



# CITY of MODESTO

# BULLETIN for BUILDERS

### Telephone Numbers

7:30 a.m. to 5:00 p.m. - 577-5232  
24-hour recorder - 524-7651

Number 206

June 29, 1990

The City of Modesto publishes this bulletin to inform the building industry of subjects of current interest.

**RESIDENTIAL ACTIVITY:** The following is from a report by the F. W. Dodge Division of McGraw-Hill Inc. It highlights the thirty most active one and two family building areas in the nation during the first quarter of 1990. Modesto was ranked at number 19. I've listed a few of the other cities on that list.

| <u>Rank</u> | <u>City</u>               | <u>Dwellings</u> |
|-------------|---------------------------|------------------|
| 1           | Riverside - San Bernadino | 6226             |
| 2           | Atlanta                   | 5779             |
| 3           | Washington D.C.           | 4126             |
| 4           | Los Angeles - Long Beach  | 3423             |
| 5           | Sacramento                | 3297             |
| 6           | Seattle                   | 3277             |
| 7           | San Diego                 | 3022             |
| 14          | Chicago                   | 2293             |
| 18          | Detroit                   | 2012             |
| 19          | Modesto                   | 1982             |

**VESTED MAPS:** Many developers have not kept track of the expiration date of their vested maps. Therefore, we are identifying those vested maps that will expire. In order for us to process plans, we must have sufficient time to review; this means that projects must be submitted at least two weeks before vesting expires for single-family projects and eight weeks before vesting expires for multifamily and condo projects.

Once vesting expires, capital facilities fees are applicable.

### Vested Subdivision Maps

### Vesting Expires

|                            |          |
|----------------------------|----------|
| Briggs Gardens             | 08/23/90 |
| Dutch Faire II Phase III   | 07/10/90 |
| Dutch Faire II Phase IV    | 07/10/90 |
| Dutch Faire II Phase II    | 08/03/90 |
| Eastgate                   | 08/23/90 |
| Mountainview Terrace No. 1 | 08/04/90 |
| Park Valley Homes No. 4    | 08/25/90 |

## BUILDING INSPECTION DIVISION

CONTRACTORS' LICENSING REQUIREMENTS FOR INSTALLATION OR REPAIR OF BUILDING SEWERS AND SEPTIC SYSTEMS: The following is from the contractors' State License Board:

"The licensing staff of the Contractors' State License Board has become aware that there is some confusion regarding the proper license classification for installing or repairing building sewers and septic systems. The purpose of this notice is provided to clarify the subject.

"For the purposes of this notice the term "building sewer" is defined as:

"That particular portion of sewer piping which lies between a point two feet from the building or structure it serves, to and including its connection with the public sewer system or other point of discharge or point of disposal.

"Contractors holding the following classifications are properly licensed to install/repair building sewers:

1. General Engineering (A)
2. Plumbing (C-36)
3. Sanitation System (C-42)
4. Pipeline (C-34)
5. General Building Contractors (B) may legally enter into contracts for this work if it is a part of a larger project that falls under the provisions of Business & Professions Code Section 7057.

"Contractors holding the following classifications are properly licensed to install/repair septic systems or cess pools:

1. General Engineering (A)
2. Sanitation System (C-42)

"Any questions regarding the above should be directed to: Bob Berrigan, P. O. Box 26000, Sacramento, California 95826."

PROPER LICENSE CLASSIFICATION TO INSTALL UNDERGROUND WATER SUPPLY PIPING FOR FIRE PROTECTION SYSTEMS: The following is from the Contractors' State License Board:

"There seems to be some confusion over the proper license classification required to do underground pipe work, specifically the underground water supply line downstream of the system shut-off valve or the fire department connection (between the valve/connection and the building). It appears that typically this work has been performed by General Engineering Contractors (A), Pipeline Contractors (C-34), Fire Protection Contractors (C-16), and Plumbing Contractors (C-36).

"The previous guidelines of May 26, 1989 restricted the performance of this work to C-16 contractors only. It was not the intent to force those contractors who have traditionally performed this work to have to obtain the C-16 class. The policy established in the May 26, 1989 letter is superseded by the following guidelines:

"The underground water supply line between the system shut-off valve or the fire department connection and the first joint or mechanical connection above grade at/in the building to service the fire protection system may be installed by the following contractors:

General Engineering Contractors (A)  
 Fire Protection Contractors (C-16)  
 Plumbing Contractors (C-36)  
 Pipeline Contractors (C-34)

"Any questions concerning this policy should be directed to Bob Berrigan, CSLB Licensing Deputy, at (916) 366-5206."

PROPER LICENSE CLASSIFICATION TO INSTALL/REMOVE UNDERGROUND STORAGE TANKS (UST's): The following is from the Contractors' License Board:

"The proper license classification to install and remove UST's:

- "1. Plumbing Contractors (C-36) - Plumbing contractors may install any UST that provides a service to a building. This includes storage tanks for service stations. (Up to a capacity of 20,000 gallons). Any other type of UST may only be installed by a General Engineering Contractor (A).
- "2. Limited Specialty Contractor (C-61-D-40) - Service Station Equipment contractors may install fuel UST's at service stations or any other site up to a capacity of 20,000 gallons. This classification will no longer be issued by CSLB. Applicants for this class will be required to obtain a General Engineering Class (A), or a Plumbing Class (C-36). Those contractors presently holding C-61-D-40 will be allowed to continue installations as outlined above. Those contractors presently holding the C-61-D-40 will be allowed to obtain new licenses in this same class in the event of incorporation.
- "3. General Engineering Contractors (A) - General Engineering Contractors may install UST's for any purpose whatsoever at any location.
- "4. The CSLB is going to seek legislation to require that any contractor who installs/removes UST's be required to pass the Hazardous Substance Removal certification Examination as required by Section 7058.7 of Chapter 9 of the California Business and Professions Code. Presently, Section 7058.7 only applies to those contractors who dig into the surface of the earth on certain sites listed by the California Department of Health and EPA "super fund sites."

"Any questions should be directed to Bob Berrigan, Licensing Deputy, at (916) 366-5206."

SWIMMING POOLS CONSTRUCTED:

| <u>May 1990</u> | <u>January-May 1990</u> | <u>Total Valuation of Swimming Pools in 1990</u> |
|-----------------|-------------------------|--|
| 46              | 187                     | \$3,216,691                                      |

MOBILEHOME SETUPS:

| <u>May 1990</u> | <u>January-May 1990</u> | <u>Total Valuation of Mobilehome Setups in 1990</u> |
|-----------------|-------------------------|---|
| 6               | 20                      | \$34,500  |

PLAN CHECK BACKLOG: The following log is prepared to give an estimate of the time it will take for processing of an application. It must be emphasized that this estimate is good only for complete plans; that is, plans that provide sufficient information for our plan checkers to clearly examine them for compliance with the Code of the City of Modesto. This includes the forms necessary for compliance with State Energy Regulations, calculations, and landscape and irrigation plans when required (submitted to Parks and Recreation).

| <u>TYPE OF BUILDING</u>    | <u>NUMBER OF WEEKS FROM DATE SUBMITTED UNTIL PLAN IS READY</u> |
|----------------------------|--|
| Residential and Duplex     | 2  |
| Multifamily and Commercial | 8  |

We have established a policy of notifying all applicants once their plans have been checked and a permit is ready. This will relieve you of the necessity of contacting our office to inquire when the permits will be ready.

STATISTICS, MONTHLY:

|                  | <u>Permits Issued, Dwelling Units</u> |                 |                        |              | <u>Values</u>                         |
|------------------|---------------------------------------|-----------------|------------------------|--------------|---------------------------------------|
|                  | <u>Single Family</u>                  | <u>Duplexes</u> | <u>Multiple Family</u> | <u>Total</u> | <u>All Residential and Commercial</u> |
| June 1989        | 91                                    | 0               | 3                      | 94           | \$ 13,322,000                         |
| July 1989        | 58                                    | 2               | 0                      | 60           | 9,766,000                             |
| August 1989      | 73                                    | 2               | 0                      | 75           | 19,180,000                            |
| September 1989   | 141                                   | 0               | 0                      | 141          | 13,873,000                            |
| October 1989     | 50                                    | 8               | 0                      | 58           | 27,533,000                            |
| November 1989    | 251                                   | 2               | 230                    | 483          | 30,792,000                            |
| December 1989    | 437                                   | 6               | 9                      | 452          | 40,010,000                            |
| January 1990     | 84                                    | 2               | 179                    | 265          | 26,999,000                            |
| February 1990    | 213                                   | 0               | 24                     | 237          | 35,145,000                            |
| March 1990       | 223                                   | 0               | 0                      | 223          | 22,006,000                            |
| April 1990       | 242                                   | 0               | 0                      | 242          | 30,934,000                            |
| May 1990         | 80                                    | 2               | 0                      | 82           | 14,100,000                            |
| Total, 12 Months | 1,943                                 | 24              | 445                    | 2,412        | \$283,660,000                         |

*Dary Willey*  
 Dary Willey  
 Chief Building Official