



BOARD OF APPEALS APPLICATION

APPLICATION FOR VARIANCE, APPEAL, OR WAIVER

City of Snellville
Planning & Development Department
2342 Oak Road, 2nd Floor
Snellville, GA 30078
Phone 770.985.3514 Fax 770.985.3551

AUG 21 2019

CITY OF SNELLVILLE
PLANNING & DEVELOPMENT

3045 ELIZABETH LN #1900415
BOA VARIANCE/APPEAL #19-06
PARCEL- 5036 381
FEDERICO PALMEROS

Applicant is: (check one)

Owner's Agent
Contract Purchaser
Property Owner

Owner (if not the applicant): check here if there are additional property owners and attach additional sheets.

Federico Palmeros
Name (please print)
3045 Elizabeth Ln
Address
Snellville GA 30078
City, State, Zip Code
770 873 04 59
Phone Number(s) Fax

SAKAZ
Name (please print)
Address
City, State, Zip Code
Phone Number(s) Fax

Contact Person: Federico Palmeros Phone: _____ Fax: _____
Cell Phone: 770 873 04 59 E-mail: _____

Application for: (check one)

Appeal Variance from Zoning Ordinance Variance from Municipal Code Waiver of Development Regulations

Section(s) of Zoning Ordinance VARIANCE request is for: ART VII GENERAL PROVISIONS SEC. 7.1, ACCESSORY STRUCTURES

Section(s) of Municipal Code VARIANCE request is for: _____

Section(s) of Development Regulations WAIVER request is for: _____

Property Address/Location: _____ District 5 Land Lot 36 Parcel(s) 381

State the purpose of this request: TO ALLOW OUR BUILDING ON PROPERTY

At a minimum, the following items are required with submittal of this application. INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED.

- ✓ Pre-submittal appointment shall be requested and completed a minimum of five (5) business days prior to Application deadline to ensure application is complete, accurate, and includes all required attachments/exhibits and required signatures;
- ✓ Payment of the appropriate application and public notice sign fees. Make checks payable to City of Snellville;
- ✓ Letter of Intent explaining the reason for the request for the variance, appeal, or waiver;
- ✓ The names, addresses, and original signatures of the owners of the subject parcel(s) and their agents, if any;
- ✓ Analysis of impact (if variance application) or details of grievance (if appeal) or details of waiver request (if waiver) as per Section 14.5;
- ✓ A current legal description of the subject parcel(s). If the property proposed for a variance, appeal, or waiver includes multiple parcels, provide a separate legal description for each individual parcel, together with a composite legal description for all parcels;
- ✓ Verification from county Tax Assessor that all property taxes have been paid and account is current (for all parcels subject to this application). Applicant to obtain confirmation of taxes paid using original Verification Sheet (attached);
- ✓ A Certificate of Title (for all parcels subject to this application);
- ✓ Map indicating the subject parcel(s) and the adjoining parcel(s), identified by property owner(s) name and tax parcel number;
- ✓ VARIANCE or WAIVER applications only: Nine (9) copies and one (1) original of the proposed Site and Concept Plan and one (1) 11" x 17" (or smaller) reduction of the plan, drawn to scale, showing: (a) north arrow; (b) district, land lot(s) and parcel number(s); (c) the dimensions with bearing and distance; (d) acreage; (e) location of the tract(s), (f) the present zoning and land use classification of all adjacent parcels, (g) the proposed location of structures, driveways, parking and loading areas; (h) the location and extent of required buffer areas; and (i) location of floodplains. Site and Concept Plan shall be prepared by an architect, engineer, landscape architect, or land surveyor whose Georgia state registration is current and valid. Site plan must be stamped and sealed by one of the four above-mentioned professionals no more than six (6) months prior to the date of submittal. All documents must be folded to 8-1/2" x 11";
- ✓ Nine (9) stapled or bound copies of: (a) completed application; (b) Letter of Intent; and (c), Any and all supporting documents. In addition, one (1) unbound application (original) bearing original signatures and all other required documents.
- ✓ A CD-ROM containing a digital file of: (a) site plan in .pdf and .dwg file formats, (b) legal description(s) in .pdf file format, and (c) completed and signed Variance, Appeal, and Waiver application (and all supporting documents) in .pdf file format;

Frederico Palmeras
3046 Elizabeth Lane
Snellville Ga30078

BOARD OF APPEALS FOR THE CITY OF SNELLVILLE, GEORGIA

Our property does not have a basement, so I wanted to build a storage bldg. on my property.

I was aware that I would need to have the building inspected once I had it framed, however, a City enforcement officer came to our home and told us we needed a permit to start, I thought I needed one for the inspection.

The other problem I was told is that It is consider a front yard by the city code. I was unaware of this because, once again, my yard is completely fenced in.

I am requesting a variance to allow me to complete my storage shed which is 1 ft from my rear property line and a variance or it being on a corner lot.

I have attached letters from all three neighbors who would be able to see my shed and all three have agreed that it is not a problem to them.

Please also keep in mind that the other side of the street is the community pool with a gazebo which is closer to the street.

Thank you for your consideration in this matter.

Yours truly,

A handwritten signature in black ink, appearing to read "Frederico Palmeras", written in a cursive style.

Frederico Palmeras

If request is for an APPEAL, please discuss your grievance in detail. You may attach additional sheets and provide additional documentation as appropriate:

I HAVE A CORNER PROPERTY AND THE CODE CONSIDERS MY SIDE YARD AS A FRONT YARD EVEN THOUGH IT IS FENCED IN.

I WANT TO BUILD A STORAGE SHED INSIDE THE FENCE AND ONLY THE ROOF WILL BE SEEN FROM THE STREET.

I AM REQUESTING A VARIANCE BECAUSE MY SHED WOULD BE WITHIN MY ENCLOSED YARD.

A VARIANCE from the terms of the Snellville Zoning Ordinance or Development Regulations shall not be granted by the Board of Appeals unless and until the applicant has **demonstrated** the following. You may attach additional sheets and provide additional documentation as appropriate:

1) **Demonstrate** that special conditions and circumstances exist which are peculiar to the land, structure, or building involved and which are not applicable to other land, structures, or buildings in the same zoning district.

MY PROPERTY IS A CORNER LOT WHICH, BY CODE, MAKES MY SIDE YARD A FRONT YARD.

2) **Demonstrate** that literal interpretation of the provisions of the Zoning Ordinance or Development Regulations would deprive the applicant of rights commonly enjoyed by other properties in the same zoning district under the terms of the Zoning Ordinance or Development Regulations.

OTHER PROPERTIES NOT ON A CORNER ARE ALLOWED STORAGE BLDGS IN BACK YARD, WITH OR WITHOUT FENCE. Ours IS ENCLOSED IN AN EXISTING FENCE.

3) **Demonstrate** that the special conditions and circumstances do not result from the actions of the applicant.

4) **Demonstrate** that granting the variance (or waiver) requested will not confer on the applicant any special privilege that is denied by the Zoning Ordinance or Development Regulations to other lands, structures, or buildings in the same zoning district. BECAUSE IT IS ENCLOSED BEHIND A FENCE THIS WOULD NOT BE EXPOSED TO THE STREET.

Please Note: Non-conforming uses of adjacent properties cannot be considered as grounds to justify a variance. Peculiar conditions or circumstances which are the result of actions of the owner of property covered by this application cannot be considered as grounds justifying a variance. A "use variance", i.e. a variance for the purpose of using land or a structure, or combination thereof for a purpose prohibited by the present zoning classification of the property covered by this application will not be granted.

BOARD OF APPEALS CERTIFICATIONS

In the event an owner's agent or contract purchaser is filing this application, both of the certifications below must be completed. If the owner is filing the application, only the Owner's Certification must be completed.

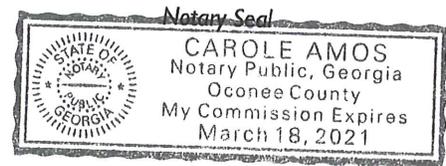
APPLICANT'S CERTIFICATION

The undersigned below, or as attached, is authorized to make this application. The undersigned is aware that, should this request be denied by Board of Appeals, no application affecting any portion of the same property shall be submitted less than twelve months from the date of denial.

Edna Palmer *Edna Palmer* 8-22-19
Signature of Applicant Date

Type or Print Name and Title

Carole Amos 8/22/19
Signature of Notary Public Date



OWNER'S CERTIFICATION

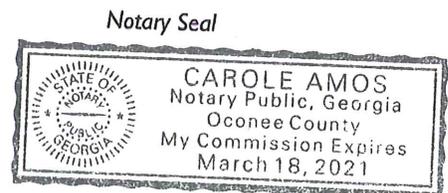
The undersigned below, or as attached, is the owner of the property considered in this application. The undersigned is aware that, in granting any variance or waiver, the Board of Appeals may prescribe appropriate conditions and safeguards in conformity with the Zoning Ordinance and/or Development Regulations. Violation of such conditions and safeguards, when made a part of the terms under which the variance is granted, shall be deemed a violation of the Zoning Ordinance and punishable under Section 16.3 of the Zoning Ordinance. Violation of such conditions and safeguards, when made a part of the terms under which the waiver is granted, shall be deemed a violation of the Development Regulations and punishable under Section 13.5.2 of the Development Regulations. If an application for a variance or waiver is denied by the Board of Appeals, a reapplication for such for such variance or waiver may not be made earlier than twelve (12) months from the date of the original application.

Check here if there are additional property owners and attach additional "Owner's Certification" sheets.

Edna Palmer *Edna Palmer* 8-22-19
Signature of Owner Date

Type or Print Name and Title

Carole Amos 8/22/19
Signature of Notary Public Date



Please return to:
O'Kelley & Sorohan, Attorneys at Law, LLC
2220 Wisteria Drive, Suite 208
Snellville, GA 30078
File No.: 13-069085-REO

STATE OF GA
COUNTY OF COBIS

SPECIAL WARRANTY DEED

THIS INDENTURE made this January 19th, 2017, between

SECRETARY OF HOUSING AND URBAN DEVELOPMENT, OF WASHINGTON, D.C.

as party or parties of the first part, hereinafter called Grantor, and

FEDERICO PALMEROS

as party or parties of the second part, hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH that: Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee, the real property described in **Exhibit "A"** attached hereto and incorporated herein.

THIS CONVEYANCE is made subject to all zoning ordinances, easements and restrictions of record affecting said bargained premises.

TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of the said Grantee forever in FEE SIMPLE.

AND THE SAID Grantor covenants that it is seized and possessed of the said land and has a right to convey it, and warrants the title against the lawful claims of all persons claiming by, through, and under it, but not further otherwise.

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal this first day and year first above written.

Signed this 1st day of January 2017 in the presence of:

Karen Black
Unofficial Witness

Lekisha Y Lewis
Notary Public
Commission expires: 8/16/17

Secretary of Housing and Urban Development, of Washington, D.C.

BY: [Signature]

TITLE: Derry Johnson
as HUD's Designated Agent



EXHIBIT "A"
LEGAL DESCRIPTION

All that tract or parcel of land lying and being in Land Lot 36 of the 5th District, Gwinnett County, Georgia, being Lot 1, Block D, Springdale Trace Subdivision, (fka Hampton Ridge, Unit Two), as per plat recorded in Plat Book 50, page 44, Gwinnett County records, said plat being incorporated herein by reference thereto.



CITY OF SNELLVILLE
 Department of Planning & Development
 2342 Oak Road, 2nd Floor
 Snellville, GA 30078
 Phone 770.985.3514 Fax 770.985.3551

APPLICANT - PLEASE HAND DELIVER THIS VERIFICATION SHEET TO THE GWINNETT COUNTY TAX ASSESSORS OFFICE (SEE ADDRESS AND PHONE NUMBER BELOW) TO OBTAIN WRITTEN CONFIRMATION THAT REAL PROPERTY TAXES HAVE BEEN PAID-IN-FULL AND PROPERTY TAX ACCOUNT IS CURRENT. ATTACH COMPLETED ORIGINAL TO APPLICATION.

APPLICANT NAME: Federico Palmeros

CHECK HERE, IF THERE ARE MORE THAN FOUR (4) SUBJECT PARCELS AND ATTACH ADDITIONAL SHEETS.

PROPERTY OWNER NAME(S): SAME TAX PARCEL NO.: R5036381

AMOUNT OF CURRENT TAXES PAID: \$ 1889.27 PAYMENT DATE: 10-3-18 ACCOUNT CURRENT? YES NO

PROPERTY OWNER NAME(S): (SEE ATTACHED) TAX PARCEL NO.: _____

AMOUNT OF CURRENT TAXES PAID: \$ _____ PAYMENT DATE: _____ ACCOUNT CURRENT? YES NO

PROPERTY OWNER NAME(S): _____ TAX PARCEL NO.: _____

AMOUNT OF CURRENT TAXES PAID: \$ _____ PAYMENT DATE: _____ ACCOUNT CURRENT? YES NO

PROPERTY OWNER NAME(S): _____ TAX PARCEL NO.: _____

AMOUNT OF CURRENT TAXES PAID: \$ _____ PAYMENT DATE: _____ ACCOUNT CURRENT? YES NO

*** INFORMATION VERIFIED BY GWINNETT COUNTY TAX ASSESSOR'S OFFICE ***

COUNTY TAX DEPARTMENT REPRESENTATIVE (PRINT NAME):	DATE:
COUNTY TAX DEPARTMENT REPRESENTATIVE (SIGNATURE):	

ONLY ORIGINAL VERIFICATION SHEET CAN BE USED TO CONFIRM PROPERTY TAX ACCOUNT STATUS

GWINNETT COUNTY TAX ASSESSOR - GWINNETT JUSTICE & ADMINISTRATION CENTER
 75 LANGLEY DRIVE, LAWRENCEVILLE, GA
 PHONE 770.822.7200 www.co.gwinnett.ga.us



ACCOUNT DETAIL

[View/Pay Your Taxes / Account Detail](#)

Tax Account

Mailing Address:

PALMEROS FEDERICO
3045 ELIZABETH LN
SNELLVILLE, GA 30078-3806

[Change Mailing Address](#)

SITUS:

3045 ELIZABETH LN

Tax District:

SNELLVILLE

Parcel ID

R5036 381

Property Type

Real Property

Last Update

8/31/2019 8:07:03 PM

Legal Description

L1 BD SPRINGDALE TRACE

Tax Bills

Note: Four years of tax information is available online. Email tax@gwinnettcountry.com to request other years.

Tax Year	Net Tax	Total Paid	Penalty/Fees	Interest	Due Date	Amount Due
2019	\$2,478.60	\$0.00	\$0.00	\$0.00	10/15/2019	\$2,478.60
Total						\$2,478.60

Tax Year	Net Tax	Total Paid	Penalty/Fees	Interest	Due Date	Amount Due
2018	\$1,889.27	\$1,889.27	\$0.00	\$0.00	10/15/2018	\$0.00
2017	\$2,556.94	\$2,556.94	\$0.00	\$0.00	10/15/2017	\$0.00
2016	\$2,223.18	\$2,271.65	\$0.00	\$0.00	10/15/2016	\$0.00
Total						\$2,478.60

Print Tax Bill

Click to view and print your Aug 2019 tax bill.

* This bill is good through Oct 15, 2019 only.

Pay Now

Select a payment option:

- Total Due
- Partial

\$2,478.60

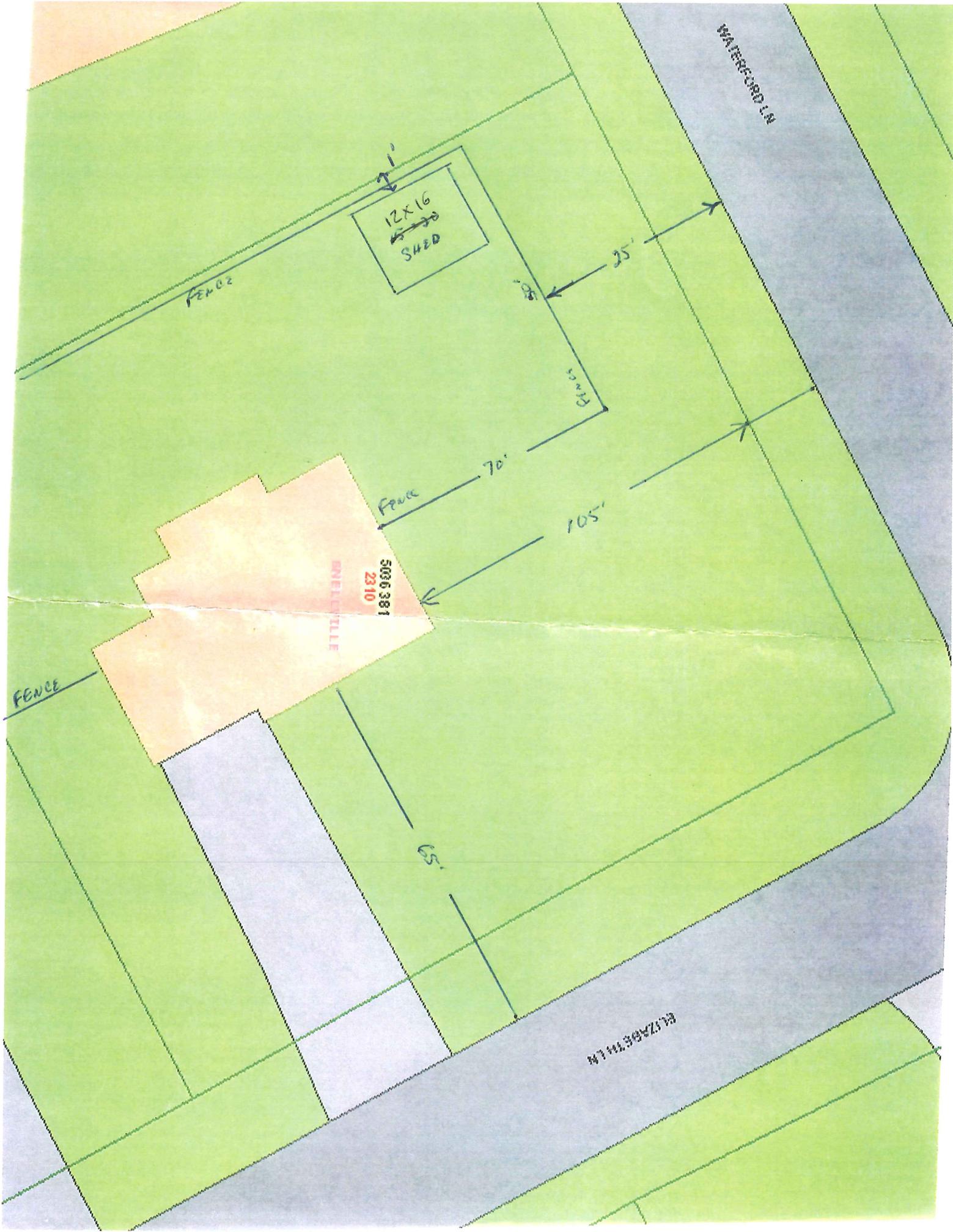
[ADD TO CART](#)

Schedule Payments

[Schedule Future Payments](#)



View or edit your Scheduled Payments **here**





Tom Witts
3046 Elizabeth Lane
Snellville Ga30078

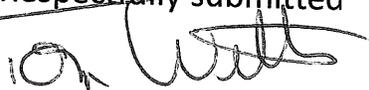
BOARD OF APPEALS FOR THE CITY OF SNELLVILLE, GEORGIA

I live directly across the street from Mr. and Mrs Palmeros. and have no problem with the proposed storage building on the property.

This property was vacant for nearly 2 years and since the current residents have moved in they have done nothing but improve the property and the landscaping.

Mr. Palmeros is a very talented craftsman and I'm looking forward to seeing the final storage facility.

Respectfully submitted

A handwritten signature in black ink, appearing to read "Tom Witts", written over a horizontal line.

Tom Witts
Former Mayor
Snellville, GA.

August 13, 2019

Donya R. Little
3036 Elizabeth Lane
Snellville, Georgia 30078

City of Snellville
Compliance Division

To the City of Snellville,

My name is Donya R. Little and I am a resident of Snellville Georgia. I currently own the home at 3036 Elizabeth Lane in the Springdale Trace Community.

This letter is in reference to my neighbors living at 3046 Elizabeth Lane. Since this family has moved to the Springdale Trace community, I have seen them upgrade the landscape, and add picturesque structure to the property.

This upgrades are beautiful such as the water well in the front yard, the stone entrance walkway, flowers and lighting around the yard, and a new fence; and some necessary, such as filling in the hole in the front yard, and awning over the front doorway. These are only the architectural and landscaping upgrades that I have seen from the front, but can only imagine the beauty and serenity that is in the back yard within their private viewing.

After viewing these upgrades and improvements, I wish I had the skills (or money) to make some adjustments to my home.

I welcome neighbors who want to improve their property and make their home into their "dream home" within the compliance of the community (Home Owners Association) and city.

I feel these improvements bring value to the neighborhood and are welcomed by the (Springdale Trace) community, or at least the neighbors I spoke with.

Sincerely,

A handwritten signature in black ink, appearing to read 'Donya R. Little', with a stylized flourish at the end.

Donya R. Little

August 15, 2019

To Whom It May Concern,

I am the homeowner directly behind Federico Palmeros. I have no issues with the construction of the structure in his backyard.

Sincerely,

A handwritten signature in cursive script that reads "Raphael Mitchem". The ink is dark and the writing is fluid, with a prominent loop at the end of the last name.

Raphael Mitchem

3048 Commons Xing, Snellville



[RECEIVED STAMP IMPRINT HERE]

CITY OF SNELLVILLE
 Department of Planning & Development
 2342 Oak Road, 2nd Floor
 Snellville, GA 30078
 Phone (770) 985-3514 Fax (770) 985-3551
www.snellville.org

BUILDING PLAN SUBMITTAL FORM

APPLICANT & CONTACT INFORMATION	PLANS SUBMITTED BY
Firm Name: <u>Federico Palmeros</u>	<input type="checkbox"/> General Contractor <input type="checkbox"/> Professional Architect/Engineer <input type="checkbox"/> Resident Homeowner <input type="checkbox"/> Other _____ PLAN REVIEW FEES COLLECTED <input type="checkbox"/> \$400 <input type="checkbox"/> \$250 <input type="checkbox"/> \$100 <input type="checkbox"/> \$75 <input type="checkbox"/> \$50 By: <input type="checkbox"/> Cash <input type="checkbox"/> Check <input type="checkbox"/> Credit Card Rcvd By: _____
Contact Name: <u>Federico Palmeros</u>	
Mailing Address: <u>3045 Elizabeth Ln</u>	
City: <u>Snellville</u> State: <u>GA</u> Zip: <u>30078</u>	
Ph: _____ Fax: _____ Cell: <u>770 873 0459</u>	
E-Mail Address: <u>maribelgodinasegura@icloud.com</u>	

PROJECT INFORMATION	PROJECT TYPE
Project Name: <u>Shed 12x16</u> Unit/Phase: _____	<input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Residential <input type="checkbox"/> Mixed Use <input type="checkbox"/> Other _____ <input type="checkbox"/> New Construction (Complete) <input type="checkbox"/> Shell Only <input type="checkbox"/> White Box <input type="checkbox"/> Interior Finish <input type="checkbox"/> Addition <input type="checkbox"/> Interior Alteration/Remodel <input type="checkbox"/> Accessory Structure <input type="checkbox"/> Monument Sign / Wall Sign Total Square Footage: _____ SF Construction Contract Price: \$ _____ (Required)
Project Street Address: <u>3045 Elizabeth Ln Snellville GA</u>	
Building Designation: _____ Floor Designation: _____ Suite Designation: _____	
Shopping Center Name: <u>N/A</u>	
Office/Commercial Center Name: _____	
District(s): _____ Land Lot(s): _____ Parcel(s): _____	
Zoning District: _____ Was this location previously rezoned? <input type="checkbox"/> No <input type="checkbox"/> Yes <input type="checkbox"/> Unknown	

BUILDING PLAN SUBMITTAL REQUIREMENTS

Building Plans must **FIRST** be reviewed and approved by the Gwinnett County agencies indicated below, **BEFORE** submission to the City of Snellville for review. Please contact these agencies to determine the required number of plan sets. The City of Snellville requires three (3) complete sets of approved plans at time of plan submittal.

Project Type	Fire Marshal (678-518-6100)	Environmental Health (770-963-5132)	Water Resources (678-518-6150)
Residential Building Plans (Residence connected to Septic System)	No	YES	No
Commercial (Office / Retail / Other Use)	YES	No	No
Commercial (Food Service Business Establishment)	YES	YES	YES

PLAN REVIEW ACKNOWLEDGEMENT

In accordance with Part 2 of Article 1 of Chapter 2 of Title 8 of the Official Code of Georgia Annotated, and upon receipt and acceptance of the submitted Building Plans, the City of Snellville hereby notifies permit Applicant that the City of Snellville intends to complete the required plan review within 30 business days of receiving the plans. If applicable, a written notice of plan deficiencies will be provided to the permit Applicant and the 30-day period will then be tolled pending resolution of the matter. Upon receipt of any plan revisions which addresses the plan deficiencies, the local building official shall have the remainder of the tolled 30-day period plus an additional five (5) business days to issue the requested permit or to provide a second written notice to the permit Applicant stating which of the previously identified plan features remain in non-compliance with the applicable codes. In the event that the revisions required to address the plan deficiencies or any additional revisions submitted by the permit Applicant require that new governmental approvals be obtained, the permit Applicant shall be required to obtain such approvals before a new plan report can be submitted.

<u>Federico Palmeros</u> 7-10-19 Applicant Printed Name Date Applicant Signature	_____ Building Official Printed Name Date _____ Building Official Signature
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APPLICATION FOR BUILDING PERMIT

CITY OF SNELLVILLE, GEORGIA

Permit No. _____

FOR CITY USE ONLY

Date Rcvd: _____

ECC: _____

DESCRIPTION OF WORK (Please mark all that apply)

NEW CONSTRUCTION ADDITION REPAIR RESIDENTIAL COMMERCIAL
 INTERIOR FINISH ALTERATION SHELL ONLY ACCESSORY STRUCTURE
 MONUMENT / WALL SIGN

Description of Proposed Construction DETACHED OUTBUILDING (STORAGE)

Project Name or Business Location Name N/A

Job Address 3045 Elizabeth Ln Snellville GA Lot _____ Block _____

Project/Subdivision SPRINGDALE TRACE Tax Parcel # R5036381 Zoning _____

BUILDING INFORMATION (NEW OR AFFECTED AREA ONLY) Basement / Slab / Crawl Space (Circle One) _____

Stories 1 Rooms 1 Baths _____ Bedrooms _____ Heated Sq.Ft. 0 Total Sq.Ft. _____

Lot Size _____ Water Tap # _____ Sewer Tap # _____ Septic # _____ On Septic: Yes No

Sprinkler (Protected) Unprotected (Check One) Construction Contract Price \$ _____

TYPE OF CONSTRUCTION (NEW CONSTRUCTION ONLY) -IA -IB -IIA -IIB -IIIA -IIIB -IV -VA -VB

OCCUPANCY TYPE (GROUP DESCRIPTIONS ON INTERNATIONAL BUILDING CODE LISTING)

<input type="checkbox"/> -A-1 Assembly, theaters, with stage	<input type="checkbox"/> -E Educational	<input type="checkbox"/> -M Mercantile
<input type="checkbox"/> -A-1 Assembly, theaters, w/o stage	<input type="checkbox"/> -F-1 factory and industrial, moderate hazard	<input type="checkbox"/> -R-1 Residential, hotels
<input type="checkbox"/> -A-2 Assembly, nightclubs	<input type="checkbox"/> -F-2 Factory and industrial, low hazard	<input type="checkbox"/> -R-2 Residential, multiple family
<input type="checkbox"/> -A-2 Assembly, restaurants, bars, banquet halls	<input type="checkbox"/> -H-1 High Hazard, explosives	<input checked="" type="checkbox"/> -R-3 Residential, one- and two-family living facilities
<input type="checkbox"/> -A-3 Assembly, churches	<input type="checkbox"/> -H234 High Hazard	<input type="checkbox"/> -R-4 Residential, care/assisted living facilities
<input type="checkbox"/> -A-3 Assembly, general, community halls, libraries, museums	<input type="checkbox"/> -H-5 HPM	<input type="checkbox"/> -S-1 Storage, moderate hazard
<input type="checkbox"/> -A-4 Assembly, arenas	<input type="checkbox"/> -I-1 Institutional, supervised environment	<input type="checkbox"/> -S-2 Storage, low hazard
<input type="checkbox"/> -B Business	<input type="checkbox"/> -I-2 Institutional, incapacitated	<input type="checkbox"/> -U Utility, Garages, miscellaneous
	<input type="checkbox"/> -I-3 Institutional, restrained	
	<input type="checkbox"/> -I-4 Institutional, day care facilities	

OWNER Federico Palmeros Phone (770) 873 04 59

Address 3045 Elizabeth Ln City/State/Zip Snellville GA 30078

Fax () _____ Cell (770) 873 04 59 E-Mail _____

CONTRACTOR _____ Phone () _____

Address _____ City/State/Zip _____

Fax () _____ Cell () _____ E-Mail _____

Business License # _____ Issuing Authority _____ Exp. Date _____

As the contractor, builder, owner or authorized agent, I hereby apply for a permit to erect/alter and use the structure as described herein and/or shown on accompanying plans and specifications. If a plot plan is required, said structure will be located as shown on the plot plan. If the permit is granted, I shall construct same according to the development regulations, ordinances and code of the City of Snellville. Further, I shall be responsible for complying with all subdivision protective covenants (where applicable) and required set backs. I also understand that the structure authorized by the permit shall not be occupied or used until all inspections have been made, all re-inspection fees and fines paid and the Certificate of Occupancy/Completion has been issued by the Department of Planning & Development (and by the Gwinnett County Department of Fire & Emergency Services, when applicable). Applicant must hold a valid Occupational Tax Certificate (AKA "business License") for the type of construction covered by the permit issued. A homeowner is not required to have an Occupational Tax Certificate if building one's own personal home (not more than one home per year). I understand that before any inspections will be made, erosion control measures must be installed and properly maintained daily and licensed subcontractor affidavits must be submitted and accepted. I hereby certify that I am the property owner or the authorized agent of the property owner and that all information contained hereon is true and accurate.

Signature [Signature] Print Name _____ Date _____

