



**COMMUNITY DEVELOPMENT DEPARTMENT
PLANNING DIVISION**
12700 NORWALK BOULEVARD
NORWALK, CA 90651-1030
(562) 929-5744 Voice

**GENERAL PLANNING & BUILDING DIVISION PLAN CHECK
SUBMITTAL REQUIREMENTS FOR OPEN-PATIO COVER ADDITIONS
IN THE R-1 ZONE**

A) INTRODUCTION

To help expedite the processing of your plans through the Planning and Building & Safety Divisions, the following information needs to be included in your initial plan submittal for a new open patio cover addition. Please note, all properties and building improvements are unique. Therefore, the following information should only be used as a guide. The Planning and/or Building & Safety Divisions may request additional information, if determined necessary, to adequately process your submittal. If you are unfamiliar with drawing construction plans, the Planning and Building & Safety Divisions will be happy to answer your questions. Please call the Planning Division at (562) 929-5744 and the Building & Safety Division at (562) 929-5733. Consultation with a California licensed architect and/or civil engineer may also be helpful.

B) PLANNING DIVISION SUBMITTAL REQUIREMENTS

1) General Requirements

- a. The project address and name of the legal property owner(s) must be clearly printed on each plan sheet.
- b. All plans must be submitted on sheets that are a minimum of 11"x17" in size (i.e., "ledger" sheets).
- c. Specify the scale used for each plan drawing. Please note, all plans must be prepared at a minimum scale of 1/8" inch= 1'-0" foot.
- d. All plans must be clearly drawn with all written information neatly printed.
- e. Provide a north (directional) arrow on your plans.
- f. Specify the total square footage of the new open patio cover addition on the cover sheet of your plans.
- g. Submit three (3) complete sets of plans to the Building & Safety Divisions.
- h. Submit (1) one digital copy or (1) one hard copy of plans to the Planning Division, prior to submitting plans to the Building & Safety Division. All plans must be clear reproductions of the original drawings

2) Site Plan

- a. Clearly and accurately illustrate the location of the new open patio cover addition on your property. Also, please illustrate the location of all other existing on-site buildings or

C) BUILDING DIVISION SUBMITTAL REQUIREMENTS

5) Construction Details

A. Using the City "Standard Plan" for Open Patio Cover Additions

If you construct an open patio cover addition using all of the construction details specified in the attached "*Los Angeles Regional Uniform Code Program for Patio Covers*," no additional building details are required.

B. For All Other (Custom) Open Patio Cover Additions

The following construction details are required for all open patio cover additions that do not follow (or deviate) from the City's "Standard Plan:"

1. Foundation Plan

- a. Specify and illustrate all footing sizes and reinforcements.
- b. Illustrate the slab thickness.
- c. Illustrate the reinforcement.

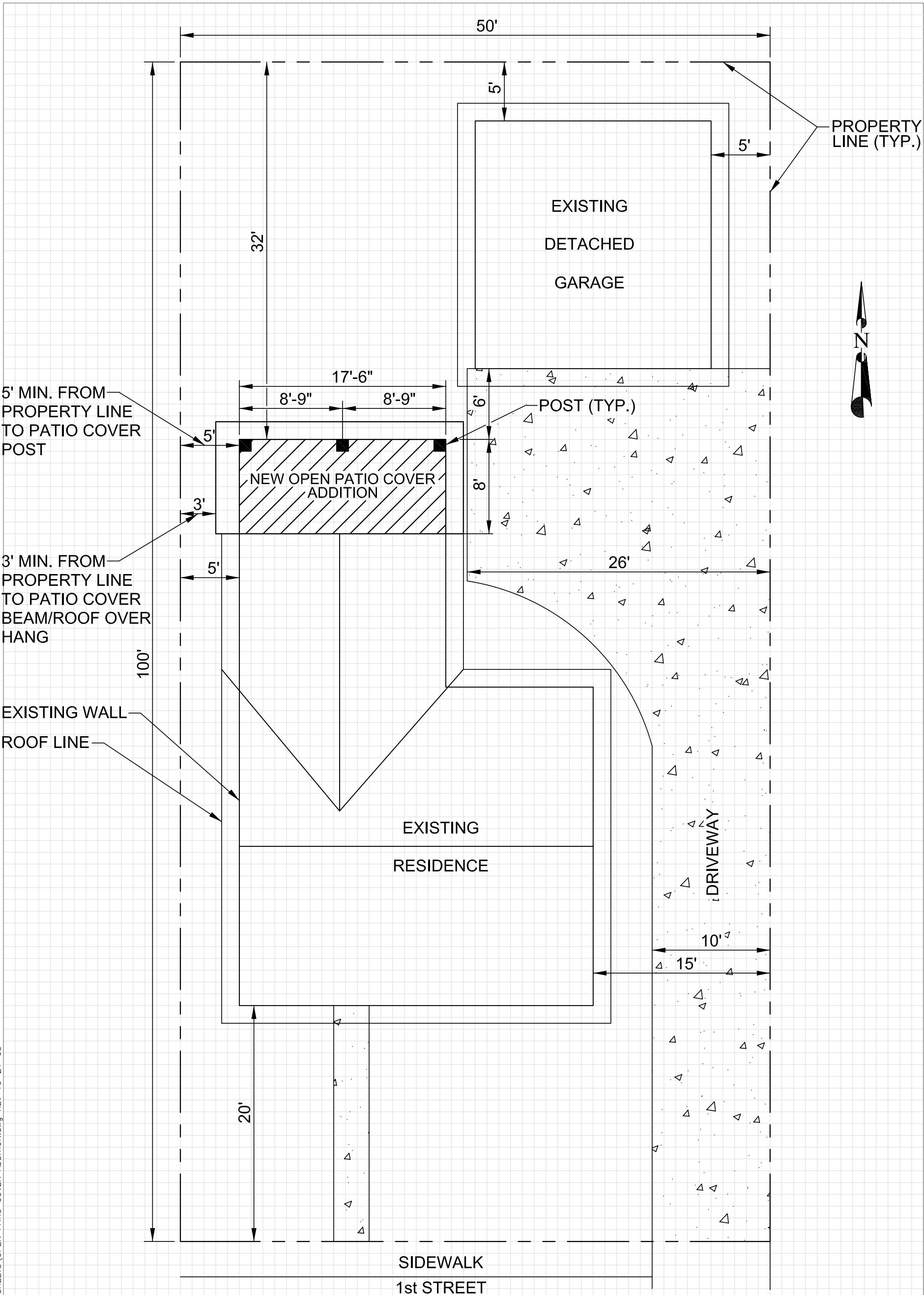
2. Framing Plan

- a. Illustrate the size, spacing and direction of all joists and rafters.
- b. Show all headers.
- c. Illustrate all beams and columns. In addition, specify the distance between the patio cover columns.
- d. Identify all shear walls.

3. Roof Plan

- a. Specify and illustrate all roofing material, slopes, ridges, valleys, overhangs and the roof diaphragm.

6) Building Division Notes and Special Requirements



S:\2-Exhibits\Community_Development\STANDARD_SHEETS\OPEN PATIO COVER ADDITION.dwg REV 10-21-03

<p>SHEET:</p> <p>1</p>	<p>SCALE:</p> <p>1/8"=1'</p>	<p>OWNER NAME AND PROJECT ADDRESS:</p> <p>JOHN DOE 123 1st STREET NORWALK, CA. 90650</p>	<p>NEW PATIO COVER ADDITION = 168 S.F. TOTAL = 168 S.F.</p>
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SYMBOL KEY

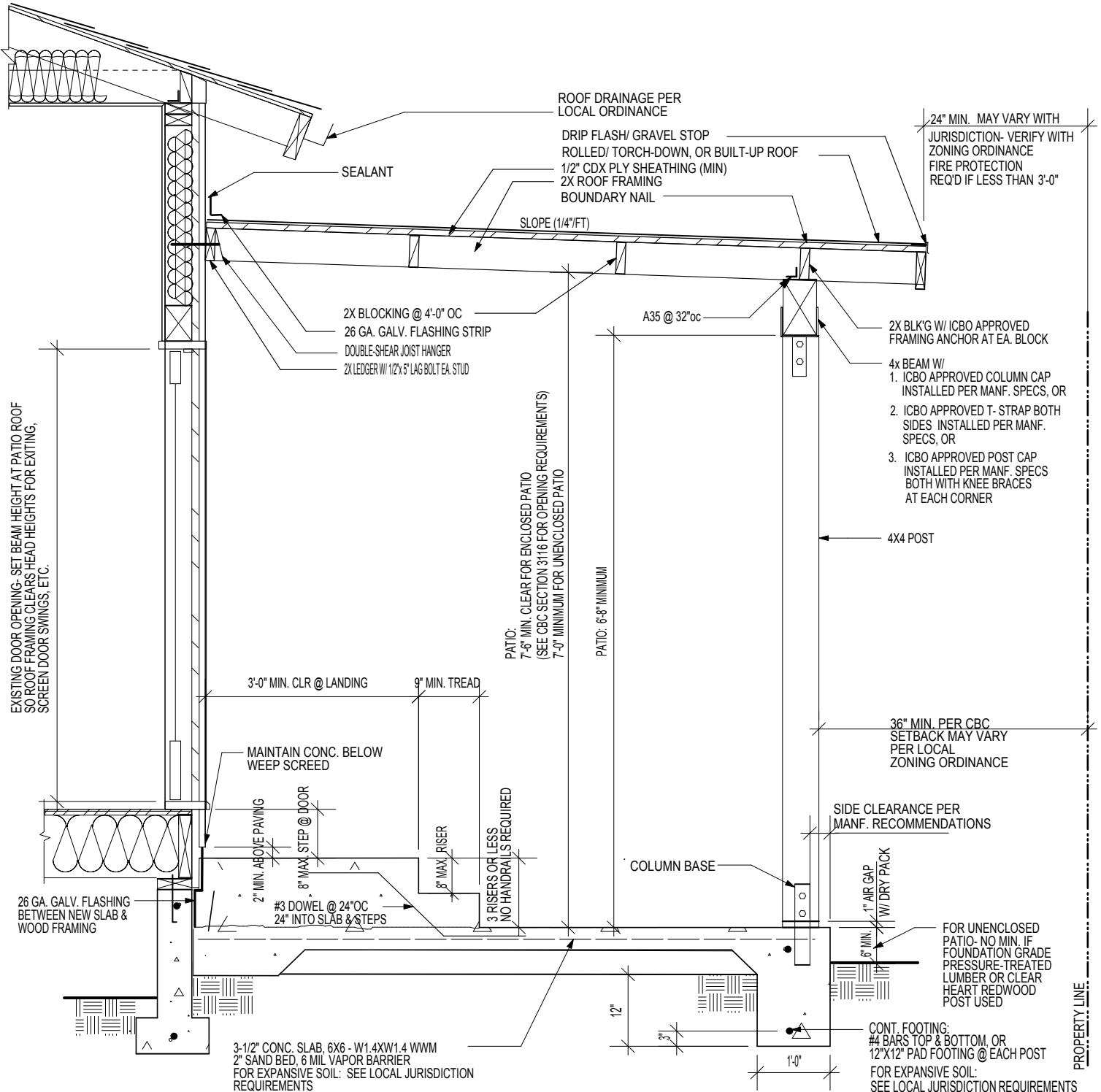
	CONCRETE
	PATIO COVER ADDITION
	PATIO COVER POST

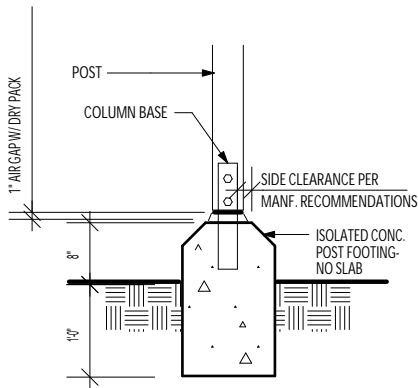
TITLE:

OPEN PATIO COVER ADDITION
(SAMPLE SITE PLAN)

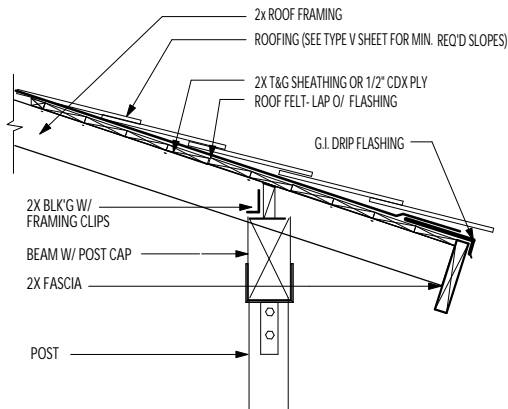
LOS ANGELES REGIONAL UNIFORM CODE PROGRAM PATIO COVER

TYPE V CONSTRUCTION- WOOD FRAME RESIDENTIAL BUILDINGS
(CBC CHAPTER 23, DIV IV, SEC. 2320) ONE-STORY CONSTRUCTION

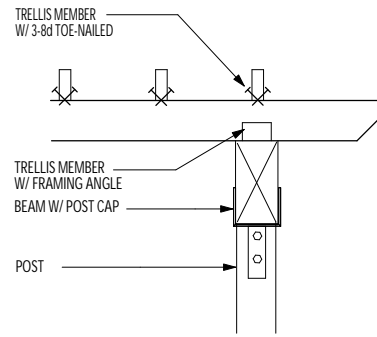




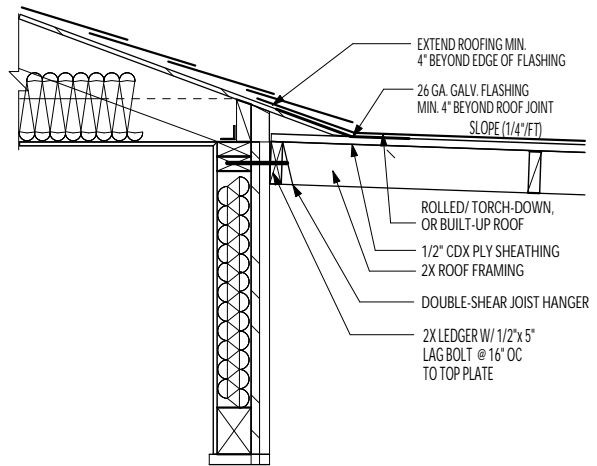
ALT. FOOTING DETAIL



ALTERNATE EAVE DETAIL



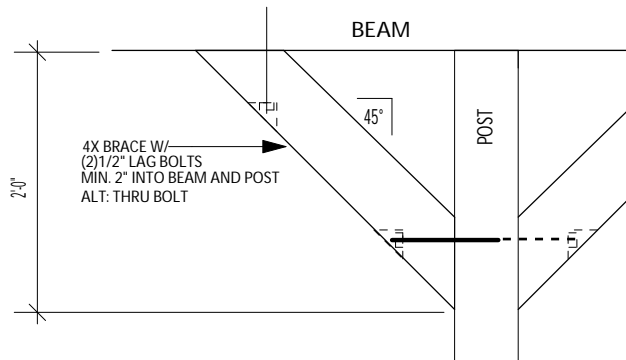
TRELLIS DETAIL



ALTERNATE CONNECTION DETAIL

ALLOWABLE SPANS FOR DF #1 HEADERS	
Maximum span of tributary load: 20'-0"	
SPAN	BEAM SIZE
Up to 4'-0"	4x4
4'-1" to 6'-0"	4x6
6'-1" to 8'-0"	4x8
8'-1" to 10'-0"	4x10
10'-0" to 12'-0"	4x12*

* 4x12 DF No.1 may be used over a 16'-0" garage door in one-story open patio or carport structures.



KNEE BRACE DETAIL

ALLOWABLE SPANS FOR DF #2 ROOF RAFTERS			ALLOWABLE SPANS FOR DF #2 CEILING JOISTS			
Light Dead Load (up to 15 psf)/ Max. Roofing Load: 6 psf (Asphalt Shingles) Live Load: 20 psf			Dead Load: 10 psf/ Live Load: 10 psf			
RAFTER SIZE	SPACING	ALLOWABLE SPAN	JOIST SIZE	SPACING	ALLOWABLE SPAN	
				24"	9'-10"	
				16"	11'-3"	
				12"	12'-5"	
2x6	24"	8'-8"	2x4	24"	15'-6"	
	16"	10'-8"	2x6	16"	17'-8"	
	12"	12'-4"		12"	19'-6"	
2x8	24"	11'-0"	2x8	24"	20'-5"	
	16"	13'-5"		16"	23'-4"	
	12"	15'-6"		12"	25'-8"	
2x10	24"	14'-0"	2x10	12"	26'-0"	
	16"	17'-2"				
	12"	19'-10"				
2x12	24"	17'-0"				
	16"	20'-10"				
	12"	24'-1"				

TYPE V CONSTRUCTION IS A CLASSIFICATION OF BUILDINGS BY CONSTRUCTION MATERIALS AND METHODS. IT IS THE LEAST RESTRICTIVE PERMITTED BY THE UNIFORM BUILDING CODE AND INCLUDES LIGHT, WOOD-FRAME CONSTRUCTION. THIS SHEET IS FOR INFORMATION AND REFERENCE ONLY AND IS NOT A SUBSTITUTE FOR ACCURATE DRAWINGS PREPARED FOR EACH PROPOSED CONSTRUCTION PROJECT.