

groundcover, or upland grasses shall be planted in this area. Plant materials shall be selected which provide the necessary transition.

L) All exterior lights shall be limited to a height of 18' and shall utilize full cut-off shields. **(MM)**
(PLN)

| **11009. CUP** Outdoor storage or yard areas for this project shall be limited to 25 percent of the total site area of each lot except for Lots 7-**2149** where 50 percent is allowed. Outdoor storage and yard areas shall only be allowed within the interior and/or rear portions of the lots. The outdoor storage or yard areas shall be screened with a 6' high minimum, split-faced CMU wall, or equivalent as approved by the DRC, when visible from a road right-of-way or open space Parcels A, B, & C. Fencing elsewhere shall include an opaque fence or split-faced CMU wall as determined by the DRC. Landscaping standards shall be increased 10' in width around all outdoor storage or yard areas excluding the required landscaping in the transition areas. **(MM)** **(PLN)**

| **1110. CUP** No materials/supplies may be stacked in excess of 8' in height on any individual lot. Materials stacked in excess of 6' shall be located in the center of the storage yard so visibility from adjacent properties and right-of-ways is minimized. **(PLN)**

| **1124. CUP** Outdoor manufacturing shall not be permitted within this industrial park. **(PLN)**

| **1132. CUP** Outdoor storage or yard areas on Lots 24 through 26 shall not be permitted. If Placer County has reasonable assurance that the Foothills Boulevard extension will ultimately be constructed along the alignment described in the Sunset Industrial Area Plan, then Lots 24 through 26 shall be permitted outdoor storage or yard areas not to exceed 25 percent of the total site area of each lot. **(PLN)**

EXERCISE OF PERMIT

| **1143. CUP / FM** The applicant shall prepare and submit to the Engineering and Surveying Department (ESD), a Final Subdivision Map which is in substantial conformance to the approved Tentative Map in accordance with Chapter 16 of the Placer County Code; pay all current map check and filing fees. **(ESD)**

| **1154. CUP / FM** The applicant shall have 36 months to exercise this Vesting/Tentative Map/Conditional Use Permit. Unless exercised, this approval shall expire on September 13, 2010. **(PLN)**

