

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

**Permit No: 0107297**  
**Insp Area: 4**

**Site Address: 15 CADMAN CT SAC**  
Parcel No: 225-1520-064  
N

NORTHPOINTE PARK VIL. 15 LOT 64

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

CONTRACTOR  
US HOME  
2366 GOLD MEADOW DR STE 100  
GOLD RIVER, CA 95670 77041

OWNER

ARCHITECT

**Nature of Work: MP 3527 2 STORY 11 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 \_\_\_\_\_ Lender's Address \_\_\_\_\_

**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 451839 Date 6/19/01 Contractor Signature Don McCloskey

**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 6/19/01 Applicant Agent Signature Don McCloskey

**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 OLD REPUBLIC INS CO Policy Number MWC107468 00 Exp Date 11/01/2001

(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 6/19/01 Applicant Signature Don McCloskey

**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.**

RESIDENTIAL SUBDIVISION BUILDING PERMIT APPLICATION

Project Address: 15 Cadman Village Assessor Parcel # 225-1520-064  
Lot Number: 64 Subdivision Northpoint Park Village 15

OWNER INFORMATION:

Legal Property Owner: US HOME Phone# 858-3900  
Owner Address: 366 GOLD MEADOW WAY City GOLD RIVER State CA. Zip 95670

CONTRACTOR INFORMATION:

Contractor: US HOME Lic. # 451839 Phone # 858-3900 Fax 858-3925  
DON McCLOSKEY 719-9059

PROJECT INFORMATION:

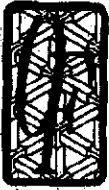
Land Use Zone R1A Occupancy Group R3 Construction Type VN Fed Code 1A  
No. of Stories: \_\_\_\_\_ No. of Rooms: \_\_\_\_\_ Street Width: \_\_\_\_\_  
1<sup>st</sup> Floor Area \_\_\_\_\_ 2<sup>nd</sup> Floor Area \_\_\_\_\_ Basement \_\_\_\_\_ Roof Material \_\_\_\_\_  
AREA IN SQUARE FOOT OF:  
Dwelling/Living 3507  
Garage/Storage 758  
Decks/Balconies \_\_\_\_\_  
Carports \_\_\_\_\_  
SCOPE OF WORK: \_\_\_\_\_

FOR OFFICE USE ONLY

- Information Above Complete
- Violation Files Checked
- Standard Setbacks
- County Sewer
- AR Flood Waiver Required
- Flood Elevation Certificate Required
- Water Development Infill Area
- Planning Approval
- Design Review Approval
- Special Fee Districts Apply:

THE FOLLOWING MUST BE PROVIDED IN ORDER TO SUBMIT FOR PERMIT

- 2 COMPLETE PLOT PLANS, LEGIBLE & DRAWN TO SCALE
- 11 X 17 COPY OF FLOOR PLAN WITH FOLLOWING INFORMATION
  - a) Assessor's Parcel Number
  - b) New Floor Area
  - c) Owners Name
  - d) Project Address



# O'Connor Freeman & Associates, Inc.

Structural Engineering Services

October 4, 2001

Brian Morphis  
**US Home Corporation**  
 2366 Gold Meadow Way, Suite 200  
 Gold River, CA 95670

Post-it* Fax Note	7671	Date	10/4/01	# of pages	3
To	RANDY	From	JOE		
Co./Dept.	US Home	Co.	OFA		
Phone #	337-5598	Phone #	441-5721		
Fax #	515-0226	Fax #	41-5727		

Re: Northpointe @ Natomas - Plan 3527: Holes in Garage-House Shearwall  
 O'Connor Freeman Job Number: E001001

Dear Brian:

Our office was contacted Randy Stout of the Northpointe @ Natomas project concerning plan 3527. Specifically, he informed our office that (2) holes were made into the 20' shearwall along the garage to house firewall. The first hole is 5" wide x 12" high and starts at the bottom of the sill plate. The other hole is 7"x7" and is approximately 7" up from the bottom of the sill plate. We have reviewed both of these holes and have determined that the current shear-nailing schedule will be satisfactory, even with the reduced length in total shear, but that both holes will need to be reinforced. To reinforce these holes we have provided the attached details 'A' and 'B'. With these details the shear wall will be reinforced to its proper structural integrity. Please see these attached details for reference and review.

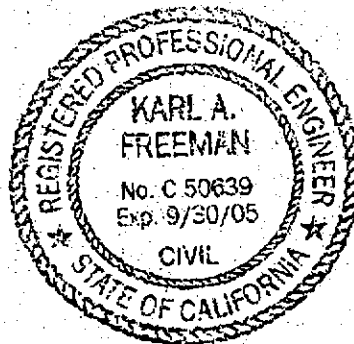
If you should have any further questions or comments please do not hesitate to call.

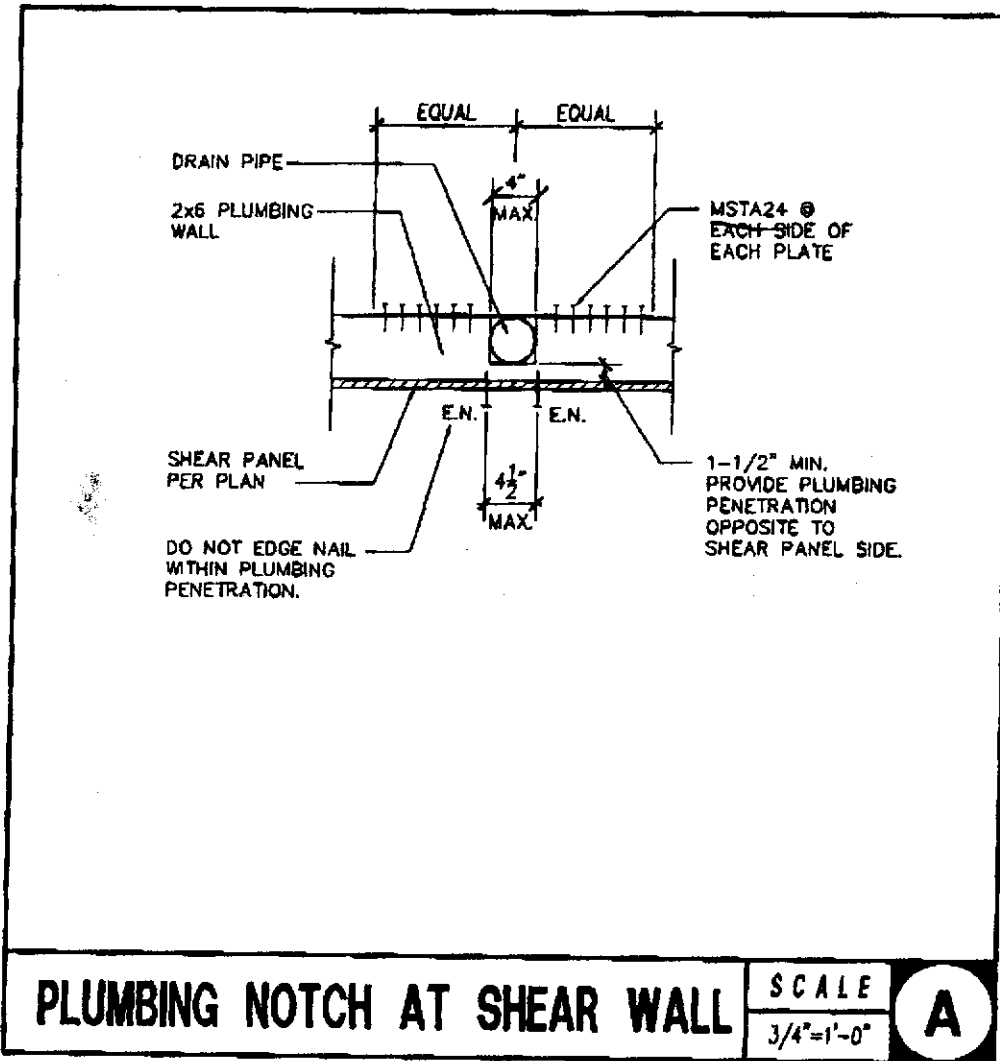
Sincerely,

O'Connor Freeman & Associates, Inc.

Karl A. Freeman, PE  
 jmg/KAF

cc: File  
 enclosures: Details - A, B





EQUAL EQUAL

DRAIN PIPE

2x6 PLUMBING WALL

MSTA24 @ EACH SIDE OF EACH PLATE

E.N. E.N.

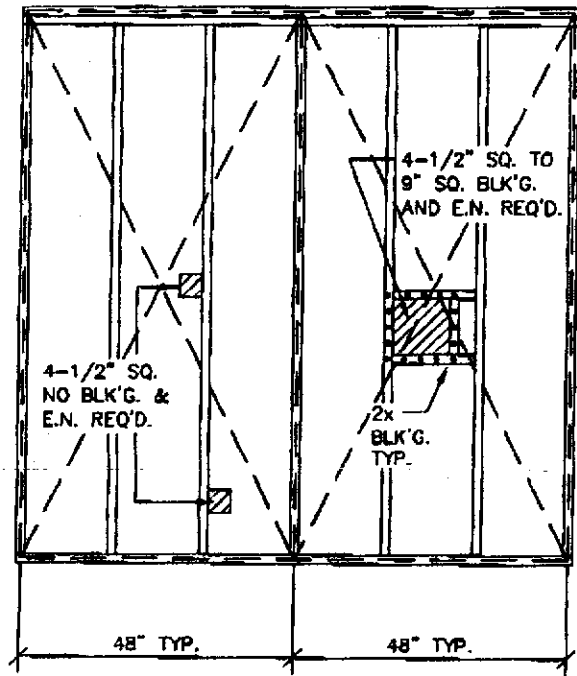
SHEAR PANEL PER PLAN

DO NOT EDGE NAIL WITHIN PLUMBING PENETRATION.

1-1/2" MIN. PROVIDE PLUMBING PENETRATION OPPOSITE TO SHEAR PANEL SIDE.

4" MAX

1 1/2" MAX



- HOLES UP TO 4-1/2" SQ. DO NOT REQUIRE BLK'G. & E.N.
- HOLES FROM 4-1/2" SQ. TO 9" SQ. REQUIRE BLK'G. & E.N.
- HOLES LARGER THAN 9" SQ. ARE NOT ALLOWED.
- HOLE SIZE INCLUDES THE LENGTH OF THE OVERCUT.
- MAX. ACCUMULATED LENGTH OF OPENINGS SHALL NOT EXCEED 20 PERCENT OF THE WALL LENGTH.
- RECOMMEND CIRCULAR BORED HOLES OR RADIUS CORNER CUTS (TO REDUCE STRESS CONCENTRATIONS).

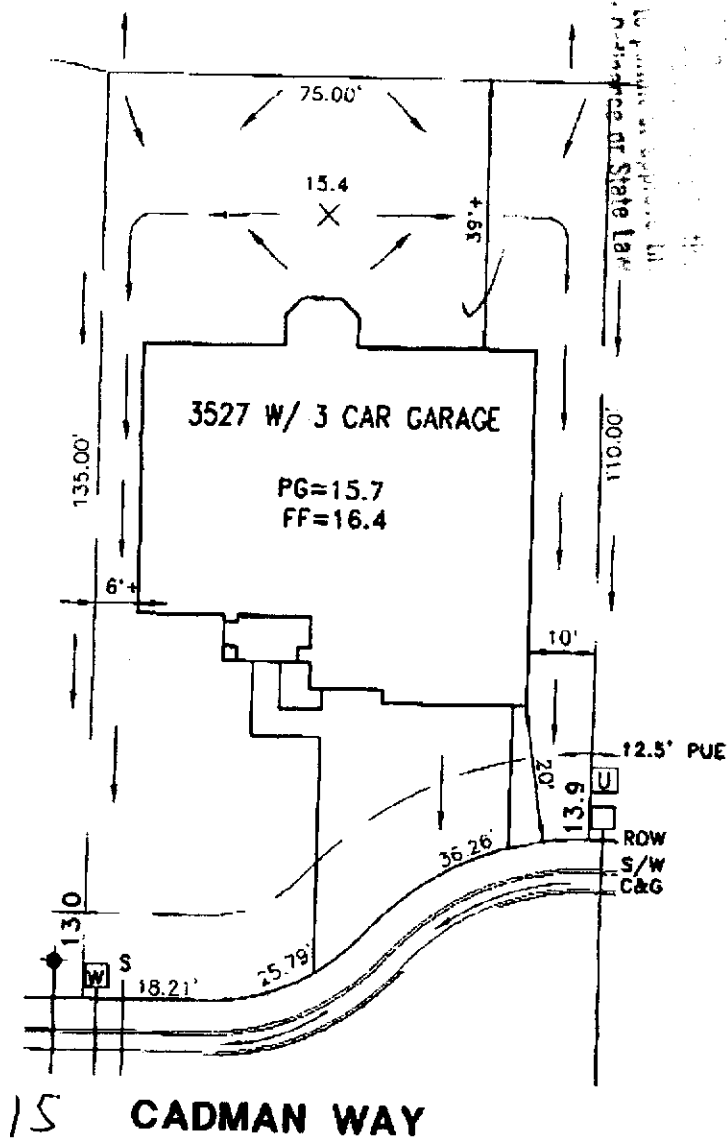
# SHEAR WALL PENETRATIONS

SCALE

N.T.S.

**B**

THIS PLOT PLAN IS NOT FOR SALES PURPOSES. THIS PLOT PLAN IS FOR THE PURPOSES OF INDICATING COMPLIANCE WITH ZONING SET BACKS, GENERAL DRAINAGE DIRECTION, AND APPROXIMATE UTILITY CONNECTION. ALL OTHER DATA SHOWN HEREON IS CONCEPTUAL. THIS PLOT PLAN DOES NOT REFLECT AS-BUILT CONDITION, RETAINING WALL ARE OPTIONAL AND MAY OR MAY NOT BE CONSTRUCTED.



SCALE: 1" = 20'

15 CADMAN WAY

- ☐ - UTILITY SERVICE BOX
- ⊕ - FIRE HYDRANT

**PLOT PLAN**  
**LOT 64**  
**NORTHPOINTE VILLAGE 15**  
FOR  
**U.S. HOMES**  
CITY OF SACRAMENTO CALIFORNIA

**WOOD RODGERS INC.**

ENGINEERING PLANNING MAPPING SURVEYING  
3301 G STREET, SUITE 100, SACRAMENTO, CA 95816  
PHONE: (916) 941-7760 FAX: (916) 941-7929

DATE:	DRAWN:	CHECKED:	PROJECT NO.:
MAY 2001	DBJ	[Signature]	1045.031

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