

CITY OF SACRAMENTO

1231 I Street, Sacramento, CA 95814

Permit No: 0510968

Insp Area: 1

Thos Bros: 297C4

Site Address: 555 CAPITOL ML SAC St: GRNDFLR

Sub-Type: REM

Parcel No: 006-0145-025

GRND FLR LOBBY MEN'S RESTROOM

Housing (Y/N):

N

CONTRACTOR

REINKE CONSTRUCTION  
IMAGE WORKS ARCHITECTURE, INC  
8240 BELVEDERE #D  
SACRAMENTO CA 95826

OWNER

DOWNTOWN PLAZA TOWERS ASSOCIATES  
555 CAPITOL ML #240  
SACRAMENTO, CA 95814

ARCHITECT

2335 AMERICAN RIVER DR. SUITE#303  
SACRAMENTO, CA. 95825

Nature of Work: INTERIOR REMODEL TO THE EXISTING MEN'S RESTROOM TO ADD FIXTURES.

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.

X License Class B-1 License Number 616274 Date 7-26-05 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.

X Date 7-26-05 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.

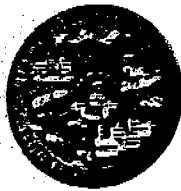
X I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:

Carrier STATE COMPENSATION INS FUND Policy Number 1404478 Exp Date 07/01/2006

(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.

X Date 7-26-05 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.



Downtown Permit Center  
 1231 I Street, Suite 200  
 Sacramento, CA 95814  
 Help Line: 1-916-264-5656

CITY OF SACRAMENTO  
 DEVELOPMENT SERVICES DEPARTMENT  
 BUILDING DIVISION  
[www.cityofsacramento.org](http://www.cityofsacramento.org)

North Permit Center  
 2101 Arena Blvd., Suite 200  
 Sacramento, CA 95834  
 Inspection: 1-916-808-4677

## SITE DRAINAGE AND ENCROACHMENT QUESTIONNAIRE

PARCEL # 078 - 0440 - 010 PERMIT # 05105102  
 SITE ADDRESS 5 Gatehouse Ct. ACREAGE .14

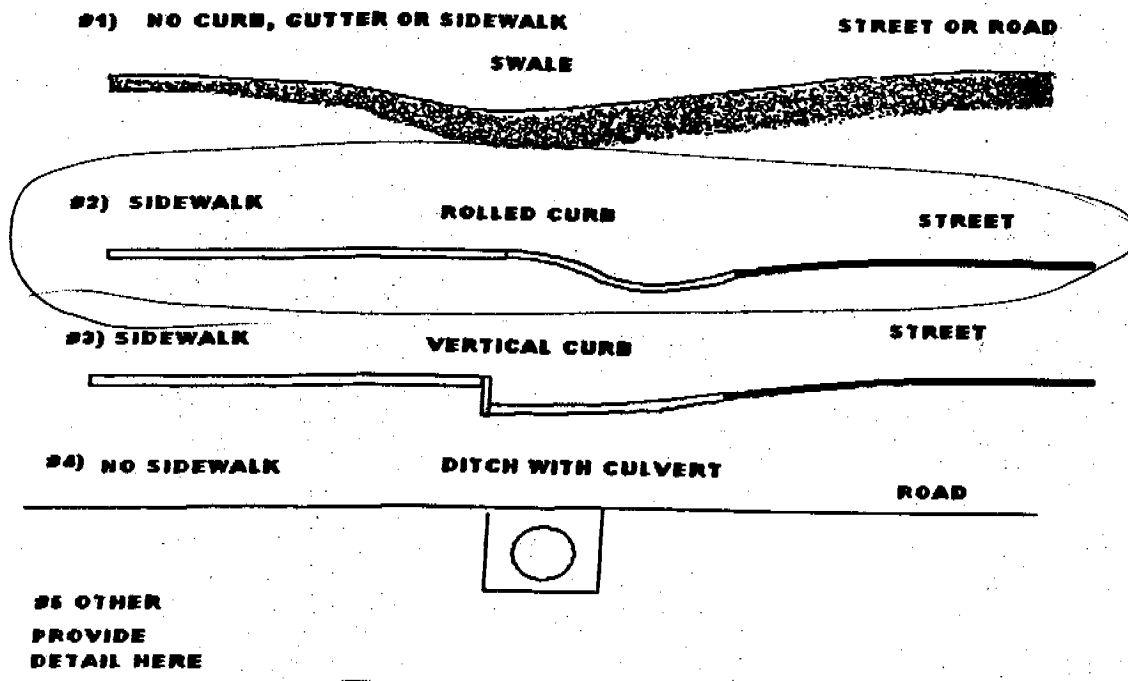
The City of Sacramento requires a building site to be graded to drain correctly and site drainage routed to an approved location. To help us understand the site drainage for your project and determine if a driveway permit or an encroachment permit is required please answer the following questions. All questions must be answered.

- |  |                                     |                                     |                                      |
|--|-------------------------------------|-------------------------------------|--------------------------------------|
| 1. Are there existing structures on the site?                                      | <input checked="" type="radio"/> Y  | <input type="radio"/> N             |                                      |
| 2. Is there an existing concrete or paved driveway to this parcel from the street? | <input checked="" type="radio"/> Y  | <input type="radio"/> *N            |                                      |
| 3. Will the existing access to this parcel be changed in any way for this project? | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  |                                      |
| 4. Are all portions of the lot higher than the crown of the street?                | <input checked="" type="radio"/> Y  | <input type="radio"/> *N            |                                      |
| 5. Are all portions of the lot higher than the back of the sidewalk?               | <input checked="" type="radio"/> Y  | <input type="radio"/> *N            |                                      |
| 6. Is there a curb and gutter at the street level?                                 | <input checked="" type="radio"/> *Y | <input type="radio"/> N             |                                      |
| 7. Is there a sidewalk with a curb and gutter at the street?                       | <input checked="" type="radio"/> *Y | <input type="radio"/> N             |                                      |
| 8. Is the curb at the street square?   | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  | N/A                                  |
| 9. Is there a rolled curb at the street?   | <input checked="" type="radio"/> Y  | <input type="radio"/> N             | N/A                                  |
| 10. Is there a drainage ditch or culvert at the street?                            | <input type="radio"/> Y             | <input checked="" type="radio"/> *N | N/A                                  |
| 11. Does the lot drain from back to front?   | <input checked="" type="radio"/> Y  | <input type="radio"/> *N            |                                      |
| 12. Does the lot drain from front to rear?   | <input type="radio"/> Y             | <input checked="" type="radio"/> *N |                                      |
| 13. Does another lot drain across this parcel?                                     | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  |                                      |
| 14. Does the lot drain from side to side?  | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  |                                      |
| 15. Does the site have an existing low area or drainage swale?                     | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  |                                      |
| 16. Does the drainage swale drain to an adjacent parcel?                           | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  | N/A                                  |
| 17. Does the drainage swale drain to the street?                                   | <input type="radio"/> Y             | <input checked="" type="radio"/> *N | <input checked="" type="radio"/> N/A |
| 18. Will existing drainage be re-routed?   | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  |                                      |
| 19. Will drainage ditches or culverts be constructed or modified?                  | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  | N/A                                  |
| 20. Did this project require approval from the Zoning Administrator?               | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  |                                      |
| 21. Did the project require approval from the Planning Administrator?              | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  |                                      |

**SITE DRAINAGE AND ENCROACHMENT QUESTIONNAIRE**

- 22. Is there any tree, telephone pole, guy wire or similar obstruction located at the front of the property adjacent to the street or road? \*Y  N
- 23. Is this a corner lot? \*Y  N
- 24. Is the posted speed limit on this street greater than 25 MPH? \*Y  N
- 25. Is this parcel located on a four-lane street? \*Y  N
- 26. If site is greater than 1/2 acre has an erosion and sediment control plan been submitted? Y  N N/A
- 27. If site disturbs 1 acre or more has a copy of the State General Permit NOI and SWPPP been submitted? Y  N N/A
- 28. If site is part of a larger subdivision greater than 1 acre has a copy of the State General Permit NOI and SWPPP been submitted? Y  N N/A

**CIRCLE THE DRAWING NUMBER BELOW THAT BEST ILLUSTRATES THE EXISTING CONDITION AT THE LOCATION OF THE PROPOSED DRIVEWAY OR SITE ACCESS.**



The information provided on this document is accurate. I understand that if this form is incomplete, contains inaccurate or misleading information, the project located at this address may be delayed until any drainage or encroachment issues are resolved to the satisfaction of the City of Sacramento.

SIGNED Dwayne Williams DATE 7-25-05  
 TITLE \_\_\_\_\_  
 PHONE NO. 916-342-5560



Downtown Permit Center  
1231 I Street, Suite 200  
Sacramento, CA 95814  
Help Line: 1-916-264-5656

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Inspection: 1-916-808-4677

## SITE DRAINAGE AND ENCROACHMENT QUESTIONNAIRE

PARCEL # 078 - 0440 - 010 PERMIT # 05105102  
SITE ADDRESS 5 Gatehouse Ct. ACREAGE .14

The City of Sacramento requires a building site to be graded to drain correctly and site drainage routed to an approved location. To help us understand the site drainage for your project and determine if a driveway permit or an encroachment permit is required please answer the following questions. All questions must be answered.

- |  |                                     |                                     |                                      |
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| 1. Are there existing structures on the site?                                      | <input checked="" type="radio"/> Y  | <input type="radio"/> N             |                                      |
| 2. Is there an existing concrete or paved driveway to this parcel from the street? | <input checked="" type="radio"/> Y  | <input type="radio"/> *N            |                                      |
| 3. Will the existing access to this parcel be changed in any way for this project? | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  |                                      |
| 4. Are all portions of the lot higher than the crown of the street?                | <input checked="" type="radio"/> Y  | <input type="radio"/> *N            |                                      |
| 5. Are all portions of the lot higher than the back of the sidewalk?               | <input checked="" type="radio"/> Y  | <input type="radio"/> *N            |                                      |
| 6. Is there a curb and gutter at the street level?                                 | <input checked="" type="radio"/> *Y | <input type="radio"/> N             |                                      |
| 7. Is there a sidewalk with a curb and gutter at the street?                       | <input checked="" type="radio"/> *Y | <input type="radio"/> N             |                                      |
| 8. Is the curb at the street square?   | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  | N/A                                  |
| 9. Is there a rolled curb at the street?   | <input checked="" type="radio"/> Y  | <input type="radio"/> N             | N/A                                  |
| 10. Is there a drainage ditch or culvert at the street?                            | <input type="radio"/> Y             | <input checked="" type="radio"/> *N | N/A                                  |
| 11. Does the lot drain from back to front?   | <input checked="" type="radio"/> Y  | <input type="radio"/> *N            |                                      |
| 12. Does the lot drain from front to rear?   | <input type="radio"/> Y             | <input checked="" type="radio"/> *N |                                      |
| 13. Does another lot drain across this parcel?                                     | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  |                                      |
| 14. Does the lot drain from side to side?  | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  |                                      |
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| 16. Does the drainage swale drain to an adjacent parcel?                           | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  | N/A                                  |
| 17. Does the drainage swale drain to the street?                                   | <input type="radio"/> Y             | <input checked="" type="radio"/> *N | <input checked="" type="radio"/> N/A |
| 18. Will existing drainage be re-routed?   | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  |                                      |
| 19. Will drainage ditches or culverts be constructed or modified?                  | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  | N/A                                  |
| 20. Did this project require approval from the Zoning Administrator?               | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  |                                      |
| 21. Did the project require approval from the Planning Administrator?              | <input checked="" type="radio"/> *Y | <input checked="" type="radio"/> N  |                                      |



## CITY OF SACRAMENTO

[www.cityofsacramento.org](http://www.cityofsacramento.org)

Help Line: 1-916-808-5656 OR 1-866-EZ-PERMIT  
Inspection: 1-916-808-7622

Downtown Permit Center  
1231 I Street, Suite 200  
Sacramento, CA 95814

North Permit Center  
2101 Arena Blvd., Suite 200  
Sacramento, CA 95834

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### OWNER-BUILDER INFORMATION

#### Attention Property Owner:

**For your protection, you should be aware that, as "owner-builder", you are the responsible party of record on such a permit. Property owners are not required to sign building permits unless they personally perform their own work. If a licensed contractor is performing your work, you may protect yourself from possible liability if that person applies for the proper permit in his or her name.**

Contractors are required by law to be licensed and bonded by the State of California. They are also required by law to put their license number on all permits for which they apply.

If you plan to do your own work, with the exception of various trades that you plan to subcontract, you should be aware of the following information for your benefit and protection:

**If you use the volunteer labor of your immediate family, you are not legally an employer. If you hire or otherwise engage for compensation any person other than your immediate family and those persons are not licensed as contractors or subcontractors, you may legally be an employer. Being an employer means you have certain legal responsibilities. You must register with the State and Federal government as an employer, and you are subject to several obligations, including State and Federal income tax withholding, Federal social security taxes, workers compensation insurance, disability insurance costs, and unemployment compensation contributions.**

There may be financial risks for you if you do not carry out these obligations, and these risks are especially serious with respect to workers compensation insurance.

For more specific information about your obligations under Federal law, contact the Internal Revenue Service (and, if you wish, the U.S. Small Business Administration), Department of Benefit Payments, and the Division of Industrial Accidents.

If the structure is not intended for sale, property owners who are not licensed contractors are allowed to perform their work personally or through their own employees without a licensed contractor or subcontractor only under limited conditions. A frequent practice of unlicensed persons professing to be contractors is to secure an "owner-builder" building permit, erroneously implying that the property owner is providing his or her own labor and material personally. Building permits are not required to be signed by property owners unless they are performing their own work personally.

Information about licensed contractors may be obtained by contacting the State Contractors License Board at 9821 Business Park Dr., Sacramento, CA 95827 or on the internet at: <http://www.cslb.ca.gov>

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

ADDRESS: 5 GATEHOUSE COURT	APN: 078 0440 010
DRPB AREA / PUD / SPD: NONE	ZONING: R1
EXISTING LAND USE: ONE-STORY SINGLE FAMILY HOME WITH ATTACHED GARAGE.	
PROPOSED USE: ADD 202 SQ. FT. FOR FAMILY ROOM.	
<b>PLANNING STAFF WILL CHECK ONE OR MORE OF THE ITEMS BELOW:</b>	
<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 type="checkbox"/>	Application(s) COMPLETED:    File Number & approval date: 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 checked="" type="checkbox"/>	Meets setback & lot coverage requirements as shown on site plan provided.
<input checked="" 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 <b>only</b> , plan check not required.
<input type="checkbox"/>	Preliminary review <b>ONLY</b> ; the information on this form must be reviewed again and confirmed at the time of building permit submittal.
CONDITIONS AND COMMENTS:	SETBACKS AND LOT COVERAGE ARE GOOD. INTERIOR ACCESS IS GOOD. NO PLANNING ISSUES. Square footage info: Lot size 6,089 per MetroScan. Existing living area 1384; Garage 441; Proposed new 202. Total proposed footprint 1,532.25 sq. ft., or 25% lot coverage.
DATE: 7/7/2005	BY: Monica May



Downtown Permit Center  
 1231 I Street, Suite 200, Sacramento, CA 95814

North Permit Center  
 2101 Arena Blvd., Suite 200, Sacramento, CA 95834

## PRELIMINARY RESIDENTIAL APPLICATION

1-916-808-5656 OR 1-866-EZ-PERMIT

<i>5 Gate House Court</i>		
BUILDING SITE ADDRESS	SUITE	INSP. AREA
<i>078 0440 010</i>		<i>0510562</i>
ASSESSOR'S PARCEL NO.	COMMUNITY PLAN NO.	PLAN CHECK NO.

NAME OF APPLICANT	ADDRESS	ZIP CODE	PHONE #	FAX #
<i>Deane Wiles</i>	<i>5 Gate House Ct.</i>	<i>95826</i>	<i>916 342-5560</i>	<i>916 227-7249</i>
PROPERTY OWNER				
<i>Same</i>				
LICENSED CONTRACTOR		LICENSE #:		
ARCHITECT/ENGINEER				

<i>1</i>	<i>6</i>	<i>Shingle</i> <del>Concrete</del>				
No. of Stories	No. of Rooms	Roof Covering	Area 1 <sup>st</sup> Floor	Total Area	Garage Area	Patio Area

THIS PERMIT IS FOR:

- BUILDING  
  MECHANICAL  
  PLUMBING  
  ELECTRICAL  
  SITE  
  FIRE

NATURE OF WORK IN DETAIL

*Addition Family Room 202 S/A*

*35,000*  
 \$ *20.0*  
 VALUATION



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 Help Line: 1-916-264-5656

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### OWNER BUILDER VERIFICATION

1. Check one below - I or my immediate family (parent, spouse, or child) will perform:

- A - all the work authorized by this permit.
- B - a portion of the work.
- C - none of the work.

If B or C is checked, complete 2 or 3 below.

2. A State licensed contractor (\*) will be hired to do:

all of the authorized work.

a portion of the authorized work.

Name \_\_\_\_\_ Phone \_\_\_\_\_

Address \_\_\_\_\_

Type of Work \_\_\_\_\_

Name \_\_\_\_\_ Phone \_\_\_\_\_

Address \_\_\_\_\_

Type of Work \_\_\_\_\_

Name \_\_\_\_\_ Phone \_\_\_\_\_

Address \_\_\_\_\_

Type of Work \_\_\_\_\_

Name \_\_\_\_\_ Phone \_\_\_\_\_

Address \_\_\_\_\_

Type of Work \_\_\_\_\_

I will utilize unlicensed person(s) other than my immediate family to perform all or portions of the authorized work. A Certificate of Workers Compensation must be on file at this office.

I declare under penalty of perjury that the above is true and correct. I have read and understand the owner-builder information on the reverse side of this form.

Signed: Property Owner Duane Wilson

Date 7-26-05 Case No. \_\_\_\_\_ Permit No. 0510562

Job Address 5 GATE HOUSE CT

Note: \* Information regarding unknown contractors or change in subcontractors shall be submitted to the Building Inspection and office.