

CITY OF SACRAMENTO
1231 I Street, Sacramento, CA 95814

Permit No: 0007305
Insp Area: 4

Site Address: 2150 RIVER PLAZA DR SAC
Parcel No: 274-0320-068 STE 300

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

CONTRACTOR
DARRELL BROWNING
9050 RANCHVIEW CT
ELK GROVE, CA 95624

OWNER
SPEIKER PROPERTIES L P
2150 RIVER PLAZA DR STE
SACRAMENTO CA 95833

ARCHITECT

Nature of Work: INT OFFICE REMODEL

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 7-14-00 Owner Signature Carla A. Mello

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 improvements 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 7-14-00 Applicant/Agent Signature Carla A. Mello

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 7-14-00 Applicant Signature Carla A. Mello

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.



1 Copy for each supervisor *inspector*
Insp. Area 10

AUTHORIZATION TO START WORK

CITY OF SACRAMENTO, BUILDING INSPECTIONS DIVISION
1231 I ST., ROOM 200, SACRAMENTO, CA 95814

Company: SPIEKER PROPERTIES PC # 0007305C
Address: 2150 RIVER PLAZA #160 BID App. _____
Job Phone: 922 5600 Office Ph. SAME Fee _____
SUBJECT: Project Address: 2150 RIVER PLAZA Suite # 300

I request permission to start the following work rough: framing, elect,
plbg/mech

- 1. ELEVATOR SHALL BE ISOLATED FROM 1 HR CORRIDOR
- 2. DOOR # 5 SHALL BE RECESSION WITH 15" CLEARANCE
AT STRIKE SIDE.

I realize that all work will be at the owner's and contractor's risk without assurance that the permit for the project will be granted. Any code conflicts will be corrected. I agree not to cover or conceal any work or portion thereof. I realize that inspections will not be made on this project until a building permit is issued. All changes required to conform to the approved plans will be completed without dispute. Work affecting the structural integrity of the existing building is not permitted.

I will expedite necessary revisions, corrections and clarifications as required to obtain the building permit.

If it should be determined subsequently by the City that changes in the design of the building are necessary after commencement of the work authorized, I assume full responsibility and all risk of loss which may result by reason of such changes. I agree that the building shall conform to the approved final plans as amended, without regard to the stage of completion.

This authorization is valid for 30 days while the plans are being processed for permit. These state required declarations must be properly executed before this authorization is valid. This authorization is valid when initiated by authorized Building Department personnel and stamped approved. Keep posted on job site at all times.

CONSTRUCTION LENDING AGENCY

CITY OF SACRAMENTO

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 NEIGHBORHOODS, PLANNING AND DEVELOPMENT SERVICES

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 the Business and Professions Code and my license is in full force and effect.

Lic. Class: _____ Lic. Number: _____ COMPANY NAME _____

SIGNATURE _____ DATE _____

CITY OF SACRAMENTO
DEVELOPMENT SERVICES DIVISION

EXPRESS PLAN REVIEW

SUBMITTAL DATES					
First Review		2nd Review		3rd Review	
IN	OUT	IN	OUT	IN	OUT
6/28/00	1/1	1/1	1/1	1/1	1/1

PLAN CHECK # 00-07303C
 ADDRESS: 1500 ...
 Commercial Residential



ACCEPTED by (Staff):

DISCIPLINE	1ST REVIEW			2ND REVIEW			3RD REVIEW		
	Status	Staff	Date	Status	Staff	Date	Status	Staff	Date
LIFE SAFETY	3	JT	4/30						
STRUCTURAL	13	JT	"						
MECHANICAL/PLUMBING	13	AM	4/30/00						
ELECTRICAL	13	AM	4/30/00						
FIRE	13	SDF	7-00						
PLANNING									

STAFF COMMENTS: _____

OWNER-BUILDER VERIFICATION

ATTENTION PROPERTY OWNERS

An owner-builder building permit has been applied for in your name and bearing your signature.

Please complete and return this information in the envelope provided at your earliest opportunity to avoid unnecessary delay in processing and issuing your building permit. No building permit will be issued until this verification is received.

1. I personally plan to provide the major labor and materials for construction of the proposed Improvement (yes or no) _____
2. I (have) have not) _____ signed an application for A building permit for the proposed work.

3. I have contracted with the following person (firm) to provide the proposed construction:

Name BROWNING CONSTRUCTION Address 9050 RANCHVIEW CT.
City ELK GROVE 95624 Telephone 423-1105

Contractors License No. _____

4. I plan to provide portions of the work, but I have hired the following person to coordinate, Supervise, and provide the major work.

Name _____ Address _____
City _____ Telephone _____

Contractors License No. _____

5. I will provide some of the work but I have contracted (hired) the following to provide the Work indicated:

Name	Address	Phone	Type of work
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____

Signed Carrie A. Miller

Job Address 2150 RIVER PLAZA DR #300 SAC, CA 95833

Permit No: _____



AIRCO Commercial Services, Inc.
 5700 Alder Avenue, Sacramento, CA 95828
 Sacramento: 916/381-4526
 Santa Rosa: 707/576-7644
 San Jose: 408/436-7770

Fax: 916/381-1629
 License #: 572243

AIR OUTLET TEST REPORT

PROJECT Coakway OAKS SYSTEM 3rd Floor
 OUTLET MANUFACTURER _____ TEST APPARATUS Flow hood

AREA SERVED	OUTLET				DESIGN CFM		PRELIMINARY		FINAL CFM		REMARKS
	NO.	TYPE	SIZE	AK	MAX	MIN	VEL OR CFM	VEL OR CFM	MAX	MIN	
TUR 31	1				400		305	400			
AD 2	2				400		300	385			
-					800		605	785			
TUR 1	1				140		185	140			
AD 3	2				340		280	370			
					480		465	480			
TUR 2	1				505		535	525			
AD 4	2				505		535	515			
					1010		1070	1040			
TUR 3	1				400		280	420	400		
AD 5	2				400		500	390	415		
					200		780	310	215		

REMARKS:

TEST DATE 1/2/90 READINGS BY S. Schuster



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 License #: 572243

AIR OUTLET TEST REPORT

PROJECT Gateway OAKS 1 SYSTEM 3rd Floor
 OUTLET MANUFACTURER _____ TEST APPARATUS Flow hood

AREA SERVED	OUTLET				DESIGN CFM		PRELIMINARY				FINAL CFM		REMARKS
	NO.	TYPE	SIZE	AK	MAX	MIN	VEL OR CFM	VEL OR CFM			MAX	MIN	
TU23	1				210		310	190	190	195			
Ad6	2				210		325	220	210	215			
	3				275		540	290	280	265			
	4				275		550	290	265	270			
	5				140		300	135	130	130			
	6				140		245	150	145	145			
	7				140		205	130	125	125			
					1390		2475	1405	1345	1345			
TU22	1				320		365	330					
Ad20	2				50		200	60					
	3				380		190	370					
					750		755	760					
TUR35	1				475		465	450	470				
Ad21	2				475		425	430	460				
					950		896	910	930				
TUR12	1				580		655	565	580				
Ad22	2				300		260	280	320				
	3				300		270	265	305				
	4				300		225	315	320				
					1480		1480	1425	1525				

REMARKS:

TEST DATE 7/2/00 READINGS BY S. Christian



AIRCO Commercial Services, Inc.

5700 Alder Avenue, Sacramento, CA 95828
 Sacramento: 916/381-4526
 Santa Rosa: 707/576-7644
 San Jose: 408/436-7770

Fax: 916/381-1629
 License #: 572243

AIR OUTLET TEST REPORT

PROJECT Gateway Oaks 1 SYSTEM 3rd Floor
 OUTLET MANUFACTURER _____ TEST APPARATUS Flow hood

AREA SERVED	OUTLET				DESIGN CFM		PRELIMINARY				FINAL CFM		REMARKS
	NO.	TYPE	SIZE	AK	MAX	MIN	VEL OR CFM	VEL OR CFM			MAX	MIN	
TU26	1				215		190	220	225	215	225		
AD23	2				215		155	170	235	235	215		
	3				215		230	275	205	230	220		
	4				215		305	210	220	220	220		
	5				215		265	230	225	220	220		
	6				215		130	160	180	205	200		
	7				215		180	205	240	210	210		
					1505		1445	1470	1530	1535	1510		
TUR13	1				285		225	285					
AD25	2				285		180	280					
	3				285		420	295					
					855		875	860					
TU27	1				215		255	320	230	215			
AD26	2				215		85	105	235	215			
	3				215		215	305	200	210			
	4				80		80	80	80	80			
	5				280		135	155	275	305			
	6				280		165	215	285	295			
	7				460		240	300	440	465			
					1745		1175	1510	1715	1785			

REMARKS:

TEST DATE 7/2/00 READINGS BY S. Prichard



AIRCO Commercial Services, Inc.
 5700 Alder Avenue, Sacramento, CA 95828
 Sacramento: 916/381-4526
 Santa Rosa: 707/576-7644
 San Jose: 408/436-7770

Fax: 916/381-1629
 License #: 572243

AIR OUTLET TEST REPORT

PROJECT Gateway Oaks 1 SYSTEM 3rd Floor
 OUTLET MANUFACTURER _____ TEST APPARATUS Flow hood

AREA SERVED	OUTLET				DESIGN CFM		PRELIMINARY					FINAL CFM		REMARKS
	NO.	TYPE	SIZE	AK	MAX	MIN	VEL OR CFM	VEL OR CFM			MAX	MIN		
TUR 14	1				480		510	465						
AD 27	2				480		355	460						
-	3				480		600	480						
					1410		1465	1405						
TUR 36	1				480		470							
AD 24														
TUR 15					480		415	430	475					
AD 28					720		685	740	700					
					1200		1090	1170	1175					

REMARKS:

TEST DATE 7/2/60 READINGS BY S. Schindler