

CITY OF SACRAMENTO
1231 T Street, Sacramento, CA 95814

Permit No: 0104898
Insp Area: 3

Site Address: 2508 43RD AV SAC
Parcel No: 036-0042-002

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

CONTRACTOR

OWNER
GIN RAY

ARCHITECT

SACRAMENTO CA 95818

Nature of Work: NSFR 1 STORY 7 RMS

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 Professions 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 7-20-01 Owner Signature Mary S. Hernandez

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 7-20-01 Applicant/Agent Signature Mary S. Hernandez

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 a residential project. 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 7-20-01 Applicant Signature Mary S. Hernandez

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.

OWNER-BUILDER VERIFICATION

ATTENTION PROPERTY OWNERS

An owner-builder building permit has been applied for in your name and bearing your signature.

Please complete and return this information in the envelope provided at your earliest opportunity to avoid unnecessary delay in processing and issuing your building permit. No building permit will be issued until this verification is received.

1. I personally plan to provide the major labor and materials for construction of the proposed Improvement (yes or no) _____
2. I (have/have not) _____ signed an application for A building permit for the proposed work.
3. I have contracted with the following person (firm) to provide the proposed construction:

Name _____ Address _____

City _____ Telephone _____

Contractors License No. _____

4. I plan to provide portions of the work, but I have hired the following person to coordinate, Supervise, and provide the major work.

Name _____ Address _____

City _____ Telephone _____

Contractors License No. _____

5. I will provide some of the work but I have contracted (hired) the following to provide the Work indicated:

Name	Address	Phone	Type of work

Signed _____

Job Address _____

Permit No: _____

Mary S. Murphy
2508 43rd AVE

0104878



DEPARTMENT OF
NEIGHBORHOODS, PLANNING
AND DEVELOPMENT SERVICES

CITY OF SACRAMENTO
CALIFORNIA

1231 I STREET
ROOM 200
SACRAMENTO, CA
95814-2904

DEVELOPMENT SERVICES
DIVISION

916-264-7619
FAX 916-264-7046

EXHIBIT 1

I have read and am familiar with the contents of the City's Standard
Owner-Builder Notification and Owner-Builder Verification, as required by
California Health and Safety Code Section 19830 and 19831. I authorize my
agent(s) Mary Hernandez
to sign the Owner-Builder Verification on my behalf.

Signature Ray Gin
Print Name Ray Gin
Address 2808 Marshall way
Sacramento, CA 95818
Telephone 916-454-2535

City of Sacramento

COMMUNITY DEVELOPMENT BANKING Credit Approval Report

Name	Title	Phone #	Date	Signature
Client Management				
Paul Shipstead	CM/AVP	BaNet 515-5940	6/29/01	Electronically signed
Deborah Ruane	CDBG Mgr./SVP	BaNet 515-5829	6/29/01	Electronically signed
Lindy Hahn	RM/SVP	BaNet 522-1010	7/5/01	Electronically signed
Risk Management				
Cynthia Christian	CRM/SVP	BaNet 988-4827	7/13/01	Cynthia A. Christian

Conditions to Approval

Community Development Investment Rationale

This investment benefits low and moderate income individuals, or low and moderate income areas, or other areas targeted for redevelopment by supporting one or more of the following activities:

- ✓ Affordable housing, community services or permanent jobs for low and moderate income individuals: Yes: No:
- ✓ Equity or debt financing for small business: Yes: No:
- ✓ Area revitalization or stabilization: Yes: No:
- ✓ Other activities, services, or facilities that primarily promote public welfare: Yes: No:

BoFA Target Market:	In Market: <input checked="" type="checkbox"/> Out of Market: <input type="checkbox"/>	Degree of Impact:	High: <input type="checkbox"/>	Medium: <input checked="" type="checkbox"/>	Low: <input type="checkbox"/>	
Sponsor:	For Profit Entity: <input checked="" type="checkbox"/> Not for Profit Entity: <input type="checkbox"/>	Government Entity: <input type="checkbox"/>				
Tax Abatements:	Yes: <input checked="" type="checkbox"/> No: <input type="checkbox"/>	Rental Subsidies:	Yes: <input type="checkbox"/> No: <input checked="" type="checkbox"/>	Other Subsidies:	Yes: <input type="checkbox"/> No: <input checked="" type="checkbox"/>	
Investor Information For Tax Credit Transactions:	Syndicator/ Tax Credit Investor:	Lend Lease Real Estate Investments	Credit Rating:	4		
	Type of Credits:	4%	Total Credit Awarded:	NA	IGL: Yes X No	
	Award Date:	NA	Purchase Price:	\$0.00	Price/Total Award:	NA
ay in Terms:	1st installment: (30%) \$992M at closing; 2nd installment: (14%) \$463M at 25% complete; 3rd installment: (14%) \$463M at 40% complete; 4th installment: (14%) \$463M at 75% completion; 5th installment: (9%) \$296M at take-out; 6th installment: (10%) \$331M at receipt of 8609s and 7th installment \$299M (9%) after 1.10 DSC for 6 consecutive months.					
Project Data:	% AMI served:	30% of the units at 50% AMI and 70% of the units at 60% AMI	% of Units Affordable:	.00%	% of Units Market:	0%
Social Service Component:	The project will offer an after school program for the children of the project and also offer a computer lab along with computer training opportunities for the project's residents.					

Certification of Compliance
School District Development

Part I—To be completed by the APPLICANT

Owner's Name/Address _____

Project Address 2500 7th St SW

Parcel Number 02107017 4000 Lot No. _____

Subdivision Name _____ No. of Units 1

Applicant's Signature _____ Title _____

Phone No. _____ Date _____

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 the BUILDING DEPARTMENT

Plan Identification Number 01-011278

Building Type (check one) Residential Apartment/Condominium Commercial/Industrial

Square Feet of Chargeable Building Area 1724

Signature/Title Bob Love Date 1/17/01

Part III—To be completed by the SCHOOL DISTRICT

School District _____ Certificate No. 101

Exempt Comments _____

Residential/Apartment/etc. _____ Square ft. x \$ 1.20 = \$ 1,200

Commercial/Industrial _____ Square ft. x \$ _____ = \$ _____

Total fees collected..... = \$ 1,200

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 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 _____

Date of Request: 4/20/01
By: _____

**CITY OF SACRAMENTO DEVELOPMENT SERVICES DIVISION
PLANNING AND ZONING INFORMATION REQUEST**

Project Address: 2508 43rd Av

Assessor's Parcel Number: 036-0042-002

Previous Use: VAC

Description of Request/Proposed Use: SFR

Is This a Change of Use? _____

Zoning Designation: R1

Prior Applications for Project Site(P#, Z#, DRPB#): NONE

Comments: Front Setback, Side & rear setbacks OKAY,
Lot Coverage OKAY

Are There Any Planning Issues?: (circle one) YES NO

- * ~~Staff Site Plan Check Required? (Circle one)~~ YES NO
- * ~~Field Inspection Required? (Circle one)~~ YES NO
- * Design Review/Preservation Required?: (Circle one) YES NO

Planning Review by/Date: Ronda Hay 4-20-01

A list of items that must be reviewed by Planning is provided on the reverse side of this form.

MICROFILM AFTER FINAL