

NEW ACCESSORY DWELLING UNIT (150 SF)

FIRE SPRINKLER REQUIREMENTS:

PER R313.2 AN AUTOMATIC RESIDENTIAL FIRE SPRINKLER SYSTEM SHALL NOT BE REQUIRED IN ACCESSORY DWELLING UNITS, PROVIDED ALL OF THE FOLLOWING ARE MET:

- THE UNIT MEETS THE DEFINITION OF AN ACCESSORY DWELLING UNIT AS DEFINED IN THE GOVERNMENT CODE SECTION 65852.2.
- THE EXISTING PRIMARY RESIDENCE DOES NOT HAVE AUTOMATIC FIRE SPRINKLERS.
- THE ACCESSORY DETACHED DWELLING UNIT DOES NOT EXCEED 1,200 SQUARE FEET IN SIZE.
- THE UNIT IS ON THE SAME LOT AS THE PRIMARY RESIDENCE.

FINAL DETERMINATION OF FIRE SPRINKLER REQUIREMENT WILL BE MADE BY LOCAL FIRE JURISDICTION.

GRADING & DRAINAGE NOTES:

- GRADE SHALL FALL A MINIMUM OF 6" IN THE FIRST 10 FEET AWAY FROM NEW FOUNDATION WALLS WHERE THERE IS NO PAVING PER CRC 401.3. WHERE DISTANCE IS LESS THAN 10' WATER SHALL SLOPE AWAY FROM FOUNDATION
- IMPERVIOUS SURFACES WITHIN 10 FEET OF THE BUILDING FOUNDATION SHALL BE SLOPED A MINIMUM OF 2 PERCENT AWAY FROM THE BUILDING.

POSSESSION AND USE OF THESE PLANS, BY A BUILDER AND/OR OWNER SIGNIFIES THAT THEY, THE BUILDER AND/OR OWNER, HAVE ACCEPTED SOLE RESPONSIBILITY FOR COMPLIANCE WITH ALL STATE AND APPLICABLE LOCAL CODES AND LAWS GOVERNING THIS PROPOSED CONSTRUCTION. FURTHER, SUCH BUILDER AND/OR OWNER HAVE ACCEPTED SOLE RESPONSIBILITY FOR SAFE CONSTRUCTION PRACTICES, THE STRUCTURAL INTEGRITY OF THE PROJECT AND, IN THE EVENT OF AN ACCIDENT OR ANY DEVIATION FROM THESE PLANS NULLIFIES AND ABSOLVES, THE ABOVE MENTIONED DESIGN FIRM (THATAADUGUY) AND ITS EMPLOYEES, OF ANY RESPONSIBILITY THAT EXISTS.

CONSTRUCT NEW 150 S.F. ACCESSORY DWELLING UNIT.

- SLAB ON GRADE FOUNDATION
- 2X6 EXTERIOR WALLS W/ BOARD AND BATTEN SIDING EXTERIOR FINISH
- STICK FRAMED ROOF WITH STANDING ASPHALT SHINGLE ROOFING
- VINYL WINDOWS
- ELECTRIC WATER HEATER

UTILITY NOTES:

- NO GAS TO BE INSTALLED IN ADU
- PROPOSED ADU TO TIE INTO (E) MAIN WATER LINE
- PROPOSED ADU TO TIE INTO (E) S.F.R. SEWER SERVICE. NOTE: SEWER TIE-IN MUST BE OUTSIDE OF ADU FOOTPRINT.
- ELECTRICAL SERVICE TO TIE INTO (E) S.F.R. OR CUSTOMER TO COORDINATE W/ UTILITY COMPANY TO OBTAIN (N) ELECTRICAL SERVICE AND METER

OWNER INFO:

NAME:

ADDRESS:

PHONE:

EMAIL:

APPLICANT INFO:

NAME:

ADDRESS:

PHONE:

EMAIL:

SHEET NUMBER	SHEET NAME
A-0.0	TITLE SHEET
A-0.1	CAL GREEN-1
A-0.2	CAL GREEN-2
A-1.0	SETBACK & FIRE DETAILS
A-2.0	FLOOR PLAN
A-2.1	ELECTRICAL PLAN
A-2.2	ROOF PLAN & INTERIOR SECTIONS
A-3.1	EXTERIOR ELEVATIONS
S-1.0	FOUNDATION & FRAMING PLANS
S-2.0	CRAWL SPACE FOUNDATION PLAN
SD1	STRUCTURAL NOTES
SD2	STRUCTURAL DETAILS
T-24-1	TITLE 24
T-24-2	TITLE 24
T-24-3	SINGLE FAMILY MANDATORY REQUIREMENTS

This architectural elevation drawing shows a building facade with vertical siding. On the left, there is a double-hung window with a wide sill. To its right is a single door with a vertical handle. Further right is a smaller, single-hung window with a decorative sill. The roofline is visible at the top, showing a slight overhang on the left and a gabled section on the right.

AND	H.B.	HOSE BIBB
ANGLE	H.C.	HOLLOW CORE
AT	HR.	HOOR
CENTERLINE	HGT	HIGHT
PROPERTYLINE	HWD	HARDWOOD
POUND OR NUMBER	INSUL.	INSULATION
EXISTING	INT.	INTERIOR
(E)	KIT.	KITCHEN
(N)	LAM.	LAMINATE
(D)	LAV.	LAVATORY
ADJ	MAX	MAXIMUM
AGGR.	MECH.	MECHANICAL
ALUM.	MIN.	MINIMUM
APPROX.	M.O.	MASONRY OPENING
ARCH.	N.I.C.	NOT IN CONTRACT
ASPH.	NO.	NUMBER
RD	N.T.S.	NOT TO SCALE
BUTUM.	O.C.	ON CENTER
BLDG.	OPNG.	OPENING
BLKG.	OPP.	OPPOSITE
BM	PLT	PLATE
CER.	PLYWD.	PLYWOOD
CLG	PR.	PAIR
CLR.	PT	POINT
CL.	PART.	PARTITION
CLMN.	P.B.O.	PROVIDED BY OWNER
CONC.	R.	RADIUS
CONT.	R.D.	ROOF DRAIN
CORR.	REF.	REFRIGERATOR
CPT	REINF.	REINFORCED
DET	REQ.	REQUIRED
D.G.	RM.	ROOM
DIA	R.O.	ROUGH OPENING
DIM.	R.W.L.	RAIN WATER LEADER
D.N.	S.C.	SOLID CORE
DR	SHT	SHEET
DRWG.	SIM.	SIMILAR
EA	SPEC.	SPECIFICATION
E	SQ.	SQUARE
ELEV.	S.O.G.	SLAB ON GRADE
ELEC.	S.S.D.	SEE STRUCTURAL DRAWINGS
EQ.	S.S.	STAINLESS STEEL
EXT.	STOR.	STORAGE
F.D.	SUSP.	SUSPENDED
FIN	SYM.	SYMBOL
FLR.	T.O.	TOP OF
FLUOR.	T.O.C.	TOP OF CURB
F. O. C.	TEL.	TELEPHONE
F. O. F.	T & G.	TONGUE AND GROOVE
F. O. S.	T.O.W.	TOP OF WALL
FT	TYP	TYPICAL
FTG.	U.G.	UNDERGROUND
FURR.	U.O.N.	UNLESS OTHERWISE NOTED
GA	VEST.	VESTIBULE
GALV.	W.	WITH
GL.	W.C.	WATER CLOSET
GYP	WD	WOOD
	W/O	WITHOUT

2022 CALIFORNIA RESIDENTIAL CODE (CRC)
2022 CALIFORNIA BUILDING CODE (CBC)
2022 CALIFORNIA ELECTRICAL CODE (CEC)
2022 CALIFORNIA MECHANICAL CODE (CMC)
2022 CALIFORNIA PLUMBING CODE (CPC)
2022 CALIFORNIA ENERGY CODE (CEnC)
2022 CALIFORNIA FIRE CODE (CFC)
2022 CALIFORNIA GREEN BUILDING STANDARD CODE (CALGreen)

NEW ACCESSORY DWELLING UNIT

REVISIONS

[illegible]

TITLE SHEET

Project number	Project Number
Date	Issue Date
Drawn by	Author
Checked by	Checker

A-0.0

Scale

2022 CALIFORNIA GREEN BUILDING STANDARDS CODE

RESIDENTIAL MANDATORY MEASURES, SHEET 1 (July 2024 Supplement)

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CHAPTER 3 GREEN BUILDING SECTION 301 GENERAL			CHAPTER 3 GREEN BUILDING SECTION 301 GENERAL			CHAPTER 3 GREEN BUILDING SECTION 301 GENERAL			CHAPTER 3 GREEN BUILDING SECTION 301 GENERAL																																																														
301.1 SCOPE. Buildings shall be designed to include the green building measures specified as mandatory in the application checklists contained in this code. Voluntary green building measures are also included in the application checklists and may be included in the design and construction of structures covered by this code, but are not required unless adopted by a city, county, or city and county as specified in Section 101.7.			301.1.1 Additions and alterations. [HCD] The mandatory provisions of Chapter 4 shall be applied to additions or alterations of existing residential buildings where the addition or alteration increases the building's conditioned area, volume, or size. The requirements shall apply only to and/or within the specific area of the addition or alteration.			The mandatory provision of Section 4.106.4.2 may apply to additions or alterations of existing parking facilities or the addition of new parking facilities serving existing multifamily buildings. See Section 4.106.4.3 for application.			Note: Repairs including, but not limited to, resurfacing, restriping and repairing or maintaining existing lighting fixtures are not considered alterations for the purpose of this section.																																																														
Note: On and after January 1, 2014, residential buildings undergoing permitted alterations, additions, or improvements shall replace noncompliant plumbing fixtures with water-conserving plumbing fixtures. Plumbing fixture replacement is required prior to issuance of a certificate of final completion, certificate of occupancy or final permit approval by the local building department. See Civil Code Section 1101.1, et seq., for the definition of a noncompliant plumbing fixture, types of residential buildings affected and other important enactment dates.			301.2 LOW-RISE AND HIGH-RISE RESIDENTIAL BUILDINGS. [HCD] The provisions of individual sections of CALGreen may apply to either low-rise residential buildings high-rise residential buildings, or both. Individual sections will be designated by banners to indicate where the section applies specifically to low-rise only (LR) or high-rise only (HR). When the section applies to both low-rise and high-rise buildings, no banner will be used.			SECTION 302 MIXED OCCUPANCY BUILDINGS 302.1 MIXED OCCUPANCY BUILDINGS. In mixed occupancy buildings, each portion of a building shall comply with the specific green building measures applicable to each specific occupancy. Exceptions: 1. [HCD] Accessory structures and accessory occupancies serving residential buildings shall comply with Chapter 4 and Appendix A4, as applicable. 2. [HCD] For purposes of CALGreen, live/work units, complying with Section 419 of the California Building Code, shall not be considered mixed occupancies. Live/Work units shall comply with Chapter 4 and Appendix A4, as applicable.			DIVISION 4.1 PLANNING AND DESIGN ABBREVIATION DEFINITIONS: HCD Department of Housing and Community Development BSC California Building Standards Commission DSA-SS Division of the State Architect, Structural Safety OSHPD Office of Statewide Health Planning and Development LR Low Rise HR High Rise AA Additions and Alterations N New																																																														
CHAPTER 4 RESIDENTIAL MANDATORY MEASURES			CHAPTER 4 RESIDENTIAL MANDATORY MEASURES			CHAPTER 4 RESIDENTIAL MANDATORY MEASURES			CHAPTER 4 RESIDENTIAL MANDATORY MEASURES																																																														
SECTION 4.102 DEFINITIONS 4.102.1 DEFINITIONS The following terms are defined in Chapter 2 (and are included here for reference)			SECTION 4.102 DEFINITIONS 4.102.1 DEFINITIONS The following terms are defined in Chapter 2 (and are included here for reference)			SECTION 4.102 DEFINITIONS 4.102.1 DEFINITIONS The following terms are defined in Chapter 2 (and are included here for reference)			SECTION 4.102 DEFINITIONS 4.102.1 DEFINITIONS The following terms are defined in Chapter 2 (and are included here for reference)																																																														
FRENCH DRAIN. A trench, hole or other depressed area loosely filled with rock, gravel, fragments of brick or similar porous material used to collect or channel drainage or runoff water.			WATTLES. Wattles are used to reduce sediment in runoff. Wattles are often constructed of natural plant materials such as hay, straw or similar material shaped in the form of tubes and placed on a downflow slope. Wattles are also used for perimeter and inlet controls.			4.106 SITE DEVELOPMENT 4.106.1 GENERAL. Preservation and use of available natural resources shall be accomplished through evaluation and careful planning to minimize negative effects on the site and adjacent areas. Preservation of slopes, management of storm water drainage and erosion controls shall comply with this section.			4.106.2 STORM WATER DRAINAGE AND RETENTION DURING CONSTRUCTION. Projects which disturb less than one acre of soil and are not part of a larger common plan of development which in total disturbs one acre or more, shall manage storm water drainage during construction. In order to manage storm water drainage during construction, one or more of the following measures shall be implemented to prevent flooding of adjacent property, prevent erosion and retain soil runoff on the site. 1. Retention basins of sufficient size shall be utilized to retain storm water on the site. 2. Where storm water is conveyed to a public drainage system, collection point, gutter or similar disposal method, water shall be filtered by use of a barrier system, wattle or other method approved by the enforcing agency. 3. Compliance with a lawfully enacted storm water management ordinance.																																																														
Note: Refer to the State Water Resources Control Board for projects which disturb one acre or more of soil, or are part of a larger common plan of development which in total disturbs one acre or more of soil. (Website: https://www.waterboards.ca.gov/water_issues/programs/stormwater/construction.html)			4.106.3 GRADING AND PAVING. Construction plans shall indicate how the site grading or drainage system will manage all surface water flows to keep water from entering buildings. Examples of methods to manage surface water include, but are not limited to, the following: 1. Swales 2. Water collection and disposal systems 3. French drains 4. Water retention gardens 5. Other water measures which keep surface water away from buildings and aid in groundwater recharge.			Exception: Additions and alterations not altering the drainage path.			4.106.4 Electric vehicle (EV) charging for new construction. New construction shall comply with Section 4.106.4.1 or 4.106.4.2. Electric vehicle supply equipment (EVSE) shall comply with the California Electrical Code Exceptions: 1. On a case-by-case basis, where the local enforcing agency has determined EV charging and infrastructure are not feasible based upon one or more of the following conditions: 1.1 Where there is no local utility power supply or the local utility is unable to supply adequate power. 1.2 Where there is evidence suitable to the local enforcing agency substantiating that additional local utility infrastructure design requirements, directly related to the implementation of Section 4.106.4, may adversely impact the construction cost of the project. 2. Accessory Dwelling Units (ADU) and Junior Accessory Dwelling Units (JADU) without additional parking facilities.																																																														
4.106.4.1 New one- and two-family dwellings and townhouses with attached private garages. For each dwelling unit, install a listed raceway to accommodate a dedicated 208/240-volt branch circuit. The raceway shall not be less than trade size 1 (nominal 1-inch inside diameter). The raceway shall originate at the main service or subpanel and shall terminate into a listed cabinet, box or other enclosure in close proximity to the proposed location of an EV charger. Raceways are required to be continuous at enclosed, inaccessible or concealed areas and spaces. The service panel and/or subpanel shall provide capacity to install a 40-ampere 208/240-volt minimum dedicated branch circuit and space(s) reserved to permit installation of a branch circuit overcurrent protective device.			Exception: A raceway is not required if a minimum 40-ampere 208/240-volt dedicated EV branch circuit is installed in close proximity to the proposed location of an EV charger at the time of original construction in accordance with the California Electrical Code			4.106.4.1.1 Identification. The service panel or subpanel circuit directory shall identify the overcurrent protective device space(s) reserved for future EV charging as "EV CAPABLE". The raceway termination location shall be permanently and visibly marked as "EV CAPABLE".			4.106.4.2 New multifamily dwellings, hotels and motels and new residential parking facilities. When parking is provided, parking spaces for new multifamily dwellings, hotels and motels shall meet the requirements of Section 4.106.4.2.2. Calculations for spaces shall be rounded up to the nearest whole number. A parking space served by electric vehicle supply equipment or designed as an EV charging space shall count as at least one standard automobile parking space only for the purpose of complying with any applicable minimum parking space requirements established by a local jurisdiction. See Vehicle Code Section 22511.2 for further details.																																																														
4.106.4.2.1 Reserved.			4.106.4.2.2 Multifamily dwellings, hotels and motels 1. EV ready parking spaces with receptacles. a. Hotels and motels. Forty (40) percent of the total number of parking spaces shall be equipped with low power Level 2 EV charging receptacles. b. Multifamily parking facilities. Forty (40) percent of the total number of parking spaces shall be equipped with low power Level 2 EV charging receptacles. EV charging receptacles required by this section shall be located in at least one assigned parking space per dwelling unit where assigned parking is provided but need not exceed forty (40) percent of the total number of assigned parking spaces provided on the site. Exception: Areas of parking facilities served by parking lifts, including but not limited to automated mechanical-access open parking garages as defined in the California Building Code; or parking facilities otherwise incapable of supporting electric vehicle charging. c. Receptacle power source. EV charging receptacles in multifamily parking facilities shall be provided with a dedicated branch circuit connected to the dwelling unit's electrical panel, unless determined as infeasible by the project builder or designer and subject to concurrence of the local enforcing agency. Exception: Areas of parking facilities served by parking lifts, including but not limited to automated mechanical-access open parking garages as defined in the California Building Code; or parking facilities otherwise incapable of supporting electric vehicle charging. d. Receptacle configurations 208/240V EV charging receptacles shall comply with one of the following configurations: 1. For 20-ampere receptacles, NEMA 6-20R 2. For 30-ampere receptacles, NEMA 14-30R 3. For 50-ampere receptacles, NEMA 14-50R			2. EV ready parking spaces with EV chargers. a. Hotels and motels. Ten (10) percent of the total number of parking spaces shall be equipped with Level 2 EV chargers. At least fifty (50) percent of the required EV chargers shall be equipped with J1772 connectors. b. Multifamily parking facilities. Ten (10) percent of the total number of parking spaces shall be equipped with Level 2 EV chargers. At least fifty (50) percent of the required EV chargers shall be equipped with J1772 connectors. Where common use parking or unassigned parking is provided, EV chargers shall be located in common use or unassigned parking areas and shall be available for use by all residents or guests. Where low power Level 2 EV charging receptacles or Level 2 EV chargers are installed beyond the minimum required, an automatic load management system (ALMS) may be used to reduce the maximum required electrical capacity to each space served by the ALMS. The electrical system and any on-site distribution transformers shall have sufficient capacity to deliver at least 3.3 kW simultaneously to each EV charging station (EVCS) served by the ALMS. The branch circuit shall have a minimum capacity of 40 amperes, and installed EV chargers shall have a capacity of not less than 30 amperes.			4.106.4.2.2.1 Electric vehicle charging stations (EVCS). Electric vehicle charging stations required by Section 4.106.4.2.2, Item 2, with EV chargers installed shall comply with Section 4.106.4.2.2.1.1. Exception: Electric vehicle charging stations serving public accommodations, public housing, motels and hotels shall not be required to comply with this section. See California Building Code, Chapter 11B, for applicable requirements.			4.106.4.2.2.1.1 Electric vehicle charging stations (EVCS) spaces with EV chargers installed; dimensions and location. EVCS spaces shall be designed to comply with the following: 1. The minimum length of each EVCS space shall be 18 feet (5486 mm). 2. The minimum width of each EVCS space shall be 9 feet (2743 mm). 3. One in every 25 EVCS spaces, but not less than one, shall also have an 8-foot (2438 mm) wide minimum aisle. A 5-foot (1524 mm) wide minimum aisle shall be permitted provided the minimum width of the EVCS space is 12 feet (3658 mm). Surface slope for this EVCS space and the aisle shall not exceed 1 unit vertical in 48 units horizontal (2.083 percent slope) in any direction. These EVCS spaces shall also comply with at least one of the following: a. The EVCS space shall be located adjacent to an accessible parking space meeting the requirements of the California Building Code, Chapter 11A, to allow use of the EV charger from the accessible parking space. b. The EVCS space shall be located on an accessible route, as defined in the California Building Code, Chapter 2, to the building. Exception: Electric vehicle charging stations designed and constructed in compliance with the California Building Code, Chapter 11B, are not required to comply with Section 4.106.4.2.2.1.1.			4.106.4.2.2.1.2 Accessible electric vehicle charging station spaces. In addition to the requirements in Section 4.106.4.2.2.1.1, all EV chargers, where installed, shall comply with the accessibility provisions for EV chargers in the California Building Code, Chapter 11B, EV ready spaces and EVCS in multifamily developments shall comply with California Building Code, Chapter 11A, Section 1109A.			4.106.4.2.3 Reserved.			4.106.4.2.4 Reserved.			4.106.4.2.5 Electric vehicle ready space signage. Electric vehicle ready spaces shall be identified by signage or pavement markings, in compliance with Caltrans Traffic Operations Policy Directive 13-01 (Zero Emission Vehicle Signs and Pavement Markings) or its successor(s).			4.106.4.3 Electric vehicle charging for additions and alterations of parking facilities serving existing multi-family buildings. Where new parking facilities are added, or electrical systems or lighting of existing parking facilities are added or altered and the work requires a building permit, ten (10) percent of the total number of parking spaces added or altered shall be EV capable spaces to support future Level 2 electric vehicle supply equipment. The service panel or subpanel circuit directory shall identify the overcurrent protective device space(s) reserved for future EV charging purposes as "EV CAPABLE."			Notes: 1. Construction documents are intended to demonstrate the project's capability and capacity for facilitating future EV charging. 2. There is no requirement for EV spaces to be constructed or available until EV chargers are installed for use.			DIVISION 4.2 ENERGY EFFICIENCY 4.201 GENERAL 4.201.1 SCOPE. For the purposes of mandatory energy efficiency standards in this code, the California Energy Commission will continue to adopt mandatory standards.			DIVISION 4.3 WATER EFFICIENCY AND CONSERVATION 4.303 INDOOR WATER USE 4.303.1 WATER CONSERVING PLUMBING FIXTURES AND FITTINGS. Plumbing fixtures (water closets and urinals) and fittings (faucets and showerheads) shall comply with the sections 4.303.1.1, 4.303.1.2, 4.303.1.3, and 4.303.4.4. Note: All noncompliant plumbing fixtures in any residential real property shall be replaced with water-conserving plumbing fixtures. Plumbing fixture replacement is required prior to issuance of a certificate of final completion, certificate of occupancy, or final permit approval by the local building department. See Civil Code Section 1101.1, et seq., for the definition of a noncompliant plumbing fixture, types of residential buildings affected and other important enactment dates.			4.303.1.1 Water Closets. The effective flush volume of all water closets shall not exceed 1.28 gallons per flush. Tank-type water closets shall be certified to the performance criteria of the U.S. EPA WaterSense Specification for Tank-type Toilets. Note: The effective flush volume of dual flush toilets is defined as the composite, average flush volume of two reduced flushes and one full flush.			4.303.1.2 Urinals. The effective flush volume of wall mounted urinals shall not exceed 0.125 gallons per flush. The effective flush volume of all other urinals shall not exceed 0.5 gallons per flush.			4.303.1.3 Showerheads. 4.303.1.3.1 Single Showerhead. Showerheads shall have a maximum flow rate of not more than 1.8 gallons per minute at 80 psi. Showerheads shall be certified to the performance criteria of the U.S. EPA WaterSense Specification for Showerheads. 4.303.1.3.2 Multiple showerheads serving one shower When a shower is served by more than one showerhead, the combined flow rate of all the showerheads and/or other shower outlets controlled by a single valve shall not exceed 1.8 gallons per minute at 80 psi, or the shower shall be designed to only allow one shower outlet to be in operation at a time. Note: A hand-held shower shall be considered a showerhead.			4.303.1.4 Faucets. 4.303.1.4.1 Residential Lavatory Faucets. The maximum flow rate of residential lavatory faucets shall not exceed 1.2 gallons per minute at 80 psi. The minimum flow rate of residential lavatory faucets shall not be less than 0.8 gallons per minute at 20 psi. 4.303.1.4.2 Lavatory Faucets in Common and Public Use Areas. The maximum flow rate of lavatory faucets installed in common and public use areas (outside of dwellings or sleeping units) in residential buildings shall not exceed 0.5 gallons per minute at 60 psi. 4.303.1.4.3 Metering Faucets. Metering faucets when installed in residential buildings shall not deliver more than 0.2 gallons per cycle. 4.303.1.4.4 Kitchen Faucets. The maximum flow rate of kitchen faucets shall not exceed 1.8 gallons per minute at 60 psi. Kitchen faucets may temporarily increase the flow above the maximum rate, but not to exceed 2.2 gallons per minute at 60 psi, and must decrease to a maximum flow rate of 1.8 gallons per minute at 60 psi. Note: Where complying faucets are unavailable, aerators or other means may be used to achieve reduction.			4.303.1.4.5 Pre-rinse spray valves. When installed, shall meet the requirements in the California Code of Regulations, Title 20 (Appliance Efficiency Regulations), Sections 1605.1 (h)(4) Table H-2, Section 1605.3 (h)(4)(A), and Section 1607 (d)(7) and shall be equipped with an integral automatic shutoff. FOR REFERENCE ONLY: The following table and code section have been reprinted from the California Code of Regulations, Title 20 (Appliance Efficiency Regulations), Section 1605.1 (h)(4) and Section 1605.3 (h)(4)(A).			TABLE H-2 STANDARDS FOR COMMERCIAL PRE-RINSE SPRAY VALUES MANUFACTURED ON OR AFTER JANUARY 28, 2019 PRODUCT CLASS [spray force in ounce force (ozf)] MAXIMUM FLOW RATE (gpm) Product Class 1 (≤ 5.0 oz) 1.00 Product Class 2 (> 5.0 ozf and ≤ 8.0) 1.20 Product Class 3 (> 8.0 ozf) 1.28 Title 20 Section 1605.3 (h)(4)(A): Commercial prerinse spray valves manufactured on or after January 1, 2006, shall have a minimum spray force of not less than 4.0 ounces-force (ozf)[113 grams-force(gf)]			4.303.2 Submersers for multifamily buildings and dwelling units in mixed-used residential/commercial buildings. Submersers shall be installed to measure water usage of individual rental dwelling units in accordance with the California Plumbing Code 4.303.3 Standards for plumbing fixtures and fittings. Plumbing fixtures and fittings shall be installed in accordance with the California Plumbing Code and shall meet the applicable standards referenced in Table 1701.1 of the California Plumbing Code NOTE: THIS TABLE COMPILES THE DATA IN SECTION 4.303.1, AND IS INCLUDED AS A CONVENIENCE FOR THE USER. TABLE - MAXIMUM FIXTURE WATER USE FIXTURE TYPE FLOW RATE SHOWER HEADS (RESIDENTIAL) 1.8 GMP @ 80 PSI LAVATORY FAUCETS (RESIDENTIAL) MAX. 1.2 GPM @ 60 PSI MIN. 0.8 GPM @ 20 PSI LAVATORY FAUCETS IN COMMON & PUBLIC USE AREAS 0.5 GPM @ 60 PSI KITCHEN FAUCETS 1.8 GPM @ 60 PSI METERING FAUCETS 0.2 GAL/CYCLE WATER CLOSET 1.28 GAL/FLUSH URINALS 0.125 GAL/FLUSH			4.304 OUTDOOR WATER USE 4.304.1 OUTDOOR POTABLE WATER USE IN LANDSCAPE AREAS. Residential developments shall comply with a local water efficient landscape ordinance or the current California Department of Water Resources' Model Water Efficient Landscape Ordinance (MWELO), whichever is more stringent. NOTES: 1. The Model Water Efficient Landscape Ordinance (MWELO) is located in the California Code Regulations, Title 23, Chapter 2.7, Division 2. MWELO and supporting documents, including water budget calculator, are available at: https://www.water.ca.gov/ DIVISION 4.4 MATERIAL CONSERVATION AND RESOURCE EFFICIENCY 4.406 ENHANCED DURABILITY AND REDUCED MAINTENANCE 4.406.1 RODENT PROOFING. Annular spaces around pipes, electric cables, conduits or other openings in sole/bottom plates at exterior walls shall be protected against the passage of rodents by closing such openings with cement mortar, concrete masonry or a similar method acceptable to the enforcing agency. 4.408 CONSTRUCTION WASTE REDUCTION, DISPOSAL AND RECYCLING 4.408.1 CONSTRUCTION WASTE MANAGEMENT. Recycle and/or salvage for reuse a minimum of 65 percent of the non-hazardous construction and demolition waste in accordance with either Section 4.408.2, 4.408.3 or 4.408.4, or meet a more stringent local construction and demolition waste management ordinance. Exceptions: 1. Excavated soil and land-clearing debris. 2. Alternate waste reduction methods developed by working with local agencies if diversion or recycle facilities capable of compliance with this item do not exist or are not located reasonably close to the jobsite. 3. The enforcing agency may make exceptions to the requirements of this section when isolated jobsites are located in areas beyond the haul boundaries of the diversion facility. 4.408.2 CONSTRUCTION WASTE MANAGEMENT PLAN. Submit a construction waste management plan in conformance with Items 1 through 5. The construction waste management plan shall be updated as necessary and shall be available during construction for examination by the enforcing agency. 1. Identify the construction and demolition waste materials to be diverted from disposal by recycling, reuse on the project or salvage for future use or sale. 2. Specify if construction and demolition waste materials will be sorted on-site (source separated) or bulk mixed (single stream). 3. Identify diversion facilities where the construction and demolition waste material collected will be taken. 4. Identify construction methods employed to reduce the amount of construction and demolition waste generated. 5. Specify that the amount of construction and demolition waste materials diverted shall be calculated by weight or volume, but not by both. 4.408.3 WASTE MANAGEMENT COMPANY. Utilize a waste management company, approved by the enforcing agency, which can provide verifiable documentation that the percentage of construction and demolition waste material diverted from the landfill complies with Section 4.408.1. Note: The owner or contractor may make the determination if the construction and demolition waste materials will be diverted by a waste management company. 4.408.4 WASTE STREAM REDUCTION ALTERNATIVE [LR]. Projects that generate a total combined weight of construction and demolition waste disposed of in landfills, which do not exceed 3.4 lbs./sq. ft. of the building area shall meet the minimum 65% construction waste reduction requirement in Section 4.408.1 4.408.4.1 WASTE STREAM REDUCTION ALTERNATIVE. Projects that generate a total combined weight of construction and demolition waste disposed of in landfills, which do not exceed 2 pounds per square foot of the building area, shall meet the minimum 65% construction waste reduction requirement in Section 4.408.1 4.408.5 DOCUMENTATION. Documentation shall be provided to the enforcing agency which demonstrates compliance with Section 4.408.2, items 1 through 5, Section 4.408.3 or Section 4.408.4. Notes: 1. Sample forms found in "A Guide to the California Green Building Standards Code (Residential)" located at www.hcd.ca.gov/CALGreen.html may be used to assist in documenting compliance with this section. 2. Mixed construction and demolition debris (C & D) processors can be located at the California Department of Resources Recycling and Recovery (CalRecycle). 4.410 BUILDING MAINTENANCE AND OPERATION 4.410.1 OPERATION AND MAINTENANCE MANUAL. At the time of final inspection, a manual, compact disc, web-based reference or other media acceptable to the enforcing agency which includes all of the following shall be placed in the building: 1. Directions to the owner or occupant that the manual shall remain with the building throughout the life cycle of the structure. 2. Operation and maintenance instructions for the following: a. Equipment and appliances, including water-saving devices and systems, HVAC systems, photovoltaic systems, electric vehicle chargers, water-heating systems and other major appliances and equipment. b. Roof and yard drainage, including gutters and downspouts. c. Space conditioning systems, including condensers and air filters. d. Landscape irrigation systems. e. Water reuse systems. 3. Information from local utility, water and waste recovery providers on methods to further reduce resource consumption, including recycle programs and locations. 4. Public transportation and/or carpool options available in the area. 5. Educational material on the positive impacts of an interior relative humidity between 30-60 percent and what methods an occupant may use to maintain the relative humidity level in that range. 6. Information about water-conserving landscape and irrigation design and controllers which conserve water. 7. Instructions for maintaining gutters and downspouts and the importance of diverting water at least 5 feet away from the foundation. 8. Information on required routine maintenance measures, including, but not limited to, caulking, painting, grading around the building, etc. 9. Information about state solar energy and incentive programs available. 10. A copy of all special inspections verifications required by the enforcing agency or this code. 11. Information from the Department of Forestry and Fire Protection on maintenance of defensible space around residential structures. 12. Information and/or drawings identifying the location of grab bar reinforcements. 4.410.2 RECYCLING BY OCCUPANTS. Where 5 or more multifamily dwelling units are constructed on a building site, provide readily accessible area(s) that serves all buildings on the site and are identified for the depositing, storage and collection of non-hazardous materials for recycling, including (at a minimum) paper, corrugated cardboard, glass, plastics, organic waste, and metals, or meet a lawfully enacted local recycling ordinance, if more restrictive. Exception: Rural jurisdictions that meet and apply for the exemption in Public Resources Code Section 42949.82 (a)(2)(A) et seq. are not required to comply with the organic waste portion of this section.			DIVISION 4.5 ENVIRONMENTAL QUALITY SECTION 4.501 GENERAL 4.501.1 Scope The provisions of this chapter shall outline means of reducing the quality of air contaminants that are odorous, irritating and/or harmful to the comfort and well being of a building's installers, occupants and neighbors. SECTION 4.502 DEFINITIONS 5.102.1 DEFINITIONS The following terms are defined in Chapter 2 (and are included here for reference) AGRIFIBER PRODUCTS. Agrifiber products include wheatboard, strawboard, panel substrates and door cores, not including furniture, fixtures and equipment (FF&E) not considered base building elements. COMPOSITE WOOD PRODUCTS. Composite wood products include hardwood plywood, particleboard and medium density fiberboard. "Composite wood products" does not include hardwood, structural plywood, structural panels, structural composite lumber, oriented strand board, glued laminated timber, prefabricated wood I-joists or finger-jointed lumber, all as specified in California Code of regulations (CCR), title 17, Section 93120.1. DIRECT-VENT APPLIANCE. A fuel-burning appliance with a sealed combustion system that draws all air for combustion from the outside atmosphere and discharges all flue gases to the outside atmosphere.			THAT ADU GUY THATADUGUY.COM STAMP NEW ACCESSORY DWELLING UNIT REVISIONS No. Description Date Project number Project Number Date Issue Date Drawn by Author Checked by Checker A-0.1 Scale			DISCLAIMER: THIS DOCUMENT IS PROVIDED AND INTENDED TO BE USED AS A MEANS TO INDICATE AREAS OF COMPLIANCE WITH THE CALIFORNIA GREEN BUILDING STANDARDS (CALGREEN) CODE. DUE TO THE VARIABLES BETWEEN BUILDING DEPARTMENT JURISDICTIONS, THIS CHECKLIST IS TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL NEEDS. THE END USER ASSUMES ALL RESPONSIBILITY ASSOCIATED WITH THE USE OF THIS DOCUMENT, INCLUDING VERIFICATION WITH THE FULL CODE.		



2022 CALIFORNIA GREEN BUILDING STANDARDS CODE

RESIDENTIAL MANDATORY MEASURES, SHEET 2 (July 2024 Supplement)

Y N/A RESPON. PARTY MAXIMUM INCREMENTAL REACTIVITY (MIR) The maximum change in weight of ozone formed by adding a compound to the "Base Reactive Organic Gas (ROG) Mixture" per weight of compound added, expressed to hundredths of a gram (g) of ROG. Note: MIR values for individual compounds and hydrocarbon solvents are specified in CCR, Title 17, Sections 94700 and 94701. MOISTURE CONTENT. The weight of the water in wood expressed in percentage of the weight of the oven-dry wood. PRODUCT-WEIGHTED MIR (PWMIR). The sum of all weighted-MIR for all ingredients in a product subject to this article. The PWMIR is the total product reactivity expressed to hundredths of a gram of ozone formed per gram of product (excluding container and packaging). Note: PWMIR is calculated according to equations found in CCR, Title 17, Section 94521 (a). REACTIVE ORGANIC COMPOUND (ROC). Any compound that has the potential, once emitted, to contribute to ozone formation in the troposphere. VOC. A volatile organic compound (VOC) broadly defined as a chemical compound based on carbon chains or rings with vapor pressures greater than 0.1 millimeters of mercury at room temperature. These compounds typically contain hydrogen and may contain oxygen, nitrogen and other elements. See CCR Title 17, Section 94508(a). 4.503 FIREPLACES 4.503.1 GENERAL. Any installed gas fireplace shall be a direct-vent sealed-combustion type. Any installed woodstove or pellet stove shall comply with U.S. EPA New Source Performance Standards (NSPS) emission limits as applicable, and shall have a permanent label indicating they are certified to meet the emission limits. Woodstoves, pellet stoves and fireplaces shall also comply with applicable local ordinances. 4.504 POLLUTANT CONTROL 4.504.1 COVERING OF DUCT OPENINGS & PROTECTION OF MECHANICAL EQUIPMENT DURING CONSTRUCTION. At the time of rough installation, during storage on the construction site and until final startup of the heating, cooling and ventilating equipment, all duct and other related air distribution component openings shall be covered with tape, plastic, sheet metal or other methods acceptable to the enforcing agency to reduce the amount of water, dust or debris which may enter the system. 4.504.2 FINISH MATERIAL POLLUTANT CONTROL. Finish materials shall comply with this section. 4.504.2.1 Adhesives, Sealants and Caulks. Adhesives, sealant and caulks used on the project shall meet the requirements of the following standards unless more stringent local or regional air pollution or air quality management district rules apply: - Adhesives, adhesive bonding primers, adhesive primers, sealants, sealant primers and caulks shall comply with local or regional air pollution control or air quality management district rules where applicable or SCAQMD Rule 1168 VOC limits, as shown in Table 4.504.1 or 4.504.2, as applicable. Such products also shall comply with the Rule 1168 prohibition on the use of certain toxic compounds (chloroform, ethylene dichloride, methylene chloride, perchloroethylene and trichloroethylene), except for aerosol products, as specified in Subsection 2 below. - Aerosol adhesives, and smaller unit sizes of adhesives, and sealant or caulking compounds (in units of product, less packaging, which do not weigh more than 1 pound and do not consist of more than 16 fluid ounces) shall comply with statewide VOC standards and other requirements, including prohibitions on use of certain toxic compounds, of California Code of Regulations, Title 17, commencing with section 94507. 4.504.2.2 Paints and Coatings. Architectural paints and coatings shall comply with VOC limits in Table 1 of the ARB Architectural Suggested Control Measure, as shown in Table 4.504.3, unless more stringent local limits apply. The VOC content limit for coatings that do not meet the definitions for the specialty coatings categories listed in Table 4.504.3 shall be determined by classifying the coating as a Flat, Nonflat or Nonflat-High Gloss coating, based on its gloss, as defined in subsections 4.21, 4.36, and 4.37 of the 2007 California Air Resources Board, Suggested Control Measure, and the corresponding Flat, Nonflat or Nonflat-High Gloss VOC limit in Table 4.504.3 shall apply. 4.504.2.3 Aerosol Paints and Coatings. Aerosol paints and coatings shall meet the Product-weighted MIR Limits for ROC in Section 94522(a)(2) and other requirements, including prohibitions on use of certain toxic compounds and ozone depleting substances, in Sections 94522(e)(1) and (f)(1) of California Code of Regulations, Title 17, commencing with Section 94520; and in areas under the jurisdiction of the Bay Area Air Quality Management District additionally comply with the percent VOC by weight of product limits of Regulation 8, Rule 49. 4.504.2.4 Verification. Verification of compliance with this section shall be provided at the request of the enforcing agency. Documentation may include, but is not limited to, the following: - Manufacturer's product specification. - Field verification of on-site product containers.	Y N/A RESPON. PARTY TABLE 4.504.1 - ADHESIVE VOC LIMIT ^{1,2} (Less Water and Less Exempt Compounds in Grams per Liter) <table><thead><tr><th>ARCHITECTURAL APPLICATIONS</th><th>VOC LIMIT</th></tr></thead><tbody><tr><td>INDOOR CARPET ADHESIVES</td><td>50</td></tr><tr><td>CARPET PAD ADHESIVES</td><td>50</td></tr><tr><td>OUTDOOR CARPET ADHESIVES</td><td>150</td></tr><tr><td>WOOD FLOORING ADHESIVES</td><td>100</td></tr><tr><td>RUBBER FLOOR ADHESIVES</td><td>60</td></tr><tr><td>SUBFLOOR ADHESIVES</td><td>50</td></tr><tr><td>CERAMIC TILE ADHESIVES</td><td>65</td></tr><tr><td>VCT & ASPHALT TILE ADHESIVES</td><td>50</td></tr><tr><td>DRYWALL & PANEL ADHESIVES</td><td>50</td></tr><tr><td>COVE BASE ADHESIVES</td><td>50</td></tr><tr><td>MULTIPURPOSE CONSTRUCTION ADHESIVE</td><td>70</td></tr><tr><td>STRUCTURAL GLAZING ADHESIVES</td><td>100</td></tr><tr><td>SINGLE-PLY ROOF MEMBRANE ADHESIVES</td><td>250</td></tr><tr><td>OTHER ADHESIVES NOT LISTED</td><td>50</td></tr><tr><td colspan="2">SPECIALTY APPLICATIONS</td></tr><tr><td>PVC WELDING</td><td>510</td></tr><tr><td>CPVC WELDING</td><td>490</td></tr><tr><td>ABS WELDING</td><td>325</td></tr><tr><td>PLASTIC CEMENT WELDING</td><td>250</td></tr><tr><td>ADHESIVE PRIMER FOR PLASTIC</td><td>550</td></tr><tr><td>CONTACT ADHESIVE</td><td>80</td></tr><tr><td>SPECIAL PURPOSE CONTACT ADHESIVE</td><td>250</td></tr><tr><td>STRUCTURAL WOOD MEMBER ADHESIVE</td><td>140</td></tr><tr><td>TOP & TRIM ADHESIVE</td><td>250</td></tr><tr><td colspan="2">SUBSTRATE SPECIFIC APPLICATIONS</td></tr><tr><td>METAL TO METAL</td><td>30</td></tr><tr><td>PLASTIC FOAMS</td><td>50</td></tr><tr><td>POROUS MATERIAL (EXCEPT WOOD)</td><td>50</td></tr><tr><td>WOOD</td><td>30</td></tr><tr><td>FIBERGLASS</td><td>80</td></tr></tbody></table> 1. IF AN ADHESIVE IS USED TO BOND DISSIMILAR SUBSTRATES TOGETHER, THE ADHESIVE WITH THE HIGHEST VOC CONTENT SHALL BE ALLOWED. 2. FOR ADDITIONAL INFORMATION REGARDING METHODS TO MEASURE THE VOC CONTENT SPECIFIED IN THIS TABLE, SEE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT RULE 1168.	ARCHITECTURAL APPLICATIONS	VOC LIMIT	INDOOR CARPET ADHESIVES	50	CARPET PAD ADHESIVES	50	OUTDOOR CARPET ADHESIVES	150	WOOD FLOORING ADHESIVES	100	RUBBER FLOOR ADHESIVES	60	SUBFLOOR ADHESIVES	50	CERAMIC TILE ADHESIVES	65	VCT & ASPHALT TILE ADHESIVES	50	DRYWALL & PANEL ADHESIVES	50	COVE BASE ADHESIVES	50	MULTIPURPOSE CONSTRUCTION ADHESIVE	70	STRUCTURAL GLAZING ADHESIVES	100	SINGLE-PLY ROOF MEMBRANE ADHESIVES	250	OTHER ADHESIVES NOT LISTED	50	SPECIALTY APPLICATIONS		PVC WELDING	510	CPVC WELDING	490	ABS WELDING	325	PLASTIC CEMENT WELDING	250	ADHESIVE PRIMER FOR PLASTIC	550	CONTACT ADHESIVE	80	SPECIAL PURPOSE CONTACT ADHESIVE	250	STRUCTURAL WOOD MEMBER ADHESIVE	140	TOP & TRIM ADHESIVE	250	SUBSTRATE SPECIFIC APPLICATIONS		METAL TO METAL	30	PLASTIC FOAMS	50	POROUS MATERIAL (EXCEPT WOOD)	50	WOOD	30	FIBERGLASS	80	Y N/A RESPON. 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PARTY TABLE 4.504.3 - VOC CONTENT LIMITS FOR ARCHITECTURAL COATINGS ^{1,2} GRAMS OF VOC PER LITER OF COATING, LESS WATER & LESS EXEMPT COMPOUNDS <table><thead><tr><th>COATING CATEGORY</th><th>VOC LIMIT</th></tr></thead><tbody><tr><td>FLAT COATINGS</td><td>50</td></tr><tr><td>NON-FLAT COATINGS</td><td>100</td></tr><tr><td>NONFLAT-HIGH GLOSS COATINGS</td><td>150</td></tr><tr><td colspan="2">SPECIALTY COATINGS</td></tr><tr><td>ALUMINUM ROOF COATINGS</td><td>400</td></tr><tr><td>BASEMENT SPECIALTY COATINGS</td><td>400</td></tr><tr><td>BITUMINOUS ROOF COATINGS</td><td>50</td></tr><tr><td>BITUMINOUS ROOF PRIMERS</td><td>350</td></tr><tr><td>BOND BREAKERS</td><td>350</td></tr><tr><td>CONCRETE CURING COMPOUNDS</td><td>350</td></tr><tr><td>CONCRETE/MASONRY SEALERS</td><td>100</td></tr><tr><td>DRIVEWAY SEALERS</td><td>50</td></tr><tr><td>DRY FOG COATINGS</td><td>150</td></tr><tr><td>FAUX FINISHING COATINGS</td><td>350</td></tr><tr><td>FIRE RESISTIVE COATINGS</td><td>350</td></tr><tr><td>FLOOR COATINGS</td><td>100</td></tr><tr><td>FORM-RELEASE COMPOUNDS</td><td>250</td></tr><tr><td>GRAPHIC ARTS COATINGS (SIGN PAINTS)</td><td>500</td></tr><tr><td>HIGH TEMPERATURE COATINGS</td><td>420</td></tr><tr><td>INDUSTRIAL MAINTENANCE COATINGS</td><td>250</td></tr><tr><td>LOW SOLIDS COATINGS ¹</td><td>120</td></tr><tr><td>MAGNESITE CEMENT COATINGS</td><td>450</td></tr><tr><td>MASTIC TEXTURE COATINGS</td><td>100</td></tr><tr><td>METALLIC PIGMENTED COATINGS</td><td>500</td></tr><tr><td>MULTICOLOR COATINGS</td><td>250</td></tr><tr><td>PRETREATMENT WASH PRIMERS</td><td>420</td></tr><tr><td>PRIMERS, SEALERS, & UNDERCOATERS</td><td>100</td></tr><tr><td>REACTIVE PENETRATING SEALERS</td><td>350</td></tr><tr><td>RECYCLED COATINGS</td><td>250</td></tr><tr><td>ROOF COATINGS</td><td>50</td></tr><tr><td>RUST PREVENTATIVE COATINGS</td><td>250</td></tr><tr><td>SHELLACS</td><td></td></tr><tr><td>CLEAR</td><td>730</td></tr><tr><td>OPAQUE</td><td>550</td></tr><tr><td>SPECIALTY PRIMERS, SEALERS & UNDERCOATERS</td><td>100</td></tr><tr><td>STAINS</td><td>250</td></tr><tr><td>STONE CONSOLIDANTS</td><td>450</td></tr><tr><td>SWIMMING POOL COATINGS</td><td>340</td></tr><tr><td>TRAFFIC MARKING COATINGS</td><td>100</td></tr><tr><td>TUB & TILE REFINISH COATINGS</td><td>420</td></tr><tr><td>WATERPROOFING MEMBRANES</td><td>250</td></tr><tr><td>WOOD COATINGS</td><td>275</td></tr><tr><td>WOOD PRESERVATIVES</td><td>350</td></tr><tr><td>ZINC-RICH PRIMERS</td><td>340</td></tr><tr><td colspan="2">1. GRAMS OF VOC PER LITER OF COATING, INCLUDING WATER & EXEMPT COMPOUNDS</td></tr><tr><td colspan="2">2. THE SPECIFIED LIMITS REMAIN IN EFFECT UNLESS REVISED LIMITS ARE LISTED IN SUBSEQUENT COLUMNS IN THE TABLE.</td></tr><tr><td colspan="2">3. VALUES IN THIS TABLE ARE DERIVED FROM THOSE SPECIFIED BY THE CALIFORNIA AIR RESOURCES BOARD, ARCHITECTURAL COATINGS SUGGESTED CONTROL MEASURE, FEB. 1, 2008. 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AIR RESOURCES BOARD, AIR TOXICS CONTROL MEASURE FOR COMPOSITE WOOD AS TESTED IN ACCORDANCE WITH ASTM E 1333. FOR ADDITIONAL INFORMATION, SEE CALIF. CODE OF REGULATIONS, TITLE 17, SECTIONS 93120 THROUGH 93120.12. 2. THIN MEDIUM DENSITY FIBERBOARD HAS A MAXIMUM THICKNESS OF 5/16" (8 MM).	PRODUCT	CURRENT LIMIT	HARDWOOD PLYWOOD VENEER CORE	0.05	HARDWOOD PLYWOOD COMPOSITE CORE	0.05	PARTICLE BOARD	0.09	MEDIUM DENSITY FIBERBOARD	0.11	THIN MEDIUM DENSITY FIBERBOARD ²	0.13	Y N/A RESPON. PARTY CHAPTER 7 INSTALLER & SPECIAL INSPECTOR QUALIFICATIONS 702 QUALIFICATIONS 702.1 INSTALLER TRAINING. HVAC system installers shall be trained and certified in the proper installation of HVAC systems including ducts and equipment by a nationally or regionally recognized training or certification program. Uncertified persons may perform HVAC installations when under the direct supervision and responsibility of a person trained and certified to install HVAC systems or contractor licensed to install HVAC systems. Examples of acceptable HVAC training and certification programs include but are not limited to the following: - State certified apprenticeship programs. - Public utility training programs. - Training programs sponsored by trade, labor or statewide energy consulting or verification organizations. - Programs sponsored by manufacturing organizations. - Other programs acceptable to the enforcing agency. 702.2 SPECIAL INSPECTION [HCD]. When required by the enforcing agency, the owner or the responsible entity acting as the owner's agent shall employ one or more special inspectors to provide inspection or other duties necessary to substantiate compliance with this code. Special inspectors shall demonstrate competence to the satisfaction of the enforcing agency for the particular type of inspection or task to be performed. In addition to other certifications or qualifications acceptable to the enforcing agency, the following certifications or education may be considered by the enforcing agency when evaluating the qualifications of a special inspector: - Certification by a national or regional green building program or standard publisher. - Certification by a statewide energy consulting or verification organization, such as HERS raters, building performance contractors, and home energy auditors. - Successful completion of a third party apprentice training program in the appropriate trade. - Other programs acceptable to the enforcing agency. Notes: - Special inspectors shall be independent entities with no financial interest in the materials or the project they are inspecting for compliance with this code. - HERS raters are special inspectors certified by the California Energy Commission (CEC) to rate homes in California according to the Home Energy Rating System (HERS). [BSC] When required by the enforcing agency, the owner or the responsible entity acting as the owner's agent shall employ one or more special inspectors to provide inspection or other duties necessary to substantiate compliance with this code. Special inspectors shall demonstrate competence to the satisfaction of the enforcing agency for the particular type of inspection or task to be performed. In addition, the special inspector shall have a certification from a recognized state, national or international association, as determined by the local agency. The area of certification shall be closely related to the primary job function, as determined by the local agency. Note: Special inspectors shall be independent entities with no financial interest in the materials or the project they are inspecting for compliance with this code. 703 VERIFICATIONS 703.1 DOCUMENTATION. Documentation used to show compliance with this code shall include but is not limited to, construction documents, plans, specifications, builder or installer certification, inspection reports, or other methods acceptable to the enforcing agency which demonstrate substantial conformance. When specific documentation or special inspection is necessary to verify compliance, that method of compliance will be specified in the appropriate section or identified applicable checklist.
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CPVC WELDING	490																																																																																																																																																																																																										
ABS WELDING	325																																																																																																																																																																																																										
PLASTIC CEMENT WELDING	250																																																																																																																																																																																																										
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METAL TO METAL	30																																																																																																																																																																																																										
PLASTIC FOAMS	50																																																																																																																																																																																																										
POROUS MATERIAL (EXCEPT WOOD)	50																																																																																																																																																																																																										
WOOD	30																																																																																																																																																																																																										
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NONMEMBRANE ROOF	300																																																																																																																																																																																																										
ROADWAY	250																																																																																																																																																																																																										
SINGLE-PLY ROOF MEMBRANE	450																																																																																																																																																																																																										
OTHER	420																																																																																																																																																																																																										
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CONCRETE CURING COMPOUNDS	350																																																																																																																																																																																																										
CONCRETE/MASONRY SEALERS	100																																																																																																																																																																																																										
DRIVEWAY SEALERS	50																																																																																																																																																																																																										
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FAUX FINISHING COATINGS	350																																																																																																																																																																																																										
FIRE RESISTIVE COATINGS	350																																																																																																																																																																																																										
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FORM-RELEASE COMPOUNDS	250																																																																																																																																																																																																										
GRAPHIC ARTS COATINGS (SIGN PAINTS)	500																																																																																																																																																																																																										
HIGH TEMPERATURE COATINGS	420																																																																																																																																																																																																										
INDUSTRIAL MAINTENANCE COATINGS	250																																																																																																																																																																																																										
LOW SOLIDS COATINGS ¹	120																																																																																																																																																																																																										
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MASTIC TEXTURE COATINGS	100																																																																																																																																																																																																										
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PRETREATMENT WASH PRIMERS	420																																																																																																																																																																																																										
PRIMERS, SEALERS, & UNDERCOATERS	100																																																																																																																																																																																																										
REACTIVE PENETRATING SEALERS	350																																																																																																																																																																																																										
RECYCLED COATINGS	250																																																																																																																																																																																																										
ROOF COATINGS	50																																																																																																																																																																																																										
RUST PREVENTATIVE COATINGS	250																																																																																																																																																																																																										
SHELLACS																																																																																																																																																																																																											
CLEAR	730																																																																																																																																																																																																										
OPAQUE	550																																																																																																																																																																																																										
SPECIALTY PRIMERS, SEALERS & UNDERCOATERS	100																																																																																																																																																																																																										
STAINS	250																																																																																																																																																																																																										
STONE CONSOLIDANTS	450																																																																																																																																																																																																										
SWIMMING POOL COATINGS	340																																																																																																																																																																																																										
TRAFFIC MARKING COATINGS	100																																																																																																																																																																																																										
TUB & TILE REFINISH COATINGS	420																																																																																																																																																																																																										
WATERPROOFING MEMBRANES	250																																																																																																																																																																																																										
WOOD COATINGS	275																																																																																																																																																																																																										
WOOD PRESERVATIVES	350																																																																																																																																																																																																										
ZINC-RICH PRIMERS	340																																																																																																																																																																																																										
1. GRAMS OF VOC PER LITER OF COATING, INCLUDING WATER & EXEMPT COMPOUNDS																																																																																																																																																																																																											
2. THE SPECIFIED LIMITS REMAIN IN EFFECT UNLESS REVISED LIMITS ARE LISTED IN SUBSEQUENT COLUMNS IN THE TABLE.																																																																																																																																																																																																											
3. VALUES IN THIS TABLE ARE DERIVED FROM THOSE SPECIFIED BY THE CALIFORNIA AIR RESOURCES BOARD, ARCHITECTURAL COATINGS SUGGESTED CONTROL MEASURE, FEB. 1, 2008. MORE INFORMATION IS AVAILABLE FROM THE AIR RESOURCES BOARD.																																																																																																																																																																																																											
PRODUCT	CURRENT LIMIT																																																																																																																																																																																																										
HARDWOOD PLYWOOD VENEER CORE	0.05																																																																																																																																																																																																										
HARDWOOD PLYWOOD COMPOSITE CORE	0.05																																																																																																																																																																																																										
PARTICLE BOARD	0.09																																																																																																																																																																																																										
MEDIUM DENSITY FIBERBOARD	0.11																																																																																																																																																																																																										
THIN MEDIUM DENSITY FIBERBOARD ²	0.13																																																																																																																																																																																																										

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NEW ACCESSORY DWELLING UNIT

REVISIONS

No.	Description	Date

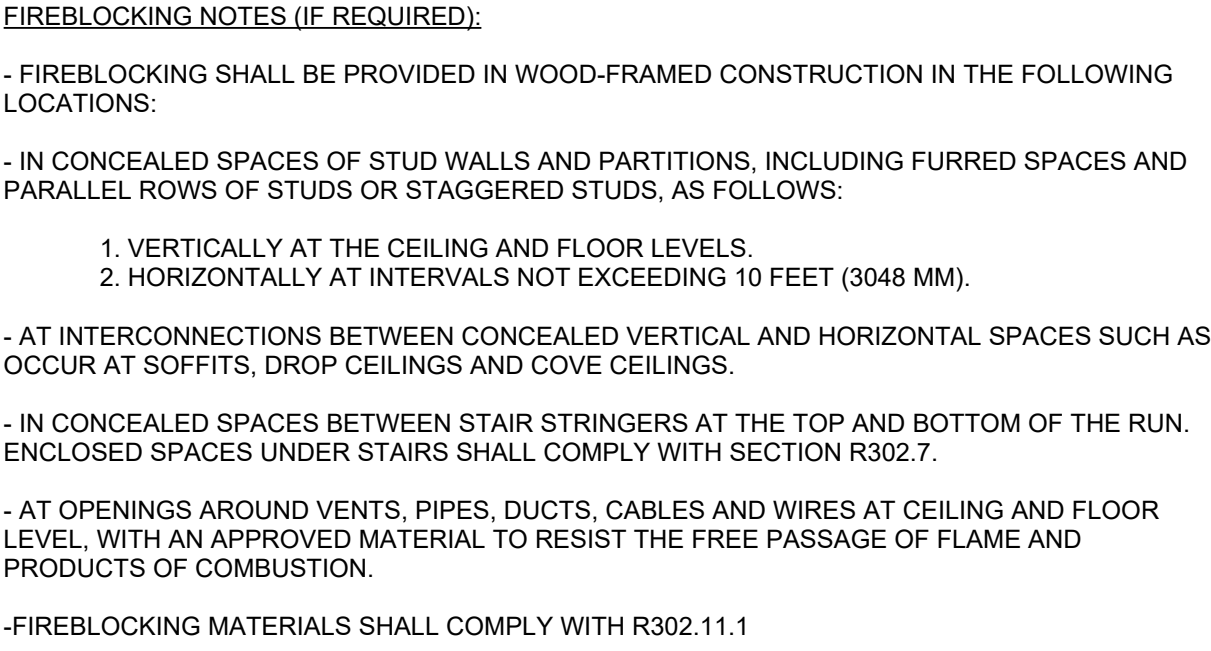
CAL GREEN-2

Project number	Project Number
Date	Issue Date
Drawn by	Author
Checked by	Checker

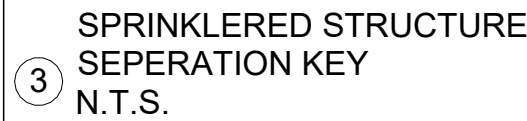
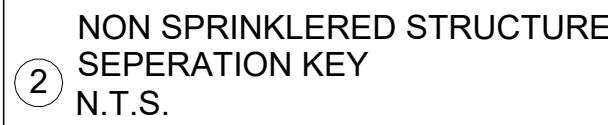
A-0.2

Scale

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ROOF OVERHANGS MAY
UTILITY EASEMENTS.



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NEW ACCESSORY DWELLING UNIT

REVISIONS

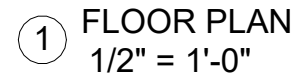
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SETBACK & FIRE DETAILS

Project number	Project Number
Date	Issue Date
Drawn by	Author
Checked by	Checker

A-1.0

scale	N.T.S.
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DOOR SCHEDULE				
Type Mark	Width	Height	Operation	Count
1	3' - 0"	6' - 8"	SWING	1
2	2' - 8"	6' - 8"	POCKET	1
3	2' - 0"	6' - 0"	SWING	1

- WINDOWS IN BEDROOMS SHALL MEET ALL OF THE FOLLOWING EMERGENCY ESCAPE AND RESCUE REQUIREMENTS (CRC310.1):
MIN 5.7 S.F. OF OPENABLE AREA (5.0 S.F. FOR GRADE LEVEL BEDROOMS)
MIN 20" CLEAR WIDTH AND 24" CLEAR HEIGHT WHEN OPEN
MAX SILL HEIGHT OF 44" FROM FINISHED FLOOR TO BOTTOM OF THE CLEAR OPENING

WINDOW SCHEDULE				
Type Mark	Width	Height	Operation	Count
A	2' - 0"	3' - 0"	SINGLE-HUNG	2
B	4' - 0"	4' - 0"	SLIDING	2

- ALL HABITABLE ROOMS ARE REQUIRED TO HAVE NATURAL LIGHT SIZED TO A MIN. OF 8% OF THE FLOOR AREA AND VENTILATION SIZED TO A MIN OF 4% OF THE FLOOR AREA.

- PER CF1R: NEEA RATED WATER HEATER HEAT PUMP MODEL



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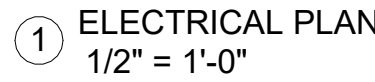
NEW ACCESSORY DWELLING UNIT

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Project number	Project Number
Date	Issue Date
Drawn by	Author
Checked by	Checker

A-2.0

Scale	As indicated
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ELECTRICAL LEGEND			
	STANDARD DUPLEX RECEPTACLE - WALL-MOUNT ON FLUSH OUTLET BOX +18" AFF		WALL SWITCH
	GFCI-TYPE DUPLEX RECEPTACLE - WALL-MOUNT ON FLUSH OUTLET BOX +18" AFF. GFI CIRCUITS TO BE DEDICATED.		SWITCH - THREE-WAY
	GFCI-TYPE DUPLEX RECEPTACLE - WALL-MOUNT ON FLUSH OUTLET BOX +44" AFF (UNO). GFI CIRCUITS TO BE DEDICATED.		ENERGY STAR RATED FAN W/ SEPERATE SWITCH, HUMIDITY SENSOR & 50 CFM
	(1) 220V + (1) 120V GFI-TYPE OUTLETS - WALL-MOUNT ON FLUSH 2-GANG OUTLET BOX +18" AFF.		GARBAGE DISPOSAL SWITCH
	OUTLET - RANGE		VACANCY SENSOR
	SMOKE AND CARBON MONOXIDE DETECTOR		RECESSED LIGHT
	CEILING FAN		WALL LAMP

A. THE MAIN ELECTRICAL SERVICE PANEL SHALL NOT BE OF A TYPE WITH A CENTER FED MAIN CIRCUIT BREAKER AND SHALL INCLUDE RESERVED SPACE ALLOWING FOR INSTALLATION OF DOUBLE BREAK CIRCUIT BREAKERS FOR SOLAR PHOTOVOLTAIC SYSTEM. SUCH RESERVED SPACE SHALL BE POSITIONED AT THE OPPOSITE (LOAD) END FROM THE INPUT FEEDER OR MAIN CIRCUIT BREAKER LOCATION.

B. APPROVED MINIMUM 4-INCH SQUARE ELECTRICAL JUNCTION BOX LOCATED WITHIN 72 INCHES HORIZONTALLY AND 12 INCHES VERTICAL OF MAIN ELECTRICAL SERVICE PANEL.

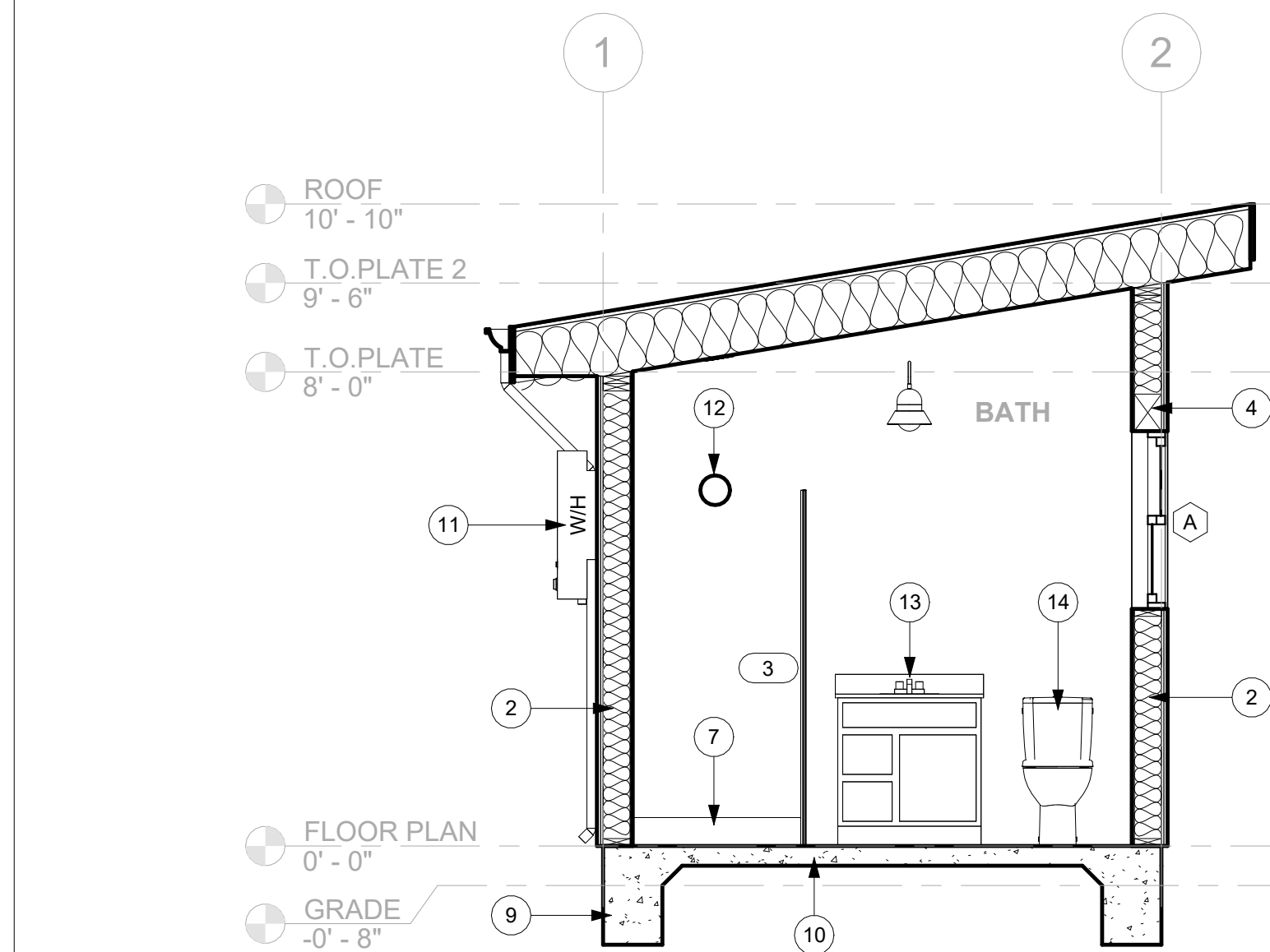
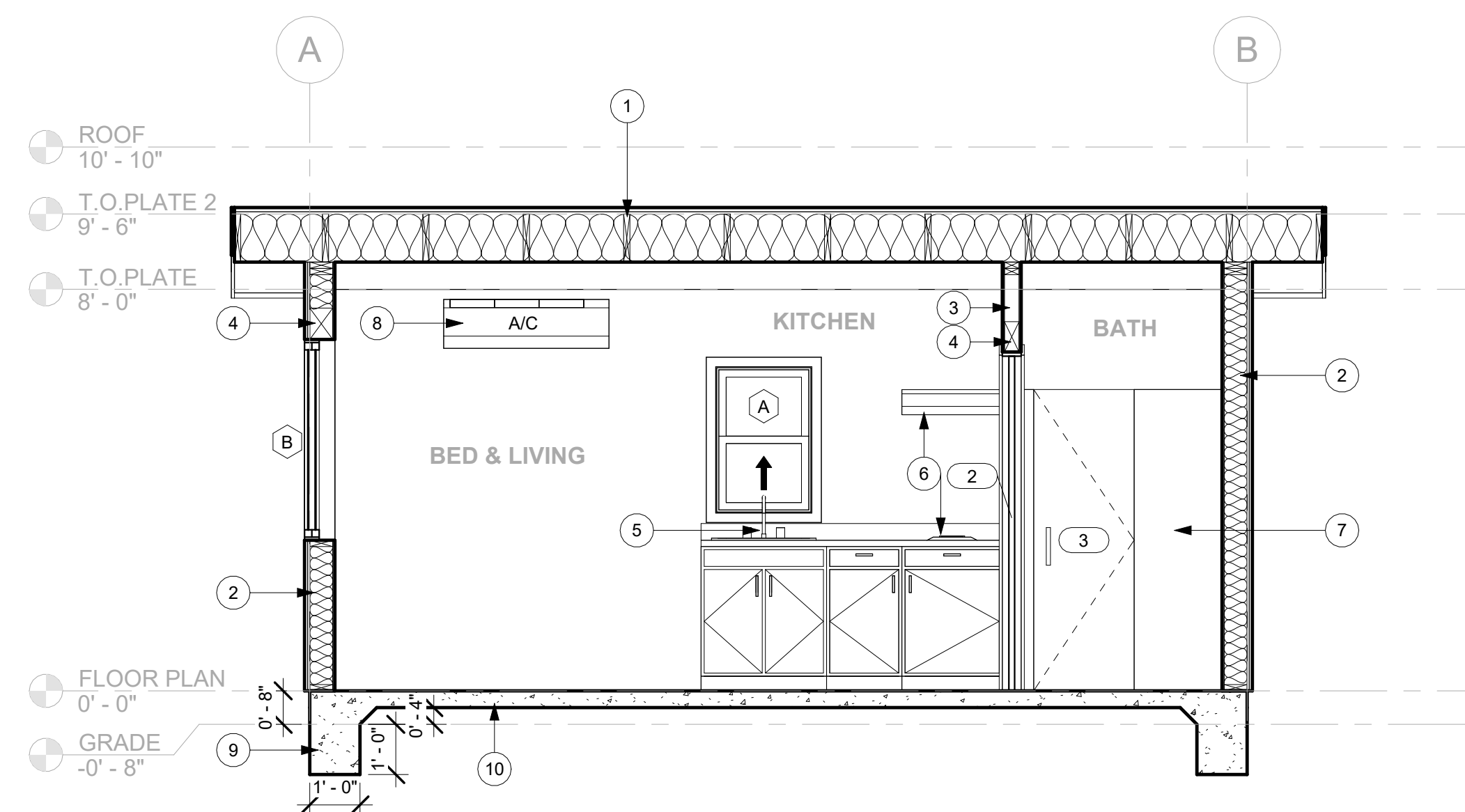
C. MINIMUM 1 INCH DIAMETER LISTED ELECTRICAL METALLIC RACEWAY ORIGINATING FROM WITHIN PROXIMITY TO SOLAR ZONE AREA AND TERMINATING AT THE REQUIRED ELECTRICAL JUNCTION BOX

D. MINIMUM 1 INCH DIAMETER LISTED ELECTRICAL METALLIC RACEWAY ORIGINATING AT THE REQUIRED ELECTRICAL JUNCTION BOX AND TERMINATING AT THE MAIN ELECTRICAL SERVICE PANEL

- PHOTO-CONTROL AND MOTION SENSOR OR
- PHOTO-CONTROL AND AUTOMATIC TIME SWITCH CONTROL OR ASTRONOMICAL TIME CLOCK THAT AUTOMATICALLY TURNS OUTDOOR LIGHTING OFF DURING DAYLIGHT HOURS OR
- ENERGY MANAGEMENT CONTROL SYSTEM (EMCS) THAT PROVIDES THE FUNCTIONALITY OF AN ASTRONOMICAL TIME CLOCK.

2. THE MAIN ELECTRICAL SERVICE PANEL SHALL HAVE A RESERVED SPACE TO ALLOW FOR THE INSTALLATION OF A DOUBLE POLE CIRCUIT BREAKER FOR A FUTURE ELECTRIC COOKTOP INSTALLATION. THE RESERVED SPACE SHALL BE PERMANENTLY MARKED AS "FOR FUTURE 240V USE."

Scale $1/2" = 1'-0"$



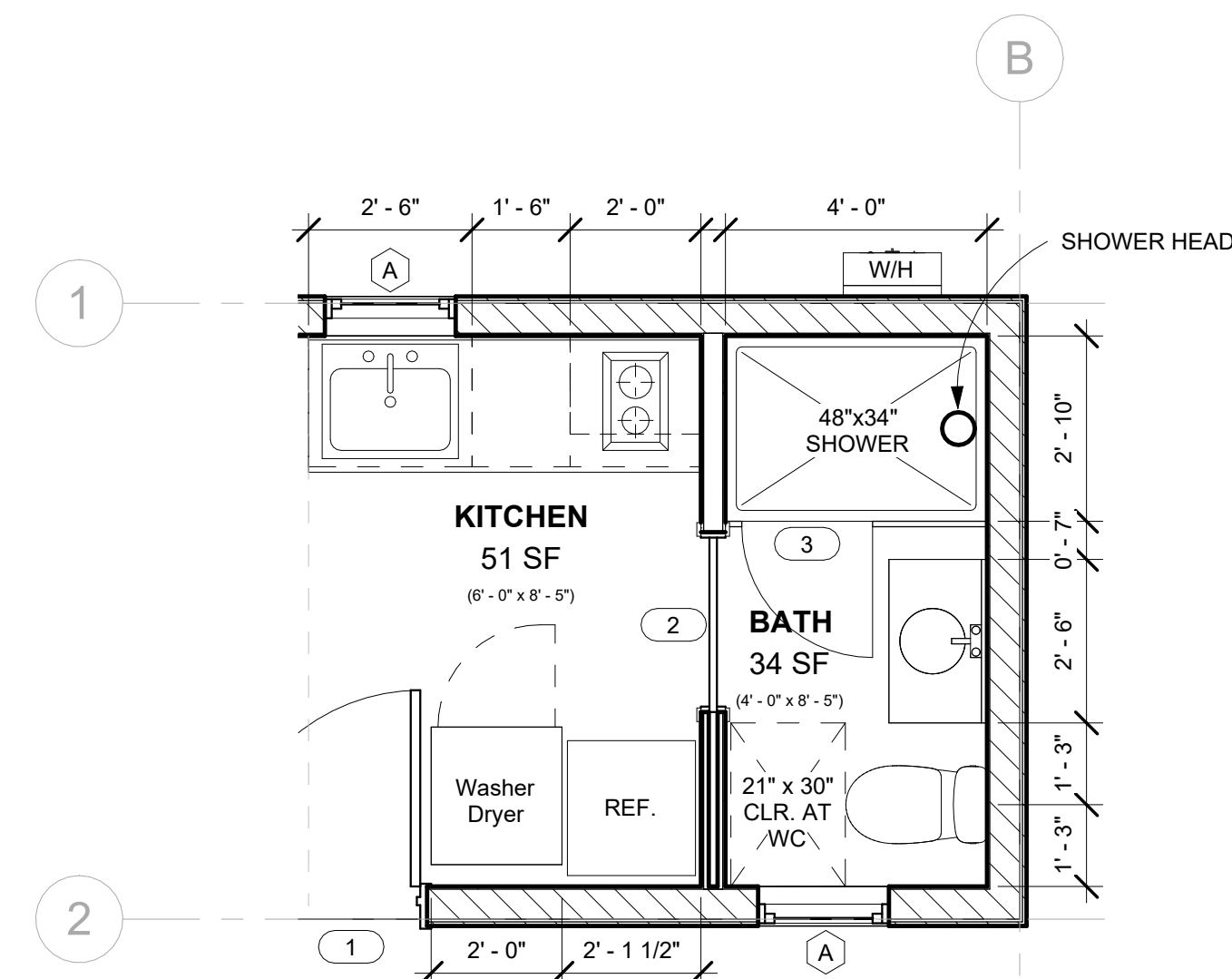
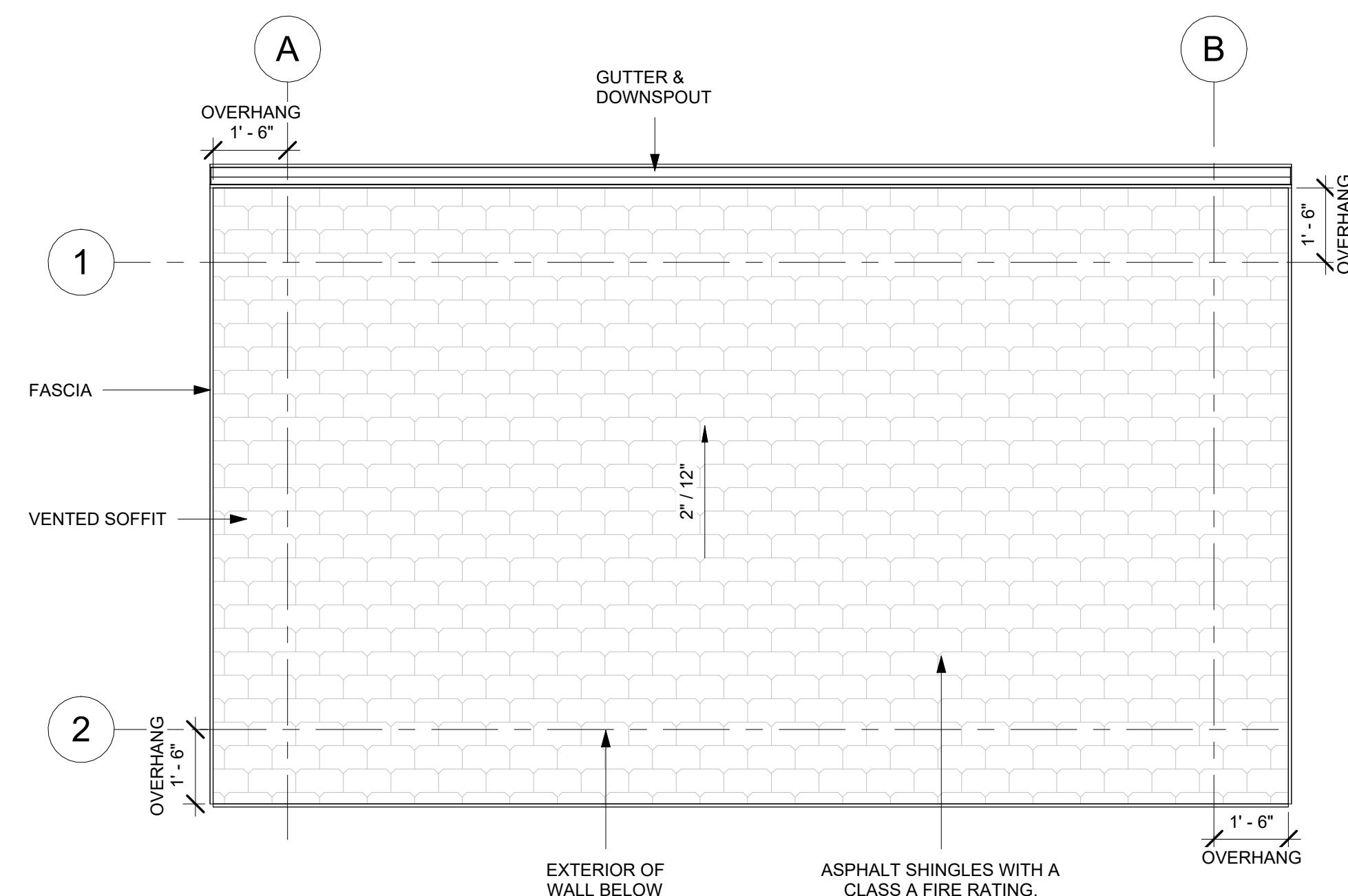
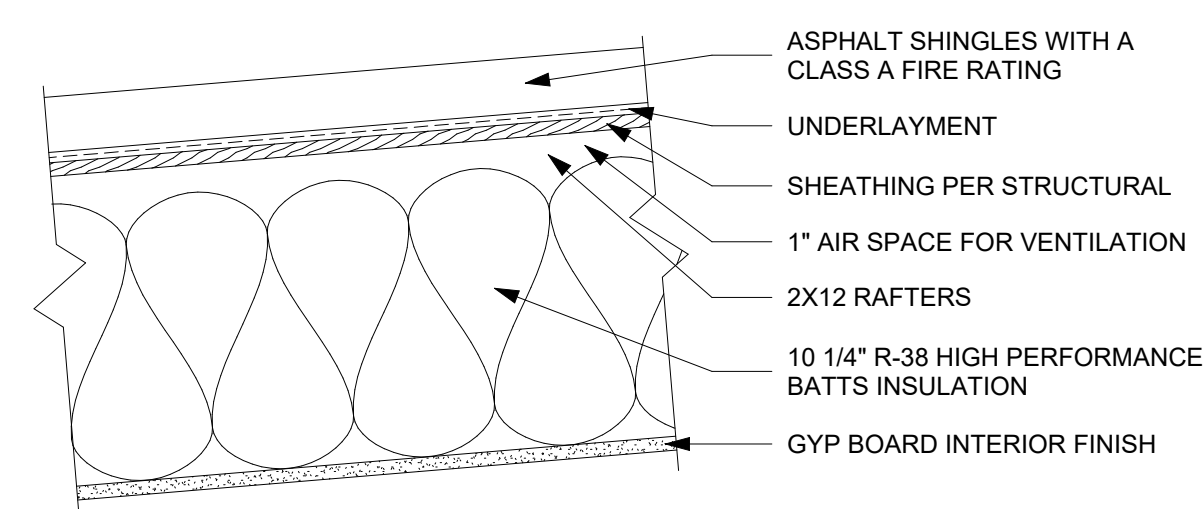
INTERIOR SECTION NOTES	
Note #	Note Text
1	2x12 DF-L#2 ROOF RAFTERS @ 24" O.C. W/ R-38 INSULATION
2	2x6 WOOD STUD @ 16 O.C. W/ R-21 INSULATION
3	2x4 WOOD STUD @ 16 O.C. INTERIOR WALL
4	HDR. PER FRAMING PLAN
5	25" SINK
6	12" ELEC. COOKTOP W/ EXHAUST HOOD ABOVE (280 CFM), VENT TO EXTERIOR PER CODE
7	48" x 34" SHOWER W/ 72" HIGH, TEMPERED GLASS ENCLOSURE
8	MINI-SPLIT AIR HANDLER
9	12"x12" DEEP CONTINUOUS MONOLITHIC FTG.
10	4" CONC. SLAB ON GRADE OVER 4" OF CRUSHED ROCK
11	240-VOLT 14-KW 2.7-GPM TANKLESS ELECTRIC WATER HEATER
12	SHOWER HEAD
13	VANITY SINK
14	TOILET



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NEW ACCESSORY DWELLING UNIT

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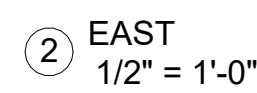
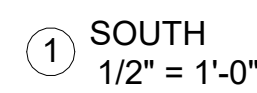
ROOF PLAN & INTERIOR SECTIONS

Project number	Project Number
Date	Issue Date
Drawn by	Author
Checked by	Checker

A-2.2

Scale	As indicated
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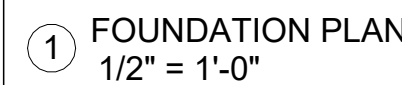
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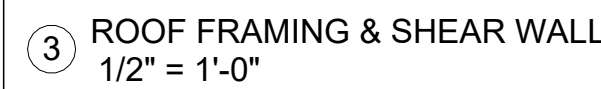
NEW ACCESSORY DWELLING UNIT

Scale	$1/2" = 1'-0"$
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FOOTING SCHEDULE											
TYPE.	DIMENSIONS			REINFORCEMENT						MAX. CAPACITY	NOTES
				PARALLEL			PERPENDICULAR				
	LENGTH	WIDTH	DEPTH	NO.	SIZE	LENGTH	NO.	SIZE	LENGTH		
FT1	CONT.	12"	12"	2	#4	CONT.	-	-	-	1,500 PLF	(1)TOP, (1) BOT



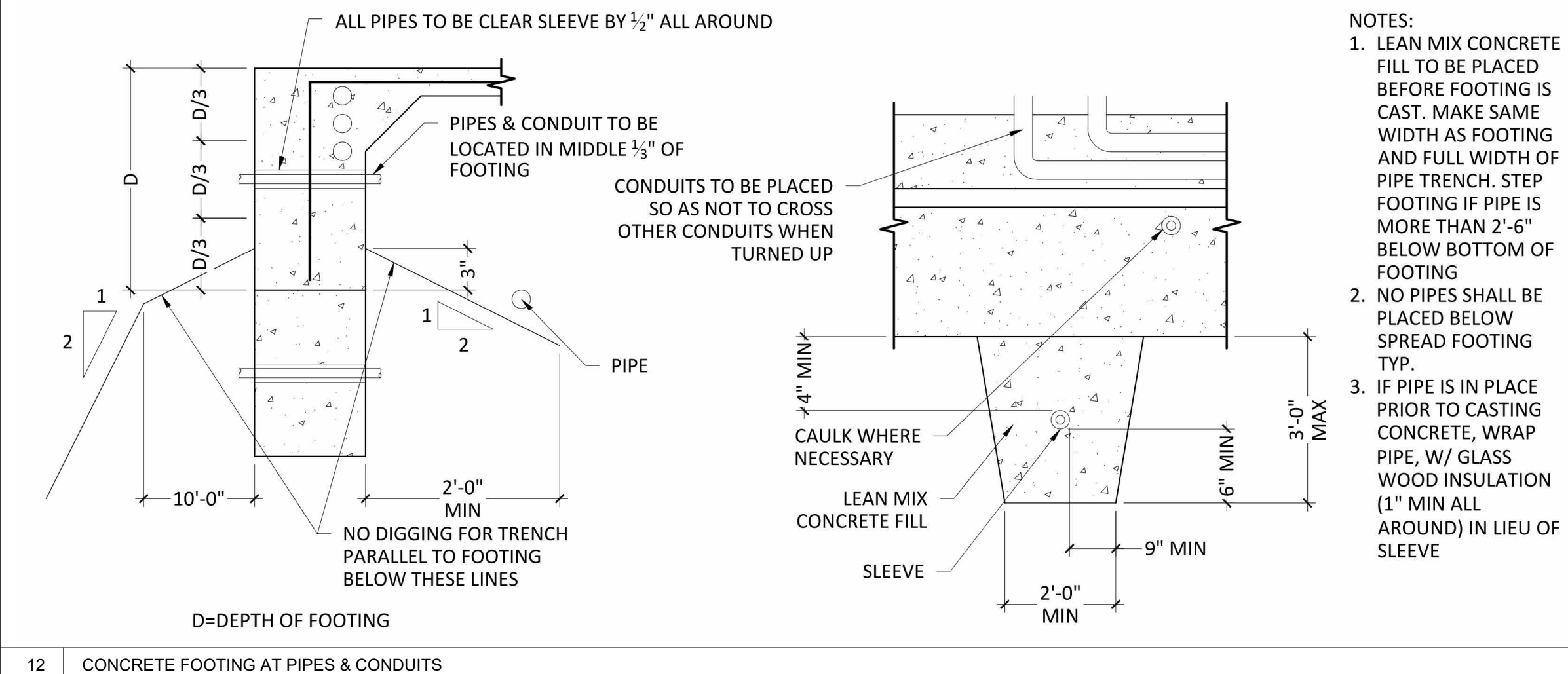
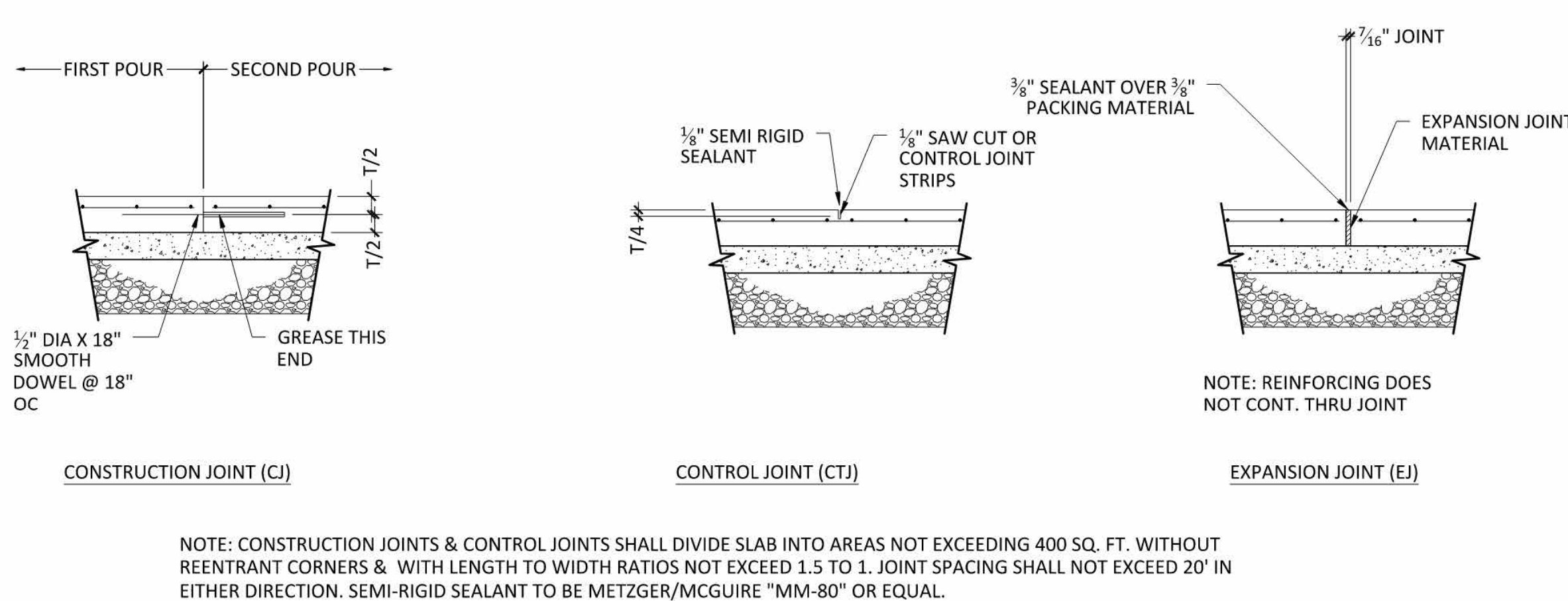
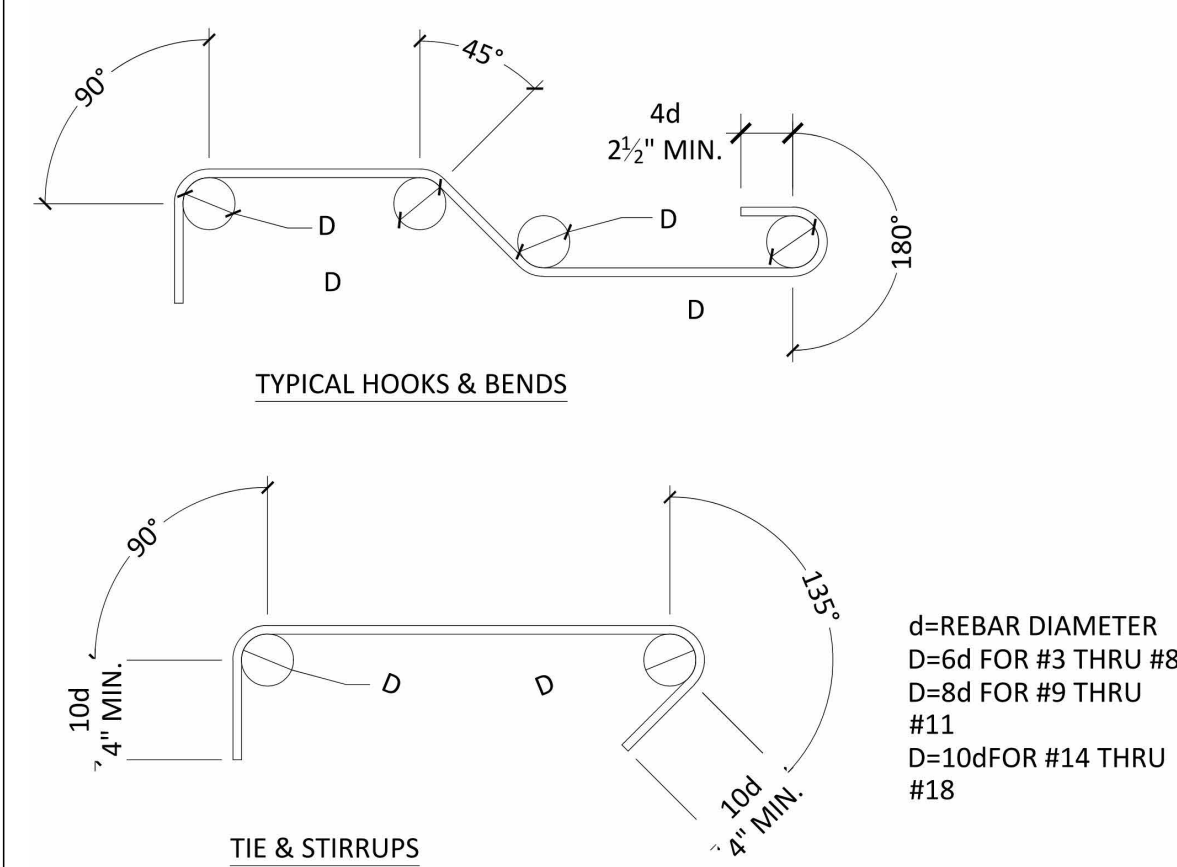
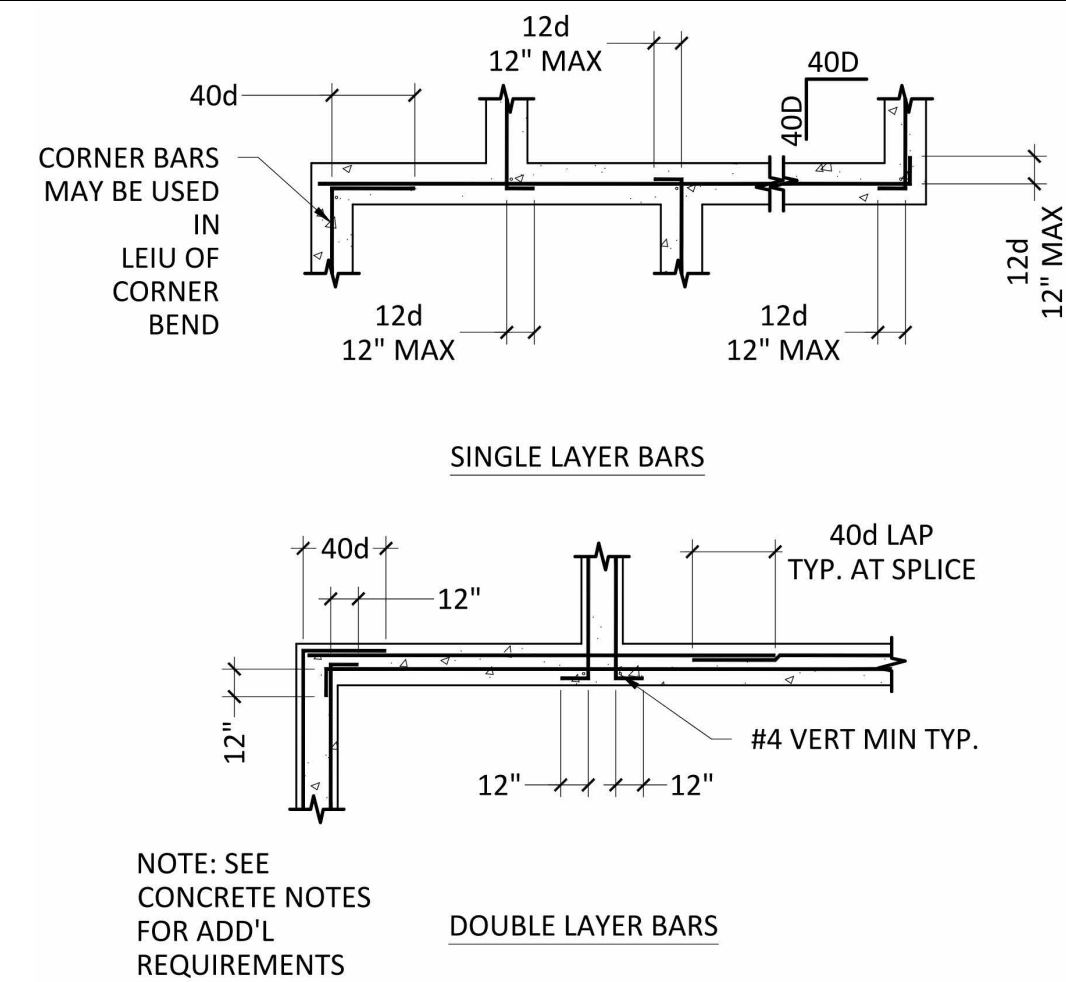
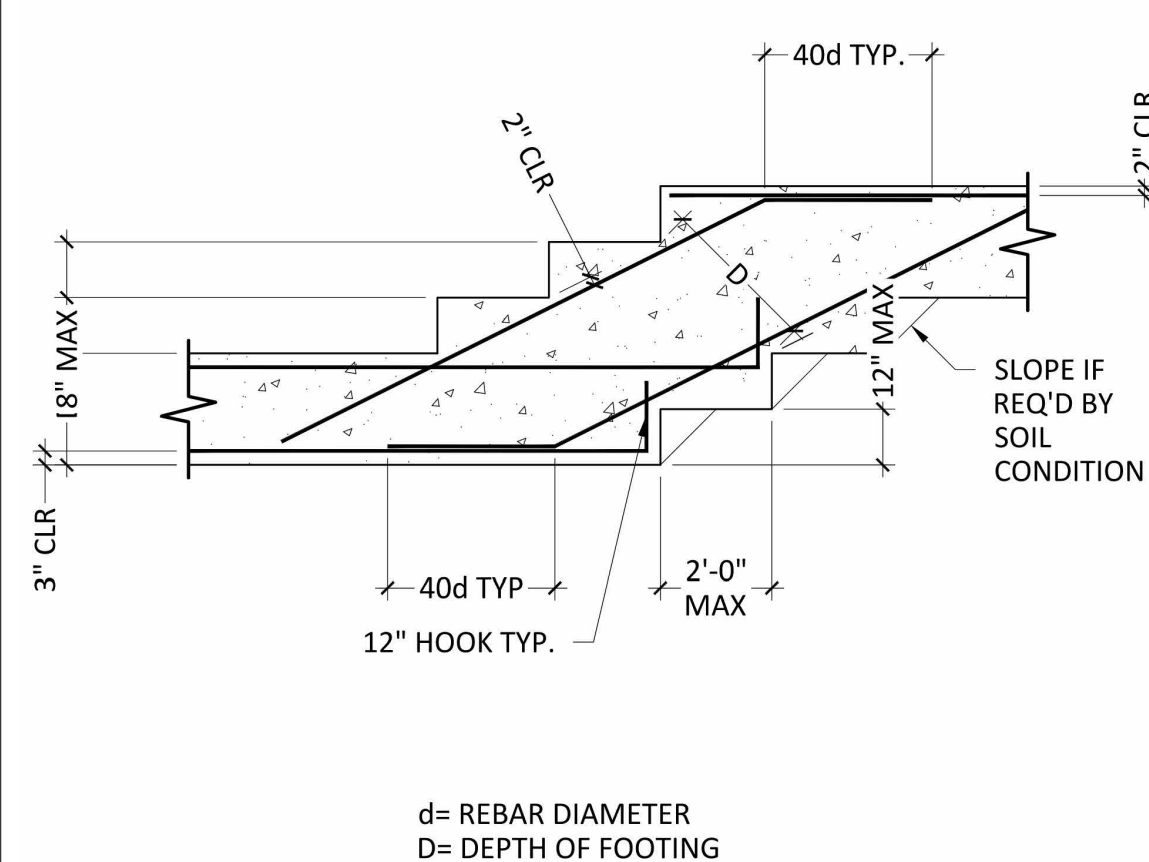
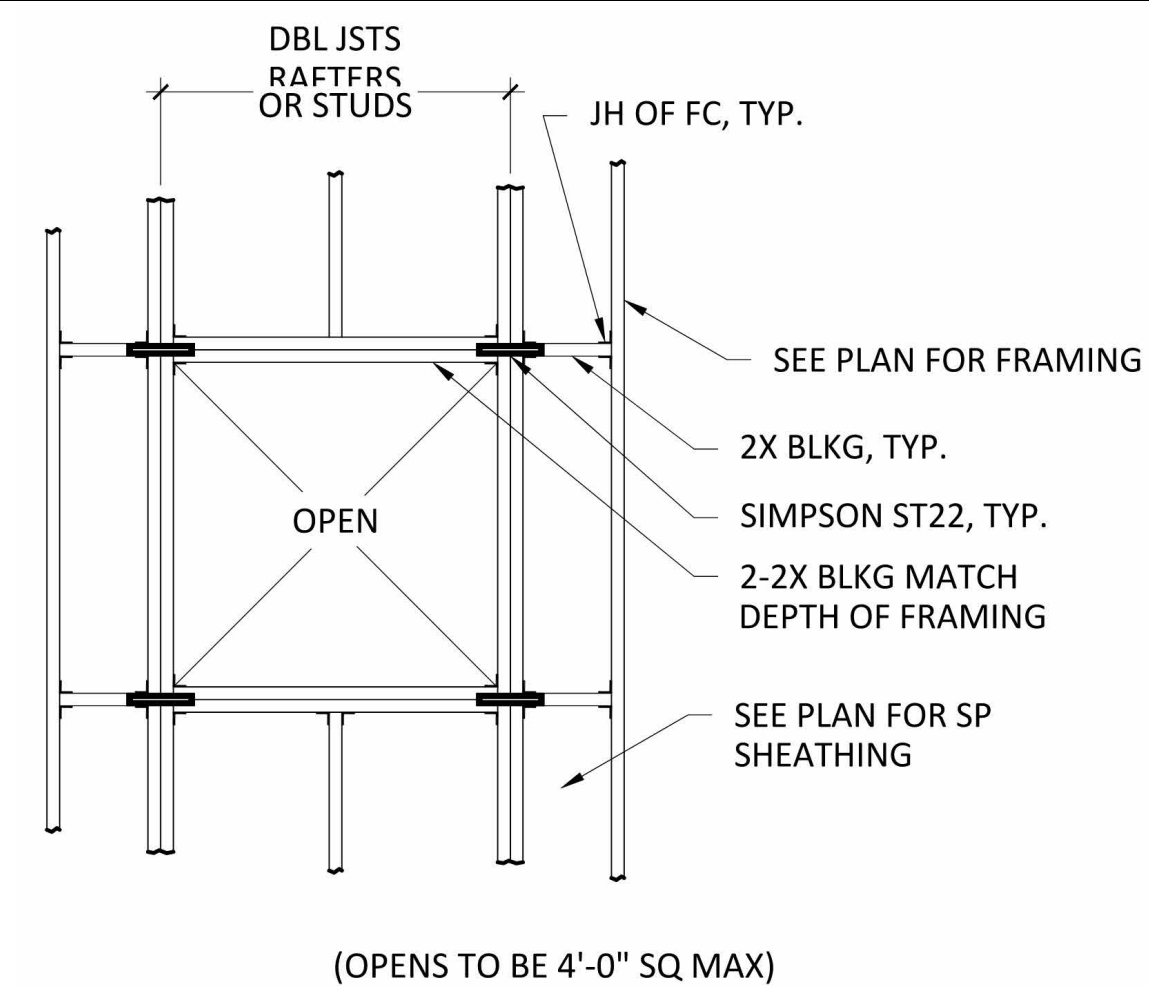
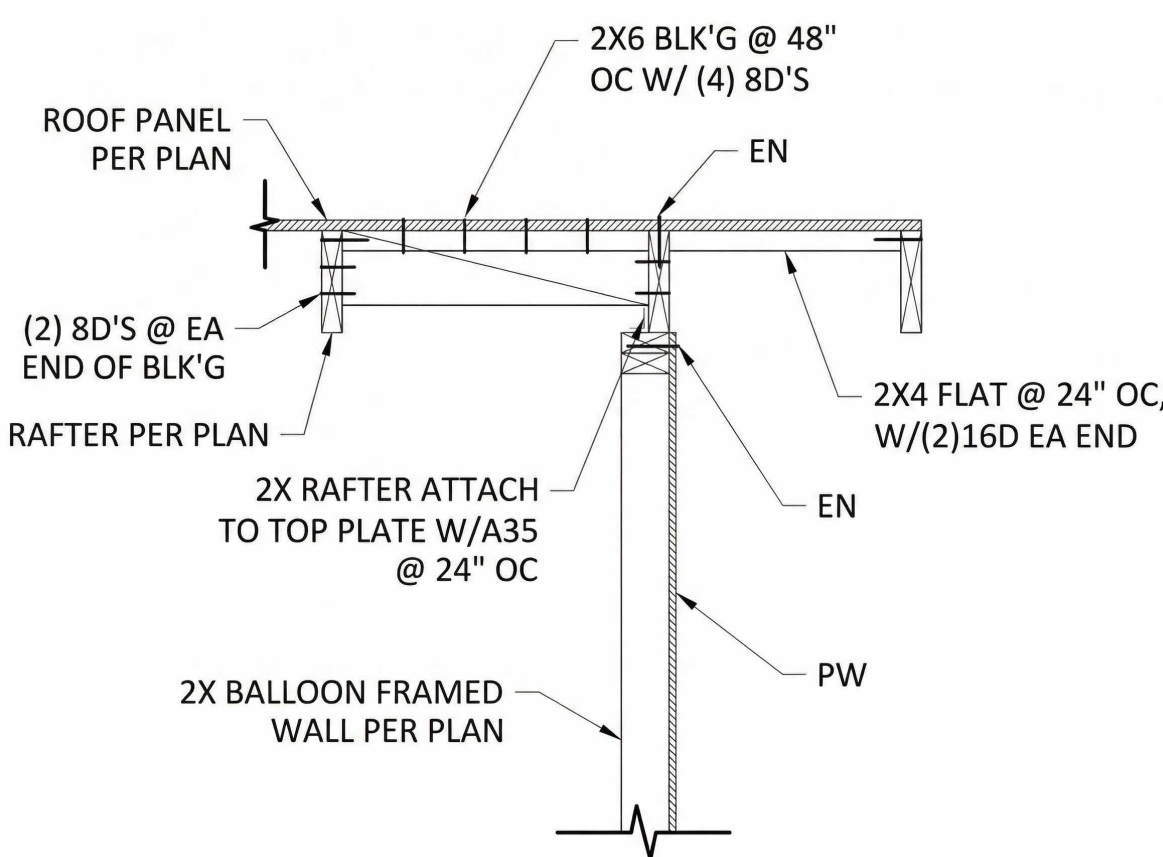
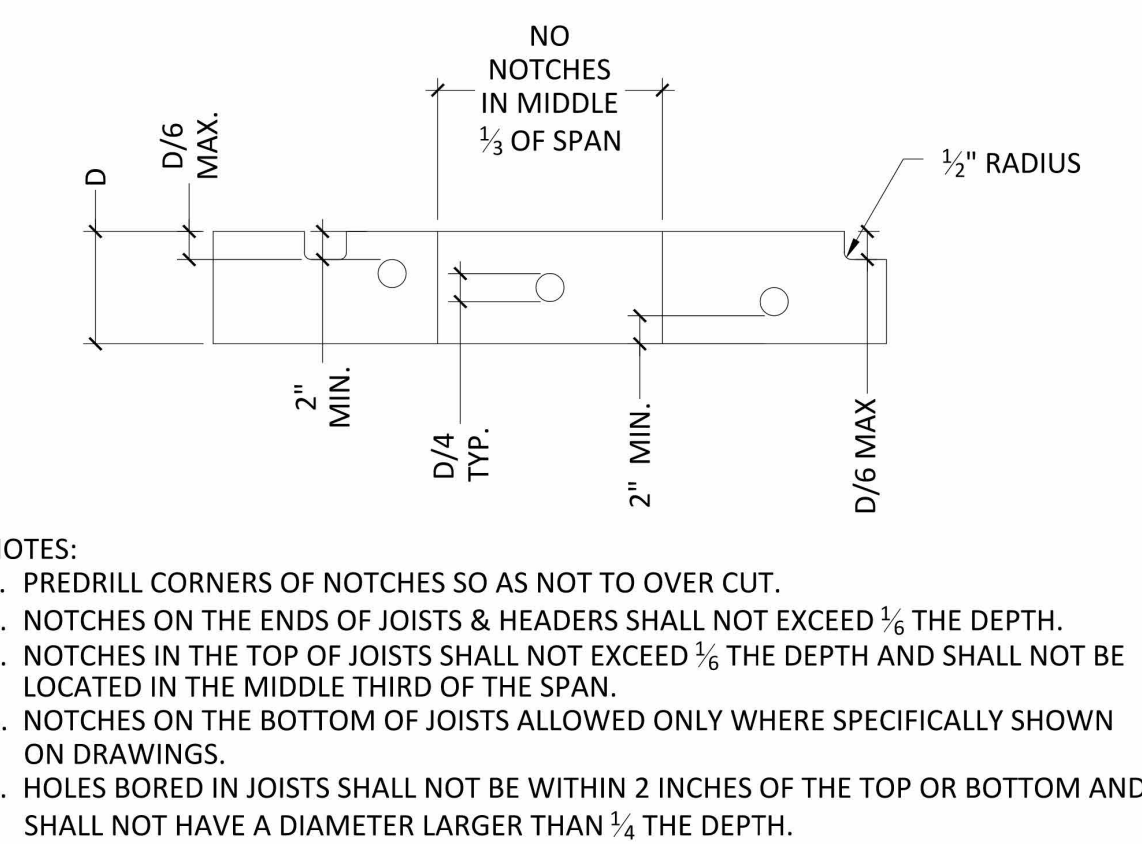
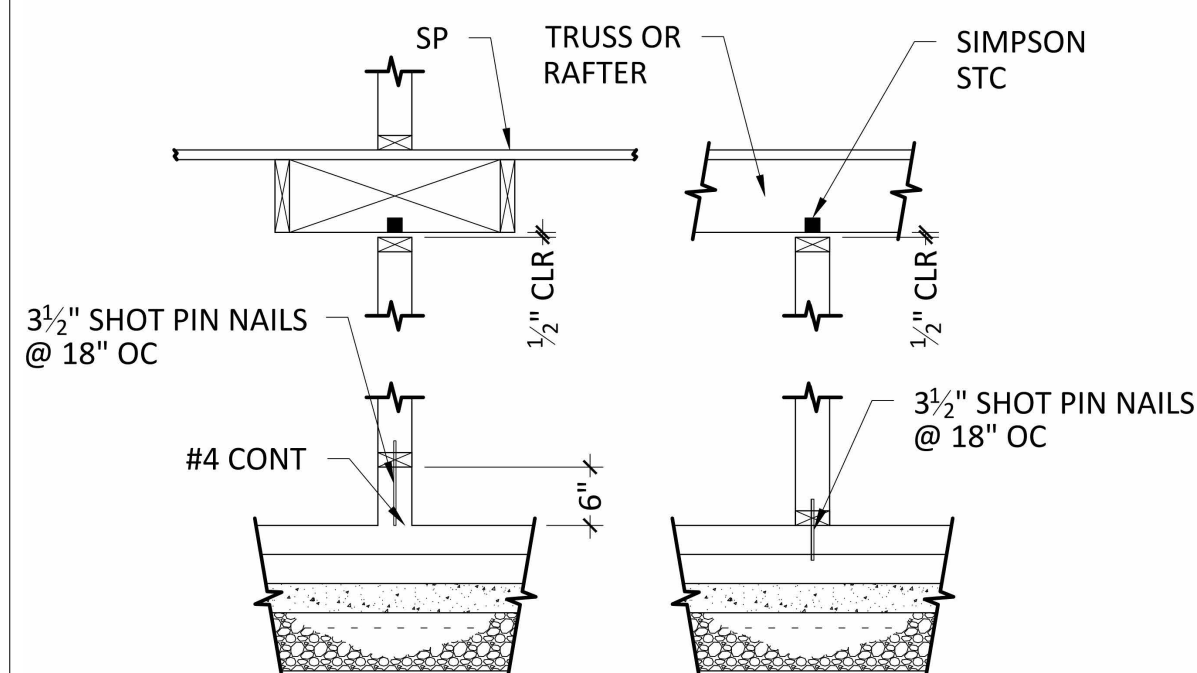
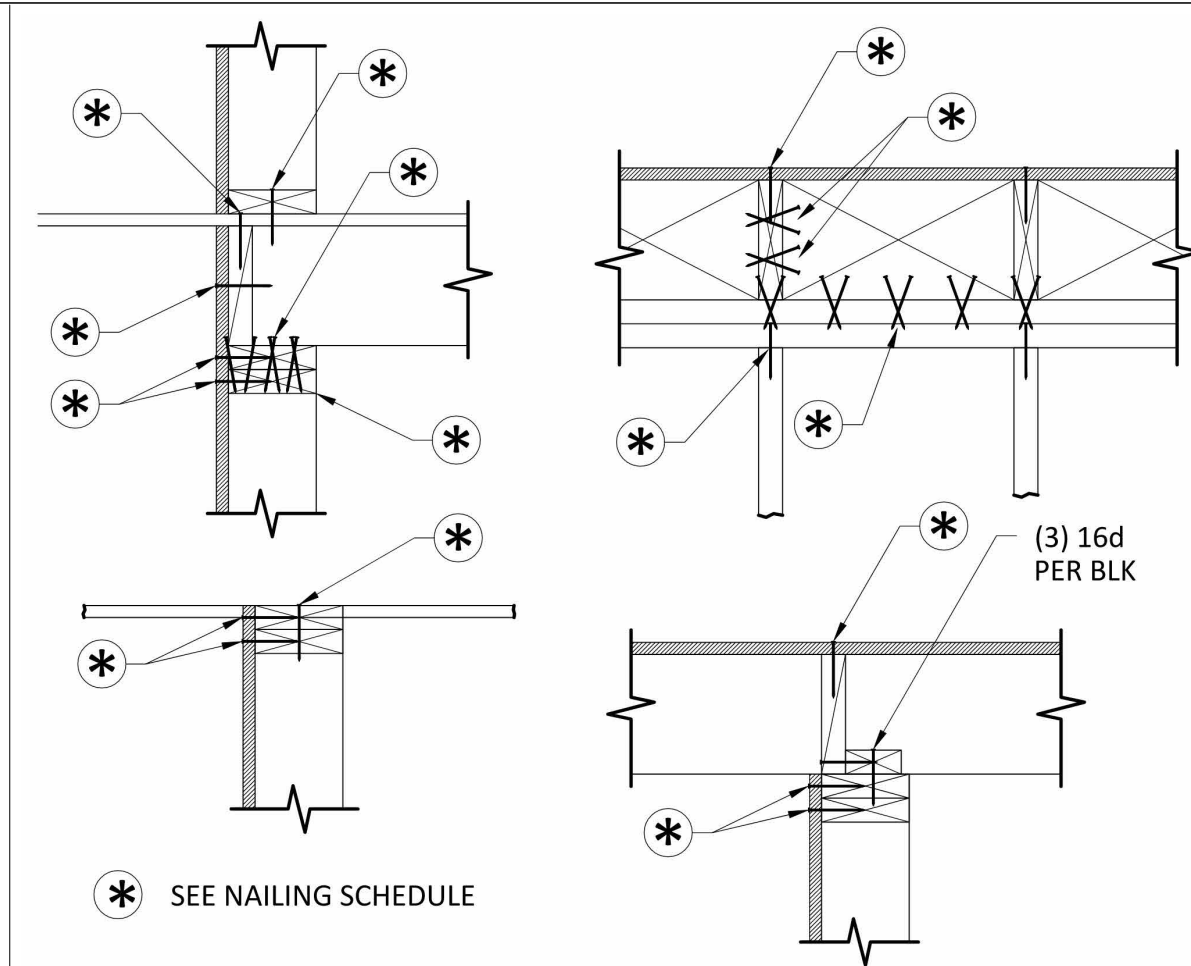
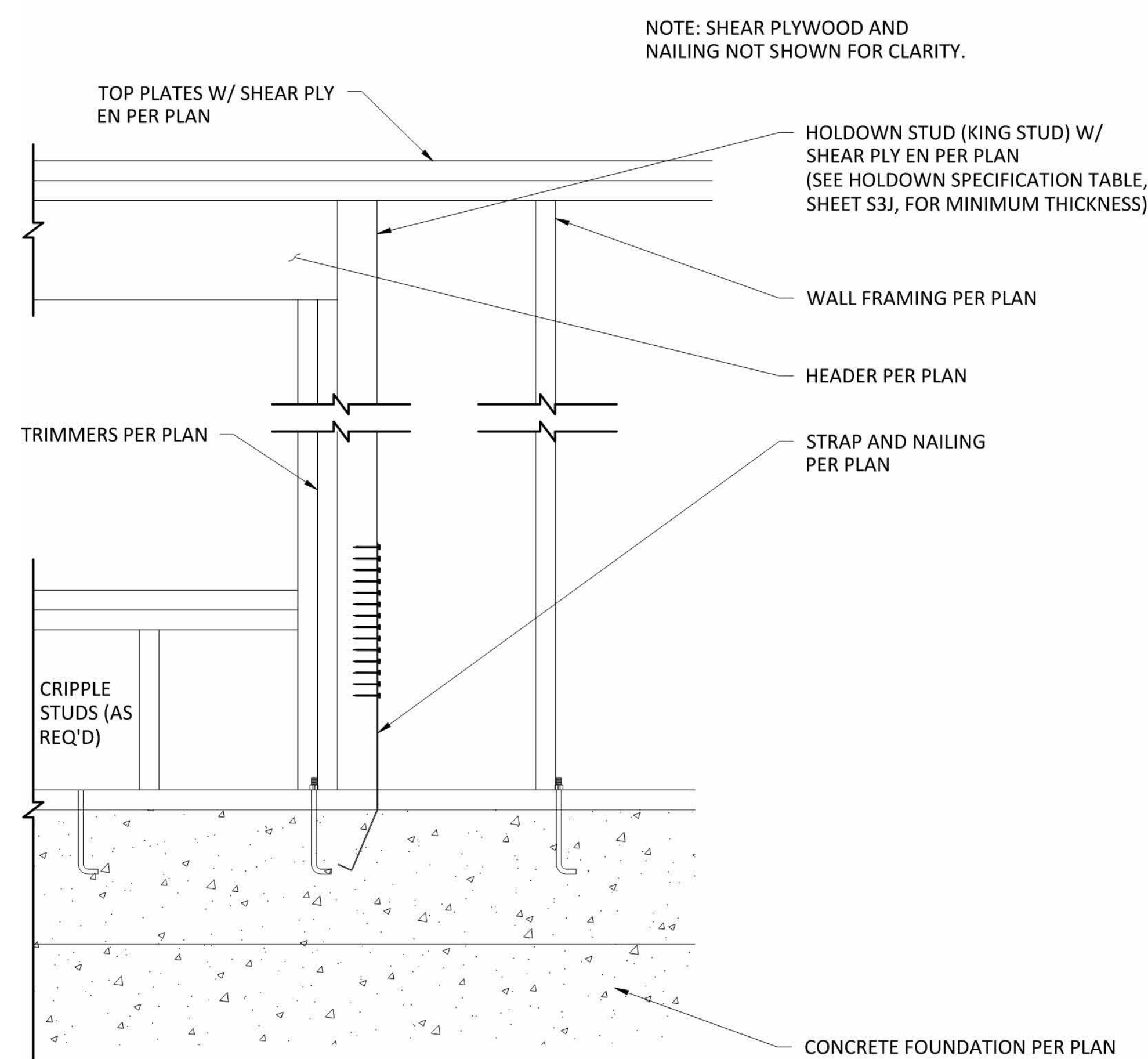
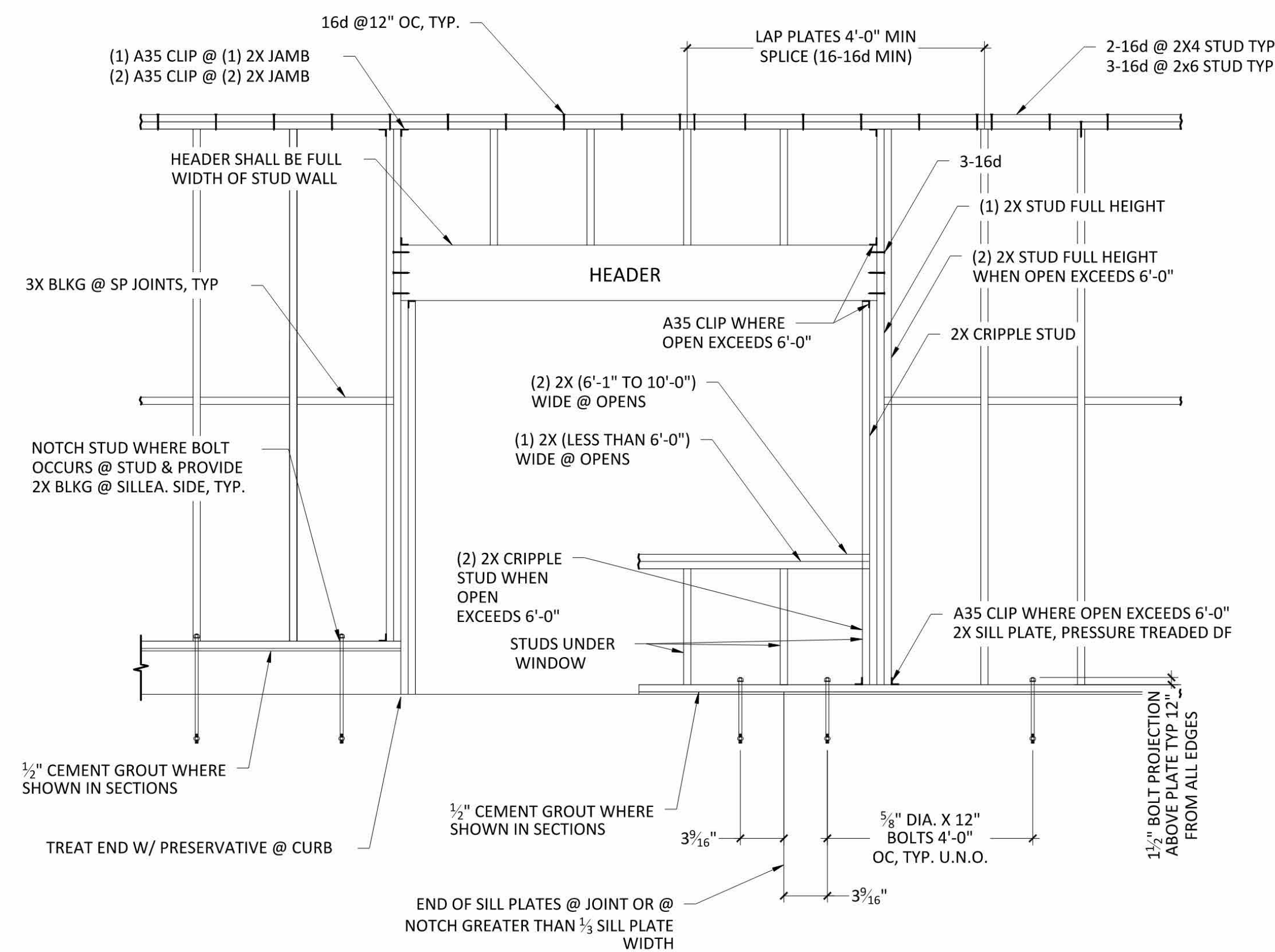
WOOD STRUCTURAL PANELS SHALL CONFORM TO DOC PS 1, DOC PS 2 OR ANSI/APA PRP 210, CSA 0437 OR CSA 0325, PANELS SHALL BE IDENTIFIED BY A GRADE MARK OR CERTIFICATE OF INSPECTION ISSUED BY AN APPROVED AGENCY. VERTICAL JOINTS OF PANEL SHEATHING SHALL OCCUR OVER AND BE FASTENED TO COMMON STUDS. HORIZONTAL JOINTS IN BRACED WALL PANELS SHALL OCCUR OVER AND BE FASTENED TO COMMON BLOCKING OF A MINIMUM 1 1/2 INCH THICKNESS.

NEW ACCESSORY DWELLING UNIT

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Scale	As indicated
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STRUCTURAL DETAILS

Project number	Project Number
Date	Issue Date
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Checked by	Checker

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NEW ACCESSORY DWELLING UNIT

REVISIONS		
No.	Description	Date

TITLE 24	
Project number	Project Number
Date	Issue Date
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Checked by	Checker
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NEW ACCESSORY DWELLING UNIT

REVISIONS		
No.	Description	Date

TITLE 24

Project number	Project Number
Date	Issue Date
Drawn by	Author
Checked by	Checker

T-24-2

Scale



2022 Single-Family Residential Mandatory Requirements Summary

NOTE: Single-family residential buildings subject to the Energy Codes must comply with all applicable mandatory measures, regardless of the compliance approach used. Review the respective section for more information.
(04/2022)

Building Envelope:

\$ 110.0(a)1:	Air Leakage. Manufactured exterior doors, exterior doors, and exterior doors must limit air leakage to 0.3 CFM per square foot or less when tested per NFRC-400, ASTM E283, or AAMA/WADMA/ASMA 1011 S.2/440-2011. *
\$ 110.0(a)5:	Labeling. Fenestration products for exterior doors must have a label meeting the requirements of § 10-111(a).
\$ 110.0(b)1:	Field fabricated exterior doors and fenestration products must use U-factors and solar heat gain coefficient (SHGC) values from Tables 110.0-6.A, 110.0-6.B, or 110.0-6.C for exterior doors. They must be labeled and/or weather-stripped.
\$ 110.0(b)2:	Air Leakage. All joints, penetrations, and other openings in the unvented envelope of space that are potential sources of air leakage must be caulked, gasketed, or weather stripped.
\$ 110.0(c)1:	Insulation Certification by Manufacturers. Insulation must be certified by the Department of Consumer Affairs, Bureau of Household Goods and Services (BHGS).
\$ 110.0(c)2:	Insulation Requirements for Heated Slab Floors. Heated slab floors must be insulated per the requirements of § 110.0(g).
\$ 110.0(c)3:	Roofing Products Solar Reflectance and Thermal Emittance. The thermal emittance and aged solar reflectance values of the roofing material must meet the requirements of § 110.0(h) and be labeled per 110-113 when the installation of a roof is specified on the CFR.
\$ 110.0(c)4:	Radiant Barrier. When required, radiant barriers must have an emittance of 0.05 or less and be certified to the Department of Consumer Affairs.
\$ 110.0(c)5:	Roof Deck, Ceiling and Rafter Roof Deck Insulation. Roof decks in newly constructed attics in climate zones 4 and 5-16 are weighted average U-factor not exceeding U-0.184. Ceiling and rafter roofs minimum R-22 insulation in wood-frame ceiling, or area-weighted average U-factor must not exceed 0.043. Rafter roof alterations minimum R-19 or area-weighted average U-factor of 0.054 or less. Attic access doors must meet permanently attached insulation using adhesive or mechanical fasteners. The attic access must be gasketed to prevent air leakage. Insulation must be installed in direct contact with a roof or ceiling which is sealed to limit infiltration and exfiltration as specified in § 110-117, including but not limited to placing insulation either above or below the roof deck or on top of a drywall ceiling.
\$ 110.0(c)6:	Loose-fill Insulation. Loose fill insulation must meet the manufacturer's required density for the labeled R-value.
\$ 110.0(c)7:	Wall Insulation. Minimum R-13 insulation in 2x4 inch wood framing wall or have a U-factor of 0.12 or less, or R-20 in 2x6 inch wood framing or have a U-factor of 0.077 or less. Oppose non-framed assemblies must have an overall assembly U-factor not exceeding 0.102. Masonry walls must meet Tables 150-1.A or B. *
\$ 150.0(d)1:	Raised-floor Insulation. Minimum R-19 insulation in raised wood framed floor or 0.037 maximum U-factor. *
\$ 150.0(d)2:	Slab Edge Insulation. Slab edge insulation must meet all of the following: have a water absorption rate, for the insulation material alone without facings, no greater than 0.3 percent; have a water vapor permeance no greater than 2.0 perm per inch; be protected from physical damage and UV light degradation; and, when installed as part of a heated slab floor, meet the requirements of § 110.0(g).
\$ 150.0(d)3:	Vapor Retarder. In climate zones 1 through 16, the earth floor of the unvented crawl space must be covered with a Class I or Class II vapor retarder. This requirement also applies to conditioned ventilation crawl space for buildings complying with the exception to § 150.0(d).
\$ 150.0(d)4:	Vapor Retarder. In climate zones 14 and 16, a Class I or Class II vapor retarder must be installed on the conditioned space side of insulation in all exterior walls, vented attics, and unvented attics with air-permeable insulation.
\$ 150.0(d)5:	Fenestration Products. Fenestration, including skylights, separating conditioned spaces from unconditioned spaces or outdoors must have a maximum U-factor of 0.45; or area-weighted average U-factor of all fenestration must not exceed 0.45. *

Fireplaces, Decorative Gas Appliances, and Gas Log:

\$ 110.0(e)	Pilot Light. Continuously burning pilot lights are not allowed for indoor and outdoor fireplaces.
\$ 150.0(e)(1)	Closable Doors. Masonry or factory-built fireplaces must have a closable metal or glass door covering the entire opening of the firebox.
\$ 150.0(e)(2)	Combustion Intake. Masonry or factory-built fireplaces must have a combustion outside air intake, which is at least six square inches in area and is equipped with a readily accessible, operable, and tight-fitting damper or combustion-air control device.
\$ 150.0(e)(3)	Flue Damper. Masonry or factory-built fireplaces must have a flue damper with a readily accessible control device.

Space Conditioning, Water Heating, and Plumbing System:

Certification. Heating, ventilation, and air conditioning (HVAC) equipment, water heaters, showertubs, faucets, and all other installed appliances must be certified by the manufacturer to the California Energy Commission's Title 24, Part 6, Appendix 4.1.

HVAC Efficiency. Equipment must have the minimum applicable efficiency requirements listed in Table 110.2.A through Table 110.2.N.

Controls for Heat Pumps with Supplemental Electric Resistance Heaters. Heat pumps with supplementary electric resistance heaters must have controls that prevent supplementary heater operation when the heating load can be met by the heat pump alone, and in which the cut-off temperature for compression heating is higher than the cut-on temperature for supplementary heating, and the cut-off temperature for compression heating is higher than the cut-off temperature for supplementary heating.

Thermostats. All heating or cooling systems not controlled by a central energy management control system (EMCS) must have a setback thermostat.

Insulation. Unvented service water heater storage tanks and solar water-heating backup tanks must have adequate insulation, or tank surface heat loss rating.

Isolation Valves. Instantaneous water heaters with an input rating greater than 6.8 kBtu per hour (2 kW) must have isolation valves with hose bibbs or other fittings on both cold and hot water lines allowing for flushing the water heater when the valves are closed.

5/6/22



2022 Single-Family Residential Mandatory Requirements Summary

§ 150.0(k)1C	Screw based luminaires. Screw based luminaires must comply with lamps that comply with Reference Joint Appendix JA8. *
§ 150.0(k)1H	Light Sources in Enclosed or recessed Luminaires. Lamps and other separable light sources that are not compliant with the JA8 elevated temperature requirements, including marking requirements, must not be installed in enclosed or recessed luminaires.
§ 150.0(k)1I	Light Sources in Drawers, Cabinets, and Linen Closets. Light sources internal to drawers, cabinet or linen closets are not required to comply with Table 150.0-B or be controlled by vacancy sensors provided that they are rated to consume no more than 5 watts of power, emit no more than 150 lumens, and are equipped with controls that automatically turn the lighting off when the drawer, cabinet or linen closet is closed.
§ 150.0(k)2A	Interior Switches and Controls. All forward phase out dimmers used with LED light sources must comply with NEMA SSL 7A.
§ 150.0(k)2B	Interior Switches and Controls. Exhaust fans must be controlled separately from lightings systems. *
§ 150.0(k)2A	Accessible Controls. Lighting must have readily accessible wall-mounted controls that allow the lighting to be manually turned on and off. *
§ 150.0(k)2B	Multiple Controls. Controls must not bypass a dimmer, occupant sensor, or vacancy sensor function if the dimmer or sensor is installed to comply with § 150.0(k).
§ 150.0(k)2C	Mandatory Requirements. Lighting controls must comply with the applicable requirements of § 110.9.
§ 150.0(k)2D	Energy Management Control Systems. An energy management control system (EMCS) may be used to comply with dimming, occupancy, and control requirements if it provides the functionality of the specified control per § 110.9 and the physical controls specified in § 150.0(k)2E.
§ 150.0(k)2E	Automatic Shutoff Controls. In bathrooms, garages, laundry rooms, utility rooms and walk-in closets, at least one installed luminaire must be controlled by an occupancy or vacancy sensor providing automatic off-functionality. Lighting inside drawers and cabinets with opaque fronts or doors must have controls that turn the light off when the drawer or door is closed.
§ 150.0(k)2F	Dimmers. Lighting in habitable spaces (e.g., living rooms, dining rooms, kitchens, and bedrooms) must have readily accessible wall-mounted dimming controls that allow the lighting to be manually adjusted up and down. Forward phase out dimmers controlling LED light sources in these spaces must comply with NEMA SSL 7A.
§ 150.0(k)2G	Independent controls. Integrated lighting of exhaust fans shall be controlled independently from the lights. Lighting under cabinets or shelves, lighting in display cabinets, and switched outlets must be controlled separately from ceiling-installed lighting.
§ 150.0(k)3A	Residential Outdoor Lighting. For single-family residential buildings, outdoor lighting permanently mounted to a residential building, or to other buildings on the same lot, must have a single-pole switch and either a photoelectric or motion sensor (automatic time switch control) or an astronomical time clock. An energy management control system that provides the specified control functionality and meets all applicable requirements may be used to meet these requirements.
§ 150.0(k)4	Internally illuminated address signs. Internally illuminated address signs must either comply with § 140.8 or consume no more than 5 watts of power.
§ 150.0(k)5	Residential Garages for Eight or More Vehicles. Lighting for residential parking garages for eight or more vehicles must comply with the applicable requirements for nonresidential garages in §§ 110.9, 130.2, 130.1, 130.4, 140.6, and 141.0.

Solar Readiness:

§ 110.10(a)1	Single-family Residences. Single-family residences located in subdivisions with 10 or more single-family residences and where the application for a tentative subdivision map for the residences has been deemed complete and approved by the enforcement agency, shall not be subject to the solar zone requirements of this section, except with the written consent of the enforcement agency. Minimum Solar Zone Area. The solar zone must have a minimum total area as described below. The solar zone must comply with access, pathway, snow ventilation, and spacing requirements as specified in Title 24, Part 9 or other parts of Title 24 or in any requirements adopted by a local jurisdiction. The solar zone total area must be comprised of areas that have no dimension less than 5 feet and no less than 160 square feet for buildings with roof areas less than or equal to 10,000 square feet or no less than 160 square feet for buildings with roof areas greater than 10,000 square feet. For single-family residences, the solar zone must be located on the roof or overhanging of the building and have a total area no less than 250 square feet.
§ 110.10(b)2	Azimuth. All sections of the solar zone located on steep-sloped roofs must have an azimuth between 90-300° of true north.
§ 110.10(b)3A	Shading. The solar zone must not contain any obstructions, including but not limited to: vents, chimneys, architectural features, and roof mounted equipment.
§ 110.10(b)3B	Shading. Any obstruction located on the roof or any other part of the building that projects above a solar zone must be located at least twice the horizontal distance of the height difference between the highest point of the obstruction and the horizontal projection of the nearest point of the solar zone, measured along the vertical plane.
§ 110.10(b)4	Structural Design Loads on Construction Documents. For areas of the roof designated as a solar zone, the structural design loads for roof dead load and roof live load must be clearly indicated on the construction documents.
§ 110.10(c)	Access to Pathways. Pathways to construction documents and metering equipment must be provided for all inverters and metering equipment. A pathway reserved for access to the conduit from the solar zone to the point of interconnection with the electrical service; and for single-family residences and central water-heating systems, a pathway reserved for routing plumbing from the solar zone to the water-heating system.
§ 110.10(d)	Documentation. A copy of the construction documents or a comparable document indicating the information from § 110.10(b)-(c) must be provided to the occupant.
§ 110.10(e)1	Main Electrical Service Panel. The main electrical service panel must have a minimum branch rating of 200 amps.
§ 110.10(e)2	Main Electrical Service Panel. The main electrical service panel must have a reserved space to allow for the installation of a double circuit breaker for a future solar electric installation. The reserved space must be permanently marked as "For Future Solar Electric."

Electric and Energy Storage Ready:

5/6/22



2022 Single-Family Residential Mandatory Requirements Summary

§ 110.5:	Pilot Lights. Continuously burning pilot lights are prohibited for natural gas; fan-type central furnaces; household cooling appliances (except appliances without an electrical supply voltage connection with pilot lights that consume less than 150 Btu per hour); and pool and spa heaters.*
§ 150.0(h)1:	Building Cooling and Heating Loads. Heating and/or cooling loads are calculated in accordance with the ASHRAE Handbook, Equipment Volume, Applications Volume, and Fundamentals Volume, the SMACNA Residential Comfort System Installation Standards Manual, or the ACCA Manual, using design conditions specified in § 150.0(h)2.
§ 150.0(h)3A:	Clearances. Air conditioner and heat pump outdoor condensing units must have a clearance of at least five feet from the outlet of any dryer.
§ 150.0(h)3B:	Liquid Line Drier. Air conditioners and heat pump systems must be equipped with liquid line filter driers if required, as specified by the manufacturer's instructions.
§ 150.0(j)1:	Water Piping, Solar Water-heating System Piping, and Space Conditioning System Line Insulation. All domestic hot water piping must be insulated as specified in § 609.11 of the California Plumbing Code.*
§ 150.0(j)2:	Insulation Protection. Piping insulation must be protected from damage, including that due to sunlight, moisture, equipment maintenance, and wind as specified by §120.3(b). Insulation exposed to weather must be water resistant and protected from UV light (no adhesive tapes). Insulation covering chilled water piping and refrigerant suction piping located outside the conditioned space must include, or be protected by, a Class I or Class II vapor retarder. Piping insulation buried below grade must be installed in a waterproof and non-susceptible casing.
§ 150.0(j)1:	Gas or Propane Water Heating Systems. Systems using gas or propane water heaters to serve individual dwelling units must designate a space at least 2'5 x 2 x 5' suitable for the future installation of a heat pump water heater, and meet electrical and plumbing requirements, based on the distance between this designated space and the water heater location; and a condensate drain no more than 2' higher than the base of the water heater.
§ 150.0(j)3:	Solar Water-heating Systems. Solar water-heating systems and collectors must be certified and rated by the Solar Rating and Certification Corporation (SRCC), the International Association of Plumbing and Mechanical Officials, Research and Testing (IAPMO R&T), or by a listing agency that is approved by the executive director.

Ducts and Fans:

# 110.0(d)3:	Ducts. Insulation installed on an existing space-conditioning duct must comply with § 604.0 of the California Mechanical Code (CMC). If a contractor installs the insulation, the contractor must certify to the customer, in writing, that the insulation meets this requirement.
# 150.0(m)1:	CMC Compliance. All air-distribution system ducts and plenums must meet CMC §§ 601.6-605.6 and ANSI/SMACNA-006-2006 HVAC Duct Construction Standards Metal and Flexible 3rd Edition. Portions of supply-air and return-air ducts and plenums must be insulated to R-5.0 or higher, ducts in unconditioned space as confirmed through field verification and diagnostic testing (RA3.14.3.9). Insulation must not require installation. Connections of metal ducts and inner core of flexible ducts must be mechanically fastened. Openings must be sealed with mastic, tape, or other duct-closure system that meets the applicable UL requirements, or aerosol sealant that meets UL 723. The combination of mastic and either mesh or tape must be used to seal openings greater than ¼". If mastic or tape is used, Building cavities, air handler support platforms, and plenums designed or constructed with materials other than sheet metal, duct board or flexible duct must not be used to convey conditioned air. Building cavities and support platforms may contain ducts, ducts installed in these spaces must not be compressed.
# 150.0(m)2:	Factory-Fabricated Duct Systems. Factory-fabricated duct systems must comply with applicable requirements for duct construction, connections, and closures; joints and seams of duct systems and their components must be sealed with cloth back rubber adhesive duct tapes unless such tapes are used in combination with mastic and draw bands.
# 150.0(m)3:	Field-Fabricated Duct Systems. Field-fabricated duct systems must comply with applicable requirements for pressure-sensitive tapes, mastics, sealants, and other requirements specified for duct construction.
# 150.0(m)7:	Backdraft Damper. Fan systems that exchange air between the conditioned space and outdoors must have backdraft or automatic dampers.
# 150.0(m)8:	Gravity Ventilation Dampers. Gravity ventilation systems serving conditioned space must have either automatic or readily accessible manually operated dampers in all openings to the outside, except combustion inlet and outlet air openings and elevator shaft wind.
# 150.0(m)9:	Protection of Insulation. Insulation must be protected from damage due to sunlight, moisture, equipment maintenance, and wind. Insulation exposed to weather must be suitable for outdoor service (e.g., protected by aluminum, sheet metal, painted canvas, or plastic cover). Cellular foam insulation must be protected as above or painted with a water retardant and solar radiation-resistant coating.
# 150.0(m)10:	Porous Inner Core Flex Duct. Porous inner cores of flex ducts must have a non-porous layer or air barrier between the inner core and outer vapor barrier.
# 150.0(m)11:	Duct System Sealing and Leakage Test. When space conditioning systems use forced air duct systems to supply conditioned air to an occupiable space, the ducts must be sealed and duct leakage tested, as confirmed through field verification and diagnostic testing, in accordance with Reference Residential Appendix RA3.1.
# 150.0(m)12:	Air Filtration. Space conditioning systems with ducts exceeding 10 feet and the supply side of ventilation systems must have MERV 13 or equivalent filters. Filters for space conditioning systems must have a two inch depth or can be one inch if sized per Equation 150.0-A. Clean-filter pressure drop and labeling must meet the requirements in § 505.0(m)12. Filters must be accessible for regular service. Filter racks or grilles must use gaskets, sealing, or other means to close gaps around the inserted filters to and prevents air from bypassing the filter.

5/6/22



2022 Single-Family Residential Mandatory Requirements Summary

\$ 150.0(s)	Energy Storage System (ESS) Ready. All single-family residences must meet all of the following: Either ESS-rated interconnection equipment with backed up capacity of 60 amps or more and four or more ESS equipped branch circuits, or a dedicated raceway from the main service to a subpanel that supplies the branch circuits in § 150.0(s); at least four branch circuits must be identified and have their source collocated at a single panelboard suitable to be supplied by the ESS, with one circuit supplying the refrigerator, one lighting circuit, and the primary outlet for the ESS; and the ESS must be installed in a room with a minimum clear height of 8 feet and a minimum of 225 sq. ft. sufficient space must be reserved to allow future installation of a system isolation equipment transfer switch within 3' of the main panelboard, with raceways installed between the panelboard and the switch location to allow the connection of backed power source.
\$ 150.0(t)	Heat Pump Space Heater Ready. Systems using gas or propane furnaces to serve individual dwelling units must include: A dedicated unobstructed 240V branch circuit wiring installed within 3' of the furnace with circuit conductors rated at least 30 amps with the blank cover identified as "240V ready," and a reserved main electrical service panel space to allow for the installation of a double pole circuit breaker permanently marked as "For Future 240V Use."
\$ 150.0(u)	Electric Cooktop Ready. Systems using gas or propane cooktop to serve individual dwelling units must include: A dedicated unobstructed 240V branch circuit wiring installed within 3' of the cooktop with circuit conductors rated at least 50 amps with the blank cover identified as "240V ready," and a reserved main electrical service panel space to allow for the installation of a double pole circuit breaker permanently marked as "For Future 240V Use."
\$ 150.0(v)	Electric Clothes Dryer Ready. Clothes dryer locations with gas or propane plumbing to serve individual dwelling units must include: A dedicated unobstructed 240V branch circuit wiring installed within 3' of the dryer location with circuit conductors rated at least 30 amps with the blank cover identified as "240V ready," and a reserved main electrical service panel space to allow for the installation of a double pole circuit breaker permanently marked as "For Future 240V Use."

*Exceptions may apply.



2022 Single-Family Residential Mandatory Requirements Summary

§ 150.0(m)(13): **Space Conditioning System Airflow Rate and Fan Efficacy.** Space conditioning systems that use ducts to supply cooling must have a hole for the placement of a static pressure probe, or a permanently installed static pressure probe in the supply plenum. Airflow must be ≥ 250 CFM per ton of nominal cooling capacity, and an air-handling unit fan efficacy ≥ 0.45 watts per CFM for gas furnace air handlers and ≤ 0.58 watts per CFM for all others. Small duct high velocity systems must provide an airflow ≥ 250 CFM per ton of nominal cooling capacity, and an air-handling unit fan efficacy ≥ 0.62 watts per CFM. Field verification testing is required in accordance with Reference Residential Appendix RA3.3. *

Ventilation and Indoor Air Quality:

\$ 150.0(a):	Requirements for Ventilation and Indoor Air Quality. All dwelling units must meet the requirements of ASHRAE Standard 62.2, Ventilation and Acceptable Indoor Air Quality in Residential Buildings subject to the amendments specified in § 150.0(a)1.
\$ 150.0(a)B:	Central Fan Integrated (CFI) Ventilation Systems. Continuous operation of CFI air handlers is not allowed to provide the whole-dwelling unit ventilation airflow required per §150.0(c). A motorized damper(s) must be installed on the ventilation duct(s) that prevents all airflow through the space conditioning duct system when the damper(s) is closed and controlled per §150.0(d) (Bibik). CFI ventilation systems must have controls that track outdoor air ventilation run time, and either open or close the motorized damper(s) in compliance with §150.0(c) and §150.0(d).
\$ 150.0(a)C:	Whole-Dwelling Unit Mechanical Ventilation for Single-Family Detached and townhouses. Single-family detached dwelling units and attached dwelling units not sharing ceilings or floors with other dwelling units, occupiable spaces, public garages, or commercial spaces must have mechanical ventilation airflow specified in §150.0(a)(C)1ii.
\$ 150.0(a)G:	Local Mechanical Exhaust. Kitchens and bathrooms must have local mechanical exhaust; nonenclosed kitchens must have demand-controlled exhaust system meeting requirements of §150.0(a)G1, enclosed kitchens and bathrooms can use demand-controlled or continuous exhaust meeting §150.0(a)G1ii-iv. Airflow must be measured by the installer per §150.0(a)1Gv, and rated for sound per §150.0(a)1Gvi.
\$ 150.0(a)1Hii:	Airflow Measurement and sound requirements of Whole-Dwelling Unit Ventilation Systems. The airflow required per § 150.0(a)1C must be measured using a flow hood, flow grid, or other airflow measuring device at the fan inlet or outlet terminals/plies per Reference Residential Appendix RA3.7. Whole-dwelling unit ventilation systems must be rated for sound per ASHRAE 62.2 §7.2 at no less than the minimum airflow required per §150.0(a)1C.
\$ 150.0(a)2:	Field Verification and Diagnostic Testing. Whole-dwelling Unit ventilation airflow, vented range hood airflow and sound rating, and HRV and ERV fan efficacy must be verified in accordance with Reference Residential Appendix RA3.7. Vented range hoods must be verified per Reference Residential Appendix RA3.7.4.3 to confirm if it is rated by HVI or AHAM to comply with the airflow rates and sound requirements per §150.0(a)1G.

Pool and Spa Systems and Equipment:

§ 110.4(a)	Certification by Manufacturers. Any pool or spa heating system or equipment must be certified to have all of the following: compliance with the Appliance Efficiency Regulations and listing in MAEDS; an on-off switch mounted outside of the heater that allows shutting off the heater without adjusting the thermostat setting; a permanent waterproof plate or card with operating instructions; and must not use electric resistance heating. *
§ 110.4(b)1.	Piping. Any pool or spa heating system or equipment must be installed with at least 36 inches of pipe between the filter and the heater, or dedicated suction and return lines, or built-in or built-up connections to allow for future solar heating.
§ 110.4(b)2.	Covers. Outdoor pools or spas that have a heat pump or gas heater must have a cover.
§ 110.4(b)3.	Directional Intents and Time Switches for Pools. Pools must have directional intents that adequately mix the pool water, and a time switch that will allow all pumps to be set or programmed to run only during off-peak electric demand periods.
§ 110.5.	Pilot Light. Natural gas pool and spa heaters must not have a continuously burning pilot light.
§ 110.5(p).	Pool Systems and Equipment Installation. Residential pool systems or equipment must meet the specified requirements for pump sizing, flow rate, piping, filters, and valves. *

Lighting

	Lighting Controls and Components. All lighting controls devices and systems, ballasts, and luminaires must meet the applicable requirements of § 110.9.
§ 150.0(k)1A:	Luminaire Efficacy. All installed luminaires must meet the requirements in Table 150.9.4, except lighting integral to exhaust fans, kitchen exhausts, bank vanity mirrors, and garage door openers, requiring lighting less than 5 watts; and lighting integral to drawers, cabinets, and linen closets with an efficacy of at least 45 lumens per watt.
§ 150.0(k)1B:	Recessed Downlights. Recessed downlights must contain lamps that comply with Reference Joint Appendix JAB.*
§ 150.0(k)1C:	Severed Downlight Luminaires in Ceilings. Luminaires recessed into ceilings must not contain severed sockets, must be airtight, and must be sealed with a gasket or caulk. California Electrical Code § 410.116 must also be met.
§ 150.0(k)1D:	Light Sources in Enclosed or Recessed Luminaires. Lamps and other separable light sources that are not compliant with the JAB elevated test procedure requirements, including marking requirements, must not be installed in enclosed or recessed luminaires.
§ 150.0(k)1E:	Blank Electrical Boxes. The number of electrical boxes that are more than five feet above the finished floor and do not contain a luminaire or other device shall be no more than the number of bedrooms. These boxes must be served by a dedicated, vacancy sensor control, low voltage wiring, or fan speed control.
§ 150.0(k)1F:	Lighting Integral to Exhaust Fans. Lighting integral to exhaust fans (except when installed by the manufacturer in kitchen exhaust hoods) must meet the applicable requirements of § 150.0(k)4.

5/6/22



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STAMP

NEW ACCESSORY DWELLING UNIT

REVISIONS

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SINGLE FAMILY MANDATORY REQUIREMENTS

Project number	Project Number
Date	Issue Date
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Checked by	Checker

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