

CITY OF SACRAMENTO
1231 I Street, Sacramento, CA 95814

Permit No: 0012121
Insp Area: 4

Site Address: 345 WINTERHAVEN AV SAC
Parcel No: 250-0240-062

Sub-Type: HSG
Housing (Y/N): Y

CONTRACTOR

OWNER
TORRES REUBEN/MARGARET
345 WINTERHAVEN AV
SACRAMENTO CA 95833

ARCHITECT

Nature of Work: Repair/rehab per building checklist and to minimum code standards.

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 10/17/00 Owner Signature Ruben J. Torres

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 10/17/00 Applicant/Agent Signature Ruben J. Torres

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. **PAID**

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 _____ Policy Number _____ Exp Date _____

(This section need not be completed for **NEIGHBORHOODS, PLANNING AND DEVELOPMENT SERVICES**) 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 10/16/00 Applicant Signature Ruben J. Torres

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.

00/2/21

Case Field Correction List

Case #: H000006432 Address: 345 WINTERHAVEN AV

Corrective Action:

Violation: B11 - Building

Description: General dilapidation or improper maintenance of the building. 49.10.1002(13)

Comments: Front porch posts are not installed correctly and are not properly anchored.

Corrective Action:

Violation: B12 - Building

Description: Deteriorated or inadequate foundations. 49.10.1003(1)

Comments: 1. Floor in house deflects due to failing foundation and or supports.

2. Stem wall built along the side of the house is bowing.

Corrective Action:

Violation: B19 - Building

Description: Broken, rotted, split or buckled exterior wall coverings or roof coverings. 49.10.1008(4)

Comments: Replace all areas of visible dry rot on exterior of house.

Corrective Action:

Violation: B21 - Building

Description: Faulty materials of construction. 49.10.1010

Comments: 1. The two accessory dwellings on the property are unapproved and unpermitted. The electrical, plumbing, mechanical and structural systems within them are not to code and are non conforming methods of construction.

2. If it is the intent to legitimize the accessory buildings all planning and zoning requirements must be met. Plans submitted and approved. All exterior and interior wall coverings removed. Removal of all non-conforming electrical, plumbing, mechanical and structural systems and re-installation of same per approved plans and field inspections.

Corrective Action:

Violation: E02 - Electrical

Description: Exposed conductors, wire joints or energized equipment. 49.07.702

Comments: Exposed conductors and open breaker spaces at the main panel.

Corrective Action:

Violation: P05 - Plumbing

Description: Provide approved method for installation, and/or maintenance of DWV system (drain, waste, and venting). 49.05.521

Comments: Incorrectly installed and supported waste vent on west side of house.

Corrective Action:

Violation: P08 - Plumbing

Description: Provide approved method and materials for installation of gas piping system. 49.10.1006

Comments: Support gas line between meter and entry point to house.

19/13/00

- 1) Requires photos to verify ext. of structure.
- 2) Ellen Schmidt to look at photos
- 3) Photos to verify B-21 that Plug/Zone Access. ~~at~~ Dwelling units are removed.

Donna Decker