

CITY OF SACRAMENTO
1231 I Street, Sacramento, CA 95814

Permit No: 0100186

Insp Area: 2

Site Address: 23 TONGA CT SAC

Parcel No: 117-1370-017

JACINTO N 2 LOT 17

Sub-Type: NSFR

Housing (Y/N): N

CONTRACTOR

BEAZER HOMES
3009 DOUGLAS BL #150
ROSEVILLE CA 95661

OWNER

ARCHITECT

Nature of Work: NSFR MP2516 11 RMS 2 STORY

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 724191 Date 1/29/01 Contractor Signature Sheuyf Van Maeren

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 _____ 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 1/29/01 Applicant/Agent Signature Sheuyf Van Maeren

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 LIBERTY MUTUAL INS CO Policy Number WA2-651-004147-080 Exp Date 04/01/2001

____ (This section need not be completed if the contractor is licensed under the provisions of the Contractors License Law.) I affirm 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 violate 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 1/29/01 Applicant Signature Sheuyf Van Maeren

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.

RESIDENTIAL BUILDING PERMIT APPLICATION

New Construction
 Addition
 Remodels
 Other

Project Address: 22 Terra Vista Lot 17
 Assessor Parcel # 1171370017

OWNER INFORMATION:

Legal Property Owner: Beazer Homes Holdings Corp. Phone # 916-773-3888
 Owner Address: 3009 Douglas Blvd. 150 City Roseville State CA Zip 95661

CONTRACTOR INFORMATION:

Contractor: Same as above Lic. # B724191 Phone # 773-3888 Fax # 773-0425

PROJECT INFORMATION:

Land Use Zone _____ Occupancy Group _____ Construction Type _____ Fed Code _____
 No. of stories: 2 No. of rooms: _____ Street width: _____
 1st Floor Area 1210 2nd Floor Area 1680 Basement _____ Roof Material _____

AREA IN SQUARE FOOT OF:

	<u>EXISTING</u>	<u>NEW</u>
Dwelling/Living	_____	<u>2516</u>
Garage/Storage	_____	<u>308</u>
Decks/Balconies	_____	_____
Carports	_____	_____

SCOPE OF WORK: Single Family Homes

FOR OFFICE USE ONLY

- | | | |
|---|---|--|
| <input type="checkbox"/> Information above complete | <input type="checkbox"/> AR Flood Waiver required | <input type="checkbox"/> Planning Approval |
| <input type="checkbox"/> Violation files checked | <input type="checkbox"/> Flood Elevation Certificate Required | <input type="checkbox"/> Design Review Approval |
| <input type="checkbox"/> Standard setbacks | <input type="checkbox"/> Water Development Infill Area | <input type="checkbox"/> Special Fee Districts Apply : _____ |
| <input type="checkbox"/> County Sewer | | |

NEW STRUCTURES & ADDITIONS

*THE FOLLOWING MUST BE PROVIDED IN ORDER TO SUBMIT FOR PLAN REVIEW

- | | |
|---|---|
| <input type="checkbox"/> 2 COMPLETE PLANS, LEGIBLE & DRAWN TO SCALE | * Plans to include: site plan, floor plan, elevations, roof/ceiling plan, foundation and structural framing details, and structural calculations for non-conforming structures. |
| <input type="checkbox"/> 3 SETS IF PROJECT IS IN A DESIGN REVIEW AREA | |
| <input type="checkbox"/> Title 24 Energy Compliance documentation | <input type="checkbox"/> 11" x 17" copy of floor plan for County Assessor |
| <input type="checkbox"/> Grading and Erosion Control Questionnaire | <input type="checkbox"/> Plan Review Fees |

Date _____ Received by: (staff) _____

ACTIVITY/PERMIT # _____

KWIKKOTE
STUCCO SYSTEM
INSTALLATION CARD

21 404

BEAZER HOMES

BELLEVUE II LOT 17

23 TONGA COURT SACRAMENTO

Stucco System Trade Name: KWIK KOTE

Name Stucco Manufacturer: KWIK KOTE CORP

ICBO Evaluation Service, Inc. Report No. 3607

Date of Job Completion _____

Stucco Contractor Kenyon Plastering, Inc.
Name John W. Kenyon, III
Address P.O. Box 2077
North Highlands, CA 95660
Telephone # (916) 349-8191

Approved Contractor Number as issued by the Stucco Manufacturer: 1

This is to certify that the stucco system on the building exterior at the above address had been installed in accordance with the evaluation report specified above and the manufacturer's instructions.

Signature of authorized representative of stucco contractor:



Date: 5-8-01

Builder Copy

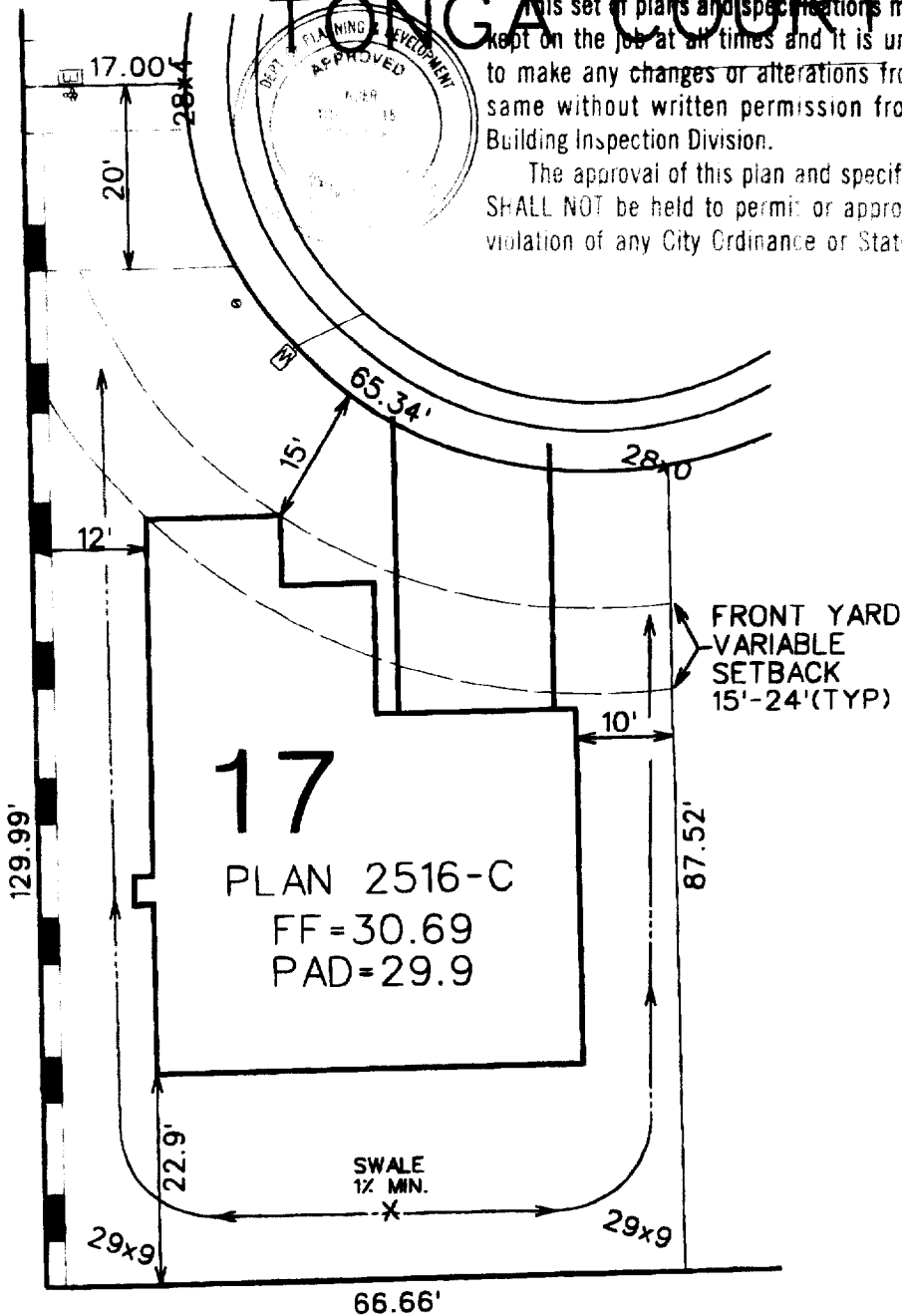
THIS PLOT PLAN IS NOT FOR SALES PURPOSES. THIS PLOT PLAN IS FOR THE PURPOSES OF INDICATING COMPLIANCE WITH ZONING SET BACKS, GENERAL DRAINAGE DIRECTION, AND APPROXIMATE UTILITY CONNECTION. ALL OTHER DATA SHOWN HEREON IS CONCEPTUAL. THIS PLOT PLAN DOES NOT REFLECT AS-BUILT CONDITION. RETAINING WALLS ARE OPTIONAL AND MAY OR MAY NOT BE CONSTRUCTED.

- ☐ — WATER METER BOX
- ☐ — ELECTRICAL BOX
- ⊕ — UTILITY RISERS
- ⊗ — SEWER CLEANOUT
- ⊗ — STREET LIGHT
- ⊗ — FIRE HYDRANT
- ☐ — TRANSFORMER
- ☐ — ELECTRICAL VAULT
- ☐ — TELEPHONE PED.
- — DRAIN INLET

TONGA COURT

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 Building Inspection Division.

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



SCALE: 1"=20'

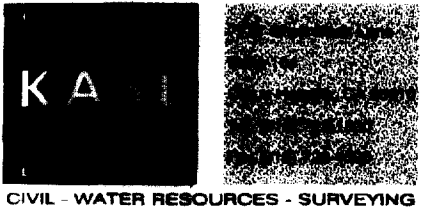
6928 SQUARE FEET

PLOT PLAN FOR LOT 17

JACINTO VILLAGE NORTH

A.P.N. ADDRESS: COUNTY: SACRAMENTO

SCALE: 1"=20'
DATE: 12-08-00
REVISED:
DRAWN BY: PWG
CHK'D. BY: LK
W.O. 0434-02



CERTIFICATION OF INSULATION

ADDRESS OR TRACT		SACRAMENTO INSULATION CONTRACTORS	
BEAZER Homes LOT # 17		<input checked="" type="checkbox"/> P.O. BOX 854, WEST SACRAMENTO, CA 95891 LIC. #202026 <input type="checkbox"/> 1309 MELODY ROAD, MARYSVILLE, CA 95901 LIC. #202026 <input type="checkbox"/> P.O. BOX 9861, FRESNO, CA 93793-9851 LIC. #202026 <input type="checkbox"/> P.O. BOX 1631, RENO, NV 89505 LIC. #10675 <input type="checkbox"/> 3328 A PONDEROSA WAY, LAS VEGAS, NV 89118 LIC. #10875	
BELLE FLEUR		DATE INSULATION COMPLETED	

WALLS		CEILING			FLOOR	
SQUARE FEET)		SQUARE FEET)			SQUARE FEET)	
TYPE OF INSULATION		TYPE OF INSULATION			TYPE OF INSULATION	
MATERIAL FIBERGLASS		MATERIAL FIBERGLASS			MATERIAL FIBERGLASS	
FORM BATTS		FORM BATTS & BLOW			FORM BATTS	
MANUFACTURER'S PRODUCT I.D.		MANUFACTURER'S PRODUCT I.D.			MANUFACTURER'S PRODUCT I.D.	
MANUFACTURER		MANUFACTURER			MANUFACTURER	
OCF		OCF			OCF	
BAGS						
R-VALUE INSTALLED	APPLIED THICKNESS	R-VALUE INSTALLED	APPLIED THICKNESS	MIN. INSTALLED WEIGHT PER SQUARE FOOT	R-VALUE INSTALLED	APPLIED THICKNESS
13	3 5/8"	30	9"			
		30	12"			

KNEEWALLS IF R-VALUE IS OTHER THAN WALLS ABOVE

MATERIAL FIBERGLASS	FORM BATTS	R-VALUE	MANUFACTURER OCF
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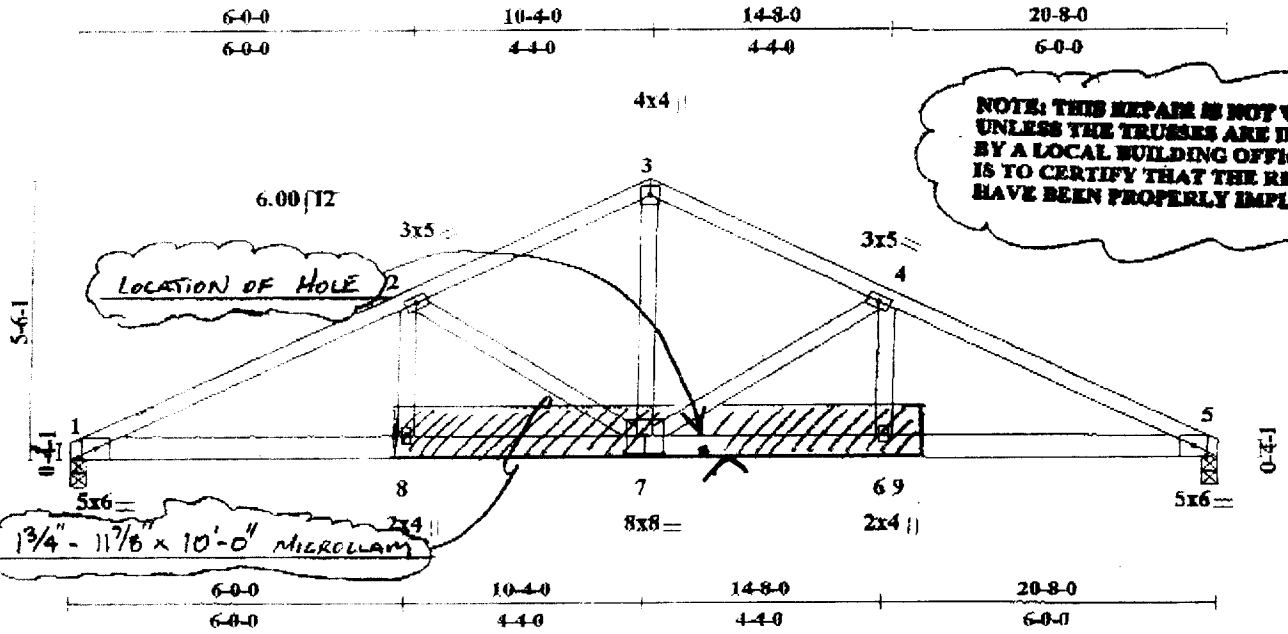
AIR INFILTRATION SEALANT

MATERIAL FOAM	MANUFACTURER W R GRACE
---------------	------------------------

THIS IS TO CERTIFY THAT INSULATION AND/OR SEALANT HAS BEEN INSTALLED IN CONFORMANCE WITH APPLICABLE CODES, MATERIAL STANDARDS AND REGULATIONS.

SIGNATURE - INSULATION CONTRACTOR <i>Bill [Signature]</i>	TITLE MANAGER	DATE 6-15-1
SIGNATURE - GENERAL CONTRACTOR	TITLE	DATE

REMARKS



NOTE: THIS REPAIR IS NOT VALID UNLESS THE TRUSSES ARE INSPECTED BY A LOCAL BUILDING OFFICIAL WHO IS TO CERTIFY THAT THE REPAIRS HAVE BEEN PROPERLY IMPLEMENTED

1 3/4" - 11 7/8" x 10'-0" MICROLLAM

Plate Offsets (X,Y): [1:0-3-0,0-2-0], [6:0-3-0,0-2-0], [7:0-4-0,0-4-8]

LOADING (psf)	SPACING 2-0-0	CSI	DEFL (in)	(loc)	l/defl	PLATES	GRIP
TCLL 16.0	Plates Increase 1.25	TC 0.41	Vert(LL) -0.08	5-6	>999	M20	220/195
TCCL 14.0	Lumber Increase	BC 0.80	Vert(TL) -0.18	5-6	>999		
BCCL 0.0	Rep Stress Incr	WB 0.87	Horz(TL) 0.04	5	n/a		
BCDL 7.0	Code UBC97/ANSI98	Matrix	1st LC LL Min l/defl = 360				Weight: 204 lb

LUMBER
 TOP CHORD 2 X 4 DF No.1&Btr-G
 BOT CHORD 2 X 6 DF No.1&Btr-G
 WEBS 2 X 4 DF Stud-G

BRACING
 TOP CHORD Sheathed or 5-0-6 on center purlin spacing.
 BOT CHORD 100000 on center bracing.

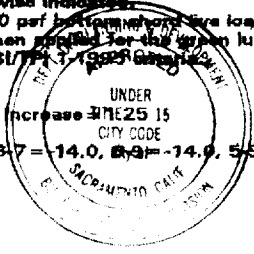
REACTIONS (lb/size) 5 = 4077/0-3-8, 1 = 2497/0-3-8

FORCES (lb) - First Load Case Only
 TOP CHORD 1-2 = -5173, 2-3 = -4753, 3-4 = -4759, 4-5 = -6420
 BOT CHORD 1-8 = 4547, 7-8 = 4547, 6-7 = 5698, 6-9 = 5698, 5-9 = 5698
 WEBS 4-6 = 1419, 2-7 = -421, 4-7 = -1812, 3-7 = 3952, 2-8 = 129

- NOTES
- 2-ply truss to be connected together with 0.131"x3" Nails as follows: Top chords connected with 1 row(s) at 0-8-0 on center. Bottom chords connected with 3 row(s) at 0-5-0 on center. Webs connected as follows: 2 X 4 - 1 row(s) at 0-8-0 on center.
 - Except as shown below, special connection(s) required to support concentrated load(s). Design of connection(s) is delegated to the building designer.
 - All plates are M20 plates unless otherwise indicated.
 - This truss has been designed for a 10.0 psf bottom chord live load nonconcurrent with any other live loads per Table No. 16-B, UBC-97.
 - A plate rating reduction of 20% has been applied for the top chord lumber in the 4-6-0.
 - This truss has been designed with ANSI/AF&A 3-1995 connections.

LOAD CASE(S) Standard

- Regular: Lumber Increase = 1.25, Plate Increase = 1.25
 Uniform Loads (psf)
 Vert: 1-8 = -14.0, 7-8 = -14.0, 6-7 = -14.0, 6-9 = -14.0, 5-9 = -14.0, 2-8 = -14.0, 2-9 = -14.0
 3-4 = -80.0, 4-5 = -80.0
 Concentrated Loads (lb)
 Vert: 7 = -2900



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



REPAIR: ELECTRICIAN DRILLED A 3/4" DIA. HOLE INTO THE BOTTOM CHORD 6-7 (ONE PLY ONLY)

- SCAB 1- 13/4" x 11 7/8" x 10'-0" MICROLLAM CENTERED ON THE HOLE ALONG THE BOTTOM CHORD.
- FASTEN THE MICROLLAM TO THE EXISTING TRUSS WITH 30-16d NAILS ON EACH SIDE OF THE HOLE FOR A TOTAL OF 60-16d NAILS.

Norman
Scheel
Structural
Engineer

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5022 Sunrise Blvd.
Fair Oaks, CA 95628
(916) 536-9585
(916) 536-0260 (fax)

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TRACY HARRIS P.E.
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DARRELL PEREIRA
Design Engineer
Email: darrell@nsse.com

April 5, 2001

Beazer Homes
3009 Douglas Blvd. Suite 150
Roseville, CA 95661

Re: Bellefleur II (Job #20234)
Shear Wall Clarification

To Whom It May Concern:

This letter is to clarify that if the shear wall hangs over the wall more than 1/4", epoxy anchor bolts should be installed per the shear wall specification on the foundation sheet.

If you have any questions, please call Rob Coon.


NORMAN SCHEEL
STRUCTURAL ENGINEER

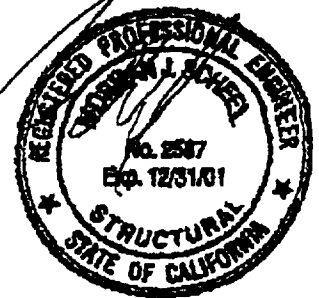
Ok. w/ this &
sheet 2 Matt P.
4/6/01

Sheet 1 of 2

ISSUED

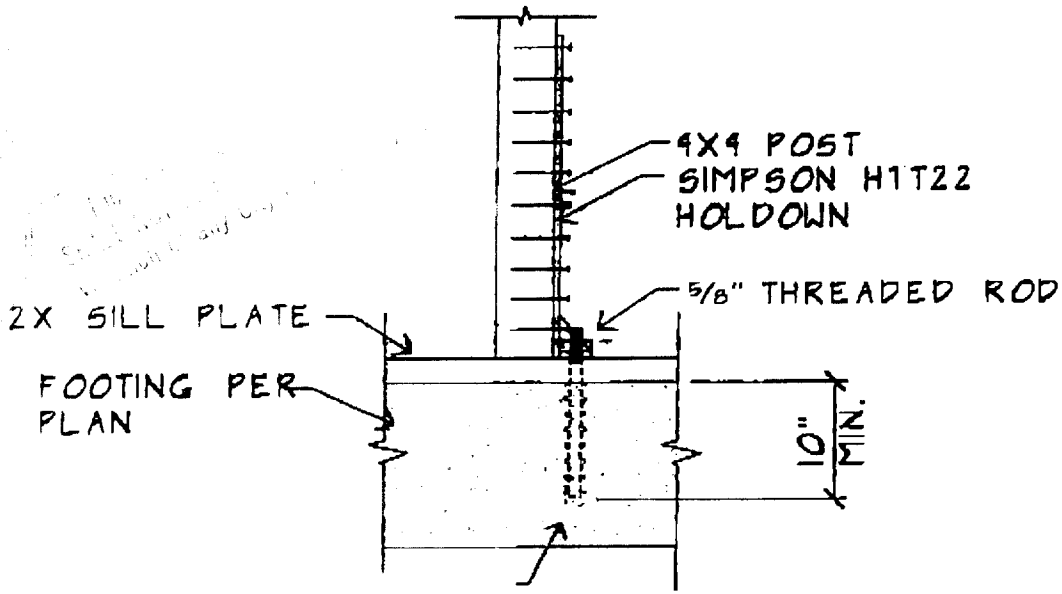
APR 06 2001

Sacramento Building Division



264-7046

PLAN ADDENDUM



DRILLED 3/4" ϕ HOLE AND EPOXY WITH SIMPSON SET EPOXY SYSTEM PER MANUFACTURES SPECIFICATIONS

HPAHD22, HD-2A, HD-5A EPOXY FIX

Sheet 2 of 2

ISSUED

06 2001

Sacramento Building Division

NORMAN SCHEEL
STRUCTURAL ENGINEER
 5022 SUNRISE BLVD
 FAIR OAKS, CA 95628
 VOICE (916) 536-9585
 FAX (916) 536-0260

PROJECT _____
 CLIENT _____
 JOB NO. _____
 PROJECT MGR. _____
 DATE _____
 PAGE _____ OF _____





CAPITOL ENGINEERING LABORATORIES, INC.

631 Commerce Drive, Suite #200 • Roseville, California 95678 • (916) 786-2488

JOB REPORT

PAGE: _____

PROJECT NAME: BELLE FLORA II FILE NO. 5222

INSPECTOR: [Signature] DATE: 4-10-01

PERSONS CONTACTED: CVC PERMIT #: _____

REFERENCE DOCUMENTS: 1450 report # 4945 WEATHER: CLEAR

SERVICE PROVIDED: CONCRETE (INSP/SAMPLE ONLY/PU) MASONRY WELDING (SHOP/FIELD) SOILS
OTHER floor, boots

2 Rows Loaders applied boots to 150% of Allowable
of 1450 report 4945 or to 6015 lbs. For 5/8"
Lot 17 - Loaders 10-5/8" within movement.

COMPLIANCE OF WORK: _____

ATTACHMENTS: _____

EQUIPMENT/SUPPLIES USED: _____

NEXT VISIT: _____

REMARKS: _____

REVIEWED BY: [Signature] DATE: _____

Norman

Scheel

Structural

Engineer

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Oaks, CA 95628
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DARRELL PEREIRA
Design Engineer
ail: darell@nsse.com

February 22, 2001

Beazer Homes
3009 Douglas Blvd. Suite 150
Roseville, CA 95661

**Re: Bellefleur (Job #20234)
MAS Anchors & Mud Sills**

To Whom It May Concern:

This letter is to clarify that MAS anchors are not effective if the sill plate is more than 1/2" over the concrete. The repair for this condition is to install epoxy or wedge anchors. If wedge anchors are used, install 2 anchors per missing MAS at shear wall locations. This applies for HPAHD22 holdowns also. See epoxy fixes included with this letter.

If you have any questions, please call Rob Coon.


NORMAN SCHEEL
STRUCTURAL ENGINEER



Norman

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Structural

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February 12, 2001

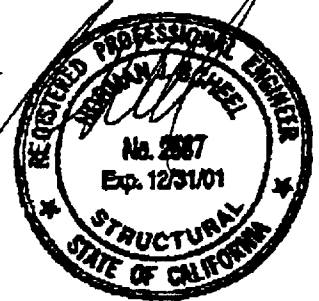
Beazer Homes
3009 Douglas Blvd. Suite 150
Roseville, CA 95661

Re: Bellefleur (Job #20234)
Inspection Clarifications

1. In our opinion, the MAS anchors may be installed on 3x sill plates for the lateral loads. However, you may consider installing a few wedge anchors for the overall stability of the wall.
2. 6" plus or minus on shear walls over 8'-0" long is acceptable with the same hardware and nailing specified on the plans.
3. Anchor bolts may be repaired or replaced with either wedge anchors or epoxy bolts. The only condition with wedge anchors is that when they are at the edge of the slab, they require 2 bolts per each existing anchor bolt at the shear walls.

If you have any questions, please call Rob Coon.


NORMAN SCHEEL
STRUCTURAL ENGINEER



Norman

Scheel

Structural

Engineer

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Fair Oaks, CA 95628
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February 22, 2001

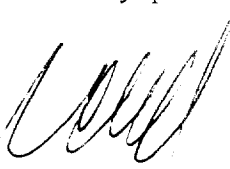
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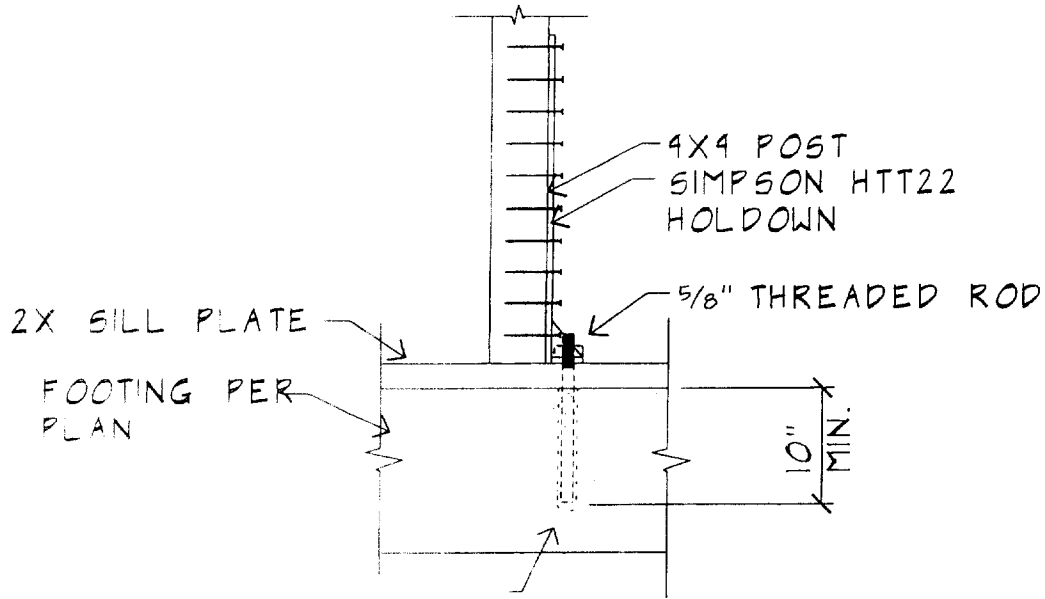
If you have any questions, please call Rob Coon.



NORMAN SCHEEL
STRUCTURAL ENGINEER



PLAN ADDENDUM



DRILLED $\frac{3}{4}$ " ϕ HOLE AND EPOXY WITH SIMPSON SET EPOXY SYSTEM PER MANUFACTURES SPECIFICATIONS

HPAHD22, HD-2A, HD-5A EPOXY FIX

NORMAN SCHEEL
 STRUCTURAL ENGINEER
 5022 SUNRISE BLVD
 FAIR OAKS, CA 95628
 VOICE (916) 536-9585
 FAX (916) 536-0260

PROJECT _____
 CLIENT _____
 JOB NO. _____
 PROJECT MGR. _____
 DATE _____
 PAGE _____ OF _____

