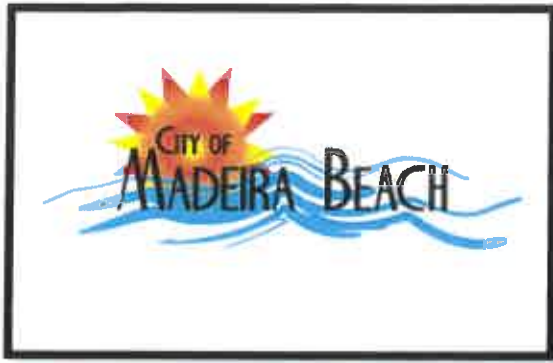




THE CITY OF MADEIRA BEACH

PUBLIC NOTICE

The Code Enforcement Special Magistrate, City of Madeira Beach, Florida will hold a meeting at the Madeira Beach City Hall Patricia Shontz Commission Chambers, 300 Municipal Drive, Madeira Beach, Florida 33708 to discuss the items of business listed hereon at the time and date indicated below:

SPECIAL MAGISTRATE CODE ENFORCEMENT AGENDA

2:00 P.M.

MONDAY, JUNE 24TH 2019

COMMISSION CHAMBERS

A. INTRODUCTION – SPECIAL MAGISTRATE BART R. VALDES.

Welcome to the City of Madeira Beach Code Enforcement Special Magistrate Hearings. The Special Magistrate is charged with conducting hearings to determine whether an alleged violation of the City Code has occurred. In order to meet that obligation, all parties or their representatives will be allowed an opportunity to be heard on matters relevant to the alleged violation(s). All witness offering testimony or presenting evidence will be required to swear or affirm that the testimony they provide is the truth.

The order of presentation will begin with the City presenting their evidence of alleged violation(s) and then the Respondent shall present his/her case. Both parties shall have an opportunity to cross-examine all witnesses. The Special Magistrate may question any witnesses.

The clerk will announce the names of the cases from the agenda. When you hear your case called, please respond by coming to the podium with your representative and/or any witness to be sworn. When addressing the Special Magistrate, please speak clearly into the microphone.

B. CALL TO ORDER

C. ADMINISTRATION OF OATH TO RESPONDENTS/WITNESSES

D. NEW BUSINESS

Case #385	
Respondent/Property Owner; Name & Mailing Address:	YOU, RONGHUI YOU, RONGSHENG 812 BAY POINT DR MADEIRA BEACH FL 33708-2317
Property Location:	812 BAY POINT DR MADEIRA BEACH
Legal & Parcel #:	BAY POINT ESTATES 2ND ADD BLK 1, LOT 33 & RIP RTS 10-31-15-04500-001-0330
Violation(s)/Charge(s):	DIVISION 2. - BUILDING PERMITS Sec. 86-52. - When required. A person, firm or corporation shall not construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or erect, or construct a sign, or install or alter fire extinguishing apparatus, elevators, engines, steam boiler, furnace, Incinerator, or other heat producing apparatus, plumbing, mechanical or electrical equipment or any appurtenances, the installation of which is regulated by the land development regulations or other sections of the Code until a permit has been issued by the building official. When the cost of repair or modification does not exceed \$500.00, does not result in a structural change, and does not require an inspection, a permit need not be issued by the building official. No permit is required for uncovered flat slabs of no greater than 50 square feet, for work of a strictly cosmetic nature (painting, wallpapering, carpeting, kitchen cabinets, etc.) or roof work less than \$100.00 in value.

	Sec. 94-83. - Further action permitted due to unresolved violations. For violation(s) of the requirements of this chapter or the flood provisions of the Florida Building Code, the building official or the floodplain administrator may take action as cited within this Code and, if the violation is not resolved or corrected, such action may include submitting a request to the FEMA to remove the respective property's eligibility for flood insurance coverage through the NFIP.
--	--

E. OLD BUSINESS

F. ADJOURNMENT

Any person who decides to appeal any decision of the City Commission with respect to any matter considered at this meeting will need a record of the proceedings and for such purposes may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The law does not require the City Clerk to transcribe verbatim minutes; therefore, the applicant must make the necessary arrangements with a private reporter or private reporting firm and bear the resulting expense. In accordance with the Americans with Disability Act and F.S. 286.26; any person with a disability requiring reasonable accommodation in order to participate in this meeting should call 727-391-9951 or fax a written request to 727-399-1131.

BROADCAST ON SPECTRUM GOVERNMENT ACCESS CHANNEL 640

Posted: JUNE 14, 2019



CITY OF MADEIRA BEACH

**COMMUNITY SERVICES – CODE ENFORCEMENT
300 MUNICIPAL DRIVE ♦ MADEIRA BEACH, FLORIDA 33708
(727) 391-9951 EXT. 295 ♦ FAX (727) 399-1131**



SPECIAL MAGISTRATE AFFIDAVIT OF SERVICE

**CITY OF MADEIRA BEACH, FLORIDA
300 MUNICIPAL DRIVE
MADEIRA BEACH, FL 33708
Petitioner,**

**CASE # 385
DATE: 06/14/2019**

Vs.

**YOU, RONGHUI
YOU, RONGSHENG
812 BAY POINT DR
MADEIRA BEACH FL 33708-2317
Respondent,**

RE: Property: 812 Bay Point Dr. Parcel # 10-31-15-04500-001-0330

AFFIDAVIT OF SERVICE

I, Holden Pinkard, Building Code Compliance Officer of the City of Madeira Beach, upon being duly sworn, deposed and says the following:

That pursuant to Florida Statue 162.12,

On the _14_ day of June, 2019, I mailed a copy of the attached NOTICE OF HEARING/ORDER via certified Mail, Return Receipt requested.

On the _14_ day of June, 2019, I mailed a copy of the attached NOTICE OF HEARING/ORDER via First Class Mail.

On the _14_ day of June, 2019, I posted a copy of the attached NOTICE OF HEARING/ORDER on the property located at 812 Bay Point Dr., Parcel # 10-31-15-04500-001-0330 in the City of Madeira Beach.

On the _14_ day of June, 2019, I caused the attached NOTICE OF HEARING/ORDER to be posted at the Municipal Government Offices, 300 MUNICIPAL DR, Madeira Beach; and that said papers remain posted at the Municipal Government Offices for a period of not less than ten days from the date of posting.



Holden Pinkard, Building Code Compliance Officer

State of Florida

County of Pinellas

Before me on 14 day of JUNE, 2019, personally appeared Holden Pinkard who executed the foregoing instrument and who is personally known to me.



Notary

SEAL





CITY OF MADEIRA BEACH

COMMUNITY SERVICES – CODE ENFORCEMENT
300 MUNICIPAL DRIVE ♦ MADEIRA BEACH, FLORIDA 33708
(727) 391-9951 EXT. 244 ♦ FAX (727) 399-1131



SPECIAL MAGISTRATE NOTICE OF HEARING

CITY OF MADEIRA BEACH, FL
300 MUNICIPAL DRIVE
MADEIRA BEACH, FL 33708
Petitioner,

CASE # 385
DATE: 06/14/2019

vs.

YOU, RONGHUI
YOU, RONGSHENG
812 BAY POINT DR
MADEIRA BEACH FL 33708-2317
Respondent,

RE: PROPERTY: 812 Bay Point Dr. Madeira Beach, FL 33708. Parcel #: 10-31-15-04500-001-0330

YOU ARE HEREBY FORMALLY NOTIFIED that at 2:00 pm on MONDAY the 24TH day of JUNE a hearing will be held before the Special Magistrate concerning the following code violations:

DIVISION 2. - BUILDING PERMITS

Sec. 86-52. - When required.

A person, firm or corporation shall not construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or erect, or construct a sign, or install or alter fire extinguishing apparatus, elevators, engines, steam boiler, furnace, incinerator, or other heat producing apparatus, plumbing, mechanical or electrical equipment or any appurtenances, the installation of which is regulated by the land development regulations or other sections of the Code until a permit has been issued by the building official. When the cost of repair or modification does not exceed \$500.00, does not result in a structural change, and does not require an inspection, a permit need not be issued by the building official. No permit is required for uncovered flat slabs of no greater than 50 square feet, for work of a strictly cosmetic nature (painting, wallpapering, carpeting, kitchen cabinets, etc.) or roof work less than \$100.00 in value.

DIVISION 8. - VIOLATIONS

Sec. 94-83. - Further action permitted due to unresolved violations.

For violation(s) of the requirements of this chapter or the flood provisions of the Florida Building Code, the building official or the floodplain administrator may take action as cited within this Code and, if the violation is not resolved or corrected, such action may include submitting a request to the FEMA to remove the respective property's eligibility for flood insurance coverage through the NFIP.

You are hereby ordered to appear before the Madeira Beach Special Magistrate on that date to answer these charges and to present your side of the case. Failure to appear may result in the Special Magistrate proceeding in your absence.

Should you be found in violation of the above code, the Special Magistrate has the power by law to levy fines of up to \$500.00 per day against you and your property for every day that any violation continues beyond the date set in an order of the Special Magistrate for compliance.

If the violation is corrected and then recurs, or if the violation is not corrected by the time specified by the Code Enforcement Officer for correction, the case may be presented to the Madeira Beach Special Magistrate even if the violation has been corrected prior to the Special Magistrate hearing.

Should you desire, you have the right to obtain an attorney at your own expense to represent you before the Special Magistrate. You will also have to opportunity to present witnesses as well as question the witnesses against you prior to the Special Magistrate making a determination.

Please be prepared to present evidence at this meeting concerning the time frame necessary to correct the alleged violation, should you be found in violation of the City Code.

If you wish to have any witnesses subpoenaed or have any other questions, please contact the Assistant to Code Enforcement of the City of Madeira Beach within five (5) days at 300 Municipal Drive, Madeira Beach, Florida 33708, telephone number (727) 391-9951 x 244.

Your failure to respond to the previously issued Notice of Violation has resulted in costs of prosecution of this case.

PLEASE NOTE: Should any interested party seek to appeal any decision made by the Special Magistrate with respect to any matter considered at such meeting or hearing, he/she will need a record of the proceedings, and for such purpose, he/she may need to insure that a verbatim record of the proceedings is made which record includes the testimony and evidence upon which the appeal is to be based per Florida Statute 286.0105.

I HEREBY CERTIFY that a copy of the foregoing Notice of Hearing was mailed to Respondent(s) by certified mail, return receipt requested.

Dated this 14TH day of JUNE, 2019

A handwritten signature in black ink, appearing to read 'H. Plinkard', is written over a horizontal line.

Holden Plinkard, Building Code Compliance Officer



CITY OF MADEIRA BEACH

COMMUNITY SERVICES – CODE ENFORCEMENT
300 MUNICIPAL DRIVE ♦ MADEIRA BEACH, FLORIDA 33708
(727) 391-9951 EXT. 244 ♦ FAX (727) 399-1131



SPECIAL MAGISTRATE STATEMENT OF VIOLATION/REQUEST FOR HEARING

Name and address of violator(s):

CASE # 385

DATE: 06/14/2019

YOU, RONGHUI
YOU, RONGSHENG
812 BAY POINT DR
MADEIRA BEACH FL 33708-2317

RE: Property 812 Bay Point Dr. Madeira Beach, FL 33708. Parcel #: 10-31-15-04500-001-0330

Code(s) which have been violated:

DIVISION 2. - BUILDING PERMITS

Sec. 86-52. - When required.

A person, firm or corporation shall not construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or erect, or construct a sign, or install or alter fire extinguishing apparatus, elevators, engines, steam boiler, furnace, incinerator, or other heat producing apparatus, plumbing, mechanical or electrical equipment or any appurtenances, the installation of which is regulated by the land development regulations or other sections of the Code until a permit has been issued by the building official. When the cost of repair or modification does not exceed \$500.00, does not result in a structural change, and does not require an inspection, a permit need not be issued by the building official. No permit is required for uncovered flat slabs of no greater than 50 square feet, for work of a strictly cosmetic nature (painting, wallpapering, carpeting, kitchen cabinets, etc.) or roof work less than \$100.00 in value.

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For violation(s) of the requirements of this chapter or the flood provisions of the Florida Building Code, the building official or the floodplain administrator may take action as cited within this Code and, if the violation is not resolved or corrected, such action may include submitting a request to the FEMA to remove the respective property's eligibility for flood insurance coverage through the NFIP.

I DO HEREBY SWEAR THAT THE ABOVE FACTS ARE TRUE TO THE BEST OF MY KNOWLEDGE. I REQUEST A HEARING ON THE ABOVE VIOLATION(S) BY THE MADEIRA BEACH SPECIAL MAGISTRATE OF THE CITY OF MADEIRA BEACH.


Holden Pinkard, Building Code Compliance Officer



CITY OF MADEIRA BEACH – BUILDING DEPARTMENT

300 Municipal Drive, Madeira Beach, FL 33708

(727) 391-9951 x246 (727) 399-1131 Fax

www.madeirabeachfl.gov

NOTICE OF CODE VIOLATION

APRIL 15, 2019

YOU, RONGHUI

YOU, RONGSHENG

812 BAY POINT DR

MADEIRA BEACH FL 33708-2317

Case Number: **385**

Parcel #: **10-31-15-04500-001-0330**

Property Address: **812 BAYPOINT DR**

During a recent review of properties, it was noted that your property continues to be in violation of the following Madeira Beach code/ordinance:

Ordinance:

DIVISION 2. - BUILDING PERMITS

Sec. 86-52. - When required.

A person, firm or corporation shall not construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or erect, or construct a sign, or install or alter fire extinguishing apparatus, elevators, engines, steam boiler, furnace, incinerator, or other heat producing apparatus, plumbing, mechanical or electrical equipment or any appurtenances, the installation of which is regulated by the land development regulations or other sections of the Code until a permit has been issued by the building official. When the cost of repair or modification does not exceed \$500.00, does not result in a structural change, and does not require an inspection, a permit need not be issued by the building official. No permit is required for uncovered flat slabs of no greater than 50 square feet, for work of a strictly cosmetic nature (painting, wallpapering, carpeting, kitchen cabinets, etc.) or roof work less than \$100.00 in value.

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Therefore, if the action(s) specified in this notice is not completed by 8:00 am of the re-inspection date listed, the City will take legal action concerning this violation(s). This action may include the issuance of a citation and imposition of a fine of up to five hundred dollars (\$500) per day. The City may also take the required action itself and lien the above property for all costs associated therewith, including an administrative fee of one hundred dollars (\$100).



CITY OF MADEIRA BEACH – BUILDING DEPARTMENT

300 Municipal Drive, Madeira Beach, FL 33708

(727) 391-9951 x246 (727) 399-1131 Fax

www.madeirabeachfl.gov

NOTICE OF CODE VIOLATION



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(727) 391-9951 x246 (727) 399-1131 Fax

www.madeirabeachfl.gov

NOTICE OF CODE VIOLATION

Corrective Action required:

The property owner and/or licensed contractor will need to obtain an “after the fact” or remove unpermitted bathroom to come into compliance.

Please reply with a plan of correction(s) before the follow-up date listed below.

Holden Pinkard

Building Code Compliance

City of Madeira Beach

300 Municipal Drive

Madeira Beach, FL 33708

Office #727.391.9951 x298

hpinkard@madeirabeachfl.gov

Follow-up date: MAY 1, 2019

Violation Order issued by:

☒ Regular Mail

☐ Certified Mail

Therefore, if the action(s) specified in this notice is not completed by 8:00 am of the re-inspection date listed, the City will take legal action concerning this violation(s). This action may include the issuance of a citation and imposition of a fine of up to five hundred dollars (\$500) per day. The City may also take the required action itself and lien the above property for all costs associated therewith, including an administrative fee of one hundred dollars (\$100).



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300 Municipal Drive, Madeira Beach, FL 33708

(727) 391-9951 x246 (727) 399-1131 Fax

www.madeirabeachfl.gov

NOTICE OF CODE VIOLATION

APRIL 15, 2019

YOU, RONGHUI
YOU, RONGSHENG
812 BAY POINT DR
MADEIRA BEACH FL 33708-2317

Case Number: 385
Parcel #: 10-31-15-04500-001-0330
Property Address: 812 BAYPOINT DR

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Ordinance:

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300 Municipal Drive, Madeira Beach, FL 33708

(727) 391-9951 x246 (727) 399-1131 Fax

www.madeirabeachfl.gov

NOTICE OF CODE VIOLATION



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CITY OF MADEIRA BEACH – BUILDING DEPARTMENT

300 Municipal Drive, Madeira Beach, FL 33708

(727) 391-9951 x246 (727) 399-1131 Fax

www.madeirabeachfl.gov

NOTICE OF CODE VIOLATION

Please reply with a plan of correction(s) before the follow-up date listed below.

Holden Pinkard

Building Code Compliance

City of Madeira Beach

300 Municipal Drive

Madeira Beach, FL 33708

Office #727.391.9951 x298

hpinkard@madeirabeachfl.gov

Follow-up date: MAY 1, 2019

Violation Order issued by:

☐ Regular Mail

☒ Certified Mail

Therefore, if the action(s) specified in this notice is not completed by 8:00 am of the re-inspection date listed, the City will take legal action concerning this violation(s). This action may include the issuance of a citation and imposition of a fine of up to five hundred dollars (\$500) per day. The City may also take the required action itself and lien the above property for all costs associated therewith, including an administrative fee of one hundred dollars (\$100).



300 Municipal Drive
Madera Beach, Florida 33708

APRIL 15, 2019

YOU, RONGHUI
YOU, RONGSHENG
812 BAY POINT DR
MADERA BEACH FL 33708-2317

CERTIFIED MAIL



300 Municipal Drive
Madera Beach, Florida 33708



7035 1730 0002 3023 2693

Header

04/15/2019

US POSTAGE

\$000.50⁰⁰

FIRST-CLASS MAIL



ZIP 33708

011E11676165

Header

04/15/2019

US POSTAGE

\$006.80⁰⁰

FIRST-CLASS MAIL



ZIP 33708

011E11676165

APRIL 15, 2019

YOU, RONGHUI
YOU, RONGSHENG
812 BAY POINT DR
MADERA BEACH FL 33708-2317

SENDER COMPLETE THIS SECTION		CARRIER COMPLETE THIS SECTION ON DELIVERY	
1. Complete Items 1, 2, and 3. 2. Print your name and address on this reverse so that we can return the card to you. 3. Attach this card to the back of the mailpiece, or on the front if space permits. 4. Article Addressed to: You, Roubini Y00, Roubini 812 GAYPOINT DR. MADERA BEACH, CA 93708 9590 9402 3083 7124 2052 80 5. Article Number (Transfer from carrier label) 7015 1730 0002 3023 2493 PS Form 3811, July 2016 PSN 7500-02-000-6083		A. Signature ☒ Agent ☐ Addressee B. Received by (Printed Name) C. Date of Delivery D. Is delivery address different from Item 4? ☐ Yes If YES, enter delivery address below: ☐ No	
6. Delivery Type ☐ Adult Signature ☐ Priority Mail Express ☐ Adult Signature Restricted Delivery ☐ Registered Mail ☐ Certified Mail ☐ Registered Mail Restricted Delivery ☐ Certified Mail Restricted Delivery ☐ Return Receipt for Merchandise ☐ Certified Mail Restricted Delivery ☐ Signature Confirmation ☐ Insured Mail ☐ Signature Confirmation Restricted Delivery ☐ Insured Mail Restricted Delivery (over \$500)		7. Delivery Type ☐ Priority Mail Express ☐ Registered Mail ☐ Registered Mail Restricted Delivery ☐ Return Receipt for Merchandise ☐ Signature Confirmation ☐ Signature Confirmation Restricted Delivery	

Domestic Return Receipt



300 Municipal Drive
Madera Beach, Florida 33708

14M174
FL 335
.. 16 APR '19
PM 3:1

POSTER
04/15/2019
US POSTAGE \$000 50¢
ZIP 33708
011E11676165

APRIL 15, 2019

YOU, RONGHUI
YOU, RONGSHENG
812 BAY POINT DR
MADERA BEACH FL 33708-2317

9327020156431962

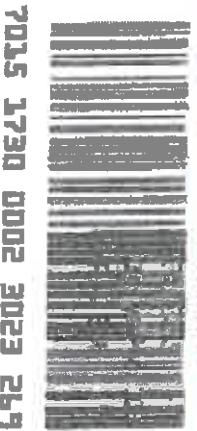
NSN
337082317

DATE 339 DE 1 0004/20/19
RETURN TO SENDER
NO SUCH NUMBER
UNABLE TO FORWARD
BC: 33708191600 *1901-01601-16-38
011E11676165

CERTIFIED MAIL



300 Municipal Drive
Madera Beach, Florida 33708



7015 1730 0002 3023 2693

Header
04/15/2019
FIRST-CLASS MAIL
\$006.80¢
ZIP 33708
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APRIL 15, 2019

YOU, RONGHUI
YOU, RONGSHENG
812 BAY POINT DR
MADERA BEACH FL 33708-2317

9327020156431962

NSN
337082317

DATE 339 DE 1 0004/20/19
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UNABLE TO FORWARD
BC: 33708191600 *2374-00754-20-41
011E11676165

ACKED
11

STOP WORK
REASON:
OUTSTANDING IN
NO TESTS
DATE:
BY:
10/10/10













ATF PERMIT

3068

Pre-FIRM-Post (Non-conversion agrmt req'd)

Com or Res



CITY OF MADEIRA BEACH

BUILDING & PERMITTING DEPARTMENT
300 MUNICIPAL DRIVE • MADEIRA BEACH, FLORIDA 33708
(727) 391-9951 EXT. 284 • FAX (727) 399-1131
Email to: buildingdept@madeirabeachfl.gov



PERMIT APPLICATION

2017 Florida Building Codes - 6th Edition

<https://codes.iccsafe.org/public/collections/fi>

REC
MAY 01 2018
BY: P.K.

Date of application:

4/27/18

Value of Job:

\$ 4000

Sq. Ft.

70

Parcel #:

10-3-15-04500-00/-0330

(MATERIALS & LABOR TOTAL)

Project/Job Site Address:

812 Bay Point Dr. Madeira Beach.

Madiera Beach, FL 33708

Homeowner Name:

You, Ronghui / You, Rongsheng

Homeowner Address:

~~1802~~ 18021 Cozumel Isle Dr.

Tampa, FL 33647

Contractor Company Name:

All state quality construction LLC

Company Address:

317 W BRADBROCK ST TAMPA 33607

Contact Person:

Olivia Gomez

State License:

EC1519165

PCCLB License:

EC1519165

Telephone:

813 333 3001

Email: oliviagomez3117@yahoo.com

5-2-2018 FAD BUI738

DENIED

PLAN REVIEW COMMENTS:

THIS PROJECT IS NOT FEMA COMPLIANT?
NO MECHANICAL, ELECTRIC OR PLUMBING
BELOW THE BFE +1' —

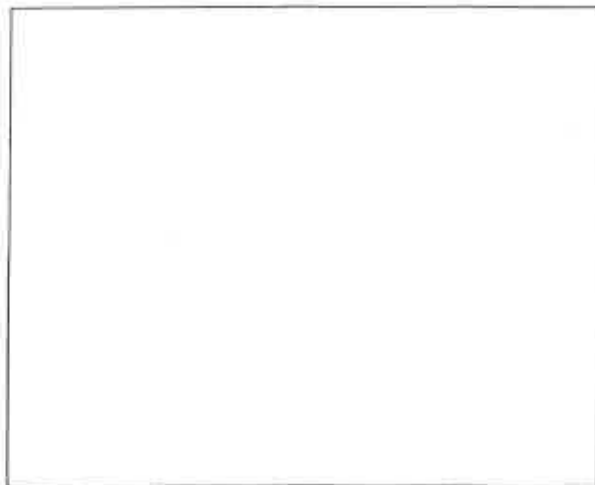
PLEASE FOLLOW UP WITH CODE COMPLIANCE
ANY QUESTIONS, PLEASE CALL LINDA POSTAL
4/27/18 FAD BUI738

DENIED

FEMA COMPLIANT?

REMOVED LTR FROM LINDA P.

ATF PERMIT



[THIS AREA RESERVED FOR THE BUILDING OFFICIAL'S STAMP]

TYPE OF WORK:

☐ NEW
☐ DEMOLITION
☐ BUILDING

☒ REPAIR
☐ REMODEL
☐ ADDITION

☐ ALTERATION
☐ FIRE
☐ GAS

☐ MECHANICAL
☐ ELECTRICAL
☐ PLUMBING

☐ MOVE
☐ SEAWALL/CAP
☐ DOCK/DECK

Additional permit forms required:

*PERMIT EXTENTION
*INSPECTION AFFIDAVIT
*NOTICE OF COMMENCEMENT

*SUBCONTRACTOR JOB CARD
*OWNER/CONTRACTOR DISCLOSURE
*PINELLAS COUNTY AIR QUALITY

*FEMA SI/SD
*NONCONVERSION AGREEMENT

Description of work:

Dry Wall on Existing shower Room. Including.
New toilet, vanity, Light with one GFI. Tiling the
shower wall and floor. Also Tiling outside the shower room
to the Back Door which is about 130 sq. ft.
Also repair the cracks on stucco where ever is necessary.

Property Holder Name

(If other than Homeowner):

N/A

Property Owner Address:

N/A

Fee Simple Title Holder

(If other than owner):

N/A

Fee Simple Title Holder Address:

N/A

Telephone: 813-277-4175

Email: ronyou1@gmail.com

Architect/Engineer's Name:**Architect/Engineer's Address:****Contact Person:****License #:****Telephone:****Email:****Contact Address:**

DISCLAIMER: According to Florida Statutes, Chapter 119, it is the policy of this state that all state, county, and municipal records are open for personal inspection and copying by any person. Providing access to public records is a duty of each agency. All documents and information not specified in F.S. 119.071 and 119.0713 are subject to public record requests.

WARNINGS AND AFFIDAVIT

Warning to Owner: Your failure to record a Notice of Commencement shall result in your paying twice for improvements to your property. If you intend to obtain financing, consult with your lender or an attorney before recording your Notice of Commencement.

Application is hereby made to obtain to do the work and installation as indicated. I certify that no work or installation has commenced prior to the issuance of a permit and that all work will be performed to meet the standards of all laws regulating construction in this jurisdiction. I understand that a separate permit must be secured for all work not provided in this application.

Owner's Affidavit: I certify that all foregoing information is accurate and that all work will be done in compliance with all applicable laws regulating zoning and construction:

105.1 Permit Application of the Florida Building Code

105.1 When required, any owner, authorized agent, or contractor who desires to construct, enlarge, alter, repair, move, demolish, or change the occupancy or occupant content of a building or structure, or any outside area being used as part of the building's designated occupancy (single or mixed) or to erect, install, enlarge, alter, repair, remove, convert, or replace any electrical, gas, mechanical, or plumbing system, the installation of which is regulated by the technical codes, or to cause any such work to be done, shall first make application to the Building Official and obtain a permit for the work.

108.2 Permit Fees, on all buildings, structure, electrical, plumbing, mechanical, and gas systems or alterations requiring a permit, a fee for each permit shall be paid as required at the time of filing an application, in accordance with the schedule as established by the applicable governing body.

105.8 Notice of Commencement, as per s. 713.135 Florida Statutes

[Warning to Owner: Your failure to record a Notice of Commencement may result in your paying twice for improvements to your property. If you intend to obtain financing, consult with your lender or an attorney before recording your Notice of Commencement.]

Rongsheng You
Printed Name:

[Signature]
Signature

4-27-18
Date

DISCLAIMER: According to Florida Statutes, Chapter 119, it is the policy of this state that all state, county, and municipal records are open for personal inspection and copying by any person. Providing access to public records is a duty of each agency. All documents and information not specified in F.S. 119.071 and 119.0713 are subject to public record requests.

SUBCONTRACTOR LIST

Drywall/Plaster/Stucco: _____

License #'s: _____ **Phone:** _____

Frame & Trim: _____

License #'s: _____ **Phone:** _____

Masonry: _____

License #'s: _____ **Phone:** _____

Cement Finisher: _____

License #'s: _____ **Phone:** _____

Electrical: _____

License #'s: _____ **Phone:** _____

Mechanical: _____

License #'s: _____

Plumbing: _____

License #'s: _____ **Phone:** _____

Gas: _____

License #'s: _____ **Phone:** _____

Other: _____

License #'s: _____ **Phone:** _____

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A "Post FIRM" permit application will require a non-conversion agreement form signed & notarized by the property owner to be compliant with FEMA. This form must accompany the permit to be processed.

A CURRENT SURVEY IS REQUIRED FOR ALL FENCES, DRIVEWAYS, ADDITIONS, AND POOLS. AN ORIGINAL OR CERTIFIED COPY OF NOTICE OF COMMENCEMENT IS REQUIRED FOR ALL PROJECTS OF \$2,500.00 OR GREATER IN VALUE EXCEPT FOR MECHANICAL PERMITS AT \$7,500.00 OR GREATER AMOUNT, AND MUST BE PROVIDED AT THE TIME OF PERMIT ISSUANCE.

Pinellas County Air Quality Form: FOR DEMOLITION/ASBESTOS REMOVAL – CALL (727) 464-4422

In addition to the requirements of this permit, there may be additional restrictions applicable to this property that may be found in Public Records of this county, and there may be additional permits required from other governmental entities such as water management districts, state agencies, or federal agencies. F.S. 553.79(10), F.S. 553.79(11) requires notification to you and your responsibility, when applicable to comply with F.S. 469.003 to notify the Department of Environmental Protection of your intentions to remove asbestos, in conjunction with the demolition or renovation of your existing building, in accordance with State and Federal law.

I have read the notification and agree to comply as state and promise, in good faith, to deliver this statement to the person whose property is subject to attachment. I hereby certify that all statements made in this application are true and correct and that no construction has begun, except as other has been disclosed, before the permit for this work has been issued.

I have read, understand, and do hereby certify that the above-listed subcontractors are to be utilized on this project. Should there be any changes, I will notify the City of Madeira Beach Building Department, in writing, immediately. Failure to do so shall be cause for revocation of this building permit.



Signature of Owner/Agent

4-27-18
Date



Signature of Contractor

4/28/18
Date

DISCLAIMER: According to Florida Statutes, Chapter 119, it is the policy of this state that all state, county, and municipal records are open for personal inspection and copying by any person. Providing access to public records is a duty of each agency. All documents and information not specified in F.S. 119.071 and 119.0713 are subject to public record requests.

Page 5 of 5

Sinkfield, Gwen

From: Rongsheng You <ronyou1@gmail.com>
Sent: Wednesday, June 6, 2018 3:11 PM
To: Sinkfield, Gwen
Subject: Re: 812 Bay Point Dr. Madeira Beach
Attachments: 812 Bay Point_Elevation_052418.pdf

Hello Gwen,

We bought this house from bank foreclosure, we paid cash for it, so we don't have insurance on it as you know the insurance is very high, we will take full responsibility for any loss on the property. please grant our existing permit to add a bathroom in downstairs, I had attached the elevation certificate anyway, please see attachment. Thank you for your consideration.

Please let me know you got my email.

Thank You!

Ron You
813-277-4175

Disclaimer: Under Florida law (Florida Statute 668.6076), email addresses are public records. If you do not want your email address released in response to a public records request, please do not send electronic mail to the City of Madeira Beach. Instead, contact the appropriate department/division.

Linda Portal

From: Linda Portal
Sent: Friday, June 15, 2018 9:32 AM
To: 'Rongsheng You'
Cc: DeSantis, Frank; Jonathan Evans; 'Al Carrier'
Subject: RE: 812 Bay Point Dr.

Mr. You,

I do have your elevation certificate and am in contact with FEMA to see what our options are in regard to review of your requested improvements. At this time it is our understanding and the current opinion of the Building Official that we cannot issue a Building Permit for any structure that does not meet the floodplain ordinance requirements, regardless of whether the owner chooses to avail themselves of flood insurance and whether we have reported the property as noncompliant. Of course, City will take no action to jeopardize its standing with FEMA and the National Flood Insurance Program or to diminish its rating within the Community Rating System.

I will let you know when I receive a response.

Linda Portal, MPA, CFM
Planning and Zoning Director - Madeira Beach

300 Municipal Drive,
Madeira Beach, Florida 33708

Office: (727) 391-9951, Ext. 255
Email: lportal@madeirabeachfl.gov
Website: Madeirabeachfl.gov



Disclaimer: Under Florida law (Florida Statute 668.6076), email addresses are public records. If you do not want your email address released in response to a public records request, please do not send electronic mail to the City of Madeira Beach. Instead, contact the appropriate department/division.

From: Rongsheng You [mailto:ronyou1@gmail.com]
Sent: Thursday, June 14, 2018 5:03 PM

ELEVATION CERTIFICATE

Important: Follow the instructions on pages 1-9.

Copy all pages of this Elevation Certificate and all attachments for (1) community official, (2) insurance agent/company, and (3) building owner.

SECTION A - PROPERTY INFORMATION						FOR INSURANCE COMPANY USE	
A1. Building Owner's Name Ronghui You and Rongsheng You						Policy Number:	
A2. Building Street Address (Including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 812 Bay Point Drive						Company NAIC Number:	
City Madeira Beach		State Florida		ZIP Code 33708			
A3. Property Description (Lot and Block Numbers, Tax Parcel Number, Legal Description, etc.) Lot 33, Block 1, BAY POINT ESTATES 2ND ADDITION							
A4. Building Use (e.g., Residential, Non-Residential, Addition, Accessory, etc.) <u>Residential</u>							
A5. Latitude/Longitude: Lat. <u>27d 48' 09.40" N.</u> Long. <u>82d 47' 22.54" W.</u> Horizontal Datum: ☐ NAD 1927 ☒ NAD 1983							
A6. Attach at least 2 photographs of the building if the Certificate is being used to obtain flood insurance.							
A7. Building Diagram Number <u>7</u>							
A8. For a building with a crawlspace or enclosure(s):							
a) Square footage of crawlspace or enclosure(s) <u>1099.80</u> sq ft							
b) Number of permanent flood openings in the crawlspace or enclosure(s) within 1.0 foot above adjacent grade <u>N/A</u>							
c) Total net area of flood openings in A8.b <u>N/A</u> sq in							
d) Engineered flood openings? ☐ Yes ☒ No							
A9. For a building with an attached garage:							
a) Square footage of attached garage <u>N/A</u> sq ft							
b) Number of permanent flood openings in the attached garage within 1.0 foot above adjacent grade <u>N/A</u>							
c) Total net area of flood openings in A9.b <u>N/A</u> sq in							
d) Engineered flood openings? ☐ Yes ☒ No							
SECTION B - FLOOD INSURANCE RATE MAP (FIRM) INFORMATION							
B1. NFIP Community Name & Community Number Madeira Beach 125127				B2. County Name Pinellas		B3. State Florida	
B4. Map/Panel Number 12103C 0191	B5. Suffix G	B6. FIRM Index Date 09-03-2003	B7. FIRM Panel Effective/ Revised Date 09-03-2003	B8. Flood Zone(s) AE	B9. Base Flood Elevation(s) (Zone AO, use Base Flood Depth) 11.0'		
B10. Indicate the source of the Base Flood Elevation (BFE) data or base flood depth entered in Item B9: ☐ FIS Profile ☒ FIRM ☐ Community Determined ☐ Other/Source: _____							
B11. Indicate elevation datum used for BFE in Item B9: ☐ NGVD 1929 ☒ NAVD 1988 ☐ Other/Source: _____							
B12. Is the building located in a Coastal Barrier Resources System (CBRS) area or Otherwise Protected Area (OPA)? ☐ Yes ☒ No Designation Date: _____ ☐ CBRS ☐ OPA							

ELEVATION CERTIFICATE

OMB No. 1660-0008
Expiration Date: November 30, 2018

IMPORTANT: In these spaces, copy the corresponding information from Section A.

FOR INSURANCE COMPANY USE

Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.
812 Bay Point Drive

Policy Number:

City
Madeira Beach

State
Florida

ZIP Code
33708

Company NAIC Number

SECTION C - BUILDING ELEVATION INFORMATION (SURVEY REQUIRED)

C1. Building elevations are based on: ☐ Construction Drawings* ☐ Building Under Construction* ☒ Finished Construction

*A new Elevation Certificate will be required when construction of the building is complete.

C2. Elevations - Zones A1-A30, AE, AH, A (with BFE), VE, V1-V30, V (with BFE), AR, AR/A, AR/AE, AR/A1-A30, AR/AH, AR/AO. Complete items C2.a-h below according to the building diagram specified in item A7. In Puerto Rico only, enter meters.

Benchmark Utilized: Y - 92 Vertical Datum: NAVD 1988

Indicate elevation datum used for the elevations in items a) through h) below.

☐ NGVD 1929 ☒ NAVD 1988 ☐ Other/Source: _____

Datum used for building elevations must be the same as that used for the BFE.

Check the measurement used.

- | | | | |
|---|-------|--|---------------------------------|
| a) Top of bottom floor (including basement, crawlspace, or enclosure floor) | 4.90 | ☒ feet | ☐ meters |
| b) Top of the next higher floor | 14.10 | ☒ feet | ☐ meters |
| c) Bottom of the lowest horizontal structural member (V Zones only) | N/A | ☒ feet | ☐ meters |
| d) Attached garage (top of slab) | N/A | ☒ feet | ☐ meters |
| e) Lowest elevation of machinery or equipment servicing the building
(Describe type of equipment and location in Comments) | 14.10 | ☒ feet | ☐ meters |
| f) Lowest adjacent (finished) grade next to building (LAG) | 4.70 | ☒ feet | ☐ meters |
| g) Highest adjacent (finished) grade next to building (HAG) | 4.80 | ☒ feet | ☐ meters |
| h) Lowest adjacent grade at lowest elevation of deck or stairs, including structural support | N/A | ☒ feet | ☐ meters |

SECTION D - SURVEYOR, ENGINEER, OR ARCHITECT CERTIFICATION

This certification is to be signed and sealed by a land surveyor, engineer, or architect authorized by law to certify elevation information. I certify that the information on this Certificate represents my best efforts to interpret the data available. I understand that any false statement may be punishable by fine or imprisonment under 18 U.S. Code, Section 1001.

Were latitude and longitude in Section A provided by a licensed land surveyor? ☒ Yes ☐ No ☐ Check here if attachments.

Certifier's Name
Edward D. Murphy

License Number
#5333

Title
Professional Land Surveyor

Company Name
Murphy's Land Surveying, Inc

Address
5780 11th Avenue N.

City
St. Petersburg

State
Florida

ZIP Code
33710

Place
Seal
Here

dm

Signature *Edward D. Murphy* Date 05-23-2018 Telephone (727) 347-8740 Ext.

Copy all pages of this Elevation Certificate and all attachments for (1) community official, (2) insurance agent/company, and (3) building owner.

Comments (including type of equipment and location, per C2e, if applicable)
C2e = A/C

ELEVATION CERTIFICATE**BUILDING PHOTOGRAPHS**

See Instructions for Item A8.

OMB No. 1660-0006

Expiration Date: November 30, 2018

IMPORTANT: In these spaces, copy the corresponding information from Section A.**FOR INSURANCE COMPANY USE**Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.
812 Bay Point Drive

Policy Number:

City
Madeira BeachState
FloridaZIP Code
33708

Company NAIC Number

If using the Elevation Certificate to obtain NFIP flood insurance, affix at least 2 building photographs below according to the instructions for Item A8. Identify all photographs with date taken; "Front View" and "Rear View"; and, if required, "Right Side View" and "Left Side View." When applicable, photographs must show the foundation with representative examples of the flood openings or vents, as indicated in Section A8. If submitting more photographs than will fit on this page, use the Continuation Page.



Photo One

Photo One Caption FRONT VIEW

Clear Photo One



Photo Two

Photo Two Caption REAR VIEW

Clear Photo Two

ELEVATION CERTIFICATE**BUILDING PHOTOGRAPHS**

Continuation Page

OMB No. 1680-0008

Expiration Date: November 30, 2018

IMPORTANT: In these spaces, copy the corresponding information from Section A.**FOR INSURANCE COMPANY USE**Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.
812 Bay Point Drive

Policy Number:

City

State

ZIP Code

Company NAIC Number

Madeira Beach

Florida

33708

If submitting more photographs than will fit on the preceding page, affix the additional photographs below. Identify all photographs with: date taken; "Front View" and "Rear View"; and, if required, "Right Side View" and "Left Side View." When applicable, photographs must show the foundation with representative examples of the flood openings or vents, as indicated in Section A8.

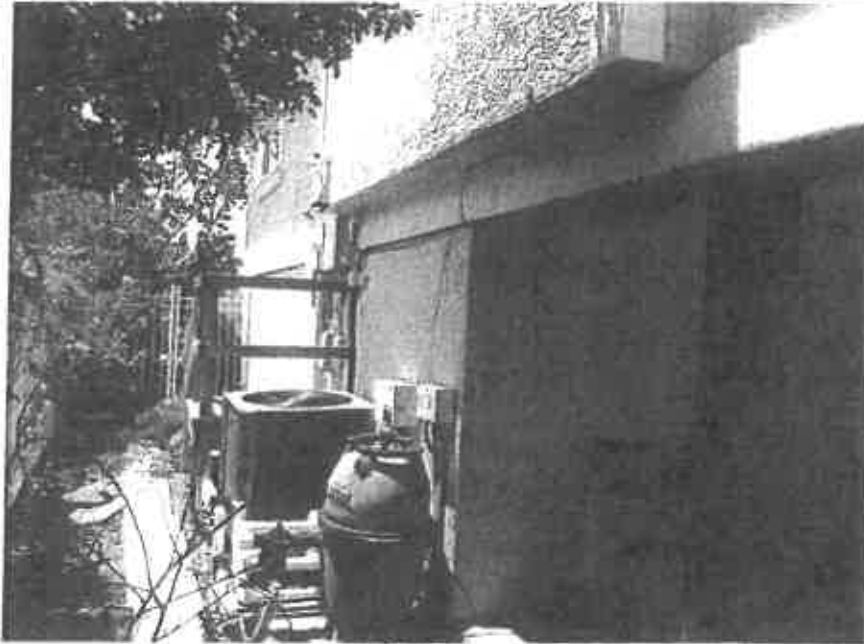


Photo Three

Photo Three Caption SIDE VIEW

Clear Photo Three

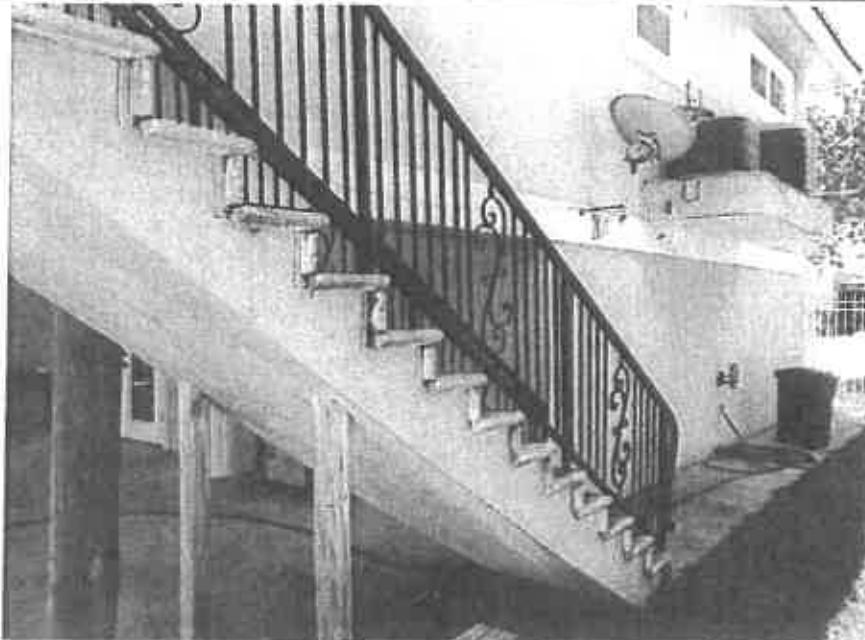
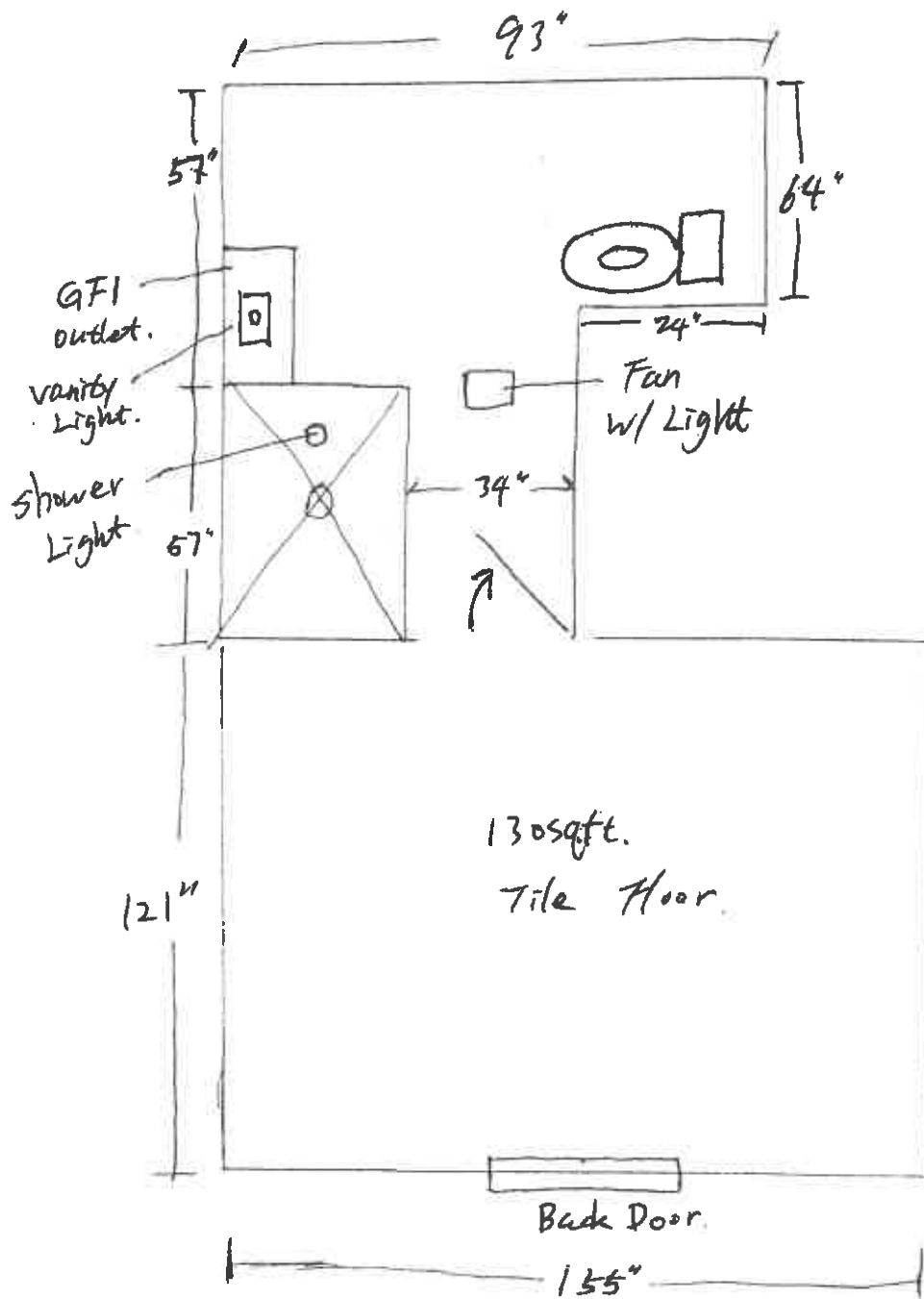


Photo Four

Photo Four Caption SIDE VIEW

Clear Photo Four



original.

I-CGC1519165

*Gomez, Olivia
3117 West Braddock Street
Tampa, FL 33607*



**PINELLAS COUNTY CONSTRUCTION
LICENSING BOARD**

**THIS CERTIFIES THAT *Olivia Gomez*
DBA All State Quality Construction Corp**

**STATE CERT # I-CGC1519165
HAS FILLED HIS/HER LICENSE AND PROOF OF REQUIRED
LIABILITY AND WORKERS' COMPENSATION
INSURANCE WITH THIS BOARD.
IN GOOD STANDING UNTIL *September 30, 2017*
DATE OF ISSUANCE *11/30/2016***

*** Please cut out license along lines**

RICK SCOTT, GOVERNOR

KEN LAWSON, SECRETARY

STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION
CONSTRUCTION INDUSTRY LICENSING BOARD

LICENSE NUMBER

CEC1619155

The GENERAL CONTRACTOR

Named below IS CERTIFIED

Under the provisions of Chapter 489 F.S.

Expiration date: AUG 31, 2018



GOMEZ, OLIVIA
ALL STATE QUALITY CONSTRUCTION CORP.
117 W BRADDOCK STREET
TAMPA FL 33607

ISSUED: 08/14/2016

DISPLAY AS REQUIRED BY LAW

SEQ # L1608140003693

[Interactive Map of this parcel](#)[Name Query](#)[Back to Query Results](#)[New Search](#)[Tax Collector Home Page](#)[Contact Us](#)

10-31-15-04500-001-0330

[Compact Property Record Card](#)[Tax Estimator](#)

Updated June 15, 2019

[Email Print](#)[Radius Search](#)[FEMA/WLM](#)[Ownership/Mailing Address](#) [Change Mailing Address](#)[Site Address](#)YOU, RONGHUI
YOU, RONGSHENG
812 BAY POINT DR
MADEIRA BEACH FL 33708-2317812 BAY POINT DR
MADEIRA BEACH[Property Use:](#) 0110 (Single Family Home)

Total Living: SF: 2,639

Total Gross SF: 5,037

Total Living Units: 1

[\[click here to hide\] Legal Description](#)

BAY POINT ESTATES 2ND ADD BLK 1, LOT 33 & RIP RTS

[Tax Estimator](#)[File for Homestead Exemption](#)

2019 Parcel Use

Exemption	2019	2020	
Homestead:	No	No	Homestead Use Percentage: 0.00%
Government:	No	No	Non-Homestead Use Percentage: 100.00%
Institutional:	No	No	Classified Agricultural: No
Historic:	No	No	

[Parcel Information](#) [Latest Notice of Proposed Property Taxes \(TRIM Notice\)](#)

Most Recent Recording	Sales Comparison	Current Tract	Evacuation Zone	Flood Zone	Plot Book/Page
18529/0952	\$859,700 Sales Query	121030278022	(NOT the same as a FEMA Flood Zone) A	(NOT the same as a FEMA Flood Zone) Compare Preliminary to Current FEMA Maps	2772

2018 Final Value Information

Year	Just/Market Value	Assessed Value / Non-HK Cap	County Taxable Value	School Taxable Value	Municipal Taxable Value
2018	\$732,465	\$732,465	\$732,465	\$732,465	\$732,465

[\[click here to hide\] Value History as Certified \(yellow indicates correction on file\)](#)

Year	Homestead Exemption	Just/Market Value	Assessed Value	County Taxable Value	School Taxable Value	Municipal Taxable Value
2017	No	\$695,175	\$695,175	\$695,175	\$695,175	\$695,175
2016	Yes	\$632,327	\$580,412	\$530,412	\$536,762	\$530,412
2015	Yes	\$597,921	\$549,947	\$499,947	\$537,713	\$499,947
2014	Yes	\$487,846	\$487,846	\$437,846	\$462,846	\$437,846
2013	Yes	\$479,858	\$329,235	\$279,235	\$304,235	\$279,235
2012	Yes	\$441,243	\$323,732	\$273,732	\$298,732	\$273,732
2011	Yes	\$446,588	\$314,303	\$264,303	\$289,303	\$264,303
2010	Yes	\$435,027	\$309,658	\$259,658	\$284,658	\$259,658
2009	Yes	\$557,788	\$301,517	\$251,517	\$276,517	\$251,517
2008	Yes	\$662,400	\$301,216	\$251,216	\$276,216	\$251,216
2007	Yes	\$770,000	\$292,443	\$267,443	N/A	\$267,443
2006	Yes	\$832,500	\$285,310	\$260,310	N/A	\$260,310
2005	Yes	\$619,200	\$277,000	\$252,000	N/A	\$252,000
2004	Yes	\$561,900	\$266,600	\$241,600	N/A	\$241,600
2003	Yes	\$495,400	\$261,700	\$236,700	N/A	\$236,700
2002	Yes	\$410,200	\$255,600	\$230,600	N/A	\$230,600
2001	Yes	\$329,000	\$294,400	\$269,400	N/A	\$269,400
2000	Yes	\$256,000	\$247,100	\$222,100	N/A	\$222,100
1999	Yes	\$235,400	\$232,000	\$207,000	N/A	\$207,000
1998	Yes	\$237,100	\$225,100	\$200,100	N/A	\$200,100
1997	Yes	\$209,600	\$209,600	\$184,600	N/A	\$184,600
1996	Yes	\$220,300	\$217,100	\$192,100	N/A	\$192,100

2018 Tax Information

Tax District: [MB](#)[2018 Tax Bill](#)

2018 Final Millage Rate 17.1604

Do not rely on current taxes as an estimate following a change in ownership. A significant change in taxable value may occur after a transfer due to a loss of exemptions, reset of the Save Our Homes or 10% Cap, and/or market conditions. Please use our new [Tax Estimator](#) to estimate taxes under new ownership.

Ranked Sales [\[Click on Book/Price\]](#) [See all transactions](#)

Sale Date	Book/Price	Price	Q/U	Y/I
26 Aug 2013	18144 / 1583	\$635,000	Q	I
19 Jul 2013	18093 / 0715	\$132,100	U	I
06 Jan 1988	06657 / 1867	\$55,000	Q	
	03391 / 0153	\$7,000	Q	

2018 Land Information

Frontage: Intracoastal

Seawall: Yes

View:

Land Use	Land Size	Unit Value	Units	Total Adjustments	Adjusted Value	Method
Single Family (01)	60x110	7000.00	60.0000	1.0400	\$436,800	FF

[\[click here to hide\] 2019 Building 1 Structural Elements](#) [Back to Top](#)

Site Address: 812 BAY POINT DR

[Compact Property Record Card](#)

Building Type: Single Family
 Quality: Above Average
 Foundation: Special Footing Wood
 Floor System: Wood
 Exterior Wall: Frame Stucco
 Roof Frame: Gable Or Hip
 Roof Cover: Clay Tile/Glazed
 Stories: 3
 Living units: 1
 Floor Finish: Carpet/Hardtile/Hardwood
 Interior Finish: Custom
 Fixtures: 10
 Year Built: 1994

Effective Age: 25
 Heating: Central Duct
 Cooling: Cooling (Central)

Building 1 Sub Area Information

Description						Gross Area SF
Upper Story						882
Open Porch						1,280
Garage						1,118
Base						1,757
						Total Gross SF: 5,037

Description	Value/Unit	Units	Total Value as New	Depreciated Value	Year
POOL	\$30,000.00	1.00	\$30,000.00	\$26,700.00	2014
SPA/JAC/HT	\$8,000.00	1.00	\$8,000.00	\$7,120.00	2014
PATIO/DECK	\$18.00	400.00	\$7,200.00	\$6,408.00	2014
PATIO/DECK	\$18.00	117.00	\$2,106.00	\$842.00	1994
DOCK	\$50.00	454.00	\$22,700.00	\$11,350.00	1999
FIREPLACE	\$6,000.00	1.00	\$6,000.00	\$3,360.00	1994
BT LFT/DAV	\$8,000.00	1.00	\$8,000.00	\$4,160.00	2000

[Click here to hide] Permit Data

Permit information is received from the County and Cities. This data may be incomplete and may exclude permits that do not result in field reviews (for example for water heater replacement permits). We are required to list all improvements, which may include unpermitted construction. Any questions regarding permits, or the status of non-permitted improvements, should be directed to the permitting jurisdiction in which the structure is located.

Permit Number	Description	Issue Date	Estimated Value
655	SPECIAL USE	21 Jun 2016	\$6,500
201400004	POOL	02 Jun 2014	\$34,549
CB325114	SPECIAL USE	10 Aug 2005	\$1,700
CB304325	SPECIAL USE	06 Oct 2004	\$8,500
CB211147	RESIDENTIAL ADD	28 Feb 2000	\$8,000
9800391	PATIO/DECK	06 Aug 1998	\$5,500
P260209	DOCK	06 Jul 1998	\$0


[Interactive Map of this parcel](#)
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[Contact Us](#)