



CITY OF REDLANDS
DEVELOPMENT SERVICES DEPARTMENT
BUILDING AND SAFETY DIVISION
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RESIDENTIAL KITCHEN RENOVATIONS

INTRODUCTION

Kitchen additions, alterations or renovations require a Building Permit. At a minimum, a legible floor plan drawing is required for permitting. The following information can be used as a guideline for the minimum requirements for a kitchen renovation projects. Additions, alterations or renovations require compliance with the:

2016 California Residential Code (CRC);
2016 California Plumbing Code (CPC);
2016 California Mechanical Code (CMC);
2016 California Electric Code (CEC);
2016 California Energy Efficiency Standards (CEES);
2016 California Green Building Standards (CGBS); and
The City of Redlands Local Ordinances.

A kitchen renovation includes, but is not limited to, the removal and/or relocation of base cabinets, counter tops, sinks, dishwasher, installed appliances, changes to the lighting, removal & replacement of any wall board, modifications to the structural elements of the dwelling and changes to the electrical, mechanical and plumbing systems. Removal and replacement of the base cabinets and counter top will require compliance with the electrical outlet location requirements of the code.

The following details the minimum requirements for the kitchen electrical, mechanical and plumbing systems:

ELECTRICAL

- All kitchen countertop outlets shall be GFCI protected. CEC 210.8(A)(6)
- Receptacles shall be listed as tamper-resistant. CEC 406.12(A)
- 12" or wider countertops require an outlet. CEC 210.52(C)(1)
- Outlets are required within 24" of any location along the countertop. CEC210.52(C)(1)
- Kitchen outlets shall be located on or above, but not more than 20" above the countertop. 210.52(C)(5)
- Countertops that are separated by rangetops, refrigerators, or sinks are considered separate countertops and are required to comply individually. CEC210.52(C)(4)
- At least one receptacle shall be installed at each island countertop space with the dimensions of 24"x12" or greater. CEC 210.52(C)(2)
- At least once receptacle outlet shall be installed at each peninsular countertop spaces with the dimensions of 24"x12" or greater CEC 210.52(C)(3)
- Two small appliance outlet circuits, 20 amps each are required for kitchen, pantry, breakfast room, dining room, or similar area of a dwelling. Circuits shall be balanced and have no other outlets. CEC 210.52(B)(1), (2)
- Individual dedicated circuits are required for all major appliances. 210.11(C)(1) & 422.10(A)
- Garbage disposal cord shall be 18" to 36" long and shall be terminated with a grounding-type attachment plug. CEC 422.16(B)(1)
- Dishwasher cord shall be 36" to 48" long and shall be terminated with a grounding-type attachment plug. Romex installed with a plug is not an approved flexible cord. CEC 422.16(B)(2)

