



## **Frequently Asked Questions from General Contractors**

**Contact Planning Division for more information at (714) 754-5245**

### **1. What are the size and lot dimensions of the property?**

You may call the City at (714) 754 - 5245 to get lot dimensions. However, depending on the extent of construction, a private survey of the lot may be advisable to precisely determine the location of the lot lines.

### **2. Where can I find information about building a new addition?**

In all zoning districts, new construction requires zoning approval. The zoning code has established development standards for all zones that projects must comply with. You must submit plans for a plan check review for approval. It is recommended that you sketch a scaled site plan of the proposed construction and discuss it with a planner at the public counter. No appointment or fee is required for this review.

### **3. What are the setbacks for a pool or spa?**

If the pool or spa is more than 6 inches above grade, it must be set back 10 feet from the rear property line and 5 feet from the side property line.

### **4. What do I need to know before building a block wall or fence?**

In a residential zone, if the wall/fence is on the front property line or within the 10-foot setback from the front property line, then the wall cannot exceed 36 inches in height. If the wall/fence is more than ten feet behind the front property line, then it can be a maximum of 6 feet in height. If the property is a corner lot, the fence cannot exceed 2.5 feet in height within the required intersection "visibility triangle." Please refer to the [Walls, Fences](#), and [Landscaping Standards and Specifications](#) and Walls Adjacent to Arterial Streets for more information and a diagram.

### **5. How many sets of plans do I need for submittal?**

The number of plans you need to submit depends on your project. Contact the Building Division at (714) 754-5273 for more information.