COUNTY OF PLACER
Community Development Resource Agency

BUILDING

RESIDENTIAL PLAN CORRECTION SHEET

Plan Check No. | Owner:

Project Address: | Phone:

Project Description: | SDC:

Snow Load: | Climate Zone:

Checked by: | Date:

Phone: Auburn Office (530) 745-3010 Tahoe Office (530) 581-6200

☐ 1st Check ☐ 2nd Check ☐ 3rd Check ☐ 4th Check

- Our services include allowance up to 3 correction letters. Additional plan review fees will be calculated on an hourly basis.

NOTE: PLAN CHECK EXPIRES 180 DAYS AFTER SUBMITTAL.

Make all corrections listed below where the check box indicates ☒

- Resubmit original checked/marked plans and indicate the location of response/correction on this sheet.
- Return this "Residential Plan Correction Sheet" along with corrected plans.
- Indicate how each correction was resolved by notation on the "Residential Plan Correction Sheet" next or under the checked item.
- Plan check status information Auburn office **(530) 745-3010** or Tahoe office **(530) 581-6200** during business hours, or may be verified 24 hours, 7 days a week via the internet at: http://permits.placer.ca.gov/kivanetprod/citizen/permit/lookup/index.cfm
- For correction clarifications, or general questions relating to your plan check, please call your plan checker or schedule an appointment to see them.
- Codes used: 2010 CBC; 2010 CRC, 2010 CFC, 2010 CEC, 2010 CMC, 2010 CPC; 2010 CALGreen Code; 2010 California Energy Code
- Review of new information, or corrective actions, may result in additional corrections. Additional review time may be necessary upon resubmittal.

	ADMINISTRATIVE COVER SHEET *1. Provide the following information on plan:*
☐	*a) Show correct address and parcel number of the building site on plans as per R106.*
☐	*b) Provide an index of drawings on the cover sheet of plans.*
☐	*c) Identify current code on plans. 2010 CRC, CMC, CPC, and CEC along with the 2008 T-24 Energy Standards.*
☐	*d) A complete site/plot plan showing lot dimensions, yard setbacks, street name(s), north arrow, identify use of existing buildings to remain, distance between existing buildings and location of*

	private sewage disposal system is required as per R106
☐	*e) Provide existing and proposed contours, spot elevations to indicate general site slope and drainage pattern as per R106.*
☐	*f) On site plan delineate all projecting elements, and show distance to property line as per R106*
☐	*g) Show the driveway location, including proposed slopes, finishes, and required features, per the Placer County Fire Safe Driveway Standards.*
☐	*h) All plan sheets and the cover sheet of any structural calculations must be wet signed and dated by person responsible for their preparation as per R106.*
☐	*i) Portions of the plans that do not meet conventional construction, or require structural calculations, must be signed by an architect, civil engineer, or structural engineer registered to practice in California.*
☐	*j) Provide design information on the Title Page.*
☐	*k) Show correct square footage on the Title Page.*
☐	*l) Soils report required ☐ Yes ☐ No*
☐	*m) List types of special inspections required.*
☐	*n) Structural Observation required*
☐	*o) Show window sizes on the floor plan*
☐	*p) Missing Truss Calculations*
☐	*q) Delete all notes and details that do not apply to this project.*
☐	*r) Other:*
☐	***AFTER THE FACT PERMITS*** *1. An as-built letter from a licensed architect or engineer, wet stamped and signed, stating that all work completed on this structure without a building permit conforms to current code and structural requirements. The letter must certify the following items.*
☐	*a) The foundation, entire lateral of structure, floor framing, wall framing, roof framing and roof diaphragm*
☐	*b) Provide as-built letter from licensed electrical contractor certifying all work is to code and meets Placer County requirements.*
☐	*c) Provide as-built letter from licensed plumbing contractor certifying all work is to code and meets Placer County requirements.*
☐	*d) CEC Energy Documentation*
	ARCHITECTURAL LIFE AND SAFETY
☐	*2. Walls 5' and less to property lines shall be one hour rated construction and have a maximum of R302.*
☐	*3. Walls closer than 3' ft. to property lines shall be one hour rated construction, have no openings R302.*
☐	*4. Detached garage/carport walls closer than 5 ft to property line shall have one-hour exterior protection with openings as allowed by R302.*
☐	*5. Buildings adjacent to ascending or descending slopes shall be setback according to the requirements of R403.*

☐	*6. Projections, including eaves, shall be one-hour fire resistive construction, heavy timber or of noncombustible material if they project into the 2' ft.to 5 ft. setback area from the property line. R302.*
☐	*7. Each townhouse unit shall be considered a separate building and shall comply with the following: R302 Townhouse definition: A single-family dwelling unit constructed in a group of three or more.* *a) Adjacent townhouse units shall each be provided with a 1-hour fire-resistance-rated wall assembly separating the units.* *b) Openings are not permitted* *c) Penetrations shall comply with Section* *Exception: In lieu of the two 1-hour walls a common 1-hour fire-resistance-rated assembly wall shall be permitted for townhouses if such walls do not contain plumbing or mechanical equipment, ducts or vents in the cavity of the common wall. Electrical installations shall be installed in accordance with the California Electrical Code.*
☐	*8. The fire-resistance-rated wall or assembly separating townhouses shall be continuous from the foundation to the underside of the roof sheathing, deck or slab. The fire-resistance rating shall extend the full length of the wall or assembly, including wall extensions through and separating attached enclosed accessory structures as per R302.*
☐	*9. Parapets constructed in accordance with R302 shall be constructed for townhouses as an extension of exterior walls or common walls.*
☐	*10. Provide details and/or notes for one hour fire resistive construction of walls and floor separating dwelling units as per R302.*
☐	*11. Provide draft stopping between dwelling units as per R302.*
☐	*12. For roof covering specify per R902:* *a) Manufacturer and I.C.C.C. / U.L. / FM number.* *b) Roof slope(s) of all areas on the roof plan.* *c) Note on Plans: "Installation of roofing shall be in accordance with manufacturer's specifications".*
☐	*13. Roof slope is not adequate for Type of roof covering specified as per R905.*
☐	*14. Show sizes/locations of the roof/deck drains and overflows as per R903.*
☐	*15. Specify minimum ¼" inch per foot roof slope for drainage or design to support accumulated water as per R905.*
☐	*16. Provide flashing detail for deck, porch and balcony to structure per R905.*
☐	*17. Specify approved weatherproof walking surface material at decks and balcony.*
☐	*18. Habitable rooms, other than kitchens shall contain at least 70 (50 for kitchens) square feet of floor area as per R304.*

☐	*19. No habitable room (other than a kitchen) shall be less than 7' ft. in any dimension as per R304.*
☐	*20. Show that ceiling height for habitable rooms and corridors are a minimum of 7' inches as per R305.*
☐	*21. Window area of habitable rooms must be at least 8% of the room floor area as per R303.*
☐	*22. Openable window area of habitable rooms must be 4% of the room floor area as per R303.*
☐	*23. Bathrooms must be mechanically ventilated per CMC § 403.7, Table 4-4, as per R303.*
☐	*24. At least 1/2" of the common wall between must be open and have an unobstructed opening area of not less than 25 sq. ft. or 1/10 (8% if ventilation) the floor area of the interior room, whichever is greater, if light and ventilation is being supplied from an adjacent room as per R303.*
☐	*25. Porch over required windows at must have a minimum clear height of 7' ft. with longer side at least 65% open and unobstructed as per R30.*
☐	*26. Dimension on the plans the 30" inches clear width for water closet compartment and 24" inch clearance in front of the water closet for bathroom as per CPC 407.*
☐	*27. Wall covering shall be cement plaster, tile or approved equal to 70" inches above drain at showers or tub with showers. Materials other than structural elements to be moisture resistant as per CPC 411.*
☐	*28. Shower thresholds shall be of sufficient width to accommodate a minimum twenty-two (22) inch unobstructed opening for egress per CPC 411.*
☐	*29. Net area of shower receptor shall be not less than 1,024 sq. in. of floor area, and encompass 30" inches diameter circle. The required area shall be maintained from the top of the threshold to a point 70 inches above the shower drain outlet as per CPC 411.*
☐	*30. All glazing less than 60" inches above a shower or tub floor shall be safety glazing as per R308.*
☐	*31. At bedrooms and basement provide one openable escape window or door meeting all of the following: an openable area of not less than 5.7 ft² (5 ft² at grade level), a minimum clear 24" inches height and 20" inches width, and a sill height not over 44" inches above the floor as per R310.*
☐	*32. The following glazing shall be tempered as per R308.* *a) All glazing located less than 60" inches above a finished shower or tub floor.* *b) All glazing where the nearest exposed edge of the glass is within 24" inches arc of either vertical edge of a door.* *c) All glazing in stair landings and within 5' feet of the top or bottom of stairway and less than 5' ft. above the walking surface.*

☐	*33. Show location(s) of hard wired smoke detectors and carbon monoxide sensors as per R304 and R315:* *a) Centrally located in corridor (or area) leading to sleeping areas, and inside each sleeping room.* *b) On ceiling of upper level in close proximity to the stairway when sleeping areas are on an upper level.* *c) On each floor level and in basements and habitable attics.* *d) In the adjacent room (or area) where the ceiling height exceeds that of the hallway by 24" inches or more.* *e) Battery operated smoke detectors are permitted for retrofitting in existing construction.* *f) Note on plan, smoke detector shall be interconnected such that the activation of one alarm will activate all alarms.* *g) Smoke detectors shall be "hard wired" and shall be equipped with battery back up.*
☐	*34. Show location of 20" x 30" inches attic access with 30" inches minimum headroom as per R807.*
☐	*35. Provide draftstops in attic where horizontal area exceeds 3000 ft² as per R302 P.C. Ordinance 15.04.175.1.B*
☐	*36. One exit door shall not be less than 3' ft. wide and 6' ft. 8" inches in height so mounted that the clear width of exit way is not less than 32" inches. The exit may not pass through garage per R311.*
☐	*37. Landings at doors shall have a length measured in direction of travel of not less than 36" inches as per R311.*
☐	*38. If not a component of a required means of egress (not main entry) a threshold not exceeding 7.75" (7 ¾") inches must be shown and door may not swing over elevation change as per R311.*
☐	*39. A door may swing over landing that is not more than 1 ½ inch below the top of threshold R311.*
☐	*40. Provide section and details of interior/exterior stairway showing:* *a) Maximum rise of 7.75 (7 ¾") inches and minimum run (tread nose to nose) of 10" inches as per R311.* *b) Minimum width of 36" inches as per R311.* *c) Minimum head room of 6' feet 8" inches as per R311.* *d) Provide details and notes showing framing (stringer) size, bracing, connections, footings.* *e) Enclosed usable space under stairway requires 1 layer of 1/2" gyp board on enclosed side as per R302.*
☐	*41. Handrail shall satisfy the following:* *a) Provide continuous handrail for stairway with 4 or more risers as per R311.* *b) Handrail shall be 34" to 38" inches above the nosing of treads as per R311.*
☐	*42. Provide 42" inch high protective guard for decks, porches, balconies and raised floors, (more than 30" inches above grade or floor below). Openings between rails shall be less than 4" inches R312.*

☐	*43. Where the opening of the sill portion of an operable window is located more than 72" inches above finished grade or other surface below, the lowest part of the clear opening of the window shall be 24" inches above the finished floor surface of the room. Glazing between the floor and a height of 24" inches shall be fixed or have openings such that a 4" inch sphere cannot pass as per R612.*
☐	*44. The triangular area formed by riser, tread and bottom of guardrail shall be sized so that a 6" sphere can not pass through as per R312.*
☐	*45. Show on plans the required attic ventilation area, and the attic ventilation type, size and location provided. The required ventilating area ratio is 1/150 of attic area with 50% of openings 3' above eave or cornice vents or 1/300 of attic area if a vapor retarder is providing the remaining portion of the vent area. Openings to have 1/4" inch corrosion resistant metal mesh covering. Also detail vapor retarders as per R806.*
☐	*46. Provide and detail moisture protection or ventilation space with setback between planter and wall framing as well as flashing unless wood is preservative treated as per R703.*
☐	*47. At vaulted ceiling or flat roofs, detail ventilated space between individual roof joists. R806*
☐	*48. Provide fireblocking in concealed spaces vertically and horizontally in accordance with as per R302.*
☐	*49. Show underfloor ventilation opening size and locations equal to 1 sq. ft. for each 150 sq. ft. of underfloor area. Openings shall be as close to corners as practicable and shall provide cross ventilation along the length of at least two opposite sides. Openings shall have ¼" inch corrosion resistant metal mesh covering as per 2007 CBC 1203.3.*
☐	*50. The following are required for attached garage:* *a) Specify makeup of separation on the garage side for walls, ceilings of garage adjacent to or supporting residential uses. A minimum of 1/2" drywall on the garage side is required where not protecting elements supporting structures above as per R408.* *b) All elements inside the garage supporting stories above shall have 5/8" Type X or equivalent protection.* *c) Self-closing, self-latching, tight-fitting, solid wood 1 3/8" inch thick door or a 20 minute rated door at openings to dwelling as per R302.* *d) Doors from garage not permitted to open into room used for sleeping as per R311.* *e) Door may swing into the garage if floor or landing in the garage is not more than ½ inch lower than the top of the door threshold as per R311.*
☐	*51. Specify/detail masonry veneer material, thickness, backing, anchorage, footings and support over openings as per R701.*
☐	*52. For fireplace/chimney specify the following:* *a) Chimney shall extend 2' ft. above roof/wall within 10' ft. as per R1003.* *b) Anchor chimney to floor and roof/ceiling joists. Reinforce masonry chimney as per R1003.* *c) Spark arrestor required as per R1003.*

☐	*53. For factory built metal fireplace specify:* *a) Manufacturer, model and I.C.B.O. / U.L. number.* *b) Installation and use shall be in accordance with their listing* *c) Non-vented fireplaces or gas fired appliances are not permitted.*
☐	*54. Additional comments:*
	WILDLAND-URBAN INTERFACE (WUI)
☐	*55. This project is located in an area designated by the State Fire Marshal as a "Fire Severity Zone". The severity level needs to be identified on the site plan.*
☐	*56. Provide a list and indicate on the elevation and plan sheets all requirements for mitigation of WUI requirements. You will need to note the following information on the plan and provide architectural details to clarify the proposed mitigation R327.*
☐	*a) Roofing covering requirements*
☐	*b) Roof valley requirements*
☐	*c) Roof gutter requirements*
☐	*d) Eave or cornice vent requirements*
☐	*e) Eave protection requirement*
☐	*f) Exterior wall coverings*
☐	*g) Exterior wall vents*
☐	*h) Exterior glazing*
☐	*i) Exterior door assemblies*
☐	*j) Decking and stair surfaces*
☐	*Additional comments:*
	STRUCTURAL FOUNDATION, FLOOR FRAMING SHEAR WALLS
☐	*57. Fill out and return special inspection form see attached*
☐	*58. Provide shear wall schedule, shear wall lengths and shear wall types on pages*
☐	*59. Provide beam schedule see circled areas on pages*
☐	*60. Spread footings missing see circled areas on pages*
☐	*61. Provide anchor bolt types for two pour foundation system*
☐	*62. Plans are missing or do not match the engineering calculations for the following* *a) Shear walls*
☐	*b) Anchor bolts*
☐	*c) Beams*
☐	*d) Studs over 10' in length, Balloon framed walls*
☐	*Calculations required for point loads and cantilevers*
☐	*63. Supports missing for* *a) Beam*
☐	*b) Truss*
☐	*64. Fasteners for preservative treated and fire treated wood shall be of hot dipped zinc coated*

	galvanized steel, silicon bronze or copper. The coating weights for zinc coated fasteners shall be in accordance with R317 (Exception ½ inch and larger steel bolts).
☐	*65. Show size, spacing, support points and direction of floor joists.*
☐	*66. The x floor joists at o.c. over exceed the allowable span.*
☐	*67. For plywood floor diaphragm specify thickness, grade, T&G edges, panel span rating, nailing schedule and required blocking and panel layout pattern.*
☐	*68. Irregular structures which do not comply with limitations described in 2308.12.6 require engineering by a licensed design professional.*
☐	*69. Provide 3"x 3"x .229" plate washers for per R602.*
☐	*70. Soil bearing pressure is limited to 1500 lbs/sq ft up 5,000' elevation above 5,000' elevation is allowed 2000 lbs/sq ft unless soil is classified as per a soils report recommends otherwise as per R401.*
☐	*71. Call out minimum thickness of 3 ½" inches concrete or grade floor slabs, reinforcement and moisture barrier on foundation plan as per R506.*
☐	*72. Call out anchor bolt size and spacing on foundation plan. Provide 5/8" diameter imbedded 7" inches minimum at 6' o.c. maximum spacing as per R602.*
☐	*73. Specify size, spacing, I.C.C. number and manufacturer of power driven pins. (Not permitted on perimeter footings.)*
☐	*74. If required by structural calculations, show size, location and embedment length of hold down anchors on foundation plan.*
☐	*75. Detail (and reference location on foundation plan) typical foundation sections for: perimeter walls, interior bearing walls, depressed slabs, foundation common to dwelling and garage, garage entrance, spread and/or post pads.*
☐	*76. Foundation sections shall be 12/15/18 inches wide, 7.5/7.5/7.5 inches thick, and 12" inches depth below natural ground surface as per R403.*
☐	*77. Provide detail for stepped footings when slope of the footing exceeds one in ten as per R403*
☐	*78. Show minimum 18" inches clearance from grade to bottom of floor joists and minimum 12" inch clearance to bottom of girders as per R317.*
☐	*79. Wood posts exposed to weather or water splash shall be 1" inch above a slab and 6" inches above grade or 8" inches above grade as per R317.*
☐	*80. Show 8" inches min. distance from grade to wood sill framing and sheathing as per R317.*
☐	*81. The end of wood girders entering exterior masonry or concrete walls shall be protected with a*

	1/2" air space or provide pressure treated lumber as per R317.
☐	*82. Foundation cripple walls shall be framed and sheathed as per R602. Specify stud size if wall is over 4' feet high. Solid blocking must be provided at 14" inches and less in height. Be advised, cripple walls over 14" inches high constitute an additional story.*
☐	*83. Provide a weep screed for stucco and stucco stone at the foundation plate line a minimum of 4" inches above grade as per R703.*
☐	*84. Cross reference all calculations for joists, beams, shear walls, etc... to framing/floor plans.*
☐	*85. Detail the shear transfer connections which transfer lateral forces from horizontal diaphragms through intermediate elements and shear walls to the foundation.*
☐	*86. Specify on the framing plans the shear wall material, thickness, size and spacing of fasteners and sole plate nailing. Call out anchor bolt spacing and hold down hardware on foundation plan.*
☐	*87. Detail how the interior shear walls are connected to the roof diaphragm.*
☐	*88. Additional comments:*
	ROOF FRAMING / TRUSSES
☐ ☐ ☐ ☐ ☐	*89. Provide engineer letter of approval for review and conformance of trusses* *a) Provide revised truss calculation for limited storage in trusses* *b) Provide drag trusses* *c) Engineer to verify reaction on trusses* *d) Provide ladder framing and head-out detail for attic access*
☐	*90. All unheated overhangs shall be designed for ice dams and accumulation by multiplying the Pf ground snow load by 2. Heat strips or other exposed heat methods may not be used in lieu of this design*
☐	*91. Where Pg is 100 P.S.F. or greater, hot or cold mop underlayment roofing is require, as noted in R905.*
☐	*92. For plywood roof diaphragm specify thickness, grade, T&G edges, panel span rating, nailing schedule and required blocking and panel layout pattern.*
☐	*93. Where Pg exceeds 70 P.S.F. roof projections subject to sliding ice or snow shall be protected with ice splitters or crickets, for roof slope is 3/12 or greater, unless projections are located within 36" of the ridge.*
☐	*94. Where Pf is greater than or equal to 30 P.S.F. all required exists shall be located where not subject to or protected from sliding or impact snow and ice.*
☐	*95. Specify the size, spacing and direction of rafters.*

☐	*96. The rafters at o.c. over exceed the allowable span.*
☐	*97. A ridge board, valley and hip members not less in depth than the cut end of the rafter is required. It shall be a vertical load-bearing member when roof slope is less than 3 inches in 12" inches.*
☐	*98. Roof purlins shall not be smaller than the rafters they support. The max span for 2"x 4" / 2"x 6" roof purlins is 4/6 ft. respectively. For purlin supports provide struts, not smaller than 2" x 4" with an unbraced length not over 8' feet, and not flatter than 45 degrees from the horizontal, to bearing walls or partitions as R802.*
☐	*99. Provide designed ridge beams for open beam vaulted ceilings or when ceiling joists or rafter ties are not provided and detail ridge/rafter connection.*
☐	*100. Provide manufactured roof truss profiles, layout plan and calculations from truss manufacturer.*
☐	*101. Show ceiling joists size, spacing, direction and span on plans.*
☐	*102. The x ceiling joists at o.c. over exceed the allowable span.*
☐	*103. Provide rafter ties spaced 4' ft (max) on centers immediately above ceiling joists which are not parallel to the rafters as per R802.*
☐	*104. Show blocking at ends of rafters and trusses at exterior walls, at supports of floor joists and at the ridge line of truss roofs as per R802.*
☐	*105. Show draft separation for attic areas between units in a duplex as per R302.*
☐	*106. Detail double rafters at roof and ceiling openings as per R802.*
☐	*107. Specify the header size at door, window and other openings over 4' ft wide in bearing walls as per R802.*
☐	*108. Additional comments:*
	MECHANICAL
☐	*109. Every dwelling unit shall be provided with heating facilities capable of maintaining a room temperature of 68 degrees F. at 3' feet above the floor in all habitable rooms. Show basis for compliance as per R303.*
☐	*110. Propane gas drain required, review Placer County Propane Appliance Handout for requirements and note on the drawings.*
☐	*111. Show location of F.A.U. / return air grill / water heater on floor plan.*
☐	*112. Show 30" x 30" deep unobstructed working space in front of furnace as per CMC 904.*
☐	*113. Where the height of the passageway is less than 6', access to attic furnace must be within 20'*

	feet of unit and shall have a continuous solid unobstructed walkway at least 24" inches wide. A switch controlled light is also required as per 2007 CMC § 904.11.
☐	*114. Show how heat producing appliances (water heater/furnace) in garage will be protected from automobile damage (wheel blocks are not sufficient). Elements of appliances which create a glow, spark, or flame shall be located a minimum of 18" inches above garage floor as per CMC 307.*
☐	*115. Additional comments:*
	PLUMBING
☐	*116. When a water heater is located in the attic, attic-ceiling assembly, floor-ceiling assembly, or floor-subfloor assembly where damage may result from a leaking water heater, a watertight pan of corrosion-resistant materials shall be installed beneath the water heater with a minimum three-quarter (3/4) inch (20 mm) diameter drain to an approved location as per CPC 508.*
☐	*117. Propane gas drain required, review Placer County Propane Appliance Handout for requirements and note on the drawings.*
☐	*118. Additional comments:*
	ELECTRICAL
☐	*119. Show size and location of electrical service and panels.*
☐	*120. Provide at least one outside weatherproof, G.F.I. 120 volt receptacle at front and back of dwelling unit as per CEC 210.8).*
☐	*121. Provide at least one receptacle in garage or basement in addition to any receptacle provided for stationary appliances as per CEC 210.52).*
☐	*122. Sub-panels are required to be readily accessible and not be placed in locations of snow build-up. CEC 240-24*
☐	*123. Provide G.F.I. protection to all 120 volt, 15 and 20 amp receptacles installed outdoors, in bathrooms, in basement, at counter top surface and garages. Exception: Single outlet receptacles in garages utilized for a fixed or stationary appliance as per CEC 210.8.*
☐	*124.* Arc Fault protection required for outlets in family rooms, dining rooms, living rooms, parlors, libraries, dens, bedrooms, sunrooms, recreation rooms, closets, hallways, or similar rooms or areas. CEC 210.12
☐	*125. Walls 2 feet wide or greater shall have an outlet. Receptacle outlets shall be spaced no more than 12' feet apart, and a maximum of 6' feet from end of walls or opening as per CEC 210.52* .
☐	*126. Provide electrical receptacle outlets in hallways over 10' ft. in length as per CEC 210.52* .
☐	*127. In the kitchen and dining area, a receptacle outlet shall be provided for each counter space*

	wider than 12 inches so that no point is more than 24" from a receptacle outlet as per CEC 210.52.
☐	*128. Additional comments:*
	CALGREEN MANDATORY MEASURES
☐	*129. Provide a list and indicate on the elevation and plan sheets all requirements for mitigation of CALGreen mandatory requirements. You will need to note the following information on the plan and provide architectural details as necessary to clarify the proposed mitigation. Additional comments:*
☐	*a) Site Development (4.106) Storm Water Drainage during construction*
☐	*b) Multiple Showerheads Serving One Shower (4.303.2) combined flow rates of all the showerheads controlled by a single valve shall not exceed Maximum Flow Rate specified in Table 4.303.2*
☐	*c) Outdoor Water Use (4.304)Automatic irrigation controllers and shall be weather based*
☐	*d) Joints and Openings (4.406)*
☐	*e) Construction Waste Reduction, Disposal and Recycling (4.408)*
☐	*f) Building Maintenance and Operation (4.410) Operation and maintenance manual provided to owner.*
☐	*g) Pollutant Control (4.504) Sealed duct openings and VOC in finish materials*
☐	*h) Interior Moisture Control (4.505) Vapor retarder installed at slab on grade foundations / moisture content of building materials checked before enclosure.*
☐	*i) Bathroom Exhaust Fans (4.506.1) Each bathroom shall be mechanically ventilated. Unless functioning as a component of a whole house ventilation system, fans must be controlled by a humidity control.*
☐	*j) Environmental Comfort (4.507) Whole house exhaust fans/heat loss gain values/size ducts/ heating and cooling equipment according to ACCA 36-S or equivalent*
☐	*k) Qualifications (702) HVAC system installers are trained and certified*
☐	*l) Verifications (703) Verification of compliance with this code*
☐	*130. Additional comments:*
	ENERGY TITLE-24
☐	*131. The residence shall conform to the State energy standards. Submit forms and calculations*
☐	*132. Incorporate all of the requirements of the energy analysis into the plans.*
☐	*133. Assumptions made in energy calc's do not match the plans as follows.*
☐	*134. Have all of the required signatures on the CF-1R.*
☐	*135. Show on plans all mandatory energy conservation features and devices*
☐	*136. T-24 energy calculations used must be by one of the Energy Commission approved computer programs. Please see- www.energy.ca.gov/title24/2008standards/2008 computer prog list.html for current versions.*

☐ ☐ ☐ ☐ ☐ ☐ ☐ ☐ ☐ ☐	*137. Measures requiring field verification and/or diagnostic testing: (Provide a list on cover sheet of plans of required measures)* *Duct sealing* *Supply duct location, surface area and R-factor.* *Refrigerant charge in split system air conditioners and heat pumps.* *Installation of TXV* *Adequate air flow.* *Air handler fan power.* *High energy efficiency ratio (EER)* *Maximum cooling capacity.* *Building envelope sealing.* *High quality insulation installation.*
☐	*138. Provide Indoor Air Quality and Mechanical Ventilation for all new dwellings and additions larger than 1,000sq.ft. Show method of compliance on the plans.*
☐	*139. For the prescriptive packages, more duct insulation is required. For Package D, in climate zones 16, R-8 insulation is required. R-6 is required in other climate zones. For Package C, R-8 is required in all climate zones.*
☐	*140. Show building orientation with respect to North direction on compass.*
☐	*141. Pipe insulation is a mandatory requirement in the following cases:* *a) Storage tanks for a non-recirculating system must have pipe insulation on both hot and cold water pipes for length of five feet. There is no exception for water heater piping in the conditioned space.* *b) Recirculating sections of domestic hot water systems must be insulated (the entire length of piping, whether buried or exposed).* *c) Indirect fired domestic hot water system piping from the heating source to the storage tank.*
☐	*142. Provide a reflective ceiling plan and light fixture schedule. All fixtures shall be identified, labeled and then cross referenced. Appropriate switching diagrams must also be shown to demonstrate compliance with lighting standards.*
☐	*143. Show compliance with the following lighting measures:* *a) Kitchens. At least half the installed wattage of luminaries in kitchens shall be high efficacy and the ones that are not must be switched separately.* *b) Lighting in Bathrooms, Garages, Laundry Rooms and Utility Rooms. All Luminaires shall either be high efficacy or shall be controlled by an occupant sensor.* *c) Other Rooms. All Luminaires shall either be high efficacy or shall be controlled by an occupant sensor or dimmer. Closets that are less than 70 square foot are exempt from this requirement.* *d) Outdoor Lighting. All Luminaires mounted to the building or to other buildings on the same lot shall be high efficacy Luminaires or shall be controlled by a photo control/motion sensor combination.* *e) Common Areas of Multifamily Buildings. All Luminaires in the common areas of multifamily buildings shall either be high efficacy or shall be controlled by an occupant sensor.*

☐	*144. Non-high efficacy Luminaires must be switched on a separate circuit from high efficacy luminaries.*
☐	*145. Occupancy sensors must have no manual override, 30 minute maximum timer and be microwave/ultrasonic or passive infra-red type. Occupancy sensor layout must be shown on plans.*
☐	*146. High efficacy Luminaires must be pin based. Please add notes to plans.*
☐	*147. Radiant barrier required show on the plans:* ***OTHER COMMENTS:***
☐	*148. Additional comments:*

If you have any questions regarding this plan review, please call the Auburn Office (530) 745-3010 or the Tahoe Office (530) 581-6200. I am available between the hours of 8:00AM to 9:00AM and from 3:00PM to 4:30PM. If you would like an appointment outside of the noted time lines please call and schedule one.

Sincerely,