

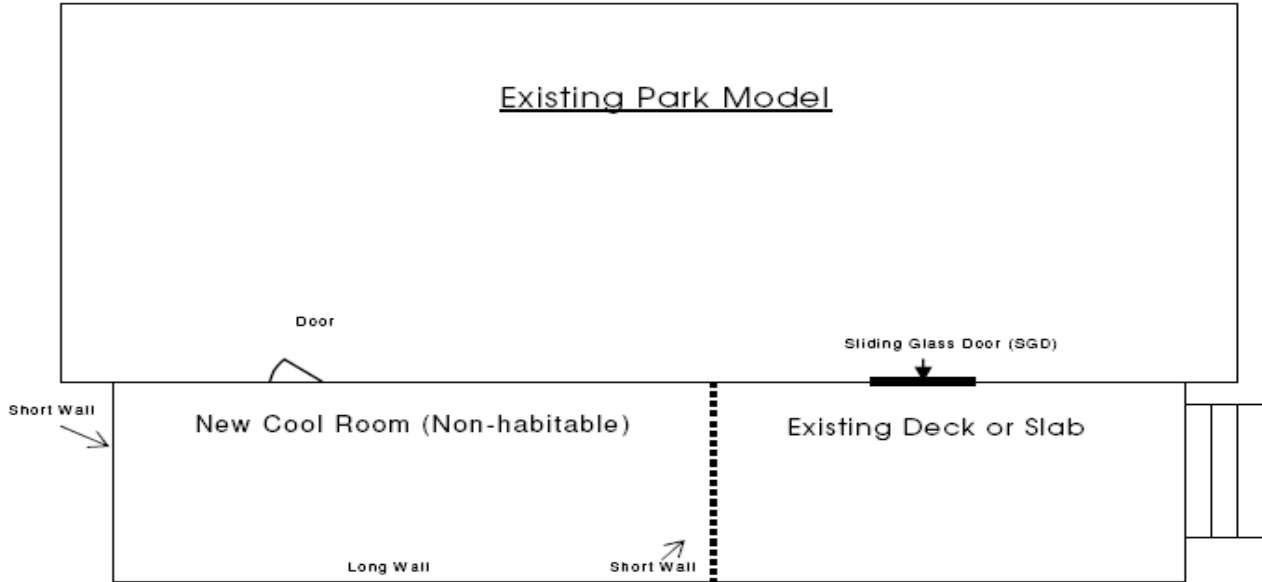


City of YUMA

Community Development - Building Safety Division
928-373-5163 Office 928-373-5164 Fax

“Sun Room, Cool Room, Screen Room & AZ Room”

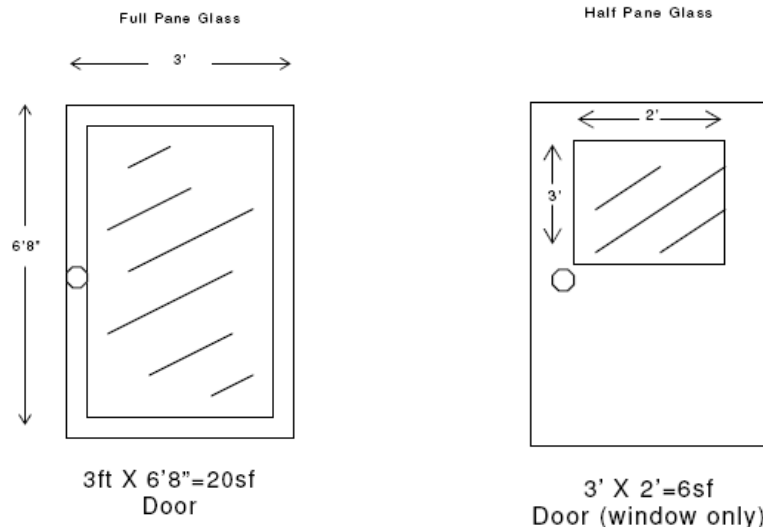
Non Habitable rooms are used for recreational and outdoor living purposes ONLY, and **not** as carports, storage and habitable space.



One short wall AND the long wall must have 65% opening.

NOTES:

1. To calculate the 65% square foot openings, multiply wall length X 6.67 /65% = square foot needed.
2. All exterior doors in cool room shall have lighting on the outside of door. Solar lighting is acceptable in some circumstances (See Plans Examiner)
3. All new electrical shall be GFI protected and a minimum of 12 gauge wire.
4. There may not be any framed and drywalled ceilings; the existing awning shall serve as the ceiling.
5. Duct work and vents for central air may not be installed in non-habitable rooms.
6. Doors with full pane glass will be credited as “opening” for entire door frame.
7. Doors with half pane glass will only be credited the window (glass) size.
 - a. See drawing below:





City of YUMA

Habitable Room Data Sheet

A space in a building used for living, sleeping, eating and cooking.

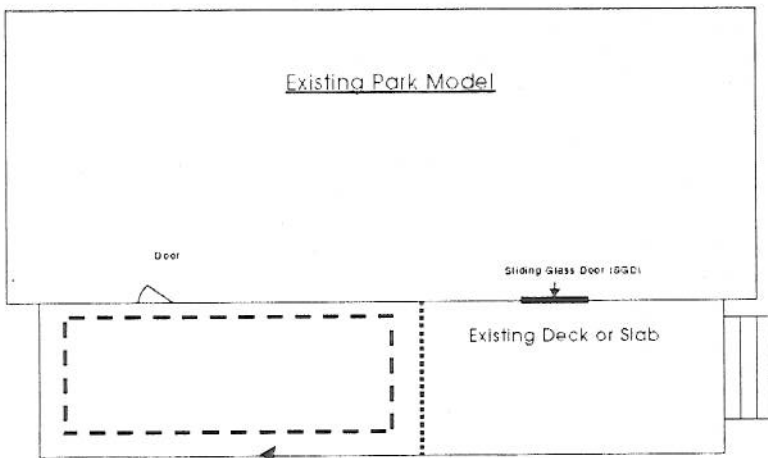
This guideline is intended to provide the homeowner/contractor with the basic information needed to apply for a building permit to construct most simple residential habitable room additions. If your desired design does not comply with these guidelines, one of our plans examiners would be happy to help you customize your solution.

Notes:

- If room is used as a bedroom, then the electrical shall be ARC fault protected with smoke detectors.
- If kitchen or bathroom, must show all new plumbing, drainage line and domestic water line.
- Must provide heating for all habitable rooms.

EXAMPLE DRAWINGS BELOW

FOUNDATION PLAN



ELECTRICAL PLAN

