

CITY OF LOS ANGELES CALIFORNIA



ANTONIO R. VILLARAIGOSA
MAYOR

CERTIFICATE OF OCCUPANCY

OWNER	MONTEAGUDO, ROSA AND
	GALEANA, ILIANA K
	348 E OPP ST
	WILMINGTON CA 90744

No building or structure or portion thereof and no trailer park or portion thereof shall be used or occupied until a Certificate of Occupancy has been issued thereof. Section 91.109.1 LAMC

STATUS:	CofO Issued	DATE APPLIED
BY:	JOHN HYDE	10/04/2006

SITE IDENTIFICATION
ADDRESS: 346 E OPP ST 90744

LEGAL DESCRIPTION					
TRACT	BLOCK	LOT(s)	ARB CO. MAP REF #	PARCEL PIN	APN
NEW SAN PEDRO	20 ACR	VIII	9 DM 6-66/67	033B209 1047	7423-017-020

This certifies that, so far as ascertained or made known to the undersigned, the building or portion of building described below and located at the above address(es) complies with the applicable construction requirements (Chapter 9) and/or the applicable zoning requirements (Chapter 1) of the Los Angeles Municipal Code for the use and occupancy group in which it is classified and with applicable requirements of the State Housing Law for the following occupancies and is subject to any affidavits or building and zoning code modifications whether listed or not.

COMMENT	NEW 1-STORY SINGLE FAMILY DWELLING
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USE PRIMARY	OTHER
Dwelling - Single Family	(-) None

PERMITS	DEPARTMENT OF BUILDING AND SAFETY
04010-70000-04626 04010-70001-04626	

STRUCTURAL INVENTORY	CHANGED	TOTAL
ITEM DESCRIPTION		
Stories	1 Stories	1 Stories
Length	66 Feet	66 Feet
Width	15 Feet	15 Feet
Height (BC)	9.71 Feet	9.71 Feet
Height (ZC)	11.42 Feet	11.42 Feet
Floor Area (ZC)	871 Sqft	871 Sqft
Type V-N Construction		
Dwelling Unit	1 Units	1 Units
Wood (Plywood, OSB, etc.) Shearwall		
Foundation - Continuous Footing		
Floor Construction - Concrete Slab on Grade		
Wall Construction - Wood Stud		
Roof Construction - Wood Frame/Sheathing		
R3 Occ. Group	871 Sqft	871 Sqft
Parking Req'd for Bldg	2 Stalls	2 Stalls
Provided Compact for Bldg	1 Stalls	1 Stalls
Provided Standard for Bldg	1 Stalls	1 Stalls
Parking Req'd for Site	2 Stalls	4 Stalls
Provided Compact for Site	3 Stalls	3 Stalls
Provided Standard for Site	2 Stalls	2 Stalls



APPROVAL	
CERTIFICATE NUMBER	2921
BRANCH OFFICE	SP
COUNCIL DISTRICT	15
INSPECTION DISTRICT	R5151
BUREAU:	INSPECTN
DIVISION:	RESDINSP
STATUS:	CofO Issued
STATUS BY:	JOHN HYDE
STATUS DATE	10/04/2006
<i>John B. Hyde</i>	
APPROVED BY:	JOHN HYDE
EXPIRATION DATE:	

PERMIT DETAIL			
PERMIT NUMBER	PERMIT ADDRESS	PERMIT DESCRIPTION	STATUS - DATE - BY
04010-70000-04626	346 E Opp St	NEW 1-STORY SINGLE FAMILY DWELLING CONSISTING OF ONE BEDROOM, DEN, KITCHEN / LIVING ROOM, AND ONE BATHROOM (871sqft). CONSTRUCTION PER TYPE V SHEET.	CofO Issued - 10/04/2006 JOHN HYDE
04010-70001-04626	346 E Opp St	Change the foundation to the SFD under the permit issued 12/09/04 from slab to raised footings. Add foundation vents to meet the 1% floor area per the methane compliance requirements.	Permit Finaled - 07/29/2005 MARVIN GODFREY

PARCEL INFORMATION			
Area Planning Commission: Harbor	LADBS Branch Office: SP	Council District: 15	
Certified Neighborhood Council: Wilmington-Harbor City	Community Plan Area: Wilmington - Harbor City	Census Tract: 2947.00	
District Map: 033B209	Energy Zone: 6	Lot Cut Date: 03/01/1923	
Lot Type: 90'X114'	Lot Type: Interior	Methane Hazard Site: Methane Zone	
Near Source Zone Distance: 3.3	Thomas Brothers Map Grid: 794-F6	Zone: [QRD3-1XL-O	

PARCEL DOCUMENT			
Affidavit (AFF) AFF-47032	Affidavit (AFF) AFF-64732	Affidavit (AFF) AFF-68259	
City Planning Cases (CPC) CPC-1986-833	City Planning Cases (CPC) CPC-2003-2505-ICO	Community Development Block Grant (CDBG) LARZ-San Pedro / Wilmington	
Interim Control Ordinance (ICO) Wilmington Open Storage (Q Condition)	Ordinance (ORD) ORD-167244	Ordinance (ORD) ORD-175384	
Zoning Information File (ZI) ZI-1195	Zoning Information File (ZI) ZI-2320 Wilmington Open Storage (Q Condition)		

CHECKLIST ITEMS
Attachment - Plot Plan

PROPERTY OWNER, TENANT, APPLICANT INFORMATION			
<u>OWNER(S)</u>			
Monteagudo, Rosa And	348 Opp St	WILMINGTON CA 90744	(562) 810-4207
<u>TENANT</u>			
<u>APPLICANT</u>			
Relationship: Agent for Owner			
Jose Torres-	8919 Victoria Ave	SOUTHGATE , CA 90280	(323) 528-4488

BUILDING RELOCATED FROM:

(C)ONTRACTOR, (A)RCHITECT & (E)NGINEER INFORMATION			
NAME	ADDRESS	CLASS LICENSE #	PHONE #
(O) , Owner-Builder	,	NA 0	

SITE IDENTIFICATION-ALL
ADDRESS: 346 E OPP ST 90744

LEGAL DESCRIPTION - ALL						
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