

Tuolumne County Community Development Department New Dwelling Plot Plan Checklist

(209) 533-5633

PLEASE NOTE: PLANS WILL BE NOT BE ACCEPTED IF INFORMATION IS MISSING FROM THE PLOT PLAN

*** Proper Scale Must Be Shown ***

A.	FORMAT		
□1. □2. □3. □4.	Paper size minimum 11" x 17", maximum 24" x 36" (submit 3 copies). North arrow, ENGINEER'S scale, dimensions of property lines, and vicinity map. Slopes: amount and direction (% of slope). Driveways to roads, parking areas, roads, and road easement widths. Include turnouts, turning bulbs, and road grade parking if applicable. Show surface type, width, and slope of all driveways and parking areas. All easements including drainage easements (DE's), drainage protection areas (DPA's), open space zoning, and defensible space. Drainage courses, rivers, creeks, streams, ponds, lakes, reservoirs and water ditches with appropriate sanitary setbacks. Show all new site grading, drainage features, and demonstrate erosion control measures. Lot size (Acreage).		
⊔ 4.			
□5.			
□6.			
□7. □8.			
В.	OWNER/LOT IDENTIFICATION.	FOR OFFICE USE ONLY:	
□1. □2. □3.	Name, address, and phone number of owner and applicant. Assessor's parcel number. Street (and address, if known), subdivision unit and lot,	SEPTIC / SEWER (CIRCLE ONE)	
□4. □5.	boundary monuments (pin locations) or map of record. Show location where address will be posted. ELEVATION of building pad.	EXISTING USE:	
C.	DEVELOPMENT: EXISTING & PROPOSED	GRADING:CY	
□1. □2.	Dimensions of all proposed improvements Setbacks from proposed structures to property lines, centerline of r pavement (if project is closer than 15' from front property line).	proposed structures to property lines, centerline of road right of way, and edge of	
□3.	All existing structures and improvements (including wells, lift-stations, propane systems, septic systems, expansion areas, and sewer lines). Show setbacks to these items. Square footage and number of bedrooms of new dwelling. Show encroachment details if adjoining a publically maintained road (limits of paving, curve returns, drainage improvements).		
□4. □5.			
D.	ADDITIONAL INFORMATION FOR GRADING REVIEW.		
□1.	Details of grading proposed within 35 feet of leach field or expansion area and any planned or existing cuts, fills, or excavations for driveways, basements or foundations. Show the location of cut and fill on site. Include "daylight" lines and cut/fill slopes. Show how much dirt will be cut and filled in cubic yards. Show distances from the proposed structure and cuts or fills, to existing drainage courses or streams. Identify cubic yards of dirt to be moved.		
□2. □3. □4. □5.			
*** Separate grading plans may be required with any non-standard grading or where 50 cubic yards or more of grading is performed (SWPPP and NOI required where total area of disturbance is over 1 acre).			
Revie	wed and Submitted by Owner/Contractor:		

Plot plan received by: _____ Date: ____

