

CITY OF SACRAMENTO

1231 I Street, Sacramento, CA 95814

Permit No: 0407869

Insp Area: 3

Thos Bros: 297H7

Site Address: 4133 V ST SAC

Parcel No: 011-0114-013

Sub-Type: RES

Housing (Y/N): N

CONTRACTOR

PAUL DENNIS INC. DBA P.H.D. CONSTRUCTION
PO BOX 1658
SHINGLE SPRINGS CA 95682

OWNER

4133
SACRAMENTO CA 95817

ARCHITECT

JENNINGS JOHN CHARLES/MYRTLE

Nature of Work: NEW METER CAN INSTALLATION

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: BC-106-20

License Number 338244

Date 5-20-07

Contractor Signature

Paul Dennis

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: MAY 20 2007

Date

Owner Signature

IN ISSUING THIS BUILDING PERMIT, the applicant represents, and the city or county, in cooperation 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

5-20-07

Applicant/Agent Signature

Paul Dennis

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

5-20-07

Applicant Signature

Paul Dennis

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.



Sacramento County Recording
 Mark Norris, Clerk/Recorder
 BOOK **20050523** PAGE **1184**

After recording return to:
 Name: Seth M. Nelson
 Address: 4125 V Street
 City, State, Zip: Sacramento, CA 95817

Check Number 4011
 Monday, MAY 23, 2005 11:54:13 AM
 Ttl Pd \$24.00 Nbr-0003592493

DML/39/1-2

Recording Location:

*To BE
 MICRO FILMED*

RESTRICTED GRANT EASEMENT DEED

We, **Regina M. Nelson** and **Seth M. Nelson**, husband and wife, of 4125 V Street, City of Sacramento, County of Sacramento, State of California ("Grantors"), in consideration of \$1.00, and other valuable consideration, receipt of which is acknowledged, hereby grant and convey to **Myrtle Jean Jennings**, a Property owner, residing in the State of California, her agents, and employees ("Grantees") to enter on and have access to the following real property owned by Grantors and located in the County of Sacramento, State of California, and more particularly described as:

Elmhurst Map 02, Lot Number 2619, commonly known as 4125 V Street,
 Sacramento, California

Assessor's Parcel No. 011-0114-014-0000

This easement is for the express purpose of granting clear access to the electrical service panel; and to restrict the construction of buildings, fences and/or other structures within thirty-six (36) inches of the electrical service located on the rear dwelling at 4133 V Street, City of Sacramento, County of Sacramento, State of California. This easement is a Grant in perpetuity, unless, and/or until such electrical service panel is no longer located on the aforesaid rear dwelling. Upon termination, the Grantees will return the property as nearly as practicable to its original condition.

Grantor retains ownership of the strip of land subject to the easement granted herein, and may continue to use same for any and all purposes which do not interfere with or prevent Grantee's use and enjoyment of the easement rights granted herein.

Singed this 20th day of May, 2005

Regina M. Nelson
 (Signature of Regina M. Nelson)
 4125 V Street
 Sacramento, California 95817

photo copies

Seth M. Nelson
 (Signature of Seth M. Nelson)
 4125 V Street
 Sacramento, California 95817

DOCUMENTARY TRANSFER TAX \$	<u>0</u>
EXEMPTION (R&T CODE)	
EXPLANATION	<u>Gift</u>
<i>James E. Williams</i> Signature of Declarant or Agent determining tax	

MAIL TAX STATEMENTS TO: *SAWLE*

CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

STATE OF CALIFORNIA

COUNTY OF SACRAMENTO

On 5-20-2005 before me, Merethe H. Dyer, Notary Public
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE NOTARY PUBLIC"

personally appeared, Regina M. and Seth M. Nelson

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Merethe H. Dyer (SEAL)
NOTARY PUBLIC SIGNATURE



4133 V ST.

Memorandum

MICROFILM AT FINAL

TO: Don Verga, Electrical Field Manager
FROM: Harold E. Walker
DATE: September 23, 2004
SUBJECT: Easement Agreement Sample Wording

Don, following is the wording suggested for the easement granted by the Nelson's. If this meets the requirements of the City in the affirmative, please let me know as soon as possible. If not please provide wording that would meet requirements for this alternative solution for our electrical permit approval. Also, do you know if this will cause the County of Sacramento to reassess the affected properties?

Thanks again for your assistance.

SUGGESTED RESTRICTED EASEMENT DEED

We, Regina M. Nelson and Seth M. Nelson, husband and wife, of 4125 V Street, City of Sacramento, County of Sacramento, State of California ("Grantors"), in consideration of \$1.00, and other valuable consideration, receipt of which is acknowledged, hereby grant and convey access to enter on the following real property owned by Grantors and located in the County of Sacramento, State of California and more particularly described as:
Elmhurst Map 02, Lot Number 2619

Such easement is for the express purpose of Granting in Perpetuity clear access to electrical service, and to restrict the construction of buildings, fences and/or other structures within the easement. Such buildings, fences and other structures shall not be constructed within thirty-six (36) inches of the electrical service located on the rear dwelling at 4133 V Street, City of Sacramento, County of Sacramento, State of California.

Grantor retains ownership of the strip of land subject to the easement granted herein, and may continue to use same for any and all purposes which do not interfere with or prevent Grantee's use and enjoyment of the easement rights granted herein.

Thanks for the new reading material.
11/17/04 9:05 AM
LEFT MESSAGE FOR HAROLD - OK TO RECORDS ON DEED
DVerga

RY, WILL THIS MEET REQUIREMENT TO ALLOW ACCESS FOR THE ELECTRICAL SERVICE AT 4133 V ST

DVerga 11/17/04
like they are going in the right direction - we need permit number for this stamp but at final review we can take care

FACSIMILE COVER PAGE

To : City of Sacramento Don Verga**From :** Harold Walker**Sent :** 11/5/04 at 6:49:44 AM**Pages :** 2 (including Cover)**Subject :** Bldg Permit No. 0407869

Don, here is the memo that should have been delivered to you for review on Monday the 27th.

As you will recall from our telephone conversation, I suggested that upon your review, we could meet and then I would proceed with the Nelson's to get this or some alternative wording filed as a Restrictive Deed. Thus the City of Sacramento would approve the electrical work and we would be 100% complete with this matter.

Apparently our communications slipped along the line. Anyway here is the suggestion. If this get approved by the City Attorney that's great. If not please tell me who we should work with in their office.

Thanks again for your patience and assistance with this matter, Sioncerely Harold Walker

NOV-05-2004 07:15

9164524475

P.01

September 14, 2004

City of Sacramento
Development Services Department
2101 Arena Blvd., Room 200
Sacramento, California 95834

Attention: Mr. John Briel Building Inspector
Subject: 4133 V Street
Sacramento, CA 95817
Permit No. 0407869

Don *9-14-04*
Gender W. left this
for you
Ron

Dear Mr. Briel:

Thank you for your help and allowing us to exercise the option of having a deed recorded with the County of Sacramento granting an Easement for the rear of this property. We would like to pursue this option and would request your additional assistance.


After checking with the City Attorney I am advised that your department will issue a letter of determination and/or a letter of decision stating exactly what options we have with these issues of compliance. Such letter will indicate exactly what action should be taken to comply with City codes.

Accordingly, would you please issue such a letter stating that you will accept a recorded Easement from the adjoining property owner in lieu of code requirements previously mentioned in your various correction notices? Prior to filing this recorded Easement, we will seek your approval of this document. If you can offer the precise wording that will meet your approval, this would be very helpful.

My attorney will create a draft document for your approval. With your approval, it will then be given to our neighbor for their approval, and then be recorded. We anticipate this process not taking more than ten days from receipt of your letter.

Again thank you for your assistance.

Sincerely,


Harold E. Walker
4133 V Street
Sacramento, CA 95817
Telephone: 916.736.3263

9/14/04 5:35 PM
CALLED. ADVISED HAROLD
C/N IS NEGATIVE LEGAL DOC.
SET UP FOR 18" FROM PROPERTY
LINE EASEMENT DVEga

4116 "	4124 "	4132 50'
2615 (10)	2616 (11)	2617 (12) 90'
(15) 2620 50'	(14) 2619 50'	(13) 2618 50' 88.93'
4117	4125	4133

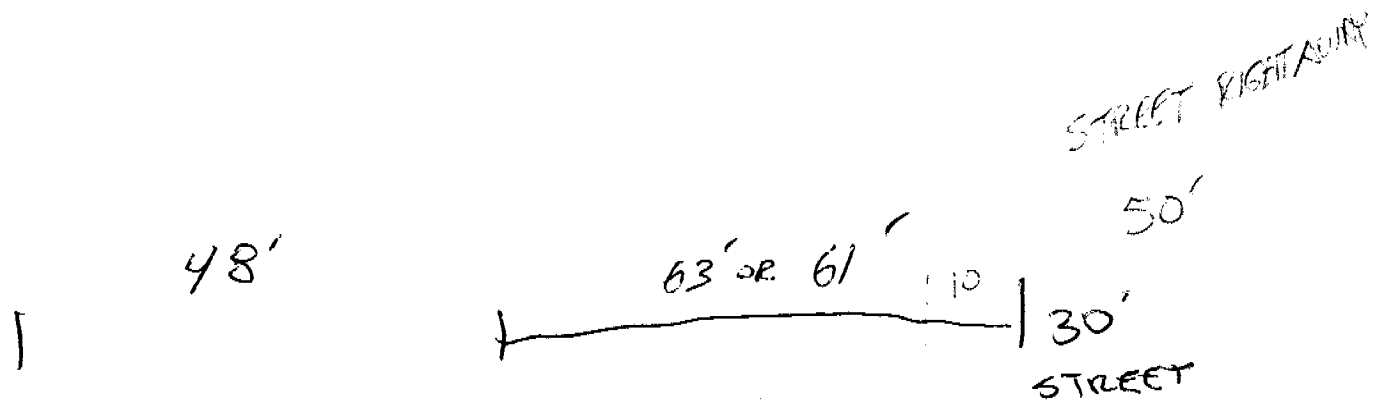
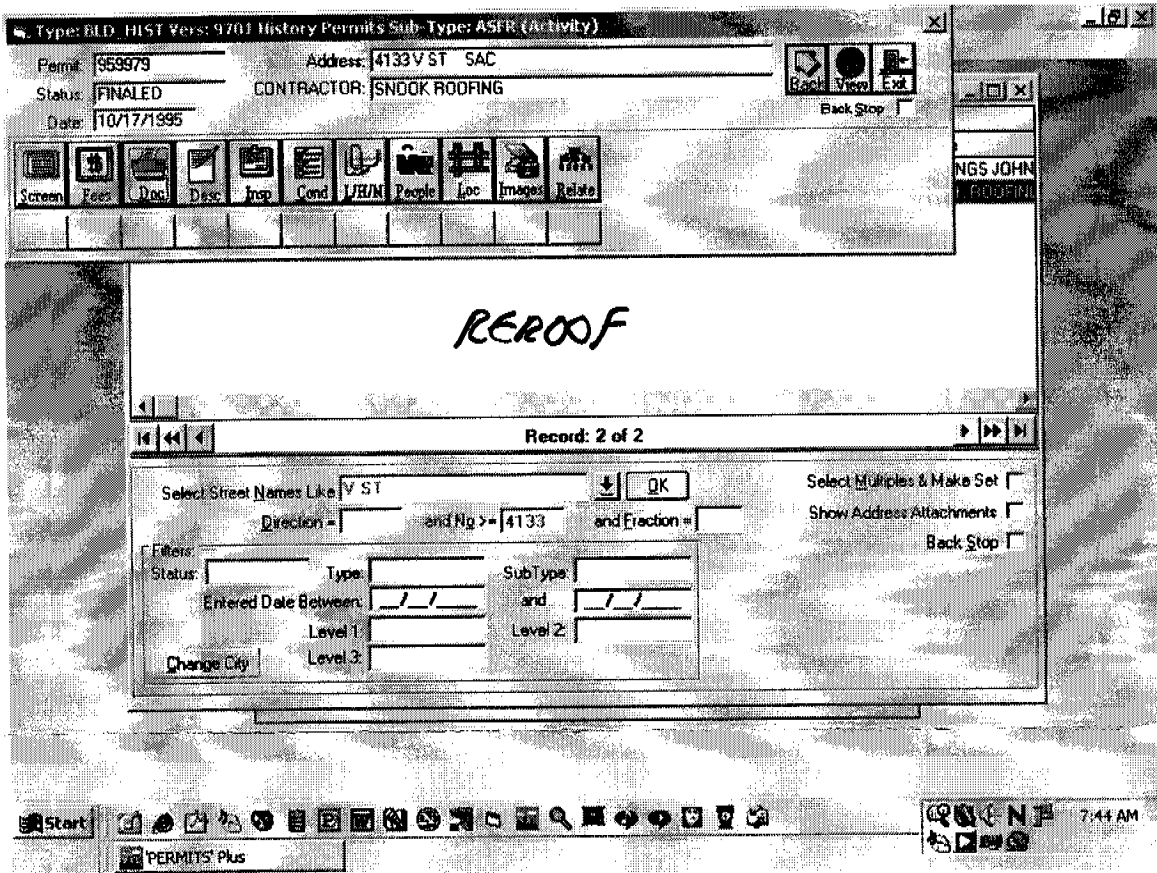
42nd
50'

4200 40'	4208 50'	4216 "	4224 "	4232 "	4240 "
2701 (1) 90'	2702 (2)	2703 (3)	2704 (4)	2705 (5)	2706 (6)
(24) 2736 88.89'	(23) 2735 50'	(22) 2734 "	(21) 2733 "	(20) 2732 "	(19) 2731 "
4201	4209	4217	4225	4233	4241

V ST

(20)

NOTE--Assessor's Block Numbers Shown in
Assessor's Parcel Numbers Shown



June 7, 2004

City of Sacramento
Building Inspections Division
2101 Arena Blvd., Suite 200
Sacramento, CA

Permit No. 0407869
Property: 4133/Rear V Street
Sacramento, CA 95817

Attention: Mr. Don Verga, Electrical Field Manager

Dear Mr. Verga:

I'm the caretaker for this property and with this note I am seeking your assistance. The owner is elderly and unable to attend to this matter, and therefore has requested my assistance. Accordingly, I'm writing to you for your instructions in this matter.

On Friday 6/5 I called you to request the following information:

Can you please advise how we apply for a waiver regarding the relocation of the electrical service for this rear dwelling? Our desire is not to move the service, but to keep it as is. A Correction Notice has been issued under the captioned permit, calling for the relocation of the electrical service for this rear dwelling, to the front dwelling.

May 16, 2004

At approximately 1:30 p.m. the power leads to the rear dwelling arced scorching the rain gutters, resulting from high winds. The electrical lines were damaged causing a serious threat to life and property. I called the Fire Department, and they in turn requested emergency service from SMUD.

Upon SMUDs' arrival, I informed the Representative that the installation of a new telephone pole--- forty feet from our service---on Thursday June 13th was what I believed changed the tension of the lines. This action contributed to the shorting problem. He made no comment as to my suggestion, other than to agree a change in tension had occurred and with the winds we now must repair the service connection. He suggested a resolution to our problem.

He indicated the bulls-eyes on the roof would have to be reattached. A building permit would be required before SMUD would connect or re-establish service. I suggested we would install a new weather-head and the SMUD Rep. said that would be an improvement.

6/14/04
NO WAIVER
CLEARANCE TO R 72"
D Varg
SERVICE TO BE
RELOCATED

Mr. Don Verga
Page 2 of 2

May 17, 2004

I contacted the contractor who in turn applied for the building permit, and installed the new weather-head and moved the electrical box approximately eleven feet. This is the exact location of the previous power inlet on the roof.

NOTE: there has not been an expansion of service, or installation of additional circuits. We enhanced safety by installing a weather-head and moved the tin box (new) to be located under the weather-head.

June 2, 2004

Basij

The City Building Inspector Mr. Basij came to inspect the work and provide approval as called for in the permit issued on May 20th. He would not approve the repair work and indicated we would have to move the electrical service box and meter to the same location as the front house.

CONCLUSION

We would like the repair work approved as completed by the contractor, as suggested by SMUD, and as required to provide a safe home for our tenant. If final approval requires a waiver or additional paper work, we respectfully request that you provide same for our completion.

Moving the electrical service at this point in time creates considerable expense that could represent a serious financial hardship. This home is some fifty years old and our concern is and will continue to be safety.

I look forward to your assistance in this matter and appreciate your consideration and recommendations. If we need to request a special waiver from SMUD we are prepared to do that for the owner.

Sincerely,



Harold E. Walker
4133 V Street
Sacramento, CA 95817
Telephone: 916/736-3263

CC/ Property Owner

June 7, 2004

City of Sacramento
Building Inspections Division
2101 Arena Blvd., Suite 200
Sacramento, CA

Permit No. 0407869
Property: 4133/Rear V Street
Sacramento, CA 95811

Attention: Mr. Don Verga, Electr.

Dear Mr. Verga:

I'm the caretaker for this property and owner is elderly and unable to attend to assistance. Accordingly, I'm writing to

On Friday 6/5 I called you to request th

Can you please advise h
of the electrical service fi
the service, but to keep it
the captioned permit, call
this rear dwelling, to the

7/13/04 1000 AM
Talked To Heather (SMUD)
At 732-6686
To extend service
cut-off to July 31
(Friday) To allow time
to resolve this side
yard clearance issue.
7/13/04
Called Hudd Walker 11:10 AM
(736-3263) to advise
of this extension

May 16, 2004

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Mr. Don Verga
Page 2 of 2

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I look forward to your assistance in this matter and appreciate your consideration and recommendations. If we need to request a special waiver from SMUD we are prepared to do that for the owner.

Sincerely,

Harold E. Walker
4133 V Street
Sacramento, CA 95817
Telephone: 916/736-3263

CC/ Property Owner

July 12, 2004

Building Inspections Division
2101 Arena Blvd., Suite 200
Sacramento, CA

Permit No. 0407869
Property: 4133/Rear V Street
Sacramento, CA 95817

Attention: Mr. Don Verga, Electrical Field Manager

Dear Mr. Verga:

This is my second letter, the first being personally delivered on June 7th to your office. This too is being personally delivered.

It appears from my telephone messages that you in fact have made an effort to assist us with information. However, you have not responded to my original request. For reference, I have attached a copy of my first letter.

Since your last telephone message, I have called you on three occasions and requested the exact same information as contained in my original communication. *If you are unable to assist me with specific information as to the name, title and location of the person for whom I should make my request please let me know.*

This matter is fast approaching CRITICAL and I desperately need your professional assistance.

Sincerely,


Harold E. Walker