



# City of Belle Isle

Universal Engineering Sciences 3532 Maggie Blvd., Orlando, FL 32811  
Tel 407-581-8161 \* Fax 407-581-0313 \* [www.universalengineering.com](http://www.universalengineering.com)

JUL 29 2021

## Building / Land Use Permit Application

DATE: 7/26/2021

PERMIT # 2021-08-011

PROJECT ADDRESS 7145 Conway Cir, Belle Isle, FL X 32809 32812

PROPERTY OWNER Enrique & Danielle de Arrigoitia PHONE 407-3259798 VALUE OF WORK (labor & material) \$ 80,000

### PLEASE LIST THE NATURE OF YOUR PROPOSED IMPROVEMENTS

Master Suite Addition -

Please provide information, if applicable.

- SINGLE FAMILY RESIDENCE:** 8.5"x11" Plat Survey, Plot Plan of Home and Floor Plans of New Construction/Revision Required
- BOAT DOCK:** DEP Clearance Required with Application (Call 407-897-4100); please provide a copy of their report
- SEPTIC SYSTEM (RESIDENTIAL):** - Provide verification of OC Health Dept approval for on-site septic tank system, per FAC Chap. 64E-6
- Homeowners will be required to have a contractor on record for homes that are rented and/or not homestead

25-23-29-588415-110

Please Complete for the City of Belle Isle Zoning Review: Parcel Id Number: \_\_\_\_\_

To obtain this information, please visit <http://www.ocpafl.org/Searches/ParcelSearch.aspx>

**SPECIAL CONDITIONS: STRUCTURES MAY NOT ENCROACH INTO ANY EASEMENT OR REQUIRED SETBACK.** Survey specific foundation plan required to show compliance with zoning setbacks. Note: this Zoning Approval MAY or MAY NOT be in conflict with your Deed Restrictions. For New Single Family Residence, a Traffic Impact Fee and School Impact will be assessed.

Wind Exposure Category: B X C \_\_\_ D \_\_\_

PLANNING & ZONING APPROVAL: \_\_\_\_\_

PLEASE COMPLETE for Building Review (min. of 2 sets of signed/sealed plans required)

CONSTRUCTION TYPE Block

OCCUPANCY GROUP Comm 1 Res: X Single Fam Multi Fam

#BLDG. \_\_\_\_\_ #UNITS \_\_\_\_\_ #STORIES \_\_\_\_\_ TOTAL SQ.FT. 2220

MAX. FLOOR LOAD \_\_\_\_\_ MAX. OCCUPANCY \_\_\_\_\_

MIN. FLOOD ELEV. \_\_\_\_\_ LOW FLOOR ELEV. \_\_\_\_\_

WATER SERVICE \_\_\_\_\_ WELL \_\_\_\_\_ SEPTIC X

BUILDING REVIEWER \_\_\_\_\_ DATE \_\_\_\_\_

VERIFIED CONTRACTOR'S LICENSE & INSURANCE ARE ON FILE \_\_\_\_\_ DATE \_\_\_\_\_

Per FSS 105.3.3:

An enforcing authority may not issue a building permit for any building construction, erection, alteration, modification, repair or addition unless the permit either includes on its face or there is attached to the permit the following statement: "NOTICE: In addition to the requirements of this permit, there may be additional restrictions applicable to this property that may be found in the public records of this county, and there may be additional permits required from other governmental entities such as water management districts, state agencies, or federal agencies."

JJ's Waste & Recycling is by legal contract the sole authorized provider of garbage, recycling, yard waste, and commercial garbage and construction debris collection and disposal services with the city limits of the City. Contractors, homeowners and commercial businesses may JJ's Waste & Recycling at 407 298-3932 setup accounts for Commercial, Construction Roll Off, or other services needed. Rates are fixed by contract and are available at City Hall or from JJ's Waste & Recycling. The City enforces the contract through its code enforcement office. Failure to comply will result in a stop work order.

SEPARATE PERMITS ARE REQUIRED FOR ROOFING, ELECTRICAL, PLUMBING, GAS, MECHANICAL, SIGNS, POOLS, ENCLOSURES, ETC.

Page 1 of 2

1571K  
4879

25  
316  
341  
170.50  
511.50

REVIEW	Date: Sent	RCD
SPRINKLERS REQ'D	Y	N <u>X</u>
If Required - SUBMIT COPY OF PLANS FOR FIRE		
ZONING	<u>Y</u>	N \$ <u>165.-</u>
CERT OF OCC	Y	N \$ _____
TRAFFIC	Y	N \$ _____
SCHOOL	Y	N \$ _____
FIRE	Y	N \$ _____
SWIMMING POOL	Y	N \$ _____
SCREEN ENCLOSURE	Y	N \$ _____
ROOFING	Y	N \$ _____
BOAT DOCK	Y	N \$ _____
BUILDING	<u>Y</u>	N \$ <u>511.50</u>
WINDOW(S)	Y	N \$ _____
DOOR(S)	Y	N \$ _____
FENCE	Y	N \$ _____
SHED	Y	N \$ _____
DRIVEWAY	Y	N \$ _____
OTHER	Y	N \$ _____

1% BCAIB FEE 5.12

1.5% DCA FEE 7.67

TOTAL 689.29

### OTHER PERMITS REQUIRED:

ELECTRICAL	Y	NA
PREPOWER	Y	NA
MECHANICAL	Y	NA
PLUMBING	Y	NA
ROOFING	Y	NA
GAS	Y	NA

SPRINKLERS REQ'D Y N  
If Required - SUBMIT COPY OF PLANS FOR FIRE

Arguing about S/S plans

OLD

Susan Manchester

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**From:** Susan Manchester  
**Sent:** Monday, October 18, 2021 8:25 AM  
**To:** 'Jason Pliske'; CobiPermits  
**Cc:** Danielle Deitz; David M. Olivieri, CBO, CFM  
**Subject:** RE: 7145 Conway Circle - Residential Permit App 2021-08-011 for home addition needs signed/sealed plans

Hello,

**FBC [A]107.1 General.**

Submittal documents consisting of *construction documents*, statement of *special inspections*, geotechnical report and other data shall be submitted in two or more sets with each *permit* application. The *construction documents* shall be prepared by a *registered design professional* where required by Chapter 471, Florida Statutes or Chapter 481, Florida Statutes. Where special conditions exist, the *building official* is authorized to require additional *construction documents* to be prepared by a *registered design professional*.

Our Building Official/Department Manager David Olivieri requires signed/sealed plans by an architect OR engineer for the City of Belle Isle if the work is structural in nature. **A home addition needs signed/sealed plans**, and April Fisher cannot do a zoning review without a marked survey and S/S plans.

Thank you,

Susan Manchester  
Permit Administration for the City of Belle Isle  
Building Inspections and Code Compliance Department

3532 Maggie Blvd  
Orlando, FL 32811  
p 407-423-0504 Ext 23309 | f 407-423-3106



**From:** Jason Pliske <jason.pliske@gmail.com>  
**Sent:** Wednesday, October 13, 2021 1:07 PM  
**To:** CobiPermits <CobiPermits@universalengineering.com>  
**Cc:** Danielle Deitz <danielle8495@gmail.com>  
**Subject:** 7145 Conway Circle - Residential Permit



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**Building Permit (Land Use) Application**  
 To be completed as required by State Statute Section 713 and other applicable sections.

**PERMIT # 2021-08-011**

Owner's Name Enrique and Danielle de Arrigoitia  
 Owner's Address 7145 Conway Circle Belle Isle, FL 32809

Contractor Name	N/A	Company Name	N/A
License #	N/A	Company Address	N/A
Contact Phone/Cell	407-399-1244	City, State, ZIP	N/A
Contact Email	Marc@dearrigoitia.com	Contact Fax	N/A

**WARNING TO OWNER:** Your failure to record a Notice of Commencement may result in your paying twice for improvements to your property. A notice of commencement must be recorded if job is \$2500(+) or if A/C Replacement \$7500(+) and posted on the job site before the first inspection. If you intend to obtain financing, consult with your lender or an attorney before recording your Notice of Commencement.

I hereby make Application for Permit as outlined above, and if same is granted I agree to conform to all Division of Building Safety Regulations ([www.floridabuilding.org](http://www.floridabuilding.org)) and City Ordinances ([www.municode.com](http://www.municode.com)) regulating same and in accordance with plans submitted. The issuance of this permit does not grant permission to violate any applicable City and/or State of Florida codes and for ordinances. Application is hereby made to obtain a permit to do the work and installations as indicated. I certify that no work or installation has commenced prior to the issuance of a permit and that all work will be performed to meet the standards of all laws regulating construction in this jurisdiction. I understand that a separate permit must be secured for all other construction including ROOFING, ELECTRICAL, MECHANICAL, PLUMBING, GAS, SIGNS, POOLS, SCREEN ENCLOSURES, ETC.

**OWNER'S AFFIDAVIT:** I certify that all the foregoing information is accurate and that all work will be done in compliance with all applicable laws regulating construction and zoning.

Owner Signature Marc de Arrigoitia  
 The foregoing instrument was acknowledged before me this 07/29/21  
 by Enrique de Arrigoitia who is personally known to me  
 and who produced Florida Drivers License  
 as identification and who did not take an oath.  
 Notary as to Owner Tristan Mangal  
 State of Florida  
 County of Orange

Contractor Signature \_\_\_\_\_  
 COMPANY NAME \_\_\_\_\_  
 The foregoing instrument was acknowledged before me this \_\_\_/\_\_\_/\_\_\_  
 by \_\_\_\_\_ who is personally known to me  
 and who produced \_\_\_\_\_  
 as identification and who did not take an oath.  
 Notary as to Owner \_\_\_\_\_  
 State of Florida  
 County of Orange

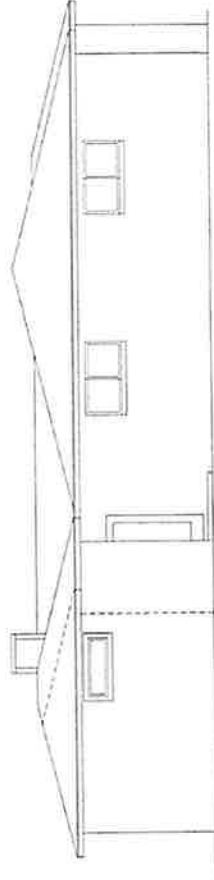
**Impervious Surface Ratio Worksheet**  
 Development Zoned A-1, A-2, R-1-AAA, R-1-AA, R-1-A, R-1 per City Code, Section 50-74: Impervious Surface Ratio

- Total Lot Area (sqft) X 0.35 = Allowable Impervious Area (BASE).  
 Total Lot Area 10,406 X 0.35 =  
 Allowable Impervious Area (BASE) 3,642.1
- Calculate the "proposed" impervious area on the lot. This includes the sum of all areas that do not allow direct percolation of rainwater. Examples include house, pool, deck, driveway, accessory building, etc.
  - House 2220
  - Driveway 328
  - Walkway 28
  - Accessory Buildings N/A
  - Pool & Spa N/A
  - Deck & Patio N/A
  - Other proposed addition: 2,576
 Actual Impervious Area (AIA) 2,576
- If AIA is less than BASE, subtract AIA from BASE to determine the amount of impervious area that may be added without providing onsite retention.
- If AIA is greater than BASE, then onsite retention **must be provided.**

Assuming 7.5 inches of rainfall based on a 24hr 10 year Rain Event (TP40), the formula is: (7.5 inches rainfall/12 inches p/foot) X (result from line 4) = cubic feet of storage volume needed

**Tristan Mangal**  
 Notary Public  
 State of Florida  
 My Commission Expires 01/11/2024  
 Commission No. GG 938250

# 7145 CONWAY CIRCLE



## PLAN SET DRAWING INDEX

- C1.0 COVER SHEET
- G1.0 GENERAL NOTES
- A1.0 PROPOSED SITE PLAN
- A1.1 EXISTING FLOOR PLAN
- A1.2 PROPOSED FLOOR PLAN
- A2.0 EXISTING ELEVATIONS
- A2.1 PROPOSED ELEVATIONS
- A2.2 EXISTING / PROPOSED ROOF LAYOUT
- E1.0 ELECTRICAL LAYOUT
- A3.0 GENERAL DETAILS
- A3.1 GENERAL DETAILS



ENGINEER	DESIGN PLUSKE DESIGN GROUP, LLC john.pluske@pdgma.com	COVER SHEET	PROJECT	BEDROOM ADDITION
			ADDRESS	7145 CONWAY CIRCLE BELLE ISLE, FL 32809
			SCALE:	1/4" = 1'-0"
			SHEET No.	C1.0

# Parcel Photos - 7145 Conway Cir



292325588415110 10/03/2006

## 7145 Conway Cir 25-23-29-5884-15-110

**Name(s):**  
 Dearrigoitia Enrique Marcos  
 Dearrigoitia Danielle Maria

**Physical Street Address:**  
 7145 Conway Cir

**Property Use:**  
 0100 - Single Family

**Mailing Address On File:**  
 7145 Conway Cir  
 Belle Isle, FL 32809-6801

**Postal City and Zip:**  
 Orlando, FL 32809

**Municipality:**  
 Belle Isle

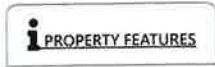
[Incorrect Mailing Address?](#)



292325588415110 10/03/2006

[Upload Photos](#)

[View 2020 Property Record Card](#)



### 2021 Values will be available in August of 2021

[View Plat](#)

#### Property Description

NELA ISLE M/55 LOT 11 & W 1/2 OF LOT 12 BLK O

#### Total Land Area

10,406 sqft (+/-) | 0.24 acres (+/-)

GIS Calculated

#### Notice

#### Land

Land Use Code	Zoning	Land Units	Unit Price	Land Value	Class Unit Price	Class Value
0100 - Single Family	R-1-A	1 LOT(S)	Working Value...	Working Value...	Working Value...	Working Value...



Page 1 of 1 (Total Records: 1)

#### Building



[More Details](#)

<b>Model Code:</b>	01 - Single Fam Residence	<b>Actual Year Built:</b>	1955	<b>Gross Area:</b>	2220 sqft
<b>Type Code:</b>	0103 - Single Fam Class III	<b>Beds:</b>	3	<b>Living Area:</b>	1747 sqft
<b>Building Value:</b>	Working Value...	<b>Baths:</b>	1.5	<b>Exterior Wall:</b>	Concrete/Cinder Block
<b>Estimated New Cost:</b>	Working Value...	<b>Floors:</b>	1	<b>Interior Wall:</b>	Plastered



Page 1 of 1 (Total Records:1)

#### Extra Features

Description	Date Built	Units	Xfob Value
Fpl2 - Fplace 2	06/22/1993	1 Unit(s)	Working Value...



Page 1 of 1 (Total Records: 1)



# Title Survey Services

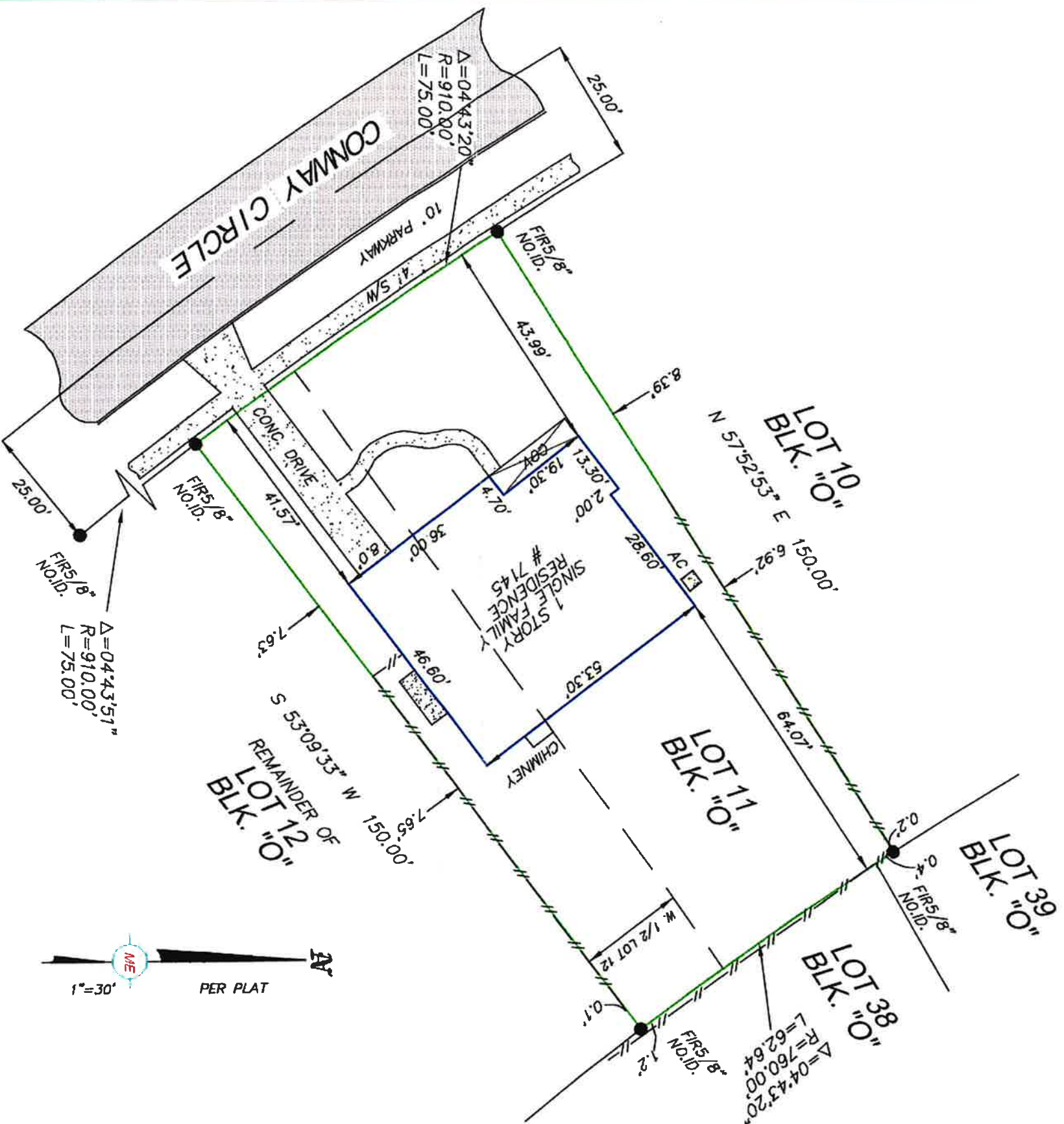
Professional Land Surveyors

**Legal Description:**  
Lot 11 and the W 1/2 of Lot 12, Block O, Nela Isle, according to the Plat thereof as recorded in Plat Book M, Pages 55 of the Public Records of Orange County, Florida.

Map Number 12095C Panel: 0430  
Suffix: F.F.I.R.M. Date: 09/25/2009 Flood Zone: X  
Date of Survey: 04/14/2021 Completed: 04/14/2021



## Boundary Survey



Certify To:  
Marcos and Danielle deArrigoitia

- Notes-**
- 1) Survey is Based upon the Legal Description Supplied by Client.
  - 2) Abutting Properties Deeds have NOT been Researched for Gaps, Overlaps and/or Hiatus.
  - 3) Subject to any Easements and/or Restrictions of Record.
  - 4) Building Ties are NOT to be used to reconstruct Property Lines.
  - 5) Fence Ownership is NOT determined.
  - 6) Roof Overhangs, Underground Utilities and/or Footers have NOT been located UNLESS otherwise noted.
  - 7) Use of This Survey for Purposes other than Intended, Without Written Verification, Will be at the User's Sole Risk and Without Liability to the Surveyor. Noting Hereon shall be Construed to give ANY Rights or Benefits to Anyone Other than those Certified.
  - 8) Flood Zone Determination Shown Hereon is Given as a Courtesy, and is Subject to Final Approval by F.E.M.A. This Determination may be affected by Flood Factors and/or other information NEITHER known by NOR given to this Surveying Company at the time of this endeavor. Title Survey Services and the signing surveyor assume NO Liability for the Accuracy of this Determination.

**-Legend-**

- |          |                                       |        |                                |
|----------|---------------------------------------|--------|--------------------------------|
| C        | - Calculated                          | PC     | - Point of Curvature           |
| CL       | - Centerline                          | Pg     | - Page                         |
| CB       | - Concrete Block                      | Pi     | - Point of Intersection        |
| CM       | - Concrete Monument                   | P.O.B. | - Point of Beginning           |
| CM       | - Conc.                               | P.O.L. | - Point on Line                |
| D        | - Description                         | PP     | - Power Pole                   |
| DE       | - Drainage Easement                   | PRM    | - Permanent Reference Monument |
| DE       | - Easement                            | PT     | - Point of Tangency            |
| F.E.M.A. | - Federal Emergency Management Agency | Rad    | - Radius                       |
| FEE      | - Finished Floor Elevation            | Rac    | - Rebar & Cap                  |
| IP       | - Iron Pipe                           | Rec    | - Recovered                    |
| L        | - Length (Arc)                        | Rid    | - Roofed                       |
| M        | - Measured                            | R.W.   | - Right of way                 |
| N&D      | - Nail & Disk                         | Set    | - Seal, "P-SM 5828"            |
| N.R.     | - Non-Radial                          | Typ    | - Typical                      |
| ORB      | - Official Records Book               | UM     | - Utility Easement             |
| P        | - Plat                                | WM     | - Water Meter                  |
| P.B.     | - Plat Book                           | WM     | - Delta (Central Angle)        |
| -D-      | - Wood Fence                          | Δ-O-   | - Chain Link Fence             |

I hereby Certify that this Boundary Survey of the above Described Property is True and Correct to the Best of my Knowledge and Belief as recently Surveyed under my Direction on the Date Shown. Based on Information furnished to Me as Noted and Conforms to the Standards of Practice for Land Surveying in the State of Florida in accordance with Chapters 5-105, 172 Florida Administrative Codes. Pursuant to Section 472.027 Florida Statutes.

*Nicholas S. Frantz*  
FOR THE FIRM

Nicholas S. Frantz P.S.M. #58828  
This Survey is intended ONLY for the use of Said Certified Parties. This Survey NOT VALID UNLESS Signed and Embossed with Surveyor's Seal.

**Title Survey Services**  
Professional Land Surveyors  
9939 Carolina Street  
Oviedo, FL 32765  
www.titlesurveyservices.com  
Office-321-263-9933 Email: titlesurveys@gmail.com

