

BOARD OF
BUILDING AND SAFETY
COMMISSIONERS

JAVIER NUNEZ
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CITY OF LOS ANGELES
CALIFORNIA



ERIC GARCETTI
MAYOR

DEPARTMENT OF
BUILDING AND SAFETY
201 NORTH FIGUEROA STREET
LOS ANGELES, CA 90012

OSAMA YOUNAN, P.E.
GENERAL MANAGER
SUPERINTENDENT OF BUILDING

JOHN WEIGHT
EXECUTIVE OFFICER

October 18, 2022

Honorable City Council
Room 395, City Hall
Los Angeles, CA 90012
Attention: Lisa Hughes

SUBJECT: REFUND CLAIM FROM SUTHERLIN, BRETT AND KAREN - LINKAGE FEES

Honorable Members:

In accordance with the Los Angeles Municipal Code (LAMC) Sections 22.12 and 22.13, the Los Angeles Department of Building and Safety (LADBS) requests Council approval of refund claim number 161197 in the amount of \$166,266.24.

On February 1, 2021, LADBS received payment in the amount of \$213,179.16 from Brett M Sutherlin Trustee (Claimant) under building permit 19010-20000-04542 for the project located at 764 N. Patterson Pl, Pacific Palisades, CA 90272. Subsequently, the Claimant executed a Covenant and Agreement Regarding the Payment of Linkage Fees which was filed/recorded with the LA County Recorder's Office on September 7, 2021. The Claimant submitted a claim for refund on March 15, 2022 for the linkage fees. LADBS recommends approval of the claim for refund in the amount of \$166,266.24. Attached are supporting documents regarding the claim for refund.

Should you have any questions regarding this matter, please contact the LADBS Chief Accounting Employee at (213) 482-6782. Thank you for your consideration.

Sincerely,

for

Osama Younan
General Manager
Los Angeles Department of Building and Safety

**CITY OF LOS ANGELES
CLAIMS BOARD**

**RECOMMENDATION OF THE CLAIMS BOARD
FOR CONSIDERATION BY THE CITY COUNCIL**

The Honorable City Council
City of Los Angeles
Room 395, City Hall
200 North Spring Street
Los Angeles, CA 90012

Honorable Members:

At its meeting on November 7, 2022, the Claims Board of the City of Los Angeles considered a report of the Department of Building and Safety in the matter of:

Refund Claim From Sutherlin, Brett and Karen – Linkage Fees re: Claim No. 161197

and voted (**2/0**) that your Honorable Body (**approve**/reject) the recommendation of the Department of Building and Safety.

Other action: _____

Claims Board, City of Los Angeles

By: /s/ Kellilyn Porter
Chairperson

cc: City Attorney



Margarit Avesyan <margarit.avesyan@lacity.org>

11/7/22 Claims Board

Kelli Porter <kelli.porter@lacity.org>

Mon, Nov 7, 2022 at 2:47 PM

To: Margarit Avesyan <margarit.avesyan@lacity.org>

The Claims Board approved items 2-21 by 2/0

Kellilyn Porter

Assistant City Attorney

Claims and Risk Management Division

City Hall East ■ 200 N. Main Street, 8th Floor ■ Los Angeles, CA 90012 ■ (213) 978-8373

*****Confidentiality Notice*****

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161197



CLAIM #

2022 MAR 15 PM 12:18

RECEIVED
CITY CLERK'S OFFICE

Received Date Stamp

CLAIM FOR REFUND

Sutherland, Brett and Karen TRS
SUTHERLIN (Last) BRETT (First)

2752 W High Mountain Rd #1502, Park City, Utah 84098

310-339-8171 KarenSutherland@Gmail.com

REFUND INFORMATION

JOB LOCATION: 764 PATTERSON PLACE

Amount Claimed \$ 166,266.24 Date Fees Paid: 11/20/2020

RECEIPT #/PERMIT #/REFERENCE #: PERMIT # 19010-20000-04542

STATE REASON FOR REQUESTING A REFUND - (Details):
linkage fee was charged, owner moved out for construction and will return to primary residence when construction is completed.

NOTE: A Claimant may be required to submit to examination under oath. (Charter Section 217.)
Presentation of a false claim is a felony. (California Penal Code Section 72.)

I HEREBY CERTIFY THAT THE ABOVE STATEMENTS ARE TRUE.

SIGNATURE AND TITLE OF CLAIMANT

3-5-2022

DATE

FOR DEPARTMENT OF BUILDING & SAFETY USE ONLY

AMOUNT APPROVED FOR REFUND \$

166,266.24

REMARKS: Linkage fee was required to be charged. Linkage fee Covenant Affidavit was captured on supplemental permit. The Covenant Affidavit was captured on supplemental permit #19010-20001-04542 issued on 1-19-22.

Audited by:

Date:

Approved by:

Date:

5-16-22 9-22-22

5/27/22

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services and activities.

YES

Thursday, September 15, 2022 14 : 16 PM

LADBS Recommendation Form

CLAIM # 161197
Bureau: Engineering
Division: Green Building

APPROVED

Document Number: 19010-20000-04542
Receipt Number:
Receipt Date:
Fee Period:
Job Address: 764 N Patterson PL

1. Did LADBS perform any work for which the permit or receipt was issued?
 yes

2. Are the reasons given by claimant correct?
 yes

3. Did LADBS initiate an action that resulted in an error?
 yes
 The applicant was not told about the linkage fee affidavit by staff. If they were told, the applicant would have recorded and affidavit and would not have paid the subject linkage fees.

4. Is this a duplicated permit or receipt of the same job or item?
 no

5. Of the gross amount claimed, is the amount claimed pertaining to the(se) particular item(s) correct?
 yes

6. Is a refund recommended?
 yes
 The linkage fees can be refunded because the owner recorded a linkage fee affidavit, which thus exempts the owner of the linkage fee requirement. The linkage Fee affidavit was captured on supplemental permit no. 19010-20001-04542

Reviewed By: JASON HEALEY
Reviewed On: 09/08/2022
Approved By: CHARMIE HUYNH
Approved On: 09/13/2022

Financial Service Div.'s Comments:

Linkage Fee refund only

Liaison's Comments:**Reviewer's Comments:****Supervisor's Comments:**

History

Action	By	On
Review Approved & Returned to FSD	CHARMIE HUYNH	9/13/2022 7:52:18 AM
Review Completed & Submitted for Supervisor Review (to CHARMIE HUYNH)	JASON HEALEY	9/8/2022 2:28:09 PM
Assigned (to JASON HEALEY)	MARGARET KUHN	8/31/2022 1:53:52 PM
Created	MARY SUM	8/31/2022 12:20:33 PM

764 N Patterson Pl



Permit #:
Plan Check # B19VN17536
Event Code:

19010 - 20000 - 04542

Printed: 03/24/22 08:18 AM

Bldg-New GREEN - MANDATORY 1 or 2 Family Dwelling Regular Plan Check Plan Check		City of Los Angeles - Department of Building and Safety APPLICATION FOR BUILDING PERMIT AND CERTIFICATE OF OCCUPANCY		Issued on: 02/01/2021 Last Status: Issued Status Date: 02/01/2021	
<u>1. TRACT</u>	<u>BLOCK</u>	<u>LOT(s)</u>	<u>ARB</u>	<u>COUNTY MAP REF #</u>	<u>PARCEL ID # (PIN #)</u>
TR 41265-A		4		M B 1190-26/29	126B125 976
					<u>2. ASSESSOR PARCEL #</u> 4412 - 009 - 027
<u>3. PARCEL INFORMATION</u>					
LADBS Branch Office - WLA Council District - 11 Census Tract - 2627.06 District Map - 126B125 Energy Zone - 6		Fire District - VHFHSZ Flood Haz. Zone - Outside Flood Zone Hillside Grading Area - YES Hillside Ordinance - YES Lot Size - IRR		Lot Type - Flag Thomas Brothers Map Grid - 631-A5 Area Planning Commission - West Los Angeles Community Plan Area - Brentwood - Pacific Palisades Near Source Zone Distance - 0	
ZONES(S): RIH1					
<u>4. DOCUMENTS</u>					
ZI - ZI-2422 Portero Canyon		ORD - ORD-158616-SA48A		HLSAREA - Yes	
ZI - ZI-2462 Modifications to SF Zones and S		ORD - ORD-160736		CPC - CPC-14366	
ZI - ZI-2465 R1 Variation Zones in the Pacific		ORD - ORD-184802		CPC - CPC-1981-29827	
ORD - ORD-129279		ORD - ORD-184817		CPC - CPC-2005-8252-CA	
				CPC - CPC-2016-2110-CA CPC - CPC-2016-2112-ZC CPC - CPC-2016-2115-ZC CPC - CPC-7908	
<u>5. CHECKLIST ITEMS</u>					
Flood Certif. - Flood Certif. Not Req'd		Special Inspect - Grade Beam/Caisson		Fabricator Req'd - Structural Steel	
Special Inspect - Anchor Bolts		Special Inspect - Structural Observation		Storm Water - LID Project	
Special Inspect - Concrete>2.5ksi		Fabricator Req'd - Glued-Laminated Timber		Permit Flag - Rec and Parks Fee Memo Req'd	
<u>6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION</u>					
Owner(s): SUTHERLIN, BRETT AND KAREN TRS SUTHI 764 PATTERSON PL PACIFIC PALISADES CA 90272					
Tenant:					
Applicant: (Relationship: Architect)		SAME AS ARCH		COSTA MESA 92628 (714) 556-8299	
<u>7. EXISTING USE</u>		<u>PROPOSED USE</u>		<u>8. DESCRIPTION OF WORK</u>	
		(01) Dwelling - Single Family (07) Garage - Private		(N) 68'1"X136'3-1/2" 2-STORY SFD WITH ROOF DECK, BASEMENT & 4-CAR ATTACHED GARAGE. NFPA 13 D FIRE SPRINKLERS REQ'D	
<u>9. # Bids on Site & Use:</u>					
<u>10. APPLICATION PROCESSING INFORMATION</u>				For inspection requests, call toll-free (888) LA4BUILD (524-2845), or request inspections via www.ladbs.org . To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.	
BLDG. PC By: Marvel Delacruz		DAS PC By:			
OK for Cashier: Jon Blaine		Coord. OK:			
Signature:		Date:		For Cashier's Use Only W/O #: 91004542	
<u>11. PROJECT VALUATION & FEE INFORMATION</u>					
Permit Valuation: \$850,000		Final Fee Period: PC Valuation:			
FINAL TOTAL Bldg-New	213,179.16	Planning Gen Plan Maint Surcharge	281.24		
Permit Fee Subtotal Bldg-New	3,939.00	School District Residential Level 1	38,556.00		
Energy Surcharge		Dwelling Unit Construction Tax	200.00		
Electrical	1,024.14	Residential Development Tax	300.00		
HVAC	512.07	CA Bldg Std Commission Surcharge	34.00		
Plumbing	1,024.14	Green Building			
Plan Check Subtotal Bldg-New	0.00	Permit Issuing Fee	0.00		
Plan Maintenance	78.78	Linkage Fee	166,266.24		
E.Q. Instrumentation	110.50				
D.S.C. Surcharge	200.66				
Sys. Surcharge	401.32				
Planning Surcharge	241.07				
Planning Surcharge Misc Fee	10.00				
Sewer Cap ID:	Total Bond(s) Due:				
<u>12. ATTACHMENTS</u>					
Hillside Referral Form		Signed Declaration			
Plot Plan					

Payment Date: 02/01/21
Receipt No: 2021032003-17
Amount: \$213,179.16
Method: ICL Check

2021VN00139



* 0 8 0 0 1 1 9 0 1 0 2 0 0 0 0 4 5 4 2 F N *

13. STRUCTURE INVENTORY

(Note: Numeric measurement data in the format "number / number" implies "change in numeric value / total resulting numeric value")

19010 - 20000 - 04542

(P) Basement (ZC): +1 Levels / 1 Levels
 (P) Floor Area (ZC): +8896 Sqft / 8896 Sqft
 (P) Height (ZC): +31.83 Feet / 31.83 Feet
 (P) Landscape Area: +2949 Sqft / 2949 Sqft
 (P) Length: +68.08 Feet / 68.08 Feet
 (P) Residential Floor Area: +8896 Sqft / 8896 Sqft
 (P) Stories: +2 Stories / 2 Stories
 (P) Width: +136.29 Feet / 136.29 Feet
 (P) Dwelling Unit: +1 Units / 1 Units
 (P) NFPA-13D Fire Sprinklers Thru-out

(P) Wood (Plywood, OSB, etc.) Shearwall
 (P) R3 Occ. Group: +18346 Sqft / 18346 Sqft
 (P) U Occ. Group: +1572 Sqft / 1572 Sqft
 (P) Parking Req'd for Site (Auto+Bicycle): +2 Stalls / 2 Stalls
 (P) Provided Standard for Site: +4 Stalls / 4 Stalls
 (P) Total Provided Parking for Site: +4 Stalls / 4 Stalls
 (P) Type V-B Construction
 (P) Floor Construction - Concrete Slab on Grade
 (P) Floor Construction - Raised Wood
 (P) Foundation - Concrete Grade Beam

(P) Foundation - Concrete Pile
 (P) Foundation - Continuous Footing
 (P) Foundation - Spread (Pad) Footing
 (P) Roof Construction - Wood Frame/Sheathing
 (P) Wall Construction - Concrete
 (P) Wall Construction - Wood Stud

14. APPLICATION COMMENTS:

** Approved Seismic Gas Shut-Off Valve may be required. ** MAX ALLOWABLE RFA (PER SLOPE BAND ANALYSIS) = 14,293.27
 SF (N) SFD = 9450-9450 (BASEMENT) + 1572-1572 (BASEMENT GARAGE) + 4060 (1ST) + 2991 (2ND) + 514 (OVER-IN-HEIGHT
 CEILING) + 1331 (COVERED PATIOS) = 8896 SF AFFIDAVIT REGARDING MAINTAINANCE OF BUILDING SUPPORT
 RECORDED FOR 748 N PATTERSON PLACE (20201184363) & 851 N ALMA REAL DRIVE (2021184368)

In the event that any box (i.e. 1-16) is filled to capacity, it is possible that additional information has been captured electronically and could not be printed due to space restrictions. Nevertheless the information printed exceeds that required by section 19825 of the Health and Safety Code of the State of California.

15. BUILDING RELOCATED FROM:**16. CONTRACTOR, ARCHITECT & ENGINEER NAME****ADDRESS****CLASS****LICENSE #****PHONE #**

(A) MASSARO, ANTHONY PASQUALE	2533 GREENBRIAR LANE SUITE A,	COSTA MESA, CA 92626		C24376	(714) 556-8299
(C) VOSHALL CONSTRUCTION INC	9909 TOPANGA CANYON #102,	CHATSWORTH, CA 91311	B	920839	(818) 535-5348
(E) ALLEN, THOMAS CHRISTOPHER	2 VENTURE, SUITE 200,	IRVINE, CA 92618		S5460	
(E) DANESHFAR, KOUROSH DAN	19722 ARMINTA ST,	WINNETKA, CA 91306		C68377	
(E) DE, LEON, CYNTHIA AGUILAR	8061 SAN MATEO CIR,	BUENA PARK, CA 90620		C31604	

PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of receiving a request for final inspection (HS 17951).

17. LICENSED CONTRACTOR'S DECLARATION

I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Professional Code related to my ability to take prime contracts or subcontracts involving specialty trades.

License Class: **B** License No.: **920839** Contractor: **VOSHALL CONSTRUCTION INC**

18. WORKERS' COMPENSATION DECLARATION

I hereby affirm, under penalty of perjury, one of the following declarations:

☐ I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.

☐ I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:

Carrier: _____ Policy Number: _____

☐ 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 workers' compensation laws of California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.

WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.

19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING

I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at (909) 396-2336 and the notification form at www.aqmd.gov. Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 buildings due to the presence of lead per section 6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or www.dhs.ca.gov/childlead.

20. CONSTRUCTION LENDING AGENCY DECLARATION

I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civil Code).

Lender's Name (If Any): _____ Lender's Address: _____

21. FINAL DECLARATION

I certify that I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOVE DECLARATIONS 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 to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).

By signing below, I certify that:

(1) I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration / Lead Hazard Warning, Construction Lending Agency Declaration, and Final Declaration; and

(2) This permit is being obtained with the consent of the legal owner of the property.

Print Name: _____ Sign: _____ Date: _____ ☐ Contractor ☐ Authorized Agent

6262 Van Nuys Blvd., 2nd Floor
Van Nuys, CA 91401

Receipt

Your Reference Number:

2021032003-17

02/01/2021 11:11:36 AM

rkhachatryan

TRANSACTIONS

LADBS PERMIT	\$213,179.16
2021032003-17-1	

Name: -
Job Address: 764 N PATTERSON PL
Permit Number: 19010-20000-04542
Building Permit Reference Number: 2021VN00139

D.S.C. Surcharge	\$200.66
Plan Maintenance	\$78.78
School District Residential Level 1	\$38556.00
E.Q. Instrumentation	\$110.50
Sys. Surcharge	\$401.32
Planning Surcharge	\$241.07
Planning Gen Plan Maint Surcharge	\$281.24
Planning Surcharge Misc Fee	\$10.00
Permit Issuing Fee	\$0.00
Linkage Fee	\$166266.24
Dwelling Unit Construction Tax	\$200.00
Residential Development Tax	\$300.00
CA Bldg Std Commission Surcharge	\$34.00
Permit Fee Subtotal Bldg-New	\$3939.00
Electrical	\$1024.14
HVAC	\$512.07
Plumbing	\$1024.14
Plan Check Subtotal Bldg-New	\$0.00

Total Amount: \$213,179.16

PAYMENT

ICL Check	\$213,179.16
------------------	---------------------

Check Number: 0128

NM 3/29/22

iPayment Reference Number:

2021032003-17

Effective Date 2/1/2021

Workgroup Van Nuys

User rkhachatryan

BRETT M SUTHERLIN TTEE		LMA	128
KAREN S SUTHERLIN TTEE			
764 PATTERSON PL			87-176/843
PACIFIC PLSDS CA 90272-4376		<u>11-23-20</u>	30
		Date	
Pay to the	<u>CITY OF LA</u>		\$213,179. ¹⁶
Order of			
<u>TWO HUNDRED THIRTEEN THOUSAND ONE HUNDRED</u>		<u>Seventy & 16/100</u>	
		<u>Dollars</u>	
Merrill Lynch			
Bank of America Corporation			
For	<u>Building Permit</u>		
⑆084301767⑆ 950003792556⑆0128			

iPayment Reference Number:	
2021032003-17	
Effective Date 2/1/2021	
Workgroup Van Nuys	
User rkhachatryan	
<div><div>FOR DEPOSIT ONLY</div><div>PAY TO THE ORDER OF WELLS</div><div>City of LA Building and Safety</div><div>#602-Van Nuys</div><div>2000045258695</div><div>02/01/2021 11:12:02 AM</div><div>2021032003-17</div><div>\$213179.16</div></div>	

Recorded at the request of and mail to:

21128079

VOSHAL CONSTRUCTION

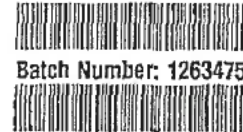
(Name)

9909 TORANGA CTN

(Address)

CHATEAUNORTH CA 91311

City, State, & Zip



Batch Number: 12634759

Date of Recording:

SPACE ABOVE THIS LINE FOR RECORDER'S USE

COVENANT AND AGREEMENT REGARDING THE PAYMENT OF LINKAGE FEES TO THE CITY OF LOS ANGELES

(Pre-printed text shall not be changed except when done by an authorized Building and Safety employee.)

The undersigned hereby certify that I am/we are the sole fee simple owner(s) of real property located in the City of Los Angeles, State of California that is legally described as follows:

LEGAL DESCRIPTION:

LOT=4 TRACT=TR 41205-A ASSESSOR PARCEL 4412-009-027
as recorded in Book 1190 Page 26129 Records of Los Angeles County ("Property").

The Property is located at and is known by the following ADDRESS: 764 N Patterson Pl, Pacific Palisades, CA 90272
In compliance with Section 19.18.B.2(f) of the Los Angeles Municipal Code, I/we hereby agree and covenant with the City of Los Angeles ("City") to pay a Linkage Fee (as defined in LAMC Section 19.18.A), the amount of which shall be determined based on the applicable Linkage Fee schedule in effect at the time of payment if the Property is sold within three (3) years after the date of City's issuance of Building Permit Application No. 19010-20000-04542. If the Property is not sold during the said three-year period, then this covenant shall automatically (without any action by the City) terminate and be of no further force and effect. If the Property is sold (as may be evidenced by a title-vesting document on title) during the said three-year period, then this covenant shall remain in full force and effect until a Notice of Termination is recorded to expressly terminate this covenant. Such Notice of Termination shall be provided by the City once the applicable Linkage Fee has been paid in full to the City. This covenant and payment obligation set forth hereunder, shall run with the land and shall be binding upon myself/ourselves, and future owners, encumbrances, my/our successors, heirs, or assignees, regardless of who obtained said building permit.

CARTOGRAPHER'S
USE ONLY

Owner's Name(s) Sutherlin, Brett and Karen TRST Sutherlin

(Please type or print)

Signature of Owner's/Owners' Name(s) [Redacted] (sign)

Two Officers' Signatures Required for Corporations BRETT SUTHERLIN TRUSTEE (sign)

Name of Corporation _____
Dated this _____ day of _____ 20____

SIGNATURES MUST BE NOTARIZED

(Notary acknowledgement must be attached)

FOR DEPARTMENT USE ONLY

MUST BE APPROVED BY the Dept. of Building and Safety prior to recording

Covenant for City Department
To be completed for City owned property only.

APPROVED BY: Mameli Relucio Date: 6/16/2021

UTAH ACKNOWLEDGMENT
Utah Code Annotated 46-1-6.5

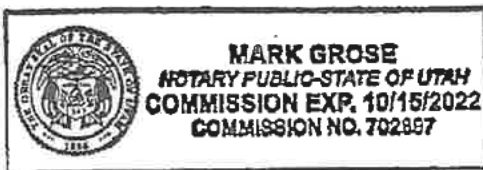
State of Utah }
County of Summit } ss.

On this 1st day of Feb, in the year 2021, before me Mark Grose
Date Month Year Name of Notary Public

a Notary Public, personally appeared Brett Sutherland

Name(s) of Document Signer(s)

proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to in this document, and acknowledged he/she/they executed the same.



[Signature]
Signature of Notary Public

Place Notary Seal/Stamp Above

OPTIONAL

Completing this information can deter alteration of the document or
fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

This page is part of your document - DO NOT DISCARD



20211364911



Pages:
0003

Recorded/Filed in Official Records
Recorder's Office, Los Angeles County,
California

09/07/21 AT 01:17PM

FEES :	23.00
TAXES :	0.00
OTHER :	0.00
SB2 :	75.00
PAID :	98.00



LEADSHEET



202109072860011

00021128079



012634759

SEQ:
01

DAR - Mail (Intake)



THIS FORM IS NOT TO BE DUPLICATED

764 N Patterson Pl



Permit #:
Plan Check #: B21VN10007
Event Code:

19010 - 20001 - 04542

Printed: 09/29/22 08:01 AM

Bldg-Alter/Repair GREEN - NONE 1 or 2 Family Dwelling Regular Plan Check Plan Check		City of Los Angeles - Department of Building and Safety APPLICATION FOR BUILDING PERMIT AND CERTIFICATE OF OCCUPANCY		Issued on: 01/19/2022 Last Status: Issued Status Date: 01/19/2022	
1. TRACT	BLOCK	LOT(s)	ARB	COUNTY MAP REF #	PARCEL ID # (PIN #)
TR 41265-A		4		M B 1190-26/29	126B125 976
					2. ASSESSOR PARCEL # 4412 - 009 - 027
3. PARCEL INFORMATION					
LADBS Branch Office - WLA Council District - 11 Census Tract - 2627.06 District Map - 126B125 Energy Zone - 6		Fire District - VHFHSZ Flood Haz. Zone - Outside Flood Zone Hillside Grading Area - YES Hillside Ordinance - YES Lot Size - IRR		Lot Type - Flag Thomas Brothers Map Grid - 631-A5 Area Planning Commission - West Los Angeles Community Plan Area - Brentwood - Pacific Palisades Near Source Zone Distance - 0	
ZONES(S): RIH1					
4. DOCUMENTS					
Z1 - ZI-2422 Portero Canyon		ORD - ORD-158616-SA48A		HLSAREA - Yes	
Z1 - ZI-2462 Modifications to SF Zones and S		ORD - ORD-160736		CPC - CPC-14366	
Z1 - ZI-2465 R1 Variation Zones in the Pacific		ORD - ORD-184802		CPC - CPC-1981-29827	
ORD - ORD-129279		ORD - ORD-184817		CPC - CPC-2005-8252-CA	
5. CHECKLIST ITEMS					
Combine Elec - Wrk. per 91.107.2.1.1.1					
Combine Plumbg - Wrk. per 91.107.2.1.1.1					
Combine HVAC - Wrk. per 91.107.2.1.1.1					
6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION					
Owner(s): SUTHERLIN, BRETT AND KAREN TRS SUTHI 764 PATTERSON PL PACIFIC PALISADES CA 90272					
Tenant:					
Applicant: (Relationship: Architect) ANTHONY MASSARO -		SAME AS ARCH		COSTA MESA 92626 (949) 294-4026	
7. EXISTING USE		PROPOSED USE		8. DESCRIPTION OF WORK	
(01) Dwelling - Single Family (07) Garage - Private				SUPPLEMENTAL PERMIT TO 19010-20000-04542 TO REVISE ARCHITECTURAL PLANS & STRUCTURAL DESIGN AND TO ADD LINKAGE FEE AFFIDAVIT	
9. # Bldgs on Site & Use:				For inspection requests, call toll-free (888) LA4BUILD (524-2845), or request inspections via www.ladbs.org . To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.	
10. APPLICATION PROCESSING INFORMATION					
BLDG. PC By: Marvel Delacruz		DAS PC By:		For Cashier's Use Only W/O #: 91004542	
OK for Cashier: Jon Blaine		Coord. OK:			
Signature:		Date:			
11. PROJECT VALUATION & FEE INFORMATION					
Permit Valuation: \$501		Final Fee Period			
		PC Valuation:			
FINAL TOTAL Bldg-Alter/Repair	365.82	CA Bldg Std Commission Surcharge		1.00	
Permit Fee Subtotal Bldg-Alter/Repair	143.00	Permit Issuing Fee		0.00	
Energy Surcharge		Linkage Fee		0.00	
Electrical	37.18				
HVAC	18.59				
Plumbing	37.18				
Plan Check Subtotal Bldg-Alter/Repair	64.35				
E.Q. Instrumentation	0.50				
D.S.C. Surcharge	9.02				
Sys. Surcharge	18.05				
Planning Surcharge	12.44				
Planning Surcharge Misc Fee	10.00				
Planning Gen. Plan Maint Surcharge	14.51				
Sewer Cap ID:		Total Bond(s) Due:			
12. ATTACHMENTS					
Plot Plan					
Signed Declaration					

Payment Date: 01/19/22
 Receipt No: 2022019003-3
 Amount: \$365.82
 Method: ICL Check

2022VN00051



* 0 8 0 0 1 1 9 0 1 0 2 0 0 0 1 0 4 5 4 2 F N *

13. STRUCTURE INVENTORY

(Note: Numeric measurement data in the format "number / number" implies "change in numeric value / total resulting numeric value")

19010 - 20001 - 04542

14. APPLICATION COMMENTS:

AFFIDAVIT TO WAIVE LINKAGE FEE RECORDED ON 09/07/2021 AND INCLUDED WITH THIS PERMIT (20211364911)

In the event that any box (i.e. 1-16) is filled to capacity, it is possible that additional information has been captured electronically and could not be printed due to space restrictions. Nevertheless the information printed exceeds that required by section 19825 of the Health and Safety Code of the State of California.

15. BUILDING RELOCATED FROM:**16. CONTRACTOR, ARCHITECT & ENGINEER NAME****ADDRESS****CLASS****LICENSE #****PHONE #**

(A) MASSARO, ANTHONY PASQUALE	2533 GREENBRIAR LANE SUITE A,	COSTA MESA, CA 92626		C24376	(714) 556-8299
(C) VOSHALL CONSTRUCTION INC	9909 TOPANGA CANYON #102,	CHATSWORTH, CA 91311	B	920839	(818) 535-5348
(E) ALLEN, THOMAS CHRISTOPHER	2 VENTURE, SUITE 200,	IRVINE, CA 92618		S5460	
(E) DANESHFAR, KOUROSH DAN	19722 ARMINTA ST,	WINNETKA, CA 91306		C68377	
(E) DE, LEON, CYNTHIA AGUILAR	8061 SAN MATEO CIR,	BUENA PARK, CA 90620		C31604	

PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of receiving a request for final inspection (HS 17951).

17. LICENSED CONTRACTOR'S DECLARATION

I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Professional Code related to my ability to take prime contracts or subcontracts involving specialty trades.

License Class: **B** License No.: **920839** Contractor: **VOSHALL CONSTRUCTION INC**

18. WORKERS' COMPENSATION DECLARATION

I hereby affirm, under penalty of perjury, one of the following declarations:

☐ I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.

☐ I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:

Carrier: _____ Policy Number: _____

☐ 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 workers' compensation laws of California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.

WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.

19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING

I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at (909) 396-2336 and the notification form at www.aqmd.gov. Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 buildings due to the presence of lead per section 6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or www.dhs.ca.gov/childlead.

20. CONSTRUCTION LENDING AGENCY DECLARATION

I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civil Code).

Lender's Name (If Any): _____ Lender's Address: _____

21. FINAL DECLARATION

I certify that I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOVE DECLARATIONS 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 to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).

By signing below, I certify that:

(1) I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration / Lead Hazard Warning, Construction Lending Agency Declaration, and Final Declaration; and

(2) This permit is being obtained with the consent of the legal owner of the property.

Print Name: _____ Sign: _____ Date: _____ ☐ Contractor ☐ Authorized Agent

6262 Van Nuys Blvd., 2nd Floor
Van Nuys, CA 91401

Receipt

Your Reference Number:

2022019003-3

01/19/2022 10:49:04 AM

nbaydaline

TRANSACTIONS

LADBS PERMIT \$365.82
2022019003-3-1

Name: ANTHONY MASSARO
Job Address: 764 N PATTERSON PL
Permit Number: 19010-20001-04542
Building Permit Reference Number: 2022VN00051

CA Bldg Std Commission Surcharge	\$1.00
Sys. Surcharge	\$18.05
Planning Surcharge	\$12.44
Planning Gen Plan Maint Surcharge	\$14.51
Permit Issuing Fee	\$0.00
Linkage Fee	\$0.00
Permit Fee Subtotal Bldg-Alter/Repair	\$143.00
Electrical	\$37.18
HVAC	\$18.59
Plumbing	\$37.18
Planning Surcharge Misc Fee	\$10.00
Plan Check Subtotal Bldg-Alter/Repair	\$64.35
E.Q. Instrumentation	\$0.50
D.S.C. Surcharge	\$9.02
Total Amount:	\$365.82

PAYMENT

ICL Check \$365.82

Check Number: 003172

iPayment Reference Number:

2022019003-3

Effective Date 1/19/2022

Workgroup Van Nuys

User nbaydaline

SECURITY FEATURES INCLUDE TRUE WATERMARK PAPER HEAT SENSITIVE ICON AND POLYHOLOGRAM

Voshali Construction Inc
8909 topanga cyn # 102
Chatsworth 91311

wells fargo
18-2012N

3172

1-8-22

PAY TO THE ORDER OF CITY OF L.A. \$365 ⁸³/₁₀₀

THREE HUNDRED SIXTY FIVE ⁸³/₁₀₀ DOLLARS

MEMO

1100317211 1220002471 819969594411

VA
VA
VA
VA

Defining Bank 4

11-8-22

iPayment Reference Number:

2022019003-3

Effective Date 1/19/2022

Workgroup Van Nuys

User nbaydaline

FOR DEPOSIT ONLY
PAY TO THE ORDER OF JP MOR
City of LA Building and Safety
#602-Van Nuys
668270322
01/19/2022 10:49:28 AM
2022019003-3
\$365.82

Contractor's License Detail (Personnel List)

Contractor License # 920839

Contractor Name VOSHALL CONSTRUCTION INC

Click on the person's name to see a more detailed page of information on that person

Licenses Currently Associated With

Name RICHARD BURDETTE VOSHALL
Title RMO / CEO / PRES
Association Date 08/14/2008
Classification B

Licenses No Longer Associated With

CLAIM FOR REFUND - PAYMENTS

CLAIM # 161197

			TOTAL	20%	NET
FEE	FUND	FUND	AMOUNT	RETENTION	REFUND
TYPE		TYPE	PAID	AMOUNT	AMOUNT
B-CI	48R/08/4202/3921	AP10		-	-
LINKAGE	59T/43/4680/468001	AP10	\$ 166,266.24		\$ 166,266.24
TOTAL			\$ 166,266.24	\$ -	\$ 166,266.24

EB 8/9/22