



# Site Plan Review Application

|               |           |
|---------------|-----------|
| Date Received | 6/16/2021 |
| By            | J. Jerome |
| Fee           | \$2910    |
| Case #        | SPR 03-21 |
| EA #          | EA 05-21  |

## General Information

**APPLICANT** Florencio Escareno Phone 760-220-3983  
Mailing Address 58562 Campanula St Email florencio.escareno@yahoo.com  
City Yucca Valley State CA Zip 92284

**REPRESENTATIVE** \_\_\_\_\_ Phone \_\_\_\_\_  
Mailing Address \_\_\_\_\_ Email \_\_\_\_\_  
City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

**PROPERTY OWNER** Florencio Escareno Phone 760-220-3983  
Mailing Address 58562 Campanula St Email florencio.escareno@yahoo.com  
City Yucca Valley State CA Zip 92284

## Project Information

Project Address 7243 Mohawk Trl Assessor Parcel Number(s) D595331520000  
Project Location YUCCA VALLEY, CA. 92284  
Project Description: Construction of a wood frame office section and a metal building for the shops by the Heritage Bldg. systems. (See metal bldg attachment.)

Please attach any additional information that is pertinent to the application.

Town of Yucca Valley  
Community Development Department  
58928 Business Center Dr  
Yucca Valley, CA 92284  
760 369-6575 Fax 760 228-0084  
[www.yucca-valley.org](http://www.yucca-valley.org)

**Owner/Applicant Authorization**

**Applicant/Representative:** I/We have reviewed this completed application and the attached material. The information included with this application is true and correct to the best of my/our knowledge. I/We further understand that the Town may not approve the application as submitted, and may set conditions of approval. Further, I/We understand that all documents, maps, reports, etc., submitted with this application are deemed to be public records. This application does not guarantee approval or constitute a building permit application. Additional fees may be required depending on additional administrative costs.

✓ Signature • \_\_\_\_\_  
✓ Name • \_\_\_\_\_  
✓ Date: • \_\_\_\_\_

~~Property~~ **Owner:** I/We certify that I/We are presently the legal owner(s) of the above described property (If the undersigned is different from the legal property owner, a letter of authorization must accompany the form). Further, I/We acknowledge the filing of this application and certify that all of the above information is true and accurate. I/We understand that I/We are responsible for ensuring compliance with conditions of approval. I/We hereby authorize the Town of Yucca Valley and or/its designated agent(s) to enter onto the subject property to confirm the location of existing conditions and proposed improvements including compliance with applicable Town Code Requirements. Further, I/We understand that all documents, maps, reports, etc., submitted with this application are deemed to be public records. This application does not guarantee approval or constitute a building permit application. Additional fees may be required depending on additional administrative costs. I am hereby authorizing

\_\_\_\_\_ to act as my agent and is further authorized to sign any and all documents on my behalf.  
Signature Florenco Escareno  
Name Florenco Escareno  
Date: 05/25/2021

The Town of Yucca Valley is hereby granted release to copy and reproduce electronically, in whole or in part, drawings and all other materials submitted with this development application including phone numbers, addresses and e-mail addresses, for the Town's regulatory, administrative, and legal functions, including sharing of information with other governmental entities and for compliance with the California Public Records Act (CPRA). If any of these statements cannot be affirmatively acknowledged, please inform the planner before submitting a development application.

✓ Signature: Florenco Escareno  
✓ Name: Florenco Escareno  
✓ Date: 05/25/2021

## Project Description

Complete the items below as they pertain to your project. Attach a copy of any plans submitted as part of the project application and any other supplemental information that will assist in the review of the proposed project pursuant to CEQA.

### 1. Commercial, Industrial, or Institutional Projects:

- A. Specific type of use proposed: Automobile Body & Paint Shop
- B. Gross square footage by each type of use: 3344 sq. ft.
- C. Gross square footage and number of floors of each building: 1-floor
- D. Estimate of employment by shift: 3 persons 1-shift
- E. Planned outdoor activities: outdoor wash & wax for repaired cars only.

### 2. Percentage of project site covered by:

46.79% Paving, 27.0% Building, 26.21% Landscaping, 20% Parking

### 3. Maximum height of structures 14 ft. 6 in.

### 4. Amount and type of off street parking proposed: Block top <sup>18 spaces</sup> 5530 sq. ft.

### 5. How will drainage be accommodated? Holding pond at rear for bldg. and some paving - balance to street.

### 6. Off-site construction (public or private) required to support this project:

None

### 7. Preliminary grading plans estimate \_\_\_\_\_ cubic yards of cut and \_\_\_\_\_ cubic yards of fill

### 8. Description of project phasing if applicable: \_\_\_\_\_

### 9. Permits or public agency approvals required for this project: \_\_\_\_\_

To be determined by City building dept.

10. Is this project part of a larger project previously reviewed by the Town? If yes, identify the review process and associated project title(s)

No

11. During construction, will the project: (Explain any "yes" or "maybe" responses to questions below – attach extra pages if necessary.)

Yes Maybe No

- A. Emit dust, ash, smoke, fumes or odors?
- B. Alter existing drainage patterns?
- C. Create a substantial demand for energy or water?
- D. Discharge water of poor quality?
- E. Increase noise levels on site or for adjoining areas?
- F. Generate abnormally large amounts of solid waste or litter?
- G. Use, produce, store, or dispose of potentially hazardous materials such as toxic or radioactive substances, flammable or explosives?
- H. Require unusually high demands for such services as police, fire, sewer, schools, water, public recreation, etc.
- I. Displace any residential occupants?

Response for # E :

There will be normal tractor, generators, building equipment, jack hammers, nailing guns, hammers & saws operating during construction only.

Environmental Assessment

1. Property boundaries, dimensions and area (also attach an 8 1/2 x 11" site plan):

city 2. Existing site zoning: \_\_\_\_\_

city 3. Existing General Plan designation: \_\_\_\_\_

4. Precisely describe the existing use and condition of the site: Empty lot with 50'x50'  
6" concrete slab & existing new septic tank.

city 5. Existing Zoning of adjacent parcels:

North \_\_\_\_\_ South \_\_\_\_\_ East \_\_\_\_\_ West \_\_\_\_\_

city 6. Existing General Plan designation of adjacent parcels:

North \_\_\_\_\_ South \_\_\_\_\_ East \_\_\_\_\_ West \_\_\_\_\_

7. Precisely describe existing uses adjacent to the site:

North UPS storage  
South window store shop  
East UPS storage  
West street Auto wash

8. Describe the plant cover found on the site, including the number and type of all protected plants: wild shrubs & weeds - no protected plants

**Note:** Explain any "Yes" or "Maybe" responses to questions below. If the information and responses are insufficient or not complete, the application may be determined incomplete and returned to the applicant.

**Yes Maybe No**

9. Is the Site on filled or slopes of 15% or more or in a canyon? (A geological and/or soils Investigation report is required with this application.)
10. Has the site been surveyed for historical, paleontological or archaeological resources? (If yes, a copy of the survey report is to accompany this application.)
11. Is the site within a resource area as identified in the archaeological and historical resource element?
12. Does the site contain any unique natural, ecological, or scenic resources?
13. Do any drainage swales or channels border or cross the site?
14. Has a traffic study been prepared? (If yes, a copy of the study is to accompany this application.)
15. Is the site in a flood plain? (See appropriate FIRM)

To Southern California Gas Co.

Request for Will Serv Letter

Florencio Escarino/Owner

Dar sirs,

I am requestgan Automotive Body and Paint shopat the following address:

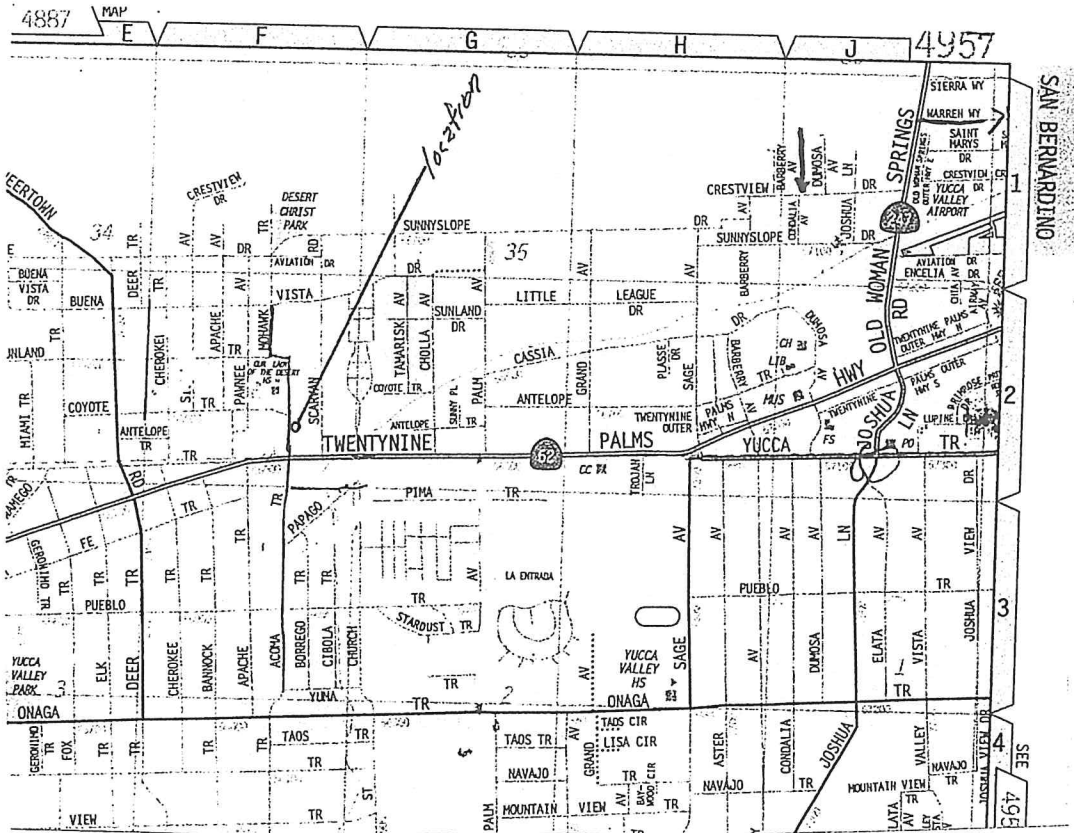
7243 Mohawk Trail, Yucca Valley, Ca 92284 APN no: 0595-331-52-0000

Construct wood structure office with attached metal workshop per plans-3344 sq. ft.

All concrete floors.

Florencio Escarino/owner (760) 220-3983

Thomas Guide location:



Florencio Escarino

5-25-2021

Florencio Escarino

date

In accordance with Town Council Resolution 04-38 the Town collects certain fees based on the actual cost of providing service. The application deposit for this project (as indicated below) may not cover the total cost of processing this application. I/We are aware that if the account has 25% or less remaining prior to completion of the project, staff will notify the undersigned in writing, of the amount of additional deposit required to complete the processing of the application, based on Staff's reasonable estimate of the hours remaining to complete this application process.

Further, I understand that if I do not submit the required additional deposit to the Town within 15 business days from the date of notification by the Town, the Town will cease processing of the application and/ or not schedule the project for action by the Planning Commission or Town Council until the fees have been paid.

Any remaining deposit will be refunded to me at time of closeout after I have submitted any required approved project plans and forms, including signed conditions of approval, or upon my written request to withdraw the application.

As the applicant, I understand that I am responsible for the cost of processing this application and I agree that the actual costs incurred processing this application will be paid to the Town of Yucca Valley.

✓ Deposit Paid: \$ 2,910 #?

✓ Applicants Name Florencio Escorino

✓ Applicant's Signature Florencio Escorino

✓ Date: 1-9-2021

(Please print)





## HAZARDOUS WASTE SITE STATEMENT

I have been informed by the Town of Yucca Valley of my responsibilities, pursuant to California Government Code Section 65962.5, to notify the Town as to whether the site for which a development application has been submitted is located within an area which has been designated as the location of a hazardous waste site by the Office of Planning and Research, State of California (OPR).

I am informed and believe that the proposed site, for which a development application has been submitted, is not within any area specified in said Section 65962.5 as a hazardous waste site.

I declare under penalty of perjury of the laws of the State of California that the foregoing is true and correct.

Dated: Jan. 4 2021

Frozelio Escobar  
Applicant/Representative printed name

\_\_\_\_\_  
Applicant/Representative signature



CARLSBAD  
 FRESNO  
 IRVINE  
 LOS ANGELES  
 PALM SPRINGS  
 POINT RICHMOND  
 RIVERSIDE  
 ROSEVILLE  
 SAN LUIS OBISPO

**MEMORANDUM**

**DATE:** November 6, 2020

**To:** Jarod Jerome, Associate Planner, Town of Yucca Valley

**FROM:** Dean Arizabal, Associate, LSA

**SUBJECT:** Trip Generation Analysis for the Proposed Automobile Care Center Project at 7243 Mohawk Trail, Yucca Valley, California

LSA has prepared this trip generation analysis for the proposed automobile care center project with three employees at 7243 Mohawk Trail in Yucca Valley, California. The proposed project site is bordered by a vacant parcel to the north, commercial uses to the south, the United Parcel Service (UPS) Customer Service Center to the east, and Mohawk Trail to the west. The signalized intersection of Mohawk Trail–Acoma Trail/State Route 62 (SR-62; Twentynine Palms Highway) will provide local access to the proposed project with direct access via an unsignalized driveway on Mohawk Trail.

The purpose of this analysis is to identify the proposed project’s trip generation and determine whether the project would require a traffic study according to the Town of Yucca Valley (Town) traffic analysis guidelines. The Town requires that a traffic study be prepared for every project that would generate 50 or more daily vehicle trips. As such, this analysis evaluates the proposed project against the Town’s daily trip threshold. In addition, this analysis determines the vehicle trip implications to the signalized intersection of Mohawk Trail–Acoma Trail/SR-62.

**Trip Generation**

The daily and peak-hour trips of the proposed project were calculated using trip rates from the Institute of Transportation Engineers’ *Trip Generation Manual*, 10<sup>th</sup> Edition (2017) for Automobile Care Center (Land Use Code 942). Table A summarizes the trip generation for the proposed project.

**Table A: Project Trip Generation**

| Land Use                       | Size | Unit      | ADT <sup>2</sup> | AM Peak Hour |      |       | PM Peak Hour |      |       |
|--------------------------------|------|-----------|------------------|--------------|------|-------|--------------|------|-------|
|                                |      |           |                  | In           | Out  | Total | In           | Out  | Total |
| <b>Trip Rates<sup>1</sup></b>  |      |           |                  |              |      |       |              |      |       |
| Auto Care Center               |      | Employees | 14.30            | 0.68         | 0.32 | 1.00  | 0.69         | 0.74 | 1.43  |
| <b>Project Trip Generation</b> |      |           |                  |              |      |       |              |      |       |
| Auto Care Center               | 3    | Employees | 43               | 2            | 1    | 3     | 2            | 2    | 4     |

<sup>1</sup> Trip rates from the Institute of Transportation Engineers (ITE) *Trip Generation Manual*, 10<sup>th</sup> Edition (2017). Land Use Code (942) – Automobile Care Center

<sup>2</sup> ITE does not have an ADT rate for this use. However, the Town of Yucca Valley assumes an ADT rate of 10 times the PM Peak Hour trip rate (10 x 1.43 = 14.30).

ADT = average daily trips

As Table A shows, the proposed automobile care center project with three employees would generate 43 average daily trips (ADT), including three trips (two inbound and one outbound) in the a.m. peak hour and four trips (two inbound and two outbound) in the p.m. peak hour. Because the proposed project would generate fewer than 50 daily trips, a traffic study is not required.

The nearest intersection to the proposed project is Mohawk Trail–Acoma Trail/SR-62. The proposed project would only add four trips in the a.m. peak hour and three trips in the p.m. peak hour to this signalized intersection. Based on the low trip generation of the proposed project, Mohawk Trail–Acoma Trail/SR-62 is unlikely to experience an increase in intersection delay or a decrease in LOS. Therefore, the project would not have a significant effect on the operations of this intersection.

### **Conclusions**

LSA analyzed the trip generation of the proposed automobile care center project with three employees to determine whether it would require a traffic study according to the Town's traffic analysis guidelines. The proposed project is anticipated to generate 43 ADT, including three trips in the a.m. peak hour and four trips in the p.m. peak hour. Because the proposed project would not generate 50 or more daily trips, a traffic study is not required. In addition, the proposed project's trip generation of three trips in the a.m. peak hour and four trips in the p.m. peak hour is unlikely to affect the operations (delay or LOS) of the adjacent signalized intersection of Mohawk Trail–Acoma Trail/SR-62.

If you have any questions, please contact me at (949) 553-0666.



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RIVERSIDE  
ROSEVILLE  
SAN LUIS OBISPO

## MEMORANDUM

**DATE:** November 6, 2020

**TO:** Jarod Jerome, Associate Planner, Town of Yucca Valley

**FROM:** J.T. Stephens, Associate, LSA

**SUBJECT:** Noise Impact Analysis for the Proposed Automobile Care Center Project at 7243 Mohawk Trail, Yucca Valley, California

LSA has prepared this noise impact analysis for the proposed automobile care center project at 7243 Mohawk Trail in Yucca Valley, California. The proposed project site is bordered by a vacant parcel to the north, commercial uses to the south, the United Parcel Service (UPS) Customer Service Center to the east, and Mohawk Trail to the west. The nearest sensitive receptors are the single-family homes east of Scarvan Road and the Apache Mobile Home Park at the northern terminus of Church Street.

The purpose of this analysis is to identify any potential noise impacts related to the construction and operation of the project.

### Construction Noise Analysis

Short-term noise impacts would be associated with construction of the proposed project. Construction-related short-term noise levels would be higher than existing ambient noise levels in the vicinity of the project site, but would no longer occur once construction of the proposed project is completed.

Construction is completed in discrete steps, each of which has its own mix of equipment and consequently its own noise characteristics. These various sequential phases would change the character of the noise generated on the site and therefore the noise levels surrounding the site as construction progresses. Despite the variety in the type and size of construction equipment, similarities in the dominant noise sources and patterns of operation allow construction-related noise ranges to be categorized by work phase.

The structure erection phase, which includes the placement of pre-fab metal steel façades, will likely generate the highest noise levels. Typical operating cycles for these types of construction equipment may involve 1 or 2 minutes of full-power operation followed by 3 or 4 minutes at lower power settings.

In addition to the reference maximum noise level, the usage factor provided in Table A is utilized to calculate the hourly noise level impact for each piece of equipment based on the following equation:

$$L_{eq}(equip) = E.L. + 10 \log(U.F.) - 20 \log\left(\frac{D}{50}\right)$$

- where:  $L_{eq}(equip)$  =  $L_{eq}$  at a receiver resulting from the operation of a single piece of equipment over a specified time period
- E.L. = noise emission level of the particular piece of equipment at a reference distance of 50 ft
- U.F. = usage factor that accounts for the fraction of time that the equipment is in use over the specified period of time
- D = distance from the receiver to the piece of equipment

Each piece of construction equipment operates as an individual point source. Utilizing the following equation, a composite noise level can be calculated when multiple sources of noise operate simultaneously:

$$Leq (composite) = 10 * \log_{10} \left( \sum_1^n 10^{\frac{Ln}{10}} \right)$$

Consistent with FHWA guidance, utilizing the equations from the methodology above and the reference information in Table A, the composite noise level of the two loudest pieces of equipment during construction, typically the crane and forklift, would be 81 dBA  $L_{eq}$  at a distance of 50 ft from the construction area. Once composite noise levels are calculated, reference noise levels can then be adjusted for distance using the following equation:

$$Leq (at distance X) = Leq (at 50 feet) - 20 * \log_{10} \left( \frac{X}{50} \right)$$

In general, this equation shows that doubling the distance would decrease noise levels by 6 dBA, while halving the distance would increase noise levels by 6 dBA.

It is expected that the average noise levels during the construction of the project at the nearest noise-sensitive use, the existing residence to the northeast, would be 58.7 dBA  $L_{eq}$  based on an average distance of 650 ft from the center of construction activities. While construction-related short-term noise levels have the potential to be higher than existing ambient noise levels in the project area under existing conditions, the noise impacts would no longer occur once project construction is completed. Compliance with the Town's Noise Ordinance<sup>1</sup> hours of 7:00 a.m. to 10:00 p.m. would ensure that construction noise does not disturb the residential uses during hours when ambient noise levels are likely to be lower (i.e., at night). Although construction noise would be higher than the ambient noise in the project vicinity, construction noise would cease to occur once project construction is completed. Construction is not permitted on Sundays and federal holidays.

<sup>1</sup> Town of Yucca Valley. 2020. Municipal Code.  
[https://codelibrary.amlegal.com/codes/yuccavalleyca/latest/yuccavalley\\_ca/](https://codelibrary.amlegal.com/codes/yuccavalleyca/latest/yuccavalley_ca/)

**Table A: Typical Maximum Construction Equipment Noise Levels ( $L_{max}$ )**

| Type of Equipment       | Acoustical Usage Factor | Suggested Maximum Sound Levels for Analysis (dBA $L_{max}$ at 50 ft) |
|-------------------------|-------------------------|--|
| Air Compressor          | 40                      | 80   |
| Backhoe                 | 40                      | 80   |
| Cement Mixer            | 50                      | 80   |
| Concrete/Industrial Saw | 20                      | 90   |
| Crane                   | 16                      | 85   |
| Excavator               | 40                      | 85   |
| Forklift                | 40                      | 85   |
| Generator               | 50                      | 82   |
| Grader                  | 40                      | 85   |
| Loader                  | 40                      | 80   |
| Pile Driver             | 20                      | 101  |
| Paver                   | 50                      | 85   |
| Roller                  | 20                      | 85   |
| Rubber Tire Dozer       | 40                      | 85   |
| Scraper                 | 40                      | 85   |
| Tractor                 | 40                      | 84   |
| Truck                   | 40                      | 84   |
| Welder                  | 40                      | 73   |

Source: FHWA. *Highway Construction Noise Handbook* (August 2006).

dBA = A-weighted decibel(s)

FHWA = Federal Highway Administration

ft = foot/feet

$L_{max}$  = maximum instantaneous noise level

### Operational Noise Impacts

The proposed project would operate sources of noise such as car lifts, torque guns, and air compressors. While typically these sources have the potential to generate noise impacts to surrounding receptors, all activities at the project site will occur within the enclosed building, therefore, it is not expected that noise impacts would be audible at the nearest sensitive receptors.

### Conclusions

Based on the above analysis, LSA has determined that compliance with the Town of Yucca Valley's Municipal Code construction hours would ensure that the construction of the proposed project would not impact surrounding sensitive receptors. The proposed project would not generate audible impacts at surrounding sensitive receptors.

If you have any questions, please contact me at (949) 553-0666.

## RESPONSE TO GEOTECHNICAL/SOILS REPORT

Since there is a permitted 50' x 40' x 6" conc. slab existing on the property we surmise that a geotechnical soils report has already been permitted. Please advise. Also a new septic tank has been installed by previous owner but the project will be connected to the new city sewer system by the end of the year, and the existing septic tank will be filled or removed.

## RESPONSE FOR BIOLOGICAL AND NATIVE PLANTS

There is a 50' x 40' previously poured existing concrete slab on the project.

There are no signs of a burrowing owl or any endangered plants on the site.

(Please see attached pictures.)



## HYDROLOGY RESPONSE

Regarding the geotechnical/soils report, upon approval of the site plan study the owner will retain a civil engineer to submit a grading /retention plan to the city building inspectors.



**SURROUNDING PROPERTY OWNERS LIST CERTIFICATION**

(To be submitted with application)

I, Michael Haggerson, certify that on 8/17/2020 the attached property owners list was prepared by Michael Haggerson pursuant to the requirements of the Town of Yucca Valley. Said list is a complete compilation of the owner(s), applicant(s) and representative of the subject property and all owners of surrounding properties within a radius of 300 feet from all exterior boundaries of the subject property and is based on the latest equalized assessment rolls of the San Bernardino County Assessor's Office dated 8/17/2020. I further certify that the information filed is true and correct to the best of my knowledge; I understand that incorrect and erroneous information may be grounds for rejection or denial of the development application.

Signed: \_\_\_\_\_

Michael Haggerson

Print Name: \_\_\_\_\_

Michael Haggerson

Date: \_\_\_\_\_

8/17/2020

| APN         | NAME                                 | ADDRESS              | CITY               | STATE | ZIP   |
|-------------|--------------------------------------|----------------------|--------------------|-------|-------|
| 0595-331-52 | ESAU/FLORENCIO ESCARENO              | 24360 FOOTHILL BLVD  | COVELO             | CA    | 95428 |
| 0594-081-16 | ROBERT MATTHEW/ANN LEVINI TENBROOK   | 56132 29 PALMS HWY   | YUCCA VALLEY       | CA    | 92284 |
| 0594-081-26 | CHI MING WONG/WAI FONG LAU           | 3419 SHINING STAR LN | CORONA             | CA    | 92881 |
| 0594-081-27 | SAN BERNARDINO CO FLOOD CONTROL DIST | 825 E THIRD ST       | SAN BERNARDINO     | CA    | 92415 |
| 0595-331-06 | WILLIAMS FAMILY TRUST 07/25/05       | 2311 OCEAN ST        | CARLSBAD           | CA    | 92008 |
| 0595-331-07 | FLOYD/MARYANN WATSON                 | 26341 EVA ST         | LAGUNA HILLS       | CA    | 92656 |
| 0595-331-11 | THOMAS C/TIM D HUMPHREVILLE          | PO BOX 1540          | YUCCA VALLEY       | CA    | 92286 |
| 0595-331-15 | ERVIN R CAMPBELL JR                  | 30550 STEIN WAY      | HEMET              | CA    | 92543 |
| 0595-331-16 | ERVIN ROY CAMPBELL JR                | 30550 STEIN WAY      | HEMET              | CA    | 92543 |
| 0595-331-17 | ROOFING & CONSTRUCTION CURRAN        | 2426 SAND DR         | LANDERS            | CA    | 92285 |
| 0595-331-18 | SAN BERNARDINO CO FLOOD CONTROL DIST | 825 E THIRD ST       | SAN BERNARDINO     | CA    | 92415 |
| 0595-331-19 | SAN BERNARDINO CO FLOOD CONTROL DIST | 825 E THIRD ST       | SAN BERNARDINO     | CA    | 92415 |
| 0595-331-25 | SAN BERNARDINO CO FLOOD CONTROL DIST | 825 E THIRD ST       | SAN BERNARDINO     | CA    | 92415 |
| 0595-331-26 | SALDAMANDO FAMILY TRUST 09/20/07     | 19612 RANGELAND RD   | RAMONA             | CA    | 92065 |
| 0595-331-37 | CA GRAND CENTRAL STORAGE LLC         | 8621 E APPALOOSA TRL | SCOTTSDALE         | AZ    | 85258 |
| 0595-331-38 | WORLDWIDE CHURCH OF GOD              | 440 W GREEN ST       | PASADENA           | CA    | 91123 |
| 0595-331-39 | MORRIS COMMUNICATIONS CORP           | 699 BROAD ST #800    | AUGUSTA            | GA    | 30901 |
| 0595-331-43 | ROGERS REVOCABLE FAMILY TR 10/16/14  | 5525 CARLSBAD AVE    | YUCCA VALLEY       | CA    | 92284 |
| 0595-331-48 | JACK W MOREY JR                      | PO BOX 580331        | NORTH PALM SPRINGS | CA    | 92258 |
| 0595-331-49 | JACK W MOREY JR                      | PO BOX 464           | DANIEL             | WY    | 83115 |
| 0595-331-53 | ESAU/FLORENCIO ESCARENO              | 35 S VENICE BLVD     | VENICE             | CA    | 90291 |
| 0595-331-65 | THOMAS C/TIM D HUMPHREVILLE          | PO BOX 1540          | YUCCA VALLEY       | CA    | 92286 |
| 0595-331-66 | THOMAS C/TIM D HUMPHREVILLE          | PO BOX 1540          | YUCCA VALLEY       | CA    | 92286 |
| 0595-331-68 | DEPIERRO DEVELOPMENT CORPORATION     | 57407 29 PALMS HWY   | YUCCA VALLEY       | CA    | 92284 |

City N.A. State \_\_\_\_\_ Zip \_\_\_\_\_

The Owner is a:

- Limited Liability Company (LLC)
- Partnership
- Corporation
- None of the above

**Information for LLC, Partnership, Corporation**

Name \_\_\_\_\_ Phone \_\_\_\_\_ Fax \_\_\_\_\_

Mailing Address \_\_\_\_\_ Email \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

State of Registration \_\_\_\_\_

**Managing member(s), General Partner(s) officer(s)**

Name \_\_\_\_\_ Phone \_\_\_\_\_ Fax \_\_\_\_\_

Mailing Address \_\_\_\_\_ Email \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Attach additional sheets if necessary

**Agent for Service of Process**

Name \_\_\_\_\_ Phone \_\_\_\_\_ Fax \_\_\_\_\_

Mailing Address \_\_\_\_\_ Email \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

**For Corporations, Shareholder with Fifty Percent or More Share or Controlling Shareholder**

Name \_\_\_\_\_ Phone \_\_\_\_\_ Fax \_\_\_\_\_

Mailing Address \_\_\_\_\_ Email \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

The Party in escrow is a (if property is in escrow):

- Limited Liability Company (LLC)
- Partnership
- Corporation
- None of the above

**Information for LLC, Partnership, Corporation**

Name \_\_\_\_\_ Phone \_\_\_\_\_ Fax \_\_\_\_\_

Mailing Address \_\_\_\_\_ Email \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

State of Registration \_\_\_\_\_

**Managing member(s), General Partner(s) officer(s)**

Name \_\_\_\_\_ Phone \_\_\_\_\_ Fax \_\_\_\_\_

Mailing Address \_\_\_\_\_ Email \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Attach additional sheets if necessary

**Agent for Service of Process**

Name \_\_\_\_\_ Phone \_\_\_\_\_ Fax \_\_\_\_\_

Mailing Address \_\_\_\_\_ Email \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

**For Corporations, Shareholder with Fifty Percent or More Share or Controlling Shareholder**

Name \_\_\_\_\_ Phone \_\_\_\_\_ Fax \_\_\_\_\_

Mailing Address \_\_\_\_\_ Email \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

For any deeds of trust or other liens on the property (other than real property tax liens) please state the following:

- A. Name of beneficiary of the deed of trust or lien \_\_\_\_\_
- B. Date of the deed of trust or lien. \_\_\_\_\_

I certify under penalty of perjury under the laws of the State of California that the foregoing is true and correct. Executed on the date and location set forth below

T.

**Developer Disclosure Statement**

This portion of the application must be fully completed and signed by the applicant. If not fully completed and signed, the application will be deemed incomplete.

Address of subject property: 7243 Mohawk Trail

Cross street: Twenty nine palms Hwy. & Mohawk Trail

Date this Disclosure Statement is completed: Aug. 4, 2020

Name of Applicant: Florencio Escarino

The Applicant is a:

- Limited Liability Company (LLC)
- Partnership
- Corporation
- None of the above

**Information for LLC, Partnership, Corporation**

Name \_\_\_\_\_ Phone \_\_\_\_\_ Fax \_\_\_\_\_

Mailing Address \_\_\_\_\_ Email \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

State of Registration \_\_\_\_\_

**Managing member(s), General Partner(s) officer(s)**

Name \_\_\_\_\_ Phone \_\_\_\_\_ Fax \_\_\_\_\_

Mailing Address \_\_\_\_\_ Email \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Attach additional sheets if necessary

**Agent for Service of Process**

Name \_\_\_\_\_ Phone \_\_\_\_\_ Fax \_\_\_\_\_

Mailing Address \_\_\_\_\_ Email \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

**For Corporations, Shareholder with Fifty Percent or More Share or Controlling Shareholder**

Name \_\_\_\_\_ Phone \_\_\_\_\_ Fax \_\_\_\_\_

Mailing Address \_\_\_\_\_ Email \_\_\_\_\_

Florencio Escareno

Signature

Print Name: Florencio Escareno

Title: owner

Date of signing: Jan 4, 2021

Location: Yucca Valley