

## Washoe County Development Application

Your entire application is a public record. If you have a concern about releasing personal information, please contact Planning and Building staff at 775.328.6100.

<b>Project Information</b>		Staff Assigned Case No.: _____	
Project Name:			
Project Description:			
Project Address:			
Project Area (acres or square feet):			
Project Location (with point of reference to major cross streets <b>AND</b> area locator):			
Assessor's Parcel No.(s):	Parcel Acreage:	Assessor's Parcel No.(s):	Parcel Acreage:
Section(s)/Township/Range:			
<b>Indicate any previous Washoe County approvals associated with this application:</b>			
Case No.(s).			
<b>Applicant Information</b> (attach additional sheets if necessary)			
<b>Property Owner:</b>		<b>Professional Consultant:</b>	
Name:		Name:	
Address:		Address:	
Zip:		Zip:	
Phone:	Fax:	Phone:	Fax:
Email:		Email:	
Cell:	Other:	Cell:	Other:
Contact Person:		Contact Person:	
<b>Applicant/Developer:</b>		<b>Other Persons to be Contacted:</b>	
Name:		Name:	
Address:		Address:	
Zip:		Zip:	
Phone:	Fax:	Phone:	Fax:
Email:		Email:	
Cell:	Other:	Cell:	Other:
Contact Person:		Contact Person:	
<b>For Office Use Only</b>			
Date Received:	Initial:	Planning Area:	
County Commission District:		Master Plan Designation(s):	
CAB(s):		Regulatory Zoning(s):	

### Property Owner Affidavit

**Applicant Name:** Todd Eekhoff

The receipt of this application at the time of submittal does not guarantee the application complies with all requirements of the Washoe County Development Code, the Washoe County Master Plan or the applicable area plan, the applicable regulatory zoning, or that the application is deemed complete and will be processed.


STATE OF NEVADA        )  
                                   )  
 COUNTY OF WASHOE    )

I, Todd Eekhoff  
 \_\_\_\_\_  
 (please print name)

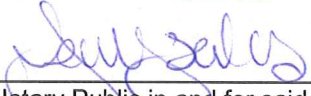
being duly sworn, depose and say that I am the owner\* of the property or properties involved in this application as listed below and that the foregoing statements and answers herein contained and the information herewith submitted are in all respects complete, true, and correct to the best of my knowledge and belief. I understand that no assurance or guarantee can be given by members of Planning and Building.

**(A separate Affidavit must be provided by each property owner named in the title report.)**

Assessor Parcel Number(s): 051-293-07

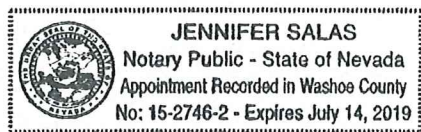
Printed Name Todd Eekhoff  
 Signed   
 Address 5705 Lone Horse Drive

Subscribed and sworn to before me this  
13 day of June, 2018.

  
 Notary Public in and for said county and state

My commission expires: 7/14/2019

(Notary Stamp)



\*Owner refers to the following: (Please mark appropriate box.)

- Owner
- Corporate Officer/Partner (Provide copy of record document indicating authority to sign.)
- Power of Attorney (Provide copy of Power of Attorney.)
- Owner Agent (Provide notarized letter from property owner giving legal authority to agent.)
- Property Agent (Provide copy of record document indicating authority to sign.)
- Letter from Government Agency with Stewardship

# Property Owner Affidavit

**Applicant Name:** Marci Eekhoff

The receipt of this application at the time of submittal does not guarantee the application complies with all requirements of the Washoe County Development Code, the Washoe County Master Plan or the applicable area plan, the applicable regulatory zoning, or that the application is deemed complete and will be processed.

STATE OF NEVADA       )  
                                   )  
 COUNTY OF WASHOE    )

I, Marci Eekhoff  
 \_\_\_\_\_  
 (please print name)

being duly sworn, depose and say that I am the owner\* of the property or properties involved in this application as listed below and that the foregoing statements and answers herein contained and the information herewith submitted are in all respects complete, true, and correct to the best of my knowledge and belief. I understand that no assurance or guarantee can be given by members of Planning and Building.

**(A separate Affidavit must be provided by each property owner named in the title report.)**

Assessor Parcel Number(s): 051-293-07

Printed Name Marci Eekhoff

Signed \_\_\_\_\_

Address 5705 Lone Horse Drive

Subscribed and sworn to before me this  
14 day of June, 2018.

(Notary Stamp)

Jennifer Salas  
 \_\_\_\_\_  
 Notary Public in and for said county and state



My commission expires: 7/14/2019

\*Owner refers to the following: (Please mark appropriate box.)

- Owner
- Corporate Officer/Partner (Provide copy of record document indicating authority to sign.)
- Power of Attorney (Provide copy of Power of Attorney.)
- Owner Agent (Provide notarized letter from property owner giving legal authority to agent.)
- Property Agent (Provide copy of record document indicating authority to sign.)
- Letter from Government Agency with Stewardship



# NOTICE OF TAXES WASHOE COUNTY, NEVADA

TAMMI DAVIS TREASURER  
tax@washoecounty.us  
Annual - Real

2017176348  
www.washoecounty.us/treas  
PHONE 775-328-2510  
FAX 775-328-2500  
06/11/2018 9:53 am

**OFFICE LOCATION:**  
**1001 E NINTH ST-BLDG D RM140**  
**RENO, NV**

TAX YEAR	PIN	NAME	PROPERTY LOCATION AND DESCRIPTION
2017	05129307	EEKHOFF, TODD & MARCI	5545 EAST HIDDEN VALLEY DR TOWNSHIP 19 SECTION 27 LOT 2-A BLOCK L RANGE 20 SUBDIVISIONNAME HIDDEN VALLEY SUBDIVISION 1
AREA	TAX RATE		
4000	3.2402000000		
ASSESSED VALUATION			EXEMPTION VALUES
LAND		21,105	EXEMPTION
IMPROVEMENT		0	0.00
TOTAL ASSESSED VALUE			21,105

### 2017 ACCOUNT SUMMARY

GROSS AD VALOREM TAX	683.84
ABATEMENT AMOUNT	-204.95
<small>*ABATEMENT APPLIED LIMITS INCREASE TO 2.6%*</small>	
RECAPTURE TAX	0.00
NET AD VALOREM TAX	478.89
EXEMPTION AMOUNT	0.00
SPECIAL ASSESSMENTS	0.03
PENALTIES	0.00
FEES	0.00
INTEREST	0.00
<b>TOTAL AMOUNT BILLED</b>	<b>478.92</b>
<b>LESS PAYMENTS APPLIED</b>	<b>478.92</b>
<b>BALANCE REMAINING</b>	<b>0.00</b>
<b>PRIOR YEAR DELINQUENCIES</b>	<b>0.00</b>
<b>TOTAL BALANCE OWING</b>	<b>\$0.00</b>
<b>Amount good through 06/11/2018</b>	

### 2017 BILLING DETAIL

TAXING AGENCY	RATE	AMOUNT	SPEC. ASSESSMENTS	RATE	AMOUNT
STATE OF NEVADA	0.170000000	25.13	TRUCKEE/SUN VLY WATER BASIN		0.03
TRUCKEE MEADOWS FIRE DIST	0.540000000	79.81			
SCHOOL DEBT	0.388500000	57.42			
SCHOOL GENERAL	0.750000000	110.85			
COUNTY GENERAL	1.346700000	199.03			
COUNTY DEBT	0.015000000	2.22			
ANIMAL SHELTER	0.030000000	4.43			

IF PROPERTY IS PROTECTED BY BANKRUPTCY, THIS IS FOR YOUR INFORMATION. DO NOT CONSIDER THIS AS AN ATTEMPT TO COLLECT.

PAYMENTS RECEIVED WILL BE APPLIED TO THE OLDEST CHARGES FIRST.  
TO AVOID LATE CHARGES, PAYMENTS MUST BE POSTMARKED BY THE DUE DATE.  
ALL DELINQUENT AMOUNTS ARE DUE IMMEDIATELY.

PLEASE INCLUDE APPROPRIATE STUBS  
WITH PAYMENT TO ASSURE PROPER  
CREDIT.

05129307  
TODD & MARCI EEKHOFF  
5705 LONE HORSE DR  
RENO NV 89502

**MAKE REMITTANCES PAYABLE TO:**  
**WASHOE COUNTY TREASURER**  
**P O BOX 30039**  
**RENO NV 89520-3039**

SEE REVERSE FOR INFORMATION.

4

MAIL TO: WASHOE COUNTY TREASURER P O BOX 30039 RENO NV 89520-3039

TAX YEAR	AMOUNT TO PAY CURRENT	INSTALLMENT DUE DATE	PARCEL #
2017			05129307

If your address has changed, please provide the following information:

Address: \_\_\_\_\_

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

Signature: \_\_\_\_\_

Daytime Phone Number: \_\_\_\_\_

DUPLICATE  
DO NOT USE THIS COUPON

3

MAIL TO: WASHOE COUNTY TREASURER P O BOX 30039 RENO NV 89520-3039

TAX YEAR	AMOUNT TO PAY CURRENT	INSTALLMENT DUE DATE	PARCEL #
2017			05129307

If your address has changed, please provide the following information:

Address: \_\_\_\_\_

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

Signature: \_\_\_\_\_

Daytime Phone Number: \_\_\_\_\_

DUPLICATE  
DO NOT USE THIS COUPON

2

MAIL TO: WASHOE COUNTY TREASURER P O BOX 30039 RENO NV 89520-3039

TAX YEAR	AMOUNT TO PAY CURRENT	INSTALLMENT DUE DATE	PARCEL #
2017			05129307

If your address has changed, please provide the following information:

Address: \_\_\_\_\_

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

Signature: \_\_\_\_\_

Daytime Phone Number: \_\_\_\_\_

DUPLICATE  
DO NOT USE THIS COUPON

1

MAIL TO: WASHOE COUNTY TREASURER P O BOX 30039 RENO NV 89520-3039

TAX YEAR	AMOUNT TO PAY CURRENT	INSTALLMENT DUE DATE	TOTAL AMOUNT DUE	PARCEL #
2017				05129307

If your address has changed, please provide the following information:

Address: \_\_\_\_\_

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

Signature: \_\_\_\_\_

Daytime Phone Number: \_\_\_\_\_

DUPLICATE  
DO NOT USE THIS COUPON

# Variance Application Supplemental Information

(All required information may be separately attached)

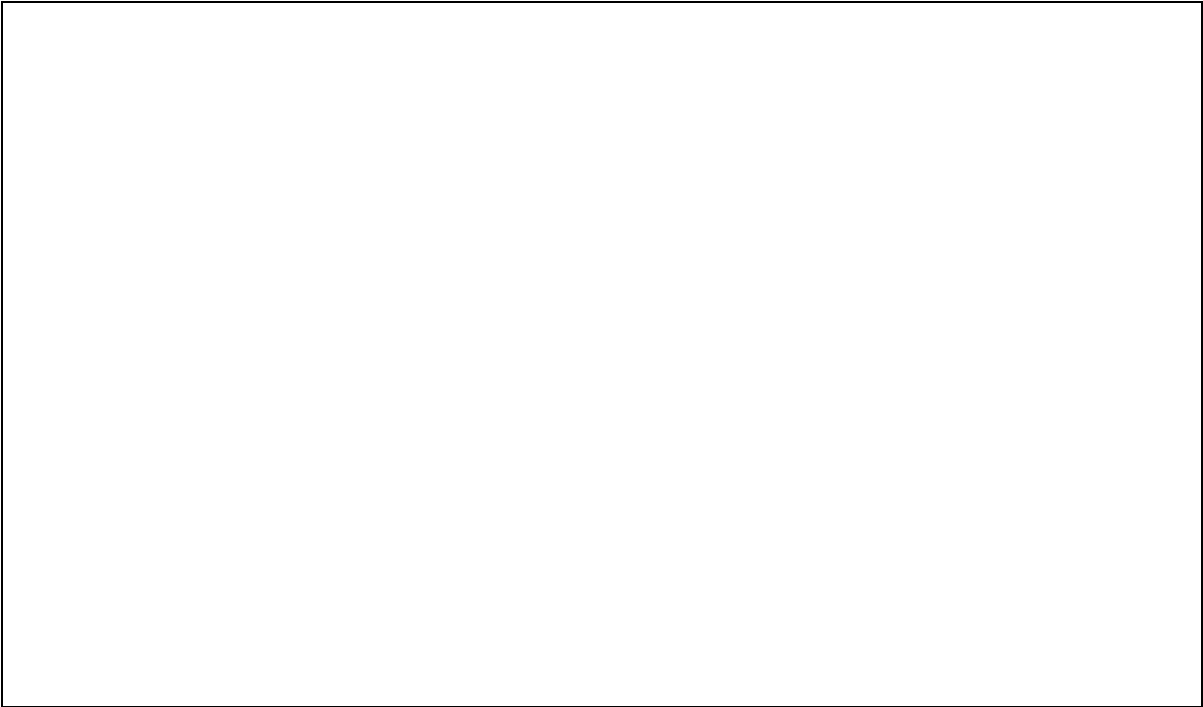
Chapter 110 of the Washoe County Code is commonly known as the Development Code. Specific references to variances may be found in Article 804, Variances.

1. What provisions of the Development Code (e.g. front yard setback, height, etc.) must be waived or varied to permit your request?

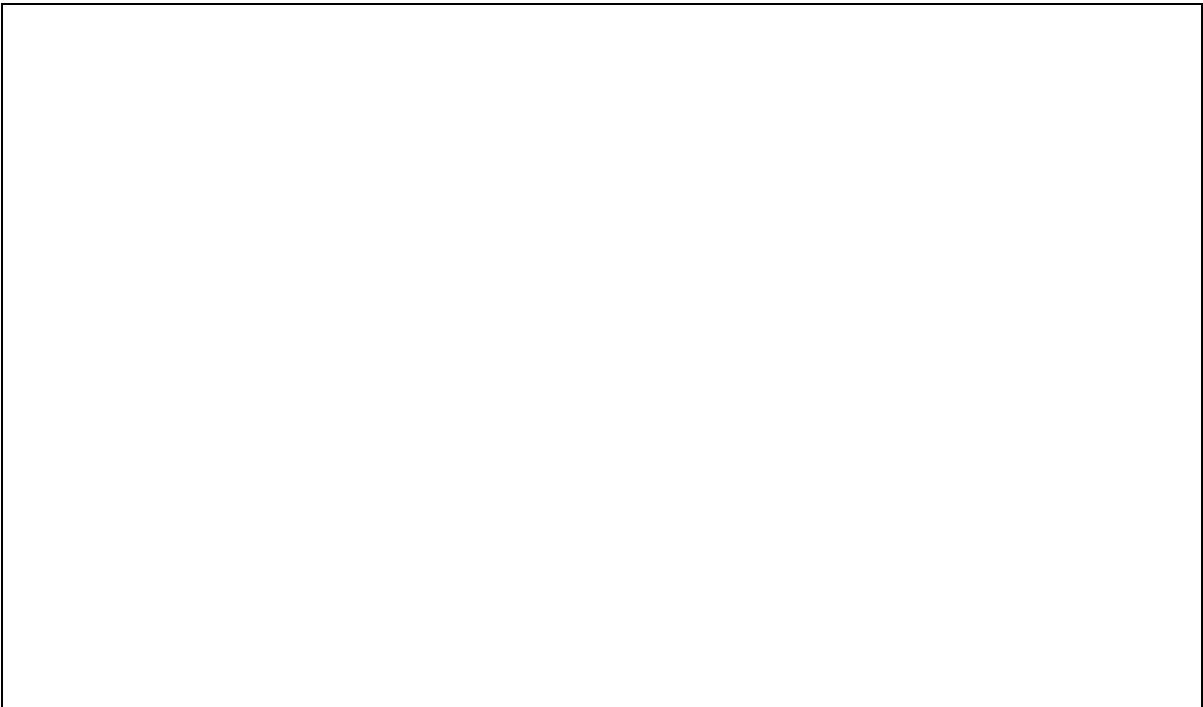
**You must answer the following questions in detail. Failure to provide complete and accurate information will result in denial of the application.**

2. What are the topographic conditions, extraordinary or exceptional circumstances, shape of the property or location of surroundings that are unique to your property and, therefore, prevent you from complying with the Development Code requirements?

3. What steps will be taken to prevent substantial negative impacts (e.g. blocking views, reducing privacy, decreasing pedestrian or traffic safety, etc.) to other properties or uses in the area?



4. How will this variance enhance the scenic or environmental character of the neighborhood (e.g. eliminate encroachment onto slopes or wetlands, provide enclosed parking, eliminate clutter in view of neighbors, etc.)?



5. What enjoyment or use of your property would you be denied that is common to other properties in your neighborhood?

6. Are there any restrictive covenants, recorded conditions or deed restrictions (CC&Rs) that apply to the area subject to the variance request?

<input type="checkbox"/> Yes	<input type="checkbox"/> No	If yes, please attach a copy.
------------------------------	-----------------------------	-------------------------------

7. What is your type of water service provided?

8. What is your type of sewer service provided?



# FIRST CENTENNIAL TITLE COMPANY OF NEVADA

- 1450 RIDGEVIEW DR., SUITE 100 \* RENO, NV 89519 (775) 689-8510
- 800 SOUTHWOOD BLVD., SUITE 107 \* INCLINE VILLAGE, NV 89451 (775) 831-8200
- 3700 LAKESIDE DR., SUITE 110 \* RENO, NV 89509 (775) 689-8235
- 4870 VISTA BLVD., SUITE 110, SPARKS, NV 89436 (775) 689-8551
- 896 WEST NYE LANE, SUITE 104 \* CARSON CITY, NV 89703 (775) 841-6580
- 3255 SOUTH VIRGINIA STREET SUITE B \* RENO, NV 89502 (775) 800-1981
- 3748 LAKESIDE DRIVE, SUITE 100, RENO NV 89509 (775) 689-1810

Issuing Policies Of  
**Real Advantage Title Insurance Company**

**Today's Date:**  
**February 14, 2018**

**1<sup>st</sup> AMENDMENT**

---

## PRELIMINARY REPORT

Proposed Borrower: **Todd Eekhoff and Marci Eekhoff**

Property Address: **5545 E. Hidden Valley Drive  
Reno, NV 89502**

**UFCU  
Danielle Riggs**

**Proposed Insured: *United Federal Credit  
Union, ISAOA-ATIMA***  
**Proposed Loan Amount: *\$1,750,000.00***  
**P.O Box 125  
Saint Josphe, MI 49085**

Escrow Officer: **Sherrie Hoss**

Our No.: **233468-SH1**

---

**The information contained in this report is through the date of  
February 5, 2018 at 7:30 A.M.**

In response to the above referenced application for a policy of title insurance, First Centennial Title Company of Nevada, Inc. hereby reports that it is prepared to issue, or cause to be issued, as of the date hereof, an American Land Title Association Standard Coverage Policy of Title Insurance describing the land and the estate or interest therein set forth, insuring against loss which may be sustained by reason of any defect, lien or encumbrance not shown or referred to as an Exception below or not excluded from coverage pursuant to the printed Schedules, Conditions and Stipulations of said Policy form.

This report (and any supplements or amendments thereof) is issued solely for the purpose of facilitating the issuance of a policy of title insurance and no liability is assumed hereby.

*Diana Beeson*

by: \_\_\_\_\_  
Diana Beeson, Title Officer

SCHEDULE A

The estate or interest in the land hereinafter described or referred to covered by this report is:

**FEE SIMPLE**

Title to said estate or interest at the date hereof is vested in:

**TODD EEKHOFF and MARCI EEKHOFF, husband and wife as joint tenants with the right of survivorship**

The land referred to in this Report is situate in the State of NEVADA, County of Washoe.

**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF**

## SCHEDULE B

At the date hereof Exceptions to coverage in addition to the printed exceptions and exclusions in said policy form would be as follows:

1. Except all water, claims or rights to water, in or under said land.
2. Any additional tax that may be levied against said land due to the supplemental tax roll, by reason of a change in ownership or completion of new construction thereon.
3. Any liens which may be levied by reasons of said premises being within the Washoe County Public Works Department, Utility Division. (Specific amounts may be obtained from Washoe County Public Works Department, Phone Number 954-4601).
4. Any unpaid charges for delinquent garbage fees, plus any interest and/or penalties, which would created a lien and attach to said premises, pursuant to Nevada Revised Statutes Section 444.520.
5. Covenants, conditions and restrictions, set forth in a Declaration of Restrictions, recorded July 18, 1957, in Book 6, Page 531, as Document No. 276776, Deed Records, Washoe County, Nevada; but omitting any covenants or restrictions, if any, but not limited to those based on race, color, religion, sex, sexual orientation, familial status, marital status, disability handicap, national origin, ancestry, or source of income as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law.

Said covenants, conditions, and restrictions, have been modified by an instrument recorded November 4, 1993, in Book 3891, Page 542, as Document No. 1729300, Washoe County, Nevada.

6. Easements, dedications, reservations, provisions, relinquishments, recitals, building set back lines, certificates, and any other matters as provided for or delineated on the Subdivision Map No. 562 referenced in the legal description contained herein.

Reference is hereby made to said Plat for particulars. If one is not included herewith, one will be furnished upon request.

7. Covenants, conditions and restrictions, set forth in a Declaration of Restrictions, recorded July 15, 1993, in Book 3790, Page 468, as Document No. 1692291, Official Records, Washoe County, Nevada; but omitting any covenants or restrictions, if any, but not limited to those based on race, color, religion, sex, sexual orientation, familial status, marital status, disability handicap, national origin, ancestry, or source of income as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law.

Said covenants, conditions, and restrictions, have been modified by an instrument recorded March 14, 1994, in Book 4007, Page 73, as Document No. 1775054, Washoe County, Nevada.

**SCHEDULE B**  
**(Continued)**

7. *(Continued)*

Said covenants, conditions, and restrictions, have been modified by an instrument recorded August 16, 1994, in Book 4130, Page 782, as Document No. 1824769, Washoe County, Nevada.

8. An easement for public utility/cable television, and incidental purposes, 7.5 feet along front lot line, 5 feet along rear lot line and 2.5 feet along side lot lines, as set forth in an instrument recorded December 17, 1992, in Book 3634, Page 400, as Document No. 1631249, Official Records.
9. Easements, dedications, reservations, provisions, relinquishments, recitals, building set back lines, certificates, and any other matters as provided for or delineated on Record of Survey Map No. 2526.

Reference is hereby made to said Plat for particulars. If one is not included herewith, one will be furnished upon request.

10. Easements, dedications, reservations, provisions, relinquishments, recitals, building set back lines, certificates, and any other matters as provided for or delineated on the Parcel Map referenced in the legal description contained herein.

Reference is hereby made to said Plat for particulars. If one is not included herewith, one will be furnished upon request.

11. If this Report is issued in contemplation of a Policy of Title Insurance which affords mechanics lien priority coverage (i.e. ALTA Policy); the following information must be supplied for review and approval prior to the closing and issuance of said Policy:
  - a. Signed Indemnity Agreement
  - b. Financial Statements
  - c. Construction Loan Agreement
  - d. Building Construction Contract between borrower and contractor
  - e. Cost breakdown of construction
  - f. Appraisal
  - g. Copy of Voucher or Disbursement Control Statement (if project is complete)
  - h. Copies of Waivers and/or Lien Releases from any party that supplied work or materials.

**SCHEDULE B  
(Continued)**

**NOTE:**

General and Special Taxes for proration purposes for the fiscal year 2017-2018 including any secured personal property and any district assessments, are PAID IN FULL.

Total Amount Taxed: \$683.87  
Credit: \$(204.95)  
Total Amount Paid: \$478.92  
Assessor's Parcel No.: 051-293-07

*Please contact the Washoe County Treasurer's Office at (775) 328-2510 to obtain current amounts due prior to the close of escrow.*

**NOTE:**

According to the public records there have been no conveyances of the property described in this Report within a period of 24 months prior to the date of this Report, except as follows:

**None.**

**NOTE:** This report is preparatory to the issuance of a Policy of Title Insurance, in the amount of land only, no Endorsement will be issued.

Property Address: 5545 E. Hidden Valley Drive, Reno, Nevada.

**EXHIBIT "A"**  
**Legal Description**

All that certain real property situate in the County of **Washoe**, State of **NEVADA**, described as follows:

Parcel 2-A as shown on Parcel Map 5107 for R.S. COOK FAMILY TRUST, recorded October 28, 2013 in File No. 4293667 in the office of the County Recorder of Washoe County, Nevada, located in a portion of Section 27, Township 19 North, Range 20 East, M.D.B.&M.

APN: **051-293-07**

**End of Report**

**JLM TITLE, LLC, a Nevada Limited Liability Company, dba FIRST  
CENTENNIAL TITLE COMPANY**

**PRIVACY POLICY**

**We Are Committed to Safeguarding Customer Information**

In order to better serve your needs now and in the future, we may ask you to provide us with certain information. We understand that you may be concerned about what we will do with such information – particularly any personal or financial information. We agree that you have a right to know how we will utilize the personal information that you provide to us. Therefore, we have adopted this Privacy Policy to govern the use and handling of your personal information.

**Applicability**

This Privacy Policy governs our use of the information which you provide to us. It does not govern the manner in which we may use information we have obtained from any other source, such as information obtained from a public record or from another person or entity.

**Types of Information**

Depending upon which of our services you are utilizing, the types of nonpublic personal information that we may collect include:

- Information we receive from you on applications, forms and in other communications to us, whether in writing, in person, by telephone or any other means.
- Information we receive from providers of services to us, such as appraisers, appraisal management companies, real estate agents and brokers and insurance agencies (this may include the appraised value, purchase price and other details about the property that is the subject of your transaction with us).
- Information about your transactions with us, our Affiliated Companies, or others; and
- Information we receive from a consumer reporting agency.

**Use of Information**

We request information from you for our own legitimate business purposes and not for benefit of any nonaffiliated party. Therefore, we will not release your information to nonaffiliated parties except: (1) as necessary for us to provide the product or service you have requested of us; or (2) as permitted by law. We may, however, store such information indefinitely, including the period after which any customer relationship has ceased. Such information may be used for any internal purpose, such as quality control efforts or customer analysis.

**Former Customers**

**Even if you are no longer our customer, our Privacy Policy will continue to apply to you.**

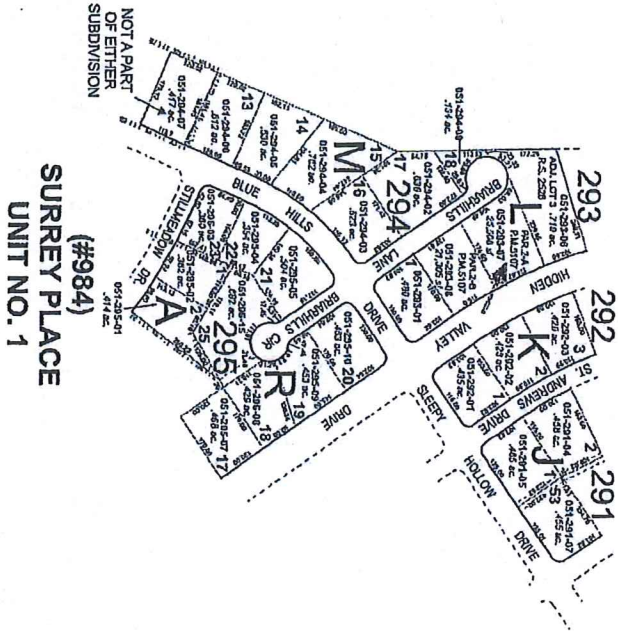
**Confidentiality and Security**

We will use our best efforts to ensure that no unauthorized parties have access to any of your information. We restrict access to nonpublic personal information about you to those individuals and entities who need to know that information to provide products or services to you. We will use our best efforts to train and oversee our employees and agents to ensure that your information will be handled responsibly and in accordance with this Privacy Policy. We currently maintain physical, electronic, and procedural safeguards that comply with federal regulations to guard your nonpublic personal information.

**Other Important Information**

We reserve the right to modify or supplement this Privacy Policy at any time. If our Privacy Policy changes, we will provide the new Privacy Policy and the ability to opt out (as required by law) before the new policy becomes effective.

**(#562)**  
**HIDDEN VALLEY SUB. NO. 1**  
 PORTION E1/2 SECTION 27  
 T19N - R20E



**(#984)**  
**SURREY PLACE**  
 UNIT NO. 1

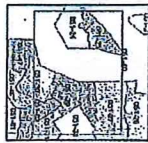
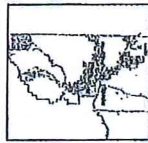
NOT A PART  
 OF EITHER  
 SUBDIVISION

Assessor's Map Number  
**051-29**

STATE OF WYOMING  
**WASHOE COUNTY**  
 ASSESSOR'S OFFICE  
 Jordana G. Wilson, Assessor



Scale: 1 inch = 200 feet



Created By: **CEN 10/17/2013**  
 Map Number: **051-29-18**  
 Assessor's Office: **051-29-18**

NOTICE: This Assessor's Map is prepared and the title hereof is the property of the Assessor's Office. It is not to be used for any other purpose without the written consent of the Assessor's Office. The Assessor's Office is not responsible for any errors or omissions on this map.





**NOTICE OF TAXES  
WASHOE COUNTY, NEVADA**

TAMMI DAVIS TREASURER  
tax@washoecounty.us  
Annual - Real

2017176348  
www.washoecounty.us/treas  
PHONE 775-328-2510  
FAX 775-328-2500  
06/11/2018 9:53 am

**OFFICE LOCATION:**  
1001 E NINTH ST-BLDG D RM140  
RENO, NV

TAX YEAR	PIN	NAME	PROPERTY LOCATION AND DESCRIPTION
2017	05129307	EEKHOFF, TODD & MARCI	5545 EAST HIDDEN VALLEY DR TOWNSHIP 19 SECTION 27 LOT 2-A BLOCK L RANGE 20 SUBDIVISIONNAME HIDDEN VALLEY SUBDIVISION 1
AREA	TAX RATE		
4000	3.2402000000		
ASSESSED VALUATION			EXEMPTION VALUES
LAND IMPROVEMENT		21,105 0	EXEMPTION 0.00
TOTAL ASSESSED VALUE			21,105

**2017 ACCOUNT SUMMARY**

GROSS AD VALOREM TAX	683.84
ABATEMENT AMOUNT	-204.95
*ABATEMENT APPLIED LIMITS INCREASE TO 2.6%*	
RECAPTURE TAX	0.00
NET AD VALOREM TAX	478.89
EXEMPTION AMOUNT	0.00
SPECIAL ASSESSMENTS	0.03
PENALTIES	0.00
FEES	0.00
INTEREST	0.00
<b>TOTAL AMOUNT BILLED</b>	<b>478.92</b>
LESS PAYMENTS APPLIED	478.92
BALANCE REMAINING	0.00
PRIOR YEAR DELINQUENCIES	0.00
<b>TOTAL BALANCE OWING</b>	<b>\$0.00</b>
Amount good through 06/11/2018	

**2017 BILLING DETAIL**

TAXING AGENCY	RATE	AMOUNT	SPEC. ASSESSMENTS	RATE	AMOUNT
STATE OF NEVADA	0.170000000	25.13	TRUCKEE/SUN VLY WATER BASIN		0.03
TRUCKEE MEADOWS FIRE DIST	0.540000000	79.81			
SCHOOL DEBT	0.388500000	57.42			
SCHOOL GENERAL	0.750000000	110.85			
COUNTY GENERAL	1.346700000	199.03			
COUNTY DEBT	0.015000000	2.22			
ANIMAL SHELTER	0.030000000	4.43			

IF PROPERTY IS PROTECTED BY BANKRUPTCY, THIS IS FOR YOUR INFORMATION. DO NOT CONSIDER THIS AS AN ATTEMPT TO COLLECT.

PAYMENTS RECEIVED WILL BE APPLIED TO THE OLDEST CHARGES FIRST.  
TO AVOID LATE CHARGES, PAYMENTS MUST BE POSTMARKED BY THE DUE DATE.  
ALL DELINQUENT AMOUNTS ARE DUE IMMEDIATELY.

PLEASE INCLUDE APPROPRIATE STUBS  
WITH PAYMENT TO ASSURE PROPER  
CREDIT.

05129307  
TODD & MARCI EEKHOFF  
5705 LONE HORSE DR  
RENO NV 89502

MAKE REMITTANCES PAYABLE TO:  
WASHOE COUNTY TREASURER  
P O BOX 30039  
RENO NV 89520-3039

SEE REVERSE FOR INFORMATION.

4

MAIL TO: WASHOE COUNTY TREASURER P O BOX 30039 RENO NV 89520-3039

TAX YEAR	AMOUNT TO PAY CURRENT	INSTALLMENT DUE DATE	PARCEL #
2017			05129307

DUPLICATE  
DO NOT USE THIS COUPON

If your address has changed, please provide the following information:

Address: \_\_\_\_\_

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

Signature: \_\_\_\_\_

Daytime Phone Number: \_\_\_\_\_

3

MAIL TO: WASHOE COUNTY TREASURER P O BOX 30039 RENO NV 89520-3039

TAX YEAR	AMOUNT TO PAY CURRENT	INSTALLMENT DUE DATE	PARCEL #
2017			05129307

DUPLICATE  
DO NOT USE THIS COUPON

If your address has changed, please provide the following information:

Address: \_\_\_\_\_

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

Signature: \_\_\_\_\_

Daytime Phone Number: \_\_\_\_\_

2

MAIL TO: WASHOE COUNTY TREASURER P O BOX 30039 RENO NV 89520-3039

TAX YEAR	AMOUNT TO PAY CURRENT	INSTALLMENT DUE DATE	PARCEL #
2017			05129307

DUPLICATE  
DO NOT USE THIS COUPON

If your address has changed, please provide the following information:

Address: \_\_\_\_\_

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

Signature: \_\_\_\_\_

Daytime Phone Number: \_\_\_\_\_

1

MAIL TO: WASHOE COUNTY TREASURER P O BOX 30039 RENO NV 89520-3039

TAX YEAR	AMOUNT TO PAY CURRENT	INSTALLMENT DUE DATE	TOTAL AMOUNT DUE	PARCEL #
2017				05129307

DUPLICATE  
DO NOT USE THIS COUPON

If your address has changed, please provide the following information:

Address: \_\_\_\_\_

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

Signature: \_\_\_\_\_

Daytime Phone Number: \_\_\_\_\_


**ESCROW NOTE:**

**WE FIND NO OPEN DEED OF TRUST. PLEASE VERIFY THAT THIS PROPERTY IS  
FREE AND CLEAR**

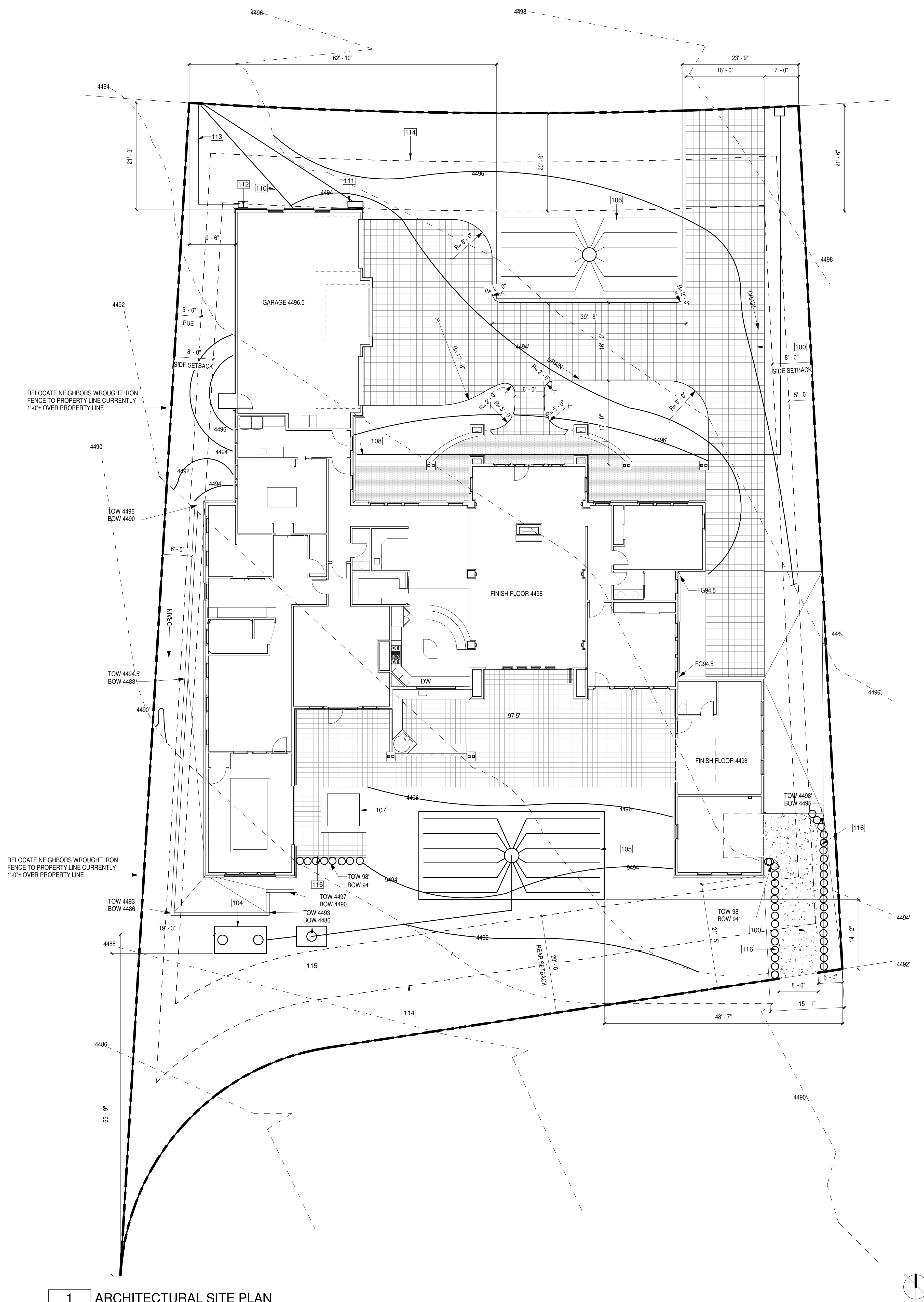
**VERIFIED BY SELLER:**

  
\_\_\_\_\_

**Todd Eekhoff**

  
\_\_\_\_\_

**Marci Eekhoff**



**1 ARCHITECTURAL SITE PLAN**  
 A-5.1 | A-1.1 1" = 10'-0"

**SITE NOTES**

**APPLICANT**  
 TODD AND MARCI EEKHOFF  
 5545 EAST HIDDEN VALLEY DRIVE  
 RENO, NV  
 PHONE: (775) 825-6450  
 APN: 051-293-07  
 LOT AREA - 25,507 SF (0.58 ACRES)  
 EXCAVATION - 88 CUBIC YARDS EXCAVATED  
 GRADING - 1,526 SF OF DISTURBED AREA  
 NEW RESIDENCE  
 3 BEDROOMS 3.5 BATHROOMS  
 BASEMENT  
 THERE ARE NO KNOWN CONDITIONS IMPOSED ON THE PROPERTY BY THE HEALTH AUTHORITY AS A RESULT OF VARIANCE, PARCEL MAP OR SUBDIVISION MAP.  
 THERE IS NOT AN AVAILABLE ON-SITE WELL.  
 THERE ARE NO ON-SITE SEWAGE DISPOSAL SYSTEMS WITHIN 100 FEET OF THE PROPERTY.  
 NO SEWER SYSTEM WITHIN 400 FEET OF THE PROPERTY  
 THERE ARE NO PRIVATE WELLS WITHIN 100 FEET OF THE PROPERTY  
 THERE ARE NO PUBLIC WELLS WITHIN 200 FEET OF THE PROPERTY  
 NO WATERCOURSE OR DRAINAGE CHANNEL WITHIN 100 FEET OF THE PROPERTY  
 THE PROPERTY IS NOT IN A 100 YEAR FLOOD PLAN

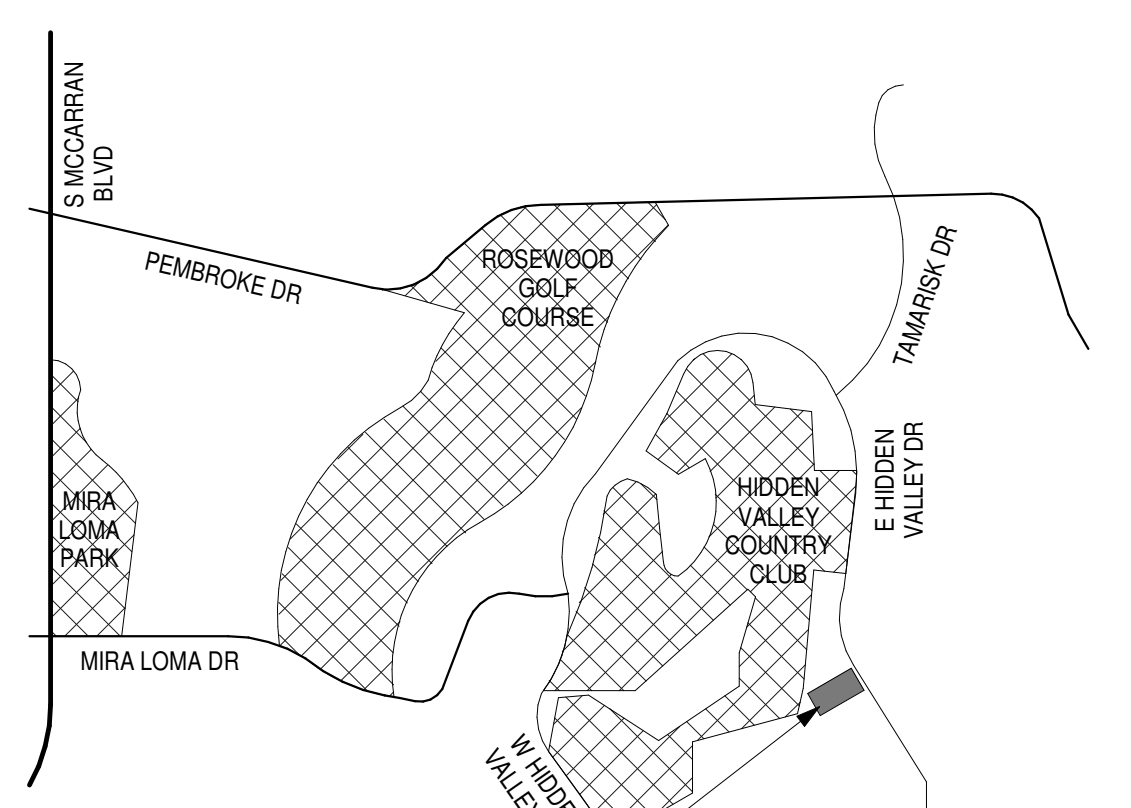
**SEPTIC SYSTEM NOTES**

1. SEPTIC SYSTEM IS AT LEAST 100 FEET AWAY FROM WATER SOURCES
2. 1,500 GALLON SEPTIC TANK IS A MINIMUM 8'-0" AWAY FROM RESIDENCE.
3. LEACH FIELDS AREA A MINIMUM OF 5'-0" AWAY FROM SEPTIC TANK, AT LEAST 20'-0" AWAY FROM RESIDENCE AND 10'-0" MINIMUM FROM PROPERTY LINES
4. NO TREES ARE TO BE PLANTED WITHIN 10'-0" OF LEACH FIELDS.

**KEYNOTES**

- 100 PAVER DRIVEWAY OVER 4" COMPACTED SAND
- 104 1500 GALLON SEPTIC TANK
- 105 ENGINEERED LEACH
- 106 REPAIR AREA
- 107 BUILT IN HOT TUB
- 108 1" WATER SERVICE
- 110 ELECTRICAL, CATV, TELEPHONE SERVICE
- 111 ELECTRICAL METER
- 112 GAS METER
- 113 GAS SERVICE
- 114 1/2" P.U.E.
- 115 SEPTIC PUMP
- 116 ROCKERY WALL

**LEGEND**



**PROJECT SITE**

Revision Schedule		
#	Description	Date

6/15/2018 10:32:30 AM

6/15/2018 10:32:30 AM

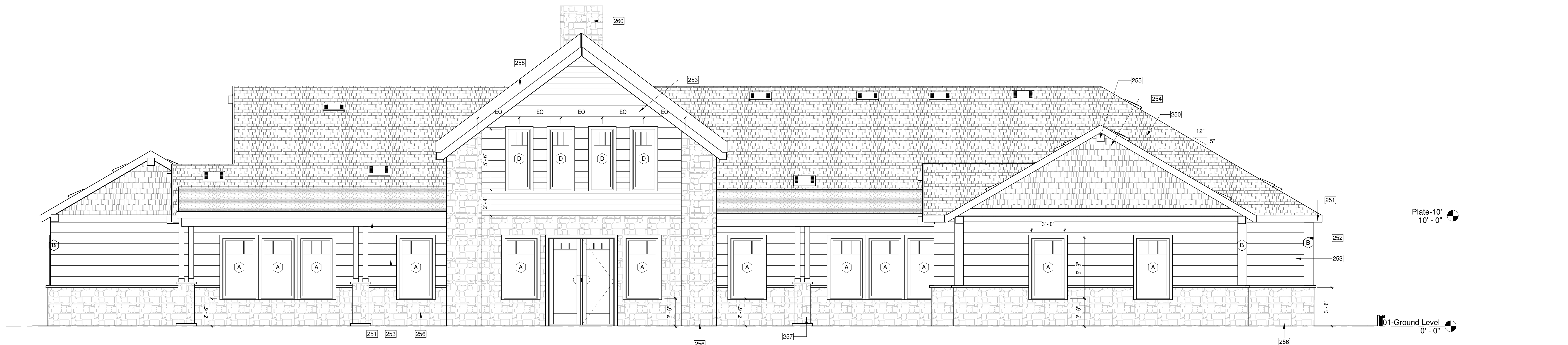
**Frame**  
 ARCHITECTURE, INC  
 4090 South McCarran Blvd  
 Unit E  
 Reno, NV 89502

**EEKHOFF RESIDENCE**  
 5545 E HIDDEN VALLEY DRIVE  
 RENO, NV 89502  
 APN: 051-293-07  
**Architectural Site Plan**

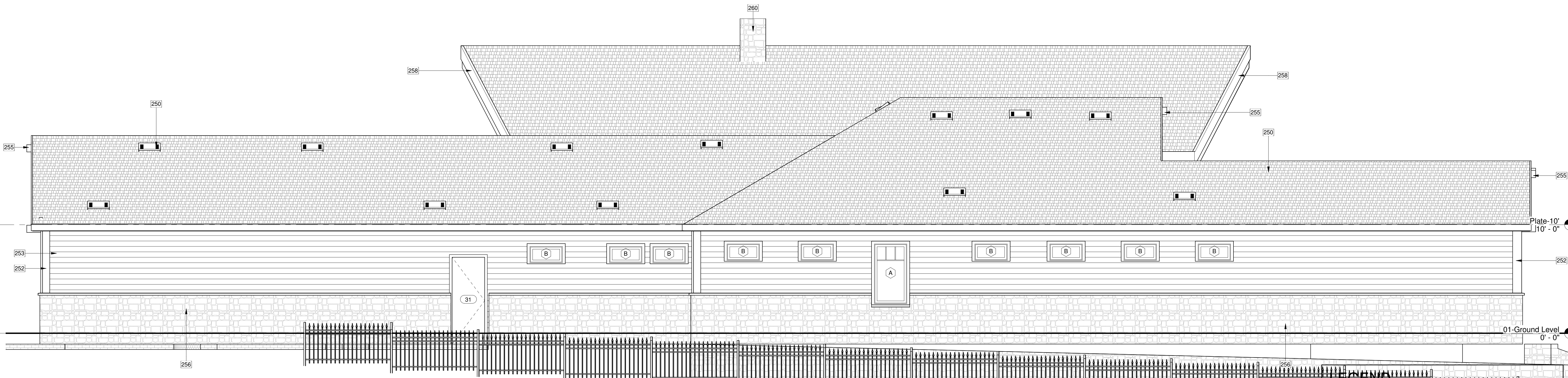
PROJECT MANAGER	
DRAWN BY	CHECKED BY
DATE	DATE
PROJECT NUMBER	
16-16	
SHEET	
A-1.1	

**KEYNOTES**

- 250 COMPOSITION SHINGLE ROOFING OVER 2 LAYERS OF 15# FELT. USE ICE AND WATER SHIELD AT ALL OVERHANGS EXTENDING 2' OVER WALL LINE
- 251 5/4"x8" CEMENT FIBER FASCIA
- 252 5/4"x8" CEMENT FIBER TRIM
- 253 HORIZONTAL CEMENT FIBER SIDING "CEDARMILL" WITH 7" EXPOSURE
- 254 CEMENT FIBER SHINGLE SIDING
- 255 WOOD BRACKET - SEE DETAIL
- 256 ADHERED STONE VENEER WAINSCOT
- 257 ENTRY POST COLUMN SEE DETAILS
- 258 BUILT UP CEMENT FIBER FASCIA AT GREAT ROOM SEE DETAIL
- 280 STONE VENEER CHIMNEY WITH METAL CAP



**1** NORTHEAST ELEVATION  
1/4" = 1'-0"



**4** NORTHWEST ELEVATION  
1/4" = 1'-0"

Revision Schedule	Description	Date

6/15/2018 10:32:34 AM

**Frame**  
ARCHITECTURE, INC  
4090 South McCarran Blvd  
Unit E  
Reno, NV 89502

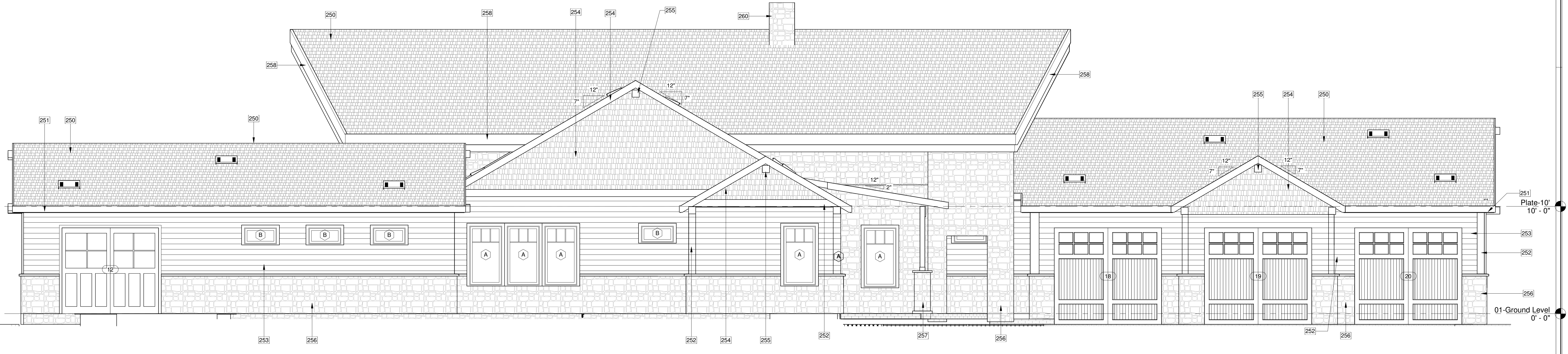
**ECKHOFF RESIDENCE**  
5545 E HIDDEN VALLEY DRIVE  
RENO, NV 89502  
APN: 051-293-07  
**Exterior Elevations**

PROJECT MANAGER	
DRAWN BY	CHECKED BY
JF	JF
DATE	
	06-09-2018
PROJECT NUMBER	
	16-16
SHEET	
	<b>A-5.1</b>

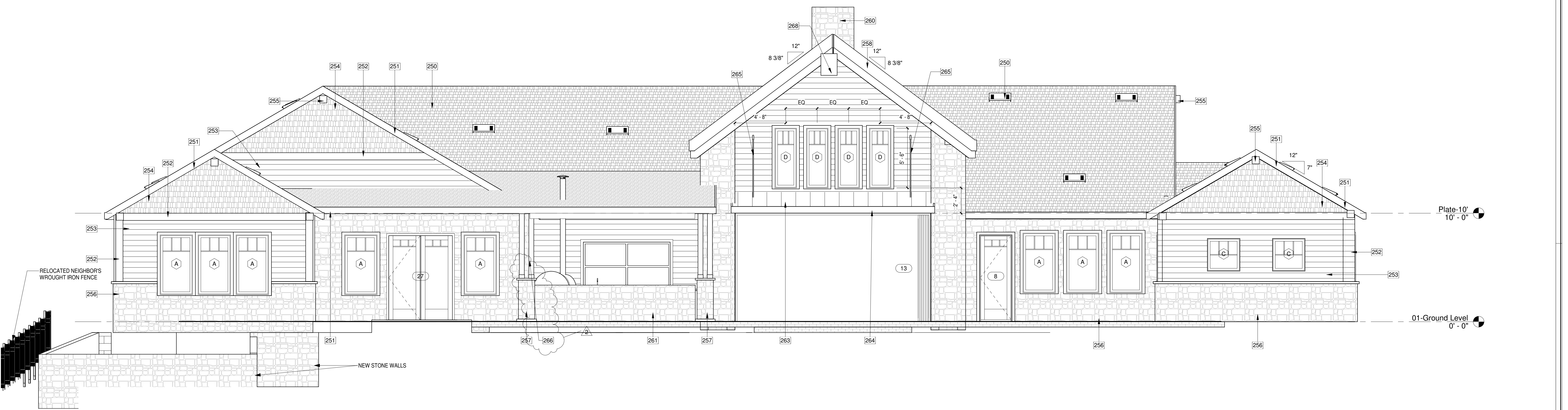
6/15/2018 10:32:34 AM  
2018/06/15 10:32:34 AM  
Residence 16 16-0018.rvt

**KEYNOTES**

- 250 COMPOSITION SHINGLE ROOFING OVER 2 LAYERS OF 15# FELT. USE ICE AND WATER SHIELD AT ALL OVERHANGS EXTENDING 2' OVER WALL LINE
- 251 5/4"x8" CEMENT FIBER FASCIA
- 252 5/4"x6" CEMENT FIBER TRIM
- 253 HORIZONTAL CEMENT FIBER SIDING "CEDARMILL" WITH 7" EXPOSURE
- 254 CEMENT FIBER SHINGLE SIDING
- 255 WOOD BRACKET - SEE DETAIL
- 256 ADHERED STONE VENEER WAINSCOT
- 257 ENTRY POST COLUMN SEE DETAILS
- 258 BUILT UP CEMENT FIBER FASCIA AT GREAT ROOM SEE DETAIL
- 260 STONE VENEER CHIMNEY WITH METAL CAP
- 261 OUTDOOR KITCHEN EATING BAR WITH ADHERED STONE VENEER
- 263 STANDING SEAM METAL ROOF
- 264 26 GA PAINTED METAL FASCIA
- 265 1" THREADED RODS WITH TURNBUCKLE
- 266 PAINTED WOOD COLUMNS



**1** SOUTHEAST ELEVATION  
1/4" = 1'-0"



**2** SOUTHWEST ELEVATION  
1/4" = 1'-0"

Revision Schedule		
#	Description	Date
1	Plan Check	10/1/17
2		

6/15/2018 10:32:39 AM

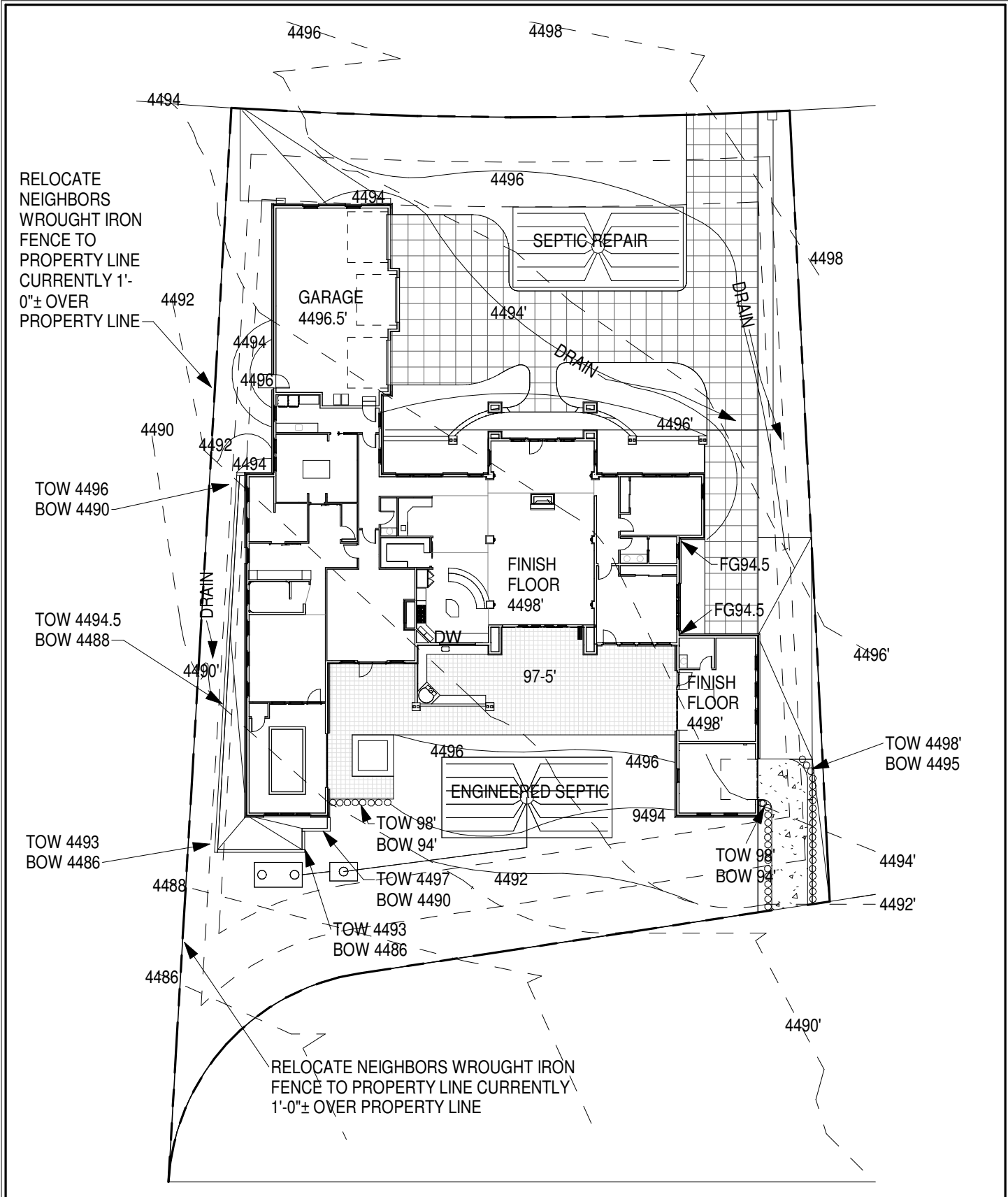
**Frame**  
ARCHITECTURE, INC  
4090 South McCarran, Unit E  
Reno, NV 89502  
(775) 827-9977

**EELHOFF RESIDENCE**  
5645 E HIDDEN VALLEY DRIVE  
RENO, NV 89502  
APN: 051-293-07

**Exterior Elevations**

PROJECT MANAGER	
Design	
DRAWN BY	CHECKED BY
Author	Checker
DATE	
	06-09-2018
PROJECT NUMBER	
16-16	
SHEET	
<b>A-5.2</b>	

6/15/2018 10:32:39 AM - Eekhoff Residence 16\_16\_0018.rvt  
2018/06/15 10:32:39 AM - Eekhoff Residence 16\_16\_0018.rvt



**Frame**  
ARCHITECTURE, INC  
4090 South McCarran Blvd. Unit E  
Reno, NV 89502  
(775) 827-9977 phone  
(775) 490-0018 fax

**EEKHOFF RESIDENCE**  
5545 E HIDDEN VALLEY DRIVE  
RENO, NV 89502  
APN: 051-293-07

6/15/2018 10:38:46 AM

SHEET

SD 1.1

PROJECT NUMBER

16-16

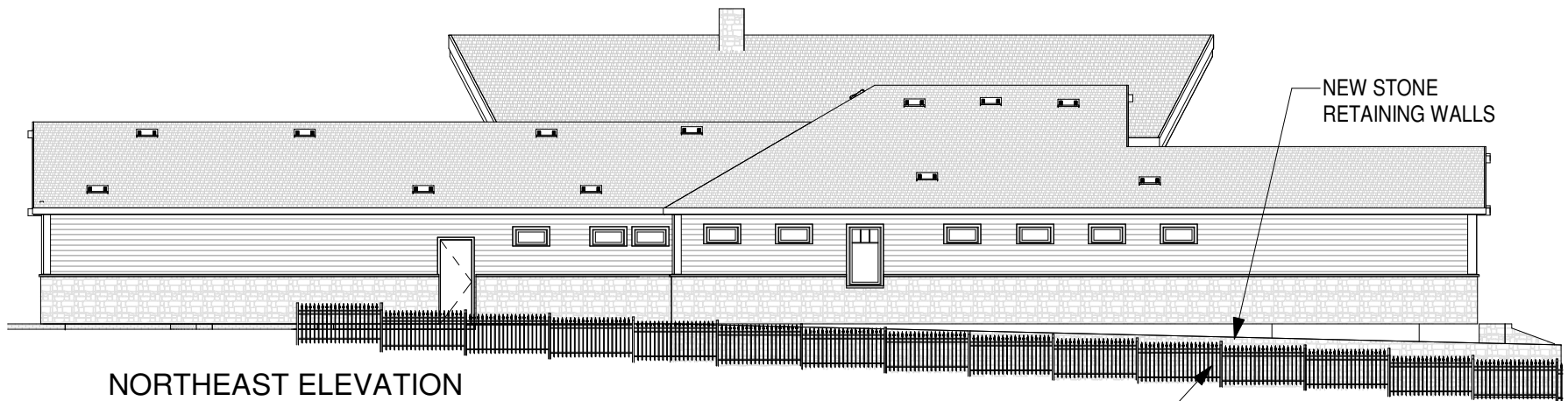
DATE

06-09-2018

**SITE PLAN**



NORTHWEST ELEVATION



NORTHEAST ELEVATION

RELOCATED WROUGHT IRON FENCE

NEW STONE  
RETAINING WALLS

**Frame**  
ARCHITECTURE, INC  
4090 South McCarran Blvd. Unit E  
Reno, NV 89502  
(775) 827-9977 phone  
(775) 490-0018 fax

**ECKHOFF RESIDENCE**  
5545 E HIDDEN VALLEY DRIVE  
RENO, NV 89502  
APN: 051-293-07

6/15/2018 10:40:27 AM

SHEET  
**SD 1.2**

PROJECT NUMBER  
16-16

DATE  
06-09-2018

**EXTERIOR ELEVATIONS**



RELOCATED  
NEIGHBOR'S  
WROUGHT  
IRON FENCE



SOUTHWEST ELEVATION



SOUTHEAST ELEVATION

**Frame**  
ARCHITECTURE, INC  
4090 South McCarran Blvd. Unit E  
Reno, NV 89502  
(775) 827-9977 phone  
(775) 490-0018 fax

**ECKHOFF RESIDENCE**  
5545 E HIDDEN VALLEY DRIVE  
RENO, NV 89502  
APN: 051-293-07

6/15/2018 10:40:29 AM

SHEET  
**SD 1.3**

PROJECT NUMBER  
16-16

DATE  
06-09-2018

**EXTERIOR ELEVATIONS**

