

Photovoltaic System Plan Review OCFA and Partner Agency Coordination Process

Effective Immediately

In all cases, the building department will conduct the plan review (per CBC 3111) and issue permits for the installation of photovoltaic (PV) systems. The OCFA does not inspect or issue permits for PV installations, though OCFA plan review *may* be required as indicated below:

PV systems do not require OCFA review or approval *unless specifically requested by the building department**. When the building department requests OCFA review, plans shall be provided through the established plan submittal process and routed according to the [OCFA Plan Submittal Routing list](#).

Single family residences and duplexes

Over-the-counter plan review is available for residential PV systems to ensure compliance with AB 2188. The OCFA will apply both the roof access pathway and warning label/signage requirements from CFC 605.11, regardless of the overall percentage of the roof covered by the system, to ensure that the area is adequately open and accessible to firefighters (i.e., PV panels, site or building features, or other conditions do not block travel to or removal of portions of the roof to vent smoke trapped below) and that the installation of the PV system does not present an electrocution hazard to emergency responders.

Commercial and multifamily residential structures

OCFA will apply both the warning label/signage and roof access pathway requirements from CFC 605.11 to commercial structures. When considering access to smoke vents, a pathway shall be provided from the perimeter or cross-axis aisle to the side(s) of the vent where the manual operating pins are located. Minimum pathway width shall be maintained when the vent is in the open position.

**Building department staff is encouraged to contact the OCFA for clarification of PV requirements or to coordinate a plan submittal to the OCFA, particularly where unusual roof, site, or project conditions exist; please call 714-573-6108 for assistance.*