



PLAN CHECK SUBMITTAL STRUCTURES OTHER THAN BUILDINGS



City of Redding
777 Cypress Avenue
Redding CA 96001
Telephone:
(530) 225-4013
FAX: (530) 225-4360

This includes structures such as pools, pole signs, retaining walls, fences over 6 feet high, satellite dishes, radio towers and other nonbuilding structures covered by the Uniform Building Code.

Planning Division Approval:

All projects should start with the Planning Division. Like any other structure, these types of structures must meet the zoning requirements, such as yard setbacks, height restrictions, etc. Sometimes a *use permit* or *variance* is needed concerning these or other zoning issues.

Design Criteria:

- Seismic Zone 3
- Basic wind speed (75 mph)
- Snow load (30 psf, nonreducible)
- 2001 editions of the California Electric Code (CEC), California Building Code (CBC), California Plumbing Code (CPC), California Mechanical Code (CMC), California Fire Code (CFC), and California Health and Safety Code amendments.
- 2001 California Energy Code Energy Efficiency Standards, Climate Zone 11
- Class 4 soil per CBC Table 18-1-A or a soils report per CBC 1805

Drawing Criteria:

Preferably, drawings shall be limited in size to 24 by 36 inches maximum. Plans must be clear and legible; nonlegible plans ***will not be accepted***. Preferred scale: 1/4 inch per foot for structural and architectural; 1 inch = 20 feet for site plans.

Plans must be wet-signed by preparer on each page. Architects/engineers must affix their seal and wet sign (cover sheet of supporting documents to be wet-signed).

Submittal Plan Documentation:

- Two complete sets of legible building plans to include:
 - Site plan with drainage-direction arrows
 - Structural plans:
 - ▶ Foundation details
 - ▶ Structural connections
 - ▶ Electrical layouts
 - ▶ Cross sections
 - ▶ Evaluation views
 - ▶ Manufacturer's installation instructions if applicable
- Two sets of structural calculations, when required, stamped and signed by licensed California architect or engineer
- One Assessor's plan
- Forms:
 - Permit Application
 - Owner Builder Form

Specific Information on the Above Drawings:

General Information (cover sheet):

- Project name and address as well as project owner's name, address, and phone number (contact person)
- Name, title, address, and phone number of architect or engineer of record
- Assessor's parcel number
- Zoning
- Vicinity map, location, and north arrow
- Stamp and wet signature of design professional (all sheets) if applicable

Plot/Site Plan:

- Lot dimension showing whole parcel and property lines
- Show structure and dimensions to property lines and adjacent buildings
- Identify structure orientation with north arrow
- Direction arrows showing drainage from and on property
- Grading plan with new and existing elevations
- Show location of:
 - Electric meters/service
 - Septic system
 - Location of well
 - Easements, right-of-way, etc.
 - Other structures on property
 - Driveway
 - Gas meters
 - Propane tank
 - Mandatory requirements of Planning Division and/or use permit

Architectural and Structural Plans:

- Exterior elevations
- Details architectural/structural:
 - Cross sections
 - Footing details (piers, grade beams, rebar, etc.)
 - Structural Material specifications
 - Structural connections (welds, bolts, straps, etc.)
- Plan showing proposed electrical item locations:
 - Lighting locations and switching
 - Mechanical equipment and disconnects
 - Receptacles and GFCI receptacles
 - Distribution panel locations

Assessor's Plan:

- Plan of structure depicting scaled dimensions
- Site/plot plan

Notes:

Multiple information can be combined on plans for simple buildings if clarity is maintained. This is not a complete list of all required submittals, and additional information may be required to facilitate plan review. Other City departments and/or public agencies may have to review approved plans before permits can be issued.

Environmental Health/Air Quality Divisions:

Approval is required for:

- Water wells
- Septic systems

DEPARTMENTS AND AGENCIES TO CONTACT IF QUESTIONS ARISE ON SPECIFIC REQUIREMENTS:

Department	Phone No.	Responsibility
Building Division	225-4013	Plan review, building permits, and inspections
City Clerk	225-4056	Business license
Cross Connection Control	224-6031	Commercial water supply
Customer Service	339-7200	Utility services
Electric Department	224-4384	AIC ratings/ transformer location, size, and service conductors
Fire Prevention	225-4150	Plan review and inspection
Industrial Waste	224-6050	Commercial and industrial wastewater
Planning Division	225-4020	Use permits, signs, and zoning
Engineering Division	225-4190 245-7007	Grading/drainage permits, erosion control, and utility/street improvements
Shasta County:		
Office of Education	225-0225	School fees
Environmental Health Division	225-5787	Septic systems, water wells, and pools
Air Quality Management District	225-5674	Hazardous materials and gases

Website: <http://www.ci.redding.ca.us/devserv/permits/formsonline.html>