

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

**Permit No: 0010010**  
**Insp Area: 2**

**Site Address: 8 SIMOTAS CT SAC**  
Parcel No: 021-0192-024 LOT 6 SIMOTAS ESTATES

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

**CONTRACTOR**  
FETTSER CONST  
6060 SUNRISE VISTA #1300  
CITRUS HEIGHTS CA 95610

**OWNER**

**ARCHITECT**

**Nature of Work: NSFR MP1635 8 RMS 2 STORY**

**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 686273 Date 8-29-00 Contractor Signature [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 \_\_\_\_\_ 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 8-29-00 Applicant/Agent Signature [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 FREEMONT COMPENSATION Policy Number SB50-0199-17689 Exp Date 01/01/2001

(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 8-29-00 Applicant Signature [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.**

RESIDENTIAL SUBDIVISION BUILDING PERMIT APPLICATION 0010011

Project Address: 8 SIMOTAS  
Lot Number: 6

Assessor Parcel # 021-0192-024  
Subdivision SIMOTAS

OWNER INFORMATION:

Legal Property Owner: NIKOLAY FEITSER Phone# 784-3006  
Owner Address: 1220 MELODY LN #110 City ROSEVILLE State CA Zip 95678

CONTRACTOR INFORMATION:

Contractor: NIKOLAY FEITSER Lic. # 686873 Phone # 784-3006 Fax 784-3012

PROJECT INFORMATION:

Land Use Zone R1A Occupancy Group R3 Construction Type VN Fed Code 1A  
 No. of Stories: 2 No. of Rooms: 7 Street Width: \_\_\_\_\_  
 1<sup>st</sup> Floor Area 847 2<sup>nd</sup> Floor Area 786 Basement \_\_\_\_\_ Roof Material \_\_\_\_\_

AREA IN SQUARE FOOT OF:

Dwelling/Living 1633  
 Garage/Storage 400  
 Decks/Balconies —  
 Carports —

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SCOPE OF WORK: NEW 4 BEDROOM HOUSE

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

Date: \_\_\_\_\_ Received by: (staff) \_\_\_\_\_ Permit # \_\_\_\_\_

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

**PART I To be completed by the APPLICANT**

OWNER'S NAME NIKOLAY FEITSER  
 OWNER'S ADDRESS 1720 MELODY LN # 110 ROSEVILLE CA 95678  
 PROJECT ADDRESS 8 Simitar Ct  
 PARCEL NUMBER 021-092-024 LOT NO. 6  
 SUBDIVISION NAME \_\_\_\_\_  
 NUMBER OF UNITS 5

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 8-20-00 PHONE NUMBER 184-3012  
[Signature]

**PART II To be completed by BUILDING DEPARTMENT**

PLAN IDENTIFICATION NUMBER MP 1633  
 BUILDING TYPE  
 RESIDENTIAL () APARTMENT/CONDOMINIUM ( ) COMMERCIAL/INDUSTRIAL ( )  
 SQUARE FEET OF CHARGEABLE BUILDING AREA 1633  
 SIGNATURE [Signature]  
 TITLE [Signature] DATE 8-21-00

**PART III To be completed by SCHOOL DISTRICT**

SCHOOL DISTRICT SCUSD  
 DISTRICT CERTIFICATION NO. #66601  
 EXEMPT \_\_\_\_\_ COMMENTS [Signature]  
 RESIDENTIAL/APT/CONDO 1633 SQ FT X \$ 1.72 = \$ 2808.76  
 COMMERCIAL/INDUSTRIAL \_\_\_\_\_ SQ FT X \$ \_\_\_\_\_ = \$ \_\_\_\_\_  
 OTHER FEE \_\_\_\_\_ TYPE \_\_\_\_\_ SQ FT X \$ \_\_\_\_\_ = \$ \_\_\_\_\_  
 TOTAL FEES COLLECTED CK# 66603 08-29-00A08:45 REVD = \$ 2808.76

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.

SIGNATURE [Signature]  
 TITLE CIVIC CENTER PERMITS DATE 8/29/00

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

**ROACH ENTERPRISES**

P.O. Box 604  
Newcastle, California 95658  
(916) 781-3376

October 25, 2000

City of Sacramento  
Building Department  
1231 "I" Street  
Sacramento, California 95627

**RE: CORRECTIONS AT 8 AND 16 SIMOTAS COURT – PERMITS # 0010011  
0010010.**

**TO WHOM IT MAY CONCERN:**

Since the same corrections are needed at both the above captioned houses, only one letter with repair recommendations is being written.

First, the thin shims at the locations where bolts are used in the holdowns will not reduce the capacity of the holdowns. Therefore, it is my opinion this will be OK without further correction.

Secondly, the areas where the *Brace Wall* panels did not get adequate edge nailing, can be repaired by using an additional 4-foot wide *Brace Wall* panel on the inside of the same wall at approximately the same location. This will provide adequate shear resistance and meet the intentions of the building code.

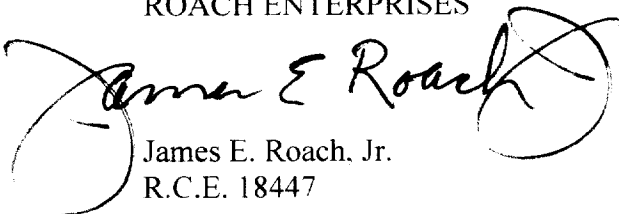
Where double studs are used instead of 4 x 4 post at the HPAHD22, will not reduce to the value of the holddown. (See Installation #3 – Simpson Catalog C-2000).

If anyone has any other concerns about these items, please call me at (916) 781-3376.

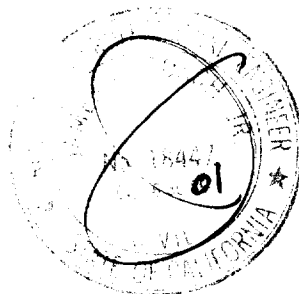
Thank you.

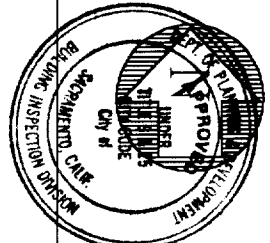
Very truly yours,

ROACH ENTERPRISES



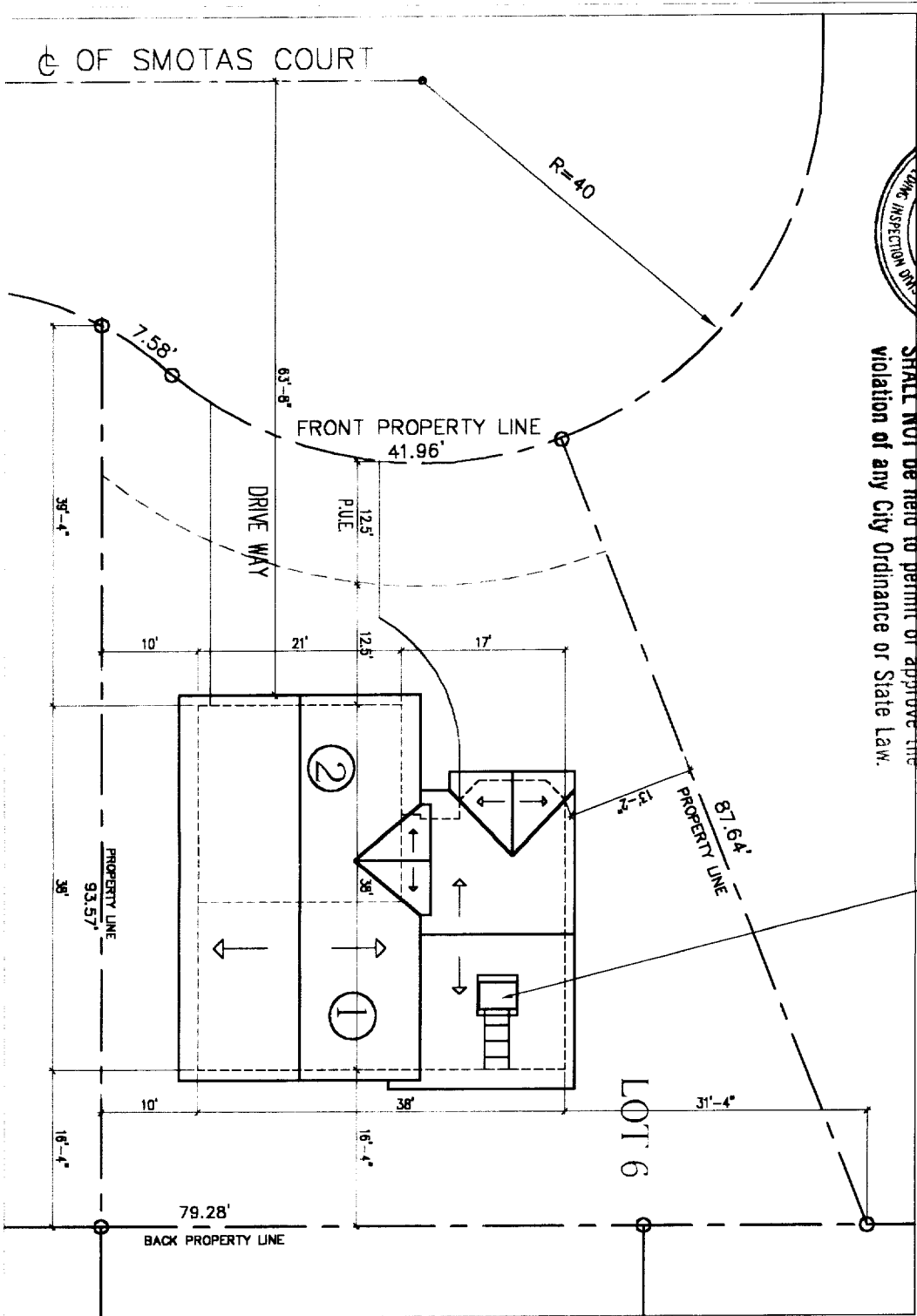
James E. Roach, Jr.  
R.C.E. 18447





This set of plans and specifications shall be kept on the job at all times and it is intended to make any changes or alterations from the same without written permission from the Building Inspection Division.  
**The approval of this plan and specification SHALL NOT be held to permit or approve the violation of any City Ordinance or State Law.**

PROVIDE A 30"x30" LEVEL SERVICE PLATFORM, A CATWALK WITH GUARDRAILS TO THE SERVICE PLATFORM AND ACCESS TO CATWALK.



### SITE PLAN LOT 6

SCALE 1/8"

### PROJECT INFORMATION

- 1 PROJECT ADDRESS: 8 SIMOTAS CT. SACRAMENTO
- 2 PARCEL NUMBER 021-0192-024
- 3 SITE AREA 5244 SQ.FT.
- 4 BUILDING AREA
  - ①- FIRST FLOOR - 847 SQ.FT.
  - ②- SECOND FLOOR - 786 SQ.FT.
  - ③- GARAGE - 410 SQ.FT.
- TOTAL LIVABLE - 1633 SQ.FT.
- TOTAL SQ. FT. OF BUILDING 2043 SQ.FT.