

March 13, 2023\*

Siskiyou County Board of Supervisors  
1312 Fairlane Rd  
Yreka, CA 96097

**RE: Mount Hermon's Application for Kidder Creek Orchard Camp Zone Change (Z-14-01) and Use Permit (UP-11-15)**

Dear Honorable Siskiyou County Board of Supervisors,

I call for the vote. Based on the information provided in this letter of protest, I believe there is an abundance of justifiable reasons that compels you to **deny** Mount Hermon's application to expand the Kidder Creek Orchard Camp (KCOC) from 165 occupancy to 622 or 844 occupancy or to change the zoning to allow the camp to expand from 330 acres to 580 acres. As such, this is my final attempt (which is insignificant to the years of past efforts by numerous Scott Valley community members) to bring light to many irreconcilable issues.

As you know, this application for a major expansion of KCOC has been circulating in some form or fashion for the past 14 years. There are obvious frustrations from all sides on this issue. As a taxpayer of Siskiyou County, I am frustrated to think of the hundreds of thousands of dollars or possibly more that has been spent to try to justify an application that does not meet some basic qualifications for such a massive expansion. This letter of protest has no bearing on the current Kidder Creek Orchard Camp. This is not a question about the current camp's value to our community and others. This is about a Santa Cruz run organization, Mount Hermon, imposing an expansion of a camp that would be greater than our two incorporate areas, Town of Fort Jones and City of Etna. For me, it comes down to the finite resources, in this case, the water and fire resources and the negative impact to all the landowners, both in the enjoyment of their property and their property values, within or adjacent to the South Kidder Creek.

On February 15th, in a heartfelt confession about his desire to change his previous vote, Commissioner Veale stated *"As I look back on this, the reason I voted for this before is the reason I believe in the mission so much, in fact to the point that we want our granddaughters to go there. But the more I get into this, I see the Kidder Creek Orchard Camp being very well respected in the community, not just by the people that attended there which I know people, my neighbors, all express their appreciation. But when you go from 128, I think it is now (county staff corrects him to say 310 is the baseline). When you go to 310 to 622, you are going to lose that appreciation that you have in the Valley."* He then finishes by stating *"You can take the risk of a fire danger up there and we have no control over it. The only thing we can do is to control the exposure. And, I think, if you are driving down Hwy. 3. and that was a vacant parcel of land, you won't look up there and say that is a place to put 622 people."*

## USE PERMIT

In 1996, KCOC received a use permit (UP 95-12) expanding the occupancy from 36 occupancy to for a “*maximum occupancy of 165*”<sup>1</sup>. Apparently, at some point that is unknown, KCOC exceeded their permitted occupancy and are now at a “*baseline*” of 310 occupancy. When questioning how this discrepancy was established, County Staff Ms. Lang “*When analyzing a project, the lead agency must determine the ‘baseline’ of the project so you are able to have a starting point of reference for the CEQA analysis that takes place. My understanding is that the 310 number is the number KCOC had provided the County when they started this process 14 or so years ago.*”

Given the absence of any County approved documentation establishing the new, self-proclaimed baseline of 310 occupancy, it must be assumed that all required environmental compliance have not been completed and therefore today, the Board of Supervisors must deem the submitted EIR for this application is inaccurate in its findings based on the fact it does not adequately represent the totality of impacts on the surrounding areas.

**Recommendation: Mount Hermon’s application for Kidder Creek Orchard Camp Zone Change (Z-14-01) and Use Permit (UP-11-15) does not rectify the discrepancy between their permitted maximum occupancy of 165 compared to their declared 310 occupancy and therefore the environmental compliance needed to determine the impacts do not fully account for the total impacts and therefore must be denied.**

## ZONING

KCOC’s Mitigated Negative Declaration (Neg Dec), in the Land Use and Planning section (4.0-37), prepared by the County of Siskiyou, defined KCOC’s activities, specifically referring to the uses (over 10 times) as such “*All light commercial, light industrial, multiple family residential, and commercial/recreational, public and quasi-public uses*” or some combination of “*light commercial, commercial/recreational, public or quasi-public,*” nowhere does the Neg Dec state Recreational, Private when referring to the zoning.

County Staff on numerous occasions represents KCOC’s zoning as Recreational Facility, Private (also using other descriptions such as “*passive recreational facility*”). Most recently, Ms. Lang convinced the Planning Commission that this application was well supported in the General Plan and that KCOC was a private recreational facility<sup>2</sup>. However, per **Sec. 10-6.3602.158. - Recreation facility, private. -** “*Private recreation facility*” means a recreation facility operated by a nonprofit organization and open only to the ***bona fide members and guests of such nonprofit organization*** (bold font added).” “Bona fide” private membership organizations generally have some meaningful conditions for membership, with operations

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<sup>1</sup> UP 95-12

<sup>2</sup> **Sec. 10-6.3602.158. - Recreation facility, private.** “Private recreation facility” means a recreation facility operated by a nonprofit organization and open only to the bona fide members and guests of such nonprofit organization.

often controlled by the membership, and whose facilities and privileges for use are only open to members and their guests, not to the general public.

KCOC is currently open to the general public. <https://register.mounthermon.org/Registration/> Below is a link to their accomplishments for 2022. By their own reporting, KCOC approximately served 1,550 of public-school students in the Outdoor Day Camp and Spring Outdoor Ed Day Camps, those students nor do any of the other patrons of the KCOC or Mount Hermon's facilities, qualify as bona fide members. (<https://blog.mounthermon.org/kidder-creek/2023/02/2022-year-in-review-kidder-creek/>)

There are four options regarding recreational designation contained in the General Plan, KCOC best aligns with either Recreational facility, commercial<sup>3</sup> or Recreational facility, public<sup>4</sup>. The Siskiyou County Code further describes KCOC activities via **Sec. 10-6.3602.151- Quasi-public**. "*Quasi-public*" means a user owned or operated by a nonprofit, religious, or eleemosynary institution and providing educational, cultural, recreational, religious or similar types of public programs."

Most importantly, the SVAP, Chapter III, Comprehensive - Composite Plan for the Scott Valley Watershed clearly describes the portions of "*non-resource areas*" which much of KCOC lies within. As such, Policy 32 states "*Residential, **small scale** commercial, industrial, recreational uses, and public or quasi uses may only be permitted when they are clearly compatible with the surrounding and planned uses for the land* (bold font)." KCOC's status is either quasi-public or commercial and therefore is limited to small scale and must conform to the surrounding properties. KCOC does not meet these basic qualifications and therefore any expansion of such activities is not permissible.

**Recommendation: Mount Hermon's application for Kidder Creek Orchard Camp Zone Change (Z-14-01) and Use Permit (UP-11-15) is inconsistent with both the SVAP and Siskiyou County General Plan and therefore any expansion of their current use should be denied. Going forward, the County should enforce the permitted use of 165 occupancy.**

## **FIRE**

There are three evacuation routes identified by either KCOC or County Staff: South Kidder Creek Road, to the north via foot and south through Patterson Creek Road.

South Kidder Creek Road - On February 15<sup>th</sup> Planning Commission, CALFIRE staff, Greg Roath stated that South Kidder Creek Road does not meet current California Code, Public Resources Code - PRC § 4290<sup>5</sup>.

North via Foot – Per County Staff, dated January 18, 2023 "*In terms of additional evacuation routes during an emergency, KCOC will utilize any and all routes dependent upon the emergency and the direction of*

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<sup>3</sup> **Sec. 10-6.3602.156. - Recreation facility, commercial.** - "Commercial recreation facility" means a recreation facility operated as a business and open to the public for a fee.

<sup>4</sup> **Sec. 10-6.3602.159. - Recreation facility, public.** - "Public recreation facility" means a recreation facility operated by a governmental agency and open to the general public.

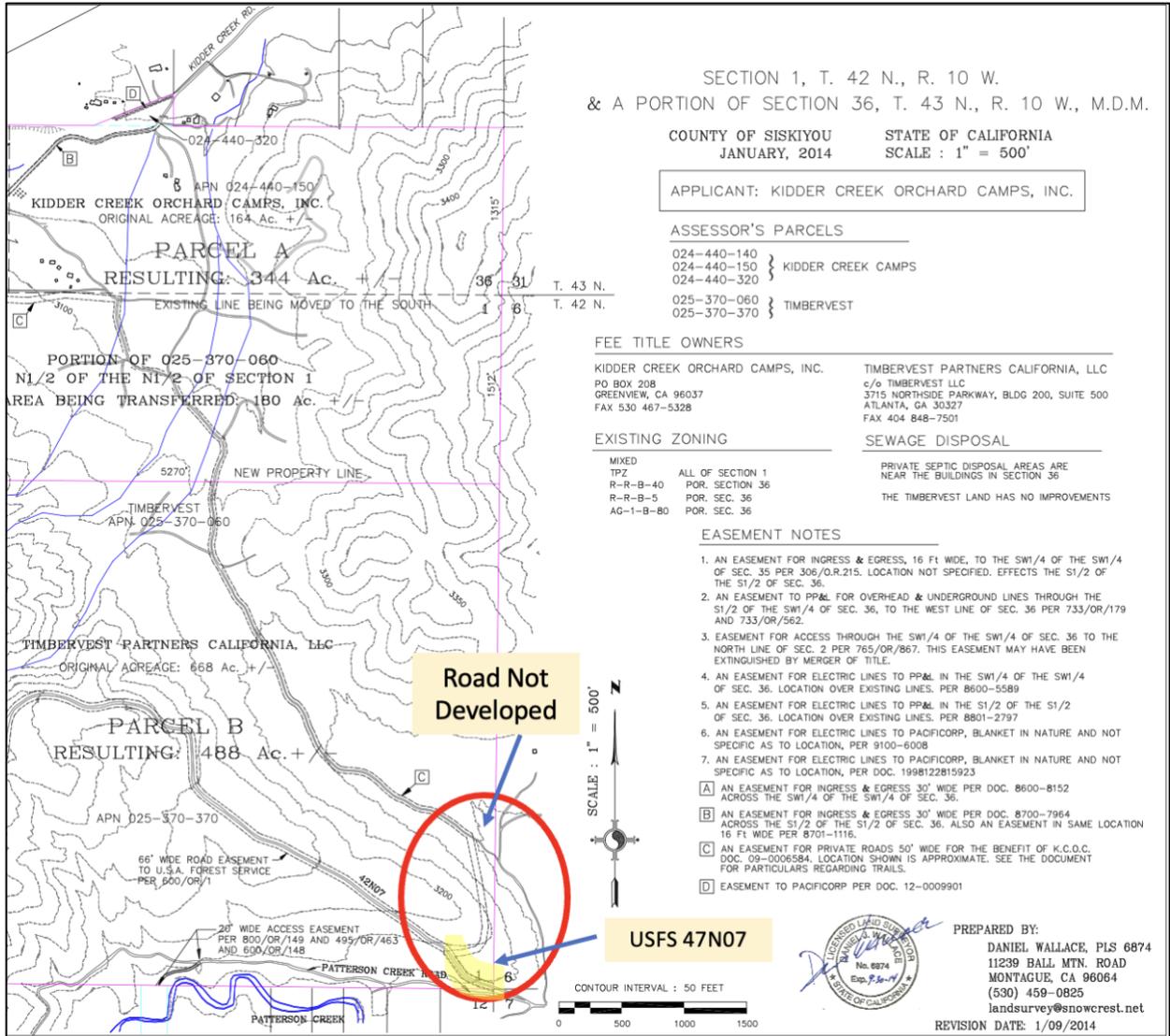
<sup>5</sup> Siskiyou County, Planning Commission meeting, February 15, 2023, audio, [https://www.co.siskiyou.ca.us/recent\\_meetings?field\\_microsite\\_tid\\_1=28](https://www.co.siskiyou.ca.us/recent_meetings?field_microsite_tid_1=28)

*travel staff and guests are able to go, including an alternative route to the north, which would likely be accessed via foot.”* It is unlawful for Mount Hermon or the County to claim rights to access over private property to achieve planned emergency routes via foot or otherwise therefore this assertion by staff should be completely refuted which again, highlights the current inadequate evacuation plan and demonstrates that one is not achievable.

Patterson Creek Road - In 2009, KCOC received an easement over what was Timbervest (see attached), so why if KCOC had a deeded access to Patterson Creek Road would they have not developed this access prior to their application to expand and avoid years of scrutiny about this egress route from the Camp during times of emergency? Here are some possible reasons:

- 1.) The location of the proposed easement is steep and will be difficult for a road to be constructed that meets Cal. Code Regs. Tit. 14, § 1273.03 *“At no point shall the grade for all roads and driveways exceed 16 percent.”* If you look at the map provided, the ability to come around that spur ridge and tie into the USFS Road 42N07 is probably very steep and would require a switchback to establish the proper alignment to the existing road and therefore may not be achievable (see map below).
- 2.) There is no evidence KCOC has perfected the rights to use the Forest Service Road (42N07) necessary for their emergency egress escape route through Patterson Creek (See map above). Per the General Plan Circulation Element, page 26, STATEMENT CONCERNING USE OF ROADS ON NATIONAL FOREST LAND FOR ACCESS TO SUBDIVISION AND OTHER PRIVATE LAND DIVISIONS, states *“The board authority of the Secretary of Agriculture to potent and administer the National Forests includes the authority to acquire rights-of-way and construct roads needed for access to National Forests. However, the Forest Service is not a public road agency and cannot accept the dedication of roads to the general public. Furthermore, adverse possession may not be used to acquire interests in the road or right-of-way belonging to the Forest Service.”* It goes on to state, *“such roads are not public roads in the same sense as are state and county roads.”* (See map below)

**Recommendation: Mount Hermon’s application for Kidder Creek Orchard Camp Zone Change (Z-14-01) and Use Permit (UP-11-15) has not adequately demonstrated they have secured the legal rights to use the evacuations routes as represented by KCOC and County Staff via to the north or through the road system through Patterson Creek, nor does South Kidder Creek Road meet 4290 code and therefore should be denied.**



**ROAD SYSTEMS**

In the County Staff, dated January 18, 2023, stated, “Both the TPZ and RR districts explicitly allow for the uses described in Section 10-6.1502 through a conditional use permit. Under 10-6.1502, however, the proposed use, ““will not be unreasonably incompatible with the uses permitted in surrounding areas: damages or nuisances from noise, smoke, odor, dust, or vibration; hazards from explosions, contamination, or fire; and hazards occasioned by an unusual volume or character of traffic or the congregating of a large number of people or vehicles.”” Through the EIR process, the issues described above have been comprehensively analyzed with the impacts as to any density issues sufficiently mitigated (e.g. water, traffic, noise etc.).”

If the issues around “unusual volume or character of traffic or the congregating of a large number of people or vehicles” had been sufficiently mitigated as suggested by County Staff, why would Commissioner Fowle send the following question to County Staff on January 20, 2023 asking for further evaluation: “Evaluate

*Alternative of utilizing Patterson Creek route for drop off days, as an exit route or entrance route, to reduce traffic/noise on South Kidder Creek.”*

For reasons unknown, this question was not addressed in the February 15th Planning Commission meeting. Common sense says it is impossible not to impact all the properties on South Kidder Creek Road if 1,448 - 1,524<sup>6</sup> cars are allowed to travel up and down that narrow, county road and obviously by Commissioner Fowle’s question, he also had some concerns. Not only do the high number of cars impact the safety of the entire South Kidder Creek community, but it will also negatively impact property values, which is unacceptable in and of itself.

**Recommendation: Mount Hermon’s application for Kidder Creek Orchard Camp Zone Change (Z-14-01) and Use Permit (UP-11-15) is unable to mitigate the massive impact to the South Kidder Creek Road and therefore negatively impacts surrounding landowners’ personal enjoyment and safety and therefore should be denied.**

## **WATER**

KCOC may have potentially and significantly underestimated their future groundwater requirements. In their own words, *“When looking at the impact of a domestic well on the groundwater supply, it is important to understand how the domestic use is different from other water uses from the aquifer. For the KCOC, the per capita water use is about 45 gpd. This is mostly because all outside water use is accomplished by surface water from the Barker Ditch.”*

The rights from Barker Ditch are limited to 37 acres and reduce over time as the flow in the Kidder Creek diminishes<sup>7</sup>. During the summer months of July through September, in most every month, their right to use surface water is less than 0.5 cubic feet per second.

This is important for several reasons, but the first is the fact that the entire Groundwater and Surface Water Analysis, performed by Glen Pearson, issued September 17, 2021, was solely predicated on the statement above *“This is mostly because all outside water use is accomplished by surface water from the Barker Ditch.”* The Planning Commission determined that water rights were out of their purview or jurisdiction, even after the County Council advised them that they were correct that they could not determine the legality of the right to use the water but do have a right to determine if there is "some basis for it" for their claims.

Unfortunately, this was never done and therefore, I ask you, how will KCOC expand their operation from 330 acres to 580 acres and supports the existing 3-acre pond, 24+ acres of pasture, an apple orchard, and numerous lawn areas and add an additional 7-acre pond, more large green ways, a full equestrian center, RV parks and campsites, and more, all using Barker Ditch water? A water right for only 37 acres and a right that diminishes as summer flows drop and are subject to future curtailments?

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<sup>6</sup> Traffic Impact Study for Kidder Creek Orchard Camp, prepared for Siskiyou County, dated December 22, 2015.

<sup>7</sup> Scott River Decree, page 18 & 19, paragraph 55.

As to concerns raised in the scoping period of this project about the pond evaporation study, the study was based on erroneous data. The report issued by Chris Cummings, dated January 16, 2016, Mr. Cummings used an average annual rainfall of 43.5 inches. The source of the data is vague, lacks the exact location or dates of data, and clearly does not represent the actual precipitation for the area. The closest and longest-term station (1936 to present) is located at the Fort Jones USFS Ranger Station which shows the average total annual precipitation is 21.1 inches<sup>8</sup>. If you were to look at just the last 10 years, the annual precipitation for the past xx has decreased to 17.8 inches per year.

KCOC claims<sup>9</sup> the “*Water loss from evaporation will be made up by water capture in the lined pond during the rainy season*” based on Mr. Cummings’s assumption of 43.5 inches of rainfall a year, the KCOC’s additional 7-acre pond. On January 18, 2023, County staff reported “*It is of staff’s opinion that the study utilizes accurate methodology to realistically capture evaporation of the project area*” however with just a quick read of Mr. Cumming’s report, it seems that one might question the idea that we received rainfalls more common in coastal temperate forests.

Based on the water use as represented by KCOC, they have not established there will not be a negative impact to groundwater and as a result, should this application be approved, will further place the Scott Valley basin at risk for not meeting its Sustainable Groundwater Management Act (SGMA) lawful requirements, and therefore will directly impact our agricultural community.

**Recommendation: Mount Hermon’s application for Kidder Creek Orchard Camp Zone Change (Z-14-01) and Use Permit (UP-11-15) has not proven that its future groundwater needs will not have a negative impact on the Scott Valley groundwater and therefore should be denied.**

In closing, as you know, the SVAP is contained within the General Plan which also includes the Conservation Element and collectively serves to preserve the rural nature of our community and protection of its natural resources. Most recently, the Scott Valley Groundwater Sustainability Plan (GSP) clearly acknowledges these founding principles: “*The Conservation Element of the General Plan recognizes the importance of water resources in the County and outlines objectives for the conservation and protection of these resources to ensure continued beneficial uses for people and wildlife....The objectives in the Conservation Element mirror the objective of the GSP, namely ensuring a sustainable water supply*”.

It goes on to state “*The SVAP includes multiple goals and policies that align with those in the GSP. Specifically, the focus on managing growth in a sustainable way while protecting the prime agricultural land, priority habitat, and natural resources is an overarching theme in both the SVAP and the GSP. Given this alignment of the objectives in the GSP and General Plan, significant changes to current water supply assumptions are not anticipated.*” Evident by its own proclamation, it is unmistakable the GSP is relying heavily on the leadership of Siskiyou County to uphold these decision-guidance documents.

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<sup>8</sup> Accumulated precipitation at the US Forest Service Ranger Station in Fort Jones, CA was calculated from monthly accumulated precipitation (October 1st – September 30th) over the period of record. ([www.cdec.water.ca.gov](http://www.cdec.water.ca.gov))

<sup>9</sup> (<https://kiddercreek.mounthermon.org/mastersiteplan>)

Just as those who served the Scott Valley in the late 1970s and who strategically attempted to preserve the rural nature of our community by developing the Scott Valley Area Plan (SVAP), you now have the fiduciary duty to lead us into the future. I am confident you will do so by taking into full account the magnitude of this decision and will base your vote on March 21st on the merit of the application, unbiased by any personal support of the KCOC's mission.

Thank you for your service to Scott Valley and Siskiyou County as a whole.

Respectfully,

Charnna Gilmore

Scott Valley Community Member  
850 Highland Street  
Etna, CA 96027

\*This letter combines another letter submitted on February 13, 2023, to the Siskiyou County Planning Commission, prior to the vote to approve KCOC application.

## EXCHANGE OF ROAD EASEMENTS

This Indenture, made this 4<sup>th</sup> day of June, 2009 by and between Timbervest Partners California, LLC, a California limited liability company ("TPC"), and Kidder Creek Orchard Camps, Inc., a California corporation ("KCOC").

### RECITAL:

The parties hereto own certain real property as respectively described on Exhibit "A", attached hereto and made a part hereof by this reference, and, for and in consideration of the sum of Ten and No/100 Dollars and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, desire to exchange for road purpose over their respective properties.

### AGREEMENT:

1. Each of the parties hereto does hereby grant to the other, and to their respective employees, agents, guests, licensees, contractors, successors and assigns, a non-exclusive perpetual easement for private roads (for both vehicular and pedestrian ingress and egress) upon the respective property owned thereby and specifically in the locations shown on the map marked Exhibit "B", attached hereto and made a part hereof by this reference.

Said easements shall be 50 feet in width, being 25 feet on either side of the road centerline, or more as necessary to accommodate cut and fill slopes and drainage structures.

The grant of easement to each party hereunder shall be appurtenant to the property owned by each such party as indicated and described in Exhibit "C", attached hereto and made a part hereof by this reference.

2. The grants hereunder are made subject to all outstanding liens, encumbrances and claims or title which may affect said property.
3. This indenture shall inure to the benefit of and be binding upon the heirs, administrators, successors or assigns of each of the parties hereto.
4. In the event a party hereto maintains a locked gate across a road hereunder, the party shall provide each other party hereto, a key to the lock or make such other arrangements for passage through the gate as shall be satisfactory to each other party hereto.
5. Each of the parties hereto agrees to maintain and repair roads hereunder, or to bear the cost of maintenance and repair thereof, in the same proportion that use thereof is made by the party. Specifically, TPC and KCOC, shall, as applicable

and at their sole cost and expense, promptly repair any damage caused to the roads by such party or by such party's employees, agents, guests, licensees or contractors. All maintenance and repairs shall be performed so as to avoid to the greatest extent commercially practicable any disruption of or interference with the use of the roads by the parties entitled to use thereof under this agreement. All maintenance and repairs shall be performed lien-free, in accordance with all applicable laws, rules, regulations and ordinances.

6. KCOC hereby releases, remises and forever discharges TPC from, and agrees unconditionally to defend, indemnify and hold harmless TPC against and from, any and all liability, costs, expenses, claims, demands, causes of action, obligations, suits or damages asserted at any time and arising in any way from or relating in any way to KCOC's use of the roads (including, but not limited to accidents, personal injury or death or property damage), whether or not resulting from conditions on or defects in TPC's property. TPC hereby releases, remises and forever discharges KCOC from, and agrees unconditionally to defend, indemnify and hold harmless KCOC against and from, any and all liability, costs, expenses, claims, demands, causes of action, obligations, suits or damages asserted at any time and arising in any way from or relating in any way to TPC's use of the roads (including, but not limited to accidents, personal injury or death or property damage), whether or not resulting from conditions on or defects in KCOC's property.

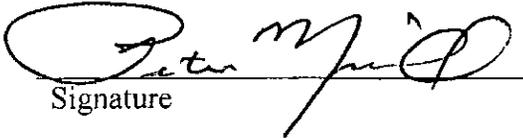
Exchange of Road Easements

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IN WITNESS WHEREOF, the parties hereto have executed these presents as of the day and year first herein written.

KIDDER CREEK ORCHARDS  
CAMP, Inc.

TIMBERVEST PARTNERS CALIFORNIA, LLC

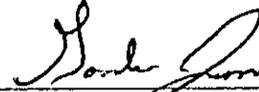
  
Signature

By: Timbervest Partners, L.P., its Manager

PETER MORRILL  
Print Name

By: Timbervest, LLC, as Manager

EXECUTIVE DIRECTOR  
Title

By:   
Gordon Jones, Manager

6-4-09  
Date

6/12/09  
Date

EXHIBIT "A"

MOUNT DIABLO BASE LINE AND MERIDIAN, COUNTY OF SISKIYOU  
STATE OF CALIFORNIA

**Property of Timbervest Partners California, LLC**

Township 42 North, Range 10 West

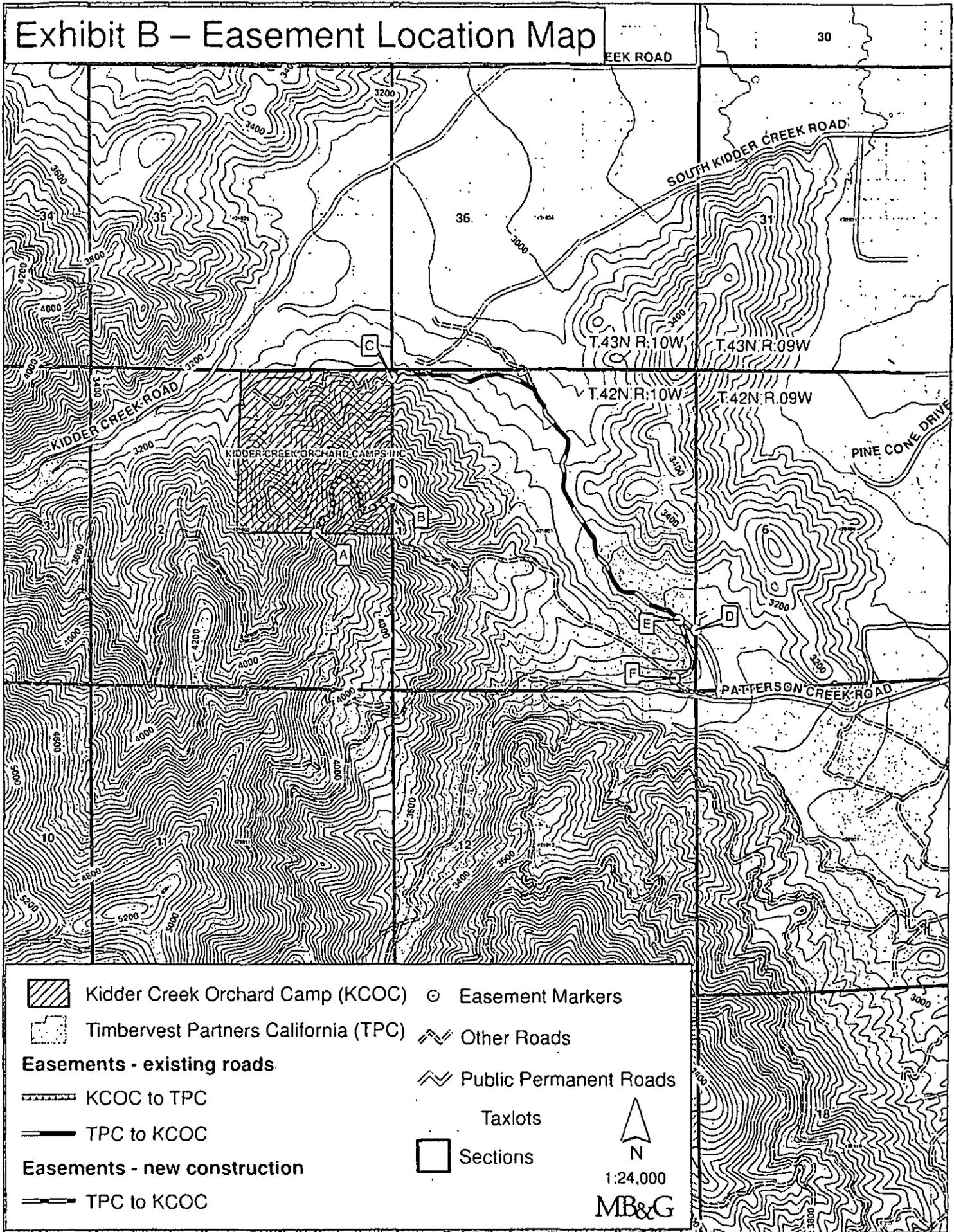
Section 1: N1/2; SE1/4

**Property of Kidder Creek Orchard Camps, Inc.**

Township 42 North, Range 10 West

Section 2: NE1/4

# Exhibit B – Easement Location Map



EEK ROAD

30

SOUTH KIDDER CREEK ROAD

T.43N R.10W

T.43N R.09W

T.42N R.10W

T.42N R.09W

KIDDER CREEK ROAD

KIDDER CREEK ORCHARD CAMPS INC

PINE CONE DRIVE

PATTERSON CREEK ROAD



Kidder Creek Orchard Camp (KCOC)



Timbervest Partners California (TPC)

**Easements - existing roads**

----- KCOC to TPC

===== TPC to KCOC

**Easements - new construction**

===== TPC to KCOC

○ Easement Markers

≡≡≡ Other Roads

≡≡≡ Public Permanent Roads

Taxlots

□ Sections



N

1:24,000

MB&G

EXHIBIT "C"

APPURTENANT LANDS

MOUNT DIABLO BASE LINE AND MERIDIAN, COUNTY OF SISKIYOU  
STATE OF CALIFORNIA

**Property of Timbervest Partners California, LLC**

Township 42 North, Range 10 West

Section 2: S1/2

Section 3: S1/2

Section 8: SE1/4; SE1/4 of SW1/4

Section 9: N1/2; SW1/4

Section 10: NW1/4 of NW1/4

Section 11: NW1/4 of NW1/4

Section 16: NW1/4 of NW1/4

Section 17: All

**Property of Kidder Creek Orchard Camps, Inc.**

Township 42 North, Range 10 West

Section 2: NE1/4

Township 43 North, Range 10 West

Section 35: E1/2 of SE1/4; SW1/4 of SE1/4

Section 36: SE1/4

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

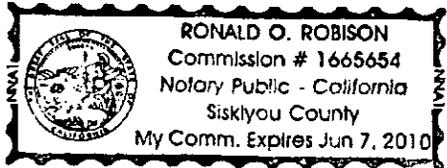
State of California

County of Siskiyou

On June 4, 2009 before me, Ronald O. Robison  
Date Here Insert Name and Title of the Officer

personally appeared [Signatures]  
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Signature]  
Signature of Notary Public

Place Notary Seal Above

**OPTIONAL**

*Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.*

**Description of Attached Document**

Title or Type of Document: \_\_\_\_\_

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: \_\_\_\_\_

- Individual
- Corporate Officer — Title(s): \_\_\_\_\_
- Partner —  Limited  General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: \_\_\_\_\_

Signer Is Representing: \_\_\_\_\_



Signer's Name: \_\_\_\_\_

- Individual
- Corporate Officer — Title(s): \_\_\_\_\_
- Partner —  Limited  General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: \_\_\_\_\_

Signer Is Representing: \_\_\_\_\_



# CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

State of GEORGIA  
~~California~~

County of FULTON

On JUNE 12, 2009 before me, CHARLES A. MORGAN IV  
(Here insert name and title of the officer)

personally appeared GORDON JONES

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Charles A. Morgan IV  
Signature of Notary Public (Notary Seal)



## ADDITIONAL OPTIONAL INFORMATION

<b>DESCRIPTION OF THE ATTACHED DOCUMENT</b>	
_____ (Title or description of attached document)	
_____ (Title or description of attached document continued)	
Number of Pages _____	Document Date _____
_____ (Additional information)	

<b>CAPACITY CLAIMED BY THE SIGNER</b>	
<input type="checkbox"/> Individual (s)	
<input type="checkbox"/> Corporate Officer	_____ (Title)
<input type="checkbox"/> Partner(s)	
<input type="checkbox"/> Attorney-in-Fact	
<input type="checkbox"/> Trustee(s)	
<input type="checkbox"/> Other _____	

### INSTRUCTIONS FOR COMPLETING THIS FORM

Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. he/she/they- is /are ) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
  - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
  - ❖ Indicate title or type of attached document, number of pages and date.
  - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document

SECTION 1, T. 42 N., R. 10 W.  
 & A PORTION OF SECTION 36, T. 43 N., R. 10 W., M.D.M.

COUNTY OF SISKIYOU STATE OF CALIFORNIA  
 JANUARY, 2014 SCALE : 1" = 500'

APPLICANT: KIDDER CREEK ORCHARD CAMPS, INC.

ASSESSOR'S PARCELS

024-440-140 } KIDDER CREEK CAMPS  
 024-440-150 }  
 024-440-320 }  
 025-370-060 } TIMBERVEST  
 025-370-370 }

FEE TITLE OWNERS

KIDDER CREEK ORCHARD CAMPS, INC. TIMBERVEST PARTNERS CALIFORNIA, LLC  
 PO BOX 208 c/o TIMBERVEST LLC  
 GREENVIEW, CA 96037 3715 NORTHSIDE PARKWAY, BLDG 200, SUITE 500  
 FAX 530 467-5328 ATLANTA, GA 30327  
 FAX 404 848-7501

EXISTING ZONING

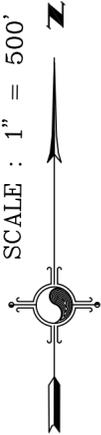
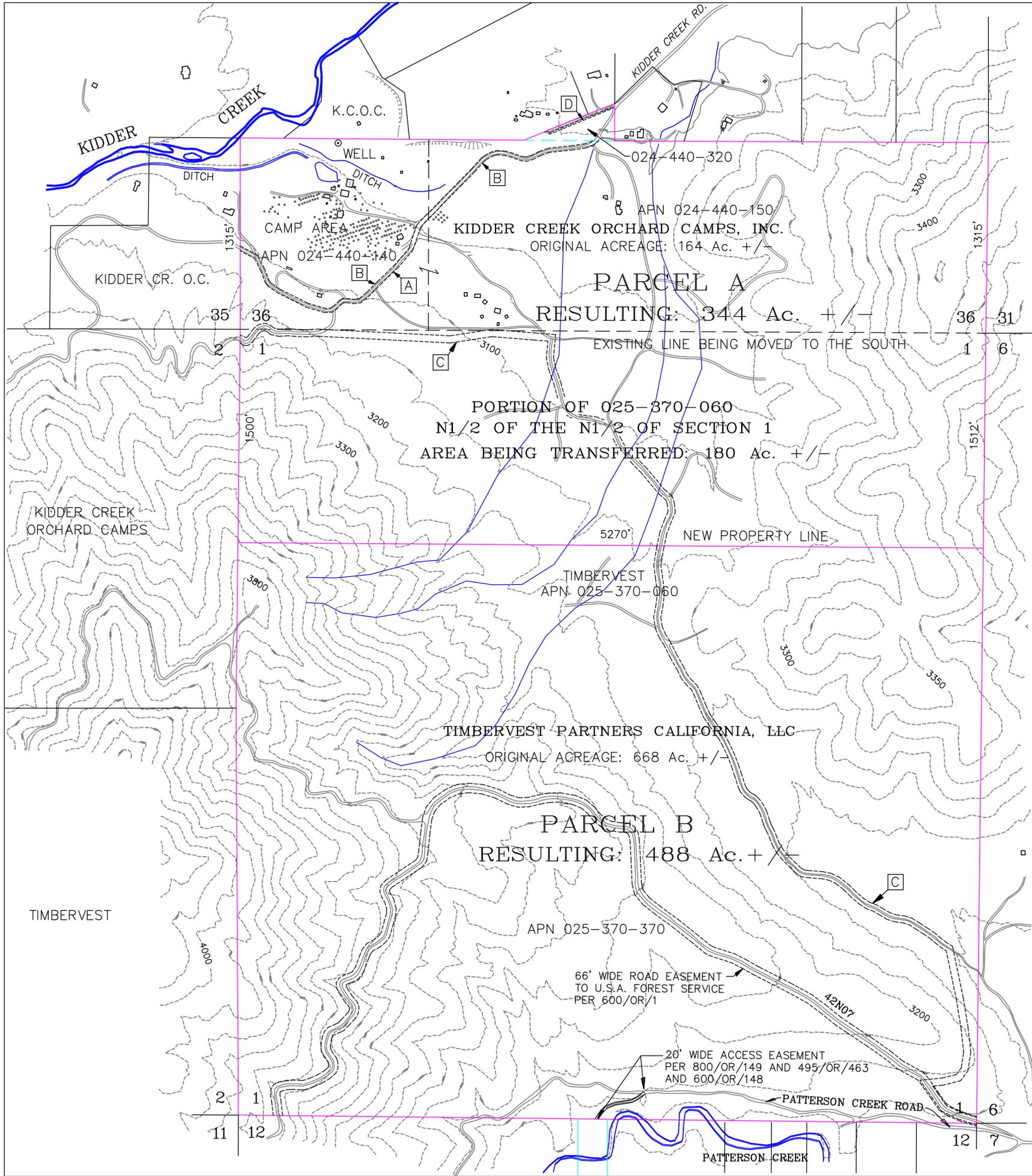
MIXED TPZ ALL OF SECTION 1  
 R-R-B-40 POR. SECTION 36  
 R-R-B-5 POR. SEC. 36  
 AG-1-B-80 POR. SEC. 36

SEWAGE DISPOSAL

PRIVATE SEPTIC DISPOSAL AREAS ARE NEAR THE BUILDINGS IN SECTION 36  
 THE TIMBERVEST LAND HAS NO IMPROVEMENTS

EASEMENT NOTES

1. AN EASEMENT FOR INGRESS & EGRESS, 16 Ft WIDE, TO THE SW1/4 OF THE SW1/4 OF SEC. 35 PER 306/O.R.215. LOCATION NOT SPECIFIED. EFFECTS THE S1/2 OF THE S1/2 OF SEC. 36.
  2. AN EASEMENT TO PP&L FOR OVERHEAD & UNDERGROUND LINES THROUGH THE S1/2 OF THE SW1/4 OF SEC. 36, TO THE WEST LINE OF SEC. 36 PER 733/OR/179 AND 733/OR/562.
  3. EASEMENT FOR ACCESS THROUGH THE SW1/4 OF THE SW1/4 OF SEC. 36 TO THE NORTH LINE OF SEC. 2 PER 765/OR/867. THIS EASEMENT MAY HAVE BEEN EXTINGUISHED BY MERGER OF TITLE.
  4. AN EASEMENT FOR ELECTRIC LINES TO PP&L IN THE SW1/4 OF THE SW1/4 OF SEC. 36. LOCATION OVER EXISTING LINES. PER 8600-5589
  5. AN EASEMENT FOR ELECTRIC LINES TO PP&L IN THE S1/2 OF THE S1/2 OF SEC. 36. LOCATION OVER EXISTING LINES. PER 8801-2797
  6. AN EASEMENT FOR ELECTRIC LINES TO PACIFICORP, BLANKET IN NATURE AND NOT SPECIFIC AS TO LOCATION, PER 9100-6008
  7. AN EASEMENT FOR ELECTRIC LINES TO PACIFICORP, BLANKET IN NATURE AND NOT SPECIFIC AS TO LOCATION, PER DOC. 1998122815923
- [A] AN EASEMENT FOR INGRESS & EGRESS 30' WIDE PER DOC. 8600-8152 ACROSS THE SW1/4 OF THE SW1/4 OF SEC. 36.  
 [B] AN EASEMENT FOR INGRESS & EGRESS 30' WIDE PER DOC. 8700-7964 ACROSS THE S1/2 OF THE S1/2 OF SEC. 36. ALSO AN EASEMENT IN SAME LOCATION 16 Ft WIDE PER 8701-1116.  
 [C] AN EASEMENT FOR PRIVATE ROADS 50' WIDE FOR THE BENEFIT OF K.C.O.C. DOC. 09-0006584. LOCATION SHOWN IS APPROXIMATE. SEE THE DOCUMENT FOR PARTICULARS REGARDING TRAILS.  
 [D] EASEMENT TO PACIFICORP PER DOC. 12-0009901



CONTOUR INTERVAL : 50 FEET



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