



# BULLETIN for BUILDERS

Telephone Numbers

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

Number 210

January 31, 1991

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

FLEXIBLE METAL GAS APPLIANCE CONNECTORS: A problem has recently been brought to our attention concerning the outdoor installation of flexible metal gas appliance connectors. Most appliance connectors come with an identifying tag attached to the connector stating its approved use. Many times these tags are removed. In the absence of the paper tag, the connector has to be researched by information provided on the metal ring attached to the connector. Many times we have found that the connector installed is not approved for outdoor appliances. In the interest of saving time for both the contractor and the inspector, the installer is asked to leave all information attached to the connector, making quick identification possible.

DEMOLITION PERMITS: Effective January 1, 1991, Assembly Bill 2791 (Asbestos notification) went into effect. This bill adds Section 19827.5 to the State Health and Safety Code.

Under the new law, local agencies may not issue permits to demolish any building or other structure until notification requirements are fulfilled. Notification is to be made to the United States Environmental Protection Agency and Stanislaus County Air Pollution Control District. An asbestos demolition/renovation notification is attached.

Any questions regarding this law can be directed to Mark Macedo with Stanislaus County Air Pollution Control District, 525-4152.

SWIMMING POOLS CONSTRUCTED:

<u>December 1990</u>	<u>January-December 1990</u>	<u>Total Valuation of Swimming Pools in 1990</u>
4	333	\$5,666,818

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.

<u>Vested Subdivision Maps</u>	<u>Vesting Expires</u>
Rosemore Gardens	02/27/91
Shaker Estates	02/28/91
Sylvan Meadows East No. 7	03/14/91

BRACING REQUIREMENT FOR SUSPENDED CEILINGS: Ceiling areas greater than 144 sq. ft. shall be restrained as follows:

Vertical Hangers - Main runners shall be attached with No. 12 gage wires at 4 feet on center or No. 10 gage wires at 5 feet on center. A trapeze or equivalent devise shall be used where obstructions preclude direct suspension. Trapeze shall be a minimum of back-to-back 1 1/4 inch cold rolled channels for spans exceeding 4 feet.

Perimeter Hangers - Terminal ends of each cross runner shall be supported independently a maximum of 8 inches from each wall or ceiling discontinuity with No. 12 gage wire or approved wall support.

Mechanical Fixtures - Fixtures weighing less than 20 pounds shall be positively attached to the suspended ceiling system. In addition to being positively attached, fixtures weighing more than 20 pounds but less than 56 pounds shall be supported by the ceiling system hangers or to the structure above by two No. 12 gage wires. Fixtures weighing more than 56 pounds shall be supported directly by the structure above.

Lighting Fixtures - Fixtures shall be positively attached to the suspended ceiling system. Fixtures weighing less than 56 pounds, in addition to being positively supported, shall be supported by two No. 12 gage wires connected to the structure above. Fixtures weighing more than 56 pounds shall be supported directly from the structure above.

Lateral Force Bracing - Horizontal restraints shall be affected by four No. 12 gage wires secured to the main runners within 2 inches of the cross runner intersection and splayed 90° from each other at an angle not exceeding 45° from the plane of the ceiling. A strut fastened to the main runner shall be extended to and fastened to the structural members above. The horizontal restraint and strut shall be placed 12 feet on center in both directions with the first point within 6 feet from each wall.

MOBILEHOME SETUPS:

<u>December 1990</u>	<u>January-December 1990</u>	<u>Total Valuation of Mobilehome Setups in 1990</u>
0	28	\$49,075

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>
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
June 1990	86	2	0	88	9,809,000
July 1990	59	0	0	59	6,492,000
August 1990	28	4	0	32	12,435,000
September 1990	7	2	0	9	4,188,000
October 1990	103	0	0	103	50,198,000
November 1990	40	20	0	60	7,164,000
December 1990	108	0	0	108	12,488,000
Total, 12 Months	1,273	32	203	1,508	\$231,958,000

*Daryl Willey*  
Daryl Willey  
Chief Building Official

DW:mn  
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ASBESTOS DEMOLITION/RENOVATION  
NOTIFICATION

MAIL TO  
ASBESTOS NOTIFICATION  
EPA/NEESHAPS Region IX  
1235 Mission St. A-3-3  
San Francisco, Ca. 94103

Please check one:

- Renovation
- Demolition requiring 10 day notice
- Demolition requiring 20 day notice
- Revision of Original (Form on reverse side)

EPA USE ONLY

DateRec \_\_\_\_\_  
Pstmrk \_\_\_\_\_  
School \_\_\_\_\_  
Del/ND \_\_\_\_\_  
ADQUTE? \_\_\_\_\_  
Code#: \_\_\_\_\_  
Doc#: \_\_\_\_\_

DATE: \_\_\_\_\_

PROJECT JOB # \_\_\_\_\_  
(Please see reverse side)

Agencies ALSO Notified:

- Local \_\_\_\_\_
- California Air Resources Board
- Cal OSHA
- Building Department

INSTRUCTIONS ON REVERSE SIDE—PLEASE READ BEFORE USING THIS FORM

<p>1. OPERATOR: _____ (Contractor) ADDRESS _____  CITY _____ STATE _____  ZIP _____ PHONE ( ) _____</p>	<p>3. FACILITY NAME: _____  STREET ADDRESS _____  CITY _____ STATE _____  COUNTY _____ ZIP _____</p>
<p>2. OWNER _____  ADDRESS _____  CITY _____ STATE _____  ZIP _____ PHONE ( ) _____</p>	<p>4. FACILITY DESCRIPTION _____  _____  AGE _____ SIZE _____  PRIOR USE _____</p>
<p>5. Project Start Date: _____ Completion Date: _____</p>	
<p>6. Estimate of Friable Asbestos: ON PIPE: _____ Linear Feet SURFACE OF OTHER COMPONENTS: _____ Square Feet  Nature of Materials: _____ _____</p>	
<p>7. DESCRIBE METHODS OF REMOVAL: _____ _____</p>	
<p>8. PROCEDURES USED TO COMPLY WITH 40 CFR 61.147 &amp; 152: _____ _____</p>	
<p>9. NAME &amp; LOCATION OF DISPOSAL SITE: _____</p>	
<p>ANY FURTHER PERTINENT INFO CAN BE INCLUDED BY ATTACHING ADDITIONAL SHEETS QUESTIONS??? FOR FURTHER INFORMATION CALL (415) 556-6415 8am/4pm M-F</p>	

**INSTRUCTIONS FOR USE OF ASBESTOS DEMOLITION/RENOVATION NOTIFICATION FORM**

RENOVATION: means altering in any way one or more facility components.  
NOTICE MUST BE POSTMARKED AS EARLY AS POSSIBLE BEFORE PROJECT

DEMOLITION: means the wrecking or taking out of load-supporting structural members of a facility together with any related handling operations  
10 Day notice for MORE than 160 sq.ft. or 260 linear ft. asbestos  
20 Day notice for LESS than 160 sq.ft. or 260 linear ft. asbestos,  
includes facilities which contain no asbestos.

FACILITY: means any institutional, commercial or industrial structure, installation, or building. Renovations on single family residences and apartment buildings with 4 units or fewer are exempt from notification to EPA.

PROJECT JOB #: Your OWN IN-HOUSE I.D. for a specific jobsite. Optional, but expedites communication concerning notifications.

LOCAL AGENCY: Most areas in Region 9 have local NESHAP delegated agencies. In these areas notice must be provided to both EPA and the local agency.

1. OPERATOR/CONTRACTOR: Full information concerning person doing the work.
2. PROPERTY OWNER: Complete in full.
3. FACILITY NAME: Must have complete address OR directions to the jobsite.
4. FACILITY DESCRIPTION: Current use of building. Project location in the facility. Other descriptive information as necessary.
5. START AND COMPLETION DATE: Provide month, day and year. Must be revised if dates change. (see revision form below)
6. Estimate of amount to be removed (must be in square or linear feet). Revisions (see form below) must be made for additional amounts uncovered.
7. Examples of methods: glovebag, scrape, remove in sections, etc.
8. Examples: Adequate wetting prior to and during work, double bag, etc.  
DRY REMOVAL MUST RECEIVE PRIOR WRITTEN APPROVAL FROM EPA  
OR THE LOCAL DELEGATED AGENCY

IF MORE SPACE IS NEEDED THAN PROVIDED, ADDITIONAL SHEETS SHOULD BE ATTACHED TO REVISE A NOTIFICATION ALREADY ON FILE WITH EPA, USE FORM PROVIDED BELOW

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PROJECT NAME \_\_\_\_\_  
ORIGINAL NOTIFICATION DATE \_\_\_\_\_

PROJECT JOB # \_\_\_\_\_  
Revision Notice #1 2 3 4 5  
please circle

This is to advise that the above referenced notification presently on file has been revised. Please note the revised portion listed.

CHANGES FOR THIS REVISION: PROJECT ( )  
CANCELLATION \_\_\_\_\_

1. NEW Location \_\_\_\_\_
2. NEW Scope of Work \_\_\_\_\_
3. ADDITIONAL Quantity of Asbestos \_\_\_\_\_
4. NEW Start Date \_\_\_\_\_
5. NEW Completion Date \_\_\_\_\_
6. NEW Disposal Site \_\_\_\_\_