



APPLICATION FOR A BUILDING PERMIT

(Solid & Lattice Patio Application/Construction Details)

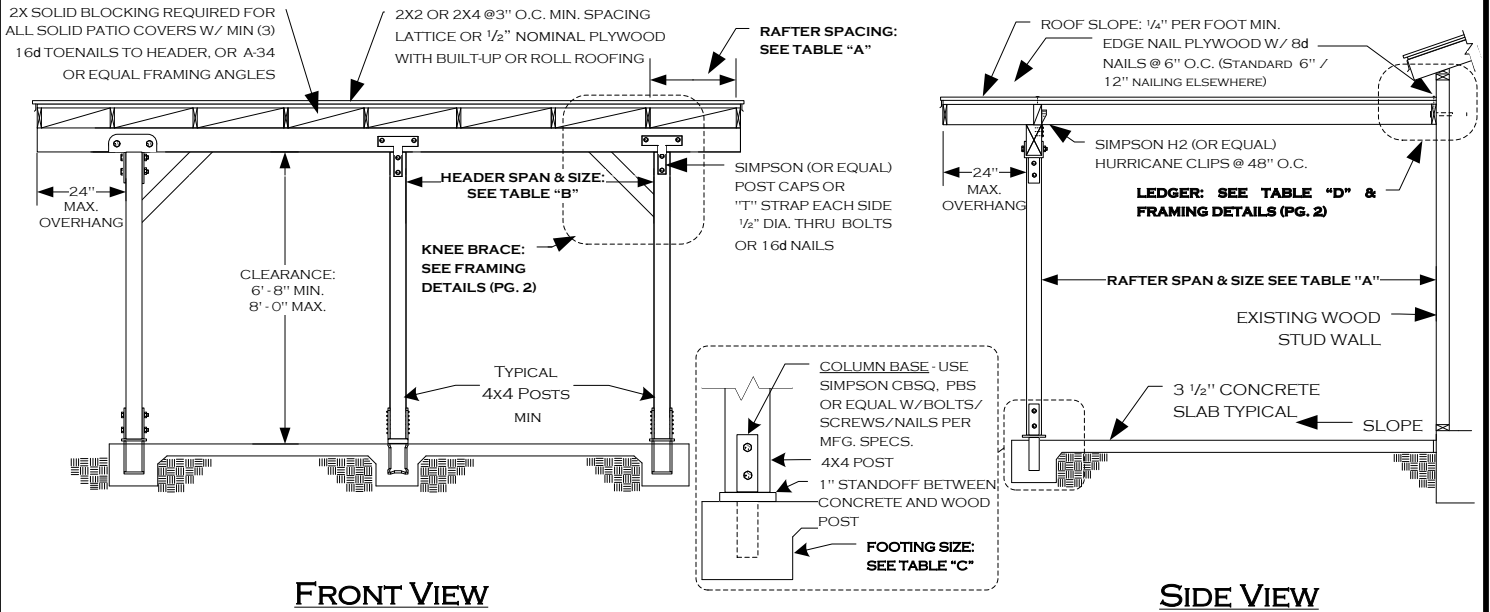
City of San Jacinto | 595 S. San Jacinto Ave | San Jacinto CA 92583 | 951.487.7330 | fax 951.654.9896

Date:

Must print legibly, submit (3) sets of building and plot plans. Fill out all applicable information. If any section does not apply print N/A.

Building Address:			APN:
Type of Work:			Type of Plans Submitted:
Sq. Ft. Size:	# of Stories:	# of Dwelling Units:	
Valuation:	# of Gallons:	# of BTUs:	
Building Owner:			Phone:
Address:	City:	State:	Zip:
Applicant:			Phone:
Address:	City:	State:	Zip:
Contractor:			Phone:
Address:	City:	State:	Zip:
State Lic. #	Expiration Date:		City Lic. #
Architect/Engineer/Designer:			Phone:
Address:	City:	State:	Zip:
State Lic. #	Expiration Date:		City Lic. #

OFFICE USE ONLY	Application Received:				
Planning Department Use:	1 st	2 nd	3 rd Planning Review	[<input type="checkbox"/>] Approved	[<input type="checkbox"/>] Denied
Planning Reviewed By:				Date:	
Building Department Use:	1 st	2 nd	3 rd Building Review	[<input type="checkbox"/>] Approved	[<input type="checkbox"/>] Denied
Building Reviewed By:				Date:	
Comments:					




FRONT VIEW

SIDE VIEW

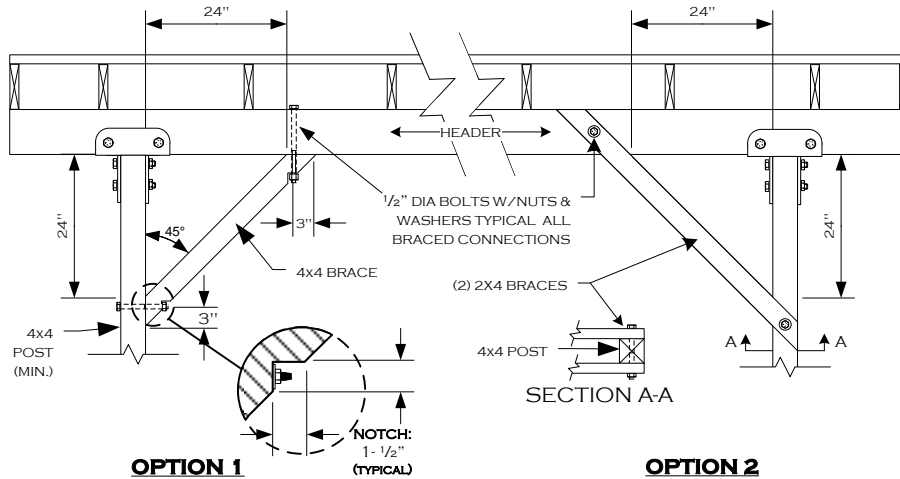
TABLE "A" RAFTER SPANS (DOUGLAS FIR #2 OR BETTER)			TABLE "B" HEADER SIZE & SPANS (DOUGLAS FIR #2 OR BETTER)			TABLE "C" FOOTING SIZE		TABLE "D" LEDGER BOLTING Δ			
SIZE	SPACING	SPAN	RAFTER SPAN	HEADER		BASED ON 1000 P.S.F. SOIL BEARING PRESSURE.		ALL LAG BOLTS SHALL HAVE 1/4" PRE-DRILLED HOLES - (SEE NOTE 2)			
				SPAN	SIZE						
2 x 4	12" O.C.	9' - 10"	UP TO 12'-0"	8'-0" MAX	4 x 6	18" SQ. X 12" DEEP	18" SQ. X 12" DEEP	1/2" DIA. X 5" LONG AT 16" O.C. STAGGERED			
	16" O.C.	8' - 11"		10'-0" MAX	4 x 8	18" SQ. X 12" DEEP					
	24" O.C.	7' - 8"		12'-0" MAX	4 x 10	18" SQ. X 12" DEEP					
	32" O.C.	*6' - 3"		14'-0" MAX	4 x 12	18" SQ. X 12" DEEP					
2 x 6	12" O.C.	15' - 4"	12'-1" TO 20'-0"	8'-0" MAX	4 x 8	24" SQ. X 12" DEEP	24" SQ. X 12" DEEP	(2) 3/8" DIA X 5" LONG AT 16" O.C.			
	16" O.C.	13' - 9"		10'-0" MAX	4 x 10	24" SQ. X 12" DEEP					
	24" O.C.	11' - 3"		12'-0" MAX	4 x 12	24" SQ. X 12" DEEP					
	32" O.C.	*9' - 7"		14'-0" MAX	4 x 14	24" SQ. X 12" DEEP					
2 x 8	12" O.C.	20' - 0"	NOTES: 1. TWO 2X MEMBERS MAY BE SUBSTITUTED FOR ONE 4X HORIZONTAL FRAMING MEMBER. 2. LAG BOLTS MUST FULLY ENGAGE A WOOD STUD OR RIM JOIST AND BE PROVIDED WITH APPROPRIATE WASHERS. LAG BOLTS SHALL BE LOCATED A MINIMUM OF 1-1/2" FROM THE TOP OR BOTTOM OF THE LEDGER. 3. NOT DESIGNED TO BE ENCLOSED - ADDITIONAL ENGINEERING ANALYSIS WILL BE REQUIRED IF ENCLOSED. 4. SEE PAGE 2 OF 2 FOR CONSTRUCTION DETAILS. 5. ARTIFICIAL LIGHTING IS REQUIRED IN ROOMS THAT HAVE WINDOW OPENINGS INTO THE COVERED PATIO AREA IF THE TOTAL WINDOW AREA IN THAT ROOM IS LESS THAN 10% OR THE FLOOR AREA OF THE ROOM OR 20 SQUARE FEET, WHICHEVER IS GREATER. Δ	DISCLAIMER: ALTERNATE PATIO DESIGNS MAY BE POSSIBLE WHEN PROVIDED WITH AN ENGINEERED ANALYSIS. USE OF THIS CONVENTIONAL STANDARD DESIGN IS AT THE USER'S RISK AND CARRIES NO IMPLIED OR INFERRED GUARANTEE AGAINST FAILURE OR DEFECTS.							
	16" O.C.	18' - 2"									
	24" O.C.	14' - 10"									
	32" O.C.	*12' - 8"									
2 x 10	12" O.C.	20' - 0"									
	16" O.C.	20' - 0"									
	24" O.C.	18' - 11"									
	32" O.C.	*16' - 2"									
4 x 4	24" O.C.	10' - 0"									
	32" O.C.	*9' - 3"									
	48" O.C.	*7' - 8"									
4 x 6	24" O.C.	15' - 11"									
	32" O.C.	*13' - 9"									
	48" O.C.	*11' - 3"									
4 x 8	24" O.C.	20' - 0"									
	32" O.C.	*18' - 2"									
	48" O.C.	*14' - 10"									

* THIS SPACING AND SPAN IS FOR LATTICE PATIO COVERINGS ONLY.

WESTERN RIVERSIDE COUNTY CODE UNIFORMITY PROGRAM			
	CITY OF SAN JACINTO		
	BUILDING & SAFETY		
PATIO COVER STANDARD			
595 S. SAN JACINTO AVENUE SAN JACINTO, CA 92583			
PHONE 951-487-7330	1/1/2008 Δ	PATIOSTD2008.VSD	PAGE 1 OF 2
FAX 951-654-9896			

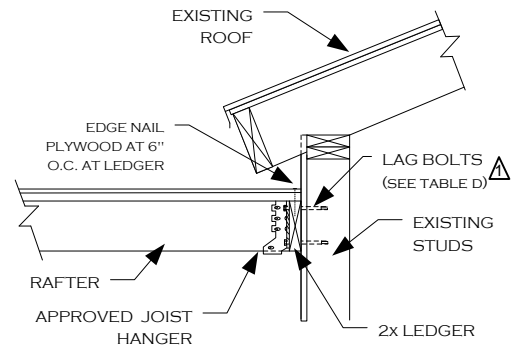
KNEE BRACE DETAIL AT END POSTS

(REQUIRED WHEN RAFTER SPAN EXCEEDS 12 FT.)



LEDGER ATTACHMENT

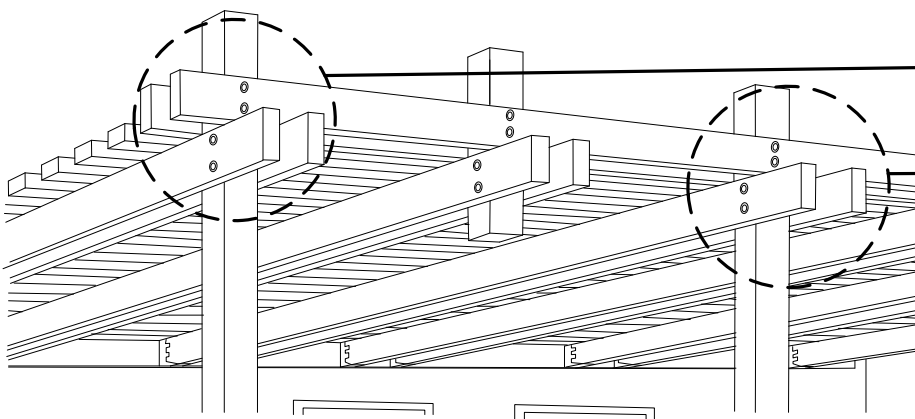
DETAIL



NOTES:

1. USE A CONTINUOUS 2X LEDGER – SAME DEPTH AS RAFTER OR LARGER
2. SEE TABLE "D" FOR BOLTING REQUIREMENTS

INVERTED HEADER DESIGN OPTION (LATTICE ONLY)



TWO 1/2" DIA. THRU-BOLTS (W/ WASHERS), PER CONNECTION AS SHOWN

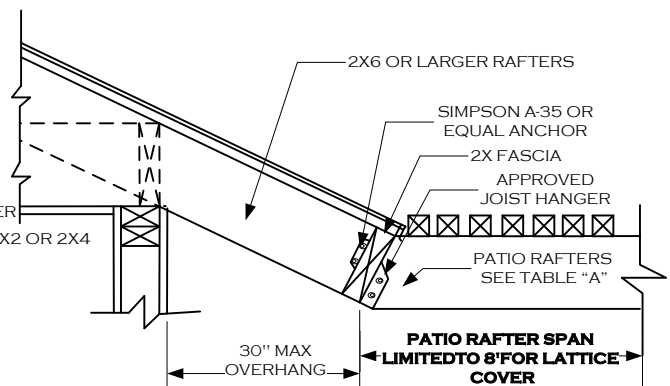
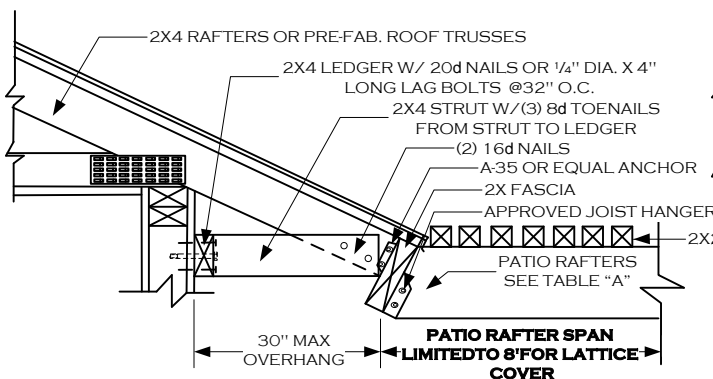
FOR HEADERS OR RAFTERS—TWO 2X MEMBERS MAY BE SUBSTITUTED FOR ONE 4X MEMBER. SEE TABLES "A" & "B" FOR SPAN LIMITS

NOTE: KNEE BRACING REQUIRED WHEN RAFTER SPAN EXCEEDS 12 FEET

2X FASCIA (OVERHANG) ATTACHMENT – LATTICE ONLY

OPTION 1

OPTION 2



NOTE: VERIFY STRUCTURAL SOUNDNESS OF ROOF RAFTERS FOR DECAY OR TERMITE DAMAGE, AND REPLACE WITH LIKE MATERIALS AS NEEDED, AFTER CONSULTATION WITH THE BUILDING DEPARTMENT.

WESTERN RIVERSIDE COUNTY CODE UNIFORMITY PROGRAM



CITY OF SAN JACINTO BUILDING & SAFETY

PATIO COVER STANDARD

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SAN JACINTO, CA 92583

1/1/2008

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PAGE 2 OF 2

SIDE VIEW

FRONT VIEW

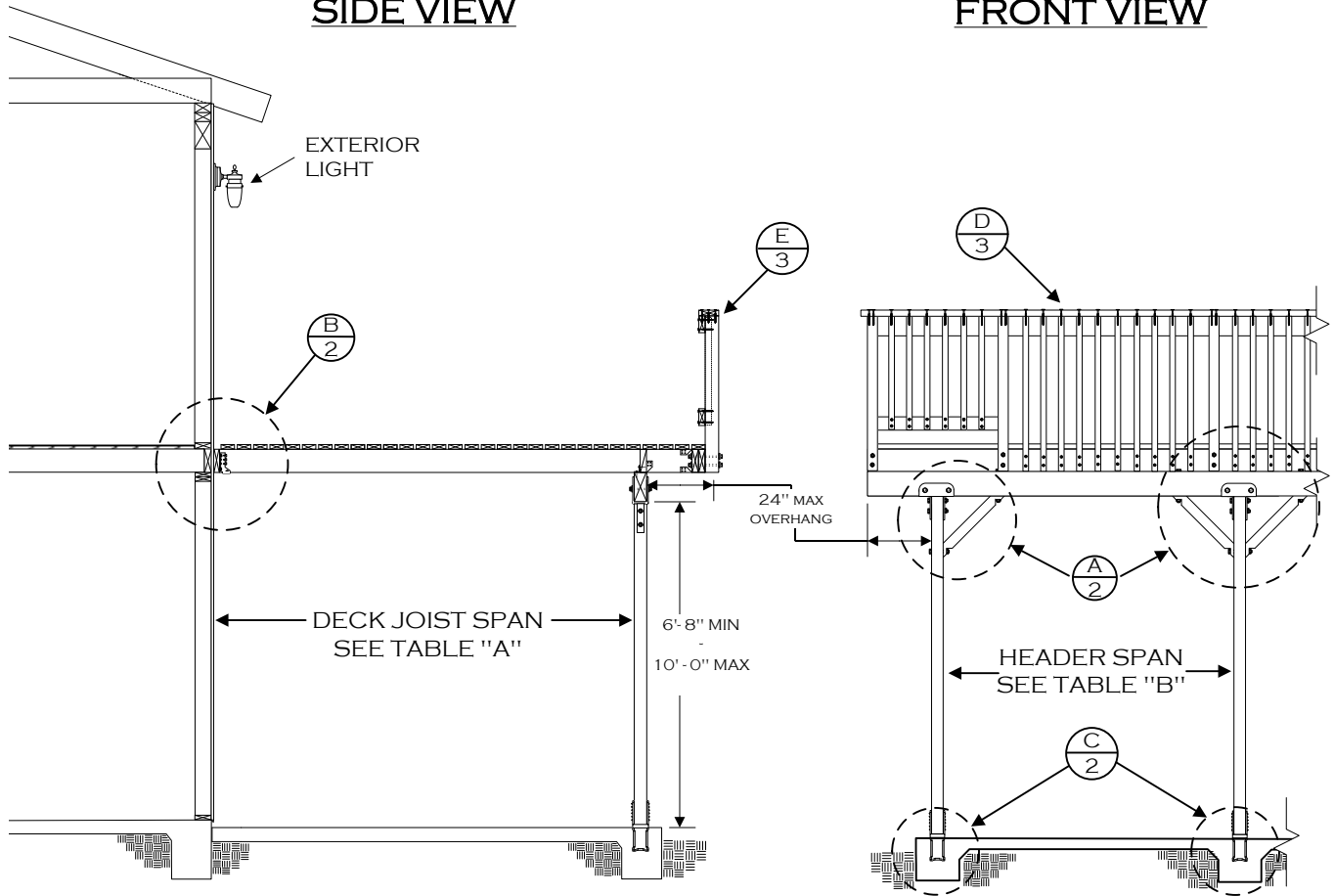


TABLE "A"
DECK JOIST SPANS
(DOUGLAS FIR #2 OR BETTER)

SIZE	SPACING	SPAN
2 x 6	12" o.c.	10' - 6"
	16" o.c.	9' - 0"
	24" o.c.	7' - 6"
2 x 8	12" o.c.	14' - 0"
	16" o.c.	12' - 0"
	24" o.c.	9' - 6"
2 x 10	16" o.c.	15' - 0"
	24" o.c.	12' - 0"
2 x 12	24" o.c.	14' - 0"
4 x 6	12" o.c.	14' - 6"
	16" o.c.	13' - 6"
	24" o.c.	11' - 6"
4 x 8	24" o.c.	15' - 0"
4 x 10	32" o.c.	15' - 0"

TABLE "B"
HEADER SIZING & SPANS
(DOUGLAS FIR #2 OR BETTER)

JOIST SPAN	HEADER	
	SIZE	SPAN
UPTO 8'-0"	4 X 8	8'-0"
	4 X 10	10'-0"
	4 X 12	11'-6"
	6 X 12	14'-0"
8'-1" - 10'-0"	4 X 8	7'-6"
	4 X 10	9'-6"
	4 X 12	11'-0"
	6 X 12	13'-0"
10'-1" - 12'-0"	4 X 8	7'-0"
	4 X 10	9'-0"
	4 X 12	10'-0"
	6 X 12	12'-0"
12'-1" - 15'-0"	4 X 8	6'-6"
	4 X 10	8'-0"
	4 X 12	9'-6"
	6 X 12	11'-0"

TABLE "C" ▲
LEDGER BOLT SPACING
(3/8" DIA. X 6" LAG BOLTS - SEE NOTE 1)

DECK JOIST SPAN	SPACING
8'-0" OR LESS	8" O.C.
8'-1" TO 10'-0"	6" O.C.
10'-1" TO 12'-0"	5-1/2" O.C.
12'-1" TO 14'-0"	4-1/2" O.C.
14'-1" TO 15'-0"	4" O.C.

NOTES:

1. LEDGER BOLTS SHALL BE 3/8" DIA. X 6" LONG WITH 1/4" DIA. PRE DRILLED HOLES. BOLTS ARE TO BE PLACED STAGGERED.
2. ALL METAL HARDWARE & SCREWS TO BE GALVANIZED OR OF OTHERWISE APPROVED CORROSION RESISTANCE
3. MAXIMUM 5' JOIST SPAN IF 2ND FLOOR IS CANTILEVERED AT LEDGER.
4. SHEAR WALLS MAY NOT BE MODIFIED UNLESS STRUCTURAL CALCULATIONS ARE SUBMITTED AND APPROVED BY THE BUILDING DEPARTMENT
5. USE OF THIS STANDARD IS LIMITED TO R-3 OCCUPANCIES (SINGLE FAMILY DWELLINGS AND DUPLEX) ▲

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CITY OF SAN JACINTO

BUILDING DEPARTMENT

BALCONY/DECK STANDARD

PHONE 951-487-7330

595 S. SAN JACINTO AVENUE
SAN JACINTO, CA 92583

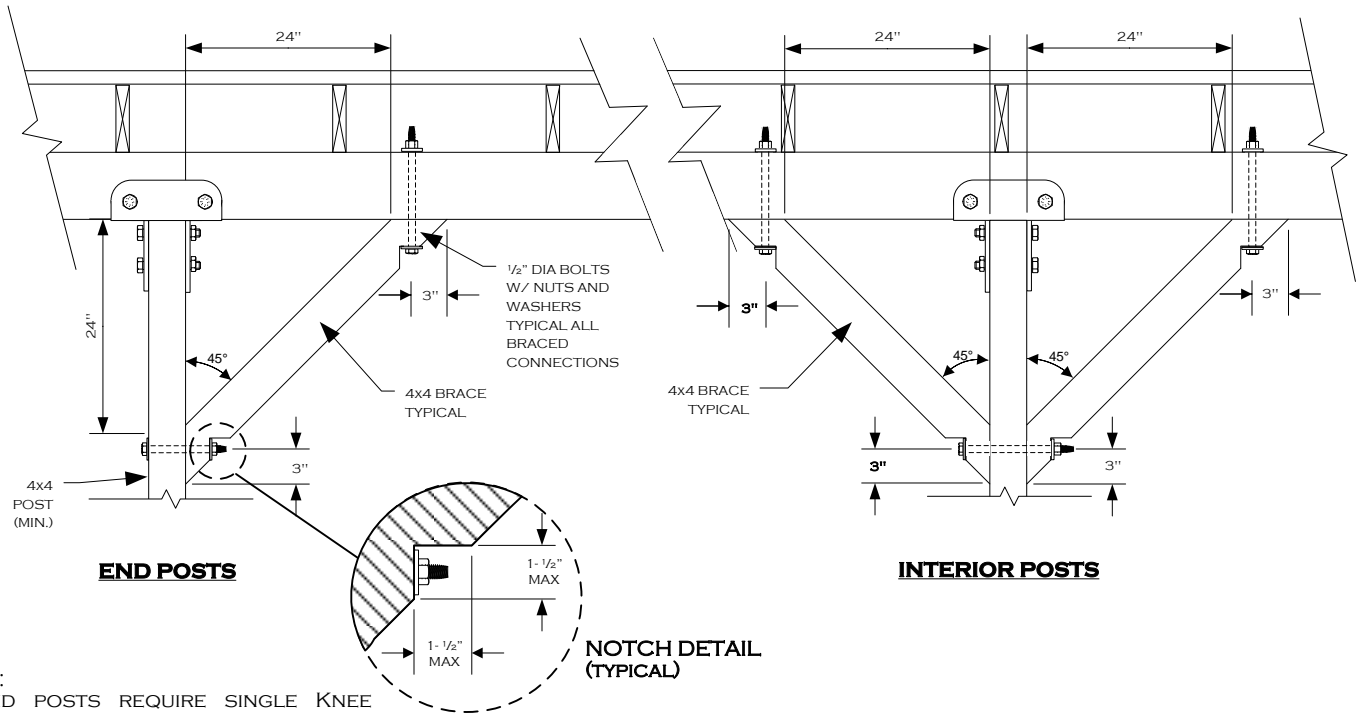
Fax 951-654-9896

1/1/2008 ▲

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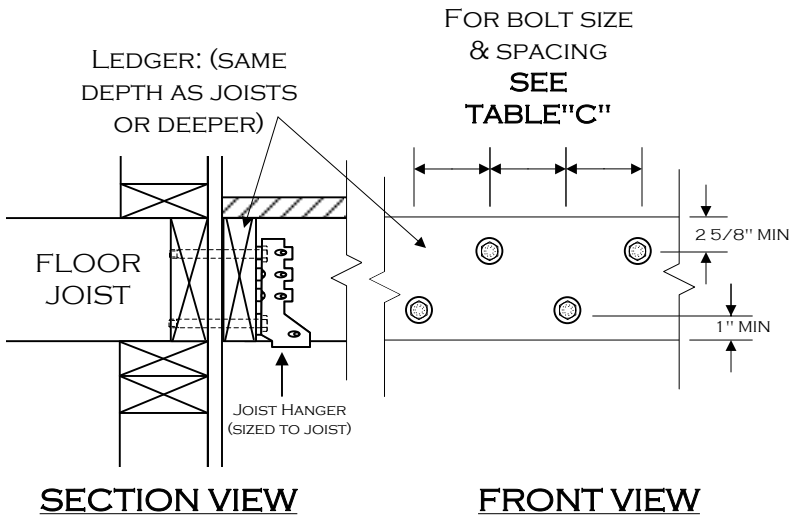
PAGE 1 OF 4

KNEE BRACE DETAIL (A)



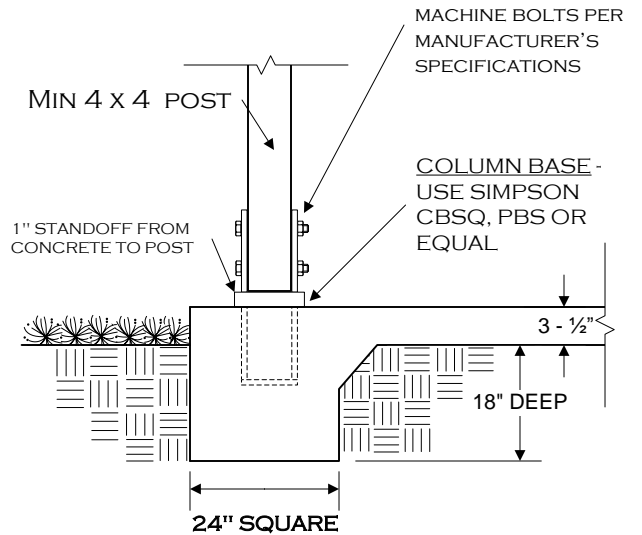
NOTE:
1. END POSTS REQUIRE SINGLE KNEE BRACE. ALL INTERIOR POSTS TO HAVE DOUBLE BRACES.

LEDGER DETAIL (B)



NOTE: THIS DECK CONNECTION DETAIL IS BASED ON THE ASSUMPTION THAT A MINIMUM 1-1/2" THICK WOOD MEMBER IS ADEQUATELY INSTALLED AT ALL EDGES OF THE 2ND FLOOR DIAPHRAGM. IF ANY OTHER MATERIAL IS USED, SUCH AS TJI JOISTS, A SPECIAL ENGINEERED DESIGN WILL BE REQUIRED. IT IS THE OWNER'S RESPONSIBILITY TO VERIFY THE PRESENCE OF THE APPROPRIATE RIM JOIST.

FOOTING DETAIL (C)



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SAN JACINTO, CA 92583

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1/1/2008

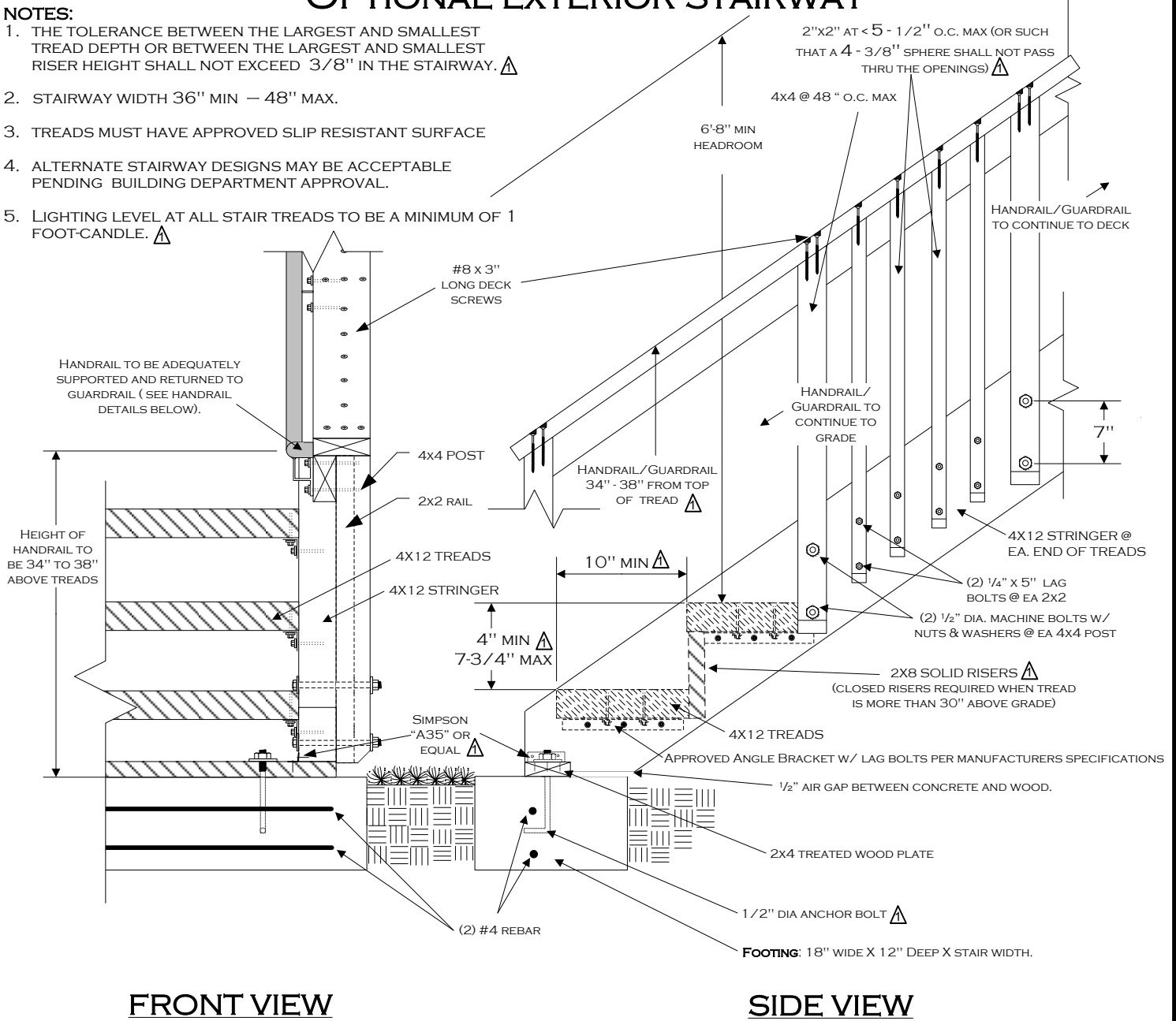
DECKSTDS2008.VSD

PAGE 2 OF 4

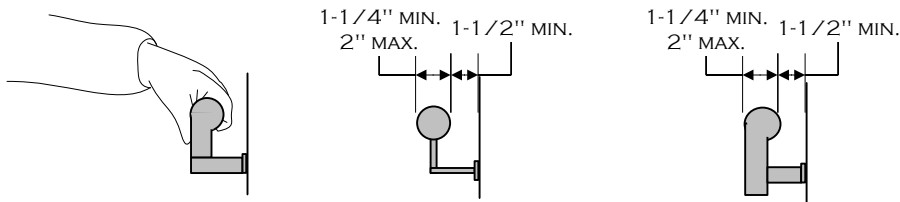
OPTIONAL EXTERIOR STAIRWAY

NOTES:

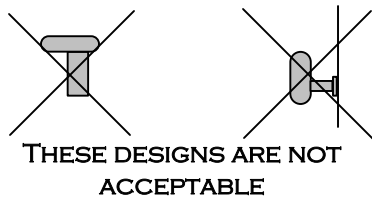
1. THE TOLERANCE BETWEEN THE LARGEST AND SMALLEST TREAD DEPTH OR BETWEEN THE LARGEST AND SMALLEST RISER HEIGHT SHALL NOT EXCEED $3/8"$ IN THE STAIRWAY. \triangle
2. STAIRWAY WIDTH $36"$ MIN – $48"$ MAX.
3. TREADS MUST HAVE APPROVED SLIP RESISTANT SURFACE
4. ALTERNATE STAIRWAY DESIGNS MAY BE ACCEPTABLE PENDING BUILDING DEPARTMENT APPROVAL.
5. LIGHTING LEVEL AT ALL STAIR TREADS TO BE A MINIMUM OF 1 FOOT-CANDLE. \triangle




HANDRAIL DETAILS



NOTE: OTHER SHAPES MAY BE ACCEPTABLE IF THEY PROVIDE AN EQUIVALENT GRIPPING SURFACE.



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	BUILDING DEPARTMENT		
BALCONY/DECK STANDARD			
PHONE 951-487-7330		595 S. SAN JACINTO AVENUE SAN JACINTO, CA 92583	
FAX 951-654-9896	1/1/2008 \triangle	DECKSTDS2008.VSD	PAGE 4 OF 4



PERMIT NO. _____

PLOT PLAN

NAME: _____ PHONE: _____

SITE ADDRESS: _____

ASSESSOR'S PARCEL NUMBER: _____

REAR PROPERTY LINE

FRONT PROPERTY LINE

SIDE PROPERTY LINE

SIDE PROPERTY LINE

PLEASE PROVIDE NORTH ARROW