

## ***Residential Kitchen and Bathroom Upgrades and Remodels***

### **Kitchen and Bathroom Upgrade (over-the-counter permits)**

Plans may not be required if the location of cabinets, appliances and fixtures are not being changed

### **Kitchen and Bathroom Remodel (over-the-counter permits)**

An existing and proposed floor plan may be required when:

1. The cabinet layout is being changed
2. A wall is being removed or altered in any way
3. A window or door is being added or deleted
4. Fixtures are being added or relocated. *NOTE: New fixtures that are a part of the alteration must comply with CalGreen Section 4.303. Fixture(s) that are not a part of the alteration must be deemed "compliant fixture(s)" in accordance with SB 407. Further information is on the other side of this handout.*

### **Electrical requirements**

1. The floor plan should also show the electrical receptacles, lighting fixtures and switches
2. High efficacy lighting is required for kitchens and in bathrooms when light fixtures are being added or relocated
3. Additional kitchen receptacles may be required when the cabinet layout is being changed. For new cabinet locations a receptacle outlet shall be installed at each wall counter space that is 12" or wider. Receptacle outlets shall be installed so that no point along the wall line is more than 24" measured horizontally from a receptacle outlet in that space. Islands require only one receptacle, unless separated by a sink or stovetop, one receptacle is required on each side of the sink or cooktop, and peninsulas require one receptacle at the open end
4. All electrical receptacles in the kitchen area and in bathrooms must be GFCI protected, including dishwasher circuits.
5. All receptacles are required to be tamper resistant including GFCI devices.

### **Plumbing requirements**

1. Provide a gas line diagram if an additional gas appliance is being added or when an appliance with a higher BTU rating than the existing is being added
2. Show any new plumbing fixture locations
3. Show new exhaust vent locations

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## Additional notables

1. Smoke & Carbon Monoxide alarms are required for projects exceeding \$1,000 in valuation

## New Fixtures

### CalGreen Fixture Requirements section 4.303:

1. **Toilets:** shall not exceed 1.28 gallons per flush
2. **Single Showerhead:** maximum flow rate of not more than 2.0 gallons per minute at 80 psi.
  - a. **Multiple showerheads:** combined flow rate of all showerheads and or other shower outlets controlled by a single valve shall not exceed 2.0 gallons per minute at 80 psi. or designed to allow only one outlet in operation at a given time.
3. **Lavatory Faucets:** maximum flow rate not to exceed 1.2 gallons per minute at 60 psi but not less than 0.8 gallons per minute at 20 psi.
  - a. **Common areas (outside dwellings or sleeping units):** shall not exceed 0.5 gallons per minute at 60 psi.
4. **Kitchen Faucets:** shall not exceed 1.8 gallons per minute at 60 psi

## CalGreen and SB 407 Requirements:

### Existing Fixtures

#### "Non-Compliant" plumbing fixtures per SB 407:

1. **Toilets:** exceeds 1.6 gallons of water per minute.
2. **Showerheads:** exceeds 2.5 gallons of water per minute.
3. **Interior faucets:** exceeds 2.2 gallons of water per minute.