



# Columbia County, FL.

## New Residential Construction Permit #000047529

### Issued June 22, 2023



\* Request inspections by calling 386-719-2023 or visiting <https://www.columbiacountyfla.com/PermitSearch/InspectionCalendar.aspx>

**OWNER:** A & B MANAGEMENT LLC,      **PHONE:** 386-623-2244      **ADDRESS:** 331 SW LEGACY GLN LAKE CITY, FL 32025

**PARCEL:** 18-4S-17-08466-029      **ZONING:** RESIDENTIAL - VERY LOW RSF-1      **FLOOD ZONE:** X      **Coords:** -82.65,30.14

**SUBDIVISION:** HERITAGE HILLS PHASE 2      **LOT:** 9      **BLK:**      **PHASE:**      **UNIT:**      **ACRES:** 1.01

### CONTRACTORS

**ADDRESS:** 336 NW CORWIN GLN  
LAKE CITY, FL 32055

**PHONE:** 386.365.8685

**NAME:** SARA E GRESHAM

**LICENSE:** CRC1331978 -

**BUSINESS:** JOHN NORRIS CONSTRUCTION, LLC

License	License Title	Contractor	Business
CFC1428890	PLUMBING CONTRACTOR	DON C BILLS SR	HOMETOWN PLUMBING SERVICES LLC
CCC1330073	ROOFING CONTRACTOR	MARY C JOHNSON	RCRA JOHNSON ROOFING, INC.
EC13005429	ELECTRICAL	DONALD R HOLLINGSWORTH	HOLLY ELECTRIC INC
CAC058747	CERT. A/C CLASS "A"	JAN R TOUCHTON	TOUCHTON'S HEATING & AIR CONDITIONING INC

### PROJECT DETAILS

MFE 12" ABOVE ADJACENT GROUND FOR ENTIRE PERIMETER

<b>THIS IS THE CONSTRUCTION OF A:</b>	Single Family Dwelling
<b>HEATED AREA (SQFT):</b>	1917
<b>TOTAL AREA (SQFT):</b>	2764
<b>STORIES:</b>	1
<b>BUILDING HEIGHT:</b>	18.5
<b>BUILDING CODE CONSTRUCTION TYPE:</b>	V
<b>BUILDING CODE ELEMENT:</b>	B
<b>BUILDING CODE OCCUPANCY TYPES:</b>	Residential
<b>OCCUPANCY USE TITLE:</b>	single family dwelling
<b>SETBACKS FRONT:</b>	25'
<b>SETBACK SIDE 1:</b>	10'
<b>SETBACK SIDE 2:</b>	10'
<b>SETBACKS REAR:</b>	15'

**NOTICE:** Addition to the requirements of this permit, there may be restrictions applicable to this property that may be found in the public records of this county and there may be additional permits required from other governmental entities such as water management districts, state or federal agencies.

**"WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT."**

**NOTICE:** All work is to be completed in accordance with the permitted plans and applicable codes of Columbia County, Florida. In order to maintain a valid permit the work authorized must commence within 180 days of issuance and have an approved inspection within every 180 days thereafter.

**NOTICE:** Issuance of a culvert or culvert waiver for your property should not be construed by you or anyone else to mean that your property is buildable pursuant to the Columbia County Land Development Regulations. To determine whether your property is eligible for a building permit please contact the Building and Zoning Department.

**MUST POST ON THE JOBSITE:** Copies of the Permit and Recorded Notice of Commencement for inspection.

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SERVICE AMPS:

200

BUILDING CODE EDITION:

2020 Florida Building Code 7th Edition and 2017 National Electrical Code

ELEVATION REGULATION:

Engineers Elevation Letter

FINISHED FLOOR REQUIREMENT:

8" ABOVE ADJACENT GROUND

FEMA MAP NUMBER :

12023C0294D

SEALED ROOF DECKING OPTIONS. (MUST SELECT ONE OPTION PER FBC 2023 8TH EDITION):

two layers of felt underlayment comply ASTM 0226 Type II or ASTM D4869 Type III or IV, or two layers of a synthetic underlayment meeting the performance requirements specified, lapped and fastened as specified.

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