

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).

Lenders Name _____
Lenders 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 C45 Lic. Number 314794
Date 10/31/2008 Contractor Jan Nygren
(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 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 Professions 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 or 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 or 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 & P C 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 location. However, if the applicant is a company, partnership, and that the improvement to be constructed does not violate any law or private agreement relating to permissible prohibited features for such improvements, the building permit does not authorize any illegal location or any improvement or the violation of any private agreement relating to location of improvements.

I, the City Engineer, on the application and plan, hereby affirm that I am not aware of any other laws, rules, regulations, ordinances and standards relating to building construction and hereby authorize representative of this City to enter upon the abovementioned property for inspection purposes.

Date 10/31/09 Signature of Applicant or Agent _____

SITE ADDRESS 2763 RIVER PLAZA SUITE _____ INSP. AREA 4CS

ASSESSOR PARCEL NO. 274-0030-065 PERMIT NO. 9911426

NAME OF APPLICANT _____ ADDRESS 1051 46th AVE. OAKLAND, CA ZIP CODE 94601 PHONE NO. (510) 533-7193

LICENSED CONTRACTOR XPBON SIGN CO. BUSINESS OWNER STONESHAIR MANAGEMENT CORP. BDD AIRPORT BLD. SUITE 502 BURLINGAME CA 94010 (650) 401-3810

SIGN INFORMATION
 ATTACHED INTERIOR / ELECT SINGLE FACED
 ILLUMINATED NON-ILLUMINATED BILLBOARD / SUBDIVISION
 INDIVIDUAL LETTERS PAINTED ON BUILDING LOGO
 METAL POLE DOUBLE FACED
 PLASTIC MONUMENT VINYL/LATOR FOAM
 WOODEN PROTECTING SEE-FACE

SIGN COPY Replace existing double face billboard monument (SIGN A)
 (A) HEIGHT 4'-3.5" (B) LENGTH 5'-2"
 (A X B) SIGN AREA 21 SP AS
 POLE SIZE _____ FOOTING SIZE _____
 STREET FRONTAGE (FT) _____
 OCCUPANCY FRONTAGE (FT) _____

CITY OF SACRAMENTO PERMIT SERVICES
 BUILDING INSPECTION DIVISION 264-7619
 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: STATE FUND

Carrier STATE FUND
 Policy Number 446-99 0000365

(This section need not be completed if the permit is for one hundred dollars (\$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 not seek to apply said those provisions.

Date _____ Signature _____
 SIGNER'S ADDRESS _____
 CITY AND STATE _____
 COUNTY _____
 ZIP CODE _____
 SIGNER'S TELEPHONE NUMBER _____

FINAL INSPECTIONS
 BUILDING INSPECTOR _____ DATE _____
 ELECTRICAL INSPECTOR _____ DATE _____
 SIGN INSPECTOR _____ DATE _____
 FEES _____ RECEIVED _____
 DATE _____ AMOUNT _____

OTHER _____
 TOTAL FEES \$ _____
 THIS PERMIT SHALL EXPIRE BY LIMITATION IF WORK AUTHORIZED IS NOT COMMENCED WITHIN 180 DAYS.

APPROVED BY _____ DATE _____
 CITY ENGINEER
 RECEIVED BY _____ DATE _____
 CITY ENGINEER

THIS IS A 2 PART FORM
WRITE ON A FIRM SURFACE

USE BLACK INK BALL POINT PEN — PRESS FIRMLY
SIGN PERMIT APPLICATION

CONSTRUCTION LENDING AGENCY

SITE ADDRESS

SUITE

INSP. AREA

2763 RIVER PLAZA

5-20923

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).

Lenders Name _____
Lenders 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 C45 Lic. Number 314794
Date 10/31/2009 Contractor Jan K. [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 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 Professions 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 or 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 or 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 & P C 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 of relating to preexisting or precluded features for such improvement, this building permit does not authorize any illegal location of the improvement or the reduction of an existing 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 of this city to enter upon the above-mentioned property for inspection purposes.

Date 10/6/09 Signature of Applicant or Agent [Signature]
Date _____ Signature of Applicant or Agent _____

ASSESSOR PARCEL NO. 274-0030-065 PERMIT NO. 9911424

LICENSED CONTRACTOR APPROVED SIGN CO. ADDRESS 1051 46th AVE. OAKLAND, CA ZIP CODE 94601 PHONE NO. (510) 533-7693

BUSINESS OWNER MANAGEMENT CORP. ADDRESS 800 APPERT BLD. SUITE 500 BAYVIEW CA ZIP CODE (510) 401-3810

SIGN INFORMATION

- ATTACHED INTERIOR / ELECT. SINGLE FACED
- ILLUMINATED NON-ILLUMINATED BILLBOARD / SUBDIVISION
- INDIVIDUAL LETTERS PAINTED ON BUILDING LOGO
- METAL POLE DOUBLE FACED
- PLASTIC MONUMENT VINYL/GATOR FOAM
- WOODEN PROJECTING RE-FACE

SIGN COPY Manufacture and install one (1) illuminated sign
Manufacture and install illuminated sign
(sign copy) AS PWD

CITY OF SACRAMENTO PERMIT SERVICES
BUILDING INSPECTION DIVISION 264-7619

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 the permit is issued. My workers' compensation insurance carrier and policy number are:

Carrier STATE FUND
Policy Number 446-99 0000365

(This section need not be completed if the permit is for one hundred dollars (\$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 negotiate comply with these provisions.

Date _____ (Signature) _____
City of Sacramento, California
Building Inspection Division
264-7619

THIS PERMIT SHALL EXPIRE BY LIMITATION IF WORK AUTHORIZED IS NOT COMMENCED WITHIN 180 DAYS.

(A) HEIGHT <u>2'-2"</u>	(B) LENGTH <u>6'-6"</u>
(A X B) SIGN AREA <u>12 #</u>	POLE SIZE _____ FOOTING SIZE _____
STREET FRONTAGE (FT) _____ OCCUPANCY FRONTAGE (FT) _____	
OFFICE USE ONLY	
ENGINEERING REQUIRED? YES NO APPROVED BY _____	DESIGN REVIEW REQUIRED? YES NO APPROVED BY _____
SPECIAL PERMIT REQUIRED? YES NO # _____	VARIANCE REQUIRED? YES NO # _____
LOCATED IN P.D.? YES NO WHICH P.D.? _____	SIGN EVALUATION
APPROVAL BY _____ DATE _____	
DENIED BY _____ DATE _____	
FINAL INSTRUCTIONS	
BUILDING INSPECTOR _____ DATE _____	ELECTRICAL INSPECTOR _____ DATE _____
SIGN INSPECTOR _____ DATE _____	RECEIVED _____ AMOUNT _____
SIGN APPLICATION # _____	
CITY OF SACRAMENTO BUILDING INSPECTION DIVISION	
TOTAL FEES \$ _____	



1051 46th Avenue
 Oakland, CA 94601
 Phone 510.533.7693
 Fax 510.533.0815
 Lic #314794

Job Name: Riverview Apartment Homes
 Address: 2763 River Plaza
 City: Sacramento, Ca
 Date: May 12th, 1999
 Sales: Jim Mog
 Designer: R. Cardino
 Design: 90443
 File Name: Monument Sign 1
 Sheet No: 1

Customer Approval:

Rev.	Date	Description
A	6-21-99	Change base color
B	7-19-99	Change A to quantity 1, fix color for prints
C	8-9-99	Change C to non-illum, reduce sq. ft. size
D	9-21-99	Correct scope of work A, add site plans C

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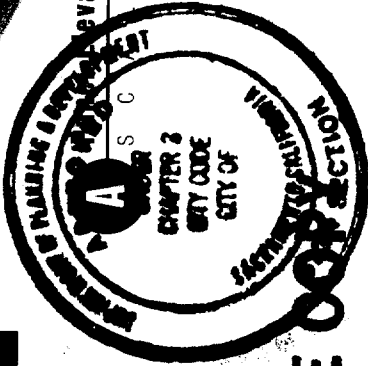
5'-2"

4'-3.5"



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 from the same without written permission from the City of Sacramento Sign Section.

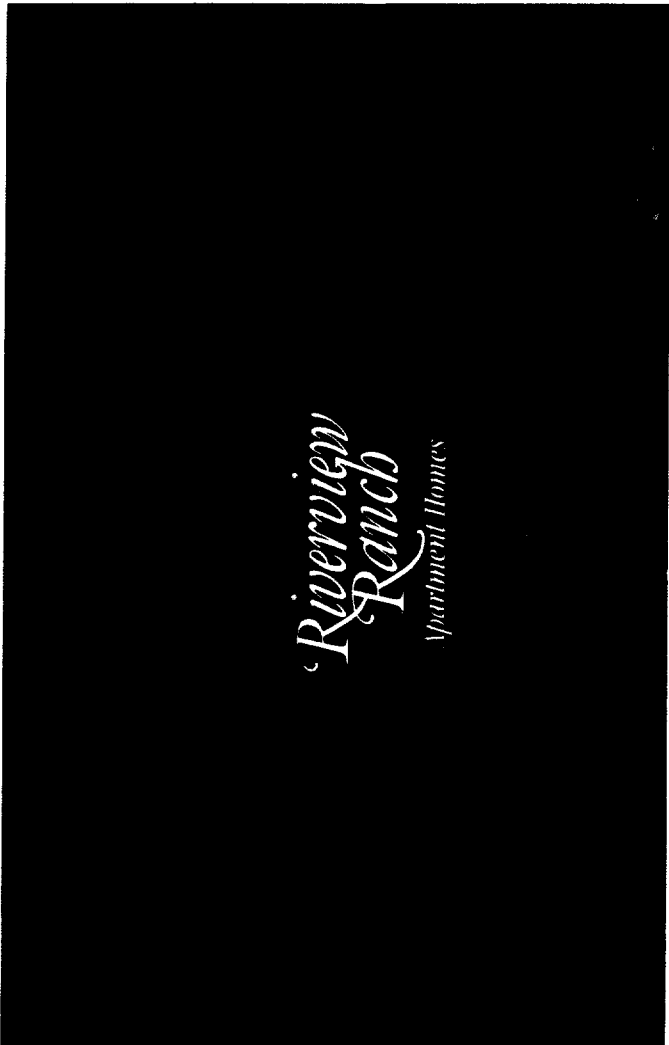
The approval of this plan and specification SHALL NOT be held to permit or approve the violation of any City Ordinance or State Law.



All electrical work must be U.L. labeled or be of equivalent standards, N.E.C. Sec. 90-6/and comply with chapter 14, Div. 2 of Sacramento City Code.

EQUIPMENT MUST BE USED AS DESIGN INTENDED
 ALL SIZES INSTALLATIONS ARE SUBJECT TO FIELD INSPECTIONS

5-20923
 20924
 20925



Monument Sign Elevation

A N O T T O S C A L E

Specifications

Manufacture one (1) single-faced, non-illuminated sign & install on existing double-face brick monument

Item	Description	Vendor	Specifications
Face	2" Deep fabricated aluminum oval	Matthews	Dark Green to match Bottle Green vinyl #7755-276
Returns	2"	Matthews	Dark Green to match Bottle Green vinyl #7755-276
Border, Logo, Rule & Dropshadow	1st surface vinyl	3M	Gold Nugget #3630-141
Copy (All)	1st surface vinyl	3M	Opaque White

Mounting Method

Angle iron clips w/lags - surface mount

PEX #
 9911424
 9911426
 9911427

FILE COPY SECTION



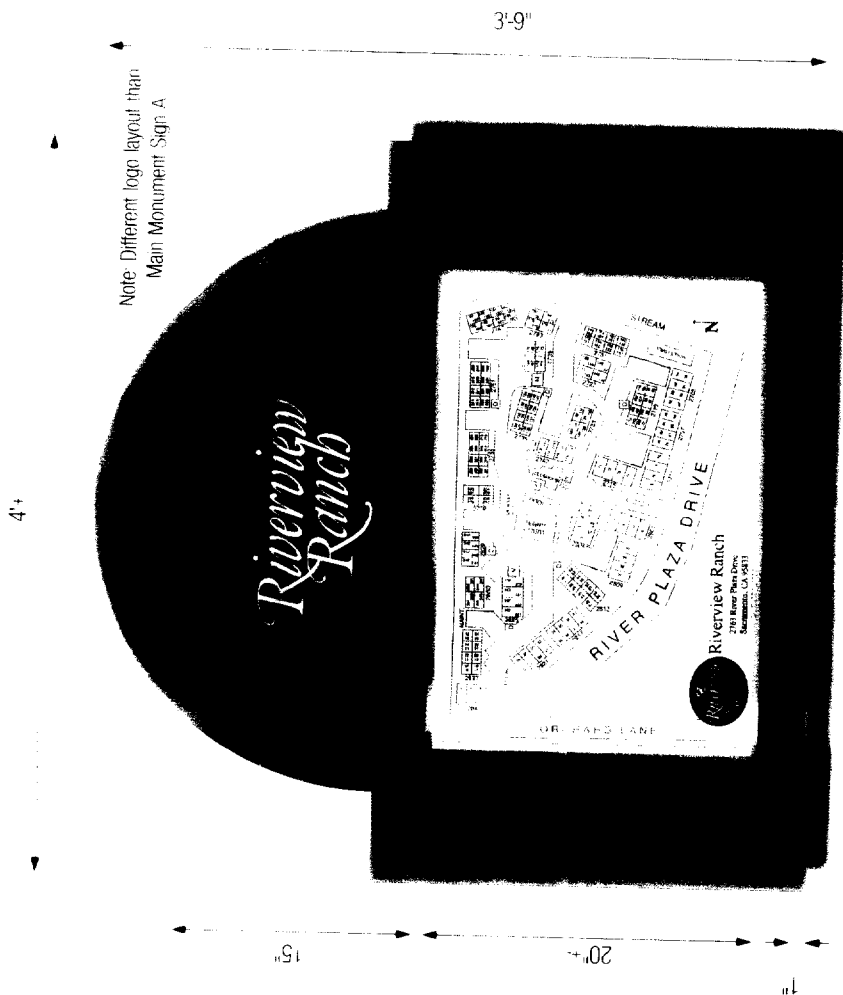
1051 46th Avenue
 Oakland, CA 94601
 Phone 510.533.7693
 Fax 510.533.0815
 Lic. #314794

Job Name: Riverview Apartment Homes
 Address: 2763 River Plaza
 City: Sacramento, Ca
 Date: May 12th, 1999
 Sales: Jim Mog
 Designer: R. Cardinio
 Design: 90443
 File Name: Directory Sign
 Sheet No: 2

Customer Approval:

Rev.	Date	Description
A	6-21-99	Change base color
B	7-19-99	Change A to quantity 1, fix color for prints
C	8-9-99	Change C to non-illum, reduce sq. ft. size
D	9-21-99	Correct scope of work A, add site plans C

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B S C A L E 1" = 1'

Specifications

Manufacture one (1) single-face, non-illuminated panel & install on existing brick structure

Item	Description	Vendor	Specifications
Panel	.125 Alum attached to existing directory w/studs & epoxy	Matthews	Dark Green to match Bottle Green vinyl #7755-276

Borders, Logo, Rite & Dropshadow	Material	Quantity
1st surface vinyl	Gold Nugget #3630-141	3M

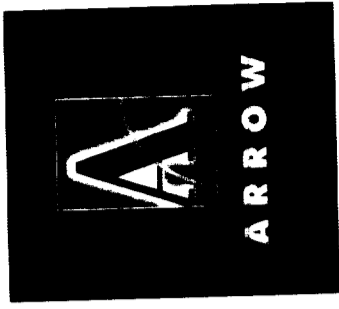
Riverview Ranch Copy	Material	Quantity
1st surface vinyl	Gold Nugget#3630-141 dropshadow & opaque white copy	3M

Map	Material	Quantity
1st surface Gold Nugget border w/ Scotchprint map per customer supplied artwork	Gold Nugget border	3M



B Sign Elevation

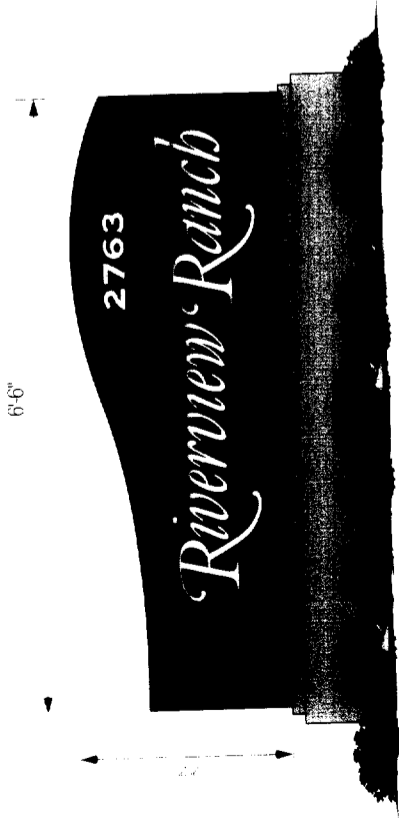
N O T T O S C A L E



Specifications

Manufacture: 3, install one (1) double-face non-illuminated Monument Sign

Item	Description	Vendor	Specifications
Cabinet	12" Deep aluminum	Matthews	Dark Green to match Bottle Green vinyl #7755-276
Base	Aluminum	Kelly Moore	Tropical Breeze: KM550 M w/ textured finish
Dropshadow	1st surface vinyl applied to cabinet	3M	Gold Nugget #3630-141
Logo	1/2" FCO acrylic	Matthews	Brilliant Gold VOC#286-400
"Riverview Ranch" Copy	1/2" FCO acrylic	Matthews	Opaque White
"Apartment Homes" Copy	3/8" FCO acrylic	Matthews	Brilliant Gold VOC#286-400
Address	1/2" FCO acrylic	Matthews	Gloss White



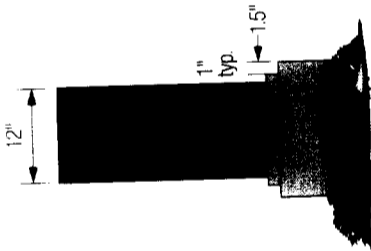
Monument Sign

SCALE 1 / 2 " = 1'

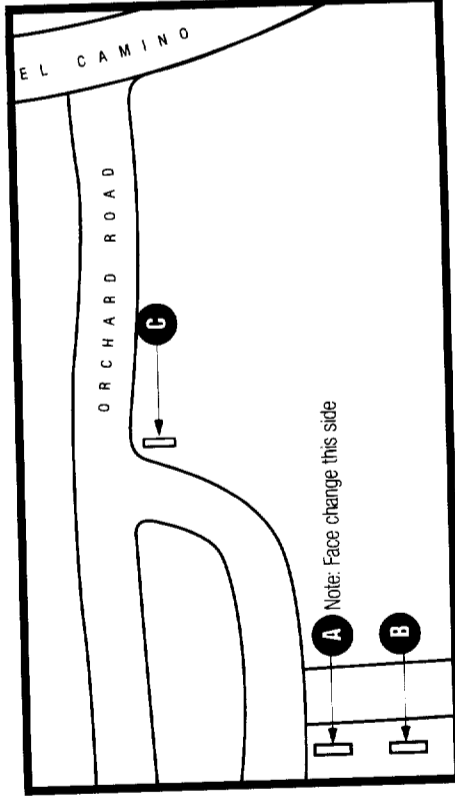
Note: This end toward Orchard Road



Monument Sign - Opposite Face

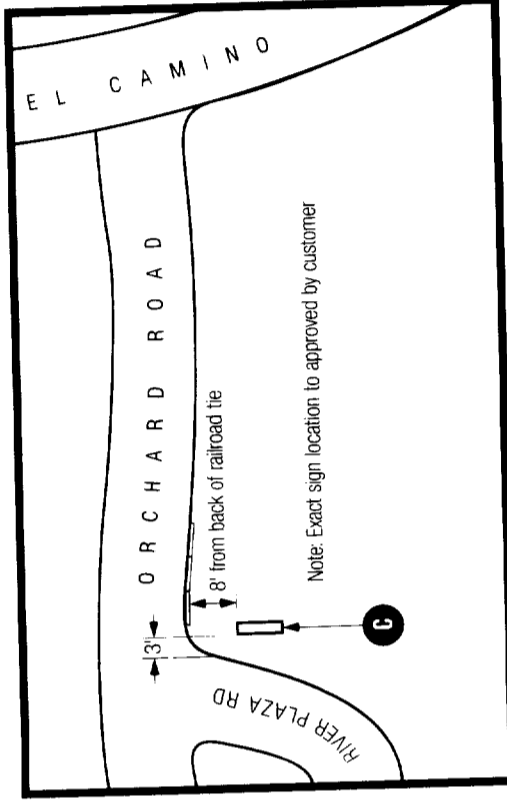


Side View



SITE PLAN

NOT TO SCALE



Area Plan - Sign C

NOT TO SCALE

1051 46th Avenue
Oakland, CA 94601
Phone 510.533.7693
Fax: 510.533.0815
Lic #314794

Job Name: Riverview Apartment Homes
Address: 2763 River Plaza
City: Sacramento, Ca
Date: May 12th, 1999
Sales: Jim Mog
Designer: R. Cardinio
Design: 90443
File Name: Monument Sign 2
Sheet No: 3

Customer Approval:

Rev.	Date	Description
A	6-21-99	Change base color
B	7-19-99	Change A to quantity 1, fix color for prints
C	8-9-99	Change C to non-illum, reduce sq. ft. size
D	9-21-99	Correct scope of work A, add site plans C

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C Framing and Footing Detail

Scale: 3/4" = 1'-0"

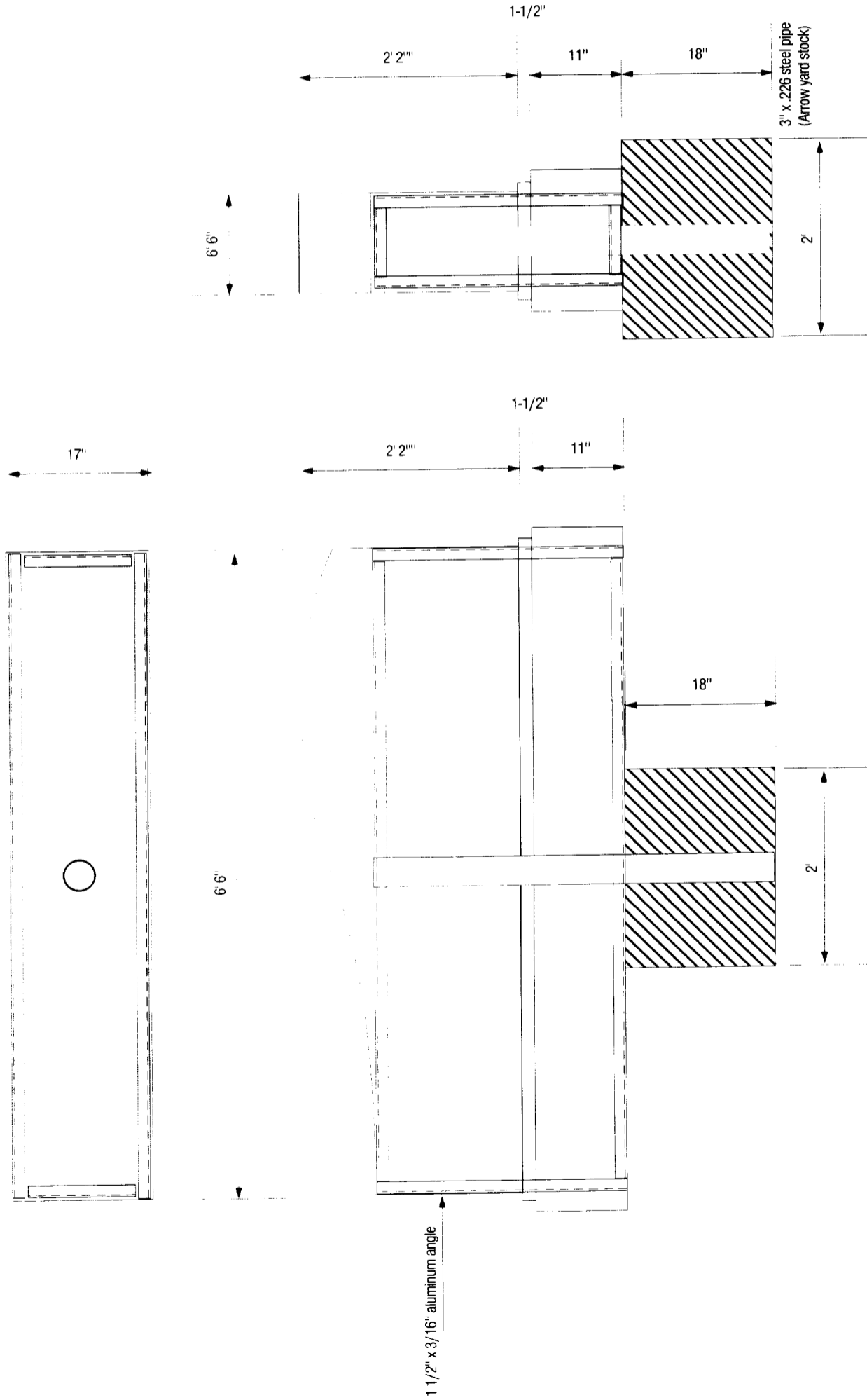


1051 46th Avenue
Oakland, CA 94601
Phone 510.533.7693
Fax 510.533.0815
Lic. #314794

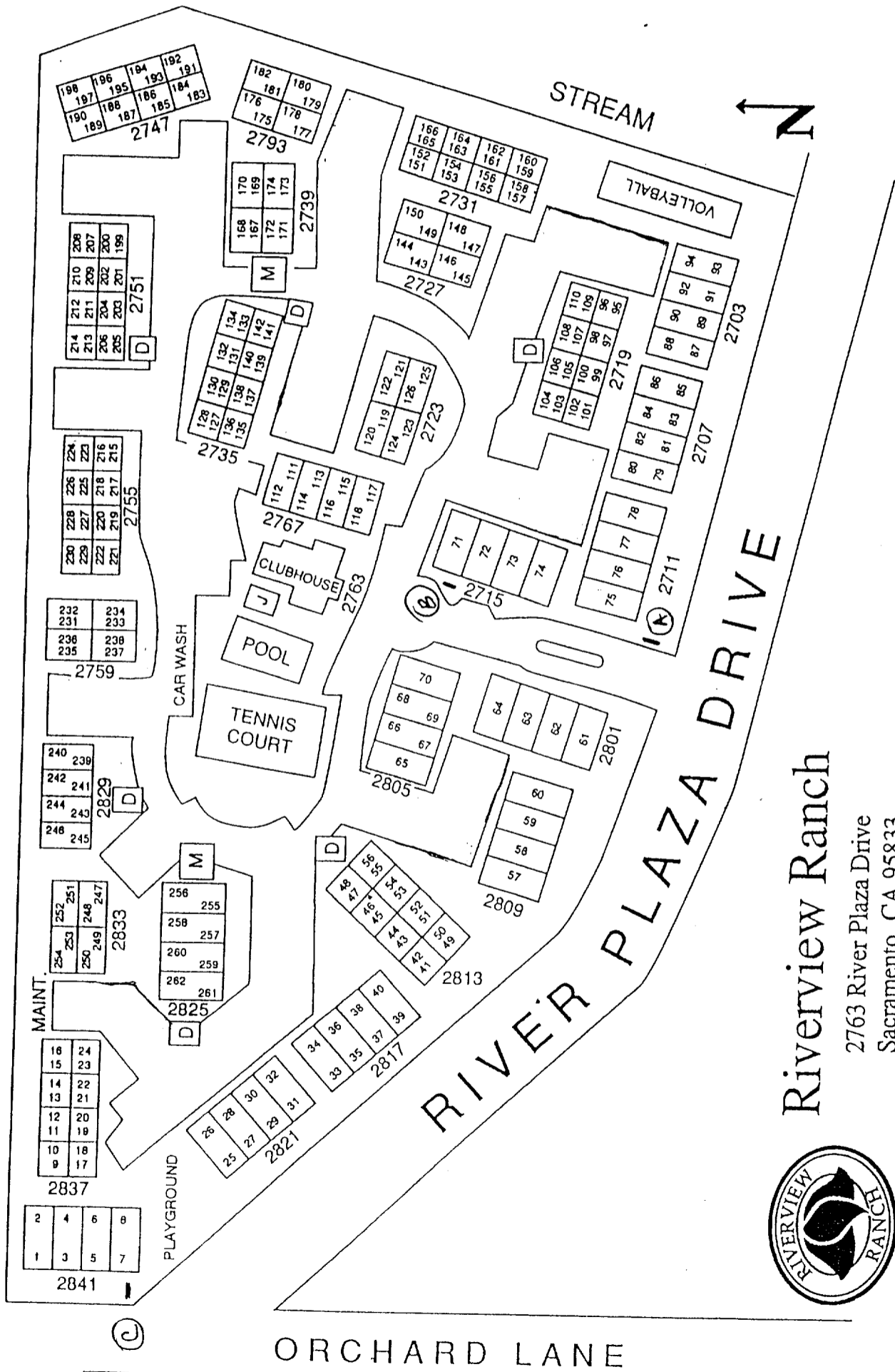
Job Name: Riverview Apartment Homes
Address: 2763 River Plaza
City: Sacramento, Ca
Date: October 7, 1999
Sales: Jim Mog
Design: R. Cardinio
Design: 90443
Filename: Riverview_shop
Shop Drw: Josh Henteleff

Customer Approval:

Revision	Date	Description



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Riverview Ranch

2763 River Plaza Drive
 Sacramento, CA 95833
 (916) 923-6300



ORCHARD LANE