



County of Lassen  
Department of Planning and Building Services

• Planning • Building Permits • Code Enforcement • Surveyor • Surface Mining

March 4, 2020

Maurice L. Anderson, Director  
707 Nevada Street, Suite 5  
Susanville, CA 96130-3912  
Phone: 530 251-8269  
Fax: 530 251-8373  
email: landuse@co.lassen.ca.us  
website: www.co.lassen.ca.us

TO: Architectural Review Committee  
Agenda Date: March 5, 2020

Zoning & Building  
Inspection Requests  
Phone: 530 257-5263

FROM: Maurice L. Anderson, Director

*Fsr:*  
SUBJECT: **DESIGN REVIEW #2020-005, Frank Habiger (owner); Linda C. Farling-Mendoza (applicant).** The applicants are proposing a 416-square-foot accessory building that deviates from the roof overhang requirements of Lassen County Code § 18.108.235. Deviation from these requirements is allowed upon approval by the Architectural Review Committee through the Design Review process. The project site is zoned A-2-B-10 (Agricultural Residential 10-Acre Building Site Combining District) and its land use designation is "Extensive Agriculture" in the *Lassen County General Plan, 2000*. The project site is located approximately 8 miles west of Nubieber and 1.5 miles south of Highway 299 at 547-955 Old Highway Road, McArthur, CA 96506. APN: 013-020-48. Staff Contact: Nancy McAllister, Associate Planner

The Lassen County Department of Planning and Building Services recommends the following findings:

1. The project site is zoned A-2-B-10 (Agricultural Residential 10-Acre Building Site Combining District) and its land use designation is "Extensive Agriculture" in the *Lassen County General Plan, 2000*.
2. Existing improvements on site include a 1,176-square-foot single family residence with garage and three sheds (measuring approximately 160 square feet, 120 square feet, and 80 square feet).
3. The applicants are proposing 416-square-foot accessory building ("storage/weight and exercise space") that deviates from the roof overhang requirements of Lassen County Code § 18.108.235. Said section requires that roof overhangs extend a minimum of twelve inches from the sides and on the gable ends.
4. The applicant is proposing SmartSide (wood composite) siding in green.
5. The applicant is proposing a 5/12 roof pitch with 6" eave overhangs or overhang on gabled ends.
6. The proposed accessory building meets all requirements set forth in Lassen County Code § 18.18.050 (Development Standards) for A-2 zoning districts, including the 35-foot building height limit, the 35 percent maximum lot coverage limit, and all of the setback distances.

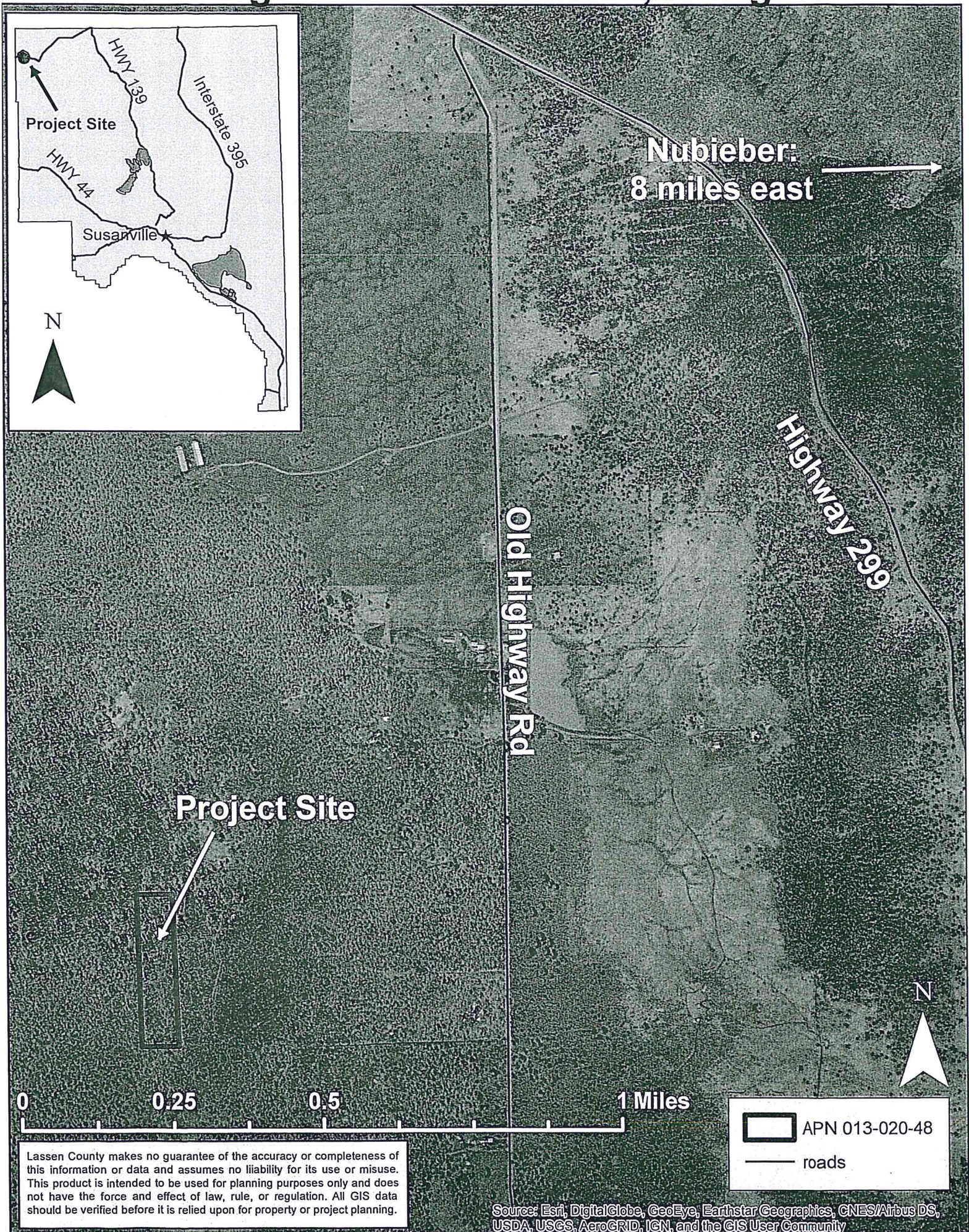
7. The proposed accessory building meets the 30-foot setback distance required by the Lassen County 502 Ordinance set forth in Lassen County Code § 9.16.103(d)(1)(A), and California Code of Regulations § 1276.01.
8. Pursuant to Lassen County Code § 18.118 (Design Review), the Architectural Review Committee may make one of the following determinations:
  - a. Approve the application as submitted; or
  - b. Suggest any changes in the plans it deems necessary to accomplish the purpose of the design district or applicable standards; or
  - c. Refer the application to the Planning Commission for decision.

#### Code Requirements

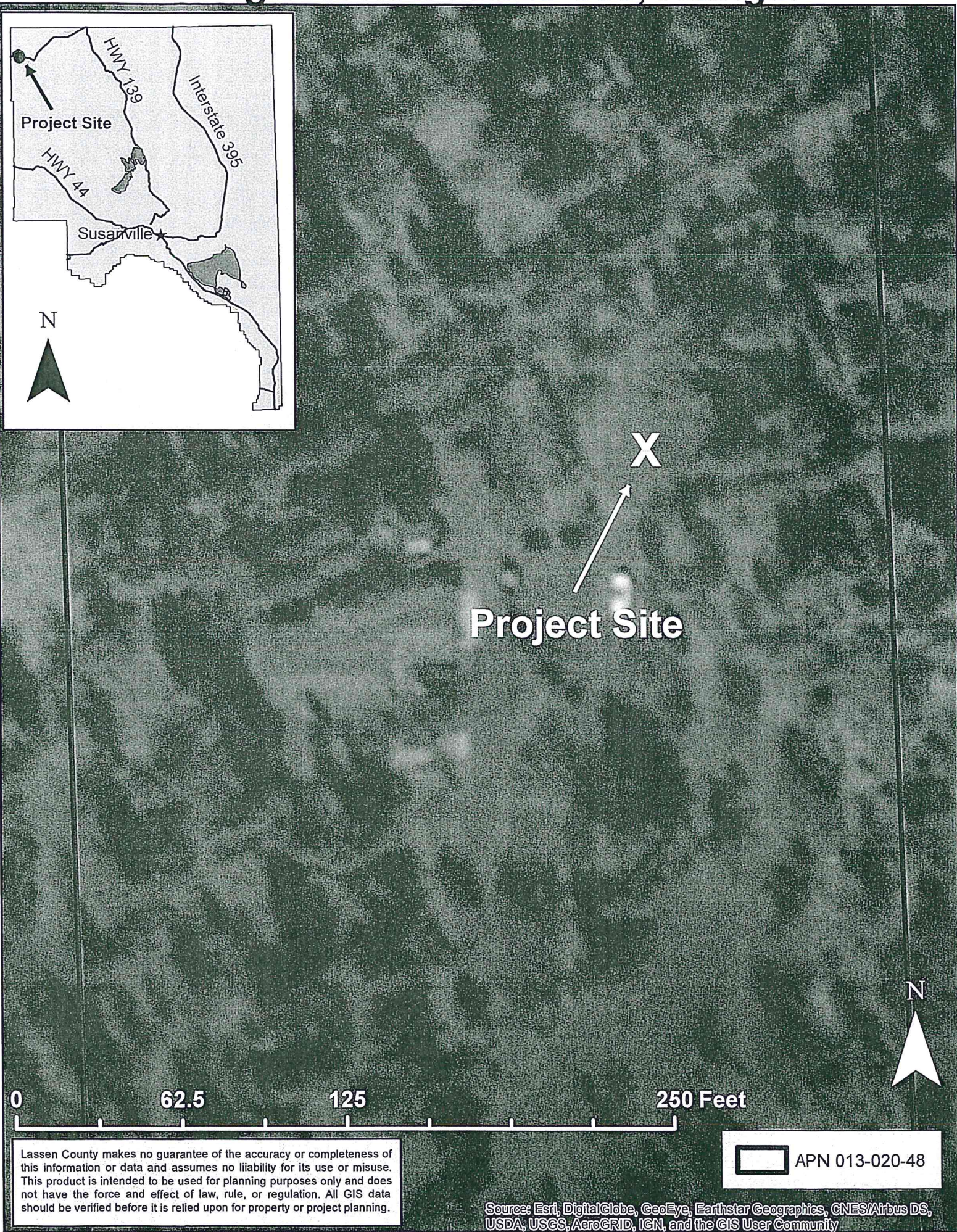
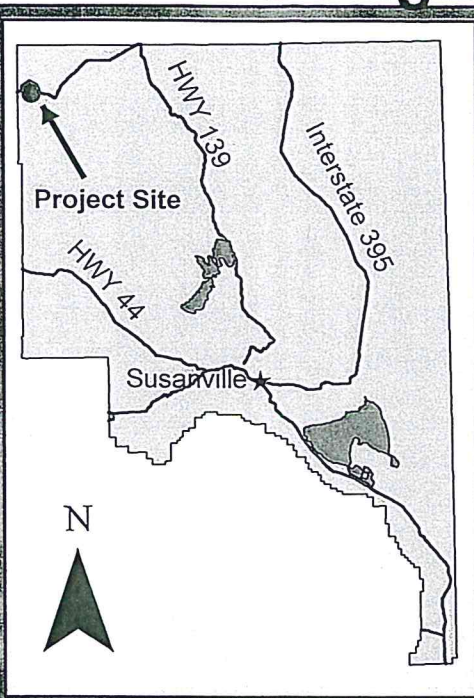
1. The applicant will secure a building permit from the Department of Planning and Building Services before construction of the proposed accessory building.
2. The proposed accessory building shall not be painted in florescent, luminescent, or other extreme colors, which detract from the appearance of the neighboring property, the community as a whole or the natural environment.

MLA:njm

# Design Review #2020-005, Habiger



# Design Review #2020-005, Habiger



0 62.5 125 250 Feet

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APN 013-020-48

Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community



## DESIGN REVIEW APPLICATION

FILING FEE: \$130  
DEPARTMENT OF PLANNING AND BUILDING SERVICES  
707 Nevada Street, Suite 5 · Susanville, CA 96130-3912  
(530) 251-8269 · (530) 251-8373 (fax)  
www.co.lassen.ca.us

RECEIVED

FEB 26 2020

LASSEN COUNTY DEPARTMENT OF  
PLANNING AND BUILDING SERVICES

Form must be typed or printed clearly in black or blue ink. All sections must be completed in full.  
This application consists of two pages; only attach additional sheets if necessary.

FILE NO. DR # 2020-005

<b>Property Owner/s</b>	<b>Property Owner/s</b>
Name: <u>Frank J. Habiger</u>	Name:
Mailing Address: <u>547-955 Old Highway Rd</u>	Mailing Address:
City, ST, Zip: <u>McArthur CA 96506</u>	City, ST, Zip:
Telephone: <u>415-306-2584</u> Fax:	Telephone: Fax:
Email:	Email:

<b>Applicant/Authorized Representative*</b>	<b>Agent (Land Surveyor/Engineer/Consultant)</b>
Same as above: <input type="checkbox"/>	Correspondence also sent to: <input type="checkbox"/>
Name: <u>Linda C. Farling-Mendoza</u>	Name:
Mailing Address: <u>547-955 Old Highway Rd</u>	Mailing Address:
City, ST, Zip: <u>McArthur CA 96506</u>	City, ST, Zip:
Telephone: <u>707-775-9534</u> Fax:	Telephone: Fax:
Email:	Email: License #:

<b>Project Address or Specific Location:</b> <u>547-955 Old Highway Rd McArthur CA</u>			
<b>Deed Reference:</b> Book: _____ Page: _____ Year: _____ Doc#: _____			
<b>Zoning:</b> <u>A-2-B-10</u>	<b>General Plan Designation:</b>		
<b>Parcel Size (acreage):</b> <u>9.89</u>	<b>Section:</b>	<b>Township:</b>	<b>Range:</b>

<b>Assessor's Parcel Number(s):</b> <u>013 020 48</u>	- -	- -
- -	- -	- -

<b>Project Description/Proposed Use of Structure:</b> <u>Storage / Weight + Exercise Space</u>

<b>SIGNATURE OF PROPERTY OWNER(S): I HEREBY ACKNOWLEDGE THAT:</b> I have read this application and state that the information given is both true and correct to the best of my knowledge. I agree to comply with all County ordinances and State laws concerning this application.	<b>*SIGNATURE OF APPLICANT/AUTHORIZED REPRESENTATIVE</b> (Representative may sign application on behalf of the property owner only if Letter of Authorization from the owner/s is provided, or if they have an appropriate contractor's license.)
<u>[Signature]</u> Date: <u>2-25-20</u>	<u>[Signature]</u> Date: <u>2/25/20</u>
Date:	Date:

See associated process form for required attachments and instructions.

Application for design review may be prepared by the property owner or his qualified agent and shall be accompanied by drawings or sketches made clear and legible on sheets of paper at least 8½"x11" in size. Three (3) copies of such applications for design approval shall be submitted to the Planning Department and shall include, but not be limited to, the following information:

**1. Plot Plan/Layout Design:**

- The location of all existing and proposed structures on the property together with their dimensions, distance between structures and setback distances from property lines.
- Approximate location of all streams, drainage channels, and/or bodies of water and an approximate indication of slope and elevation of the property.
- Names, locations, and widths of all existing and proposed streets or right-of-ways known to the owner as to location on or near the property.
- Proposed type and location of driveway, parking areas, sidewalks, fences, shrubs, landscaping, etc.
- The relation to the existing buildings and structures in the general vicinity and area.
- Location of sewer lines and leach field areas.

**2. Setbacks:**

Front: Required	<u>30'</u>	Proposed	<u>35'</u>
Side: Required	<u>30'</u>	Proposed	<u>40'</u>
Rear: Required	<u>30'</u>	Proposed	<u>40' +</u>

**3. Proposed building and/or improvements showing the same as it will appear after the work for which the permit is sought shall have been completed:**

Design of proposed construction and/or other improvement (show on drawings).

Height and area of buildings: 416 sq ft

Ground level to roof peak: 11' 9 15/16"

Ground level to top of wall (show on drawings.): 7' 8 1/4"

Roofing: Type: Asphalt Shingles

Pitch: 12/5 Eave Lengths: Sides 6" Gabled Ends 6"

\*Color: grey

Elevations of proposed building (shown on drawings).

Exterior: Material: SmartSide

\*Color of Siding: green

Masonry work – color and materials to be used: \_\_\_\_\_

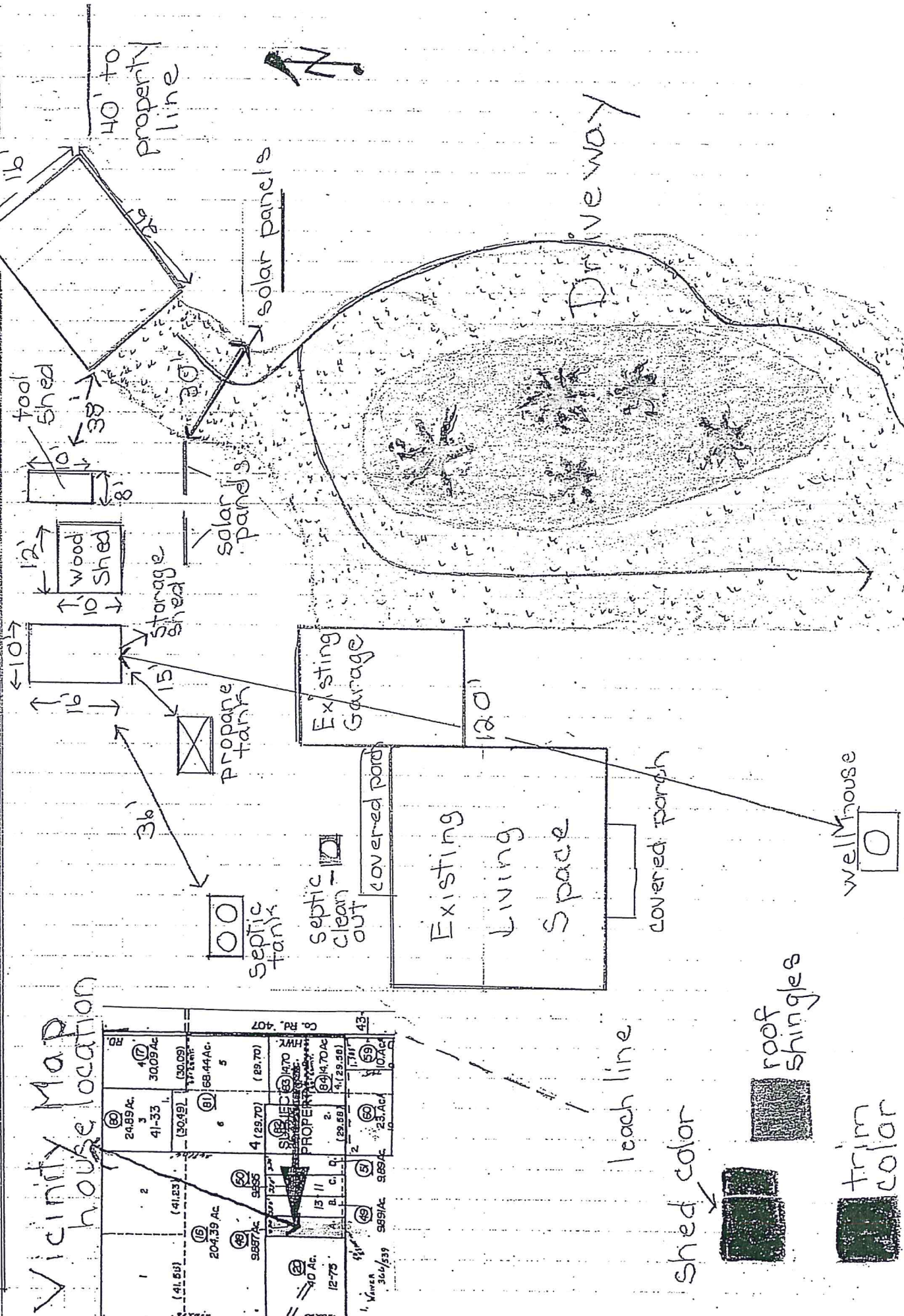
**\*Two (2) color samples of new roof or exterior must accompany this application.**

**Staff Use Only:** Fire Responsibility Area: ☒ SRA ☐ LRA-very high Chapter 7A materials required: ☐ Yes ☐ No

Conference with Cal Fire required: ☐ Yes ☐ No Building Inspector intake review complete (initial): \_\_\_\_\_ Date: \_\_\_\_\_

5H7-9505 DDC H11696056  
McAuley, David H. 1956

Proposed





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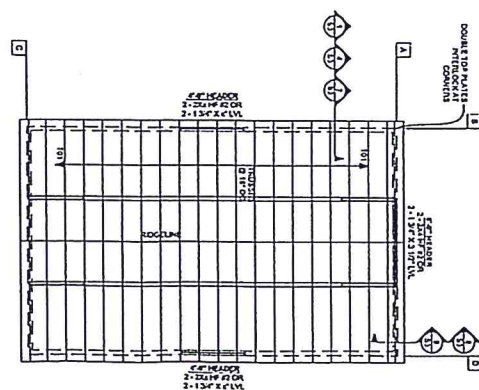
**TUFF SHED, INC.**  
**ENGINEERING DEPARTMENT**

**RICHARD J. WILLS, P.E.**  
**RWILLS@TUFFSHED.COM**  
**1777 S. HARRISON STREET**  
**DENVER, COLORADO 80210**  
**(303) 751-8833 EXT. 96315**

THESE DRAWINGS AND THE DESIGN ARE THE PROPERTY OF TUFF SHED, INC. THESE DRAWINGS ARE FOR A BUILDING TO BE SUPPLIED AND BUILT BY TUFF SHED ONLY. ANY OTHER USE IS FORBIDDEN BY TUFF SHED INC AND THE

Drawn By: JS
Date: 01/28/2020
Checked By:
Date:
Revised:
Revised:
Tbl:
PLANS
SHEAR WALL SCHED
NAILING SCHEDULE
Scale: 1/4" = 1'-0"
Sheet:

S2  
Sheet 12 of 13



## ROOF FRAMING PLAN

⑧ TRUSS BOTTOM CHORD BRACE  
NOT TO SCALE

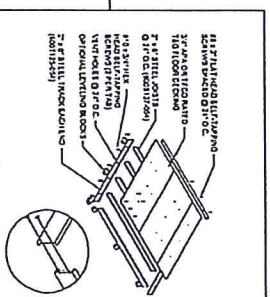
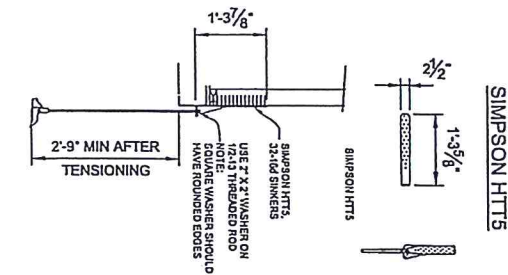
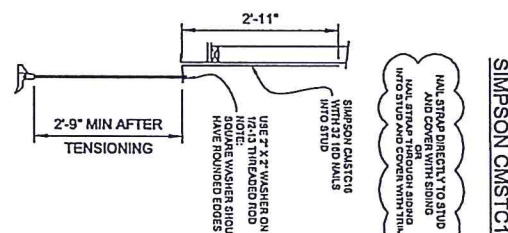
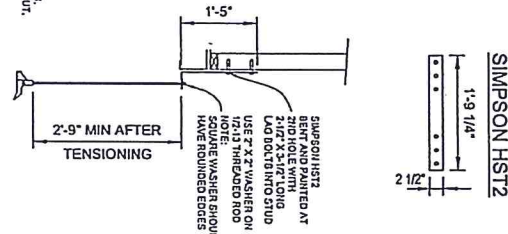
### ⑦ DETAIL WITH BOTTOM CHORD

**⑥ ROOFING SHEATHING NAILING DT**

① SHEAR TRANSFER DETAIL  
3/4" x 1'-0"

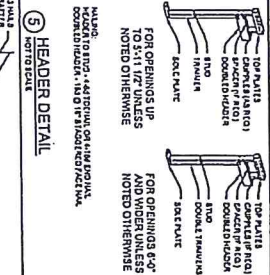
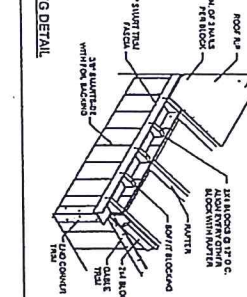
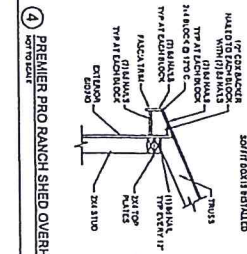
⑨ ENDWALL ASSEMBLY DETAIL

- [illegible]



**2 BUILDING SECTION**  
JE • T • D

ATTACH TO EXISTING OR NEW ROSS 10' TO 12' DIAM.  
WALL. TALKING TO BE 7' 6" IN. AND ORANGE 2' 1" OC.



⑩ MR88 ANCHOR DETAILS

SIMPSON HST2

SIMPSON CMSTC16

SIMPSON HTT5

**PRELIMINARY -  
NOT FOR  
CONSTRUCTION**

**TUFF SIED, INC.**  
**ENGINEERING DEPARTMENT**

**RICHARD J. WILLS, P.E.**  
**RWILLS@TUFFSIED.COM**  
**1777 S. HARRISON STREET**  
**DENVER, COLORADO 80210**  
**(303) 733-8833 EXT. 96315**

PO No. EP-2318 Inv No. 1458017  
Customer: FRANK HABIGER  
Description:  
ACCESSORY BUILDING  
16' X 26' = 416 SQ FT  
Site Address:  
547-055 OLD HWY RD  
MCARTHUR, CA 96056

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**TUFF SHED**  
Storage Buildings & Garages  
**TUFF SHED, INC.**  
253 E. PRIMA CIRCLE  
MCFORD, OH 47951  
614-773-4143

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REGISTERED TRADEMARK

Date:	01/26/2010
Checked By:	
Date:	
Revised:	
Revised:	
Title:	
SECTIONS	
DETAILS	
SECT: NONE	
Sheet:	

S3

Sheet 3 of 5