

# **AGENDA**

## **TRI-COUNTY TECHNICAL ADVISORY COMMITTEE**

**Friday July 10, 2015\***  
**10:00 a.m.**

**KMPUD Community Services Building, Loop Road, Kirkwood, CA**

\*NOTE: During the winter months, please check with the Alpine County Planning Department at 530-694-2140 to make sure the meeting has not been canceled due to inclement weather!

For further information on any of the agenda items, please contact El Dorado County Planning Department at (530) 621-5355.

Off-agenda items must be approved by the Tri-County Technical Advisory Committee pursuant to Section 5496.5 of the Government Code.

- A. Call to Order
- B. Approve Agenda
- C. Correspondence
- D. Minutes – April 10, 2015 (Attachment 1)
- E. Public Matters: Information items and persons wishing to address the Committee regarding non-agenda items.
- F. Mitigation Monitoring Programs (Attachment 2)
  - Mitigation Measure 4.9 (b)- Snowmaking Noise Management Program
  - Mitigation measure 4.12 (c) COA's 140 and 169- Sensitive Resource poster posted at Kirkwood Inn, The Lodge, General Store, Kirkwood Lake, and Caples Lake
  - Mitigation Measure 4.3.1 (h) COA's 56 and 75- Fishing posters posted at Kirkwood Inn, The Lodge, General Store, Kirkwood Lake, and Caples Lake
  - Mitigation Measure 4.5 (j) COA 93- The Cultural History of Kirkwood pamphlet
  - Mitigation Measure 4.7 (d)- Parking Analysis
  - Workforce Housing Audit
- G. Agenda Items:

ITEM NO. 1: (Attachment 3)

Kirkwood Cell Tower Extension Project

Request by Epic Wireless on behalf of Verizon Wireless to extend the height of an existing 40' lattice telecom tower to a total of 60'; includes installation of 12 8' panel antennas, 9 RUS and a 15" Microwave on the proposed extension. Located east of Kirkwood Meadows Drive at 33503 Loop Road, Kirkwood, APN 026-270-016.

**MINUTES  
TRI-COUNTY TECHNICAL ADVISORY COMMITTEE**

**April 10, 2015**

**MEMBERS PRESENT:** Zach Wood Alpine County  
Aaron Mount El Dorado County  
Chuck Beatty Amador County

**OTHERS PRESENT:**

Judy Flinn KMA  
Don Erickson Amador Co Resident  
Allan Sapp Unit #3  
Nancy Trevett KMA  
Sandy Sloan Resident  
Jan Ibill KMA  
Gary Sargent KMA  
Standish O'Grady KMPUD  
Nate Whaley Village East, LLC  
Dolan Beckel Palisades  
Geoff Smith KMA  
Ailene Smith KMA  
Linda Drakulich EMHOA  
Vic Drakulich EMHOA  
Bertrand Perroud KMA  
Lynn Morgan Amador Co Supervisor D3  
Michael Sharp KMPUD  
Sandy McKay KMPUD  
Randy Hamann Contractor  
Brian Peters Alpine Co  
Bob Ende KMPUD  
Casey Blann Vail Resorts

**A. Call to Order:**

The meeting was called to order by Aaron Mount at 10:04 am.

**B. Approve Agenda:**

Item 2 was moved to be considered before Item 1. The agenda was approved unanimously, 3-0.

**C. Correspondence:**

None

**D. Minutes:**

January 10, 2014 - On a motion by Aaron Mount, seconded by Zach Wood, the previous meeting minutes were approved with the following edit: .

**E. Public Matters:**

None

**F. Mitigation Monitoring**

None

**F. Agenda Items:**

- ITEM 1- Review and possible recommendation to Amador Planning Commission for a Specific Plan Amendment and Rezone for a parking lot at the currently zoned school site at Kirkwood. The Project site is part of the Kirkwood Specific Plan and is currently zoned as partially Multi-Family Residential (the portion of the site on APN 026-270-031 and 026-270-030) and Service / Utilities and Parking Zone (S-P) with parks and recreation / school overlay (the portion of the site on APN 026-270-018). The total site area of the proposed parking lot is a total of approximately 2.03 acres, but only the portion of the site on APN 026-270-018 is proposed to be rezoned. The portion of the site that requires the rezone is approximately 1.98 acres. The portions of the site on the Multi-Family Residential (approximately 0.05 acres) are not proposing any rezone. The proposed zoning for the 1.98 acre portion is Service / Utilities and Parking Zone (S-P), but removes the limitation for surface parking, but adding a prohibition of development of above-ground structures (excluding utility enclosures, similar to the "Meadow" designation). This would eliminate potential uses identified in Table 4.3 including Sheriff Substation, Fire Facility, Equipment Maintenance Facility, Day Care, School and Library and continue to prohibit parking garages. The parking layout is currently in the conceptual design phase and at this time it is anticipated to include approximately 193 parking spaces.  
Applicant: Village East, LLC  
Agent: Nathan Whaley  
Location: The Project site is located north of Loop Road and is a portion of the assessor parcel numbers (APN) 026-270-018, 026-270-031 and 026-270-030, however, only the**

**portion of the Project site on APN 026-270-018 (approximately 1.98 acres) is proposed to be rezoned.**

Item 1 was considered after Items 2. Nate Whaley described ongoing discussion with KMA about the parking lot proposal regarding details of screening and project footprint. Whaley noted that the existing S-P designation allows recreation use similar to KCA Rec Center or a ball field as examples. The historic and current use is not visually pristine as a lay down yard for utility equipment and snow storage for Loop Rd. An aerial view map describing the project location\Loop Rd vicinity was used to locate surrounding residences and existing trees. The project site has trees for visual screening and discussion are continuing regarding establishing trees on the north portion of the project for screening.

Lynn Morgan asked about the notification process for TC-TAC agenda items.

Bruce Lawler stated that there is concern about the visual impact to East Meadows subdivision. Revegetation in Kirkwood is difficult with limited success for visual screening for example the KMPUD screening which is more than 10 years established. Screening is best achieved by avoiding tree removal. Mr. Lawler noted that residences northwest of the site have

Don Erickson inquired about the purpose of the project and if the demand for parking required new parking lots.

Jan Hill described a need to have more details for comprehensive Kirkwood Valley parking plan.

Michael Sharp suggested that the 2001 Parking Master Plan should be amended prior to consideration of new parking lot projects.

Nancy Trevett asked about the relationship between the Parking Master Plan and the annual parking report mitigation.

Chuck Beatty stated that the Specific Plan requires a minimum of 2,500 parking spaces.

Sandy Sloan noted her involvement in the creation of the 2003 Specific Plan and that the intent of the restrictions on the school site property was to provide a service for Kirkwood residents rather than resort visitors. Sloan presented a letter submitted during consideration of the Specific Plan approval in May, 2002 which reiterates that parking is not an acceptable use of the property. Ms.Sloan described objection to the project based on the potential for impact to recreational trails, incompatibility with emergency services, and physical impacts to the site. The project may require additional environmental documentation due to incompatibility with the approved Specific Plan.

Allan Sapp noted that homeowners on Hawkweed would be within 25-35 feet from the proposed parking lot. Mr. Sapp has had contact with East Village, LLC about screening and is opposed to the project.

Bertrand Perroud stated concern about a piecemeal approach to parking. As an example at Heavenly Resort parking is not well located. The Kirkwood Meadows Dr parking improvement project is similar in approach.

Jan Hill described opposition to the proposal while recognizing that parking improvements would be required in the future. The school site is not appropriate. Ms. Hill asked about a recent boundary line adjustment approved for the Renwick\Youth Hostel property.

Nate Whaley detailed the BLA project and stated the purpose was to allow Vail Resorts and East Village, LLC to define property boundaries consistent with new ownership and uses. The BLA does not change the land use designations.

Don Erickson made a comment that there is no expectation that a school will be built after the transfer from ACUSD to the developer. The school as envisioned would have low enrollment and a small footprint.

Elain Smith related that the plan for the parking lot is a piecemeal approach to parking which could encourage more piecemeal project in the future.

Andrew O'Grady is a property owner in East Meadow and is concerned about visual impacts with inadequate screening, project not consistent with the Specific Plan, poor location of a guest parking lot.

Jeff Smith noted that the project would expand existing site disturbance and the site is not appropriate for parking.

Bertrand Perroud stated that re-vegetation of mature trees is difficult in Kirkwood, parking study should be conducted, and project should be analysed for aesthetic compatibility similar to the review of the siding during Item 2.

Vic Drakulich is concerned about visual impacts to East Meadows property after past discussions of screening projects which were never completed.

Nate Whaley made final comments to address issues described during the comments. Mr. Whaley noted that visual impacts would be reduced by preserving trees on the east portion of the site and planting trees on the north side. Discussion is taking place about a transfer of a portion of the site to different ownership and amending the land use designation to Meadow for conservation. The Loop Rd portion of Kirkwood is where the most impactful uses currently exist and are allowed. The parking lot wouldn't be piecemeal considering the adjacent parking and utility uses.

Chuck Beatty described the required project review process; application completeness, TC-TAC recommendation, TAC recommendation, PC recommendation, and Amador BOS decision. If BOS approval of the amendment the next review would be a design review of the parking lot by TC-TAC and Amador County TAC. Mr. Beatty noted that the requirements for review do not require property owner notification until a BOS public hearing. A notice would likely be sent to all property owners in Kirkwood. It has not been determined if or how public notification and land use decisions on a Specific Plan affect Alpine and El Dorado. Zach Wood noted that the most recent specific Plan amendment in Alpine County was language change within Multifamily Commercial for the East Village subdivision.

Michael Sharp stated concern about emergency services response times with guest parking accessing both sides of Loop Rd. Lower 7 parking area creates congestion which makes the north access of Loop Rd the fastest route for response during resort operation.

Chuck Beatty noted that project legal description was required to accompany existing maps. The proposed Plan amendment for the change to Meadow designation is not a formal application and won't be considered for discussion by TC-TAC without a submittal. Mr. Beatty noted that legislative actions including specific plan amendments are not subject to the Permit Streamlining Act.

Aaron Mount asked that the applicant provide an alternatives analysis and project justification to augment the application. The counties will follow up on the subject of processing Specific Plan amendments for Counties which are not the lead agency.

TC-TAC members agreed that May 8<sup>th</sup> would be the next meeting date.

Zach Wood moved to continue consideration of the Specific Plan Amendment and Rezone by TC-TAC until the applicant has provided the aerial map describing a larger vicinity, alternatives analysis, and a project justification. The motion was seconded by Chuck Beatty. The motion passed, 3-0.

**ITEM 2- Review and possible approval of colors and materials for the re-siding of the Dekay residence, Lot 125, 50990 Wintergreen Ct.**

**Applicant: Peter and Jody Dekay**

**Agent: Randy T. Hamann**

**Assessor's Parcel Number: 026-182-009**

Item 2 was considered prior to Item 1. Randy Hamann produced a color sample board and reported that no exterior alterations beyond the new siding are proposed. Architectural review is scheduled for April 25.

Nancy Trevett asked about construction of a walkway within the building setback.

Randy Hamann noted that the existing walkway is at grade and will have decking replaced with steel.

Chuck Beatty stated that the colors and materials were considered against the visually sensitive lot guidance in the Specific Plan.

Randy Hamann inquired about an official TC-TAC approval stamp for the plans. Zach Wood stated that TC-TAC doesn't have specific plan stamps but each County could stamp plans with notation of TC-TAC approval.

Zach Wood moved to approve of the siding colors and materials as presented. Chuck Beatty seconded the motion. The motion passed, 3-0.

The meeting was adjourned at 11:45 a.m.

The next meeting is scheduled for May 8, 2015.

DRAFT

**2003 KIRKWOOD SPECIFIC PLAN  
MITIGATION MONITORING PLAN  
SUBMITTAL**

To Whom It May Concern,

Pursuant to Mitigation Measure/COA # 4.9 (6) of the 2003 Kirkwood Specific Plan, the attached 2014/2015 Snowmaking Noise Management Program is hereby submitted on June 5, 2015.

Accepted by: \_\_\_\_\_ Date: \_\_\_\_\_

- cc:     Amador County Planning  
       Alpine County Planning  
       El Dorado County Planning  
       PMC  
       KMR



June 5, 2015

Aaron Mount  
Associate Planner  
County of El Dorado  
Community Development Agency  
2850 Fairline Court  
Placerville, CA 95667

Subject: Mitigation Measure: 4.9 (b) Kirkwood Mountain Resort Snowmaking Noise Management Program

**Mitigation Measure:**

*Kirkwood Mountain Resort will implement the Snowmaking Noise Management Program, which was adopted when the snowmaking project was approved. This incorporates several features, including restrictions on the type of nozzle, shielding of nozzles and acceptable time of operation.*

Kirkwood Mountain Resort hereby provides the 2014/2015 Snowmaking Noise Management Program details for your review.

Please contact me should you need additional information or have any questions.

Thank you,

Casey Blann  
V.P. and General Manager  
Kirkwood Mountain Resort  
P.O. Box 1  
Kirkwood, CA 95646  
(209) 258-7202  
[cblann@vailresorts.com](mailto:cblann@vailresorts.com)

### **Snowmaking System History:**

Kirkwood's snowmaking system was installed in 1996 and began operating in November of 1997. The snowmaking system currently utilizes two pumps in Caples Lake, two booster pumps at the Pump House under Chair 1, five 1500 cfm compressors, four fan guns, and forty-seven air/water guns.

Snowmaking air and water pipes were installed underground on Hayflat on Chair 1, Buckboard on Chair 11, Race Course and Lower Zachary on Chair 5, all of Lift 8 and areas surrounding Red Cliffs Lodge. Snowmaking air and water pipe is above ground on Upper Zachary's on Chair 6. A total of fifty-five acres of terrain has snowmaking coverage.

In 2014, Kirkwood Mountain Resort pumped water from Caples Lake for a total of 427 hours over the course of 59 days in November and December. The 2014/2015 season resulted in 13,646,097 gallons or 41.88 acre feet of water used this season.

### **Snowmaking System Noise:**

Both Alpine and Amador Counties have established a maximum noise standard of 65 dBA Ldn at property lines for residential use. Pursuant to the Alpine County Use Permit allowing snowmaking activities at Kirkwood, within Alpine County, snowmaking is considered a temporary activity. As such, noise levels associated with snowmaking activities are permitted to exceed acceptable noise levels due to the fact that the noise levels would only temporarily exceed noise thresholds. Typically that threshold is 65 dB.

Amador County Planning Department made the finding that snowmaking is a consistent use of the land for a ski resort operation, and therefore, snowmaking activities do not require a use permit.

Therefore, Kirkwood's snowmaking activities are allowed to exceed the noise standards in Table 10.1 and Table 10.2. Snowmaking activities shall comply with all mitigation measures identified in the Snowmaking Final EIR and Addendum (1995 and 1996).

### **Noise Mitigation Measures:**

Kirkwood snowmaking activities operate near dwellings and will expose residents and visitors to noise levels that surpass county standards. This impact is somewhat mitigated by the fact that the winter visitors will expect some noise associated with ski area operations, and the source of the noise is transient in nature.

To help reduce noise levels near buildings/residences Kirkwood Mountain Resort intends to continue utilizing fan guns and HKD tower guns in those locations as those apparatus have the lowest operating noise levels.

Table 10.3 Noise Levels From Different Snowmaking Nozzles

<b>Snowmaking Nozzle</b>	<b>Quantity</b>	<b>Noise Level</b>
Ratnik *	22	84 dBA @ 100'
York Air/Water Gun	6	81 dBA @ 100'
HKD *	21	65 dBA @ 150'
SMI Fan Guns *	4	60 dBA @ 100'

\* Kirkwood utilizes these apparatus

Kirkwood Mountain Resort also tries to aim guns away from residences to minimize noise. At times, wind direction can interfere with this process.

Kirkwood Mountain Resort's compressors are setup near Mountain Utilities Powerhouse far away from visitor and permanent residences.

**Noise Monitoring:**

During snowmaking activities, Kirkwood Mountain Resort performs noise monitoring at various locations throughout Kirkwood. See attached spreadsheet for this year's monitoring. The resort received a total of 119 inches of snow for the 2014/2015 season.

**Feedback:**

Kirkwood Mountain Resort continues to mitigate issues related to its snowmaking operations and welcomes any input to help achieve this goal.

Suggestions can be sent to:

Casey Blann  
 V.P. and General Manager  
 Kirkwood Mountain Resort  
 P.O. Box 1  
 Kirkwood, CA 95646  
 (209) 258-7202  
[cblann@vailresorts.com](mailto:cblann@vailresorts.com)

## KIRKWOOD SNOWMAKING NOISE LEVELS

Date: 11/17/2014 11/18/2014 11/24/2014 12/02/2014 12/13/2014 12/16/2014 12/19/2014 12/25/2014 12/28/2014

Time: Varies 1AM to 5AM

LOCATION	DECIBELS	GUN LOCATION									
RED CLIFF'S SUN DECK	63.3	54.6	55.1								Plaza,outlaw
G STORE	64.7	56.3	59.7								Plaza,outlaw
THE PLAZA	70.7	68.7	71.8								Plaza,outlaw
REC CENTER	52.4	53.8	53.7								Plaza,outlaw
LODGE CAR PORT	65.8	58.3	64.9								Plaza,outlaw
VIP PARKING LOT	61.2	53.3	56.7								Plaza,outlaw
BUB'S FRONT STEPS	67.2	62.8	64.9								Plaza,outlaw
SNOW CREST	60.3	60.9	61.2								Plaza,outlaw
PALISADES RD	55.0	50.1	53.4								Plaza,outlaw
LOWER SHOP	49.0	49.0	53.0								Plaza,outlaw
PUMP HOUSE	65.6	55.5	63.4								Plaza,outlaw
POWER HOUSE	51.6	58.2	54.7								Plaza,outlaw

Date: 11/17/2014 11/18/2014 11/24/2014 12/02/2014 12/13/2014 12/16/2014 12/19/2014 12/25/2014 12/28/2014

Time: Varies 1AM to 5AM

LOCATION	DECIBELS	GUN LOCATION									
RED CLIFF'S SUN DECK				50.2	58.0		49.2	51.3	51.3		Base Area, HayFlat, Outlaw, Waterfall
G STORE				51.3	56.6		50.1	52.1	52.1		Base Area, HayFlat, Outlaw, Waterfall
THE PLAZA				63.2	58.6		60.3	59.1	59.1		Base Area, HayFlat, Outlaw, Waterfall
REC CENTER				50.4	47.9		47.5	47.8	47.8		Base Area, HayFlat, Outlaw, Waterfall
LODGE CAR PORT				55.1	51.1		49.3	54.9	54.9		Base Area, HayFlat, Outlaw, Waterfall
VIP PARKING LOT				53.5	53.8		28.7	47.8	47.8		Base Area, HayFlat, Outlaw, Waterfall
BUB'S FRONT STEPS				61.8	55.5		57.4	54.1	54.1		Base Area, HayFlat, Outlaw, Waterfall
SNOW CREST				55.9	48.5		52.3	48.7	48.7		Base Area, HayFlat, Outlaw, Waterfall
PALISADES RD				42.8	33.0		43.3	37.8	37.8		Base Area, HayFlat, Outlaw, Waterfall
LOWER SHOP				44.9	35.5		38.1	44.4	44.4		Base Area, HayFlat, Outlaw, Waterfall
PUMP HOUSE				57.4	55.2		56.9	57.8	57.8		Base Area, HayFlat, Outlaw, Waterfall
POWER HOUSE				52.7	44.5		47.2	46.1	46.1		Base Area, HayFlat, Outlaw, Waterfall

Date:

11/17/2014 11/18/2014 11/24/2014 12/02/2014 12/13/2014 12/16/2014 12/19/2014 12/25/2014 12/28/2014

Time: Varies 1AM to 5AM

LOCATION	DECIBELS	GUN LOCATION									
RED CLIFF'S SUN DECK						49.0					HayFlat, Plaza, Waterfall
G STORE						49.3					HayFlat, Plaza, Waterfall
THE PLAZA						59.7					HayFlat, Plaza, Waterfall
REC CENTER						46.9					HayFlat, Plaza, Waterfall
LODGE CAR PORT						57.7					HayFlat, Plaza, Waterfall
VIP PARKING LOT						46.2					HayFlat, Plaza, Waterfall
BUB'S FRONT STEPS						56.6					HayFlat, Plaza, Waterfall
SNOW CREST						52.3					HayFlat, Plaza, Waterfall
PALISADES RD						46.3					HayFlat, Plaza, Waterfall
LOWER SHOP						47.8					HayFlat, Plaza, Waterfall
PUMP HOUSE						50.0					HayFlat, Plaza, Waterfall
POWER HOUSE						49.2					HayFlat, Plaza, Waterfall

# 2003 KIRKWOOD SPECIFIC PLAN MITIGATION MONITORING PLAN SUBMITTAL

To Whom It May Concern:

Pursuant to Mitigation Measure/COA # 140, 4.12 (c) of the 2003 Kirkwood Specific Plan, the attached 2014/2015 Sensitive Resource Poster is hereby submitted on June 5, 2015.

Accepted by: \_\_\_\_\_ Date: \_\_\_\_\_

- cc:     Amador County Planning  
       Alpine County Planning  
       El Dorado County Planning  
       PMC  
       KMR



June 5, 2015

Aaron Mount  
Associate Planner  
County of El Dorado  
Community Development Agency  
2850 Fairline Court  
Placerville, CA 95667

Subject: Mitigation Measure: 4.12 (c) COA's 140 and 169

**Mitigation Measure:**

4.12 c (COA 140 Amador County and 169 Alpine County): Kirkwood Mountain Resort will work with the Forest Service to develop and implement an instructional/interpretive program to inform Kirkwood visitors about sensitive resource issues at Kirkwood Lake.

Kirkwood Mountain Resort (KMR) has posted the sensitive resource poster at the Kirkwood Inn, The Lodge, General Store, Kirkwood Lake and Caples Lake.

Please contact me should you need additional information or have any questions.

Thank you,

Casey Blann  
V.P. and General Manager  
[Cblann@vailresorts.com](mailto:Cblann@vailresorts.com)  
(209) 258-7202  
Kirkwood Mountain Resort  
P.O. Box 1  
Kirkwood, CA 95646





# INFORMATION

### HELP US PROTECT AND ENHANCE CALIFORNIA'S WILDERNESS

Wilderness is a special place. It's a place where nature is allowed to take its course, undisturbed by human activity. It's a place where we can find peace, solitude, and a sense of awe. But wilderness is also a fragile place. It can be easily damaged by human actions, and once damaged, it can be difficult to restore. We need your help to protect and enhance our wilderness resources. Please follow these guidelines to help us keep our wilderness areas in the best possible condition.

- Stay on designated trails and roads.
- Do not litter or leave anything behind.
- Do not feed or disturb wildlife.
- Do not use fire in prohibited areas.
- Do not use vehicles or off-road equipment in sensitive areas.
- Do not remove any natural or cultural resources.
- Do not use alcohol or drugs.
- Do not use firearms.
- Do not use loud music or equipment.
- Do not use drones or other aircraft.
- Do not use drones or other aircraft.

For more information, visit [www.california.gov/wilderness](http://www.california.gov/wilderness) or call 1-800-950-2853.

### THE CALIFORNIA DEPARTMENT OF FISH AND GAME CAPLES LAKE

Caples Lake is a beautiful fishing destination. It's a place where you can enjoy the outdoors and catch some of the best fish in California. But to make sure you have a great time, please follow these guidelines:

- Know the Rules:** Check the current fishing regulations for Caples Lake. Regulations can change, so it's important to stay up-to-date.
- Use Proper Techniques:** Use proper fishing techniques to catch fish humanely. Use barbless hooks when possible, and handle fish carefully.
- Keep Fish Alive:** If you're not going to keep a fish, please release it. Use a net to catch fish, and handle them by the gills. Keep them in the water as long as possible.
- Don't Overfish:** Don't catch more fish than you need. Overfishing can harm the population.
- Protect the Environment:** Don't litter, and don't damage the lake or surrounding area. Use proper disposal techniques for your gear.
- Be Safe:** Don't drink and drive. Use proper safety techniques when fishing from a boat.

For more information, visit [www.dfg.ca.gov](http://www.dfg.ca.gov) or call 1-800-950-2853.

### MOKELUMNE WILDERNESS

Less than 10% of the lands within this nation are designated as wilderness. As a nation we have recognized the value of these remnants of wild America. As individuals who visit and enjoy wilderness, there are many things we can do to keep them wild and protect their values.

#### PLEASE REMEMBER . . .

WITH VISITORS AND HORSES MEET

To reduce the chance of injury to people or animals, please step off the trail to the general area where it is safe to sit or eat.

- WALKING SAFELY:**
  - Use proper walking techniques.
  - Don't drink and drive.
- DOGS:**
  - Keep dogs on a leash at all times.
- BIKES AND OTHER WHEELED DEVICES:**
  - Wilderness is protected for primitive methods of transportation. All wheeled devices including bicycles, snow bikes and scooters are prohibited.
- TRAIL ETIQUETTE:**
  - Use a trailhead when using vehicles, except for loading and unloading in remote areas.
- TRASH:**
  - Take all trash with you. Pack it out.
- FIRE:**
  - Use fire responsibly. Follow all fire restrictions.
- CAMPING:**
  - Use designated campsites.
- SOAP:**
  - Use biodegradable soap.
- WATER:**
  - Don't drink untreated water.
- WILDLIFE:**
  - Don't feed or disturb wildlife.
- COURTESY:**
  - Be respectful to other visitors.

**PLEASE Pack out all that you bring in. LEAVE**

Caples Lake 6/4/2015





## WELCOMES YOU TO FISHING AT KIRKWOOD LAKE

### TYPE OF FISH AVAILABLE IN LAKE KIRKWOOD



**Rainbow Trout** - This species is native to the Sierra Nevada. It is a cold water fish that grows well in the cooler waters of the lake and is the most common species caught by anglers.



**Brown Trout** - This species is native to the Sierra Nevada. It is a cold water fish that grows well in the cooler waters of the lake and is the most common species caught by anglers.



**Steelhead Trout** - This species is a form of rainbow trout that migrates from the ocean into the lake to spawn. It is a cold water fish that grows well in the cooler waters of the lake and is the most common species caught by anglers.

**LAKE KIRKWOOD FISHING REGULATIONS**  
 All fishing is open to the public. No special permits are required. All fishing is open to the public. No special permits are required.

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 All fishing is open to the public. No special permits are required. All fishing is open to the public. No special permits are required.

**GENERAL REGULATIONS**  
 All fishing is open to the public. No special permits are required. All fishing is open to the public. No special permits are required.

**LAKE KIRKWOOD FISHING REGULATIONS**  
 All fishing is open to the public. No special permits are required. All fishing is open to the public. No special permits are required.

**LAKE KIRKWOOD FISHING REGULATIONS**  
 All fishing is open to the public. No special permits are required. All fishing is open to the public. No special permits are required.

1. Do not operate the boat or motor at a speed of 10 mph.
2. Do not operate the boat or motor at a speed of 10 mph.
3. Do not operate the boat or motor at a speed of 10 mph.
4. Do not operate the boat or motor at a speed of 10 mph.

**LAKE KIRKWOOD FISHING REGULATIONS**  
 All fishing is open to the public. No special permits are required. All fishing is open to the public. No special permits are required.

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### Online Fishing Guide

For more information on fishing regulations, visit our website at [www.kirkwoodlake.com](http://www.kirkwoodlake.com)

### FREE FISHING DAYS

July 1st and August 1st  
 Free fishing for all anglers.



## HELP US PROTECT AND PRESERVE OUR HIGH SIERRA LAKES

When you go fishing, you are also helping to protect and preserve our high Sierra lakes. Please follow these guidelines to help us keep our lakes clean and healthy.

**Guidelines:**

- 1. Do not litter. Leave no trace.
- 2. Do not use sunscreen or insect repellent.
- 3. Do not use bait or lures.
- 4. Do not use live bait.
- 5. Do not use artificial lures.
- 6. Do not use live bait.
- 7. Do not use artificial lures.
- 8. Do not use live bait.
- 9. Do not use artificial lures.
- 10. Do not use live bait.

By following these guidelines, you are helping to protect and preserve our high Sierra lakes. Please follow these guidelines to help us keep our lakes clean and healthy.



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# 2003 KIRKWOOD SPECIFIC PLAN MITIGATION MONITORING PLAN SUBMITTAL

To Whom It May Concern:

Pursuant to Mitigation Measure/COA # 56, 4.3.1 (h) of the 2003 Kirkwood Specific Plan, the attached 2014/2015 Fishing Posters are hereby submitted on June 5, 2015.

Accepted by: \_\_\_\_\_ Date: \_\_\_\_\_

- cc:     Amador County Planning  
       Alpine County Planning  
       El Dorado County Planning  
       PMC  
       KMR



June 5, 2015

Aaron Mount  
Associate Planner  
County of El Dorado  
Community Development Agency  
2850 Fairline Court  
Placerville, CA 95667

Subject: Mitigation Measure: 4.3.1 (h) COA's 56 and 75

**Mitigation Measure:**

4.3.1 h (COA 56 Amador County and 75 Alpine County): Kirkwood Mountain Resort will assist in educating Kirkwood residents and visitors about fishing regulations at Kirkwood Lake and, with permission of the Forest Service, post such regulations at angler access points to the lake.

Kirkwood Mountain Resort (KMR) has posted the regulations at the Kirkwood Inn, The Lodge, General Store, Kirkwood Lake and Caples Lake.

Please contact me should you need additional information or have any questions.

Thank you,

Casey Blann  
V.P. and General Manager  
[Cblann@vailresorts.com](mailto:Cblann@vailresorts.com)  
(209) 258-7202  
Kirkwood Mountain Resort  
P.O. Box 1  
Kirkwood, CA 95646



# WELCOMES YOU TO FISHING AT KIRKWOOD LAKE

### TYPE OF FISH FOUND IN LAKE KIRKWOOD



**Rainbow Trout** (Oncorhynchus mykiss) The Rainbow Trout is a dark silvery-green color and has many dark spots on its head and on its body. Its body is an oval shape and it has pink gills.



**Brown Trout** (Salmo trutta) Brown Trout are a dark olive-brown color with a variety of spots of dark spots and light spots, depending on the water and the type of water they live in.



**Brook Trout** (Salvelinus fontinalis) Brook Trout are a dark olive-brown color with a variety of spots of dark spots and light spots, depending on the water and the type of water they live in.

**California Golden Trout** (Salmo gairdneri) California Golden Trout are a dark olive-brown color with a variety of spots of dark spots and light spots, depending on the water and the type of water they live in.

**Arctic Char** (Salvelinus alpinus) Arctic Char are a dark olive-brown color with a variety of spots of dark spots and light spots, depending on the water and the type of water they live in.

**GENERAL FISHING REGULATIONS**  
Fishing is open to all persons 16 years of age or older. A valid California Driver License or a valid California Identification Card is required for all persons fishing in California waters.

**REGISTRATION OF THE FISHING BOAT**  
All fishing boats must be registered with the California Department of Fish and Game.

**REGISTRATION OF THE FISHERMAN**  
All persons fishing in California waters must have a valid California Fishing License.

- 1. All fishing boats must be registered with the California Department of Fish and Game.
- 2. All persons fishing in California waters must have a valid California Fishing License.
- 3. All fishing boats must be equipped with a fire extinguisher.
- 4. All fishing boats must be equipped with a first aid kit.
- 5. All fishing boats must be equipped with a life preserver.
- 6. All fishing boats must be equipped with a bilge pump.
- 7. All fishing boats must be equipped with a anchor.
- 8. All fishing boats must be equipped with a rudder.
- 9. All fishing boats must be equipped with a propeller.
- 10. All fishing boats must be equipped with a motor.

**REGISTRATION OF THE FISHING BOAT**  
All fishing boats must be registered with the California Department of Fish and Game.

**REGISTRATION OF THE FISHERMAN**  
All persons fishing in California waters must have a valid California Fishing License.

### Online Fishing Guide

The Online Fishing Guide is available on the California Department of Fish and Game website.

### USE FISHING BAYS

Fishing Bays are located at various points along the lake.



## HELP US PROTECT AND PRESERVE DRAIN HIGH SIERRA LAKES

Help us protect and preserve the water and land that we all depend on for our survival.

**Water Quality**  
Protect the water quality of the lakes and streams that we all depend on for our survival.

**Water Quantity**  
Protect the water quantity of the lakes and streams that we all depend on for our survival.

**Water Temperature**  
Protect the water temperature of the lakes and streams that we all depend on for our survival.

**Water Chemistry**  
Protect the water chemistry of the lakes and streams that we all depend on for our survival.

**Water Biology**  
Protect the water biology of the lakes and streams that we all depend on for our survival.

**Water Land Use**  
Protect the water land use of the lakes and streams that we all depend on for our survival.

**Water Recreation**  
Protect the water recreation of the lakes and streams that we all depend on for our survival.

**Water Education**  
Protect the water education of the lakes and streams that we all depend on for our survival.

**Water Research**  
Protect the water research of the lakes and streams that we all depend on for our survival.

**Water Conservation**  
Protect the water conservation of the lakes and streams that we all depend on for our survival.

**Water Stewardship**  
Protect the water stewardship of the lakes and streams that we all depend on for our survival.

**Water Protection**  
Protect the water protection of the lakes and streams that we all depend on for our survival.

**Water Preservation**  
Protect the water preservation of the lakes and streams that we all depend on for our survival.

For more information, visit our website at [www.water.gov](http://www.water.gov).





# INFORMATION

### WILDLIFE PROTECTION AND PRESERVATION

WILDLIFE PROTECTION AND PRESERVATION  
 WILDLIFE PROTECTION AND PRESERVATION  
 WILDLIFE PROTECTION AND PRESERVATION

Wildlife protection and preservation poster with a circular graphic showing a landscape.

### WILDLIFE PROTECTION AND PRESERVATION

## CAPLES LAKE

Caples Lake fishing guide poster featuring illustrations of various fish species.

### MOKELUMNE WILDERNESS

More than 10% of the lands within this nation are designated as wilderness. For a nation we have recognized the value of these remnants of wild America. As individuals who visit and enjoy wilderness, there are many things we can do to keep them wild and protect their values.

#### PLEASE REMEMBER . . .

WHEN VISITORS AND HORSES MEET

To protect the character of every acre, please stay off the trail for the seasonal past when it is safe to do so.

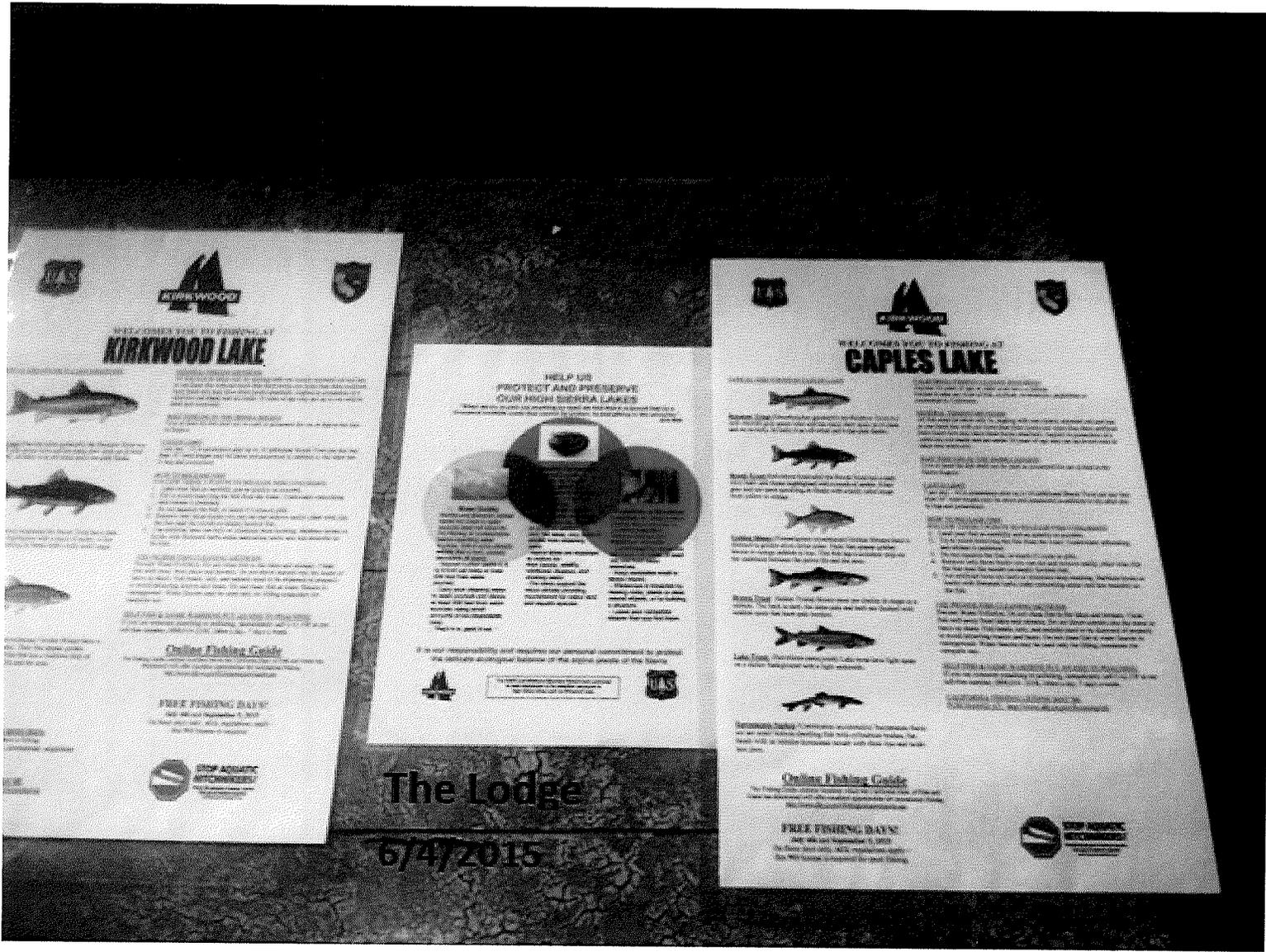
- WILDLIFE**  
 - Observe from a distance  
 - Do not feed
- DOGS**  
 Dogs must be leashed in the Carson Pass Management Plan at all times
- RECYCLED AND OTHER BIODEGRADABLE**  
 Wilderness is protected for pristine methods of "homesteading". All wastes remain including compost. Beer, wine and tobacco are prohibited
- TRAIL WEEDS**  
 Use a tractor when using tools, except for trail and animal care

- PICNICKING**  
 A permit is required for overnight use in the Mokelumne National Forest. For information on the Carson Pass Information Station contact the Carson Pass Information Station at (530) 534-2222
- CAMPFIRE**  
 Camp in open, dry, clear areas. Do not camp in the Carson Pass Management Plan at all times
- SOAP**  
 Even biodegradable soap pollutes water. Please use sparingly at most 1/4 oz per day. Use biodegradable soap
- SANITATION**  
 Bury all human waste in 6-8 inch deep catholes. Use 12 inches from rocks, stumps, and trails.
- CAMPFIRE**  
 It is prohibited to build permanent campfires. No smoking in the Carson Pass Management Plan at all times. No open fires or campfires. No open fires or campfires. No open fires or campfires.

**PLEASE... Pick up all that you bring in. LEAVE**

Caples Lake 6/4/2015







June 5, 2015

Aaron Mount  
Associate Planner  
County of El Dorado  
Community Development Agency  
2850 Fairline Court  
Placerville, CA 95667

Subject: Mitigation Measure 4.5j (COA 93)

**Mitigation Measures**

4.5j: (COA 93) Educational Material regarding cultural resources

A brochure titled, "The Cultural History of Kirkwood California" has already been published and is available to the public throughout Kirkwood Mountain Resort. A copy is included.

Please feel free to contact me if you need any additional information and have any questions.

Thank you,

Casey Blann  
V.P. and General Manager  
Kirkwood Mountain Resort  
P.O. Box 1  
Kirkwood, CA 95646  
Phone: (209) 258-7202  
[cblann@vailresorts.com](mailto:cblann@vailresorts.com)

## HELP PRESERVE THE PAST

Remember, as you explore the Kirkwood region you are entering a historic area. You may find and pick up an arrowhead or a piece of pottery and wonder about the people who made it. Who were they? How did they live? When did they live?

By leaving these items as you found them, you will leave in place clues that could help us answer these very questions. If you take artifacts home with you, or move them to other spots, you may destroy clues to the past. Every artifact is not merely something to be held and examined, it is also a piece of a puzzle which, when put together with other pieces, allows us to unravel the mysteries of the past.

Please treat all historic and archaeological sites with care and respect when you visit them. Remember any unauthorized excavation, removal, damage, alteration or defacement of archaeological resources is against state and federal regulations.

Please report any undiscovered cultural or historical sites you may find to:

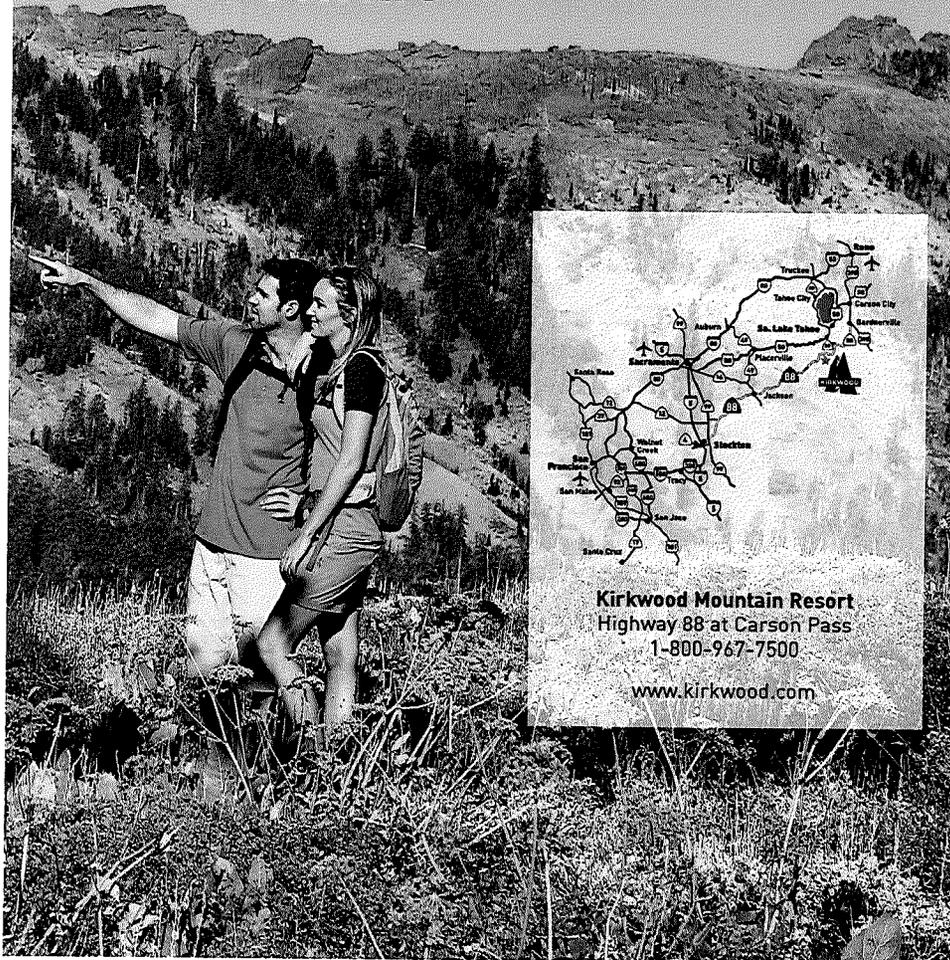


Kirkwood Mountain Resort  
1-800-967-7500



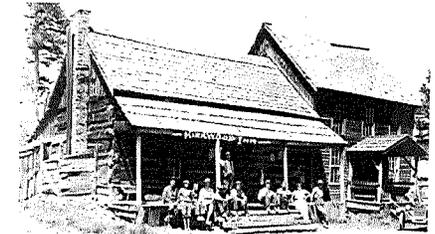
U.S. Forest Service  
Amador Ranger District  
(209) 295-4251

## THE CULTURAL HISTORY OF KIRKWOOD CALIFORNIA



## THE KIRKWOOD INN

Kirkwood Station, as it was originally called, soon became a hostelry, post office and stagecoach depot, which served many travelers through the Sierra in the late 1800s. In 2014, the Kirkwood Inn celebrated its 150th year of friendly western hospitality.



Today the Inn is a popular restaurant and bar located at Kirkwood's entrance on Scenic California State Route 88. The Inn sits on the point where Alpine, Amador and El Dorado counties' boundaries all meet. The Alpine/El Dorado county line actually runs right through the old bar room.



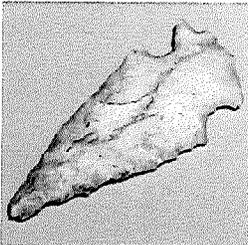
Zachariah S. Kirkwood chose this lush alpine valley for his summer ranching operations and settled here in the late 1850s. In 1861, he began the construction of the log cabin we know today as the Kirkwood Inn.



## EARLY KIRKWOOD HISTORY

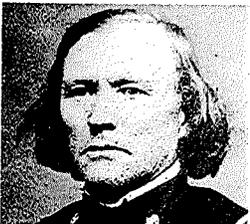
Kirkwood's mountains, valleys, lakes and rivers hold a special place in the history of our country, having afforded many solace, shelter and opportunity through its abundant natural resources and unique location in the Sierra Nevada mountain range.

Some of the earliest travelers to the Kirkwood area were the Washoe, a tribe whose history spans nearly 9,000 years in the area. The Washoe people lived a seasonal and nomadic life. In the spring and summer months here the Washoe would hunt, fish, and collect medicinal plants, roots,



and berries for the winter season. There are several places along the ridge tops where evidence of Kirkwood's early past can be found in lithic scatter areas. These are areas where cultural remains such as crude stone tools, spear heads and arrow head points can be found.

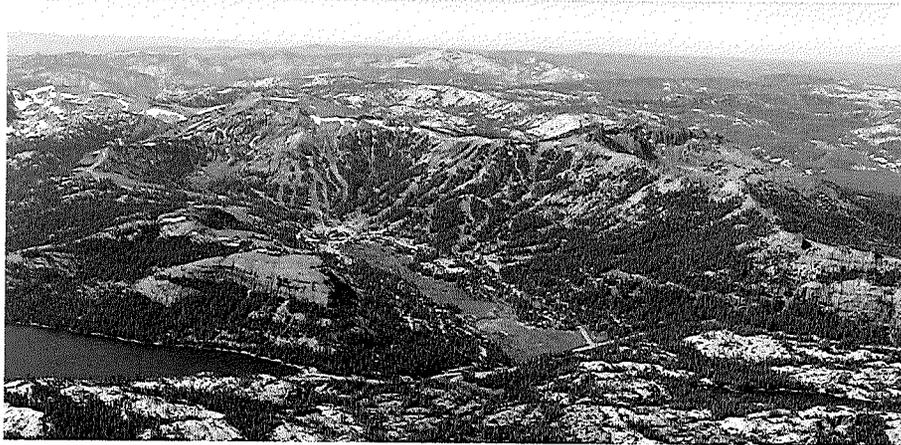
Like the Washoe before them, explorers, trappers and the early gold-seeking emigrants of the 1800s would find the barren mountaintops and ridges as the easiest of passable routes through the mountains during the snow months. These high altitude routes were favored for travel because their exposure to the wind would scour away the deep, impassable snow pack.



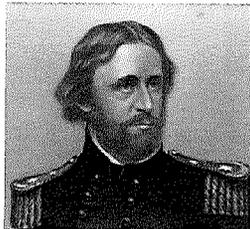
Christopher Houston "Kit" Carson

One of the earliest documentations of travel in this area by European descendants can be found in the memoirs of Jedediah Strong Smith who is believed to have passed through this area as early as 1826. Kit Carson also explored near here on his many trapping and scouting trips as early as 1838.

Captain John C. Fremont led his exploration party, which included Kit Carson as a scout, through the Sierra in



January and February of 1844 in search of a passable route to Sutter's Fort in the California gold country. Following an old Native American trade trail, Fremont's party including 67 horses and mules first sighted Lake Tahoe on February 14, 1844 from the top of what is believed to be the nearby 10,067 foot Red Lake Peak.



John C. Fremont

Word of Fremont's successful passage through the Sierra spread, and by the summer of 1848, a battalion of Mormon soldiers attempted the same route in reverse, back to Salt Lake City from Sacramento. The soldiers cleared and charted Captain Fremont's route, making it accessible for their wagons. This trail became heavily traveled during the late 1840s and 1850s, and has had many names including the Carson Emigrant Road, Amador Grade and the Carson Canyon Route. Today this popular route is widely known as the Mormon Emigrant Trail.

The Mormon Emigrant Trail passes through the Kirkwood mountain area, winding up over the saddle just south of



Snowshoe Thompson

Snowshoe learned to ski in the Telemark region of Norway, and skiing on 10-foot long homemade oak skis, he made the two-day trek to Sacramento and the return three-day trip back to Genoa, Nevada via the Mormon Emigrant Trail.

Soon there became a greater need for a quick mail delivery system, and the Pony Express Company was born in January of 1860. A pony relay system of 120 stations was established across the west. For five weeks the Pony Express trail ran through Kirkwood before it was re-routed over the Kingsbury Grade to shorten the distance from Virginia City to Sacramento by 15 miles.

Newer and faster routes connecting emerging cities and towns resulted in fewer travelers taking the old Mormon Immigrant Trail. Over the next 100 years, the Kirkwood area would host mostly sheepherders and fishermen, few staying for very long.



Newspaper Advertisement:  
"Wanted. Young, skinny, wiry fellows. Not over 18. Must be expert riders. Willing to risk death daily. Orphans preferred."

Thimble Peak, following approximately the same route as Kirkwood's Sunrise Chair #4. To this day, rust marks from the iron wagon wheels can be seen on the granite rocks along the route. Some scars on the trees made from the ropes and pulleys used to haul the heavy wagons up over the rugged terrain still remain. The trail continues around Emigrant Lake, located just south of Kirkwood's Iron Horse Chair #3, and then easterly along the south side of Caples Lake and up and over Carson Pass.



Covered Wagon Peak at Kirkwood

Regular mail delivery was established in the 1850s but was stopped during the winter months when deep snow closed the roads. In 1856, a Norwegian emigrant, Jon Torsteinson-Rue, nicknamed "Snowshoe Thompson," took on the mail delivery job.

Snowshoe became legendary as the only communication link over the Sierra during that time. He delivered the mail two to four times a month, for 20 years, and routinely passed through the Kirkwood area until 1876.

In the late 1960s, Bud Klein, financier and ski enthusiast, arrived in the Kirkwood Valley and spent several years surveying the land he hoped would become the ski area now nestled in National Forest and Wilderness. After careful planning with many of the areas overseeing agencies, permission was granted to proceed with the development of what is now known as Kirkwood Mountain Resort. While many plans took longer than initially predicted, or were modified over the years, the vision originally articulated by Bud Klein remains true and is still the driving force in the valley today.

At the heart of it all is the essence of Kirkwood; respect for the environment, pioneering spirit, a sense of adventure, a love for the legends and lore of days gone by—its colorful past is forever intertwined into its future.

# 2003 KIRKWOOD SPECIFIC PLAN MITIGATION MONITORING PLAN SUBMITTAL

To Whom It May Concern:

Pursuant to Mitigation Measure/COA # 4.7 (d) of the 2003 Kirkwood Specific Plan, the attached 2014/2015 Parking Analysis is hereby submitted on June 5, 2015.

Accepted by: \_\_\_\_\_ Date: \_\_\_\_\_

- cc:     Amador County Planning  
       Alpine County Planning  
       El Dorado County Planning  
       PMC  
       KMR



June 5, 2015

Aaron Mount  
Associate Planner  
County of El Dorado  
Community Development Agency  
2850 Fairlane Court  
Placerville, CA 95667

**Subject: Parking Analysis-2014/15**

Mitigation Measure 4.7 (d)

*Kirkwood Mountain Resort will prepare an annual report that includes a detailed analysis of day visitor parking during peak periods during the ski season, summer and special events when more than 4,000 day-use visitors are at the resort.*

Dear Aaron,

This is an analysis of the parking statistics for the peak days of the 2014/15 season.

No parking shortages were experienced during the 2014/15 ski season. The peak day parking of this past season was on January 2, 2015 when we parked 2,113 cars. No traffic back-ups or delays were experienced on this peak day. For reference, the attached spreadsheet shows how many cars were parked in each lot on each of the peak days.

Additionally, as part of our ongoing analysis, we are in the process of confirming the total number of available parking spots in the valley. We have relied on the former owner's counting methodology until now, but believe that as the new owner, it is important to ensure that we have a current, accurate count of what is available, so that we can ensure we have the necessary parking for Kirkwood's future.

Please feel free to contact me if you have additional questions.

Thank you,

Brian Bigley  
Director of Base Operations  
Bbigley@vailresorts.com  
209-258-7276  
Kirkwood Mountain Resort  
P.O. Box 1  
Kirkwood, CA

## 2014-15 Parking Counts

Location	12/20/2014	12/21/2014	12/23/2014	12/28/2014	12/29/2014	01/01/2015	01/02/2015	01/03/2015	02/28/2015	03/01/2015
Red Cliffs Parking lot	561	564	522	355	391	448	674	572	524	539
East Village Parking	77	79	81	66	63	99	104	91	113	114
West Village(VIP)	169	179	178	187	172	178	198	177	195	171
Village Parking	178	185	198	209	203	212	209	216	190	188
KM Drive Parking	171	263	103	94	96	114	111	78	71	356
Timber Creek Parking lots	625	630	458	352	430	376	721	418	380	614
Mighty Mountain Parking lot	100	90	98	97	100	97	96	86	63	68
Kirkwood Inn										
Bus	2	2	1	5	0	1	3	3	5	4
RV	0	0	0	0	0	0	0	0	0	0
<b>Total</b>	<b>1881</b>	<b>1990</b>	<b>1638</b>	<b>1360</b>	<b>1455</b>	<b>1524</b>	<b>2113</b>	<b>1638</b>	<b>1536</b>	<b>2050</b>



June 5, 2015

Aaron Mount  
Associate Planner  
County of El Dorado  
Community Development Agency  
2850 Fairlane Court  
Placerville, CA 95667

**Subject: 2014/2015 Workforce Housing Audit**

To Whom It May Concern,

This annual summary of employee housing is provided to the Tri-County Technical Advisory Committee pursuant to the requirements of the 2003 Specific Plan and as documentation of compliance and status of Amador County Conditions of Approval #127 and #155. The annual housing report for the previous season ending April 19th identifies the average peak season full-time equivalent (FTE) employees and the inventory of on and off site housing for the previous and upcoming season. The format for this reporting is consistent with the “checkbook” methodology of the allocated and proposed deed restrictions required since the first employee housing requirement was adopted in 1981 and remaining unallocated credits in each of the existing employee housing as developed in coordination with TC-TAC and Amador County Planning following the 2006/2007 audit.

**CURRENT STATUS**

The attached Table 1 illustrates that an average of approximately 324 FTE were employed at Kirkwood Mountain Resort last winter season. The overall resort employee housing requirement calls for providing housing to 30% of the average FTE or 97 employees.

These 97 employees are housed in 176 units of employer-owned housing (Red Cliffs, Renwick, and The Hostel).

Employers made housing available at rates of \$200 per month to approximately \$500 per month including utilities. KMR’s most expensive housing was \$500 per month including utilities. All employer-owned housing rates represent a substantial discount to regional market rates and a significant subsidy of both operating and capital expenses.

All subsidized employee housing was provided in-valley, though KMR continues to offer a substantial carpool incentive program in addition to operating a shuttle system from South Lake Tahoe that transports between 48 employees per day, seven days a week.

Peak winter occupancy in KMR-owned, Red Cliffs, Renwick and The Hostel housing was slightly higher than last year, from 145 to 162.

### **PROJECTED DEVELOPMENT AND UTILIZATION**

We expect the employee counts to remain essentially unchanged for the coming ski season and thus will be required to provide an inventory to supply valley-wide housing for approximately 176 employees again next winter.

Please place this on an upcoming TC-TAC agenda for formal review and acceptance as necessary. As always, I can be reached at (209)258-7202 with any questions.

Sincerely,



Casey Blann  
V.P. and General Manager  
Kirkwood Mountain Resort  
P.O. Box 1  
Kirkwood, CA 95646  
Phone: (209) 258-7202  
[Cblann@vailresorts.com](mailto:Cblann@vailresorts.com)

Copy:

Zach Wood, Alpine County Community Development ([zach@pd.alpinecountyca.gov](mailto:zach@pd.alpinecountyca.gov))  
Nathan Lishman, Amador County Planning ([nlishman@amadorgov.org](mailto:nlishman@amadorgov.org))  
Heather Anderson, Amador County Planning ([handerson@amadorgov.org](mailto:handerson@amadorgov.org))  
Pierre Rivas, El Dorado County Planning Services ([pierre.rivas@edcgov.us](mailto:pierre.rivas@edcgov.us))  
Michael Sharp, Kirkwood Meadows PUD ([kmpud@volcano.net](mailto:kmpud@volcano.net))

Table 1  
Kirkwood Mountain Resort  
Employment Summary

Pay Period Ending	Full Time Employees (>32hrs/wk)	Part Time Employees (16-32hrs/wk)	Occasional Employees (<16hrs/wk)	Total Gross Employees	KMR FTE per Employee		Other FTE (est)	Total FTE
					Housing Ordinance	KMPUD FTE		
10/10/2014	113	8	N/A	121	34	N/A	N/A	113
10/24/2014	139	9	N/A	148	42	N/A	N/A	139
11/07/2014	209	22	N/A	231	63	N/A	N/A	209
11/21/2014	262	113	N/A	375	79	N/A	N/A	262
12/05/2014	309	118	N/A	427	93	N/A	N/A	309
12/19/2014	486	121	N/A	607	146	N/A	N/A	486
01/02/2015	434	190	N/A	624	130	N/A	N/A	434
01/16/2015	437	187	N/A	624	131	N/A	N/A	437
01/30/2015	453	201	N/A	654	136	N/A	N/A	453
02/13/2015	465	200	N/A	665	140	N/A	N/A	465
02/27/2015	447	200	N/A	647	134	N/A	N/A	447
03/13/2015	440	164	N/A	604	132	N/A	N/A	440
03/27/2015	372	93	N/A	465	112	N/A	N/A	372
04/10/2015	205	13	N/A	218	62	N/A	N/A	205
04/24/2015	92	4	N/A	96	28	N/A	N/A	92
Average	324	110	N/A	434	97	N/A	N/A	324

Current  
Total Empl 434  
FTE 324  
Housing Re 97

WFH Requirement

30%

97



8700 Auburn Folsom Road, Suite 400  
Granite Bay, CA 95746  
(916) 834-0834

RECEIVED  
Amador County

MAY 22 2015

PLANNING DEPARTMENT

May 15, 2015

Amador County  
County of Administration Center  
810 Court St.  
Jackson, CA 95642

Re: Application for a Use Permit  
33503 Loop Rd, Kirkwood, CA 95646  
APN: # 026-270-016

**Project Justification**

Verizon Wireless recently purchased Golden State Cellular. Verizon is in the process of upgrading all of the newly acquired sites to improve coverage and to begin offering LTE services to our customers in the area. We are very excited about these upgrades as are the customers who will be able to begin enjoying the improved coverage. Verizon currently has equipment at an unmanned lattice tower located at 33502 Loop Road in Kirkwood which is owned by Volcano Communications. We are proposing an upgrade of this site to increase the footprint of the coverage as well as to accommodate the required equipment to offer LTE services.

**Requested Entitlement and Project Description**

Verizon respectfully requests approval of a Use Permit for the installation of a 20' lattice tower extension. This extension of the existing 40' lattice tower will increase the total height of the tower to 60'. Verizon will install twelve 8' panel antennas, 9 RRUS and a 15" Microwave on the proposed extension. No existing towers were identified in the coverage area. Verizon currently has a presence at this site. The location of this site and the natural terrain provide an excellent vantage point to cover a large area.

**Summary**

Verizon has used existing structures whenever possible in designing their network. This proposal to upgrade our existing site will dramatically improve coverage in the area of this site by increasing the coverage area as well as allowing for Verizon to begin offering LTE services.

We respectfully request approval for this upgrade.

Sincerely,

Karen Lienert

MAY 22 2015

PLANNING DEPARTMENT

**APPLICATION PROCEDURE FOR USE PERMIT**

A Public Hearing before the Planning Commission will be scheduled after the following information has been completed and submitted to the Planning Department Office:

- X  1. Complete the following:  
 Name of Applicant  Verizon Wireless – Karen Lienert for Epic Wireless   
 Mailing Address  8700 Auburn Folsom Road, #400, Granite Bay, Ca 95746   
 Phone Number  (916) 834-0834   
 Assessor Parcel Number  026-270-014   
 Zoning District  PD  General Plan Designation  SP
  
- X  2. Use Permit Applied For:  
 X  Excessive Height  
    Sea Land Container  
 \*\*     Bed and Breakfast Inn  
 \*\*     Sign Program  
 \*\*  X  Other  Extend height of existing lattice telecom tower
  
- X  3. Attach a letter explaining the purpose and need for the Use Permit.
- X  4. If Applicant is not the property owner, a consent letter must be attached.
- X  5. Attach a copy of the deed for the property (can be obtained from the County Recorder's Office).
- X  6. Assessor Plat Map (can be obtained from the County Surveyor's Office).
- X  7. Plot Plan (no larger than 11" X 17") of parcel showing location of request in relation to property lines, road easements, other structures, etc. (see Plot Plan Guidelines). Larger map(s) or plans may be submitted if a photo reduction is provided for notices, Staff Reports, etc. The need is for easy, mass reproduction.
  
- X  8. Planning Department Filing Fee:  \$ 575.00
- X  Public Works Agency Review Fee:  \$ 500.00  Rep. Initials
- X  Environmental Health Review Fee:  \$ 192.00  Rep. Initials
- X  Amador Fire Protection District Fee:  \$ 0  Rep. Initials
  
- X  9. If necessary, complete an Environmental Information Form (ask Planning Department Staff).

**\*\* Public Works Agency, Environmental Health Department, and Amador Fire Protection Fees apply.**

MAY 22 2015

**ENVIRONMENTAL INFORMATION FORM**

To be completed by applicant; use additional sheets as necessary.  
Attach plans, diagrams, etc. as appropriate.

PLANNING DEPARTMENT

**GENERAL INFORMATION**

Project Name: Verizon Wireless "Kirkwood" Modification

Date Filed: \_\_\_\_\_ File No. \_\_\_\_\_

Applicant/

Developer Verizon Wireless / Karen Lienert Landowner Volcano Telephone Co

Address 255 Parkshore Drive, Folsom, CA 95630 Address PO Box 1070, Pine Grove, CA 95665

Phone No. 916-834-0834 Phone No. 209-296-1427

Assessor Parcel Number(s) 026-270-010

Existing Zoning District PD

Existing General Plan SP

List and describe any other related permits and other public approvals required for this project, including those required by city, regional, state, and federal agencies Building permit, FCC, CPUC

**WRITTEN PROJECT DESCRIPTION** (Include the following information where applicable, as well as any other pertinent information to describe the proposed project):

1. Site Size
2. Square Footage of Existing/Proposed Structures
3. Number of Floors of Construction
4. Amount of Off-street Parking Provided (provide accurate detailed parking plan)
5. Source of Water
6. Method of Sewage Disposal
7. Attach Plans
8. Proposed Scheduling of Project Construction
9. If project to be developed in phases, describe anticipated incremental development.
10. Associated Projects
11. Subdivision/Land Division Projects: Tentative map will be sufficient unless you feel additional information is needed or the County requests further details.
12. Residential Projects: Include the number of units, schedule of unit sizes, range of sale prices or rents and type of household size expected.
13. Commercial Projects: Indicate the type of business, number of employees, whether neighborhood, city or regionally oriented, square footage of sales area, and loading facilities.
14. Industrial Projects: Indicate type, estimated employment per shift, and loading facilities.
15. Institutional Projects: Indicate the major function, estimated employment per shift, estimated occupancy, loading facilities, and community benefits to be derived from the project.
16. If the project involves a variance, conditional use permit, or rezoning application, state this and indicate clearly why the application is required.

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**ADDITIONAL INFORMATION** Are the following items applicable to the project or its effects? Discuss below all items checked "yes" (attach additional sheets as necessary).

YES NO

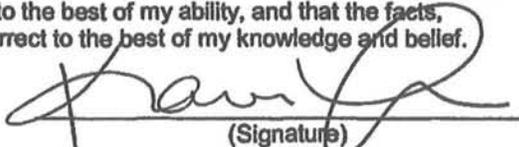
- 17. Change in existing features or any lakes or hills, or substantial alteration of ground contours.
- 18. Change in scenic views or vistas from existing residential areas, public lands, or roads.
- 19. Change in pattern, scale, or character of general area of project.
- 20. Significant amounts of solid waste or litter.
- 21. Change in dust, ash, smoke, fumes, or odors in the vicinity.
- 22. Change in lake, stream, or ground water quality or quantity, or alteration of existing drainage patterns.
- 23. Substantial change in existing noise or vibration levels in the vicinity.
- 24. Site on filled land or has slopes of 10 percent or more.
- 25. Use or disposal of potentially hazardous materials, such as toxic substances, flammables, or explosives.
- 26. Substantial change in demand for municipal services (police, fire, water, sewage, etc.).
- 27. Substantially increase fossil fuel consumption (electricity, oil, natural gas, etc.).
- 28. Does this project have a relationship to a larger project or series of projects?

**ENVIRONMENTAL SETTING**

- 29. Describe the project site as it exists before the project, including information on topography, soil stability, plants and animals, and any cultural, historical or scenic aspects. Describe any existing structures on the site, and the use of the structures. Attach photographs of the site (cannot be returned).
- 30. Describe the surrounding properties, including information on plants and animals and any cultural, historical, or scenic aspects. Indicate the type of land use (residential, commercial, etc.), intensity of land use (one family, apartment houses, shops, department stores, etc.), and scale of development (height, frontage, setback, rear yard, etc.). Attach photographs of the vicinity (cannot be returned).
- 31. Describe any known mine shafts, tunnels, air shafts, open hazardous excavations, etc. Attach photographs of any of these known features (cannot be returned).

Certification: I hereby certify that the statements furnished above and in the attached exhibits present the data and information required for this initial evaluation to the best of my ability, and that the facts, statements, and information presented are true and correct to the best of my knowledge and belief.

Date \_\_\_\_\_



(Signature)

For Karen Lienert, Epic Wireless

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LETTER OF AUTHORIZATION

TO: Amador County

RE: APPLICATION FOR ZONING AND BUILDING PERMITS

**Volcano Telephone Company**, as owners of the below-described property, do hereby appoint Verizon Wireless and its employees, agents and contractors, as agent for the purpose of consummating any application and obtaining any and all governmental permits and approvals to construct, maintain and operate mobile/wireless communications facilities on the below-described property. The undersigned understand that the application may be denied, modified or approved with conditions and that such conditions or modifications must be complied with prior to issuance of permits or approvals.

Address: 33503 Loop Road, Kirkwood

Assessor's Parcel Number: 026-270-016

Signature of Property Owners:

By: \_\_\_\_\_

Name: \_\_\_\_\_

Date: \_\_\_\_\_

*John M. Lundgren*

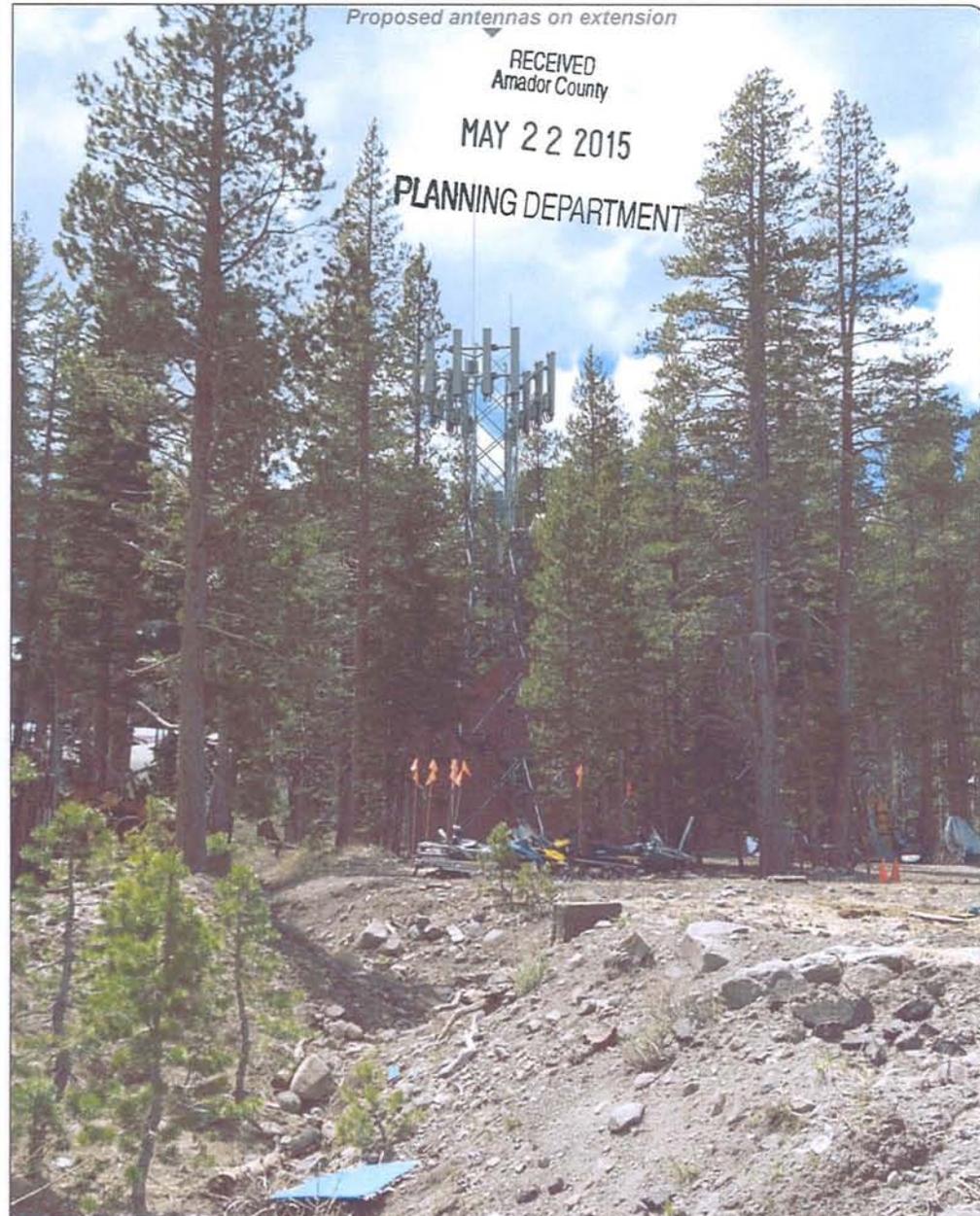
JOHN M LUNDGREN

05-15-15

### Photosimulation of the view looking west from around the back maintenance area.



Existing lattice tower to be extended up by 20 ft.



Proposed antennas on extension

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**Existing**

**Proposed**

**Kirkwood**  
33503 Loop Rd  
Kirkwood, CA 95646

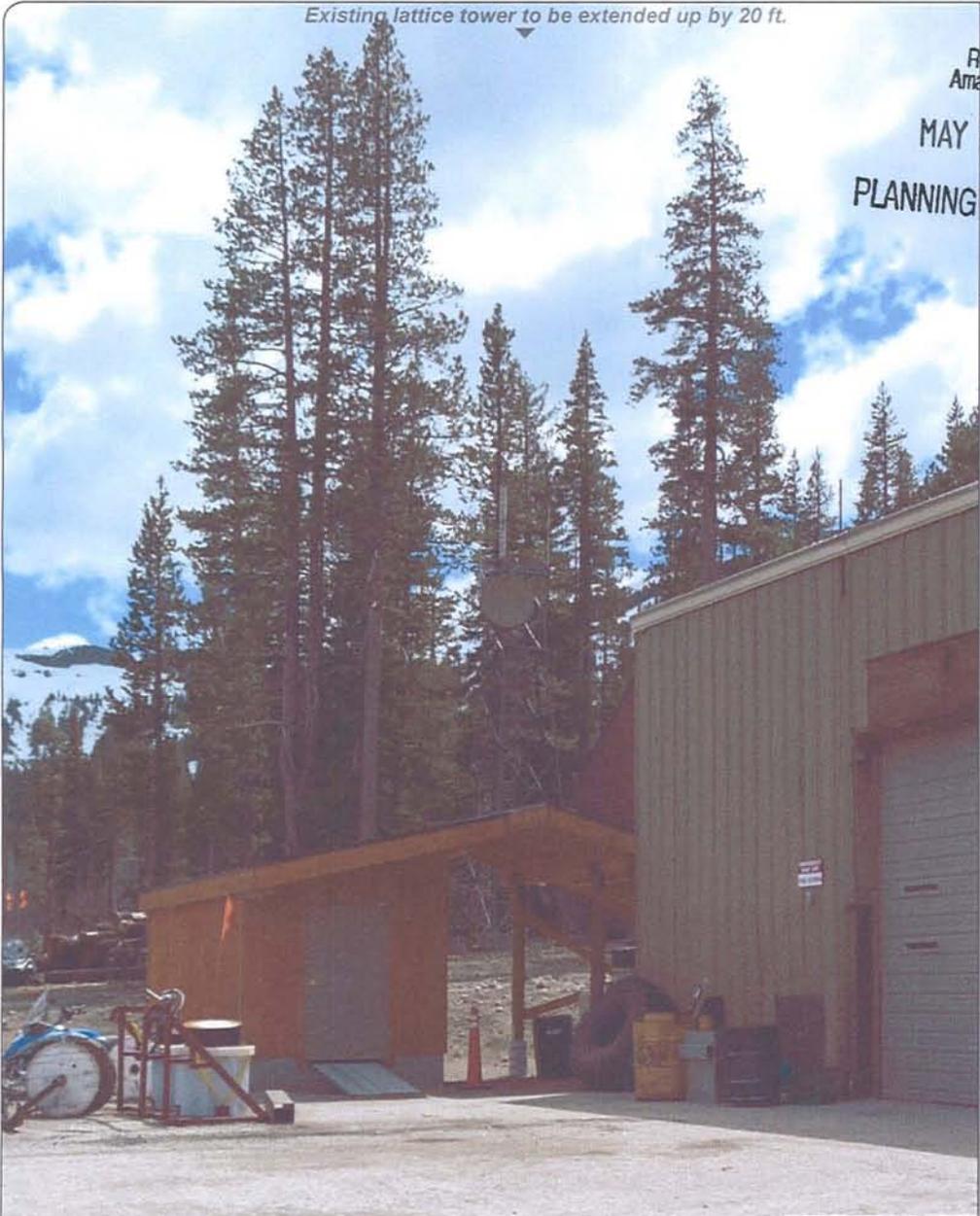


TC-TAC Agenda 07-10-2015

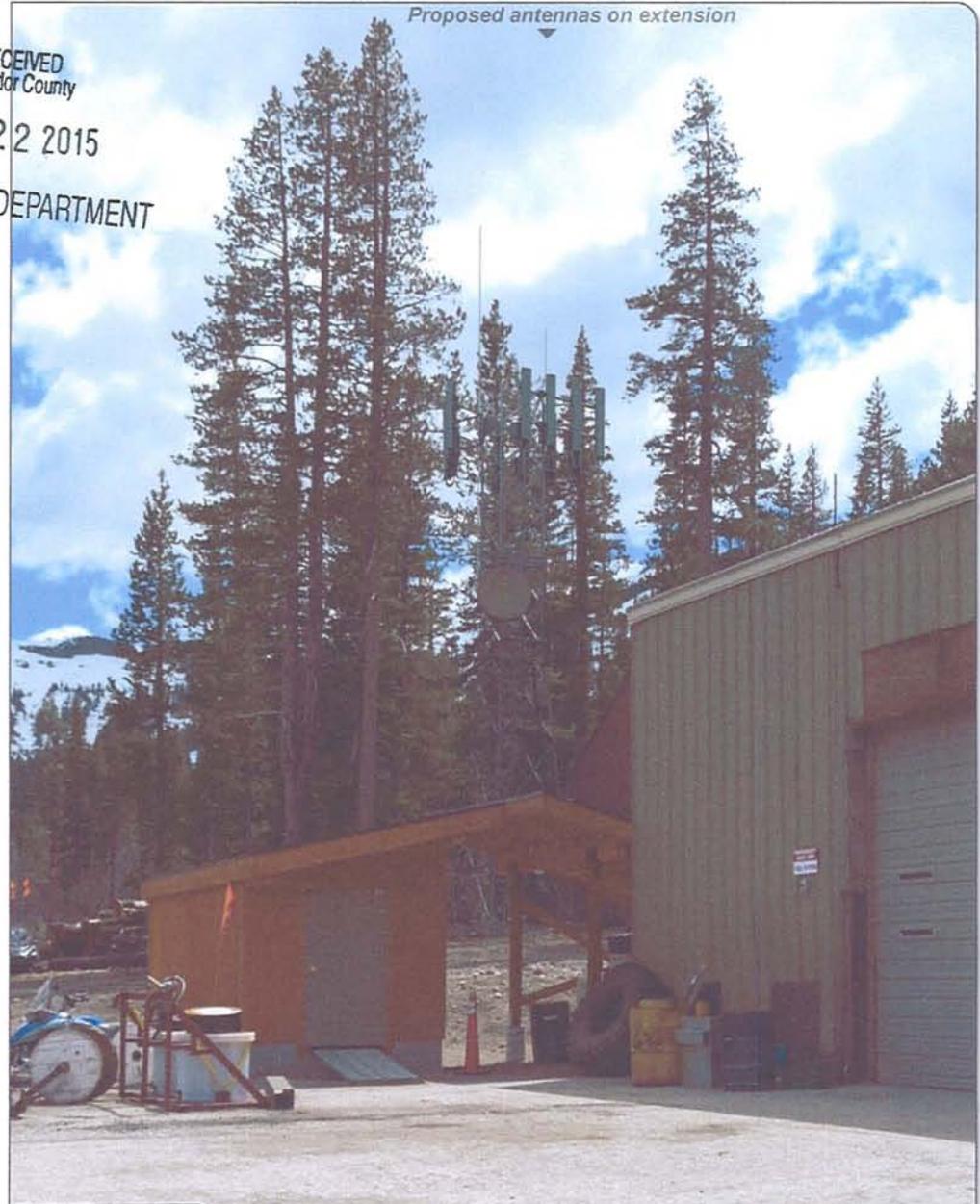
Attachment 3 - Page 6 of 14

### Photosimulation of the view looking south from the workshop area.

Existing lattice tower to be extended up by 20 ft.



Proposed antennas on extension



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**Existing**

**Proposed**

**Kirkwood**  
 33503 Loop Rd  
 Kirkwood, CA 95646





**Existing**

Photosimulation of the view looking east from the nearest point along Kirkwood Meadows Drive.

**Kirkwood**

33503 Loop Rd  
Kirkwood, CA 95646



*Proposed 20 ft lattice extension*

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**Proposed**

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**WATERFORD**  
COMPLIANCE...FROM START TO SIGNAL

**Radio Frequency Emissions Compliance Report For Verizon Wireless**

<b>Site Name:</b> Kirkwood RSA3	<b>Site Structure Type:</b> Tower
<b>Address:</b> 33503 Loop road Pioneer , CA 95646	<b>Latitude:</b> 38.689783
<b>Report Date:</b> May 14, 2015	<b>Longitude:</b> -120.073165
	<b>Project:</b> Modification

**General Summary**

Verizon Wireless has contracted Waterford Consultants, LLC to conduct a Radio Frequency Electromagnetic Compliance assessment of the proposed modification of the Kirkwood RSA3 site located at 33503 Loop road, Pioneer, California. This report contains information about the radio telecommunications equipment to be installed at this site and the surrounding environment with regard to RF Hazard compliance. This assessment is based on installation designs, observational data collected on site and operational parameters provided by Verizon Wireless.

The compliance framework is derived from the Federal Communications Commission (FCC) Rules and Regulations for preventing human exposure in excess of the applicable Maximum Permissible Exposure (“MPE”) limits. At any location at this site, the power density resulting from each transmitter may be expressed as a percentage of the frequency-specific limits and added to determine if 100% of the exposure limit has been exceeded. The FCC Rules define two tiers of permissible exposure differentiated by the situation in which the exposure takes place and/or the status of the individuals who are subject to exposure. General Population / Uncontrolled exposure limits apply to those situations in which persons may not be aware of the presence of electromagnetic energy, where exposure is not employment-related, or where persons cannot exercise control over their exposure. Occupational / Controlled exposure limits apply to situations in which persons are exposed as a consequence of their employment, have been made fully aware of the potential for exposure, and can exercise control over their exposure.

Frequency (MHz)	Limits for General Population/ Uncontrolled Exposure		Limits for Occupational/ Controlled Exposure	
	Power Density (mW/cm <sup>2</sup> )	Averaging Time (minutes)	Power Density (mW/cm <sup>2</sup> )	Averaging Time (minutes)
30-300	0.2	30	1	6
300-1500	f/1500	30	f/300	6
1500-100,000	1	30	5	6

MAY 22 2015

Kirkwood RSA- Modification 051415

## PLANNING DEPARTMENT

In situations where the predicted MPE exceeds the General Population threshold in an accessible area as a result of emissions from multiple transmitters, FCC licensees that contribute greater than 5% of the aggregate MPE share responsibility for mitigation.

Based on the computational guidelines set forth in FCC OET Bulletin 65, Waterford Consultants, LLC has developed software to predict the overall Maximum Permissible Exposure possible at any particular location given the spatial orientation and operating parameters of multiple RF sources. These theoretical results represent worst-case predictions as emitters are assumed to be operating at 100% duty cycle.

For any area in excess of 100% General Population MPE, access controls with appropriate RF alerting signage must be put in place and maintained to restrict access to authorized personnel. Signage must be posted to be visible upon approach from any direction to provide notification of potential conditions within these areas. Subject to other site security requirements, occupational personnel should be trained in RF safety and equipped with personal protective equipment (e.g. RF personal monitor) designed for safe work in the vicinity of RF emitters. Controls such as physical barriers to entry imposed by locked doors, hatches and ladders or other access control mechanisms may be supplemented by alarms that alert the individual and notify site management of a breach in access control. Waterford Consultants, LLC recommends that any work activity in these designated areas or in front of any transmitting antennas be coordinated with all wireless tenants.

**Analysis**

Waterford Consultants, LLC field personnel visited the site on May 6, 2015 during business hours and collected data with regard to the RF environment. All accessible areas of the site were inspected. Measurement collection was performed using Narda Radiation meter NBM 550 and broadband probe EA-5091 (300 kHz to 50 GHz) and was consistent with FCC and Narda procedures, regarding the location of the probe to the RF source and making slow sweeping motions over the area that a person would occupy. Power density values were recorded as a percentage of the FCC Occupational limits. The maximum power density reading at ground level was 0.021% of the FCC Occupational limits (0.105% of the General Population limits).

Verizon Wireless proposes to install twelve (12) panel-type antennas to be oriented toward 90, 210 and 330 degrees. The antennas will be mounted on an modified tower 56 feet above the ground level. From this site, Verizon Wireless will enhance voice and data services to surrounding areas in licensed 700, 850 and 2100 MHz bands. The Effective Radiated Power (ERP) in any direction will not exceed 9,013 Watts. No other wireless operators are known to be located at this site. However, the contributions to existing RF levels at this site by any other operators are represented in the survey results.

Power density decreases significantly with distance from any antenna. The panel-type antennas to be employed at this site are highly directional by design and the orientation in azimuth and mounting elevation, as documented, serve to reduce the potential to exceed MPE limits at any location other than directly in front of the antennas. For accessible areas at ground level, the maximum predicted power density level resulting from all operations is 0.541% of the FCC General Population limits. At the roof level of the nearest structure, the maximum predicted power density level resulting from all operations is 0.867% of the FCC General Population limits.

**(P) GENERAL NOTES**

- THE CONTRACTOR SHALL NOTIFY VERIZON WIRELESS (WHERE REQUIRED) OF ANY ERRORS, OMISSIONS, OR INCONSISTENCIES AS THEY MAY BE DISCOVERED IN PLANS, DOCUMENTS, NOTES, OR SPECIFICATIONS PRIOR TO STARTING CONSTRUCTION INCLUDING, BUT NOT LIMITED BY, DEMOLITION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CORRECTING ANY ERROR, OMISSION, OR INCONSISTENCY AFTER THE START OF CONSTRUCTION WHICH HAS NOT BEEN BROUGHT TO THE ATTENTION OF VERIZON WIRELESS (WHERE REQUIRED) AND SHALL INCUR ANY EXPENSES TO RECTIFY THE SITUATION. THE MEANS OF CORRECTING ANY ERROR SHALL FIRST BE APPROVED BY VERIZON WIRELESS (WHERE REQUIRED).
- THE CONTRACTOR SHALL FIELD VERIFY ALL EXISTING CONDITIONS PRIOR TO THE START OF ANY WORK. DISCREPANCIES WILL BE REPORTED IMMEDIATELY TO VERIZON WIRELESS (WHERE REQUIRED). THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL WORK AND MATERIALS INCLUDING THOSE FURNISHED BY THE SUBCONTRACTOR(S).
- A COPY OF GOVERNING AGENCY APPROVED PLANS SHALL BE KEPT IN A PLACE SPECIFIED BY THE GOVERNING AGENCY, AND BY LAW, SHALL BE AVAILABLE FOR INSPECTION AT ALL TIMES. THE PLANS ARE NOT TO BE USED BY THE WORKMEN. ALL CONSTRUCTION SETS SHALL REFLECT THE SAME INFORMATION AS GOVERNING AGENCY APPROVED PLANS. THE CONTRACTOR SHALL ALSO MAINTAIN ONE SET OF PLANS, IN GOOD CONDITION, COMPLETE WITH ALL REVISIONS, ADDENDA, AND CHANGE ORDERS ON THE PREMISES AT ALL TIMES UNDER THE DIRECT CARE OF THE SUPERINTENDENT. THE CONTRACTOR SHALL SUPPLY VERIZON WIRELESS (WHERE REQUIRED), WITH A COPY OF ALL REVISIONS, ADDENDA, AND/OR CHANGE ORDERS AT THE CONCLUSION OF THE WORK AS A PART OF THE AS-BUILT DRAWING RECORDS.
- THE CONTRACTOR SHALL STUDY THE STRUCTURAL, ELECTRICAL, MECHANICAL, AND PLUMBING PLANS AND CROSS CHECK THEIR DETAILS, NOTES, DIMENSIONS, AND ALL REQUIREMENTS PRIOR TO THE START OF ANY WORK.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETE SECURITY OF THE PROJECT AND SITE WHILE THE WORK IS IN PROGRESS UNTIL THE JOB IS COMPLETE.
- THE CONTRACTOR HAS THE RESPONSIBILITY OF LOCATING ALL EXISTING UTILITIES WHETHER OR NOT SHOWN ON THE PLANS, AND TO PROTECT THEM FROM DAMAGE. THE CONTRACTOR, OR SUBCONTRACTOR AS SPECIFIED IN THE AGREEMENT BETWEEN SUBCONTRACTOR AND CONTRACTOR, SHALL BEAR THE EXPENSES OF REPAIR AND/OR REPLACEMENT OF UTILITIES OR OTHER PROPERTY DAMAGE BY OPERATIONS IN CONJUNCTION WITH THE EXECUTION OF THE WORK.
- THE REFERENCES ON THE DRAWINGS ARE FOR CONVENIENCE ONLY AND SHALL NOT LIMIT THE APPLICATION OF ANY DRAWING OR DETAIL.
- ALL CONSTRUCTION THROUGHOUT THE PROJECT SHALL CONFORM TO TITLE 24 OF THE CALIFORNIA CODE OF REGULATIONS, EXCEPT WHERE EXEMPTED.
- ALL GLASS AND GLAZING IS TO COMPLY WITH CHAPTER 54 OF THE U.S. CONSUMER SAFETY COMMISSION SAFETY STANDARDS FOR ARCHITECTURAL GLAZING MATERIALS (42 FR 1428, CFR PART 1201) AND LOCAL SECURITY REQUIREMENTS.
- ALL EXISTING CONSTRUCTION, EQUIPMENT, AND FINISHES NOTED TO BE REMOVED SHALL BECOME THE PROPERTY OF THE CONTRACTOR AND WILL BE REMOVED FROM THE SITE WITH THE FOLLOWING EXCEPTIONS:
  - PROPERTY NOTED TO BE RETURNED TO THE OWNER.
  - PROPERTY NOTED TO BE REMOVED BY THE OWNER.
- THE GOVERNING AGENCIES, CODE AUTHORITIES, AND BUILDING INSPECTORS SHALL PROVIDE THE MINIMUM STANDARDS FOR CONSTRUCTION TECHNIQUES, MATERIALS, AND FINISHES USED THROUGHOUT THE PROJECT. TRADE STANDARDS AND/OR PUBLISHED MANUFACTURERS SPECIFICATIONS MEETING OR EXCEEDING DESIGN REQUIREMENTS SHALL BE USED FOR INSTALLATION.
- WHEN REQUIRED STORAGE OF MATERIALS OCCURS, THEY SHALL BE EVENLY DISTRIBUTED OVER ROUGH FRAMED FLOORS OR ROOFS SO AS NOT TO EXCEED THE DESIGNED LIVE LOADS FOR THE STRUCTURE. TEMPORARY SHORING AND/OR BRACING IS TO BE PROVIDED WHERE THE STRUCTURE HAS NOT ATTAINED THE DESIGN STRENGTH FOR THE CONDITIONS PRESENT.
- DRAWINGS ARE NOT TO BE SCALED UNDER ANY CIRCUMSTANCE. VERIZON WIRELESS (WHERE REQUIRED) IS NOT RESPONSIBLE FOR ANY ERRORS RESULTING FROM THIS PRACTICE. WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALE SHOWN ON PLANS.
- PRIOR TO THE POURING OF ANY NEW SLAB OVER AN EXISTING SLAB THE CONTRACTOR SHALL VERIFY LOCATIONS OF ALL OPENINGS, CHASES, AND EQUIPMENT WHICH ARE TO BE IMPLEMENTED INTO THE NEW WORK. ALL ITEMS DESIGNATED TO BE ABANDONED SHALL BE NOTED AND DISCUSSED WITH THE OWNER AND VERIZON WIRELESS (WHERE REQUIRED) AS PART OF THE AS-BUILT DRAWING PACKAGE.
- BUILDING INSPECTORS AND/OR OTHER BUILDING OFFICIALS ARE TO BE NOTIFIED PRIOR TO ANY GRADING, CONSTRUCTION, AND ANY OTHER PROJECT EFFORT AS MANDATED BY THE GOVERNING AGENCY.
- OWNER, CONTRACTOR, AND VERIZON WIRELESS (WHERE REQUIRED) SHALL MEET JOINTLY TO VERIFY ALL DRAWINGS AND SPECIFICATIONS PRIOR TO THE START OF CONSTRUCTION.
- THE PROJECT, WHEN COMPLETED, SHALL COMPLY WITH LOCAL SECURITY CODES AND TITLE-24 ENERGY CONSERVATION REQUIREMENTS. (TITLE-24 WHEN APPLICABLE)
- NEW CONSTRUCTION ADDED TO EXISTING CONSTRUCTION SHALL MATCH IN FORM, TEXTURE, FINISH, AND IN MATERIALS EXCEPT AS NOTED IN THE PLANS AND SPECIFICATIONS.
- CONTRACTOR TO REPLACE AND/OR REROUTE ANY EXISTING UNDERGROUND UTILITIES ENCOUNTERED DURING TRENCHING AND GENERAL CONSTRUCTION.
- THE CONTRACTOR SHALL PROVIDE ALL NECESSARY BACKING, BLOCKING, AND/OR SLEEVES REQUIRED FOR THE INSTALLATION OF FIXTURES, MECHANICAL EQUIPMENT, PLUMBING, HARDWARE, AND FINISH ITEMS TO INSURE A PROPER AND COMPLETE JOB.
- THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING A PROJECT LEVEL, STRAIGHT, AND TRUE ACCORDING TO THE PLANS. THE CONTRACTOR SHALL COMPARE THE LINES AND LEVELS OF THE EXISTING CONDITIONS WITH THOSE SHOWN ON THE PLANS PRIOR TO THE START OF ANY CONSTRUCTION. VERIZON WIRELESS (WHERE REQUIRED) SHALL BE NOTIFIED OF ANY ERRORS, OMISSIONS, OR INCONSISTENCIES PRIOR TO ANY CONSTRUCTION.
- THE CONTRACTOR IS TO PROVIDE PROTECTION FOR ADJOINING PROPERTIES FROM PHYSICAL HARM, NOISE, DUST, DIRT, AND FIRE AS REQUIRED BY THE GOVERNING AGENCIES.
- WHERE SPECIFIED, MATERIALS TESTING SHALL BE TO THE LATEST STANDARDS AND/OR REVISIONS AVAILABLE AS REQUIRED BY THE GOVERNING

**811** Know what's below.  
Call before you dig.  
CALL 811  
WWW.CALL811.COM  
CONTRACTOR TO CALL NATIONWIDE  
ONE-CALL SYSTEMS AT LEAST (2)  
WORKING DAYS PRIOR TO DIGGING.

- AGENCY RESPONSIBLE FOR RECORDING THE RESULTS.
- THE CONTRACTOR IS RESPONSIBLE FOR THE STORAGE OF ALL MATERIALS AND SHALL NOT DO SO ON PUBLIC PROPERTY WITHOUT A PERMIT TO DO SO FROM THE GOVERNING AGENCIES FOR THIS PURPOSE.
- GENERAL NOTES AND STANDARD DETAILS ARE THE MINIMUM REQUIREMENTS TO BE USED IN CONDITIONS WHICH ARE NOT SPECIFICALLY SHOWN OTHERWISE.
- TRADES INVOLVED IN THE PROJECT SHALL BE RESPONSIBLE FOR THEIR OWN CUTTING, FITTING, PATCHING, ETC., SO AS TO BE RECEIVED PROPERLY BY THE WORK OF OTHER TRADES.
- ALL DEBRIS AND REFUSE IS TO BE REMOVED FROM THE PROJECT PREMISES AND SHALL BE LEFT IN A CLEAN (BROOM FINISH) CONDITION AT ALL TIMES BY EACH TRADE AS THEY PERFORM THEIR OWN PORTION OF THE WORK.
- VERIZON WIRELESS (WHERE REQUIRED) DOES NOT GUARANTEE ANY PRODUCTS, FIXTURES, AND/OR ANY EQUIPMENT NAMED BY A TRADE OR MANUFACTURER. GUARANTEE OR WARRANTY THAT MAY BE IN EFFECT IS DONE SO THROUGH THE COMPANY OR MANUFACTURER PROVIDING THE PRODUCT, FIXTURE, AND/OR EQUIPMENT ONLY. UNLESS SPECIFIC RESPONSIBILITY IS ALSO PROVIDED BY THE CONTRACTOR/SUBCONTRACTOR IN WRITTEN FORM.
- THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR AND SHALL REMEDY ALL FAULTY, INFERIOR, AND/OR IMPROPER MATERIALS, DAMAGED GOODS, AND/OR FAULTY WORKMANSHIP FOR ONE (1) YEAR AFTER THE PROJECT IS COMPLETE AND ACCEPTED UNDER THIS CONTRACT, UNLESS NOTED OTHERWISE IN THE CONTRACT BETWEEN THE OWNER AND THE CONTRACTOR. (EXCEPTION) THE ROOFING SUBCONTRACTOR SHALL FURNISH A MAINTENANCE AGREEMENT FOR ALL WORK DONE, COSIGNED BY THE GENERAL CONTRACTOR, TO MAINTAIN THE ROOFING IN A WATER TIGHT CONDITION FOR A PERIOD OF TWO (2) YEARS STARTING AFTER THE DATE OF SUBSTANTIAL COMPLETION OF THE PROJECT, UNLESS OTHERWISE WRITTEN IN THE CONTRACT BETWEEN THE OWNER AND THE CONTRACTOR.
- THE CONTRACTOR SHALL PROVIDE ADEQUATE PROTECTION FOR THE SAFETY OF THE OWNER'S EMPLOYEES, WORKMEN, AND ALL TIMES DURING THE CONSTRUCTION OF THE PROJECT.
- THE CONTRACTOR SHALL BE REQUIRED TO PAY FOR ALL NECESSARY PERMITS AND/OR FEES WITH RESPECT TO THE WORK TO COMPLETE THE PROJECT. BUILDING PERMIT APPLICATIONS SHALL BE FILED BY THE OWNER OR HIS REPRESENTATIVE. CONTRACTOR SHALL OBTAIN PERMIT AND MAKE FINAL PAYMENT FOR SAID DOCUMENT.
- THE ARCHITECT/ENGINEER IN CHARGE SHALL SIGN AND SEAL ALL DRAWINGS AND/OR SPECIFICATIONS.
- FIRE EXTINGUISHER REQUIREMENTS SHALL BE VERIFIED WITH THE LOCAL FIRE MARSHALL.
- VERIZON WIRELESS (WHERE REQUIRED) WILL REVIEW AND APPROVE SHOP DRAWINGS AND SAMPLES FOR CONFORMANCE WITH DESIGN CONCEPT. VERIZON WIRELESS (WHERE REQUIRED) PROJECT APPROVAL OF A SEPARATE ITEM SHALL NOT INCLUDE APPROVAL OF AN ASSEMBLY IN WHICH THE ITEM FUNCTIONS.
- CONTRACTOR TO LOCATE ALL UTILITIES PRIOR TO PLACEMENT OF MONOPOLE FOOTING AND OTHER STRUCTURES TO BE PLACED IN GROUND. SEE GENERAL NOTE #6 ON THIS SHEET.
- SEE CIVIL DRAWINGS FOR ADDITIONAL SITE INFORMATION.
- CONTRACTOR TO PROVIDE TRENCH AS REQUIRED TO INSTALL BOTH ELECTRICAL AND TELEPHONE UNDERGROUND CONDUITS (#40 PVC) PER S.C.E. WORKORDER. BACKFILL WITH CLEAN SAND AND COMPACT TO THE SATISFACTION OF THE DISTRICTS INSPECTOR. REPLACE FINISH GRADE WITH MATCHING MATERIALS (GRASS, ASPHALT, CONCRETE, ETC.)
- CALL BEFORE YOU DIG. CONTRACTOR IS REQUIRED TO CALL USA NORTH AT 1-800-227-2800 AT LEAST 72 HOURS BEFORE DIGGING.
- CONTRACTOR TO PROVIDE HEAVY STEEL PLATES AT OPEN TRENCHES FOR SAFETY AND TO PROTECT EXISTING GROUND SURFACES FROM HEAVY EQUIPMENT UTILIZED DURING CONSTRUCTION.
- CONTRACTOR TO PATCH AND REPAIR ALL GROUND SURFACES WITHIN THE CONSTRUCTION AREA AS NECESSARY TO PROVIDE A UNIFORM SURFACE AND MAINTAIN EXISTING SURFACE DRAINAGE SLOPES.
- CONTRACTOR TO REPLACE LANDSCAPE VEGETATION THAT WAS DAMAGED DUE TO CONSTRUCTION, AND TO MODIFY REMAINING IRRIGATION LINES TO OPERATING CONDITION, PROVIDING FULL COVERAGE TO IMPACTED AREAS.
- THIS FACILITY IS AN UNOCCUPIED WIRELESS TELECOMMUNICATION FACILITY.



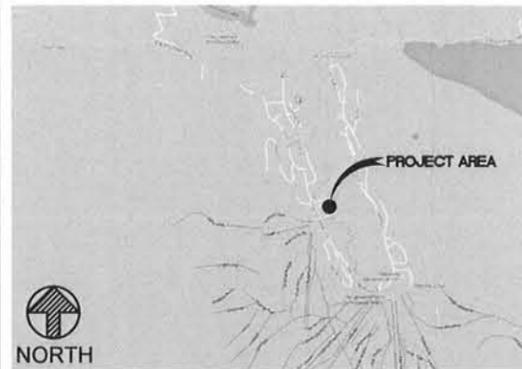
**KIRKWOOD**  
33503 LOOP RD, KIRKWOOD, CA 95646

(MW SHOOTING TO KIRKWOOD CHAIR 2)

CA3/MW PROJECT ID: 20141087651

PS LOCATION #: 300586

**VICINITY MAP**



**PROJECT INFORMATION**

**PROPERTY INFORMATION:**  
SITE NAME: KIRKWOOD  
PS LOCATION#: 300586  
CA3 PROJECT ID: 20141087651  
SITE ADDRESS:  
33503 LOOP RD, KIRKWOOD, CA 95646  
  
APN: 026-270-016  
COUNTY: AMADOR  
JURISDICTION: AMADOR COUNTY  
USE: WIRELESS  
TELECOMMUNICATION FACILITY  
OCCUPANCY: U (UNMANNED)/S2  
CONSTRUCTION TYPE: VB  
TOWER TYPE AND HT: 40' TOWER W/ (P) 20' EXTENSION  
GROUND ELEVATION: 7775' AMSL

**SITE MANAGER/DESIGN TEAM:**  
EPIC WIRELESS  
8700 AUBURN FOLSOM ROAD, SUITE 400  
GRANITE BAY, CA 95746  
CONTACT: JOSH JORDAN  
TELEPHONE: (916) 704-0897  
EMAIL: JOSH.JORDAN@EPICWIRELESS.NET

**LEASING/ZONING MANAGER:**  
EPIC WIRELESS  
8700 AUBURN FOLSOM ROAD, SUITE 400  
GRANITE BAY, CA 95746  
CONTACT: KAREN LEINERT  
TELEPHONE: 916-834-0834  
EMAIL: LANDMARKCONSULTING@SBCGLOBAL.NET

**PROPERTY/TOWER OWNER:**  
VOLCANO TELEPHONE  
PO BOX 1070  
PINE GROVE, CA 95665  
CONTACT: FRANK LESCHINSKY  
TELEPHONE: 209-296-1427

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**KIRKWOOD**  
CA3 MW PROJECT ID: 20141087651  
PS LOCATION #: 300586  
33503 LOOP RD, KIRKWOOD, CA 95646



**ATM Engineering**  
Tim McPartland, SE  
2525 East Bidwell Street  
Folsom, CA 95630  
Phone: 916-859-7300  
Direct: 916-934-5177  
Email: timm@atmengineering.com

STAMP

**DIRECTIONS TO SITE FROM VERIZON**

FROM: 255 PARKSHORE DRIVE, FOLSOM, CA 95630  
TO: 33503 LOOP RD, KIRKWOOD, CA 95646

GET ON US-50 E FROM PARKSHORE DR AND PRAIRIE CITY RD 5 MIN (2.8 MI)

FOLLOW US-50 E TO LATROBE RD IN EL DORADO HILLS. TAKE THE LATROBE RD EXIT FROM US-50 E 4 MIN (4.3 MI)

MERGE ONTO LATROBE RD TAKE CA-49 S TO RIDGE RD IN SUTTER CREEK 11 MIN (9.6 MI)

FOLLOW RIDGE RD TO CA-88 E IN PINE GROVE 12 MIN (8.3 MI)

SLIGHT LEFT ONTO CA-88 E  
CONTINUE ON KIRKWOOD MEADOWS DR. DRIVE TO LOOP RD 2 MIN (0.9 MI)

TURN RIGHT ONTO KIRKWOOD MEADOWS DR 0.7 MI

TURN LEFT ONTO LOOP RD DESTINATION WILL BE ON THE LEFT 0.2 MI

33503 LOOP RD  
KIRKWOOD, CA 95646

**SHEET INDEX**

- T-1 TITLE SHEET, PROJECT INFORMATION
- C-1 SURVEY
- A-1 OVERALL SITE PLAN & SITE PLAN
- A-2 (E) & (P) ANTENNA PLANS & COAX/MW EQUIPMENT SCHEDULES
- A-3 ELEVATION

**PROJECT DESCRIPTION**

MODIFICATION TO AN (E) UNMANNED TELECOMMUNICATION SITE CONSISTING OF THE FOLLOWING:

- REMOVE UNUSED ANALOGUE EQUIPMENT.
- (P) -48 POWERBAY RACK IN (E) LEASE AREA.
- REPLACE (E) NORTEL EQUIPMENT WITH MOTOROLA EQUIPMENT
- UPGRADE (E) POWER BREAKER WITHIN LAND LOADS PANEL TO 80 AMP BREAKER.
- (P) 20' LATTICE TOWER EXTENSION TO (E) TOWER
- (12) 8' PANEL ANTENNAS.
- (9) RRU12 (3) (P) RRU12 & (6) (F) RRU12/+A2.
- (4) RAYCAP SURGE SUPPRESSORS, (2 AT EQUIPMENT 2 AT ANTENNAS)
- (2) (P) HYBRID CABLE.
- (12) (P) 7/8" COAX LINES.
- (P) MW SHOOTING TO KIRKWOOD CHAIR 2 W/ODU.
- (2) (P) CAT5e CABLES.

**CODE COMPLIANCE**

ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE FOLLOWING CODES AS ADOPTED BY THE LOCAL GOVERNING AUTHORITIES. NOTHING IN THESE PLANS IS TO BE CONSTRUCTED TO PERMIT WORK NOT CONFORMING TO THESE CODES:

- 2013 CALIFORNIA ADMINISTRATIVE CODE, PART 1, TITLE 24 C.C.R.
- 2013 CALIFORNIA BUILDING CODE (CBC), PART 2, TITLE 24 C.C.R. (2012 INTERNATIONAL BUILDING CODE VOLUMES 1-2 AND 2013 CALIFORNIA AMENDMENTS)
- 2013 CALIFORNIA ELECTRICAL CODE (CEC), PART 3, TITLE 24 C.C.R. (2011 NATIONAL ELECTRICAL CODE AND 2013 CALIFORNIA AMENDMENTS)
- 2013 CALIFORNIA MECHANICAL CODE (CMC), PART 4, TITLE 24 C.C.R. (2012 UNIFORM MECHANICAL CODE AND 2013 CALIFORNIA AMENDMENTS)
- 2013 CALIFORNIA PLUMBING CODE (CPC), PART 5, TITLE 24 C.C.R. (2012 UNIFORM PLUMBING CODE AND 2013 CALIFORNIA AMENDMENTS)
- 2013 CALIFORNIA ENERGY CODE (CEC), PART 6, TITLE 24 C.C.R.
- 2013 CALIFORNIA FIRE CODE, PART 9, TITLE 24 C.C.R. (2012 INTERNATIONAL FIRE CODE AND 2013 CALIFORNIA AMENDMENTS)
- 2013 CALIFORNIA GREEN BUILDING STANDARDS CODE, PART 11, TITLE 24 C.C.R.
- 2013 CALIFORNIA REFERENCED STANDARDS, PART 12, TITLE 24 C.C.R.
- ANSI/EIA-TIA-222-G
- ALONG WITH ANY OTHER APPLICABLE LOCAL & STATE LAWS AND REGULATIONS.

**DISABLED ACCESS REQUIREMENTS**  
THIS FACILITY IS UNMANNED & NOT FOR HUMAN HABITATION. DISABLED ACCESS & REQUIREMENTS ARE NOT REQUIRED IN ACCORDANCE WITH CALIFORNIA STATE BUILDING CODE TITLE 24 PART 2, SECTION 11B-203.4

**ISSUE STATUS**

INT	DATE	DESCRIPTION	REV
AEB	03/12/15	90% ZD'S	0
AKG	04/21/15	95% ZD'S	0
AKG	04/22/15	100% ZD'S	0

SHEET TITLE:  
TITLE SHEET &  
PROJECT INFORMATION

**T-1**

RECEIVED  
Amador County

MAY 22 2015

PLANNING DEPARTMENT

(P) -48V BATTERY RACK, (P) POWER BREAKER & (P) MISC. RACK TO BE ADDED TO (E) 4'X6' VERIZON WIRELESS LEASE AREA; (E) NORTEL 850 TO BE REPLACED WITH MOTOROLA EQUIPMENT.  
(E) 4'X6' VERIZON WIRELESS EQUIPMENT LEASE AREA TO BE DETERMINED BY CONTRACTOR

SEE ANTENNA PLAN

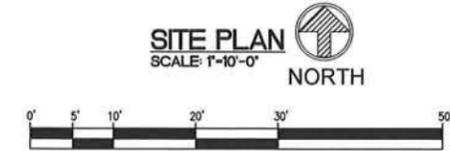
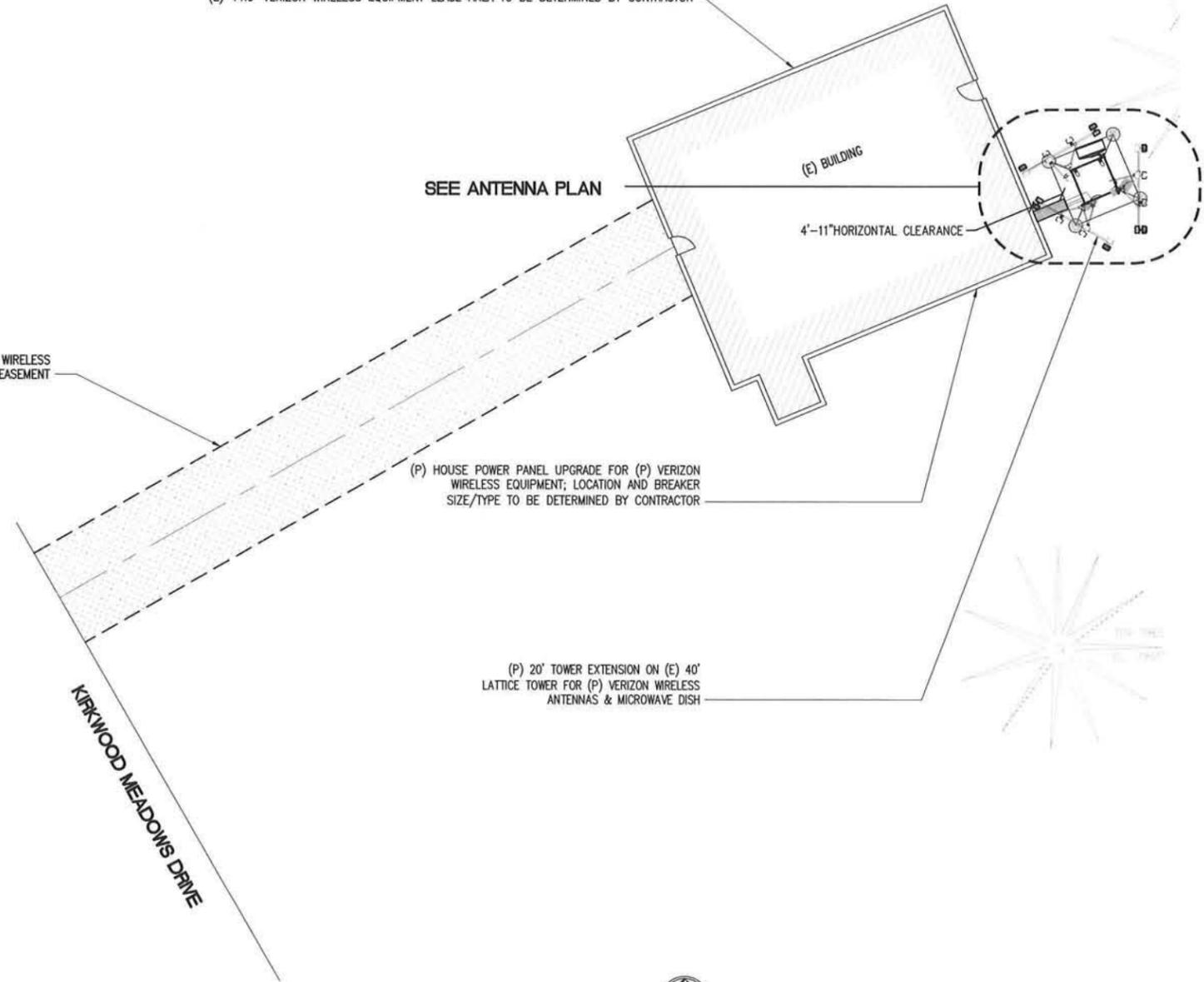
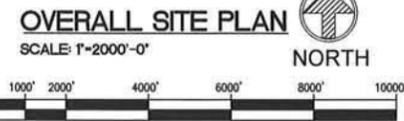
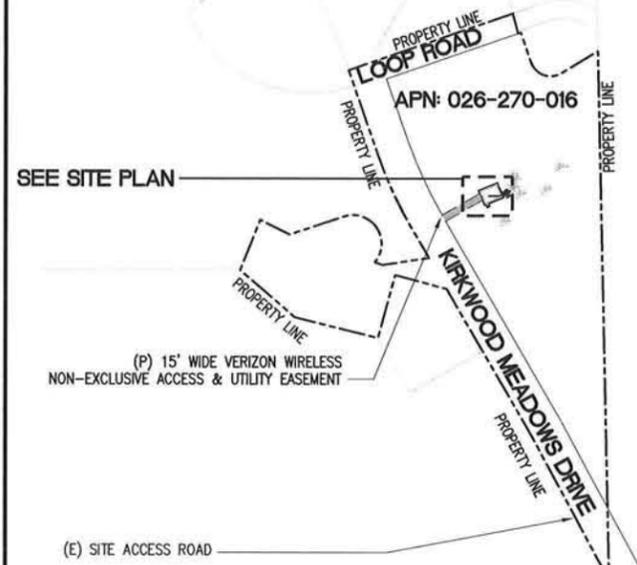
(E) BUILDING

4'-11" HORIZONTAL CLEARANCE

(P) 15' WIDE VERIZON WIRELESS  
NON-EXCLUSIVE ACCESS & UTILITY EASEMENT

(P) HOUSE POWER PANEL UPGRADE FOR (P) VERIZON WIRELESS EQUIPMENT; LOCATION AND BREAKER SIZE/TYPE TO BE DETERMINED BY CONTRACTOR

(P) 20' TOWER EXTENSION ON (E) 40' LATTICE TOWER FOR (P) VERIZON WIRELESS ANTENNAS & MICROWAVE DISH



**KIRKWOOD**  
 CA3 MW PROJECT ID: 20141087651  
 PS LOCATION #: 300586  
 33503 LOOP RD, KIRKWOOD, CA  
 95646



**ATM Engineering**  
 Tim McPartland, SE  
 2525 East Bidwell Street  
 Folsom, CA 95630  
 Phone: 916-859-7300  
 Direct: 916-934-5177  
 Email: timm@atmengineering.com

STAMP

**ISSUE STATUS**

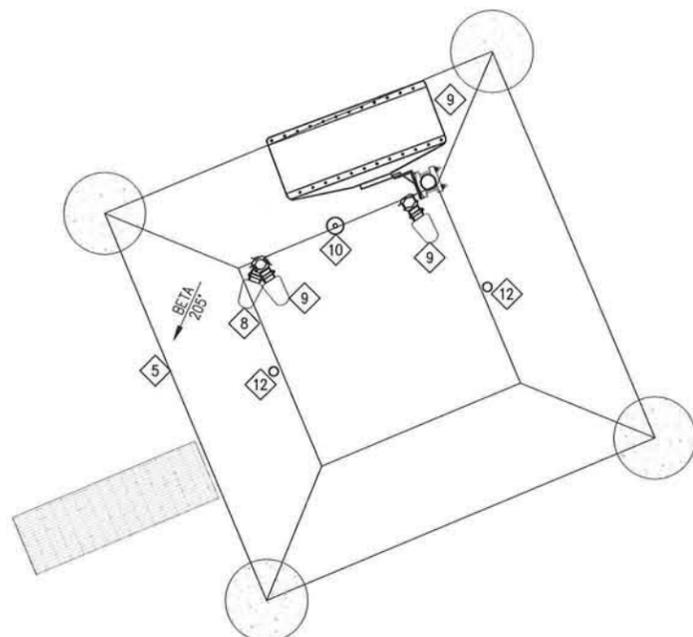
INT	DATE	DESCRIPTION	REV
AEB	03/12/15	90% ZD'S	0
AKG	04/21/15	95% ZD'S	0
AKG	04/22/15	100% ZD'S	0

SHEET TITLE:  
 OVERALL SITE PLAN & SITE PLAN

**A-1**

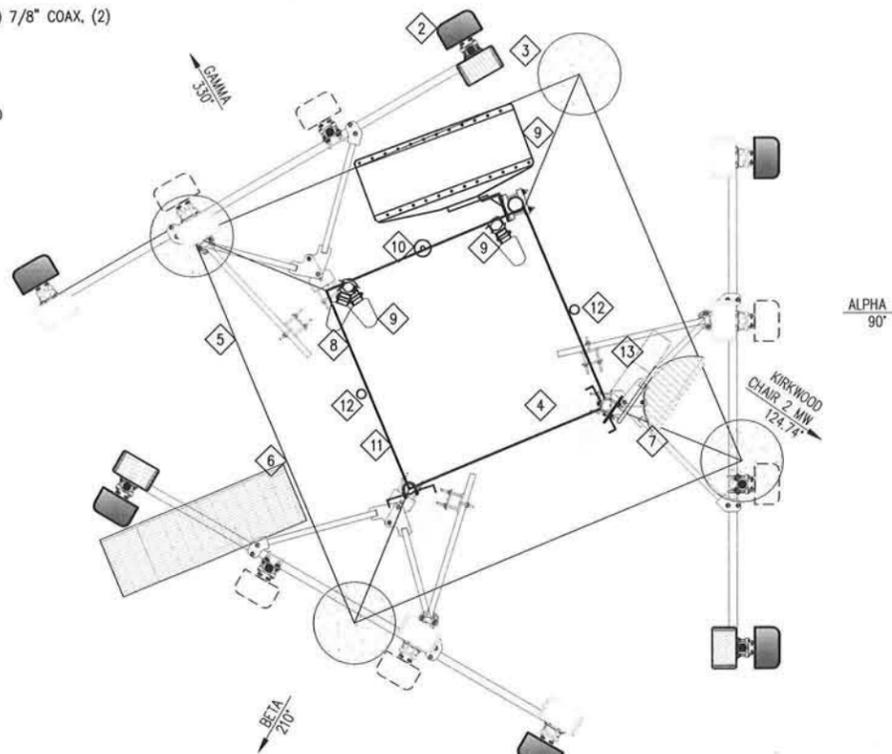
ANTENNA PLAN KEY NOTES:

- 1 (3) (P) V-FRAME ANTENNA MOUNT
- 2 (12) (P) VERIZON WIRELESS 8' ANTENNAS, (6) (P) & (6) (F), TYPICAL OF (4) PER SECTOR
- 3 (3) (P) RRH'S & (6) (F) RRH'S
- 4 (2) (P) TOWER MOUNTED RAYCAP SURGE SUPPRESSOR
- 5 (E) 40' TOWER W/ (P) 20' EXTENSION
- 6 (E) TOWER MOUNTED CABLE LADDER W/ (12) (P) 7/8" COAX, (2) (P) HYBRID CABLES & (2) (P) CAT5e CABLES
- 7 (P) MW AIMED TO KIRKWOOD CHAIR 2
- 8 (E) VERIZON WIRELESS ANTENNA TO BE REMOVED
- 9 (E) ANTENNA BY OTHERS
- 10 (E) GPS BY OTHERS
- 11 (P) 20' LATTICE TOWER EXTENSION
- 12 (E) OMNI ANTENNAS BY OTHERS
- 13 (2) (P) ODU'S



(E) ANTENNA PLAN

SCALE: 1/2"=1'-0"



(P) ANTENNA PLAN

SCALE: 1/2"=1'-0"



ALPHA 90°

KIRKWOOD CHAIR 2 MW 124.74°

BETA 210°

GAMMA 330°

NORTH

