

CITY OF SACRAMENTO

1231 I Street, Sacramento, CA 95814

Permit No: 0502341

Insp Area: 3

Thos Bros: 317E3

Site Address: 2709 21ST AV SAC St: Unit #2

Sub-Type: NSFR

Parcel No: 019-0101-027

2 unit fr street front address @ 2709#2

Housing (Y/N):

N

CONTRACTOR

ELDON GROW
85 CALLE ARBOLEDA
ELK GROVE, CA 95624

OWNER

SOIN BAL K/URMIL
7795 RIVER LANDING DR
SACRAMENTO, CA 95831

ARCHITECT

Nature of Work: NSFR WITH DETACHED GARAGE

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 259729 Date 4-19-05 Contractor Signature Eldon Grow

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: CALL

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 4-19-05 Applicant/Agent Signature Eldon Grow

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 NO EMPLOYEES 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 4-19-05 Applicant Signature Eldon Grow

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 Planning Division
PLANNING REVIEW FOR BUILDING PERMIT SUBMITTAL

ADDRESS: 2709 - 21 st Ave	APN: 019-0101-027
DRPB AREA / PUD / SPD: N/A	ZONING: R-1
EXISTING LAND USE: 2 SFR	
PROPOSED USE: Build Unit "C" of deep lot development	
PLANNING STAFF WILL CHECK ONE OR MORE OF THE ITEMS BELOW:	
<input type="checkbox"/>	Use is NOT allowed ; applicant CANNOT submit for plan check.
<input type="checkbox"/>	Requires APPLICATION(s) : PC ZA IR ER DR PB Required Planning application must be submitted <i>before</i> project can be submitted for plan check.
<input type="checkbox"/>	Application(s) IN PROGRESS: Applicant may submit for concurrent building permit plan check, at applicant's risk. Building Division must check with Planning staff and/or SITE before issuing building permit.
<input checked="" type="checkbox"/>	Application(s) COMPLETED: Z01-143, approved 4/17/03 Building permit must conform to approved plans and comply with all conditions of approval. Do NOT issue building permit prior to end of 10 day appeal period.
<input checked="" type="checkbox"/>	Plans may be submitted for plan check. Plan checker(s) shall confirm compliance with Zoning Ordinance requirements and all applicable development standards <i>prior to issuance</i> of building permit. <input type="checkbox"/> Meets setback & lot coverage requirements as shown on site plan provided. <input type="checkbox"/> Plans to be submitted have been stamped/signed by Planning counter staff. <input type="checkbox"/> Route to SITE for plan check and inspection. <input type="checkbox"/> Preliminary review ONLY ; the information on this form must be reviewed again and confirmed at the time of building permit submittal.
COMMENTS: Note that there are many conditions on this project, per Z01-143 approval; plan checker to confirm compliance with all conditions of approval prior to issuing permit. <div style="text-align: center; font-family: cursive;">Fins review due.</div>	
DATE: 02-18-2005	BY: PCaldwell

March 21, 2005

City of Sacramento
Building Department

Re: Bal Soin
2709 21st Ave
Sacramento, CA.

Dear Sir or Madam

Comment Sheet 3/09/2005
Permit # 0502341

B. All Sewer and Water Fee's have been Paid
Water Tap and Sewer Lateral has been Approved
By Building Inspectors, under Permit #0314968
The Lau-Out and Set-Backs have been Approved
by Use Permit Z01-143 dated 04/17/2003.
Attached is a Approved Grading and Elevation
Plan. E. no Encroachment Permit is needed as
Driveway is existing. F. Sewer and Water Lines
have been Installed an Signed Off by a Building
Inspector Under Permit #0314968. Fire-Hydrant
has been approved and installed, Inspected an
Signed Off by a Building Inspector.



ELDON GROW
CONTRACTOR

OFFICE OF

Certification of Compliance
School District Development

Part I - To be completed by the APPLICANT

Owner's Name/Address Ba 1 SOIN
Project Address 2709 21st AV.
Parcel Number D19-0101-027 Lot No. _____
Subdivision Name _____ No. of Units ONE
Applicant's Signature Eldon Green Contractor Title Contractor
Phone No. 685-0685 Date 4/17/05

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(s) or to another public entity authorized to collect them on behalf of the district(s), whichever is earlier.

Part II - To be completed by the BUILDING DEPARTMENT

Plan Identification Number OSD2341
Building Type (check one) Residential Apartment/Condominium Commercial/Industrial
Square Feet of Chargeable Building Area ~~1236~~ 1236
Signature/Title Maya Papp B.I. IV Date 4-1-05

Part III - To be completed by the SCHOOL DISTRICT

School District SCUSD Certificate No. 10505
 Exempt Comments _____
Residential/Apartment/etc. 1236 Square ft. x \$ 214 = \$ 2645.40
Commercial/Industrial 0 Square ft. x \$ 0 = \$ 0
Total fees collected..... CK# 112 4/19/05 = \$ 2645.40

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 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] Date 04/19/05

White & Canary - School District • Pink - Building Department • Goldenrod - Applicant

Job: (r-m0229) Elden Grove / R2

TOP CHORD 2x4 DF-L #2 (g)
 BOT CHORD 2x4 DF-L #2 (g)
 WEBS 2x4 DF-L Std Stud (g)

CONNECTORS IN GREEN LUMBER (g) DESIGNED USING NDS/TPI REDUCTION FACTOR.

THIS DWG. PREPARED BY THE ALPINE JOB DESIGNER PROGRAM FROM TRUSS MFR'S LAYOUT
 80 MPH WIND.
 IN LIEU OF RIGID CEILING USE PURLINS: TD BRACE BC @ 120' OC
 10 PSF BC LIVE LOAD PER UBC.

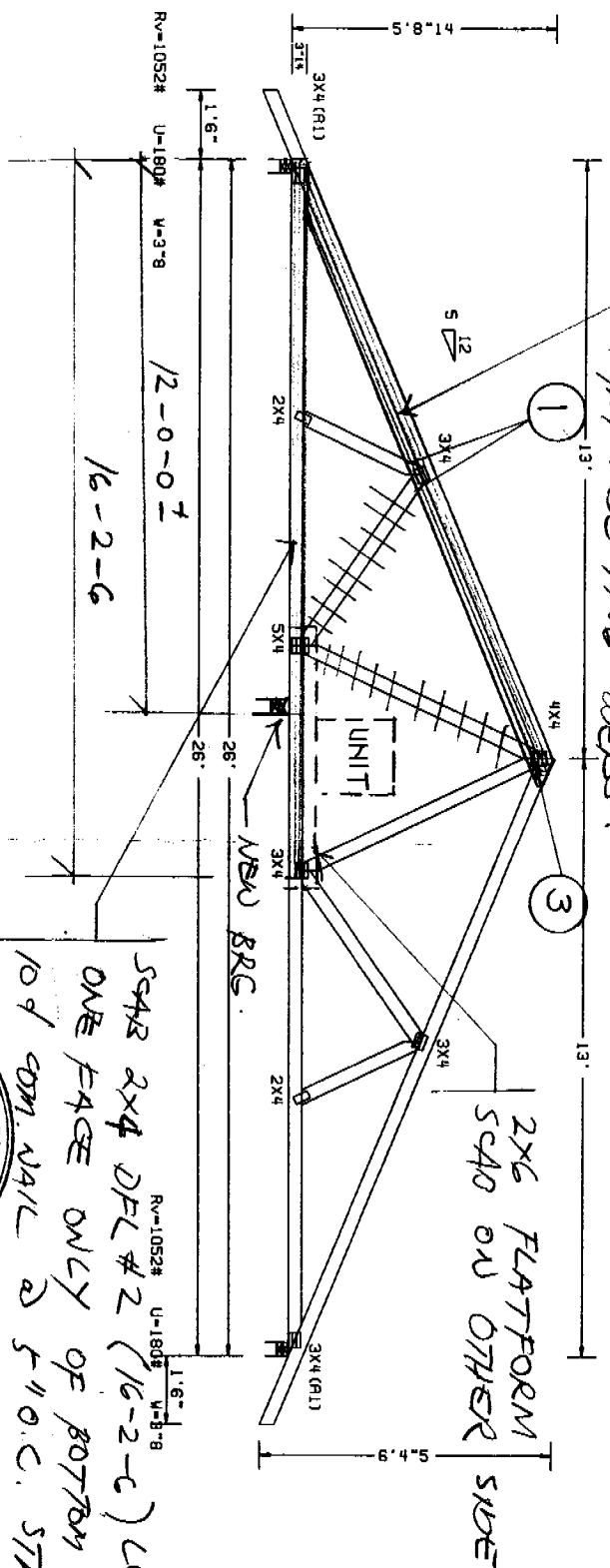
TRUSS REPAIR

PROBLEM: NEED TO CUT and REMOVE WEBS
 AS SHOWN FOR HVAC and ATTIC ACCESS.

REPAIR: AS SHOWN

SCAB 2x6 DFL #2 TO TOP CH. ON BOTH FACES
 w/ 10d COM. NAIL @ 4' OC. STAGGERED ALONG
 TOP CH + EXTRA NAIL AS ENDSIDE TO EACH
 10' EXPOSURE WEBS.

2x6 PLATFORM
 SCAB ON OTHER
 SIDE



SCAB 2x4 DFL #2 (16-2-c) CONS TO
 ONE FACE ONLY OF BOTTOM CH w/
 10d COM NAIL @ 5' O.C. STAGGERED

DESC. TYP. WAVE
 UBC/TPI1995 (STD) QTY = 11 TOTAL = 11

CAL ASIA TRUSS
 INCORPORATED

10547 E. Stockton Blvd.
 Elk Grove, CA 95624
 Fax: (916) 885-2493

ERED PROFESSIONAL ENGINEER
 TING L. NIE
 No S4100
 Exp 6-30-06
 STATE OF CALIFORNIA

REV. 7.03.0624.09 SEQ = 19827
 SCALE = 0.2500

REV.	DATE	DESCRIPTION
16.0psf	REF	
14.0psf	DATE	02-13-2006
7.0psf	DATE	02-13-2006
0.0psf	DATE	02-13-2006
37.0psf	DATE	02-13-2006
1.25	DATE	02-13-2006
24.0"	DATE	02-13-2006

Job: (raw0229) Eiden Grow / A2-REPAIR

TOP CHORD 2x4 DF-L #188b, (g) : T2 2x4 DF-L #2(g) :
 BOT CHORD 2x4 DF-L #2(g)
 WEBS 2x4 DF-L Stud(g)

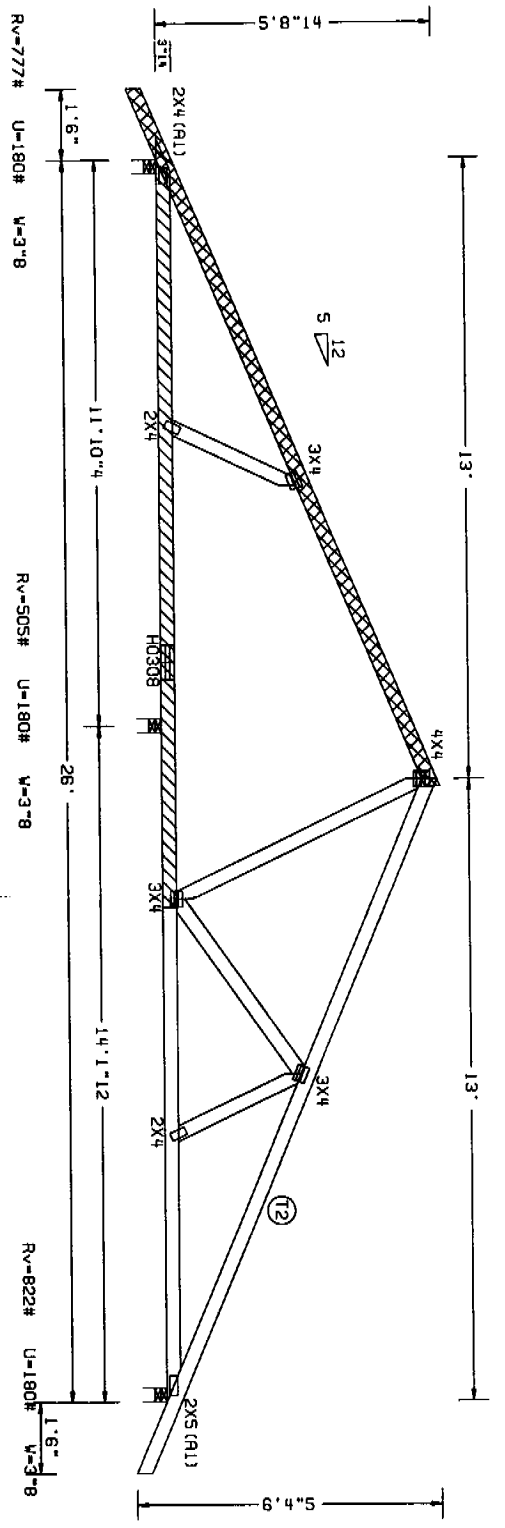
CONNECTORS IN GREEN LUMBER (g) DESIGNED USING NDS/TP1 REDUCTION FACTOR.

10 PSF BC LIVE LOAD PER USE.

(1) 2x4x16-1-2 DF-L #2(g) BOTTOM CHORD SCRS CENTERED 7'-7" FROM LEFT END. ATTACH TO ONE FACE OF CHORD WITH (2) ROWS OF 0.131"x3" Gun-alls @ 6" O.C., STRAGGERED 3".

Re-run for Repair

THIS DWG. PREPARED BY THE ALPINE JOB DESIGNER PROGRAM FROM TRUSS MER'S LAYOUT
 80 MPH WIND.
 CALCULATED HORIZONTAL DEFLECTION IS 0.33" DUE TO LIVE LOAD AND 0.42" DUE TO DEAD LOAD.
 IN LIEU OF RIGID CEILING USE PURLINS: TO BRACE BC @ 120" OC
 ** WARNING! PANEL-POINT DEFLECTIONS EXCESSIVE ** TRUSS HAS VERTICAL DEFLECTION OF 0.63" DUE TO LIVE LOAD AT X = 5'-7"-6".
 (2) 2x4x16-0-0 DF-L #2(g) TOP CHORD SCRS CENTERED 5'-9"-15" FROM LEFT END. ATTACH ONE TO EACH OUTER FACE OF CHORD WITH (2) ROWS OF 0.131"x3" Gun-alls @ 12" O.C., STRAGGERED 6".



DESC. = A2-REPAIR
 PLT. TYP. = WAVE

UBC/TP11995 (STD)

QTY = 11 TOTAL = 11

REV. 7.22.1122.01 SEQ = 31933
 SCALE = 0.2500

CSIA TRUSS
 INCORPORATED

10547 E. Stockton Blvd.
 Elk Grove, CA 95624
 (916) 685-5648
 Fax: (916) 685-2499

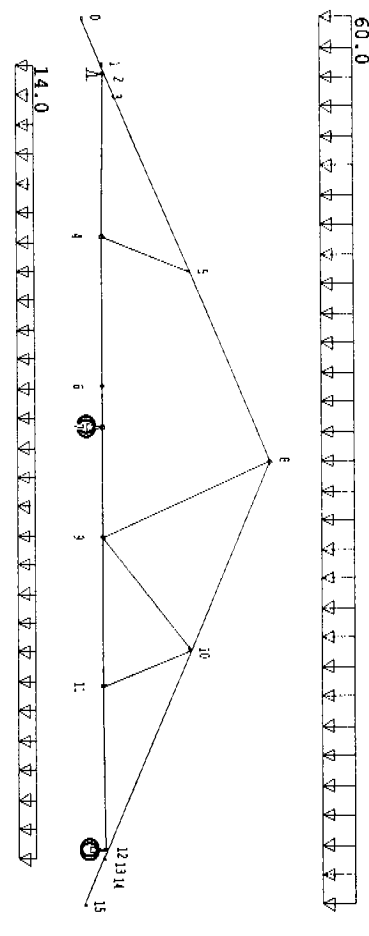
WARNING TRUSSES REQUIRE EXTREME CARE IN FABRICATING, HANDLING, SHIPPING, INSTALLING AND BRACING. REFER TO HIB-91 (HANDLING, INSTALLING AND BRACING) PUBLISHED BY TPI TRUSS AND BRACING INSTITUTE, 583 D. ONORIO DR., SUITE 200, MADISON, WI 53719 FOR SHREY PRACTICES PRIOR TO PERFORMING THESE FUNCTIONS. UNLESS OTHERWISE INDICATED, TOP CHORD SHALL HAVE PROPERLY ATTACHED STRUCTURAL PANELS AND BOTTOM CHORD SHALL HAVE A RIGIDLY SUPPORTED RIGID CEILING. **IMPORTANT** FURNISH A COPY OF THIS DESIGN TO THE INSPECTOR FOR APPROVAL. ALPINE ENGINEERED PRODUCTS, INC. SHALL NOT BE RESPONSIBLE FOR ANY DEFLECTION FROM THIS DESIGN. ANY FAILURE TO BUILD THE TRUSSES AND CONNECTIONS WITH APPLICABLE HANDLING, SHIPPING, INSTALLING AND BRACING SPECIFICATIONS PUBLISHED BY THE AMERICAN FOREST AND PRODUCTS ASSOCIATION AND TPI, ALPINE CONNECTIONS ARE MADE OF 2006 ASTM A533 GRADE GALV. STEEL EXCEPT AS NOTED. APPLY CONNECTORS TO EACH FACE OF TRUSS AND UNLESS OTHERWISE LOCATED ON THIS DESIGN POSITION CONNECTORS PER DRAWINGS 180 A-7. THE SEAL ON THIS DRAWING INDICATES ACCEPTANCE OF PROFESSIONAL ENGINEERING RESPONSIBILITY SOLELY FOR THE TRUSS COMPONENT DESIGN SHOWN. THE SUITABILITY AND USE OF THIS COMPONENT FOR ANY PARTICULAR BUILDING IS THE RESPONSIBILITY OF THE BUILDING DESIGNER. PER ANSI/TP1 1-1995 SECTION 2.

TC LL	16.0psf	REF
TC DL	14.0psf	DATE 02-14-2006
BC DL	7.0psf	DRWG
BC LL	0.0psf	
TOT.LD.	37.0psf	O/R LEN. 26
DUR.FAC.	1.25	
SPACING	24.0"	TYPE COMM

=====Bearings===== [X-Loc] [React] [Sis] =====
 [0.00] [777] [58] [11.7] [50] [25.7] [822] [10.29]

Node	X-Loc	Y-Loc	Plate	Method	delY(L)	delY(T)	dkt	dkt	Repetitive Factors Used:
0	-1.50	7.63			0.02	0.04	0.01	0.02	[MFRS ASCE] [OC 24.00] [DF 1.33] [NW 1]
1	0.00	8.26			0.00	0.00	0.00	0.00	[MFRS ASCE] [OC 24.00] [DF 1.33] [NW 1]
2	0.29	8.31	2x4	N	0.00	0.00	0.00	0.00	[MFRS ASCE] [OC 24.00] [DF 1.33] [NW 1]
3	0.29	8.31	2x4	N	0.00	0.00	0.00	0.00	[MFRS ASCE] [OC 24.00] [DF 1.33] [NW 1]
4	5.61	8.24	2x4	N	0.63	1.43	0.00	0.01	[MFRS ASCE] [OC 24.00] [DF 1.33] [NW 1]
5	6.79	11.09	3x4	N	0.77	1.15	0.80	0.33	[MFRS ASCE] [OC 24.00] [DF 1.33] [NW 1]
6	10.55	8.24	H0308	N	0.00	0.00	0.00	0.01	[MFRS ASCE] [OC 24.00] [DF 1.33] [NW 1]
7	11.85	8.24			0.01	0.00	0.01	0.01	[MFRS ASCE] [OC 24.00] [DF 1.33] [NW 1]
8	13.00	13.67	4x4	N	0.01	0.00	0.01	0.01	[MFRS ASCE] [OC 24.00] [DF 1.33] [NW 1]
9	15.46	8.24	3x4	N	0.02	0.04	0.00	0.01	[MFRS ASCE] [OC 24.00] [DF 1.33] [NW 1]
10	19.21	11.09	3x4	N	0.02	0.05	0.00	0.01	[MFRS ASCE] [OC 24.00] [DF 1.33] [NW 1]
11	20.39	8.24	2x4	N	0.02	0.05	0.00	0.01	[MFRS ASCE] [OC 24.00] [DF 1.33] [NW 1]
12	25.71	8.35	2x4	N	0.02	0.05	0.00	0.01	[MFRS ASCE] [OC 24.00] [DF 1.33] [NW 1]
13	25.71	8.31	2x5	N	0.00	0.00	0.00	0.01	[MFRS ASCE] [OC 24.00] [DF 1.33] [NW 1]
14	26.00	8.26			0.01	0.03	0.01	0.01	[MFRS ASCE] [OC 24.00] [DF 1.33] [NW 1]
15	27.50	7.63			0.01	0.03	0.01	0.01	[MFRS ASCE] [OC 24.00] [DF 1.33] [NW 1]

[STD, AUTO, LOAD] [OC 24.00] [DF 1.25] [NW 1]
 Repetitive Factors Used: Yes
 60 PUF @ -1.5 to 60 @ 27.5 [W=16.8] [O8]
 14 PUF @ 0.0 to 14 @ 26.0 [W=2.5] [O8]
 Brg. # 1 Vert. R= 776.5 # Hor. R= -0.0 #
 Brg. # 2 Vert. R= 505.2 # Hor. R= 0.0 #
 Brg. # 3 Vert. R= 822.2 # Hor. R= -0.0 #
 [CBC ASCE] [OC 24.00] [DF 1.33] [NW 1]
 Repetitive Factors Used: Yes
 28 PUF @ -1.5 to 28 @ 27.5 [W=16.8] [O8]
 34 PUF @ 0.0 to 34 @ 26.0 [W=2.5] [O8]
 Brg. # 1 Vert. R= 513.0 # Hor. R= 0.0 #
 Brg. # 2 Vert. R= 499.4 # Hor. R= 0.0 #
 Brg. # 3 Vert. R= 620.8 # Hor. R= -0.0 #
 [CBC ASCE] [OC 24.00] [DF 1.33] [NW 1]
 Repetitive Factors Used: Yes
 21 PUF @ 0.0 to 21 @ 13.0 [W=13.8] [O8]
 30 PUF @ -1.5 to 30 @ 1.0 [W=8.4] [O8]
 34 PUF @ 13.0 to 34 @ 26.0 [W=8.4] [O8]
 18 PUF @ 0.0 to 18 @ 26.0 [W=16.8] [O8]
 18 PUF @ -1.5 to 18 @ 0.0 [W=16.8] [O8]
 18 PUF @ 26.0 to 18 @ 27.5 [W=16.8] [O8]
 8 PUF @ 0.0 to 8 @ 26.0 [W=2.5] [O8]
 Brg. # 1 Vert. R= -16.5 # Hor. R= -59.3 #
 Brg. # 2 Vert. R= 38.1 # Hor. R= -0.0 #
 Brg. # 3 Vert. R= -61.1 # Hor. R= 0.0 #
 [CBC ASCE] [OC 24.00] [DF 1.33] [NW 1]
 Repetitive Factors Used: Yes
 34 PUF @ 0.0 to 34 @ 13.0 [W=13.8] [O8]
 39 PUF @ -1.5 to 39 @ 0.0 [W=8.4] [O8]
 34 PUF @ 13.0 to 34 @ 26.0 [W=8.4] [O8]
 18 PUF @ 0.0 to 18 @ 26.0 [W=16.8] [O8]
 18 PUF @ -1.5 to 18 @ 0.0 [W=16.8] [O8]
 18 PUF @ 26.0 to 18 @ 27.5 [W=16.8] [O8]
 8 PUF @ 0.0 to 8 @ 26.0 [W=2.5] [O8]
 Brg. # 1 Vert. R= -97.4 # Hor. R= 13.3 #
 Brg. # 2 Vert. R= -49.2 # Hor. R= 0.0 #
 Brg. # 3 Vert. R= -67.1 # Hor. R= 0.0 #
 [CBC ASCE] [OC 24.00] [DF 1.33] [NW 1]
 Repetitive Factors Used: Yes
 34 PUF @ 0.0 to 34 @ 13.0 [W=13.8] [O8]
 18 PUF @ -1.5 to 18 @ 0.0 [W=8.4] [O8]
 34 PUF @ 13.0 to 34 @ 26.0 [W=8.4] [O8]
 39 PUF @ 26.0 to 39 @ 27.5 [W=7.7] [O8]
 18 PUF @ 0.0 to 18 @ 26.0 [W=16.8] [O8]
 18 PUF @ -1.5 to 18 @ 0.0 [W=16.8] [O8]
 18 PUF @ 26.0 to 18 @ 27.5 [W=16.8] [O8]
 8 PUF @ 0.0 to 8 @ 26.0 [W=2.5] [O8]
 Brg. # 1 Vert. R= -59.9 # Hor. R= -12.3 #
 Brg. # 2 Vert. R= -54.4 # Hor. R= 0.0 #
 Brg. # 3 Vert. R= -99.4 # Hor. R= -0.0 #
 [CBC ASCE] [OC 24.00] [DF 1.33] [NW 1]
 Repetitive Factors Used: Yes
 59 PUF @ 1.5 to 59 @ 13.0 [W=13.8] [O8]
 59 PUF @ 13.0 to 59 @ 16.0 [W=16.8] [O8]



[CBC ASCE] [OC 24.00] [DF 1.33] [NW 1]
 Repetitive Factors Used: Yes
 59 PUF @ 10.0 to 59 @ 10.0 [W=10.0] [O8]
 59 PUF @ -1.5 to 59 @ 24.5 [W=9.0] [O8]
 59 PUF @ 13.0 to 59 @ 27.5 [W=7.7] [O8]
 18 PUF @ -1.5 to 18 @ 10.0 [W=16.8] [O8]
 18 PUF @ 10.0 to 18 @ 13.0 [W=16.8] [O8]
 18 PUF @ 13.0 to 18 @ 24.5 [W=16.8] [O8]
 18 PUF @ 24.5 to 18 @ 27.5 [W=16.8] [O8]
 8 PUF @ 0.0 to 8 @ 26.0 [W=2.5] [O8]