

CITY OF SACRAMENTO

1231 I Street, Sacramento, CA 95814

Permit No: 0200233

Insp Area: 4

Thos Bros: 277 F6

Sub-Type: HSG

Housing (Y/N): Y

Site Address: 551 CLEVELAND AV SAC

Parcel No: 274-0131-025

CONTRACTOR

OWNER

ORTIZ JOE
190 REDONDO AVE
SACRAMENTO CA 95815

ARCHITECT

Nature of Work: Complete construction and repairs to home. ALL WORK AS PER DESIGN REVIEW GUIDELINES

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);

X 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.

X Date 1/10/02 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: [Signature] Policy Number _____ Exp Date _____

X (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.

X Date 1/10/01 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.

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 _____ Address _____

City _____ Telephone _____

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.

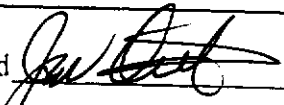
Name _____ Address _____

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 

Job Address 551 CLEVELAND AVE

Permit No: 0200233H

PLANNING AND ZONING REVIEW

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

ADDRESS: 551 Cleveland

APN: 274-0131-025 ZONING: R-1

DESIGN REVIEW AREA: Expanded North Area Design Review

PREVIOUS FILES RELATED TO SITE: No

EXISTING LAND USE: SFR

PROPOSED USE: Rehab, and repairs to home.

COMMENTS: Must meet DR checklist for Expanded No.

DATE: 1/10/02 BY: [Signature]

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: Must do the following:

① Siding: ~~FIBER~~ T 1-11, grooved textured siding w/vertical & horizontal trim (2" x 6" around doors and windows - a brick wainscot provided

② Painted or prefinished gutters/ downspouts. DATE: 1/10/02 BY: [Signature]

③ Exterior door is graded.

④ Horizontal sliding windows w/wide frames & decorative trim, w decorative shutters.

HOUSING AND DANGEROUS BUILDINGS

Case Field Correction List

Case #: H010028975

Address: 551 CLEVELAND AV

Corrective Action:

Violation: B01 - Building

Description: Attractive Nuisance. 8.100.230 (2)

Comments: 1. PROPERTY IS UNDER CONSTRUCTION, OPEN AND ACCESSIBLE.

2. DETACHED GARAGE IS OPEN ACCESSIBLE AND IN DANGER OF COLLAPSE. DEMOLISH STRUCTURE IMMEDIATELY.

Corrective Action:

Violation: B11 - Building

Description: General dilapidation or improper maintenance of the building. 8.100.560 (M)

Comments: HOUSE HAS BEEN UNDER CONSTRUCTION SINCE JUNE OF 2000. OBTAIN NEW PERMIT AND ACCOMPLISH THE FOLLOWING.

1. COMPLETE ALL FRAMING AND STRUCTURAL WORK.
2. COMPLETE INSTALLATION OF ELECTRICAL SYSTEM.
3. INSTALL PLUMBING SYSTEM.
4. INSTALL MECHANICAL SYSTEM.
5. OBTAIN A FINAL INSPECTION APPROVAL

Corrective Action:

Violation: B12 - Building

Description: Deteriorated or inadequate foundations. 8.100.570 (A)

Comments: CORRECT CONDITION WHICH CAUSES THE SOUTH HALF OF THE HOUSE TO DEFLECT DOWNWARD.

Corrective Action:

Violation: P10 - Plumbing

Description: Other

Comments: 1. THIS LIST MAY BE PARTIAL AND DOES NOT EXCLUDE ANY CODE VIOLATIONS WHICH MAY BECOME APPARENT DURING FURTHER INSPECTIONS OR DURING THE NECESSARY REHAB/REPAIR WORK.

2. A PERMIT IS REQUIRED PRIOR TO STARTING ANY REPAIR WORK.
3. PROPERTY IS TO REMAIN SECURED AND MAINTAINED DURING THE REPAIR PROCESS.

NEIGHBORHOOD SERVICES
DEPARTMENT

CODE ENFORCEMENT DIVISION

CITY OF SACRAMENTO
CALIFORNIA

HOUSING & DANGEROUS
BUILDINGS SECTION
1231 I STREET, SUITE 200
SACRAMENTO, CA 95814
916-264-5404
FAX: 916-264-6833

**NOTICE AND ORDER TO REPAIR OR DEMOLISH
SUB-STANDARD HOUSING**

Attachment A
11/13/01

Legal Property Description for **551 CLEVELAND AV**
County Assessor's Parcel Number: **274-0131-025-0000**

Legal Description:
LOT 123 GARDENLAND



NEIGHBORHOOD SERVICES
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CODE ENFORCEMENT DIVISION

WARNING

SECTION 17299 AND 24436.5 OF THE REVENUE AND TAXATION CODE, WHICH PROVIDES THAT A TAXPAYER WHO DERIVES RENTAL INCOME FROM HOUSING DETERMINED BY THE LOCAL REGULATORY AGENCY TO BE SUBSTANDARD BY REASON OF VIOLATION OF STATE OR LOCAL CODES DEALING WITH HEALTH SAFETY OR BUILDING, CANNOT DEDUCT FROM STATE PERSONAL INCOME TAX AND BANK AND CORPORATE INCOME TAX, DEDUCTIONS FOR INTEREST, DEPRECIATION OR TAXES ATTRIBUTABLE TO SUCH SUBSTANDARD STRUCTURE WHERE SUBSTANDARD CONDITIONS ARE NOT CORRECTED WITHIN SIX (6) MONTHS AFTER NOTICE OF VIOLATION BY THE REGULATORY AGENCY. (PLEASE TAKE NOTE THAT THE DATE OF THIS NOTICE MARKS THE BEGINNING OF THE SIX MONTH PERIOD REFERRED TO ABOVE).



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CODE ENFORCEMENT DIVISION

NOTICE OF CHANGE OF OWNER'S ADDRESS
OR
SALE OF PROPERTY

IF YOU MOVE, YOU MUST SEND A WRITTEN NOTICE OF YOUR NEW ADDRESS TO DEPARTMENT OF NEIGHBORHOOD SERVICES, HOUSING AND DANGEROUS BUILDINGS SECTION, TO THE ADDRESS LISTED BELOW.

SHOULD YOU SELL THE PROPERTY, THE NEW OWNER IS TO BE NOTIFIED OF THIS ACTION, AND THE CITY OF SACRAMENTO NOTIFIED OF THE CHANGE OF OWNERSHIP AND THE ADDRESS OF THE NEW OWNER(S).

NEIGHBORHOOD SERVICES DEPARTMENT
HOUSING AND DANGEROUS BUILDINGS SECTION
1231 "I" STREET, ROOM 200
SACRAMENTO, CALIFORNIA 95814

City of Sacramento
Neighborhood Services Department
1231 I Street, Room 200
Sacramento, CA 95814

Housing & Dangerous Buildings APPEAL REQUEST FORM

I hereby appeal the Notice and Order relative to Case # H010028975, for the property located at:

551 CLEVELAND AV and agree to pay the Notice and Order Appeal

Processing Fee of \$170.00 (per City Code Title 8.100) prior to the City scheduling a date for the Appeal Hearing.

My legal interest in this property is:

Owner Beneficiary Other: _____

I submit the following material facts to substantiate action in reversing, modifying or setting aside the action of the City of Sacramento: _____

I hereby certify under penalty of perjury that the information submitted in the appeal is true.

Printed Name: _____

Phone Number: _____

(____) _____ - _____

Address: _____

Signature: _____

City: _____

State: _____ Zip: _____

Date: _____

NOTE: If this form is received incomplete, it will be returned to you and may result in a delay in scheduling your case before the Housing Code Advisory and Appeals Board.

For Accounting Purposes ONLY: 101-460-4653-3684

PROOF OF SERVICE BY CERTIFIED MAIL

(CCP § 1013a, 2015.5)

I, Olga Brooker, declare that:

I am over the age of eighteen years and not a party to the within cause. I am employed in the County of Sacramento, California; my business address is:

1231 "I" Street, Suite #200
Sacramento, California 95814-2998

I am familiar with the City of Sacramento's business practice for the collection and process of the mail in which the mail is deposited with the United States Postal Service on the same day that it is deposited for collection and mailing, in the ordinary course of business. On 11/13/01, I served the following document:

Notice and Order Packet which includes Letter, Notice and Order to Repair or Demolish Sub-Standard Building, Attachment A (legal property description), Warning Statement, Notice of Change of Owner's Address or Sale of Property, Appeal Request Form, Violations List and Proof of Service by Certified Mail

on the interested parties in said cause, by placing a true copy thereof enclosed in a sealed envelope with postage thereon fully prepaid, in the United States mail at Sacramento, California, addressed as follows:

JOE V. ORTIZ & CONSUELO ORTIZ
190 REDONDO AVE
SACRAMENTO, CA 95815

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct, and that this declaration was executed at Sacramento, California, on 11/13/01.


Olga Brooker



NEIGHBORHOOD SERVICES
DEPARTMENT

CITY OF SACRAMENTO
CALIFORNIA

HOUSING & DANGEROUS
BUILDINGS SECTION
1231 I STREET, SUITE 200
SACRAMENTO, CA 95814
916-264-5404
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CODE ENFORCEMENT DIVISION

11/13/01

JOE V. ORTIZ & CONSUELO ORTIZ
190 REDONDO AVE
SACRAMENTO, CA 95815

Subject: **Property located at 551 CLEVELAND AV**
Assessor's Parcel Number: 274-0131-025-0000

Enclosed is a Notice and Order to Repair or Demolish the sub-standard and/or dangerous structure(s) on the property of which you are the owner and/or beneficiary of record. **A fee of \$540.00 for one and two-unit structures, or \$590.00 for three or more unit structures plus \$30.00 for each additional unit over three** has been charged against this property. **Additionally, a \$75.00 title fee is due**, and all charges are pursuant to Chapters 8.96 and/or 8.100 of the Sacramento City Code and are due and payable. This fee is to recover enforcement costs and does not include permits and related fees.

A Declaration of Sub-Standard Building regarding this property has been recorded with the County Recorder. When all fees are paid, permits finalized, and a **\$75.00 termination fee paid**, the Declaration of Sub-Standard Building will be cleared with the County Recorder.

If you disagree with the requirements of the Notice and Order, you have the right to appeal to the Housing Code Advisory and Appeals Board which will hear your appeal and render a decision. Please note that the appeal must be filed with the Neighborhood Services Department within 30 days of such Notice and Order and the property owner will be charged a **Notice & Order appeal processing fee of \$170.00**.

If you need clarification of the Notice and Order, or any information provided herein, it is recommended that you contact the building inspector shown below.

Sincerely,

Elia Kentera
Building Inspector III
(916) 566-6495

H010028975