

Land Details

Assessor's Parcel Number:	ATN# 233-080-11-01-3 Parcel ID # 233-080-11-8
Address:	160th St, Edwards, CA 93523
County & State	Kern County, CA
Subdivision:	N/A
Lot Number:	N/A
Legal Description:	SECTION 8 TOWNSHIP 11 RANGE 9
Township, Range, Sections (TRS):	T11N R9W SEC8
Parcel Size:	10 Acres (Assessor) 10.39 Acres (ID Land Mmeasurement)
Terrain type:	Desert
Elevation:	730.3 m or 2396.1 feet
Lot Dimensions:	1343.55 feet (North) 338.34 feet (East) 1343.55 feet (South) 338.37 feet (West)
Within FloodZone / Wetlands Area:	FEMA Zone, No Wetlands
Notes:	The location of this parcel falls within a designated "Flood-Zone" area. There is a discrepancy between the lot size listed on the assessor's website and the ID Land measurements. (See attached.)

Land Location/ Access/ Nearby

Google Map Link: (Land Location)	https://maps.app.goo.gl/gtj5DrZ8hHmgPLeZ8
GPS Coordinates (Center):	35.06941, -117.84816
GPS Coordinates (4 corners):	35.06987, -117.84592 NE 35.06897, -117.84592 SE 35.06896, -117.85043 SW 35.06989, -117.85045 NW

Within City or County Limits:	County
School District:	Muroc joint unified school district
Road Access To Land:	Yes, 160th St
Type Of Road:	Dirt
Nearest Highway(s):	I-15
Nearest Major City:	Lancaster, California 57 min (52.7 miles Away)
Nearest Small Town:	North Edwards, California 93523 10 min (5.5 miles Away)
Nearest Gas Station:	EZ TRIP, 13900 Desert Sage Ave, North Edwards, CA 93523 13 min (8.5 miles Away)
Nearby Attractions/ Things To Do:	Central Park, 10350 Heather Ave, California City, CA 93505 18 min (7.0 miles Away) Griffith Park 1 hr 46 min (112 miles Away) Six Flags Magic Mountain, 26101 Magic Mountain Pkwy, Valencia, CA 91355 1 hr 40 min 89.0 miles Away)
Walk Score: (Based on Closest Small Town)	Car-Dependent 15/100
Bike Score: (Based on Closest Small Town)	Somewhat Bikeable 31/100
Notes:	N/A

Tax Information

Actual/ Land Value:	\$9,175.00
Assessed/ Taxable Value:	\$9,175.00
Total Amount Due For Taxes:	No
Amount For Tax Liens: (If Any)	No
Annual Property taxes: (Base/ Tax Levy Amount)	\$110.68
Notes:	N/A

Zoning Regulations & Restrictions Information

Zoning Code & Name:	LIMITED AGRICULTURE (A-1)
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Zoning Ordinance / Land Uses:	Growing and harvesting crops, Breeding and raising animals (See details attached)
Time limit to build (Building Permit):	Construction to be started within 1 year after permit is granted.
Camping Allowed:	Per County, No
Restrictions on Camping:	N/A
Recreational Vehicles (RVs) Allowed:	Per County, No
Restrictions on Recreational Vehicles (RVs):	N/A
Mobile Homes / Manufactured Homes Allowed:	Per County, Yes
Restrictions on Mobile Homes / Manufactured Homes:	Must be 10 years or newer. Please see details attached.
Tiny Homes Allowed:	Per County, Yes
Restrictions on Tiny Homes:	The county does not impose any limitations, but compliance with the California building code is necessary.
Short Term Vacation Rentals Allowed:	Per County, Yes
Restrictions on Short Term Vacation Rentals:	According to the County, the limit is a maximum of 7 adults for no more than 30 days.
HOA/ POA/ LOA:	N/A
Dues For HOA/ POA/ LOA (If Any):	No
Covenants, Conditions & Restrictions (Subdivision CC&Rs):	Unable to locate, if any
Book/ Page or Document Number for CC&Rs:	N/A
Deed Availability:	There is a fee of \$3 for 1st page and \$0.50 for additional pages.
Book/ Page or Document Number for Deed:	Document# 195125918
Notes:	The parcel is OUTSIDE the City Limits.
<i>Utility Information</i>	
Availability of Water or Well:	A well would need to be drilled.
Availability of Sewer or Septic:	A septic system would need to be installed.

Electricity Provider:	Would need to reach out to Southern California Edison at (800) 655-4555
Gas/ Propane Provider:	Would need to reach out to Amerigas at (760) 514-4073 or Suburban Propane at (661) 942-5117
Waste/ Trash Provider:	Would need to reach out to WM - California City, CA at (855) 523-1347 or Lost City Junk Removal at (661) 752-3556
Notes:	As per Kern County water Agency, well and septic is required.

County Websites & Contact Information

Link to County Homepage:	https://www.kerncounty.com
Link to Assessor Website:	http://assessor.co.kern.ca.us/index.php
Link to Treasurer Website:	https://www.kcttc.co.kern.ca.us
Link to Recorder Website:	http://recorder.co.kern.ca.us/index.php
Link to GIS Website:	https://maps.kerncounty.com/H5/index.html?viewer=KCPublic&run=ParcelSearchByApn&APN=23308011
Link to Planning & Zoning Website:	https://kernplanning.com
Phone number for Planning & Zoning Department	(661) 862-8600
Phone number for Recorder:	(661) 868-3485
Phone number for Treasurer:	(661) 868-3490
Phone number for Assessor:	(661) 868-3485
Link to City Homepage:	N/A
Phone number for City Hall:	N/A

