

### CITY OF BELLE ISLE, FLORIDA

#### CERTIFICATE OF OCCUPANCY

Date Issued:

October 7, 2020

PERMIT#:

2020-02-060

Name of Owner:

Hrkalovic, Aleksandar and Anita

Certificate of Occupancy for the property located at <u>5205 Oak Island Road</u>, <u>Belle Isle</u>, <u>FL 32809</u>, <u>Parcel #18-23-30-7164-00-140</u>. This property has been approved for use as a Single Family Residence/R-3.

The edition of the code which the permit was issued:

The use and occupancy, in accordance with the provisions of Chapter 3

The type of construction as defined in Chapter 6:

The design occupant load:

A description of the portion of the structure for which issued

If an automatic sprinkler system required: Is an automatic sprinkler system installed:

Any special stipulations/conditions of the building permit:

2017 Florida Building Code 6th Edition

Construction of a new SFR R-3

VB

**NA Residential** 

**Construction of Entire New SFR Structure** 

No

No

No

This structure as defined by the scope of the permit listed above has been inspected for compliance with the requirements of this code for the occupancy and division of occupancy and the use for which the proposed occupancy is classified.

It is unlawful to use this property except in the manner for which this certificate is intended. This Certificate provides that the above described property may lawfully be used in the manner for which it was intended and all inspections have been completed and satisfied by the City of Belle Isle Contract Building Official.

David Olivieri - Building Official

Date: 10.07.2020



STATE OF FLORIDA DEPARTMENT OF HEALTH ONSITE SEWAGE TREATMENT AND DISPOSAL SYSTEM CONSTRUCTION INSPECTION AND FINAL APPROVAL

PPLICATION #: AP1474462

PERMIT #: 48-SX-2049198

DOCUMENT #: FI1518496

DATE PAID: 06/05/2020

FEE PATD 65.00

						RECEIPT #: 48-PID-4441939
		Aleksander Hrkalovic				
	NT: Sau					
PRO	PERTY A	DDRESS: 5205 Oak Island Rd Orlando, FL 32809				
LOT	: <u>14</u>	BLOCK:				
SUB	DIVISIO	N: Pleasure Island ID#: 18-23-	30-716	4-00	<u>)-140</u>	
		CHECKED [X] ITEMS ARE NOT IN COMPLIANCE WI	TH ST	'ATU	TE OR	RULE AND MUST BE CORRECTED.
	TAN	K INSTALLATION			SETB	acve
1	] [01		ſ	1	[ 27]	
1	] [02		ī	1	[28]	
ſ	] [03		1994	1	[ 29]	
1	] [04]	MULTI-CHAMBERED [ Y / N ]		- 5		PRIVATE WELLS FT
ī	] [05			]	[ 30]	PUBLIC WELLSFT
ř	] [06]	•	L	1	[ 31]	IRRIGATION WELLSFT
8	1 [07]	··· <del></del>	ı	1	[ 32]	POTABLE WATER55FT
ŗ	] [08]		1	]	[ 33]	BUILDING FOUNDATIONS 5.5 FT
ī	[09]		ŗ	1	[ 34]	PROPERTY LINES 24 FT
		INFIELD INSTALLATION	ſ	1	[ 35]	OTHERFT
[	] [10]		ř	ş		ED / MOUND SYSTEM
	[11]	DI OMDI DI MILIONI	- 2	1	[ 36]	DRAINFIELD COVER
[	e	<u> </u>	[	]	[ 37]	SHOULDERS
[			ı	1	[ 38]	SLOPES
ì	9		Į.	1	[ 39]	STABILIZATION
E 8	3/1 -					
						'IONAL INFORMATION
[ ]		) <del></del>	I	535	[ 40]	UNOBSTRUCTED AREA
[ ]			[	1	[41]	STORMWATER RUNOFF
[ ]		<del> </del>	E	]	[ 42]	ALARMS
[ ]			Ţ	1	[ 43]	MAINTENANCE AGREEMENT
[ ]		AGGREGATE EXCESSIVE FINES	Į.	1	[44]	BUILDING AREA
F i	[21]	AGGREGATE DEPTH	[	1	[ 45]	LOCATION CONFORMS WITH SITE PLAN
		. / EXCAVATION MATERIAL	Ţ	J	[46]	FINAL SITE GRADING
[ ]		FILL AMOUNT		1	[47]	CONTRACTOR Darrell Clay (Sauer Septic Sy
[ ]	[ 23]	FILL TEXTURE	ũ	1	[ 48]	OTHER ADS Septic Stack-9 (9 pipes - 2 tier)
[ ]	[ 24]				ABAND	ONMENT
[ ]	[ 25]	AREA REPLACED	ľ	1	[49]	TANK PUMPED
[ ]	[ 26]	REPLACEMENT MATERIAL	T.	1	[50]	TANK CRUSHED & FILLED
Com	ments:	Comments are on page 2.				
-			_			
		.[]/				2
CONS	STRUCTIO	N [ APPROVED / DISAPPROVED ]: Environmental Special	list II D	rake I	D Brown /	Orange CHD DATE: 06/05/2020 Florida Department of Healt
FINA	AL SYSTE				(1	Section 1
(Ежр	lanation	I DISAFFROVED I	alist II [	Orake	D Brown	Orange CHD DATE: 10/06/2020 (Florida Department of Heal



# STATE OF FLORIDA DEPARTMENT OF HEALTH ONSITE SEWAGE TREATMENT AND DISPOSAL SYSTEM CONSTRUCTION INSPECTION AND FINAL APPROVAL

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PERMIT #: 48-SX-2049198

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DATE PAID: 06/05/2020

FEE PAID: 65.00

RECEIPT #: 48-PID-4441939

Violation Number

Comment

#### Comments

Re-inspection fee paid 10/6/20

Re-inspection by DB 10/5/20

Re-inspection fee not paid

Watertight, water line, unobstructed area and building area: Okay

BM: 16 BDF: 64 Soils: Okay

4L x 40'; 1L x 35'

no visible retention areas.

The system is sized for 4 bedrooms with a maximum occupancy of 8 persons (2 per bedroom), for a total estimated flow of 460

gpd.



City of Belle Isle
Universal Engineering Sciences 3532 Maggie Blvd., Orlando, FL 32811
Tel 407-581-8161 \* Fax 407-581-0313 \* www.universalengineering.com

## APPLICATION FOR CERTIFICATE OF OCCUPANCY/COMPLETION

	am applying for a certificate of	[X] Occupancy \$50.00 [ ] Completion \$50.0				
DATE:	9/28/20	_				
BLDG PERMIT #	2020 - 02 - 060	Scope of Work NEW CONSTRUCTION HOW				
Project Address	5205 OAK ISLAND RS	RD. BELLE ISLE, FL 32809				
Property Owner	ALEKSANDAR HRKALOU	1CContact No. 407 - 690-9334				
Contractor	OKNER BULD	Contact No. 407 - 630 - 9334				
Contractor Address	1129 WALTHAM AVE	COMMO PADS License No.				
		TE AND SIGN BELOW				
2017		60% entire struct				
The edition of the FL bo	uilding code which the permit was issued.	A description of the portion of the structure for which issued.				
	res VB	H an automatic sprinkler system is provided, whether it is required				
The type of construction	n as defined in FBC, Ch. 6, Sec. 602					
F FAMKY R	ESIDEUTAL SFR					
The use and occupancy FBC, Ch. 3, Sec. 301	v, in accordance with the provisions of	Any special slipulations/conditions of the building permit.				
The design occupant to		Have there been any name or other major changes to this project YES NO				
	a Certificate of Occupancy/Completion for the	above referenced building or part thereof, the undersigned contractor				
signing below does hen sald building or part thei relating to the above m hereby assume complet	entioned project and in accordance with the peresponsibility for the construction thereof.  Conf	me construction of the above mentioned building or part thereof and trimpliance with the Building Code, all other City ordinances and regulation plans and specifications as approved by the City of Belle Isle and do tractor Signature:				
signing below does hen said building or part their relating to the above mi heraby assume complete Certificate of Occupant it is the responsibility;	reof has been constructed in all respects in corentioned project and in accordance with the persponsibility for the construction thereof.  Conference of the Contractor to schedule and obtain appropriate to schedule and obtain appropriate contractor to schedule contractor to	mpliance with the Building Code, all other City ordinances and regulation plans and specifications as approved by the City of Belle Isle and do tractor Signature:  proved plumbing, machanical, electrical, fire, engineering and building the proveding plumbing the pl				
signing below does here said building or part their relating to the above in hereby assume complete.  Certificate of Occupant it is the responsibility of inspections as required electrical service.  Certificate of Completi.	reof has been constructed in all respects in corentioned project and in accordance with the peresponsibility for the construction thereof.  Contact and Permanent Electrical Service of the Contractor to schedule and obtain applications prior to the Issue on will be issued, upon request, for completed and will be issued, upon request, for completed	mpliance with the Building Code, all other City ordinances and regulatio plans and specifications as approved by the City of Belle late and do				



10/2/2020 3:00:19 PM

Project:

2020-02-060 bldg permit new SFR

Address:

2020-02-060	Results	Date	Inspector	License
COBI - CODE 130 Slab Inspection	Pass	03/27/2020	Bernard Elkins	
COBI - CODE 140 Lintel/Tie Beam Inspection	Fail	04/07/2020	Bernard Elkins	
COBI - CODE 140 Lintel/Tie Beam Inspection	Pass	04/08/2020	Bernard Elkins	
COBI - CODE 170 Window In-Progress Inspection	Pass	06/04/2020	Leslie S. Rutherford	
COBI - CODE 180 Sheathing (wall) Inspection	Pass	04/20/2020	Leslie S. Rutherford	
COBI - CODE 190 Sheathing (roof) Inspection	Pass	04/20/2020	Leslie S. Rutherford	
COBI - CODE 195 Dry-In Inspection (roof & walls)	Pass	04/24/2020	Leslie S. Rutherford	
COBI - CODE 200 Frame Inspection	Pass	06/11/2020	Leslie S. Rutherford	
COBI - CODE 205 Drywall Nail/Screw Inspection	Pass	06/23/2020	Bernard Elkins	
COBI - CODE 230 Insulation Inspection	Partial –	06/19/2020	David M. Olivieri	
COBI - CODE 240 Lathe Inspection	Pass	06/22/2020	Bernard Elkins	





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Project:

2020-02-060 bldg permit new SFR

Address:

REVIEW bldg app for new SFR	Pass	03/03/2020	Benjamin Suriel	
REVIEW revision to energy calcs to change to spray foam insulation on new SFR to change partial pass to full pass on inspection report	Pass	09/29/2020	David M. Olivieri	
2020-02-061	Results	Date	Inspector	License
COBI - CODE 195 Dry-In Inspection (roof & walls)	Pass	04/22/2020	Leslie S. Rutherford	
COBI - CODE 720 Roof Final Inspection	Pass	06/04/2020	Leslie S. Rutherford	
REVIEW plumbing app for new SFR	Pass	03/03/2020	Benjamin Suriel	
REVIEW roof app for new SFR	Pass	03/03/2020	Benjamin Suriel	
2020-02-062	Results	Date	Inspector	License
COBI - CODE 610 Plumbing Underground Inspection	Pass	03/20/2020	Leslie S. Rutherford	
COBI - CODE 620 Plumbing Rough Inspection	Pass	05/22/2020	Leslie S. Rutherford	
2020-02-063	Results	Date	Inspector	License
COBI - CODE 320 Electrical Underground Inspection	Pass	03/26/2020	William P. Dasher	
	Pass Pass	03/26/2020 06/11/2020		
COBI - CODE 320 Electrical Underground Inspection  COBI - CODE 330 Electrical Rough Inspection  REVIEW electrical app for new SFR			William P. Dasher	



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Project:

2020-02-060 bldg permit new SFR

Address:

City of Belle Isle, 5205 Oak Island Road, Belle Isle, FL 32809

COBI - CODE 840 Pool Rough/Underground Electrical

Pass

07/30/2020

Leslie S. Rutherford

Inspection

	BUILDING - POOL 2020-05-047	Results	Date	Inspector	License
	CODE 820 Pool Safety Inspection	Pass	09/23/2020	Leslie S. Rutherford	BN4564
•	CODE 830 Final Pool Building Inspection		10/02/2020	Leslie S. Rutherford	BN4564
	BUILDING 2020-02-060	Results	Date	Inspector	License
	CODE 250 Building Final Inspection	Pass	09/28/2020	Leslie S. Rutherford	BN4564
	ELECTRICAL - POOL 2020-05-049	Results	Date	Inspector	License
	CODE 860 Final Pool Electrical Inspection	Pass	09/22/2020	Leslie S. Rutherford	BN4564
	ELECTRICAL 2020-02-063	Results	Date	Inspector	License
	CODE 360 PrePower Inspection	Pass	09/04/2020	William P. Dasher	BN4118
•	CODE 380 Electrical Final Inspection	Pass	09/28/2020	Leslie S. Rutherford	BN4564
	ELECTRICAL 2020-03-039	Results	Date	Inspector	License
į.	CODE 375 Electrical Low Voltage Final Inspection	Pass	09/25/2020	Leslie S. Rutherford	BN4564



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Project:

2020-02-060 bldg permit new SFR

Address:

2020-03-035	Results	Date	Inspector	License
COBI - CODE 300 Temp Pole Inspection	Pass	04/27/2020	William P. Dasher	
2020-05-046	Results	Date	Inspector	License
COBI - CODE 510 Mechanical Rough Inspection	Pass	05/27/2020	Leslie S. Rutherford	
COBI - CODE 520 Hood Vent Inspection	Pass	06/12/2020	David M. Olivieri	
2020-05-047	Results	Date	Inspector	License
COBI - CODE 800 Pool Steel & Ground Inspection	Pass	07/15/2020	Leslie S. Rutherford	
2020-05-048	Results	Date	Inspector	License
COBI - CODE 870 Pool Rough/Underground Plumbing Inspection	Pass	07/15/2020	Leslie S. Rutherford	
COBI - CODE 870 Pool Rough/Underground Plumbing Inspection	Pass	07/30/2020	Leslie S. Rutherford	
2020-05-049	Results	Date	Inspector	License
COBI - CODE 840 Pool Rough/Underground Electrical Inspection	Pass	07/15/2020	Leslie S. Rutherford	



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Project:

2020-02-060 bldg permit new SFR

Address:

MECHANICAL 2020-05-046	Results	Date	Inspector	License
CODE 530 Mechanical Final Inspection	Pass	09/22/2020	Leslie S. Rutherford	BN4564
PLUMBING - POOL 2020-05-048	Results	Date	Inspector	License
CODE 880 Final Pool Plumbing Inspection	Pass	09/22/2020	Leslie S. Rutherford	BN4564
PLUMBING 2020-02-062	Results	Date	Inspector	License
CODE 640 Irrigation Final Inspection	Pass	09/22/2020	Leslie S. Rutherford	BN4564
CODE 650 Plumbing Final Inspection	Pass	09/25/2020	Leslie S. Rutherford	BN4564



2017 6th ed Florida Building Code-Energy Testing	
Blower Door Test Form	
Builder	Hrkalovic Homes LLC
Builder Abbreviation	НН
Community	Belle Isle
Lot#	5205
Address	5205 Oak Island Road
Unit, If applicable	NA
City	Belle Isle
State	Florida
Zip	32809
Building Department Jurisdiction	City Of Belle Isle
Permit #	B2020-02-060
Front Of House Pic	



#### **Blower Door Test Rsults**

ACH(50) Specified On Calcs	4
Method for calculating building volume	Code software calculated
Building Volume	16736
CFM50 Test Results	765







Pic of Blower Door Manometer



#### **Deficiencies**

eficiency #1
eficiency #1 Recommendation
eficiency #1 Picture
eficiency #2
eficiency #2 Recommendation
eficiency #2 Picture
eficiency #3
eficiency #3 Recommendation
eficiency #3 Picture

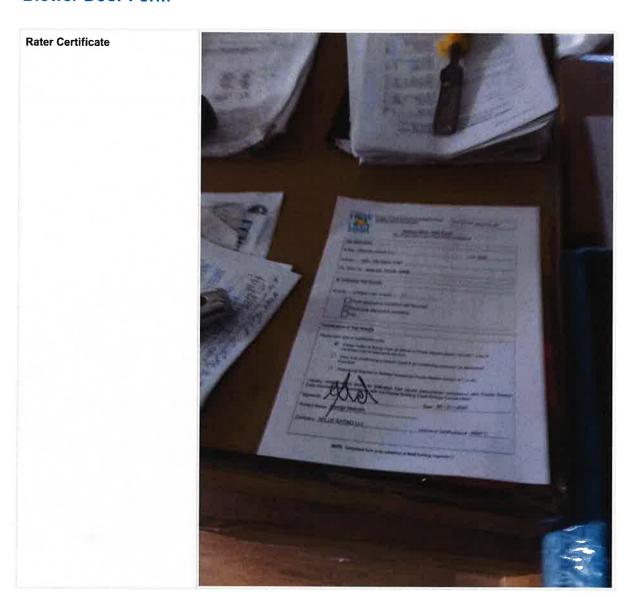


Deficiency #4 Picture			
Inspection Results			
Date/Time	09-23-2020		
Infiltration Results	PASS (with Mechanical Ventilation		
Overall Inspection	PASS		
Location / GPS	Cross Lake Rd  © Mapbox, © OpenStreetMap		
Field Tech Initials	Lat: 28.4870571 Long: -81.352401		
Rater / RFI Name	G,M		
Rater Certification #	George Malcolm 4639711		
	4033711		
Signature			



ower Door Certificate	The second secon
	ORINGE Orange County Division of Building Safety Petrnit No. 2000-00-00-00-00-00-00-00-00-00-00-00-00
	Blower Door Test Form For Prescriptive and Performance Method
	Job Information
	Businer Histologic Homes LLC Local 5205
	Address 5205 Oak Island Road
	City, State, Zor. Balle Isle, Florida 32809
	Air Infiltration Test Results
	AND REPORT HEST RESULTS
	ACSH(EQ) = CFM(EQ) X 60 / Volume = 2.7  PASS (Mechanical Verification not Required)  PASS (With Mechanical Verification)  FAIL
	Cartification of Test Results
	Prince mark type of conficusion entry.
	Si Strengy Auditor or Energy Rates as defined in Florida Statutes Section 583 998. Copy of Conficus result for attended to the form.
	Contractor occasionary consector Class B air-conditioning consector, or Machinesial
	Protessional Engineer or Architect Scenario by Florida Statutes Section 471 or 451.
	I hereby contributes above Air Infersion Test results demonstrate compliance with Florida Energy Code trouvership and exceptional with the Florida Building Code-Energy Codennation.
	Probad States George Melcolm
	Corpus APINS BATING LLC License or Certification 9 4030711









## RICK SINGH, CFA - ORANGE COUNTY PROPERTY APPRAISER

Searches

§ Sales Search

Results

Property Record Card

♣ My Favorites

Sign up for e-Notify...

#### **5205 Oak Island Rd** < 18-23-30-7164-00-140 >

Name(s)

Hrkalovic Aleksandar

Hrkalovic Anita

Property Name

N/A. Click information icon to contribute.

Mailing Address On File

1129 Waltham Ave Orlando, FL 32809-4249

**Incorrect Mailing Address?** 

Physical Street Address

5205 Oak Island Rd

Postal City and Zipcode

Orlando, Fl 32809

Property Use

0001 - Vacant Residential

Municipality

Belle Isle



#### **View 2020 Property Record Card**

**Property Features** 

Values, Exemptions and Taxes

**Sales Analysis** 

**Location Info** 

**Market Stats** 

Update Information

**View Plat** 

#### **Property Description**

REPLAT PLEASURE ISLAND H/71 LOT 14

**Total Land Area** 

9,375 sqft (+/-) | 0.22 acres (+/-)

GIS Calculated

Notice

#### Land

Land Use Code	Zoning	Land Units	Unit Price	Land Value	Class Unit Price	Class Value
0001 - Vacant Residential	R-1-A	1 LOT(S)	\$95,000.00	\$95,000	\$0.00	\$95,000

Page 1 of 1 (1 total records)

#### **Buildings**

Important Information	Structure	
There are no buildings associated with this parcel.		

#### **Extra Features**

#### **FINAL SURVEY**

#### **LEGAL DESCRIPTION:**

LOT 14, REPLAT OF PLEASURE ISLAND, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK H, PAGE 71, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

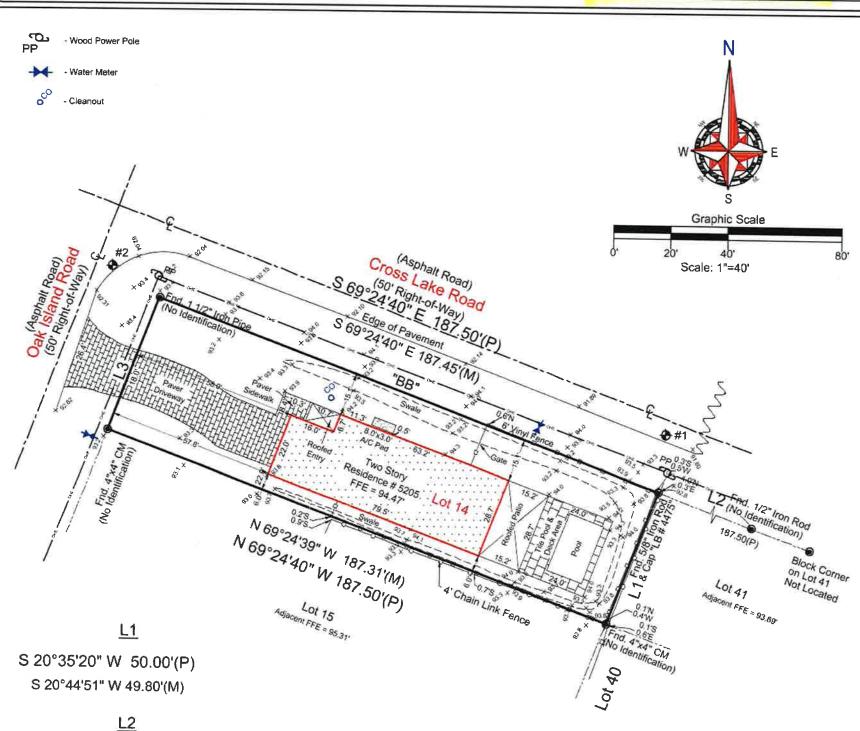
#### FLOOD INFORMATION:

BY PERFORMING A SEARCH WITH THE LOCAL GOVERNING MUNICIPALITY OR WWW.FEMA.GOV, THE PROPERTY APPEARS TO BE LOCATED IN ZONE X. THIS PROPERTY WAS FOUND IN CITY OF BELLE ISLE, COMMUNITY NUMBER 120181, DATED 9/25/2009.

#### CERTIFIED TO:

C COMINS DEVELOPMENT





S 69°24'40" E 122.50(D) S 69°27'37" E 122.69'(M)

<u>L3</u>

N 20°35'20" E 50.00'(P) N 20°35'20" E 49.80'(M)

Update: Revised Fences - 09/24/20 - ADS Update: Final Survey - 09/17/20 - TCD Update: Foundation Survey - 03/28/20 - TCD

Update: Add Topo 08/15/18 Original Survey: 06/24/16

-Site Benchmark Information-

**4**#1

Set Nail & Disk LB# 7623 in Asphalt Elevation: 91.92

**#**2

Set Nail & Disk LB# 7623 in Asphalt.

-Benchmark Information-F.D.o.T. GPS Network

Florida Department of Transportation GPS Network. (Elevations are based upon NAVD 88 Datum)

-NOTES-

Field Date: 9/23/2020 Date Completed: 09/21/20 Survey is Based upon the Legal Description Supplied by Client. Drawn By: C.W. File Number: |S-29369 FI > Abutting Properties Deeds have NOT been Researched for Gaps, Overlaps and for Hiatus Subject to any Easements and/or Restrictions of Record -Legend-> Bearing basis shown hereon, is Assumed and Based upon the Line Denoted with a "BB". > Building Ties are NOT to be used to reconstruct Property Lines. - Calculated - Point of Curvature - Page

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 Starte of Florida in accordance with Chapter 5U-17.052 Florida Administrative Codes, Pursuant to Section 472 027 Florida Statutes.

L STATE k K. Ireland OBLY for the use of Said Certified Parties, rivey NOT VALID UNLESS Signed and Embossed with Surveyor's Seal. LB 7623

nd & Associates Surveying, Inc.

800 Currency Circle | Suite 1020 Lake Mary, Florida 32746 www.irelandsurveying.com

-407.678.3366 Fax-407.320.8165

CB CM Conc DE Esmt. F.E.M.A FFE Fnd. IP L M N&D N.R. ORB P.B.	- Concrete Block - Concrete Monument - Concrete - Description - Drainage Easement - Easement - Federal Emergency - Management Agency - Finished Floor Elevation - Found - Iron Pipe - Length (Arc) - Measured - Nail & Disk - Non-Radial - Official Records Book - Plat - Plat Book - Wood Fence	PI - Point of Intersection P.O.B Point of Beginning P.O.L Point on Line PP - Power Pole PRM - Permanent Reference Monument PT - Point of Tangency R - Radfus Rad Radfus Rad Radfus Rad Recovered Rdd Recovered Rdd Recovered Rdd Recovered Rdd Recovered Rdd Reser & Cap Reser - Recovered Rdd Pap 1.B 7623" Typ - Typical UE - Utility Easement WM - Water Meter  Δ - Delta (Central Angle) -O Chain Link Fence	Secretary Secret	Patrick This Sur This Sur Irelan
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