

**CITY OF SACRAMENTO**  
1231 I Street, Sacramento, CA 95814

**Permit No: 0107222**  
**Insp Area: 2**

**Site Address: 140 ARUBA CR SAC**

**Sub-Type: NSFR**  
**Housing (Y/N):**

Parcel No: 117-1340-012 LOT 12 REGENCY PLACE UNIT 2  
N

**CONTRACTOR**  
WESTERN RETIREMENT COMUN  
PO BOX 77768  
STOCKTON CA. 95267

**OWNER**

**ARCHITECT**

**Nature of Work: MP 1250 1 STORY 6 ROOM SFR**

**CONSTRUCTION LENDING AGENCY:** I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civ. C.)

Lender's Name Western Retirement Commun Lender's Address 1545 Burkhead Rd #100, Roseville

**LICENSED CONTRACTORS DECLARATION:** I hereby affirm under penalty of perjury that I am licensed under provisions of Chapter 9 commencing with section 7000) of Division 3 of the Business and Professions Code and my license is in full force and effect.

License Class B License Number 775284 Date 1/1/06 Contractor Signature Shawn M. Beattie

**OWNER-BUILDER DECLARATION:** I hereby affirm under penalty of perjury that I am exempt from the contractors License Law for the following reason (Sec. 7031.5, Business and Professions Code: any city or county which requires a permit to construct, alter, improve, demolish, or repair any structure, prior to its issuance, also requires the applicant for such permit to file a signed statement that he or she is licensed pursuant to the provisions of the Contractors License Law (Chapter 9 (commencing with Section 7000) of Division 8 of the Business and Professions Code) or that he or she is exempt therefrom and the basis for the alleged exemption. Any violation of Section 7031.5 by any applicant for a permit subjects the applicant to a civil penalty of not more than five hundred dollars (\$500.00).

I, as a owner of the property, or my employees with wages as their sole compensation, will do the work, and the structure is not intended or offered for sale (Sec. 7044, Business and Professional Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who does such work himself or herself or through his/her own employees, provided that such improvements are not intended or offered for sale. If, however, the building or improvement is sold within one year of completion, the owner-builder will have the burden of proving that he/she did not build or improve for the purpose of sale.)

I, as owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec. 7044, Business and Professions Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who contracts for such projects with a contractor(s) licensed pursuant to the Contractors License Law)

I am exempt under Sec. \_\_\_\_\_ B & PC for this reason \_\_\_\_\_

Date \_\_\_\_\_ Owner Signature \_\_\_\_\_

**IN ISSUING THIS BUILDING PERMIT,** the applicant represents, and the city relies on the representation of the applicant, that the applicant verified all measurements and locations shown on the application or accompanying drawings and that the improvement to be constructed does not violate any law or private agreement relating to permissible or prohibited locations for such improvements. This building permit does not authorize any illegal location of any improvement or the violation of any private agreement relating to location of improvements.

I certify that I have read this application and state that all information is correct. I agree to comply with all city and county ordinances and state laws relating to building construction and hereby authorize representative(s) of this city to enter upon the abovementioned property for inspection purposes.

Date 6/1/06 Applicant/Agent Signature Shawn M. Beattie

**WORKER'S COMPENSATION DECLARATION:** I hereby affirm under penalty of perjury one of the following declarations:

I have and will maintain a certificate of consent to self-insure for workers' compensation as provided for by Section 3700 of the Labor Code, for the performance of work for which the permit is issued

I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:

Carrier Policy Number Exp Date

(This section need not be completed if the permit is for \$100 or less) I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.

Date 6/1/06 Applicant Signature Shawn M. Beattie

**WARNING: FAILURE TO SECURE WORKER'S COMPENSATION COVERAGE IS UNLAWFUL AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000) IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST AND ATTORNEY'S FEE.**

**THIS PERMIT SHALL EXPIRE BY LIMITATION IF WORK IS NOT COMMENCED WITHIN 180 DAYS.**

**INSULATION CERTIFICATE**

THIS IS TO CERTIFY THAT INSULATION HAS BEEN INSTALLED IN CONFORMANCE WITH THE CURRENT ENERGY REGULATIONS, CALIFORNIA ADMINISTRATION CODE, TITLE 24, STATE OF CALIFORNIA, IN THE BUILDING LOCATED AT:

SITE ADDRESS: LOT 12 REGENCY PLACE SACRAMENTO, CA  
STREET CITY STATE

**CEILINGS:**

BLOW: MANUFACTURER GREENSTONE THICKNESS 15.4" R/VALUE 49  
SQUARE FEET 1459 # BAGS/LBS PER BAGS 75

BATTS: MANUFACTURER JOHNS MANVILLE THICKNESS 13" R-VALUE 38  
JOHNS MANVILLE

**EXTERIOR WALLS:**

MANUFACTURER JOHNS MANVILLE THICKNESS 3.5" R/VALUE 13  
JOHNS MANVILLE

**FLOOR INSULATION:**

MANUFACTURER JOHNS MANVILLE THICKNESS N/A R/VALUE N/A

**AIR INFILTRATION:** (TITLE 24)  
YES XX NO       

OTHER: \_\_\_\_\_

GENERAL CONTRACTOR: WESTERN RETIREMENT COMM. LICENSE # \_\_\_\_\_

BY: \_\_\_\_\_ TITLE \_\_\_\_\_ DATE \_\_\_\_\_

INSULATION CONTRACTOR: WESTERN INSULATION LP LICENSE # 784484

BY: Jamie Blair TITLE AUTH. AGENT DATE 11/28/01  
JAMIE BLAIR



**WALLACE - KUHL & ASSOCIATES INC.**

October 23, 2001

- Geotechnical Engineering
- Engineering Geology
- Environmental Consulting
- Remediation Services
- Construction Inspection
- Materials Testing

**Bruceville Partners**  
 c/o Western Retirement Communities  
 Attention: Charles W. Beattie  
 PO Box 77768  
 Stockton, CA 95267

*Tension Proof Load Test*  
**REGENCY PLACE**  
 WKA No. 1610.06

In accordance with your request, our firm has performed the *Special Testing and Inspection* services for the subject project. The items observed are listed below:

**Tension Proof Load Test:**

<u>Date</u>	<u>Amount</u>	<u>Anchor Size/ Type</u>	<u>Location</u>	<u>Loaded lbs.</u>
9/26	14	5/8" allthread	Lot 8	5250
9/26	13	5/8" allthread	Lot 9	5250
9/26	14	5/8" allthread	Lot 10	5250
9/26	13	5/8" allthread	Lot 11	5250
9/26	7	5/8" allthread	Lot 12	5250
9/26	4	5/8" allthread	Lot 13	5250
9/26	4	5/8" allthread	Lot 14	5250 - one failure
9/26	6	5/8" allthread	Lot 15	5250
10/15	1	5/8" allthread	Lot 13	5250
10/15	3	5/8" allthread	Lot 17	5250 - retest
10/15	6	5/8" allthread	Lot 18	5250
10/15	6	5/8" allthread	Lot 22	5250
10/15	5	5/8" allthread	Lot 23	5250

Tested items all withstood the required load without failures or signs of distress.

Please contact me if you have any questions regarding this information.

Wallace - Kuhl & Associates, Inc.

**CORPORATE OFFICE**  
 3050 Industrial Blvd.  
 West Sacramento  
 CA 95691  
 Tel 916.372.1434  
 Fax 916.372.2565

**ROCKLIN OFFICE**  
 500 Menio Drive,  
 Suite 100  
 Rocklin, CA 95765  
 Tel 916.435.9722  
 Fax 916.435.9822

  
**Peter Langlois**  
 Senior Technician

PL:mlo

**San Joaquin Design Group**

Architecture and Planning  
 7877 North Pershing Avenue  
 Stockton, CA 95207 • (209) 478-4013

James M. Tibbens Architect/Civil Engineer	Project and Location <i>Regency Plaza Unit A02</i> <i>Maramonte, Calif</i>	Page # <i>A</i>	Date <i>10-20-01</i>
Calif. Lic. #22458 (Civil Eng.)	Design and Type		Rev.

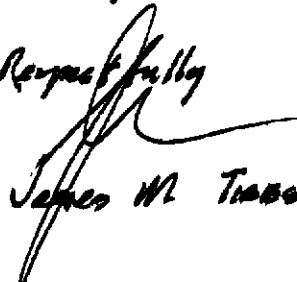
To:  
 City of Sacramento  
 Building Inspection

Project:  
 Regency Plaza

Topic:  
 Missing holdovers

Finding:

My letter written on 1-20-00 will also be applicable  
 for any holdovers that are missing for the 1990 and 1990 plan  
 also.

Respectfully  
  
 James M. Tibbens



# BRC DESIGN ASSOCIATES

P.O. BOX 56105  
STOCKTON, CA 95205  
Ph (209) 943-3000 Fax (209) 943-3003

July 11, 2001

TO: CITY OF SACRAMENTO BUILDING DEPARTMENT

RE: REGENCY PLACE UNIT # 2  
Garage Foundation Footing, Plan 1500 and Plan 1650  
Page 6, Detail 8

Dear Sir or Madam:

This letter is to confirm that the dimension on the above mentioned detail should have shown a minimum depth of 12 inches into natural soil or compacted grade for the footing and a minimum total height on the foundation walls of not less than 20 inches to accommodate the HPAHD22-2P HOLDDOWNS as shown on the HOLDOWN SCHEDULE ON PAGE A-2 (FOUNDATION PLAN SHEET) of the plans.

In addition it should again be noted that, per the letter of 6-19-2000, the anchor bolts in all foundation walls have been approved for 1/2 inch x 10 inch anchor bolts with 2 inch by 2 inch by 3/16 inch square washers in lieu of the 5/8 th. inch bolts as shown on Page A-2 item # 21 under foundations and also in the shear wall schedule.

Sincerely,



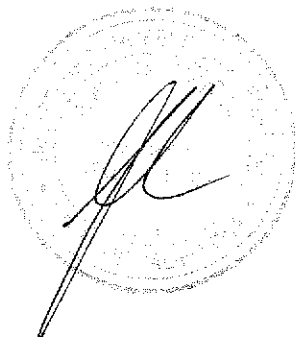
William E. Ross  
Owner/Building Designer

The above items are in agreement with my original structural review of the plans and the letter I previously signed on 6-19-2000.

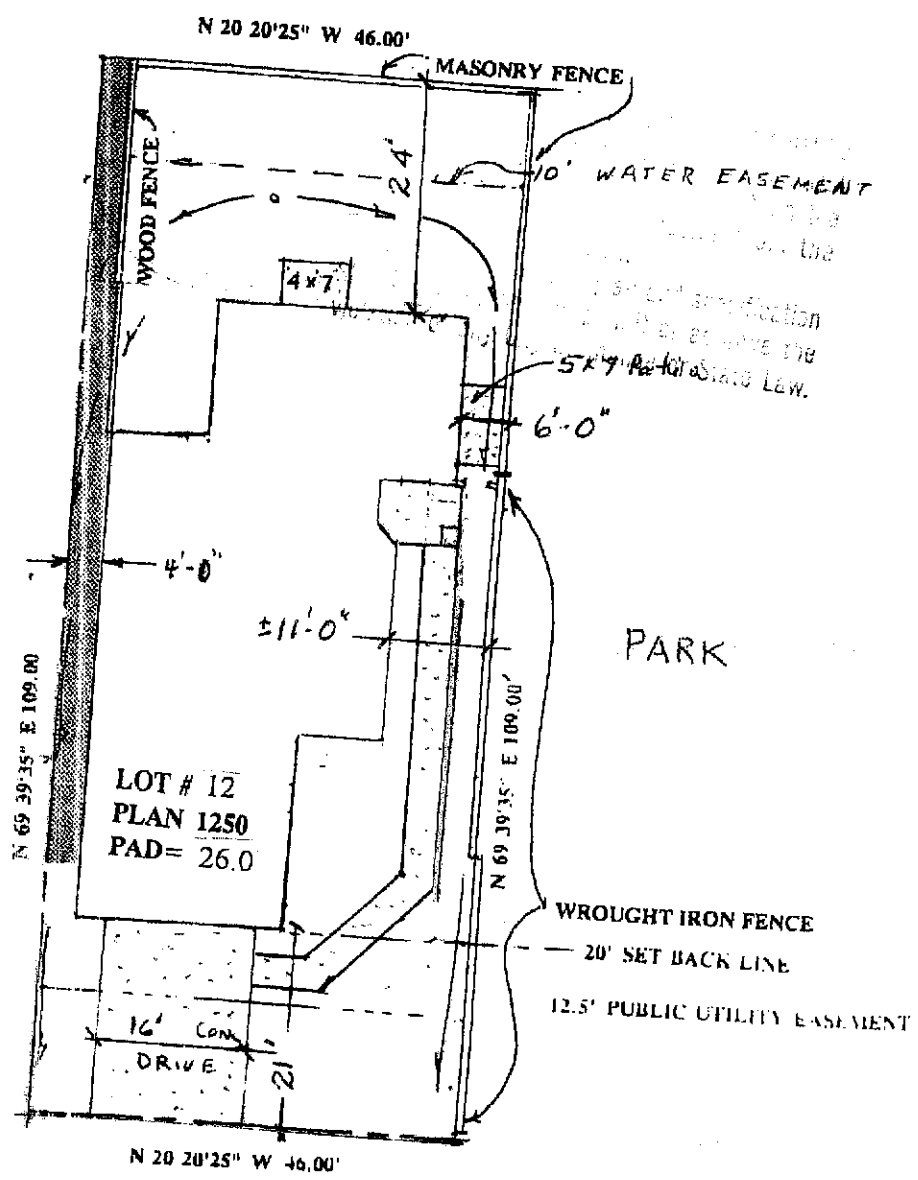
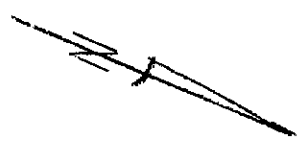
Sincerely,



James Tibbens  
Engineer



*Copy for Bill*



### ARUBA CIRCLE

SCALE 1" = 20'

WESTERN RETIREMENT COMMUNITIES INC.  
P.O. BOX 77768  
STOCKTON, CA 95267  
PHONE : STOCKTON (209) 952-4984 SACRAMENTO (916) 681-0457