

City of Pomona Certificate of Occupancy

553 Caswell St

PROJECT ADDRESS

C-057556-2023

PERMIT NUMBER

PALM COURT PROPERTIES LLC

NAME OF BUSINESS

Detached 772 sf ADU

TYPE OF BUSINESS

CBC 2022

CODE EDITION

R3

OCCUPANCY GROUP

NO

SPRINKLERS

VB

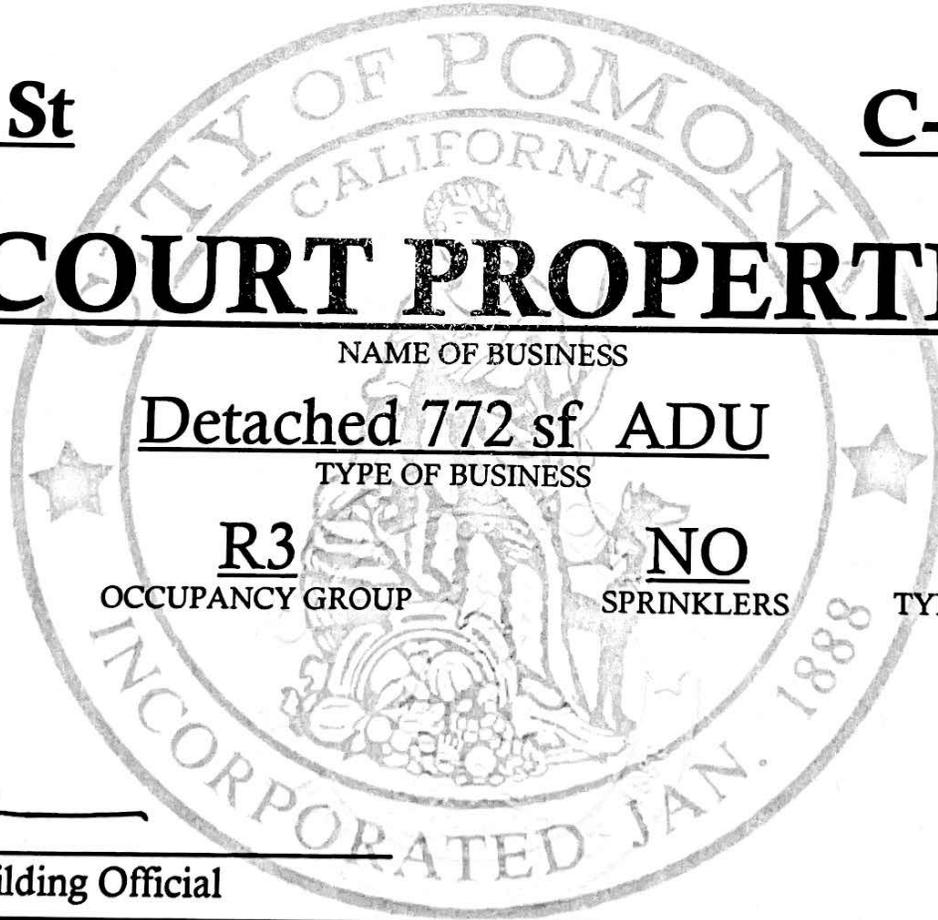
TYPE OF CONSTRUCTION



Agustine Figueroa, Building Official

7/18/24

Date





City of Pomona — Building and Safety Division

Application for Certificate of Occupancy

Please complete the following application:

CERTIFICATE OF OCCUPANCY
 TEMPORARY CERTIFICATE OF OCCUPANCY

Reason for Temporary Certificate of Occupancy:

ADDRESS: 553 CASWELL ST. PERMIT NUMBER: C-057556-2023

OCCUPANT INFORMATION:

BUSINESS NAME: PAUM COURT PROPERTIES, INC

APPLICANT NAME: _____

ADDRESS: H12

PHONE NUMBER: 909-859-5264 EMAIL ADDRESS: ashik@ogfproperties.com

PREFERRED CONTACT: PHONE EMAIL SPRINKLERS: YES NO

******* ITEMS ARE REQUIRED *******

COMMERCIAL BUILDING:

OCCUPANCY LOAD: _____

TYPE OF CONSTRUCTION: _____

TYPE OF BUSINESS: _____

OCCUPANCY GROUP: _____

RESIDENTIAL BUILDING:

TYPE OF CONSTRUCTION: _____

OCCUPANCY GROUP: _____

DESCRIPTION: _____

I certify that I have read the statements contained in this application and that they are true and correct.
 With my signature I confirm I make this statement under penalty of perjury.

[Signature]

 Signature

7/18/24

 Date

SPECIAL REQUIREMENTS:	AMOUNT OF TIME GIVEN	DEPARTMENT REQUESTED

DEPARTMENT	PRINT NAME	SIGNATURE	DATE
1 PLANNING	JINNY TAM	<i>[Signature]</i>	7-28-24
2 FIRE DEPARTMENT	Shannon Olson	<i>[Signature]</i>	6/6/24
3 TRANSPORTATION	Carmen Alcantara	<i>[Signature]</i>	7/11/24
4 ENVIRONMENTAL/PW	Carmen Alcantara	<i>[Signature]</i>	7/11/24
5 WATER ENGINEERING <small>*Prior to sign off: Fire must be signed off and Backflow</small>	Michael Mitchell	<i>[Signature]</i>	7/11/2024
6 UTILITY SERVICES <small>*Hydrant Meter</small>	Rosie Rangel	<i>[Signature]</i>	5/28/24

*Once signatures have been obtained by all departments above, please return to Building Department for the final review.

7	INFRASTRUCTURE		
8	BUILDING	HECTOR ESCOBADO	<i>[Signature]</i> 7/11/24

APPLICANT SHALL CONTACT EACH DEPARTMENT/DIVISION FOR THEIR REQUIREMENTS:

- | | | | |
|---|---------------------------------------|---|---|
| ✓ PLANNING DIVISION 909-620-2191
✓ FIRE DEPARTMENT 323-890-4125
✓ BACKFLOW INSPECTOR 909-802-7406 | Main Line
Main Line
Jose Chavez | ✓ WATER RESOURCES DEPARTMENT 909-620-2251
✓ PUBLIC WORKS - ENVIRONMENTAL 909-620-2285
✓ UTILITY SERVICES 909-620-2232
✓ BUILDING DEPARTMENT 909-620-2367 | Main Line
Carmen Barru
Rozaluis Outley
Agustine Figueroa |
|---|---------------------------------------|---|---|

CITY OF POMONA INSPECTION RECORD

Project Address 553 CASWELL

03/21/2024

Contractor:	
Owner:	EGF PROPERTIES, LLC
Permit #:	C-057556-2023
Type of Permit	CONVERT A DETACHED GARAGE INTO 772 SF ADU. (2 BEDROOMS 1 BATHROOM)

To schedule an inspection and view the daily inspection list,

scan the QR code below



Cut off time for Next Day Inspection: 4:00 pm
(909) 620-2422 (24-hr automated request list)

Website www.pomonaca.gov

FINAL INSPECTION:	DATE	SIGNATURE
Building	7/11/24	HE
Planning	5-28-24	6
Fire		

FOUNDATION:	DATE	SIGNATURE
Distance from property line		
Excavation - Trench	3-27-24	M.C.S.
Reinforcing Steel	"	"
Anchor Bolts	"	"
Hold-Down Anchors	"	"

SLAB ON GRADE:	DATE	SIGNATURE
Steel		
Vapor Barrier		
Dowels		
Special Inspection		

JOIST, GIRDERS:	DATE	SIGNATURE
Floor Joist		
Girders		
Pier Foundation		
Blocking		
Hardware		
Subflooring Nailing		
Under Floor Ventilation		
Under Floor Access		

ROOF:	DATE	SIGNATURE
Sheathing, Nailing	4-23-24	M.C.S.
Drag Struts		
Blocking		
Hardware		

FRAMING:	DATE	SIGNATURE
Studs/Post/Headers	4-23-24	M.C.S.
Ceiling Joist/Rafters/Truss	"	"
Blocking	"	"
Shear/Braced Panels/Nailing	"	"
Draft Stop		
Hardware	"	"
Vents		

BUILDING ENVELOPE:	DATE	SIGNATURE
Exterior Lath	4-23-24	M.C.S.
Scratch Coat	4-30-24	M.C.S.
Drywall	4-30-24	M.C.S.
Insulation	4-25-24	M.C.S.

PLUMBING	DATE	SIGNATURE
Sanitary Sewer Pipe	3-27-24	M.C.S.
Underground/Waste	3-27-24	M.C.S.

PLUMBING	DATE	SIGNATURE
Water Piping	4-23-24	M.C.S.
Rough Plumbing	"	"
Top Out	"	"
Cleanouts	"	"
Gas Test		
Meter Release		
Final		

MECHANICAL:	DATE	SIGNATURE
Heating/Cooling Equipment	4-23-24	M.C.S.
Ventilation Air Supply		
Exhaust Systems	4-23-24	M.C.S.
Duct Systems		
Fire Dampers		
Smoke Dampers		
Combustion Air		
Vents		
Final		

ELECTRICAL:	DATE	SIGNATURE
Underground Conduit		
Rough Wiring		
Panel/Subpanel	5-30-24	M.C.S.
Grounding/Bonding/Ufer	"	"
Temp. Power Pole		
Utility Release	"	"
Final		

SOLAR PANELS:	DATE	SIGNATURE
Rough Electrical		
Grounding		
Inverters		
Disconnecting Means		
Labels, Markings		
Access, Clearance		
Final		

SWIMMING POOL/SPA:	DATE	SIGNATURE
Evacuation/Setbacks		
Reinforcing/Bonding		
Underground Conduit		
Plumbing Test		
Gas Test/Gas Piping Equipment		
Fence/Gate/Alarms		
Final		

CITY OF POMONA INSPECTION RECORD

Project Address 891 E SIXTH

11/16/2023

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Cut off time for Next Day Inspection: 4:00 pm
(909) 620-2422 (24-hr automated request list)
Website www.pomonaca.gov

Contractor:	_____
Owner:	EGF PROPERTIES, LLC
Permit #:	MS-057213-2023
Type of Permit	WINDOW REPLACEMENT. RETROFIT LOW E WINDOWS (1) KITCHEN, (2) BEDROOMS, (3) LIVING ROOM, (3) BATHROOM. U-VALUE .23.

FINAL INSPECTION:	DATE	SIGNATURE
Building	4/30/24	[Signature]
Planning		
Fire		

FOUNDATION:	DATE	SIGNATURE
Distance from property line		
Excavation - Trench		
Reinforcing Steel		
Anchor Bolts		
Hold-Down Anchors		

SLAB ON GRADE:	DATE	SIGNATURE
Steel		
Vapor Barrier		
Dowels		
Special Inspection		

JOIST, GIRDERS:	DATE	SIGNATURE
Floor Joist		
Girders		
Pier Foundation		
Blocking		
Hardware		
Subflooring Nailing		
Under Floor Ventilation		
Under Floor Access		

ROOF:	DATE	SIGNATURE
Sheathing, Nailing		
Drag Struts		
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Hardware		

FRAMING:	DATE	SIGNATURE
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Vents		

BUILDING ENVELOPE:	DATE	SIGNATURE
Exterior Lath		
Scratch Coat		
Drywall		
Insulation		

PLUMBING	DATE	SIGNATURE
Sanitary Sewer Pipe		
Underground/Waste		

PLUMBING	DATE	SIGNATURE
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Rough Plumbing		
Top Out		
Cleanouts		
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Meter Release		
Final		

MECHANICAL:	DATE	SIGNATURE
Heating/Cooling Equipment		
Ventilation Air Supply		
Exhaust Systems		
Duct Systems		
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Smoke Dampers		
Combustion Air		
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Underground Conduit		
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SOLAR PANELS:	DATE	SIGNATURE
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Disconnecting Means		
Labels, Markings		
Access, Clearance		
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Evacuation/Setbacks		
Reinforcing/Bonding		
Underground Conduit		
Plumbing Test		
Gas Test/Gas Piping		
Equipment		
Fence/Gate/Alarms		
Final		