



North Tahoe Fire Plan Review Application  
 PO Box 5879 / 222 Fairway Drive  
 Tahoe City, CA 96145  
 (530) 583-6911 / Fax (530) 583-6909  
 Submit to plans@ntfire.net

**Residential Design Review Consultation (DRC) 500 Sq. Ft. or More**

**New Construction, Demo/Rebuild, and Remodel/Addition**

\*Is the project a residential interior remodel only? If yes, do not proceed with this application and email [plans@ntfire.net](mailto:plans@ntfire.net) with project description. NTFPD may not need to sign-off on the project.

Date \_\_\_\_\_ County Issued Permit Number \_\_\_\_\_ County \_\_\_\_\_

Project Address \_\_\_\_\_

APN \_\_\_\_\_ Occupancy Type \_\_\_\_\_ Change in occupancy type    No    Yes

Are there other permit numbers associated with this address? Provide here \_\_\_\_\_

Fire District      North Tahoe Fire      Meeks Bay Fire      Alpine Springs Water District

Project Type      New Construction      Demo/Rebuild      Remodel/Addition      Converting

Is the residence/building currently sprinklered?      No    Yes

Detached Garage or Storage?      No    Yes

Building height from lowest point of vehicular access (in feet) \_\_\_\_\_

Existing conditioned space/floor area (Sq. Ft.)

Living \_\_\_\_\_ Garage \_\_\_\_\_ Storage/Basement \_\_\_\_\_ Deck/Porch \_\_\_\_\_ Other \_\_\_\_\_

How much new conditioned space/floor area (Sq. Ft.) is being added?

Living \_\_\_\_\_ Garage \_\_\_\_\_ Storage/Basement \_\_\_\_\_ Deck/Porch \_\_\_\_\_ Other \_\_\_\_\_

Existing unconditioned space/floor area (Sq. Ft.)

Living \_\_\_\_\_ Garage \_\_\_\_\_ Storage/Basement \_\_\_\_\_ Deck/Porch \_\_\_\_\_ Other \_\_\_\_\_

How much new unconditioned space/floor area (Sq. Ft.) is being added?

Living \_\_\_\_\_ Garage \_\_\_\_\_ Storage/Basement \_\_\_\_\_ Deck/Porch \_\_\_\_\_ Other \_\_\_\_\_

If Demo, what is the square footage being demoed?

Living \_\_\_\_\_ Garage \_\_\_\_\_ Storage/Basement \_\_\_\_\_ Deck/Porch \_\_\_\_\_ Other \_\_\_\_\_

If Converting, what is the total square footage being converted? \_\_\_\_\_

Project Description \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Has there been an NTFPD Pre-Development meeting for this project?  
 No      Yes (Date(s) of meeting(s) \_\_\_\_\_)

Is this a plan review resubmittal?      No      Yes (Date of last submittal \_\_\_\_\_)

**General Contractor**

Name \_\_\_\_\_ Business Name \_\_\_\_\_

CA License # \_\_\_\_\_ Phone Number \_\_\_\_\_

Email \_\_\_\_\_

**Homeowner**

Name \_\_\_\_\_ Phone Number \_\_\_\_\_

Email \_\_\_\_\_

Mailing Address \_\_\_\_\_

**Main Contact**

Name \_\_\_\_\_

Phone Number \_\_\_\_\_ Email \_\_\_\_\_

**INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED**

**Review the statements below. Check the boxes once the statements have been reviewed.**

Plan review turnaround is 15-business days from the date plan review fees are paid. Do not contact our office during the 15-business day review turnaround. Our staff will not respond to your inquiry. Once your review is complete, our office will contact you via email.

Alpine Springs County Water District Projects – Once this review is approved, a copy of the plans will need to be provided to ASCWD. ASCWD Mitigation fees due need to be paid prior to permit issuance.

Review the submittal requirements below. NTFPD is no longer able to approve plans with conditions. If any of the requirements are missing, plans will not be approved and will be subject to resubmittals and resubmittal fees. All resubmittals trigger a new 15-business day turnaround.

**Check the type of plan review that applies. Under the selected type, check the requirements to ensure all are met prior to submitting.**

**NTFPD/Placer Co. Review Submittal Requirements –**

An approved LAR plan review by NTFPD.

A complete set of the construction plans stamped and signed by the design professional(s).

Applicable building codes and standards must be noted on the cover sheet, including the NTFPD Amended fire code. NTFPD Ordinance 04-2019 and ASCWD Ordinance 9-2019.

The county issued project permit number. If the permit issuance checklist is already issued, include with submittal. If not, you will be required to submit a copy to NTF once it is issued.

**MBFPD/EI Dorado Co. Review Submittal Requirements –**

An approved LAR plan review by MBFPD.

A complete set of the construction plans stamped and signed by the design professional(s).

Applicable building codes and standards must be noted on the cover sheet, including the MBFPD Amended fire code. MBFPD Ordinance 19-2.

The county issued project permit number.

**Check the following requirements to ensure all are met prior to submitting.**

**The complete set of plans/submittal must include the following:**

Building setbacks.

Fire hydrant access/location - distance of the hydrant to the furthest point of the house; through an approved route of travel.

Hydrant flow data from NTPUD, TCPUD, or NTFPD Staff (Not required for deck or carport only projects).

Roof materials are CBC 7a compliant without wood shake or shingle.

Gas meter location and protection requirement per NTFPD Fire Code.

Location of electric meter and shunt trip device.

Other utility and secondary disconnects shall be identified.

Driveway/roadway meet California Fire Code Appendix D standard with fire apparatus access.

Gates meet California Fire Code Appendix D standard with fire apparatus access and Knox Box (gate key) entry. (If applicable)

Fire sprinklers – required for all new construction, all demo/rebuilds, and if there is an existing sprinkler system in place.

➤ Remodel/Addition

- Is the project adding 50% or more of the existing square footage? If yes, move on to next question. If no, sprinklers are not required.
- Does the new total square footage (existing plus new) equal 3600 sq. ft. or more? If yes, sprinklers are required. If no, sprinkler retrofit is not required.
- A change in occupancy type may trigger sprinklers. If yes in change of occupancy, indicate this in project description.

Location of Knox Box house key (If applicable).

Location of Smoke and Carbon Monoxide detectors and device cut sheets.

Signed Pre-Development Meeting Findings and Signed/Approved Alternate Materials and Methods Request (If applicable).

Once the DRC is reviewed and approved, NTFPD/MBFPD will sign-off the workflow in the county's system and add any Fire flags/holds/notes that will be required for project final. The approval of this review will allow for permit issuance from the county if their requirements have been met.

I hereby acknowledge that I have read the Fire District's requirements above for plan review. Furthermore, I acknowledge that if any of the requirements are not complied with, the plans/project will fail review and will be subject to resubmittals and resubmittal fees. By signing below, I am verifying that I have met the requirements for this submittal.

Signature \_\_\_\_\_ Date \_\_\_\_\_

*Review section below after plan review is complete.*

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*For office use only:*

- Deferred Fire plan review submittals that will be required for this project:**
- Sprinkler Plan Review
  - Generator Plan Review
  - Solar Plan Review
  - LPG/UGT Plan Review
  - Fire Alarm Plan Review
  - Hood and Duct Plan Review
  - UL-300 Plan Review

- Final Fire inspections that will be required for this project:**
- Sprinkler Rough and Final
  - Knox Box Inspection
  - Final Defensible Space
  - Fire Alarm Rough and Final
  - Solar Panel Inspection
  - LPG/UGT Rough and Final
  - Generator Final
  - Hood and Duct Final
  - UL-300 Rough and Final

To schedule any of these inspections, visit our [bookings](http://www.ntfire.net/bookings) page located at [www.ntfire.net](http://www.ntfire.net).

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Additional Plan Review Comments:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Date completed \_\_\_\_\_ Approved      Not approved, resubmittal required

County Workflow Cleared      Yes      No      Mitigation/Developer Fees Due:      Yes      No

Cost Recovery Fees

Due \$ \_\_\_\_\_ Paid on \_\_\_\_\_ Last four CC# \_\_\_\_\_ Check # \_\_\_\_\_