

New Residential Construction Application #74121

Thursday, November 13, 2025 12:50 PM



Checklist:

___Address	___Application Submitted	
___Drive/ROW	___Zoning Review	___Legal Lot of Record
___Septic	___Plans Reviewed	___Flood Zone
___Site Use Approved	___Required Inspections Assigned	___FDEP Needed
___Docs Reviewed/Accepted	___Invoiced	

APPLICANT: ROBERT HOAG

PHONE: (954) 444-7941

ADDRESS: 6509 264TH ST BRANFORD, FL 32008

OWNER: BIXLER TIMOTHY ALBERT, BIXLER LISA ELLEN

PHONE: (847) 341-7814

ADDRESS: 266 SW CHALLENGER LN LAKE CITY, FL 32025

PARCEL ID: 07-4S-17-08106-113

SUBDIVISION: COUNTRY LANDINGS

LOT: 13 BLOCK: PHASE: UNIT: ACRES: 0.49

CONTRACTOR	TYPE	LIC#	BUSINESS NAME
SHATTO, TIM	Air Conditioner	CAC05785	SHATTO HEATING & AIR
LYNCH, ROBERT	Electrician	EC13001947	THIRD DAY ELECTRIC
TABITHA M SIBEL	General	CGC1515388	RJH CONSTRUCTION
BARRS, CODY	Plumbing	CFC1427145	BARRS PLUMBING

CONSTRUCTION DETAILS

Is this replacing an existing home?	No
This is the construction of a	Accessory Structure
If Other, explain the use of the structure.	airport hangar to be constructed concurrently with residence
Total Estimated Cost	175000
Structure Size	
Heated Area (Sqft)	1000
Total Area (Sqft)	3366
Stories	2
Building Height	24
Driveway access to property:	Existing Drive
Existing homes on property?	0
Fire sprinklers?	No
If yes, blueprints included?	
Provide actual distance of structure from property lines:	
Site Plan Setbacks Front	70
Site Plan Setback Side 1	40
Site Plan Setback Side 2	30
Site Plan Setbacks Rear	55
Septic# (00-0000) or (X00-000)	25-0770

Zoning Applications applied for:

ROOF OPTIONS

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.

Review Notes: NEEDED:
*DRIVE APPROVAL-- SEE APP #74236
*RESIDENTIAL CHECKLIST

ZONING: APPLICATION IS FOR NEW RESIDENTIAL. IS THIS AN ACCESSORY DWELLING UNIT? IF SO, THE AREA IS LIMITED TO 800 SF. PLEASE REVISE PLANS OR APPLY FOR STORAGE BUILDING PERMIT ONLY.
** FRONT SETBACK OF 25FT IS NOT MET. RE-SUBMIT.
** SFHA: FLOOD ZONE AE. PLANS NEED TO REFLECT ELEVATION OF THE FINISHED FLOOR OR PROVIDE FLOOD VENT INFORMATION ON THE PLANS. FEMA CONSTRUCTION BASED ELEVATION CERTIFICATE IS REQUIRED PRIOR TO ISSUANCE OF THE PERMIT. PLEASE INDICATE THE FINISHED FLOOR ELEVATION ON THE PLANS AND IF USING FLOOD VENTS, INDICATE THE LOCATION ON THE PLANS. IF USING ENGINEERED FLOOD VENTS, PLEASE PROVIDE THE PRODUCT INFORMATION.