

CITY OF SACRAMENTO

1231 I Street, Sacramento, CA 95814

Permit No: 0113233

Insp Area: 3
Thos Bros: 318C2

Site Address: 4040 73RD ST SAC
Parcel No: 021-0091-054

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

CONTRACTOR
DYNAMIC CONSTRUCTION
PO BOX 161779
SACRAMENTO CA 95816

OWNER
RADIN ZIVAN
4040 73RD ST
SACRAMENTO 95820

ARCHITECT

Nature of Work: NSFR 2400-SF; 672-SF PORCH TOTALS. GARAGE NOT INCLUDED IN THIS PERMIT.

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 NIA 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 297371 Date 12-13-01 Contractor 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 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 [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 above mentioned property for inspection purposes.

Date 12-13-01 Applicant/Agent Signature [Signature]

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 STATE COMPENSATION INS FUND Policy Number 0773238 - 00 Exp Date 08/30/2002

(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 12-13-01 Applicant Signature [Signature]

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: 4040 73rd Street

APN: 021-0091-054

ZONING: R-1

DESIGN REVIEW AREA: No

PREVIOUS FILES RELATED TO SITE: P85-209

EXISTING LAND USE: Vacant

PROPOSED USE: single family house w/ detached garage.

* ~~1904 sq ft garage~~ *

COMMENTS: Lot = 185 x 130 = 24,050

Bldg = 1232 + Porches = 384 + Carport = 288 = 1904 sq ft

Garage = 3010 sq ft

Total lot coverage = 4914 sq ft / 24,050 = 21%

DATE: 10/11/01

BY: [Signature]

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:

House and

Garage meets lot coverage and setback requirements

Garage must not exceed 18 ft tall.

DATE: 10/11/01

BY: [Signature]

Certification of Compliance

School District Development Fees

Part I—To be completed by APPLICANT

Owner's name 22201 N. 20th St
Owners's address 22201 N. 20th St, Sacramento, Ca 95825
Project address 4040 73rd St, Sacramento
Parcel number 0210091254 Lot no. _____
Subdivision name _____ No. of units _____
Applicants signature _____ Title owner
Phone no. 916-440-0000 Date 12-12-01

NOTICE TO APPLICANT: Pursuant to government code section 66020(d), this will serve to notify you that the 90-day approval period in which you may protest the fees or other payment identified above will begin to run on the date in which the building or installation permit for this project is issued or on which they are paid to the district(s) or to another public entity authorized to collect them on behalf of the district(s), whichever is earlier.

Part II—To be completed by BUILDING DEPARTMENT

Plan identification number 011-0033
Building type (check one)
 Residential Apartment/condominium Commercial/industrial
Square feet of chargeable building area 2400 700 sq ft was DEMOLISHED 11/76
Signature/title Steve Brown B I 1 Date 12-12-2001

Part III—To be completed by SCHOOL DISTRICT

School district W & C Cert. no. 7325
 Exempt—Comments _____
Residential/apartment/etc. 2400 Square ft. X \$ _____ = \$ 2,580.00
Commercial/industrial _____ Square ft. X \$ _____ = \$ _____
Total fees collected = \$ 2,580.00

This certification covers only the amount of square footage indicated above. Any additions or corrections to the square footage for this project will require an amendment to the Certificate of Compliance.
As the authorized school district official, I hereby certify that the requirements of government code section 65995 and any other authorized requirements have been complied with by the above signed applicant.

Signature _____ Date _____

White & Canary-School District • Pink-Building Department • Goldenrod-Applicant