

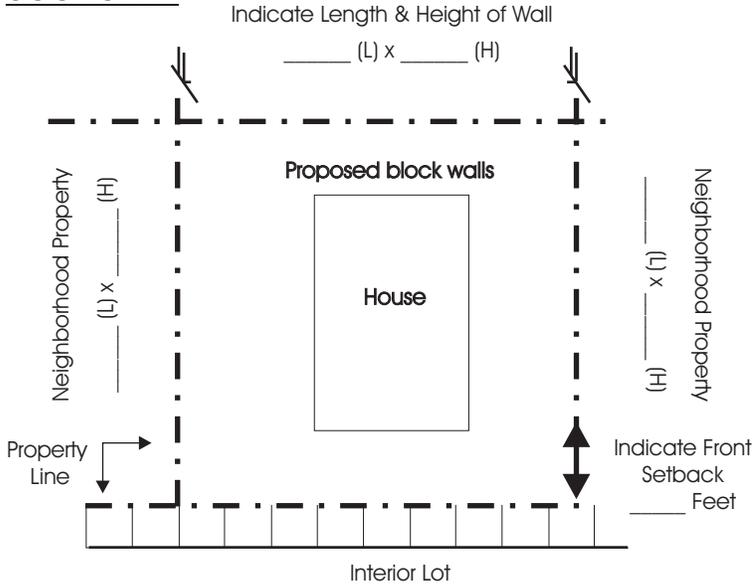


Block /Masonry Walls* on Private Property Building Permit Application

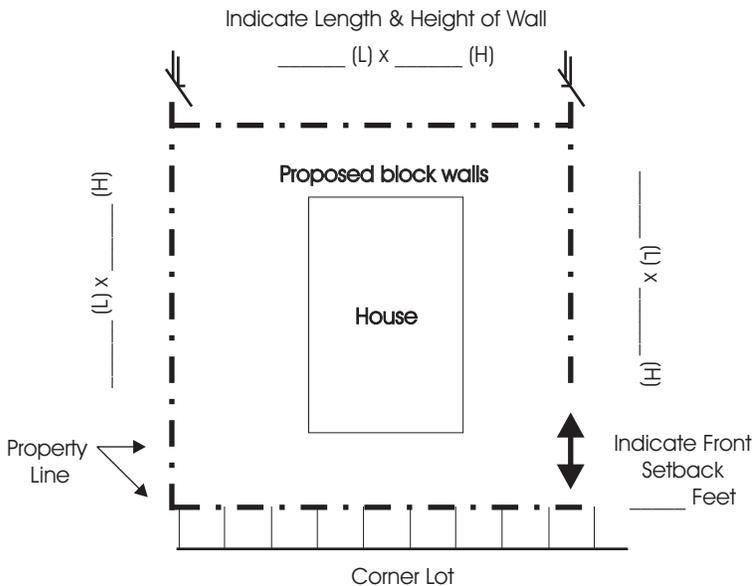
Submit to Development Services Department
77 Fair Drive, Costa Mesa CA 92626 (City Hall, 2nd Floor)

Step 1 Complete Section A, **OR** Section B

Section A



Section B



Note : See fences and walls handout for setback requirements.

* Masonry walls greater than 3 feet in height require a building permit.

Step 2 Complete Section C, **OR** Section D

Section C

I **HAVE** obtained the following Party Wall Agreement:
It is hereby agreed that a party wall will be constructed on the property line between (provide addresses below).

and

in Costa Mesa. The party wall shall be permitted to straddle the property line. The following parties have entered into this agreement.

Property Owner

Signature: _____

Print Name: _____

Address: _____

Adjacent Property Owner

Signature: _____

Print Name: _____

Address: _____

Section D

I **HAVE NOT** obtained a Party Wall Agreement:
Attached are specifications for a masonry wall to be constructed entirely on my own property.

Landowner

Signature: _____

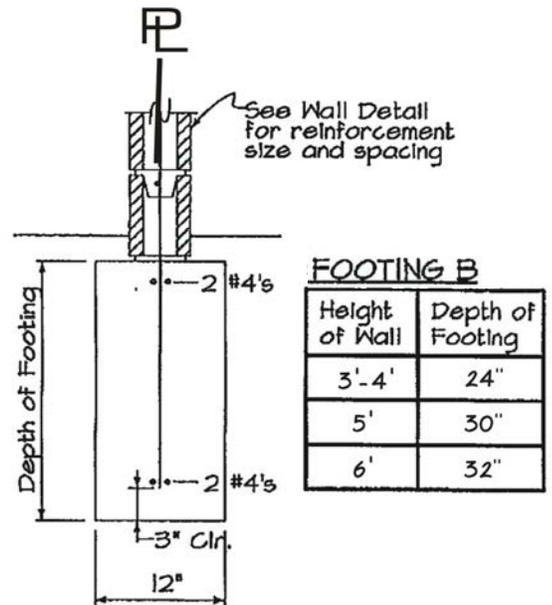
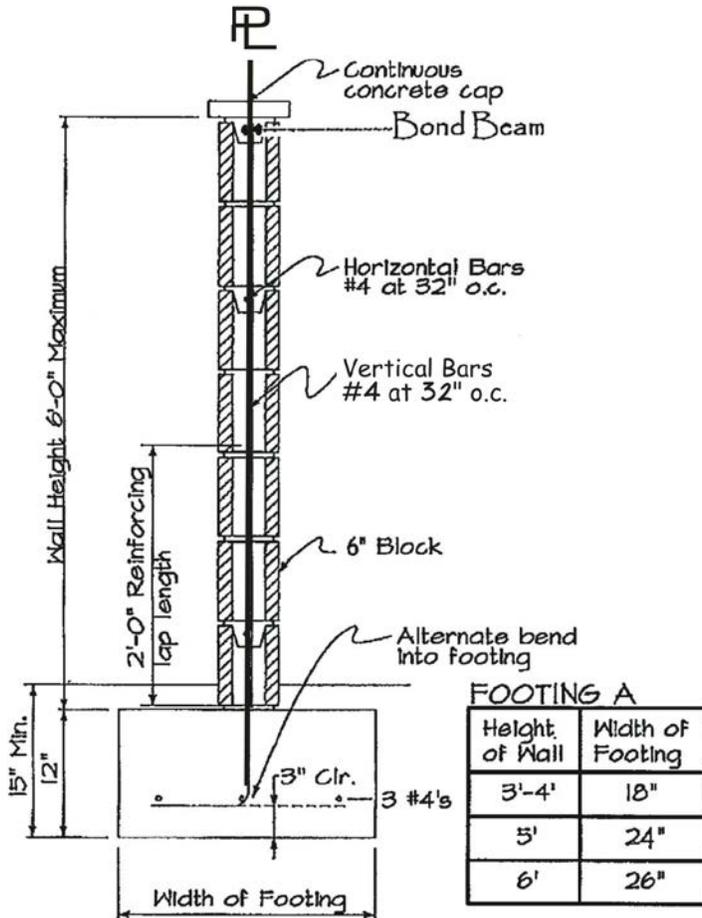
Print Name: _____

Address: _____

Costa Mesa Building Division BLOCK WALL*

Masonry Fence Detail & Footings

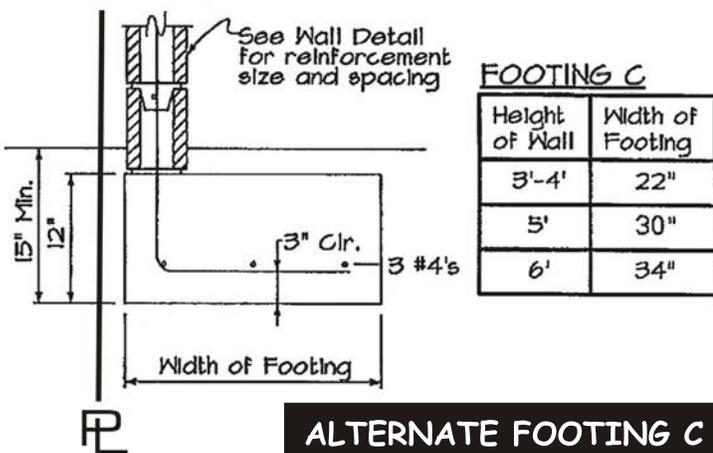
PARTY WALL AGREEMENT SIGNED BY NEIGHBOR REQUIRED FOR FOOTING A or B.



ALTERNATE FOOTING B

MASONRY FENCE DETAIL & ALTERNATE FOOTING A

PARTY WALL AGREEMENT NOT REQUIRED FOR FOOTING C.



GENERAL NOTES

1. Concrete blocks shall be Grade N units.
2. Use F'c = 2500 psi for concrete footing. Type V
3. Reinforcing steel shall be A615 Grade 40 or 60.
4. Fill all cells containing steel with grout, including bond beam.
5. The wall shall be plumb and all block courses shall be level.
6. Reinforcing steel splices shall be a minimum of 24".
7. The first course may be set in fresh concrete for footing.
8. Planning regulates the height, location, and design of the wall based on the zone, location on the property, and design standards. Planning must approve the plans prior to any permit being issued.

*Masonry walls greater than 3 feet in height require a building permit.

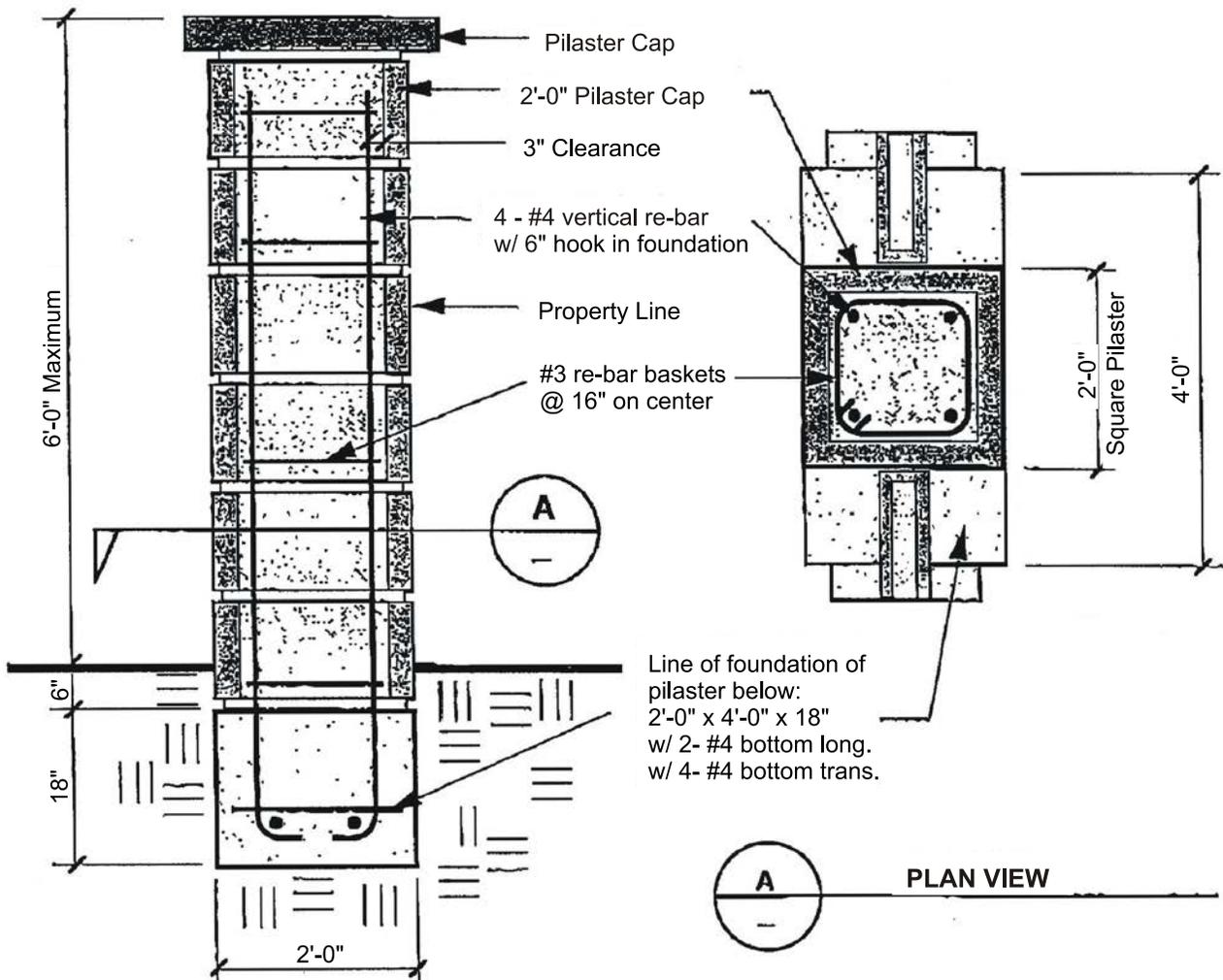
Inspections

All walls must have the following inspections. Do not proceed to the next step without approval from your building inspector. Any deviation from the City standard will require an engineer's approval.

1. Footing - Excavation and rebar is complete. No concrete can be placed until the footing is approved.
2. Pre-grout - Block is placed and rebar placement is complete. No grout until approved.
3. Final - Wall is grouted and all construction debris is cleaned from the site. Gates must be installed for final if the wall is a pool barrier.

COSTA MESA BUILDING DIVISION

MASONRY PILASTER



Notes:

1. All cells shall be filled with grout.