

GLENN COUNTY

Planning & Community Development Services Agency

P.O. Box 1070 / 777 N. Colusa Street
Willows, CA 95988
530.934.6540 Fax 530.934.6533
www.countyofglenn.net



Donald Rust, Director

North Valley Building Systems
#30 Seville Ct.
Chico, CA 95928

RE: SPR 2019-025, Millar, Approval Notice
APN: 019-020-035

January 10, 2020

To whom it may concern,

On December 16, 2019, the Glenn County Planning & Community Development Service Agency received your application for a Site Plan Review. This project is in the "FS-80" (Intensive Agriculture) zoning district and is an allowed use with an approved Site Plan Review.

On January 10, 2020, the Glenn County Planning & Community Development Services Agency approved the Site Plan Review. Included with the Staff Report is a copy of the Conditions of Approval. Please sign the Conditions of Approval where indicated and email or send to Glenn County Planning & Community Development Services Agency, 777 North Colusa Street, Willows, CA 95988.

Please note that this is not a building permit. For information on acquiring a building permit, contact the Glenn County Building Inspection Division at (530) 934-6546.

Sincerely,

John Lanier
Assistant Planner
jlanier@countyofglenn.net

GLENN COUNTY

Planning & Community Development Services Agency

P.O. Box 1070 / 777 N. Colusa Street
Willows, CA 95988
530.934.6530 Fax 530.934.6533
www.countyofglenn.net



STAFF REPORT

DATE: January 10, 2020

TO: Donald Rust, Director

FROM: John Lanier, Assistant Planner

RE: **Site Plan Review 2019-025, Millar**
"FS-80" Farmland and Security Zone

Attachments:

1. Compliance Requirement
2. Agency Comments
3. Request for Review and Application
4. Assessor Parcel Map
5. Site Plan

1 PROJECT SUMMARY

On behalf of Mike Millar, North Valley Building Systems, Inc. has applied for a Site Plan Review to construct a 30' by 66' concrete fuel containment structure. The structure will be 2' tall. The total square footage for the building will be 1980 square feet.

The parcel is zoned "FS-80" Farmland and Security Zone (72-acre minimum parcel size) and is designated "Intensive Agriculture" in the Glenn County General Plan. The project site is 2882 Hwy 45, approximately 1 mile south of Ord Bend. The property is located north of County Road 36 east of State Highway 45, south of County Road 32/Ord Ferry Road and west of the Sacramento River, in the unincorporated area of Glenn County, California. The Assessor's Parcel Number (APN) for the 88.54 ± acre site is 019-020-035.

1.1 RECOMMENDATIONS

Staff recommends that the Director find that this project qualifies as a statutory exemption within section 15268 of the California Environmental Quality Act.

Staff also recommends that the Director approve the Site Plan Review with the Findings as presented in the Staff Report and the Conditions of Approval as attached.

2 ANALYSIS

The proposed project is consistent with the land use in this area. This portion of Glenn County is an agricultural area and the proposed project is a permitted use. A Site Plan Review is required prior to construction to ensure compliance with all the requirements of the Glenn County Code.

This proposal will not have any accompanying traffic; the area of operation has been used for agriculture and will not be altered from this proposal. The county roads are reasonably adequate to safely accommodate the proposed project.

2.1 ENVIRONMENTAL DETERMINATION

This project as proposed is not anticipated to introduce potentially significant impacts to the environment.

Site plan reviews are statutorily exempt pursuant to Section 15268, "*Ministerial Projects*", of the Guidelines of the California Environmental Quality Act (CEQA). Article 18 (Statutory Exemptions), §15268(a) & (c) (Ministerial Projects).

Site plan reviews, outlined in Section 15.130 of the Glenn County Code, are deemed as a ministerial project within Glenn County Title 15, Unified Development Code (Title 15, Division 2, Part 1).

2.2 GENERAL PLAN AND ZONING CONSISTENCY

The site is designated “Intensive Agriculture” in the Glenn County General Plan and is zoned “FS-80” Farmland and Security Zone, minimum parcel size is 72-acres. The site is in an area of existing agricultural uses and the processing of agriculture goods is a permitted use in the “FS-80” zone (Glenn County Code Chapter 15.470.020).

2.2.1 “FS” Farmland and Security Zone (Glenn County Code Chapter 15.470):

Permitted Uses (Glenn County Code §15.470.020):

The proposed concrete fuel containment structure is a permitted use under Glenn County Code §15.470.020(J).

Maximum Building Height (Glenn County Code §15.470.060):

The proposed structure has a height of approximately 2 feet; which meets the 50’ maximum height within “FS” zoning.

Minimum Yard Requirements (Glenn County Code §15.470.080):

Front, side and rear yards exceed 100 feet; therefore, minimum yard requirements will be met.

2.3 GENERAL PROVISIONS

Flood Zone Designation:

Flood Zone “A” according to Flood Insurance Rate Map (FIRM) No. 06021C0675D, dated August 8, 2010 issued by the Federal Emergency Management Agency (FEMA). Flood Zone “A” consists of areas subject to inundation by the 1-percent-annual-chance flood events. No base flood elevations or base flood depths are shown within this zone.

Code Violations:

No violations exist on the property; therefore, the proposed building and Site Plan Review are compliant with Glenn County Code §15.130.050.F.

Fire Protection Regulations:

This project lies within the Capay Fire Protection District. The fire district was provided the application information regarding the proposal and made no comments.

Environmental Health:

The Glenn County Environmental Health Department was provided the application information and the comments are attached.

Public Works:

Glenn County Public Works Agency was provided the application information regarding the proposal and made no comments.

Pacific Gas and Electric Company

Pacific Gas and Electric (PG&E) was provided the application information and submitted a letter that has been attached.

3 PUBLIC BENEFIT

There is a public interest in reserving appropriately located areas for agriculture and related activities. This area is an agricultural area and contains structures associated with agricultural use; therefore, the proposed project is compatible with the land use.

4 NOTICE TO APPLICANT/AGENT

This site plan review is not a building permit. It is the applicant's responsibility to secure the necessary permits in all affected federal, state, and local agencies and submit copies of such permits to the Planning & Community Development Services Agency.

If upon approval of this site plan review any problem, nuisance, or health hazard arises from the operation allowed by this review, the director shall determine the need to revise or modify the use or require additional conditions of approval.

In addition to the staff report and conditions of approval, the applicant's and his/her technical or project management representative's attention is directed to the attached memoranda from agencies reflecting their comments on reviewing the application. The items noted are a guide to assist in meeting the requirements of applicable government codes. The memoranda may also note any unusual circumstances that need special attention. The items listed are a guide and not intended to be a comprehensive summary of all codified requirements or site-specific requirements

4.1 PERMIT ISSUANCE AND APPEAL PERIOD (GLENN COUNTY CODE §15.130.060)

Site plan review permits shall be effective upon issuance, unless within ten (10) calendar days of a decision by the Director, the decision is appealed as provided for in Section 15.050.010. In case an appeal is filed, the site plan review permit shall not have any force or effect until a decision is made by the Approving Authority on such appeal.

Site plan review permits shall not have any force or effect until the permittee acknowledges receipt thereof and has agreed in writing to each and every term and condition thereof.

5 FINDINGS

According to Glenn County Code Section 15.130.050, the following findings are required to approve a site plan review:

Finding 1

The proposed use is a permitted and allowed use in the zoning district.

Finding 2

The site for the project is adequate in size, shape, location, and physical characteristics to accommodate the proposed project.

Finding 3

There are adequate public or private services, including but not limited to fire protection, water supply, sewage disposal, and storm drainage.

Finding 4

The project is in conformance with the applicable provisions and policies of Title 15 of the Glenn County Code and the Glenn County General Plan.

Finding 5

The county roads are reasonably adequate to safely accommodate the proposed project.

Finding 6

After searching county records, no violation of the Glenn County Code currently exists on the property.

COMPLIANCE REQUIREMENT

Site Plan Review 2019-025

APN: 019-020-035

Concrete Fuel Containment

1. That the area of operation shall be confined to those areas as shown on the site plan being identified as Exhibit "A" as submitted and on file at the Glenn County Planning & Community Development Services Agency.

Acknowledgment:

I hereby declare that I have read the foregoing conditions that they are in fact the conditions that were imposed upon the granting of this permit, and that I agree to abide fully by said conditions. Additionally, I have read the staff report and I am aware of codified county, state, and/or federal standards and regulation that shall be met with the granting of this permit.

Signed: _____
Bret Wood

Date: _____



December 17, 2019

John Lanier
Glenn County
777 N. Colusa Street
Willows, CA 95988

Ref: Gas and Electric Transmission and Distribution

Dear Mr. Lanier,

Thank you for submitting 777 N. Colusa Street Willows, CA 95988 plans for our review. PG&E will review the submitted plans in relationship to any existing Gas and Electric facilities within the project area. If the proposed project is adjacent/or within PG&E owned property and/or easements, we will be working with you to ensure compatible uses and activities near our facilities.

Attached you will find information and requirements as it relates to Gas facilities (Attachment 1) and Electric facilities (Attachment 2). Please review these in detail, as it is critical to ensure your safety and to protect PG&E's facilities and its existing rights.

Below is additional information for your review:

1. This plan review process does not replace the application process for PG&E gas or electric service your project may require. For these requests, please continue to work with PG&E Service Planning: https://www.pge.com/en_US/business/services/building-and-renovation/overview/overview.page.
2. If the project being submitted is part of a larger project, please include the entire scope of your project, and not just a portion of it. PG&E's facilities are to be incorporated within any CEQA document. PG&E needs to verify that the CEQA document will identify any required future PG&E services.
3. An engineering deposit may be required to review plans for a project depending on the size, scope, and location of the project and as it relates to any rearrangement or new installation of PG&E facilities.

Any proposed uses within the PG&E fee strip and/or easement, may include a California Public Utility Commission (CPUC) Section 851 filing. This requires the CPUC to render approval for a conveyance of rights for specific uses on PG&E's fee strip or easement. PG&E will advise if the necessity to incorporate a CPUC Section 851 filing is required.

This letter does not constitute PG&E's consent to use any portion of its easement for any purpose not previously conveyed. PG&E will provide a project specific response as required.

Sincerely,

Plan Review Team
Land Management



Attachment 1 – Gas Facilities

There could be gas transmission pipelines in this area which would be considered critical facilities for PG&E and a high priority subsurface installation under California law. Care must be taken to ensure safety and accessibility. So, please ensure that if PG&E approves work near gas transmission pipelines it is done in adherence with the below stipulations. Additionally, the following link provides additional information regarding legal requirements under California excavation laws: <https://www.usanorth811.org/images/pdfs/CA-LAW-2018.pdf>

1. Standby Inspection: A PG&E Gas Transmission Standby Inspector must be present during any demolition or construction activity that comes within 10 feet of the gas pipeline. This includes all grading, trenching, substructure depth verifications (potholes), asphalt or concrete demolition/removal, removal of trees, signs, light poles, etc. This inspection can be coordinated through the Underground Service Alert (USA) service at 811. A minimum notice of 48 hours is required. Ensure the USA markings and notifications are maintained throughout the duration of your work.

2. Access: At any time, PG&E may need to access, excavate, and perform work on the gas pipeline. Any construction equipment, materials, or spoils may need to be removed upon notice. Any temporary construction fencing installed within PG&E's easement would also need to be capable of being removed at any time upon notice. Any plans to cut temporary slopes exceeding a 1:4 grade within 10 feet of a gas transmission pipeline need to be approved by PG&E Pipeline Services in writing PRIOR to performing the work.

3. Wheel Loads: To prevent damage to the buried gas pipeline, there are weight limits that must be enforced whenever any equipment gets within 10 feet of traversing the pipe.

Ensure a list of the axle weights of all equipment being used is available for PG&E's Standby Inspector. To confirm the depth of cover, the pipeline may need to be potholed by hand in a few areas.

Due to the complex variability of tracked equipment, vibratory compaction equipment, and cranes, PG&E must evaluate those items on a case-by-case basis prior to use over the gas pipeline (provide a list of any proposed equipment of this type noting model numbers and specific attachments).

No equipment may be set up over the gas pipeline while operating. Ensure crane outriggers are at least 10 feet from the centerline of the gas pipeline. Transport trucks must not be parked over the gas pipeline while being loaded or unloaded.

4. Grading: PG&E requires a minimum of 36 inches of cover over gas pipelines (or existing grade if less) and a maximum of 7 feet of cover at all locations. The graded surface cannot exceed a cross slope of 1:4.

5. Excavating: Any digging within 2 feet of a gas pipeline must be dug by hand. Note that while the minimum clearance is only 12 inches, any excavation work within 24 inches of the edge of a pipeline must be done with hand tools. So to avoid having to dig a trench entirely with hand tools, the edge of the trench must be over 24 inches away. (Doing the math for a 24 inch



wide trench being dug along a 36 inch pipeline, the centerline of the trench would need to be at least 54 inches [$24/2 + 24 + 36/2 = 54$] away, or be entirely dug by hand.)

Water jetting to assist vacuum excavating must be limited to 1000 psig and directed at a 40° angle to the pipe. All pile driving must be kept a minimum of 3 feet away.

Any plans to expose and support a PG&E gas transmission pipeline across an open excavation need to be approved by PG&E Pipeline Services in writing PRIOR to performing the work.

6. Boring/Trenchless Installations: PG&E Pipeline Services must review and approve all plans to bore across or parallel to (within 10 feet) a gas transmission pipeline. There are stringent criteria to pothole the gas transmission facility at regular intervals for all parallel bore installations.

For bore paths that cross gas transmission pipelines perpendicularly, the pipeline must be potholed a minimum of 2 feet in the horizontal direction of the bore path and a minimum of 12 inches in the vertical direction from the bottom of the pipe with minimum clearances measured from the edge of the pipe in both directions. Standby personnel must watch the locator trace (and every ream pass) the path of the bore as it approaches the pipeline and visually monitor the pothole (with the exposed transmission pipe) as the bore traverses the pipeline to ensure adequate clearance with the pipeline. The pothole width must account for the inaccuracy of the locating equipment.

7. Substructures: All utility crossings of a gas pipeline should be made as close to perpendicular as feasible ($90^\circ \pm 15^\circ$). All utility lines crossing the gas pipeline must have a minimum of 12 inches of separation from the gas pipeline. Parallel utilities, pole bases, water line 'kicker blocks', storm drain inlets, water meters, valves, back pressure devices or other utility substructures are not allowed in the PG&E gas pipeline easement.

If previously retired PG&E facilities are in conflict with proposed substructures, PG&E must verify they are safe prior to removal. This includes verification testing of the contents of the facilities, as well as environmental testing of the coating and internal surfaces. Timelines for PG&E completion of this verification will vary depending on the type and location of facilities in conflict.

8. Structures: No structures are to be built within the PG&E gas pipeline easement. This includes buildings, retaining walls, fences, decks, patios, carports, septic tanks, storage sheds, tanks, loading ramps, or any structure that could limit PG&E's ability to access its facilities.

9. Fencing: Permanent fencing is not allowed within PG&E easements except for perpendicular crossings which must include a 16 foot wide gate for vehicular access. Gates will be secured with PG&E corporation locks.

10. Landscaping: Landscaping must be designed to allow PG&E to access the pipeline for maintenance and not interfere with pipeline coatings or other cathodic protection systems. No trees, shrubs, brush, vines, and other vegetation may be planted within the easement area. Only those plants, ground covers, grasses, flowers, and low-growing plants that grow unsupported to a maximum of four feet (4') in height at maturity may be planted within the easement area.



11. Cathodic Protection: PG&E pipelines are protected from corrosion with an "Impressed Current" cathodic protection system. Any proposed facilities, such as metal conduit, pipes, service lines, ground rods, anodes, wires, etc. that might affect the pipeline cathodic protection system must be reviewed and approved by PG&E Corrosion Engineering.
12. Pipeline Marker Signs: PG&E needs to maintain pipeline marker signs for gas transmission pipelines in order to ensure public awareness of the presence of the pipelines. With prior written approval from PG&E Pipeline Services, an existing PG&E pipeline marker sign that is in direct conflict with proposed developments may be temporarily relocated to accommodate construction work. The pipeline marker must be moved back once construction is complete.
13. PG&E is also the provider of distribution facilities throughout many of the areas within the state of California. Therefore, any plans that impact PG&E's facilities must be reviewed and approved by PG&E to ensure that no impact occurs which may endanger the safe operation of its facilities.



Attachment 2 – Electric Facilities

It is PG&E's policy to permit certain uses on a case by case basis within its electric transmission fee strip(s) and/or easement(s) provided such uses and manner in which they are exercised, will not interfere with PG&E's rights or endanger its facilities. Some examples/restrictions are as follows:

1. **Buildings and Other Structures:** No buildings or other structures including the foot print and eave of any buildings, swimming pools, wells or similar structures will be permitted within fee strip(s) and/or easement(s) areas. PG&E's transmission easement shall be designated on subdivision/parcel maps as **"RESTRICTED USE AREA – NO BUILDING."**
2. **Grading:** Cuts, trenches or excavations may not be made within 25 feet of our towers. Developers must submit grading plans and site development plans (including geotechnical reports if applicable), signed and dated, for PG&E's review. PG&E engineers must review grade changes in the vicinity of our towers. No fills will be allowed which would impair ground-to-conductor clearances. Towers shall not be left on mounds without adequate road access to base of tower or structure.
3. **Fences:** Walls, fences, and other structures must be installed at locations that do not affect the safe operation of PG&E's facilities. Heavy equipment access to our facilities must be maintained at all times. Metal fences are to be grounded to PG&E specifications. No wall, fence or other like structure is to be installed within 10 feet of tower footings and unrestricted access must be maintained from a tower structure to the nearest street. Walls, fences and other structures proposed along or within the fee strip(s) and/or easement(s) will require PG&E review; submit plans to PG&E Centralized Review Team for review and comment.
4. **Landscaping:** Vegetation may be allowed; subject to review of plans. On overhead electric transmission fee strip(s) and/or easement(s), trees and shrubs are limited to those varieties that do not exceed 15 feet in height at maturity. PG&E must have access to its facilities at all times, including access by heavy equipment. No planting is to occur within the footprint of the tower legs. Greenbelts are encouraged.
5. **Reservoirs, Sumps, Drainage Basins, and Ponds:** Prohibited within PG&E's fee strip(s) and/or easement(s) for electric transmission lines.
6. **Automobile Parking:** Short term parking of movable passenger vehicles and light trucks (pickups, vans, etc.) is allowed. The lighting within these parking areas will need to be reviewed by PG&E; approval will be on a case by case basis. Heavy equipment access to PG&E facilities is to be maintained at all times. Parking is to clear PG&E structures by at least 10 feet. Protection of PG&E facilities from vehicular traffic is to be provided at developer's expense AND to PG&E specifications. Blocked-up vehicles are not allowed. Carports, canopies, or awnings are not allowed.
7. **Storage of Flammable, Explosive or Corrosive Materials:** There shall be no storage of fuel or combustibles and no fueling of vehicles within PG&E's easement. No trash bins or incinerators are allowed.



8. Streets and Roads: Access to facilities must be maintained at all times. Street lights may be allowed in the fee strip(s) and/or easement(s) but in all cases must be reviewed by PG&E for proper clearance. Roads and utilities should cross the transmission easement as nearly at right angles as possible. Road intersections will not be allowed within the transmission easement.

9. Pipelines: Pipelines may be allowed provided crossings are held to a minimum and to be as nearly perpendicular as possible. Pipelines within 25 feet of PG&E structures require review by PG&E. Sprinklers systems may be allowed; subject to review. Leach fields and septic tanks are not allowed. Construction plans must be submitted to PG&E for review and approval prior to the commencement of any construction.

10. Signs: Signs are not allowed except in rare cases subject to individual review by PG&E.

11. Recreation Areas: Playgrounds, parks, tennis courts, basketball courts, barbecue and light trucks (pickups, vans, etc.) may be allowed; subject to review of plans. Heavy equipment access to PG&E facilities is to be maintained at all times. Parking is to clear PG&E structures by at least 10 feet. Protection of PG&E facilities from vehicular traffic is to be provided at developer's expense AND to PG&E specifications.

12. Construction Activity: Since construction activity will take place near PG&E's overhead electric lines, please be advised it is the contractor's responsibility to be aware of, and observe the minimum clearances for both workers and equipment operating near high voltage electric lines set out in the High-Voltage Electrical Safety Orders of the California Division of Industrial Safety (<https://www.dir.ca.gov/Title8/sb5g2.html>), as well as any other safety regulations. Contractors shall comply with California Public Utilities Commission General Order 95 (http://www.cpuc.ca.gov/gos/GO95/go_95_startup_page.html) and all other safety rules. No construction may occur within 25 feet of PG&E's towers. All excavation activities may only commence after 811 protocols has been followed.

Contractor shall ensure the protection of PG&E's towers and poles from vehicular damage by (installing protective barriers) Plans for protection barriers must be approved by PG&E prior to construction.

13. PG&E is also the owner of distribution facilities throughout many of the areas within the state of California. Therefore, any plans that impact PG&E's facilities must be reviewed and approved by PG&E to ensure that no impact occurs that may endanger the safe and reliable operation of its facilities.



Glenn County Environmental Health

247 N Villa Avenue, Willows, CA 95988
(530) 934-6102 • Fax: (530) 934-6103

Date: December 19, 2019

To: John Lanier, Assistant Planner
Planning & Community Development Services Agency
(Via Email)

From: Kevin Backus, REHS
Director, Glenn County Environmental Health Department

Re: Site Plan Review 2019-025, APN 019-020-035, Millar, (30x66 Concrete Fuel Containment)

We have reviewed the application information for the project noted above and recommend it be found complete for further processing. We have the following comments/requirements:

1. The proposed project parcel has an existing onsite wastewater treatment system (OWTS), replacement area and water wells.
2. The proposed 30x66 Concrete Fuel Containment shall not affect any part of the OWTS, replacement area or water wells.

Please contact Environmental Health at 530-934-6102 with any questions on this matter.

GLENN COUNTY

Planning & Community Development Services Agency

777 N. Colusa Street
Willows, CA 95988
530.934.6540 Fax 530.934.6533
www.countyofglenn.net



Donald Rust, Director

REQUEST FOR REVIEW

COUNTY DEPARTMENTS/DISTRICTS

- ☒ Glenn County Agricultural Commissioner
- ☒ Glenn County Air Pollution Control District/CUPA
- ☒ Glenn County Assessor
- ☒ Glenn County Building Inspector
- ☒ Glenn County Engineering & Surveying Division
- ☒ Glenn County Environmental Health Department
- ☒ Glenn County Sheriff's Department
- ☐ Glenn County Board of Supervisors
- ☐ Glenn County Counsel
- ☐ Glenn County Planning Commission
- ☐ Glenn LAFCO

FEDERAL AGENCIES

- ☐ U.S. Army Corps of Engineers
- ☐ U.S. Fish and Wildlife Service
- ☐ U.S. Department of Agriculture
- ☐ U.S. Bureau of Reclamation - Willows

OTHER

- ☐ Western Area Power Administration
- ☐ Sacramento River National Wildlife Refuge
- ☐ City of Willows
- ☐ Community Services District:
- ☒ Pacific Gas and Electric Company (PG&E)
- ☒ Fire Protection District: Ord Fire Protection District
- ☐ Glenn County Resource Conservation District
- ☐ School District:

STATE AGENCIES

- ☐ Central Valley Flood Protection Board
- ☐ Central Valley Regional Water Quality Control Board (RWQCB)
- ☐ State Water Resources Control Board – Division of Drinking Water
- ☐ Department of Alcoholic Beverage Control (ABC)
- ☐ Department of Conservation, Division of Land Resource Protection
- ☐ Department of Conservation, Office of Mine Reclamation (OMR)
- ☐ Department of Conservation, Division of Oil, Gas, and Geothermal Resources
- ☐ Department of Fish and Wildlife
- ☐ Department of Food and Agriculture
- ☐ Department of Forestry and Fire Protection (Cal Fire)
- ☐ Department of Housing and Community Development (HCD)
- ☐ Department of Public Health
- ☐ Department of Toxic Substances Control (DTSC)
- ☐ Department of Transportation (Caltrans)
- ☐ Department of Water Resources (DWR)
- ☐ Office of the State Fire Marshall
- ☐ CalRecycle

- ☐ Northeast Center of the California Historical Resources Information System
- ☐ Railroad:
- ☐ Reclamation District:
- ☐ Water/Irrigation District:
- ☐ Special District:
- ☐ Tehama-Colusa Canal Authority
- ☐ UC Cooperative Extension Office

DATE: December 16, 2019

PROJECT: Site Plan Review 2019-025
Millar, 30x66 Concrete Fuel Containment

PLANNER: John Lanier, Assistant Planner; jlaniar@countyofglenn.net

APPLICANT: North Valley Building Systems
#30 Seville Ct.
Chico, CA 95928

LANDOWNER: Mike Millar
2882 Hwy 45
Glenn, CA 95943

PROPOSAL: Site Plan Review 2019-025
Millar, 30x66 Concrete Fuel Containment

North Valley Building Systems has applied to construct a 30' by 66' concrete containment for use with fuel tanks. The structure will be 2' tall. The total square footage for the structure will be 1980 square feet.

LOCATION: The project site is 2882 Hwy 45, approximately 1 mile south of Ord Bend. The property is located north of County Road 36 east of State Highway 45, south of County Road 32/Ord Ferry Road and west of the Sacramento River, in the unincorporated area of Glenn County, California.

APN: 019-020-035 (88.54 ± acres)

ZONING: "FS-80" Farmland and Security Zone (72-acre, minimum parcel size)

GENERAL PLAN: "Intensive Agriculture"

FLOOD ZONE: Flood Zone "A" according to Flood Insurance Rate Map (FIRM) No. 06021C0675D, dated August 5, 2010 issued by the Federal Emergency Management Agency (FEMA). Flood Zone "A" consists of areas subject to inundation by the 1-percent-annual-chance flood events. No base flood elevations or base flood depths are shown within this zone.

The Glenn County Planning Division is requesting comments on this proposal for determination of completeness, potential constraints, and/or proposed Compliance Requirement. If comments are not received by **Monday, January 6, 2019**, it is assumed that there are no specific comments to be included in the analysis of the project. Comments submitted by e-mail are acceptable. Thank you for considering this matter.

AGENCY COMMENTS:

Please consider the following:

1. Is the information in the application complete enough to analyze impacts and conclude review?
2. Comments may include project-specific code requirements unique to the project. Cite code section and document (i.e. General Plan, Subdivision Map Act, etc.).
3. What are the recommended Compliance Requirement for this project and justification for each Requirement? When should each Compliance Requirement be accomplished (i.e. prior to any construction at the site, prior to recording the parcel map, filing the Final Map, or issuance of a Certificate of Occupancy, etc.)?

SPR 2019-025

GLENN COUNTY
PLANNING AND PUBLIC WORKS AGENCY
777 North Colusa Street
WILLOWS, CA 95988
(530) 934-6540
FAX (530) 934-6533
www.countyofglenn.net

APPLICATION FOR SITE PLAN REVIEW (AGRICULTURAL)

NOTE: FAILURE TO ANSWER APPLICABLE QUESTIONS AND REQUIRED ATTACHMENTS COULD DELAY THE PROCESSING OF YOUR APPLICATION.

1. Applicant(s):

Name: North Valley Building Systems

Address: #30 Seville ct. Chico, CA 95928

Phone: (Business) 530-345-7296 ^{cell} ~~(Home)~~ 530-228-4565

Fax: 530-345-2399 E-mail: Bret@northvalleybuilding.com

2. Property Owner(s):

Name: Mike Millar

Address: 2882 Hwy 45 Glenn, CA 95943

Phone: (Business) 530-934-2882 (Home) _____

Fax: _____ E-mail: rmmillar02@hotmail.com

3. Engineer/Person who Prepared Site Plan (if applicable):

Name: Summit Structural Design, Andy Johnson

Mailing Address: 383 Rio Lindo Ave, Suite 200 Chico, CA 95926

Phone: (Business) 530-592-4407 ext. 101 (Home) _____

Fax: _____ E-mail: andy@summitchico.com

4. Name and address of property owner's duly authorized agent (if applicable) who is to be furnished with notice of hearing (Section 65091 California Government Code).

Name: Mike Millar (please cc North Valley Building Systems, #30 Seville ct. Chico, CA 95928)

Mailing Address: 2882 Hwy 45 Glenn, CA 95943

5. Request or Proposal: construct a 30' x 66' concrete fuel containment for existing fuel tanks

6. Address and Location of Project: 2882 Hwy 45 Glenn, CA 95943

7. Current Assessor's Parcel Number(s): 019-020-035-000

8. Existing Zoning: FS-80

9. Existing Use of Property: agricultural

10. Provide any additional information that may be helpful in evaluating your proposal: This proposed fuel containment will be located in an area already being used in day to day farming operations. No existing orchards will have to be removed nor will this have an adverse affect on current agricultural operations

DECLARATION UNDER PENALTY OF PERJURY

(Must be signed by Applicant(s) and Property Owner(s))

(Additional sheets may be necessary)

The Applicant(s) and/or Property Owner(s), by signing this application, shall be deemed to have agreed to defend, indemnify, release and hold harmless the County, its agents, officers, attorneys, employees, boards and commissions from any claim, action or proceeding brought against the foregoing individuals or entities, the purpose of which is to attack, set aside, void or null the approval of this development entitlement or approval or certification of the environmental document which accompanies it, or to obtain damages relating to such action(s). This indemnification agreement shall include, but not be limited to, damages, costs expenses, attorney fees or expert witness fees that may be asserted by any person or entity, including the applicant, arising out of or in connection with the approval of the entitlement whether or not there is concurrent passive or active negligence on the part of the County.

Applicant(s):

Signed: Bret J Wood

Print: Bret Wood

Date: 12-9-19

Address: #30 Seville Ct. Chico, CA 95928

I am (We are) the owner(s) of property involved in this application and I (We) have completed this application and all other documents required.

I am (We are) the owner(s) of the property involved in this application and I (We) acknowledge the preparation and submission of this application.

I (We) declare under penalty of perjury that the foregoing is true and correct.

Property Owner(s):

Signed: 

Print: Mike Millar

Date: 12-9-19

Address: 2882 Hwy 45 Glenn, CA 95943

Millar Farms

Mike Millar

2882 Hwy 45
Glenn, CA 95943
Ph. (530) 520-0676

December 11, 2019

Glenn County Planning & Public Works
Planning Department
777 N. Colusa Street
Willows, CA 95988

Re: Site Plan Review
APN: 019-020-035-000

To Whom It May Concern,

Please accept this letter of intent for our proposed fuel containment that will be constructed on our parcel listed above. The 30' x 66' Concrete fuel containment will be used for the storage of my fuel tanks necessary for my existing farming operation.

If you have any questions or need additional information you can reach me at (530) 520-0676

Respectfully,



Mike Millar

RECORDING REQUESTED BY
North State Title Company
Escrow No. **05300467-** Order No.

AND WHEN RECORDED MAIL TO

Name **Michael T. Millar**
Address **2882 Highway 45**
City, State, & Zip **Glenn, CA 95943**

2005-7906
Recorded at the request of
NORTH STATE TITLE CO
10/26/2005 10:37A
Fee: 10.00 No of Pages:2
OFFICIAL RECORDS
Vince T Minto Clerk-Recorder
Glenn County, CA

SPACE ABOVE THIS LINE FOR RECORDER'S USE

INTERSPOUSAL TRANSFER DEED

Individual Grant Deed (Excluded from Reappraisal Under Proposition 13)

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

Documentary Transfer Tax is \$ 0- EXEMPT UNDER R & T CODE 11927.

Parcel No. 019-020-030-0, 019-020-033-0, ,

This is an INTERSPOUSAL TRANSFER under Sec. 63 of the Revenue and Taxation Code. Grantee(s) has (have) checked the applicable exclusion:

- | | |
|---|--|
| <input type="checkbox"/> From joint tenancy to community property | <input type="checkbox"/> From one spouse to the other spouse (see below) |
| <input type="checkbox"/> From joint tenancy to tenancy in common | <input type="checkbox"/> From one spouse to both spouses (see below) |
| <input checked="" type="checkbox"/> To relinquish any community interest and to vest said property in the name of the grantee as his/her sole and separate property | <input type="checkbox"/> Other _____ |

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged.

Rachelle Joann Millar, wife of Michael T. Millar

hereby GRANT(S) to **Michael T. Millar, a married man as his sole and separate property**

the following described real property in the Unincorporated Area of
county of **GLENN**, state of **California**:

See Exhibit A attached hereto and made a part hereof.

It is the intent of the grantor herein to divest all interest in and to the herein described property, community and otherwise, and to vest title to the grantee.

Dated: **September 21, 2005**

STATE OF CALIFORNIA
COUNTY OF GLENN

SS.

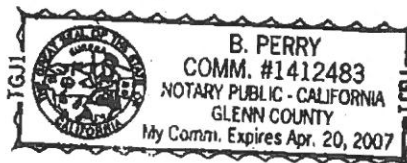
Rachelle Joann Millar
Rachelle Joann Millar

On 10/24/05 before me, the undersigned Notary Public, personally appeared **Rachelle Joann Millar** personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument

WITNESS my hand and official seal.

Signature _____

MAIL TAX
STATEMENTS TO: SAME AS ABOVE



2005-7906
Pg: 1/2

Exhibit A

PARCEL 1:

Parcels 1 and 3 as shown on that certain Parcel Map filed for record in the office of the County Recorder, County of Glenn, State of California on December 1, 1997 in Book 11 of Parcel Maps, at page 96.

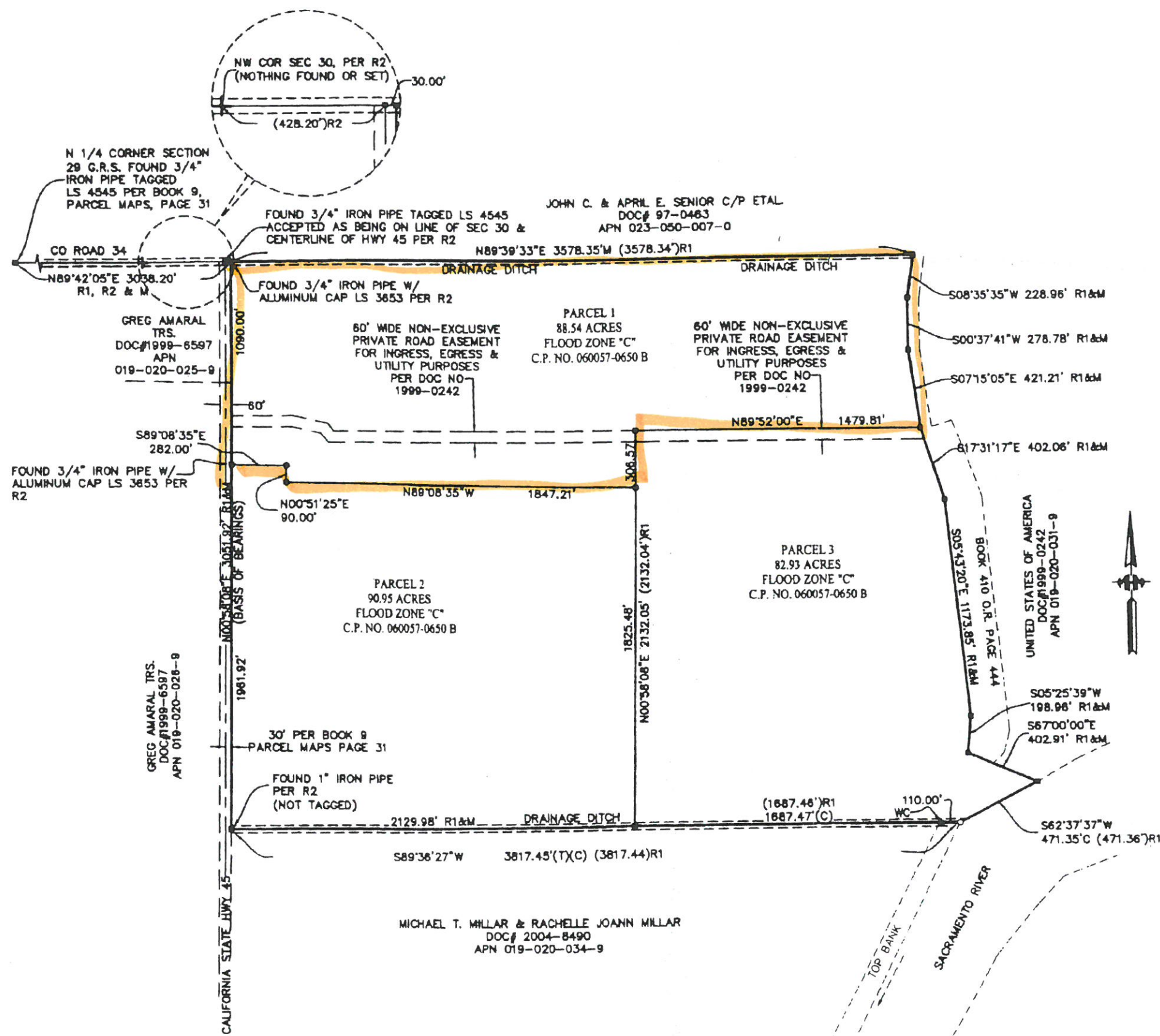
PARCEL 2:

Parcel 2 as shown on that certain Parcel Map filed for record in the office of the County Recorder, County of Glenn, State of California on December 1, 1997 in Book 11 of Parcel Maps, at page 96.

EXCEPTING THEREFROM any portion of the described property within the natural bed of the Sacramento River below the line of ordinary high water where it was located prior to any artificial or evulsive changes in the location of the shoreline.

ALSO EXCEPTING THEREFROM any portion of the described property within the sovereign bed of the Sacramento River.





LEGEND

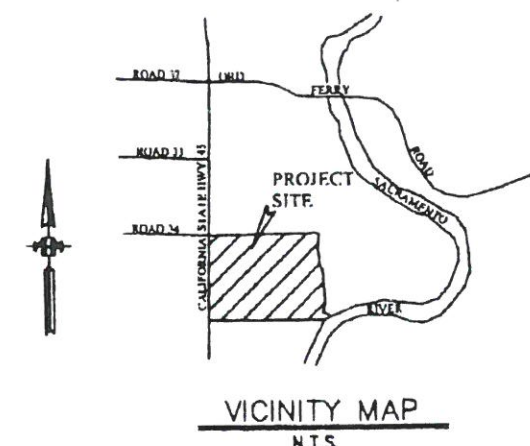
- SET 3/4" IRON PIPE W/CAP LS 3849
- FOUND 3/4" I.P. TAGGED LS 5712 PER R1 OR OTHER TYPES OF MONUMENTS AS SHOWN PER R2
- CALCULATED POINT (NOTHING FOUND OR SET)
- WC WITNESS CORNER
- M MEASURED
- CP NO. COMMUNITY PANEL NUMBER FIRM MAP
- (C) CALCULATED

RECORDS

- R1 PM 95-12 PER 11 PM 98
- R2 TRACT NO. 84-9 PER 9 PM 31

NOTE

FLOOD ZONE "C":
AREAS OF MINIMAL FLOODING PER PANEL NO. 060057-0650 B
FLOOD INSURANCE RATE MAP, GLENN COUNTY, CA



PARCEL MAP NO. 2008-004
FOR
MICHAEL T. MILLAR
A.P.N. 019-020-033 & 030
DOC. NO. 2005-7905

BEING A PARCEL DIVISION OF A PORTION OF SECTION 30 OF THE
GLENN RANCH SURVEY IN THE JACINTO RANCHO, AND A PORTION
OF PROJECTED TOWNSHIP 20 NORTH, RANGE 1 WEST, M.D.B.&M.

GLENN COUNTY
CALIFORNIA

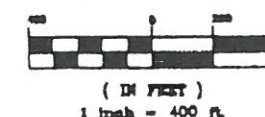
DECEMBER 2008
SCALE 1"=400'

PREPARED BY: MWM INC., 1204 E STREET, MARYSVILLE, CA 95901
08135 PM SHEET 3 OF 3

BASIS OF BEARINGS

BEARINGS SHOWN HEREON REFER TO MONUMENTS FOUND ON THE EAST LINE OF
CALIFORNIA STATE HIGHWAY NO. 45, BEING THE NORTHWEST CORNER OF PARCEL 1 AND
THE SOUTHWEST CORNER OF PARCEL 3 AS SHOWN ON PARCEL MAP NO. 95-12 FILED IN
BOOK 11 P.M. PAGE 96. (BEARING BEING NORTH 00°58'08" EAST)

GRAPHIC SCALE



OWNER'S STATEMENT

WE, THE UNDERSIGNED, HEREBY CERTIFY THAT WE ARE THE OWNERS OF, OR HAVE SOME RIGHT, TITLE OR INTEREST IN AND TO THE REAL PROPERTY INCLUDED WITHIN THE SUBDIVISION SHOWN UPON THIS MAP AND THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS NECESSARY TO PASS CLEAR TITLE TO SAID PROPERTY, AND WE CONSENT TO THE PREPARATION AND RECORDATION OF SAID MAP AND SUBDIVISION AS SHOWN WITHIN THE SUBDIVISION BOUNDARY LINES.

Michael T. Millar, owner.
MICHAEL T. MILLAR, OWNER

LEON A. MORENO, TRUSTEE
METROPOLITAN LIFE INSURANCE COMPANY, A CORPORATION

ACKNOWLEDGMENT

STATE OF CALIFORNIA } SS
COUNTY OF FRESNO

ON AUGUST 27, 2009 BEFORE ME
Cathy M. Kelly NOTARY PUBLIC, PERSONALLY APPEARED

LEON A. MORENO
WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND.

Cathy M. Kelly
SIGNATURE OF NOTARY

Cathy M. Kelly
NOTARY'S NAME

MY COMMISSION NUMBER 1740242

MY COMMISSION EXPIRES MAY 17, 2011

PRINCIPAL PLACE OF BUSINESS FRESNO Co., CA
(County)

ACKNOWLEDGMENT

STATE OF CALIFORNIA } SS
COUNTY OF GLENN

ON 9-2-09 BEFORE ME MARSHA RAE ALLEN
Michael T. Millar NOTARY PUBLIC, PERSONALLY APPEARED

WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND.

Marsha Rae Allen
SIGNATURE OF NOTARY
MARSHA RAE ALLEN

NOTARY'S NAME

MY COMMISSION NUMBER 1653943

MY COMMISSION EXPIRES APR 22 2010

PRINCIPAL PLACE OF BUSINESS Glenn Co CA
(County)

TAX COLLECTOR'S CERTIFICATE

I HEREBY CERTIFY THAT THERE ARE NO LIENS OF UNPAID COUNTY OR SPECIAL DISTRICT TAXES AGAINST ANY OF THE LANDS OF THE OWNERS SHOWN ON THE ACCOMPANYING PARCEL MAP, EXCEPT TAXES WHICH ARE A LIEN BUT NOT YET PAYABLE I ESTIMATE TO BE IN THE AMOUNT OF \$10,028.53.

I ACKNOWLEDGE RECEIPT OF SATISFACTORY SECURITY OF THE ESTIMATED AMOUNT \$10,028.53 TO INSURE PAYMENT OF TAXES WHICH ARE A LIEN BUT NOT YET PAYABLE.

APN 019-020-030-0
019-020-033-0

DATED THIS 2nd DAY OF Sept. 2009.

DON SANTORO, GLENN COUNTY TAX COLLECTOR

BY: Linda D. Santoro
DEPUTY

PLANNER'S STATEMENT

I, DAVID J. SHOEMAKER, INTERIM SECRETARY TO GLENN COUNTY PLANNING COMMISSION HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP; THAT THE SUBDIVISION AS SHOWN HEREON IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, AND ANY APPROVED ALTERATIONS THEREOF AS APPROVED BY THE GLENN COUNTY BOARD OF SUPERVISORS ON SEPTEMBER 16, 2008.

David J. Shoemaker 9-2-09
DAVID J. SHOEMAKER,
INTERIM SECRETARY, GLENN COUNTY PLANNING COMMISSION
AND INTERIM GLENN COUNTY PLANNING AND PUBLIC WORKS
AGENCY DIRECTOR

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF MICHAEL T. MILLAR IN DECEMBER, 2008. I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY. THE MONUMENTS ARE OF THE CHARACTER SHOWN, AND OCCUPY THE POSITIONS INDICATED AND ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

Donald L. Solheim
DONALD L. SOLHEIM
PLS 3649



COUNTY SURVEYOR'S STATEMENT

THIS MAP HAS BEEN EXAMINED BY ME OR UNDER MY DIRECTION AND SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP, AND ANY ALTERATIONS THEREOF. I HEREBY STATE THAT THIS PARCEL MAP IS IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE TIME OF THE TENTATIVE MAP APPROVAL AND I AM SATISFIED THAT THIS PARCEL MAP IS TECHNICALLY CORRECT.

Robert Thomas Hunter
ROBERT THOMAS HUNTER
RCE 30515
EXPIRES 03-31-2010



RECORDER'S CERTIFICATE

FILED THIS 11th DAY OF SEPT., 2009, AT 10:09 A.M. IN BOOK 13 OF PARCEL MAPS, AT PAGE 57 AT THE REQUEST OF MICHAEL T. MILLAR.

SHERYL THUR GLENN COUNTY RECORDER FEE: \$13.00 PAID

BY: Mary L. Sawyer SERIAL NO. 2009-4357
DEPUTY
MARY L. SAWYER

PARCEL MAP NO. 2008-004
FOR
MICHAEL T. MILLAR
A.P.N. 019-020-033 & 030
DOC. NO. 2005-7905

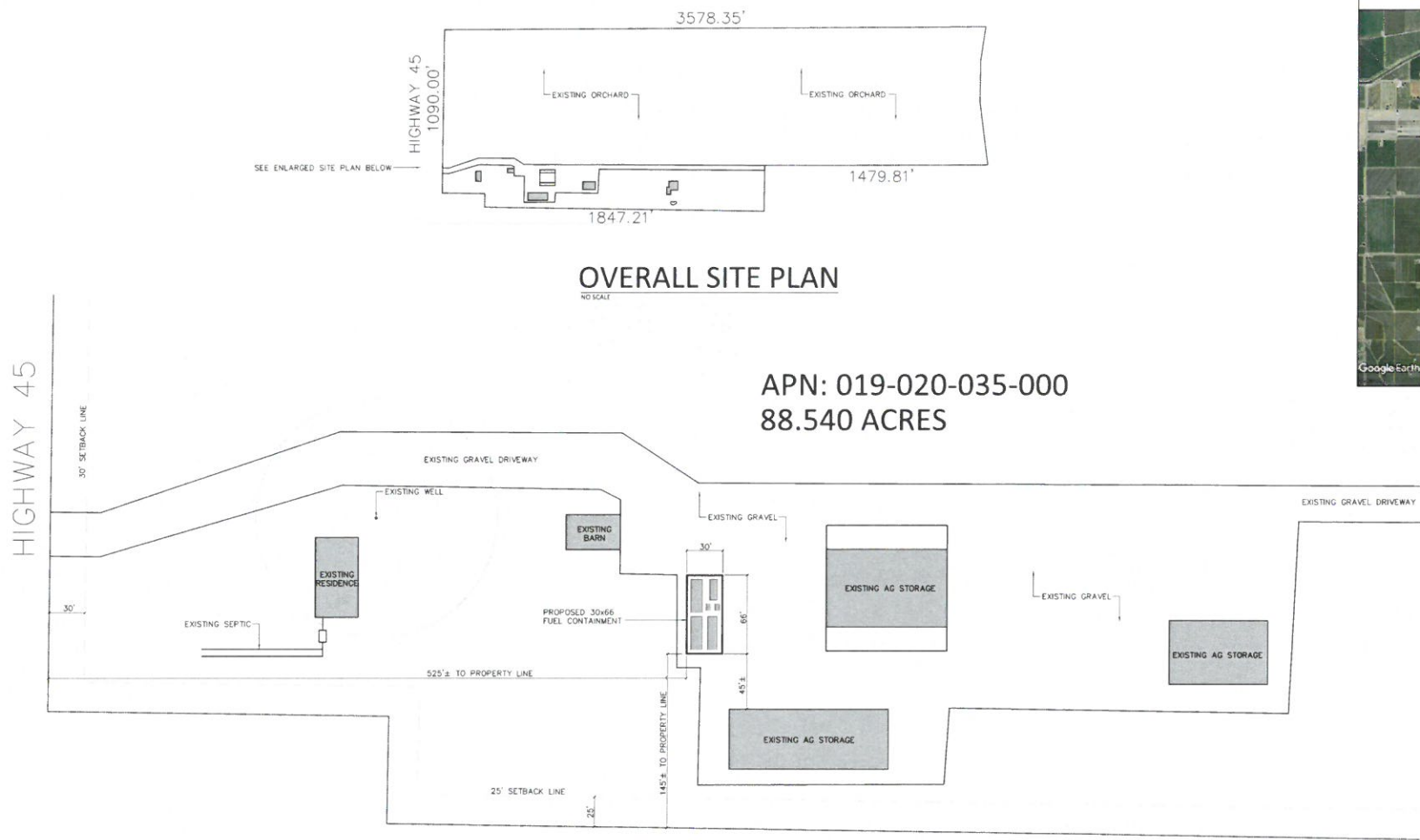
BEING A PARCEL DIVISION OF A PORTION OF SECTION 30 OF THE GLENN RANCH SURVEY IN THE JACINTO RANCHO, AND A PORTION OF PROJECTED TOWNSHIP 20 NORTH, RANGE 1 WEST, M.O.B. & M.

GLENN COUNTY
CALIFORNIA

DECEMBER 2008
SCALE 1"=400'

PREPARED BY: MHM INC., 1204 E STREET, MARYSVILLE, CA 95901
06135 PM SHEET 1 OF 3

13 PM 57



ENLARGED SITE PLAN

NOTE: ENGINEER OF RECORD HAS NOT VISITED THE PROPOSED CONSTRUCTION SITE. DIMENSIONS AND LAYOUT OF EXISTING BUILDINGS AND SITE HAS BEEN DEDUCED FROM INFORMATION PROVIDED BY THE CONTRACTOR. CONTRACTOR MUST FIELD VERIFY PLANS AND ALL DIMENSIONS PRIOR TO CONSTRUCTION AND IMMEDIATELY REPORT ANY DISCREPANCIES TO SUMMIT STRUCTURAL DESIGN.

NOTE: PARCEL APPEARS TO BE IN FLOOD ZONE A BASED ON FEMA FIRM MAP 06021C065D DATED AUG 8, 2010.

GROUND ELEVATION IS 115.7'±
BASE FLOOD ELEVATION IS 116.5'±
PROPOSED FINISHED FLOOR ELEVATION IS 116.7'±



SCOPE OF PROJECT

CONSTRUCT A 30x66 SECONDARY FUEL CONTAINMENT AREA
NOTE: ACCESSORY TO RESIDENCE. NO EMPLOYEE OR PUBLIC ACCESS.

PROJECT DIRECTORY

OWNER:
MILLAR
2882 HIGHWAY 45
GLENN, CA 95943

PROJECT ENGINEER:
SUMMIT STRUCTURAL DESIGN
383 RIO LINDO AVE
CHICO, CA 95926
(530) 592-4407

GENERAL CONTRACTOR:
NORTH VALLEY BUILDING SYSTEMS, INC.
BRET WOOD - PROJECT MANAGER
30 SEVILLE COURT
CHICO, CA 95928
(530) 345-7296

30' x 66' x 2'-0" CONTAINMENT

DRAWING INDEX

A1.....SITE PLAN/CODE ANALYSIS
S1.....BUILDING FOUNDATION
CG1-CG2.....CAL GREEN



383 Rio Lindo Ave.
Suite 200
Chico, CA 95926
P. 530.592.4407
SummitChico.com



SITE PLAN/CODE ANALYSIS

SECONDARY FUEL CONTAINMENT FOR MILLAR
2882 HIGHWAY 45, GLENN, CA 95943

REVISIONS:

DATE: 11/26/19

SCALE: NTS

DRAWN BY: ACJ

JOB NUMBER: 19-337

SHEET:

A1

1. GENERAL

- WELDING OF STRUCTURAL OR REINFORCING STEEL (IF OCCURS)
INSTALLATION OF POST-INSTALLED ANCHOR BOLTS INTO CONCRETE (WHERE REQUIRED)
- THE SPECIAL INSPECTOR SHALL BE ACCEPTABLE TO THE STRUCTURAL ENGINEER AND BUILDING DEPARTMENT, SHALL BE ICBO QUALIFIED, AND THEIR EXPERIENCE SHALL BE COMMENSURATE WITH THIS TYPE OF PROJECT.

2. SITE WORK / FOUNDATIONS

- A) ASSUMED MAXIMUM SOIL BEARING = 1500 PSF (BASED ON NRCS WEB SOIL SURVEY REPORT)
- B) BUILDING SITE IS ASSUMED TO BE DRAINED AND FREE OF CLAY OR EXPANSIVE SOIL. ENGINEER HAS NOT MADE A GEOTECHNICAL REVIEW OF SITE, ANY OTHER CONDITIONS ENCOUNTERED MUST BE BROUGHT TO THE ATTENTION OF THE ENGINEER.
- C) THESE CALCULATIONS ASSUME STABLE, UNDISTURBED SOILS AND LEVEL OR STEPPED FOOTINGS. ANY OTHER CONDITIONS SHOULD BE BROUGHT TO THE ATTENTION OF THE ENGINEER PRIOR TO THE CONSTRUCTION OF THE FOUNDATIONS.
- D) ALL FOOTINGS INCLUDING RETAINING WALL FOOTINGS, SPREAD FOOTINGS, WALL FOOTINGS, AND GRADE BEAMS SHALL BEAR ON UNDISTURBED SOIL WITH A FOOTING DEPTH BELOW FROSTLINE (18" TO 24" AS PER LOCAL REQUIREMENTS).
- E) BOTTOM OF ALL FOUNDATION TRENCHES SHALL BE CLEAN AND LEVEL.
- F) ALL FINISHED GRADE SHALL SLOPE AT A MINIMUM SLOPE OF 5% AWAY FROM ALL FOUNDATIONS A MINIMUM OF 10 FEET HORIZONTAL.
- G) FOUNDATIONS SHALL NOT BE SCALED FROM PLAN OR DETAIL DRAWINGS.
- H) FILL MATERIAL SHALL BE FREE FROM DEBRIS, VEGETATION, AND OTHER FOREIGN SUBSTANCES.
- I) USE 4" DIAMETER PERFORATED PIPE SUB-DRAIN BEHIND ALL RETAINING WALLS. SLOPE PIPE TO DRAIN TO DAYLIGHT.

4. CONCRETE / REINFORCING

- A) CONCRETE SHALL HAVE A MINIMUM 28 DAY STRENGTH OF 3,000 PSI U.N.O.
(DESIGN BASED ON 2500 PSI)
- C) ALL CEMENT USED SHALL CONFORM TO ASTM C-150 AND SHALL BE TYPE II OR TYPE III LOW ALKALI
- D) AGGREGATE SHALL CONFORM TO ASTM C-33 AND SHALL NOT CONTAIN MATERIALS WHICH ARE ALKALI REACTIVE AS DETERMINED BY ASTM C-227, 289, AND 295. IF TEST DATA IS UNAVAILABLE IN REGARDS TO ALKALI REACTIVE MATERIALS, PROVIDE CEMENT WITH A MAXIMUM ALKALI CONTENT LESS THAN 0.45% BY WEIGHT.
- E) CONCRETE EXPOSED TO FREEZING OR THAWING SHALL BE PROTECTED IN ACCORDANCE TO THE LATEST EDITION OF THE ACI 318.
- F) SLABS ON GRADE SHALL BE PER PLAN
- G) SAW: CUT TOP 3/4" OF SLAB FOR CRACK CONTROL AT INTERVALS NOT TO EXCEED 10'-0".
- H) REINFORCEMENT COVER SHALL BE AS FOLLOWS:
- CONCRETE CAST AGAINST AND PERMANENTLY EXPOSED TO SOIL: 3"
CONCRETE WITH SOIL OR WEATHER EXPOSURE:
#5 BARS AND SMALLER 1 1/2"
#6 BARS AND LARGER: 2"
CONCRETE WITHOUT SOIL OR WEATHER EXPOSURE: 3/4"
- I) REINFORCEMENT SHALL BE GRADE 60 PER ASTM A615 U.N.O.
LAP REINFORCING (48") BAR DIAMETERS U.N.O.



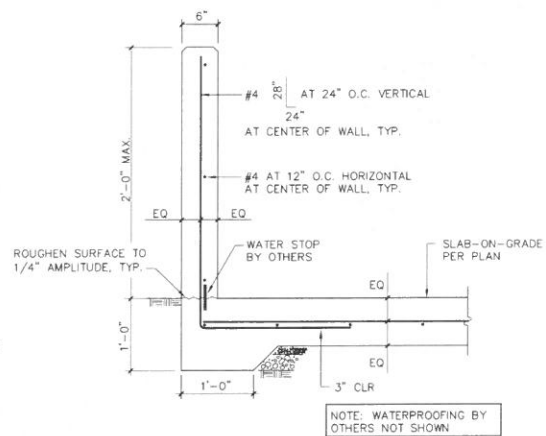
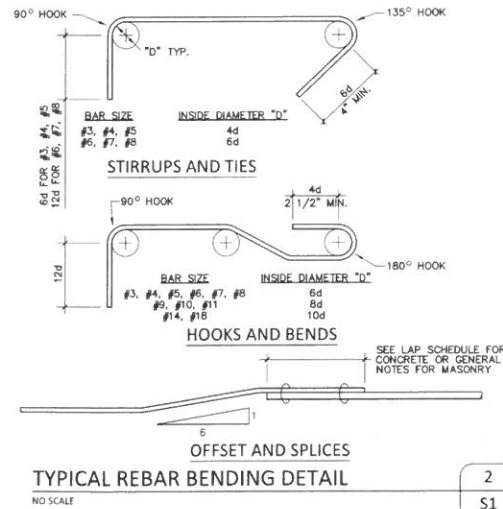
SCALE: 1/4" = 1'-0"

SLAB ON GRADE SHALL BE 8" THICK WITH #4 AT 14" O.C. E.W. AT CENTERLINE OF SLAB, OVER 2" SAND, OVER 4" AGGREGATE BASE. SUBGRADE SHALL BE COMPACTED TO 90% RELATIVE COMPACTION. WATERPROOFING AND SPILL CONTAINMENT DETAILING BY OTHERS.

NOTE: PARCEL APPEARS TO BE IN FLOOD ZONE A
BASED ON FEMA FIRM MAP 06021C065D DATED
AUG 8, 2010.

GROUND ELEVATION IS 115.7'±
BASE FLOOD ELEVATION IS 116.5'±
PROPOSED FINISHED FLOOR ELEVATION IS 116.7'±

AD01	ANCHOR BOLT	X	EIPS
AD02	ADDITIONAL		ANGLE
AD03	ADJUST	LM	LONG-LEG HORIZ
AD04	ADJUST	LM	LONG-LEG VERT
AL01	ALTERNATE	LSL	LONG-LEG HORIZ
AL02	ARCHITECTURAL	LSL	LONG-LEG VERT
BUC	BLOCK	USL	LONG-SLOTTED HOLE
BUC01	BLOCKING	USL	LONG-LEG VERT
BUC02	BLOCK	USL	LONG-LEG VERT
BT01 (R)	BOTTOM	MAX	MAXIMUM
BT02	BOTTOM	MAX	MAXIMUM
BT03	BOTTOM	MAX	MAXIMUM
BT04	BOTTOM	MAX	MAXIMUM
BT05	BOTTOM	MAX	MAXIMUM
BT06	BOTTOM	MAX	MAXIMUM
BT07	BOTTOM	MAX	MAXIMUM
BT08	BOTTOM	MAX	MAXIMUM
BT09	BOTTOM	MAX	MAXIMUM
BT10	BOTTOM	MAX	MAXIMUM
BT11	BOTTOM	MAX	MAXIMUM
BT12	BOTTOM	MAX	MAXIMUM
BT13	BOTTOM	MAX	MAXIMUM
BT14	BOTTOM	MAX	MAXIMUM
BT15	BOTTOM	MAX	MAXIMUM
BT16	BOTTOM	MAX	MAXIMUM
BT17	BOTTOM	MAX	MAXIMUM
BT18	BOTTOM	MAX	MAXIMUM
BT19	BOTTOM	MAX	MAXIMUM
BT20	BOTTOM	MAX	MAXIMUM
BT21	BOTTOM	MAX	MAXIMUM
BT22	BOTTOM	MAX	MAXIMUM
BT23	BOTTOM	MAX	MAXIMUM
BT24	BOTTOM	MAX	MAXIMUM
BT25	BOTTOM	MAX	MAXIMUM
BT26	BOTTOM	MAX	MAXIMUM
BT27	BOTTOM	MAX	MAXIMUM
BT28	BOTTOM	MAX	MAXIMUM
BT29	BOTTOM	MAX	MAXIMUM
BT30	BOTTOM	MAX	MAXIMUM
BT31	BOTTOM	MAX	MAXIMUM
BT32	BOTTOM	MAX	MAXIMUM
BT33	BOTTOM	MAX	MAXIMUM
BT34	BOTTOM	MAX	MAXIMUM
BT35	BOTTOM	MAX	MAXIMUM
BT36	BOTTOM	MAX	MAXIMUM
BT37	BOTTOM	MAX	MAXIMUM
BT38	BOTTOM	MAX	MAXIMUM
BT39	BOTTOM	MAX	MAXIMUM
BT40	BOTTOM	MAX	MAXIMUM
BT41	BOTTOM	MAX	MAXIMUM
BT42	BOTTOM	MAX	MAXIMUM
BT43	BOTTOM	MAX	MAXIMUM
BT44	BOTTOM	MAX	MAXIMUM
BT45	BOTTOM	MAX	MAXIMUM
BT46	BOTTOM	MAX	MAXIMUM
BT47	BOTTOM	MAX	MAXIMUM
BT48	BOTTOM	MAX	MAXIMUM
BT49	BOTTOM	MAX	MAXIMUM
BT50	BOTTOM	MAX	MAXIMUM
BT51	BOTTOM	MAX	MAXIMUM
BT52	BOTTOM	MAX	MAXIMUM
BT53	BOTTOM	MAX	MAXIMUM
BT54	BOTTOM	MAX	MAXIMUM
BT55	BOTTOM	MAX	MAXIMUM
BT56	BOTTOM	MAX	MAXIMUM
BT57	BOTTOM	MAX	MAXIMUM
BT58	BOTTOM	MAX	MAXIMUM
BT59	BOTTOM	MAX	MAXIMUM
BT60	BOTTOM	MAX	MAXIMUM
BT61	BOTTOM	MAX	MAXIMUM
BT62	BOTTOM	MAX	MAXIMUM
BT63	BOTTOM	MAX	MAXIMUM
BT64	BOTTOM	MAX	MAXIMUM
BT65	BOTTOM	MAX	MAXIMUM
BT66	BOTTOM	MAX	MAXIMUM
BT67	BOTTOM	MAX	MAXIMUM
BT68	BOTTOM	MAX	MAXIMUM
BT69	BOTTOM	MAX	MAXIMUM
BT70	BOTTOM	MAX	MAXIMUM
BT71	BOTTOM	MAX	MAXIMUM
BT72	BOTTOM	MAX	MAXIMUM
BT73	BOTTOM	MAX	MAXIMUM
BT74	BOTTOM	MAX	MAXIMUM
BT75	BOTTOM	MAX	MAXIMUM
BT76	BOTTOM	MAX	MAXIMUM
BT77	BOTTOM	MAX	MAXIMUM
BT78	BOTTOM	MAX	MAXIMUM
BT79	BOTTOM	MAX	MAXIMUM
BT80	BOTTOM	MAX	MAXIMUM
BT81	BOTTOM	MAX	MAXIMUM
BT82	BOTTOM	MAX	MAXIMUM
BT83	BOTTOM	MAX	MAXIMUM
BT84	BOTTOM	MAX	MAXIMUM
BT85	BOTTOM	MAX	MAXIMUM
BT86	BOTTOM	MAX	MAXIMUM
BT87	BOTTOM	MAX	MAXIMUM
BT88	BOTTOM	MAX	MAXIMUM
BT89	BOTTOM	MAX	MAXIMUM
BT90	BOTTOM	MAX	MAXIMUM
BT91	BOTTOM	MAX	MAXIMUM
BT92	BOTTOM	MAX	MAXIMUM
BT93	BOTTOM	MAX	MAXIMUM
BT94	BOTTOM	MAX	MAXIMUM
BT95	BOTTOM	MAX	MAXIMUM
BT96	BOTTOM	MAX	MAXIMUM
BT97	BOTTOM	MAX	MAXIMUM
BT98	BOTTOM	MAX	MAXIMUM
BT99	BOTTOM	MAX	MAXIMUM
BT100	BOTTOM	MAX	MAXIMUM
BT101	BOTTOM	MAX	MAXIMUM
BT102	BOTTOM	MAX	MAXIMUM
BT103	BOTTOM	MAX	MAXIMUM
BT104	BOTTOM	MAX	MAXIMUM
BT105	BOTTOM	MAX	MAXIMUM
BT106	BOTTOM	MAX	MAXIMUM
BT107	BOTTOM	MAX	MAXIMUM
BT108	BOTTOM	MAX	MAXIMUM
BT109	BOTTOM	MAX	MAXIMUM
BT110	BOTTOM	MAX	MAXIMUM
BT111	BOTTOM	MAX	MAXIMUM
BT112	BOTTOM	MAX	MAXIMUM
BT113	BOTTOM	MAX	MAXIMUM
BT114			



383 Rio Lindo Ave.
Suite 200
Chico, CA 95926
P. 530.592.4407
SummitChico.com



FOUNDATION PLAN/DETAILS
SECONDARY FUEL CONTAINMENT FOUNDATION FOR MILLAR
2882 HIGHWAY 45, GLENN, CA 95943

REVISIONS:

DATE: 11/26/19

SCALE: NO SCALE

DRAWN BY: ACJ

JOB NUMBER: 19-337

SHEET:

S1

2016 CALIFORNIA GREEN BUILDING STANDARDS CODE

RESIDENTIAL MANDATORY MEASURES, SHEET 1 (INCLUDING JANUARY 1, 2017 ERRATA)

INSPECTOR SIGNOFF

CHAPTER 3
GREEN BUILDING
SECTION 301 GENERAL

301.1 SCOPE.

Buildings shall be designed to include the green building measures specified as mandatory in the application checklists contained in this code. Voluntary green building measures are also included in the application checklists and may be included in the design and construction of structures covered by this code, but are not required unless adopted by a city, county, or city and county as specified in Section 101.7.

301.1.1 Additions and alterations. [HCD]

The mandatory provisions of Chapter 4 shall be applied to additions or alterations of existing residential buildings where the addition or alteration increases the building's conditioned area, volume, or size. The requirements shall apply only to and/or within the specific area of the addition or alteration.

Note:

On and after January 1, 2014, residential buildings undergoing permitted alterations, additions, or improvements shall replace noncompliant plumbing fixtures with water-conserving plumbing fixtures. Plumbing fixture replacement is required prior to issuance of a certificate of final completion, certificate of occupancy or final permit approval by the local building department. See Civil Code Section 11011.1, et seq., for the definition of a noncompliant plumbing fixture, types of residential buildings affected and other important enactment dates.

301.2 LOW-RISE AND HIGH-RISE RESIDENTIAL BUILDINGS. [HCD]

The provisions of the individual sections of CALGreen may be applied to either low-rise residential buildings high-rise residential buildings, or both. Individual sections will be designated by banners to indicate where the section applies specifically to low-rise only (LR) or high-rise only (HR). When the section applies to both low-rise and high-rise buildings, no banner will be used.

SECTION 302 MIXED OCCUPANCY BUILDINGS

302.1 MIXED OCCUPANCY BUILDINGS.

In mixed occupancy buildings, each portion of a building shall comply with the specific green building measures applicable to each specific occupancy.

ABBREVIATION DEFINITIONS:

HCD Department of Housing and Community Development
BSC California Building Standards Commission
DSA-SS Division of the State Architect, Structural Safety
OSHPO Office of Statewide Health Planning and Development
LR Low Rise
HR High Rise
AA Additions and Alterations
N New

CHAPTER 4
RESIDENTIAL MANDATORY MEASURES

DIVISION 4.1 PLANNING AND DESIGN

SECTION 4.102 DEFINITIONS

4.102.1 DEFINITIONS

The following terms are defined in Chapter 2 (and are included here for reference).

FRENCH DRAIN:

A trench, hole or other depressed area loosely filled with rock, gravel, fragments of brick or similar porous material used to collect or channel drainage or runoff water.

WATTLES:

Wattles are used to reduce sediment in runoff. Wattles are often constructed of natural plant materials such as hay, straw or similar material shaped in the form of tubes and placed on a downflow slope. Wattles are also used for perimeter and inlet controls.

4.106 SITE DEVELOPMENT

4.106.1 GENERAL.

Preservation and use of available natural resources shall be accomplished through evaluation and careful planning to minimize negative effects on the site and adjacent areas. Preservation of slopes, management of storm water drainage and erosion controls shall comply with this section.

4.106.2 STORM WATER DRAINAGE AND RETENTION DURING CONSTRUCTION.

Projects which disturb less than one acre of soil and are not part of a larger common plan of development which in total disturbs one acre or more, shall manage storm water drainage during construction. In order to manage storm water drainage during construction, one or more of the following measures shall be implemented to prevent flooding of adjacent property, prevent erosion and retain soil runoff on the site:

1.

Retention basins of sufficient size shall be utilized to retain storm water on the site.

2.

Where storm water is conveyed to a public drainage system, collection point, gutter or similar disposal method, water shall be filtered by use of a barrier system, wattle or other method approved by the enforcing agency.

3.

Compliance with a lawfully enacted storm water management ordinance.

4.106.3 GRADING AND PAVING.

Construction plans shall indicate how the site grading or drainage system will manage all surface water flow to keep water from entering buildings. Examples of methods to manage surface water include, but are not limited to, the following:

1.

Swales

2.

Water collection and disposal systems

3.

French drains

4.

Water retention gardens

5.

Other water measures which keep surface water away from buildings and aid in groundwater recharge.

Exception:

Additions and alterations not altering the drainage path.

4.106.4 Electric vehicle (EV) charging for new construction.

New construction shall comply with Sections 4.106.4.1 and 4.106.4.2 to facilitate future installation and use of EV chargers. Electric vehicle supply equipment (EVSE) shall be installed in accordance with the California Electrical Code, Article 625.

Exceptions:

On a case-by-case basis, where the local enforcing agency has determined EV charging and infrastructure are not feasible based upon one or more of the following conditions:

1.

Where there is no commercial power supply.

2.

Where there is evidence substantiating that meeting the requirements will alter the local utility infrastructure design requirements on the utility side of the meter so as to increase the utility side cost to the homeowner or developer by more than \$400.00 per unit.

4.106.4.1 New one- and two-family dwellings and townhouses with attached private garages.

For each dwelling unit, install a listed raceway to accommodate a dedicated 208/240-volt branch circuit. The raceway shall not be less than trade size 1 (nominal 1-inch inside diameter). The raceway shall originate at the main service or subpanel and shall terminate into a listed cabinet, box or other enclosure in close proximity to the proposed location of an EV charger. Raceways are required to be continuous at enclosed, inaccessible or concealed areas and spaces. The service panel and/or subpanel shall provide capacity to install a 40-ampere minimum dedicated branch circuit and space(s) reserved to permit installation of a branch circuit overcurrent protective device.

4.106.4.1.1 Identification.

The service panel or subpanel circuit directory shall identify the overcurrent protective device space(s) reserved for future EV charging as "EV CAPABLE." The raceway termination location shall be permanently and visibly marked as "EV CAPABLE."

4.106.4.2 New multifamily dwellings.

Where 17 or more multifamily dwelling units are constructed on a building site, 3 percent of the total number of parking spaces provided for all types of parking facilities, but in no case less than one, shall be electric vehicle charging stations (EV spaces) capable of supporting future EVSE. Calculations for the number of EV spaces shall be rounded up to the nearest whole number.

Note:

Construction documents are intended to demonstrate the project's capability and capacity for facilitating future EV charging. There is no requirement for EV spaces to be constructed or available until EV chargers are installed for use.

4.106.4.2.1 Electric vehicle charging space (EV space) locations.

Construction documents shall indicate the location of proposed EV spaces. At least one EV space shall be located in common use areas and available for use by all residents.

When EV chargers are installed,

EV spaces required by Section 4.106.2.2, Item 3, shall comply with at least one of the following options:

1.

The EV space shall be located adjacent to an accessible parking space meeting the requirements of the California Building Code, Chapter 11A, to allow use of the EV charger from the accessible parking space.

2.

The EV space shall be located on an accessible route, as defined in the California Building Code, Chapter 2, to the building.

INSPECTOR SIGNOFF

4.106.4.2.2 Electric vehicle charging space (EV space) dimensions.

The EV space shall be designed to comply with the following:

1.

The minimum length of each EV space shall be 18 feet (5486 mm).

2.

The minimum width of each EV space shall be 9 feet (2743 mm).

3.

One in every 25 EV spaces, but not less than one EV space, shall have an 8-foot (2438 mm) wide minimum aisle. A 5-foot (1524 mm) wide minimum aisle shall be permitted provided the minimum width of the EV space is 12 feet (3658 mm).

a.

Surface slope for this EV space and the aisle shall not exceed 1 unit vertical in 48 units horizontal (2.083 percent slope) in any direction.

4.106.4.2.3 Single EV space required.

Install a listed raceway capable of accommodating a 208/240-volt dedicated branch circuit. The raceway shall not be less than trade size 1 (nominal 1-inch inside diameter). The raceway shall originate at the main service or subpanel and shall terminate into a listed cabinet, box or enclosure in close proximity to the proposed location of the EV spaces. Construction documents shall identify the raceway termination point. The service panel and/or subpanel shall provide capacity to install a 40-ampere minimum dedicated branch circuit and space(s) reserved to permit installation of a branch circuit overcurrent protective device.

4.106.4.2.4 Multiple EV spaces required.

Construction documents shall indicate the raceway termination point and proposed location of future EV spaces and EV chargers. Construction documents shall also provide information on amperage of future EVSE, raceway method(s), wiring schematics and electrical load calculations to verify that the electrical panel service capacity and electrical system, including any on-site distribution transformers, have sufficient capacity to simultaneously charge all EVs at all required EV spaces at the full rated amperage of the EVSE. Plan design shall be based upon a 40-ampere minimum branch circuit. Raceways and related components that are planned to be installed underground, enclosed, inaccessible or in concealed areas and spaces shall be installed at the time of original construction.

4.106.4.2.5 Identification.

The service panel or subpanel circuit directory shall identify the overcurrent protective device space(s) reserved for future EV charging purposes as "EV CAPABLE" in accordance with the California Electrical Code.

Notes:

1. The California Department of Transportation adopts and publishes the "California Manual on Uniform Traffic Control Devices (California MUTCD)" to provide uniform standards and specifications for all official traffic control devices in California. Zero Emission Vehicle Signs and Pavement Markings can be found in the New Policies & Directives Number 13-01. Website: www.dot.ca.gov/trfrcops/policy/13-01.pdf

2. See Vehicle Code Section 22511 for EV charging space signage in off-street parking facilities and for use of EV charging spaces.

3. The Governor's Office of Planning and Research (OPR) published a "Zero-Emission Vehicle Community Readiness Guidebook" which provides helpful information for local governments, residents and businesses. Website: http://opr.ca.gov/docs/ZEV_Guidebook.pdf

DIVISION 4.2 ENERGY EFFICIENCY

4.201 GENERAL

4.201.1 SCOPE.

For the purposes of mandatory energy efficiency standards in this code, the California Energy Commission will continue to adopt mandatory standards.

DIVISION 4.3 WATER EFFICIENCY AND CONSERVATION

4.303 INDOOR WATER USE

4.303.1 WATER CONSERVING PLUMBING FIXTURES AND FITTINGS.

Plumbing fixtures (water closets and urinals) and fittings (faucets and showerheads) shall comply with the following:

4.303.1.1 Water Closures.

The effective flush volume of all water closets shall not exceed 1.28 gallons per flush. Tank-type water closets shall be certified to the performance criteria of the U.S. EPA WaterSense Specification for Tank-type Toilets.

Note:

The effective flush volume of dual flush toilets is defined as the composite, average flush volume of two reduced flushes and one full flush.

4.303.1.2 Urinals.

The effective flush volume of wall mounted urinals shall not exceed 0.125 gallons per flush. The effective flush volume of all other urinals shall not exceed 0.5 gallons per flush.

4.303.1.3 Showerheads.

4.303.1.3.1 Single Showerhead.

Showerheads shall have a maximum flow rate of not more than 2.0 gallons per minute at 80 psi. Showerheads shall be certified to the performance criteria of the U.S. EPA WaterSense Specification for Showerheads.

4.303.1.3.2 Multiple showerheads serving one shower.

When a shower is served by more than one showerhead, the combined flow rate of all the showerheads and/or shower outlets controlled by a single valve shall not exceed 2.0 gallons per minute at 80 psi, or the shower shall be designed to allow one shower outlet to be in operation at a time.

Note:

A hand-held shower shall be considered a showerhead.

4.303.1.4 Faucets.

4.303.1.4.1 Residential Lavatory Faucets.

The maximum flow rate of residential lavatory faucets shall not exceed 1.2 gallons per minute at 60 psi. The minimum flow rate of residential lavatory faucets shall not be less than 0.8 gallons per minute at 20 psi.

4.303.1.4.2 Lavatory Faucets in Common and Public Use Areas.

The maximum flow rate of lavatory faucets installed in common and public use areas (outside of dwellings or sleeping units) in residential buildings shall not exceed 0.5 gallons per minute at 60 psi.

4.303.1.4.3 Metering Faucets.

Metering faucets when installed in residential buildings shall not deliver more than 0.25 gallons per minute.

4.303.1.4.4 Kitchen Faucets.

The maximum flow rate of kitchen faucets shall not exceed 1.8 gallons per minute at 60 psi. Kitchen faucets may temporarily increase the flow above the maximum rate, but not to exceed 2.2 gallons per minute at 80 psi, and must default to a maximum flow rate of 1.8 gallons per minute at 60 psi.

Note:

Where complying faucets are unavailable, aerators or other means may be used to achieve reduction.

4.303.2 STANDARDS FOR PLUMBING FIXTURES AND FITTINGS.

Plumbing fixtures and fittings shall be installed in accordance with the California Plumbing Code, and shall meet the applicable standards referenced in Table 1701.1 of the California Plumbing Code.

NOTE:

THIS TABLE COMPILES THE DATA IN SECTION 4.303.1, AND IS INCLUDED AS A CONVENIENCE FOR THE USER

TABLE - MAXIMUM FIXTURE WATER USE

FIXTURE TYPE	FLOW RATE
SHOWER HEADS (RESIDENTIAL)	2.0 GPM @ 80 PSI
LAVATORY FAUCETS (RESIDENTIAL)	MAX. 1.2 GPM @ 60 PSI MIN. 0.8 GPM @ 20 PSI
LAVATORY FAUCETS IN COMMON & PUBLIC USE AREAS	0.5 GPM @ 60 PSI
KITCHEN FAUCETS	1.8 GPM @ 60 PSI
METERING FAUCETS	0.25 GAL/CYCLE
WATER CLOSET	1.28 GAL/FLUSH
URINALS	0.125 GAL/FLUSH

INSPECTOR SIGNOFF

4.304 OUTDOOR WATER USE

4.304.1 IRRIGATION CONTROLLERS.

Automatic irrigation system controllers for landscaping provided by the builder and installed at the time of final inspection shall comply with the following:

1.

Controllers shall be weather- or soil moisture-based controllers that automatically adjust irrigation in response to changes in plants' needs as weather conditions change.

2.

Weather-based controllers without integral rain sensors or communication systems that account for local rainfall shall have a separate wind or wireless rain sensor which connects or communicates with the controller(s). Soil moisture-based controllers are not required to have rain sensor input.

Note:

More information regarding irrigation controller function and specifications is available from the Irrigation Association.

DIVISION 4.4 MATERIAL CONSERVATION AND RESOURCE EFFICIENCY

4.405 ENHANCED DURABILITY AND REDUCED MAINTENANCE

4.405.1 RODENT PROOFING.

Annular spaces around pipes, electric cables, conduits or other openings in side-bottom plates at exterior walls shall be protected against the passage of rodents by closing such openings with cement mortar, concrete masonry or a similar method acceptable to the enforcing agency.

4.405.2 CONSTRUCTION WASTE MANAGEMENT.

Recycle and/or salvage for reuse a minimum of 65 percent of the non-hazardous construction and demolition waste in accordance with either Section 4.405.2, 4.405.3 or 4.405.4, or meet a more stringent local construction and demolition waste management ordinance.

Exceptions:

1. Excavated soil and land-clearing debris.

2. Alternate waste reduction methods developed by working with local agencies if diversion or recycle facilities capable of compliance with this item do not exist or are not located reasonably close to the jobsite.

3. The enforcing agency may make exceptions to the requirements of this section when isolated jobsites are located in areas beyond the haul boundaries of the diversion facility.

4.405.3 CONSTRUCTION WASTE MANAGEMENT PLAN.

Submit a construction waste management plan in conformance with Items 1 through 5. The construction waste management plan shall be updated as necessary and shall be available during construction for examination by the enforcing agency.

1.

Identify the construction and demolition waste materials to be diverted from disposal by recycling, reuse on the project or salvage for future use or sale.

2.

Specify if construction and demolition waste materials will be sorted on-site (source separated) or bulk mixed (single stream).

3.

Identify diversion facilities where the construction and demolition waste material collected will be taken.

4.

Identify construction methods employed to reduce the amount of construction and demolition waste generated.

5.

Specify that the amount of construction and demolition waste materials diverted shall be calculated by weight or volume, but not by both.

4.405.4 WASTE MANAGEMENT COMPANY.

Utilize a waste management company, approved by the enforcing agency, which can provide verifiable documentation that the percentage of construction and demolition waste materials diverted from the landfill complies with Section 4.405.1.

Note:

The owner or contractor may make the determination if the construction and demolition waste materials will be diverted by a waste management company.

4.405.4.1 WASTE STREAM REDUCTION ALTERNATIVE.

Projects that generate a total combined weight of construction and demolition waste disposed of in landfills, which do not exceed 3.4 lbs./sq. ft. of the building area shall meet the minimum 65% construction waste reduction requirement in Section 4.405.1.

4.405.4.2 WASTE STREAM REDUCTION ALTERNATIVE.

Projects that generate a total combined weight of construction and demolition waste disposed of in landfills, which do not exceed 2 lbs./sq. ft. of the building area, shall meet the minimum 65% construction waste reduction requirement in Section 4.405.1.

4.405.5 DOCUMENTATION.

Documentation shall be provided to the enforcing agency which demonstrates compliance with Section 4.405.2, Items 1 through 5, Section 4.405.3 or Section 4.405.4.

Notes:

1. Sample forms found in "A Guide to the California Green Building Standards Code (Residential)" located at www.hcd.ca.gov/CALGreen.htm may be used to assist in documenting compliance with this section.

2. Mixed construction and demolition debris (C & D) processors can be located at the California Department of Resources Recycling and Recovery (CalRecycle).

4.410 BUILDING MAINTENANCE AND OPERATION

4.410.1 OPERATION AND MAINTENANCE MANUAL.

At the time of final inspection, a manual, compact disc, web-based reference or other media acceptable to the enforcing agency which includes all of the following shall be placed in the building:

1.

Directions to the owner or occupant that the manual shall remain with the building throughout the life cycle of the structure.

2.

Operation and maintenance instructions for the following:

- a. Equipment and appliances, including water-saving devices and systems, HVAC systems, photovoltaic systems, electric vehicle chargers, water-heating systems and other major appliances and equipment.
- b. Roof and yard drainage, including gutters and downspouts.
- c. Space conditioning systems, including condensers and air filters.
- d. Landscape irrigation systems.
- e. Water reuse systems.

3.

Information from local utility, water and waste recovery providers on methods to further reduce resource consumption, including recycle programs and locations.

4.

Public transportation and/or carpool options available in the area.

5.

Educational material on the positive impacts of an interior relative humidity between 30-60 percent and what methods an occupant may use to maintain the relative humidity level in that range.

6.

Information about water-conserving landscape and irrigation designs and controllers which conserve water.

7.

Instructions for maintaining gutters and downspouts and the importance of diverting water at least 5 feet away from the foundation.

8.

Information on required routine maintenance measures, including, but not limited to, caulking, painting, grading around the building, etc.

9.

Information about state solar energy and incentive programs available.

10.

A copy of all special inspections verifications required by the enforcing agency or this [California Green Building Standards] code.

4.410.2 RECYCLING BY OCCUPANTS.

Where 5 or more multifamily dwelling units are constructed on a building site, provide readily accessible areas(s) that serves all buildings on the site and is identified for the depositing, storage and collection of non-hazardous materials for recycling, including (at a minimum) paper, corrugated cardboard, glass, plastics, organic waste, and metals, or meet a lawfully enacted local recycling ordinance, if more restrictive.

DIVISION 4.5 ENVIRONMENTAL QUALITY

SECTION 4.501 GENERAL

4.501.1 Scope

The provisions of this chapter shall outline means of reducing the quality of air contaminants that are odorous, irritating and/or harmful to the comfort and well being of a building's installers, occupants and neighbors.

SECTION 4.502 DEFINITIONS

4.502.1 DEFINITIONS

The following terms are defined in Chapter 2 (and are included here for reference).

AGRIFIBER PRODUCTS.

Agrifiber products include wheatboard, strawboard, panel substrates and door cores, not including furniture, fixtures and equipment (FF&E) not considered base building elements.

COMPOSITE WOOD PRODUCTS.

Composite wood products include hardwood plywood, particleboard and medium density fiberboard. "Composite wood products" does not include hardboard, structural plywood, structural panels, structural composite lumber, oriented strand board, glued laminated timber, prefinished wood I-joists or finger-jointed lumber, all as specified in California Code of regulations (CCR) Title 17, Section 93120.1.

DIRECT-VENT APPLIANCE.

A fuel-burning appliance with a sealed combustion system that draws all air for combustion from the outside atmosphere and discharges all flue gases to the outside atmosphere.

INSPECTOR SIGNOFF

MAXIMUM INCREMENTAL REACTIVITY (MIR).

The maximum change in weight of ozone formed by adding a compound to the "Base Reactive Organic Gas (ROG) Mixture" per weight of compound added, expressed to hundredths of a gram (g O₃/g ROG).

Note:

MIR values for individual compounds and hydrocarbon solvents are specified in CCR, Title 17, Sections 94700 and 94701.

MOISTURE CONTENT.

The weight of the water in wood expressed in percentage of the weight of the oven-dry wood.

PRODUCT-WEIGHTED MIR (PWMIR).

The sum of all weighted-MIR for all ingredients in a product subject to this article. The PWMIR is the total product reactivity expressed to hundredths of a gram of ozone formed per gram of product (excluding container and packaging).

Note:

PWMIR is calculated according to equations found in CCR, Title 17, Section 94521 (a).

REACTIVE ORGANIC COMPOUND (ROG).

Any compound that has the potential, once emitted, to contribute to ozone formation in the troposphere.

VOC.

A volatile organic compound (VOC) broadly defined as a chemical compound based on carbon chains or rings with vapor pressures greater than 0.1 millimeters of mercury at room temperature. These compounds typically contain hydrogen and may contain oxygen, nitrogen and other elements. See CCR Title 17, Section 94508(a).

4.503 FIREPLACES

4.503.1 GENERAL.

Any installed gas fireplace shall be a direct-vent sealed-combustion type. Any installed woodstove or pellet stove shall comply with U.S. EPA New Source Performance Standards (NSPS) emission limits as applicable, and shall have a permanent label indicating they are certified to meet the emission limits. Woodstoves, pellet stoves and fireplaces shall also comply with applicable local ordinances.

4.504 POLLUTANT CONTROL

4.504.1 COVERING OF DUCT OPENINGS & PROTECTION OF MECHANICAL EQUIPMENT DURING CONSTRUCTION.

At the time of rough installation, during storage on the construction site and until final startup of the heating, cooling and ventilating equipment, all duct and other related air distribution component openings shall be covered with tape, plastic, sheet metal or other methods acceptable to the enforcing agency to reduce the amount of water, dust or debris which may enter the system.

4.504.2 FINISH MATERIAL POLLUTANT CONTROL.

Finish materials shall comply with this section:

4.504.2.1 Adhesives, Sealants and Caulks.

Adhesives, sealant and caulks used on the project shall meet the requirements of the following standards unless more stringent local or regional air pollution or air quality management district rules apply:

1.

Adhesives: adhesive bonding primers, adhesive primers, sealants, sealant primers and caulks shall comply with local or regional air pollution control or air quality management district rules where applicable or SCAQMD Rule 116B VOC limits, as shown in Table 4.504.1 or 4.504.2, as applicable. Such products also shall comply with the Rule 116B prohibition on the use of certain toxic compounds (chloroform, ethylene dichloride, methylene chloride, perfluoromethylene and tetrachloroethylene), except for aerosol products, as specified in Subsection 2 below.

2.

Aerosol adhesives, and smaller unit sizes of adhesives, and sealant or caulking compounds (in units of product, less packaging, which do not weigh more than 1 pound and do not consist of more than 16 fluid ounces) shall comply with statewide VOC standards and other requirements, including prohibitions on use of certain toxic compounds, of California Code of Regulations, Title 17, commencing with section 94507.

4.504.2.2 Paints and Coatings.

Architectural paints and coatings shall comply with VOC limits in Table 1 of the ARB Architectural Supplemental Control Measure, as shown in Table 4.504.3, unless more stringent local rules apply. The VOC content limit for coatings that do not meet the definitions for the specialty coatings categories listed in Table 4.504.3 shall be determined by classifying the coating as a Flat, Nonflat or Nonflat-High Gloss coating, based on its gloss, as defined in subsections 4.21, 4.36, and 4.37 of the 2007 California Air Resources Board, Supplemental Control Measure, and the corresponding Flat, Nonflat or Nonflat-High Gloss VOC limit in Table 4.504.3 shall apply.

4.504.2.3 Aerosol Paints and Coatings.

Aerosol paints and coatings shall meet the Product-weighted MIR Limits for ROG in Section 94522(a)(2) and other requirements, including prohibitions on use of certain toxic compounds and ozone depleting substances, in Sections 94522(a)(1) and (f)(1) of California Code of Regulations, Title 17, commencing with Section 94520; and in areas under the jurisdiction of the Bay Area Air Quality Management District additionally comply with the percent VOC by weight of product limits of Regulation 5, Rule 49.

4.504.2.4 Verification.

Verification of compliance with this section shall be provided at the request of the enforcing agency. Documentation may include, but is not limited to, the following:

1.

Manufacturer's product specification.

2.

Field verification of on-site product containers.

TABLE 4.504.1 - ADHESIVE VOC LIMIT (2)

(Less Water and Less Exempt Compounds in Grams per Liter)

ARCHITECTURAL APPLICATIONS	CURRENT VOC LIMIT
INDOOR CARPET ADHESIVES	50
CARPET PAD ADHESIVES	50
OUTDOOR CARPET ADHESIVES	150
WOOD FLOORING ADHESIVES	100
RUBBER FLOOR ADHESIVES	60
SUBFLOOR ADHESIVES	50
CERAMIC TILE ADHESIVES	65
VCT & ASPHALT TILE ADHESIVES	50
DRYWALL & PANEL ADHESIVES	50
COVE BASE ADHESIVES	50
MULTIPURPOSE CONSTRUCTION ADHESIVE	70
STRUCTURAL GLAZING ADHESIVES	100
SINGLE-PLY ROOF MEMBRANE ADHESIVES	250
OTHER ADHESIVES NOT LISTED	50
SPECIALTY APPLICATIONS	
PVC WELDING	510
CPVC WELDING	490
ABS WELDING	325
PLASTIC CEMENT WELDING	250
ADHESIVE PRIMER FOR PLASTIC	550
CONTACT ADHESIVE	90
SPECIAL PURPOSE CONTACT ADHESIVE	250
STRUCTURAL WOOD MEMBER ADHESIVE	140
TOP & TRIM ADHESIVE	250
SUBSTRATE SPECIFIC APPLICATIONS	
METAL TO METAL	30
PLASTIC FOAMS	50
POROUS MATERIAL (EXCEPT WOOD)	50
WOOD	30
FIBERGLASS	80

1.

IF AN ADHESIVE IS USED TO BOND DISSIMILAR SUBSTRATES TOGETHER, THE ADHESIVE WITH THE HIGHEST VOC CONTENT SHALL BE ALLOWED.

2.

FOR ADDITIONAL INFORMATION REGARDING METHODS TO MEASURE THE VOC CONTENT SPECIFIED IN THIS TABLE, SEE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT RULE 116B.

DISCLAIMER: THIS DOCUMENT IS PROVIDED AND INTENDED TO BE USED AS A MEANS TO INDICATE AREAS OF COMPLIANCE WITH THE 2016 CALIFORNIA GREEN BUILDING STANDARDS (CALGREEN CODE). DUE TO THE VARIABLES BETWEEN BUILDING DEPARTMENT JURISDICTIONS, THIS CHECKLIST IS TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL NEEDS. THE END USER ASSUMES ALL RESPONSIBILITY ASSOCIATED WITH THE USE OF THIS DOCUMENT, INCLUDING VERIFICATION WITH THE FULL CODE.

2016 CALIFORNIA GREEN BUILDING STANDARDS CODE
RESIDENTIAL MANDATORY MEASURES, SHEET 2 (INCLUDING JANUARY 1, 2017 ERRATA)

Inspector sign-off area with tables for VOC limits, formaldehyde limits, and various building standards sections including Division 4.5 Environmental Quality, Division 4.6 Interior Moisture Control, and Division 4.7 Indoor Air Quality and Exhaust.