



March 19, 2021

Mr. Iloputaife Ezekwesili Ihuefo
1421 Faircliff Street
Beaumont, CA 92223

Re: Expired Permit BP2017-00691

Dear Mr. Iloputaife Ezekwesili Ihuefo,

The City is in receipt of your recent communications via in person, telephone and email correspondence regarding Building Permit BP2017-00691. As you have been advised, the above referenced permit is expired, and a stop work notice was issued on February 26, 2021.

Per the email correspondence from the City's Chief Building Official on March 3 and March 4, 2021, the work being performed under expired permit BP2017-00691 has deviations from what is permitted in the approved plans. The deviations were identified when City staff visited your project on September 4, 2019 and were formalized in a letter sent to you by City staff on September 10, 2019. The letter included a list of the deviations from the plans requiring the plans to be revised and be submitted to the City for review and approval. The identified deviations are as follows:

- The front has a 2nd story dormer pop-out which has been enlarged into an enclosed room. This area has lateral design issues with improper seismic bracing as currently constructed. Due to the amount of glazing added, energy efficiency must be addressed with revised T-24 energy calculations.
- The rear deck has been covered by a solid 2nd story roof of over 400 sf which is not on the approved plans. Lateral structural support for this area is lacking which should be addressed with structural calculations. Also, the roof joists may be overspanned unless the grade lumber used is select structural. The tie-in from the patio roof to the house is not visible and the out-of-plane (pull away) connection should be detailed in the revised plans and verified.
- The stair rise/run doesn't comply with Code since the steps were noticeably inconsistent when walking them. This is simply worth noting so they can be corrected at framing stage rather than at a later date.

The options provided for addressing these issues were either to apply for a Demo Permit to remove all unpermitted work or submit revised plans addressing the issues listed above. As of today, the City has not received the revised plans and has verified unpermitted work continues to take place in violation of the Stop Work Order.



With either option, review is subject to new fees and a new permit. The City will allow ten (10) working days from receipt of this letter for an application and plans to be submitted for review. If this is not met, you will continue to be in violation of Beaumont Municipal Code Sections 8.32.060 Building Code Violations and 8.32.070 Zoning Ordinance violations and Code Enforcement action will continue.

Please contact the Building and Safety Department at 951-769-8518 or via email at permits@beaumontca.gov to submit plans.

Regards,

Christina Taylor
Community Development Director