WINDOW REPLACEMENT CRITERIA (Same Size & Type)

For any residential building where the existing windows are being replaced (same size & type) plans are not required, but the windows or sliding doors must comply with the following requirements in the 2019 California Building Code, 2019 California Residential Code and 2019 California Energy Code:

1. Minimum light and ventilation requirements. [CBC 1203.5.1 & 1205.2 and CRC R303.1] (Habitable rooms shall have an aggregate glazing area of not less than 8 percent of the floor area of such rooms and the openable area to the outdoors shall be not less than 4 percent of the floor area being ventilated.)

2. Emergency egress window/door from sleeping rooms. [CBC 1030.2 & 1030.3 & CRC R310.2.1 & 310.2.2] See example on back of this form.

3. Tempered glazing where required (adjacent to doors, too low to the floor, adjacent to tubs/showers, etc....). [CBC 2406.4 & CRC R308.4]

4. Energy efficiency requirements apply for all of the following conditions: if the same size windows are being replaced, if a new window is added, an existing window is moved, or if the existing windows are enlarged, the window shall have a maximum U-factor of 0.30 and a maximum SHGC of 0.23. [CEC 150.2(b) 1 (A) & (B)]
   Exception: Max 75 sq. ft. of glazing replaced, maximum U-Factor =0.40 maximum SHGC =0.35

5. If (a) door(s) is (are) being replaced, at least one exterior door in the house must be at least 36” wide (minimum 32” net clear opening). [CBC 1010.1.1 & CRC R311.2]

WINDOW PLAN REQUIREMENTS

For any residence/structure where the existing windows are being relocated, altered (modified, enlarged, reduced in size or style of window is changed), deleted/removed or new windows are being added, and/or any other combination, plans are required. The plan must be reviewed by the City’s Planning Division first and then Building Safety will review the plan for approval. The plan shall be as following:

1. Two (2) sets of plans, drawn to a standard architectural scale on minimum 11”x17” size paper.
2. Room dimensions, use of each room (bedroom, kitchen, living room, etc....) location of windows and doors being replaced.
3. The existing and new window sizes, window type (sliding, single/double hung, etc....), and the size of new header shall be indicated.
4. All five requirements indicated in the “Window Replacement Criteria” above to be shown on the plans.

Disclaimer: Additional requirements may be forthcoming depending on the specifics of the project.

I certify that I have read this information, and agree to fully comply with all City ordinances and the State laws regulating building construction.

_________________________________________  ____________________________________________  ________________
Print Name                                Applicant Signature                            Date
SINGLE CASEMENT: 2'-4" x 4'-0"
2'-5" x 3'-6"
4'-8" x 4'-0"

DOUBLE CASEMENT:

CASEMENT/FIXED COMBO:
7'-0" x 4'-0"

OTHER WINDOW TYPES
AWNING:
NONE W/O MANF. DATA
BAY W/ FIXED CENTER:
NONE W/O MANF. DATA

SLIDER:
4'-0" x 4'-0"
5'-0" x 3'-6"
6'-0" x 3'-0"

SLIDER/FIXED COMBO:
8'-0" x 4'-0"
10'-0" x 4'-0"
12'-0" x 3'-0"

EMERGENCY ESCAPE/ EXIT WINDOW

THE FOLLOWING WINDOW SIZES WILL BE THE MINIMUM ALLOWED FOR EGRESS UNLESS MANF. DATA IS SUPPLIED

NOTE: SIZES ARE TAKEN FROM DATA SUPPLIED BY WINDOW MANUFACTURERS, HOWEVER THESE ARE GENERAL DIMENSIONS. IT IS THE OWNERS RESPONSIBILITY TO VERIFY THAT THE ACTUAL WINDOWS INSTALLED MEET THE MINIMUM EGRESS REQUIREMENTS.