

Nina Star Farms
23180 SHADY GROVE ROAD
Middletown, CA 95461
APN: 014-006-16

WELL DATA

LAT: 38.718582 N
LONG: -122.61346 W
FOR IRRIGATION AND DOMESTIC USE

SEPTIC SYSTEMS

THE EXISTING HOUSE HAS A 3 BEDROOM SEPTIC SYSTEM THAT WILL NOT BE FOR CULTIVATION USE. THIS SYSTEM WAS INSTALLED IN 1967 PER COUNTY RECORDS.

THERE IS A 1 BEDROOM SEPTIC SYSTEM FOR A MOBILE HOME. THIS SYSTEM WAS INSTALLED IN 1980 PER COUNTY RECORDS, AND WILL BE ABANDONED IN PLACE PER LAKE CO. RULES AND REGULATIONS.

THE PROCESSING BUILDING WILL HAVE A BATHROOM FACILITY AND A NEW SEPTIC SYSTEM WILL BE REQUIRED.

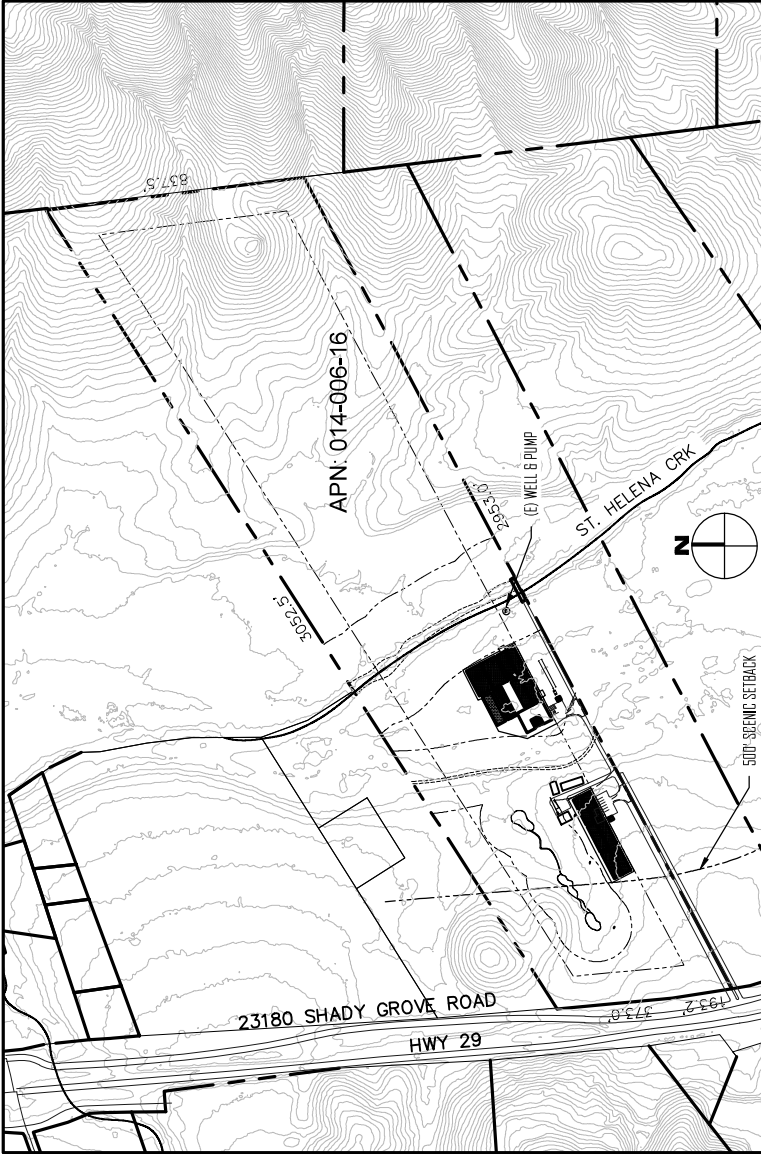
CULTIVATION LICENSE

A.P.N. 014-006-16
AREA OF PROPERTY 20.88 ACRES
*AREA OF TOTAL CANOPY 37445 SF (0.86 ACRES)
ZONING A

* NOT INCLUDING IMMATURE PLANTS

PROPERTY OWNER & APPLICANT

NINA STAR FARMS LLC
NINA BOGDANOVA
23180 SHADY GROVE ROAD
MIDDLETOWN, CA 95461
(602) 809-0909
NINASTARLLC@YAHOO.COM



SITE MAP

TOPOGRAPHY SOURCE: LAKE CO. GIS 5' CONTOURS

LEGEND

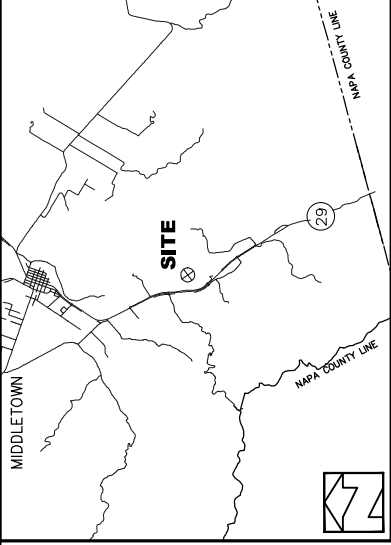
- PROPERTY LINE
- SETBACK LINE
- CULTIVATION FENCE (P)
- CREEK /DRAINAGE COURSE
- FLOOD ZONE BOUNDARY
- IRRIGATION LINE (E)
- IRRIGATION WELL
- TRANSFORMER OVERHEAD POWER LINE
- SECURITY CAMERA
- TREE LINE
- UTILITY POLE

NOTE:
1.) THIS IS NOT A RECORD OF SURVEY. THE BOUNDARY SHOWN IS APPROXIMATE AND BASED OFF OF ASSESSOR'S PARCEL MAPS. NO SURVEY MONUMENTS ARE FOUND NOR SHOWN.

SITE PLAN INDEX

- SHEET 1 COVER SHEET
- SHEET 2 SURROUNDING AREA AERIAL
- SHEET 3 SITE PLAN AND STORMWATER MANAGEMENT PLAN
- SHEET 4 SECURITY PLAN
- SHEET 5 DETAIL DRAWINGS AND BUILDING LAYOUT
- SHEET 6 BUILDING LAYOUT

Exhibit A 1



LOCATION MAP

SUBMITTED TO:

LAKE COUNTY COMMUNITY
DEVELOPMENT DEPT.
LAKEPORT, CA

P.O. BOX 431
KELSEYVILLE, CA 95451
707-279-4887

Cover Sheet
NINA STAR FARMS Site Plan
APN: 014-006-16
23180 SHADY GROVE ROAD
MIDDLETOWN, CALIFORNIA



VanderWall
Engineering, Inc.

VERIFY SCALE

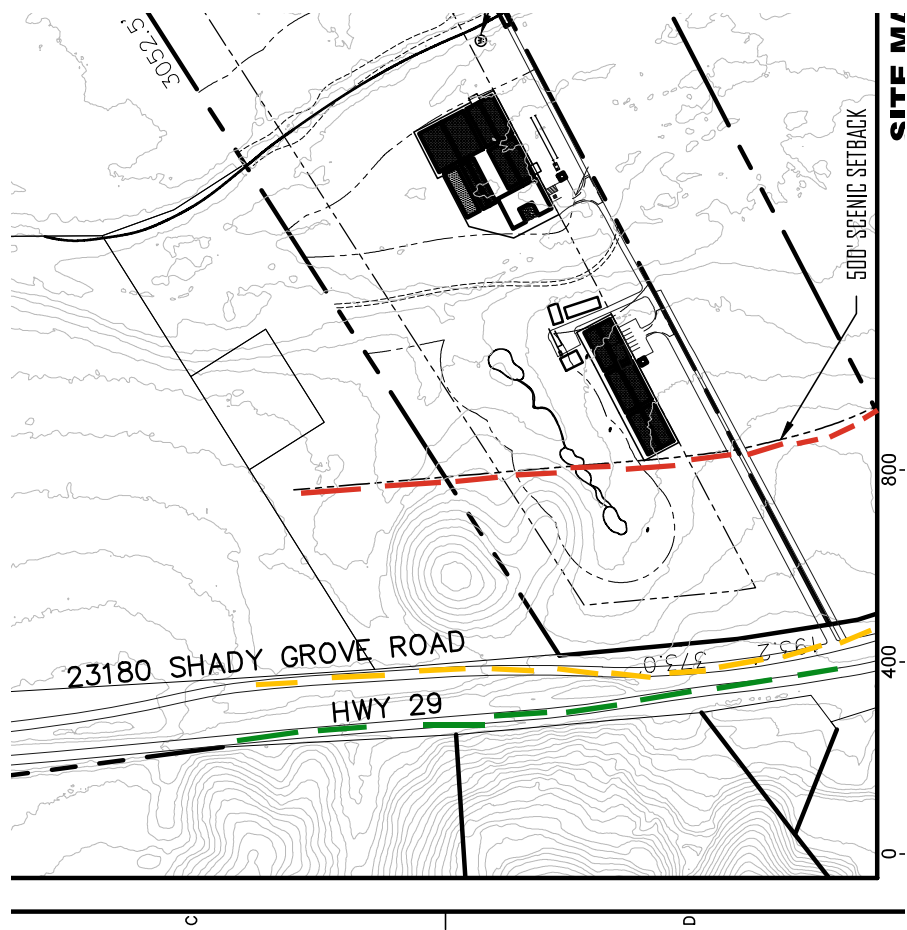
BAR IS ONE INCH ON
ORIGINAL DRAWING.
0

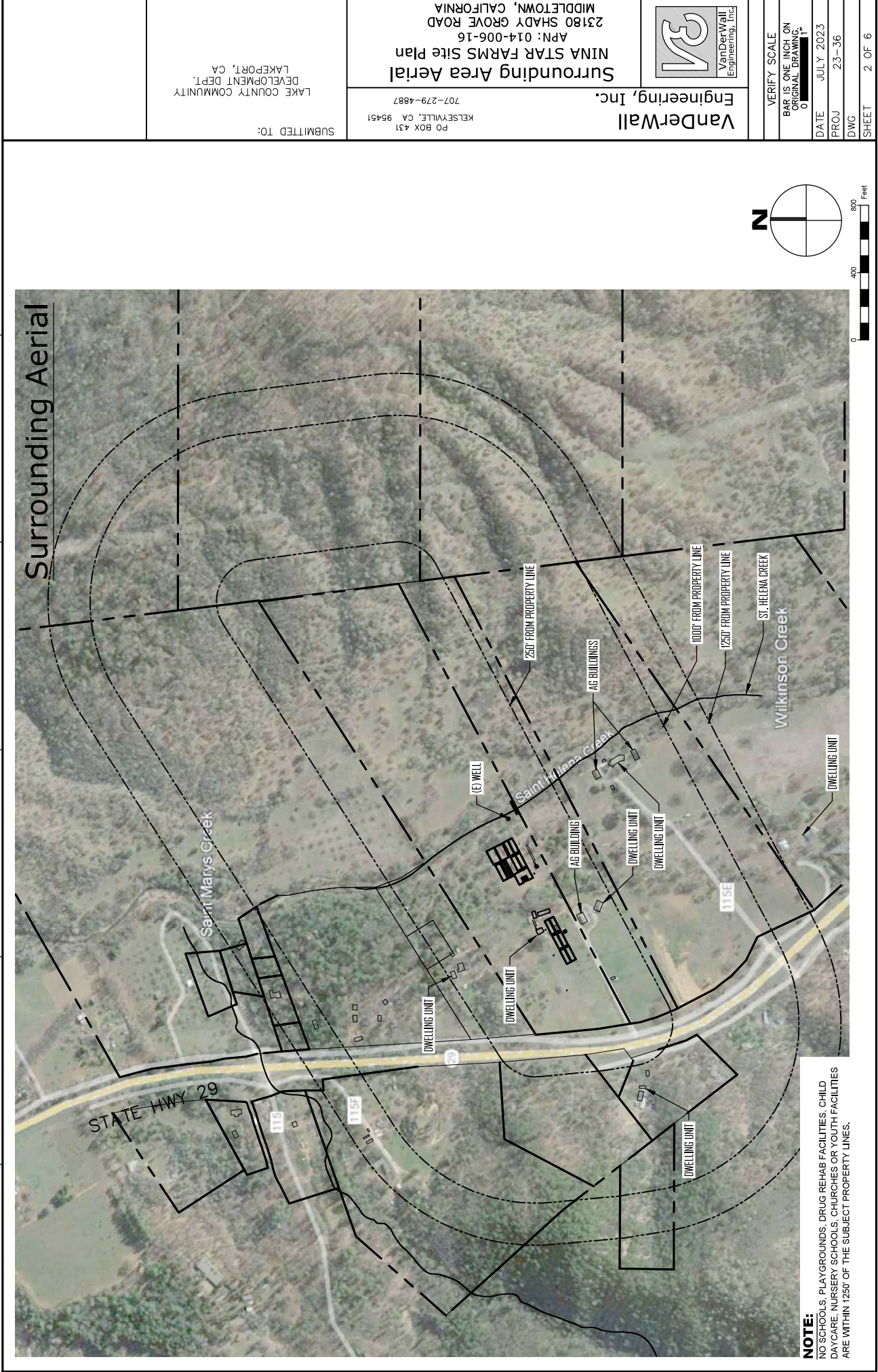
DATE JULY 2023

PROJ 23-36

DWG

SHEET 1 OF 6





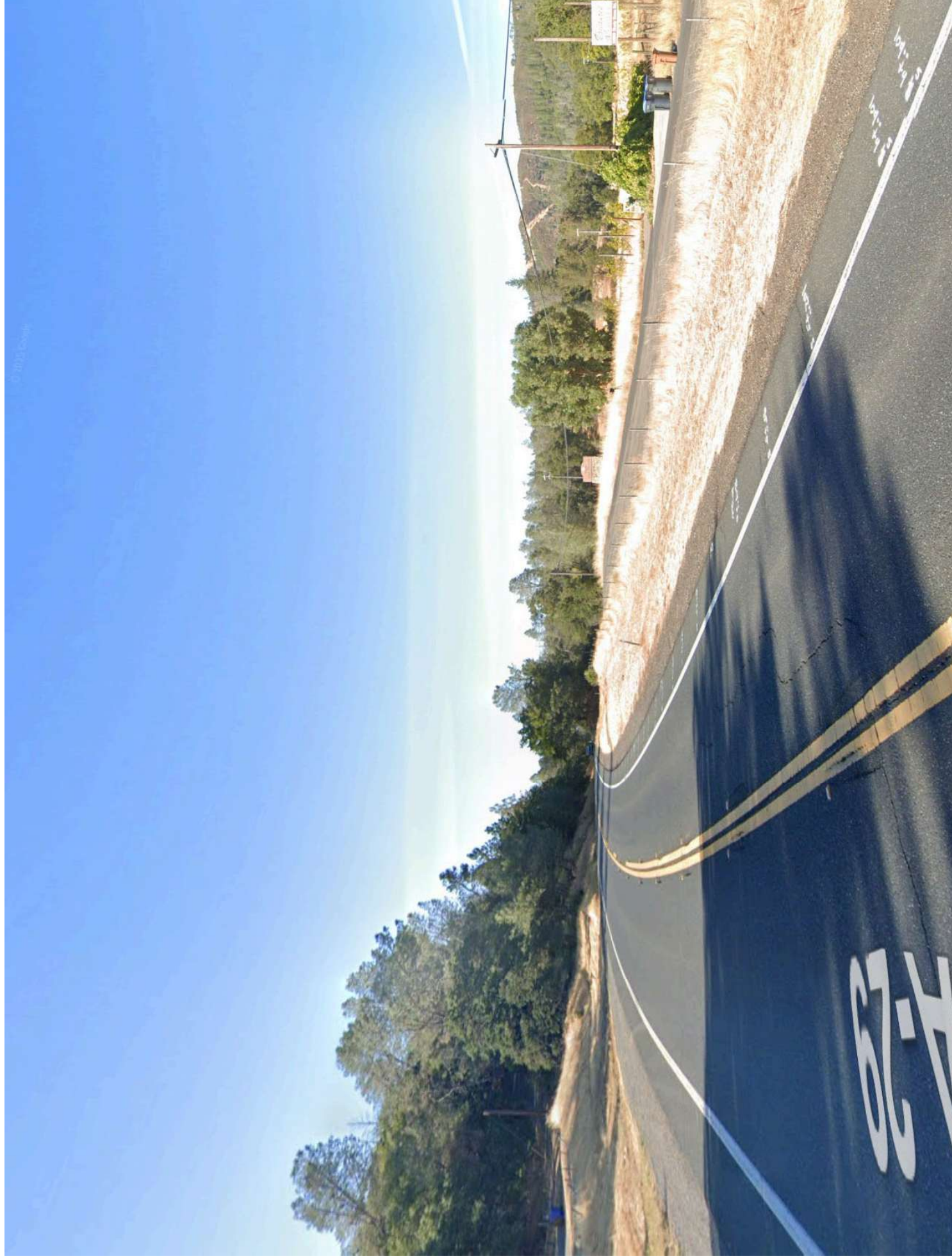
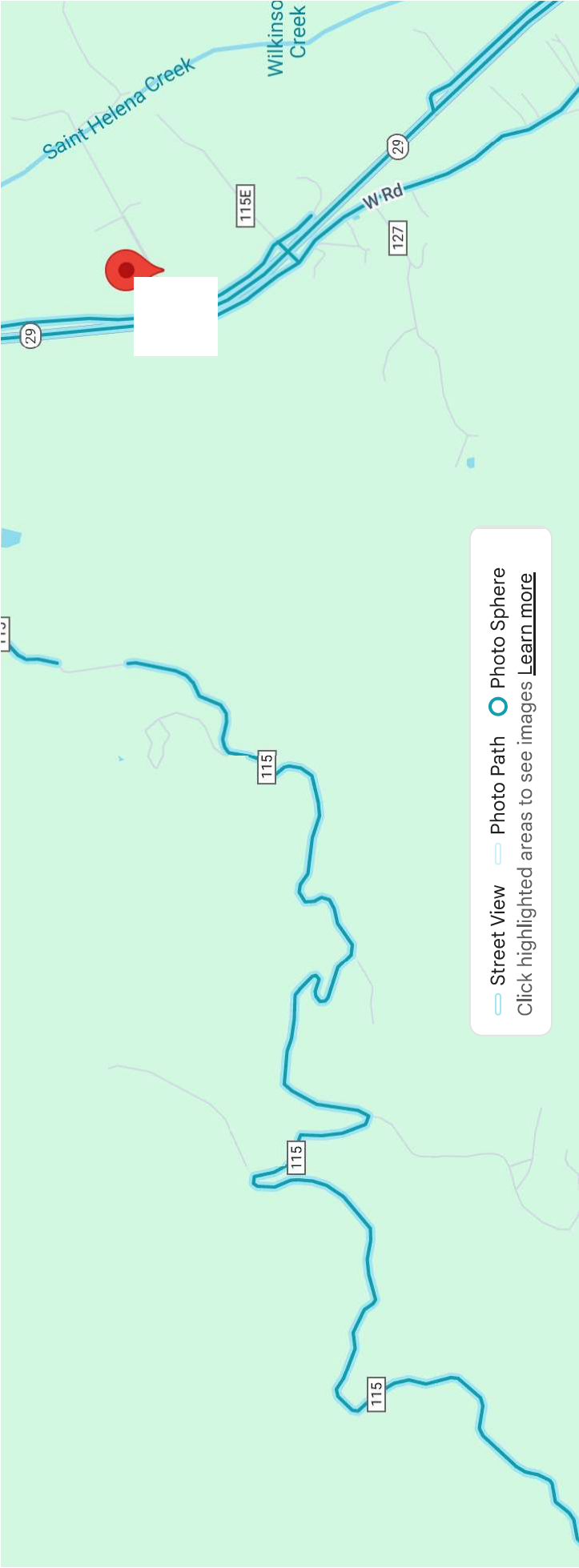
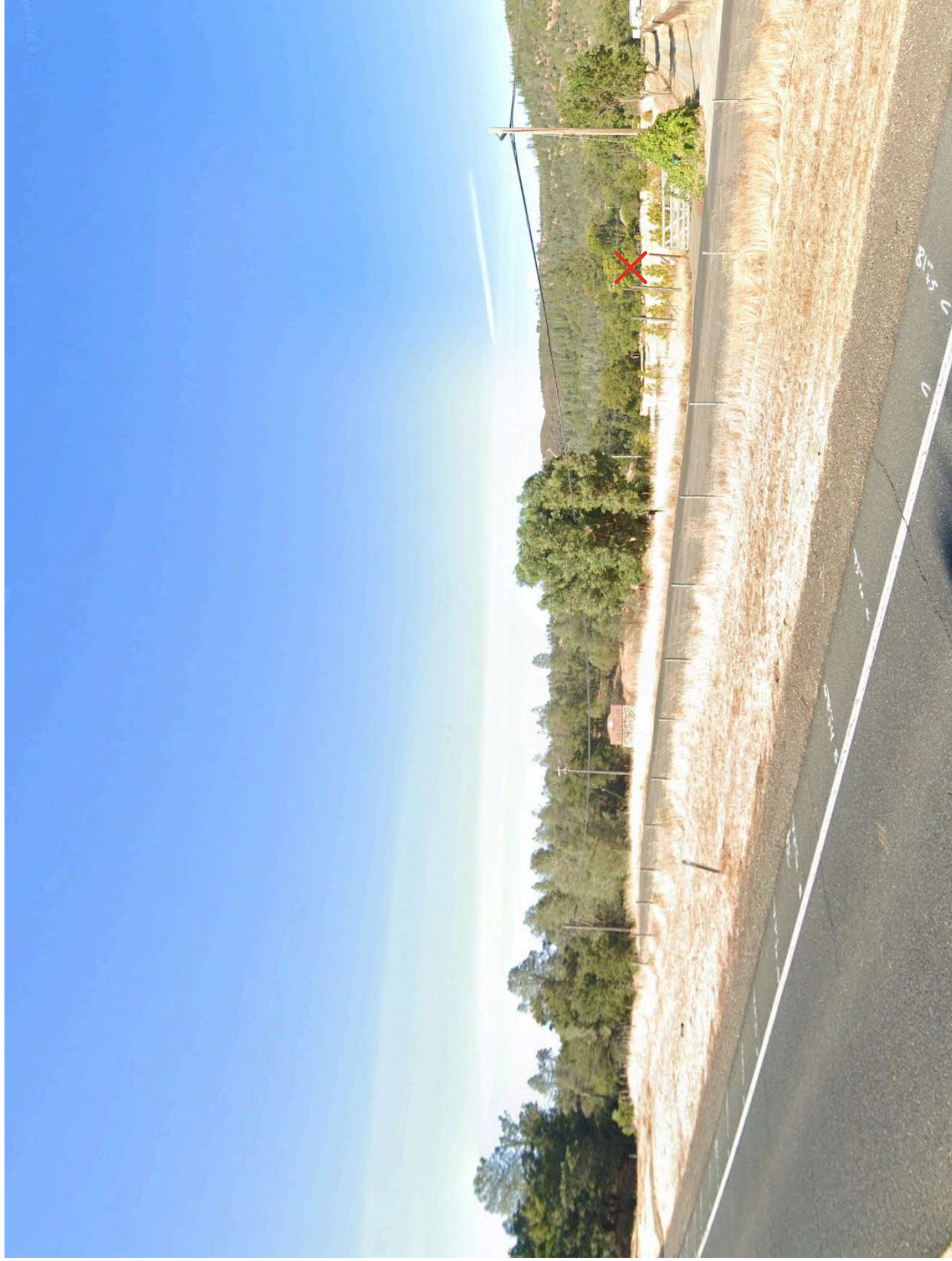
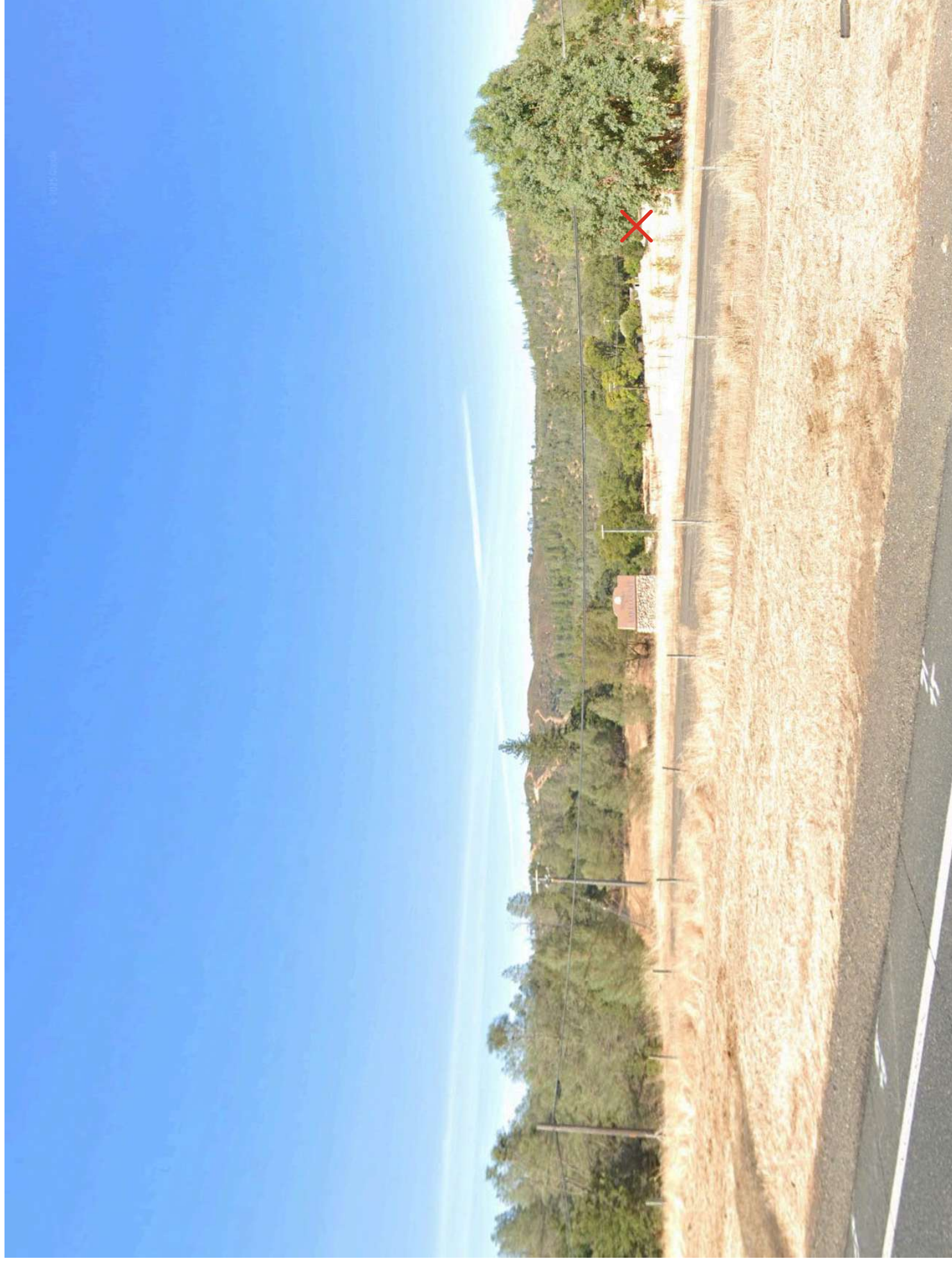


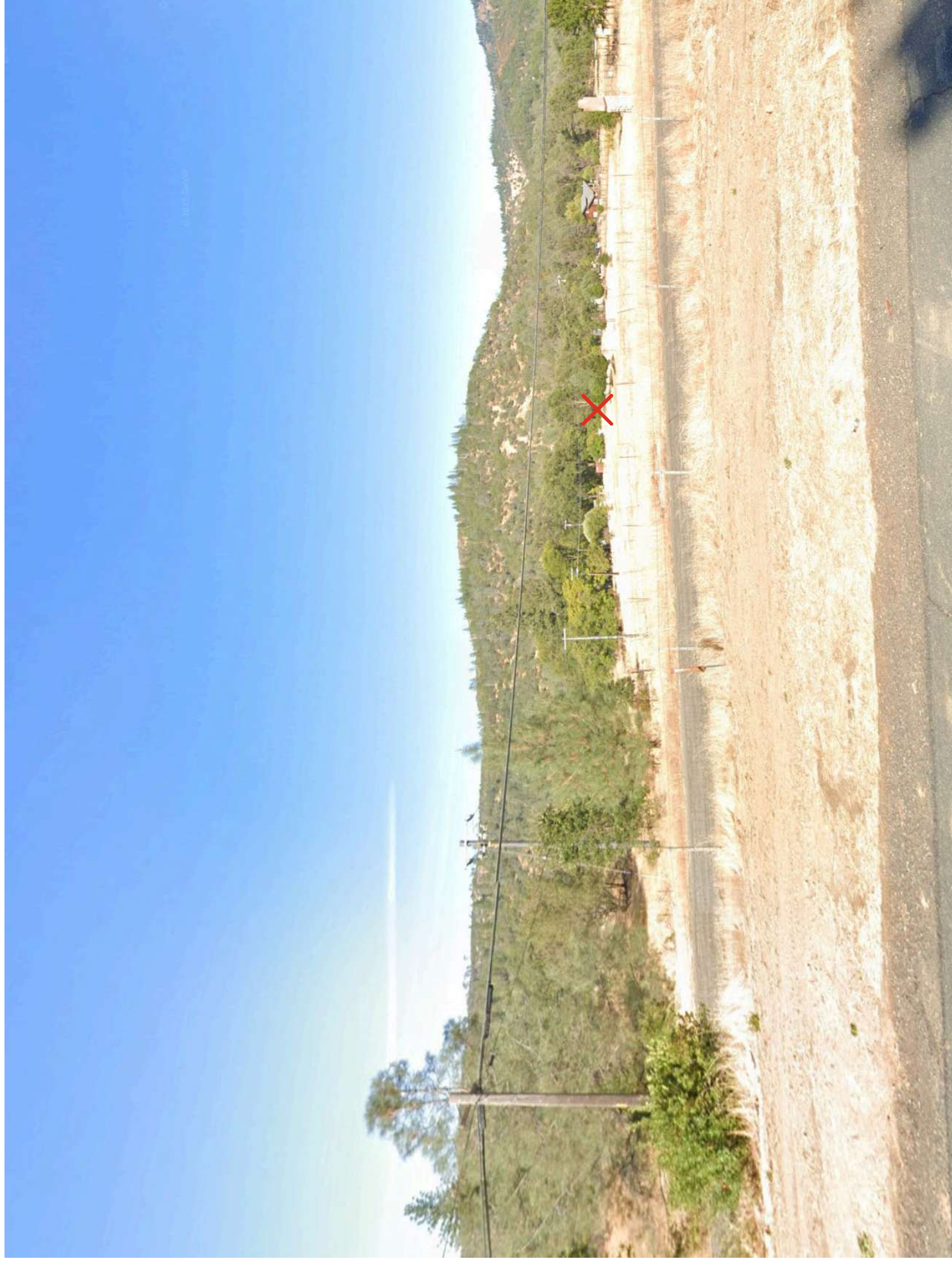


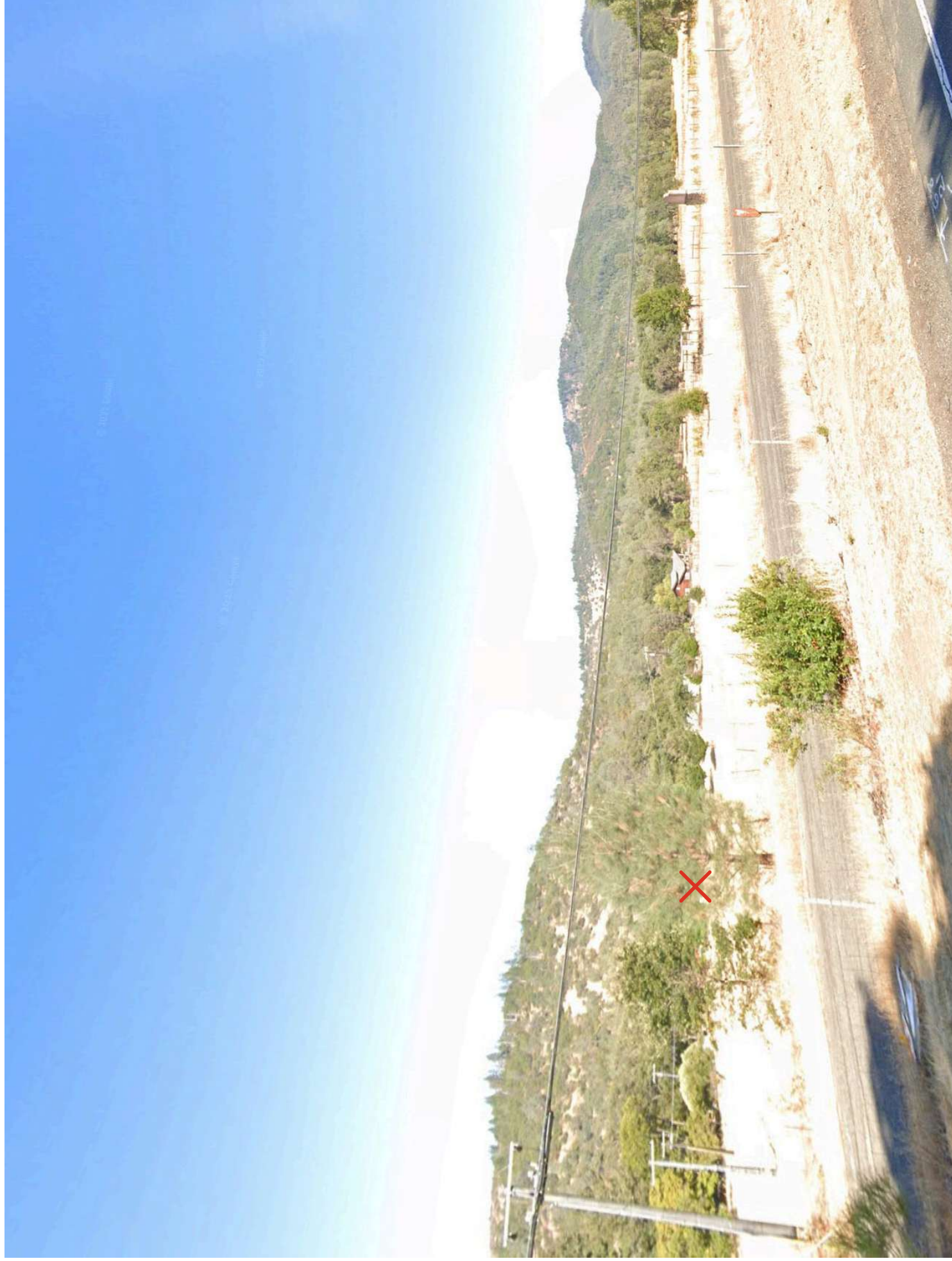
Image capture: Aug 2024 © 2025 Google



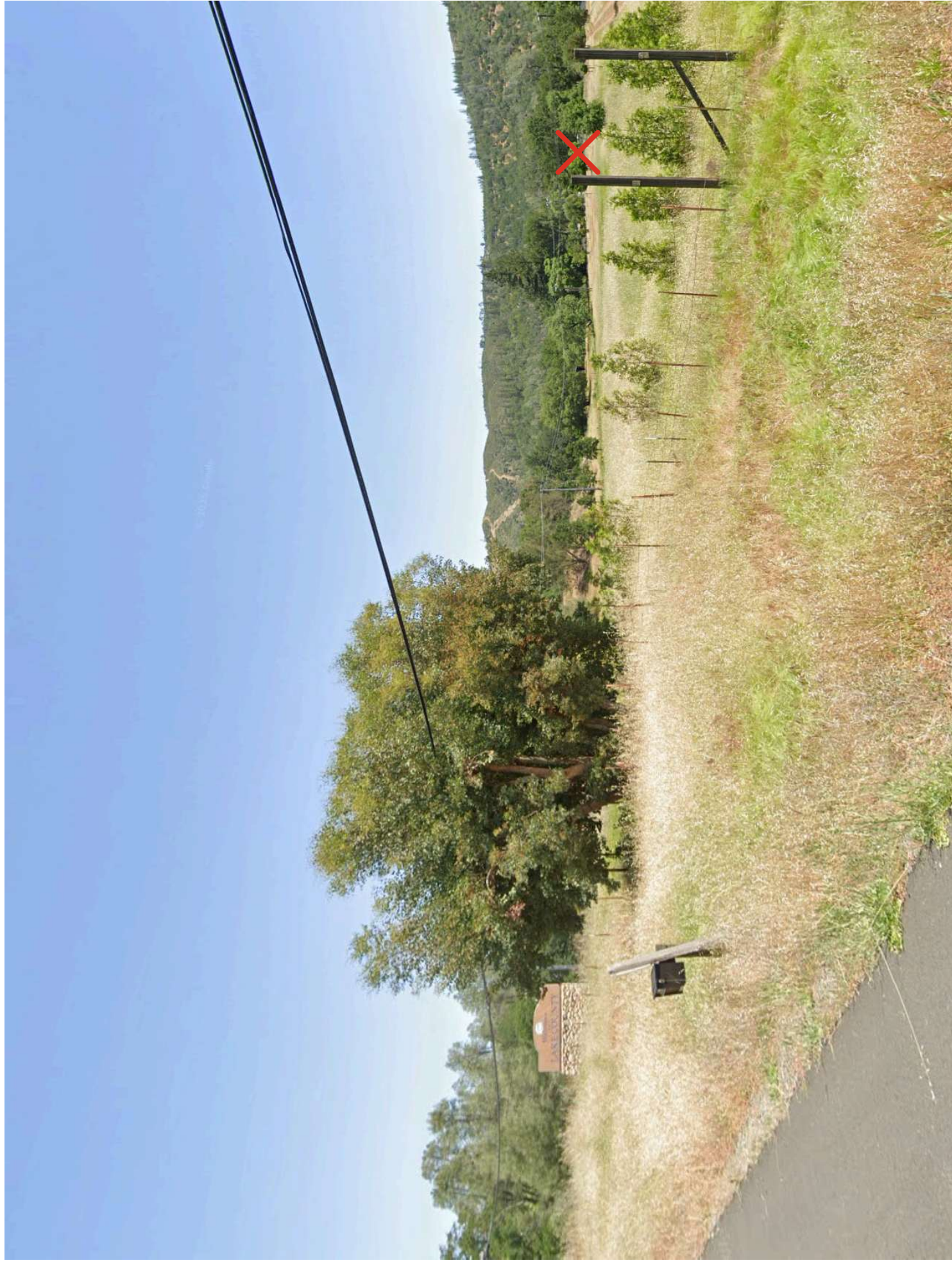








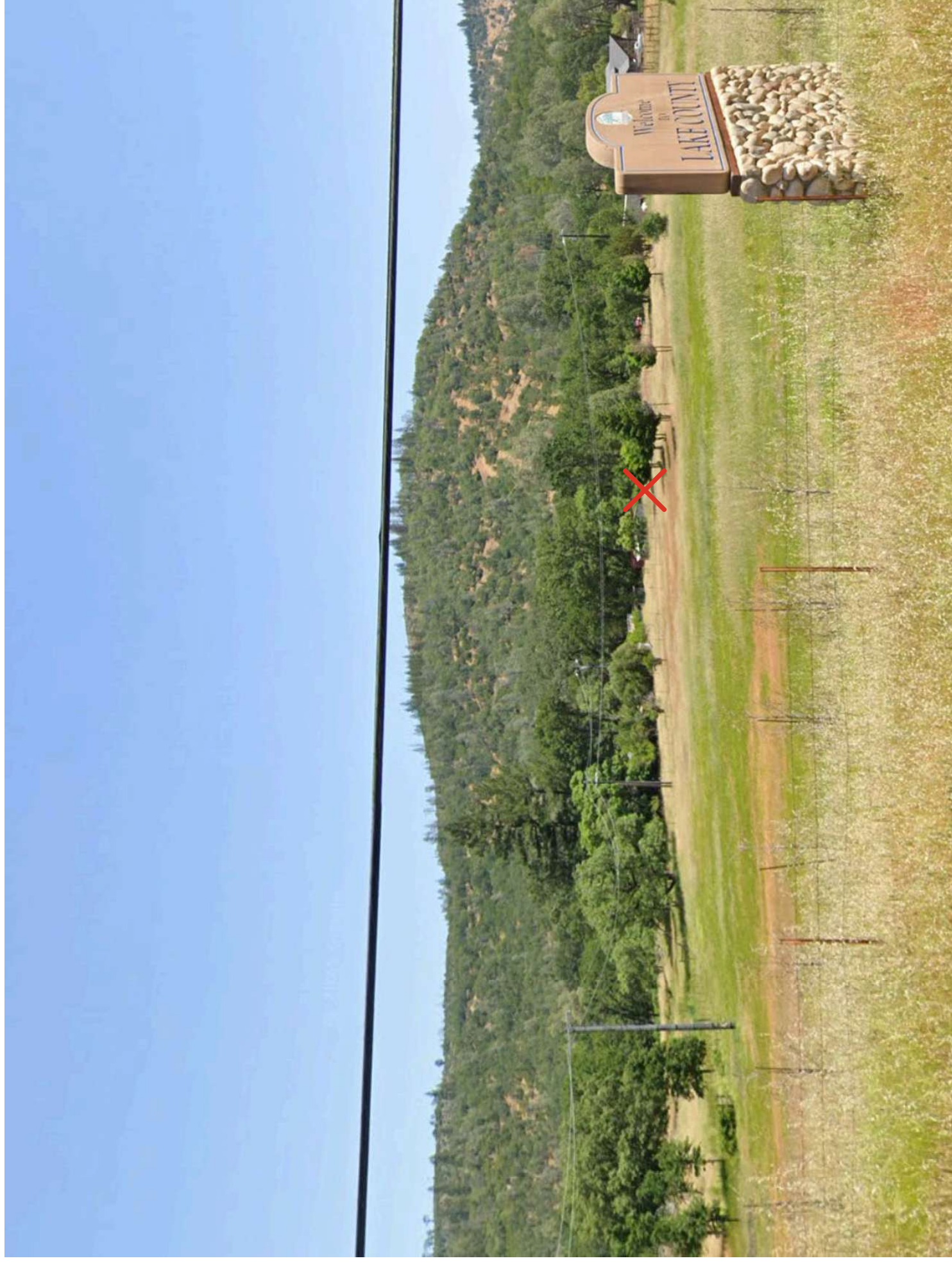


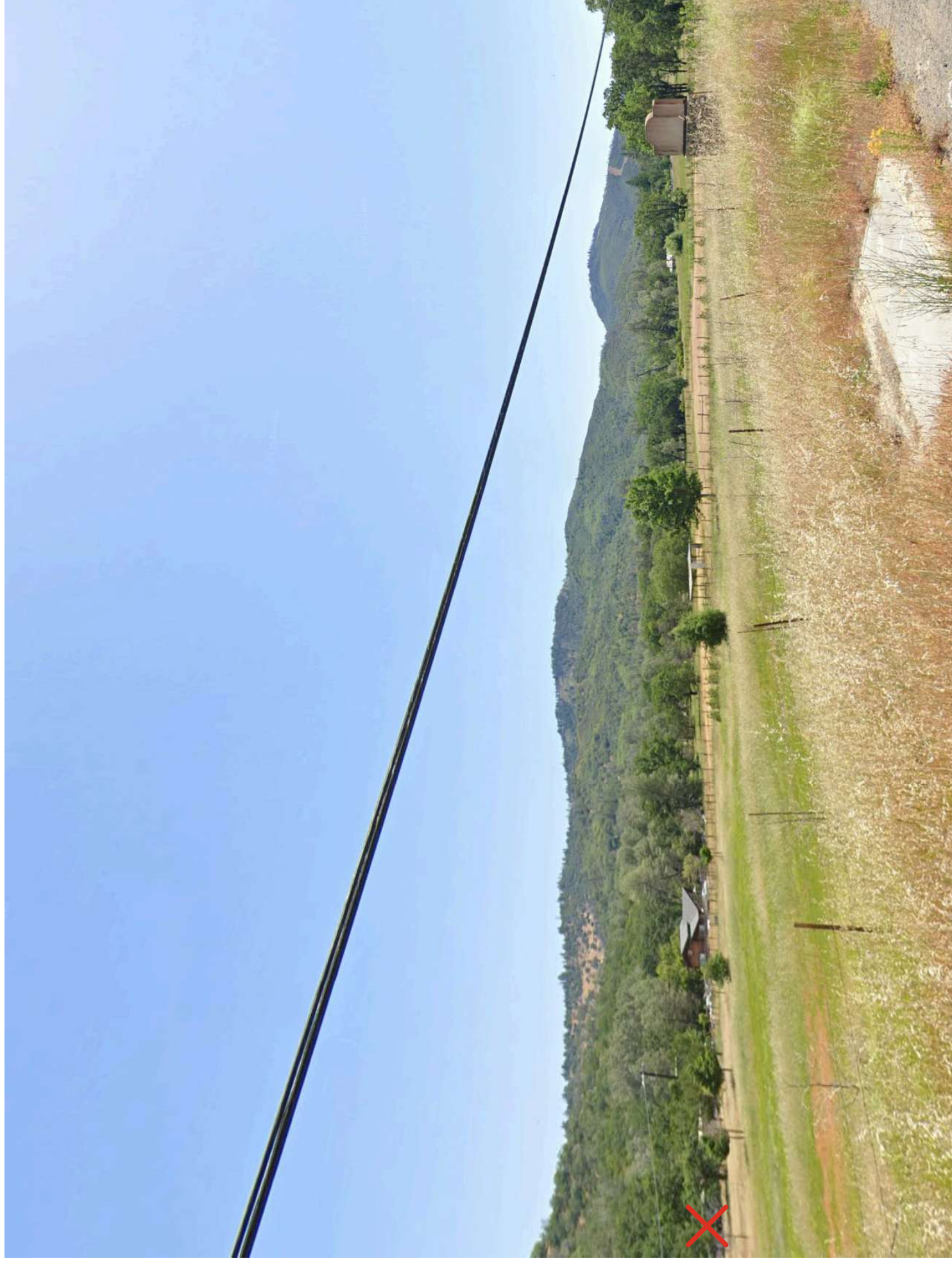












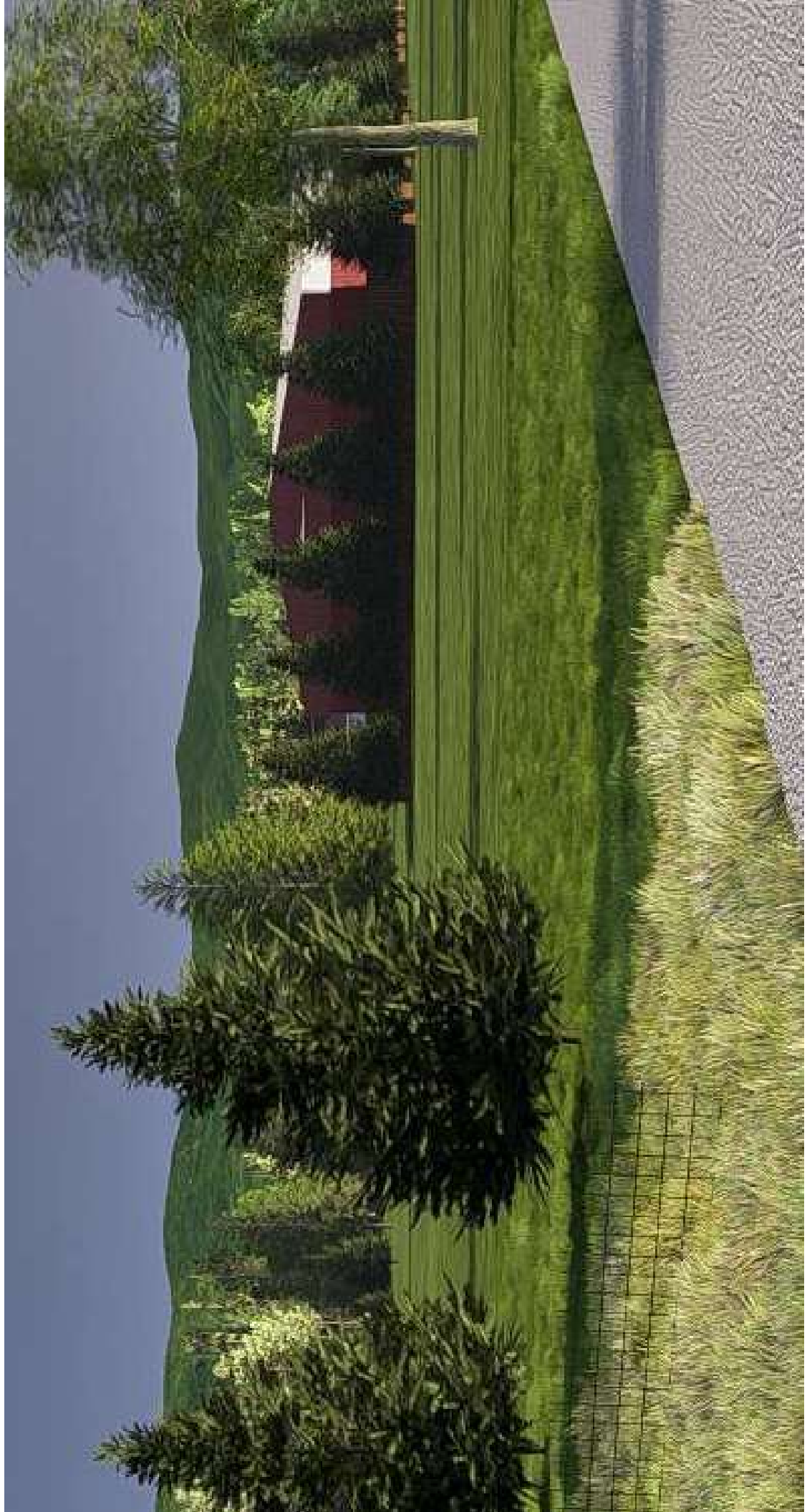


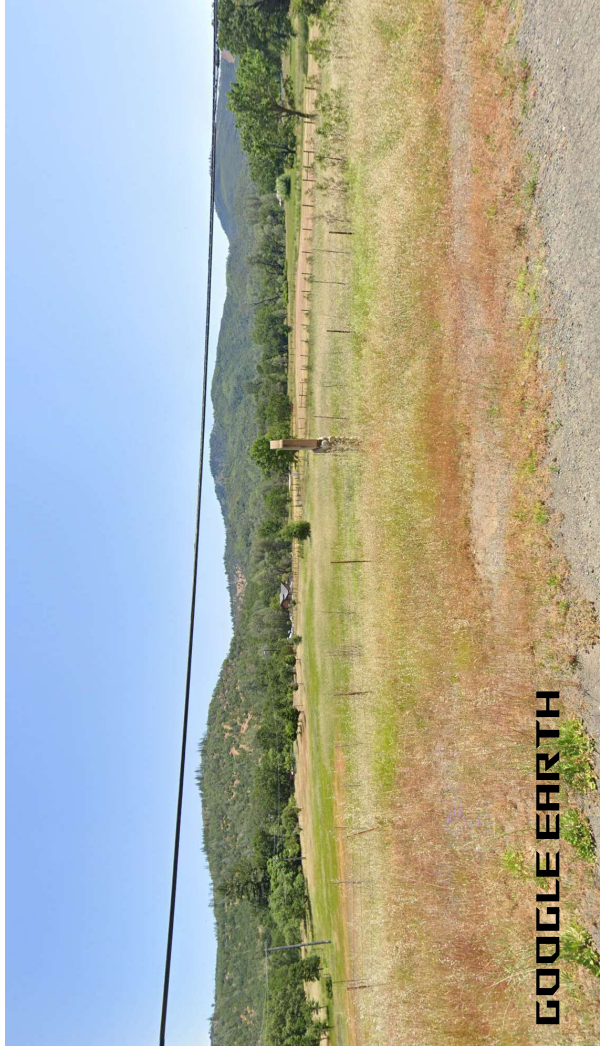
Shady Grove

GOOGLE EARTH

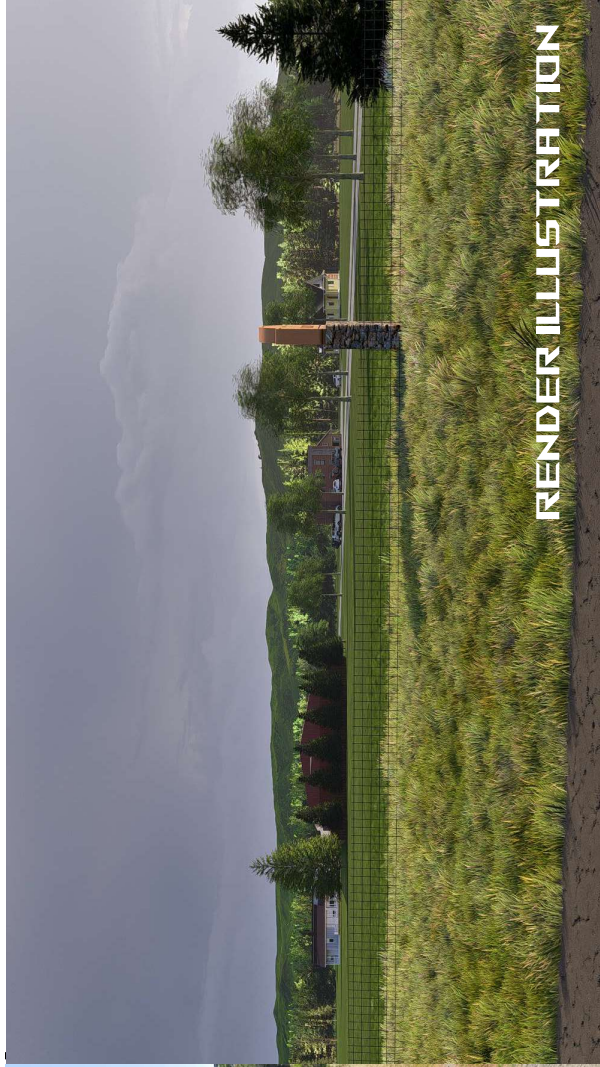


RENDER ILLUSTRATION





GOOGLE EARTH



RENDER ILLUSTRATION