

CITY OF SACRAMENTO
1231 I Street, Sacramento, CA 95814

Permit No: 9905296
Insp Area: 4

Site Address: 29 COOL FOUNTAIN CT SAC
Parcel No: 274-0490-049 NATOMAS WEST LOT 53

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

CONTRACTOR
KAUFMAN & BROAD
151 NORTH SUNRISE AV #1012
ROSEVILLE CA 95661

OWNER

ARCHITECT

Nature of Work: NEW HOME, MP2106, 8 ROOMS

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 1 License Number 250-125 Date 9/10/99 Contractor Signature N. Collins

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 9/10/99 Applicant/Agent Signature N. Collins

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 UC 188549694 Exp Date 5/1/2000

____ (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 9/10/99 Applicant Signature N. Collins

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.

Natomas Unified School District
 1515 Sports Drive, #1 • Sacramento, CA 95834-1905
 Phone 916/641-3300 • Fax 916/928-1629



SCHOOL DISTRICT DEVELOPMENT FEES

Property Owner's Name	Kaufman + Broad		
Owner's Address	611 Orange Dr Vacaville, CA 95687		
Project Address	29 Cool Fountain Ct. Lot 53		
Parcel Number	PARU NW 000		
Subdivision Name	Natomas West Village 1		
Number of Units	1		
Print Applicant's Name	D Collins	Applicant's Signature	<i>D Collins</i>
Title of Applicant	Owner	Telephone Number	991-1200
Date	5/23/99		
Plan Identification Number			
Building Type (Check One)	<input checked="" type="checkbox"/> Residential <input type="checkbox"/> Apartment/Condominium <input type="checkbox"/> Commercial/Industrial		
Square Feet of Chargeable Building Area	2155		
Signature	<i>[Signature]</i>		
Title		Date	5-24-99
District Certification Number	99-353		
Fees Collected:			
Residential:	2155 Sq. Ft. X \$ 1.93	= \$	4159.15
Apartment/Condominium:	Sq. Ft. X \$	= \$	
Commercial/Industrial:	Sq. Ft. X \$	= \$	
NOTICE TO APPLICANT: Pursuant to government code section 66020 (d), this will serve to notify you that the 90-day approval period in which you may protest the fees, or other payment identified above, will begin to run on the date in which the building or installation permit for this project is issued, or on which they are paid to the District, or to another public entity authorized to collect them on behalf of the District, whichever is earlier.			
Applicant Signature: _____		Date: _____	

This certification covers only the amount of square footage indicated above. Any additions or corrections to the square footage for this project will require an amendment to the Certificate of Compliance.

As the authorize Natomas Unified School District official, I hereby certify that the requirements of Government Code Section 93953 have been complied with by the above signed applicant.

SIGNATURE: *[Signature]* DATE: 6-1-99
 TITLE: Facilities Planner

Page 1 of 1
Proj No. 01580
Wed 11-17-99

Mr. Tom Mattern
Kaufman & Broad, North Bay
611 Orange Drive
Vacaville, CA 95687

Re: CA Gardens
Field Question Response

Dear Mattern,

This letter is written in response to several questions you had regarding the above mentioned project. Listed below are your comments and our responses.

1. In two locations, one in plan 4 and one in plan 6, a section of the shear material is being removed to allow the placement of equipment in the wall. The shear is then being replaced after the work is complete. You asked if this was acceptable.

Sections of the shear may be removed if they are to be replaced. It must be assured that blocking and edge nailing is provided behind any panel joints that occur from this work.

2. In plan 6, there was a revision to the holdown layout. You asked for clarification as to what changed.

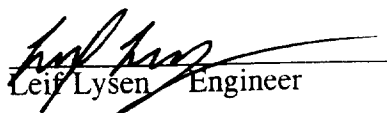
Please find attached on sheets 2 and 3, the configuration and framing of the front of plan 6.

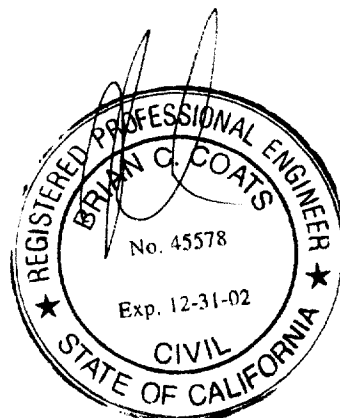
3. In several locations, the sill plates of shear walls are being notched to allow plumbing pipes to enter the walls. The City Inspector asked if this was acceptable.

The sill plates of shear walls may be notched. Provided the notch is no more than 4" long, a MSTA24 should be placed over the notched area tying the sill together.

If you have any further questions, feel free to call.

Sincerely,

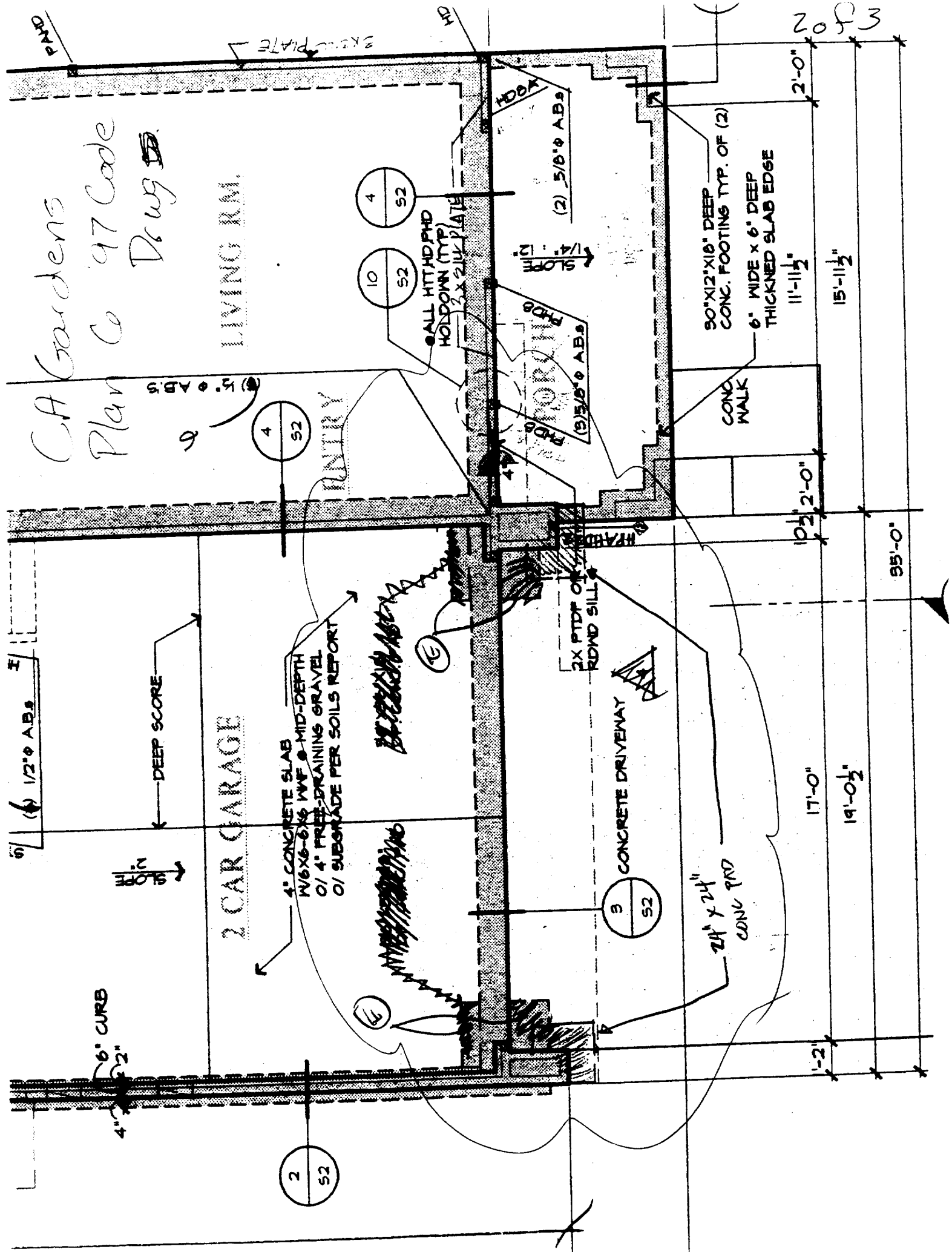

Leif Lysen, Engineer



CA Gardens
Plan Co 97 Code
Dwg

LIVING RM.

2 CAR GARAGE



6) 1/2" O.C. #5

DEEP SCORE

6" CURB
4" x 2"

2 / S2

4 / S2

7

6

4 / S2

10 / S2

3 / S2

STAIR

PHOTO
#5 @ 12" O.C.

2X PTDF ON
ROUND SILL

CONCRETE DRIVEWAY

24" x 24"
CONC. PTD

CONC
WALK

90" x 12" x 16" DEEP
CONC. FOOTING TYP. OF (2)
6" WIDE x 6" DEEP
THICKENED SLAB EDGE

11'-11 1/2"

15'-11 1/2"

17'-0"

19'-0 1/2"

55'-0"

20 3

CHIEN  & ASSOCIATES inc.
STRUCTURAL ENGINEERS

871 Coleman Ave., #200
San Jose, CA 95110-1831
Tel: (408) 293-0813
Fax: (408) 293-0890

>>>>>> OUTGOING 73573 VIA FAX <<<<<<<

Date: 11-22-1999

From: Leif Lysen
Chien Lee & Associates, Inc
871 Coleman Ave. Ste #200
San Jose, CA 95110-1831
Tel: (408) 293-0813 Fax: (408) 293-0890

To: Tom
CA Gardens Jobsite
Fax: (916) 929-0589

Proj: CA Gardens (Natomas West) Proj No: 01580.00

Sets	Shts	Size	Description
1	1	8.5X11	Revised PS Shear Schedule
1	1	8.5X11	transmittal

Notes:

In response to your question.

LOT # 53

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Fir Larch
Douglas Fir

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Larch per VEC.
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at 8" o.c.
ambelow.

ss

gments shall
detail "TYP SHEAR

- * Sill: (3) 1/2" dia x 6" lag bolts every 16" w/ 4x solid block below diaphragm
- * Block: (3)LTP4 or (2)LS70 every 16"
- * Note: Where panel joints at opposite sides occur on same framing member, 3x stud is required.

P4 = 640 plf

- * Shear: 3/8" CDX or OSB
- * Frame: 2x DF at 16" o.c., Block All Panel Edges. 3x Fndn Sill Plate. Studs & Top Plates at adjoining panel edges shall be 3x
- * Edge: 8d Common @ 2" Staggered
- * Field: 8d Common @ 12"
- * Sill: LTP4 (Horizontally installed) at 8" o.c.
- * Block: (2)LTP4 at 16" @ TimberStrand or (10)16d Sinker in 2 rows at 16" @ TJI

P4D = 1280 plf

- * Shear: 3/8" CDX or OSB both sides
- * Frame: 2x DF at 16" o.c., Block All Panel Edges. 3x Sill Plate. Top Plates, end posts and studs at adjoining panel edges shall be 3x.
- * Edge: 8d Common @ 2" Staggered
- * Field: 8d Common @ 12"
- * Sill: 3 pc 1/2" dia x 6" Lag Bolts every 16" w/ 4x member below diaphragm
- * Block: (2)LS90

P8 = 770 plf

- * Shear: 1/2" CDX or OSB
- * Frame: 2x DF at 16" o.c., Block All Panel Edges. 3x Fndn Sill Plate. Studs & Top Plates at adjoining panel edges shall be 3x
- * Edge: 10d Common @ 2" staggered
- * Field: 10d Common @ 12"
- * Sill: LTP4 (Horizontally installed) at 6" o.c.
- * Block: (3)LTP4 or (2)LS50 at 16" @ TimberStrand or (10)16d Sinker in 2 rows at 16" @ TJI

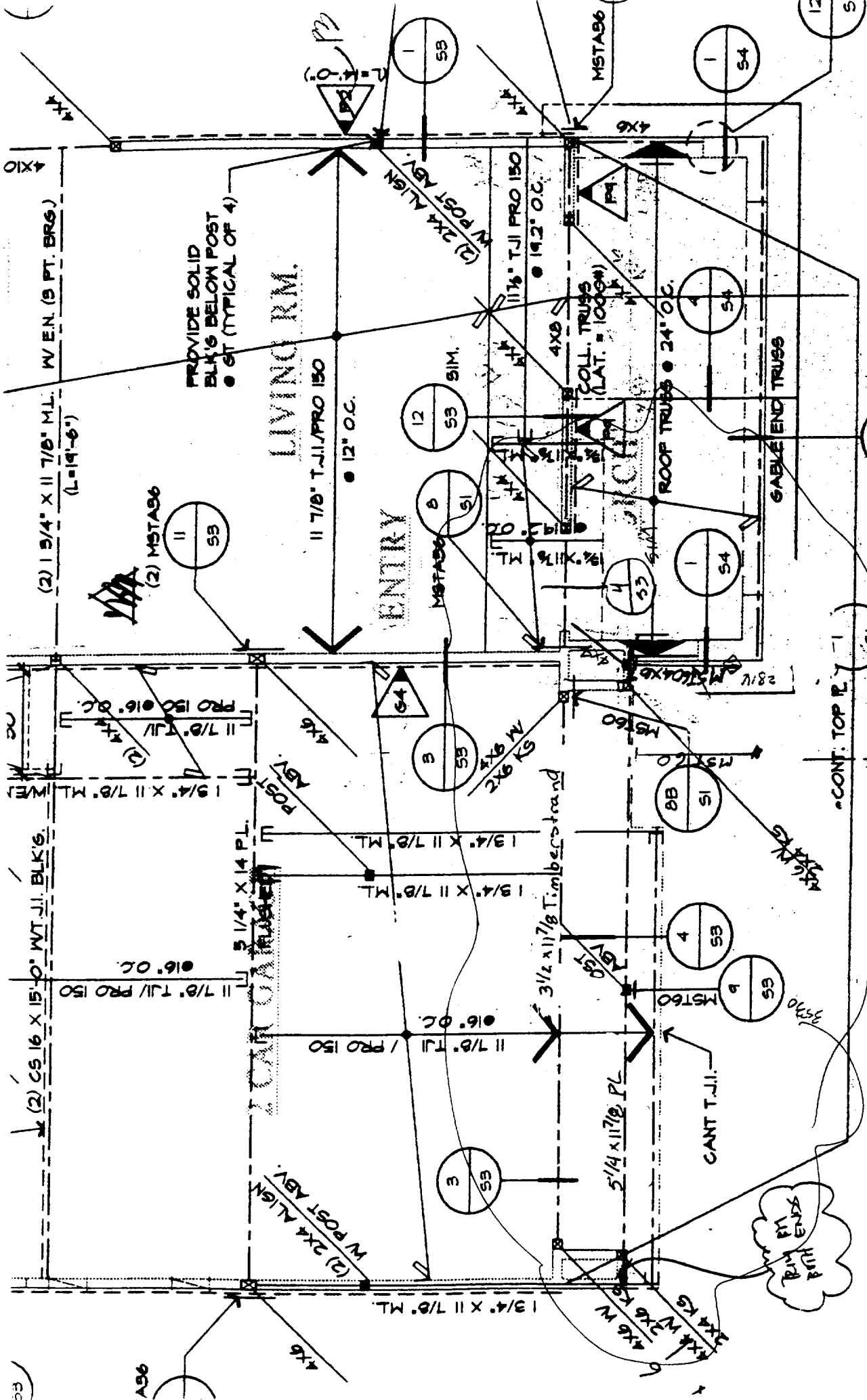
P9 = 870 plf

- * Shear: 5/8" CDX or OSB or 1/2" Struct I Plywood
- * Frame: 2x DF at 16" o.c., Block All Panel Edges. 3x Fndn Sill Plate. Studs & Top Plates at adjoining panel edges shall be 3x
- * Edge: 10d Common @ 2" staggered
- * Field: 10d Common @ 12"
- * Sill: (3) 3/8"x 6" Lag Bolts every 16" w/ 4x member below diaphragm
- * Block: (3)LTP4 (horizontally installed) or (2)LS70 every 16"

1/2" Struct. I
OSB May Also Be
Used

CAGardens 3N Sheet Shear Wall Schedule

INDEX OF DRAWINGS



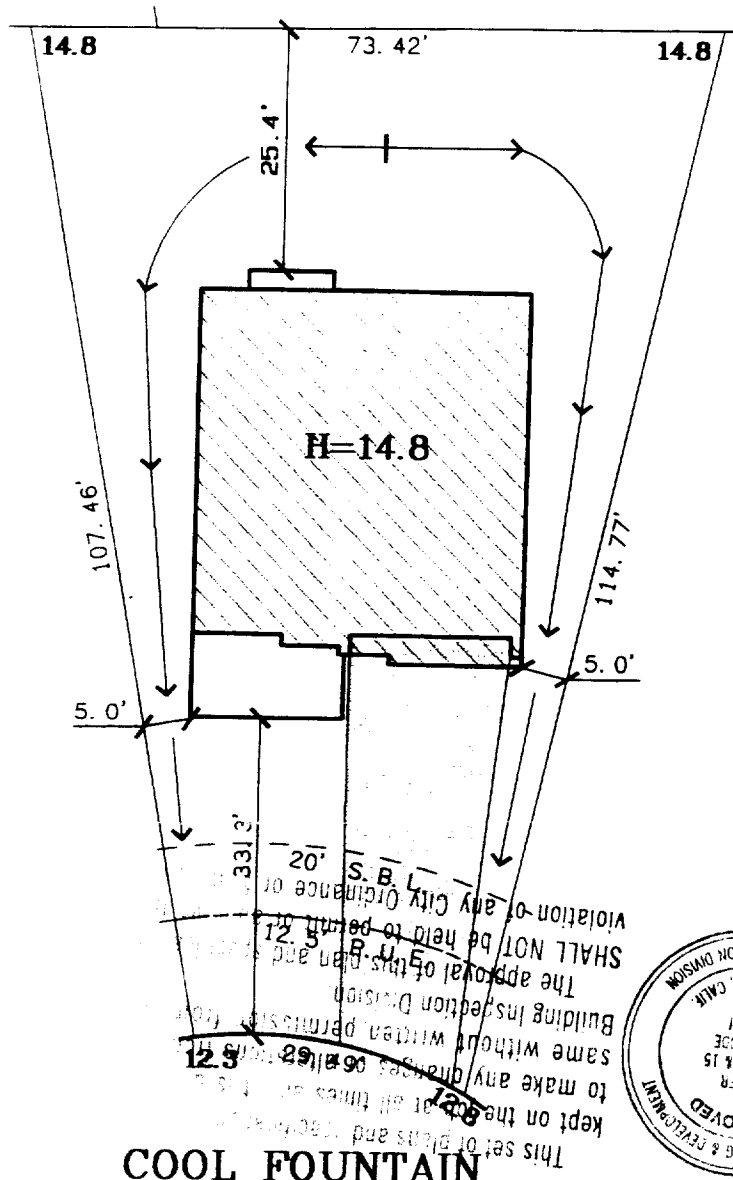
~~CA~~ Gardens
 Plan Co
 97 Code Drawgs

53

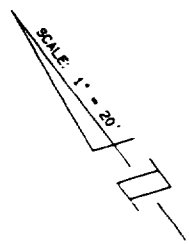
A56

CONT. TOP P. 7

PL ENDS
 RM ENDS
 RM ENDS



COOL FOUNTAIN COURT



DATE: 5-10-99
 A.P.N.:
 ADDRESS: 29 COOL FOUNTAIN COURT

LOT AREA: 5,528 SF
 LOT COVERAGE: 24%

The Spink Corporation
 2590 VENTURE OAKS WAY
 SACRAMENTO, CA 95833
 PH (916)925-5550 FAX (916)921-9274

NATOMAS WEST VILLAGE 1
 LOT 53
 PLAN 6B

CALIFORNIA GARDENS
 CITY OF SACRAMENTO, CA
 CLIENT: KAUFMAN & BROAD