



COMMUNITY AND ECONOMIC DEVELOPEMENT
BUILDING AND SAFETY DIVISION
STANDARD PATIO COVERS

11222 ACACIA PARKWAY
GARDEN GROVE, CA 92840

The information provided herein describes the minimum requirements for obtaining patio cover permits for residential buildings within the **City of Garden Grove**. For clarification of the permit process, visit the **Building and Safety Division** located on first floor of City Hall or by telephone (714) 741-5307 or by email at building@ggcity.org

I. CONDITIONS:

- A. Patio covers are one-story structures not more than 12 feet in height above grade and used only for recreational purposes. Outdoor living, garage, storage room or habitable room are not permitted.
- B. Patio covers using this standard plan are attached and are permitted **ONLY** as accessory to single-family dwellings. The Planning Division may require additional information for multi-family dwellings.
- C. Patio covers must be open on one or more sides.
- D. Patio covers using this standard plan **are not for future enclosure.**
- E. **Site plan/plot plan must be approved** by Planning Services Division **PRIOR** to issuance of construction permit.

II. SPECIFICATIONS:

- A. Joists shall be grade marked Douglas Fir Larch No. 2 or better
- B. Beams shall be Douglas Fir Larch No. 1
- C. Concrete: 2,500 psi in 28 days
- D. Nails: Common, use galvanized when exposed to weather.
- E. Roofing sheathing: 1/2" CDX or 7/16" OSB min. Nailing 8d-6" o.c edges and 12" field.

III. ROOFING NOTES:

- A. Roll roofing (cap sheet over 1 or 2 layers of felt)
 - a. Built-up types
 - b. 2 layer – 15 lb underlayment
- B. 1 layer – 60 lb cap sheet mopped (roof plies)
- C. Torch down roof system per manufacture specifications.
- D. Metal or translucent per manufactures specs.
- E. Roof must have minimum class B rating or better when tested per ASTM E
- F. Roof slopes greater than 1/4:12 but less than 2:12 shall be hot mopped, built up roof or use an approved cold process system with an approved ICC report. Roof slopes between 2:12 and 4:12, use composition shingles over 2 layers of 15 lb (1 layer 30 lb felt is not acceptable).

Job Address: _____

Property Owner: _____
Address: _____
Phone: _____

Contractor: _____
Address: _____
License No.: _____ Class: _____ Expiration: _____
Phone: _____

Proposed Work: _____

IV. INSPECTIONS:

- A. Foundation – **Post brackets/hardware must be in-place prior to inspection.**
- B. Framing – Before covering roof and **boundary nailing must be installed.**
- C. Final – All exterior woods exposed to weather shall be primed/sealed/painted.

COMPLETE THIS PLOT PLAN

Plot Plan Form

Planning Services Division approval of this plot plan is REQUIRED prior to Building Division issuance of construction permit

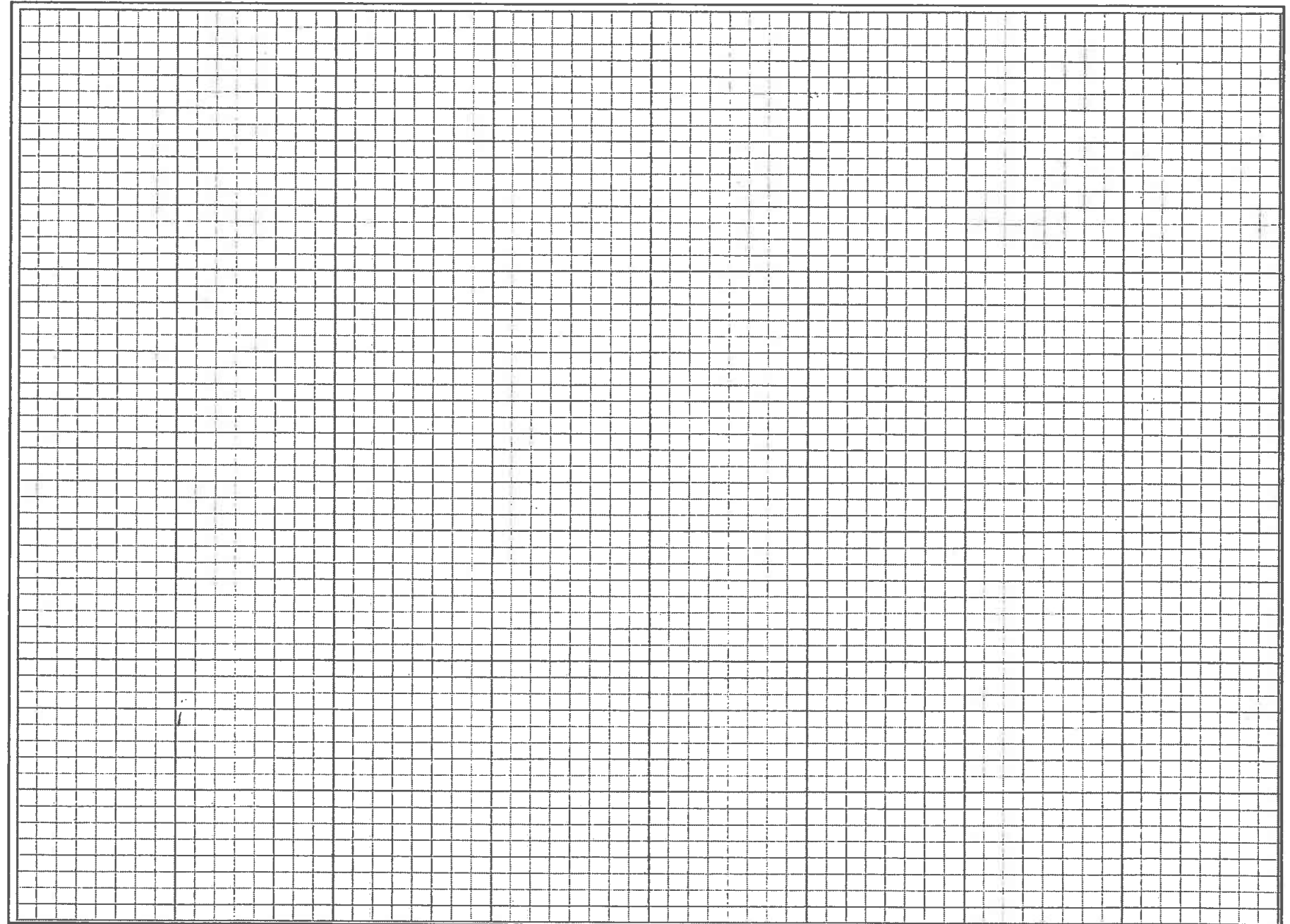
Information required on plot plan:

1. Show the location of the proposed patio cover(s) on the plot plan; show size, dimensions, area and distance to property lines.
2. Show and identify all structures on the lot: existing house, ADU, pool, storage sheds, and other accessory structures. Provide dimensions of ALL on-site structures, include dimensions between structures.
3. Patio covers shall meet the following requirements:
 - (a). 5 feet side-yard setback for interior lots
 - (b). 10 feet side-yard setback for street side
 - (c). 10 feet rear-yard setback
 - (d). 50% maximum lot coverage (all on-site improvements)
 - (e). Minimum 1,000 square-feet open space in rear-yard (See Section 9.08.040.030B of Title 9)
 - (f). Patio covers in front yard shall maintain 20 feet setback from front property line
4. Patio covers in front yard areas to be architecturally compatible with main house.
5. Plot plan should reflect the correct building shape on the property and the correct lot shape.
6. Plot plan shall include property line dimensions.
7. Planning Services Division may also require additional information such as open space and lot coverage calculations.



| | | | | |
|------------------|-------|-----------|--|----------------|
| Planning Action: | Zone: | Coverage: | Job Address: | Permit No.: |
| Approved By: | Date: | Increase: | Assessor Parcel No.: | Tract & Lot #: |
| Remarks: | | | Occupancy: | Const. Type: |
| | | | <input type="checkbox"/> New <input type="checkbox"/> Alter <input type="checkbox"/> Add <input type="checkbox"/> Repair <input type="checkbox"/> Demo | |

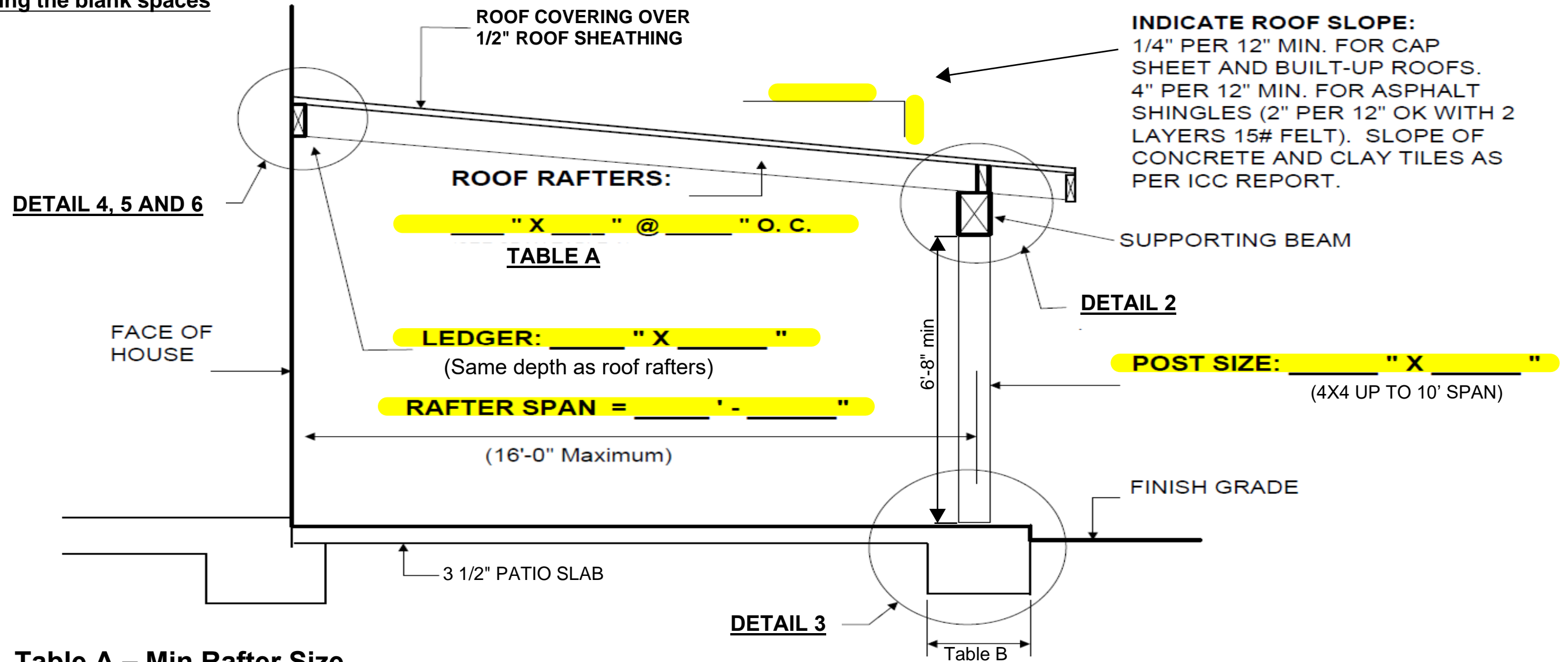
Job Description:



I certify the information hereon is complete & correct.

_____ Owner's Name (print) _____ Signature (owner/agent) _____ Date

Complete by filling the blank spaces



INDICATE ROOF SLOPE:
 1/4" PER 12" MIN. FOR CAP SHEET AND BUILT-UP ROOFS.
 4" PER 12" MIN. FOR ASPHALT SHINGLES (2" PER 12" OK WITH 2 LAYERS 15# FELT). SLOPE OF CONCRETE AND CLAY TILES AS PER ICC REPORT.

Table A – Min Rafter Size

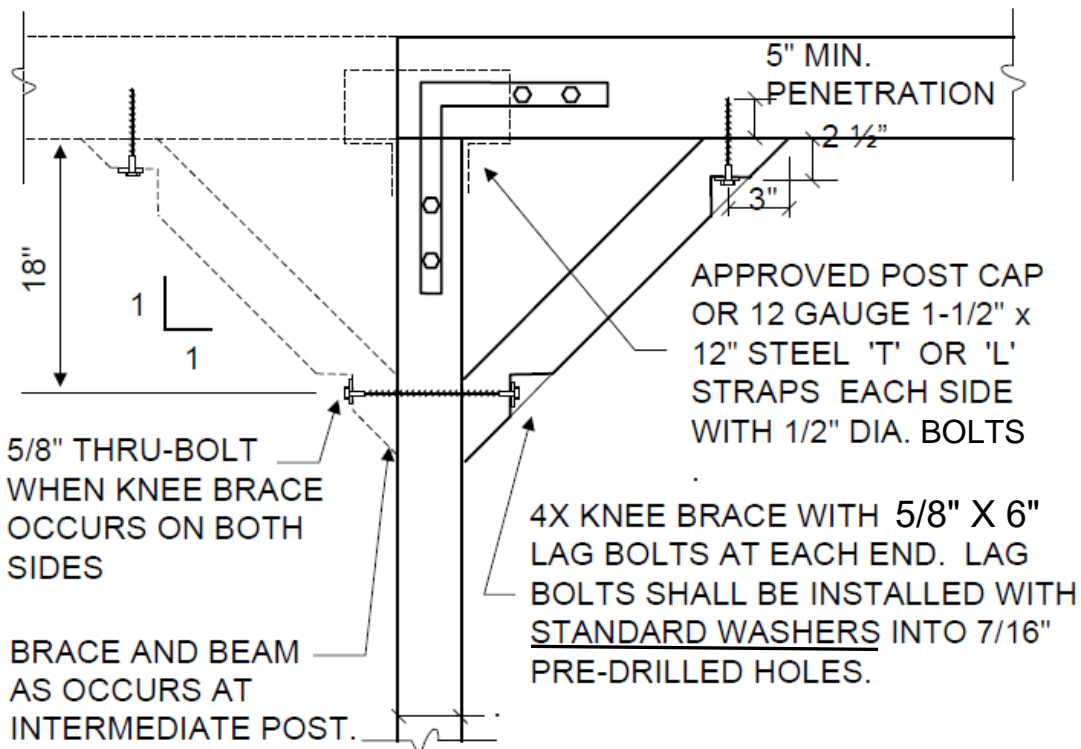
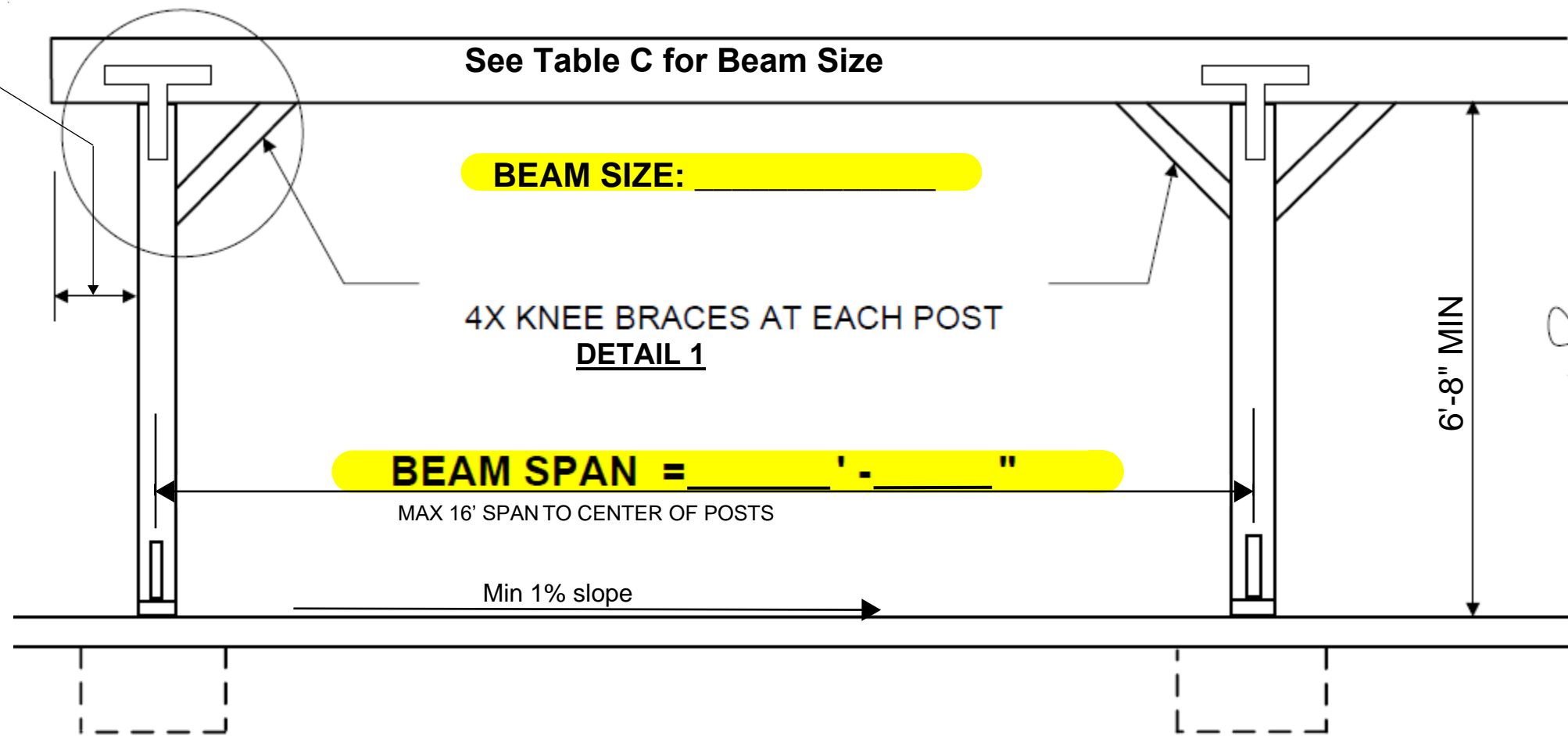
| Rafter Span (feet) | Spacing Center-to-Center (Inches) | | |
|--------------------|-----------------------------------|-----|-----|
| | 12 | 16 | 24 |
| 6 | 2x4 | 2x4 | 2x4 |
| 7 | 2x4 | 2x4 | 2x4 |
| 8 | 2x4 | 2x4 | 2x6 |
| 9 | 2x4 | 2x6 | 2x6 |
| 10 | 2x6 | 2x6 | 2x6 |
| 11 | 2x6 | 2x6 | 2x6 |
| 12 | 2x6 | 2x6 | 2x6 |
| 13 | 2x6 | 2x6 | 2x8 |
| 14 | 2x6 | 2x6 | 2x8 |
| 15 | 2x6 | 2x8 | 2x8 |
| 16 | 2x8 | 2x8 | 2x8 |

| Post Spacing (Feet) | Table B – Min Footing Size (square-inch) | | | | | |
|---------------------|--|----|----|----|----|----|
| | Rafter Span (Feet) | | | | | |
| | 6 | 8 | 10 | 12 | 14 | 16 |
| 4 | 18 | 18 | 18 | 18 | 18 | 18 |
| 6 | 18 | 18 | 18 | 18 | 18 | 18 |
| 8 | 18 | 18 | 18 | 18 | 18 | 18 |
| 10 | 18 | 18 | 18 | 18 | 18 | 18 |
| 12 | 18 | 18 | 18 | 18 | 18 | 18 |
| 14 | 18 | 18 | 18 | 18 | 20 | 20 |
| 16 | 18 | 18 | 18 | 20 | 24 | 24 |

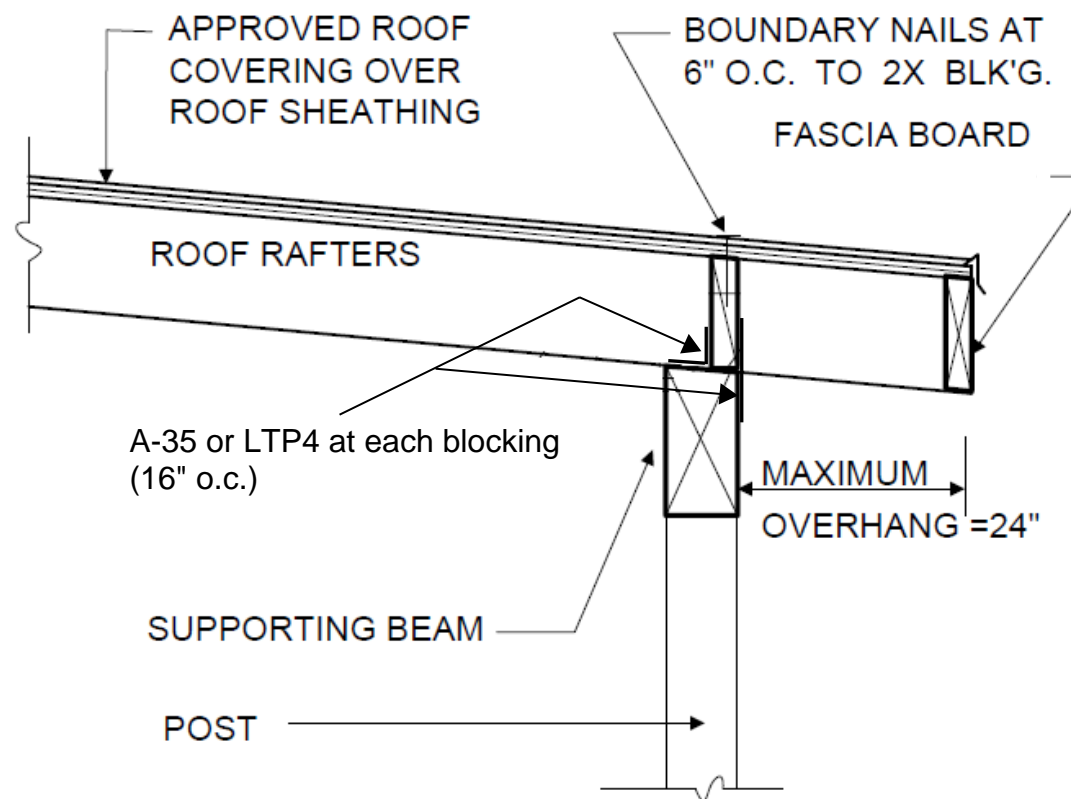
18" MAX SIDE OVERHANG AND
MIN 5' FROM PROPERTY LINE

Table C – Beam Size

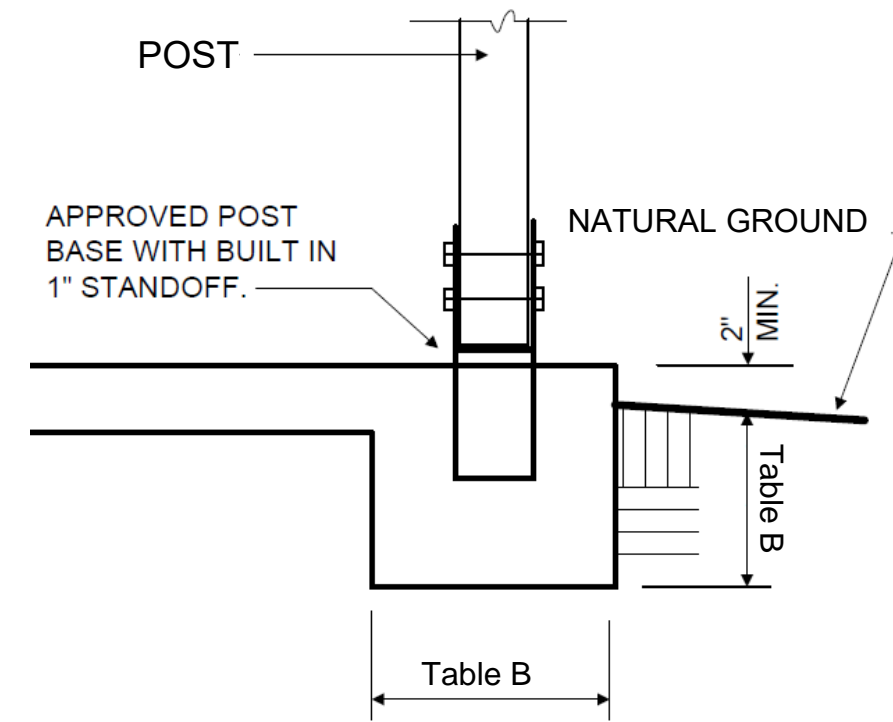
| Post Spacing (Feet) | Span of Rafters (In Feet) | | | | | | |
|---------------------|---------------------------|-----|-----|------|------|------|------|
| | 4 | 6 | 8 | 10 | 12 | 14 | 16 |
| 4 | 4x4 | 4x4 | 4x4 | 4x4 | 4x4 | 4x4 | 4x4 |
| 6 | 4x4 | 4x4 | 4x4 | 4x4 | 4x4 | 4x4 | 4x4 |
| 8 | 4x4 | 4x4 | 4x6 | 4x6 | 4x6 | 4x6 | 4x6 |
| 10 | 4x4 | 4x6 | 4x6 | 4x6 | 4x6 | 4x6 | 4x8 |
| 12 | 4x6 | 4x6 | 4x6 | 4x8 | 4x8 | 4x8 | 4x8 |
| 14 | 4x6 | 4x8 | 4x8 | 4x8 | 4x8 | 4x10 | 4x10 |
| 16 | 4x8 | 4x8 | 4x8 | 4x10 | 4x10 | 4x10 | 4x10 |



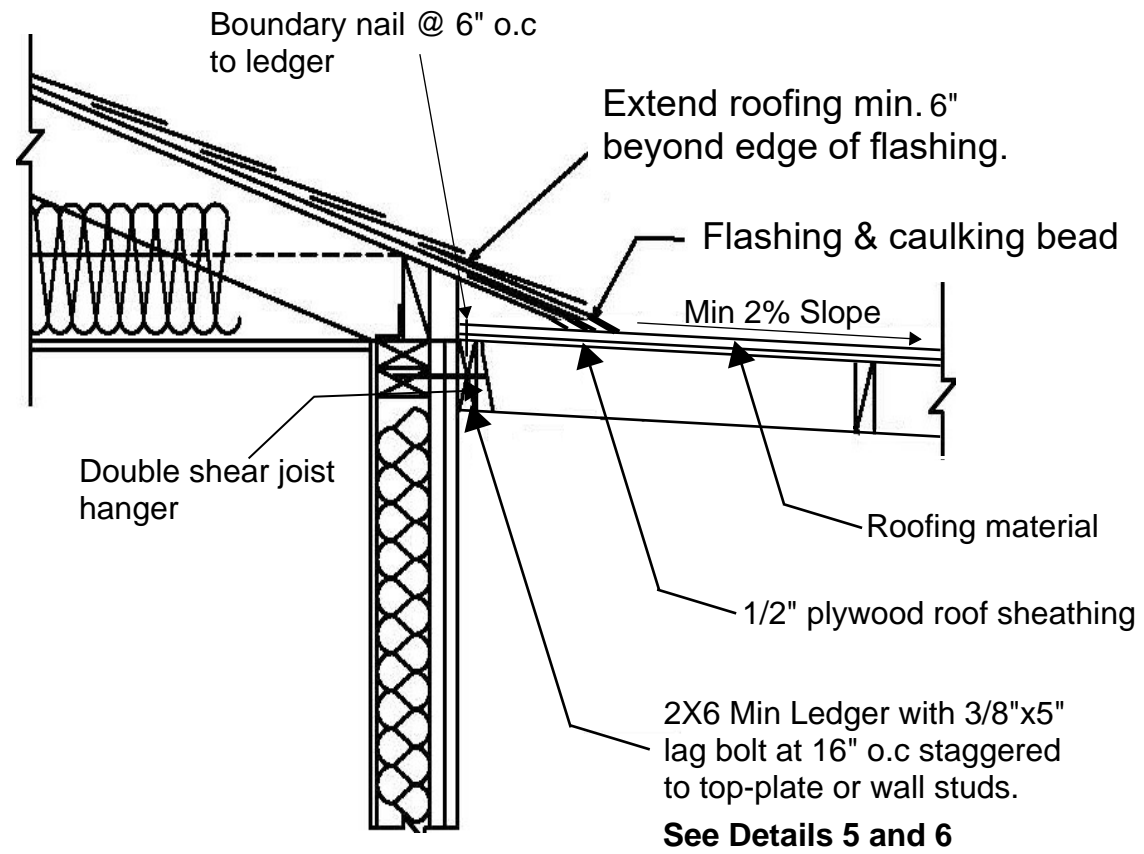
DETAIL 1



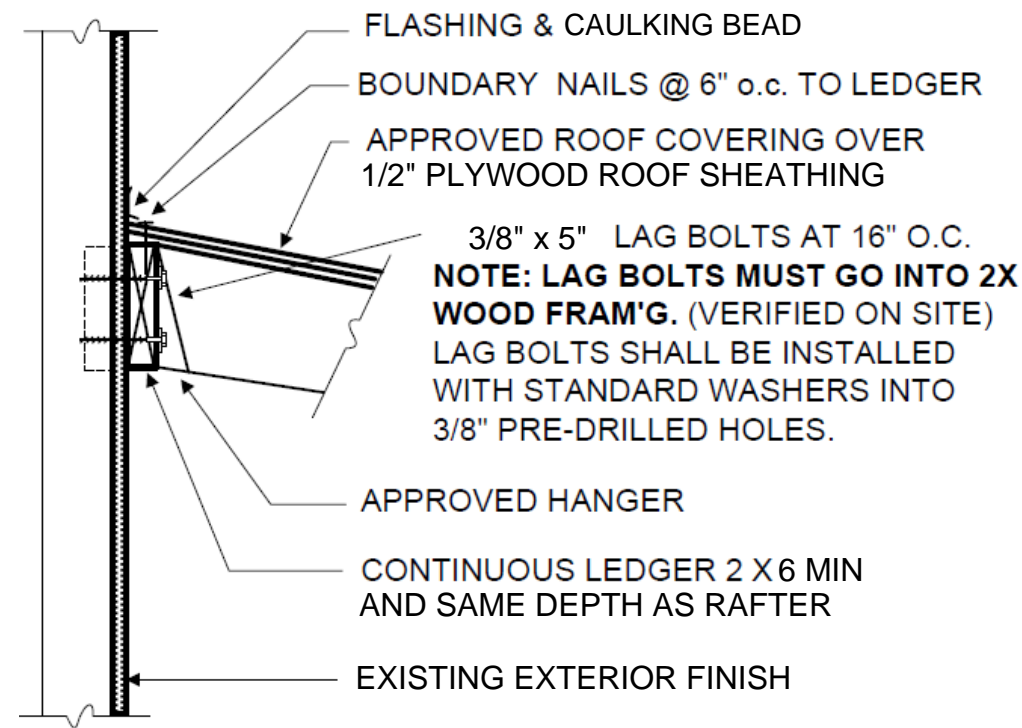
DETAIL 2



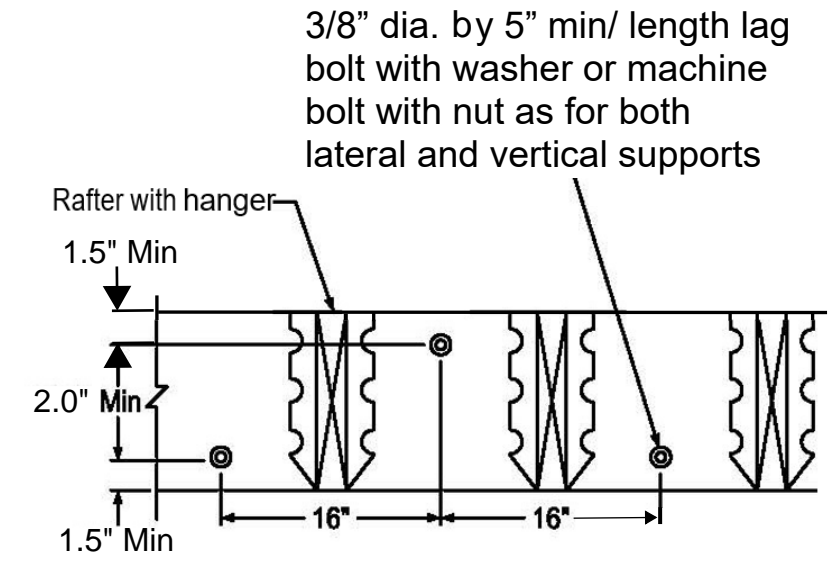
DETAIL 3



DETAIL 4



DETAIL 5



DETAIL 6

PLEASE READ AND SIGN:

The owner and/or contractor, as applicant for this permit, has read and understands the information on this page and agrees to construct the proposed patio cover as shown on these plans.

Signature of Applicant _____

Date: _____