



## Kitchen Remodeling Handout

Community Development – Building Division  
(650) 259-2330 or PTech@ci.millbrae.ca.us

**This handout is a reference guide to single-family dwellings residential kitchen remodeling projects *which only involve replacement of kitchen cabinets, countertop kitchen sink and appliances including lighting.***

*NOTE: A print out of the kitchen cabinet layout from the cabinet supplier is acceptable in lieu of preparing construction plan.*

Kitchen remodeling that includes the reconfiguration of existing interior layout or removal of interior partition wall will require the submittal of construction plans and shall be drawn on a minimum 11x17 paper showing the existing residential floor plan and the new kitchen floor plan layout.

*NOTE: It is the responsibility of the individual preparing the construction document to consult with a licensed civil or structural engineer determine if the interior partition wall is a load bearing or non-load bearing wall. Additional remedial work may be required.*

To expedite the permit issuance, it is important that the construction plans clearly show all of the proposed work with the

following basic requirements per current State of California Code of Regulations Title 24.

### Electrical Requirements

- Receptacle outlets installed in kitchen to serve countertop small kitchen appliances shall be supplied by not fewer than two (or more) separate 20-ampere branch circuit to avoid current overloading of a branch circuit. (CEC 210.11(C) 1.
- Receptacle outlet shall be provided on a counter work surface that is 12 inches or wider.
- Receptacle outlets shall be installed so that no point along the wall line of the kitchen counter is more than 24 inches measured horizontally from a receptacle outlet into another receptacle in that space (CEC) 210.52(C)(1 to 3)
- Receptacle outlets installed in kitchen to serve countertop shall be protected by a *Ground Fault Circuit Interrupter* (GFCI) for personnel protection CEC 210.8(A through E).
- Kitchen appliances with motors such as refrigerator, dishwasher, electric cooktop, oven, garbage disposer including some high wattage microwave shall have a dedicated branch circuit that could carry the starting current of the motor (CEC Art 210.22; 210.23(A to D) and CEC 430.52.
- Main light fixtures shall be approved JA8 high efficacy (fluorescent/LED) luminaires and be controlled by wall switch. (CEC Art 210.70 (A)(1)

*Note: Low-efficacy luminaires (Incandescent lamps) are no longer allowed (Table 150 A).*

### Residential Mechanical Kitchen Hood Exhaust System.

- A mechanical kitchen hood exhaust system shall be installed above the domestic kitchen range or cooktop. Kitchen hood and duct shall be of metal and shall have smooth interior surface to avoid accumulation of grease (CMC 504.1 AND 504.3).

*NOTE: When a high heat commercial grade cooktop is considered, the kitchen hood exhaust system shall be rated per manufacturers recommendation to accommodate high heat output of the appliance.*

### Water Conservation Measures (CPC 403, 408, CGBSC 301.1.1)

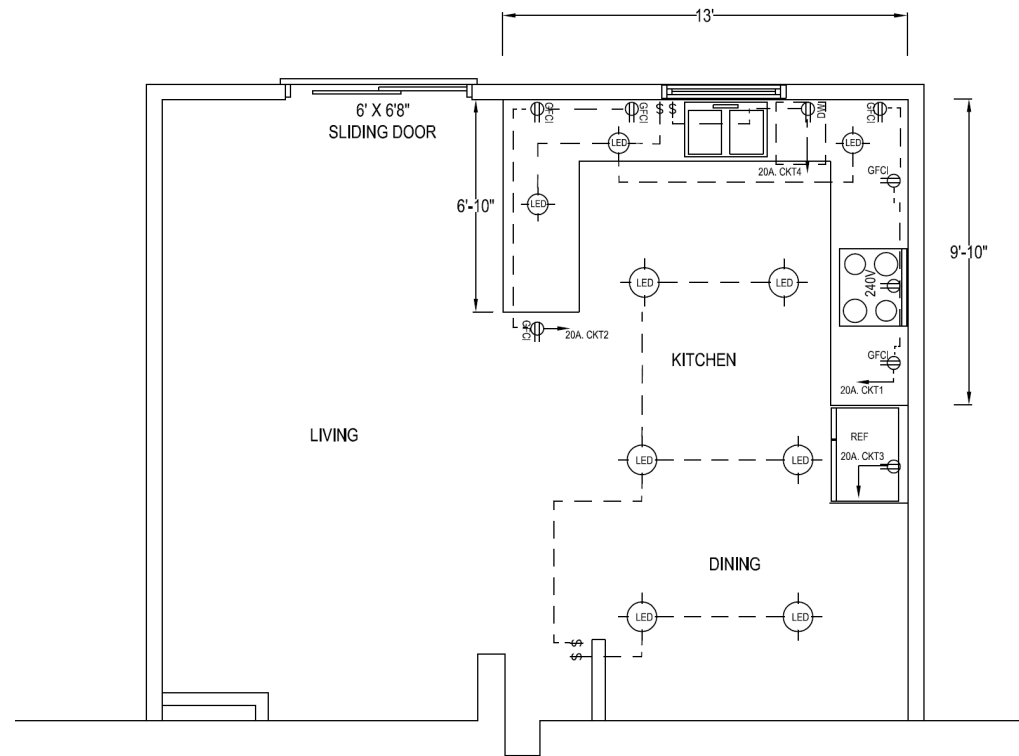
For several years, the Nation and State of California has experienced severe drought condition. The following energy and water conservation measures were enacted by the Federal and State government.

- Kitchen Faucets 1.2 gal. / min. at 60 psi and 1.8 gal. / min. at 80 psi water pressure.
- For Dishwasher and Refrigerators look for the energy star



## Smoke and Carbon Monoxide Alarms (CRC R314, R315)

- Smoke alarm shall be installed in each sleeping room and each additional story of the dwelling.
- A combination smoke and carbon monoxide detector shall be installed in a centrally located area.



KITCHEN FLOOR PLAN



Kitchen Sink with  
1.3 Gal / min. Faucet



Dishwasher on a 20 amps.  
dedicated Circuit, use Energy  
Star Rated



Refrigerator on a 20 amps.  
dedicated Circuit - Used  
Energy Star



LED Light Fixture  
NOTE: Incandescent Lamp  
are no longer allowed per  
California Energy Commission



GFCI Counter wall Receptacle



Switch