



COMMUNITY DEVELOPMENT DEPARTMENT BUILDING DIVISION

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Policy – Residential Projects Subject to the California Residential Code

Issued permits with Qii (Quality insulation inspection) requirements: will receive a city stamp on the cover page of the construction documents so it is easily identifiable to all parties that the Qii inspector shall verify hot water piping is properly insulated and/or encapsulated in all locations except where piping penetrates through wood, between fixture control valve or supply stop, and the plumbing fixture.

Issued permits without Qii: will receive a stamp stating all hot water pipe shall be provided with proper pipe insulation and foam draft stop shall be complete prior to rough frame inspection. A City Inspector will inspect hot water pipe insulation.

In both scenarios, the insulating contractor shall provide an insulation certificate to the general contractor, agent, or owner-builder, that is required to be uploaded as an attachment into the issued permit prior to final inspection.

In addition to the pipe insulation verification and effective Jan 1, 2026, the city is discontinuing residential insulation inspections under the California Residential Code until such time there is a new requirement for AHJ verification.

The city is now requiring inspections for all gypsum and lath installation and proper fastening.