WHAT IS CLASS K?
Class K is a relaxed construction standard available to owner-built rural dwellings and appurtenant structures intended “… to allow and facilitate the use of alternatives to the specifications prescribed by the Uniform technical code to the extent that a reasonable degree of health and safety is provided.” To qualify, the property must be zoned for a one acre or larger minimum lot size and the structure cannot exceed 2 ½ stories. The fee to process the permit is the same for a Class K or Uniform Building Code structure. (Note: Class K does not apply to commercial or industrial structures.)

DOES THE COUNTY HAVE A GRADING ORDINANCE? DO I NEED TO OBTAIN A PERMIT TO GRADE MY PROPERTY?
No. The County does not have a Grading Ordinance. Yes, a grading permit or an exemption from a permit must be obtained. Grading within the coastal zone may be subject to a Coastal Development Permit.

WHY DO I NEED TO PREPARE A PLOT PLAN WITH MY BUILDING PERMIT APPLICATION?
Most applications require that a plot plan be submitted. The information assists the County in determining setbacks, distance to other structures, septic tank and leach field location and other information necessary to evaluate the application for consistency with County Codes. The Plot Plan, or Site Plan, also provides a record of improvements for future owners/buyers/sellers.

WHERE CAN I GET A COPY OF THE CODE BOOKS?
Copies of the California Codes are available for review at the County. Copies can be purchased from the International Code Council at 5360 S. Workman Mill Road, Whittier, California, 90601, www.ICCSAFE.org or by telephone at 1-888-422-7233.

DO I NEED A PERMIT FOR REROOFING?
Yes.
The clearing of stoppages or the repairing of leaks in pipes, valves or fixtures, and the removal and reinstallation of water closets, provided such repairs do not involve or require the replacement or rearrangement of valves, pipes or fixtures.

**DO MY PLANS HAVE TO BE DRAWN BY AN ARCHITECT OR ENGINEER?**

In general, state law requires that plans for commercial or industrial projects be drawn by a licensed engineer or architect. Other structures of a complex design or those not conforming to the California Building Code definition of conventional construction may also require plans by a licensed engineer or architect.

**WHAT INFORMATION MUST I SUBMIT WITH ANY BUILDING PERMIT APPLICATION?**

1. Three sets of plans on a minimum plan size paper of 11” x 17”
2. One copy of the plot plan
3. Two copies of engineering calculations (if applicable)
4. Two copies of California Energy Compliance Clearances (for conditioned space)
5. One copy of CalFire 4290 Preliminary Clearance (if located in a State Responsibility Area)

**WHY DO I NEED ENERGY CALCULATIONS AND WHERE DO I GET THOSE DONE?**

Any conditioned space requires energy calculations. We cannot recommend anyone in particular, but you may wish to check the yellow pages of the telephone book under “architects” for assistance.