



PERMIT (PAGE 2 of 2)

PROJECT/SITE/BUILDING DESCRIPTION
JOB Address : 11571 DORADA AVE
Suite :
PERMIT NO. : 73248
Permit Type : BUILDING
Type : B33
REPAIRS
Owner : STEVE ROSENBAUM & TERESA O ROS
Applicant : OWNER
Appl Address : 11571 DORADA AVE

PROPOSED WORK:
REPLACE 10 WINDOWS & STUCCO HOUSE

Phone :
Insp Dist : Q11
Date : 04/27/04
Parcel No : 09031221

FEEs

Value : 3000
Floor area : 0

Table with 3 columns: Description, Quantity, Amount. Includes items like 111 32410 Permit (1, 107.36), 111 32401 issuance (1, 35.00), 942 22130 General Plan (1, 4.86), 080 32550 Cultural Arts (1, 2.39), and TOTAL (149.61).

INSPECTION RECORD

APPROVAL DATE INSPECTOR
Pre Inspect
Foundation
Concrete Floor
Reinforcing
Masonry
Roof Shtg
Rough Frame
Insul / Energy
Drywall
Lath
Plas. Brown Ct.
Landscaping
Pre Gunite
Pre Deck
Pre Plaster
Planning Final

Handwritten notes: Property cancelled by 5/21/04

Bldg Final
Utility Notified

AUTHORIZATION

Issued By: valq Date

DECLARATION

I certify that I have read this application/permit and state that the information on all pages of this document is correct. I agree to comply with all City and County ordinances and State laws relating to building construction, and hereby authorize representatives of this City and County to enter upon the above mentioned property for inspection purposes.

Applicant's Signature
Print Name Steve Rosenbaum Date 4/27/04

***** VALIDATION *****
PAID ON 27 Apr 2004 AT 13:47
RECEIVED BY RONP 198.245.206.215/2 TRANS# 105
AMOUNT PAID \$463.86 BY CHECK#92697792
TOTAL PAID = \$463.86



PERMIT (PAGE 2 of 2)

PROJECT/SITE/BUILDING DESCRIPTION

PROPOSED WORK:

JOB Address : 11571 DORADA AVE
Suite :
PERMIT NO. : 73249
Permit Type :
Type : E
Owner : STEVE ROSENBAUM & TERESA O ROS
Applicant : OWNER
Appl Address : 11571 DORADA AVE
Phone :
Insp Dist : Q11
Date : 04/27/04
Parcel No : 09031221

REPLACE ELECTRICAL FIXTURES

FEES

Table with 4 columns: Fee Code, Description, Quantity, Amount. Includes items like GENERAL PLAN, CULTURAL ARTS, Issuance, etc.

TOTAL 104.75

APPROVAL DATE INSPECTOR INSPECTION RECORD

Underground
Conduit
Wiring - Rough
Heater
Fixtures & Trim
Motors
Ufer
Service

FINAL Cancelled
Utility Notified 5-21-04

AUTHORIZATION

Issued By: valq Date

DECLARATION

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Applicant's Signature Steve Rosenbaum
Print Name Steve Rosenbaum Date 4/27/04

***** VALIDATION *****
PAID ON 27 Apr 2004 AT 13:47
RECEIVED BY RONP 198.245.206.215/2 TRANS# 105
AMOUNT PAID \$463.86 BY CHECK#92697792
TOTAL PAID = \$463.86



PERMIT (PAGE 2 of 2)

PROJECT/SITE/BUILDING DESCRIPTION

JOB Address : 11571 DORADA AVE
 Suite :
 PERMIT NO. : 73250
 Permit Type :
 Type : P
 Owner : STEVE ROSENBAUM & TERESA O ROS
 Applicant : OWNER
 Appl Address : 11571 DORADA AVE
 Phone :
 Insp Dist : Q11
 Date : 04/27/04
 Parcel No : 09031221

PROPOSED WORK:

PLUMBING REPAIR FIXTURES, LATERAL, & COPPER REPIPE

FEES

942 22130 GENERAL PLAN	1	2.00
080 32550 CULTURAL ARTS	1	1.00
111 32401 Issuance	1	35.00
111 32415 WATER CLOSET, BIDET	1	8.50
111 32415 Bath Tub	1	8.50
111 32415 Lavatory	1	8.50
111 32415 Kitchen Sink	1	8.50
111 32415 Garbage Disposal	1	8.50
111 32415 Water Heater	1	8.50
111 32415 Laundry Tub or Tray	1	8.50
111 32415 Gas Syst. Outl. (up	1	9.50
111 32415 Bldg Sewer (first 10	1	25.00
TOTAL		132.00

APPROVAL _____ DATE _____ INSPECTOR _____
INSPECTION RECORD
 Soil Piping _____
 Ground Plumbing 5/17/04
 Rough Plumbing _____
 Gas Piping _____
 Gas Vent _____
 Sewer _____
 Main Drain _____
 Vacuum Lines _____
 Water Heater _____
 Backwash _____
 Water Lateral _____

FINAL Completed
 Utility Notified 5-21-04

AUTHORIZATION

Issued By: valq Date _____

DECLARATION

I certify that I have read this application/permit and state that the information on all pages of this document is correct. I agree to comply with all City and County ordinances and State laws relating to building construction, and hereby authorize representatives of this City and County to enter upon the above mentioned property for inspection purposes.

Applicant's Signature [Signature]
 Print Name Steve Rosenbaum Date 4/27/04

***** VALIDATION *****
 PAID ON 27 Apr 2004 AT 13:47
 RECEIVED BY RONP 198.245.206.215/2 TRANS# 105
 AMOUNT PAID \$463.86 BY CHECK#92697792
 TOTAL PAID = \$463.86



PERMIT (PAGE 2 of 2)

PROJECT/SITE/BUILDING DESCRIPTION

JOB Address : 11571 DORADA AVE
Suite :
PERMIT NO. : 73251
Permit Type :
Type : H
Owner : STEVE ROSENBAUM & TERESA O ROS
Applicant : OWNER
Appl Address : 11571 DORADA AVE
Phone :
Insp Dist : Q11
Date : 04/27/04
Parcel No : 09031221

PROPOSED WORK:

MECHANICAL FOR NEW FAU SYSTEM

FEES

Table with 4 columns: Fee Code, Description, Quantity, Amount. Includes items like GENERAL PLAN, CULTURAL ARTS, Issuance, FURNACE TO 100000 BT, DUCTS, GAS PIPING, and a TOTAL of 77.50.

APPROVAL DATE INSPECTOR
INSPECTION RECORD
Furnace
Furnace Vents
Gas Piping
Ducts
Duct Fan Vent
Kitchen Hood
Air Handl Unit
Evap Cooler
Boiler Comp
Decor Appl

Cancelled
FINAL
5-21-04
Utility Notified

AUTHORIZATION

Issued By: valq Date

DECLARATION

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Applicant's Signature
Print Name Steve Rosenbaum Date 4/27/04

***** VALIDATION *****
PAID ON 27 Apr 2004 AT 13:47
RECEIVED BY RONP 198.245.206.215/2 TRANS# 105
AMOUNT PAID \$463.86 BY CHECK#92697792
TOTAL PAID = \$463.86

42

Recorded in Official Records, Orange County
Tom Daly, Clerk-Recorder

When recorded mail to
City of Garden Grove
Planning Division
P.O. Box 3070
Garden Grove, CA 92842

15.00
2006000336537 03:35pm 05/18/06
115 42 D05 4
0.00 0.00 0.00 0.00 9.00 0.00 0.00 0.00

**NOTICE AND DECLARATION
OF
LAND USE RESTRICTION**

u
1p
cc

OWNER: Nam Neil Hoang
SUBJECT PROPERTY: 11571 Dorada Avenue
LEGAL DESCRIPTION: Lot 38 of Tract No. 1654
AP # 090-312-21
CITY FILE NUMBER: 4609

OWNER declares and says, under penalty of perjury, as follows:

1. OWNER is the true owner of record of that certain real property described herein and referred to as SUBJECT PROPERTY.
2. OWNER has applied for and requested of the City of Garden Grove, a Municipal corporation, the right to construct, develop and use on SUBJECT PROPERTY within said City in an R-1 (Single Family Residential) zone, a one and two-story addition to an existing one-story single family residence.
3. The City approved the construction as described above. The approved floor plan of the residence is as follows:

The two-story dwelling consists of seven bedrooms, one living room, one family room, one office, one kitchen, five bathrooms, and a dining area.
4. To comply with the City's Municipal Code, the site and all improvements shall be utilized only as one single-family residence. At no time shall the property contain more than one dwelling unit and at no time shall cooking facilities be provided within that dwelling unit except within the one approved kitchen. At no time shall there be more than seven rooms within the dwelling unit utilized as sleeping rooms unless additional garage parking spaces are provided pursuant to the Garden Grove Municipal Code.

HP.

5. At no time shall any portion of the residence be converted into separate living quarters and at no time shall the stairway be modified so as to be used as a private access for separate living quarters.
6. The approved floor plan is an integral part of the decision approving this Building. There shall be no change in the design of the floor plan without the approval of the Community Development Department and issuance of necessary permits.
7. OWNER therefore covenants, agrees, and declares that subject property shall not be used contrary to the above condition, and he/she shall not permit, allow, or condone others to so.
8. Owner hereby grants permission for appropriate City officials to enter the premises from time to time for the purposes of determining compliance with the conditions and restrictions contained herein. Such inspections shall be conducted during normal working hours and after reasonable notice to the owner or tenant of the premises.
9. OWNER intends that this covenant, condition, and restriction shall run with the land and be binding upon owner, his/her heirs, assigns, and successors in interest for the benefit of the City of Garden Grove and the adjoining land owners and users and be a burden on SUBJECT PROPERTY so long as said property is utilized as a single family residence.
10. This covenant, condition, and restriction may be terminated by recording with the Office of the Orange County Recorder a Release of Land Use Restriction duly executed on behalf of the City of Garden Grove indicating the restriction is no longer necessary.
11. OWNER further covenants and agrees that he/she shall execute this restriction and notify any subsequent purchasers or tenants of SUBJECT PROPERTY of this restriction and execute all documents necessary to effectuate the intent hereof should there be any inconsistent use of subject property, the owner(s) shall be liable for the expenses to the City for the enjoining and abating, including reasonable attorney fees.

EXECUTED in the County of Orange, State of California on this 16th day of May, 2006

FOR THE CITY OF GARDEN GROVE

OWNER


Susan Emery, Director
Community Development Department


Nam Neil Hoang

State of California

County of Orange

} ss.

CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

On May 18, 2006, before me, Paul Wernquist
Date Printed Name of Notary Public

personally appeared Susan Emery
Printed Name(s) of Signer(s)

personally known to me - or -

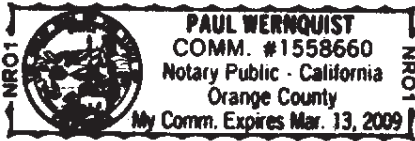
proved to me on the basis of satisfactory evidence:

form(s) of identification _____

credible witness(es) _____

to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.



(Seal)

Paul Wernquist
Signature of Notary Public

OPTIONAL INFORMATION

Although the information in this section is not required by law, it could prevent fraudulent removal and reattachment of this acknowledgment to an unauthorized document and may prove useful to persons relying on the attached document.

Description of Attached Document

The preceding Certificate of Acknowledgment is attached to a document

titled/for the purpose of Notice and Declaration of Land Use Restriction

containing 2 pages, and dated May 16, 2006

The signer(s) capacity or authority is/are as:

- Individual(s)
- Attorney-in-Fact
- Corporate Officer(s) _____
Title(s)

- Guardian/Conservator
- Partner - Limited/General
- Trustee(s)
- Other: _____

representing: _____
Name(s) of Person(s) or Entity(ies) Signer is Representing

Additional Information

- Additional Signer(s)
- Signer(s) Thumbprint(s)
- Other

CALIFORNIA



ALL-PURPOSE



ACKNOWLEDGEMENT

STATE OF CALIFORNIA)

COUNTY OF ORANGE)

On May 18, 2006 before me, ELEONORE DUTKUS
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared, NAM NEIL HOANG

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity(ies), and that by his/~~her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Eleonore Dutkus (SEAL)
NOTARY PUBLIC SIGNATURE



OPTIONAL INFORMATION



TITLE OR TYPE OF DOCUMENT Notice & Declaration of Land Use Restriction

DATE OF DOCUMENT 05/16/2006 NUMBER OF PAGES (3)

SIGNER(S) OTHER THAN NAMED ABOVE (1)



General Information: 714-741-5307

CITY OF GARDEN GROVE - DEVELOPMENT SERVICES DEPARTMENT

Inspection Requests: 714-741-5332

PERMIT (PAGE 2 of 2)

PROJECT/SITE/BUILDING DESCRIPTION

JOB Address : 11571 DORADA AVE
 Suite :
 PERMIT NO. : 85599
 Permit Type : BUILDING
 Type : B6
 DWELLING ADDITIONS & ALTERATIO
 Owner : DUYEN D LUONG
 Applicant : NAM NEIL HOANG
 Phone : 289-2254

Contractor : OWNER
 Address : 11571 DORADA AVE
 CityStZip :
 Phone :

Insp Dist : Q11
 Date : 06/08/06
 Parcel No : 09031221

Value : 67000
 Floor area : 1003

PROPOSED WORK:

O21 - ROOM ADDITION
 ADD 4 BDRMS, 2 BTHRMS, AND FAM RM. RELOC
 KITCHEN

FEES

111 32509	PLAN CHECK 65% (\$42.0	1	569.95
111 32410	Permit	1	797.13
111 32401	issuance	1	35.00
111 32429	Strong Motion Fee (R	1	6.63
942 22130	General Plan	1	79.90
080 32550	Cultural Arts	1	39.35
111 32509	PLAN CHECK FEE CREDI	1	-569.95
111 32552	Parkway Tree Fee	80	200.00
082 32350	DRAINAGE ASSESSMENT	8400	283.08
630 32709	SANITARY DISTRICT FE	3	1650.00
TOTAL			3091.09

APPROVAL DATE INSPECTOR

Pre Inspect _____
 Foundation 8/22/06
 Concrete Floor 10/10/06 *Test - and Reor pads*
 Reinforcing 7/27/06
 Masonry _____
 Roof Shtg _____
 Rough Frame 10/17/05
 Insul / Energy 10/18/05
 Drywall 10/24/05
 Lath 10/17/05
 Plas. Brown Ct. 11.5.05
 Landscaping _____
 Pre Gunite _____
 Pre Deck _____
 Pre Plaster _____

AUTHORIZATION

Issued By: carlosp Date _____

DECLARATION

I certify that I have read this application/permit and state that the information on all pages of this document is correct. I agree to comply with all City and County ordinances and State laws relating to building construction, and hereby authorize representatives of this City and County to enter upon the above mentioned property for inspection purposes.

Applicant's Signature Nam Neil Hoang
 Print Name NAM NEIL HOANG Date 6-8-06

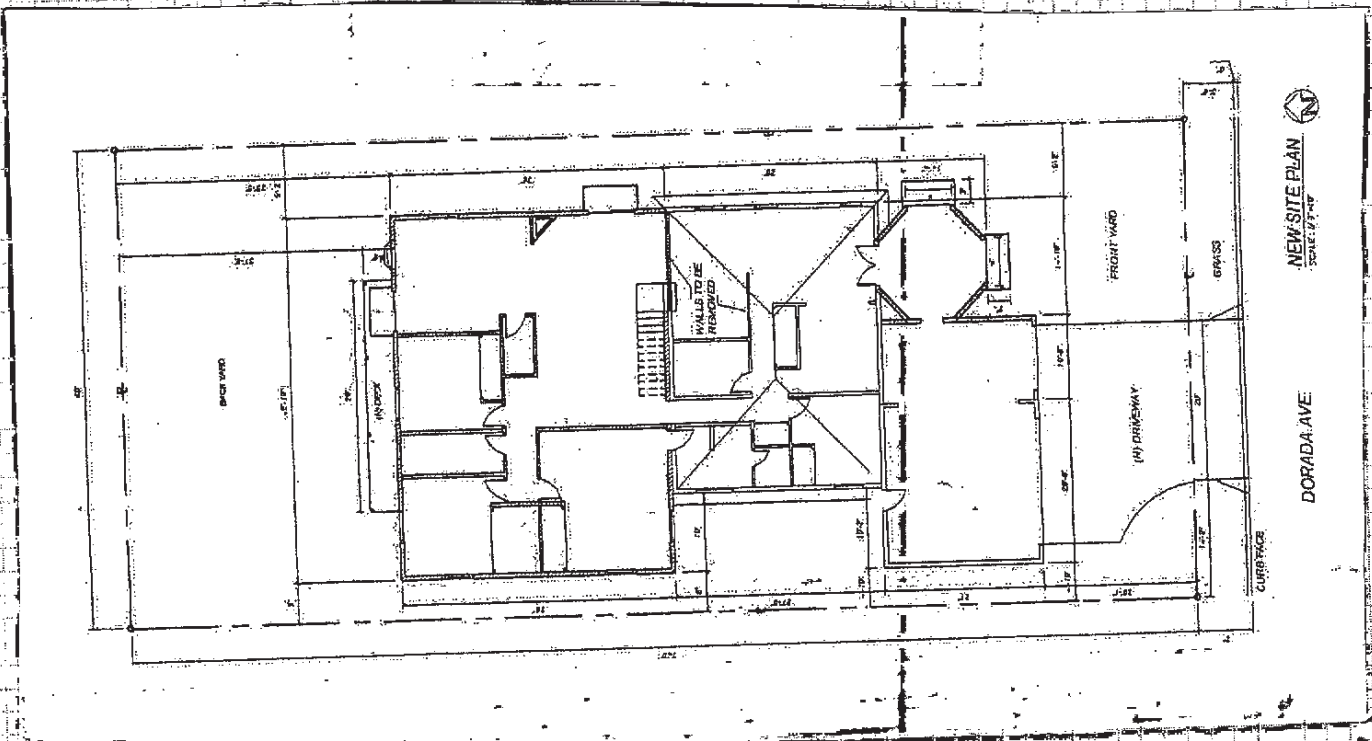
***** VALIDATION *****
 PAID ON 08 Jun 2006 AT 14:57
 RECEIVED BY KATRENAS 198.245.206.215/2 TRANS# 210
 AMOUNT PAID \$3504.95 BY CHECK#509
 TOTAL PAID = \$3504.95

CITY OF GARDEN GROVE - COMMUNITY DEVELOPMENT DEPARTMENT
Plot Plan Form

Planning Action:	Zone: <u>R1</u>	Coverage:
Approved By: <i>[Signature]</i>	Date: <u>5/3/06</u>	Increase:
Remarks:		

Job Address: <u>11571 DORADA AVE</u>	Permit No. <u>85579</u>			
Assessor Parcel No.: <u>090-312-21</u>	Tract & Lot #:			
Occupancy:	Const. Type:			
Value: <u>67,000</u>				
New	Alter	Add	Repair	Demo

Job Description: ADDITION TO FIRST FLOOR AND SECOND FLOOR, NEW ONE CAR GARAGE AND NEW PORCH.



I certify the information hereon is complete & correct.

NAM NEIL HOANG
 Owner's Name (print)

[Signature]
 Signature (owner/agent)

5-19-06
 Date

WHITE: INSPECTION

YELLOW: ASSESSOR

PINK: PERMITTEE



General Information: 714-741-5307

CITY OF GARDEN GROVE - DEVELOPMENT SERVICES DEPARTMENT

Inspection Requests: 714-741-5332

PERMIT (PAGE 2 of 2)

PROJECT/SITE/BUILDING DESCRIPTION

JOB Address : 11571 DORADA AVE
 Suite :
 PERMIT NO. : 85601
 Permit Type :
 Type : P
 Owner : NAM N HOANG
 Applicant : NAM HOANG
 Phone : 686-1761
 Contractor : OWNER
 Address : 11571 DORADA AVE
 CityStZip :
 Phone :
 Insp Dist : Q11
 Date : 06/08/06
 Parcel No : 09031221

PROPOSED WORK:

PLUMBING FOR ADDITION

FEES

942 22130	GENERAL PLAN	1	2.00
080 32550	CULTURAL ARTS	1	1.00
111 32401	Issuance	1	35.00
111 32415	WATER CLOSET, BIDET	3	28.50
111 32415	Bath Tub	3	28.50
111 32415	Shower	1	9.50
111 32415	Lavatory	3	28.50
111 32415	water piping(ea.addl	1	9.50
TOTAL			142.50

APPROVAL	DATE	INSPECTOR
Soil Piping	8/22/06	[Signature]
Ground Plumbing		
Rough Plumbing	7/9/07	[Signature]
Gas Piping		
Gas Vent		
Sewer		
Main Drain		
Vacuum Lines		
Water Heater		
Backwash		
Water Lateral		
UG Gas		[Signature]
Shower Fans	10-24-06	[Signature]

FINAL 5-29-08 [Signature]
 Utility Notified _____

AUTHORIZATION

Issued By: carlosp Date _____

DECLARATION

I certify that I have read this application/permit and state that the information on all pages of this document is correct. I agree to comply with all City and County ordinances and State laws relating to building construction, and hereby authorize representatives of this City and County to enter upon the above mentioned property for inspection purposes.

Applicant's Signature [Signature]
 Print Name NAM N HOANG Date 6-8-06

***** VALIDATION *****
 PAID ON 08 Jun 2006 AT 14:57
 RECEIVED BY KATRENAS 198.245.206.215/2 TRANS# 21
 AMOUNT PAID \$3504.95 BY CHECK#509
 TOTAL PAID = \$3504.95



General Information: 714-741-5307

CITY OF GARDEN GROVE - DEVELOPMENT SERVICES DEPARTMENT

Inspection Requests: 714-741-5332

PERMIT (PAGE 2 of 2)

PROJECT/SITE/BUILDING DESCRIPTION

JOB Address : 11571 DORADA AVE
 Suite :
 PERMIT NO. : 85600
 Permit Type :
 Type : E

Owner : NAM N HOANG
 Applicant : NAM HOANG
 Phone : 289-2254

Contractor : OWNER
 Address : 11571 DORADA AVE
 CityStZip :
 Phone :

Insp Dist : Q11
 Date : 06/08/06
 Parcel No : 09031221

PROPOSED WORK:

ELEC FOR ADDITION

FEES

942 22130 GENERAL PLAN	1	2.00
080 32550 CULTURAL ARTS	1	1.00
111 32401 Issuance	1	35.00
111 32412 Residential Sq. Ft. 1003		65.20
111 32412 GARAGE, RES, U1 OCC. S 221		12.16
111 32412 SUB-PANEL	1	30.00
111 32412 Kitchen fan	1	4.50
TOTAL		149.86

APPROVAL	DATE	INSPECTOR
Underground	5/22/06	[Signature]
Conduit		
Wiring - Rough	10/8/03	
Heater		
Fixtures & Trim		
Motors		
Ufer		
Service		

FINAL 5-29-08 [Signature]

Utility Notified _____

AUTHORIZATION

Issued By: carlosp Date _____

DECLARATION

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Applicant's Signature [Signature]

Print Name Jan Weil Hoang Date 6-8-06

***** VALIDATION *****

PAID ON 08 Jun 2006 AT 14:57

RECEIVED BY KATRENAS 198.245.206.215/2 TRANS# 21

AMOUNT PAID \$3504.95 BY CHECK#509

TOTAL PAID = \$3504.95

CITY OF GARDEN GROVE, CALIFORNIA

Development Services Department

11391 ACACIA PARKWAY, P.O. BOX 3070, GARDEN GROVE, CALIFORNIA 92642

PERMIT NO. : 15707 Inspector area: Q11
Type : H
Date Issued : 11/16/92
Title :
Desc :
Location : 11571 DORADA AVE
Suite :
Parcel number : 09031221 Owner: CASSELL, WILLIAM W (BL)
Occupancy :
Applicant : BLUE RIBBON PLUMBING Phone Number : 539-2117
 12412 LEE LANE
 GARDEN GROVE CA 92640

WORKER'S COMPENSATION REQUIREMENTS

State Compensation Insurance Policy No. _____ Expiration Date _____
 I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the Worker's Compensation laws of California.
NOTE: If, after making such certificate, the applicant for the permit should become subject to the Worker's Compensation provisions of this code, he shall forthwith comply with the provisions of Section 3700 or his permit shall be deemed revoked.
 I certify that I have read this application and state that the above information is correct. I agree to comply with all City ordinances and State laws relating to pending construction. I further agree to hold the City of Garden Grove free and harmless from any liability arising out of injury or bodily damage resulting from work performed relevant to this permit.

* [Signature] _____ DATE _____
(PRINT) APPLICANT SIGNATURE

BUSINESS TAX CERTIFICATE INFORMATION

I certify that the following Contractor's License No. 468522
 or Classification C-30 is in full force and effect.

_____ DATE _____
(SIGNATURE) CONTRACTOR OR AUTHORIZED AGENT

BUSINESS TAX CERTIFICATE NO. _____ EXPIRATION DATE _____

I certify that I am exempt from Section 7031.5 of the Business and Professional Code, Division 3, Chapter 9, Contractors' License Law, under the following Section: Owner: Section 7044 Minor work under \$200; Section 7048 Employee working for wages only; Section 7053 Other: _____

_____ DATE _____
(PRINT) PROPERTY OWNER (SIGNATURE) PROPERTY OWNER OR AUTHORIZED AGENT

Install/Reloc Wall Heater	1	9.00
Incidental Gas Pipng	1	5.50
Issuance	1	15.00
CULTURAL ARTS	1	1.00
GENERAL PLAN	1	2.00

H PER 14.50
 ISS 15.00
 MISC. 2.00
 MISC. 1.00

OK 305411 11/92 CHECK 32.50

3223 PERMITS/GENE	2.00
3224 PERMITS/CULT	1.00
3229 HEATING PERM	14.50
3517 ISSUANCE FEE	15.00

INSPECTION RECORD

APPROVAL DATE INSPECTOR

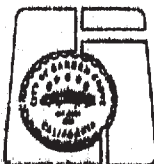
Furnace _____
 Furnace Vents _____
 Gas Piping _____
 Boilers _____
 Duct Fan Vent _____
 Kitchen Hood _____
 Air Handl Unit _____
 Evap Cooler _____
 Boiler Comp _____
 Recor Appl _____

Authorized by: X MB TOTAL FEES 32.50

Inspection Requests
 741-5332
General Information
 741-5307

If work is not started within 180 days from date of issue or if abandoned for more than 180 days, this permit will be null and void.

A FEE MAY BE CHARGED FOR RE-INSPECTION DUE TO NEGLIGENCE, INCOMPLETE WORK, OR FAILURE TO MAKE CORRECTIONS.



FINAL 11.20.92 B.M.

Utility Notified _____