

CITY OF SACRAMENTO

1231 I Street, Sacramento, CA 95814

Permit No: 0110709

Insp Area: 1

Thos Bros: 298D5

Site Address: 1250 COMMONS DR SAC

Parcel No: 295-0250-005

ROOF

Sub-Type: NOTHR

Housing (Y/N): N

CONTRACTOR

OWNER

HOWARD JAMES L/FRANCES J
1250 COMMONS DR
SACRAMENTO CA 95825

ARCHITECT

Nature of Work: INSTALL PHOTOVOLTAIC MODULES ON FLAT ROOF MOUNTED ON STAND.

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 10-23-01 Owner Signature James Howard

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 herby authorize representative(s) of this city to enter upon the abovementioned property for inspection purposes.

Date 10-23-01 Applicant/Agent Signature James Howard

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 PAI Policy Number 007 2 4 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 10-23-01 Applicant Signature James Howard

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.

PLANNING AND ZONING REVIEW

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

ADDRESS: 1250 Commons Dr.

APN: 295-0250-005 ZONING: R-1A-R

DESIGN REVIEW AREA: none

PREVIOUS FILES RELATED TO SITE: none

EXISTING LAND USE: exist. residence

PROPOSED USE: adding solar panels

COMMENTS: _____

DATE: _____ BY: _____

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: _____

DATE: 8/21/01 BY: PHIL REED

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.

- X1. I personally plan to provide the major labor and materials for construction of the proposed Improvement (yes or no) yes
- X2. I (have/have not) Have 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. _____

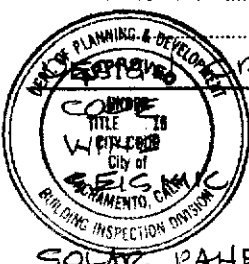
5. I will provide some of the work but I have contracted (hired) the following to provide the Work indicated:

Name	Address	Phone	Type of work

X Signed James R. Howard

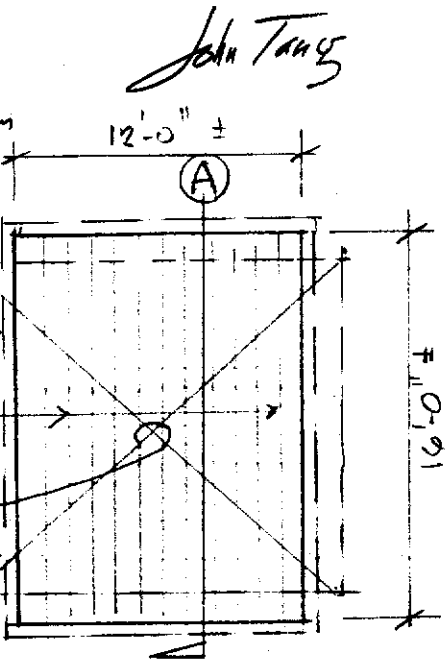
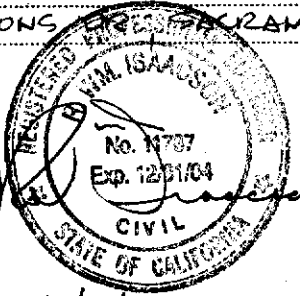
Job Address 1750 COMMERCE DR SACO 95825

Permit No: _____



This set of plans and specifications shall be kept on the job at all times and it is unlawful to make any changes or alterations from the same without written permission from the Building Inspection Division. EXP. B

The approval of this plan and specifications shall NOT be held to permit or approve any violation of any City Ordinance or State Law.



ROOF OPENING AT ATRIUM PLAN

WEIGHT:
 FRAME = 270
 PANELS 20 @ 28.6# = 572#
 $\Sigma W_p = 842 \#$

RIGID EQUIPMENT

$F_p = \frac{a_p C_a I_p}{R_p} \left(1 + 3 \frac{h_x}{h_r} \right) W_p$ (32-2) SOLAR PANELS ON METAL FRAME (14'-8" x 16'-3") 238 φ

TABLE 16-Q $C_a = .36$ $I_p = 1.0$
 TABLE 16-0 (4-B) $a_p = 1.0$, $R_p = 1.5$

$h_x = h_r = 9.5'$

$F_p = \frac{(1.0)(.36)(1.0)}{1.5} \left(1 + 3 \frac{9.5}{9.5} \right) W_p = .96 W_p$ ←

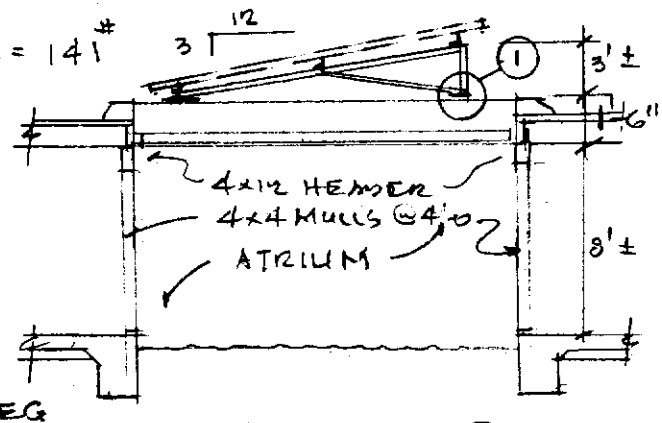
MIN. $F_p \geq .7 C_a I_p W_p = (.7)(.36)(1) W_p = .252 W_p$ (32-3)

MAX $F_p \leq 4 C_a I_p W_p = (4)(.36)(1) W_p = 1.44 W_p$ (32-3)

$F_p = .96 \times 842 = 808 \#$ / 4 LEGS = 202# / 1.44 = 141#

CHECK WIND UPLIFT

$P = C_e C_g q_z I$
 $C_g \approx 2.6 - (.8) = 1.8$
 $P = (.62)(1.8)(14.4)(1) = 16.07 \#/\text{sq ft up}$
 $P = 238 (16.07) = 3825 \#$
 NET UPLIFT = $3825 - 842 = 2983 \#$ / 4 = 746#



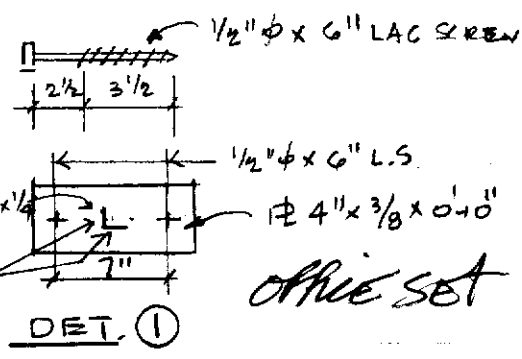
SECTION A

ROOF CONNECTION

3/8" PLATE w/ 2 L.S.
 1- 1/2" φ L.S. { = 490# ⊥ TO GRAIN IN O.E./LARCH
 SHEAR { = 780# || TO GRAIN
 WITHDRAWAL = 378# / 11 (3.5 - .5) = 1134#
 TABLE 9.2A NOS → TIP
 EA LEG: SHEAR = 2 x 490# MIN = 980# > 202#
 WITHDRAWAL = 2 x 1134 = 2268 > 746#

USE 4 CONN. POINTS
 4" x 3/8" x 0'-10"
 2- 1/2" φ L.S. EA. φ

CITY OF SACRAMENTO
 PERMIT ASSISTANCE



OCT 19 2001

OFFICE SET

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929-7146

CAMPUS COMMONS VILLAGE CORPORATION NO. 5

APPLICATION FOR ARCHITECTURAL CHANGE AND MAINTENANCE AGREEMENT

Name JAMES L. HOWARD

Date 6-12-01

Property Address 1250 COMMONS DR.

Home Phone 929-7146

RECEIVED JUN 15 2001

I/we request permission to make the following architectural changes to the above property:

DESCRIPTION OF CHANGE (attach a detailed drawing and/or use a continuation sheet, if necessary) THERE WILL BE NO CHANGE OF EXISTING STRUCTURES

I WISH TO INSTALL A PHOTO-VOLTAIC SOLAR PANEL ABOVE MY ATRIUM. THIS WILL GIVE ME NEEDED SHADE PLUS ELECTRICAL POWER. IT MOUNTS ON AN ENGINEERED METAL FRAME ON THE BEARING WALLS OF MY ATRIUM.

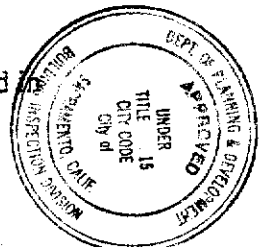
Construction is to begin WHEN APPROVED and is expected to be completed by A.S.A.P.

Note: Construction must start within 30 days of approval and be completed within 90 days.

I agree to abide by the decision of the Architectural Committees. I will also comply with all governmental regulations and building codes.

By the signature below and on Page 2/3, I also agree to abide by all of the conditions described in the attached Maintenance Agreement and pay all costs associated with such compliance.

James L. Howard
Signature(s) of Property Owner(s)



This set of plans and specifications is kept on the job at all times and it is to take any changes or alterations to be made without written permission from the Building Inspection Division. The approval of this plan and specifications is ALL NOT BE USED TO OBTAIN OR REFUSE A PERMIT OR TO OBTAIN OR REFUSE A VIOLATION OF ANY CITY ORDINANCE OR STATE LAW.

ARCHITECTURAL COMMITTEE REVIEW

Approved

Conditional Approval (explanation on Page 3/3)

Disapproved (explanation on Page 3/3)

Village

Sandra McCuskey - Lyons Relected -

Sandra McCuskey
Village Architectural Committee

7/6/01
P

CITY OF SACRAMENTO
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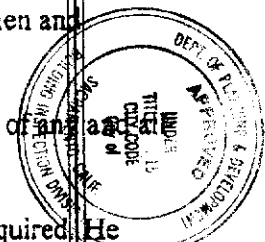
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MAINTENANCE AGREEMENT

This agreement is entered into by and between CAMPUS COMMONS VILLAGE CORPORATION No. 5 homeowners association, a California Corporation, herein called "CAMPUS COMMONS", and the Applicant for the architectural change, herein called "HOMEOWNER".

- 1. Mechanic's Liens: Homeowner agrees to keep the lot and common areas free from all contractor's materials, and labor mechanic's liens and encumbrances.
- 2. Hold Harmless: Homeowner agrees to defend, indemnify and hold harmless CAMPUS COMMONS, its members, Board of Directors and Management Agent from and against any and all liability, damages, costs, losses, claims and expenses as a result of the approval, installation, or subsequent maintenance of the Change.
- 3. Maintenance of Change: Homeowner agrees to maintain the Change in top rate condition, free of hazards and dangerous conditions and in accordance with the general maintenance and condition of CAMPUS COMMONS as a whole. Should the Homeowner fail to maintain the Change as required, CAMPUS COMMONS has the right to perform required maintenance, or remove the Change, at the Homeowner's sole expense.
- 4. CAMPUS COMMONS Maintenance: In the event that CAMPUS COMMONS performs maintenance, repairs or replacement to the structures or common area at or near the Change, which requires the temporary removal or protection from damage to the Change, the HOMEOWNER shall remove or provide necessary protection upon request by CAMPUS COMMONS or its authorized Agent. In the event that the HOMEOWNER fails to comply with any such request from CAMPUS COMMONS, CAMPUS COMMONS may immediately affect such removal or protection as necessary for CAMPUS COMMONS to carry out such maintenance, repairs or replacement. The cost of removal or protection shall be paid by the HOMEOWNER and will become a lien and collected in accordance with CAMPUS COMMONS collection policies, if unpaid.
- 5. Damage: HOMEOWNER shall reimburse CAMPUS COMMONS for the cost of any and all direct or consequential damage as a result of the Change.
- 6. Building Permits: HOMEOWNER shall determine whether any permits are required. He shall apply for, and obtain, at his sole expense, all required local, county and state building permits, zoning variances or other special permits as may be required by each respective jurisdiction. HOMEOWNER shall comply with the terms of any such permit or approval. HOMEOWNER shall provide CAMPUS COMMONS with a signed copy of the final building permit.
- 7. Attorney's Fees: If any legal proceeding is commenced between the parties with respect to the subject matter of this Agreement, the successful party in such proceeding shall be entitled to reasonable attorneys' fees to be determined by the court.
- 8. Assignment: This Agreement shall be binding upon and shall inure to the benefit of the parties and their respective successors and assigns.



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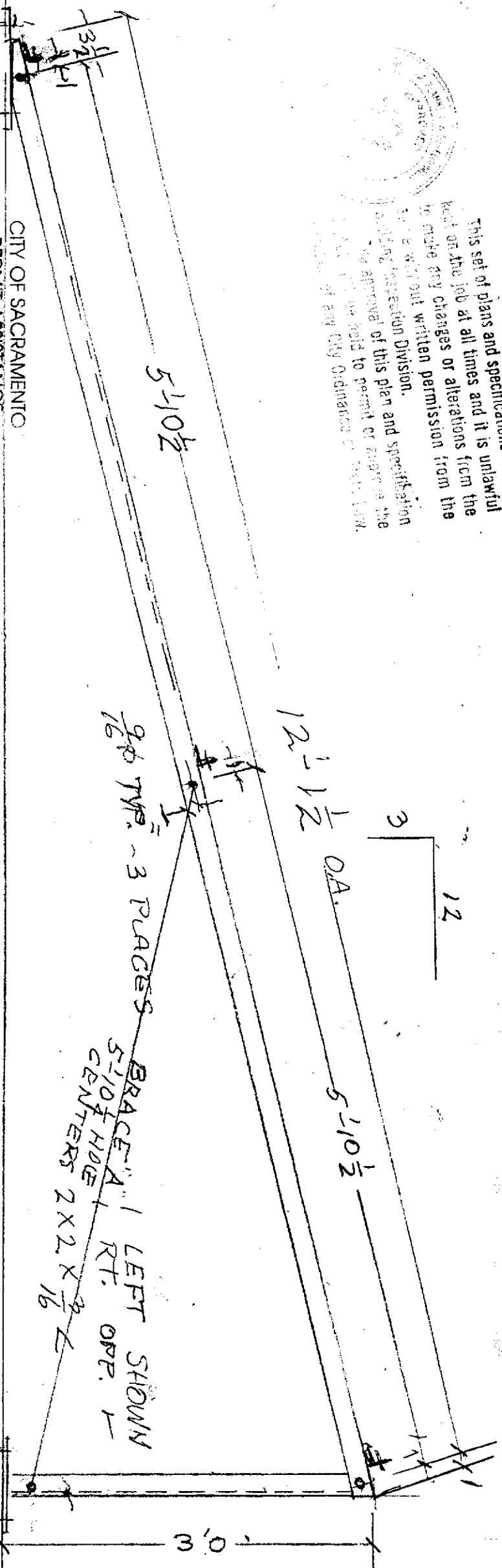
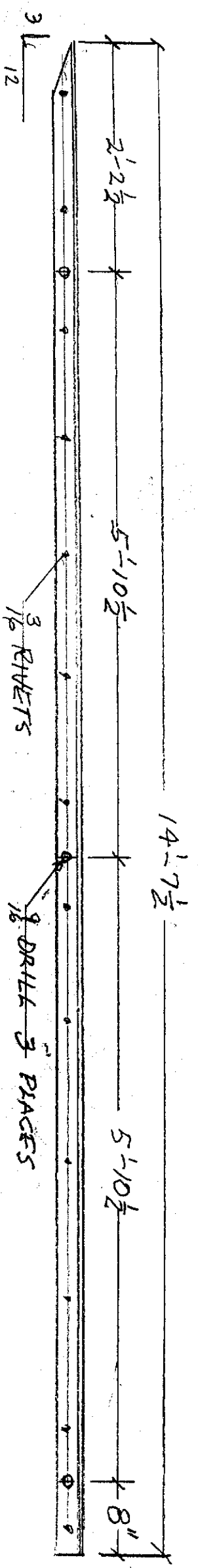
James L. Howard
 Signature(s) of Property Owner(s)

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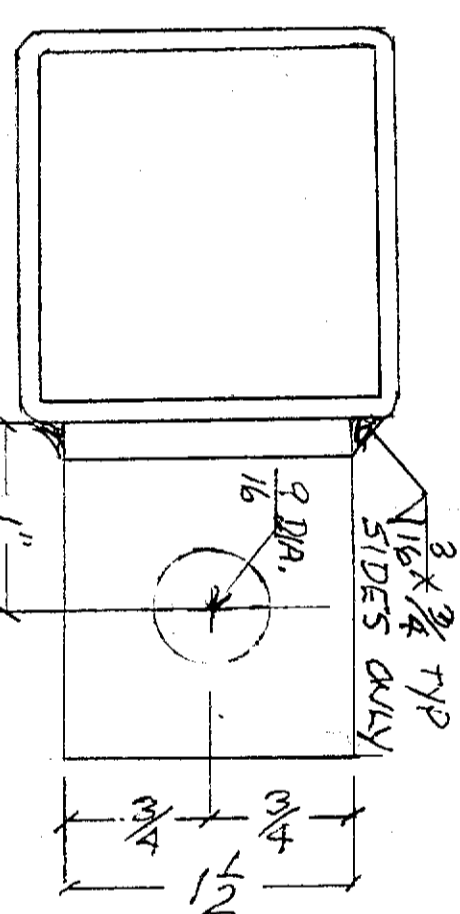
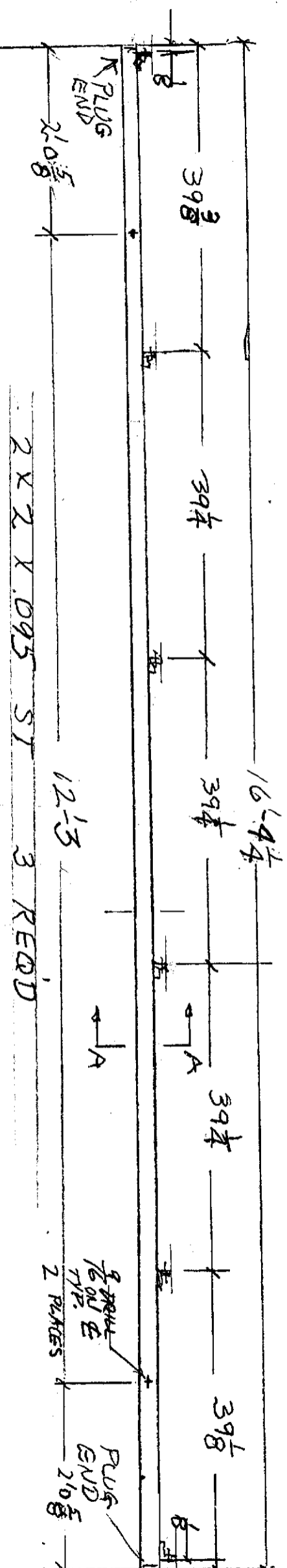
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MAIN FRAME "A" 1 1/2" R
2 X 2 X 3/8 L GALV.

4 X 10 X 3/8 BASE - 2 - 1/2 X 6 LAGS

OFFICE SET



SECT. A-A
 $1\frac{3}{4} \times 1\frac{3}{4} \times \frac{3}{16} \angle 1\frac{1}{2}$ LONG
 18 REQ'D.

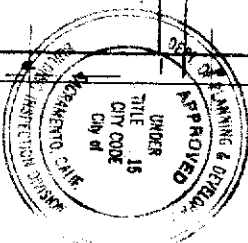
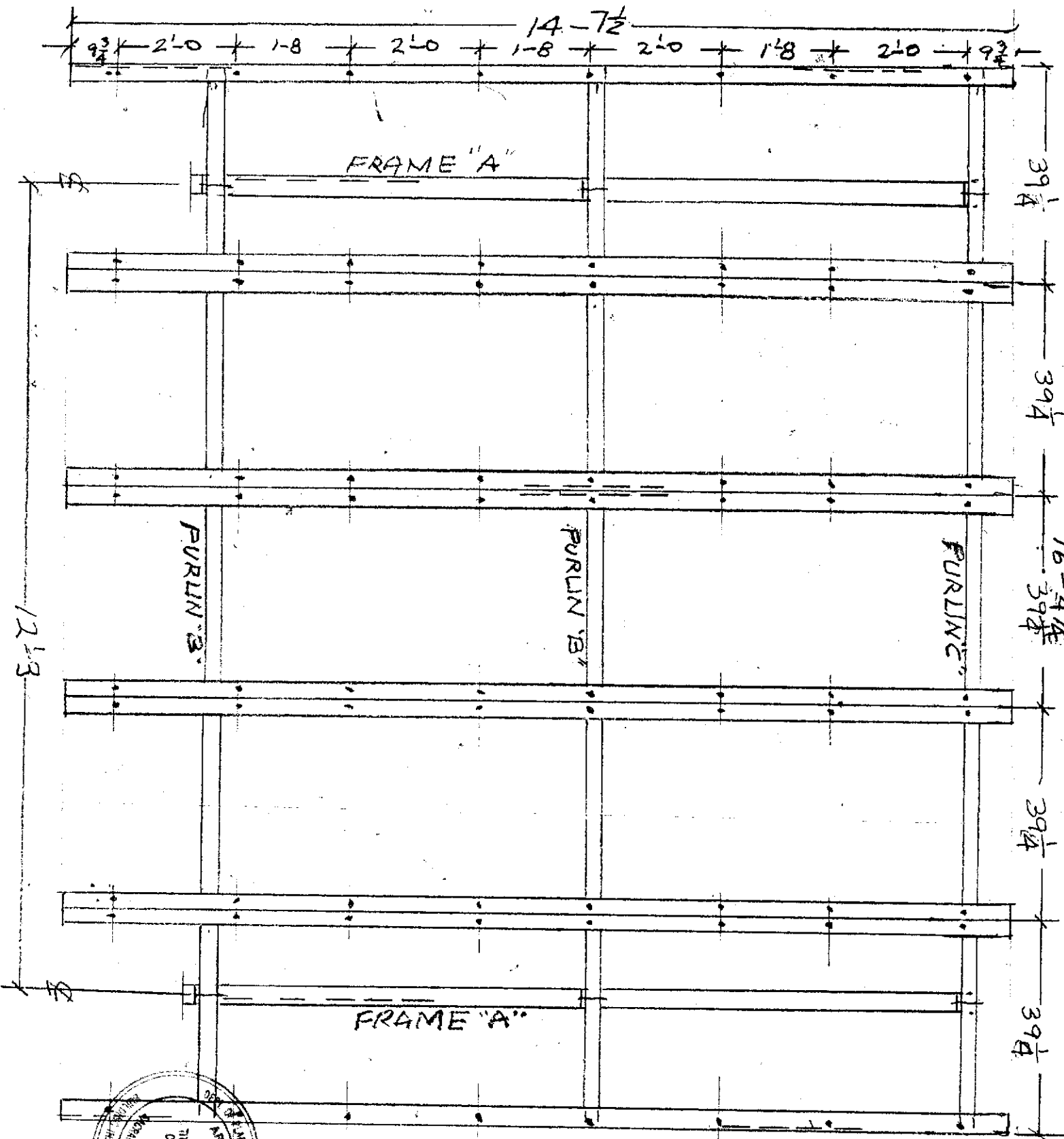


This set of plans and specifications must be kept on the job at all times and it is unlawful to make any changes or alterations without the same without written permission of the Building Inspector.

CITY OF SACRAMENTO
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This CITY OF SPRINGFIELD must be kept on the premises at all times unless otherwise provided for in the ordinance. No changes or alterations from the original design shall be made without the written approval of the City Engineer.

RECEIVED

S. J. ALLEN, RAETER
 4 REED, "S"
 1 LEFT 1 RT. SINGLE 2

