



**Columbia County, FL.**  
**New Residential Construction Permit #000054636**  
**Issued December 08, 2025**



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

**OWNER:** BEVILLE RYAN CHRISTOPHER,      **PHONE:** 352-514-0428      **ADDRESS:** 285 SW HERMITAGE GLN HIGH SPRINGS, FL 32643

**PARCEL:** 21-7S-17-10039-104      **ZONING:** AGRICULTURE - 3 A-3      **FLOOD ZONE:** X      **Coords:** -82.61,29.87

**SUBDIVISION:** HERMITAGE      **LOT:** 4      **BLK:**      **PHASE:**      **UNIT:**      **ACRES:** 5.00

**CONTRACTORS**

**NAME:** JERRY A LERNER      **ADDRESS:** 292 SW HERMITAGE GLEN      **PHONE:** 352-514-8000

HIGH SPRINGS, FL 32643

**LICENSE:** CBC015604 -

**BUSINESS:** LERNER LUXURY PROPERTIES LLC

License	License Title	Contractor	Business
CFC1425624	CERTIFIED PLUMBING	PAUL K COLEMAN	COLEMANS PLUMBING INC.
CCC1330509	CERT. ROOFING	BENJAMIN T KEELER	KEELER ROOFING, LLC
CAC057642	CLASS A A/C	ROBERT M BOUNDS	BOUNDS HEATING & AIR INC
EC13004236	ELECTRICAL CONTRACTOR	RYAN C BEVILLE	RBI ELECTRICAL CONTRACTING LLC

**PROJECT DETAILS**

\*MFE = 1' ABOVE THE ROAD

\*FINAL SEPTIC REQUIRED PRIOR TO RELEASE OF POWER

\*BLOWER DOOR AND TERMITE FINAL REQUIRED PRIOR TO CO

**THIS IS THE CONSTRUCTION OF A:**

Single Family Dwelling

**HEATED AREA (SQFT):**

4912

**TOTAL AREA (SQFT):**

6312

**STORIES:**

2

**BUILDING CODE CONSTRUCTION TYPE:**

V

**BUILDING CODE ELEMENT:**

B

**BUILDING CODE OCCUPANCY TYPES:**

Residential

**OCCUPANCY USE TITLE:**

SINGLE FAMILY DWELLING

**SETBACKS FRONT:**

30'

**SETBACK SIDE 1:**

25'

**SETBACK SIDE 2:**

25'

**SETBACKS REAR:**

25'

**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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<b>BUILDING CODE EDITION:</b>	2023 Florida Building Code 8th Edition and 2020 National Electrical Code
<b>ELEVATION REGULATION:</b>	Minimum Requirement
<b>FINISHED FLOOR REQUIREMENT:</b>	One foot above the road
<b>FEMA MAP NUMBER :</b>	12023C0551C
<b>SEALED ROOF DECKING OPTIONS. (MUST SELECT ONE OPTION PER FBC 2023 8TH EDITION):</b>	two layers of felt underlayment comply ASTM D0226 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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