Minimum construction requirements when located outside of high fire hazard zone

**NOTE:**

Refer to 2022 California Residential Code for specifications of concrete, lumber grade, and rafter spacing.

Provide plot plan showing the location of all existing buildings on lot with dimensions to lot lines and between buildings.

Carport to observe a minimum 5' distance to property lines and/or building separation.

The carport structure shall comply with all applicable zoning regulations.
FOOTINGS ON EXPANSIVE SOILS

Footing systems on expansive soil shall be constructed in a manner that will minimize damage to the structural from movement of the soil.

1. Depth of footings below the natural and finished grades shall not be less than 24 inches for exterior and 18 inches for interior footings.

2. Exterior walls and interior bearing walls shall be supported on continuous footings.

3. Footings shall be reinforced with four 1/2-inch diameter deformed reinforcing bars. Two bars shall be placed 4 inches from the bottom of the footing and two bars within 4 inches from the top of the footing.

4. Concrete floor slabs on grade shall be placed on a 4-inch fill of coarse aggregate or on a moisture barrier membrane. The slabs shall be at least 3-1/2 inches thick and shall be reinforced with 1/4" diameter deformed reinforcing bars. Reinforcing bars shall be spaced at intervals not exceeding 16 inches each way.

5. The soil below an interior concrete slab shall be saturated with a moisture to a depth of 18 inches prior to placing the concrete.

CARPORT- 2019 California Residential Code Chapter 3 Section R309.2

The carport cover must remain open on not less than two sides. Carport floor surfaces shall be approved noncombustible material. Carport not open on two or more sides shall be considered to be a garage and shall comply with the provisions of this section for garages.