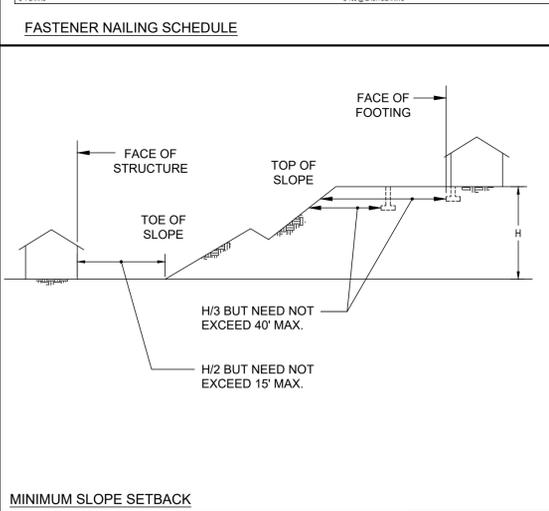


FASTENER NAILING SCHEDULE

ITEM	DESCRIPTION	TYPE	SIZE
1	TOE TO SOLE ON CONCRETE	1	3/8"
2	BRACING TO JOIST	2	1/2"
3	SOLE PLATE TO JOIST OR BLOCKING	3	1/2" @ 16" o.c.
4	SOLE PLATE TO JOIST OR BLOCKING AT BRACED WALL PANELS	4	3/8" @ 16" o.c.
5	TOP PLATE TO STUD END NAIL	5	1/2"
6	STUD TO SOLE PLATE	6	1/2" END NAIL
7	DOUBLE STUD FACE NAIL	7	1/2"
8	DOUBLE TOP PLATES	8	1/2" @ 16" o.c.
9	DOUBLE TOP PLATES LAP SPACE	9	1/2"
10	BLOCKING BETWEEN JOISTS OF RAFTERS TO TOP PLATE, TOP NAIL	10	1/2" @ 24" o.c.
11	TOP PLATES LAPS AND INTERSECTIONS	11	1/2"
12	CESILING JOISTS TO PLATE	12	3/8"
13	CONTINUOUS HEADERS TO STUD	13	1/2"
14	CESILING JOIST LAPS OVER PARTITIONS	14	1/2"
15	CESILING JOIST LAPS OVER RAFTERS	15	1/2"
16	DOUBLE TOP PLATES	16	1/2" @ 16" o.c.
17	BUILT UP CORNER STUDS	17	1/2" @ 16" o.c.
18	FRAMERS	18	2/8" @ EACH BEARING

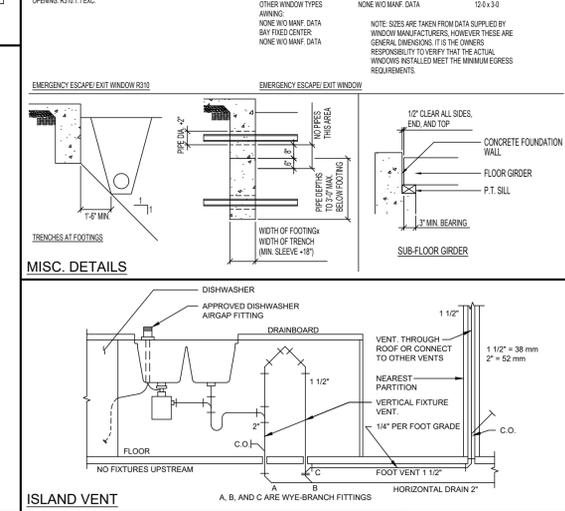
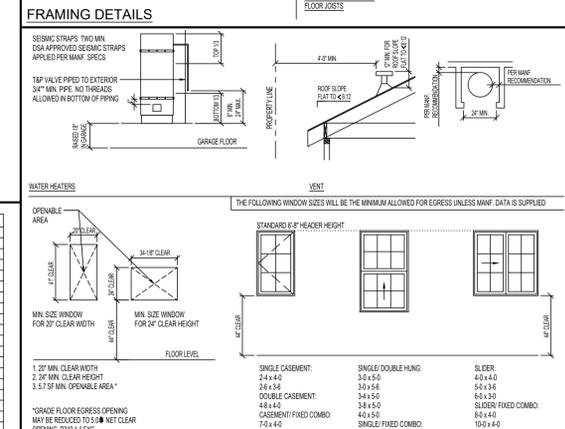
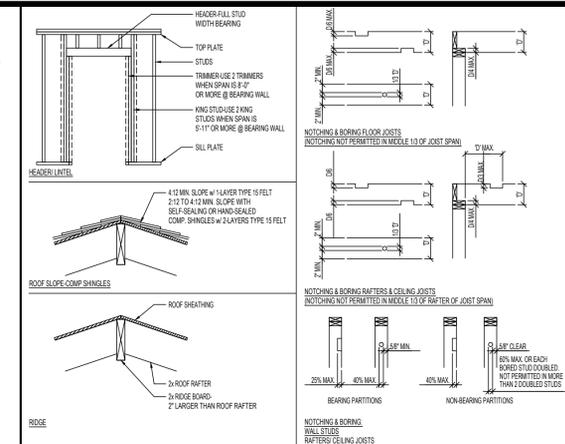


SITE PLAN:

- ADDRESS SHALL BE PLAINLY VISIBLE AND LEGIBLE FROM THE STREET OR ROAD FRONTING THE DWELLING.
- LANDING AT EXTERIOR DOORS: PROVIDE A LANDING EQUAL TO THE WIDTH OF THE DOOR OR STAIR AND A LANDING IN THE DIRECTION OF TRAVEL EQUAL TO 36".
- GRADE SHALL SLOPE AWAY FROM FOUNDATION BY 1" IN THE FIRST 10' OR 2% WITH SWALE WHEN WITHIN 10' OF PROPERTY LINE. [§R401.3 LACRC]

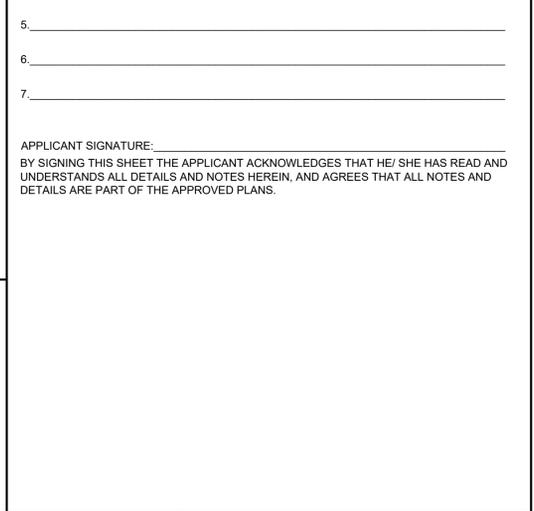
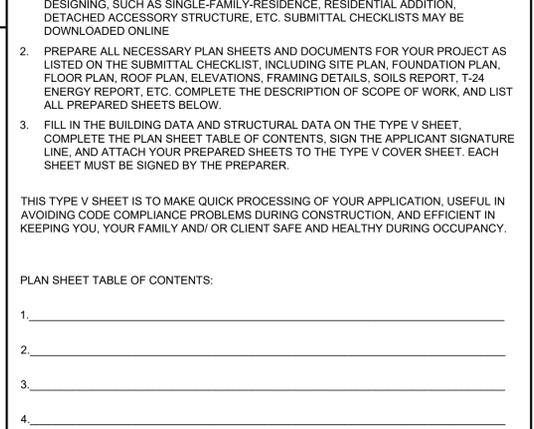
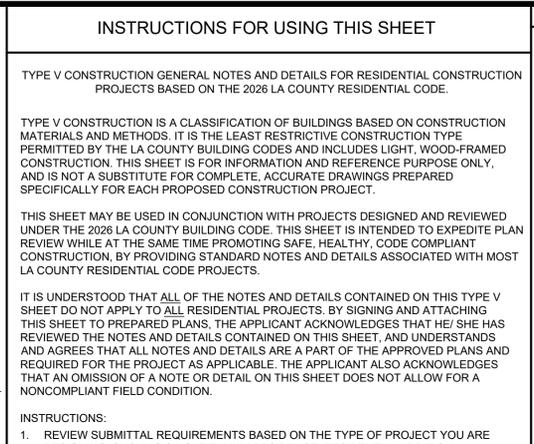
FOUNDATIONS:

- USE FOUNDATION GRADE PRESSURE-TREATED FOUNDATION PLATES AND SILLS.
- ALL STRUCTURAL WOOD MATERIAL EXPOSED TO WEATHER TO BE PRESSURE-TREATED. THIS INCLUDES ALL VERTICAL AND HORIZONTAL MEMBERS OF DECK CONSTRUCTION UNLESS A ROOF SYSTEM IS USED.
- BOLT FOUNDATION PLATES AND SILLS TO THE FOUNDATION WITH 6" BOLTS SPACED NOT MORE THAN 6" APART. PROVIDE MIN. 2 BOLTS PER PIECE AND WITHIN 12" OF ENDS. EMBED BOLTS AT LEAST 7" IN CONCRETE OR MASONRY. USE 3" SQUARE x 0.225" THICK MINIMUM PLATE WASHERS ON EACH ANCHOR BOLT.
- PROVIDE UNDER-FLOOR VENTILATION EQUAL TO 1 sq. ft. FOR EACH 150 sq. ft. OF UNDER-FLOOR AREA. VENTILATION OPENINGS SHALL BE APPROXIMATELY EQUALLY AND WITHIN 3 FEET OF EACH CORNER.
- PROVIDE 18" x 24" UNDER-FLOOR ACCESS OPENING.
- DAMP-PROOF FOUNDATION WALLS ENCLACING A BASEMENT BELOW FINISHED GRADE BY AN APPROVED METHOD.
- THE MINIMUM THICKNESS FOR CONCRETE FLOOR SLABS SUPPORTED DIRECTLY ON THE GROUND SHALL BE NOT LESS THAN 3 1/2". [§R506.1 LACRC]



FRAMING:

- ALL LUMBER, WOOD STRUCTURAL PANELS, PARTICLE-BOARD, STRUCTURAL GLUED-LAMINATED TIMBER, END- JOINTED LUMBER, FIBERBOARD SHEATHING, HARDBOARD SIDING, PILES AND POLES SHALL BE IDENTIFIED BY THE GRADE MARK OR A CERTIFICATE OF INSPECTION ISSUED BY AN APPROVED AGENCY. [§602 LACRC]
- WOOD STRUCTURAL PANEL ROOF SHEATHING SHALL BE BONDED BY INTERMEDIATE GLUE UNLESS THE SHEATHING IS EXPOSED ON THE UNDERSIDE, IN WHICH CASE IT SHALL BE BONDED WITH EXTERIOR GLUE.
- NO HORIZONTAL BORING FOR DWV PLUMBING IN 2x4 FRAMED WALLS. USE 2x6 OR DOUBLE WALL.
- FIREBLOCKING SHALL BE PROVIDED IN CONCEALED SPACES OF STUD WALLS AND PARTITIONS AT 10 FOOT INTERVALS HORIZONTALLY AND VERTICALLY AT CEILING AND FLOOR LEVELS.
- PROVIDE 22"x30" ATTIC ACCESS IN HALLWAY. ACCESS MUST BE 30"x30" IF NECESSARY TO REMOVE MECHANICAL EQUIPMENT. ACCESS MUST BE LARGER THAN THE LARGEST MECHANICAL COMPONENT. [§304.4 LACRC]
- ROOF TRUSSES, RAFTERS, AND CEILING JOISTS SHALL BE SUPPORTED LATERALLY AT POINTS OF BEARING BY SOLID BLOCKING TO PREVENT LATERAL DISPLACEMENT AND ROTATION. ENGINEERED DESIGN FOR TRUSSES TO BE ON SITE. BRACING PER MANUFACTURER'S REQUIREMENTS.
- INSTALL HURRICANE CLIPS AT EVERY TRUSS OR RAFTER OR PER MANUFACTURER'S INSTRUCTIONS.
- PURLINS AND STRUTS SHALL BE SUPPORTED BY BEARING WALLS.
- PROVIDE RAFTER TIES WHERE CEILING JOISTS AND RAFTERS ARE NOT PARALLEL.
- IF 40%-50% OF THE REQUIRED VENT AREA IS LOCATED AT MOST 3 FEET BELOW THE HIGHEST POINT OF THE SPACE W/ AIR BALANCE AT THE EAVES, THEN THE AREA MAY BE REDUCED TO 1/300TH OF THE CEILING AREA. [§806.2 LACRC]
- CUTTING, NOTCHING, OR BORING SHALL NOT EXCEED 25% OF THE STRUCTURAL MEMBER UNLESS SPECIFIED IN (SEE FRAMING DETAILS - THIS SHEET)
- STUCCO WEEP SCREEDS SHALL BE MINIMUM 4" ABOVE SOIL OR 2" ABOVE PAVED SURFACE. [§R703.7.2.1 LACRC]
- THE SIZE, HEIGHT, AND SPACING OF WOOD STUDS SHALL NOT EXCEED TABLE R602.3(5) UNLESS JUSTIFIED BY AN ANALYSIS.



WEATHER PROTECTION:

- ALL WEATHER EXPOSED SURFACES SHALL HAVE AN APPROVED WEATHER-RESISTIVE BARRIER UNDER THE SIDING, OR BE OF APPROVED WEATHER PROOF PANELS. TWO LAYERS OF 15# FELT OVER PLYWOOD PANELS. [§703.2 LACRC]
- BALCONIES, LANDINGS, EXTERIOR STAIRWAYS, AND SIMILAR SURFACES EXPOSED TO THE WEATHER AND SEALED UNDERNEATH SHALL BE WATERPROOFED WITH APPROVED MATERIALS AND SLOPED A MINIMUM OF 1/4" PER FOOT FOR DRAINAGE.
- ENCLOSED FRAMING IN EXTERIOR BALCONIES AND ELEVATED WALKING SURFACES THAT HAVE WEATHER-EXPOSED SURFACES SHALL BE PROVIDED WITH OPENINGS THAT PROVIDE A NET FREE CROSS-VENTILATION AREA NOT LESS THAN 1/150 OF THE AREA OF EACH SEPARATE SPACE. [§2304.12.2.5 LACRC]
- PROVIDE MINIMUM NO. 26 GALVANIZED SHEET GAUGE CORROSION-RESISTANT METAL ON ROOF VALLEY FLASHING, WHICH SHALL ALSO EXTEND AT LEAST 12" FROM THE CENTERLINE EACH WAY. SECTIONS OF FLASHING SHALL HAVE AN END LAP OF NOT LESS THAN 4". [§R903 LACRC]

ENERGY:

- ALL INSTALLED LUMINAIRES SHALL BE HIGH-EFFICACY PER CEC. Sec. 150.0 (k) 1.A & T-150.0-A.
- LUMINAIRES TO BE CONTROLLED BY DIMMERS OR VACANCY SENSORS. CEC. Sec. 150.0(k)2.
- ALL OUTDOOR LIGHTING TO BE HIGH EFFICACY PER CEC. Sec. 150(k)3 AND T-150.0-A.
- ALL OUTDOOR LIGHTING SHALL BE CONTROLLED BY A MANUAL ON/OFF SWITCH AND BY A MOTION SENSOR OR ASTRONOMICAL TIME CLOCK OR ENERGY MANAGEMENT SYSTEM PER CEC. Sec. 150.0(k)3
- RECESSED LIGHTING IN INSULATED CEILING SHALL BE APPROVED FOR ZERO CLEARANCE INSULATION COVER (IC TYPE) BY UL PER CEC. CEC. 150.0(k)1.C.
- AIR DISTRIBUTION DUCTS SHALL BE INSULATED TO A MINIMUM OF R-6 (OR R-4.2 WHEN ENTIRELY IN CONDITIONED SPACE AS CONFIRMED THROUGH FIELD VERIFICATION). CEC. Sec. 150.0(m)1.
- EACH BATHROOM THAT CONTAINS A BATHTUB, SHOWER, OR SIMILAR SOURCE OF MOISTURE SHALL HAVE AN EXHAUST FAN DUCTED TO THE OUTSIDE WITH A MINIMUM VENTILATION RATE OF 50 CFM. [§150.0(i) CEC]
- EACH KITCHEN SHALL HAVE AN EXHAUST FAN DUCTED TO THE OUTSIDE WITH A MINIMUM VENTILATION RATE IN ACCORDANCE WITH TABLE 150.0-G. [§150.0(i) CEC]

INSTRUCTIONS FOR USING THIS SHEET

TYPE V CONSTRUCTION GENERAL NOTES AND DETAILS FOR RESIDENTIAL CONSTRUCTION PROJECTS BASED ON THE 2026 LA COUNTY RESIDENTIAL CODE.

TYPE V CONSTRUCTION IS A CLASSIFICATION OF BUILDINGS BASED ON CONSTRUCTION MATERIALS AND METHODS. IT IS THE LEAST RESTRICTIVE CONSTRUCTION TYPE PERMITTED BY THE LA COUNTY BUILDING CODES AND INCLUDES LIGHT, WOOD-FRAMED CONSTRUCTION. THIS SHEET IS FOR INFORMATION AND REFERENCE PURPOSE ONLY, AND IS NOT A SUBSTITUTE FOR COMPLETE, ACCURATE DRAWINGS PREPARED SPECIFICALLY FOR EACH PROPOSED CONSTRUCTION PROJECT.

THIS SHEET MAY BE USED IN CONJUNCTION WITH PROJECTS DESIGNED AND REVIEWED UNDER THE 2026 LA COUNTY BUILDING CODE. THIS SHEET IS INTENDED TO EXPEDITE PLAN REVIEW WHILE AT THE SAME TIME PROMOTING SAFE, HEALTHY, CODE COMPLIANT CONSTRUCTION BY PROVIDING STANDARD NOTES AND DETAILS ASSOCIATED WITH MOST LA COUNTY RESIDENTIAL CODE PROJECTS.

IT IS UNDERSTOOD THAT ALL OF THE NOTES AND DETAILS CONTAINED ON THIS TYPE V SHEET DO NOT APPLY TO ALL RESIDENTIAL PROJECTS. BY SIGNING AND ATTACHING THIS SHEET TO PREPARED PLANS, THE APPLICANT ACKNOWLEDGES THAT HE/ SHE HAS REVIEWED THE NOTES AND DETAILS CONTAINED ON THIS SHEET, AND UNDERSTANDS AND AGREES THAT ALL NOTES AND DETAILS ARE A PART OF THE APPROVED PLANS AND REQUIRED FOR THE PROJECT AS APPLICABLE. THE APPLICANT ALSO ACKNOWLEDGES THAT AN OMISSION OF A NOTE OR DETAIL ON THIS SHEET DOES NOT ALLOW FOR A NONCOMPLIANT FIELD CONDITION.

INSTRUCTIONS:

- REVIEW SUBMITTAL REQUIREMENTS BASED ON THE TYPE OF PROJECT YOU ARE DESIGNING, SUCH AS SINGLE-FAMILY RESIDENCE, RESIDENTIAL ADDITION, DETACHED ACCESSORY STRUCTURE, ETC. SUBMITTAL CHECKLISTS MAY BE DOWNLOADED ONLINE
- PREPARE ALL NECESSARY PLAN SHEETS AND DOCUMENTS FOR YOUR PROJECT AS LISTED ON THE SUBMITTAL CHECKLIST, INCLUDING SITE PLAN, FOUNDATION PLAN, FLOOR PLAN, ROOF PLAN, ELEVATIONS, FRAMING DETAILS, SOILS REPORT, T-24 ENERGY REPORT, ETC. COMPLETE THE DESCRIPTION OF SCOPE OF WORK, AND LIST ALL PREPARED SHEETS BELOW.
- FILL IN THE BUILDING DATA AND STRUCTURAL DATA ON THE TYPE V SHEET. COMPLETE THE PLAN SHEET TABLE OF CONTENTS, SIGN THE APPLICANT SIGNATURE LINE, AND ATTACH YOUR PREPARED SHEETS TO THE TYPE V COVER SHEET. EACH SHEET MUST BE SIGNED BY THE PREPARER.

THIS TYPE V SHEET IS TO MAKE QUICK PROCESSING OF YOUR APPLICATION, USEFUL IN AVOIDING CODE COMPLIANCE PROBLEMS DURING CONSTRUCTION, AND EFFICIENT IN KEEPING YOU, YOUR FAMILY AND/OR CLIENT SAFE AND HEALTHY DURING OCCUPANCY.

PLAN SHEET TABLE OF CONTENTS:

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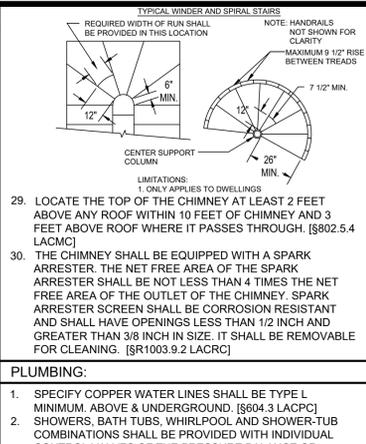
APPLICANT SIGNATURE:

BY SIGNING THIS SHEET THE APPLICANT ACKNOWLEDGES THAT HE/ SHE HAS READ AND UNDERSTANDS ALL DETAILS AND NOTES HEREIN, AND AGREES THAT ALL NOTES AND DETAILS ARE PART OF THE APPROVED PLANS.

FLLOOR PLANS & GENERAL REQUIREMENTS:

This project shall comply with Title 24 and 2026 LA County Residential Code (LACRC), LA County Mechanical Code (LACMC), LA County Plumbing Code (LACPC), LA County Electrical Code (LAECC), and California Energy Code (CEC).

- FLOOR PLAN SHOWING USE OR OCCUPANCY OF ALL PARTS OF THE ADDITION, PLACEMENT OF ELECTRICAL, PLUMBING AND GAS OUTLETS AND EXHAUST DEVICES, DOOR WITH DIRECTION FOR SWING, AND LOCATIONS AND SIZE OF WINDOWS AND HEADERS. INCLUDE IMMEDIATELY ADJOINING ROOMS TO THE ADDITION, THE USE, EXISTING WINDOW SIZES AND ANY WINDOWS REMOVED, SHOW EXISTING, DEMO, AND NEW WALL LOCATIONS.
- PROVIDE EXTERIOR GLAZED OPENINGS FOR 8% OF THE FLOOR AREA FOR NATURAL LIGHT IN HABITABLE ROOMS. [§R325.1.1 LACRC]
- PROVIDE OPENABLE EXTERIOR OPENINGS OF 4% OF THE FLOOR AREA, FOR NATURAL VENTILATION IN HABITABLE ROOMS. [§R325.1.2 LACRC]
- PROVIDE AT LEAST ONE WINDOW OR EXTERIOR DOOR APPROVED FOR EMERGENCY ESCAPE OR RESCUE FROM BASEMENTS AND FROM EVERY ROOM USED FOR SLEEPING PURPOSES. WINDOWS TO BE 20" MINIMUM WIDTH, 24" MINIMUM HEIGHT, 5.7 sq. ft. (5' FOR GRADE FLOOR), MINIMUM OPENING AREA, AND 44" MAXIMUM HEIGHT ABOVE THE FINISHED FLOOR. (SEE MISC. DETAILS - THIS SHEET) [§R319.1 LACRC]
- 7'-0" MINIMUM HEADROOM IS REQUIRED IN HABITABLE AREAS. [§R313.1 LACRC]
- MINIMUM ROOM SIZES: AT LEAST ONE 120 sq. ft. ROOM IS REQUIRED. OTHER HABITABLE ROOMS SHALL BE A MIN. 70 sq. ft. WITH A 7'-0" MINIMUM WIDTH IN ANY DIRECTION. (EXCEPT KITCHENS) [§R312.1 LACRC]
- PROVIDE SAFETY GLAZING IN DOORS AND WINDOWS IN ANY WALL WITHIN A 24" ARC OF EITHER EDGE OF THE DOOR IN THE CLOSED POSITION, AND ANY GLAZING IN WALLS OR FENCES ENCLACING, CONTAINING, OR FACING, WITHIN 5' HORIZONTALLY, HOT TUBS, SPAS, SHOWERS, BATHTUBS, SWINGING AND SLIDING DOORS, ETC. WHERE THE BOTTOM EDGE IS LESS THAN 5' MEASURED VERTICALLY. SHOWER DOORS SHALL OPEN OUTWARD. TEMPERED GLASS WITHIN 18" TO FINISH FLOOR, TEMPERED GLASS ADJACENT TO STAIRWAYS, AND RAMPS WITHIN 36" HORIZONTALLY OF WALKING SURFACE, TEMPERED GLAZING ADJACENT TO STAIRWAYS WITHIN 60" HORIZONTALLY OF BOTTOM TREAD. [§R324 LACRC]
- THE GARAGE AND/OR CARPORT SHALL BE SEPARATED FROM THE DWELLING UNIT AND ITS ATTIC AREA BY MEANS OF A MINIMUM 3/4" GYPBOARD APPLIED TO THE GARAGE/ CARPORTS SIDE. [§R302.6 LACRC]
- EGRESS DOORS SHALL BE OPENABLE FROM INSIDE THE DWELLING WITHOUT THE USE OF A KEY OR SPECIAL KNOWLEDGE OF EFFORT [§R318.2 LACRC]. LANDINGS AT THE REQUIRED EGRESS DOOR SHALL NOT BE MORE THAN 1-1/2" LOWER THAN THE TOP OF THE THRESHOLD. EXTERIOR LANDINGS WITH DOORS THAT DO NOT SWING OVER THE LANDINGS MAY HAVE A DIFFERENCE IN ELEVATION OF 7-3/4" MAXIMUM BELOW THE TOP OF THE THRESHOLD. [§R318.3 LACRC]
- INTERIOR AND EXTERIOR STAIRWAYS SHALL BE ILLUMINATED. [§R318.7.10 LACRC]
- PROVIDE LIGHT OVER INTERIOR STAIRWAYS WITH SWITCH TOP AND BOTTOM. [§R325.6 LACRC]
- HANDRAILS ARE REQUIRED ON AT LEAST ONE SIDE OF EACH CONTINUOUS RUN OF TREADS WITH FOUR OR MORE RISERS. SHOW STAIRWAY RAILING/ HANDRAIL ON THE FLOOR PLAN. [§R318.7.8 LACRC]
- ATTIC VENTS ARE REQUIRED TO BE PROTECTED WITH CORROSION RESISTANT WIRE CLOTH SCREENING, HARDWARE CLOTH, PERFORATED VINYL OR SIMILAR MATERIAL. THE OPENINGS SHALL BE A MINIMUM 1/8" AND SHALL NOT EXCEED 2". [§R806.1 LACRC]
- SMOKE ALARM SYSTEM AND COMPONENTS SHALL BE CALIFORNIA STATE FIRE MARSHAL LISTED AND APPROVED. [§R310.1 LACRC]
- CARBON MONOXIDE ALARMS SHALL BE LISTED IN ACCORDANCE WITH UL 2034. COMBINATION CARBON MONOXIDE AND SMOKE ALARMS SHALL BE LISTED IN ACCORDANCE WITH UL 2034 AND UL 217. [§R311.1 LACRC]
- FLOORS OF GARAGES/ CARPORTS USED FOR PARKING OF AUTOMOBILES OR OTHER VEHICLES SHALL BE SLOPED TO A DRAIN OR TOWARD THE MAIN VEHICLE ENTRY DOORWAY. [§R317.1 LACRC]
- WATER-RESISTANT GYPSUM BACKING BOARD COMPLYING WITH ASTM C 840 SHALL BE USED WHEN GYPSUM IS USED FOR A BASE FOR TILE OR WALL PANELS FOR A TUB, SHOWER, OR WATER CLOSET COMPARTMENT WALLS. MIN. 5/8". [§R327.2 LACRC]
- ENCLOSED, USABLE SPACE UNDER STAIRS TO BE PROTECTED WITH 1/2" GYP BOARD. [§R302.7 LACRC]
- NEW DWELLINGS AND/ OR REMODEL OR ADDITIONS W/ COST IN EXCESS OF \$1000.00 SHALL BE PROVIDED WITH APPROVED SMOKE DETECTORS AND CO DETECTORS. INSTALL SMOKE DETECTORS IN EACH STAIRWAY, HALLWAY, EACH SLEEPING ROOM, AND IN BASEMENTS. CARBON MONOXIDE ALARMS OUTSIDE EACH SLEEPING AREA, EVERY LEVEL, AND BASEMENTS. NEW CONSTRUCTION TO BE HARDWIRED & INTERCONNECTED. [§R310 & R311 LACRC]
- OPENINGS FROM GARAGES INTO ROOMS USED FOR SLEEPING PURPOSES ARE NOT PERMITTED. [§R302.5.1 LACRC]
- 5/8" TYPE "X" GWB (OR EQUIVALENT) IS REQUIRED TO SEPARATE GARAGE FROM HABITABLE ROOMS ABOVE. 1/2" FOR SUPPORT WALLS FOR AFFECTED CEILING. 1/2" FOR GARAGES LOCATED LESS THAN 3 FEET FROM DWELLING ON SAME LOT. [§R302.6 LACRC]
- USE FIRE DAMPERS, OR USE 26-GAUGE METAL DUCTS, WHICH FIREWALL OF GARAGE IS PIERCED BY F.A.U. DUCTS. [§R302.2 LACRC]
- SPECIFY SELF-CLOSING, TIGHT-FITTING, 1 3/8" SOLID WOOD DOOR OR 20 MINUTE LABELED DOOR FOR OPENING BETWEEN GARAGE AND DWELLING. [R302.5.1 LACRC]
- STAIRWAYS: MAXIMUM RISE 7 3/4", MINIMUM TREAD 10", MINIMUM CLEARANCE 6'-8", MINIMUM WIDTH 30". [R318.7.5 LACRC]
- PROVIDE A 1 1/4"-2" DIA. GRIPPEABLE HANDRAIL FOR STAIRWAYS ON AT LEAST ONE SIDE. TERMINATE AT A NEWEL POST, WALL, OR SAFETY TERMINAL. HANDRAILS SHALL HAVE A MIN. SPACE FROM WALL OF 1 1/2" AND BE BETWEEN 34"-38" ABOVE THE TREAD NOSING. [§R302.6 LACRC]
- UNENCLOSED FLOOR AND ROOF OPENING, OPEN AND GLAZED SIDE OF STAIRWAYS, BALCONIES AND PORCHES 30" OR MORE ABOVE GRADE SHALL BE PROTECTED BY A GUARDRAIL OF 42" HEIGHT WITH OPENINGS LESS THAN 4" WIDE. [§R321.1 LACRC]
- PROVIDE 18" LANDINGS AS MEASURED WITH THE DIRECTION OF TRAVEL. LANDING WIDTH SHALL BE AS WIDE AS THE DOOR. [§R318.3 LACRC]



PLUMBING:

- SPECIFY COPPER WATER LINES SHALL BE TYPE L MINIMUM ABOVE & UNDERGROUND. [§604.3 LACPC]
- SHOWERS, BATH TUBS, WHIRLPOOL AND SHOWER-TUB COMBINATIONS SHALL BE PROVIDED WITH INDIVIDUAL CONTROL VALVES OF THE PRESSURE BALANCE OR THERMOSTATIC MIXING VALVE TYPE. ASSE 1016. [§408.4 LACPC]
- HOSE BIBS SHALL BE FITTED WITH A NON-REMOVABLE BACK FLOW DEVICE. [§603.5.7 LACPC]
- AND SHALL HAVE OVERHEAD WATER HEATERS AT 1/3 FROM TOP AND BOTTOM. [§607.2 LACPC]
- PLUMBING WHEN CHANGING A WATER HEATER TO A TANKLESS HEATER, THE EXISTING PIPING SHALL BE CHECKED TO DETERMINE IF IT IS ADEQUATE CAPACITY. WHERE INADEQUATE, THE EXISTING SYSTEM SHALL BE ENLARGED AS NECESSARY, OR SEPARATE GAS PIPING OF ADEQUATE CAPACITY SHALL BE RUN FROM THE POINT OF DELIVERY TO THE APPLIANCE. [§1215 LACPC]
- SHOWERS TO BE LARGE ENOUGH TO INSCRIBE MINIMUM 30" DIAMETER CIRCLE AND A MINIMUM OF 1.024 sq. in. SHOWER OPENING MIN. 22". [§408.7 LACPC]
- FLUSH VOLUMES FOR WATER CLOSETS SHALL NOT EXCEED 28 GAL PER FLUSH. [§411.2 LACPC] SHOWER HEADS SHALL NOT EXCEED 1.8 GPM. [§408.3 LACPC]
- INSTALL BUILT-UP SHOWER PANS PER LACPC 408.8 OR USE AN APPROVED LISTED MATERIAL.
- WATER HEATERS LOCATED IN AN ATTIC OR ABOVE A CEILING, FLOOR-CEILING OR FLOOR-SUB-FLOOR ASSEMBLY WHERE DAMAGE MAY RESULT FROM A LEAK, A WATER TIGHT PLAN OF CORROSION RESISTANT MATERIALS SHALL BE INSTALLED BENEATH THE WATER HEATER WITH A MINIMUM 3/4" DRAIN TO AN APPROVED LOCATION. [§607.5 LACPC]
- BATHTUBS TO BE INSTALLED PER THE MANUFACTURER'S INSTALLATION INSTRUCTIONS. [§409.6 LACPC]
- GAS UTILIZATION EQUIPMENT LOCATED IN RESIDENTIAL GARAGES SHALL BE LOCATED OR PROTECTED SO IT IS NOT SUBJECT TO PHYSICAL DAMAGE BY A MOVING VEHICLE. [§305, LACMC]
- SANITARY DRAINAGE SYSTEMS TO BE SIZED AND INSTALLED PER LACPC, CHAPTER 7.
- GAS PIPING TO BE SIZED PER TABLES 1215.2 AND INSTALLED PER LACPC, CHAPTER 12.
- NEW OR ALTERED POTABLE WATER SYSTEMS SHALL BE DISINFECTED PRIOR TO USE PER LACPC, SEC. 609.10.
- LAVATORY FAUCETS SHALL HAVE A FLOW RATE NOT MORE THAN 1.2 GALLONS PER MINUTE. [§407.2 LACPC]
- KITCHEN FAUCETS SHALL HAVE A FLOW RATE OF NOT MORE THAN 1.8 GALLONS PER MINUTE. [§420 LACPC]

ELECTRICAL:

- SHOW ON THE FLOOR PLAN OR ON A SEPARATE ELECTRICAL PLAN THE LOCATION OF MAIN AND SUB PANEL BOARDS ELECTRICAL RECEPTACLES AND LIGHTING FIXTURES. GENERALLY, RECEPTACLES ARE TO BE LOCATED IN A WALL EVERY 12 LINEAR FEET SO THAT A FIXTURE WILL NOT BE MORE THAN 6 FEET FROM ANY RECEPTACLE. [§210.52 LACEC]
- PROVIDE GFCI PROTECTION FOR ALL RECEPTACLES IN THE FOLLOWING LOCATIONS PER LACEC SEC. 210.8 1. BATHROOM(S) 2. GARAGES AND ACCESSORY BUILDINGS. 3. OUTDOORS. 4. CRAWL SPACES - AT OR BELOW GRADE LEVEL. 5. UNFINISHED BASEMENTS. 6. KITCHENS SERVING COUNTERTOPS. 7. LAUNDRY, UTILITY, WET BAR SINKS, BATHTUBS, OR SHOWER STALLS WHERE RECEPTACLES ARE WITHIN 6FT. 8. BOAT HOUSES. 9. ALL 15 AND 20 AMP RECEPTALS (INCLUDING GFCIS) SHALL BE TAMPER-RESISTANT. [§406.12 LACEC]
- PROVIDE A MINIMUM OF ONE WALL SWITCH CONTROLLED LIGHTING OUTLET IN EVERY HABITABLE ROOM, BATHROOMS, HALLWAYS, STAIRWAYS AND GARAGES PER LACEC SEC. 210.70
- ALL 120-VOLT, SINGLE PHASE, 15- AND 20- AMPERE BRANCH CIRCUITS SUPPLYING OUTLETS INSTALLED IN DWELLING UNIT BEDROOMS, FAMILY, LIVING, DINING ROOMS, PARLORS, LIBRARIES, DEN, RECREATION ROOMS, CLOSETS, HALLWAYS, KITCHENS, BATHROOMS AND SIMILAR AREAS OR ROOMS SHALL BE PROTECTED BY A LISTED ARC-FAULT CIRCUIT INTERRUPTER, COMBINATION TYPE INSTALLED TO PROVIDE PROTECTION OF THE BRANCH CIRCUITS. [§210.12(A) LACEC]
- PROVIDE A CONCRETE-ENCASED ELECTRODE FOR NEW ELECTRICAL PANELS (WHERE A NEW FOOTING IS AVAILABLE). [§805.6(3) LACEC]
- A MINIMUM OF TWO 20-AMP SMALL APPLIANCE BRANCH CIRCUITS SHALL BE PROVIDED FOR ALL RECEPTACLE OUTLETS IN THE KITCHEN, DINING ROOM, PANTRY, OR OTHER SIMILAR AREAS. [§210.11(C)(1) LACEC]
- AT LEAST ONE 20-AMP BRANCH CIRCUIT SHALL BE PROVIDED TO SERVE RECEPTACLES IN THE KITCHEN. SUCH CIRCUITS SHALL HAVE NO OTHER OUTLETS. [§210.11(C)(2) LACEC]
- PROVIDE AT LEAST ONE OUTSIDE WEATHERPROOF, GFI PROTECTED RECEPTACLE AT THE FRONT AND THE BACK OF THE DWELLING UNIT. [§210.52(E)(1) LACEC]
- COUNTERTOP RECEPTACLES IN THE KITCHEN SHALL BE GFCI PROTECTED AND SHALL BE LOCATED IN A WALL EVERY 48 LINEAR INCHES. [§210.52(C)(1) LACEC]
- PROVIDE AT LEAST ONE GFCI PROTECTED OUTLET ALONG THE PERIMETER OF BALCONY, DECK, OR PORCH. [§210.52(E)(3) LACEC]
- A SWITCHED LIGHT SHALL BE INSTALLED AT ALL EXTERIOR DOORS. [§210.70 LACEC]

BUILDING DATA

ASSESSORS PARCEL #: _____

DESCRIPTION OF USE: _____

OCCUPANCY GROUP: _____

TYPE OF CONSTRUCTION: _____

SPRINKLERS: YES OR NO: _____

STORIES: _____

HEIGHT: _____

FLOOR AREAS: _____

GARAGE AREA: _____

TOTAL AREA: _____

PROVIDE A COMPLETE DESCRIPTION OF THE SCOPE OF WORK: _____

STRUCTURAL DATA

ROOF/FLOOR LIVE LOAD: _____ PSE

SITE CLASS: _____

SEISMIC DESIGN CATEGORY: _____

BASIC WIND SPEED: _____

WIND EXPOSURE: _____

A SEPARATE PERMIT WILL BE REQUIRED FOR RETAINING WALLS, FENCES, PLUMBING, MECHANICAL, AND ELECTRICAL WORK AS APPLICABLE.

MECHANICAL:

- APPLIANCES INSTALLED IN GARAGES SUBJECT TO MECHANICAL DAMAGE SHALL BE GUARDED AGAINST BY BEING INSTALLED BEHIND PROTECTED BARRIERS OR BY BEING ELEVATED OR LOCATED OUT OF THE NORMAL PATH OF VEHICLES PER LACMC 305.1.1.
- HEATING AND COOLING EQUIPMENT LOCATED IN A GARAGE SHALL BE INSTALLED SO THAT BURNERS AND BURNER-IGNITION DEVICES ARE LOCATED NOT LESS THAN 18 INCHES ABOVE THE FLOOR UNLESS LISTED AS FLAMMABLE VAPOR IGNITION RESISTANT. [§305.1 LACMC]
- DUCTS USED FOR DOMESTIC KITCHEN RANGE VENTILATION SHALL BE OF METAL AND SHALL HAVE SMOOTH INTERIOR SURFACES. DUCTS FOR DOMESTIC RANGE HOODS SHALL ONLY SERVE COOKING APPLIANCES. [§504.3 LACMC]
- ENVIRONMENTAL AIR DUCT EXHAUST SHALL TERMINATE NOT LESS THAN 3 FT. FROM A PROPERTY LINE, 10 FT. FROM A FORCED AIR INLET, AND 3 FT. FROM OPENINGS INTO THE BUILDING. [§502.2.1 LACMC]
- UNLESS OTHERWISE PERMITTED OR REQUIRED BY THE DRYER MANUFACTURER'S INSTALLATION INSTRUCTIONS AND SHALL HAVE OVERHEAD WATER HEATERS AT 1/3 FROM TOP AND BOTTOM. [§607.2 LACPC]
- AN ATTIC UNDER-FLOOR SPACE IN WHICH AN APPLIANCE IS INSTALLED SHALL BE ACCESSIBLE THROUGH AN OPENING AND PASSAGEWAY AT LEAST AS LARGE AS THE LARGEST COMPONENT OF THE APPLIANCE, AND NOT LESS THAN TWENTY-TWO (22) INCHES x THIRTY (30) INCHES. (NFPA 54-09.9.5.1) LACMC 304.4 (A) WHERE THE HEIGHT OF THE PASSAGEWAY IS LESS THAN SIX (6) FEET, THE DISTANCE FROM THE PASSAGEWAY ACCESS TO THE APPLIANCE SHALL NOT EXCEED TWENTY (20) FEET MEASURED ALONG THE CENTER LINE OF THE PASSAGEWAY. (NFPA 54-09.9.5.1.1) LACMC 304.4.1 (B) THE PASSAGEWAY SHALL BE UNOBSTRUCTED AND SHALL HAVE SOLID FLOORING NOT LESS THAN TWENTY-FOUR (24) INCHES WIDE FROM THE ENTRANCE OPENING TO THE APPLIANCE. (NFPA 54.9.5.1.2) LACMC 304.2 (C) A LEVEL WORKING PLATFORM OR GRADE SURFACE NOT LESS THAN THIRTY (30) INCHES BY THIRTY (30) INCHES SHALL BE PROVIDED IN FRONT OF THE SERVICE SIDE OF THE APPLIANCE. (NFPA 54.9.5.2) LACMC 304.4 (D) A PERMANENT 120-VOLT RECEPTACLE OUTLET AND A LIGHTING FIXTURE SHALL BE INSTALLED NEAR THE APPLIANCE. THE SWITCH CONTROLLING THE LIGHTING FIXTURE SHALL BE LOCATED AT THE ENTRANCE TO THE PASSAGEWAY. (NFPA 54.9.5.3) LACMC 304.4.4.
- BUILDING CAVITIES, SUPPORT PLATFORMS FOR AIR HANDLERS AND PLENUMS CONSTRUCTED OF MATERIAL OTHER THAN SEALED SHEET METAL, DUCT BOARD OR FLEXIBLE DUCT SHALL NOT BE USED FOR CONVEYING CONDITIONED AIR PER CEC, Sec. 150.0(m)1.

GREEN BUILDING:

- ALL GAS FIREPLACES SHALL BE DIRECT-VENT SEALED COMBUSTION TYPE. [§4303.1 LACBSC]
- AN OPERATION AND MAINTENANCE MANUAL SHALL BE SUPPLIED AT FINAL INSPECTION COMPLYING WITH SECTION 4.410 OF THE LOS ANGELES COUNTY GREEN BUILDING STANDARDS CODE.
- MATERIALS AND FINISHES SHALL COMPLY WITH POLLUTION CONTROL LIMITS PER SECTION 4.504 OF THE LOS ANGELES COUNTY GREEN BUILDING STANDARDS CODE.

WORK DESCRIPTION:

2026 LA COUNTY RESIDENTIAL CODE

TYPE V COVER SHEET

1 OF 3

THESE CODE REQUIREMENTS GOVERN ANY ERRORS SHOWN ON OTHER PLANS."

PLAN CHECK #: _____

PERMIT #: _____

ADDRESS: _____

PLAN CHECK #: _____

PERMIT #: _____

ADDRESS: _____

2026 LA COUNTY RESIDENTIAL CODE

TYPE V COVER SHEET

1 OF 3

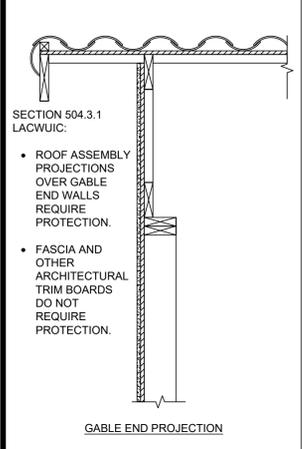
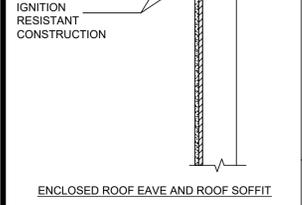
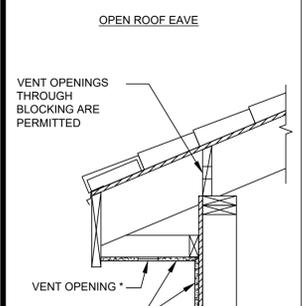
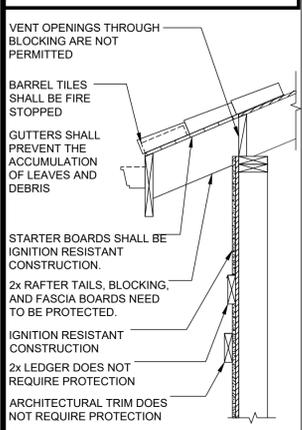
THESE CODE REQUIREMENTS GOVERN ANY ERRORS SHOWN ON OTHER PLANS."

WORK DESCRIPTION:

CITY OF MALIBU
MALIBU
23825 STUART RANCH ROAD
MALIBU, CA 90265
310-456-2489

CITY OF MALIBU
INCORPORATED MARCH 28, 1991

PROTECTION OF ROOF EAVES AND PROJECTIONS:



* VENTILATION OPENINGS SHALL BE FULLY COVERED WITH WILDFIRE FLAME AND EMBER RESISTANT VENTS APPROVED AND LISTED BY THE CALIFORNIA STATE FIRE MARSHAL, OR WUJ VENTS TESTED TO ASTM E2886 AND LISTED, SECTION 504.10.1, LACWUIC. SECTION 504.10.2, LACWUIC, OFF RIDGE AND RIDGE VENTS: VENTS THAT ARE INSTALLED ON A SLOPED ROOF, SUCH AS DORMER VENTS, SHALL COMPLY WITH THE FOLLOWING:

1. VENTS SHALL BE COVERED WITH A MESH WHERE THE DIMENSIONS OF THE MESH THEREIN SHALL BE A MINIMUM OF 1/16" AND SHALL NOT EXCEED 1/8" IN DIAMETER.
2. THE MESH MATERIAL SHALL BE NONCOMBUSTIBLE.
3. THE MESH MATERIAL SHALL BE CORROSION RESISTANT.

2025 Single-Family Residential Mandatory Requirements Summary

NOTE: Single-family residential buildings subject to the Energy Code must comply with all applicable mandatory measures, regardless of the compliance approach used. Review the respective sections for more information.

Space Conditioning, Water Heating, and Plumbing System:
§ 110.0-110.3: Certification, heating, ventilation, and air conditioning (HVAC) equipment, water heaters, and all other regulated appliances must be certified by the manufacturer to the California Energy Commission including supplementary heat with no limit on maximum heating capacity.
§ 110.2(a): HVAC Efficiency. Equipment must meet the applicable efficiency requirements in Tables 110.2.A through L.*
§ 110.2(b): Controls for Heat Pumps with Supplementary Heaters. Heat pumps with supplementary heaters must have control requirements as specified in § 150.0(b)(7) and § 150.0(i)2.*
§ 110.2(c): Thermostats. All heating or cooling systems not controlled by a central energy management control system (EMCS) must have a setback thermostat.*
§ 110.3(c)(3): Insulation. Unfired service water heater storage tanks and solar water-heating backup tanks must have adequate insulation, or tank surface heat loss rating.
§ 110.3(c)(6): 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 to allow for flushing the water heater when the valves are closed.
§ 110.3(c)(7): Backup Heat and Ventilation. Air-source heat pump water heaters must have backup heat (internal or external) if inlet air is unconditioned, unless compressor cut-off temperature is below Heating Winter Median of Extremes from Reference Appendix J42. Heat pump water heater installation space and/or communicating space(s) must meet minimum volume, ducting, and/or grille net free area by 1/8th of compressor capacity.
§ 110.5: Pilot Lights. Continuously burning pilot lights are prohibited for natural gas, fan-type central furnaces, household cooking appliances (except appliances without electrical supply voltage connection with pilot lights that consume less than 150 Btu/h), pool and spa heaters,*
§ 150.0(n)(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 J using design conditions specified in § 150.0(i)(2).
§ 150.0(n)(3A): Clearances. Air conditioner and heat pump outdoor condensing units must have a clearance of at least six feet from any dryer outlet or vent.
§ 150.0(n)(3B): Liquid Line Drier. Air conditioners and heat pump systems must be equipped with liquid line filter driers as required, as specified by the manufacturer's instructions.
§ 150.0(n)(5): System Selection. Equipment sizing and selection must meet the cooling and heating loads of § 150.0(n)(1) & 2, and systems must be sized per ACCA Manual S-2023 with no minimum cooling capacity. Furnace heating capacity must meet ACCA Manual S. Heat pump heating capacity must meet the cooling and heating loads of § 150.0(n)(1) & 2, and systems must be sized per ACCA Manual S-2023 with no minimum heating capacity. Defrost. Install adjustable defrost delay timers must be set to greater than or equal to 90 minutes. CF2R certification required.*
§ 150.0(n)(7): Supplementary Heating Control Configuration. Heat pumps with supplementary heating must have controls to lock supplementary heating above outside air temperature no greater than 35°F, allowed during defrost or emergency operation. CF2R certification required.*
§ 150.0(n)(8): Storage Electric Resistance Heating. When heat pumps have electric resistance heat, the capacity of electric resistance heat must not exceed the heat pump nominal cooling capacity (at 95°F ambient conditions) multiplied by 2.7 kW per ton, rounded up to the closest kW.
§ 150.0(n)(9): Capacity Variation with Third-party Thermostats. For variable or multi-speed systems, the space conditioning system and thermostat must be capable of responding to heating and cooling loads by modulating system compressor speed and must meet thermostat requirements of § 150.0(i)(2). CF2R certification required.
§ 150.0(i): Thermostat. All heating or cooling systems including heat pumps which are not controlled by energy management control system (EMCS) must have setback thermostats. Additional requirements for thermostats that control heat pumps with supplemental heating include thermostat must display outdoor air temperature, must lock out supplementary heat when outdoor air temperature is above 35°F, and must notify when supplemental heat is in use.*
§ 150.0(j): Water Piping. Solar water heating system piping, and Space Conditioning System Line Insulation. All domestic hot water piping must be insulated as specified in § 609.12 of the California Plumbing Code.*
§ 150.0(j)(1): Insulation Protection. Piping insulation must be protected from damage, including from sunlight, moisture, equipment maintenance, and wind, as required 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 piping located outside the conditioned space must include, or be protected by, a Class I or II vapor barrier. Piping insulation must be installed in a weatherproof and non-combustible cabinet or sleeve.
§ 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 2.5 x 7 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)(2): 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

§ 110.8(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 §§ 601.0-605.0 and ANSISMACNA-006-2006 HVAC Duct Construction Standards Metal and Flexible 3rd Edition. Portions of supply- and return-air ducts and plenums must be insulated to R-6.0 or higher. Ducts located entirely in conditioned space as confirmed via field verification and diagnostic testing (RA3, 1.4.3.8) do not require insulation. Ducts with attic, crawlspace, or basement access must be insulated below the ceiling separating occupied space from attic. 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 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 1/2". If mastic or tape is used, building cavities, air handler support

2025 Single-Family Residential Mandatory Requirements Summary

§ 150.0(m)(2): Platform, and plenums designed or constructed with materials other than sealed 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)(3): Field-Fabricated Duct Systems must comply with applicable requirements of UL 181 for duct construction, connections, and closures. Duct systems and their components must not be sealed with cloth back rubber adhesive duct tapes unless such tape is used in combination with mastic and draw bands.
§ 150.0(m)(7): 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 conditioned space and outdoors must have backdraft or automatic dampers.
§ 150.0(m)(8): Gravity Ventilation Dampers. Gravity ventilating 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 vents.
§ 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 resistant and solar radiation-resistant coating.
§ 150.0(m)(10): Porous Inner Core Flex Duct. Flex ducts with porous inner cores 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 § 150.0(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 and prevent air from bypassing the filter.*
§ 150.0(m)(13): Space Conditioning System Airflow Rate and Fan Efficiency. 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 ≥ 350 CFM per ton of nominal cooling capacity, and an air-handling unit fan efficiency ≥ 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 efficiency ≥ 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(i): Requirements for Ventilation and Indoor Air Quality. All dwelling units shall 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(i)1.*
§ 150.0(i)(1B): Central Fan Integrated (CFI) Ventilation Systems. Continuous operation of CFI air handlers used in CFI systems is not a permissible method to provide whole-dwelling unit ventilation airflow required per § 150.0(i)(1). A motorized damper(s) shall 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(i)(1)(ii)(iv). CFI ventilation systems must have controls that track outdoor air ventilation run time, and either open or close the motorized damper(s) for compliance with § 150.0(i)(1).
§ 150.0(i)(1C): Whole-Dwelling Unit Mechanical Ventilation for Single-Family Dwellings. Single-family dwellings shall have mechanical ventilation specified in § 150.0(i)(1)(i) and § 150.0(i)(1)(iv). Single-family detached dwelling units and attached dwelling units not having ceilings or floors with other dwelling units, occupiable spaces, public garages, or commercial spaces may reduce their required mechanical ventilation rates in accordance with § 150.0(i)(1)(ii)1.* Vertically attached dwelling units shall not reduce their minimum ventilation rates in accordance with § 150.0(i)(1).
§ 150.0(i)(1G): Local Mechanical Exhaust. Kitchens and bathrooms shall have local mechanical exhaust; nonenclosed kitchens shall have demand-controlled exhaust system meeting requirements of § 150.0(i)(1)(ii)(i). Enclosed kitchens and bathrooms shall either use demand-controlled as specified in § 150.0(i)(1)(ii)(i) or continuous exhaust as specified in § 150.0(i)(1)(ii)(iv). Airflow shall be measured by the installer per § 150.0(i)(1)(ii)(v), and rated for sound per § 150.0(i)(1)(ii)(vi).*
§ 150.0(i)(1)(H): Airflow Measurement, Sound Ratings, Label of Whole-Dwelling Unit Ventilation Systems. The airflow required per § 150.0(i)(1)(i) shall be measured by using a flow hood, flow grid, or other airflow measuring device at the fan's inlet or outlet terminals/grilles per Reference Residential Appendix RA3.7. Whole-dwelling unit ventilation systems shall be rated for sound per ASHRAE 62.2 § 7.3 at no less than the minimum airflow rate required by § 150.0(i)(1)(i). Manual on-off switches must be labeled per § 150.0(i)(1)(j).
§ 150.0(i)(2): Field Verification and Diagnostic Testing. Whole-Dwelling Unit Ventilation airflow, vented range hood airflow and sound rating, and HRV and ERV fan efficiency shall be verified in accordance with Reference Residential Appendix RA3.7. Vented range hoods shall be verified per Reference Residential Appendix RA3.7.4.3 to confirm if it is rated by HV1 or AHAM1 to comply with the airflow rates and sound requirements per § 150.0(i)(1)(i).

Electric and Battery Energy Storage Ready:

§ 150.0(e): Battery Energy Storage System (BESS) Ready. All single-family residences that include one or two dwelling units, which a load serving entity provides with electrical service for the dwelling unit that is greater than 125 amps, shall meet at least one of the following: Either BESS-ready interconnection equipment with backed up capacity of 60 amps or more and four or more BESS supplied branch circuits in § 150.0(e)(2), or a dedicated roadway from the main service to a subpanel that supplies the branch circuits in § 150.0(e)(2), at least four branch circuits must be identified and have their source collocated at a single panelboard suitable to be supplied by the BESS.

2025 Single-Family Residential Mandatory Requirements Summary

§ 150.0(i): with one circuit supplying the refrigerator, one lighting circuit near the primary exit, and one circuit supplying a sleeping room receptacle outlet, main panelboard must have a minimum busbar rating of 225 amps; sufficient space must be reserved to allow future installation of a system isolation equipment transfer switch within 3 feet of the main panelboard, with raceways installed between the panelboard and the switch location to allow the connection of backup power source.*
§ 150.0(i): 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(i)(4): 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(i)(5): 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."

Lighting:

§ 110.9: Lighting Controls and Components. All lighting control devices and systems, light sources, and luminaires must meet the applicable requirements of § 110.9.1.*
§ 150.0(j)(1A): Luminaire Efficacy. All installed luminaires and light sources must meet the requirements of Reference Joint Appendix J4B, except lighting integral to exhaust fans, kitchen range hoods, bath vanity mirrors, and garage door openers; navigation lighting less than 5 watts; lighting integral to drawers, cabinets, and linen closets with an efficacy of at least 45 lumens per watt; and ceiling fan light bulbs subject to DOE's Appliance and Equipment Standards.*
§ 150.0(j)(1C): Recessed Downlight Luminaires in Ceilings. Luminaires recessed into ceilings must not contain screw-based sockets, be airtight with air leakage rate < 2.0 cfm at 75 Pascals, and light paths be sealed with a gasket or caulk. California Electrical Code Article 410.116 must also be met.*
§ 150.0(j)(1D): Light Sources in Enclosed or Recessed Luminaires. Lamps and other light sources installed in enclosed or recessed luminaires must meet the J4B labeled temperature requirements, including marking requirements.
§ 150.0(j)(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 dimmer, vacancy sensor control, low voltage wiring, or fan speed control.
§ 150.0(j)(2A): Indoor Lighting Controls. Lighting must have readily accessible wall-mounted controls that allow the lighting to be manually turned on and off.
§ 150.0(j)(2D): Controls Permitted. 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(j)(2A). Controls must not bypass a dimmer, occupancy sensor, or vacancy sensor function installed to comply with § 150.0(j)(2).
§ 150.0(j)(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(j)(2F): Dimmers. Lighting in habitable spaces (e.g., living rooms, dining rooms, kitchens, bedrooms) must have readily accessible wall mounted dimming controls that allow the lighting to be manually adjusted up and down, except lighting integral to kitchen range hoods and bathroom exhaust fans, navigation lighting less than 5 watts, lighting integral to drawers, cabinets with opaque fronts or doors and controlled by automatic-off controls, luminaires in a circuit with controlled lighting power less than 20 watts or with a lighting occupancy or vacancy sensor. Forward phase out dimmers controlling LED light sources in these spaces must comply with NEMA SSL 7A. Lighting integrated with ceiling fan may be controlled via a remote control.
§ 150.0(j)(2G): Independent Controls. Lighting integral to exhaust fans shall be controlled independently from the fans. Lighting under cabinets or shelves, lighting in display cabinets, and switched outlets must be controlled separately from ceiling-installed lighting.
§ 150.0(j)(3): Residential Outdoor Lighting. Outdoor lighting permanently mounted to a single-family residential building or other buildings on the same lot must meet luminaire efficacy requirements of § 150.0(j)(1A), have a manual on/off switch and either a photocell and motion sensor, a photocell and automatic time switch, or an astronomical time clock. Controls that override to ON are not allowed, unless that override automatically returns the automatic control to its normal operation within 6 hours. An EMCS or other controls that provides the specified control functionality may be used but must meet all applicable requirements.
§ 150.0(j)(4): Internally Illuminated Address Signs must either comply with § 140.8 or consume no more than 5 watts of power.
§ 150.0(j)(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, 130.0, 130.1, 130.4, 140.6, and 141.0.

2025 Single-Family Residential Mandatory Requirements Summary

Building Envelope:

§ 110.6(a)(1): Air Leakage. Manufactured fenestration, exterior doors, and exterior pet doors must limit air leakage to 0.3 CFM per square foot or less when tested per NFRC-400, ASTM E283, or AAMA-560/AMCA 501.10.15.2/AMCA-2011.*
§ 110.6(a)(2): U-factor, Solar heat gain coefficient, Visible transmittance. The fenestration product and exterior door's U-factor and solar heat gain coefficient (SHGC) shall be rated in accordance with NFRC 100 and NFRC 200, or use the applicable defaults in Table 110.6.A and TABLE 110.8. The visible transmittance (VT) shall be rated in accordance with NFRC 200 or ASTM E972, for tubular daylighting devices VT shall be rated using NFRC 203.*
§ 110.6(a)(5): Labeling. Fenestration products and exterior doors must have a label meeting the requirements of § 110.6(a)(1).
§ 110.6(b): Field-Fabricated Exterior Doors and Fenestration products must use U-factors from Table 110.6.A and solar heat gain coefficient (SHGC) values from Table 110.6.B. Must be caulked and/or weather-stripped.*
§ 110.7: Air Leakage. All joints, penetrations, and other openings in the building envelope that are potential sources of air leakage must be caulked, gasketed, or weather-stripped.
§ 110.8(a): Insulation Certification by Manufacturers. Insulation must be certified by the Department of Consumer Affairs, Bureau of Household Goods and Services (BHGS).
§ 110.8(g): Insulation Requirements for Heated Slab Floors. Heated slab floors must be insulated per the requirements of § 110.8(g).
§ 110.8(i): Roofing Products Solar Reflectance and Thermal Emittance. The thermal emittance and aged solar reflectance values of the roofing material must meet the requirements of § 110.8(i) and be labeled per § 110.113 when the installation of a cool roof is specified on the CFIR.
§ 110.8(j): Radiant Barrier. When required, radiant barriers must have an emittance of 0.05 or less and be certified to the Department of Consumer Affairs.
§ 150.0(a): Roof Deck, Ceiling, and Rafter Roof Insulation. Roof decks in newly constructed attics above conditioned space in climate zones 4 and 5-16 area-weighted average U-factor not exceeding U-0.184. Ceiling and rafter roof minimum R-22 insulation in wood-frame ceiling, area-weighted average U-factor must not exceed 0.043. Rafter roof constructions minimum R-19 or area-weighted average U-factor of 0.054 or less. Attic access doors must have 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 that is sealed to limit infiltration and exfiltration as specified in § 110.7.1, including but not limited to placing insulation either above or below the roof deck or on top of a drywall ceiling.*
§ 150.0(b): Loose-fill Insulation. Loose fill insulation must meet the manufacturer's required density for the labeled R-value.
§ 150.0(c): Wall Insulation. Minimum R-15 insulation in 2x4 inch wood framing walls or have a U-factor of 0.095 or less, or R-21 in 2x6 inch wood framing or have a U-factor of 0.069 or less. Opaque non-framed assemblies must have an overall assembly U-factor not exceeding 0.102. Masonry walls must meet Tables 150.1.A.*
§ 150.0(d): Raised-floor Insulation. Minimum R-19 insulation in wood framed raised-floor or 0.037 maximum U-factor.*
§ 150.0(f): Slab Edge Insulation. Slab edge insulation must meet the following: water absorption rate no greater than 0.3 percent for insulation material alone without facers; water vapor permeance no greater than 2.0 perm per inch, protected from physical damage and UV light deterioration; and, when installed as part of a heated slab floor, meet the requirements of § 110.8(g).
§ 150.0(g)(1): Vapor Retarder. In climate zones 1 through 16, the earth floor of unvented crawl space must be covered with a Class I or Class II vapor retarder. This requirement also applies to controlled ventilation crawl space for buildings complying with the exception to § 150.0(g).
§ 150.0(g)(2): 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 all insulation in all exterior walls, vented attics, and unvented attics with air-permeable insulation.
§ 150.0(h): Fenestration Products. Fenestration, including skylights, separating conditioned space from unconditioned space or outdoors must have a maximum area-weighted average U-factor of 0.40.

Solar Readiness:

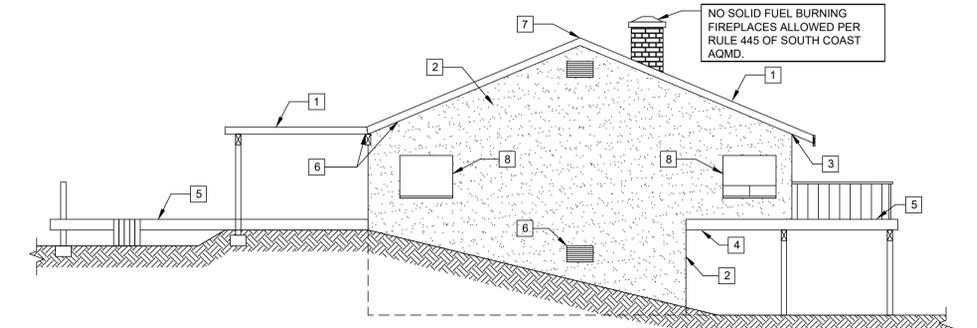
§ 110.10(a)(1): Single-Family Residences. Single-family residences located in subdivisions with 10 or more single-family residences and where the application for a tentative subdivision map for the residences has been deemed complete and approved by the enforcement agency, which do not have a photovoltaic system installed, must comply with the requirements of § 110.10(b)-(c).
§ 110.10(a)(1A): Minimum Solar Zone Area. The solar zone must comply with access, pathway, smoke ventilation, and spacing requirements per Title 24, Part 9, or other parts of Title 24, or other requirements adopted by a local jurisdiction. The solar zone must be located on the roof or overhang of the building and have a total area no less than 250 square feet. The solar zone total area must be comprised of areas with no dimension less than 5 feet and no less than 90 square feet each for buildings with roof areas up to 10,000 square feet, or no less than 160 square feet each for buildings with roof areas greater than 10,000 square feet.*
§ 110.10(a)(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(a)(3A): Shading. No obstructions in solar zone, including but not limited to: vents, chimneys, architectural features, and roof mounted equipment.*
§ 110.10(a)(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 in the vertical plane.
§ 110.10(a)(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): Interconnection Pathways. The construction documents must indicate: a location reserved for inverters and metering equipment and a pathway reserved for routing of 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.

Fireplaces, Decorative Gas Appliances, and Gas Log:

§ 110.5(e): Pilot Light. Continuously burning pilot lights are not allowed for indoor and outdoor fireplaces.
§ 150.0(e)(1): Closeable Doors. Masonry or factory-built fireplaces must have a closeable 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 light-flitting 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.*

MATERIALS AND CONSTRUCTION METHODS FOR EXTERIOR WILDFIRE EXPOSURE:

- New buildings, and any additions, alterations, or repairs made to existing buildings located in or moved within any Fire Hazard Severity Zone or any Wildland-Urban Interface (WUI) Fire Area designated by the Los Angeles County Fire Department constructed after the application date shall comply with the provisions of Section 501. [§501.1, LACWUIC]
- Group U occupancy accessory buildings of any size located at least 50 feet from an applicable building on the same lot are exempt from Section 501. Accessory buildings and miscellaneous structures, including additions, alterations, or repairs, as specified in Section 504.11 shall comply only with the requirements of that Section. [§501.1, LACWUIC]
- Where valley flashing is installed, the flashing shall be not less than 0.019-inch No. 26 gage galvanized sheet corrosion-resistant metal installed over not less than one layer of minimum 72-pound mineral-surfaced nonperforated cap sheet complying with ASTM D3909, at least 36-inch-wide running the full length of the valley. [§504.2.2 LACWUIC]
- Roof gutters shall be provided with the means to prevent the accumulation of leaves and debris in the gutter. [§504.4 LAWUIC]
- Open Roof Eaves: The exposed roof deck on the underside of unenclosed roof eaves shall consist of one or more of the following: noncombustible material, ignition resistant material, fire-retardant-treated wood, one layer of 5/8" Type X gypsum sheathing applied behind an exterior covering on the underside of the roof deck, or provide the exterior portion of a 1-hour fire-resistance-rated exterior assembly, as tested in accordance with ASTM E119 or UL 263. [§504.3.1 LACWUIC]
- Enclosed Roof Eaves and Roof Eave Soffits: The exposed underside of enclosed roof eaves having either a boxed-in roof eave soffit with a horizontal underside, or sloping rafter tails with an exterior covering applied to the underside of the rafter tails, shall be protected by one or more of the following: noncombustible material, ignition-resistant material, fire-retardant-treated wood, materials approved for not less than 1-hour fire-resistance-rated construction on the exterior side tested in accordance with ASTM E119 or UL 263, one layer of 5/8" Type X gypsum sheathing applied behind the exterior covering or cladding on the underside of the rafter tails or soffit, boxed-in roof eave soffit assemblies with horizontal underside meeting Section 504.7.2 and meeting procedures set forth in ASTM E2957 or SFM standard 12-7A-3. [§504.4 LACWUIC]
- Exterior Porch Ceilings: The exposed underside of exterior porch ceilings shall be protected by one or more of the following: noncombustible material, ignition-resistant material, fire-retardant-treated wood, materials approved for not less than 1-hour fire-resistance-rated construction on the exterior side tested in accordance with ASTM E119 or UL 263, one layer of 5/8" Type X gypsum sheathing applied behind the exterior covering or cladding on the underside of the ceiling, porch ceiling assemblies with horizontal underside meeting Section 504.7.2 and meeting procedures set forth in ASTM E2957 or SFM standard 12-7A-3. [§504.4 LACWUIC]
- Floor Projections or Underfloor Protection: The exposed underside of a cantilevered floor projection where a floor assembly extends over an exterior wall or the underfloor area of elevated or overhanging buildings shall be protected by one or more of the following: noncombustible material, ignition-resistant material, fire-retardant-treated wood, materials approved for not less than 1-hour fire-resistance-rated construction on the exterior side tested in accordance with ASTM E119 or UL 263, one layer of 5/8" Type X gypsum sheathing applied behind an exterior covering on the underside of the floor projection, the exterior portion of an approved one-hour wall assembly or have the horizontal underside meet the performance criteria of SFM 12-7A-3 or ASTM E2957. [§504.7.1 LACWUIC] Exception: Structural columns and beams do not require protection when they are constructed with sawn lumber or glue laminated wood with the smallest minimum nominal dimension of 4 inches.
- Awnings shall have frames of noncombustible material, fire-retardant-treated wood, heavy timber, or one-hour construction with combustible or noncombustible covers. [§504.11.1 LACRC, 3105 LACBC]



1. Roof coverings shall be Class A as specified in Section R902.1. Where the roofing profile has an airspace under the roof covering, installed over a combustible deck, a 72 lb. (32.7 kg) cap sheet complying with ASTM D3909 Standard Specification for "Asphalt Rolled Roofing (Glass Felt) Surfaced with Mineral Granules," shall be installed over roof deck. Bird slope shall be used at the eave when the profile fits, to prevent debris at the eave. Hip and ridge caps shall be mudded in to prevent intrusion of fire or embers. Exception: Cap sheet is not required when not less than 1 inch of mineral wool board or other noncombustible material is located between the roofing material and wood framing or deck. Alternatively, a Class A fire rated roof underlayment, tested in accordance with ASTM E108, shall be permitted to be used. If the sheathing consists of exterior fire-retardant-treated wood, the underlayment shall not be required to comply with a Class A classification. Wood shingles and wood shakes are prohibited in any Fire Hazard Severity Zone regardless of classification. [§504.2 LACWUIC]
2. Exterior wall coverings shall be approved noncombustible material, ignition-resistant material, or fire-retardant-treated wood. Exterior wall coverings shall extend from the top of the foundation to the roof, and terminate at 2 inch nominal solid wood blocking between rafters at all roof overhangs, or in the case of enclosed eaves, terminate at the enclosure. [§504.5.2 LACWUIC]
3. Exterior wall assemblies of buildings or structures shall be constructed using one or more of the following methods, unless they are covered with an exterior wall covering complying with Sections 504.5.2 and 504.5.2.1. 1-hour fire-resistance-rated construction on the exterior side, noncombustible materials, heavy timber, log wall construction, wall assemblies tested in accordance with 10-minute direct flame per ASTM E2707 or SFM Standard 12-7A-1, wall assembly suitable for exterior fire exposure containing one layer of 5/8" Type X gypsum sheathing applied behind the exterior wall covering on the exterior side of the framing, wall assemblies suitable for exterior fire exposure with a 1-hour rating as tested in accordance with ASTM E119 or UL 263, or fire-retardant-treated wood labeled for exterior use and complying with Section 2303.2 LACBC. [§504.5 LACWUIC]
4. See "Open Roof Eaves" or "Enclosed Roof Eaves and Roof Eave Soffits" above.
5. See "Floor Projections or Underfloor Protection" above.
6. Walking surface material of decks, porches, balconies and stairs shall be constructed with one of the following materials: ignition-resistant material complying with Section 503.2.4, materials that comply with both SFM Standard 12-7A-4 and Section 503.2.4, material that complies with 504.7.3.3 when tested in accordance with both ASTM E2632 and ASTM E2726, exterior fire-retardant-treated wood, noncombustible material, any material complying with SFM Standard 12-7A-4A when exterior wall covering is also composed of noncombustible or ignition-resistant material, or any material complying with Section 504.7.3.3A when tested in accordance with ASTM E2632 and when exterior wall covering is also composed of noncombustible or ignition-resistant materials. [§504.7.3 LACWUIC]
7. [§504.10 LACWUIC] Ventilation openings shall be fully covered with Wildfire Flame and Ember Resistant vents approved and listed by the California State Fire Marshal, or WUJ vents tested to ASTM E2886 and listed, by complying with all of the following requirements:
 1. Vents shall be covered with 1/2" mesh where the dimensions of the mesh therein shall be a minimum of 1/16" and shall not exceed 1/8" diameter.
 2. The mesh material shall be noncombustible.
 3. The mesh material shall be corrosion resistant.
8. Exterior windows, window walls and glazed doors, windows within exterior doors, and skylights shall be constructed of any of the following: multilayered glazing with a minimum of one tempered pane, glass block units, have a fire resistance rating of not less than 20 minutes when tested in accordance with NFPA 257 or ULJ or SFM 12-7A-2. [§504.8 LACWUIC] Exterior doors shall comply with one of the following: Noncombustible construction, Solid-core wood not less than 1-3/4 inches thick, Solid-core wood door having stiles and rails not less than 1-3/8 inches thick with interior field panel thickness no less than 1-1/4 inches thick, shall have a fire-resistance rating of not less than 20 minutes when tested according to NFPA 252, Exterior surface or cladding meeting performance requirements of SFM Standard 12-7A-1 or Section 504.9.3 when tested with ASTM E2707. [§504.9 LACWUIC]

2025 Single-Family Residential Mandatory Requirements Summary

§ 110.10(a): 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 busbar 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 pole circuit breaker for a future solar electric installation. The reserved space must be permanently marked as "For Future Solar Electric."

Pool and Spa Systems and Equipment:

§ 110.4(a): Certification by Manufacturers. Pool/spa heating equipment must be certified as compliant with Appliance Efficiency Regulations; have an externally mounted, readily accessible on-off switch that allows shutting off the heater without adjusting the thermostat; permanent, easily readable weatherproof plate or card with energy efficiency rating and operating instructions.
§ 11

1. OUTDOOR LIGHTING SHALL NOT CAUSE LIGHT TRESPASS EXCEEDING 0.1 FOOT-CANDLES FROM ANY PROPERTY ONTO A RESIDENTIAL PROPERTY OR PUBLIC SPACE. MMC 17.41.050G1

2. LIGHT FIXTURE WILL BE SHIELDED TO PREVENT LIGHT POLLUTION ABOVE THE HORIZONTAL PLANE OF THE LOWEST POINT ON THE ILLUMINATED PART OF THE LIGHT. MMC 17.41.050A

3. LIGHTING AROUND THE PERIMETER OF THE SITE WHICH PROVIDES VIEWS TO OR IS VISIBLE FROM ANY SCENIC AREA, SCENIC ROAD, PUBLIC VIEWING AREA, ESHA OR ESHA BUFFER IS PROHIBITED. MMC 17.41.050B

4. EXTERIOR LIGHTS TO BE EQUIPPED WITH PHOTOCONTROLS WHICH EXTINGUISH THE LIGHT WHEN SUFFICIENT DAYLIGHT IS AVAILABLE. MMC17.41.050D

5. LIGHT FIXTURE NOT TO EXCEED 850 LUMENS. MMC 17.41.060B2

6. LIGHT FIXTURE TO BE DIRECTED DOWNWARD. MMC 17.41.060B2

7. LIGHT FIXTURE TO BE MOUNTED LESS THAN 18 FEET ABOVE THE FINISHED FLOOR. MMC 17.41.060B2

8. LIGHT FIXTURES LOCATED MORE THAN 50 FEET HABITABLE STRUCTURE OR SWIMMING POOL ARE NOT PERMITTED. MMC 17.41.060B3 (NOT APPLICABLE TO DRIVEWAYS AND WALKWAYS)

9. WALKWAYS USED FOR ENTRY, EXIT OR PARKING AREAS, TO BE SHIELDED, DIRECTED DOWNWARD, 850 LUMENS MAX, AND NOT EXCEED 2' IN HEIGHT.

10. EXTERIOR LIGHTS TO BE EQUIPPED WITH MOTION SENSORS AND TIMERS TO MEET CURFEW REQUIREMENTS. MMC 17.41.050D

11. PERMANENTLY INSTALLED LIGHTING THAT BLINKS, FLASHES OR IS OF UNUSUALLY HIGH INTENSITY OR BRIGHTNESS IS PROHIBITED. MMC 17.41.050H

12. LIGHTING SHALL BE DIRECTED AWAY FROM ESHA, ESHA BUFFER, THE OCEAN, BEACHES, AND PUBLIC VIEWING AREA TO NOT BE DIRECTLY VISIBLE FROM PUBLIC VIEWING AREAS. MMC 17.41.050A

13. ALL OUTDOOR LIGHTING SHALL BE EXTINGUISHED BY 11:00 P.M. OR WHEN PEOPLE ARE NO LONGER PRESENT IN EXTERIOR AREAS. MMC 17.41.060B1

14. SEASONAL LIGHTING SHALL BE ALLOWED FROM NOVEMBER 15 TO JANUARY 15 ONLY. MMC 17.41.050F

DARK SKY LIGHTING ORDINANCE REQUIREMENTS

1. NEWLY CONSTRUCTED DWELLING UNITS TO COMPLY WITH AGING-IN-PLACE REQUIREMENTS IN ACCORDANCE WITH CRC R328:

- ONE BATHROOM AND ONE BEDROOM WILL BE PROVIDED WITH A NET CLEAR OPENING OF NOT LESS THAN 32 INCHES. PER CRC R328.1.3
- ONE BATHROOM ON THE ENTRY LEVEL SHALL BE PROVIDED WITH REINFORCEMENT INSTALLED IN ACCORDANCE WITH THIS SECTION. WHERE THERE IS NO BATHROOM ON THE ENTRY LEVEL, AT LEAST ONE BATHROOM ON THE FLOOR ABOVE SHALL COMPLY WITH THIS SECTION.
 - THE REINFORCEMENT WILL BE SOLID LUMBER AND NOT LESS THAN 2X8. THE REINFORCEMENT SHALL BE LOCATED BETWEEN 32" AND 39 1/2" ABOVE THE FINISHED FLOOR.
 - THE WATER CLOSET REINFORCEMENT TO BE INSTALLED ON BOTH SIDE WALLS OF THE FIXTURE, OR ONE SIDE WALL AND THE BACK WALL.
 - THE SHOWER REINFORCEMENT WILL BE CONTINUOUS WHERE WALL FRAMING IS PROVIDED. BATHTUB AND COMBINATION BATHTUB/SHOWER REINFORCEMENT WILL BE CONTINUOUS ON EACH END OF THE BATHTUB AND THE BACK WALL. BACK WALL REINFORCEMENT FOR A LOWER GRAB BAR WILL BE PROVIDED WITH THE BOTTOM EDGE LOCATED NO MORE THAN 6" ABOVE THE BATHTUB RIM.
 - ELECTRICAL RECEPTACLE OUTLETS, SWITCHES AND CONTROLS INTENDED TO BE USED BY OCCUPANTS SHALL BE LOCATED NO MORE THAN 48" MEASURED FROM THE TOP OF THE OUTLET BOX AND NOT LESS THAN 15" MEASURED FROM THE BOTTOM OF THE OUTLET BOX ABOVE THE FINISH FLOOR.
 - SPECIFY DOORBELL CONTROLS TO NOT EXCEED 48" ABOVE EXTERIOR FLOOR, MEASURED FROM THE TOP OF THE DOORBELL BUTTON ASSEMBLY.

AGING IN PLACE REQUIREMENTS (SECTION R328)

1. THE WATER CLOSETS TO HAVE A SIDE CLEARANCE OF 15" FROM THE CENTERLINE OF THE WATER CLOSET TO THE WALLS AND A FRONT CLEARANCE OF 24" IN FRONT OF THE WATER CLOSET. CPC 402.5

2. THE WATER HEATERS SHALL BE STRAPPED TO THE WALL IN TWO PLACES. ONE ON THE UPPER 1/3 OF THE TANK, AND ONE ON THE LOWER 1/3 OF THE TANK. THE LOWER POINT SHALL BE A MINIMUM OF 4 INCHES ABOVE THE CONTROLS. CPC 507.2

3. ENERGY STORAGE SYSTEM (ESS) READY. ALL SINGLE-FAMILY RESIDENCES MUST MEET ALL OF THE FOLLOWING: EITHER ESS-READY INTERCONNECTION EQUIPMENT WITH BACKED UP CAPACITY OF 60 AMPS OR MORE AND FOUR OR MORE ESS SUPPLIED 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 NEAR THE PRIMARY EXIT, AND ONE CIRCUIT SUPPLYING A SLEEPING ROOM RECEPTACLE OUTLET; MAIN PANELBOARD MUST HAVE A MINIMUM BUSBAR RATING OF 225 AMPS; 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 BACKUP POWER SOURCE.

4. 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."

5. 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."

6. 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."

7. WATER HEATER READY: WATER HEATERS USING GAS OR PROPANE THAT SERVE INDIVIDUAL DWELLING UNITS SHALL INCLUDE A DEDICATED 240 VOLT BRANCH CIRCUIT WIRING SHALL BE INSTALLED WITHIN 3 FEET FROM THE WATER HEATER AND ACCESSIBLE TO THE WATER WITH NO OBSTRUCTIONS. THE BRANCH CIRCUIT CONDUCTORS SHALL BE RATED AT 30 AMPS MINIMUM. THE BLANK COVER SHALL BE IDENTIFIED AS "240V READY." ALL ELECTRICAL COMPONENTS SHALL BE INSTALLED IN ACCORDANCE WITH THE CALIFORNIA ELECTRICAL CODE. THE MAIN ELECTRICAL SERVICE PANEL SHALL HAVE A RESERVED SPACE TO ALLOW FOR THE INSTALLATION OF A DOUBLE POLE CIRCUIT BREAKER FOR A FUTURE WATER HEATER INSTALLATION. THE RESERVED SPACE SHALL BE PERMANENTLY MARKED AS "FOR FUTURE 240V USE." CENERGYC 150.0(N)

ADDITIONAL MECHANICAL, ELECTRICAL, AND PLUMBING REQUIREMENTS

PLAN CHECK # : _____

PERMIT # : _____

ADDRESS: _____

2026 LA COUNTY RESIDENTIAL CODE
TYPE V
COVER SHEET
 "THESE CODE REQUIREMENTS GOVERN ANY ERRORS SHOWN ON OTHER PLANS." SHEET 3 OF 3

WORK DESCRIPTION:

CITY OF:
MALIBU
23825 STUART RANCH ROAD
MALIBU, CA 90265
310-456-2489

