

ENCROACHMENT PERMIT

General Permit

City of Riverside - Public Works Dept.

951-826-5341

Issuance of this permit shall not be construed as a waiver of any other applicable permit or requirement, and is only revocable permission to use the land for the purpose described.

Owner: IE RENTALS LLC

Location: 3532 UNIVERSITY AV RIVE

A.P.N.: 213-302-004

Encroachment: request to build a wrought iron fence and gate in the public right of way for a proposed outdoor patio.

The above-described encroachment being shown on Exhibit A attached hereto.

Upon issuance of this permit, I agree to comply with the attached terms and conditions.

Date: 9/20/2017

By: [Signature]

Date: _____

By: _____

Applicant

IE RENTALS LLC
23535 PALOMINO DRIVE #353
DIAMOND BAR, CA. 91765
909-227-2516

Contractor/Developer

ENCROACHMENT PERMIT APPROVAL

This permit has been reviewed and approved by the Departments listed below, provided the attached terms and conditions are adhered to:

- P/W ENGINEERING
- P/W TRAFFIC
- P/U WATER
- P/U ELECTRIC
- PLANNING

FINAL APPROVAL

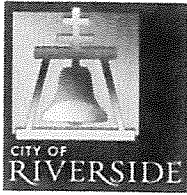
Date: 10/20/17

[Signature]
City Engineer

THIS PERMIT IS NOT VALID UNTIL ISSUED AND POSTED IN CITY RECORDS

Issued By: [Signature]

Dated: 9/20/17



City of Arts & Innovation

June 27, 2017

IE Rentals, LLC
23535 Palomino Drive, #353
Diamond Bar, CA. 91765
Attn.: Philip Makhoul

RE: Encroachment Permit No. PW17-0341

Dear Mr. Makhoul,

Please review and have the facility owner execute the attached document to complete your permit. Attached you will find the following:

- 1) Encroachment Permit No. PW17-0341 to be executed by facility owner.

In addition to the executed encroachment permit, please submit a fee of \$742.14 made payable to the City of Riverside for processing the encroachment permit.

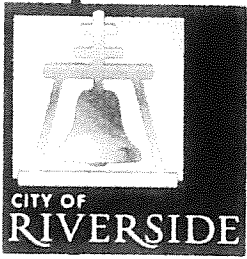
Please contact our front counter staff at 951-826-5341 to determine if a street opening permit will be required and the fees associated with the permit.

If you have any questions, please call. I can be reached at (951) 826-5671.

Sincerely,

Eswin Vega, P.L.S.
Survey / Public Works
evega@riversideca.gov

E17-0341



DEPARTMENT OF PUBLIC WORKS * ENGINEERING DIVISION
3900 MAIN STREET * RIVERSIDE, CALIFORNIA 92522-0311
PHONE: 951-826-5341 FAX 951-826-5542

REQUEST FOR PROCESSING

(PLEASE PRINT)

PROJECT LOCATION: 3532 University Ave Riverside CA

CASE NO.: _____

APN: 213-302-004-3

OWNER: IE Rentals LLC

DEVELOPER: _____

ADDRESS: 23535 Palomares Ct # 353

ADDRESS: _____

Diamond Bar CA 91765

PHONE (909) 227-2516

PHONE (____) _____

DOCUMENTS TO BE:

Mailed to: _____

Picked up at Public Works by:

Philip Markoul

PHONE: (909) 227-2516

If City Council action is required, prior to having your case placed on the Council's Agenda for approval, all necessary documents should be executed (and approved by the City Attorney's office if applicable), and returned to the Public Works Department, required cash fees paid and all other conditions of the case satisfied by 5:00 p.m., Tuesday, two weeks prior to a regularly scheduled Council meeting.

If City Council action is not required, prior to the Public Works Department signing off their portion of the Building Permit Application, all necessary documents should be executed (and approved by the City Attorney's office, if applicable) and returned to the Public Works Department, required cash fees paid and all Public Works conditions of the case satisfied (including completion of grading, and certifications of the grading and the compaction under a Building Permit Application.)

TO BE FILLED OUT BY PUBLIC WORKS DEPARTMENT:

Case Finalization with Bonds Required -- \$1,236.90

Receipt No. _____

Document Processing and Description Preparation -- \$1,236.90

Date: _____

Document Processing (No Description) -- \$617.88

Case Finalization - No Bonds, Documents, and Descriptions Required -- \$617.88

Case Finalization - Bond, Document, and Description Required -- \$1,236.90

Encroachment Permit - Single Family Residence \$185.82 Others: \$742.14

Determination of Compliance -- \$308.94

Council Action Required YES NO

Owner/Developer to supply 30-day Waiver Letter YES NO N/A

REQUEST ACCEPTED BY _____

APPLICANT'S SIGNATURE _____

DATE

5-4-2017

Fees required per Resolution No. 22904, effective 12/1/15.

(Fees include 10% Surcharge for General Plan)

PW-Form No. 005 (01-10)

GENERAL APPLICATION FORM

PART 5 – INDEMNIFICATION AGREEMENT (PROPERTY OWNER & APPLICANT)

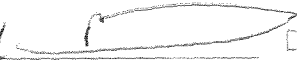
Applicant and legal owner of the property, hereby agree to defend, indemnify and hold harmless the City and its agents, officers, attorneys and employees from any claim, action, or proceeding (collectively referred to as "proceeding") brought against the City or its agents, officers, attorneys or employees to attack, set aside, void, or annul the City's decision to approve any tentative map (tract or parcel) development, land use permit, license, master plans, precise plans, preliminary plans, design review, variances, use permits, general and specific plan amendments, zoning amendments, and approvals and certifications under CEQA. This indemnification shall include, but not limited to, damages, fees and/or costs awarded against the City, if any, and cost of suit, attorney's fees and other costs, liabilities and expenses incurred in connection with such proceeding whether incurred by applicant, the City, and/or the parties initiating or bringing such proceeding.

	7-27-17		7/27/17
Property Owner's Signature	Date	Applicant's Signature	Date

GENERAL APPLICATION FORM

PART 3 – PROPERTY OWNER(S) CERTIFICATION (If more than one owner, attach list)

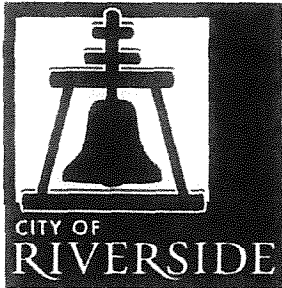
I hereby certify that I am (we are) the record owner(s) (for property tax assessment purposes) of the property encompassed by this application. I further acknowledge and understand on behalf of myself and my representatives and agents that if the project is subject to an Environmental Impact Report, ALUC Review and approval, Military Consultation or Tribal Consultation, the time lines prescribed in the Riverside Municipal Code are stayed until such time as said review and/or consultation is complete. I also understand and agree that the submittal date of my application will be the filing deadline following receipt of my request.

Signature: Philip Makhouli  Date: 7-27-2017
Property Owner of Record (PRINT NAME): JE Rentals, LLC
Address: 3522 University Ave
City: Riverside State: CA Zip: 92501
Daytime Telephone: (909) 227-2516 Facsimile: ()
E-Mail Address: Philipmakhouli@gmail.com

PART 4 – PROJECT ENGINEER/PLANNER/ARCHITECT (IF OTHER THAN APPLICANT)

Firm/Company Name: _____
Contact Name: _____
Address: _____
City: _____ State: _____ Zip: _____
Daytime Telephone: () _____ Facsimile: () _____
E-Mail Address: _____

If any other person should be notified regarding this processing of this request, attach the name, address, and telephone number on an additional sheet and check this box.



COMMUNITY DEVELOPMENT DEPARTMENT
PLANNING DIVISION

3900 MAIN STREET – THIRD FLOOR, RIVERSIDE, CA 92522
PHONE: (951) 826-5371 / FAX: (951) 826-5981
www.riversideca.gov/planning

GENERAL APPLICATION FORM

Refer to development case-type checklist for specific submittal requirements. Failure to fully complete this application and provide information necessary for completeness will result in the rejection of the application.

PART 1 – PROJECT INFORMATION (MUST BE COMPLETED BY APPLICANT)

Project Description (State in detail what you want to do, attach separate sheets if necessary):

paint exterior of 3532 University Ave front & back of building
with BEHR paint in color "IRON MOUNTAIN"

TRIM will remain copper color but will be refreshed

Site Address: 3532 University Ave Riverside Ca 92501

Assessor's Parcel Number(s): 213 302 0047

Size of Subject Property (if known): 17 sq

- Attach a copy of the most recent Grant Deed.
- If your request is not for the entire property described on the deed, attach a metes and bounds description.
- Attach a copy of the Assessor's Plot Map showing the subject site.

PART 2 – APPLICANT INFORMATION

Firm/Company Name: Sullivan Home Services, Inc. 3000 Main Street

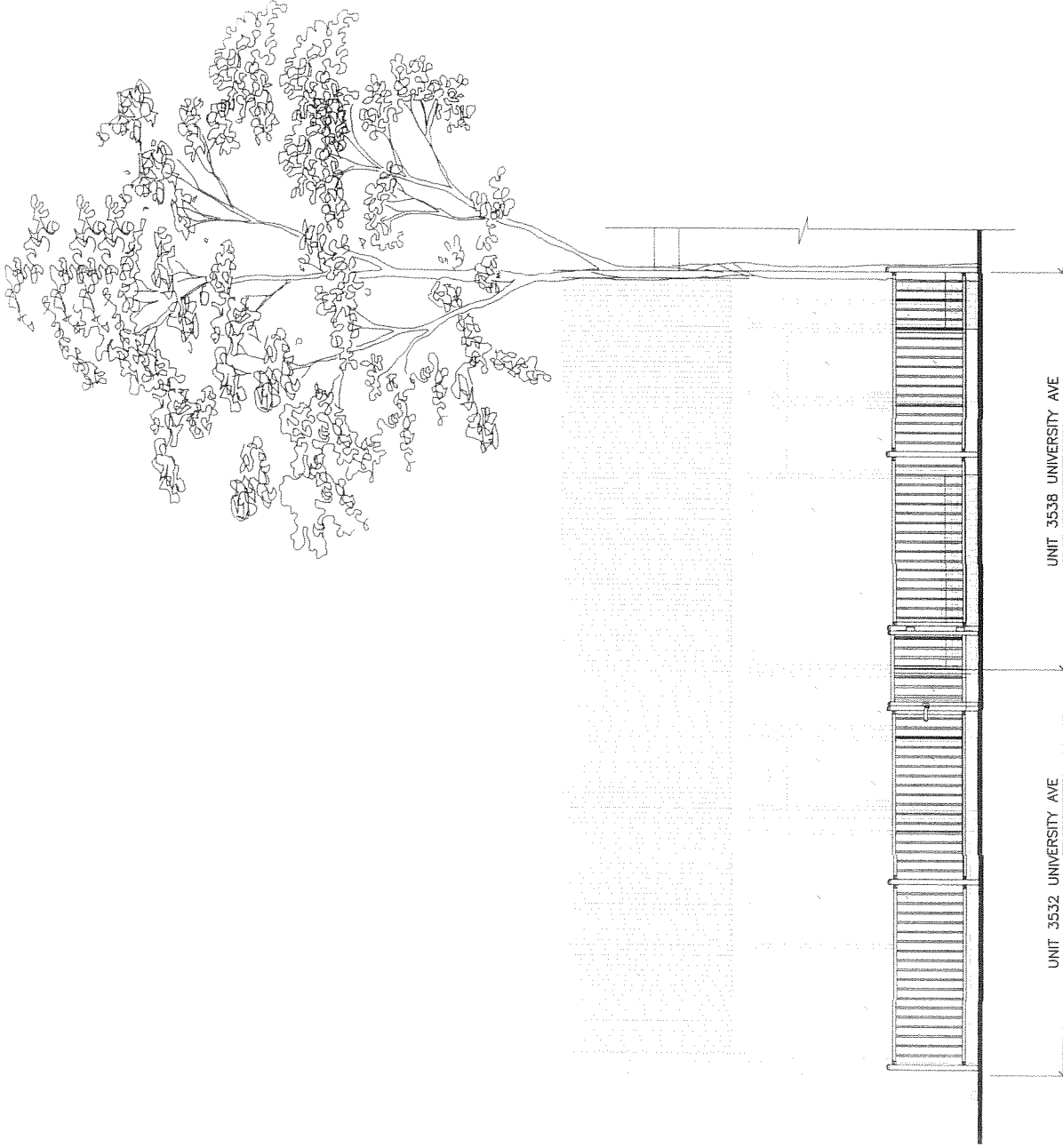
Contact Name: Mike Bayliss

Address: 3532 University Ave

City: Riverside State: Ca. Zip: 92506

Daytime Telephone: (951) 245-2000 Facsimile: (951) 245-2000

E-Mail Address: bayliss@homeandmore.com

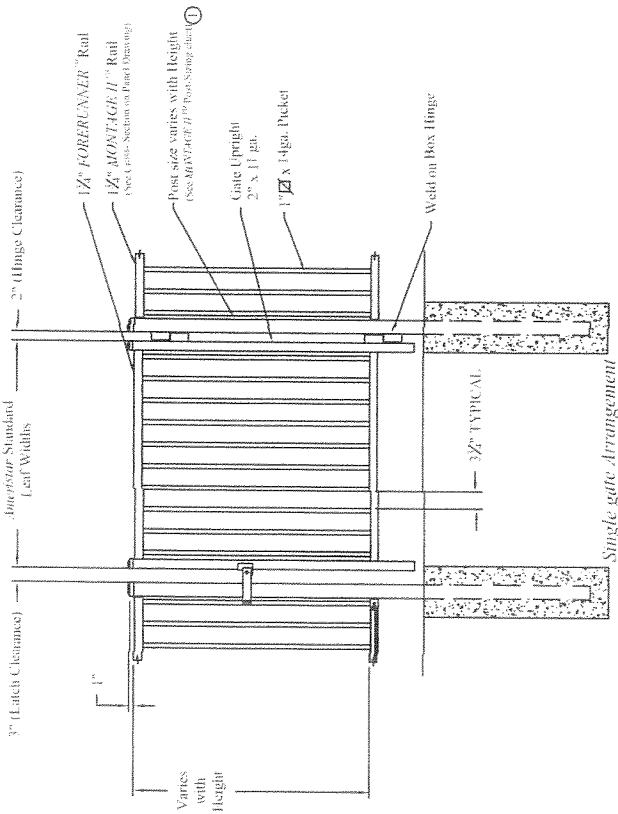


ELEVATION

SCALE: N.T.S.

E17-0341

GATE

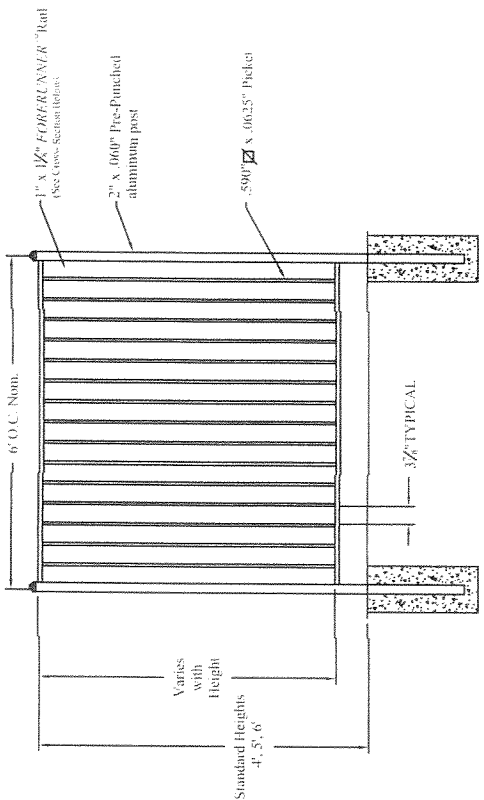


NOTES:

- 1.) Post size depends on fence height, weight and wind loads. See *HEIGHT*™ specifications for post sizing chart.
- 2.) See *HEIGHT*™ specifications for post spacing chart.
- 3.) Additional styles of gate hardware are available on request. This could change the Latch & Hinge Clearance.
- 4.) Third & Fourth rail optional.

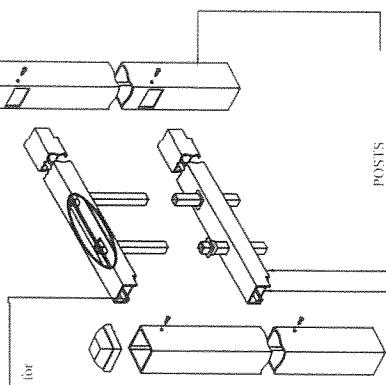
Single gate Arrangement

FENCE



INTERNAL RETAINING ROD

Variable pitch connection system for ease of installation, high angle bias ability and elimination of unsightly external fasteners.



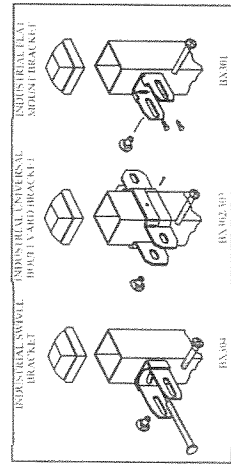
INTERIOR GUIDE CHANNEL

Channel forms lower limit of rafterway for retaining rod and allows for high angle bias ability.

FORERUNNER™ RAIL

"U"-Channel specially formed high strength architectural shape.

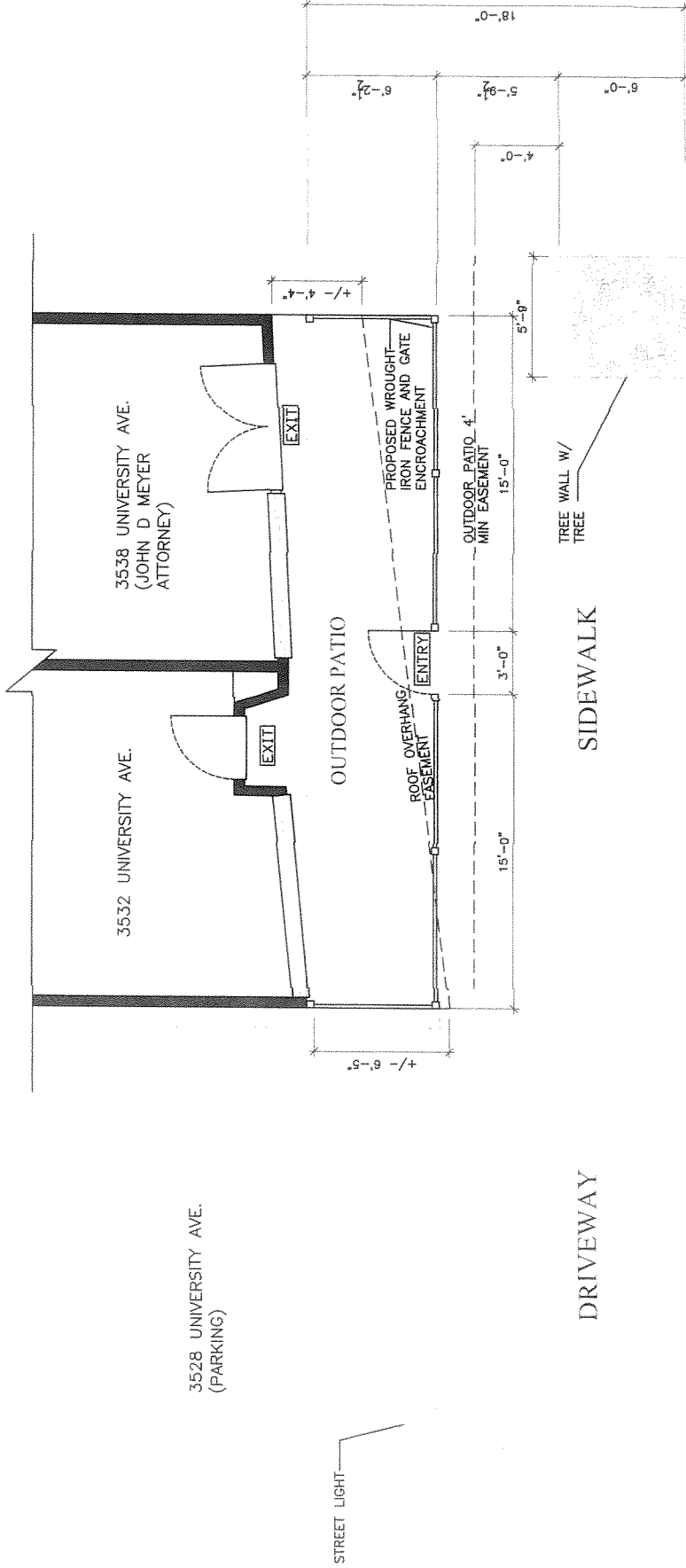
POSTS
Special extruded aluminum shape with reinforced corners, pre-punched to eliminate brackets.



Values shown are nominal and not to be used for installation purposes. See product specification for installation requirements.

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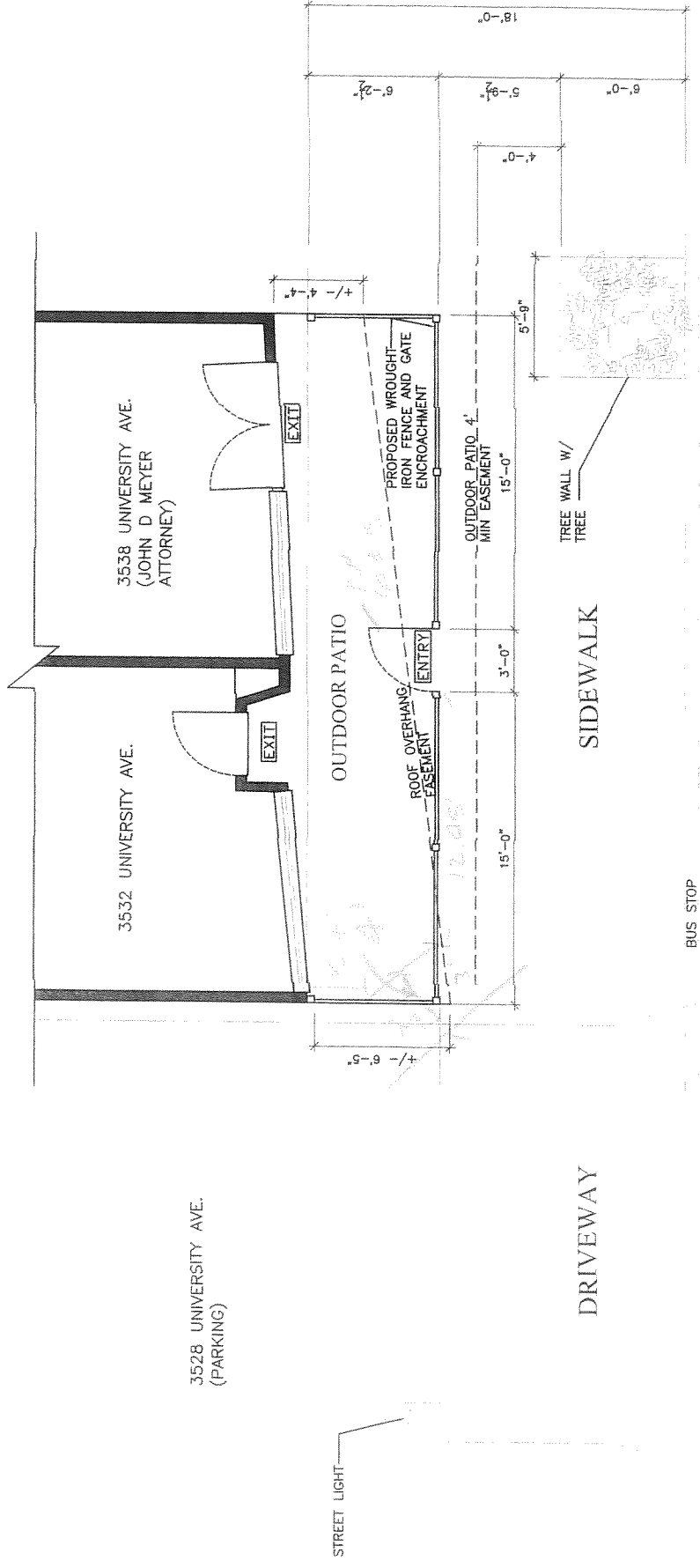


3528 UNIVERSITY AVE.
(PARKING)

SITEPLAN

SCALE: N.T.S.

E17-0341



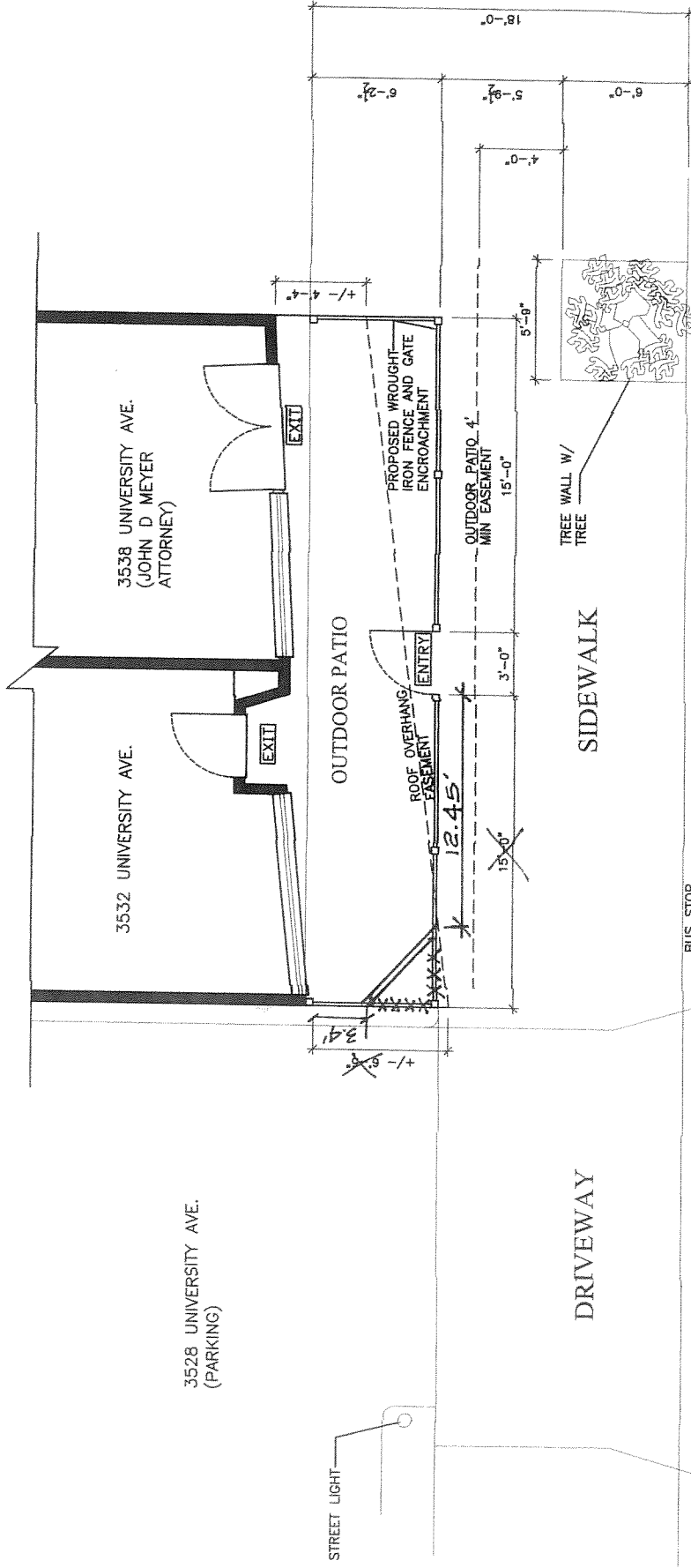
post height 44'6"

fence 38'

SITEPLAN

SCALE: N.T.S.

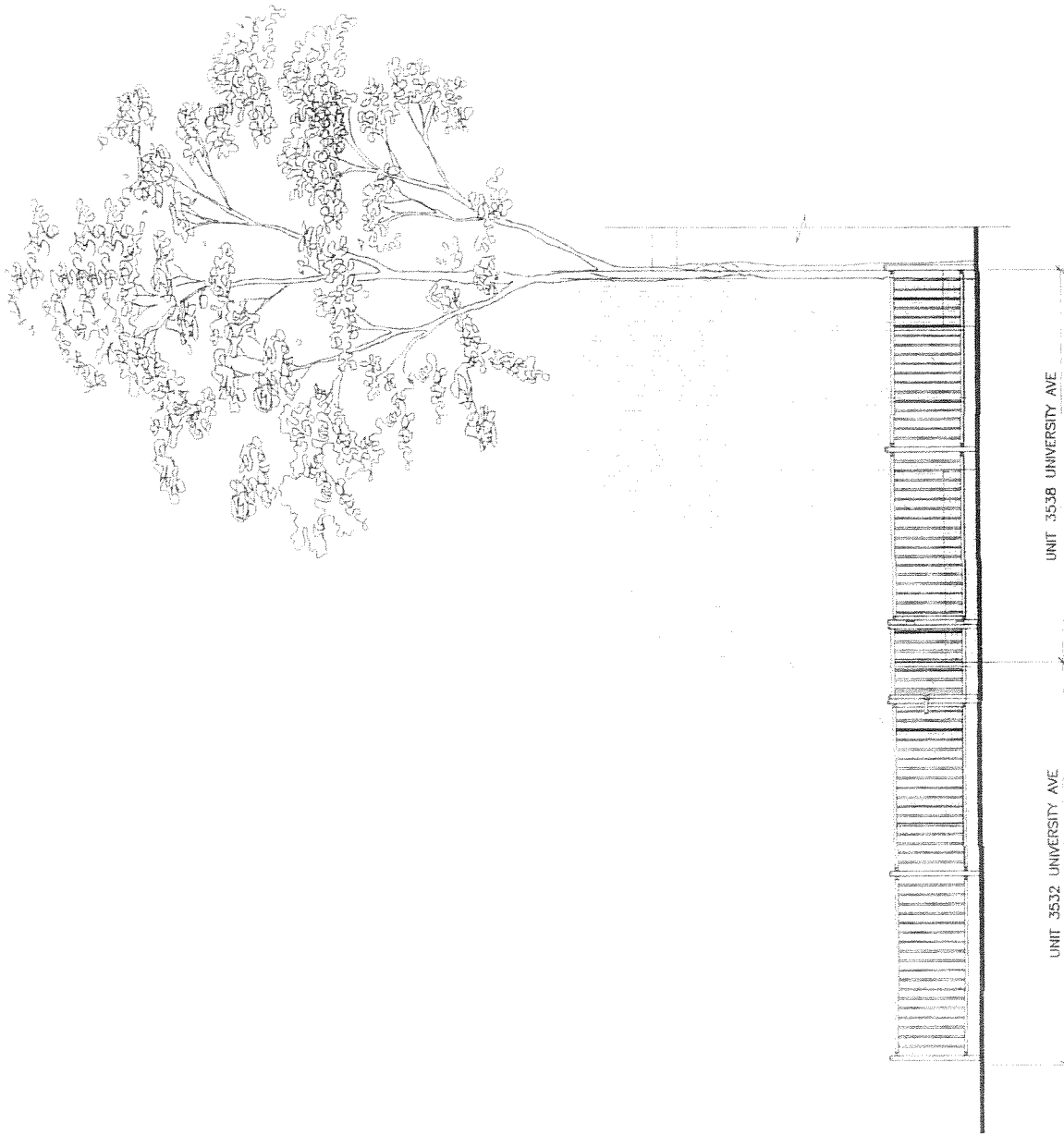
E17-0341



SITEPLAN

SCALE: N.T.S.

E17-034H

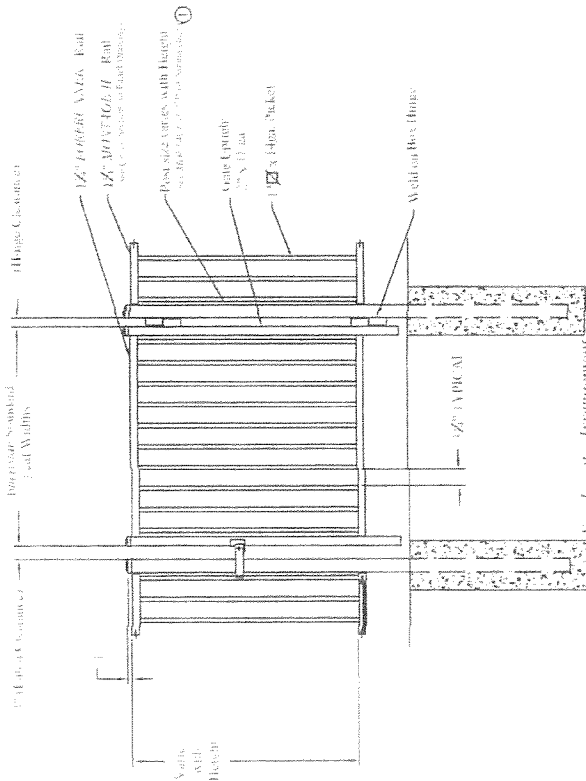


ELEVATION

SCALE: N.T.S.

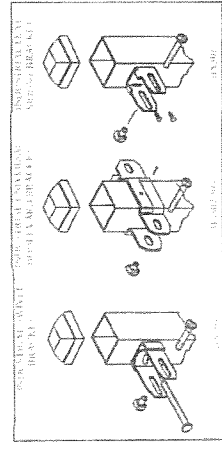
E17-0341

GATE



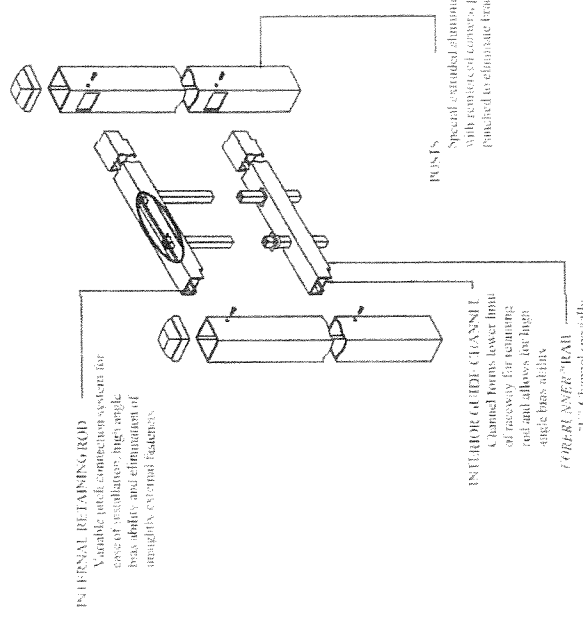
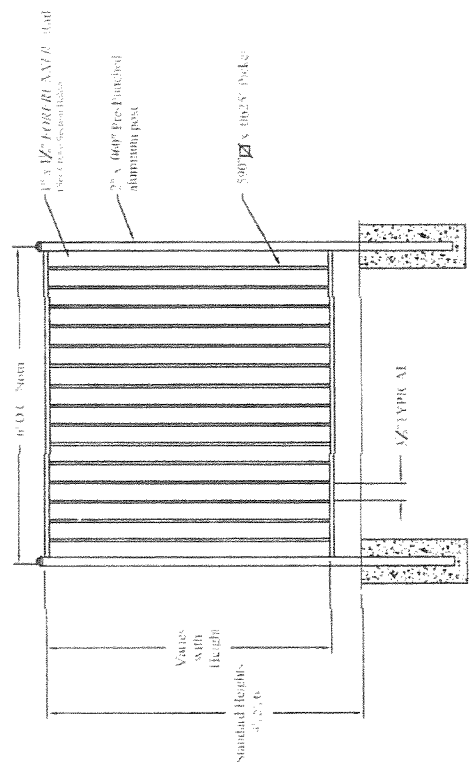
NOTES:

- 1 Post size depends on fence height, weight and wind loads. See *MEYER H-11* specifications for post sizing chart.
- 2 See *MEYER H-11* specifications for standard cut to ends. Custom gate openings available for special cut to end field widths.
- 3 Additional styles of gate hardware are available on request. (This could change due to labor & hinge connection.)
- 4 1/2" Channel (with rail optional).

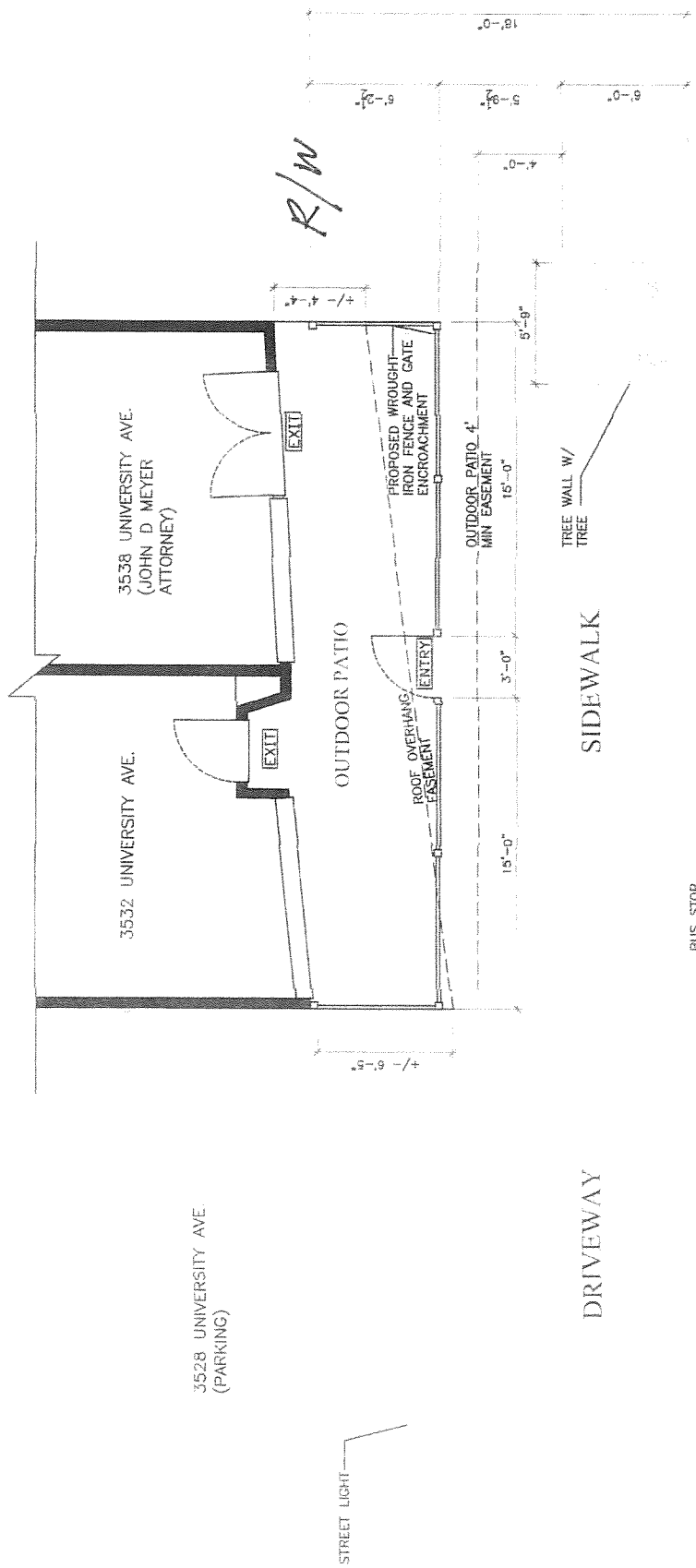


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FENCE



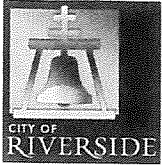
Values shown are nominal and not to be used for installation purposes. See product specifications for installation requirements.



SITEPLAN

SCALE: N.T.S.

E17-0341



City of Riverside

The following are requirements that need to be met for your permit #PW17-0341.

- 1 Permittee acknowledges that the area of encroachment is owned or controlled by the City of Riverside.
- 2 Permittee acknowledges that the described property could be needed for a proposed or planned public improvement and the City may revoke this permit. Upon written notice of revocation, the permittee shall, within the time prescribed by the City, remove all improvements placed, constructed or maintained. If the permittee fails to abide by the removal order of the City, the City shall have the right to remove and destroy the improvements without reimbursement to the permittee. The cost of such removal shall be paid by the permittee to the City and shall constitute a debt owed to the City.
- 3 Permittee waives the right of claim, loss, damage or action against the City resulting from revocation, termination, removal of improvements or any action of the City, its officers, agents or employees taken in accordance with the terms herein.
- 4 If the Public Works Director of the City of Riverside finds that the permittee is in default of the terms of this permit, that shall be cause for revocation.
- 5 Permittee herewith agrees to hold the City of Riverside harmless from and against all claims demands, costs, losses, damages, injuries, actions for damages and/or injuries, and liability in connection with the construction, encroachment, and/or maintenance to be done by permittee within the described property.
- 6 Prior to any construction taking place on City controlled property, permittee shall obtain a Construction Permit or Street Opening Permit from the City Public Works Department.
- 7 The permittee agrees to insure that construction of their improvements will not interfere in any way with any existing City or utility facilities.
- 8 Permittee acknowledges that existing city or utility facilities will require future maintenance, reconstruction, and revisions and that facilities may be added, any of which may result in removal or alteration of the permittee's improvements without reimbursement to the permittee.
- 9 Prior to construction, permittee shall contact Underground Service Alert to field locate existing utility lines. Any conflicts discovered will void the permit until acceptable revisions are made. It shall be Permittee's responsibility to determine the location and required clearances from all public and private utility, sewer and drainage facilities prior to drilling and shall only drill in compliance with such clearance requirements.
- 10 Permittee is required to obtain all necessary permits and approvals from all City Departments and/or Agencies, City or otherwise, prior to constructing the improvements specified in this Encroachment Permit and to comply with all codes, laws, ordinances and regulations.

E17-0341