE-THIRD OF FENCE HEIGHT, THE SEDIMENT SHALL BE REMOVED AND PLACED IN A LOCATION WHERE IT WILL NOT BE CONVEYED TO A WATERCOURSE OR STORMDRAIN SYSTEM.
8. SILT FENCES SHALL BE INSPECTED PERIODICALLY THROUGHOUT THE COURSE OF CONSTRUCTION, ONCE AFTER EACH RAINFALL EVENT, AND ONCE EVERY 24 HOURS DURING EXTENDED RAINFALL EVENTS. ANY UNDERCUT, SPLIT, TORN, OR SLUMPING FENCE SEGMENTS SHALL BE REPAIRED OR REPLACED IMMEDIATELY.

GRAVEL / SAND BAG BARRIERS: (IF NECESSARY)

1. GRAVEL AND/OR SAND BAG BARRIERS SHALL BE INSTALLED AT ANY LOCATION DEEMED NECESSARY BY THE SITE CONTRACTOR.
2. GRAVEL OR SAND BAGS SHOULD BE USED ALONG THE PERIMETER OF A CONSTRUCTION SITE OR PARALLEL TO ROADWAYS TO INTERCEPT AND SLOW THE FLOW OF SEDIMENT-LADEN WATER, AND TO KEEP SEDIMENT OFF OF PAVED AREAS. THEY MAY ALSO BE USED TO DIVERT RUNOFF FLOW, OR TO CREATE CHECK DAMS OR TEMPORARY SEDIMENT BASINS.
3. GRAVEL BAGS – NOT SAND BAGS – SHOULD BE USED NEAR STORM DRAIN INLETS TO FILTER WATER WITHOUT PREVENTING IT FROM ENTERING THE STORM DRAIN.
4. GRAVEL OR SAND BAGS SHOULD NOT BE USED TO DETAIN RUNOFF FLOWS WITH HIGH SEDIMENT CONCENTRATIONS.
5. GRAVEL OR SAND BAGS PLACED IN THE FLOW-LINE OF A CURB AND GUTTER SHOULD BE PLACED SUCH THAT THEY CREATE AN L OR J SHAPE FROM THE CURB POINTING UPSLOPE TO CAUSE A PONDING EFFECT.
6. GRAVEL AND SAND BAGS SHOULD NEVER BE PLACED ABOVE THE LEVEL OF A CURB.
7. WHEN SEDIMENT BUILD-UP BEHIND A GRAVEL OR SAND BAG BARRIER REACHES ONE-THIRD OF BARRIER HEIGHT, THE SEDIMENT SHALL BE REMOVED AND PLACED IN A LOCATION WHERE IT WILL NOT BE CONVEYED TO A WATERCOURSE OR STORMDRAIN SYSTEM.
8. GRAVEL AND SAND BAGS SHALL BE INSPECTED PERIODICALLY THROUGHOUT THE COURSE OF CONSTRUCTION, ONCE AFTER EACH RAINFALL EVENT, AND ONCE EVERY 24 HOURS DURING EXTENDED RAINFALL EVENTS. ANY SPLIT, TORN, WASHED OUT OR OTHERWISE DAMAGED BAGS SHOULD BE REPAIRED OR REPLACED IMMEDIATELY.

STORM DRAIN INLET PROTECTION:

1. STORM DRAIN INLET PROTECTION SHALL BE INSTALLED AT ALL LOCATIONS INDICATED ON THE SLPPP, AND AT ANY OTHER LOCATION DEEMED NECESSARY BY THE SITE CONTRACTOR.
2. ALL STORM DRAIN INLETS RECEIVING RUNOFF FROM THE PROJECT SITE SHOULD BE PROTECTED TO PREVENT SEDIMENT-LADEN SURFACE RUNOFF FROM ENTERING THE STORMDRAIN SYSTEM WITHOUT FIRST BEING FILTERED.
3. INLET PROTECTION MAY BE ACHIEVED BY MEANS OF FIBER ROLLS, SILT FENCES, AND/OR GRAVEL BAGS, BASED ON THE STRENGTH OF EXPECTED STORMFLOWS, AND ON EXPECTED AMOUNT OF FILTERING OR SETTLING REQUIRED TO PREVENT SEDIMENT TRANSPORT. DRAIN INLETS SHALL NOT BE COMPLETELY SURROUNDED WITH GRAVEL OR SAND BAGS.
4. ALL BARE GROUND AROUND EACH INLET SHALL BE STABILIZED, SMOOTH, COMPACT AND BROUGHT UP TO THE GRADE OF THE INLET.
5. ANY AMOUNT OF BUILT-UP SEDIMENT BEHIND AN INLET PROTECTION DEVICE SHALL BE REMOVED UPON DISCOVERY AND PLACED IN A LOCATION WHERE IT WILL NOT BE CONVEYED TO A WATERCOURSE OR STORMDRAIN SYSTEM.
6. ALL STORM DRAIN INLETS RECEIVING RUNOFF FROM THE PROJECT SITE SHALL BE INSPECTED PERIODICALLY THROUGHOUT THE COURSE OF CONSTRUCTION, ONCE AFTER EACH RAINFALL EVENT, AND ONCE EVERY 24 HOURS DURING EXTENDED RAINFALL EVENTS. ANY FAILED INLET PROTECTION MEASURES SHOULD BE REPAIRED, REPLACED, OR UPGRADED IMMEDIATELY.

DUST CONTROL:

1. DUST CONTROL MEASURES SHALL BE IMPLEMENTED AS NECESSARY TO PREVENT SOILS AND DUSTS FROM BEING TRANSPORTED BY WIND. DUST CONTROL MAY BE ACHIEVED BY CHEMICAL AND/OR STRUCTURAL MEANS.
2. CHEMICAL DUST CONTROL MEASURES INCLUDE APPLYING WATER, SALTS OR ORGANIC SPRAY-ON ADHESIVES TO EXPOSED AREAS. EXCESSIVE OR IMPROPER USE OF CHEMICAL DUST CONTROL MEASURERS MAY CAUSE UNWANTED NON-STORM WATER DISCHARGES, AND MUST THEREFORE BE AVOIDED.
3. STRUCTURAL DUST CONTROL MEASURES INCLUDE COVERING EXPOSED AREAS WITH BLANKETS, GEOTEXTILES OR TARPS. SUCH COVERINGS MUST BE PROPERLY ANCHORED TO RESIST HIGH WINDS.
4. DUST CONTROL MEASURES SHALL BE APPLIED TO ALL EXPOSED AREAS DURING AND MATERIALS STOCKPILES ALL PHASES OF CONSTRUCTION BETWEEN INITIAL GROUND DISTURBANCE AND THE COMPLETION OF PAVING, LANDSCAPING, AND SITE CLEANUP.
5. ALL AREAS AND MATERIAL STOCKPILES EXPOSED TO EXCESSIVE WINDS OR VEHICLE TRAFFIC SHOULD BE INSPECTED DAILY FOR ADEQUATE DUST CONTROL. ANY MEASURES DEEMED NECESSARY TO PROTECT SUCH AREAS FROM AIRBORNE DUST AND SOIL LOSS SHOULD BE IMPLEMENTED IMMEDIATELY.

CONSTRUCTION SITE ENTRANCE / EXIT:

1. A STABILIZED CONSTRUCTION SITE ENTRANCE / EXIT SHALL BE INSTALLED AT THE LOCATION INDICATED ON THE SLPPP, AND AT ANY OTHER LOCATION WHERE MUD OR DIRT CAN BE TRACKED ONTO PUBLIC ROADS, OR AS DEEMED NECESSARY BY THE SITE CONTRACTOR TO REDUCE OR ELIMINATE SEDIMENT BEING TRACKED ONTO PUBLIC ROADWAYS BY CONSTRUCTION VEHICLES.
2. ACCESS TO THE CONSTRUCTION SITE SHALL BE LIMITED TO THE DESIGNATED ENTRANCE / EXIT, SHALL BE CLEARLY MARKED AT ALL TIMES, AND ALL CONTRACTORS ON-SITE SHALL BE NOTIFIED OF SUCH DESIGNATED ACCESS.
3. IF A STABILIZED CONSTRUCTION SITE ENTRANCE / EXIT FAILS TO SUFFICIENTLY REDUCE OR ELIMINATE SEDIMENT BEING TRACKED ONTO PUBLIC ROADWAYS BY CONSTRUCTION VEHICLES, ADDITIONAL MEASURES, INCLUDING, BUT NOT LIMITED TO A TIRE WASH MAY BE NECESSARY.
4. ALL STABILIZED CONSTRUCTION ENTRANCES / EXITS SHALL BE INSPECTED PERIODICALLY THROUGHOUT THE COURSE OF CONSTRUCTION, ONCE AFTER EACH RAINFALL EVENT, AND ONCE EVERY 24 HOURS DURING EXTENDED RAINFALL EVENTS. ANY NECESSARY REPAIRS, UPGRADES, OR ADDITIONAL TOPPING MATERIALS SHALL BE APPLIED IMMEDIATELY.

LANDSCAPE MANAGEMENT:

1. LANDSCAPE MANAGEMENT MEASURES SHALL BE IMPLEMENTED AS NECESSARY TO REDUCE EROSION, DECREASE SEDIMENT RUNOFF, AND TO PREVENT THE DISCHARGE OF SEDIMENT INTO STORMDRAINS AND WATERCOURSES.
2. ALL LANDSCAPE-RELATED GRADING AND EXCAVATION SHALL BE SCHEDULED FOR DRY WEATHER.
3. ALL EXPOSED AREAS SHALL BE HYDRO-MULCHED, HYDRO-SEEDED OR OTHERWISE LANDSCAPED PRIOR TO OCTOBER 15TH.
4. NATIVE, NON-INVASIVE, DROUGHT-TOLERANT AND PEST-TOLERANT VEGETATION SHOULD BE USED WHENEVER POSSIBLE.
5. NON-TOXIC CHEMICALS SHOULD BE USED WHENEVER POSSIBLE. CHEMICAL USE SHOULD BE LIMITED TO THE MINIMUM AMOUNT NECESSARY.
6. ALL LANDSCAPING AND OTHER STOCKPILED MATERIALS SHALL BE STORED UNDER PROPERLY-ANCHORED TARPS OR OTHER COVERINGS AT ALL TIMES TO PROTECT THEM FROM EXPOSURE TO WIND AND RAIN.
7. ALL RE-VEGETATED AREAS SHALL BE INSPECTED PERIODICALLY THROUGHOUT THE COURSE OF CONSTRUCTION, AND ONCE AFTER EACH RAINFALL EVENT. ANY UNDER-ESTABLISHED AREAS SHOULD BE REPLANTED AS NECESSARY.

POLLUTION PREVENTION BMPS

SPILL PREVENTION AND CONTROL:

1. SPILL PREVENTION AND CONTROL MEASURES SHALL BE IMPLEMENTED AS NECESSARY TO PREVENT THE DISCHARGE OF HAZARDOUS AND NON-HAZARDOUS MATERIALS INTO SITE SOILS, STORM DRAINS, WATERCOURSES. HAZARDOUS AND NON-HAZARDOUS MATERIALS INCLUDE, BUT ARE NOT LIMITED TO FUELS, LUBRICANTS, PAINTS, SOLVENTS, CEMENT, MORTAR, HERBICIDES AND FERTILIZERS.
2. DESIGNATED STORAGE AREAS FOR ALL HAZARDOUS AND NON-HAZARDOUS MATERIALS SHALL BE PROVIDED ON-SITE AS INDICATED ON THE SLPPP, AND ALL CONTRACTORS ON-SITE SHALL BE NOTIFIED OF SUCH AREAS.
3. ALL ON-SITE FLUID CONTAINERS SHALL BE LEAK-PROOF.
4. ANY FUELING AREAS (IF PRESENT) SHALL BE DESIGNATED BY THE SITE CONTRACTOR, SHALL BE LOCATED AWAY FROM STORMDRAINS AND WATERCOURSES, SHALL BE PROPERLY CONTAINED WITH BERMS, SANDBAGS OR OTHER APPROPRIATE BARRIERS, AND ALL CONTRACTORS ON-SITE SHALL BE NOTIFIED OF SUCH AREAS.
5. ANY CONTAINMENT FACILITIES FOR HAZARDOUS MATERIAL STORAGE (IF PRESENT) SHALL BE DESIGNATED BY THE SITE CONTRACTOR, SHALL BE LOCATED AWAY FROM STORMDRAINS AND WATERCOURSES, SHALL BE PROPERLY CONTAINED WITH BERMS, SANDBAGS OR OTHER APPROPRIATE BARRIERS, AND ALL CONTRACTORS ON-SITE SHALL BE NOTIFIED OF SUCH FACILITIES.
6. APPROPRIATE SPILL CONTROL PLANS AND CLEANUP MATERIALS FOR EACH FUEL AND CHEMICAL ON-SITE SHALL BE LOCATED NEAR MATERIAL STORAGE, USE AREAS AND FUELING AREAS. CONTROL PLANS AND CLEANUP MATERIALS SHALL BE UPDATED REGULARLY, BASED ON WHICH FUELS AND CHEMICALS ARE PRESENT AND IN USE ON-SITE.
7. WHEN A HAZARDOUS SPILL OCCURS, IMMEDIATELY NOTIFY THE STATE OFFICE OF EMERGENCY SERVICE (OES) AT 1.800.852.7550.

VEHICLE AND EQUIPMENT MAINTENANCE:

1. ALL MAJOR MAINTENANCE, FUELING AND WASHING OF CONSTRUCTION VEHICLES AND EQUIPMENT SHALL BE CONDUCTED OFF-SITE WHENEVER FEASIBLE.
2. ALL CONSTRUCTION VEHICLES AND EQUIPMENT SHALL BE REGULARLY MAINTAINED AND INSPECTED FOR DAMAGED HOSES, LEAKY GASKETS AND OTHER SERVICE PROBLEMS. ANY NECESSARY REPAIRS SHALL BE MADE IMMEDIATELY.
3. VEHICLE AND EQUIPMENT SERVICE AND STORAGE AREAS (IF PRESENT) SHALL BE DESIGNATED BY THE SITE CONTRACTOR, SHALL BE LOCATED AWAY FROM STORMDRAINS AND WATERCOURSES, SHALL BE PROPERLY CONTAINED WITH BERMS, SANDBAGS OR OTHER APPROPRIATE BARRIERS, AND ALL CONTRACTORS ON-SITE SHALL BE NOTIFIED OF SUCH AREAS.
4. ANY DRAINING OR REPLACING OF FLUIDS ON-SITE FOR CONSTRUCTION VEHICLES AND EQUIPMENT SHALL EMPLOY DRIP PANS, DRIP CLOTHS, AND OTHER APPROPRIATE EQUIPMENT AS NECESSARY TO COMPLETELY CONTAIN AND TO PROPERLY DISPOSE OF ALL SUCH FLUIDS.
5. VEHICLE AND EQUIPMENT SERVICE AND STORAGE AREAS (IF PRESENT) SHALL BE INSPECTED AT LEAST TWICE WEEKLY. ANY NECESSARY REPAIRS OR UPGRADES TO THESE AREAS OR THEIR ASSOCIATED CONTAINMENT BARRIERS SHALL BE MADE IMMEDIATELY.
6. CONSTRUCTION VEHICLES AND EQUIPMENT SHALL BE WASHED AT COMMERCIAL WASHING FACILITIES WHENEVER POSSIBLE. ANY NECESSARY ON-SITE VEHICLE AND EQUIPMENT WASHING SHALL BE CONDUCTED AT THE DESIGNATED CONCRETE WASHOUT FACILITY, OR OTHER APPROPRIATELY DESIGNATED AND CONTAINED FACILITIES. SOAPS AND CHEMICALS SHALL NOT BE USED FOR SUCH PURPOSES, AND ALL ASSOCIATED RUNOFF SHALL BE DIRECTED TO AREAS WHERE IT WILL BE CONTAINED AND PROPERLY DISPOSED OF, OR WHERE IT WILL SAFELY INFILTRATE INTO THE GROUND.

CONCRETE AND CEMENT DISPOSAL:

1. CONCRETE AND CEMENT DISPOSAL MEASURES SHALL BE IMPLEMENTED AS NECESSARY TO PREVENT THE DISCHARGE OF CEMENTOUS MATERIALS INTO STORM DRAINS AND WATERCOURSES.
2. A DESIGNATED CONCRETE WASHOUT FACILITY PER CALTRANS 2006 STANDARD PLAN T59 SHALL BE PROVIDED AS INDICATED ON THE SLPPP, SHALL BE CLEARLY MARKED AT ALL TIMES, AND ALL CONTRACTORS ON-SITE SHALL BE NOTIFIED OF SUCH A FACILITY.
3. THE DESIGNATED CONCRETE WASHOUT FACILITY SHALL BE SIZED APPROPRIATELY TO CONTAIN THE MAXIMUM AMOUNT OF EXCESS CONCRETE AND WASH-WATER TO BE GENERATED.
4. EQUIPMENT EXPOSED TO CONCRETE AND OTHER CEMENTOUS MATERIALS ON-SITE SHALL ONLY BE WASHED IN THE DESIGNATED CONCRETE WASHOUT FACILITY.
5. CONCRETE WASHOUT FACILITIES SHALL BE SHALL BE INSPECTED AT LEAST TWICE WEEKLY OR MORE FREQUENTLY AS USE OF THE FACILITIES DICTATES. ANY NECESSARY REPAIRS OR UPGRADES TO SUCH FACILITIES SHALL BE MADE IMMEDIATELY.
6. AT THE END OF CONSTRUCTION ACTIVITIES, OR AS OTHERWISE APPROPRIATE DUE TO PREDICTED RAINFALL, CONCRETE WASHOUT FACILITIES SHALL BE DISMANTLED AND ANY RELATED FLUID OR SOLID WASTES SHALL BE PROPERLY DISPOSED OF.

WATER / RUNOFF CONSERVATION MEASURES:

1. ALL WATER EQUIPMENT SHALL BE KEPT IN GOOD WORKING CONDITION, AND SHALL BE INSPECTED AT LEAST TWICE WEEKLY. ANY LEAKY EQUIPMENT SHALL BE REPAIRED IMMEDIATELY.
2. IRRIGATION CONTROLLERS, IF ANY, SHALL BE SET ACCORDING TO SEASONAL NEEDS.
3. THE SITE CONTRACTOR SHALL AVOID CLEANING CONSTRUCTION AREAS WITH WATER, WHENEVER PRACTICAL, AND SHALL NOT USE SOAPS OR CHEMICALS FOR SUCH PURPOSES. ANY CONSTRUCTION WASH-WATER RUNOFF SHOULD BE DIRECTED TO AREAS WHERE IT WILL BE CONTAINED AND PROPERLY DISPOSED OF, OR WHERE IT WILL SAFELY INFILTRATE INTO THE GROUND.

NOTES

REVISIONS			DRAWN BY
DATE			

NORTHPOINT CONSULTING GROUP, INC.
1117 Samoa Blvd., Arcata, CA 95521

HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
EROSION CONTROL DETAILS AND NOTES

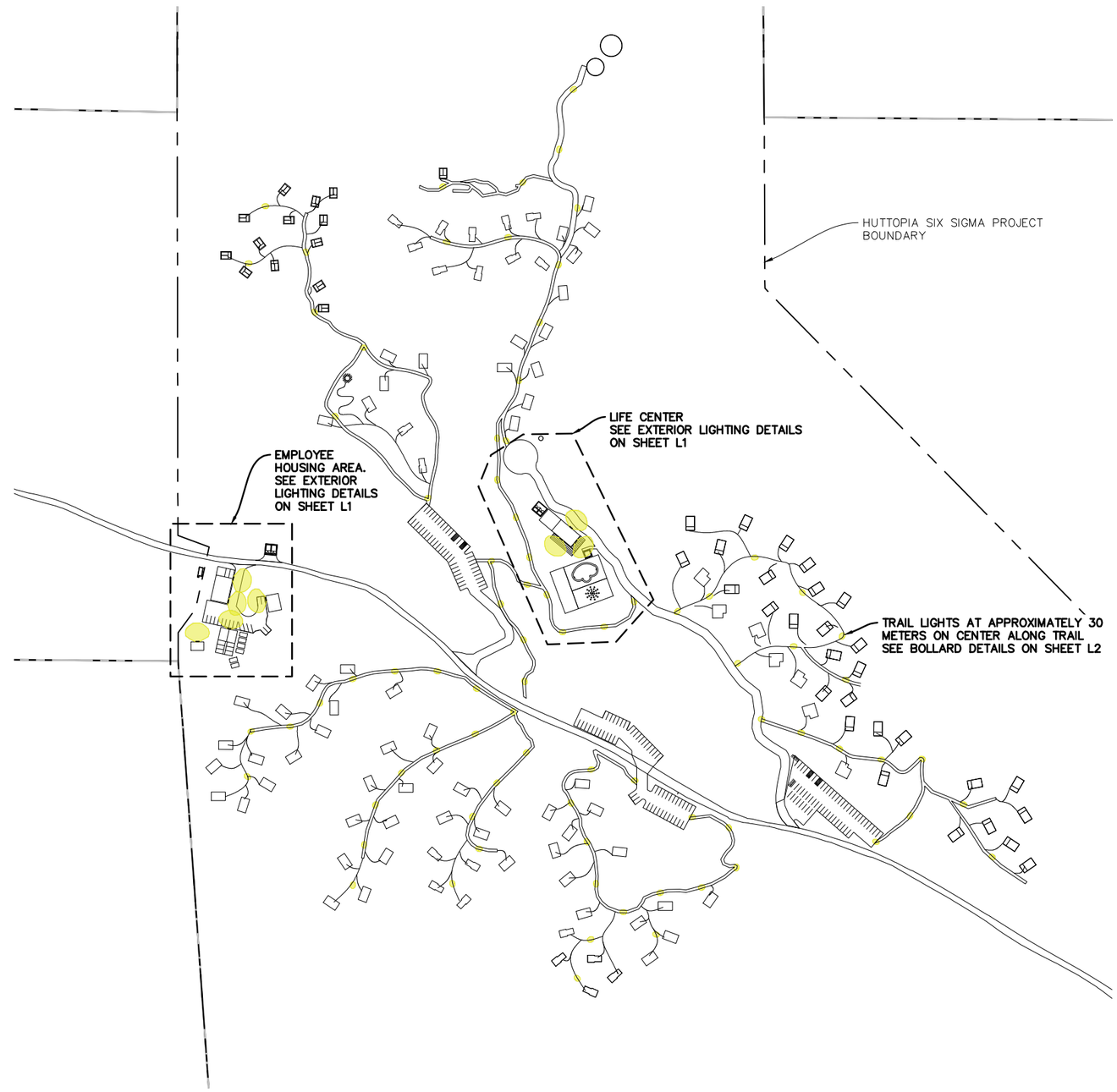
PROJ. MGR.:	POW
DRAWN BY:	TJS
DATE:	07-29-19
SCALE:	AS SHOWN

SHEET C7

19-029

HUTTOPIA SIX SIGMA GLAMPING PROJECT
PRELIMINARY EXTERIOR LIGHTING PLAN

APN: 012-012-69



EXTERIOR LIGHTING FIXTURE SCHEDULE			
LIGHTING	MANUFACTURER NUMBER	WATT	REMARKS
TRAIL LIGHT	93706–31	100	SEE BOLLARD AND MOUNTING DETAILS ON SHEET L2
AREA LIGHT	91083–AL	80	SEE AREA LIGHT DETAILS ON SHEET L1 & L3
POOL LIGHT	TBD	TBD	SEE POOL LIGHT LOCATIONS ON SHEET L2

EXTERIOR LIGHTING NOTES:

1. ALL LIGHTING FIXTURES NOTED, OR EQUIVALENT, ARE TO BE INSTALLED PER SPECIFICATIONS BY THE MANUFACTURER.
2. ALL EXTERIOR LIGHTING SHALL BE HOODED, SHIELDED OR OPAQUE. NO UN–OBSTRUCTED BEAM OF LIGHT SHALL BE DIRECTED BEYOND ANY PROPERTY LINE.
3. VERIFY EXACT EQUIPMENT AND FIXTURES WITH OWNER PRIOR TO INSTALLATION.
4. ALL EXTERIOR LIGHTING WILL BE INSTALLED FOLLOWING HCD REQUIREMENTS.
5. ALL EXTERIOR LIGHTING WILL BE DIRECTED DOWNWARD AND NOT ONTO ADJACENT PROPERTIES.
6. EXTERIOR LIGHTING WILL COMPLY WITH RECOMMENDATIONS FROM DARKSKY.ORG.
7. REFER TO OPERATIONS MANUAL FOR OPERATING HOURS.

24x36 SHEET: 1"=150'
11x17 SHEET: 1"=300'
0 75 150 300

N

SHEET INDEX:

L0 – PRELIMINARY EXTERIOR LIGHTING PLAN
L1 – LIGHTING DETAIL 1
L2 – LIGHTING DETAIL 2
L3 – LIGHTING DETAIL 3

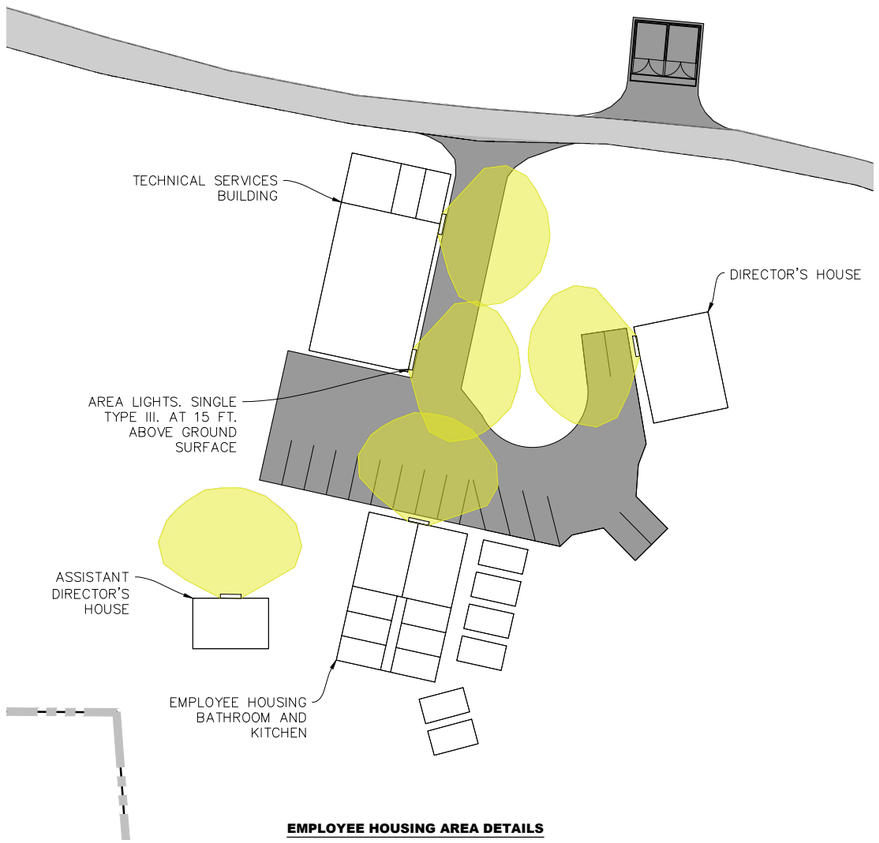
DATE	REVISIONS	DRAWN BY

NORTHPOINT CONSULTING GROUP, INC.
1117 Samoa Blvd., Arcata, CA 95521

HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
PRELIMINARY EXTERIOR LIGHTING PLAN

PROJ. MGR.: POW
DRAWN BY:
DATE: 07–29–19
SCALE: AS SHOWN

SHEET
L0
19–029



EMPLOYEE HOUSING AREA DETAILS

24x36 SHEET: 1"=30'
11x17 SHEET: 1"=60'

0 15 30 60

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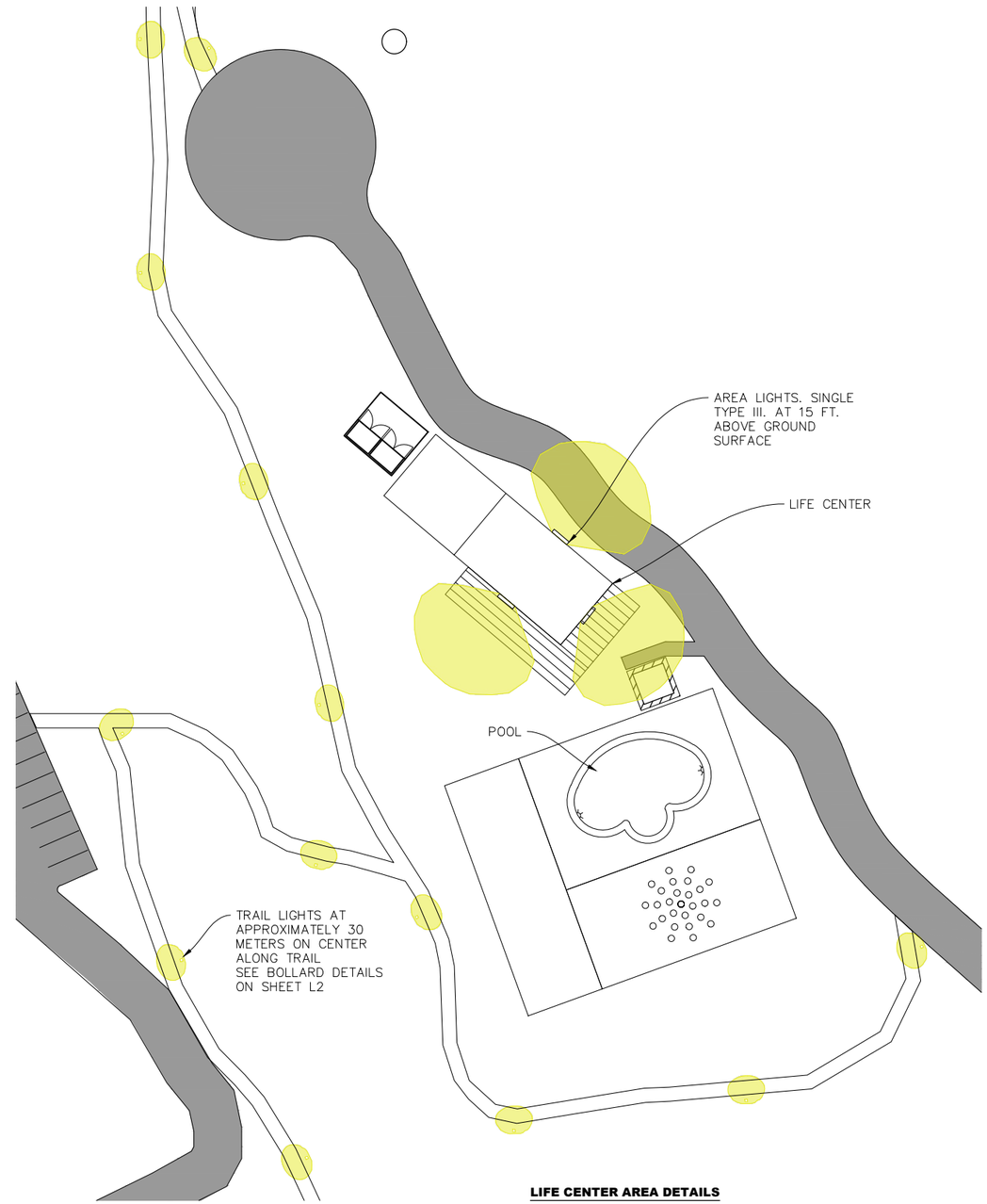


LIFE CENTER AREA DETAILS

24x36 SHEET: 1"=30'
11x17 SHEET: 1"=60'

0 15 30 60

N

DATE	REVISIONS	DRAWN BY

NORTHPOINT CONSULTING GROUP, INC.
1117 Samoa Blvd., Arcata, CA 95521

HUTTOPIA SIX SIGMA GLAMPING PROJECT

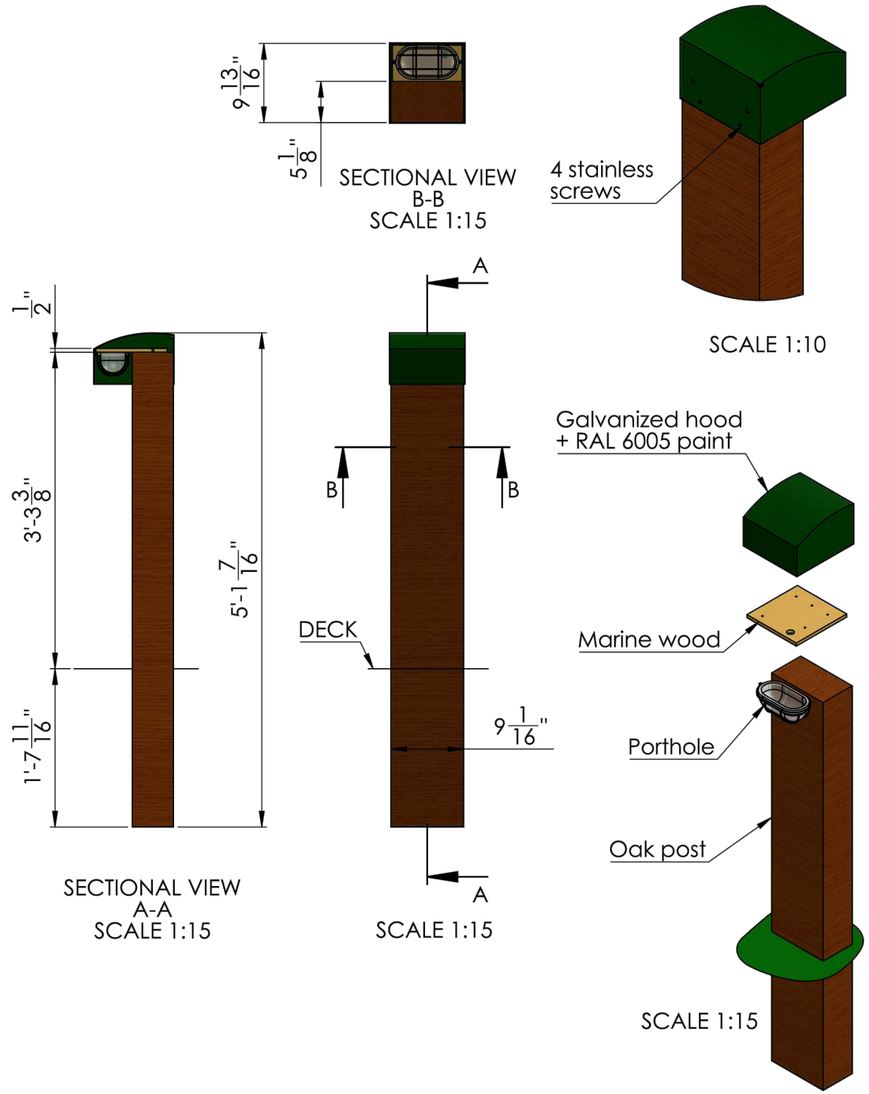
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457

DETAIL 1

PROJ. MGR.: POW
DRAWN BY: .
DATE: 07-29-19
SCALE: AS SHOWN

SHEET
L1
19-029

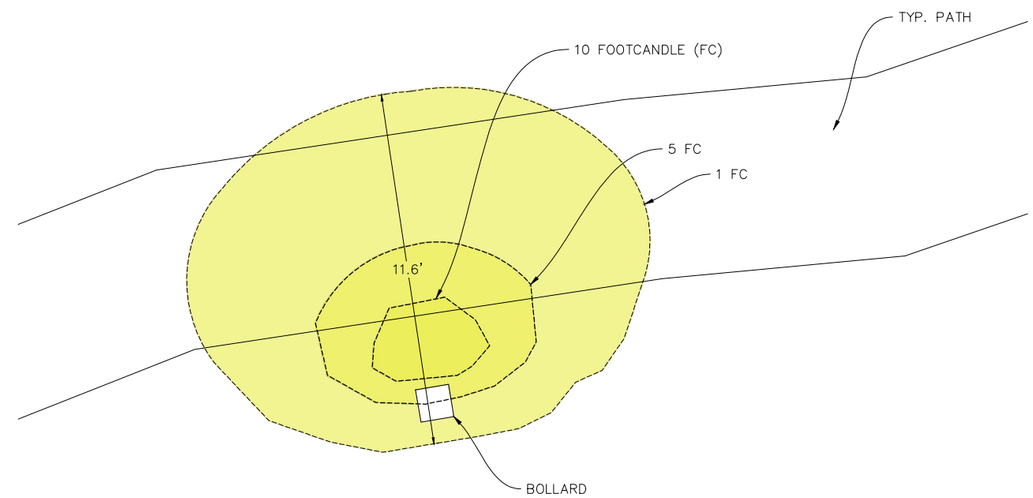
April 8, 2020 - 15:29 Dwg Name: P:\Huttopia - Six Sigma Glamping Resort - 19-029\CAD\HUTTOPIA-EXTERIOR LIGHTING PLAN.dwg Updated By: Yosef Rana



Matière:	Masse (kg):	Dessiné par: J.SCHURMANN	Date: 26/01/2018
Traitement:	Finition:	Code CAO: CAO00110417	
Hekipia	LIGHT TERMINAL	Format: A4	Echelle: 1:15
	Ce plan est la propriété exclusive de HEKIPIA - 205 Route de Lentilly - 69380 CHESSY LES MINES Tél. 04.37.64.64.74 - www.hekipia.com	Folio: 1/1	Rev:

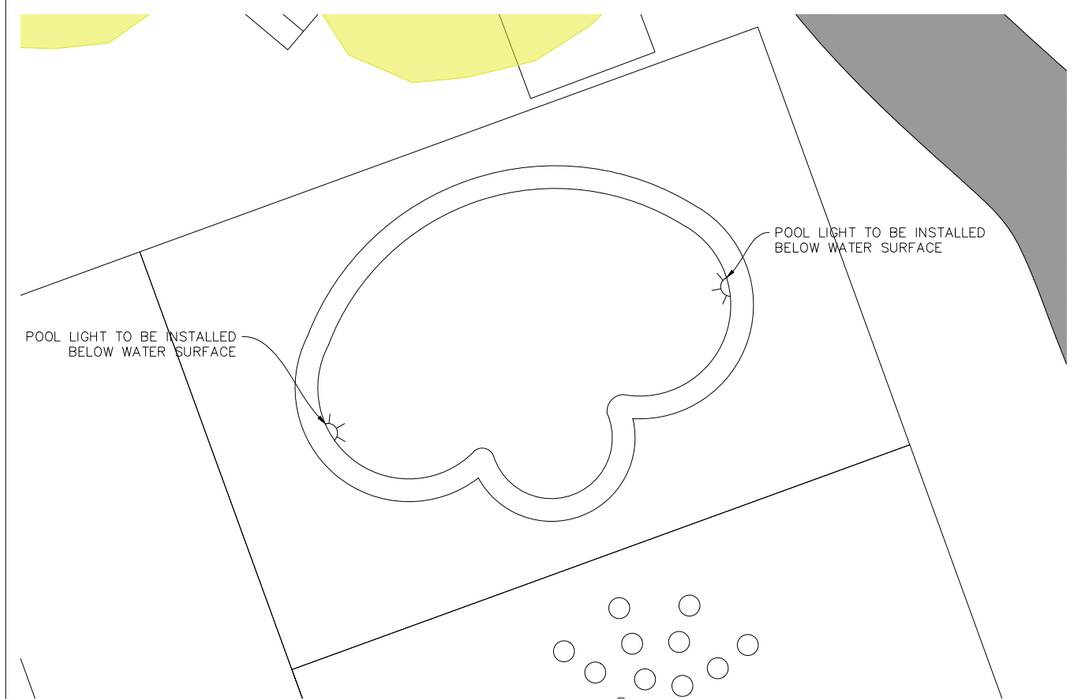
TRAIL LIGHT BOLLARD AND MOUNTING DETAILS

NOT TO SCALE



TRAIL LIGHT BOLLARD LIGHTING ANALYSIS DETAILS

NOT TO SCALE



POOL LIGHT DETAILS

NOT TO SCALE

DATE	REVISIONS	DRAWN BY

NORTHPOINT CONSULTING GROUP, INC.
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HUTTOPIA SIX SIGMA GLAMPING PROJECT
13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457
DETAIL 1

PROJ. MGR.: POW
DRAWN BY: .
DATE: 07-29-19
SCALE: AS SHOWN

SHEET
L2
19-029

April 8, 2020 - 15:29 Dwg Name: P:\Huttopia - Six Sigma Glamping Resort - 19-029\CAD\HUTTOPIA-EXTERIOR LIGHTING PLAN.dwg Updated By: Yosef Rana

91083-AL

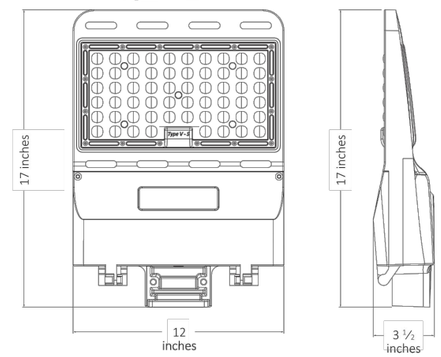
80 Watt LED Area Light

Product Description

- Best-in-class, commercial grade, outdoor rated 80 watt LED area light
- Die-cast aluminum housing with dark bronze powder coat finish
- Built-in aluminum fins maximize heat dissipation for trouble free operation
- Easily replaces any 250 watt metal halide or high pressure sodium light
- Designed specifically for outdoor use such as parking lots and street lights
- IP66 rating allows it to endure severe weather conditions for many years

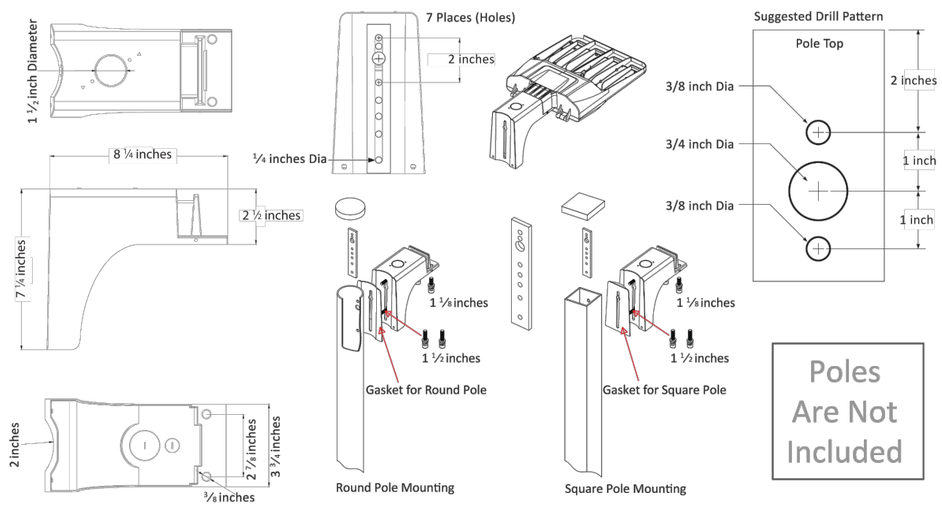
Product Specification

- Power: 80 watts
- Voltage: 120-277 volt (345 and 480 volt options available)
- Delivered Lumens: 10,800
- Lumens/Watt: 135
- HID Equivalent: 250 watt metal halide or high pressure sodium
- Color Temperature: 5000K, 4000K or 3000K
- CRI: >80
- IP Rating: IP66 wet location
- Material: Die-cast aluminum
- Life Expectancy: 100,000 hours—LM70
- Dimming: Yes
- Fixture Color: Dark bronze, other color options available
- Warranty: 5 year
- Mounting: Includes round or square mounting bracket
- Power factor: 0.95
- Frequency: 50/60 hertz
- Ambient Temperature: -20° to 130°F
- LED Driver: Sosen
- LED Chips: Lumiled
- Dimensions (LxWxH): 17 x 12 x 3 ½ inches
- Weight: 8.2 lbs.
- EPA: 0.78
- Certification: UL and DLC listed



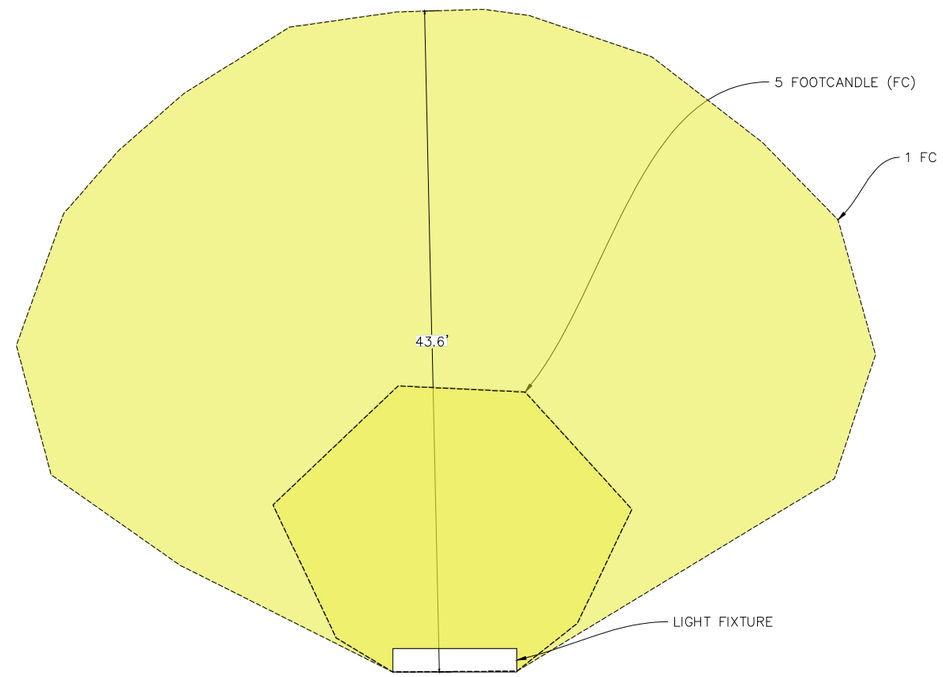
B.U.G. RATING

TEMPERATURE	POWER	B	U	G
5000K, 4000K, 3000K	80 watt	2	2	2



AREA LIGHT TYPE III DETAILS

NOT TO SCALE



AREA LIGHT LIGHTING ANALYSIS DETAILS

NOT TO SCALE

DATE	REVISIONS	DRAWN BY

NORTHPOINT CONSULTING GROUP, INC.
1117 Samoa Blvd., Arcata, CA 95521

HUTTOPIA SIX SIGMA GLAMPING PROJECT

13444 SPRUCE GROVE RD, LOWER LAKE, CA 95457

DETAIL 3

PROJ. MGR.: POW

DRAWN BY:

DATE: 07-29-19

SCALE: AS SHOWN

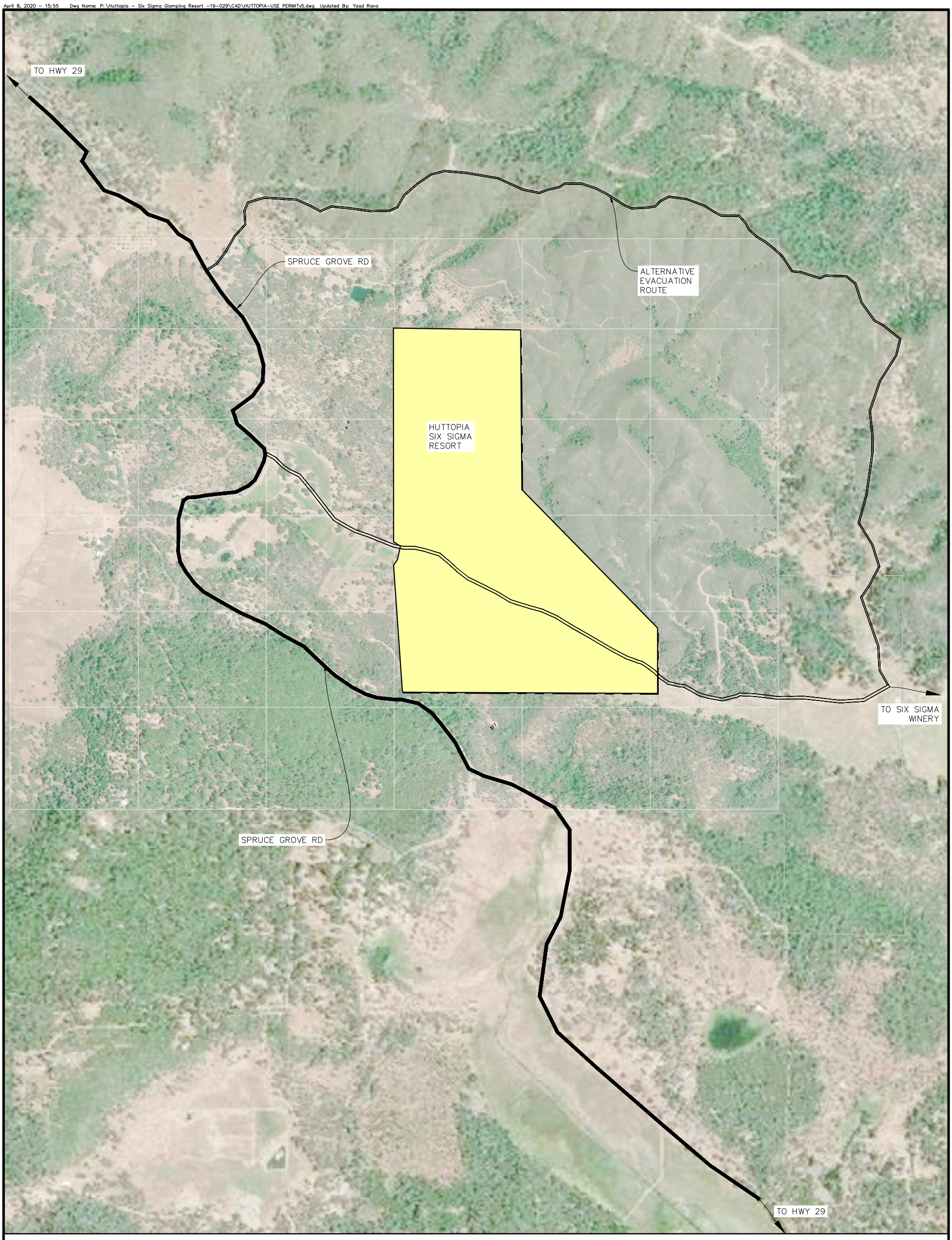
SHEET

L3

19-029

April 8, 2020 - 15:29 Dwg Name: P:\Huttopia - Six Sigma Glamping Resort - 19-029\CAD\HUTTOPIA-EXTERIOR LIGHTING PLAN.dwg Updated By: Yosef Rono

April 8, 2020 – 15:55 Dwg Name: P:\Huttopia – Six Sigma Glamping Resort –19–029\CAD\HUTTOPIA–USE PERMITv5.dwg Updated By: Yaad Rana



EXITING SITE PLAN

22x34 SHEET: 1"=250
11x17 SHEET: 1"=500'

0 75 150 500

N

LEGEND

- SPRUCE GROVE ROAD
- SIX SIGMA ACCESS ROAD
- PRIVATE RANCH ROAD

SIX SIGMA GLAMPING PROJECT / APN: 012-012-069

13372 SPRUCE GROVE RD, LOWER LAKE, CA 95457

FIRE EVACUATION ROUTES

PROJ. MGR.: POW
DRAWN BY:
DATE: 07–29–19
SCALE: AS SHOWN
SHEET F0
19–029

NORTHPOINT CONSULTING GROUP, INC.
317 3rd Street, Ste. 15 Eureka, CA 95501

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