

CITY OF SACRAMENTO  
1231 I Street, Sacramento, CA 95814

Permit No: 0006888  
Insp Area: 4

Site Address: 2630 SERENATA WY SAC  
Parcel No: 201-0400-096 LOT 96 NORTHBOROUGH UNIT-1  
N

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

CONTRACTOR  
LENNAR RENAISSANCE INC.  
2240 DOUGLAS BL  
ROSEVILLE CA 95661

OWNER

ARCHITECT

Nature of Work: NSFR MP173 2 STORY 9 RMS

**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 732348 Date 2/28/01 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 contractor(s) 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 the project, 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 \_\_\_\_\_

PAYED  
CITY OF SACRAMENTO  
MAY 10 2000  
NEIGHBORHOODS PLANNING  
AND DEVELOPMENT SERVICES

**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 above-mentioned property for inspection purposes.

Date 7-10-00 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 FRANSCONTINENTAL INSURANCE CO Policy Number WC166792277 Exp Date 06/01/2001

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.

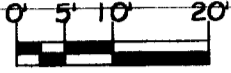
Date 7-10-00 Applicant Signature [Signature]

**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.

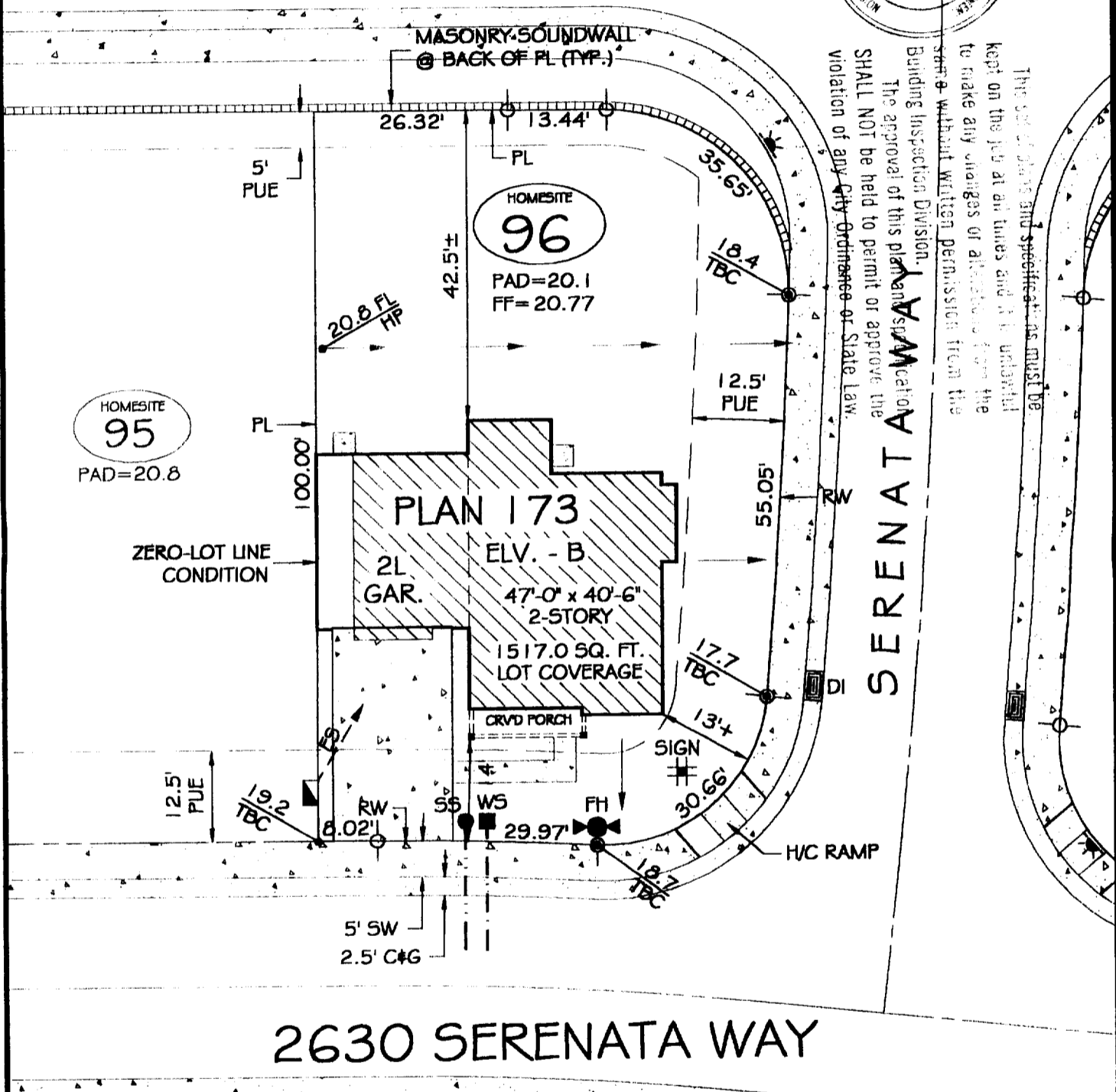
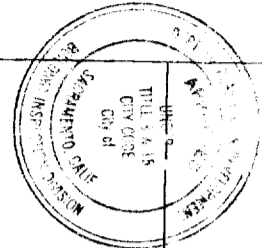
**THIS PERMIT SHALL EXPIRE BY LIMITATION IF WORK IS NOT COMMENCED WITHIN 180 DAYS.**

# PLOT PLAN

THIS PLOT PLAN IS FOR THE PURPOSE OF SHOWING THE HOUSE TO BE CONSTRUCTED ON THE LOT AND MAY NOT REPRESENT THE FINAL AS-BUILT CONFIGURATION OF THE PROPERTY OR IMPROVEMENTS THEREON. THE ACCURACY OF THIS PLOT PLAN IS NOT GUARANTEED, NOR IS IT A PART OF ANY POLICY, REPORT OR GUARANTEE TO WHICH IT MAY BE ATTACHED. ACTUAL DIMENSIONS, OTHER THAN MINIMUM ORDINANCE, MAY VARY OR CHANGE WITHOUT PRIOR NOTICE, DUE TO ACTUAL SITE CONDITIONS.



SCALE: 1 IN. = 20 FT.



This set of plans and specifications must be kept on the job at all times and it is unlawful to make any changes or alterations from the same without written permission from the Building Inspection Division. The approval of this plan application SHALL NOT be held to permit or approve the violation of any City Ordinance or State Law.

SERENATA WAY

2630 SERENATA WAY

LOT COVERAGE	
LOT AREA:	6094 S.F.
BUILDING:	1517 S.F.
BLDG./ LOT AREA:	25 %

RETAINING WALL	
HEIGHT:	_____
LENGTH:	_____
DISTANCE FROM P.L.:	_____

SYMBOLS LEGEND	
DROP INLET:	
ELECTRIC SERVICE BOX:	
FIRE HYDRANT:	
GAS SERVICE:	
PAD-MOUNT TRANSFORMER:	
SEWER SVC.:	
STREET LIGHT:	
SPOT ELEVATION:	123.4
SWALE (FLOW DIRECTION):	
WATER SVC.:	
EXTENTS OF UPPER STORY LEVEL:	

- NOTES**
- MEASUREMENTS ALONG CURVED LINES ARE CHORD LENGTHS, U.O.N.
  - MAXIMUM ALLOWABLE LOT COVERAGE IS 45% FOR 1-STORY + 35% FOR 2-STORY
  - SETBACK DIMENSIONS ARE ROUNDED DOWN TO NEAREST HALF UNIT, U.O.N.

BCB	5/22/00	20:1
DRAWN BY	ISSUE	SCALE



## Winncrest Homes

Phase 1.1

### ASHFORD PLACE

at Natomas Park

### HOME SITE #96

NORTHBOROUGH VILLAGE I  
CITY OF SACRAMENTO, CALIFORNIA  
A.P.N.: 201-040-096-000

RESIDENTIAL BUILDING PERMIT APPLICATION

- New Construction
- Addition
- Remodels
- Other

Project Address: 2030 SERENATA WAY

Assessor Parcel # 201-040-096

OWNER INFORMATION:

Legal Property Owner: LENNAR RENAISSANCE Phone # (916) 773-7471  
 Owner Address: 2240 DOUGLAS BLVD. City ROSEVILLE State CA Zip 95661

CONTRACTOR INFORMATION:

Contractor: LENNAR RENAISSANCE Lic. # 732348 Phone # (916) 773-747 Fax # (916) 773-4086

PROJECT INFORMATION:

Land Use Zone RIA Occupancy Group R3 Construction Type VN Fed Code IA  
 No. of stories 2 No. of rooms: \_\_\_\_\_ Street width: 40'  
 1<sup>st</sup> Floor Area 939 2<sup>nd</sup> Floor Area 000 Basement N.A. Roof Material TILE

AREA IN SQUARE FOOT OF:

	EXISTING	NEW
Dwelling/Living	_____	<u>2007</u>
Garage/Storage	_____	<u>496</u>
Decks/Balconies	_____	_____
Carports	_____	_____

SCOPE OF WORK:

NEW CONSTRUCTION SFD

FOR OFFICE USE ONLY

- Information above complete
- Violation files checked
- Standard setbacks
- County Sewer
- AR Flood Waiver required
- Flood Elevation Certificate Required
- Water Development Infill Area
- Planning Approval
- Design Review Approval
- Special Fee Districts Apply : \_\_\_\_\_

NEW STRUCTURES & ADDITIONS

\*THE FOLLOWING MUST BE PROVIDED IN ORDER TO SUBMIT FOR PLAN REVIEW

- 2 COMPLETE PLANS, LEGIBLE & DRAWN TO SCALE
  - 3 SETS IF PROJECT IS IN A DESIGN REVIEW AREA
  - Title 24 Energy Compliance documentation
  - Grading and Erosion Control Questionnaire
  - 11" x 17" copy of floor plan for County Assessor
  - Plan Review Fees
- \* Plans to include: site plan, floor plan, elevations, roof/ceiling plan, foundation and structural framing details, and structural calculations for non-conforming structures.*

Date \_\_\_\_\_

Received by (staff) \_\_\_\_\_

ACTIVITY/PERMIT # \_\_\_\_\_



# O'Connor Freeman & Associates, Inc.

structural engineering services

October 19, 2000

Todd Speece  
**Winncrest Homes**  
 2240 Douglas Blvd., Suite 250  
 Roseville, CA 95661

Post-it® Fax Note	7671	Date	# of pages 1
To	<del>REDACTED</del>	From	Joe Goldbronn
Co./Dept.	Jeff Turk	Co.	
Phone #		Phone #	
Fax #	928-1083	Fax #	

Re: Ashford Place -- Field Questions  
 O'Connor Freeman Job Number: E991101

Dear Todd,

Our office was contacted by Jeff Turk, the construction manager for the Ashford Place project. Specifically, he informed us that he would like to eliminate the LS50 clipping connecting the roof trusses to the top plate along the front porch of plan 2. Jeff also informed us that he had a shear panel joint aligning with the trimmer studs of a window. The concern that Jeff had was that the plans call out for a 3x member to be placed at all panel joints connecting adjoining shear panels and this would not be possible because the window opening would go right through this member.

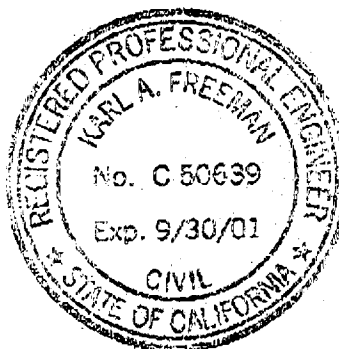
Concerning Jeff's first item, it will be possible to eliminate the LS50 clipping at the porch area, only, with (3) 16d toenails into each truss. As for the shear panel joint, it will be possible to use 2x members at the end of the shear panel. To do this LTP4 clips need to be placed along the shear panel break line at 6" o.c. It should be noted that in the future, shear panels that intersect windows should be framed with the panel breaks away from the window trimmer studs to avoid the LTP4 clipping.

If you should have any further questions or comments please do not hesitate to call.

Sincerely,

O'Connor Freeman & Associates, Inc.

Karl A. Freeman, P.E.  
 jmg/KAF



cc file