

CITY OF SACRAMENTO

1231 I Street, Sacramento, CA 95814

Permit No: 0001365

Insp Area: 3

Site Address: 3758 40TH ST SAC

Parcel No: 014-0264-012

Sub-Type: HSG

Housing (Y/N): Y

CONTRACTOR

OWNER

JIMMIE SOU
6945 STOCKTON BL
SACRAMENTO CA

ARCHITECT

Nature of Work: REPAIRS TO A NINE UNIT APT. COMPLEX

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 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 3/15/2000 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 3/15/2000 Applicant/Agent 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 3/15/2000 Applicant 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.

Date

Description

-Provide an operative smoke detector in each bedroom and areas leading to such rooms.

Members of ceilings, roofs, ceiling and roof supports or other horizontal members which sag, split or buckle due to defective material or deterioration. 49.10.1003(6)

Members of walls, partitions or other vertical supports that split, lean, list or buckle due to defective material or deterioration. 49.10.1003(4) Garage structure

-The owner is to repair or remove the garage structure immediately to prevent failure of the structure which is posing a hazard to those who may enter the property.

Design review requirements required.

-This property is to be reviewed for compliance to all conditions of Planning Design Review requirements.

Unsafe electrical service equipment. 49.07.702

-Replace the damaged service equipment with minimum 100 Amp. panel.

Exposed Conductors, wire joints or energized equipment.

SCC Section 49.07.702

-Replace all missing fixtures, devices and equipment and provide cover plates for junction boxes with exposed conductors which will not have there components replaced.

Provide approved type and installation of room heater which will maintain a temperature of 70 degrees three (3) feet above the floor. 49.07.701

-Replace the missing wall furnace with approved type and installation. You will be required to replace the vent as well and leave one side of the wall open for inspection of the plate straps and clearances.

Provide approved method for installation, and/or maintenance of potable water system. 49.10.1006

-The owner is to repair the metallic water piping or replace as directed by the inspector. Repairs to the water piping is subject to testing and inspections prior to covering, or concealing of such repairs within the structure.

-Each supply line to fixtures shall be provided with approved shut off valves adjacent to each fixture.

Provide approved method for installation, and/or maintenance of D.W.V. system (drain, waste, and venting). 49.05.521

-Replace all damaged or leaking P-traps with approved type and installation.

-All DWV piping shall conform to the minimum requirements of the prevailing code.

Provide approved method and materials for installation of gas approved piping system. 49.10.1006

-The water heater may require replacing. Unable to determine at the time of this inspection, but the water heater shows signs of failure.

-Provide a PTR line and terminate to the exterior of the buildings foundation.

-Provide seismic supporting of the water heater in an approved manner. Provide the support at two locations, one in the upper third and one in the lower third of the tank.

Other conditions may exist not so noted above during the regular course of repairs and inspections. These violations will require correcting. Prior to requesting the permit, submittal of the termite/dry rot report will be required.

Date

Description

11/15/99

49.04.402(C) Dangerous to human life or detrimental to health.

3758 40th Street

Violations List

Inspections Date: November 15, 1999

Attractive nuisance. 49.04.402(b)

-Property is improperly secured and latent with junk and debris in the yard area. The owner is to clear the yards and structures of all debris and junk, secure as required by the notices posted on the structure on November 12, 1999 and sent to the owner.

-The garage is to be immediately stabilized to prevent complete failure, or is to be immediately removed.

Dangerous to human life or detrimental to health. 49.04.402(C)

-Structure is in a poor condition posing a health and safety issued to those entering or staying on the structure.

-Lack of hot and cold running water, water piping may be in a failing condition as the previous inspector move to have the City Water Dept. discontinue service to the property due to a water leak under the house.

-The accumulation of debris is posing a safety and health issued to those entering the property.

Uncleanliness. 49.04.402(G)

-Clean and repair the interior walls, ceilings, doors and trim of all damage and repaint.

-Replace all floor coverings through out the structure.

-Repair the cabinets and counter tops in the bathroom and kitchen areas, or replace.

Lack of required electrical lighting. 49.10.1002(10)

-Replace all missing or damaged light fixtures through out the house.

Infestation of insects, vermin or rodents. 49.10.1002(12)

-The owner is to have this house professionally treated for fleas, mice and cockroaches.

Broken, rotted, split or buckled exterior wall coverings or roof coverings. 49.10.1008(4)

Defective or lack of weather protection for exterior walls including lack of paint or

other approved protective covering. 49.10.1008(3)

Deteriorated or ineffective waterproofing of exterior walls, roof, foundation or floors including broken

windows or doors. 49.10.1008(2)

Deteriorated or inadequate foundations. 49.10.1003(1)

-There is some signs of dry rot damage to the siding, provide a current dry rot and termite report for both structures. This report will assist in further determining the extent of the damage.

-All sash windows are to be operative, repaired of all damage and replace all damaged glazing.

-Repair the exterior siding, trim, doors and roof assembly of all damage. Repaint exterior.

-Remove and install new roof coverings.

-Replace all missing or damaged foundation vents.

Building or portion thereof, device, apparatus, equipment, combustible waste, or vegetation which is in such a condition as to be a fire hazard. 49.10.1009

-The owner is to maintain the property against future problems associated with the accumulation of junk and debris which will pose a health or safety hazard.

Inadequate fire protection & equipment. 49.10.1014