



**CITY OF GARDEN GROVE**  
**FIRE DEPARTMENT**

**Tel: (714) 741-5600**  
**Fax: (714) 741-5640**

5/3/2016

David Lehnus  
Partner Engineering and Science Inc.  
(860) 214-0041

RE: Records Search for 7180 Lampson Ave. & 12570 Industry St., Garden Grove CA

Dear David Lehnus:

Enclosed are the records found concerning the history of the above-mentioned site(s), especially as it pertains to fire code violation history, permits, the use, storage, or disposal of hazardous substances, and the installation or removal of underground flammable or combustible liquid storage tanks.

The City of Garden Grove Fire Department has utilized its best efforts to locate the records requested. However, the City makes no representation as to the accuracy of the records or that all records requested were retained or located. The City does not provide records on spills, leaks or clean-up, as that information is provided through the County of Orange Health Department.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Thanh Nguyen', with a long horizontal flourish extending to the right.

Thanh Nguyen  
Fire Captain/Senior Fire Protection Specialist

**Violation List for  
LQNN INC. ( LEE'S SANDWICH CORP )  
7180 LAMPSON Ave**

<b>Date Issued</b>	<b>Date Cleared</b>	<b>Code #</b>	<b>Violation Description</b>
02/27/2013	03/13/2013	CFC 3003.5.1	Secure compressed gas cylinders.
02/27/2013	03/13/2013	CFC 1028.3	Remove exit obstruction
02/27/2013	03/13/2013	CFC 1011.2	Provide illuminated exit sign(s).
02/27/2013	03/13/2013	CFC 906.1	Provide extinguisher(s)
02/27/2013	03/13/2013	CFC 2701.5.1	Complete Haz Mat Disclosure packet
02/09/2012	02/23/2012		Clear access to risers.
02/09/2012	02/23/2012		Repair ceiling tiles in electrical room
02/09/2012	02/23/2012		Maintain aisle space in warehouse (may need storage racks).
02/09/2012	02/23/2012	CFC 3003.5.1	Secure compressed gas cylinders.
02/09/2012	02/23/2012	CFC 2701.5.1	Complete Haz Mat Disclosure packet
02/09/2012	02/23/2012	CFC 605.3	Keep 30" clear in front of elec. panel
05/16/2011	05/18/2011		NEW LOCK HARDWARE ON SOUTH WAREHOUSE DOOR
05/16/2011	05/18/2011		LABEL FIRE PANEL ROOM
05/16/2011	05/18/2011	CFC 605.1	Provide/ replace electrical
05/16/2011	05/18/2011	CFC 605.3	Keep 30" clear in front of elec. panel
05/16/2011	05/18/2011	CFC 1006.1	Provide and maintain approved emergency lighting.
05/16/2011	05/18/2011	CFC 1011.2	Provide illuminated exit sign(s).
05/16/2011	05/18/2011		MAINTAIN ALL EMERGENCY BACK UP POWER
05/16/2011	05/18/2011		ILLUMINATED LIGHT IN CORRIDOR LEADING TO FRONT OFFIC
05/16/2011	05/18/2011		PROVIDE EXIT SIGNS IN PREP ROOM
05/16/2011	05/18/2011		REMOVE EXTINGUISHER SIGNS IN WAREHOUSE
05/16/2011	05/18/2011		REPLACE CEILING TILE FRONT OFFICE.
10/01/2008	10/20/2008	Title 19, Sec.	5 yr. certification on sprinkler / standpipe system.
08/10/2007	10/20/2008	Title 19, Sec.	5 yr. certification on sprinkler / standpipe system.
00/00/00	02/09/2012		

File No	Permit No	DBA / Address/Permit description	Date Expires
5729	801031	LQNN INC. ( LEE'S SANDWICH CORP ) 7180 LAMPSON Ave	<u>4</u> 2017
5729	811031	LQNN INC. ( LEE'S SANDWICH CORP ) 7180 LAMPSON Ave HIGH-PILED COMBUSTIBLE STOCK	<u>4</u> 2016
5729	631031	LQNN INC. ( LEE'S SANDWICH CORP ) 7180 LAMPSON Ave REFRIGERATOR EQUIPMENT	<u>4</u> 2016

DbA NATURES LIFE/M K HEALTH FOOD DIST INC

Complex

Address

7180

LAMPSON

Ave

92841

Business Information

Business License No. 150551

Dunn and Bradstreet -

Sic Code-

Fax

E-Mail

Business Owner Name "KOSTKA, MARIANNE"

Home Phone

Property Use

Construction Information

Construction type-

Occupany group- F2

Occupany Load- 0

Building Sq.ft- 0

Lock box Type - 2900 box- structural Location - Monarch Marking - 7180 Lampson

Contacts Information

Property Owner

Building Owner

Contacts

Inspection Information

Archived by VThorpe

File number 5729

Inspector- E5 B

Inspection History

07/19/2004 Time 09:07

Employee No. - 6691Name - Valerie Thorpe

Action Performed - Life Safety Inspection

Notes - System generated Life Safety inspection printed for - Inspector E5 shift B Engine 5

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**Visits**

**Violations**

**Permits**

**EPS Information**

**Business Operator -**

**Phone -**

**Environmental Contact -**

**phone -**

**address - ,**

**Chemical Information**

**Tank Information**

**Tank Owner Name -**

**Phone -**

**Address-**

**Disclosure Local Information**

**Invoices**

**External Invoices**

**Notes**

Db Name NATURES LIFE/M K HEALTH FOOD DIST INC

Complex

Address

7180

LAMPSON

Ave

92841

Business Information

Business License No. 150551

Dunn and Bradstreet -

Sic Code-

Fax

E-Mail

Business Owner Name "KOSTKA, MARIANNE"

Home Phone

Property Use

Construction Information

Construction type-

Occupancy group- F2

Occupancy Load- 0

Building Sq.ft- 0

Lock box Type - 2900 box- structural Location - Monarch Marking - 7180 Lampson

Contacts Information

Property Owner

Building Owner

Contacts

Inspection Information

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**Visits**

**Violations**

**Permits**

**EPS Information**

**Business Operator -  
Phone -  
Environmental Contact -  
phone -  
address - ,**

**Chemical Information**

**Tank Information**

**Tank Owner Name -  
Phone -  
Address-**

**Disclosure Local Information**

**Invoices**

**External Invoices**

**Notes**

Inspection # :932254 1.Insp\_Date:05-17-93  
2. Permit # :  
3. Address :7180 LAMPSON AVE  
4. Business Name/DBA :SMC PNEUMATICS  
5. Address Info : 6.Buslic :137518  
7. Business Owner :DICK BRUCKER  
8. Business Address :19446 RIVERDALE LANE 10.Bus Phone898-1868  
9. Business CityStZip:HUNTINGTON BEACH, CA 11.EmerPhone536-6533  
  
12.Occ Group :B2 16.5yr Cert. :10-11-89 20.MBCC :Y  
13.Occ Load : 17.FDC loc :WESTSIDE OF BLG 21.Clear date :05-19-93  
14.No of Ext :16.16 18.Haz Mat'l :Y 22.InspectorId:4474  
15.Sprinklers:Y 19.ReInsp date:05-30-93 KEEN JR, WILLIAM G

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# Violation Code Violation description

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- 1 UFC ART 85 REMOVE MATERIALS AROUND ELECTRICAL PANEL AND MAINTAIN
- 2 A 36" CLEARANCE.

Inspection # :942149 1.Insp\_Date:06-01-94  
2. Permit # :  
3. Address :7180 LAMPSON AVE  
4. Business Name/DBA :SMC PNEUMATICS  
5. Address Info : 6.Buslic :137518  
7. Business Owner :DICK BRUCKER  
8. Business Address :19446 RIVERDALE LANE 10.Bus Phone898-1868  
9. Business CityStZip:HUNTINGTON BEACH, CA 11.EmerPhone536-6533  
  
12.Occ Group :B2 16.5yr Cert. :10-11-89 20.MBCC :



13.Occ Load : 17.FDC loc :WESTSIDE OF BLG 21.Clear date :06-01-94

14.No of Ext :16.16 18.Haz Mat'l :Y 22.InspectorId:3407

15.Sprinklers:Y 19.ReInsp date: GREEN, CHARLES

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# Violation Code Violation description

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- 1 5-YR CERTIFICATE DUE BY 10/11/94, PLEASE HAVE SERVICED.
- 2 CAROL REEVES SAID SERVICE WAS DONE. NOT DUE YET, WILL
- 3 NEED PAPERWORK NEXT INSPECTION.
- 4 NO VIOLATIONS NOTED.

Date Archived 03/10/2004

District 2414

Dbas U.S. DYEING & FINISHING

Complex

Address

12570

INDUSTRY

St

92841

### Business Information

Business License No. 140249

Dunn and Bradstreet -

Sic Code-

Fax

E-Mail

Business Owner Name Charles Kim Home Phone Property Use Manufacturing, processing

### Construction Information

Construction type-

Occupany group-

Occupany Load- 0

Building Sq.ft- 0

### Contacts Information

Property Owner

WELLWISH INVESTMENTS CO. LLC

### Building Owner

### Contacts

### Inspection Information

Deleted and Archived by VThorpe

File number 128

Inspector- FPB N

### Inspection History

11/11/02 Time 08:00

Employee No. - 2512 Name - Susan Waidelich

Action Performed - Inspection Cleared

Notes - Inspection cleared using Status field on input form- Inspector 2512 Susan Waidelich by Susan Waidelich

Copied from History made in the Master link business

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2/26/03 Time 07:42

Employee No. - 6691 Name - Valerie Thorpe

Action Performed - Life Safety Inspection

Notes - System generated Life Safety inspection printed for Inspector FPB chief N FPB

Notes - System generated Life Safety inspection printed for - Inspector FPB shift N FPB  
Copied from History made in the Master link business

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4/1/03 Time 09:10

Employee No. - 6691 Name - Valerie Thorpe  
Action Performed - Permit Invoice

Notes - Permit Invoice Printed

Copied from History made in the Master link business

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4/14/03 Time 08:15

Employee No. - 6691 Name - Valerie Thorpe  
Action Performed - Inspection Cleared

Notes - Inspection cleared using Status field on input form- Inspector 2512 Susan Waidelich by Valerie Thorpe

Copied from History made in the Master link business

\*\*\*\*\*

5/9/03 Time 09:47

Employee No. - 6691 Name - Valerie Thorpe  
Action Performed - Fire Code Permit

Notes - Fire Code Permit printed for a paid Invoice

\*\*\*\*\*

1/27/04 Time 08:45

Employee No. - 6691 Name - Valerie Thorpe  
Action Performed - Life Safety Inspection

Notes - System generated Life Safety inspection printed for - Inspector FPB shift N FPB

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## Visits

7/8/02

Inspector Id- 2512 Name - Susan Waidelich

Insp. Type - Complaint

Category - Life Safety

Comments - INSPECTION NEEDED DUE TO REPEATED FIRES IN DUCT WORK.

Copied from Visit made in the Master link business

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7/9/02

Inspector Id- 2512 Name - Susan Waidelich

Insp. Type - Complaint

Category - Life Safety

Comments -

Copied from Visit made in the Master link business

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8/27/02

Inspector Id- 2512 Name - Susan Waidelich

Insp. Type - Complaint followup

Category - Life Safety

Comments - EVERYTHING DONE EXCEPT SHUNT TRIP DEVICES. SAM LEE WORKING WITH DRYER MANUFACTURER TECH, AND ENGINEER ON PROJECT. ALSO WANT MORE INFO ON POSSIBLE OTHER CONSULTANT

Copied from Visit made in the Master link business

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4/11/03

Inspector Id- 2512 Name - Susan Waidelich

Insp. Type -

Category - Life Safety

Comments -

Copied from Visit made in the Master link business

**Violations**

**Permits**

**Permit No- 811031**

**Permit description- HIGH-PILED COMBUSTIBLE STOCK**

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**EPS Information**

**Business Operator -**

**Phone -**

**Environmental Contact -**

**phone -**

**address - ,**

**Chemical Information**

**Tank Information**

**Disclosure Local Information**

**Invoices**

**Date Billed 4/14/03**

**- Bill type - Permit Bill**

**Items**

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**External Invoices**

**Notes**

Dbas HOOKED ON US

Complex

Address

12570

INDUSTRY

St

92841

Business Information

Business License No.  
Dunn and Bradstreet -  
Sic Code-  
Fax  
E-Mail  
Business Owner Name  
Home Phone  
Property Use

Construction Information

Construction type-  
Occupany group- S2  
Occupany Load- 0  
Building Sq.ft- 0

Contacts Information

Property Owner  
WELLWISH INVESTMENTS CO. LLC

Building Owner

Contacts  
Contact Type - Emergency One  
JOHN SAPINO  
Office 7144882258  
Mobile

Contact Type - Property Owner  
WELLWISH INVESTMENTS CO. LLC Position/Title -Property Owner  
Office  
Mobile

Inspection Information

**inspection information**

Archived by VThorpe  
File number 128  
Inspector- E5 B

**Inspection History**

**03/10/2004 Time 08:59**

Employee No. - 6691 Name - Valerie Thorpe  
Action Performed - Inspection Cleared

Notes - Inspection cleared using Status field on input form- Inspector 2512 Susan Waidelich by Valerie Thorpe

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**05/19/2005 Time 09:44**

Employee No. - 6691 Name - Valerie Thorpe  
Action Performed - Life Safety Inspection

Notes - System generated Life Safety inspection printed for - Inspector E5 shift B Engine 5

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**11/04/2005 Time 08:33**

Employee No. - 6691 Name - Valerie Thorpe  
Action Performed - Inspection Cleared

Notes - Inspection cleared using Status field on input form- Inspector 0000 by Valerie Thorpe

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**Visits**

**03/09/2004**

Inspector Id- 2512 Name - Susan Waidelich  
Insp. Type - ReInspection  
Category - Life Safety  
Comments - No violations.

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**06/21/2005**

Inspector Id- 2475 Name -  
Insp. Type - Annual Life Safety  
Category - Life Safety  
Comments - Extinguishers are 7-8 years out of date and discharged. Sprinkler system 17 years out of compliance.

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**08/31/2005**

Inspector Id- 0000 Name -  
Insp. Type - ReInspection  
Category - Life Safety  
Comments - cleared.

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**Violations**

**03/01/2004**

code no - 1203  
Description - Remove exit obstruction.

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**06/21/2005**

code no - E5C 1004 E 1

code no - CFC 1001.5.1

Description - Service and tag Fire Extinguishers.

\*\*\*\*\*

06/21/2005

code no - Title 19, Sec. 904

Description - 5 yr. certification on sprinkler / standpipe system.

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## Permits

## EPS Information

Business Operator -

Phone -

Environmental Contact -

phone -

address - ,

## Chemical Information

## Tank Information

Tank Owner Name -

Phone -

Address-

## Disclosure Local Information

Date Disclosure was verified 00/00/00

Disclosure letter verified by

Date Inquiry letter Sent 00/00/00

Date New Business Packet Sent 00/00/00

Date New Business Packet Received 00/00/00

Date Year end packet sent 00/00/00

Date Year end packet Received 00/00/00

Date Year end Packet Approved 00/00/00

Citation Date 00/00/00

City Attorney Letter sent Date 00/00/00

Date BEP sent 00/00/00

Date BEP Submitted 00/00/00

Date BEP Corrected 00/00/00

Date BEP Approved 00/00/00

Business was not in the Cal Arp program

Number of Employee

Local ID Number

## Invoices

**External Invoices**

**Notes**