

R105.2 Work Exempt From Permit

Exemption from the permit requirements of this code *shall* not be deemed to grant authorization for any work to be done in any manner in violation of the provisions of this code or any other laws, statutes, regulations or ordinances of the jurisdiction. Permits *shall* not be required for the following work:

- Building:
 1. Other than storm shelters, one-story detached accessory structures used as tool and storage sheds, playhouses and similar uses, provided the floor area is not greater than 200 square feet (18.58 m²). **A zoning compliance permit is still required.**
 2. Fences, other than swimming pool barriers, not over 7 feet (2134 mm) high. **A zoning compliance permit is still required.**
 3. Retaining walls that are not higher than 3 feet (914 mm) measured from finished grade at the bottom of the wall to finished grade at the top of the wall, unless supporting a surcharge.
 4. Water tanks supported directly upon grade if the capacity does not exceed 5,000 gallons (18 927 L) and the ratio of height to *diameter* or width does not exceed 2 to 1.
 5. Sidewalks, driveways and on-grade *concrete* or *masonry* patios not more than 30 inches (762 mm) above adjacent grade and not over any *basement* or *story* below.
 6. Painting, papering, tiling, carpeting, cabinets, countertops and similar finish work not involving structural changes or *alterations*.
 7. Prefabricated *swimming pools* that are equal to or less than 24 inches (610 mm) deep.
 8. Swings, non-habitable tree houses and other playground equipment.
 9. Window awnings supported by an *exterior wall* which do not project more than 54 inches (1372 mm) from the *exterior wall* and which do not require additional support.
 10. Decks and ramps not exceeding 200 square feet (18.58 m²) in area, that are not more than 30 inches (762 mm) above grade at any point, are not attached to a *dwelling*, *do not require guards*, and do not serve the *exit* door required by Section R311.4. **A zoning compliance form is still required.**
 11. *Repairs* that are limited to 25 percent of roof covering and *building* siding within one calendar year.
- Electrical:
 1. Listed cord-and-plug connected temporary decorative lighting.
 2. Reinstallation of attachment plug receptacles but not the outlets therefor.
 3. Replacement of branch circuit overcurrent devices of the required capacity in the same location.
 4. Electrical wiring, devices, appliances, apparatus or equipment operating at less than 25 volts and not capable of supplying more than 50 watts of energy.
 5. Minor *repair* work, including the replacement of lamps and fuses or the connection of approved portable electrical equipment to approved permanently installed receptacles.
- Gas:
 1. Portable heating or cooking appliances with a self-contained fuel supply.

2. Replacement of any minor part that does not alter approval of equipment or make such equipment unsafe.
 3. Portable-fuel-cell appliances that are not connected to a fixed piping system and are not interconnected to a power grid.
- Mechanical:
 1. Portable heating appliances with a self-contained fuel supply.
 2. Portable *ventilation* appliances.
 3. Portable cooling units.
 4. Steam, hot- or chilled-water piping contained within any heating or cooling equipment regulated by Chapters 18 to 24, inclusive, of this code.
 5. Replacement of any minor part that does not alter approval of equipment or make such equipment unsafe.
 6. Portable evaporative coolers.
 7. Self-contained refrigeration systems containing 10 pounds (4.54 kg) or less of refrigerant or that are actuated by motors of 1 horsepower (746 W) or less.
 8. Portable-fuel-cell appliances that are not connected to a fixed piping system and are not interconnected to a power grid.
 - Plumbing:
 1. The stopping of leaks in *drains*, water, soil, waste or vent pipe; provided if any concealed trap, drainpipe, water, soil, waste or vent pipe becomes defective and it becomes necessary to remove and replace the same with new material, such work *shall* be considered as new work and a permit *shall* be obtained and inspection made as provided in Sections R105 and R109 of this code.
 2. The clearing of stoppages or the repairing of leaks in pipes, valves or fixtures, and the removal and reinstallation of water closets, provided such *repairs* do not involve or require the replacement or rearrangement of valves, pipes or fixtures.