CITY OF SACRAMENTO

1231 I Street, Sacramento, CA 95814

Permit No: 0309819

Insp Area: Thos Bros:

277 F1

4

Site Address: 4240 PELL DR SAC

Parcel No:

237-0400-024

BLDG A - 4240 PELL DR

Sub-Type:

ARCHITECT

NCOM

Housing (Y/N): N

CONTRACTOR

A.P. THOMAS 8680 GREENBACK LN. <u>OWNER</u> PELL LLC

4512 HARLIN DR

ORANGEVALE CA. #220 95662

SACRAMENTO CA 95826

Nature of Work: CONSTRUCT 5 WAREHOUSE BLDGS - TOTAL 29,625 SQ FT - BLDG A AND SITE WORK - 4800 SQ FT

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'sAddress			
LICENSED CON (commencing with sec	TRACTORS DECLARATION: I hereby affirm under penalty of perjury that I am licensed under provisions of Chapter atton 7000) of Division 3 of the Business and Professions Code and my license is in full force and effect.			
License Class	License Number 637869 Date Contractor Signature			
reason (Sec. 7031.5, F prior to its issuance, a License Law (Chapter	R DECLARATION: I hereby affirm under penalty of perjury that I am exempt from the contractors License Law for the following tusiness and Professions Code; any city or county which requires a permit to construct, alter, improve, demolish, or repair any structures or requires the applicant for such permit to file a signed statement that he or she is licensed pursuant to the provisions of the Contractor (commencing with Section 7000) of Division 8 of the Business and Professions Code) or that he or she is exempt therefrom and the temption. Any violation of Section 7031.5 by any applicant for a permit subjects the applicant to a civil penalty of not more than five 100);			
sale (Sec. 7044, Busir who does such work l	f the property, or my employees with wages as their sole compensation, will do the work, and the structure is not intended or offered for ess and Professional Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, an imself or herself or through his/her own employees, provided that such improvements are not intended or offered for sale. If, however ement 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 Contractors Licen	he property, am exclusively contracting with licensed contractors to construct the project (Sec. 7044, Business and Professions Codese Law does not apply to an owner of property who builds or improves thereon, and who contracts for such projects with a contractor(se Contractors License Law).			
I am exempt un	der SecB & PC for this reason:			
Date 8 / 7	Owner Signature Type to			
IN ISSUING THIS In measurements and locarivate agreement rela	CUILDING PERMIT, the applicant represents, and the city relies on the representation of the applicant, that the applicant verified all ations shown on the application or accompanying drawings and that the improvement to be constructed does not violate any law of the permissible or prohibited locations for such improvements. This building permit does not authorize any illegal location of any private agreement relating to location of improvements.			
certify that I have rea ouilding construction a	d this application and state that all information is correct. I agree to comply with all city and county ordinances and state laws relating to an dherby authorize representative(s) of this city to enter upon the abovementioned property for inspection purposes.			
Date 8/	Z7 / O / Applicant/Agent Signature ()			
I have and will	PENSATION DECLARATION: I hereby affirm under penalty of perjury one of the following declarations: maintain a certificate of consent to self-insure for workers' compensation as provided for by Section 3700 of the Labor Code, for the or which the permit is issued.			
I have and will his permit is issued. M	maintain workers' compensation insurance, as required by Section 3700 of the Lagrander of the work for which workers' compensation insurance carrier and policy number are: ATE COMPENSATION INS FUND Policy Number 100488300 AUG 2 7 7(11) Exp Date 11/29/2004			
Carrier ST	ATE COMPENSATION INS FUND Policy Number 160488300 Exp Date 11/29/2004			
ot employ any person	ed 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 shal 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 provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.			
6/-	7/04 Applicant Signature 7 20 10 10 10 10 10 10 10 10 10 10 10 10 10			

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.

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Certification of Compliance School District Development Fees

PART 1 To be completed by APPLICANT	
Owner's Name & Address Chris Bogotelo	4517 How in Dy Jan 14715EZE
Project Address May Tell M. Jacks	serie 11th
Parcel Number 377 - CU/2 - CU	Lot No
Subdivision Name <u>Sequen</u>	Number of Units
Applicant's Signature & Title	
NOTICE TO APPLICANT: Pursuant to Government Code Section 660 period in which you may protest the fees or other payment identified installation permit for this project is issued or on which they are paid them on behalf of the district(s), whichever is earlier.	above will begin to run on the date in which the building or
PART 2 To be completed by BUILDING I	
Plan Identification Number 444 Hold Stidy H	
Square Feet of Chargeable Building Area	Residential Apartment/Condominium
Signature And Control of the Control	Commercial/Industrial
Title 2	Date
PART 3 To be completed by SCHOOL DI	STRICTS
Grant Joint Union High School District District Certification No. 05-0287 EXEMPT Comments RESIDENTIAL / APARTMENT / CONDOMINIUM Sq.Ft. x \$ = \$ COMMERCIAL / INDUSTRIAL L/800 Sq.Ft. x \$ /9 = \$ 9/2.00 There fee: Type Sq.Ft. x \$ = \$ TOTAL FEES COLLECTED = \$ 9/2.00 This Certification covers only the amount of square footage indicated project will require an amendment to the Certificate of Compliance. As the authorized school district official, I hereby certify that the requauthorized requirements have been complied with by the above signed	irements of Government Code Section 65995 and any other
GRANT Authorized Scho	ol District Official ROBLA
Signature Title Date Signature Original: Grant Joint Union High School District/ Robla Elementary School District St Copy: Building Department Applicant	Signature Cyrtha Cyre Title C († Tech Date 8/27/04 GJUHSD: Facilities Planning and Construction Department Certificate of Compliance Form (rev. 10/02) bep

1st Copy: 2nd Copy:

FOR THERETON MANAGEMENT AGENCY NATIONAL FLOOP INSURANCE PROGRAM ELEVATION CERTIFICATE

O.M.B. No. 3067-0077 Expires December 31, 2005

Important: Read the instructions on pages 1 - 7.	
SECTION A - PROPERTY OWNER INFORMATION	For Insurance Company Use:
BUILDING OWNER'S NAME Pell, LLC	Policy Number
BUILDING STREET ADDRESS (Including Apt., Unit, Suite, and/or Bldg. No.) OR P.O. ROUTE AND BOX NO. 4240 Pell Drive	Company NAIC Number
CITY STATE	ZIP CODE
Sacramento CA PROPERTY DESCRIPTION (Lot and Block Numbers, Tex Parcel Number, Legal Description, etc.)	95838
Parcel 1, 111 PM 1, APN: 237-040-024	
BUILDING USE (e.g., Residential, Non-residential, Addition, Accessory, etc. Use a Comments area, if necessary.) Commercial	
LATITUDE/LONGITUDE (OPTIONAL) HORIZONTAL DATUM: SOURGE: GPS (Type):	
(##° - ##' - ##.##" or ##.####")	D [] Other
SECTION B - FLOOD INSURANCE RATE MAP (FIRM) INFORMATION	J
City of Sacramento 060266 Sacramento	B3. STATE CA
B4. MAP AND PANEL B5. SUFFIX B6. FIRM INDEX B7. FIRM PANEL B8. FLOOD BATE B8. FLOOD BATE B8. FLOOD BATE B7. FIRM PANEL B7. FIR	B9. BASE FLOOD ELEVATION(S) (Zone AO, use depth of flooding) Ck.) 23.5
B10. Indicate the source of the Base Flood Elevation (BFE) data or base flood depth Entered in B9.	pr., 23.3
FIS Profile FIRM X Community Determined Other (Describe):	
B11. Indicate the elevation datum used for the BFE in B9: X NGVD 1929 NAVD 1988 E Dither (De	
B12. Is the building located in a Coastal Barrier Resources System (CBRS) area or Otherwise Protected Are	a (OPA)? _ Yes X No
Designation Date:	6 <u>.</u> 0
SECTION C - BUILDING ELEVATION INFORMATION (SURVEY REQUIR	ÉD)
C1. Building elevations are based on: X Construction Drawings* Building Under Construction*	Finished Construction
*A new Elevation Certificate will be required when construction of the building is complete.	
C2. Building Diagram Number (Select the building diagram most similar to the building for which this	gertificate is being completed - see
pages 6 and 7. If no diagram accurately represents the building, provide a sketch or photograph F	5400 AD/ALL A5:40
C3. Elevations - Zones A1-A30, AE, AH, A (with BFE), VE, V1-V30, V (with BFE), AR ARA ARA ARA (ARA) (ARA) ARA (ARA) (A	
the deturn used for the DEC is Contine D. convert the deturn to that used for the DEC Office Side in S	~ 11. In.
calculation. Use the space provided or the Comments area of Section D or Section G, as appropriate, to	o document the beturn conversion.
Datum Conversion/Comments	5.06
calculation. Use the space provided or the Comments area of Section D or Section G, as appropriate, to Datum Conversion/Comments Does the elevation reference mark used appear a) Top of bottom floor (including basement or enclosure) ft.(m)	er on the FIRM? QL Yes No
□ a) Top of bottom floor (including basement or enclosure) ft.(m) = ft.(m)	Chi da Cha
D b) Top of next higher floor ft.(m)	Mary Congression
	A Kar Charles
	1772/1972
servicing the building (Describe in a Comments area.)	10 17
servicing the building (Describe in a Comments area.) ft.(m) ft.(m) ft.(m) g) Highest adjacent (finished) grade (LAG) g) Highest adjacent (finished) grade (HAG) h) No. of permanent openings (flood vents) within 1 ft. above adjacent grade	
☐ g) Highest adjacent (finished) grade (HAG)	
☐ h) No. of permanent openings (flood vents) within 1 ft. above adjacent grade	
☐ i) Total area of all permanent openings (flood vents) in C3.h sq. in. (sq. cm)	
SECTION D - SURVEYOR, ENGINEER, OR ARCHITECT CERTIFICATION	N N
This certification is to be signed and sealed by a land surveyor, engineer, or architect authorized by law to	certify elevation information.
I certify that the information in Sections A, B, and C on this certificate represents my best efforts to interpret	
I understand that any false statement may be punishable by fine or imprisonment under 18 U.S. Code, Sec	tion 1001.
CERTIFIER'S NAME H. Diederich, RLS LICENSE NUMBER R	LS 4412
TITLE President COMPANY NAME Surveyors Gro	up, Inc.
	CA ZIP CODE 95661
SIGNATURE DATE 12-17-03 TELEPHO	^{NE} (916) 789-0822
FEMA Form 81-31, January 2003 See reverse side for continuation.	Replaces all previous editions

CITY OF SACRAMENTO

CERTIFICATE OF OCCUPANCY

For Information Contact (916) 808-5716

Building Address:	4240 PELL DR BLD A	Permit No.:	03-09819
- .	WAREHOUSE	Occupancy:	B/S1/S2/S3
Building Use:	WAIGHOOD	Occupancy.	2101102100
Building Owner:	PELL LLC	Construction Type:	V-NHR
•			:
Owner Address:	SACRAMENTO, CA	Sprinkled? [X] Yes	[] No
Portion of Building	g Occupied: ENTIRE	Area: _4800	Sq. Ft.
8/22/05	Carolin Covaer	RON BEEHLE	R
Date By	Print Sign	CHIEF BUILDIN	G OFFICIAL

[Finaled By:MJJ,RLB,THK,GP,KFW]

This Certificate, issued pursuant to the requirements of Section 109 of the Uniform Building Code, certifies that at time of issuance the described portion of the building has been inspected for compliance with the Uniform Building Code, as adopted per Title 15 of the Sacramento City Code for the group and division of occupancy and use for which the proposed occupancy is classified. Issuance of this certificate shall not be construed as an approval of a violation of any Codes, or Federal, State and City Laws or Ordinances. Certificates presuming to give authority to such violation shall not be valid. This certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Chief Building Official. No changes shall be made in the character of occupancy or use without approval of the Chief Building Official.

POST IN A CONSPICUOUS PLACE



OCT 2 6 2004

October 5, 2004

Commercial Window Systems, Inc Attention: John Bagatelos 2081 Rene Avenue, Building B Sacramento, California 95838

SUMMARY REPORT
EARTHWORK OBSERVATION AND TESTING SERVICES
BUILDING PAD CONSTRUCTION
SEGUNDO BUILDINGS
4240 TO 4280 Pell Drive
Sacramento, California
File No. 1801-003

4240 - 0309819

4250-0309913

4260-0309915

4270-0389917

4280-0309918

INTRODUCTION

In accordance with your request, we have performed earthwork observation and testing services during building pad construction at the subject site. The project included construction of five building pads, each designed to support a pre-engineered metal building with a concrete slab-on-grade floor. Our earthwork testing and observations were performed between August 17 and September 20, 2004. A Geotechnical Investigation was prepared by MatriScope, Inc for the project dated December 12, 2002¹. This letter summarizes the results of our earthwork observation and testing.

EARTHWORK OBSERVATION AND TESTING

Building Pad Construction

Following general site clearance, the building pad areas were scarified, moisture conditioned and mechanically compacted. Engineered fill was placed in level lifts on the order of eight inches, moisture conditioned and compacted. Maximum fill depths within the building pads were on the order of two feet. Building pad areas appeared stable under earthwork equipment during and following earthwork construction.

Field Density Testing

Our representative performed field density tests on building pad materials in accordance with ASTM Test Designations D2922-91 and D3017-88 (Nuclear Probe Method). Our test data indicate that the building pad soils were compacted to a minimum of 90 percent of the laboratory determined maximum dry density.

JOB# 04-193-01 - Segundo

MatriScope, Inc. "Geotechnical Investigation Percert Pall Daine Second College of the Property Pall Daine Second Pall Da			•	
MatriScope, Inc; "Geotechnical Investigation Report, Pell Drive, Sacramento, California"; Project No. Ge	PΤ	V	Acct	
	RM	i.	File	
	ST	~	KJ	U
				

р. З

Segundo Buildings Raney Reference No. 1801-003 October 5, 2004

Laboratory Compaction Testing

APThomas

We performed laboratory compaction tests on representative samples of the site soils. The compaction tests were performed in accordance with ASTM Test Designation D1557-00. The results of the laboratory compaction tests are summarized below.

Material Description	Method	Maximum Dry Density (pcf)	Optimum Moisture Content (%)
Brown sandy clays	A	117	12.2
Native reddish brown silty sandy clay	A	97	19.7
Black clay	A	108	15.8

LIMITATIONS

Our test data and observations indicate that the described construction observed by this company has, to the best of our knowledge, been performed in accord with sound engineering practice and the referenced geotechnical report. Horizontal and vertical limits of the described work were determined by others. We cannot guarantee construction, nor should our work or this letter be construed as relieving the contractors from their primary responsibility to conform to contractual agreements and sound engineering practice.

Should you have any questions regarding this letter or require any further information, please contact our office.

Very truly yours,

RANEY GEOTECHNICAL, INC.

(2) Addressee

(1) Stan Thompson, A.P. Thomas

George Britanical Empirical No. 708

BM/JMR/cjh



APThomas

GEOTECHNICAL ENGINEERING - ENVIRONMENTAL ENGINEERING CONSTRUCTION TESTING & INSPECTION

May 13, 2005

KA No. 036-05041

Mr. Keith Hall

Carmichael Construction Company, Inc. 4119 Wayside Lane Carmichael, CA 95608-1796

RE:

High-Strength Bolt Installation Inspection Pell Drive Metal Buildings

4240 Pell Drive

Sacramento, California

A.P.T. JOB +04-0007

ШN

CARMICHAEL CONST. CO.

4270-0309819, 4250-0309913, 4260-0309915

Dear Mr. Hall:

In accordance with your request and authorization, we have performed special inspections for the high-strength bolt installations at the above-referenced project. The special inspections were performed in accordance with the Uniform Building Code Sections 1701, 2227, and 2228 by our special inspector from April 4, 2005 to April 19, 2005. The following is provided for your information:

Bolt Type & Size	ASTM A325 3/4" Diameter Bolts
Method of Inspection	Turn of the nut
Location of Bolts	Buildings A, B, C, D & E

The high-strength bolt installations for the above-referenced project have been inspected and have met the minimum requirements in accordance with the approved project plans and specifications and the Uniform Building Code. A guarantee that the contractor has necessarily constructed the structure in full accordance with the plans and specifications is neither intended nor implied.

We trust that this report will satisfy your needs. Should you have any questions or if we can be of further assistance, please contact our office.

Respectfully submitted,

KRAZAN & ASSOCIATES, INC.

Fred Michels

Division Manager

Testing & Inspection Division

FM\DA\mi

cc herewith

DEAN ALEXANDER
No. 34274
Equiros Sep. 30, 2006
CIVIL

Dean Alexander Civil Engineer RCE No. 34274

ean alexander

APThomas

	OSHPE Permit I	No
PROJECT POLL POR MITTURE	PERMIT NO:	fe/A.P. Thomas
PROJECT: Pell drive Metal bldg LOCATION: 4240 Pell drive KRAZAN PROJECT MANAGER: Fred michels	JURISDICTION:	# 5228258-85
Z.U.O.U.O.T.	Marie Senny	TEMP;
A Skidmoore test was performed on the	inch bolts with the following locati	fitlbs./ft.
The bolt DID POID NOT meet the required Jun of rebs./ft. ten	sion. Per AsD.	
ANCHORS Proof Load	Torque Tes	Epoxy
tension at the following locations:	anchors were k	pad tested to
☐ Visual inspection was performed on		
NOTES DISCREPANCIES	% COMPLETE	
Actived in The Am performed Testing beam colored in Building annections in Buildings A.B.C. t.D hours met required in building E, building net	red Jurn of The n	The botted connections at mainered tightened is now ok, rested with specifications per ASD many of a There Date.

LMGE 02/04

4240 Pell Dr. # 0309819 # 0309913 # 0309915 # 0309917 4280 Pell Dn # 0309918

916 988 9428

June 8, 2005

FILE COPY

Commercial Window Systems, Inc. Attention: John Bagatelos 2081 Rene Avenue, Building B Sacramento, California 95838

SUMMARY REPORT CONSTRUCTION OBSERVATION AND TESTING SERVICES SEGUNDO BUILDINGS 4240 to 4280 Peli Drive Sacramento, California Reference No. 1801-003 Permit No. 03-14137

INTRODUCTION

In accordance with your request, we have performed construction observation and testing services for the subject project. The project included construction of five pre-engineered metal buildings with concrete slab-on-grade floors, ranging in size from 4,800 to 10,400 square feet. Our construction testing and observations were performed between August 17, 2004 and May 24, 2005. A Geotechnical Investigation was prepared by MatriScope Inc for the project dated December 12. Our firm prepared a summary letter addressing building pad construction on October 5, 2004.2 This letter summarizes the results of our subsequent construction observation and testing.

EARTHWORK OBSERVATION AND TESTING

Pavement Construction

Pavement subgrade soils were cleared, scamfied, moisture conditioned, and compacted. Pavement section aggregate base materials were placed, moisture conditioned, and compacted. All pavement areas appeared stable under earthwork equipment at the time of aggregate base placement.

Trench Backfill Construction

The subject earthwork included backfilling of on-site gas and water supply utility trenches. Our observations indicate that the trench backfill materials were mixed, moisture conditioned where necessary and mechanically compacted.

Matriscope Inc.; "Geneathrical Investigation Report, Pell Drive, Sacrunetto, California": Project No. Geo 1237; December 12, 2002

² Rancy Gentechnical Inc.; "Summary Report, Faithwork Observation and Testing Services, Building Pad Constitution, Segundo Buildings, 4240 to 4280 Peti Drive, Sacramento, California": Elle No. 1801-003: October 5, 2004.

Page 2 Segundo Buildings Reference No. 1801-003 June 8, 2005

APThomas

Field Density Testing

Our representative performed field density tests on utility trench backfill, and pavement section aggregate base and asphalt concrete materials in accordance with ASTM Test Designations D2922 and D3017 (Nuclear Probe Method). Our test data indicate that utility trenches were compacted to 90 percent relative to the laboratory determined maximum dry density. Pavement area aggregate base maximum dry density.

Due to the rocky nature of the surface materials, field density testing was not practical for pavement subgrade. However, compactive effort was observed by our representative, and proof rolling with construction equipment revealed no pumping or rutting of the subgrade. Based on our observations, the pavement subgrade appears to conform with the project plans and the recommendations of the referenced geotechnical report.

Laboratory Compaction Testing

We performed laboratory compaction tests on representative samples of the site soils, as well as on aggregate base materials used during pavement construction. The compaction tests were performed in accordance with ASTM Test Designation D1557-00. The results of the laboratory compaction tests are summarized below.

Material Description	Method	Maximum Dry Density (pcf)	Optimum Moisture Content (%)
Brown sandy clay with recycled concrete	A	117	13.0
Reddish brown silty sandy clay		07	12.2
Aggregate base	- 	9/	19.7
Aggregate hase	1 <u>C</u>	142	5.3
199. Face Nave		146	7.0

STRUCTURAL STEEL CONSTRUCTION



Field Welding Observations

Our representative observed structural field welding for column clips. Prior to initiation of welding operations we reviewed qualification certificates of all project welders; our review indicated that the welder's certificates were current and applicable to the various types of project welding. We observed welding materials and procedures; welding procedures, workmanship, and materials appeared to comply with industry standards and provisions of the American Welding Society Structural Welding Code

Field welds were examined for visual defects or flaws; all welds appeared to be sound. In addition, we checked welded connections for conformance to project plans and specifications; all welds appeared to meet specifications for size, length and type.