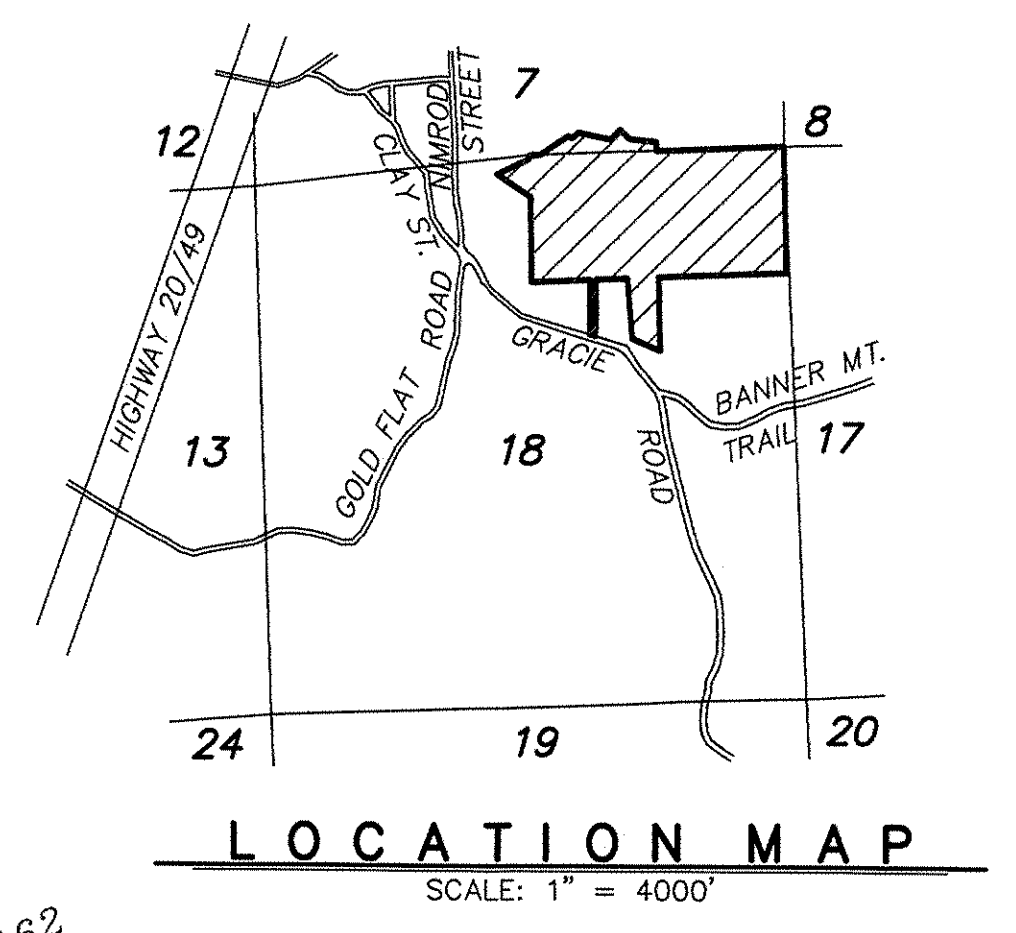
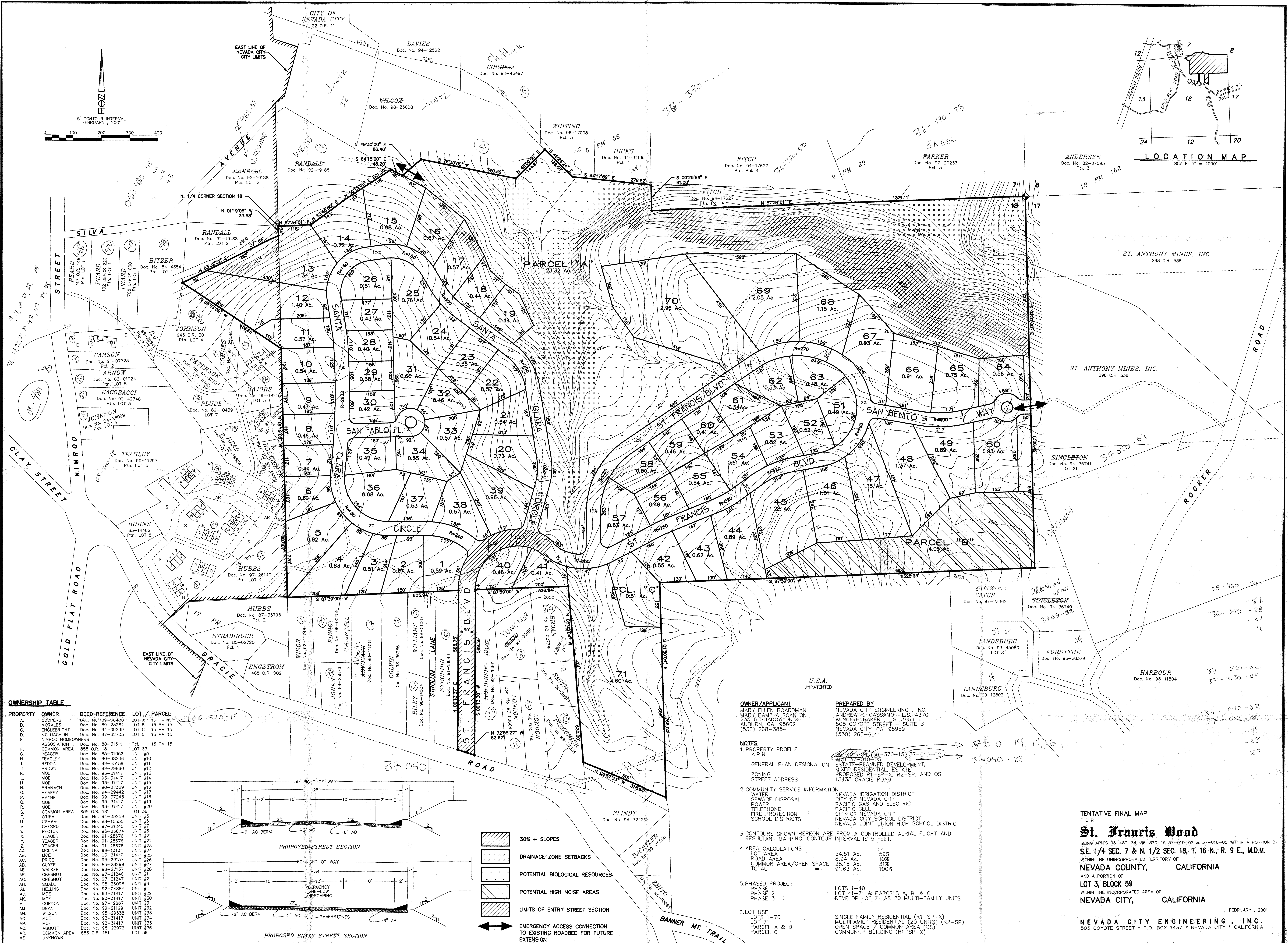
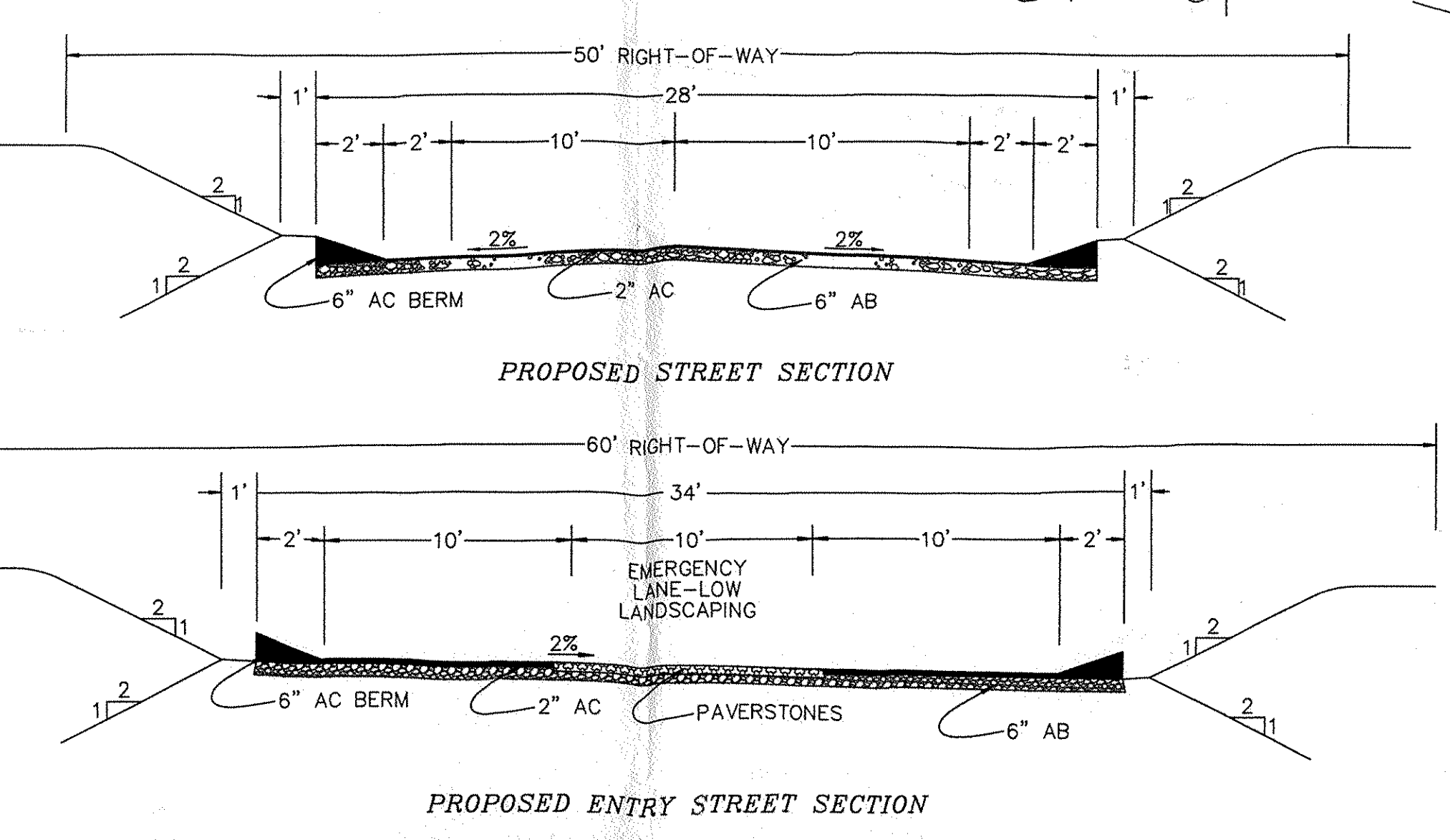




OWNERSHIP TABLE			
PROPERTY	OWNER	DEED REFERENCE	LOT / PARCEL
A.	COOPERS	Doc. No. 89-23281	LOT A 15 PM 15
B.	ENGLEBRIGHT	Doc. No. 94-09299	LOT B 15 PM 15
C.	MOLUAGHIN	Doc. No. 97-32705	LOT C 15 PM 15
D.	NIMROD HOMEOWNERS ASSOCIATION	Doc. No. 90-31511	LOT D 15 PM 15
E.	YEAAGER	Doc. No. 85-01052	UNIT #9
F.	FEAGLEY	Doc. No. 90-38936	UNIT #10
G.	REDDIN	Doc. No. 99-45159	UNIT #11
H.	BROWN	Doc. No. 99-29860	UNIT #12
I.	MOE	Doc. No. 93-31417	UNIT #13
J.	MOE	Doc. No. 93-31417	UNIT #14
K.	BRANAGH	Doc. No. 93-31417	UNIT #15
L.	HEAFY	Doc. No. 94-29442	UNIT #17
M.	PAYNE	Doc. No. 99-07245	UNIT #18
N.	MOE	Doc. No. 93-31417	UNIT #19
O.	MOE	Doc. No. 93-31417	UNIT #20
P.	COMMON AREA	Doc. No. 85-0181	LOT 36
Q.	O'NEAL	Doc. No. 94-39259	UNIT #5
R.	UPHAM	Doc. No. 88-10555	UNIT #6
S.	CHESNUT	Doc. No. 97-21245	UNIT #7
T.	RECTOR	Doc. No. 95-23674	UNIT #8
U.	YEAAGER	Doc. No. 91-28676	UNIT #21
V.	YEAAGER	Doc. No. 91-28676	UNIT #22
W.	YEAAGER	Doc. No. 91-28676	UNIT #23
X.	MOE	Doc. No. 99-13134	UNIT #24
Y.	MOE	Doc. No. 93-31417	UNIT #25
Z.	PRICE	Doc. No. 95-29157	UNIT #26
AA.	GUITY	Doc. No. 98-28299	UNIT #27
AB.	WALKER	Doc. No. 98-27137	UNIT #28
AC.	CHESNUT	Doc. No. 97-21245	UNIT #1
AD.	CHESNUT	Doc. No. 97-21245	UNIT #2
AE.	SMALL	Doc. No. 98-26098	UNIT #3
AF.	HELLING	Doc. No. 92-04684	UNIT #4
AG.	MOE	Doc. No. 93-31417	UNIT #29
AH.	MOE	Doc. No. 93-31417	UNIT #30
AI.	GORDON	Doc. No. 97-12267	UNIT #31
AJ.	DEAN	Doc. No. 99-21199	UNIT #32
AK.	WILSON	Doc. No. 95-29538	UNIT #33
AL.	MOE	Doc. No. 93-31417	UNIT #34
AM.	MOE	Doc. No. 93-31417	UNIT #35
AN.	ABBOTT	Doc. No. 98-22972	UNIT #36
AO.	COMMON AREA	Doc. No. 85-0181	LOT 39
AS.	UNKNOWN		



- 30% + SLOPES
- DRAINAGE ZONE SETBACKS
- POTENTIAL BIOLOGICAL RESOURCES
- POTENTIAL HIGH NOISE AREAS
- LIMITS OF ENTRY STREET SECTION
- EMERGENCY ACCESS CONNECTION TO EXISTING ROADBED FOR FUTURE EXTENSION

- OWNER/APPLICANT**
MARY ELLEN BOARDMAN
MARY PAMELA SCANLON
2350B SHADOW DRIVE
AUBURN, CA 95602
(530) 268-3854
- PREPARED BY**
NEVADA CITY ENGINEERING, INC.
ANDREW R. CASSANO, L.S. 4370
KENNETH BAKER, L.S. 3898
505 COYOTE STREET - SUITE B
NEVADA CITY, CA 95959
(530) 263-6911
- NOTES**
1. PROPERTY PROFILE A.P.N.
2. GENERAL PLAN DESIGNATION
3. ZONING
4. STREET ADDRESS
5. COMMUNITY SERVICE INFORMATION
6. NEVADA IRRIGATION DISTRICT
7. CITY OF NEVADA CITY
8. PACIFIC GAS AND ELECTRIC
9. TELEPHONE
10. CITY OF NEVADA CITY
11. NEVADA CITY SCHOOL DISTRICT
12. NEVADA CITY JOINT UNION HIGH SCHOOL DISTRICT
- AREA CALCULATIONS**
LOT AREA 54.51 Ac. 59%
ROAD AREA 8.94 Ac. 10%
COMMON AREA/OPEN SPACE 28.18 Ac. 31%
TOTAL 91.63 Ac. 100%
- PHASED PROJECT**
PHASE 1
PHASE 2
PHASE 3
- LOT USE**
LOTS 1-70
LOT 71
PARCEL A & B
PARCEL C
- LOT 1-40**
LOT 41-71 & PARCELS A, B, & C
DEVELOP LOT 71 AS 20 MULTI-FAMILY UNITS
- SINGLE FAMILY RESIDENTIAL (R1-SP-X)**
MULTIFAMILY RESIDENTIAL (20 UNITS) (R2-SP)
OPEN SPACE / COMMON AREA (OS)
COMMUNITY BUILDING (R1-SP-X)

TENTATIVE FINAL MAP FOR
St. Francis Wood
BEING APN'S 05-480-34, 36-370-15, 37-010-02 & 37-010-05 WITHIN A PORTION OF
S.E. 1/4 SEC. 7 & N. 1/2 SEC. 18, T. 16 N., R. 9 E., M.D.M.
WITHIN THE UNINCORPORATED TERRITORY OF
NEVADA COUNTY, CALIFORNIA
AND A PORTION OF
LOT 3, BLOCK 59
WITHIN THE INCORPORATED AREA OF
NEVADA CITY, CALIFORNIA
FEBRUARY, 2001
NEVADA CITY ENGINEERING, INC.
505 COYOTE STREET • P.O. BOX 1437 • NEVADA CITY • CALIFORNIA