

WEB SITE ADDRESS:

www.ventura.org/rma/build_safe/

REVIEW	FIRST	SECOND	THIRD	FOURTH
DATE				

PLAN REVIEW CORRECTION LIST
RESIDENTIAL
ELECTRICAL (Effective Jan.1, 2008)

<hr/> Project Address	<hr/> Locality	<hr/> Plan Check Number
<hr/> Owner/Agent		<hr/> Mailing Address (Number & Street)
<hr/> City, State and Zip Code		<hr/> Phone Number

INSTRUCTIONS FOR ALL PLAN CHECKS

- Circled items on the following list identify required corrections. References are to (a) National Electrical Code (NEC) 2005 edition; (b) Ventura County Building Code (VCBC); (c) California Business and Professions Code (BPC); (d) California Building Code (CBC) 2007 Edition.
 - Corrections shall be made on the tracings. Three new sets of prints from the corrected tracings must be submitted for recheck, along with the marked-up set of drawings which was originally submitted for plan review.
 - Minor corrections may be made on plans, in ink, when approved by the plan checker. Such corrections shall be initiated by the person responsible for the design.
 - RETURN THIS LIST with corrected plans, forms, and energy calculations. To facilitate rechecking, indicate (on the line to the left of any item circled below) the sheet number of your drawings where required corrections are shown.
 - The drawings you originally submitted for plan review, marked for correction, are available at the Division of Building and Safety office in (Ventura) (Simi Valley).
- ___ 5. We have reviewed your plans three times and have provided the service covered by the plan review fee we received. Additional plan review fee will be required to review your plans at all subsequent resubmittals.
 - ___ 6. Provide the following information on the Plans:
 - ___ a. Existing items shall be identified as such.
 - ___ b. Revised items shall be outlined with a cloud.
 - ___ 7. Provide a complete single line diagram with:
 - ___ a. Voltage and phase with bus size.
 - ___ b. Maximum fault current available - bus bracing and switch rated for same.
 - ___ c. Size and type of conduit (pvc, emt, etc.).
 - ___ d. Number, length, size and type of conductors with type of insulation.
 - ___ e. Amperage of overcurrent with A.I.C.
 - ___ f. Short circuit current available at the end of each feeder.
 - ___ g. Sizes of UFER and metal piping bond with point of attachment.
 - ___ h. Total connected load of the main service with calculations.
 - ___ 8. Provide complete panel schedules:
 - ___ a. Panel number, voltage, phase and bus size.
 - ___ b. Breaker size, number of poles and A.I.C. rating.
 - ___ c. Purpose and location of circuit.

GENERAL

- ___ 1. Plans and calculations require the wet signature and stamp of the person authorized to prepare them. CEC Pub. #P400-88-005, Sec. 1403(a); BPC 6735,5536.1.
- ___ 2. Incomplete, inconsistent, or illegible drawings and calculations are unacceptable.
- ___ 3. Add owner's name/project name and job address to plans and calculations.
- ___ 4. To avoid additional plan review fee, please comply with all the remaining corrections by next resubmittal.
- ___ 9. Provide complete floor plan:
 - ___ a. Location of all outlets, fixtures, switches, panels, service, smoke detectors, and etc.
 - ___ b. Assign circuit to each item and show panel number.
- ___ 10. As required by County of Ventura Building Code: Provide a Concrete-Encased Electrode, ("UFER"). Notwithstanding other provisions of Section 250-52 in the N.E.C., the electrical service grounding

electrode for new construction where concrete footings in direct contact with earth are employed shall be a copper conductor installed as specified in 250.52 (A) (3) in the N.E.C. County of Ventura Building Code 250.50 (e). For existing buildings only, a copper clad ground rod is acceptable. State the size. 250.52 (A) (5)

110-16

__ 27. Provide on the drawings a legend of all electrical symbols and abbreviations used on the drawings.

__ 28. State the use of each room or area on the floor plan.

__ 29. Add these notes to the plans if circled:

__ a. Recessed incandescent fixtures in a fire rated assembly shall be approved prior to installation. UBC-709.7

__ b. Parking lot conduits shall have a minimum of 24" of cover. 300-5

__ c. Boxes shall be secured as per Art. 370-23.

__ d. For specific items of equipment, machinery or material they shall be listed as required by Art. 90-7.

__ 30. Submit a Site Power Plan:

__ a. Show the layout of the power company conduits, wire and equipment. Provide information showing the service point.

__ b. Designate which conduits and wire going from the meter to the transformer will be owned and maintained by the owner of the property and which will be owned and maintained by the Edison Company. All conduits and wire owned and maintained by the owner of the property shall be installed to the N.E.C. and proper information is needed.

__ 31. Identify all fire rated assemblies. U.B.C. 4304

***** OR *****

State on the plans that no fire rated assemblies are to be installed on this job.

__ 32. C.B.C. Sec. 712.3.2 limits an installation of steel boxes to 16 sq. in. with an aggregate of 100 sq. in. every 100 sq. ft. in fire rated assemblies. 300-21

__ 33. C.B.C. Sec. 712.3.2 requires boxes on opposite sides of walls or partitions to be separated by a horizontal distance of 24 inches. Please change the plans accordingly.

__ 34. Show support of fanlights.

__ 35. Provide fluorescent lighting fixtures in the kitchen and rooms with water closets as stated in Title 24.

__ 36. Provide the location on the plans of all smoke detectors to be installed. CBC Sec. 907.2.10.1

__ 37. Provide a smoke detector in each sleeping room and at a point centrally located in the corridor or area giving access to each separate sleeping area.

__ 38. Show the permanent wiring.

__ 39. Show the wiring between all the detectors or as an alternate, provide documentation that will demonstrate that the alarm is audible in all sleeping areas of the dwelling unit in which they are located.

__ 40. Add a note on the plans stating the following: All smoke detectors shall be powered by batteries and permanent building power.

__ 11. Provide a metal piping bond. 250.104

__ 12. Provide a 24" exit at each end of a switchboard that is 1200 amps or more. 110-26

__ 13. Provide illumination for elect. equipment indoors. 110-26

__ 14. Provide a maximum of six service disconnects. 230.71

__ 15. Contact the Southern California Edison Company for their contribution to the available fault current and provide a copy of their report as an integral part of the prints. (Sticky back to the velum)

__ 16. The available fault current must be lower than the rating of the devices that are shown. (10,000 A.I.C. of the devices is assumed if it is not detailed on the plans). 110-9

__ 17. When using a fully rated system to comply with 110-9 for available fault current protection, provide the A.I.C. rating of the devices. Provide the calculation method and data when using the impedance of the conductor to calculate the fault current to verify the short circuit current results.

*** AND/OR ***

When using series combination Rated Overcurrent Devices to comply with 110-9 for available fault current protection, show on the plans the manufacturer's name and model or I.D. number. "OR EQUAL" may not be used, however, you may list as many manufacturers as you wish that meet the requirements of 110-9 and/or 110-10.

__ 18. The neutral size has been reduced smaller than the phase conductors. Show all calculations to substantiate a smaller size as per 220-22.

__ 19. Where conductor sizes are adjusted to compensate for voltage drop, grounding conductors shall be increased in size proportionally. 250-95

__ 20. Provide a detail of the second building grounding required by 250-24.

__ 21. Provide a detail of the second building disconnect required by 225-36 along with a note that the disconnect shall be suitable for use as service equipment.

__ 22. Provide a 120 V. outlet within 25' of all mechanical units. NEC 210-63

__ 23. Provide a disconnect switch fused per nameplate adjacent to all mechanical units. UMC-309

__ 24. Show all openings, windows and doors to scale.

__ 25. Show the door swings on the drawings.

__ 26. Show the dimensions of switchboards and equipment where necessary to determine the required working spaces. (Use a dimensioned floor plan and elevation drawings as needed).

- __ 41. Detail a complete anchoring system for all electrical equipment weighing in excess of 400 pounds. Submit these details as an integral part of the prints with other electrical information. Provide a plan view and cross section of the proposed anchoring system and foundation. Provide structural calculations and structural details for anchorage of electrical equipment in conformance with UBC 1632. The calculations and details shall be prepared by a California registered Civil Engineer, Structural Engineer or by a California licensed Architect.

- __ 42. Show on the plans all locations for arc-fault circuit interrupters. Use memo below for location.

