

CITY OF SACRAMENTO

1231 I Street, Sacramento, CA 95814

Permit No: 9804018

Insp Area: 1

Site Address: 1904 6TH ST SAC

Parcel No: 009-0056-011

UNIT 3

Sub-Type: NSFR

Housing (Y/N): N

CONTRACTOR

WILLIAM A HEMMER
5518 SPRING CREEK WY
ELK GROVE CA 95758

OWNER

REDEVELOPMENT AGENCY CITY OF SACRA
1908 6TH ST
SACRAMENTO CA 95814

ARCHITECT

Nature of Work: NEW SFD TOWNHOUSE - UNIT #3

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 RIVER CITY BANK Lender's Address NARAHAS

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 ACB License Number 752311 Date 4/1/99 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 _____

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 4/1/99 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: _____ 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 4/1/99 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.



O'Connor Freeman & Associates, Inc.

Civil, Structural & Electrical Engineering Services

F A X T R A N S M I T T A L

Date: December 6, 1999

Number of pages including cover: 1

TO: Bill Hemmer
HMR

Phone:

Fax: (916) 683-5215

FROM: Eric Love
O'Connor Freeman & Assoc., Inc.
1912 F Street, Suite 120
Sacramento, CA 95814

Phone: (916) 441-5721 ext. 13

Fax: (916) 441-5697

CC:

Job #: E971109

Project: Twin Palms

REMARKS: Urgent For your review Reply ASAP Original(s) to follow

Bill. You contacted us regarding two items at Twin Palms. The following are clarifications/answers to your questions.

- 1) The MST30 strap called out at the garages was a typographical error on our plans (Sheet S2) and should have been an MTS30 strap.
- 2) Only one continuous strap at detail 18/SD is required. If the strap is applied on the top of the floor framing, 2x flat blocking may be used for strap nailing.

I hope this helps continue construction. Please call if additional questions arise.

ERIC

SACRAMENTO CITY UNIFIED SCHOOL DISTRICT

CERTIFICATION OF COMPLIANCE

SCHOOL DISTRICT DEVELOPMENT FEES

PROPERTY OWNER'S NAME	KEYSTONE PROPERTIES, LLC		
OWNER'S ADDRESS	7100 CEDARVIEW WAY, SUITE R		
PROJECT ADDRESS	1700, 1902, 1704, 1706, & 1908 14th ST		
PARCEL NUMBER	009-0056-011	LOT NUMBER	
SUBDIVISION NAME	TWIN PALMS		
NUMBER OF UNITS	FIVE (5)		
APPLICANT'S SIGNATURE	<i>[Signature]</i>		
TITLE OF APPLICANT	GENERAL PARTNER		
DATE	2/21/99	TELEPHONE NUMBER	916-682-1556
PLAN IDENTIFICATION NUMBER			
BUILDING TYPE (CHECK ONE)	<input checked="" type="checkbox"/> 1,530	<input type="checkbox"/> 1,416	<input type="checkbox"/> 1,520
	<input type="checkbox"/> 1,416	<input type="checkbox"/> 1,530	
	<input checked="" type="checkbox"/> RESIDENTIAL	<input type="checkbox"/> APARTMENT/CONDOMINIUM	<input type="checkbox"/> COMMERCIAL/INDUSTRIAL
SQUARE FEET OF CHARGEABLE BUILDING AREA	7,472 S.F. - 1,251 S.F. = 6,221 S.F.		
SIGNATURE	<i>David Bark</i>		
TITLE	Eldg Insp. III	DATE	3-23-99
SACRAMENTO CITY UNIFIED SCHOOL DISTRICT			
DISTRICT CERTIFICATION NUMBER	4551		
EXEMPT	COMMENTS		
RESIDENTIAL / APARTMENT / ETC.	2635	SQ. FT. X \$ 1.72	= \$ 4,532.20
COMMERCIAL / INDUSTRIAL		SQ. FT. X \$	= \$
OTHER FEE	TYPE	SQ. FT. X \$	= \$
TOTAL FEES COLLECTED.....			\$ 4,532.20
<p><i>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.</i></p> <p><i>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.</i></p>			
SIGNATURE	<i>[Signature]</i>		
TITLE	Admin. Secretary	DATE	3-31-99