



CITY PRE-APPROVED ADU CHECKLIST

BEFORE CITY OF TRACY PRE-APPROVED ACCESSORY DWELLING UNIT PLANS WILL BE ACCEPTED FOR PLAN CHECK, **ALL** OF THE INFORMATION BELOW MUST BE PROVIDED ON PLANS. ALL PLANS MUST BE PROVIDED **ELECTRONICALLY** ON STANDARD 24X36 SHEETS. SEND FULL SUBMITTAL PACKAGE VIA EMAIL TO plancheck@cityoftracy.org.

Questions or concerns? Contact us at (209) 831-6400

SHEET SP-1

- _____ 1. PROVIDE **PLOT PLAN** (SEE PLOT PLAN REQUIREMENTS ON PAGE 2)
- _____ 2. PROVIDE **VICINITY MAP**
- _____ 3. COMPLETE **OWNER INFORMATION**
- _____ 4. COMPLETE **CONTACT INFORMATION**
- _____ 5. COMPLETE **PARCEL INFORMATION**
- _____ 6. COMPLETE **PROJECT SCOPE**
- _____ 7. SPECIFY IF **ROLL-IN SHOWER** OPTION WILL BE USED
- _____ 8. SPECIFY IF **PRIMARY RESIDENCE** IS PROTECTED BY AN AUTOMATIC FIRE SPRINKLER SYSTEM
- _____ 9. SPECIFY ALL **DEFERRED SUBMITTALS** INTENDED TO BE SUBMITTED POST PERMIT ISSUANCE

SHEET A3

- _____ 1. SPECIFY **ROOFING INFORMATION**
- _____ 2. SPECIFY **EXTERIOR WALL FINISH**

SHEET A5

- _____ 1. SPECIFY **TRUSS IDENTIFICATION NUMBERS** AS COORDINATED WITH **TRUSS CALCULATIONS** OR ALTERNATIVELY INCLUDE TRUSS LAYOUT PROVIDED BY TRUSS DESIGNER

SHEET A6

- _____ 1. SPECIFY **WALL INSULATION** AS COORDINATED WITH **ENERGY CALCULATIONS**
- _____ 2. SPECIFY **CEILING/ROOF INSULATION** AS COORDINATED WITH **ENERGY CALCULATIONS**

ADDITIONAL REQUIREMENTS (INCLUDE ALL INFORMATION BELOW ON 24X36 SHEETS, UNO)

- _____ 1. PROVIDE **GAS LINE ISOMETRIC** DRAWING (IF GAS IS PROPOSED)
- _____ 2. PROVIDE **ELECTRICAL LOAD CALCULATIONS** FOR MAIN SERVICE PANEL (8.5X11 IS ACCEPTABLE)
- _____ 3. PROVIDE **ENERGY CERTIFICATE OF COMPLIANCE REPORT** (CF1R)
- _____ 4. PROVIDE **HVAC AND WATER HEATER** EQUIPMENT SPECIFICATIONS/CUTSHEETS (8.5X11 IS ACCEPTABLE)

ADDITIONAL REQUIREMENTS ALLOWED TO BE DEFERRED (INCLUDE ALL INFORMATION BELOW ON 24X36 SHEETS, UNO)

- _____ 1. PROVIDE **CONSTRUCTION WASTE MANAGEMENT PLAN** (ATTACHED TO PLAN SET DOCUMENT)
- _____ 2. PROVIDE **RESIDENTIAL CALGREEN CHECKLIST** (ATTACHED TO PLAN SET DOCUMENT)
- _____ 3. **TRUSS CALCULATIONS** (8.5X11 IS ACCEPTABLE)
- _____ 4. **AUTOMATIC FIRE SPRINKLER PLANS** (REQUIRED IF PRIMARY RESIDENCE HAS FIRE SPRINKLERS)
- _____ 5. **SOLAR PHOTOVOLTAIC SYSTEM**

PLOT PLAN REQUIREMENTS

(BELOW INFORMATION CAN BE ELECTRONICALLY INSERTED INTO SHEET SP-1 OR SUBMITTED ON SEPARATE SHEET)

- _____ 1. SHOW THE LOCATIONS OF ANY EXISTING BUILDINGS ON SITE (PRIMARY RESIDENCE, SHEDS, PATIO COVERS, POOLS, ETC.)
- _____ 2. SPECIFY THE DISTANCE BETWEEN THE ADU AND ALL EXISTING BUILDINGS.
- _____ 3. SPECIFY THE DISTANCE FROM THE PROPOSED ADU AND ALL PROPERTY LINES.
- _____ 4. PROVIDE A NORTH ARROW
- _____ 5. SHOW LOCATIONS OF SEWER AND WATER PIPING AND INCLUDES SIZES, PIPE MATERIAL TYPE, SLOPES OF SEWER RUNS, AND LOCATION OF CLEAN-OUTS. (IF SEWER LINE SERVES 4 OR MORE TOILETS, MINIMUM 4" PIPE IS REQUIRED)
- _____ 5. SHOW LOCATION OF EXISTING MAIN SERVICE PANEL, SUBPANEL IF IT SERVES AS POINT OF CONNECTION, AND SPECIFY CONDUCTOR SIZE AND TYPE, AND CONDUIT SIZE AND MATERIAL TYPE.
- _____ 6. SHOW WHERE APPLICABLE ALL EXISTING EASEMENTS AND OVERHEAD POWER LINES
- _____ 7. PLOT PLAN SHALL BE DRAWN TO SCALE AND SCALE SHALL BE SPECIFIED