

**RECORDED AT THE REQUEST OF:**

**NEVADA COUNTY  
PLANNING DEPARTMENT  
950 Maidu Avenue  
Nevada City, CA 95959-8617**

**RETURN TO:**

**COMMUNITY DEVELOPMENT AGENCY  
NEVADA CO. PLANNING DEPT.,  
Inter Department Mail Box**

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**NOTICE OF TIMBERLAND PRODUCTION ZONING**

**Assessor's Parcel No:** 065-090-004

**Co. File No.:** PLN24-0156; RZN24-0004

**Owner:** Danner and Crystal Hodgson

The Owner possesses real property (hereinafter, "the Property") located within the State of California, County of Nevada, unincorporated area, identified by the Assessor's Parcel Numbers stated above, and more particularly described as follows:

All that real property situated in the unincorporated area of the County of Nevada, State of California, more particularly described as follows:

The Southeast One-Quarter of the Southeast One-Quarter, and the South Half of the Northeast One-Quarter or the Southeast One-Quarter of Section 3, Township 16 North, Range 10 East M.D.B.&M.

On February 25, 2025, the Nevada County Board of Supervisors established a Timberland Production Zoning ("TPZ") District for the Property, which, consistent with Section L-II 2.3.C of the Nevada County Land Use and Development Code, shall be restricted for a perpetual minimum of 10 years to the growing and harvesting of timber consistent with the Forest Management Plan prepared for the applicant's Request for Inclusion into the TPZ District, and shall support compatible uses as allowed under the laws of the State of California and the ordinances of the County of Nevada.

Removal of the TPZ District may only occur pursuant to the provisions of the California Timberland Productivity Act of 1982 (Government Code §§ 51100, *et seq.*) and the Nevada County Land Use and Development Code.

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By: **Danner Hodgson** – Owner

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By: **Crystal Hodgson** – Owner

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)

) ss.

COUNTY OF NEVADA )

On \_\_\_\_\_, before me, \_\_\_\_\_, a Notary Public in and for said County and State, personally appeared, \_\_\_\_\_, 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 signatures(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.

\_\_\_\_\_

\_\_\_\_\_  
Jeff Thorsby, Clerk of the Board  
Nevada County Board of Supervisors

(PLACE SEAL ABOVE)

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(PLACE SEAL ABOVE)