

**CITY OF SACRAMENTO**  
1231 I Street, Sacramento, CA 95814

**Permit No: 0008954**  
**Insp Area: 3**

**Site Address: 3745 19TH AV SAC**  
Parcel No: 020-0132-017

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

**CONTRACTOR**  
MGC CONSTRUCTION  
1731 HOWE AV. #347  
SAC CA

**OWNER**  
SAECHAO  
3516 20TH AV  
SAC CA 95820

**ARCHITECT**

**Nature of Work:** 1519 SF NSFR; 364 SF ATTCH'D GAR; 75 SF PORCH

**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 B License Number 560453 Date 10-6-00 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 3 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 herby authorize representative(s) of this city to enter upon the abovementioned property for inspection purposes.

Date 10-6-00  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 10-6-00  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.**

# Certification of Compliance

## School District Development

### Part I - To be completed by the APPLICANT

Owner's Name/Address Lai Suenho

Project Address 3745 100 Av

Parcel Number 0200152 017 Lot No. \_\_\_\_\_

Subdivision Name \_\_\_\_\_ No. of Units \_\_\_\_\_

Applicant's Signature \_\_\_\_\_ Title \_\_\_\_\_

Phone No. (916) 454-9151 Date 10/6/00

**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 622R950R

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

Square Feet of Chargeable Building Area 1501

Signature/Title \_\_\_\_\_ Date 10/6/00

### Part III - To be completed by the SCHOOL DISTRICT

School District 622R950R Certificate No. 62212

Exempt Comments 1501 sq ft - 1400 DEMO sq ft = 101 NET NEW sq ft EXEMPTZ STATE

Residential/Apartment/etc. 101 sq ft Square ft. x \$ 7 = \$ \_\_\_\_\_

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

Total fees collected..... 101 x 7 = 707.00 = \$ 707.00

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 [Signature] Date 10/6/00

Date of Request: \_\_\_\_\_  
By: \_\_\_\_\_

CITY OF SACRAMENTO DEVELOPMENT SERVICES DIVISION  
PLANNING AND ZONING INFORMATION REQUEST

Zone X  
Panel 25

Project Address: 3745 19<sup>th</sup> Ave

Assessor's Parcel Number: 020-0132-017

Previous Use: Vacant lot

Description of Request/Proposed Use: We plan to build a 4 BED,  
2 BATH HOME with a 2 car garage

Is This a Change of Use? NO

Prior Applications for Project Site(P#, Z#, DRPB#): DR00-098  
Zoning Designation: R-1

Comments: No planning entitlements required  
Conform to Design Review DR00-098

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: [Signature]

cash Park. App'd 7/21/00  
8/3/00

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

MICROFILM AFTER FINAL



CITY OF SACRAMENTO  
CALIFORNIA

DEPARTMENT OF  
NEIGHBORHOODS,  
PLANNING AND DEVELOPMENT

1231 I STREET  
ROOM 200  
SACRAMENTO, CA  
95814-2998

PHONE 916-264-5381

FAX 916-264-7046

STAFF LEVEL PROJECT REVIEW

DR Number: DR00-098  
Address: 3745 19<sup>th</sup> Avenue  
Description: **New single family residence**

Applicant: Michael Candelario  
Owner: Michael Candelario  
Date Filed: June 14, 2000  
Date Approved: July 21, 2000  
Staff Contact: Ellen A. Schmidt, Junior Architect, 264-5962

STAFF ACTION AND CONDITIONS OF APPROVAL:

Staff has reviewed the proposed project, and approves it with the following conditions of approval:

1. Roofing shall be concrete tile.
2. Roof-mounted equipment is not permitted.
3. Front entry door shall have a raised panel design.
4. Decorative railing is required at porch as shown on drawings.
5. Garage door shall have a raised panel.
6. Front yard landscaping and irrigation shall be provided as indicated on drawings.
7. All windows visible from the street shall be gridded, have decorative trim, and sills.
8. All other notes and drawings on the final plans as submitted by the applicant are deemed conditions of approval. Any changes to the final set of plans stamped by Design Review staff shall be subject to review and approval prior to any changes.

Sincerely,

Ellen A. Schmidt  
Junior Architect  
Design Review

Department of Planning and Development  
Building Inspection Division

Grading and Erosion Control Questionnaire

To be completed for all residential new construction and additions

PART I (To be completed by applicant)

Site Address 3745 19th AVENUE A.P.N.

Applicant Information

Name Lai Sae chou  
Address 35110 20th AVENUE  
SACRAMENTO, CA  
Phone 716-9880

Project Information (Check One)

Single Family Dwelling  X  
Duplex   
Triplex   
Deep Lot Development

PART II (To be completed by the applicant when the project is not a part of a larger subdivision)

Are there existing structures on site?  Y  N  
Does the site front on a paved road?  Y  N \*  
Is the site higher than the crown of adjacent road?  Y  N \*  
Is the proposed building site higher than the back of the sidewalk or curb?  Y  N \*

Describe existing frontage improvements along road.

Ditch \*  Curb and Gutter  Curb, Gutter, and Sidewalk

The direction of drainage on this site is:

Front to Rear \*  Rear to Front  Side to Side \*

Does an adjacent site drain across this parcel?  Y \*  N

Does this site have an existing low area or drainage swale?  Y \*  N

Will construction require cut or fill on site? (\* >50FT3 or >2FT)  Y  N

- How much cut? \_\_\_\_\_ Yards \_\_\_\_\_ Depth  
- How much fill? \_\_\_\_\_ Yards \_\_\_\_\_ Depth

Has building site been previously been filled?  Y \*  N

Will existing drainage be re-routed?  Y \*  N

Do you plan to construct or modify culverts or drainage ditches?  Y \*  N

Print Name Michael Capdelavio Title contractor

Signature Michael Capdelavio Date 10-3-00  
Owner or Contractor

PART III (To be completed by staff)

What is the acreage of the parcel to be built on? 0.13 Acres.

If greater than 1/2 acre has an approved erosion and sediment control plan been provided?  Y  N

If greater than 5 acres has the applicant provided a copy of the State General Permit NOI and the SWPPP?  Y  N

Is the parcel to be built on part of a larger subdivision?  Y  N

Subdivision Name: no infill

If yes has an approved erosion and sediment control plan been provided?  Y  N

If the original subdivision is greater than 5 acres has the applicant provided a copy of the State General Permit NOI and the SWPPP?  Y  N

Is grading and drainage approval required prior to permit issuance?  Y  N

Approved by: Walt P. Date: 10/6/00

Building permit #: 0008954R

White Copy - Permit Jacket  
Yellow - Utilities  
Pink - Bldg. Div.