

City of Garden Grove
Community Development Department

Certificate of Occupancy

The building (or portion thereof) described below has been inspected for compliance with the requirements of the applicable codes and ordinances for the group and division of occupancy and the use for which the proposed occupancy is classified.

BUILDING / SITE INFORMATION

Building Address: 11398 Knott Street, Bldg 13 Permit No.: 68098
Use of Building: Industrial/Office Use Zone: P.U.D.
Occupancy: B, F1, S1 Type of Construction: VN Sprinklered: Yes

Description of the portion of the building for which the Certificate is issued:
3,916 square foot Industrial building with 734 square feet of built out office area.

OWNER INFORMATION

Owner's Name: Burke Knott Avenue Partnership L.P.
Street Address: 1805 Garry Avenue, Suite 100
City: Santa Ana State CA Zip 92705

CLEARANCES

Building Div. Approval: [Signature] Date: 3/31/04
Planning Div. Approval: [Signature] Date: 3-31-04
Engineering Div. Approval: [Signature] Date: 3-31-04
Fire Dept. Approval: [Signature] Date: 3/29/04

ADVISEMENT

Issuance of a Certificate of Occupancy shall not be construed as an approval of a violation of the provisions of the applicable codes or other ordinances of this jurisdiction. Certificates presuming to give authority to violate or cancel the provisions of the applicable codes or other ordinances of this jurisdiction shall not be valid. This Certificate is revocable pursuant to Section 109.6, of the Uniform Building Code.

James A. Martin, Jr., C.B.O.
Building Services Manager [Signature] Date: March 31, 2004

POST IN A CONSPICUOUS PLACE



PERMIT (PAGE 2 of 2)

PROJECT/SITE/BUILDING DESCRIPTION

JOB Address : ¹¹³⁴⁸ 11408 KNOTT ST
 Suite : 13
 PERMIT NO. : 68098
 Permit Type : BUILDING
 Type : B4
 INDUSTRIAL BUILDING
 Owner : BURKE KNOTT AVENUE LLC
 Applicant : OWNER
 Appl Address : 11408 KNOTT ST
 Phone :
 Insp Dist : ZB
 Date : 06/30/03
 Parcel No : 13102323

Value : 167000
 Floor area : 3210

PROPOSED WORK:

³¹¹⁶ 32106SF INDUSTRIAL BUILDING WITH 734SF BUILT OUT OFFICE AREA

FEES

111 32509 Plan Check	1	1138.54
111 32410 Permit	1	1459.67
111 32401 issuance	1	35.00
111 32435 Strong Motion Fee (C	1	22.65
942 22130 General Plan	1	197.15
080 32550 Cultural Arts	1	97.10
111 32509 PLAN CHECK FEE CREDI	1	-1138.54
TOTAL		1811.57

INSPECTION RECORD

APPROVAL	DATE	INSPECTOR
Pre Inspect		
Foundation	8/20/03	[Signature]
Concrete Floor	8/25/03	[Signature]
Reinforcing		
Masonry		
Roof Shtg	12/16/03	[Signature]
Rough Frame		
Insul / Energy		
Drywall	1/20/04	[Signature]
Lath		
Plas. Brown Ct.		
Landscaping		
Pre Gunite		
Pre Deck		
Pre Plaster		
Planning Final		
Bldg Final	3/3/04	[Signature]
Utility Notified		

AUTHORIZATION

Issued By: jimc 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 [Signature] Date 7/1/3

***** VALIDATION *****
 PAID ON 01 Jul 2003 AT 12:40
 RECEIVED BY LARAINEM 198.245.206.215/2 TRANS# 74
 AMOUNT PAID \$12701.96 BY CHECK#000053
 TOTAL PAID = \$12701.96



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 : 11398 KNOTT ST
 Suite : ~~13~~ 13
 PERMIT NO. : 68446
 Permit Type : P
 Owner : BURKE KNOTT AVENUE LLC
 Applicant : OWNER
 Appl Address : 11398 KNOTT ST
 Phone :
 Insp Dist : ZP
 Date : 06/30/03
 Parcel No : 13102323

PROPOSED WORK:

INDUSTRIAL BUILDING WITH BUILT OUT OFFICE AREA ✓

FEES

111 32401 Issuance	1	35.00
942 22130 GENERAL PLAN	1	2.00
080 32550 CULTURAL ARTS	1	1.00
111 32415 WATER CLOSET, BIDET	2	17.00
111 32415 Lavatory	2	17.00
111 32415 Kitchen Sink	1	8.50
111 32415 Water Heater	1	8.50
111 32415 Bldg Sewer (first 10	1	25.00
TOTAL		114.00

APPROVAL	DATE	INSPECTOR
Soil Piping		
Ground Plumbing		
Rough Plumbing		
Gas Piping		
Gas Vent		
Sewer		
Main Drain		
Vacuum Lines		
Water Heater		
Backwash		
Water Lateral		

INSPECTION RECORD

FINAL 3/30/04 Argon
 Utility Notified _____

AUTHORIZATION

Issued By: jimc Date _____

DECLARATION

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Applicant's Signature _____
 Print Name Jim Brown Date 3/1/3

***** VALIDATION *****

PAID ON 01 Jul 2003 AT 12:40
 RECEIVED BY LARAINEM 198.245.206.215/2 TRANS# 74
 AMOUNT PAID \$12701.96 BY CHECK#000053
 TOTAL PAID = \$12701.96



PERMIT (PAGE 2 of 2)



PROJECT/SITE/BUILDING DESCRIPTION

JOB Address : 11398 KNOTT ST
 Suite : ~~13~~ 13
 PERMIT NO. : 68447
 Permit Type :
 Type : H
 Owner : BURKE KNOTT AVENUE LLC
 Applicant : OWNER
 Appl Address : 11398 KNOTT ST
 Phone :
 Insp Dist : ZH
 Date : 06/30/03
 Parcel No : 13102323

PROPOSED WORK:

INDUSTRIAL BUILDING WITH BUILT OUT OFFICE AREA

FEEES

111 32401 Issuance	1	35.00
942 22130 GENERAL PLAN	1	2.00
080 32550 CULTURAL ARTS	1	1.00
111 32418 HEAT PUMPS TO 100,00	1	9.00
111 32418 DUCTS	1	12.00
TOTAL		59.00

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 _____

FINAL 3/30/04 Agnew

Utility Notified _____

AUTHORIZATION

Issued By: jimc Date _____

DECLARATION

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Applicant's Signature _____
 Print Name Jim Agnew Date 7/1/03

***** VALIDATION *****
 PAID ON 01 Jul 2003 AT 12:40
 RECEIVED BY LARAINEM 198.245.206.215/2 TRANS# 74
 AMOUNT PAID \$12701.96 BY CHECK#000053
 TOTAL PAID = \$12701.96



PERMIT (PAGE 2 of 2)

PROJECT/SITE/BUILDING DESCRIPTION

PROPOSED WORK:

JOB Address : 11398 KNOTT ST
Suite : 11408
PERMIT NO. : 71918
Permit Type : FIRE SUPP.
Type : B16
Owner : BURKE REALTY
Applicant : S C N SECURITY COMMUNICATION N
Appl Address : 1141 POMONA RD STE K
Phone : 800 ME SECUR

SPRINKLER MONITORING

Insp Dist : FS
Date : 02/02/04
Parcel No : 13102323

Value :1100
Floor area :

FEES

Table with 4 columns: Fee Code, Description, Quantity, Amount. Includes items like Plan Check, Permit, issuance, General Plan, Cultural Arts, PLAN CHECK FEE CREDI, and a TOTAL of 98.09.

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 Gunitite
Pre Deck
Pre Plaster
Planning Final

Bldg Final 3/26/04 [Signature]

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 the City and County to enter upon the above mentioned property for inspection purposes.

Applicant's Signature [Signature]
Print Name [Signature] Date 2-2-04

***** VALIDATION *****
PAID ON 02 Feb 2004 AT 16:07
RECEIVED BY LARAINEM 198.245.206.215/2 TRANS# 192
AMOUNT PAID \$294.27 BY CHECK#032664
TOTAL PAID = \$294.27



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 : 11398 KNOTT ST
 Suite :
 PERMIT NO. : 73769
 Permit Type : BUILDING
 Type : B7
 ALTERATIONS TO OTHER BUILDINGS
 Owner : KV PROPERTY INC
 Applicant : OWNER
 Appl Address : 11398 KNOTT ST
 Phone :
 Insp Dist : ZB
 Date : 05/26/04
 Parcel No : 13102323

PROPOSED WORK:

ADD TO OFFICE AREA IN NEW COMMERCIAL BLDG.

FEES

Value : 5000
 Floor area : 0

111 32509 Plan Check	1	104.82
111 32410 Permit	1	134.39
111 32401 issuance	1	35.00
942 22130 General Plan	1	7.20
080 32550 Cultural Arts	1	3.55
111 32509 PLAN CHECK FEE CREDI	1	-96.09
TOTAL		188.87

INSPECTION RECORD

APPROVAL	DATE	INSPECTOR
Pre Inspect		
Foundation		
Concrete Floor		
Reinforcing		
Masonry		
Roof Shtg		
Rough Frame	7/14/04	
Insul / Energy		
Drywall	7/14/04	
Lath		
Plas. Brown Ct.		
Landscaping		
Pre Gunitite		
Pre Deck		
Pre Plaster		
Planning Final		
Bldg Final		
Utility Notified		

EXPIRED
8/10/05

AUTHORIZATION

Issued By: dingv 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 *Michael A Greer*

Print Name Michael A Greer Date 8/26/04

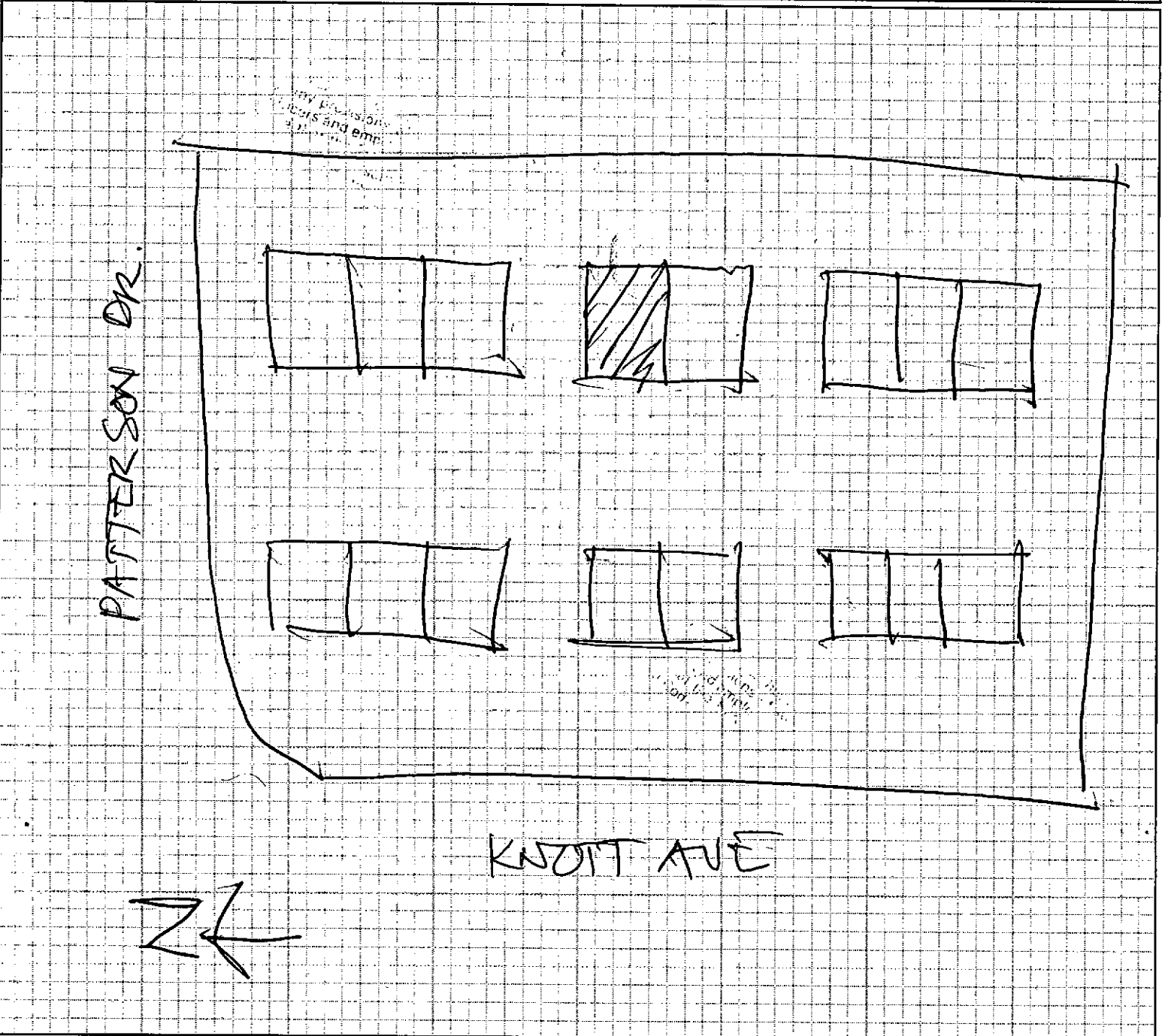
***** VALIDATION *****
 PAID ON 26 May 2004 AT 15:11
 RECEIVED BY CAROLE 198.245.206.215/2 TRANS# 113
 CASH PAID = \$200.00 CASH RETURNED = \$11.13
 TOTAL PAID = \$188.87

Plot Plan Form

Planning Action: <i>Approved</i>	Zone: <i>Ind. PUD</i>	Coverage:
Approved By: <i>KA</i>	Date: <i>5.26.04</i>	Increase:
Remarks:		

Job Address: <i>11398 Knott</i>	Permit No.: <i>73769</i>
Assessor Parcel No.: <i>13102323</i>	Tract & Lot #:
Occupancy: <i>B/SI</i>	Const. Type: <i>IFN</i>
Value: <i>\$ 5,000.</i>	
<input type="checkbox"/> New	<input checked="" type="checkbox"/> Alter
<input type="checkbox"/> Add	<input type="checkbox"/> Repair
<input type="checkbox"/> Demo	

Job Description:
T.I. - OFFICE PARTITIONS ONLY



I certify the information hereon is complete & correct.

Michael A Gerbitze
 Owner's Name (print)

Michael A Gerbitze
 Signature (owner/agent)

5/26/04
 Date