



# RESIDENTIAL KITCHEN REMODEL SUBMITTAL REQUIREMENTS

---

## **GENERAL REQUIREMENTS:**

All work exceeding \$1,000 requires the installation of listed/approved *smoke alarms* and *carbon monoxide alarms*.

**Smoke Alarms:** Must be installed:

- a) In each room used for sleeping purposes.
- b) In each hallway outside of the sleeping room(s).
- c) On each level of the dwelling, including basements.

**Carbon Monoxide Alarms** must be installed in dwellings which contain a fuel fire appliance:

- a) Outside of each sleeping room in the immediate vicinity of the bedroom(s).
- b) On each level of the dwelling, including basements.
- c) Where a fuel burning appliance is at or near a bedroom, a CO alarm will be installed in the bedroom.

## **SUBMIT:**

One (1) properly completed building permit application.

Three (3) sets of legible building plans (1/4"-1' scale, 18"X24 size or 11" X 17").

Two (2) copies of each of the following documents (if applicable):

- Structural Calculations
- Title 24 Energy Compliance Report

## **PLANS SHALL CONSIST OF:**

### **Cover Sheet Showing:**

- Project address.
- Square footage of the remodeled area.
- Note on plan: Project to comply with the 2016 CBC, 2016 CEC, 2016 CMC, 2016 CPC, 2016 CA Energy Code, 2016 CA Green Building Standards Code, and City of East Palo Alto Municipal Code.
- Note on plan: At a minimum, 65% of the project waste stream shall be recycled. All construction and demolition debris shall be contained on-site (not in the public right of way) in constantly covered bins. Prior to final project approval, a receipt shall be provided verifying 65% recycling has occurred. Self hauling is prohibited in the City of East Palo Alto; an authorized hauler shall be utilized for this mandatory requirement.
- Location map.
- Project Scope

### **Floor Plan:**

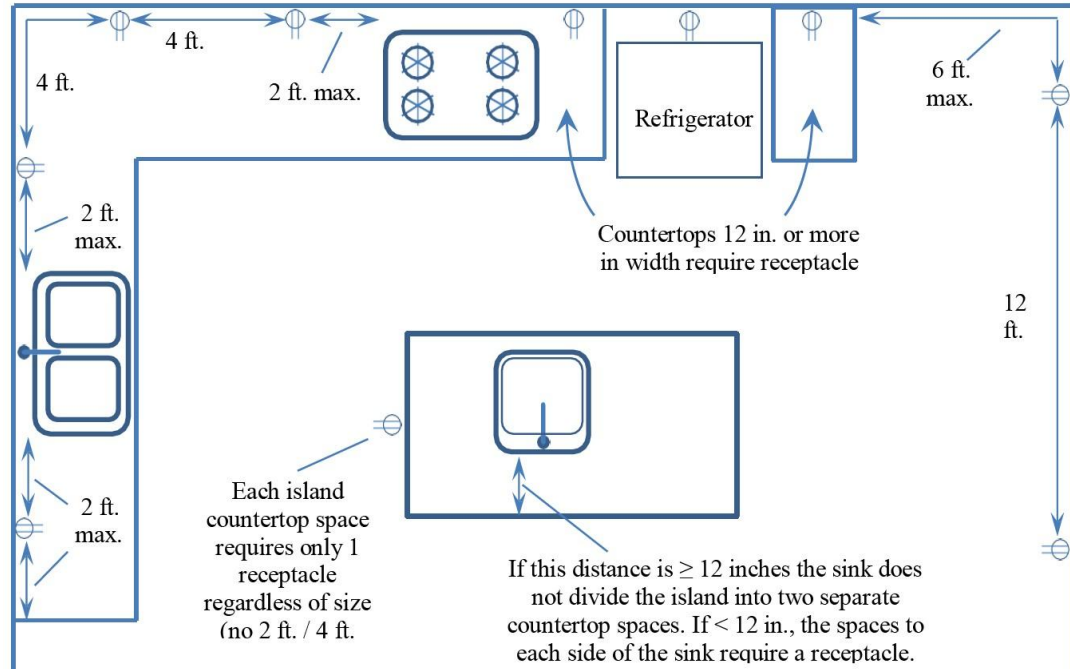
- Show the area of alteration to include both existing **and** proposed floor plan.
- Proposed electrical work.
- Location of existing and new walls and windows
- A self-closing, tight fitting, solid- wood door 1-3/8" thick, or 20-minute fire rated door, is required between a kitchen and the garage
- Locations of smoke and carbon monoxide alarms.
- Proposed mechanical work.
- Proposed plumbing work.
- Location and use of all adjacent rooms

## GENERAL CODE REQUIREMENTS:

### Electrical:

- A minimum of two 20-AMP small appliance branch circuits are required to serve countertop and wall receptacles in the kitchen, pantry and dining room; and may not be used for exhaust hoods or fans, disposals or dishwashers.
- All lighting shall be high efficiency; and under-cabinet lighting shall be switched separately.
- Countertops 48 inches long may be serviced by one receptacle-provided no point along the wall is more than 24 inches from a receptacle. *Peninsular-type countertop*, measure it from the edge of the section connecting countertop, not the wall. An *island-type countertop* at least 12" in size is also required to have its own receptacle (See Example).
- Dedicated circuits are required for garbage disposers, microwaves, compactors and dishwashers.
- AFCI protection is required for all 15 – 20-AMP kitchen circuits.
- Countertop receptacles must be GFCI protected **AND** Tamper-Resistant.
- If countertop is longer than 12 inches, it must have its own receptacle

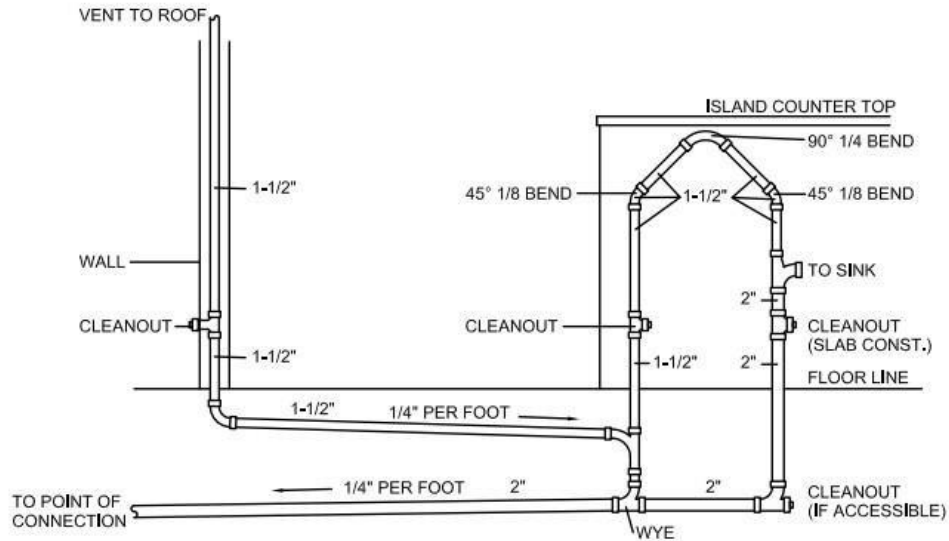
### EXAMPLE RECEPTACLE SPACING



### Plumbing:

- Dishwashers shall be connected with an approved drainage air gap devices located above the flood level rim of the sink
- New gas piping shall be sized to supply sufficient gas to appliances; and shall be tested with a pressure of 10 psi for a minimum 15 minutes.
- Newly installed sinks shall not exceed 1.8 GPM.
- All piping  $\frac{3}{4}$  inch or more in diameter and all hot water pipes from the heating source to the kitchen fixtures must be insulated with min. 1-inch thick insulation. Existing inaccessible piping does not require insulation.

## **EXAMPLE KITCHEN ISLAND VENT**



### **Mechanical:**

- Minimum vertical clearance of 30 inches is required above cook top to combustible materials (e.g. cabinets). Clearance may be reduced to 24 inches when protected exhaust hood.
- Kitchen hood ventilation airflow rate of 100 cfm minimum is required.
- Termination of environmental air ducts shall be 3 ft. minimum from property lines or other openings into the building.

**PLEASE NOTE, THIS INFORMATION IS INTENDED TO BE A GUIDE FOR SUBMITTAL REQUIREMENTS AND MAY NOT INCLUDE ADDITIONAL INFORMATION NEEDED FOR SPECIFIC PROJECTS.**