

## Residential General Rehab Guidelines

Kitchen and bathroom remodel, re-roof, windows replacement. Etc.

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**Site Plan:** Show the outlines of the Assessor's Tax Parcel and the locations and use of all existing and proposed buildings. Plan details must include parcel dimensions, building setbacks from all property lines, distance between buildings, off-street parking, driveways, sewer lines locations, percentage of the lot covered by buildings, scale of the drawings, and a north arrow. Document cover sheet shall include the project address, scope of work, name of owner, date of the plans, the designer's name and address, square footage of the existing structure, proposed structure or addition, current editions of building codes, occupancy group and construction type. Clearly distinguish between what is existing, what is new, what will remain, and what will be removed. Show drainage flow lines away from the structure and adjacent properties and location of swales. Show easements including public utilities. Show existing or proposed path of all utilities: electrical, gas, sewer and water location

**Floor Plan:** Show complete dimensions and use of each room. Include location of smoke detectors, all appliances, heating systems, gas valves, electrical outlets, fixtures, attic and under-floor access, door and window types and sizes (tempered or thermal glass as required), and any other information necessary to show that the building will meet all applicable codes. Also indicate the gross floor area as well.

**Roof Plan:** Indicate roof layout, skylights, pitches, slope directions, types of roof covering, sheathing, and underlayment. Show ridges, hips, valleys, joist, skylights and the size, spacing and span of the structural members. Show the roof pitch. One (1) signed and stamped set of engineered trusses are required prior to shear inspection

**Green Building Standard:** All new construction and additions/alterations shall comply with the CALGreen Building Standards. Incorporate green building standards into plan pages.

**Title 24, State Energy Calculations:** All new construction and additions that increase conditioned floor space and volume requires one (1) set of signed and stamped set of Title-24 energy calculations. Incorporate compliance forms CF-1R and MF-1R into plan pages. Show all mandatory measures on the plan

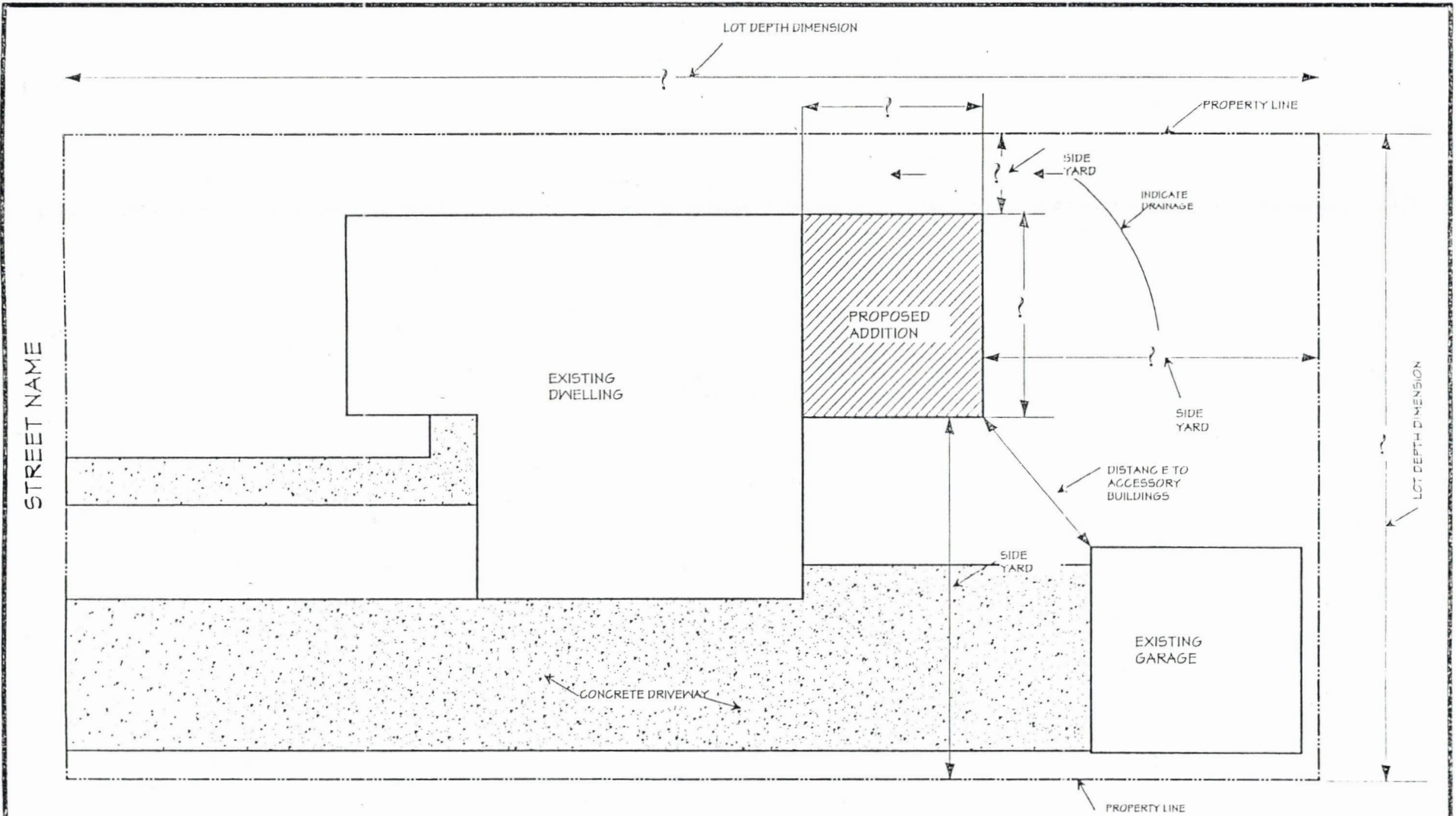
**Electrical, Plumbing, and Mechanical Permits:** These will be required in addition to the building permit, when applicable. All electrical, plumbing and mechanical plans shall be submitted together with the building plans at the time of building permit application.

**BEST MANAGEMENT PRACTICES FOR CONSTRUCTION ACTIVITIES\*** Storm Water Pollution Control Requirements for Construction Activities Minimum Water Quality Protection Requirements for All Development Construction Projects/ Certification Statement

**ADDRESS / VICINITY MAP**

**A license contractor is required with a current CSLB License and City Business License to be able to apply**

SEE EXAMPLE SITE PLAN AND FLOOR PLAN



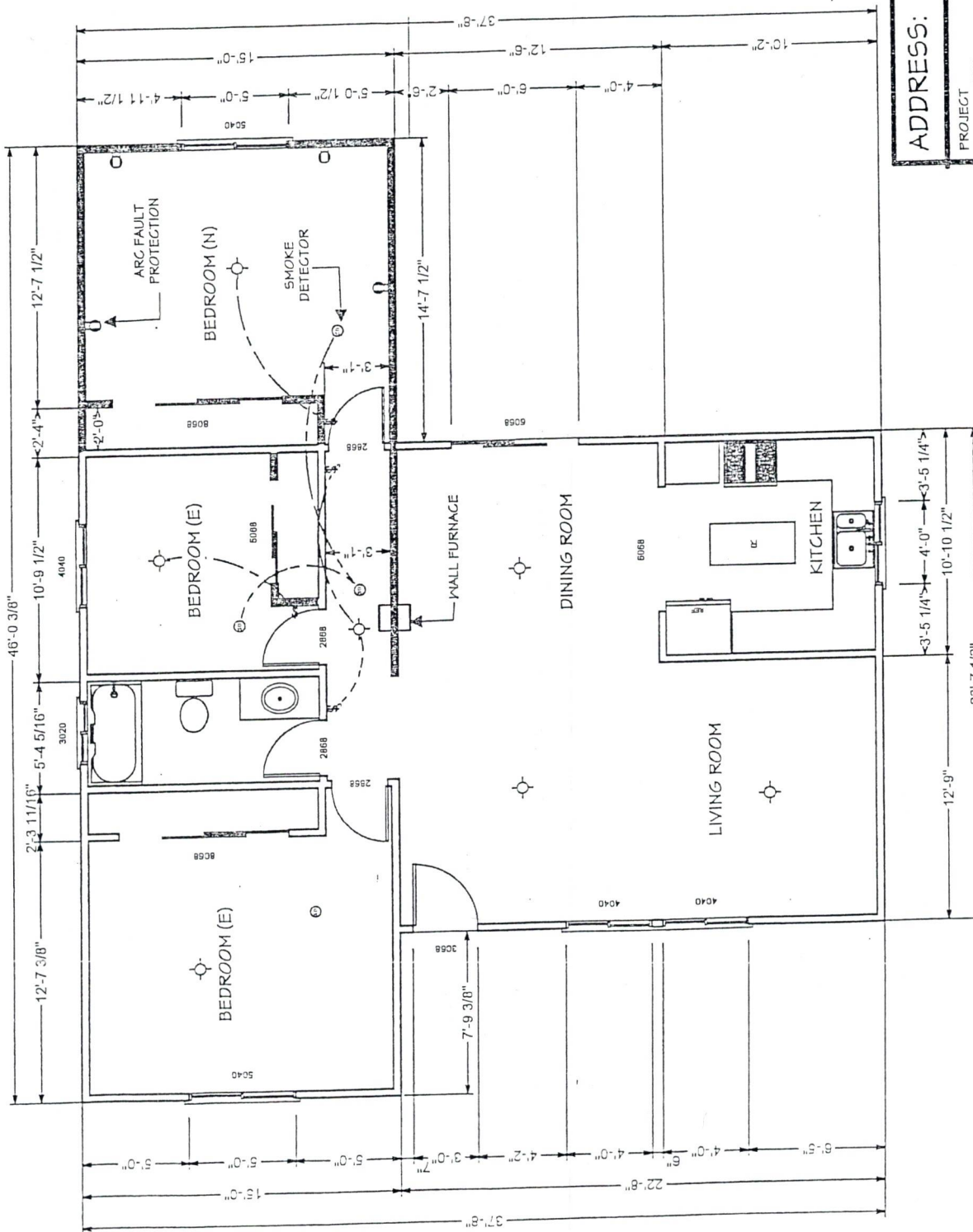
SAMPLE PLOT PLAN FOR TYPICAL ROOM ADDITION

RECOMMENDED SCALES

SITE PLAN 1/8" = 1' 0"  
 FLOOR PLAN 1/4" = 1' 0"



ADDRESS:	
PROJECT DESCRIPTION	
OWNER'S INFORMATION	
DESIGNER'S INFORMATION	SHEET NO
APN LEGAL INFORMATION	A01



ADDRESS:

PROJECT DESCRIPTION

OWNER'S INFORMATION

DESIGNER'S INFORMATION

APN LEGAL INFORMATION

SHEET NO  
**A02**



SAMPLE FLOOR PLAN FOR TYPICAL ROOM ADDITION

EXISTING WALL  
NEW WALL

RECOMMENDED SCALES  
SITE PLAN 1/8" = 1'-0"  
FLOOR PLAN 1/4" = 1'-0"