



# Columbia County, FL.

## New Commercial Construction Permit #000050062

### Issued June 06, 2024



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

OWNER: TOWNHOMES LLC PHONE: 386-719-5598 ADDRESS: 133 SE NEWELL DR LAKE CITY, FL 32025

PARCEL: 02-4S-17-07479-000 ZONING: INDUSTRIAL I FLOOD ZONE: X Coords: 30.17,-82.58

SUBDIVISION: LOT: BLK: PHASE: UNIT: ACRES: 15.86

### CONTRACTORS

NAME: KEVIN BEDENBAUGH

ADDRESS:  
792 SW BASCOM NORRIS DR  
LAKE CITY, FL 32025

PHONE: 386-365-5264

LICENSE: CGC1523449 -

BUSINESS: CUTTING EDGE DEVELOPMENT JR

| License    | License Title         | Contractor   | Business               |
|------------|-----------------------|--------------|------------------------|
| EC13003153 | ELECTRICAL CONTRACTOR | RYAN FELKNOR | FELKNOR ELECTRIC, INC. |

### PROJECT DETAILS

ZONING: SITE PLAN APPROVED UNDER SDP240301. REMOVAL OF PAVEMENT AS NOTED ON PLANS AT THE EAST SIDE OF PROPERTY IS TO BE DOCUMENTED VIA PHOTOS AT THE END OF PROJECT.

|                                    |                    |
|------------------------------------|--------------------|
| THIS IS THE CONSTRUCTION OF A::    | Open Pole Barn     |
| DESCRIBE COMMERCIAL USE::          | Manufactured Homes |
| HEATED AREA (SQFT):                | 0                  |
| TOTAL AREA (SQFT):                 | 15000              |
| STORIES:                           | 1                  |
| BUILDING HEIGHT:                   | 35                 |
| DRIVEWAY ACCESS TO PROPERTY::      | Existing Drive     |
| IS THERE A FIRE SPRINKLER SYSTEM?: | No                 |
| BUILDING CODE CONSTRUCTION TYPE:   | III                |
| BUILDING CODE ELEMENT:             | B                  |
| SETBACKS FRONT:                    | 20'                |
| SETBACK SIDE 1:                    | 15'                |
| SETBACK SIDE 2:                    | 15'                |
| SETBACK REAR:                      | 15'                |
| SEPTIC# (00-0000) OR (X00-000):    | 24-0439            |
| DEV PERMIT #:                      | F023-              |

**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>                              | Accessory Use  |
| <b>FINISHED FLOOR REQUIREMENT:</b>                        | Non-Habitable Structure  |
| <b>FEMA MAP NUMBER :</b>                                  | 12023C0315C  |
| <b>SEALED ROOF DECKING OPTIONS. (MUST SELECT ONE.):</b>   | Other (explain)  |
| <b>SEALED ROOF DECKING EXPLANATION FOR OTHER OPTION.:</b> | metal building   |

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