



260934

**NEVADA COUNTY BUILDING PERMIT**

COUNTY OF NEVADA - COMMUNITY DEVELOPMENT AGENCY  
950 MAIDU AVENUE | SUITE 170 | PO BOX 599002 | NEVADA CITY, CA | 95959-7902  
Office: (530) 265-1222 | Email: [buildingdept@nevadacountyca.gov](mailto:buildingdept@nevadacountyca.gov) |  
Web: [nevadacountyca.gov/1114](http://nevadacountyca.gov/1114) | Online Portal: [permits.nevadacountyca.gov/CitizenAccess](http://permits.nevadacountyca.gov/CitizenAccess)

**Date Applied:** 04/06/2026      **Issued By:** SHIANNE.FRANK@NEVADACOUNTYCA.GOV  
**Date Issued:** 06/11/2026      **Expiration Date:** 6/11/2027

**APN:** 023010001

**Job Address:** 13668 AUBURN ROAD, Grass Valley, CA 95949

**Cross Street:** Bixler Pl

**Work Description:**

DIGITAL. RENOVATION TO EXISTING FIVE BEDROOM RESIDENCE. 3,936 SF. CONSTRUCT NEW EXTERIOR 180 sf DECK AND WALKWAYS. REPLACE EXISTING HVAC UNIT. CONSTRUCT NEW KITCHEN ON 1ST FLOOR TO REPLACE EXISTING KITCHEN. REMOVE EXISTING KITCHEN ON 2ND FLOOR. INSTALL NEW EXTERIOR WINDOWS THROUGHOUT. INCLUDES 3 INSPECTIONS. Septic EH26-0131 must be final prior to drywall.

**Applicant:** County Of Nevada  
**Phone:** 530265136  
**Email:** Eric.Zibbel@nevadacountyca.Gov

**Owner:** County Of Nevada  
**Phone:**

**Contractor:** Russell Davidson Architecture + Design  
**Address:** 644 Zion St, Suite A, Nevada City, CA 95959  
**Phone:** 5309132370  
**License:** C36895  
**License Type:** Design Professio

**Type of construction:** V-B: Unprotected Wood Frame  
**Occupancy group:** R-3 Residential, One-Two Family  
**Sq footage:** 3360  
**Valuation:** \$120,000.00

**Total Fees:** \$1,964.21

A FINAL INSPECTION IS REQUIRED. I UNDERSTAND IF THERE IS NO FINAL INSPECTION THE PERMIT EXPIRES AND A VIOLATION IS ASSESSED TO THE PROPERTY OWNER. A FEE IS REQUIRED TO REINSTATE EXPIRED PERMITS

SIGNED: \_\_\_\_\_ DATE: \_\_\_\_\_

PRINT NAME: \_\_\_\_\_

PERMITS BECOME NULL AND VOID IF WORK IS NOT COMMENCED WITHIN 1 YEAR FROM DATE OF ISSUANCE; IF WORK IS SUSPENDED AT ANY TIME FOR MORE THAN 1 YEAR; OR IF WORK IS DONE IN VIOLATION OF ANY COUNTY OF STATE LAWS.



Today's Inspections



Schedule an Inspection





# NEVADA COUNTY BUILDING PERMIT 260934

- Someone must be present at time of inspection
- Inspector will NOT walk into backyards unattended
- Ladders must meet OSHA requirements
- Permit valid for two (2) years from issuance date
- Final inspection required or permit expires.
- To cancel an inspection, call (530) 265-1222 no later than 8 am on day of inspection.
- Inspection scheduling or time window; view online at <https://permits.nevadacountyca.gov/Citizen Access>

| INSPECTION            | INSP. | DATE |
|-----------------------|-------|------|
| <b>GRADING</b>        |       |      |
| Pre-Grading           |       |      |
| Driveway              |       |      |
| Fill Compaction       |       |      |
| Erosion Control       |       |      |
| Rough Grade           |       |      |
| Misc. Grading         |       |      |
| <b>UNDERGROUND</b>    |       |      |
| Ground Electrical     |       |      |
| Ground Plumbing       |       |      |
| Gas Piping            |       |      |
| <b>CONCRETE</b>       |       |      |
| All Foundation        |       |      |
| Address Sign          |       |      |
| Setbacks              |       |      |
| Footings/Forms        |       |      |
| Hold Downs            |       |      |
| Foundations           |       |      |
| U-fer Ground          |       |      |
| Slab                  |       |      |
| Retaining Wall        |       |      |
| CMU Block             |       |      |
| 1st Lift              |       |      |
| 2nd Lift              |       |      |
| 3rd Lift              |       |      |
| Final Lift/Top Out    |       |      |
| <b>UNDERFLOOR</b>     |       |      |
| Underfloor Framing    |       |      |
| Underfloor Plumbing   |       |      |
| Underfloor Mechanical |       |      |
| Underfloor Insulation |       |      |
| Hydronic Tubing       |       |      |

| INSPECTION TYPE          | INSP. | DATE |
|--------------------------|-------|------|
| <b>ROOF</b>              |       |      |
| Roof Sheathing           |       |      |
| Roof In Progress         |       |      |
| <b>SHEAR</b>             |       |      |
| Interior Shear           |       |      |
| Exterior Shear           |       |      |
| <b>FRAMING</b>           |       |      |
| All Rough                |       |      |
| Rough Frame              |       |      |
| Rough Electrical         |       |      |
| Rough Plumbing           |       |      |
| Rough Mechanical         |       |      |
| T-Bar Ceiling            |       |      |
| Shower Pan               |       |      |
| Rough Fire Sprinkler     |       |      |
| <b>INSULATION</b>        |       |      |
| Wall Insulation          |       |      |
| Ceiling Insulation       |       |      |
| <b>WALL COVERING</b>     |       |      |
| Drywall                  |       |      |
| Pre-Siding               |       |      |
| Siding                   |       |      |
| Exterior Lath            |       |      |
| Scratch Coat             |       |      |
| <b>MANUFACTURED HOME</b> |       |      |
| Underpinning             |       |      |
| Marriage line            |       |      |
| Continuity Test          |       |      |
| Monometer Test           |       |      |
| <b>SWIMMING POOL</b>     |       |      |
| Pre-Gunite               |       |      |
| Pre-Deck                 |       |      |
| Pre-Plaster              |       |      |

| INSPECTION TYPE                  | INSP. | DATE |
|----------------------------------|-------|------|
| <b>UTILITIES</b>                 |       |      |
| Temp Power Pole                  |       |      |
| Connect Electric                 |       |      |
| Connect Gas                      |       |      |
| Building LP Gas                  |       |      |
| Underground Propane Tank         |       |      |
| <b>MISC</b>                      |       |      |
| Pre Inspection                   |       |      |
| Pre Demo                         |       |      |
| <b>FINAL APPROVALS</b>           |       |      |
| Final Electric                   |       |      |
| Final Plumbing                   |       |      |
| Final Mechanical                 |       |      |
| Final Grading                    |       |      |
| Final Sprinkler                  |       |      |
| Temp Occupancy                   |       |      |
| Final Building                   |       |      |
| <b>DEPARTMENT FINAL APPROVAL</b> |       |      |
| Environmental Health Final       |       |      |
| Planning Final                   |       |      |
| Fire Final                       |       |      |
| Public Works Final               |       |      |

**TEMPORARY OCCUPANCY APPROVAL - (90 DAYS ONLY)**

DATE: \_\_\_\_\_

**CERTIFICATE OF OCCUPANCY**

DATE: \_\_\_\_\_

| NOTES |   |   |   |   |   |   |   |   |    |    |    |    |    |    |    |    |    |    |    |
|-------|---|---|---|---|---|---|---|---|----|----|----|----|----|----|----|----|----|----|----|
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| 1     | 2 | 3 | 4 | 5 | 6 | 7 | 8 | 9 | 10 | 11 | 12 | 13 | 14 | 15 | 16 | 17 | 18 | 19 | 20 |

**MUST BE POSTED ON JOB SITE**  
 The inspection card/approved plans must be available for each inspection or the inspection will not be made.  
 All plan reviews must be approved by the County **BEFORE** proceeding with any changes.  
**PERMIT EXPIRES 1 YEAR AFTER LAST INSPECTION - DO NOT COVER WORK UNTIL INSPECTED AND SIGNED OFF**