

1986

December 24, 1990

Ms. Mary Jean Thompson
254 Prospect Street
Newport Beach, CA 92663

Dear Ms. Thompson:

Ohana Dwelling Permit (OD 90-380)
Tax Map Key: 9-3-07:30, Lot 3

The subject application has been reviewed by the concerned agencies and notes:

1. The subject tax map key parcel is served by an acceptable street;
2. The subject application can meet with the State Department of Health wastewater treatment and disposal systems requirements;
3. The copy of document(s) received relating to subject tax map key parcel to establish title and exhibits contained therein do not include any deed restriction or covenant to prohibit construction of requested ohana dwelling; and,
4. The submitted site plan denotes two off-street parking stalls on the property.

In view of the above, by this letter, you are hereby granted permission to construct the Ohana Dwelling subject to the following condition(s):

- (a) The building permit for the Ohana Dwelling shall be secured on or before December 24, 1992. If the applicant and/or owner fails to secure a building permit within two (2) years of the date of this letter, permission to construct the subject ohana dwelling shall be deemed void. A time extension may be granted for good cause, provided, the permittee and/or owner applies in writing at least forty-five (45) calendar days before the expiration of the two (2) year period.

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- (b) Off-street parking space for two vehicles is designated on the submitted site plan to fulfill the off-street parking requirement. The off-street parking spaces may not be employed for storage or other use unless and until approved alternative on-site parking arrangements are established.
- (c) All construction drawings together with approved site plan drawn to scale submitted with the chana dwelling building permit application shall denote location and identify required two (2) off-street parking spaces.
- (d) The chana dwelling shall conform to all requirements of codes and statutes pertaining to access and building construction.
- (e) The applicant shall conform to State Department of Health standards and regulations and following comment(s) dated December 7, 1990:

"Per Administrative Rule, Title 11, Chapter 62, 'Wastewater', a single individual wastewater system (IWS) may receive no more than 800 gallons per day of sewage which is generated from a single or multiple unit complex containing a total of no more than four (4) bedrooms. Developments that exceed four (4) bedrooms must install another individual wastewater system.

The applicant's plot plan shows the proposed cesspools to be "in-line" with one being immediately down gradient of the other. It is recommended that the cesspools be relocated so as to preclude lateral seepage of the sewage effluent from one cesspool to the other.

The minimum setback requirements for an IWS as per Administrative Rules 11-62 must be met (i.e., minimum distance between cesspools being three (3) diameters apart, etc.).

The Department of Health would like to inform the applicant that wastewater rules are in the process of change and that comments on the project may change accordingly."

- (f) This Chana Dwelling permit is subject to all other applicable rules, regulations and requirements, including but not limited to those of the Planning Department, Department of Public Works, and State Department of Health.

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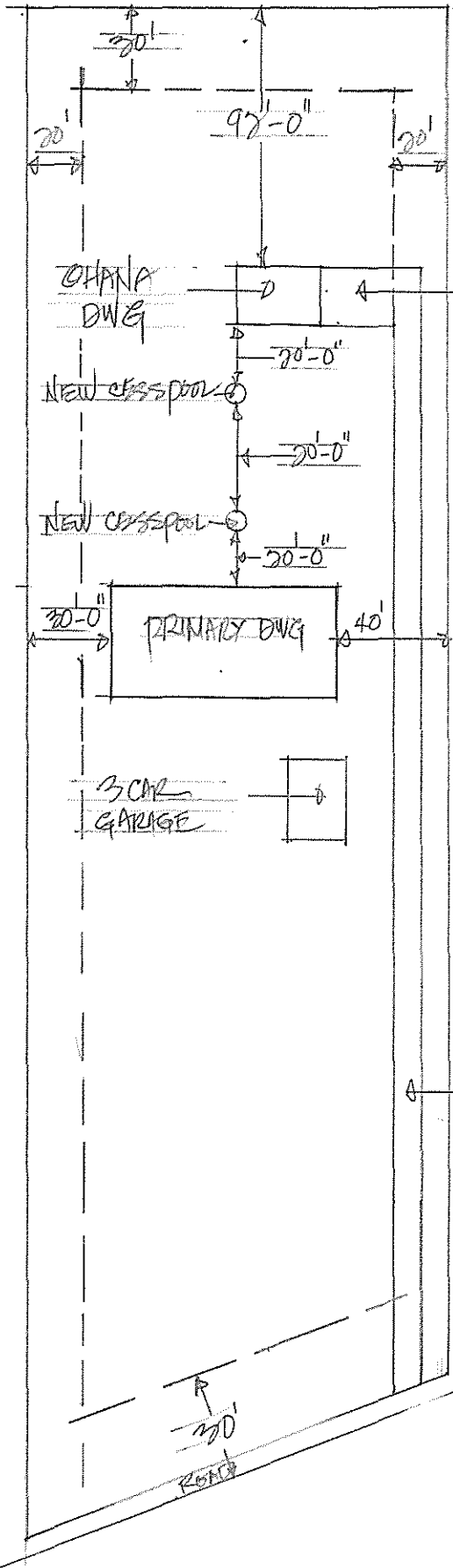
Please bring or attach a copy of this Permit to expedite processing the building plans and building permit application to construct the above dwelling. Should you have any questions regarding the above, please feel free to contact either Mass Onuma or William Yamamoto of my staff at 961-8288.

Sincerely,


NORMAN K. HAYASHI
Planning Director

NRV/NO:etn

cc: Department of Health,
Chief Sanitarian
Department of Public Works
Real Property Tax Division



~~OHANA~~
2 CAR PARKING AREA

OHANA DWG APP.
MARY JEAN THOMPSON
TRK: 8.3.07: 90
SCALE: 1 INCH = 60'

TO WIDE DRIVEWAY

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2000 SE 1st Ave