

Lake Forest Road Properties

APN: 093-041-004-000
Size: 0.1 Acres
Zoning: Lake Forest
Commercial Subdistrict
DU/Acre: 15

APN: 093-041-005-000
Size: 0.5 Acres
Zoning: Lake Forest
Commercial Subdistrict
DU/Acre: 15

APN: 093-041-006-000
Size: 0.2 Acres
Zoning: Lake Forest
Commercial Subdistrict
DU/Acre: 15

APN: 093-051-004-000
Size: 0.3 Acres
Zoning: Lake Forest
Commercial Subdistrict
DU/Acre: 15

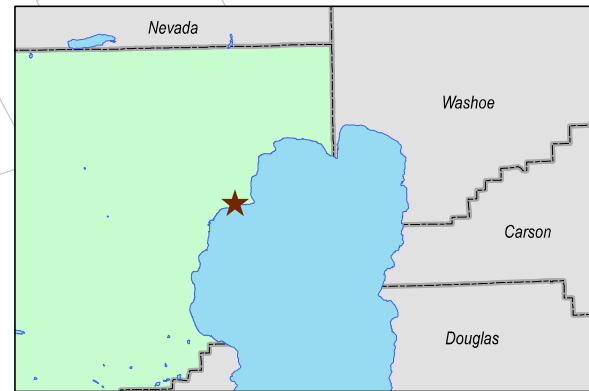
Totals: 1.1 Acres / 17 Units



0 0.01 .015 0.03 Miles

COUNTY OF **Placer** Community Development Resource Agency

DATA DISCLAIMER:
The features on this map were prepared for geographic purposes only and are not intended to illustrate legal boundaries or supersede local ordinances. Official information concerning the features depicted on this map should be obtained from recorded documents and local governing agencies.





Source: Esri, Maxar, GeoEye, Earthstar, etc.

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Zoning: Lake Forest Commercial Subdistrict
DU/Acre: 15

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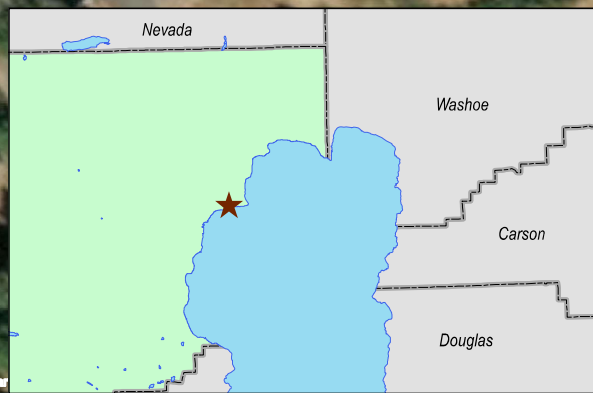
APN: 093-041-006-000 Size: 0.2 Acres
Zoning: Lake Forest Commercial Subdistrict
DU/Acre: 15

APN: 093-051-004-000 Size: 0.3 Acres
Zoning: Lake Forest Commercial Subdistrict
DU/Acre: 15

Totals: 1.1 Acres / 17 Units



0 0.0075 0.015 0.03 Miles



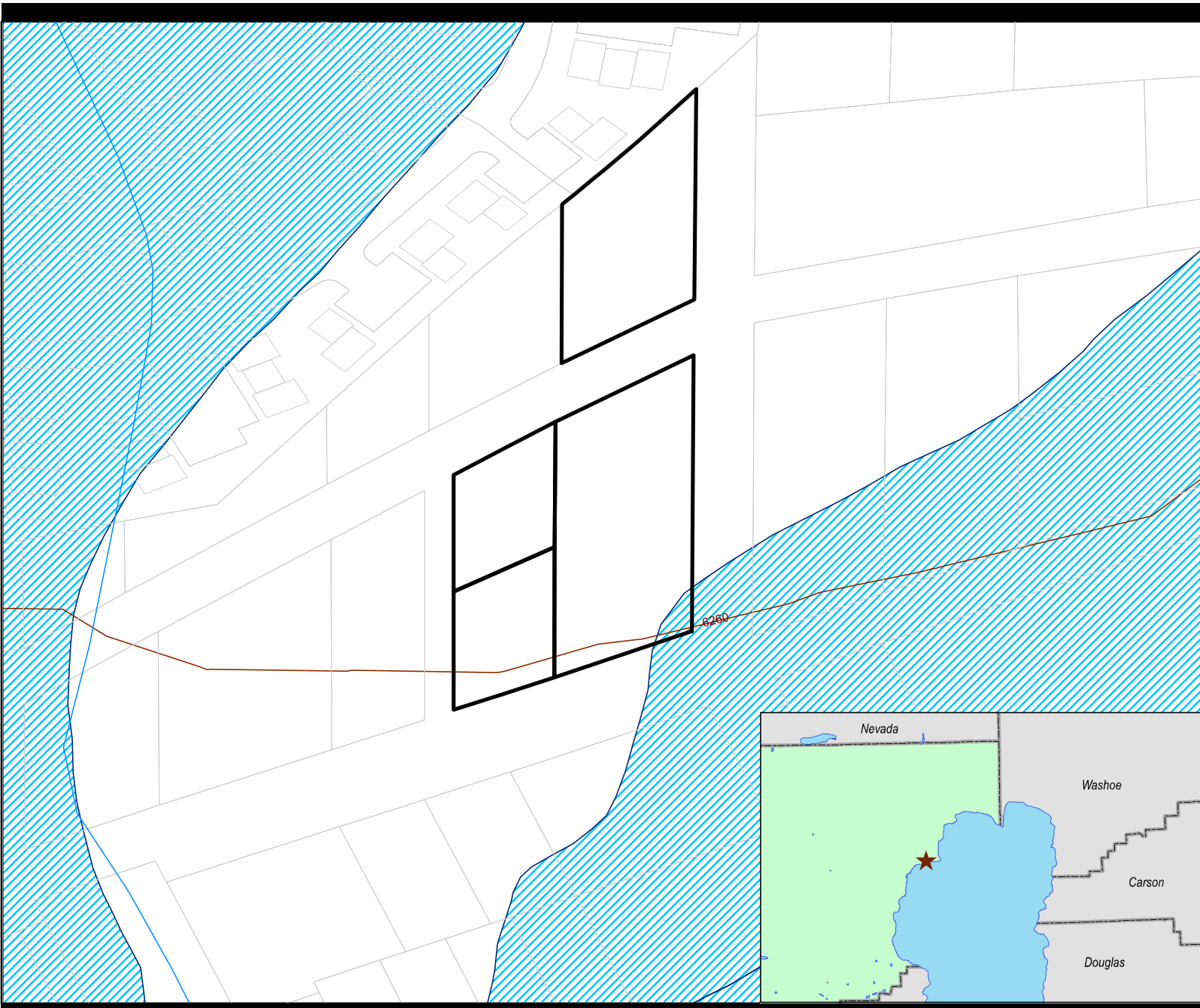
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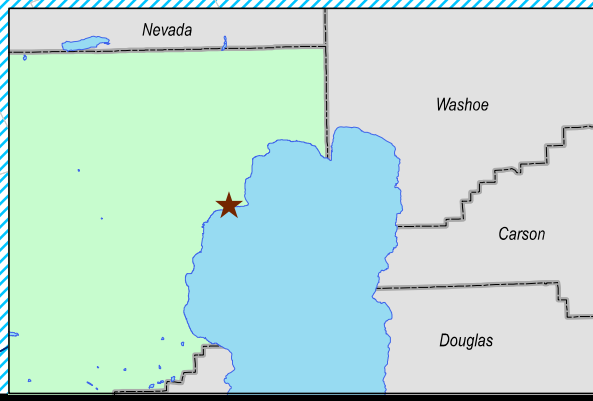
Lake Forest Road Properties

Contours and Streams

 Stream Environment Zone (SEZ)



0 0.0075 0.015 0.03
Miles



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Allowable Uses

Lake Forest Commercial Subdistrict

Residential Uses:

Employee Housing; Minor Use Permit
Multi-Person Dwelling; Minor Use Permit
Multiple Family Dwelling; Minor Use Permit
Single Family Dwelling; Minor Use Permit

Commercial Uses:

Professional Offices; Allowed
Amusements and Recreation Services; Allowed
Animal Husbandry (Services); Allowed
Auto Repair and Service; Allowed
Auto, Mobile Home and Vehicle Dealers;
Conditional Use Permit
Broadcasting Studios; Allowed
Building Materials and Hardware; Allowed
Business Support Services; Allowed
Contract Construction Services; Allowed
Eating and Drinking Places; Allowed
Financial Services; Allowed
Food and Beverage Retail Sales; Allowed
Food and Kindred Products; Allowed
Fuel and Ice Dealers; Conditional Use Permit
Furniture, Home Furnishings and Equipment;
Allowed
General Merchandise Stores; Allowed
Health Care Services; Allowed
Indoor Retail Sales; Allowed
Laundries and Dry Cleaning Plants; Allowed
Mail Order and Vending; Allowed
Nursery; Allowed
Old Tahoe Pines Post Office; Allowed
Outdoor Retail Sales; Minor Use Permit
Personal Services; Allowed
Privately Owned Assembly and Entertainment;
Conditional Use Permit
Repair Services; Allowed
Service Stations; Conditional Use Permit
Vehicle Storage and Parking; Allowed

Industrial Services; Allowed
Printing and Publishing; Allowed
Recycling and Scrap; Conditional Use Permit
Secondary Storage; Allowed
Small Scale Manufacturing; Minor Use Permit
Storage Yards; Conditional Use Permit
Warehousing; Allowed
Wholesale and Distribution; Allowed

Civic Uses:

Cross Country Skiing Courses; Minor Use
Permit
Day Use Areas; Allowed
Early Successional Stage Vegetation
Management; Allowed
Erosion Control; Allowed
Fire Detection and Suppression; Allowed
Fuels Treatment/Management; Allowed
Insect and Disease Suppression; Allowed
Nonstructural Fish Habitat Management;
Allowed
Nonstructural Wildlife Habitat Management;
Allowed
Outdoor Recreation Concession; Minor Use
Permit
Reforestation; Allowed
Riding and Hiking Trails; Minor Use Permit
Runoff Control; Allowed
SEZ Restoration; Allowed
Sanitation Salvage Cut; Allowed
Sensitive Plant Management; Allowed
Snowmobile Courses; Allowed
Structural Fish Habitat Management; Allowed
Structural Wildlife Habitat Management;
Allowed
Thinning; Allowed
Uncommon Plant Community Management;
Allowed
Visitor Information Center; Minor Use Permit

Cemeteries; Minor Use Permit
Collection Stations; Minor Use Permit
Cultural Facilities; Allowed
Government Offices; Allowed
Hospitals; Conditional Use Permit
Local Assembly and Entertainment; Allowed
Local Post Offices; Allowed
Local Public Health and Safety Facilities;
Allowed
Membership Organizations; Allowed
Pipelines and Power Transmission;
Conditional Use Permit
Public Utility Centers; Allowed
Publicly Owned Assembly and Entertainment;
Conditional Use Permit
Regional Public Health and Safety Facilities;
Conditional Use Permit
Religious Assembly; Minor Use Permit
Social Service Organizations; Minor Use
Permit
Threshold-Related Research Facilities; Minor
Use Permit
Transit Stations and Terminals; Conditional
Use Permit
Transmission and Receiving Facilities;
Allowed
Transportation Routes; Conditional Use
Permit
Vehicle and Freight Terminals; Allowed
Day Care Centers/Pre-Schools; Allowed
Schools - Business and Vocational; Allowed
Schools - Kindergarten through Secondary;
Minor Use Permit

Standards and Guidelines

Lake Forest Commercial Subdistrict



Front Setback: 10ft.

Side Setback: 5ft.

Rear Setback: 5ft.

TDR Receiving Area for Existing and Multi-Residential Units (*pg. 195 of TBAP Implementing Regulations*)

Special Policy: "Provide Opportunities for development of a variety of multi-residential housing types with emphasis on affordable, moderate, and achievable housing" (*pg. 199 of TBAP Implementing Regulations*)