



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

SUBJECT: **DESIGN REVIEW #2020-004, Wayne Riggs (owner); John Raschein (applicant).**

The applicants are proposing a 400-square-foot accessory building that deviates from the roof overhang and siding 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-4 (Agricultural Residential 4-Acre Building Site Combining District) and its land use designation is "Rural Residential" in the *Lassen County General Plan, 2000* as amended by the *Janesville Planning Area, 1993*. The project site is located approximately 9 miles southeast of Susanville and 0.25 miles west of U.S. Highway 395 at 465-825 Meadow Lane, Janesville, CA 96114. APN: 129-660-12. 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-4 (Agricultural Residential 4-Acre Building Site Combining District) and its land use designation is "Rural Residential" in the *Lassen County General Plan, 2000* as amended by the *Janesville Planning Area, 1993*.
2. Existing improvements on site include a 1,624-square-foot single family residence.
3. The applicants are proposing 400-square-foot accessory building ("barn – no power/water") that deviates from the roof overhang and siding 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 and that metal and vinyl siding materials be used in conjunction with wood composite siding, natural wood, stucco, masonry, concrete, or natural colored stone.
4. The applicant is proposing 100% metal siding in gray.
5. The applicant is proposing a 4/12 roof pitch with no 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.

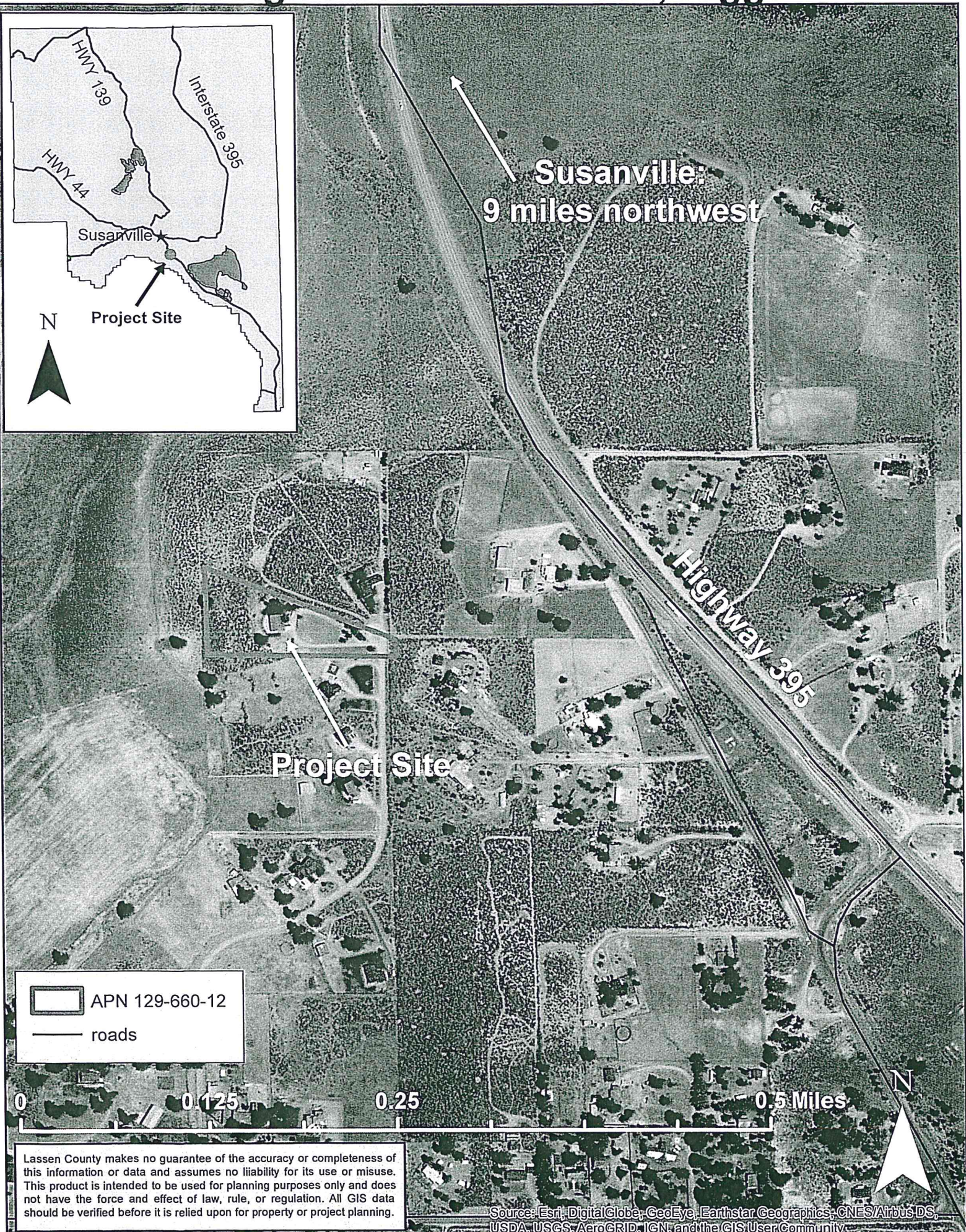
#### Code Requirements

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 metal siding of the proposed accessory building must be treated with an oxidation inhibitor and shall have a no-glare surface.
3. 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

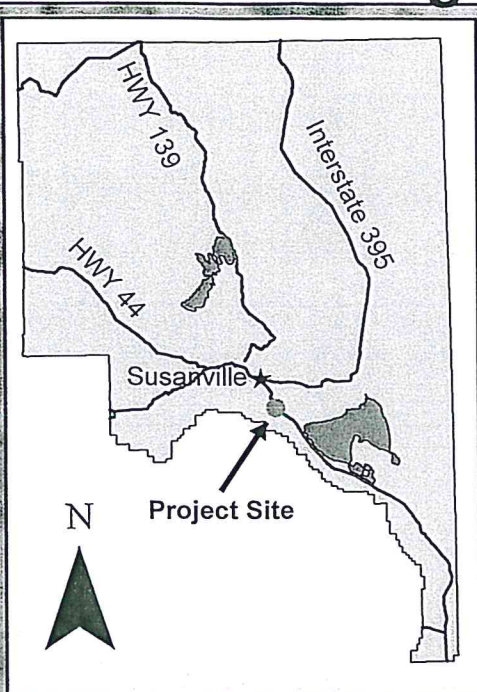


# Design Review #2020-004, Riggs





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APN 129-660-12

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





# DESIGN REVIEW APPLICATION

RECEIVED

FILING FEE: \$130.00  
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

FEB 24 2020

LASSEN COUNTY DEPARTMENT OF

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.

PLANNING AND BUILDING SERVICES  
FILE NO. DR 2020-004

Property Owner/s	Property Owner/s
Name: WYNNE RIGGS	Name:
Mailing Address: POB 270 113	Mailing Address:
City, ST, Zip: SUSANVILLE CA 96127	City, ST, Zip:
Telephone: 530-260-1975 Fax:	Telephone: Fax:
Email: 4630	Email:

Applicant/Authorized Representative*	Agent (Land Surveyor/Engineer/Consultant)
Same as above: <input type="checkbox"/>	Correspondence also sent to: <input type="checkbox"/>
Name: NATHAN RASCHKEIN	Name:
Mailing Address: 288 MAPLE ST	Mailing Address:
City, ST, Zip: SUSANVILLE CA 96130	City, ST, Zip:
Telephone: 530-260-5437 Fax:	Telephone: Fax:
Email: dabs-builders@hotmail.com	Email: License #:

Project Address or Specific Location: 465-825 MEADOW LN JAMESVILLE CA 96114	
Deed Reference: Book: Page: Year: Doc#:	
Zoning: A2B4	General Plan Designation:
Parcel Size (acreage): 3.00	Section: Township: Range:

Assessor's Parcel Number(s):	- -	- -	- -
129-660-12	- -	- -	- -

Project Description/Proposed Use of Structure:
BARN - NO POWER/WATER

SIGNATURE OF PROPERTY OWNER(S): I HEREBY ACKNOWLEDGE THAT: 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.	*SIGNATURE OF APPLICANT/AUTHORIZED REPRESENTATIVE (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.)
Date: 2/24/20	Date: 2/24/20
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>200' +</u>
Side: Required	<u>30'</u>	Proposed	<u><del>200'</del> 30'</u>
Rear: Required	<u>30'</u>	Proposed	<u>200' +</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: 16' 400 sq. ft.

Ground level to roof peak: 16'

Ground level to top of wall (show on drawings.): 12'

Roofing: Type: Metal

Pitch: 4/12 Eave Lengths: Sides None Gabled Ends None

\*Color: Grey

Elevations of proposed building (shown on drawings).

Exterior: Material: Metal

\*Color of Siding: Grey

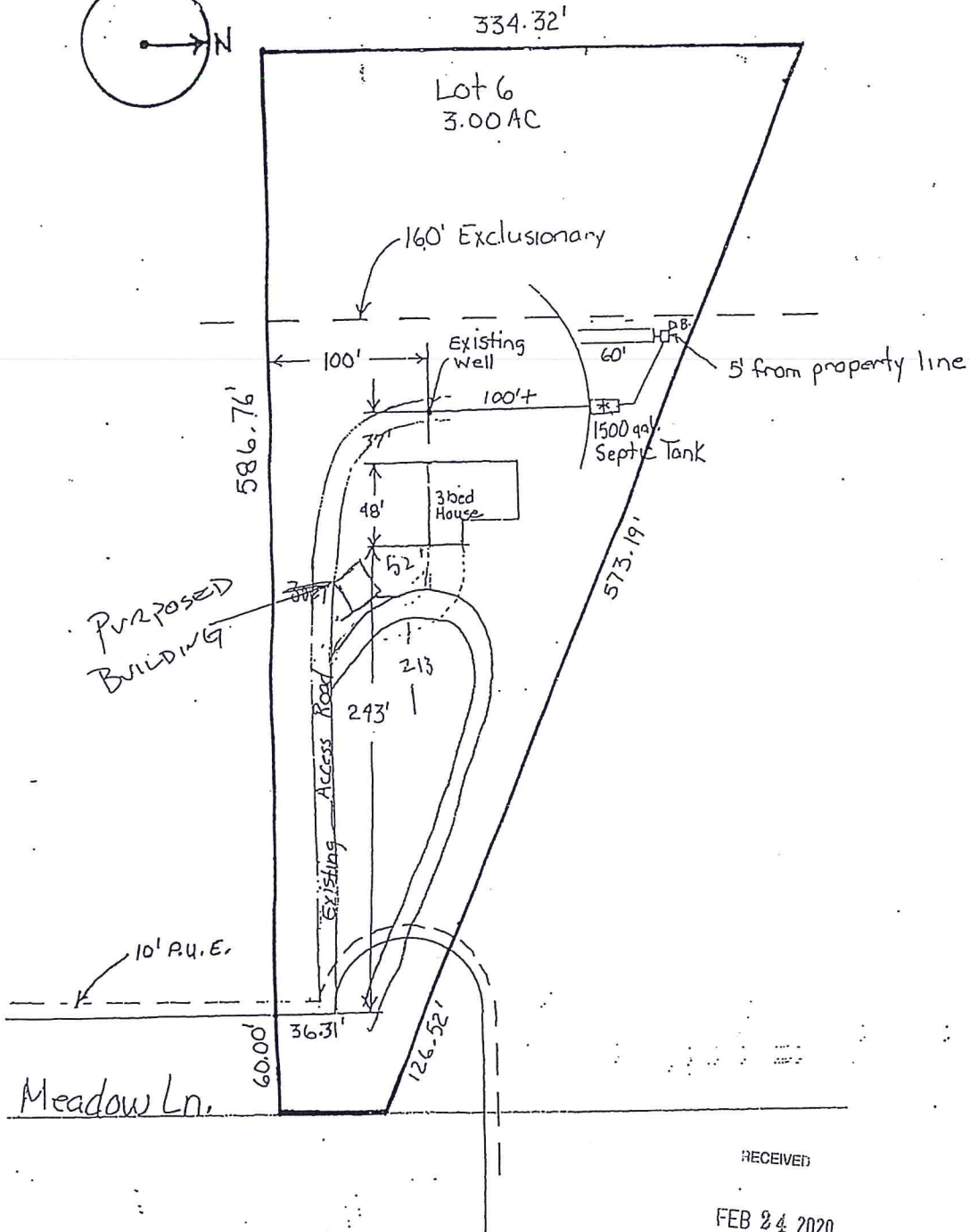
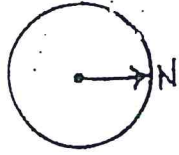
Masonry work – color and materials to be used: \_\_\_\_\_

\*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: \_\_\_\_\_

0.01250"=1'



LASSEN COUNTY DEPARTMENT OF  
PLANNING AND BUILDING SERVICES

465-825 Meadow Lane  
Tahoeville