

CITY OF SACRAMENTO

1231 I Street, Sacramento, CA 95814

Permit No: 0510559

Insp Area: 3

Thos Bros: 317G3

Site Address: 3632 23RD AV SAC

Parcel No: 022-0024-004

Sub-Type: NGAR

Housing (Y/N): N

CONTRACTOR

OWNER

RAMOS ALDOLFO F/GABRIELA A
3632 23RD AV
SACRAMENTO, CA 95820

ARCHITECT

Nature of Work: NEW 816 SQ FT DETACHED GARAGE WITH ELECTRICAL AND FULL BATH

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);

AR, 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: _____

X Date 8-19-05 Owner Signature Aldolfo Ramos

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 ordinances and state laws relating to building construction and herby authorize representative(s) of this city to enter upon the above mentioned property for inspection purposes.

X Date 8-19-05 Applicant/Agent Signature Aldolfo Ramos

WORKER'S COMPENSATION DECLARATION: I hereby affirm under penalty of perjury 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.

X Date 8-19-05 Applicant Signature Aldolfo Ramos

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.



CITY OF SACRAMENTO

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

SITE DRAINAGE AND ENCROACHMENT QUESTIONNAIRE

PARCEL # 022-0024-004 PERMIT # 0510559
 SITE ADDRESS 3632-23 AVE ACREAGE _____

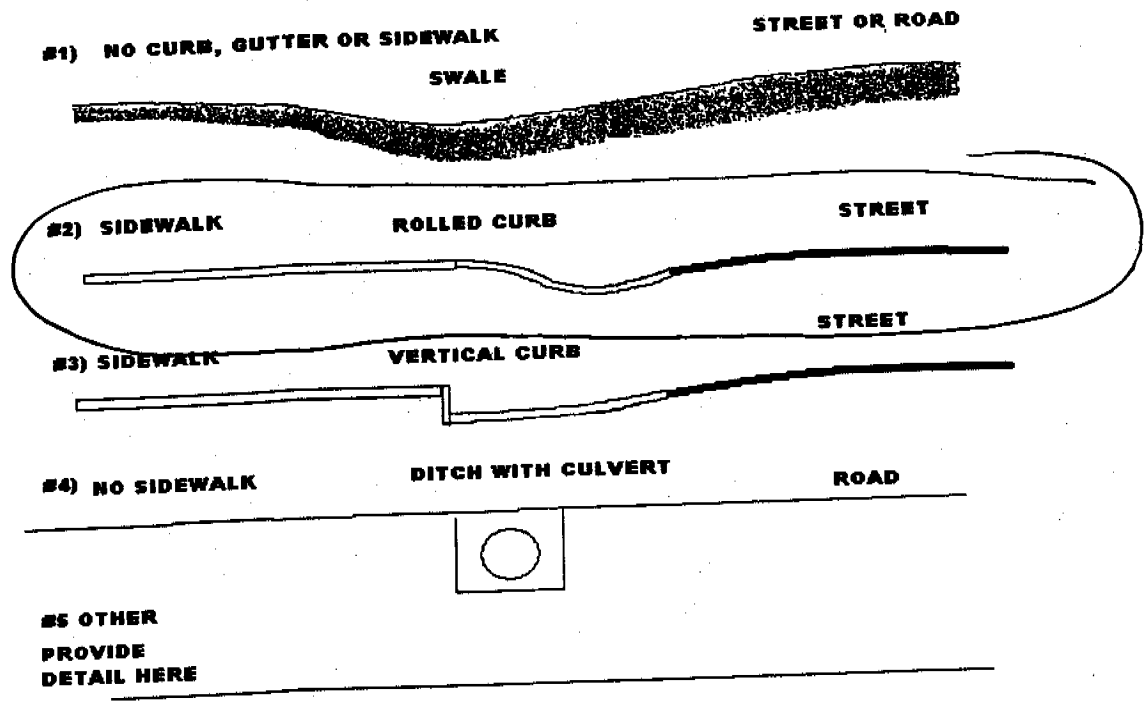
The City of Sacramento requires a building site to be graded to drain correctly and site drainage routed to an approved location. To help us understand the site drainage for your project and determine if a driveway permit or an encroachment permit is required please answer the following questions. All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

- | | | | |
|--|-------------------------------------|-------------------------------------|-----|
| 1. Are there existing structures on the site? | <input checked="" type="radio"/> Y | <input checked="" type="radio"/> N | X |
| 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 type="radio"/> N | |
| 4. Are all portions of the lot higher than the crown of the street? | <input type="radio"/> Y | <input type="radio"/> *N | |
| 5. Are all portions of the lot higher than the back of the sidewalk? | <input 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 type="radio"/> N | N/A |
| 9. Is there a rolled curb at the street? | <input checked="" type="radio"/> Y | <input checked="" 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 type="radio"/> Y | <input checked="" type="radio"/> *N | |
| 12. Does the lot drain from front to rear? | <input type="radio"/> Y | <input type="radio"/> N | |
| 13. Does another lot drain across this parcel? | <input checked="" type="radio"/> *Y | <input type="radio"/> N | |
| 14. Does the lot drain from side to side? | <input checked="" type="radio"/> *Y | <input type="radio"/> N | |
| 15. Does the site have an existing low area or drainage swale? | <input checked="" type="radio"/> *Y | <input type="radio"/> N | N/A |
| 16. Does the drainage swale drain to an adjacent parcel? | <input type="radio"/> Y | <input checked="" type="radio"/> *N | N/A |
| 17. Does the drainage swale drain to the street? | <input checked="" type="radio"/> *Y | <input type="radio"/> N | N/A |
| 18. Will existing drainage be re-routed? | <input checked="" type="radio"/> *Y | <input type="radio"/> N | N/A |
| 19. Will drainage ditches or culverts be constructed or modified? | <input checked="" type="radio"/> *Y | <input type="radio"/> N | N/A |
| 20. Did this project require approval from the Zoning Administrator? | <input checked="" type="radio"/> *Y | <input type="radio"/> N | |
| 21. Did the project require approval from the Planning Administrator? | <input checked="" type="radio"/> *Y | <input 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 | <input checked="" type="radio"/> N | |
| 23. Is this a corner lot? | *Y | <input checked="" type="radio"/> N | |
| 24. Is the posted speed limit on this street greater than 25 MPH? | *Y | <input checked="" type="radio"/> N | |
| 25. Is this parcel located on a four-lane street? | *Y | <input checked="" type="radio"/> N | |
| 26. If site is greater than 1/2 acre has an erosion and sediment control plan been submitted? | Y | <input checked="" type="radio"/> 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 | <input checked="" type="radio"/> 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 | <input checked="" type="radio"/> 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 Adolfo Ramon DATE 8-19-05

TITLE _____
PHONE NO. 916) 455 48 74



CITY OF SACRAMENTO

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

SITE DRAINAGE AND ENCROACHMENT QUESTIONNAIRE

PARCEL # 022-0024-004 PERMIT # 0510559
SITE ADDRESS 3632-23 AVE ACREAGE _____

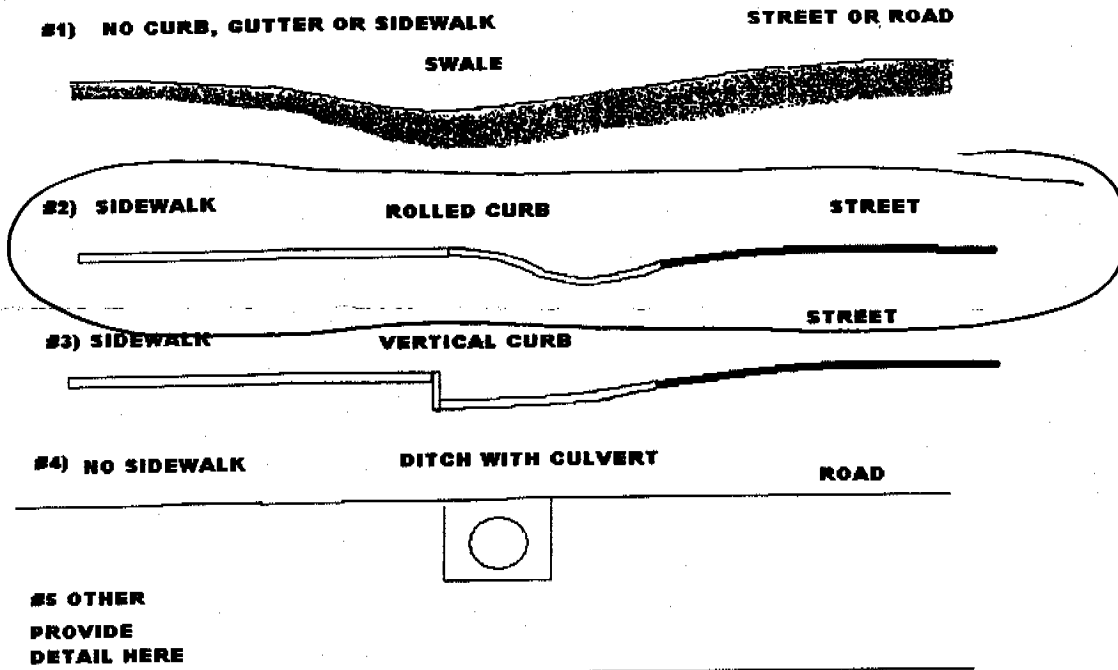
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| 20. Did this project require approval from the Zoning Administrator? | *Y | N |
| 21. Did the project require approval from the Planning Administrator? | *Y | N |

SITE DRAINAGE AND ENCROACHMENT QUESTIONNAIRE

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



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SIGNED Adolfo Ramo DATE 8-19-05

TITLE _____

PHONE NO. (916) 455-4874



CITY OF SACRAMENTO
 PLANNING & BUILDING DEPARTMENT
 BUILDING DIVISION
 www.cityofsacramento.org

Help Line: 1-916-808-5656 OR 1-866-EZ-PERMIT
 Inspection: 1-916-808-5191



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

3

BUILDING SITE ADDRESS	SUITE	INSP. AREA
3632 23 Ave Sacramento ca 95820		0510559
ASSESSOR'S PARCEL NO.	COMMUNITY PLAN NO.	PLAN CHECK NO.

NAME OF APPLICANT	ADDRESS	ZIP CODE	PHONE #	FAX #
Adolfo RAMOS	2632 23 Ave	95820	916 4554874	
PROPERTY OWNER				
Adolfo RAMOS				
LICENSED CONTRACTOR		LICENSE #:		
ARCHITECT/ENGINEER				

No. of Stories	No. of Rooms	Roof Covering	Area 1 st Floor	Total Area	Garage Area	Patio Area
					816	

THIS PERMIT IS FOR:

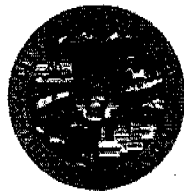
- BUILDING MECHANICAL PLUMBING ELECTRICAL SITE FIRE

NATURE OF WORK IN DETAIL

New 816sq Garage

\$ 1500
 VALUATION

12/28/2004



**CITY OF SACRAMENTO
DEVELOPMENT SERVICES DEPARTMENT
BUILDING DIVISION**

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

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 _____

3. 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.

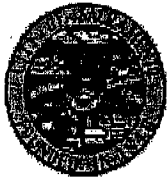
I declare under penalty of perjury that the above is true and correct. I have read and understand the owner-builder information on the reverse side of this form.

Signed: Property Owner Adolfo Ramo

Date 6-17-05 Case No. _____ Permit No. _____

Job Address 3632 23 AVE SACRAMENTO CA 95820

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



Downtown Permit Center 1-916-264-6807
 1231 I Street, Suite 200, Sacramento, CA 95814

North Permit Center 1-916-808-2354
 2101 Arena Blvd., Suite 200, Sacramento, CA 95834

SFD OR RESIDENTIAL ADDITION TAKE-IN SHEET

ACTIVITY NUMBER _____

Plans shall consist of the following:

Correct number of 11" x 17" to 36" x 48" plan sets:
 All plan sheets are to be the same size.

- 2 sets for Building Inspection Division
- 1 set for Assessor (11" x 17" floor plan required at issuance)
- 1 set for Fire District. * [With Civil sheets (Civil sheets to include fire hydrant if purposed.)]

_____ **TOTAL NUMBER OF PLAN SETS** **NOTE: Fire set to include Civil Sheets**

- | OK | Required | |
|-------------------------------------|--------------------------|--|
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | General Information: Address, designer, scope of work. |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | Site/Plot Plan. (Abandon septic to be noted and shown on site plan.)
(All new sewer & water lines to show all point of connections on site plan). |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | Vicinity Map. |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | Architectural Plans (floor, roof plans, elevations, sections, details, label rooms).
<input type="checkbox"/> Floor plans showing the whole house, not just the addition. |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | Structural plans. |

In addition, two (2) sets of the following may be required:

- | | | |
|-------------------------------------|--------------------------|---|
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | Structural Calculations and Soil Report (when required).
(One (1) extra set of calculations is required for Foundation Only applications.) |
| <input type="checkbox"/> | <input type="checkbox"/> | Soils reports for all subdivision are required. |
| <input type="checkbox"/> | <input type="checkbox"/> | Title 24 Energy Compliance Documentation. |

* A separate fee for the Fire Department is required for any home that is: 3,600 sq. ft or more.

Required

Note: Structures with any point greater 150 ft. from City street may require a fire hydrant and/or a sprinkler system with an access road and a turnaround.

- 3,600 sq. ft. or more requires 1,500 GPM min. water flow
 To obtain verification of GPM, contact Joyce Pilgrim (264-1430).

Planning Department Requirements

- All structures in the Historical Preservation areas (Central City, North Sacramento, Oak Park) require Two (2) sets of plans.
- Design Review/Preservation required by the Planning Division
 Three (3) sets of plans to the Planning Division (You will receive 2 back and one will stay on file.)

Accepted: Date 7-19-2005

Initials

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

ADDRESS: 3632 23 rd Ave	APN: 022-0024-004
DRPB AREA / PUD / SPD: Oak Park DRD	ZONING: R-1
EXISTING LAND USE: SFR with no garage	
PROPOSED USE: New detached garage and removal of (illegal?) non-conforming carport attached to house	
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: DR05-160 (Approved June 1, 2005)
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 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: <u>Building permit must conform to approved plans and comply with all conditions of approval DR05-160.</u> Approx. footprint of house with new garage and without existing carport (to be removed) is 2020'/9600' lot area (Assessor's Map) = 21% total lot coverage ok. Garage is located more than 60' from the front property. Therefore, not more than 33% of rear yard may be covered with structure. Actual rear yard coverage is 240' with 5' rear and side yard setback. Maximum coverage allowed is 316'. Setbacks okay as shown on plans. Min. distance between garage and primary structure is 4'. Min. interior wall dimensions of garage are 10' X 20'. Min. driveway width is 10'. Max. wall height is 10'; overall maximum height of garage is 18'. Laundry room/bathroom use is an allowable accessory structure use. REVISED: Detached garage now has a 30' rear setback but still is over 60' from front property line. Still meets planning requirements for detached garage.	
DATE: 5-4-05 & 07-18-2005	BY: Sally Shore / PMORGAN 