

COMMUNITY DEVELOPMENT PUBLIC WORKS

E-SUBMITTAL CHECKLIST AND QUESTIONNAIRE

Please save and upload **PDF**s of all required DOCUMENTS and PLANS from the checklist below. All pre-application attachments uploaded to the Online Plan Submission Portal must comply with the E-Plan Submittal Requirements.

STEP 1: Select project group: BUILDING AND GRADING

STEP 2: Select project type: RESIDENTIAL ACCESSORY DWELLING UNIT

STEP 3: Complete the required documents and questionnaire (if applicable) below.

STEP 4: Log in to the **Online Plan Submission Portal** and enter your project information to

begin the pre-application process.

STEP 5: Upload your completed PDF documents.

ADDITIONAL INFORMATION

- 1. All residential accessory dwelling unit permit applications must be accompanied by a completed ADU Verification Form. Please contact the Planning Team via email at planning@cityofirvine.org or by phone at 949-724-6308 to verify if your property is eligible for an Accessory Dwelling Unit PRIOR TO YOUR SUBMITAL.
- 2. All residential accessory dwelling unit projects must comply with the City of Irvine E-Plan Submittal Requirements.
- 3. All residential accessory dwelling unit projects are required to submit an online <u>Construction and Demolition Waste</u> <u>Management Plan</u>. This must be completed and approved before a permit can be issued.
- 4. Once your pre-application has been processed, you will receive a request for payment of your plan review fees. Please note, your submittal will not be distributed to applicable City departments, nor will your plan review period begin, until payment has been received.
- 5. Your Homeowners Association may have its own approval process. Review your HOA policies and procedures before proceeding with your design plans

DOCUMENTS REQUIRED
Electronic/Digital Signature Disclosure
Building Permit Application
Residential Take-Off Sheet
Recycling and Diversion of Construction and Demolition Waste Assessment 2.0
OCFA Plan Submittal Criteria (NOTE: Upon review, City staff will email an OCFA SR Form if required)
Developer Deposit Case Set Up (click to complete digital signature and upload separately)
Transportation Corridor Agencies Residential Fee Determination
School Facilities Fees Determination
ADU VERIFICATION FORM (**Must be completed and signed by City Planning Department Staff**)
City Standard Title Sheet: All submittals must include an updated City Standard Title Sheet as the first page of the
Architectural plan set.



BUILDING PERMIT APPLICATION

FOR OFFICE USE ONLY
PLAN CHECK #:
SUBMITTAL DATE:
TARGET DATE:
EXP DATE:

PROJECT ADDRESS			SUITE		GRID NUMBER			
TRACT	LOT		UNITS					
DECIDENTIAL TRACTS DRODUST NA	NA45		DUACE					
RESIDENTIAL TRACTS: PRODUCT NA	AIVIE		PHASE		VILLAGE			
PERMIT TYPES APPLIED FOR								
RESIDENTAL BUILDING CO	MMERCIAL BUILDING	STRUCTURAL	NON-STRUCTU	IRAL PLUMBING	ELECTRICAL	MECHANICAL		
APPLICANT INFORMA	TION		PROJECT I	NFORMATIO	N			
APPLICANT/COMPANY NAME			DESCRIPTION OF V	WORK				
	1	I	1					
ADDRESS	CITY	ZIP	1					
CONTACT	PHONE		DEL ATED CDADING	G CASE/OTHER RELA	TED CASES			
CONTACT		RELATED GRADIN	G CASE/OTHER RELA	(TED CASES				
EMAIL			PRO IECT INCLUDE	ES AN ACCESSORY D	WELLING LINIT?	YES NO		
			PROJECT INCLUDES AN ACCESSORY DWELLING UNIT? YES NO TYPE: ATTACHED DETACHED GARAGE CONVERSION					
OWNER OF THE PROPERTY			DOES THE PROPOSED ADU INCLUDE SOLAR PHOTOVOLTAIC					
			INSTALLATION?	YES	NO			
ADDRESS	CITY	ZIP	OCCUPANCY GRO	UP(S)	CONTRUCTION TY	PE		
CONTACT					222222			
CONTACT			OCCUPANCY CUR	RENI	PROPOSED			
PHONE EXT	EMAIL		CURRENT USE		PROPOSED USE			
EXT	LIVI UL		COMMENT OSE		I NOI OSED OSE			
TENANT NAME			VALUATION	NO. OF STORIES	SPRINKLERS	A/C		
					YES NO	YES NO		
FOR OFFICE USE ONLY: PLAN	CHECK FEE SUMMARY	1	EXISTING E					
BUILDING:	ELECTRICAL:			APPLY TO YOUR S		sa ft		
ENERGY:	MECHANICAL:		☐ INT. ALT.		DEMOLITION	sq.ft.		
ZONING:	PLUMBING:		EXT. ALT.	sq.rt.	REPAIR	· ·		
WMPB:	AUTOMATION:			•	NO. OF SPACES			
TOTAL DI	AN CHECK FEES: \$		<u>. – </u>		NO. OF STACES	<u> </u>		
TOTALTE	AN CHECK I LES. 3		NEW BUILDINGS ONLY COMMERCIAL: Complete data sheet for multiple buildings.					
RECEIPT #:	CUSTOMER #:		TOTAL NUI	MBER OF BUILDINGS	: <u> </u>			
IFAS#:	EST INITIALS:		TOTAL SQ. F	Γ. OF ALL BUILDINGS	: <u> </u>			
TMPL#:	SUB INITIALS:		RESIDENTIAL: CHECK ONE:	Complete data sh	•	oor plans.		
TMPL#:	L#: TMPL#:			MODELS	PRODUCTION			
TMPL#:	WMPB#:		CHECK ONE:	SFD	DET CONDO			
BY SIGNING BELOW, I CERTIFY	THE AROVE INFORM	ATION	CHECK ONE:	ATT CONDO OF DWELLING UNITS	APT :.			
TO BE TRUE AND CORRECT.	THE ADOVE IN ORM			OF DWELLING UNITS				
			101AL 3Q. P1. C	OI DWLLLING OINITS	·			
ADDI ICANIT CICALATURE		NAIT ADDI ISSE	TNAME		DATE			
APPLICANT SIGNATURE	PF	RINT APPLICAN	I NAME		DATE			



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FOR OFFICE USE C	ONLY
SUBMITTAL DATE:	
PLAN CHECK #:_	
TEMPLATE #:_	

PROJECT ADDRESS

ELECTRICAL ITEMS							
CODE	TYPE OF FIXTURE OR ITEM	QUANTITY					
E2R	Electrical Appliances (Hard Wired)						
E4R	Lighting Fixtures and Switches						
E7.1R	Branch Circuits (including breaker and J-boxes)						
E6.1R	New Meter/Service						
E7R	Outlets, Receptacles and Irrigation Controllers						
E20R	Panelboard/Switchboard						
E5.7	Power Apparatus (Motors, Cooking Equipment, Rectifiers, Capacitors, Transformers, KVA/HP/KW)						

MECHANICALITEMS								
CODE	TYPE OF FIXTURE OR ITEM	QUANTITY						
M2A	Furnace (up to and including 100,000 BTU - 2,000,000 BTU)							
M4.1A	Non-HVAC Vent Systems							
M4R	Environmental Vent Systems							
M8R	Registers and Grilles							
M14R	Incidental Gas Piping							
M15R	Install and/or Relocate Space Heater (Fireplace, Wall Heater, etc.)							
M19R	Residential Air Conditioning							

PLUMBING ITEMS								
CODE	TYPE OF FIXTURE OR ITEM	QUANTITY						
P2R	Plumbing Fixtures (Including Sump Pumps, Sewage Ejectors, Back Flow Devices)							
P3R	Dishwasher							
P4R	Garbage Disposal							
P5R	House Sewer (Line or Connection)							
P12R	Water Heater and/or Vent							
P13R	Gas Outlets							
P17R	Repair/Alter to Water Piping (Including Water Treatment Systems such as Softeners and Filters)							
P18R	Repair/Alter to Waste and Vent Piping							



RECYCLING AND DIVERSION OF CONSTRUCTION AND DEMOLITION WASTE ASSESSMENT 2.0

The City of Irvine Municipal Code (Section 6-7-900) and the California Green Building Standards Code (Sections 4.408, 5.408, and 5.713.8) require that most projects recycle and/or divert construction and demolition waste. The purpose for this is to promote the reuse of resources and to help extend the longevity of the local landfills pursuant to the California State law AB 939 (Sher), SB1374 (Kuehl) et al. Complete the questions below to determine if your project is subject to recycle/diversion requirements.

For projects required to comply with these provisions, percentages of materials subject to recycling have increased under the 2016 California Green Building Standards Code and the City of Irvine Municipal Code. The new percentages are as follows:

Residential Projects -

- 75 percent of non-hazardous concrete and asphalt construction and demolition debris.
- 65 percent of all other construction, demolition, excavated soil and land clearing debris.

Non-residential Projects -

- 100 percent of all non-hazardous excavated soil and land clearing debris.
- 75 percent of all non-hazardous concrete and asphalt construction and demolition debris.
- 65 percent of all other non-hazardous construction, demolition debris.

HECK THE	HECK THE BOXES BELOW AS APPLICABLE - DOES YOUR PROJECT INCLUDE:									
YES	NO									
		A new single family or multi-family residen	new single family or multi-family residential main building or accessory building?							
		The remodel or renovation of an existi conditioned area or volume?	The remodel or renovation of an existing single or multi-family residential building that adds conditioned area or volume?							
		A non-residential project subject to a build	ling permit?							
approval bond. Yo	If you answered YES to any question, your project is subject to the recycling/diversion requirement which includes the approval of a waste management plan and posting of a bond <u>at permit issuance</u> . Bond must be paid by check or surety bond. You may initiate this process at any time by contacting the City's Environmental Programs at 949-724-7669 or visit <u>cityofirvine.org/c&d</u> . [Note: projects with demonstrably small volumes of anticipated debris may be exempted.]									
PROJECT ADDRESS										
NAME OF INDIVIDUAL COMPLETING ASSESSMENT COMPANY										
SIGNATU	RE		DATE							

<u>IMPORTANT NOTES:</u> (1) The assessment will be verified during plan review. Mistakes in this initial assessment may result in project delays; (2) Some project proponents choose to award the construction contract prior to posting a bond and/or getting the waste management plan approved. While this is completely acceptable, the processing time does become a critical path item. It is therefore important that this step be appropriately included in the overall project schedule.



ORANGE COUNTY FIRE AUTHORITY

SFR

Plan Submittal Criteria Form

Required for Single Family or Duplex Residences (Use Commercial form for lots with 3+ dwelling units or new residential tracts)

Complete the Project Information and Questionnaire below, then sign and date the Applicant Certification.

Project Information

☐ New Single Family Residence/Duplex				☐ Additi	on/Remodel	del □ ADU			☐ Other			
Address:					Unit #:	City or Unincorporated County Area:			ZIP:			
Scop	oe of W	ork:							·			
Exis	ting		Area to	Total Resu	lting		Stories:	Area Added in Pas	t 2 Years			
Area	a:		be Added:	Area:				(excluding this pro	ject):			
Yes No Questionnaire									OCFA Plan Type if "Yes"			
1.			New – Is this a new sing		*(PR160) Residential Site with Water Availability (PR400-402) Fire Sprinkler							
2.			ADU – Is this a new Acc					e that already has	(PR400-402) Fire Sprinkler			
3.			Addition - Is this (A) ar	fire sprinklers or a house that will have fire sprinklers added as part of this project? Addition – Is this (A) an addition to a currently sprinklered building, or (B) an addition requiring a fire sprinkler retrofit based on a threshold set by local ordinance? (PR400-402) Fire Sprinkler								
4.			Distance – Is the most remote portion of the addition, ADU or other detached structure greater than 140-feet from the fire access roadway?									
5.			Total Area – Will the addition result in a total area of greater than 3,600 square feet (sf) for non-sprinklered buildings, or greater than 6,200 sf for sprinklered buildings, including the area of all enclosed spaces, such as garages, stairs, and detached structures separated by less than 10-feet?									
6.												
7.			Detached Structure – I garage, workshop, game set by local ordinance?	s this a new detach	ed utility or ac	cessory s			*(PR160) Residential Site (PR400-402) Fire Sprinkler			
8.			Gate - Is a gate being in						(PR180) Gate			
9.			access roadway, or a driveway or road that serves more than a single home/duplex? Methane – Is project located in or less than 100' from a "Division of Oil, Gas, and Geothermal Resources" (DOGGR) field boundary or well (active or abandoned), less than 300-feet from an oil/gas seep, or less than 1000-feet from a landfill? (Note: For projects in Yorba Linda, this requirement only applies to new homes, enclosed accessory structures, addition to existing structure greater than 1000 sf, and ADU's). *(PR160) Residential Site *(PR172-174) Methane Test/Mitigation Plans*									
10.			Vegetation – Is the prop slopes or hills, or (B) adj or (C) in a State Respon defined by the State, or	*(PR125) Fuel Modification (PR182) Accessory Structure								
*OCF	A appro	val requ	ired before issuance of a c	grading/building pem	nit. All other pl	ans types	may be deferred	submittals.				
					cant Cert							
			fify, under penalty of pe									
	t Name:_ ne Num				_				_ Date:			

Attention Building Department Staff – After you've <u>verified</u> all questions were answered accurately as "No", then you may accept this signed form as a written release that an OCFA review is not required. If any questions were answered as "Yes", then the plan type on the right side may be required.



SCHOOL FACILITIES FEE DETERMINATION

This form must be submitted in conjunction with all applications for Code Compliance except those for Tenant Improvements.

CODE COMPLIANCE NO.

PART I: PROJE	CT IN	FORI	MATION (To be com	pleted by Applicant)					
PROPERTY OWNER NAM				APPLICANT NAME (If different from Owner)					
OWNER ADDRESS				APPLICANT ADDRESS					
CITY	CTATE	710	DUONE	CITY CTATE TIP PULCATE					
CITY	STATE	ZIP	PHONE	CITY	STATE	ZIP	PHONE		
PROPERTY ADDRESS/LO	OCATION	N		DESCRIPTION OF WORK	(TO BE	DONE			
EXISTING/PROPOSED L	AND US	E							
RESIDENTIAL No. U	nits:] INDUSTRIAL COM	MERCIAL/OFFICE (OTHER (Specify):			
Total number of buildin	gs for w	hich per	mits are requested:						
Is the building currently	occupie	ed?	YES NO If NO	, anticipated occupancy	date:				
PART II: FEE D	PART II: FEE DETERMINATION WORKSHEET (To be completed by Staff)								
A. TYPE OF CONSTRUCTION: The proposed development involves construction/ expansion of assessable space and IS subject to the school facility fee requirements; complete Parts II and III. B. SIZE OF PROPOSED DEVELOPMENT: Gross floor area (determined by City Plan Check Engineer) Gross floor area (determined by City Plan Check Engineer) Irvine (IUSD) Saddleback Valley (SVUSD) Tustin (TUSD) Yes; proceed to Part III									
D. FEE CALCULATION (A			•	by the appropriate scho	al distri	ts: proc	ead to Part III		
2. IUSD fee calculation		JJD aic v		(factor) = \$		_	fee)		
		RMIN				`			
Prior to issuance of a Building Permit, a Certificate of Compliance must be obtained from the school district noted below (refer to the Information Sheet for the person responsible for the collection of fees). A copy of this determination form should be presented to the school district to expedite collection of fees. IUSD will not accept payment unless fees are accompanied by this determination form. IUSD SAUSD SVUSD TUSD This project is EXEMPT from school fee requirements for the following reason: Proposal does not involve addition or construction of assessable commercial, industrial, or residential floor area. The subject property is located within a CFD. IUSD exempts these areas from the collection of school fees. The project consists of an addition of less than 500 sq. ft. to an existing residential structure.									
ADU is 749 so	ą. ft. or le	ess.							
Other (Specif	y):								
PREPARED BY			TITLE			_ DATE	Ē		



COMMUNITY DEVELOPMENT Development Services

ADDRESS APPLICATION

Submit your complet planning@cityofirvine.		DATE				
APPLICANT	INFORMAT	TION				
APPLICANT NAME						
APPLICANT CURRENT	ADDRESS	PHONE				
CITY		STATE	ZIP	EMAIL		
		SIME	211	ENVI VIE		
PROPERTY (OWNER IN	FORMAT	ION			
PROPERTY OWNER						
PROPERTY OWNER AD	DRESS	PHONE	PHONE			
CITY		STATE	ZIP	EMAIL		
CIT		SIAIE	ZIP	EMAIL		
PROJECT IN	FORMATIC	N		**An address will not be	issued without this information	
PROJECT NAME				PARCEL/TRACT**	LOT(S)**	
PLANNING AREA NUM	BER/NAME	ASSESSOR PARCEL N	NUMBER			
SELECT ONE		PROPOSED A	DDRESS			
PERMANENT	☐ PERMANENT ☐ TEMPORARY					
BUILDING	BUILDING STRUCTURE APPLICANT COMMENTS (If OTH			HER is selected, describe t	:he use)	
UTILITY METER	OTHER					
INCLUDE AN EXHIB ADDRESSED.	BIT DEPICTING T	HE LOCATION	N OF THE BUIL	LDING(S), STRUCTURE(S) OR METER(S) BEING	
FOR OFFICE USE ONLY	STAFF	COMMENTS				
DATE ISSUED	PADD					

ADDRESS(ES) ISSUED



TRANSPORTATION CORRIDOR AGENCIES RESIDENTIAL FEE DETERMINATION

CODE C	COMPLIANCE NUMBER:								PAGE:	_ OF:	
PA R 1	I: PROJECT IN	FORI	MATION					PART II:	FEE DETER	MINA	ATION
· · · · · · · · · · · · · · · · · · ·							(To be completed by CITY STAFF)				
							CORRIDOR AGENCY:				
BUILDER: APPLICANT NAME: PHONE:							ZONE:				
				FIIONL.			SF RATE:				
TRACT: LOTS: LOTS:				MF.RATE:							
	NUMBER OF BUILDINGS:		TOTAL	NUMBER	OF UNITS:			TWI TWATE			
	PROJECT IN	FORMATI	ON		SINGLE FAN	MILY OR MU	LTI-FAMILY		FEE CALCULATION)N	
LOT NO.	ADDRESS	UNIT TYPE	# OF THIS UNIT TYPE PER BLDG	SQ. FT. PER UNIT	DETACHED	SEPARATE LOT	>= 1500 SQ. FT.*	SF or MF	FEE CALCULATIC UNITS @ \$E	\times \times \times \times	FEE
					□Y □N	□Y □N	□Y □N				
					□Y □N	□Y □N	□Y □N				
					□Y □N	□Y □N	□Y □N				
					□Y □N	□Y □N	□Y □N				
					□Y □N	□ Y □ N	□ Y □ N				
					□Y □N	□ Y □ N	□Y □N				
					□Y □N	□ Y □ N	□ Y □ N				
	TOTA	AL UNITS:			□Y □N	□ Y □ N	□Y □N	TOTAL UNITS:	TOTA	AL FEE:	
PREPARED BY :APPLICANT COMPANY:				If YES to two or more categories: Single Family (SF)		PREPARED BY: TCA RECEIPT #: CITY OF IRVINE					
				If NO to two more categories: Multi-Family (MF)							
DATE:				*Garage sq. ft. is NOT included			DATE:	AMOUNT:			
PAR	T III: FOR FEE	CRED	IT USE O	NLY (o be comp	leted by Tr	ansportatio	on Corridor Ag	gency (TCA) STAFF)		
RECEIVE	\times	LETT	ER OF CREDIT TRA	ANSFER N	0:	AMOUN		DATE:	CASH BALAN	CE DUE:	
\times	TCA	\times	XXXXXXXXX	XXXXX	***	XXXXXX	XXXXXX	***	××××××××××××××××××××××××××××××××××××××	$\times \times \times \times$	XXXXXX

TRANSPORATION CORRIDOR AGENCIES RESIDENTIAL FEE DETERMINATION

INSTRUCTIONS

BACKGROUND

Transportation Corridor Agency (TCA) fees are calculated on a per dwelling unit basis for residential development.

Fees for residential units are based on the following criteria:

Corridor Agency: San Joaquin Hills or Foothill/Eastern

• Corridor Zone: Zone A or Zone B

Unit Type: Single Family or Multi-Family

Furthermore, based on TCA Interpretation, 92-1, there are two sets of criteria for classifying units as either single-family or multi-unit (multi-family):

<u>Single Family</u> <u>Multi-Unit (Multi-Family)</u>

(i) Separate lot (i) No separate lot

ii) Detached (ii) Attached

(iii) 1500 sq. ft. or larger (iii) Less than 1500 sq. ft.

Individual units will be classified as "single family" if they exhibit two (2) or more characteristics of that category, and as "multi-unit" ("multi-family") if they exhibit two (2) or more characteristics of that category.

PART I: PROJECT INFORMATION (To be completed by Applicant)

- Complete the project information on a per-unit basis for each building
- · All information, including lot and tract, building address, and individual unit information is required
- Garage square footage is NOT included
- Please note: TCA fees are payable by check made out to Transportation Corridor Agency

PART II: FEE DETERMINATION (To be completed by City staff)

- Verify project information
- Determine Corridor Agency and Zone
- Determine Single Family or Multi-Family on a per-unit basis
- Calculate fees

PART III: ONLY FOR USE OF FEE CREDITS (To be completed by TCA staff)

- Complete Part III of the Residential Fee Determination worksheet
- Return to the City with the TCA Fee Credit Letter for the project

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COMMUNITY DEVELOPMENT / PUBLIC WORKS

ELECTRONIC/DIGITAL SIGNATURE DISCLOSURE

I understand and agree that (i) electronically signing and submitting any document(s) to the City of Irvine legally binds me in the same manner as if I had signed in a non-electronic or non-digital form, and (ii) the electronically stored copy of my signature, any written instruction or authorization and any other document provided to me by the City of Irvine, is considered to be the true, accurate, and legally enforceable record in any proceeding to the same extent as if such documents we re originally generated and maintained in printed form. I agree not to contest the admissibility or enforceability of the City of Irvine's electronically stored copy of any other documents.

to the terms and conditions of this Electronic/ Digital Signature Disclosur						
SIGNATURE	DΔTF					

By using the system to electronically sign and submit any document, I agree