

CITY OF SACRAMENTO

1231 I Street, Sacramento, CA 95814

Permit No: 0510306

Insp Area: 4

Thos Bros: 277E4

Site Address: 661 SAN JUAN RD SAC St: #B

Parcel No: 250-0010-102 STE B

Sub-Type: TI

Housing (Y/N): N

CONTRACTOR
S D DEACON
7745 GREENBACK LN #250
CITRUS HEIGHTS CA 95610

OWNER
MCKL#1
419 WAVERLEY ST
PALO ALTO, CA 94301

ARCHITECT
ARKTEGRAF INC.
1800 27TH ST
SACRAMENTO CA 95816

Nature of Work: FIRST TIME T I FOR STE B - "ACCENTUATE"

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 760475 Date 1-8-05 Contractor Signature *Ray Koster*

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 contractor 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 1-8-05 Applicant/Agent Signature *Ray Koster*

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 AMERICAN ZURICH INS CO Policy Number WC350459104 Exp Date 02/15/2006

(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 1-8-05 Applicant Signature *Ray Koster*

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.

PAID
CITY OF SACRAMENTO
AUG 08 2005
NORTH PERM
CENTER

CITY OF SACRAMENTO

CERTIFICATE OF OCCUPANCY

For Information Contact (916) 808-5716

Building Address: 661 SAN JUAN RD #B Permit No.: 0510306
Building Use: T.I. DBA: ACCENTUATE Occupancy: M/B
Building Owner: MCKL#1 Construction Type: VN
Owner Address: PALO ALTO, CA Sprinkled? Yes No
Portion of Building Occupied: SUITE B Area: 1899 Sq. Ft.
9/9/05 Carolyn Cooper RON BEEHLER
Date By: (Print) Sign CHIEF BUILDING OFFICIAL

[Finaled By: MJ,RLB,TR,MCM]

This Certificate, issued pursuant to the requirements of Section 109 of the Uniform Building Code, certifies that at time of issuance the described portion of the building has been inspected for compliance with the Uniform Building Code, as adopted per Title 15 of the Sacramento City Code for the group and division of occupancy and use for which the proposed occupancy is classified. Issuance of this certificate shall not be construed as an approval of a violation of any Codes, or Federal, State and City Laws or Ordinances. Certificates presuming to give authority to such violation shall not be valid. This certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Chief Building Official. No changes shall be made in the character of occupancy or use without approval of the Chief Building Official.

POST IN A CONSPICUOUS PLACE

APPLICATION FOR COMMERCIAL BUILDING PERMIT

CITY OF SACRAMENTO
 PLANNING & BUILDING DIVISION
 PERMIT SERVICES SECTION
 (916) 808-2534 FAX: (916) 808-7046

ACTIVITY # 0510306 Insp. Area

Applicant **MUST** complete ALL Unshaded Areas

ADDRESS: 661 SAN JUAN RD. Suite: B

PARCEL #: 250-0010-102

CONTACT Name: <u>SAME AS ARCH.</u> Street Address: _____ City/State/Zip: _____ Phone: _____ E-Mail: _____		LICENSED CONTRACTOR Lic No. # <u>760475</u> Name: <u>S.P. DEACON</u> Street Address: <u>7745 GREENBACK #250</u> City/State/Zip: <u>CITRUS HEIGHTS CA 95610</u> Phone: <u>916.969.0900</u> E-Mail: _____	
ARCHITECT/ENGINEER Name: <u>ARCHITECTURE INC / JEFF CEZIL</u> Street Address: <u>1800 27th STREET</u> City/State/Zip: <u>SAC CA 95816</u> Phone: <u>916.736.6920</u> E-Mail: <u>JEFF@ARCHITECTURE.COM</u>		OWNER Name: <u>MCNEELLS PARTNERS, LLC</u> Street Address: <u>419 Waverly St</u> City/State/Zip: <u>PALO ALTO CA 94301</u> Phone: <u>916.436.2500</u> E-Mail: _____	

Will permittee have any employees on the jobsite? No Yes Insurance Co.: _____

WORKER'S COMPANSATION POLICY # _____ EXPIRATION DATE: _____

NATURE OF WORK IN DETAIL: NEW TENANT IMPROVEMENT

OCCUPANT/TENANT: ACCENTUATE VALUATION: \$20,000.00

FLOOD STATUS:			S.C.A.T.			REM() SW		FIRE		ADD		OTH		
JOB DISCRPTION			BLDG	SHELL	APT	TI(X)	ELEC		SITE		FIRE			
INSPECTION DISCIPLINES			BLDG	MECH	PLUMB	Fire Req. Y / N		Fed Code		Vio. [H]		File [Quad]		
# Stories	1 st Flr Area	Total Area	Use Zone	Occp Group	Const type	SPR	ALARM			PW		UTIL		
1	1899	1899		M	V-N					D				
B	L	P	M	E	F	S								

COMMENTS: _____

REGIONAL SANITATION FEES? Yes No HEALTH DEPARTMENT: Yes No

WATER FLOW TEST FOR NEW BUILDINGS OR ADDITIONS? Provided Faxed

City of Sacramento
Development Services Department
PLANNING REVIEW FOR BUILDING PERMIT SUBMITTAL

ADDRESS: 661 San Juan Rd, Suite B	APN: 250-0010-102
DRPB AREA / PUD / SPD: Natomas Gardens PUD	ZONING: SC-PUD
EXISTING LAND USE: New shopping center, under construction, almost complete.	
PROPOSED USE: First time TI for Space B, for retail use.	
PLANNING STAFF WILL CHECK ONE OR MORE OF THE ITEMS BELOW:	
<input type="checkbox"/>	Planning review is NOT required.
<input type="checkbox"/>	Use is NOT allowed; applicant CANNOT submit for plan check.
<input type="checkbox"/>	Requires APPLICATION(s): PC ZA IR ER DR PB Required Planning application must be approved <i>before</i> project can be submitted for plan check
<input type="checkbox"/>	Application(s) IN PROGRESS: File Number: Application must be approved before project can be submitted for plan check.
<input checked="" type="checkbox"/>	Application(s) COMPLETED: File Number & approval date: Z04-310 & P02-159 Building permit must conform to approved plans and comply with all conditions of approval. Do NOT accept applications for a building permit prior to the end of the 10-day appeal period.
<input checked="" type="checkbox"/>	Plans may be submitted for plan check. Plan checker(s) shall confirm compliance with Zoning Ordinance requirements and all applicable development standards <i>prior to issuance</i> of building permit.
<input type="checkbox"/>	Meets setback & lot coverage requirements as shown on site plan provided.
<input type="checkbox"/>	Plans to be submitted have been stamped/signed by Planning counter staff.
<input type="checkbox"/>	Route to SITE for plan check and inspection.
<input type="checkbox"/>	Route to SITE for inspection only, plan check not required.
<input type="checkbox"/>	Preliminary review ONLY; the information on this form must be reviewed again and confirmed at the time of building permit submittal.
CONDITIONS AND COMMENTS: Retail uses okay in this retail shopping center. No exterior changes.	
DATE: 7/13/2005	BY: Monica May 