

CITY OF SACRAMENTO

1231 I Street, Sacramento, CA 95814

Permit No: 0112401

Insp Area: 3

Thos Bros: 318B3

Site Address: 7000 21ST AV SAC

Parcel No: 023-0071-001

Sub-Type: NSFR

Housing (Y/N): N

CONTRACTOR

OWNER

JOHN COTTLE
12149 HW99W
REDBLUFF CA 96080

ARCHITECT

Nature of Work: NEW SFR 1225-SF; DETACHED 625-SF GARAGE; OPEN PATIO.

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 _____ License Number _____ Date _____ Contractor Signature _____

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.)

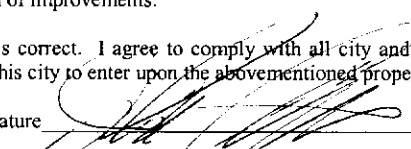
I, as owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec. 7044, Business and Professions Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who contracts for such projects with a contractor(s)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

I am exempt under Sec. _____ B & PC for this reason: _____

Date 10/9/01 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 10/9/01 Applicant/Agent Signature 

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 10/9/01 Applicant Signature 

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.



CITY OF SACRAMENTO

DEPARTMENT OF PLANNING AND DEVELOPMENT

1231 J Street

Sacramento Ca 95814

Administration
Room 300 449-5571
Building Inspections
Room 200 449-5715
Planning
Room 200 449-5603

WATER DEVELOPMENT FEE WAIVERS

Applicant: John Cottle Date 9/26/01

Property Address: 7000 21st Ave

APN: 023-0071-001 Phone 456-8634

Number of Units: 1 Zoning: R1

This project qualifies because it is in a:

REDEVELOPMENT AREA orange
DESIGNATED INFILL AREA OR yellow } 4/0

INFILL AREA AND MEETS ALL OF THE FOLLOWING:

- 1. The site is located in a neighborhood where the median year of housing construction 1965 or earlier as shown on the Neighborhood Statistics Boundary Map or the applicant has proof to the satisfaction of the Planning Director that the median age of housing within 500 feet of the site was developed prior to 1965; and
- 2. The lot is surrounded on three sides by existing or approved development; and
- 3. The project is consistent with the General Plan or more specific plan designation; and
- 4. The site is no more than 5 acres in size for single family development or 2 acres for multiple family development; and
- 5. The site has City sewer, water and drainage services or is within proposed or existing assessment district for these services. The services provided are capable of serving the proposed development to the satisfaction of the Public Works Director.

→ SURROUNDED BY EXISTING DEVELOPMENT

Fee Waiver Denied By: _____ Date _____

Fee Waiver Authorized By: N. Alvey Date 9-26-2001

REQUEST FOR PLANNING STAFF REVIEW

..... to be filled out by Building staff

CUSTOMER NAME: John Cottle

PROJECT ADDRESS: 7000 21st Ave

PROJECT DESCRIPTION: Home

DOES THE PROJECT INCLUDE ANY OF THE FOLLOWING TYPES OF WORK ?

- | | | |
|--|--------------------------------------|-------------------------------------|
| New Buildings OR Exterior Work to Existing Buildings | <input checked="" type="radio"/> YES | <input type="radio"/> NO |
| Site Work (changes to Parking, outdoor Equipment, etc) | <input type="radio"/> YES | <input checked="" type="radio"/> NO |
| Change in Use OR Expansion of Existing Use | <input type="radio"/> YES | <input checked="" type="radio"/> NO |

If customer answers "YES" to any of the above questions, application requires Planning review. Planning staff to fill out reverse side of this form.

If customer answers "NO" to ALL of the above questions, do not send application to Planning.

Confirmed by Building staff: _____ DATE: _____ BY: _____

If, in reviewing the project plans for Building Permit application, there are any issues identified by Building staff that appear to require Planning staff review, please indicate those issues below and send the customer to Planning.

BUILDING STAFF COMMENTS: _____

_____ DATE: _____ BY: _____

PLANNING AND ZONING REVIEW

..... to be filled out by Planning staff

ADDRESS: 7000 21st Av

APN: 023-0071-001

ZONING: R1

DESIGN REVIEW AREA: No

PREVIOUS FILES RELATED TO SITE: None

EXISTING LAND USE: ~~SFR~~ Vacant

PROPOSED USE: SFR - Construct SFR & detached garage - uncovered patio
(1225 sqft) (625 sqft)

COMMENTS: Lot 5000 40% 2000

House 1225

Garage 625
1850

Lot coverage OK

Side yard setbacks (5' & 10') OK

Rear yard setback 45' OK

Detached garage setbacks - OK

DATE: 9-10-01 BY: L. Hay

DOES IT APPEAR THAT THE PROJECT WILL REQUIRE A PLANNING APPLICATION?

YES

NO

(If yes, circle applications needed below)

.....Staff.....ZA.....Planning Commission.....Design Review.....Preservation Review.....

CONCLUSION: Front setback of 20ft to match

Front setback of other houses on 21st Av -

DATE: 9-10-01 BY: L. Hay

Certification of Compliance

School District Development Fees

(Print or Type) If Printing, press hard for four copies

PART I To be completed by APPLICANT (MUST BE FILLED OUT COMPLETELY)

OWNER'S NAME John Jones
OWNER'S ADDRESS _____
PROJECT ADDRESS 7000 21st AVE
PARCEL NUMBER 023 0071 001 LOT NO. _____
SUBDIVISION NAME _____
NUMBER OF UNITS _____

Upon payment of the fees listed below, a 90-day approval period commences upon which the applicant paying the fees may protest such fees. Any failure to file such protest within the 90-day period shall result in forfeiture of any rights to challenge such fees, through litigation or otherwise.

APPLICANT'S SIGNATURE [Signature]
TITLE OF APPLICANT _____
DATE 10/11/01 PHONE NUMBER 408-742-7000

PART II To be completed by BUILDING DEPARTMENT

PLAN IDENTIFICATION NUMBER 0112401
BUILDING TYPE
RESIDENTIAL APARTMENT/CONDOMINIUM () COMMERCIAL/INDUSTRIAL ()
SQUARE FEET OF CHARGEABLE BUILDING AREA 1225 sq ft
SIGNATURE [Signature]
TITLE BT HSP DATE 10/8/01

PART III To be completed by SCHOOL DISTRICT

SCHOOL DISTRICT 11110
DISTRICT CERTIFICATION NO. 1234
EXEMPT _____ COMMENTS _____
RESIDENTIAL/APT/CONDO 1225 SQ FT X \$ 1.72 = \$ 2107.00
COMMERCIAL/INDUSTRIAL _____ SQ FT X \$ _____ = \$ _____
OTHER FEE _____ TYPE _____ SQ FT X \$ _____ = \$ _____
TOTAL FEES COLLECTED _____ = \$ 2107.00

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 authorized school district official, I hereby certify that the requirements of Government Code Section 65995 and any other authorized requirements have been complied with by the above signed applicant.

AUTHORIZED SCHOOL DISTRICT OFFICIAL

SIGNATURE [Signature]
TITLE _____ DATE 10/8/01

Original: School District 1st copy: School District 2nd copy: Building Department 3rd copy: Applicant