



# CITY OF ELOY

**THE CITY OF ELOY  
BUILDING CODE BOARD OF APPEALS  
REGULAR MEETING**

**Thursday, October 1, 2020, 3:00 PM  
Eloy City Council Chambers-City Hall  
595 North C Street  
Eloy, Arizona 85131**

## AGENDA

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- I. Call to Order**
- II. Roll Call**
- III. Pledge of Allegiance**
- IV. New Business: Possible discussion and/or action on the following:**
  - A. Application made by Mr. Agapito Lomeli, for a Petition of Appeal, Case No.: BCBA2020-006 to be allow to continue repairing and existing manufactured home that received a Demolition Notice served by the Community Development Department-Building Safety Division. Pursuant to the 2012 International Property Maintenance Code Section 108.1.5 (1-11) and Section 304.1.1 (1-13).
- V. Communications**
- VI. Motion to Adjourn**

**POSTED BY WEDNESDAY, SEPTEMBER 30, 2020 BY 3:00 P.M. AT ELOY CITY HALL, ELOY POST OFFICE, TROY THOMAS COMMUNITY CENTER, TOLTEC COMMUNITY/SENIOR CENTER AND CITY WEBSITE: [www.elayaz.gov](http://www.elayaz.gov)**

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Mary Myers, CMC, CPM  
City Clerk

INDIVIDUALS WITH SPECIAL ACCESSIBILITY NEEDS MAY CONTACT LORENA LaSALDE-RIOS, ADA COORDINATOR FOR THE CITY OF ELOY AT 520-466-9201 OR 520-466-7455 (TDD). IF POSSIBLE, SUCH REQUESTS SHOULD BE MADE 72 HOURS IN ADVANCE. ONE OR MORE MEMBERS OF THE COMMISSION AND/OR STAFF MAY PARTICIPATE BY TELEPHONIC OR VIDEO MEANS.

**CITY OF ELOY**  
**REQUEST FOR COMMISSION ACTION**

Agenda Item: **IV.A.**

Date: **10/1/2020**

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**Date submitted:**  
09/30/2020

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**Action:** Formal

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**Subject:** Application made by Mr. Agapito Lomeli, for a Petition of Appeal, Case No.: BCBA2020-006 to be allow to continue repairing and existing manufactured home that received a Demolition Notice served by the Community Development Department-Building Safety Division. Pursuant to the 2012 International Property Maintenance Code Section 108.1.5 (1-11) and Section 304.1.1 (1-13).

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**Date requested:**  
10/1/2020

**TO:** Planning and Zoning Commission

**FROM:** Jose Martinez

**RECOMMENDATION:**

To consider and render a decision on the Petition of Appeal for Case No.: BCBA 2020-006 submitted by Mr. Agapito Lomeli.

**DISCUSSION:**

This appeal request has been submitted by Mr. Agapito Lomeli for a Petition of appeal to reconstruct existing structure that was recently severed a Notice of Demolition on February 14, 2020 by the Building Safety Division. (see attached Notice of Demolition included with this packet).

The applicant's request as written on application reads as follows: "Due to illness of my wife and going out of town I neglected the property. I have the man power to continue to fix it up."

The subject property is located at 3335 West Quail Road, on Pinal County Assessor's Parcel Number 402-11-370 & 402-11-371 (Toltec Arizona Valley Unit 9, lot 34 & 35 in BLK I) in the R1-6 (Single Family Residential) Zoning District with a Manufactured Home (MH) Overlay.

## FINDINGS:

- a. See Attached Photo Exhibits;
- b. Revoked Permit 15-0261, Expired Permit 17-0039;
- c. Notice to Vacate dated November 06, 2018 and February 13, 2020;
- d. Demolition Notice dated February 14, 2020;
- e. 2012 International Property Maintenance Code section 108.1.5 (1-11) and section 304.1.1 (1-13);
- f. Demolition Notice dated August 27, 2020 (second notice)

Pursuant to the 2012, International Property Maintenance Code section 108.1.5 (1-11) and section 304.1.1(1-13).

Pursuant to the 2012, International Property Maintenance Code section 108.1.5 (1-11) and section 304.1.1 (1-13) in that it is dangerous to the life, health, property, or safety of the public or occupants of the structure. The subject structure fails to provide the minimum safeguards to protect or warn public/occupants in case of an event.

The violations listed which render the structure uninhabitable and unsafe include but are not limited to section 108.1.5 (1-11) of the 2012 International Property Maintenance Code

1. Any door, aisle, passageway, stairway, exit or other means of egress that does not conform to the approved building or fire code of the jurisdiction as related to the requirements for existing buildings.
2. The walking surface of any aisle, passageway, stairway, exit or other means of egress is so warped, worn loose, torn or otherwise unsafe as to not provide safe and adequate means of egress.
3. Any portion of a building, structure or appurtenance that has been damaged by fire, earthquake, wind, flood, deterioration, neglect, abandonment, vandalism or by any other cause to such an extent that it is likely to partially or completely collapse, or to become detached or dislodged.
4. Any portion of a building, or any member, appurtenance or ornamentation on the exterior therefore that is not of sufficient strength or stability, or is as to be capable of resisting natural or artificial loads of one-half the original designed value.
5. The building or structure, or part of the building or structure, because of deterioration, decay, faulty construction, the removal or movement of some portion of the ground necessary for the support, or for any other reason, is likely to partially or completely

collapse, or some portion of the foundation or underpinning of the building or structure is likely to fail or give away.

6. The building or structure, or any portion therefore, is clearly unsafe for its use and occupancy.

7. The building or structure is neglected, damaged, dilapidated, unsafe or abandoned so as to become an attractive nuisance to children who might play in the building or structure to their danger, becomes a harbor for vagrants, criminals or immoral persons, or enables person to resort to the building or structure for committing a nuisance or a unlawful act.

8. Any building or structure has been constructed, exists or is maintain in violation of any specific requirement or prohibition applicable to such building or structure provided by the approved building or fire code of the jurisdiction, or of any law or ordinance to such an extent as to prevent either a substantial risk of fire, building collapse or any other threat to life and safety.

9. A building or structure, used or intended to be used for dwelling purpose, because of inadequate maintenance, dilapidation, decay, damage, faulty construction or arrangement, inadequate light, ventilation, mechanical or plumbing system, or otherwise, is determined by the code official to be condition that is likely to cause sickness or disease.

10. Any building or structure, because of a lack of sufficient or proper fire-resistance-rated construction, fire protection systems, electrical system, fuel connections, mechanical systems, plumbing system or other cause, is determined by the code official to be a threat to life or health.

11. Any portion of a building remains on a site after the demolition or destruction of the building or structure or whenever any building or structure is abandoned so as to constitute such building or portion therefore as an attractive nuisance or hazard to the public.

The violations listed which render the structure uninhabitable and unsafe include but are not limited to section 304.1.1 (1-13) of the 2012 International Property Maintenance Code.

1. The nominal strength of any structural member is exceeded by nominal loads, the load effects or the required strength;

2. The anchorage of the floor or roof to walls or columns, and of walls and columns foundations is not capable of resisting all nominal loads or load effects;

3. Structures or components therefore that have reached their limit state;

4. Siding and masonry joints including joints between the building envelope and the perimeter of windows, doors and skylights are not maintained, weather resistant or water tight;
5. Structural members that have evidence of deterioration or that are not capable of safely supporting all nominal loads and load effects;
6. Foundation systems that are not firmly supported by footings, are not plumb and free from open cracks and breaks, are not properly anchored or are not capable of supporting all nominal loads and resisting all load effects;
7. Exterior walls that are not anchored to supporting and supported elements or are not plumb and free of holes, cracks or breaks and loose or rotting materials, are not properly anchored or are not capable of supporting all nominal loads and resisting all load effects;
8. Roofing or roofing components that have defects that admit rain, roof surfaces with inadequate drainage, or any portion of the roof framing that is not in good repair with signs of deterioration, of supporting all nominal loads and resisting all load effects;
9. Flooring and flooring components with defects that affect serviceability or flooring components that show signs of desperation or fatigue, are not properly anchored or are incapable of supporting all nominal loads and resisting all load effects;
10. Veneer, cornices, belt courses, corbels, trim, wall facings and similar decorative features not properly anchored or that are anchored with connections not capable of supporting all nominal loads and resisting load effects;
11. Overhangs extensions or projections including, but not limited to, trash chute, canopies, marquees, signs, awnings, fire escapes, standpipes and exhaust ducts not properly anchored or that are anchored with connections nor capable of supporting all nominal loads or resisting all load effects;
12. Exterior stairs, decks, porches, balconies and all similar appurtenances attached therefore, including guards and handrails, are not structurally sound or not properly anchored or that are anchored with connections nor capable of supporting all nominal loads or resisting all load effects;
13. Chimneys, cooling towers, smokestacks and similar appurtenances not structurally are not structurally sound, or not properly anchored or that are anchored with connections nor capable of supporting all nominal loads or resisting all load effects.

**FISCAL IMPACT:**

There is not a direct fiscal impact to the City in the Board's rendering of a decision in this Petition of Appeal. However, the structure is a nuisance to the surrounding area, potentially diminishing surrounding property values; the property is the site of complaints to the Eloy Police Department and Community Development Department, causing personnel time and effort to address and resolve over the past five years.

# Permit: 15-0261

First issued permit expired due to no  
activity or inspections

2015

10/7/2015

IWORQ Systems Inc.



**CITY OF ELOY**  
**BUILDING PERMIT**  
**1137 W. HOUSER RD.**  
**ELOY, ARIZONA 85131**  
**FOR INSPECTIONS CALL: 520-464-3179**  
**FAX NO: (520)-466-4939**

PLAN CHECK NO:  
6619

BUILDING PERMIT #:

3335 W QUAIL ROAD	TOLTEC/ARIZONA VALLEY UNIT 9 BLOCK 1 LOT 35	402-11-3710
CONSTRUCTION ADDRESS AGAPITO LOMELI	SUBDIVISION/LOT/BLK/UNIT AGAPITO LOMELI	PARCEL 520-252-2170
APPLICANT PO BOX 1612	OWNER	PHONE
ADDRESS SACATON AZ 85147	EMAIL ADDRESS	
CITY/STATE/ZIP		
OWNER		
CONTRACTOR		PHONE
ADDRESS		
CITY STATE ZIP		
R.O.C.# REMODEL OF MOBILE HOME	SALES TAX #	CITY LICENSE #
DESCRIPTION OF WORK \$0.00		
CONSTRUCTION VALUE (Note: This is the permit valuation and does not reflect market value) \$0.00		
<b>FOR OFFICE USE ONLY</b>		
N/A		
ZONING DISTRICT	ZONING CASE B.A. CASE F. YD R. YD S. YD	STREET BLD HT LOT COV % FLOOD CONTROL
ZONING COMMENTS AND CONDITIONS		APPROVED BY DATE
OCCUPANCY	CONST TYPE RES. AREA GARAGE MISC. # BR	# BATH FIRE DISTRICT
SPECIAL INSPECTION APPROVED PLANS MUST BE ON SITE	YES	HEALTH DEPARTMENT ROW JMARTINEZ 10/7/2015
BUILDING COMMENTS AND CONDITIONS	APPROVED BY	DATE
<b>BUILDING PERMIT FEES</b>		
BUILDING	298.00	<b>IMPACT FEES</b>
PLAN REVIEW		WATER METER
MECHANICAL		SEWER
PLUMBING		STREETS
ELECTRICAL		PARKS AND REC
ROOFING		LIBRARY
TOTAL BUILDING FEES	298.00	POLICE
TOTAL FEES	298.00	TOTAL IMPACT FEES 0
10/7/2015	AGAPITO LOMELI	TOTAL CITY UTILITY FEES 0
	Paid By	Description
		Payment Type
		298.00
		Amount
<p>** ANY CONTRACTOR DOING BUSINESS IN THE CITY OF ELOY MUST POSSESS A VALID BUSINESS LICENSE          I CERTIFY THAT I AM THE OWNER OR AUTHORIZED AGENT, THAT I HAVE READ THIS APPLICATION, AND THAT ALL INFORMATION IS CORRECT. I FURTHER CERTIFY THAT I HAVE READ, UNDERSTAND, AND WILL COMPLY WITH ALL OF THE PROVISIONS OUTLINED HEREIN. I ALSO CERTIFY THAT THE PLOT PLAN SUBMITTED IS A COMPLETE AND ACCURATE PLAN SHOWING ANY AND ALL EXISTING AND PROPOSED STRUCTURES ON THE SUBJECT PROPERTY. ALL WORK ON THIS PROJECT DONE BY A CONTRACTOR WILL HAVE A VALID PRIVILEGE TAS LICENSE ISSUED BY THE STATE OF ARIZONA AND THE CITY OF ELOY.</p>		
DATE 10-12-15	SIGNATURE <i>Agapito Lomeli</i>	
<p>PROVISIONS: THE APPLICANT IS ADVISED THAT ISSUANCE OF THIS PERMIT WILL NOT RELIEVE RESPONSIBILITY OF THE OWNER OR OWNER'S AGENTS TO COMPLY WITH THE PROVISIONS OF ALL LAWS AND ORDINANCES, INCLUDING FEDERAL, STATE AND LOCAL JURISDICTIONS, WHICH REGULATE CONSTRUCTION AND PERFORMANCE OF CONSTRUCTION, OR WITH ANY PRIVATE DEED RESTRICTIONS OR REQUIREMENTS OF THE APPLICABLE FIRE DISTRICT. THIS PERMIT BECOMES NULL AND VOID IF THE CONSTRUCTION WORK AUTHORIZED HAS NOT BEGUN WITHIN 180 DAYS FROM DATE OF ISSUE OR AT ANY TIME PRIOR TO FINAL INSPECTION AND APPROVAL THE WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF 180 DAYS.</p>		



**CITY OF ELOY**  
**RESIDENTIAL INSPECTION SIGN-OFF CARD**  
 1137 W. HOUSER RD.  
 ELOY, ARIZONA 85131  
 FOR INSPECTIONS CALL: 520-464-3179  
 FAX NO: 520-464-1438

PLAN CHECK NO  
6619  
**BUILDING PERMIT NO:**  
*15-0261*  
 DESCRIPTION OF WORK:  
**REMODEL OF MOBILE HOME**  
 PARCEL NO: 402-11-371  
 PHONE 520-252-2170

APPLICANT/CONTACT/OWNER: **AGAPITO LOMELI**

ADDRESS: **3335 W QUAIL DRIVE**  
**TOLTEC/ARIZONA VALLEY UNIT 9 BLOCK I LOT 35** STATE **AZ** ZIP CODE **85131**

INSPECTION TYPE	DATE/INITIAL	INSPECTION TYPE	DATE/INITIAL	INSPECTION TYPE	DATE/INITIAL
<b>PLUMBING :</b>		<b>MASONRY :</b>		<b>FINAL:</b>	
UNDER SLAB		REBAR		FINAL BUILDING	
SOIL DRAIN PIPE		GROUT		FINAL PLUMBING	
WATER SERVICE		BOND BEAM		FINAL ELECTRICAL	
SEWER TAP		ANCHOR BOLTS		SMOKE DETECTORS	
				FINAL MECHANICAL	
				GAS CLEARANCE	
<b>FOUNDATION :</b>		<b>FRAME:</b>		<b>MISC INSPECTIONS:</b>	
FOOTING		ROUGH PLUMBING		GAS YARD TEST	
STEM/STEEL		ROUGH ELECT		ELECTRICAL SERVICE	
INTERIOR FOOTINGS		ROUGH GAS LINE		TEMPORARY POWER	
UFER		ROUGH HTG/VENT		<b>SOLAR PHOTOVOLTAIC:</b>	
COMPACTION		ROUGH FRAMING		MOUNTING	
				WIRING	
				PANELS	
				FINAL	
		<b>FENCE :</b>		CEARANCE	
<b>WALL COVER:</b>		FENCE FOOTING			
DRYWALL NAIL		COLUMN GROUT		<b>MANUFACTURED HOME:</b>	
STUCCO LATH		FENCE FINAL		ELECTRICAL SERVICE	
SIDING				GAS CONNECTION	
		<b>POOL INSPECTIONS:</b>		WATER CONNECTION	
<b>ROOF NAIL :</b>		PRE-GUNITE/LAYOUT		SEWER	
ATTIC VENTILATION		PRE-PLASTER		A/C MECHANICAL	
ROOF COVERING		POOL BARRIER		FOOTING/PIERS	
STRAP/SHEAR		WINDOW/DOOR ALARM		TIE-DOWNS	

**IMPORTANT NOTE:**  
 Work may not be covered prior to inspection. A copy of the city approved Building Plan, Site Plan and this Inspection Card **MUST** be on the job site for **EVERY** inspection. Special Inspections may be required. Refer to the plans for Special Inspections requirements.

**Please Note:**  
 All work must meet minimum requirements as outlined in the city codes & amending ordinances. It is agreed that this work will be conducted in conformance with the laws of the City of Eloy, Pinal County and the State of Arizona

**FINAL INSPECTION APPROVED AS NOTED:**  
**TEMPORARY CERTIFICATE OF OCCUPANCY:**

**DATE:**  
**INSPECTOR:**

**WHEN VALIDATED THIS CARD SERVES AS RECORD:**  
**CERTIFICATE OF OCCUPANCY**

**DATE:**  
**INSPECTOR:**

Septic



## Residential Permit Application

Plan Check Number 6619 10/6/15 Permit Number 0

Job Address: 3335 W. (Rural D) Parcel Number: 402 N 3710 Valuation: \_\_\_\_\_

Description of Work: CHK SEPTIC Condition Subdivision/Unit: TOLTEC / AZ VALLEY UNIT 9 Lot Number: 35

Owner/Applicant Name: Agapito Lomeli Owner Address: PO Box 1617

City: SACATON State: AZ Zip: +8 5147 Phone Number: (520) 252-2170 Gina 520 371 9526

Contractor: DIRT SEPTIC Contact Person: GEORGE ALLEN Address: PO Box 314 Casa Grande AZ 85122

City: CASA GRANDE State: AZ Zip: 85122 Phone Number: (520) 518-0779 ROC#: 272246

EMAIL: \_\_\_\_\_ City of Eloy Business License Number: \_\_\_\_\_

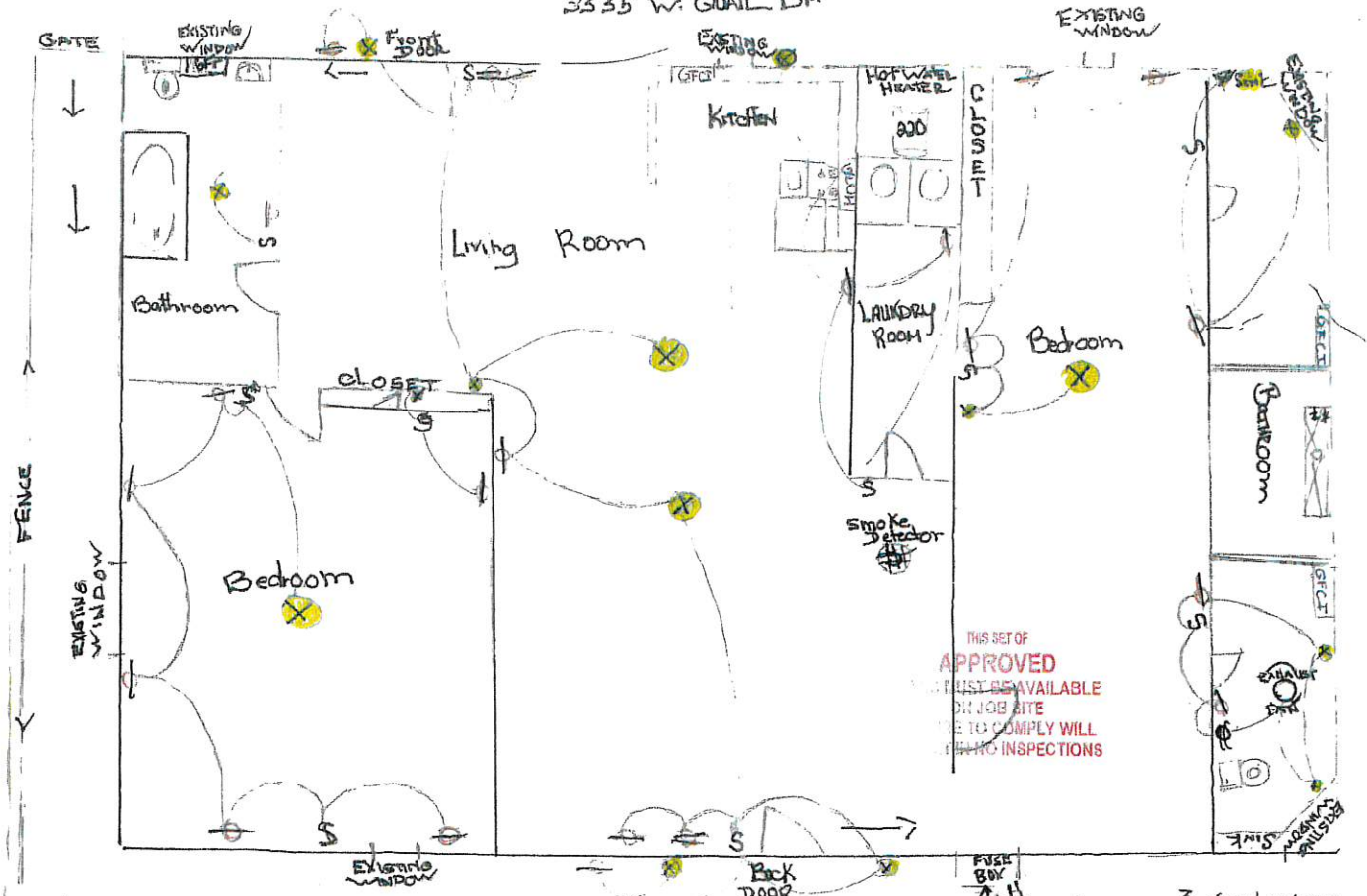
### CERTIFICATION

I certify that I am the owner or designated agent, that I have read this application and that all information is correct. I further certify that I have read and will comply with all of the provisions outlined hereon. I also certify that the plot plan submitted is a complete and accurate plan showing any and all existing and proposed structures on the subject property. All work on this project will be done by a contractor holding valid privilege tax licenses issued by the State of Arizona and the City of Eloy.

Print Name: Agapito Lomeli Signature: [Signature] Date: 2/24/2015

REVIEW'S		Fees	
Planning	FYD _____ RYD _____ SYD _____ Road _____	Building Fee	\$ 298.00
NOTES:		Plan Ck Fee	
		Mechanical	/
		Plumbing	
	Electrical		
Building	Approved _____ Date _____	Porch/ Patio	
NOTES:		TOTAL FEES	\$ 298.00

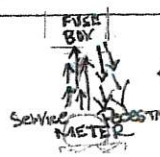
3335 W. GUAL DR.



THIS SET OF  
**APPROVED**  
 [unclear]  
 MUST BE AVAILABLE  
 ON JOB SITE  
 TO COMPLY WITH  
 ALL INSPECTIONS

Single Outlet  
 Double Outlet  
 [unclear]

← 3 New Wires Installed 170 Ft.  
 6 inches to Fuse box  
 ← 4 Ft Conduit grounded in and from Fuse box





OFFICIAL RECORDS OF  
PINAL COUNTY RECORDER  
VIRGINIA ROSS

When recorded, mail to:

Name: Agapito B. Lomeli  
Address: P.O. Box 1612  
Section AZ 85147  
City/State/Zip Code: \_\_\_\_\_

DATE/TIME: 12/20/2013 815  
FEE: \$9.00  
PAGES: 3  
FEE NUMBER: 2013-096962



Space above this line for Recorder's use

OK

QUITCLAIM DEED

This Deed is exempt from the  
affidavit requirements under  
A.R.S. §11-1134(B)(3).

KNOW ALL MEN BY THESE PRESENTS:

That I (we), Graciela Valenzuela Morris Unmarried  
the undersigned, for the consideration of Ten Dollars (\$10.00), and other valuable considerations, do  
hereby release, remise, and forever quitclaim unto Agapito B. Lomeli  
married man.

all right, title and interest in that certain Property situated in Pinal County,  
State of Arizona, and described as follows:

SEE ATTACHED

IN WITNESS WHEREOF, I (we) have hereunto set my(our) hand(s) and seal this 19 day of  
December 2013

Graciela Valenzuela Morris Graciela Valenzuela  
Printed Name of Releasor Signature of Releasor

\_\_\_\_\_  
Printed Name of Releasor Signature of Releasor

\_\_\_\_\_  
Printed Name of Witness (if required by State Laws) Signature of Witness (if required by State Laws)

Lot 25, Block G, TOLTEC ARIZONA VALLEY UNIT 8, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Book 11 of Maps, Page 27.

**Menu**

- Change of Address
- Exemptions
- Prop 117
- Senior Freeze
- Forms
- Administration
- Divisions
- News
- FAQs
- Glossary
- About Us
- Contact Us / Locations
- Improvements on Possessory Rights (IPRs)

Can't find something? Tell us!

**Frequent Questions**

- General Questions
- Appraisal
- Business Personal Property
- Maps/Splits
- Tax Area Code

**Parcel Search\***

Start a New Search

**Search Results (1 Entries)**

**Parcel Details (402-11-3710)**

Previous year valuations are subject to change as prescribed in the Arizona Revised Statutes. All changes in value may not be reflected in this data. For updated/correct figures, please refer to the Treasurer's Office website.

Comparable Properties | Link to This Parcel | Print View

Parcel Number 402-11-3710 shows the following information for Tax Year: 2016 Tax Year Chart

<b>Parcel Number:</b> 402-11-3710 (Taxing Information)				<b>Primary Owner:</b> LOMELI AGAPITO B	
<b>Section:</b> 10	<b>Township:</b> 07S	<b>Range:</b> 07E		<b>Name 2:</b>	
<b>Atlas Number:</b> 094-10	<b>Map:</b> View Parcel Map			<b>In C/O:</b>	
<b>Property Description: (What is this?)</b>				<b>Tax Bill Mailing Address</b>	
TOLTEC ARIZONA VALLEY 9 LOT 35 IN BLK I				<b>Address:</b>	PO BOX 1612
				<b>City:</b>	SACATON
				<b>State:</b>	AZ
				<b>Zip Code:</b>	85147

<b>Date of Sale:</b>	8/12/2014
<b>Sale Amount:</b>	Not Given
<b>Document(s):</b>	
2014-046423	
2014-042506	
2004-046387	

<b>Property Address (Location):</b>					
3335 W QUAIL RD ELOY AZ 85131					
<a href="#">VIEW MAP</a>					
<small>Property Address refers to a geographical location: it may not match the mailing address city or zip code</small>					
<b>Subdivision:</b> TOLTEC/ARIZONA VALLEY UNIT NINE					
<b>Unit:</b> 9	<b>Block:</b> I	<b>Lot:</b> 35	<b>Phase:</b>		
<b>Cabinet:</b> 0011		<b>Slide:</b> 0032			

<b>Imp:</b> 0.00	<b>Item:</b>			
<b>Const year:</b> 0	<b>Grnd Fir Perim:</b> 0			
<b>Stories:</b>	<b>Total Sq. Ft.:</b> 0			

<b>Parcel Size:</b>	Size Not Stated
<b>Size Indicator:</b>	Acres
<b>Tax Area Code:</b>	0421 (Rates current as of 2013)
<b>Use Code:</b>	0011
<b>Land Legal Class:</b>	02RL - Vacant Land / Non-Profit Imp
<b>Impr. Legal Class:</b>	
<b>Full Cash Value (FCV):</b>	\$2,900.00

COMPARABLE PROPERTIES



# CITY OF ELOY

## COMMUNITY DEVELOPMENT DEPARTMENT

### PLANNING & ZONING ° BUILDING & SAFETY ° CODE ENFORCEMENT

March 16, 2015

Agapito Lomeli  
3335 W. Quail Road  
Eloy, AZ 85132  
A.P.N 402-11-371

Dear Mr. Lomeli,

It has been brought to my attention that some remodel is taking place on your property located at 3335 W. Quail Road, without proper permitting. The subject property is currently labeled a mobile home, which is regulated by the Office of Manufactured Housing Department of Fire, Building and Life Safety (OMH) for the state of Arizona. The City of Eloy has an intergovernmental agreement (IGA) with the state for the regulations of mobile homes within Eloy city limits, therefore in order to obtain a building permit, the Building Department will require as followed:

1. Report from a license general installer on the anchoring of subject home.
2. All electrical shall be done by a license contractor and shall be exposed for inspection.
3. Frame, plumbing and mechanical can be done by homeowner pending inspections.
4. Report from a septic company stating the condition of exiting septic.

With this stated you may need to remove martial that was installed prior to permits and inspections. A pond agreement the Building Department can issue a permit for your project and insure the safety of the occupants and to the public.

Thank you for your concern and cooperation regarding this matter. Should you have any further questions, please contact Building and Safety Department at 520-466-3082.

Sincerely,  
Jose Martinez  
City of Eloy  
Chief Building Official

1137 West Houser Road, Eloy, Arizona 85131 • 520/466-2578 • FAX 520/464-1438

"Right in the Heart of Arizona's Future"

Permit Information

**Date** 2/25/2015  
**Permit Number** 6619  
**Applicant** AGAPITO LOMELI  
**Permit #** 15-0261  
**Construction Address** 3335 W QUAIL ROAD  
**Owner** AGAPITO LOMELI  
**Parcel** 402-11-3710  
**Phone #** 520-252-2170  
**Owner Mailing Address** PO BOX 1612  
**City/State/Zip** SACATON AZ 85147  
**Description of Work** REMODEL OF MOBILE HOME  
**Permit Code** MHALT  
**Subdivision / Lot Number/ Unit** TOLTEC/ARIZONA VALLEY UNIT 9 BLOCK 1 LOT 35  
**Res & Comm Area (sq ft)** 0  
**Valuation** 0.00  
**Permit Fees** 298.00  
**Date Issued** 10/12/2015  
**Received By**  
**Final Date**  
**Group**  
**Type of Construction**  
**Zoning**  
**Assigned To**

Contractors

Contractor Name	Primary Contact	Phone	Email	Contractor Type	License	License #
OWNER				General		

Payments

Date	Paid By	Amount	Description	Payment Type	Accepted By
10/12/2015	AGAPITO LOMELI	\$298.00	RESIDENTIAL	CASH @ FINANCE	BECKY
		Total	\$298.00		Amount Outstanding: (\$298.00)

Notes

Date	Note
10/7/2015	RECEIVED APPROVED PERMIT WILL CALL APPLICANT TO PICK UP FILED UNDER A-AGAPITO B
9/18/2015	received new electrical plan, septic permit will give to joey for review b
7/14/2015	SENT OUT CODE ENFORCEMENT AND SAID THAT THE PROPERTY WAS VACANT THE TRAILER IS JUST SITTING THERE NO OCCUPANCY SO I WILL VOID THIS PERMIT B
4/14/2015	SOMEBODY CAME IN TODAY INQUIRING ABOUT THIS PROPERTY, THAT THE APPLICANT WANTS TO SELL IT TO THIS PERSON BECAUSE HE CAN NOT GET A ELECTRICIAN TO DO THE ELECTRIC SO HE WANTS TO SELL THIS PROPERTY TO HIM AND HE WANTS TO FIX IT HIMSELF HE WILL BE IN THURSDAY TO TALK TO JOEY B
3/26/2015	APPLICANT CAME IN AND WANTED TO TALK ABOUT THE CORRECTION LETTER WE SENT TO THEM JOEY WILL SPEAK WITH THEM B we are giving them a list of electricians so they can move forward with their permit THEY WILL RESUBMIT PLANS AND WITH THE PLANS THEY ARE GOING TO GIVE US 1 AND 4 ON THE CORRECTION LETTER WITH THE RESUBMIT FOR FURTHER REVIEW OF THE PERMIT permit is on top of the filing cabinet waiting on corrections.
3/16/2015	

## Jose Martinez

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**Subject:** 3335 W. Quail  
**Attachments:** SAM\_4927.JPG; SAM\_4940.JPG; SAM\_4939.JPG; SAM\_4931.JPG; SAM\_4945.JPG

Good afternoon Jon,

Just to up-date you regarding the property located at 3335 W. Quail. I met with the property owner Mr. Lomeli on 02/11/2016 to discuss the violations and his options at this point. I have attached some pictures for review. On January 27, 2016 per my site visit the following violations were found on site. Therefore in pursuant to the provisions of the current 2012 International Building Codes under section R111.3 I found it necessary that the electric meter be removed in order to eliminate any immediate hazard to life or property. Through Section R105.6 the current permit 15-0261 will be revoked due to the referenced violations and the inability to fulfill the said agreement. R110.1 states that no building or structure shall be occupied until the building official has issued a certificate of occupancy.

1. All portions of work were covered up before inspection.
2. Detached storage built without permit.
3. The storage of non-construction items on site. (boats, vehicles, appliances, etc.)
4. An occupied recreation vehicle without permit. (connected to utilities)
5. The site of said permit occupied without C of O clearance.
6. Numerous electrical violations.
7. Electrical meter energized without clearance.
8. Fire egress blocked throughout the home.
9. Electrical work not done by a license contractor.
10. Plumbing done without inspections.

Mr. Lomeli has stated that he will clean up the property, relocate the occupants and remove any building material for inspections. If he decides to comply during the twenty (20) day time frame, an inspection would be done and at that point I would allow a license electrical contractor to submit for an electrical permit. Mr. Lomeli will not be eligible for a temporary use permit for the RV until a building permit is in place. During the meeting I asked Mr. Lomeli if things were clear and would answer any questions or concerns that he may have had regarding the property or the notice. Once again I will try and help Mr. Lomeli to the best of my ability while keeping the safety at the highest level.

Jose Martinez  
Chief Building Official  
Building & Safety Division  
1137 W. Houser Road, Eloy, AZ 85131  
Office: 520-466-2578  
City of Eloy



Letter sent to Mr. Agapito with reference  
pictures

2016



# CITY OF ELOY

## COMMUNITY DEVELOPMENT DEPARTMENT

### PLANNING & ZONING ° BUILDING & SAFETY ° CODE ENFORCEMENT

January 09, 2016

Agapito Lomeli  
3335 W. Quail Road  
A.P.N. 402-11-371  
Eloy, AZ 85131

Dear Mr. Lomeli,

An inspection of your property located at 3335 W. Quail Road shows that you are currently in violation with the building permit issued for your proposed project. Per our agreement item numbers 2 and 3 were not followed as stated along with the work performed prior to permits required removal of drywall material.

On January 27, 2016 the following violations were discovered on site:

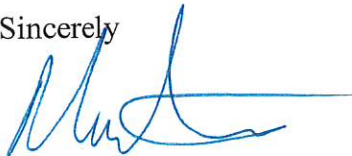
1. Not only the mention portion was covered but the job continued throughout the house without the required inspections.
2. A detached storage was built without proper permit or inspections.
3. The storage of non-construction items on site. (boats, vehicles, appliances, etc)
4. An occupied recreation vehicle without permits. (connected to utilities)
5. The site of said permit occupied without C of O clearance.
6. Numerous electrical violations.
7. Electrical meter energized without clearance.
8. Fire egress blocked in bedrooms.
9. Electrical work not done by a license contractor.
10. Plumbing done without inspections.

Therefore in pursuant to the provisions of the current 2012 International Building Codes under section R111.3 I found it necessary that the electric meter be removed in order to eliminate an immediate hazard to life or property. Through Section R105.6 the current permit 15-0261 will be revoked due to the mention violations and the inability to fulfill the said agreement. I will also require the removal of all non-construction items on site. [A] 108.5 states that the property owner is responsible for the premises who shall let anyone occupy a placarded premises or operate placarded equipment shall be liable for the penalties. Penalties shall begin immediately after the given 20 days or an appeal process has been started.

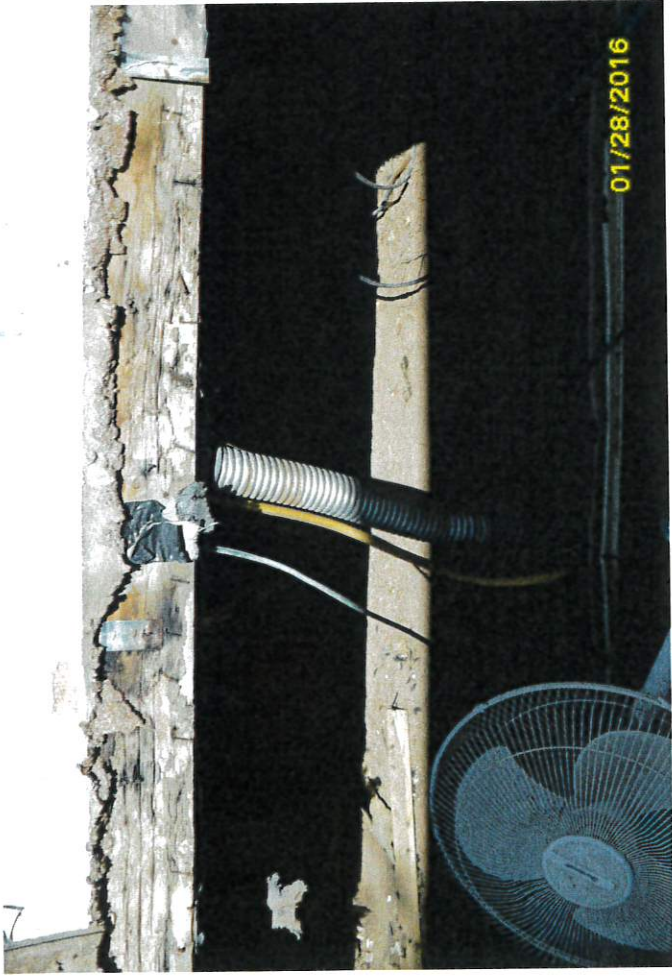
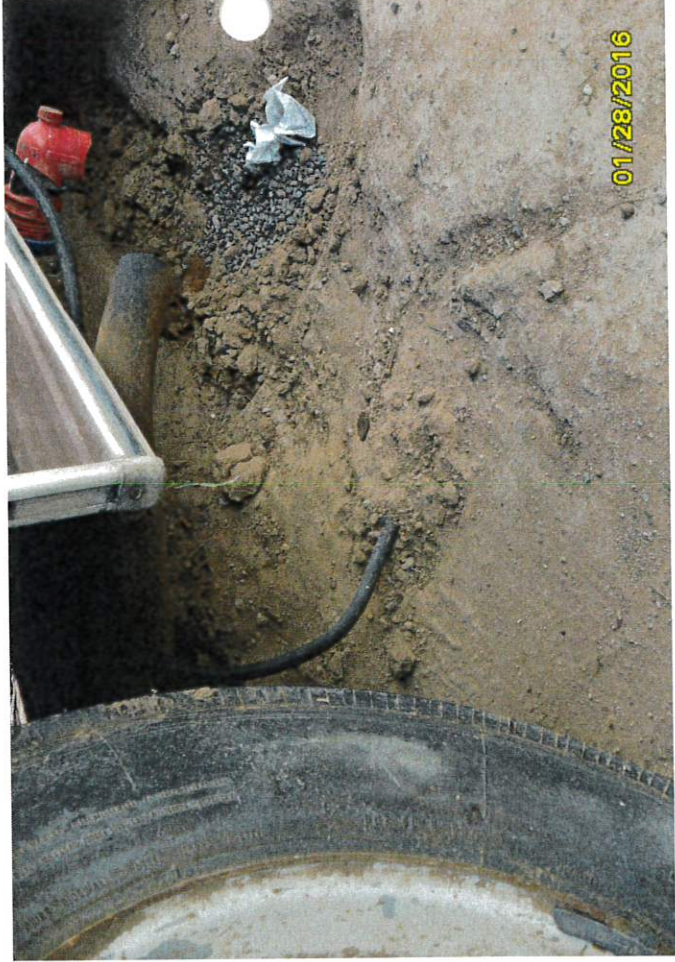
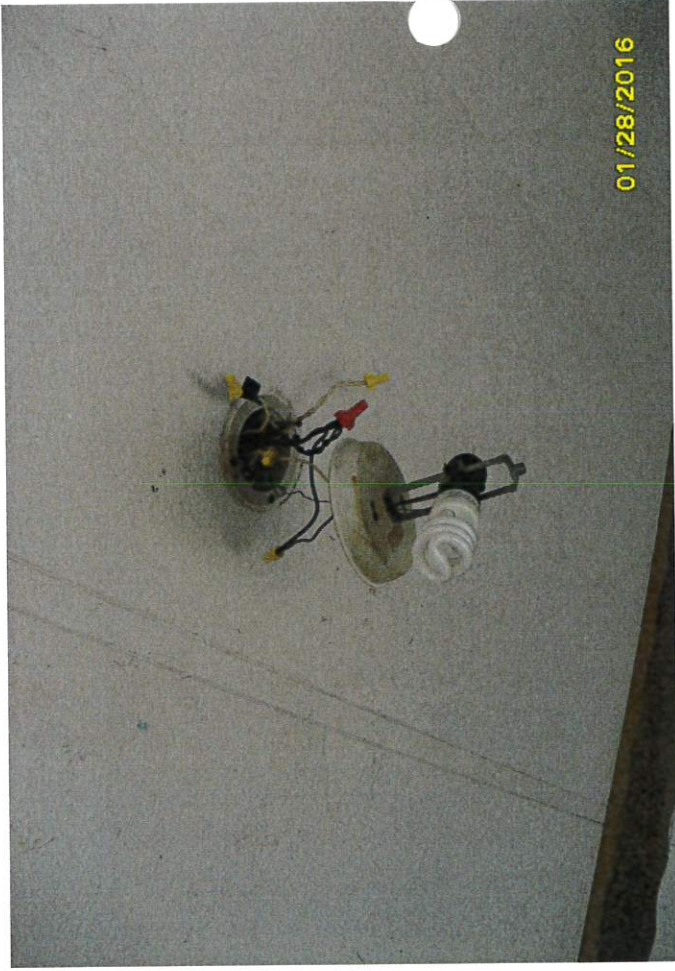
You have the right to appeal this notice and order to the Board of Appeals by filing a written application for appeals with the Chief Building Official. The application for appeal and a non-refundable fee of \$350.00 dollars must be filed within twenty (20) days after the day of this notice is served upon you. After the appeal application is filed and fees are paid the Chief Building Official will set the hearing within twenty (20) days. The appeal shall be based on a claim that the true intent of the code or rules legally adopted thereunder has been incorrectly interpreted, or the requirements of the code are adequately satisfied by other means.

Thank you for your cooperation regarding this matter. If you have any questions please feel free to contact me at 520-466-3082.

Sincerely

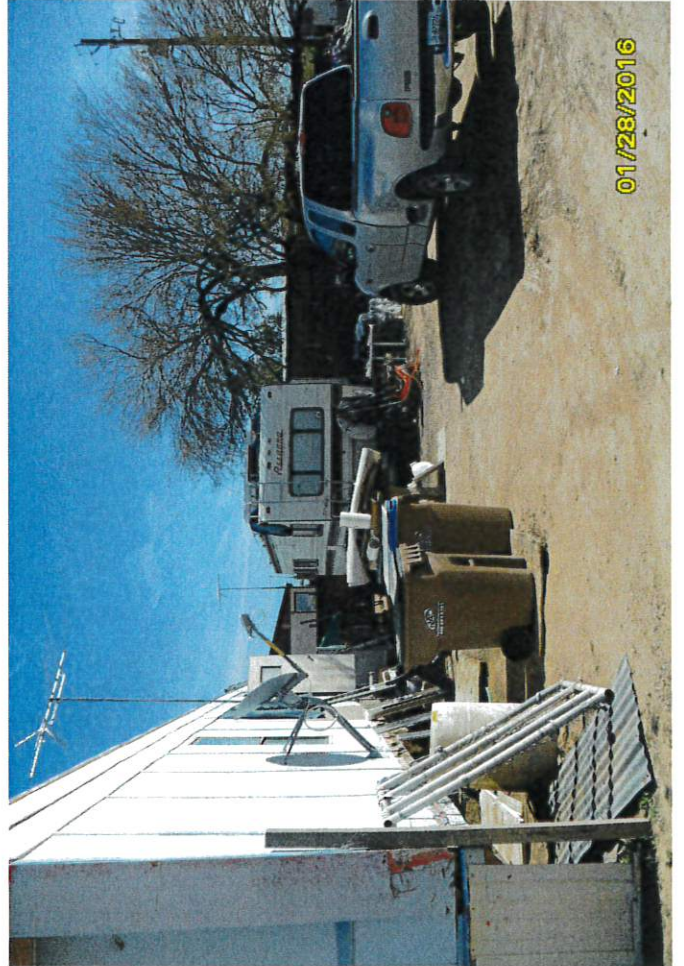
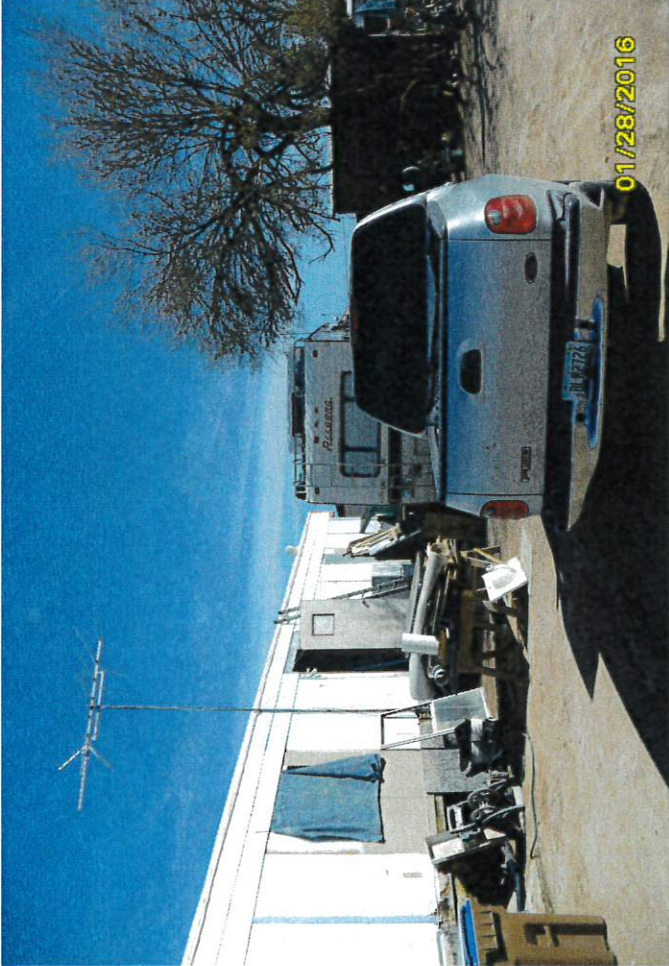


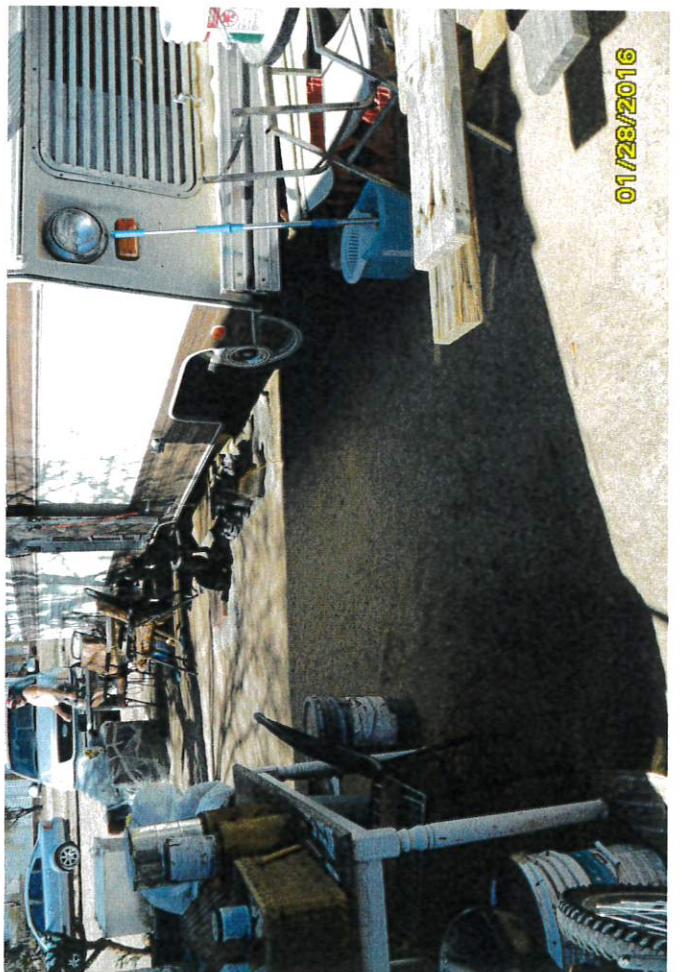
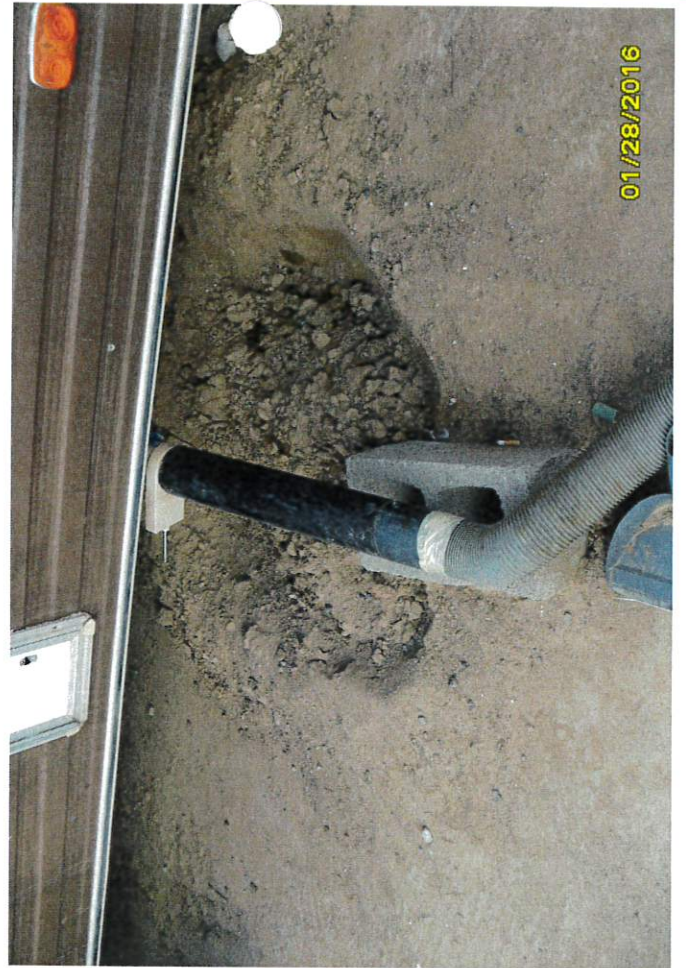
Jose Martinez  
City of Eloy  
Chief Building Official











# Permit 17-0039

Reinstated building permit number 17-0039  
with Construction plans, Letter from  
electrical contractor and Permit Extension  
Form  
2017



**CITY OF ELOY**  
**RESIDENT INSPECTION SIGN-OFF CARD**  
**1137 W. HOUSER RD.**  
**ELOY, ARIZONA 85131**  
**FOR INSPECTIONS CALL: 520-464-3179**  
**FAX NO: 520-464-1438**

PLAN CHECK NO  
 7288  
**BUILDING PERMIT NO:**  
**17-0039**  
 DESCRIPTION OF WORK:  
**RENOVATE MOBILE HOME**  
 PARCEL NO: **402-11-371**

APPLICANT/CONTACT/OWNER: **AGAPITO LOMELI** PHONE 520-208-0561

ADDRESS: **3335 W QUAIL ROAD** STATE **AZ** ZIP CODE **85131**  
**TOLTEC/ARIZONA VALLEY UNIT 9 BLOCK I LOT 35**

INSPECTION TYPE	DATE/INITIAL	INSPECTION TYPE	DATE/INITIAL	INSPECTION TYPE	DATE/INITIAL
PLUMBING :		MASONRY :		FINAL:	
UNDER SLAB		REBAR		FINAL BUILDING	
SOIL DRAIN PIPE		GROUT		FINAL PLUMBING	
WATER SERVICE		BOND BEAM		FINAL ELECTRICAL	
SEWER TAP		ANCHOR BOLTS		SMOKE DETECTORS	
				FINAL MECHANICAL	
				GAS CLEARANCE	
FOUNDATION :		FRAME:		MISC INSPECTIONS:	
FOOTING		ROUGH PLUMBING		GAS YARD TEST	
STEM/STEEL		ROUGH ELECT		ELECTRICAL SERVICE	
INTERIOR FOOTINGS		ROUGH GAS LINE		TEMPORARY POWER	
UFER		ROUGH HTG/VENT		SOLAR PHOTOVOLTAIC:	
COMPACTION		ROUGH FRAMING		MOUNTING	
				WIRING	
				PANELS	
				FINAL	
		FENCE :		CEARANCE	
WALL COVER:		FENCE FOOTING			
DRYWALL NAIL		COLUMN GROUT		MANUFACTURED HOME:	
STUCCO LATH		FENCE FINAL		ELECTRICAL SERVICE	
SIDING				GAS CONNECTION	
		POOL INSPECTIONS:		WATER CONNECTION	
ROOF NAIL :		PRE-GUNITE/LAYOUT		SEWER	
ATTIC VENTILATION		PRE-PLASTER		A/C MECHANICAL	
ROOF COVERING		POOL BARRIER		FOOTING/PIERS	
STRAP/SHEAR		WINDOW/DOOR ALARM		TIE-DOWNS	

**IMPORTANT NOTE:**  
 Work may not be covered prior to inspection. A copy of the city approved Building Plan, Site Plan and this Inspection Card **MUST** be on the job site for **EVERY** inspection. Special Inspections may be required. Refer to the plans for Special Inspections requirements.

**Please Note:**  
 All work must meet minimum requirements as outlined in the city codes & amending ordinances. It is agreed that this work will be conducted in conformance with the laws of the City of Eloy, Pinal County and the State of Arizona

**FINAL INSPECTION APPROVED AS NOTED:**  
**TEMPORARY CERTIFICATE OF OCCUPANCY:**

**DATE:**  
**INSPECTOR:**

**WHEN VALIDATED THIS CARD SERVES AS RECORD:**  
**CERTIFICATE OF OCCUPANCY**

**DATE:**  
**INSPECTOR:**



**CITY OF ELOY  
BUILDING PERMIT  
1137 W. HOUSER RD.  
ELOY, ARIZONA 85131  
FOR INSPECTIONS CALL: 520-464-3179**

PLAN CHECK NO:  
7288  
**BUILDING PERMIT #:**

3335 W QUAIL ROAD	TOLTEC/ARIZONA VALLEY UNIT 9 BLOCK I LOT 35	402-11-371
CONSTRUCTION ADDRESS AGAPITO LOMELI	SUBDIVISION/LOT/BLK/UNIT AGAPITO LOMELI	PARCEL 520-208-0561
APPLICANT PO BOX 1612	OWNER	PHONE
ADDRESS SACATON AZ 85147	EMAIL ADDRESS	
CITY/STATE/ZIP		
OWNER		
CONTRACTOR		PHONE
ADDRESS		
CITY	STATE	ZIP
R.O.C.#	SALES TAX #	CITY LICENSE #
RENOVATION OF MOBILE HOME ELECTRICAL, PLUMBING & PARTITION REMOVAL		
DESCRIPTION OF WORK \$12000.00		
CONSTRUCTION VALUE (Note: This is the permit valuation and does not reflect market value) \$0.00		

**FOR OFFICE USE ONLY**

ZONING DISTRICT	ZONING CASE	B.A. CASE	F. YD	R. YD	S. YD	STREET	BLD HT	LOT COV %	FLOOD CONTROL
ZONING COMMENTS AND CONDITIONS			APPROVED			BY		DATE	
OCCUPANCY	CONST TYPE	RES. AREA	GARAGE	MISC.	# BR	# BATH	FIRE DISTRICT		
SPECIAL INSPECTION APPROVED PER PLAN DETAILS				YES	HEALTH DEPARTMENT ROW JMARTINEZ			2/9/2017	
BUILDING COMMENTS AND CONDITIONS		APPROVED			BY		DATE		

<u>BUILDING PERMIT FEES</u>		<u>IMPACT FEES</u>		<u>CITY UTILITY FEES</u>	
BUILDING	209.00	WATER METER		WATER METER	
PLAN REVIEW	135.00	SEWER		WATER TAP	
MECHANICAL		STREETS		SEWER TAP	
PLUMBING		PARKS AND REC		MISC FEES	
ELECTRICAL		LIBRARY		TOTAL CITY	
CREDIT		POLICE		UTILITY FEES	
BUILDING FEES					
TOTAL FEES	344.00	TOTAL IMPACT FEES	0	TOTAL PERMIT FEES	344.00

2/9/2017	AGAPITO LOMELI	RESIDENTIAL	344.00
	Paid By	Description	Amount

**\*\* ANY CONTRACTOR DOING BUSINESS IN THE CITY OF ELOY MUST POSSESS A VALID BUSINESS LICENSE**  
I CERTIFY THAT I AM THE OWNER OR AUTHORIZED AGENT, THAT I HAVE READ THIS APPLICATION, AND THAT ALL INFORMATION IS CORRECT. I FURTHER CERTIFY THAT I HAVE READ, UNDERSTAND, AND WILL COMPLY WITH ALL OF THE PROVISIONS OUTLINED HEREIN. I ALSO CERTIFY THAT THE PLOT PLAN SUBMITTED IS A COMPLETE AND ACCURATE PLAN SHOWING ANY AND ALL EXISTING AND PROPOSED STRUCTURES ON THE SUBJECT PROPERTY. ALL WORK ON THIS PROJECT DONE BY A CONTRACTOR WILL HAVE A VALID PRIVILEGE TAS LICENSE ISSUED BY THE STATE OF ARIZONA AND THE CITY OF ELOY.

DATE 2-9-17 SIGNATURE x Agapito Lomeli

PROVISIONS: THE APPLICANT IS ADVISED THAT ISSUANCE OF THIS PERMIT WILL NOT RELIEVE RESPONSIBILITY OF THE OWNER OR OWNER'S AGENTS TO COMPLY WITH THE PROVISIONS OF ALL LAWS AND ORDINANCES, INCLUDING FEDERAL, STATE AND LOCAL JURISDICTIONS, WHICH REGULATE CONSTRUCTION AND PERFORMANCE OF CONSTRUCTION, OR WITH ANY PRIVATE DEED RESTRICTIONS OR REQUIREMENTS OF THE APPLICABLE FIRE DISTRICT. THIS PERMIT BECOMES NULL AND VOID IF THE CONSTRUCTION WORK AUTHORIZED HAS NOT BEGUN WITHIN 180 DAYS FROM DATE OF ISSUE OR AT ANY TIME PRIOR TO FINAL INSPECTION AND APPROVAL THE WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF 180 DAYS.



**CITY OF ELOY**  
**BUILDING PERMIT APPLICATION**  
 1137 W. HOUSER ROAD  
 ELOY, ARIZONA 85131  
 FOR INSPECTIONS CALL: 520-464-3179  
 FAX NO: 520-464-1438 / OFFICE 520-466-3082

PERMIT CHECK NO:  
**7288 2/8**  
 BUILDING PERMIT NO:  
**17-0039**

CONSTRUCTION ADDRESS: **3335 W Quail Road**

PARCEL: **402-11-3710**

APPLICANT or OWNER: **AGAPITO LOMELI**  
 (Property Owner's Authorization for Permitting if not the owner)

PHONE: **C/O JOE DELKON (520) 208-0561**

ADDRESS: **P.O. BOX 1612**

E-MAIL:

CITY: **SACATON AZ 85147**

STATE: **AZ** ZIP: **85147**

CONTRACTOR: **(owner - see above)**

PHONE:

ADDRESS: **Project Address - 3335 W. Quail Rd.**

E-MAIL:

CITY: **ELOY**

STATE: **AZ** ZIP: **85131**

R.O.C.# **(owner builder)**

CITY BUSINESS #

STATE TAX #

DESCRIBE WORK TO BE DONE: **Renovate manufactured home - upgrade plumbing and electrical. minor partition removal. Licensed Electrician - Journey Electric, LLC ROC 302875**

ESTIMATED CONSTRUCTION VALUE:  
**\$ 12,000.00**

NEW NSF <input type="checkbox"/>	SF ADDITION <input type="checkbox"/>	SF ALTERATION <input type="checkbox"/>	DEMOLITION <input type="checkbox"/>
MECHANICAL <input checked="" type="checkbox"/>	PLUMBING <input checked="" type="checkbox"/>	ELECTRICAL <input checked="" type="checkbox"/>	OTHER <input type="checkbox"/>
STUCCO <input type="checkbox"/>	COMMERCIAL <input type="checkbox"/>	INDUSTRIAL <input type="checkbox"/>	SOLAR <input type="checkbox"/>

**FOR OFFICE USE ONLY**

ZONING DISTRICT:	CASE NO:	FRONT YARD	REAR YARD	SIDE YARD	STREET YARD	BLD. HT.	LOT COV. %
ZONING COMMENTS:		<input type="checkbox"/> APPROVED <input type="checkbox"/> DENIED		DATE:			

OCCUPANCY CONST.	TYPE SQ.	SQ. FT.	SPRINKLER	ALARM	FIRE DISTRICT	CLASSIFICATION
------------------	----------	---------	-----------	-------	---------------	----------------

BUILDING COMMENTS: **Approved per plan details**  APPROVED  DENIED DATE: **2-8-17**

BUILDING:	<b>\$ 209.00</b>	WATER:	WATER METER:
PLAN REVIEW:	<b>\$ 135.00</b>	WASTEWATER:	WATER TAP:
MECHANICAL:		POLICE:	SEWER TAP:
PLUMBING:		STREET:	MISC. FEES:
ELECTRICAL:		PARKS & REC:	
DEMOLITION:			

**\$ 172.00 1/2 permit fee**  
**ok to update 10/19/17**

TOTAL BUILDING PERMIT FEE: <b>\$ 344.00</b>	TOTAL IMPACT FEE:	TOTAL CITY UTILITY FEE:
--	-------------------	-------------------------

TOTAL FEES PAYABLE:	CASH:	CHECK:	C.C. CONF:
---------------------	-------	--------	------------

I CERTIFY THAT I AM THE OWNER OR HIS REPRESENTATIVE, THAT I HAVE READ THIS APPLICATION, AND THAT ALL INFORMATION IS CORRECT. I FURTHER CERTIFY THAT I HAVE READ, UNDERSTAND AND WILL COMPLY WITH ALL OF THE PROVISIONS OUTLINED HEREON. I ALSO CERTIFY THAT THE PLOT PLAN SUBMITTED IS A COMPLETE AND ACCURATE PLAN SHOWING ANY AND ALL EXISTING AND PROPOSED STRUCTURES ON THE SUBJECT PROPERTY. ALL WORK ON THIS PROJECT WILL BE DONE BY A CONTRACTOR HOLDING VALID PRIVILEGE TAG LICENSES ISSUED BY THE STATE OF ARIZONA AND THE CITY OF ELOY.

DATE: **2/7/17** SIGNATURE: **Agapito Lomeli**

PROVISIONS: THE APPLICANT IS ADVISED THAT ISSUANCE OF THIS PERMIT WILL NOT RELIEVE RESPONSIBILITY OF THE OWNER OR OWNER'S AGENTS TO COMPLY WITH THE PROVISIONS OF ALL LAWS AND ORDINANCES, INCLUDING FEDERAL, STATE AND LOCAL JURISDICTIONS, WHICH REGULATE CONSTRUCTION AND PERFORMANCE OF CONSTRUCTION, OR WITH ANY PRIVATE DEED RESTRICTIONS OR REQUIREMENTS OF THE APPLICABLE FIRE DISTRICT. THIS PERMIT BECOMES NULL AND VOID IF THE CONSTRUCTION WORK AUTHORIZED IS NOT BEGUN WITHIN 180 DAYS FROM DATE OF ISSUE OR IF ANY TIME PRIOR TO FINAL INSPECTION AND APPROVAL THE WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF 180 DAYS.

- Menu
- Change of Address Form
- Exemptions
- Prop 117
- Senior Freeze
- Forms
- Administration
- Divisions
- News
- FAQs
- Glossary
- About Us
- Contact Us / Locations
- Improvements on Possessory Rights (IPRs)
- Appeal Your 2017 Valuation

Can't find something? Tell us!

- Frequent Questions
- General Questions
- Appraisal
- Business Personal Property
- Maps/Splits
- Tax Area Code

## Parcel Search\*

[Start a New Search](#)

**Search Results (1 Entries)**

open

**Parcel Details (402-11-3710)**

open

Previous year valuations are subject to change as prescribed in the Arizona Revised Statutes. All changes in value may not be reflected in this data. For updated/correct figures, please refer to the Treasurer's Office website.

[Comparable Properties](#) [Link to This Parcel](#) [Print View](#)

**Parcel Number 402-11-3710 shows the following information for Tax Year: 2017** [Tax Year Chart](#)

<b>Parcel Number:</b> 402-11-3710 ( <a href="#">Taxing Information</a> )		<b>Primary Owner:</b> LOMELI AGAPITO B	
<b>Section:</b> 10	<b>Township:</b> 07S	<b>Range:</b> 07E	<b>Name 2:</b>
<b>Atlas Number:</b> 094-10		<b>Map:</b> <a href="#">View Parcel Map</a>	<b>In C/O:</b>
<b>Property Description: (What is this?)</b>			
TOLTEC ARIZONA VALLEY 9 LOT 35 IN BLK I			
<b>Tax Bill Mailing Address</b>			
<b>Address:</b>		PO BOX 1612	
<b>City:</b>		SACATON	
<b>State:</b>		AZ	
<b>Zip Code:</b>		85147	

<b>Date of Sale:</b>	8/12/2014	<b>Property Address (Location):</b>	
<b>Sale Amount:</b>	Not Given	3335 W QUAIL RD ELOY AZ 85131	
<b>Document(s):</b>		<a href="#">VIEW MAP</a>	
<a href="#">2014-046423</a> <a href="#">2014-042506</a> <a href="#">2004-046387</a>		Property Address refers to a geographical location: it may not match the mailing address city or zip code	
		<b>Subdivision:</b> TOLTEC/ARIZONA VALLEY UNIT NINE	
	<b>Yes</b>	<b>No</b>	
Widow		X	
Widower		X	
Disabled		X	
Senior Freeze		X	
<b>Unit:</b> 9	<b>Block:</b> I	<b>Lot:</b> 35	<b>Phase:</b>
<b>Cabinet:</b> 0011		<b>Slide:</b> 0032	

<b>Imp:</b> 0.00	<b>Item:</b>		
<b>Const year:</b> 0	<b>Grnd Flr Perim:</b>	0	
<b>Stories:</b>	<b>Total Sq. Ft.:</b>	0	

<b>Parcel Size:</b>	Size Not Stated
<b>Size Indicator:</b>	Acres
<b>Tax Area Code:</b>	0421 (Rates current as of 2013)
<b>Use Code:</b>	0011
<b>Land Legal Class:</b>	02RL - Vacant Land / Non-Profit Imp



**JOURNEY ELECTRIC**

3029 E. KILLARNEY ST.  
GILBERT, AZ 85298  
480.626.0400  
A LIMITED LIABILITY COMPANY  
ROC CR-II: 302875

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**To:** City of Eloy, Building and Safety      **From:** Kirk Griffin  
**Attention:** Becky Aguirre      **Date:** 2/7/2017  
**FAX #:** 520-464-1438      **Pages:** 1 of 10  
**Phone Number:** 520-466-2578      **CC:**  
**Subject:** Agapito Lomeli Application for Building Permit

Dear Ms. Aguirre,

Enclosed are the building permit application and supporting documents for the property at 3335 W. Quail Rd., Eloy, AZ 85131. We would like to have these reviewed by Mr. Martinez for the purpose of re-activating the building permit for this property. Please feel free to contact us at 480-626-0400 or via email at [kgriffin@journeyelec.com](mailto:kgriffin@journeyelec.com) if you have any questions or concerns with this application.

Thank you!

Kirk Griffin

(1)

3335 W. Conville Dr

Front Road

FIX FRONT  
FACADE

Rep. See  
Corner Done

**CITY OF ELOY**  
THIS SET OF  
**APPROVED**  
PLANS MUST BE AVAILABLE  
ON THE JOB SITE AT ALL TIME.  
FAILURE TO COMPLY WILL  
RESULT IN NO INSPECTIONS.

**CITY OF ELOY**  
The building permit shall  
be kept on the site of work  
until completion of the  
project. I.R.C. Sec. R105.8

Gate

PAINT  
EXISTING  
Shed

Replace  
Back Door

FUSE  
BOX

Paint Under eaves all around perimeter

Repair Exterior  
Bringing up to code  
ESTERICALLY / Possible Stucco

Remove all Rotted Sheetrock  
Put Plaste for Vapor Barrier on Windows  
Replace Insulation and any wall studs

Repair Exterior  
Paint Existing Sided

Build Secure Steps Leading to Interior  
Front and Back

Service Pedestal

Back gate

LeadLine  
Electric

Approved per plan details

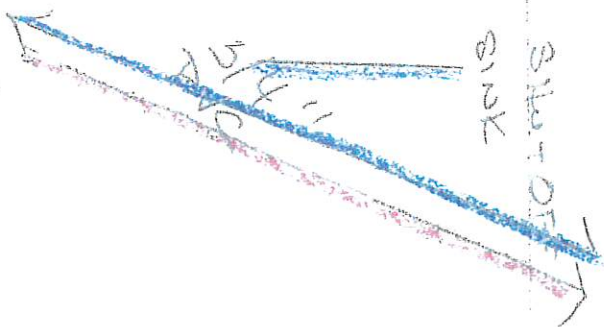
# Plumbers

Kitchen Sink

2 SHUT OFFS

**CITY OF ELOY**  
THIS SET OF  
**APPROVED**  
PLANS MUST BE AVAILABLE  
ON THE JOB SITE AT ALL TIME.  
FAILURE TO COMPLY WILL  
RESULT IN NO INSPECTIONS.

SHUT OFF SINK  
TOILET SINK



ENCL SHUT OFF  
90° Elbow

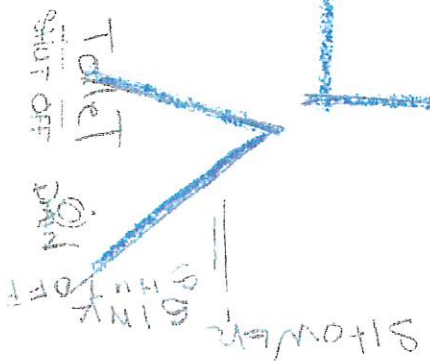
1/4" slope

SHUT OFF SINK OR  
TOILET

CGS

Septic Tank  
4" Drain Pipe

ELECTRICAL  
PASSAGE



2 Vent pipes  
SHUT OFF

↑ Bedroom ↑



Front Door

LIVING ROOM

15 x 20



EXISTING WINDOW

CITY OF ELOY  
THIS SET OF  
APPROVED  
PLANS MUST BE AVAILABLE  
ON THE JOB SITE AT ALL TIME.  
FAILURE TO COMPLY WILL  
RESULT IN NO INSPECTIONS.

EXISTING

Back Door

Put up 1 window  
Sheets of Drywall  
Over Existing Pans

Replace 3/4" board  
panels for 5/8"

3/4" board  
N/E

Replace Panel  
window

Replace Panel  
window

Kitchen

Replace Floor  
tile  
tile  
tile

Replace  
tile  
tile  
tile

Replace tile  
window

WINNING



Install Kitchen Cabinets  
Put In Kitchen Sink  
Kitchen Countertops

KITCHEN

15 X 12

Repair / Replace Floor Sanding  
LVT, T-2, OR LINOLEUM

CITY OF ELOY  
THIS SET OF  
APPROVED  
PLANS MUST BE AVAILABLE  
ON THE JOB SITE AT ALL TIME.  
FAILURE TO COMPLY WILL  
RESULT IN NO INSPECTIONS.

Replace Door

Food Door



(F)



Kitchen

HOT Water Heater

220

closet

Utility Room

Repair/ Replace  
Flooring

NO JOBS + S Needed



EXISTING WINDOWS

Master Bedroom

4 new Carpets

**CITY OF ELOY**  
THIS SET OF  
**APPROVED**  
PLANS MUST BE AVAILABLE  
ON THE JOB SITE AT ALL TIME.  
FAILURE TO COMPLY WILL  
RESULT IN NO INSPECTIONS.

EXISTING WINDOW

EXISTING WINDOW

EXISTING SINK

EXISTING SHELVES



15 X 6

MASTER BATH ROOM

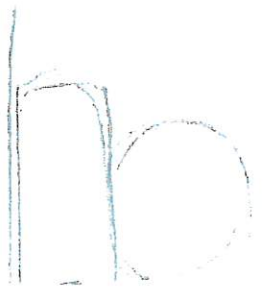
**CITY OF ELOY**  
 THIS SET OF  
**APPROVED**  
 PLANS MUST BE AVAILABLE  
 ON THE JOB SITE AT ALL TIME.  
 FAILURE TO COMPLY WILL  
 RESULT IN NO INSPECTIONS.

EXISTING SINK

EXISTING SINK



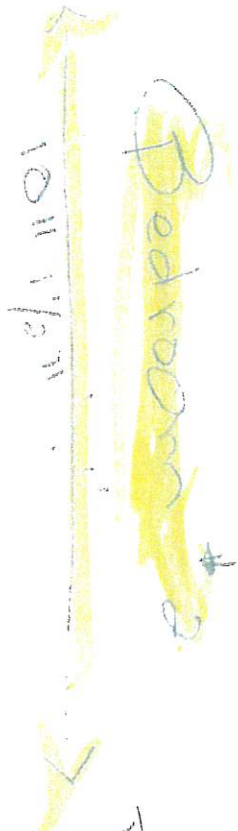
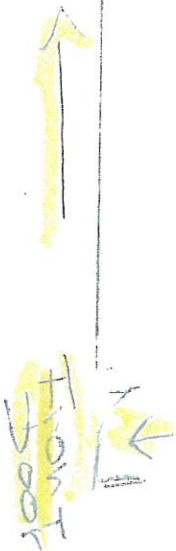
Master Bedroom



EXISTING WINDOW



**CITY OF ELOY**  
 THIS SET OF  
**APPROVED**  
 PLANS MUST BE AVAILABLE  
 ON THE JOB SITE AT ALL TIME.  
 FAILURE TO COMPLY WILL  
 RESULT IN NO INSPECTIONS.



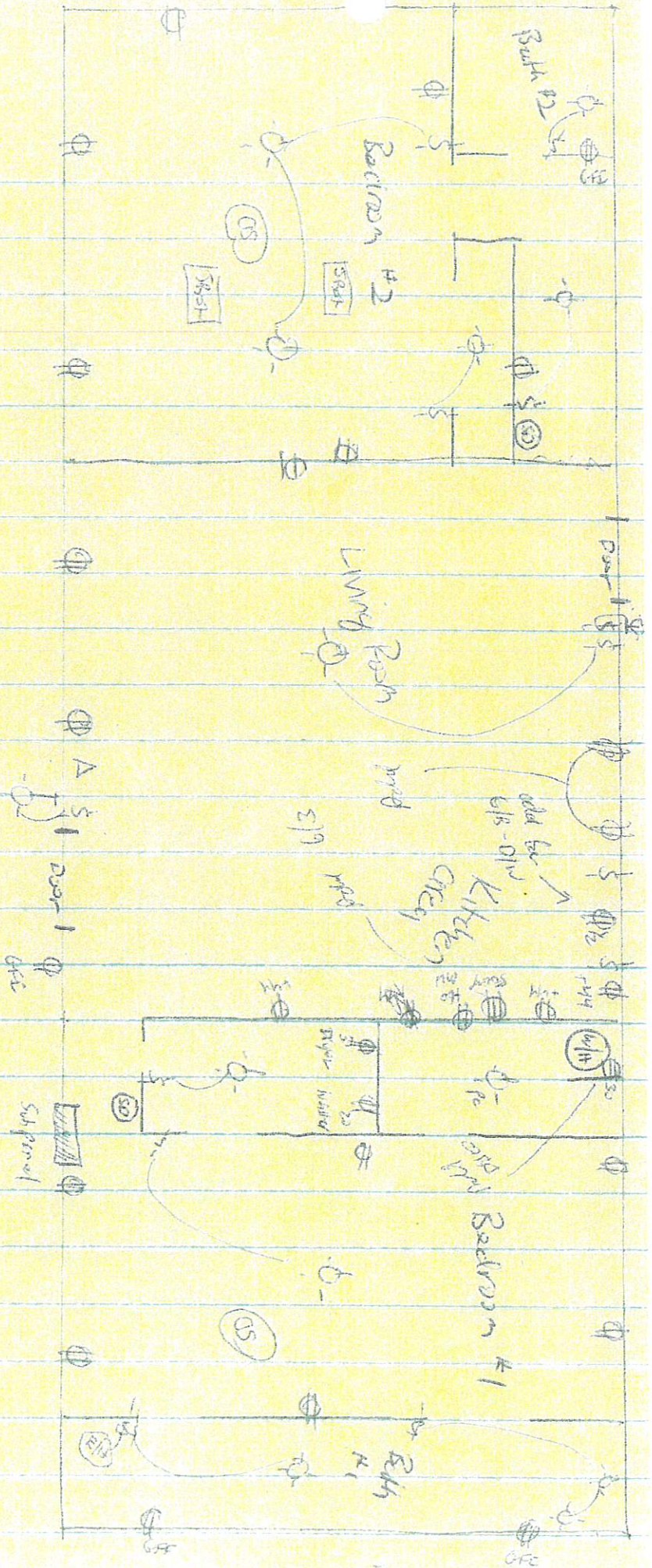
used 2x4's in corners  
 closet  
 No Barrier walls changed

Put up 10 sheets of Drywall  
 (42" x 4' x 8')  
 over existing Drywall

Put up 2x3x8's  
 for wall studs  
 where needed

Bedroom #2  
 Put up 16 pcs of one-way  
 drywall (4' x 8' x 1/2")  
 Tap out T for  
 Shower on 1/2" bar  
 1/2" start off to  
 make connection  
 and 3 more of 1/2" Fibre  
 panels in  
 Shower  
 Shower  
 Shower

Repaired Water damage, drywall  
 in the back studio room  
 and the back studio room



**GITY OF ELOY**  
 THIS SET OF  
**APPROVED**  
 PLANS MUST BE AVAILABLE  
 ON THE JOB SITE AT ALL TIME.  
 FAILURE TO COMPLY WILL  
 RESULT IN NO INSPECTIONS.



Building & Safety Department  
 1137 W Houser Road  
 Eloy, AZ 85131  
 520-466-2578

City of Eloy  
 Permit Extension/Renewal Request

Date: 10-9-17  
 Permit# 17-0039  
 Project Address: 3335 W. Quail Rd  
Eloy, AZ 85131

A permit that has been expired for less than one year will have a renewal fee of one half of the original permit fee, for example \$1000 (original Permit fee) \$500 (renewal fee). A permit is expired for more than one year will have to pay a full permit fee.

Due to the following circumstances, I am asking that you extend/renew my permit the allotted 180 days from the date of expiration. (If more space is needed, attach a separate page).

to continue to Repair interior of TRAILER, Drywalling, wiring, plumbing

Preferred Method of Notification (circle one): Mail Fax Phone Email  
 (Please specify preferred information below)

Name: Agapito Lomeli  
 Mailing Address/City/State/Zip 3335 W. Quail Rd Eloy, AZ.  
 Email \_\_\_\_\_ Phone 85131

Signature Agapito Lomeli Date 10-9-17

Expiration Date: August 9<sup>th</sup>, 2017  
 Extended Until April 20<sup>th</sup>, 2018  
 Renewal Fee: 0  
Last Renewal

Letter sent to Mr. Lomeli regarding the  
removal of occupants

2018



# CITY OF ELOY

COMMUNITY DEVELOPMENT DEPARTMENT  
PLANNING & ZONING ° BUILDING & SAFETY ° CODE COMPLIANCE  
° ECONOMIC DEVELOPMENT

## NOTICE TO VACATE

November 06, 2018

Mr. Agapito Lomeli  
3335 West Quail Drive  
Eloy, Arizona 85131

RE: Notice to Vacate -3335 West Quail Drive  
Parcel 402-11-371 (Toltec Arizona Valley 9 Lot 35 in BLK I)

Dear Mr. Lomeli,

According to the Pinal County Recorder's Office, you are the listed owner for the property located at 3335 West Quail Drive. An inspection of your property was performed on 11/01/2018. It identifies that the primary structure being the residents currently is inhabitable and has no utilities required by code; a recreational vehicle has been occupied on site without proper approvals or permits. Furthermore, Building Permit 17-0039 has been expired for more than one(1) year due to no activity. Due to these violations, you are hereby ordered to vacate the property immediately.

**Pursuant to the 2012 IPMC (International Property Maintenance Code)**

**Section 108.1.3:** A structure is unfit for human occupancy whenever the code official finds that such structure is unsafe, unlawful or, because of the degree to which the structure is in disrepair or lacks maintenance, is insanitary, vermin or rat infested, contains filth and contamination, or lacks ventilation, illumination, sanitary or heating facilities or other essential equipment required by this code, or because the location of the structure constitutes a hazard to the occupants of the structure or to the public.

**Section 302.8:** No inoperative or unlicensed motor vehicle shall be parked, kept or stored on any premises, and no vehicle shall at any time be in a state of major disassembly, disrepair, or in the process of being stripped or dismantled. Painting of vehicles is prohibited unless conducted inside an approved spay booth.

**Section 308.1 Accumulation of rubbish or garbage:** All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish, or garbage.

You are hereby ordered to complete of the following items, which shall be accomplished on or before Friday, November 16, 2018:

- 1) Vacate the property located at 3335 West Quail Drive immediately ; and
- 2) Remove the recreational vehicle from the subject property; and
- 3) Remove the accumulation of rubbish or garbage on the property.

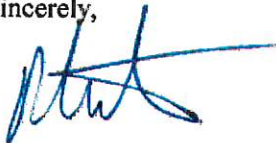
If you fail to comply within the given time frame, the City of Eloy, through the Chief Building Official, will cause the property to be cleaned and removed of any recreational vehicles, either through an available public agency or by contract or arrangement with a private entity. The cost of such demolition and removal of these materials on said Parcel shall be recorded as a lien on said Parcel.

You have the right to appeal this notice and order if you so choose. If so, please apply to the Building Code Board of Appeals by filing a written application through the Community Development Department-Building Safety Division. I can provide you with an application for your use.

The completed application and a non-refundable fee of \$350.00 dollars (Payable to the City of Eloy) must be filed within twenty calendar (20) days from the date of this notice. After the appeal application is filed and fees are paid, the Chief Building Official will set the hearing within twenty (20) calendar days. The appeal shall be based on a claim that the true intent of the Code, or rules legally adopted thereunder, has been incorrectly interpreted, or the requirements of the Code are adequately satisfied by other means.

If you have any further questions, please do not hesitate to contact me at 520-466-2578 or [jmartinez@eloyaz.gov](mailto:jmartinez@eloyaz.gov)

Sincerely,



City of Eloy  
Jose Martinez  
Chief Building Official

Cc: Laura Lopez, Code Compliance Officer

1137 West Houser Road, Eloy, Arizona 85131 • 520/466-2578 • FAX 520/464-1438  
"Right in the Heart of Arizona's Future"

Police Log  
2016 through 2020

CFS33 (Ver: 2015.4.13) - Run By: RODRIGUEZ, YVETTE A. - From: PD-RECORDS

C A P S

AGENCY: 00 CALLS FOR SERVICE BY EVENT NUMBER

Event Number: 000201612948 Date Reported: 11/17/2016

How Recvd: PHONE Dispatched As: FIGHT  
Report No: Call On-Scene: FIGHT

Name Type: Per/Bus Name: REFUSED

House #: 0003335 Str: W QUAIL RD Apt #:

City: ELOY St: Zip: Ph #: ( ) -

Complainant Address:

Patrol: Unknown Code Grid: W CORNMAN, W HANNA, N ESTRELLA, N

Addl Unit Asgn: 0 Shift: \*\*\* SHIFT CODES \*\*\* Ent From: ECAD

Comp Taker: CALKINS, AUDRA M. Dispatcher: CALKINS, AUDRA M.

Response: PRIORITY 1 - EMERGENCY Disposition: UNFOUNDED

Comments: DISPOSITION MADE BY MDT/APPENDED TO THE REMARKS

Remarks: RP ADV EMPTY ABOVE 42 HAS SEVERAL PEOPLE INSIDE. ADV HOME HAS BEEN ORANGE TAGGED AND IT SOUNDS LIKE THE PEOPLE INSIDE ARE FIGHTING.

Reportable: Tag No:

Tag State: Make: Model: Year: 0000

Color: Bus Name:

Race: Sex: No Occupants: 00 Probable Cause:

Responding Unit Info

Jnit: FENDER, MICHAEL - PATROL OFFICE Type:  
Id: FENDER, MICHAEL - POLICE O Action:  
Responded From: Date: 11/17/2016

Times:							
Alarm	04:59:45	Dispatch	05:01:37	Responded	05:01:42	Arrived	05:08:19
At Patient	00:00:00	Trauma Al	00:00:00	Enr Hosp	00:00:00	Enr Jail	00:00:00
At Jail	00:00:00	Enr City	00:00:00	At City	00:00:00	At Hosp	00:00:00
Enr Sta	00:00:00	Clear	05:27:03	Determined	05:00:03	Action	05:01:02

CAD Status Information

Jnit: E1589 Status: Enroute Time: 05:01:42 Loct: 3335 W QUAIL RD  
Remarks: 03104105106107  
Jnit: E1589 Status: Arrived Time: 05:08:19 Loct: 3335 W QUAIL RD

CFS33 (Ver: 2015.4.13) - Run By: RODRIGUEZ, YVETTE A. - From: PD-RECORDS

C A P S

AGENCY: 00 CALLS FOR SERVICE BY EVENT NUMBER

Event Number: 000201612948 Date Reported: 11/17/2016

Remarks: 03104105106107

Person Information

Name Type:

Name: PEREA, JESUS JOEL  
DOB: 05/05/1995  
Alias:  
SMT:  
Clothes:  
Address: 3050 W SOLANO DR ELOY AZ 85231

Race: W  
Height: 601  
Hair: BRO

Sex: M  
Weight: 165  
Eyes: BRO

Name Type:

Name: GOBEA, MICHAEL  
DOB: 12/24/1995  
Alias:  
SMT:  
Clothes:  
Address: 6229 E BAUMGARTNER ELOY AZ 85231

Race: W  
Height: 511  
Hair: BLK

Sex: M  
Weight: 165  
Eyes: BRO

Name Type:

Name: MARTINEZ, LUIZ  
DOB: 06/17/1996  
Alias:  
SMT:  
Clothes:  
Address:

Race:  
Height: 000  
Hair:

Sex:  
Weight: 000  
Eyes:

=====  
Narrative Number: 0  
Created By: FENDER, MICHAEL - POLICE OFFICER Date: 11/17/2016 Time: 05:27:03  
Unit: E1589 - Disposition: UN - UNFOUNDED  
MADE CONTACT AT NEIGHBORS RESD. NO FIGHT AT RESIDENCE.

DFS33 (Ver: 2015.4.13) - Run By: RODRIGUEZ, YVETTE A. - From: PD-RECORDS

C A P S

AGENCY: 00

CALLS FOR SERVICE BY EVENT NUMBER

Event Number: 000201807582 Date Reported: 07/01/2018

How Recvd: PHONE Dispatched As: SHOTS FIRED  
Report No: Call On-Scene: SHOTS FIRED

Name Type: Per/Bus Name: REFUSED

House #: 0003335 Str: W QUAIL RD Apt #:

City: ELOY St: Zip: Ph #: (352) 442-7823

Complainant Address:

Patrol: Unknown Code Grid: W CORNMAN, W HANNA, N ESTRELLA, N

Addl Unit Asgn: 2 Shift: \*\*\* SHIFT CODES \*\*\* Ent From: ECAD

Comp Taker: NITE, ABRIGALE Dispatcher: NITE, ABRIGALE

Response: PRIORITY 1 - EMERGENCY Disposition: UNABLE TO LOC

Comments:

Remarks: RP IS ADV THAT HER NEIGHBORS SHOT A GUN OFF

Reportable: Tag No:

Tag State: Make: Model: Year: 0000

Color: Bus Name:

Race: Sex: No Occupants: 00 Probable Cause:

Responding Unit Info

Unit: STRETTON, CHARLES - PATROL

Type:

Officer: STRETTON, CHARLES

Action:

Responded From:

Date: 07/01/2018

Times:

Alarm	01:38:19	Dispatch	01:41:36	Responded	01:42:08	Arrived	01:50:34
At Patient	00:00:00	Trauma Al	00:00:00	Enr Hosp	00:00:00	Enr Jail	00:00:00
At Jail	00:00:00	Enr City	00:00:00	At City	00:00:00	At Hosp	00:00:00
Enr Sta	00:00:00	Clear	02:12:33	Determined	01:39:06	Action	01:41:24

Unit: YBARRA, LIZETTE - PATROL

Type:

Officer: YBARRA, LIZETTE - PATROL

Action:

Responded From:

Date: 07/01/2018

Times:

Alarm	01:38:19	Dispatch	01:41:53	Responded	01:42:19	Arrived	01:42:19
At Patient	00:00:00	Trauma Al	00:00:00	Enr Hosp	00:00:00	Enr Jail	00:00:00

C A P S

AGENCY: 00 CALLS FOR SERVICE BY EVENT NUMBER

Event Number: 000201807582 Date Reported: 07/01/2018

At Jail	00:00:00	Enr City	00:00:00	At City	00:00:00	At Hosp	00:00:00
Enr Sta	00:00:00	Clear	02:12:23	Determined	01:39:06	Action	01:41:24

Init: SAMMONS, JEREMY - OIC Type:  
 Id: SAMMONS, JEREMY JOEL Action:  
 Responded From: Date: 07/01/2018  
 Times:

Alarm	01:38:19	Dispatch	01:53:46	Responded	01:53:46	Arrived	01:53:46
At Patient	00:00:00	Trauma Al	00:00:00	Enr Hosp	00:00:00	Enr Jail	00:00:00
At Jail	00:00:00	Enr City	00:00:00	At City	00:00:00	At Hosp	00:00:00
Enr Sta	00:00:00	Clear	02:12:20	Determined	01:39:06	Action	01:41:24

CAD Status Information

Init: E1508 Status: Enroute Time: 01:42:08 Loct: 3335 W QUAIL RD  
 Remarks: 03104105106107  
 Init: E1609 Status: Enroute Time: 01:42:18 Loct: 3335 W QUAIL RD  
 Remarks: 04105106107  
 Init: E1609 Status: Enroute Time: 01:42:19 Loct: 3335 W QUAIL RD  
 Remarks: 04105106107  
 Init: E1508 Status: Arrived Time: 01:50:34 Loct: 3335 W QUAIL RD  
 Remarks: 03104105106107  
 Init: E1609 Status: Arrived Time: 01:50:36 Loct: 3335 W QUAIL RD  
 Remarks: 04105106107  
 Init: O1537 Status: Arrived Time: 01:53:46 Loct: 3335 W QUAIL RD  
 Remarks: 03104105106107  
 Init: E1609 Status: Enroute Time: 02:04:45 Loct: 3475 W CABALLERO  
 Remarks: 04105106107  
 Init: E1609 Status: Arrived Time: 02:05:29 Loct: 3475 W CABALLERO  
 Remarks: 04105106107

==== Narrative Number: 0 =====  
 Created By: WILCOX, TRICIA LEE - COMMUNICATIO Date: 07/01/2018 Time: 01:43:12  
 Unit: E1609 Notify Message: 2 SHOTS FIRED FOLLOWED BY RAPID FIRE  
 ==== Narrative Number: 1 =====  
 Created By: NITE, ABRIGALE Date: 07/01/2018 Time: 01:58:11  
 Unit: E1508 Notify Message: 42 APPEARS CODE 4 NOT FINDING ANY FIREARM USE  
 WILL ATL THE AR  
 ==== Narrative Number: 2 =====  
 Created By: NITE, ABRIGALE Date: 07/01/2018 Time: 01:58:12  
 Unit: E1508 Notify Message: EA  
 ==== Narrative Number: 3 =====  
 Created By: NITE, ABRIGALE Date: 07/01/2018 Time: 01:59:29  
 Unit: E1508 Notify Message: E1609 HAS MALE SUBJ APPROACHING HER AT THE 42  
 O1537 IS OUT WI  
 ==== Narrative Number: 4 =====  
 Created By: NITE, ABRIGALE Date: 07/01/2018 Time: 01:59:33

Run: 12-MAR-2020 8:49

ELOY POLICE DEPARTMENT

Page: 3

CFS33 (Ver: 2015.4.13) - Run By: RODRIGUEZ, YVETTE A. - From: PD-RECORDS

C A P S

AGENCY: 00

CALLS FOR SERVICE BY EVENT NUMBER

Event Number: 000201807582 Date Reported: 07/01/2018

Unit: E1508 Notify Message: TH E1609

=====  
Narrative Number: 5 =====

Created By: NITE, ABRIGALE

Date: 07/01/2018 Time: 02:03:52

Unit: E1609 Notify Message: INFO RECIEVED

IFS33 (Ver: 2015.4.13) - Run By: RODRIGUEZ, YVETTE A. - From: PD-RECORDS

C A P S

AGENCY: 00 CALLS FOR SERVICE BY EVENT NUMBER

Event Number: 000201809245 Date Reported: 08/14/2018

How Recvd: PHONE Dispatched As: CIVIL MATTER  
Report No: Call On-Scene: CIVIL MATTER

Name Type: Per/Bus Name:  
House #: 0003335 Str: W QUAIL RD Apt #:  
City: ELOY St: Zip: Ph #: (352) 442-7823

Complainant Address:  
Patrol: Unknown Code Grid: W CORNMAN, W HANNA, N ESTRELLA, N

Addl Unit Asgn: 0 Shift: \*\*\* SHIFT CODES \*\*\* Ent From: ECAD

Comp Taker: GUTIERREZ, CARLOS Dispatcher: GUTIERREZ, CARLOS

Response: PRIORITY 3 - ROUTINE Disposition: INFO REC'D

Comments: GENERATOR IS RUNNING BUT AWAITING WORD FROM CODE ENFORCEMENT

Remarks: ADV/ THAT THERE IS A GENERATOR THAT HAS BEEN RUNNING ALL NIGHT AT L  
ISTED---ADV/ SHE CANNOT SLEEP WITH IT ON..1612 WENT THERE THI  
S MORNING AND DID NOT HEAR ONE

Reportable: Tag No:  
Tag State: Make: Model: Year: 0000  
Color: Bus Name:  
Race: Sex: No Occupants: 00 Probable Cause:

Responding Unit Info							
Jnit: SINGLETON, CALVINA - OIC			Type:				
Id: SINGLETON, CALVINA			Action:				
Responded From:			Date: 08/14/2018				
Times:							
Alarm	07:31:33	Dispatch	07:50:06	Responded	07:50:11	Arrived	08:17:38
At Patient	00:00:00	Trauma Al	00:00:00	Enr Hosp	00:00:00	Enr Jail	00:00:00
At Jail	00:00:00	Enr City	00:00:00	At City	00:00:00	At Hosp	00:00:00
Enr Sta	00:00:00	Clear	08:41:06	Determined	07:32:55	Action	00:00:00

CAD Status Information

Jnit: 01553 Status: Enroute Time: 07:50:11 Loct: 3335 W QUAIL RD  
Remarks: 03104105106107

Run: 12-MAR-2020 8:50

ELOY POLICE DEPARTMENT

Page: 2

CFS33 (Ver: 2015.4.13) - Run By: RODRIGUEZ, YVETTE A. - From: PD-RECORDS

C A P S

AGENCY: 00

CALLS FOR SERVICE BY EVENT NUMBER

Event Number: 000201809245 Date Reported: 08/14/2018

Init: 01553 Status: Arrived Time: 08:17:38 Loc: 3335 W QUAIL RD  
Remarks: 03104105106107

==== Narrative Number: 0 =====  
Created By: GUTIERREZ, CARLOS Date: 08/14/2018 Time: 08:38:03  
Unit: 01553 Notify Message: C4

DFS33 (Ver: 2015.4.13) - Run By: RODRIGUEZ, YVETTE A. - from: PD-RECORDS

C A P S

AGENCY: 00 CALLS FOR SERVICE BY EVENT NUMBER

Event Number: 000201809241 Date Reported: 08/14/2018

How Recvd: PHONE Dispatched As: OTHER  
Report No: Call On-Scene: OTHER

Name Type: Per/Bus Name: REFUSED

House #: 0003335 Str: W QUAIL RD Apt #:

City: ELOY St: Zip: Ph #: (520) REF-USED

Complainant Address:

Patrol: Unknown Code Grid: W CORNMAN, W HANNA, N ESTRELLA, N

Addl Unit Asgn: 0 Shift: \*\*\* SHIFT CODES \*\*\* Ent From: ECAD

Comp Taker: NITE, ABRIGALE Dispatcher: NITE, ABRIGALE

Response: PRIORITY 3 - ROUTINE Disposition: ASSIGN COMP

Comments: DISPOSITION MADE BY MDT/APPENDED TO THE REMARKS

Remarks: RP ADV THAT HER NEIGHBOR AT THE ABOVE ADDRESS HAS HIS GENERATOR RUNNING/REQ OFC TO ASK HIM TO TURN IT OFF NOTHING FURTHER

Reportable: Tag No:  
Tag State: Make: Model: Year: 0000  
Color: Bus Name:  
Race: Sex: No Occupants: 00 Probable Cause:

Responding Unit Info  
Jnit: Mariscal, Ana-Alicia Type:  
[d: ANA-ALICIA MARISCAL Action:  
Responded From: Date: 08/14/2018

Times:							
Alarm	03:41:25	Dispatch	03:44:44	Responded	03:45:58	Arrived	03:58:35
At Patient	00:00:00	Trauma Al	00:00:00	Enr Hosp	00:00:00	Enr Jail	00:00:00
At Jail	00:00:00	Enr City	00:00:00	At City	00:00:00	At Hosp	00:00:00
Enr Sta	00:00:00	Clear	04:06:19	Determined	03:42:07	Action	03:43:49

CAD Status Information  
Jnit: E1612 Status: Enroute Time: 03:45:58 Loct: 3335 W QUAIL RD  
Remarks: 03104105106107  
Jnit: E1612 Status: Arrived Time: 03:58:35 Loct: 3335 W QUAIL RD

CFS33 (Ver: 2015.4.13) - Run By: RODRIGUEZ, YVETTE A. - From: PD-RECORDS

C A P S

AGENCY: 00 CALLS FOR SERVICE BY EVENT NUMBER

Event Number: 000201809241 Date Reported: 08/14/2018

Remarks: 03104105106107

===== Narrative Number: 0 =====

Created By: ANA-ALICIA MARISCAL Date: 08/14/2018 Time: 04:06:19

Unit: E1612 - Disposition: AC - ASSIGN COMP

~~DDID NOT HEAR GENERATOR NOISE COMING FROM THE AREA/LISTED RESIDENC. DID NOT~~

~~MAKE CONTACT WITH OWNER DUE TO THAT FACT.~~

CFSS3 (Ver: 2015.4.13) - Run By: RODRIGUEZ, YVETTE A. - From: PD-RECORDS

C A P S

AGENCY: 00 CALLS FOR SERVICE BY EVENT NUMBER

Event Number: 000201906122 Date Reported: 06/09/2019

How Recvd: PHONE Dispatched As: SUSPICIOUS VEH  
Report No: Call On-Scene: SUSPICIOUS VEH

Name Type: Per/Bus Name: REFUSED

House #: 0003335 Str: W QUAIL RD Apt #:

City: ELOY St: Zip: Ph #: (520) REF-USED

Complainant Address:

Patrol: Unknown Code Grid: W CORNMAN, W HANNA, N ESTRELLA, N

Addl Unit Asgn: 0 Shift: \*\*\* SHIFT CODES \*\*\* Ent From: ECAD

Comp Taker: NITE, ABRIGALE Dispatcher: NITE, ABRIGALE

Response: PRIORITY 3 - ROUTINE Disposition: UNABLE TO LOC

Comments: HOME C4

Remarks: RP ADV THAT THERE WERE TWO VEHS THAT PULLED UP INTO THE HOME/ADV TH  
ERE ARE 8 PEOPLE LIVING IN THE HOME/ITS A ABANDONED HOME/NO W  
EAPONS/OR INJURIES/UNKN DESCRIPTION OF

Reportable: Tag No:

Tag State: Make: Model: Year: 0000

Color: Bus Name:

Race: Sex: No Occupants: 00 Probable Cause:

Responding Unit Info

Unit: STENSON, MERVEN - PATROL

Type:

Officer: STENSON, MERVEN - PATROL

Action:

Responded From:

Date: 06/09/2019

Times:	Alarm	At Patient	At Jail	Enr Sta	Dispatch	Trauma Al	Enr City	Clear	Responded	Enr Hosp	At City	Determined	Arrived	Enr Jail	At Hosp	Action
	04:02:19	00:00:00	00:00:00	00:00:00	04:07:18	00:00:00	00:00:00	04:33:04	04:11:53	00:00:00	00:00:00	04:03:11	04:26:13	00:00:00	00:00:00	04:07:16

CAD Status Information

Unit: E1372 Status: Enroute Time: 04:11:53 Loc: 3335 W QUAIL RD  
Remarks: 03104105106107

CFS33 (Ver: 2015.4.13) - Run By: RODRIGUEZ, YVETTE A. - From: PD-RECORDS

C A P S

AGENCY: 00 CALLS FOR SERVICE BY EVENT NUMBER

Event Number: 000201906122 Date Reported: 06/09/2019

Unit: E1372 Status: Arrived Time: 04:26:13 Loc: 3335 W QUAIL RD  
Remarks: 03104105106107

Vehicle Information

Tag #:	CDM7837	State:	AZ	Type:		Tag Year:	2020
Make:	FORD	Model:	F071	Style:	12PU	Veh Year:	1998
Color:				VIN:	1FTZF0763WKA65163		
Driver:				OLN:			
Address:							
Travel:							

=====  
 Narrative Number: 0  
 Created By: NITE, ABRIGALE Date: 06/09/2019 Time: 04:05:06  
 CLOTHING/rp adv that they took off east/rp does not want contact  
 Narrative Number: 1  
 Created By: NITE, ABRIGALE Date: 06/09/2019 Time: 04:32:42  
 Unit: E1372 Notify Message: ADV THAT THE HOME IS C4 AND THERE IS A PICKUP TRUCK IN THE  
 Narrative Number: 2  
 Created By: NITE, ABRIGALE Date: 06/09/2019 Time: 04:32:55  
 Unit: E1372 Notify Message: YARD THAT LOOKS LIKE IT HAS BEEN SITTING THERE FOR A WHILE  
 =====

IFS33 (Ver: 2015.4.13) - Run By: RODRIGUEZ, YVETTE A. - from: PD-RECORDS

C A P S

AGENCY: 00 CALLS FOR SERVICE BY EVENT NUMBER

Event Number: 000201907607 Date Reported: 07/12/2019

How Recvd: PHONE Dispatched As: SUSP ACTIVITY  
Report No: Call On-Scene: SUSP ACTIVITY

Name Type: Per/Bus Name: REFUSED

House #: 0003335 Str: W QUAIL RD Apt #:

City: ELOY St: Zip: Ph #: ( ) -

Complainant Address:

Patrol: Unknown Code Grid: W CORNMAN, W HANNA, N ESTRELLA, N

Addl Unit Asgn: 2 Shift: \*\*\* SHIFT CODES \*\*\* Ent From: ECAD

Comp Taker: WILCOX, TRICIA LEE - COMMUN Dispatcher: WILCOX, TRICIA LEE - COMMU

Response: PRIORITY 2 - URGENT Disposition: ASSIGN COMP

Comments: 42 C4/NO NOTICES

Remarks: RP ADV THAT THERE ARE ABOUT 10-15 HOMELESS SUBJ LIVING IN THE HOUSE  
, MIGHT BE SELLING DRUGS OUT OF, ADV THAT THIS TRAILER ISNT SUP  
POSED TO BE LIVED IN, REQ OFF

Reportable: Tag No:

Tag State: Make: Model: Year: 0000

Color: Bus Name:

Race: Sex: No Occupants: 00 Probable Cause:

Responding Unit Info

Jnit: CHILDRESS, KRYSTEN - POLICE OFF Type:  
[d: CHILDRESS, KRYSTEN Action:  
Responded From: Date: 07/12/2019

Times:	Alarm	At Patient	At Jail	Enr Sta	Dispatch	Trauma Al	Enr City	Clear	Responded	Enr Hosp	At City	Determined	Arrived	Enr Jail	At Hosp	Action
	03:45:07	00:00:00	00:00:00	00:00:00	03:48:29	00:00:00	00:00:00	04:02:01	03:48:39	00:00:00	00:00:00	03:46:09	03:57:10	00:00:00	00:00:00	03:48:17

Jnit: MARTINEZ, SAMUEL - POLICE OFFIC Type:  
[d: MARTINEZ, SAMUEL Action:  
Responded From: Date: 07/12/2019  
Times:

DFS33 (Ver: 2015.4.13) - Run By: RODRIGUEZ, YVETTE A. - From: PD-RECORDS

C A P S

AGENCY: 00 CALLS FOR SERVICE BY EVENT NUMBER

Event Number: 000201907607 Date Reported: 07/12/2019

Alarm	03:45:07	Dispatch	03:48:21	Responded	03:48:36	Arrived	03:57:08
AtPatient	00:00:00	Trauma Al	00:00:00	Enr Hosp	00:00:00	Enr Jail	00:00:00
At Jail	00:00:00	Enr City	00:00:00	At City	00:00:00	At Hosp	00:00:00
Enr Sta	00:00:00	Clear	04:01:51	Determined	03:46:09	Action	03:48:17

Jnit:GOMEZ, JOSE LUIS - POLICE OFFI Type:  
 [d:GOMEZ, JOSE LUIS - POLICE Action:  
 Responded From: Date:07/12/2019

Times:

Alarm	03:45:07	Dispatch	03:48:34	Responded	03:48:40	Arrived	03:57:12
AtPatient	00:00:00	Trauma Al	00:00:00	Enr Hosp	00:00:00	Enr Jail	00:00:00
At Jail	00:00:00	Enr City	00:00:00	At City	00:00:00	At Hosp	00:00:00
Enr Sta	00:00:00	Clear	04:02:03	Determined	03:46:09	Action	03:48:17

CAD Status Information

Jnit: E1684 Status: Enroute Time: 03:48:36 Loct: 3335 W QUAIL RD  
 Remarks: 03104105106107  
 Jnit: E1615 Status: Enroute Time: 03:48:39 Loct: 3335 W QUAIL RD  
 Remarks: 03104105106107  
 Jnit: E1685 Status: Enroute Time: 03:48:40 Loct: 3335 W QUAIL RD  
 Remarks: 03104105106107  
 Jnit: E1684 Status: Arrived Time: 03:57:08 Loct: 3335 W QUAIL RD  
 Remarks: 03104105106107  
 Jnit: E1615 Status: Arrived Time: 03:57:10 Loct: 3335 W QUAIL RD  
 Remarks: 03104105106107  
 Jnit: E1685 Status: Arrived Time: 03:57:12 Loct: 3335 W QUAIL RD  
 Remarks: 03104105106107  
 Jnit: E1684 Status: Enroute Time: 03:58:09 Loct: 3035 W QUAIL RD  
 Remarks: 03104105106107  
 Jnit: E1615 Status: Enroute Time: 03:58:28 Loct: 3035 W QUAIL RD  
 Remarks: 03104105106107  
 Jnit: E1685 Status: Enroute Time: 03:58:42 Loct: 3035 W QUAIL RD  
 Remarks: 03104105106107  
 Jnit: E1685 Status: Arrived Time: 03:58:51 Loct: 3035 W QUAIL RD  
 Remarks: 03104105106107  
 Jnit: E1615 Status: Arrived Time: 03:58:54 Loct: 3035 W QUAIL RD  
 Remarks: 03104105106107  
 Jnit: E1684 Status: Arrived Time: 03:58:56 Loct: 3035 W QUAIL RD  
 Remarks: 03104105106107

===== Narrative Number: 0 =====  
 Created By: WILCOX, TRICIA LEE - COMMUNICATIO Date: 07/12/2019 Time: 04:01:49  
 Unit: E1684 Notify Message: BOTH 42'S ARE C4, NO NOTICES ON 42

CFS33 (Ver: 2015.4.13) - Run By: RODRIGUEZ, YVETTE A. - From: PD-RECORDS

C A P S

AGENCY: 00 CALLS FOR SERVICE BY EVENT NUMBER

Event Number: 000201913806 Date Reported: 12/12/2019

How Recvd: OFFICER INIT Dispatched As: ATTEMPT TO LOC  
Report No: Call On-Scene: ATTEMPT TO LOC

Name Type: Per/Bus Name: CHILDRESS, KRYSTEN

House #: 0003335 Str: W QUAIL RD Apt #:

City: ELOY St: Zip: Ph #: ( ) -

Complainant Address:

Patrol: Unknown Code

Grid: W CORNMAN, W HANNA, N ESTRELLA, N

Addl Unit Asgn: 1 Shift: \*\*\* SHIFT CODES \*\*\* Ent From: ECAD

Comp Taker: CALKINS, AUDRA M.

Dispatcher: CALKINS, AUDRA M.

Response: PRIORITY 3 - ROUTINE

Disposition: NEGATIVE CONTACT

Comments:

Remarks: ADV ATL FOR 10-38 F SUBJ

(CHECKING TO SEE IF PERSON IN AREA ... HAD FELONY WARRANT)

Call Initiated by Unit: E1615

Reportable: Tag No:

Tag State: Make: Model: Year: 0000

Color: Bus Name:

Race: Sex: No Occupants: 00 Probable Cause:

Responding Unit Info

Jnit: CHILDRESS, KRYSTEN - POLICE OFF

Type:

[d: CHILDRESS, KRYSTEN

Action:

Responded From:

Date: 12/12/2019

Times:							
Alarm	09:37:13	Dispatch	09:37:35	Responded	09:37:35	Arrived	09:37:35
At Patient	00:00:00	Trauma Al	00:00:00	Enr Hosp	00:00:00	Enr Jail	00:00:00
At Jail	00:00:00	Enr City	00:00:00	At City	00:00:00	At Hosp	00:00:00
Enr Sta	00:00:00	Clear	09:56:26	Determined	09:37:20	Action	09:37:35

Jnit: MAESTAS, VIOLET - SERGEANT

Type:

[d: MAESTAS, VIOLET

Action:

Responded From:

Date: 12/12/2019

Times:							
Alarm	09:37:13	Dispatch	09:37:45	Responded	09:37:49	Arrived	09:37:49

C A P S

AGENCY: 00

CALLS FOR SERVICE BY EVENT NUMBER

Event Number: 000201913806 Date Reported: 12/12/2019

AtPatient	00:00:00	Trauma Al	00:00:00	Enr Hosp	00:00:00	Enr Jail	00:00:00
At Jail	00:00:00	Enr City	00:00:00	At City	00:00:00	At Hosp	00:00:00
Enr Sta	00:00:00	Clear	09:56:31	Determined	09:37:20	Action	09:37:35

CAD Status Information

Unit: E1615 Status: Arrived Time: 09:37:35 Loct: 3335 W QUAIL RD  
 Remarks: 03104105106107  
 Unit: S1076 Status: Enroute Time: 09:37:49 Loct: 3335 W QUAIL RD  
 Remarks: 03104105106107  
 Unit: S1076 Status: Arrived Time: 09:38:21 Loct: 3335 W QUAIL RD  
 Remarks: 03104105106107

**CITY OF ELOY**  
**REQUEST FOR BUILDING CODE BOARD OF APPEALS ACTION**

Agenda item: IV.A and B  
Date: 10/01/2020

**Date submitted:**  
03/10/2020  
**Date requested:**  
03/10/2020

**Action:**  
 Resolution  
 Ordinance  
 Formal  
 Other

**Subject:** Application made by Mr. Agapito Lomeli, for a Petition of Appeal, Case No.: BCBA2020-006 to be allow to continue repairing and existing manufactured home that received a Demolition Notice served by the Community Development Department-Building Safety Division. Pursuant to the 2012 International Property Maintenance Code section 108.1.5 (1-11) and section 304.1.1 (1-13).

**TO:** Building Code Board of Appeals Members

**FROM:** Jose Martinez, Chief Building Official  
Steve Burger, Building and Code Compliance Manager

**DISCUSSION:**

This appeal request has been submitted by Mr. Agapito Lomeli for a Petition of appeal to reconstruct existing structure that was recently severed a Notice of Demolition on Febuary 14, 2020 by the Building Safety Division. (see attached Notice of Demolition included with this packet).

**The applicant's request as written on application reads as follows:**

"Due to illness of my wife and going out of town I neglected the property. I have the man power to continue to fix it up."



The subject property is located at 3335 West Quail Road, on Pinal County Assessor's Parcel Number 402-11-370 & 402-11-371 (Toltec Arizona Valley Unit 9, lot 34 & 35 in BLK I) in the R1-6 (Single Family Residential) Zoning District with a Manufactured Home (MH) Overlay.

**FINDINGS:**

- a. See Attached Photo Exhibits;
- b. Revoked Permit 15-0261, Expired Permit 17-0039;
- c. Notice to Vacate dated November 06, 2018 and February 13, 2020;
- d. Demolition Notice dated February 14, 2020;
- e. 2012 International Property Maintenance Code section 108.1.5 (1-11) and section 304.1.1 (1-13);
- f. Demolition Notice dated August 27, 2020 (second notice)

**FISCAL IMPACT:**

- 1. Nuisance to the surrounding area;
- 2. Received complaints to Eloy Police Department;
- 3. Received complaints to Eloy Building Safety Department;

**Pursuant to the 2012, International Property Maintenance Code section 108.1.5 (1-11) and section 304.1.1(1-13).**

Pursuant to the 2012, International Property Maintenance Code section 108.1.5 (1-11) and section 304.1.1 (1-13) in that it is dangerous to the life, health, property, or safety of the public or occupants of the structure. The subject structure fails to provide the minimum safeguards to protect or warn public/occupants in case of an event.

The violations listed which render the structure uninhabitable and unsafe include but are not limited to section 108.1.5 (1-11) of the 2012 International Property Maintenance Code

- 1. Any door, aisle, passageway, stairway, exit or other means of egress that does not conform to the approved building or fire code of the jurisdiction as related to the requirements for existing buildings.
- 2. The walking surface of any aisle, passageway, stairway, exit or other means of egress is so warped, worn loose, torn or otherwise unsafe as to not provide safe and adequate means of egress.
- 3. Any portion of a building, structure or appurtenance that has been damaged by fire, earthquake, wind, flood, deterioration, neglect, abandonment, vandalism or by any other cause to such an extent that it is likely to partially or completely collapse, or to become detached or dislodged.

4. Any portion of a building, or any member, appurtenance or ornamentation on the exterior therefore that is not of sufficient strength or stability, or is as to be capable of resisting natural or artificial loads of one-half the original designed value.
5. The building or structure, or part of the building or structure, because of deterioration, decay, faulty construction, the removal or movement of some portion of the ground necessary for the support, or for any other reason, is likely to partially or completely collapse, or some portion of the foundation or underpinning of the building or structure is likely to fail or give away.
6. The building or structure, or any portion therefore, is clearly unsafe for its use and occupancy.
7. The building or structure is neglected, damaged, dilapidated, unsafe or abandoned so as to become an attractive nuisance to children who might play in the building or structure to their danger, becomes a harbor for vagrants, criminals or immoral persons, or enables person to resort to the building or structure for committing a nuisance or a unlawful act.
8. Any building or structure has been constructed, exists or is maintain in violation of any specific requirement or prohibition applicable to such building or structure provided by the approved building or fire code of the jurisdiction, or of any law or ordinance to such an extent as to prevent either a substantial risk of fire, building collapse or any other threat to life and safety.
9. A building or structure, used or intended to be used for dwelling purpose, because of inadequate maintenance, dilapidation, decay, damage, faulty construction or arrangement, inadequate light, ventilation, mechanical or plumbing system, or otherwise, is determined by the code official to be condition that is likely to cause sickness or disease.
10. Any building or structure, because of a lack of sufficient or proper fire-resistance-rated construction, fire protection systems, electrical system, fuel connections, mechanical systems, plumbing system or other cause, is determined by the code official to be a threat to life or health.
11. Any portion of a building remains on a site after the demolition or destruction of the building or structure or whenever any building or structure is abandoned so as to constitute such building or portion therefore as an attractive nuisance or hazard to the public.

**The violations listed which render the structure uninhabitable and unsafe include but are not limited to section 304.1.1 (1-13) of the 2012 International Property Maintenance Code.**

1. The nominal strength of any structural member is exceeded by nominal loads, the load effects or the required strength;

2. The anchorage of the floor or roof to walls or columns, and of walls and columns foundations is not capable of resisting all nominal loads or load effects;
3. Structures or components therefore that have reached their limit state;
4. Siding and masonry joints including joints between the building envelope and the perimeter of windows, doors and skylights are not maintained, weather resistant or water tight;
5. Structural members that have evidence of deterioration or that are not capable of safely supporting all nominal loads and load effects;
6. Foundation systems that are not firmly supported by footings, are not plumb and free from open cracks and breaks, are not properly anchored or are not capable of supporting all nominal loads and resisting all load effects;
7. Exterior walls that are not anchored to supporting and supported elements or are not plumb and free of holes, cracks or breaks and loose or rotting materials, are not properly anchored or are not capable of supporting all nominal loads and resisting all load effects;
8. Roofing or roofing components that have defects that admit rain, roof surfaces with inadequate drainage, or any portion of the roof framing that is not in good repair with signs of deterioration, of supporting all nominal loads and resisting all load effects;
9. Flooring and flooring components with defects that affect serviceability or flooring components that show signs of desperation or fatigue, are not properly anchored or are incapable of supporting all nominal loads and resisting all load effects;
10. Veneer, cornices, belt courses, corbels, trim, wall facings and similar decorative features not properly anchored or that are anchored with connections not capable of supporting all nominal loads and resisting load effects;
11. Overhangs extensions or projections including, but not limited to, trash chute, canopies, marquees, signs, awnings, fire escapes, standpipes and exhaust ducts not properly anchored or that are anchored with connections nor capable of supporting all nominal loads or resisting all load effects;
12. Exterior stairs, decks, porches, balconies and all similar appurtenances attached therefore, including guards and handrails, are not structurally sound or not properly anchored or that are anchored with connections nor capable of supporting all nominal loads or resisting all load effects;
13. Chimneys, cooling towers, smokestacks and similar appurtenances not structurally are not structurally sound, or not properly anchored or that are anchored with connections nor capable of supporting all nominal loads or resisting all load effects.

Petition of Appeals Form, Code References,  
Demolition Letter, Notice to vacate and  
picture references.

2020



# CITY OF ELOY

COMMUNITY DEVELOPMENT DEPARTMENT  
 PLANNING & ZONING ° BUILDING SAFETY ° CODE COMPLIANCE  
 ° ECONOMIC DEVELOPMENT

## PETITION OF APPEAL

\*\* This is a legal document that MUST be detailed, accurate and complete. Supporting data may be attached if needed. \*\*

APPELLANT'S NAME <b>AGAPITO LOMELI</b>	APPELLANT'S ADDRESS <b>3335 W. QUAIL DRIVE</b>
APPELLANT PHONE <b>CELL# 520 480 843-0515</b>	
PROPERTY OWNER <b>AGAPITO LOMELI</b>	OWNER ADDRESS <b>PO BOX 1612</b>
OWNER PHONE <b>HOME: 520-418-0400</b>	<b>SACATON, AZ 85247</b>
PROJECT ADDRESS <b>3335 W. QUAIL DRIVE ELOY, AZ 85131 APR. 402-11-370 -371</b>	PROJECT TYPE <b>APPEAL A DEMOLITION NOTICE RECEIVED ON 03-02-2020 BECAUSE I WAS IN MEXICO.</b>
Appeal is hereby made to the Building Official for an alternate method/material, modification, or interpretation of Section: Adopted by the City of Eloy.	
Explanation of why conformance with the above requirement on the project presents an unusual problem. (Use attachment if necessary) <b>DUE TO ILLNESS OF MY WIFE AND GOING OUT OF TOWN I NEGLECTED THE PROPERTY. I HAVE THE MAN POWER TO CONTINUE TO FIX IT UP.</b>	
State specifically what is proposed in lieu of literal compliance: <b>CLEAN THE PROPERTY AND COMPLY WITH CODE COMPLIANCE. OBTAIN A BUILDING PERMIT AND COMPLETE ALL THE WORK WITHIN SIX MONTHS.</b>	
Owner's signature <b>Agapito Lomeli</b>	Date <b>03/03/2020</b>
<b>FOR OFFICE USE ONLY</b>	
CASE # <b>BCBA2020-006</b>	PREPARED BY <b>Jose Martinez</b>
FILE DATE <b>03/03/2020</b>	HEARING DATE <b>April 2, 2020</b>
PAYMENT TYPE <b>Cash</b>	FEES <b>\$ 350.00</b>
APPEALED	DECISION <b>Hearing date set</b>

# FINANCE DEPARTMENT SHEET FOR BUILDING PERMITS



## COMMERCIAL BUILDING PERMIT

Description	Amount	Revenue Line
Residential Building Permit	\$ 350.00	10-314-0400
2 Plan Review	\$ -	10-319-0130
<b>TOTAL BUILDING PERMIT</b>	<b>\$ 350.00</b>	

CREDIT

### IMPACT FEES

Description	Amount	Revenue Line
Water Impact Fee	\$ -	25-370-1010
3 Sewer Impact Fee	\$ -	26-370-1010
4 Streets Impact Fee	\$ -	27-370-1011
5 Police Impact Fee	\$ -	24-370-1010
6 Parks and Rec Impact Fee	\$ -	21-370-1010
7 Library Impact Fee	\$ -	22-370-1010
8 <b>TOTAL IMPACT FEE</b>	<b>\$ -</b>	

### CITY UTILITIES FEE

Description	Amount	Revenue Line
Water Meter	\$ -	50-381-2500
9 Water Tap	\$ -	50-381-2500
10 Misc Fees	\$ -	50-381-0670
11 Sewer Tap		53-382-4200
12 <b>TOTAL CITY UTILITY FEES</b>	<b>\$ -</b>	

**TOTAL COMMERCIAL  
BUILDING PERMIT \$ 350.00**

Check	\$0.00	
Cash	\$350.00	<u>CASH@FINANCE</u>
Credit Card		
Credit Card	\$0.00	
City of Eloy Finance	\$0.00	
<b>MONEY ORDER</b>		
<b>REFUND</b>	\$0.00	<b>REFUND</b>

Appeal Fee for Mr. Agapito Lomeli

BCBA 2020 - 006

Pursuant to the 2012, International Property Maintenance Code section 108.1.5 (1-11) and section 304.1.1 (1-13) in that it is dangerous to the life, health, property, or safety of the public or occupants of the structure. The subject structure fails to provide the minimum safeguards to protect or warn public/occupants in case of an event.

**2012 International Property Maintenance Code section 108.1.5 (1-11)**

1. Any door, aisle, passageway, stairway, exit or other means of egress that does not conform to the approved building or fire code of the jurisdiction as related to the requirements for existing buildings.
2. The walking surface of any aisle, passageway, stairway, exit or other means of egress is so warped, worn loose, torn or otherwise unsafe as to not provide safe and adequate means of egress.
3. Any portion of a building, structure or appurtenance that has been damaged by fire, earthquake, wind, flood, deterioration, neglect, abandonment, vandalism or by any other cause to such an extent that it is likely to partially or completely collapse, or to become detached or dislodged.
4. Any portion of a building, or any member, appurtenance or ornamentation on the exterior therefore that is not of sufficient strength or stability, or is as to be capable of resisting natural or artificial loads of one-half the original designed value.
5. The building or structure, or part of the building or structure, because of deterioration, decay, faulty construction, the removal or movement of some portion of the ground necessary for the support, or for any other reason, is likely to partially or completely collapse, or some portion of the foundation or underpinning of the building or structure is likely to fail or give away.
6. The building or structure, or any portion therefore, is clearly unsafe for its use and occupancy.
7. The building or structure is neglected, damaged, dilapidated, unsafe or abandoned so as to become an attractive nuisance to children who might play in the building or structure to their danger, becomes a harbor for vagrants, criminals or immoral persons, or enables person to resort to the building or structure for committing a nuisance or a unlawful act.

8. Any building or structure has been constructed, exists or is maintain in violation of any specific requirement or prohibition applicable to such building or structure provided by the approved building or fire code of the jurisdiction, or of any law or ordinance to such an extent as to prevent either a substantial risk of fire, building collapse or any other threat to life and safety.
9. A building or structure, used or intended to be used for dwelling purpose, because of inadequate maintenance, dilapidation, decay, damage, faulty construction or arrangement, inadequate light, ventilation, mechanical or plumbing system, or otherwise, is determined by the code official to be condition that is likely to cause sickness or disease.
10. Any building or structure, because of a lack of sufficient or proper fire-resistance-rated construction, fire protection systems, electrical system, fuel connections, mechanical systems, plumbing system or other cause, is determined by the code official to be a threat to life or health.
11. Any portion of a building remains on a site after the demolition or destruction of the building or structure or whenever any building or structure is abandoned so as to constitute such building or portion therefore as an attractive nuisance or hazard to the public.

**2012 International Property Maintenance Code section 304.1.1 (1-13)**

1. The nominal strength of any structural member is exceeded by nominal loads, the load effects or the required strength;
2. The anchorage of the floor or roof to walls or columns, and of walls and columns foundations is not capable of resisting all nominal loads or load effects;
3. Structures or components therefore that have reached their limit state;
4. Siding and masonry joints including joints between the building envelope and the perimeter of windows, doors and skylights are not maintained, weather resistant or water tight;
5. Structural members that have evidence of deterioration or that are not capable of safely supporting all nominal loads and load effects;
6. Foundation systems that are not firmly supported by footings, are not plumb and free from open cracks and breaks, are not properly anchored or are not capable of supporting all nominal loads and resisting all load effects;
7. Exterior walls that are not anchored to supporting and supported elements or are not plumb and free of holes, cracks or breaks and loose or rotting materials, are not properly anchored or are not capable of supporting all nominal loads and resisting all load effects;
8. Roofing or roofing components that have defects that admit rain, roof surfaces with inadequate drainage, or any portion of the roof framing that is not in good repair with signs of deterioration, of supporting all nominal loads and resisting all load effects;
9. Flooring and flooring components with defects that affect serviceability or flooring components that show signs of desperation or fatigue, are not properly anchored or are incapable of supporting all nominal loads and resisting all load effects;
10. Veneer, cornices, belt courses, corbels, trim, wall facings and similar decorative features not properly anchored or that are anchored with connections not capable of supporting all nominal loads and resisting load effects;
11. Overhangs extensions or projections including, but not limited to, trash chute, canopies, marquees, signs, awnings, fire escapes, standpipes and exhaust ducts not properly anchored or that are anchored with connections nor capable of supporting all nominal loads or resisting all load effects;
12. Exterior stairs, decks, porches, balconies and all similar appurtenances attached therefore, including guards and handrails, are not structurally sound or not properly anchored or that are anchored with connections nor capable of supporting all nominal loads or resisting all load effects;
13. Chimneys, cooling towers, smokestacks and similar appurtenances not structurally are not structurally sound or not properly anchored or that are anchored with connections nor capable of supporting all nominal loads or resisting all load effects.



# CITY OF ELOY

COMMUNITY DEVELOPMENT DEPARTMENT  
PLANNING & ZONING ° BUILDING SAFETY ° CODE COMPLIANCE  
° ECONOMIC DEVELOPMENT

February 14, 2020

*Certified Mail 7018 3090 0001 0410 8178*

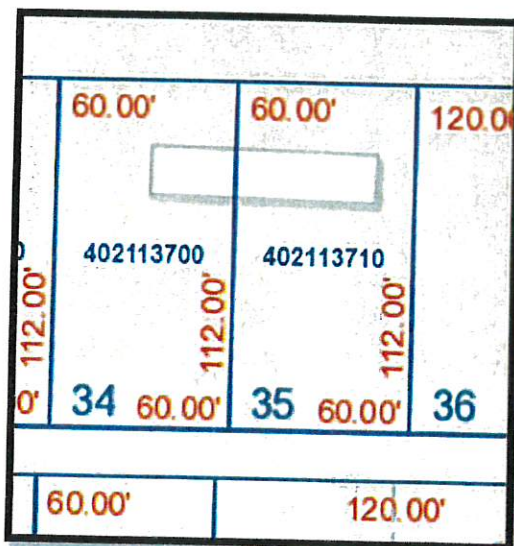
Mr. Agapito Lomeli  
3335 West Quail Drive  
Eloy, Arizona 85131

RE: **Demolition Notice –3335 West Quail**  
Legal Description: A.P.N 402-11-370 & 402-11-371 (Toltec Arizona Valley 9 Lot 34 & 35 in BLK I)

Dear Mr.Lomeli,

According to the Pinal County Recorder’s Office, you are the listed owner for the property located at 3335 West Quail Drive in Eloy, Arizona. An inspection of your property performed on February 12, 2020, shows that the structure, being the residence, is unsafe due to lack of maintenance.

Pursuant to International Property Maintenance Code (IPMC) Section **108.1.1 Unsafe Structures**, An unsafe structure is one that is found to be dangerous to the life, health, property or safety of the public or the occupants of the structure by not providing minimum safeguards to protect or warn occupants in the event of fire, or because such structure contains unsafe equipment or is so damage, decayed, dilapidated, structurally unsafe or of such faulty construction or unstable foundation, that partial or complete collapse is possible.



It is found by the Building Official that the property located at 3335 West Quail Drive to be dangerous to the life, health, property or safety of the public therefore you are **hereby ordered that the subject property be demolished and made the property safe by or before March 02, 2020**. All required permits must be obtained from the Building Department located at 595 North C Street Suite 102, before any demolition work begins.

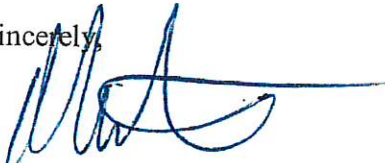
**IPMC Section 110.3 Failure to Comply:** If the owner of a premises fails to comply with a demolish order within the time prescribed, the code official shall cause the structure to be demolished and removed, either through an available public agency or by contract or arrangement with private persons, and the cost of such demolition and removal shall be charged against the real estate upon which the structure is located and shall be lien upon such real estate.

You have the right to appeal this notice and order, if you choose. If so, please apply to the Building Code Board of Appeals by filing a written application through the Community Development Department - Building Safety Division. We can provide you with an application for your use.

The completed application for appeal, and a non-refundable fee of \$350.00 dollars (Payable to the City of Eloy), must be filed within twenty (20) calendar days from the date of this notice. After the appeal application is filed, and fees are paid, the Building Official will set the hearing within twenty (20) calendar days. The appeal shall be based on a claim that the true intent of the Code, or the rules legally adopted thereunder, has been incorrectly interpreted, or the requirements of the Code are adequately satisfied by other means.

If you have any further questions, please do not hesitate to contact me at 520-466-2578 or [jmartinez@eloyaz.gov](mailto:jmartinez@eloyaz.gov)

Sincerely,



City Of Eloy  
Jose Martinez  
Chief Building Official

Cc: Lydia Acuna, Code Compliance Officer



# CITY OF ELOY

## COMMUNITY DEVELOPMENT DEPARTMENT

PLANNING & ZONING ° BUILDING & SAFETY ° CODE COMPLIANCE  
° ECONOMIC DEVELOPMENT

### NOTICE TO VACATE

February 13, 2020

*Certified Mail 7018 3090 0001 0410 8185*

Mr. Agapito Lomeli  
3335 West Quail Drive  
Eloy, Arizona 85131

RE: **Notice to Vacate -3335 West Quail Drive**  
Parcel 402-11-371 (Toltec Arizona Valley 9 Lot 35 in BLK I)

Dear Mr. Lomeli,

According to the Pinal County Recorder's Office, you are the listed owner for the property located at 3335 West Quail Drive. An inspection of your property was performed on 02/12/2020. It identifies that the primary structure being the residents currently is inhabitable and has no utilities required by code; a recreational vehicle has been occupied on site without proper approvals or permits. Furthermore, Building Permit 17-0039 has been expired for more than one(1) year due to no activity. Due to these violations and under the provisions of the International Property Maintenance Code, you are hereby ordered to vacate the property immediately.

**Pursuant to the 2012 IPMC (International Property Maintenance Code)**

**Section 108.1.3:** A structure is unfit for human occupancy whenever the code official finds that such structure is unsafe, unlawful or, because of the degree to which the structure is in disrepair or lacks maintenance, is insanitary, vermin or rat infested, contains filth and contamination, or lacks ventilation, illumination, sanitary or heating facilities or other essential equipment required by this code, or because the location of the structure constitutes a hazard to the occupants of the structure or to the public.

**Section 302.8:** No inoperative or unlicensed motor vehicle shall be parked, kept or stored on any premises, and no vehicle shall at any time be in a state of major disassembly, disrepair, or in the process of being stripped or dismantled. Painting of vehicles is prohibited unless conducted inside an approved spray booth.

**Section 308.1** Accumulation of rubbish or garbage: All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish, or garbage.

You are hereby ordered to complete the following items, which shall be accomplished on or before Monday, March 02, 2020:

- 1) Vacate the property located at 3335 West Quail Drive ; and
- 2) Remove the recreational vehicle from the subject property; and
- 3) Remove the accumulation of rubbish or garbage on the property.

If you fail to comply within the given period, the City of Eloy, through the Chief Building Official, will cause the property to be cleaned and removed of any recreational vehicles, either through an available public agency or by contract or arrangement with a private entity. The cost of such service and removal of these materials on said Parcel shall be recorded as a lien on said Parcel.

You have the right to appeal this notice and order if you so choose. If so, please apply to the Building Code Board of Appeals by filing a written application through the Community Development Department-Building Safety Division. I can provide you with an application for your use.

The completed application and a non-refundable fee of \$350.00 dollars (Payable to the City of Eloy) must be filed within twenty calendar (20) days from the date of this notice. After the appeal application is filed and fees are paid, the Chief Building Official will set the hearing within twenty (20) calendar days. The appeal shall be based on a claim that the true intent of the Code, or rules legally adopted thereunder, has been incorrectly interpreted, or the requirements of the Code are adequately satisfied by other means.

If you have any further questions, please do not hesitate to contact me at 520-466-2578 or [jmartinez@eloyaz.gov](mailto:jmartinez@eloyaz.gov)

Sincerely,



City of Eloy  
Jose Martinez  
Chief Building Official

Cc: Lydia Acuna, Code Compliance Officer

595 N. C Street, Eloy, Arizona 85131 • 520/466-2578  
"Right in the Heart of Arizona's Future"



