

Town of Woodside Building Alteration/ Additions Calculations Fire Sprinkler, WUI compliance, Driveway and Fire Hydrant compliance Calculation Form

Date: _____ Project Address: _____ Owner Name: _____

Assessor's Parcel Number: _____ Permit Number: _____

**This form is intended to provide guidance for submitting building alteration calculations
for remodels and additions to determine when the follow will be required**

If 50% or greater: Fire sprinklers, Wildland Urban Interface (WUI) requirements and Driveway upgrades are required.

If 75% or greater: In addition to the 50% requirements, a Fire Hydrant that meets the requirements of the Woodside Fire Protection.

- **For Existing structures Alterations, Repairs and Additions.** All new work performed in alterations, repairs and / or additions to existing structures shall comply with the current provisions of section 150.01 (J), see attached Municipal Code Section. When alterations and / or repairs result in the removal, alteration, modification, replacement of fifty percent or more of the external walls of and/or repair of fifty percent or more of the existing internal structural and/or non-structural framework, independently or in combination thereof, **within a three (3) year period after date of permit final**, the entire building shall be made to conform to the current provisions of this chapter. Alteration of the walls includes but is not limited to removal of the sheetrock and / or cladding of that wall, remove or replacement of framing, sistering up of the framing, etc.
- **If an addition exceeds 50% of the existing structure or is greater than 1000 square feet, or the total percentage of additional and / or alteration is greater than 50% fire sprinklers are required.**
- **In addition to the above, when any combination of the above total 75% or greater a fire hydrant is required to be within 600 drivable feet of the structure. Section 150.01 (J) of Woodside Municipal Code applies.**

STEP	Action		
1	Determine the total length of all walls interior/exterior (shared walls can only be measured once) of the original existing building .	Linear FT	
2	Determine the total length of all walls to be replaced during the remodel of the building. (removed drywall/wall covering/exterior siding)	Linear FT	
3	Determine the total length of all walls that are proposed to be removed and not replaced during the remodel of the building.	Linear FT	
4	Determine the total length of all new walls (shared walls measured once) that have not been already counted in Steps 2, 3 or 9.	Linear FT	
5	Add results of Steps 2, 3, and 4.	Linear FT	
6	Divide total of Step 5 by total of Step 1. Total Percentage of Remodel	%	
8	Determine the total floor area of the original existing building . (<i>1st floor, 2nd floor, basement, etc.</i>)	Square FT	
9	Total square footage of the addition if applicable. Add the complete new square footage of the addition including second floor, first floor, basements, etc.	Square FT	
10	Divide the total of step 9 by step 8. Total Percentage of Addition	%	
11	If step 9 is 50% or more or the addition is greater than 1000 square feet , then automatic fire sprinklers are required for this project, or if the cumulative total of projects within the 3-year period is 50% or more, automatic fire sprinklers are required for this project, if 75% a fire hydrant is also required.		
12	When any combination of 6 and 10 are greater than 50% , then automatic fire sprinklers are required for this project. Or if the cumulative total of projects within the 3-year period is 50% or more automatic fire sprinklers are required for this project, if 75% a fire hydrant is also required.		

Additional requirements that can trigger the requirement for fire sprinkler, Wildland Urban Interface upgrades, driveway upgrades and or fire hydrant requirements can be found in the Woodside Municipal Code 150.01 (J)

I attest that the measurements and calculations stated above for this project are true and correct.

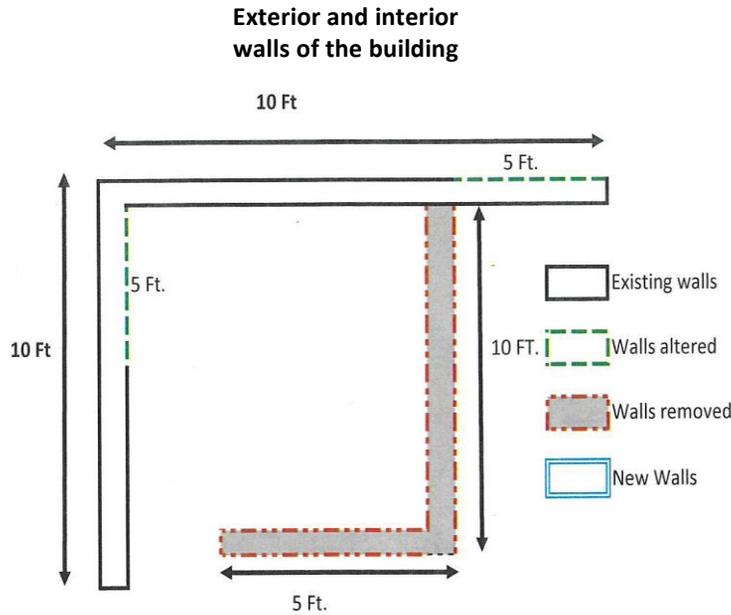
Completed by:

Printed Name _____ Signature _____ Representing Firm _____

Other: _____ Phone Number _____ E-mail _____



Building Alteration Calculation Sample



STEP	Action		
1	Determine the total length of all walls interior/exterior (shared walls can only be measured once) of the original existing building .	Linear FT	35 ft
2	Determine the total length of all walls to be replaced during the remodel of the building. (removed drywall/wall covering/exterior siding)	Linear FT	10 ft
3	Determine the total length of all walls that are proposed to be removed and not replaced during the remodel of the building.	Linear FT	15 ft
4	Determine the total length of all new walls (shared walls measured once) that have not been already counted in Steps 2, 3 or 9.	Linear FT	0 ft
5	Add results of Steps 2, 3, and 4.	Linear FT	25 ft
6	Divide total of Step 5 by total of Step 1. Total Percentage of Remodel	%	71%
8	Determine the total floor area of the original existing building .	Square FT	1500 sq ft
9	Total square footage of the addition if applicable. Add the complete new square footage of the addition including second floor, first floor, basements, etc.	Square FT	900 sq ft
10	Divide the total of step 9 by step 8. Total Percentage of Addition	%	60 %
11	If step 9 is 50% or more or the addition is greater than 1000 square feet, then automatic fire sprinklers are required for this project, or if the cumulative total of projects within the 3-year period is 50% or more, automatic fire sprinklers are required for this project.		
12	When any combination of 6 and 10 are greater than 50%, then automatic fire sprinklers are required for this project. Or if the cumulative total of projects within the 3-year period is 50% or more automatic fire sprinklers are required for this project.		131%

Town of Woodside Municipal Code Section 150.01

J. Compliance with the requirements of divisions (D), (E) and (G).

(1) Compliance with divisions (D), (E) and (G) shall be required whenever:

- (a) A structure has become uninhabitable due to lack of sanitary facilities, cooking facilities, or ability to maintain heat as defined by the California Building Code.
- (b) Over 50% of the foundation is replaced or reinforced, other than the repair of a foundation failure, within a three (3) year time period.
- (c) Over 50% of the framing above the foundation is removed, altered and / or replaced and / or new walls are added or the sheetrock, wall siding and / or covering are removed and / or replaced, based on total length of all walls interior/exterior structural and / or non-structural walls at each floor level. This includes but is not limited to underfloor, floor, wall, and / or cladding if done within a three (3) year time period.
- (d) An addition which exceeds 50% of the original total floor area or is greater than 1,000 square feet is built within a three (3) year time period. Additions include but are not limited to all floor levels, including basements.
- (e) An alteration to an existing building results in greater than 500 square feet of non-habitable space becoming habitable space
- (f) When any combination of foundation, framing, addition, or conversion to habitable space exceeds 50%. (20% framing + 30% addition = 50%) if done within a three (3) year time period.
- (g) Any change in use or occupancy which creates a more hazardous fire / life safety condition as determined by the Building Official if done within a three (3) year time period.
- (h) A structure is converted from non-habitable to habitable within a three (3) year time period.
- (i) New basements are constructed regardless of size, or existing basements are expanded by more than 50% within a three (3) year time period.

(2) A fire hydrant which complies with the Fire Code as adopted by the Woodside Fire Protection District and ratified by the Town of Woodside shall be required for all Structures when the total of (f) is 75% or greater.

(3) Driveways shall be required to comply with Woodside Fire Protection District Standards whenever (f) is 50% or greater.

Woodside Municipal Code 150.01 (D), (E) an (G) Compliance requirements of these sections:

D. Fire Hazard Severity Zones designated on a map titled "Very High Fire Hazard Severity Zones in LRA – Woodside", dated May 2, 2008, and retained on file at Woodside Town Hall, 2955 Woodside Road, Woodside, CA 94062, are Local Agency Very High Fire Hazard Severity Zones for the purpose of applying Chapter 7A, Materials and Construction Methods for Exterior Wildfire Exposure, of the California Building Code, as determined in division (J).

E. Materials and construction methods for exterior wildfire exposure.

G. Automatic Fire-Extinguisher Systems: Section 903.2 of the California Building Code and Section R313.3 of the California Residential Code is hereby amended with the addition of the following language: