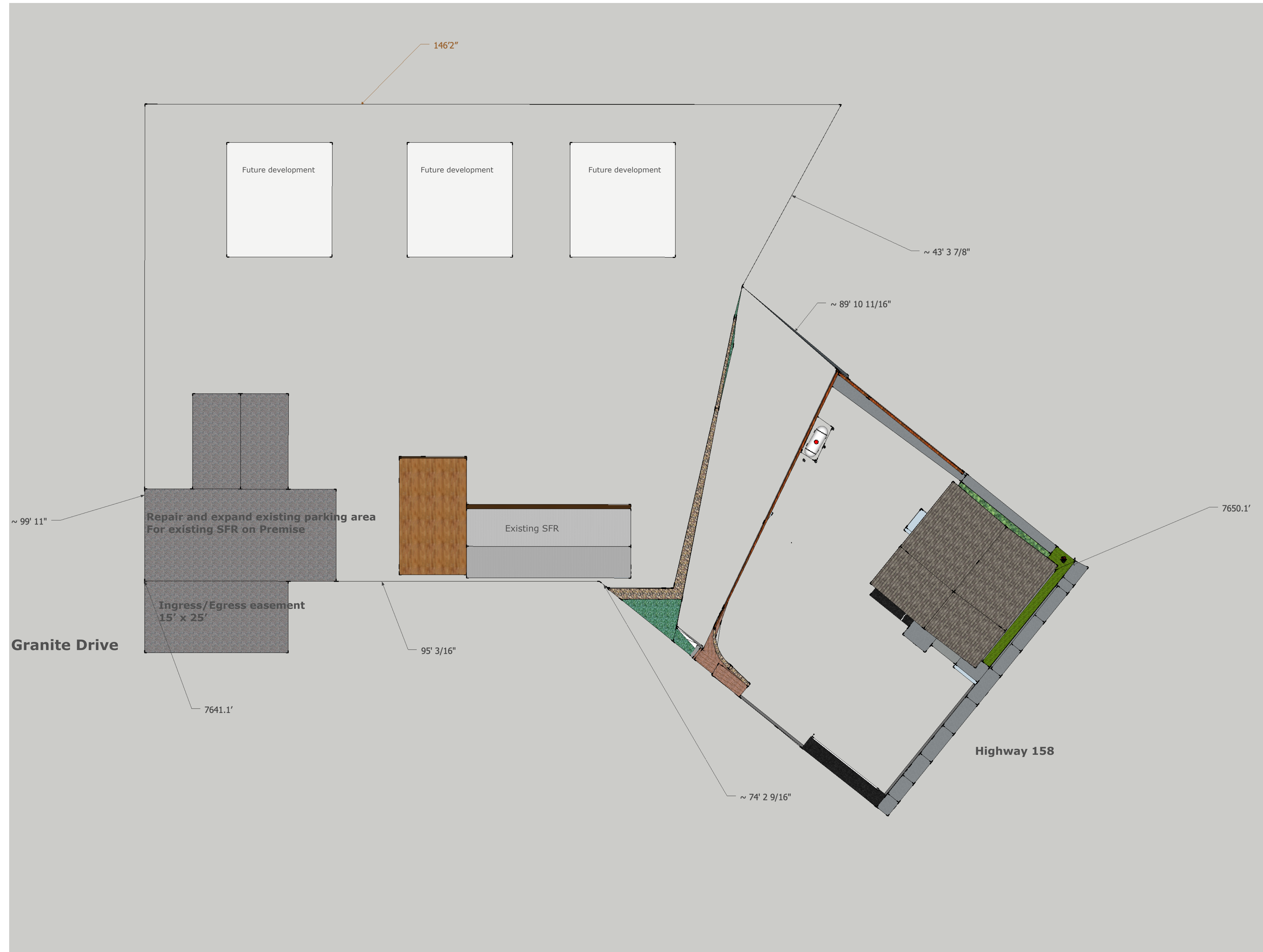


Future Lot Site Plan



2772 Highway 158, June Lake Ca
Lot development and Use permit
 APN: 015-104-044-000 & 015-104-043-000

Existing lot characteristics:
 -Two Lots totaling 17,424 sq. ft. (.38 and .02 acres)
 -525 sq ft commercial structure
 -680 sq. ft. SFR.
 -3 parking space perpendicular to highway 158 for commercial use
 - Parking surface on SW corner of property for SFR

Project Scope:

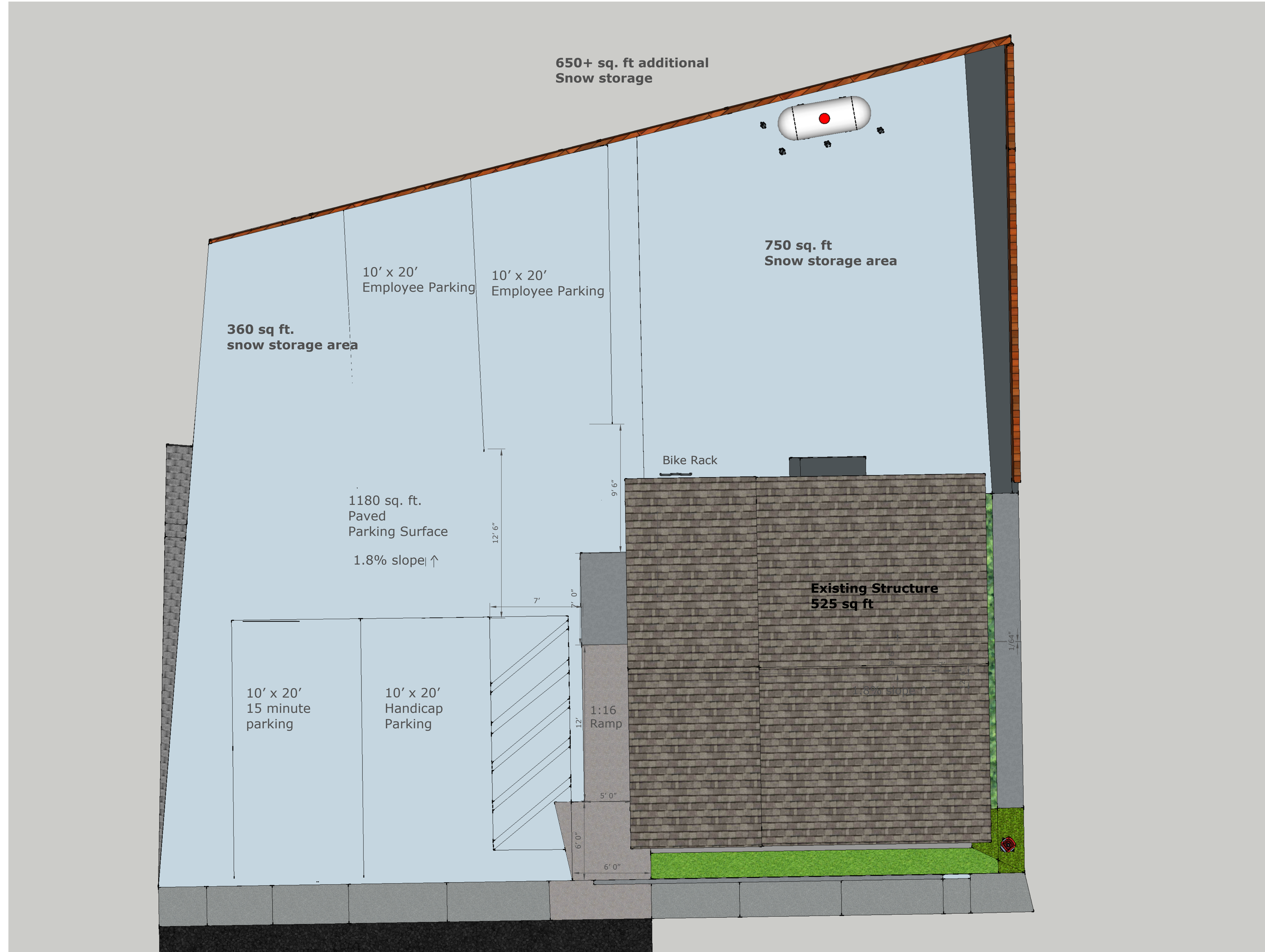
- ADA access (parking space and loading areas, development of ramp and railing, movement of front door to accommodate ramp)
- Improvement of parking surface and slope
 - Existing Parking: Three spots perpendicular to Highway 158
 - New Parking Plan: Two (2) employee parking spaces
 - Two (2) 15 min customer parking spots (1 ADA marked)
 - One (1) Bike parking area

- Replacement of some of the existing windows to 2 pane
- Fencing added at top of slope
- Move propane tank

Lot characteristics:

- 1010 sq ft of developed parking
- 1160 sq ft of snow storage with 650+ sq ft additional storage on downslope of upper lot area

Commercial Site Plan



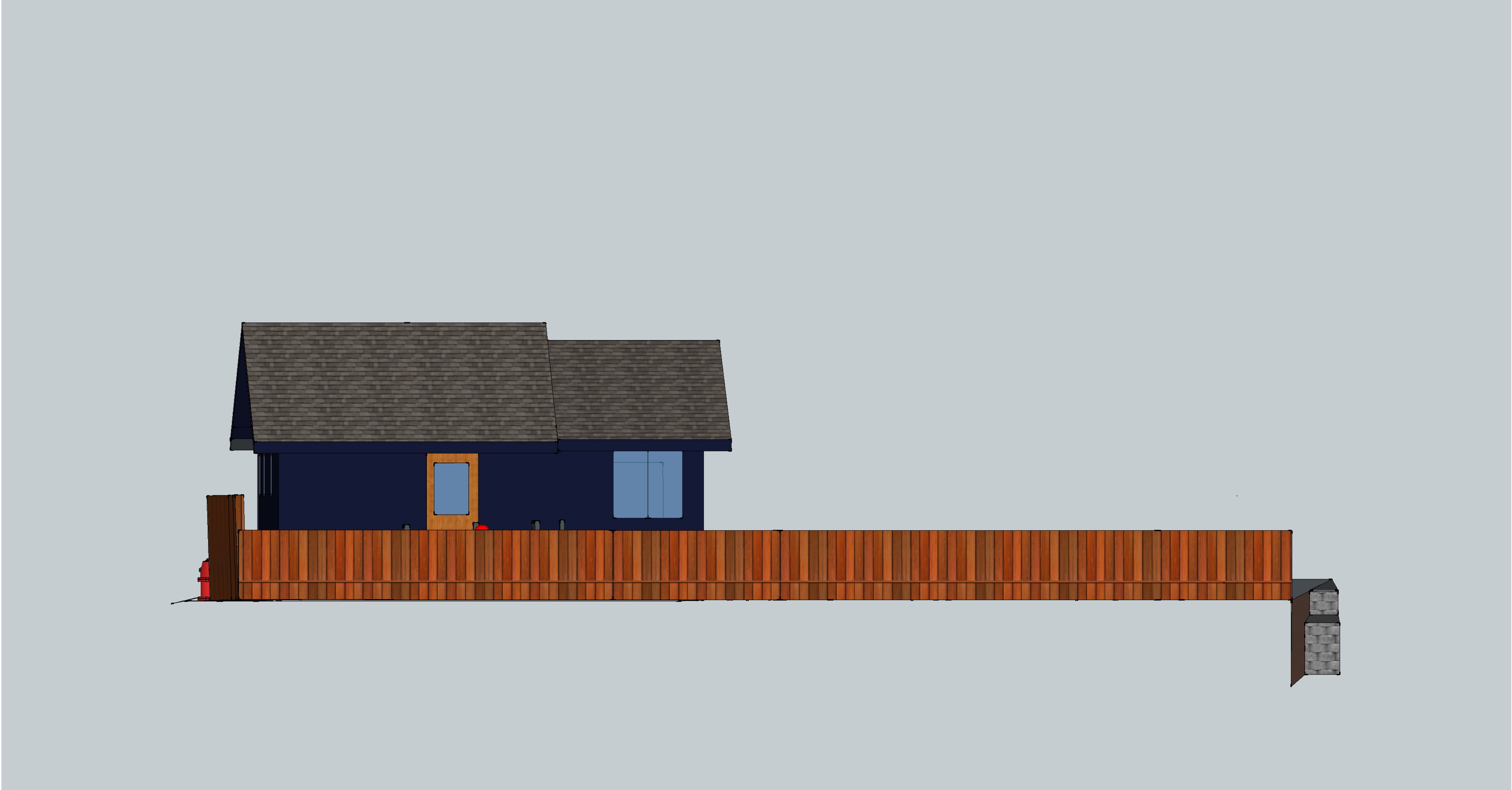
Street (South) Elevation



West Elevation



North Elevation



East Elevation

