



No-Plan Permits

In an effort to provide clarification, here is the policy associated with building and safety regarding the requirement for construction plan. Certain permits may be obtained without plans:

No Plans required

- 1) **Final only permits** - Final only permits are issued for expired permits where all inspections were passed except final inspection
- 2) **Repair for repipe permit** - A permit will be required for repairs associated with water pipe repair/ replacement
- 3) **Stucco or drywall repair/ replacement permit** - Provide the square footage of stucco or drywall in the description of work on the application
- 4) **Window replacement permit** - A no plan Building Permit may be issued when replacing windows and the proposed work does not require modifications to the existing rough openings or breaking of the exterior envelope
- 5) **Re-roofing permit** – No plan permits are issued for a re-roof on a structure, such as the replacement of the roofing material and/or replacement of existing skip sheathing with plywood. The description of work should include the square footage being replaced.
NOTE: the color of the roof on all structures shall match
- 6) **Water Heater Replacement permit** - Energy Compliance forms due at issuance
- 7) **Heating Unit replacement permit** – Energy Compliance forms due at issuance
- 8) **Service panel upgrade permit** - Location approval required from Edison at issuance
- 9) **Fixture Replacement** – the replacement of plumbing or electrical fixtures in the same location

Construction Plans required

- 1) Any combination of permits (two or more) of the above mentioned “no-plan permits” will require the submission of plans
- 2) Interior Remodels – which include complete kitchen and bathroom renovations
- 3) Additions
- 4) Tenant Improvements
- 5) New constructions

PLEASE NOTE: If the Field Inspector determines that the work is too extensive to qualify as a “No-Plan Permit”, the inspector may require that plans be submitted for review. **All permitted work requires a licensed contractor unless you fall under the guidelines of Owner-builder(see separate Owner Builder policy) ALL PERMITS REQUIRE SMOKE AND CARBON ALARMS**