



Apply for all permits online:
<https://wp.sbcounty.gov/ezop/>



Land Use Services
Building & Safety

MOUNTAIN REGION SNOWSTORM REBUILD QUESTIONS

1. I smell gas, what should I do?

Answer: For any life-threatening situation, please call 911 for immediate assistance.

2. A tree fell on my roof, but there is no damage to the roof or the house, what should I do?

Answer: If there is no damage to the roof or the house, you can remove the tree yourself or hire a professional to remove it. No permit from the County is required.

3. A tree fell on my roof and there is damage to the roof or the house, what should I do?

Answer: It depends on the damage. If there is only damage to the roofing material, only a roof permit will be required, and no plans are needed.

If the rafters or framing is damaged, then engineered plans will be required to be submitted for review and approval, prior to the work being completed.

4. My roof, deck, carport, etc. has collapsed or is about to collapse, what should I do?

Answer: A building permit will be required to replace this type of structure. Please call us at 909-387-8311 and ask to speak with a permit technician and they will provide you with information related to what type of permits you need for your specific situation. As a reminder, for any life-threatening situation, please call 911 for immediate assistance and remain clear of the structure.

5. Do I have to submit plans to fix the damage?

Answer: Depending on the extent of the damage, plans may be required. County standard plans are available for work such as replacing guardrails for a deck; however, you may need engineered plans to replace the entire deck. Please call us at 909-387-8311 and ask to speak to a permit technician who will guide you through the process.

6. Can I draw the plans myself or do I have to hire a professional or engineer to draw them?

Answer: It depends on the scope of work. Please call us at 909-387-8311 and ask to speak to a permit technician who will guide you through the process.

7. Do I need to submit the plans in person, or can I do it online?

Answer: All submittals are done online. You can apply for all building permits online through the County's EZ Online Permitting System (EZOP), <https://wp.sbcounty.gov/ezop/>
If you are unable to submit plans online, you can visit a County Building and Safety office, where staff will assist you in submitting your application. Please visit our website for office locations at <https://lus.sbcounty.gov/contact-us/>

8. Do I need to obtain a permit for an electrical meter reset or panel replacement/upgrade permit?

Answer: Yes, you will need to obtain a permit.

You can apply for this permit, and all other permits, through our online portal: <https://wp.sbcounty.gov/ezop/>

9. Can I place a manufactured home or RV/trailer on my property if my home was destroyed due to the snowstorm?

Answer: Yes. Once the damaged or destroyed structure(s) has been validated as a legally permitted structure, a Temporary Structure (TS) permit can be issued for an RV/Trailer. The TS will be valid for a maximum of 180 days and then becomes void if a building permit has not been issued. Once a TS permit becomes void, the temporary structure shall be removed.

The following shall be completed for TS permit issuance.

- a. Completed TS application.
- b. Legible and complete Plot Plan indicating the septic system or sewer connection, potable water connection from a permitted well or water service, and propane or gas connections.

10. After construction permits are issued, can the TS permit be renewed annually?

Answer: Yes. A one-time extension of 12 months may be granted if the permanent structure's permit is valid, and the inspection process is being adhered to. However, a request must be provided in writing 14 days before the expiration of the permit.

11. Can I have the trash and debris removed from the site? If so, is a permit required from Building and Safety?

Answer: A permit is not required from Building and Safety for trash and debris removal if no further demolition of the structure is required.

12. Will road dedications/improvements be required as part of the rebuilding of a damaged or destroyed structure?

Answer: Not if the damaged/destroyed home has a valid permit and no additional square footage is being added. However, if a rebuilt home is adding additional square footage, it may trigger new construction requirements. Please note, if an existing home does not have a valid permit, then all the new requirements shall apply.

For additional road dedication/improvement information, please contact the Land Development Unit at (909) 387-8311.

13. Will permitting fees be waived?

Answer: The San Bernardino County Board of Supervisors have waived building plan review and permitting fees associated with structural damage as a result of the recent storms. A maximum of \$5,000 per property will be waived.

14. Will these building plans be expedited?

Answer: We are attempting to provide expedited plan reviews, however depending on the volume of plans, review times may be extended.

15. Will I be required to install fire sprinklers?

Answer: Per San Bernardino County Fire Department regulations, if a home is destroyed by more than 50%, then fire sprinklers will be required. A Fire Letter shall be required for every rebuild regardless of whether sprinklers are required or not. For additional information on fire sprinklers, please visit the County Fire Department website at www.sbcfire.org.

16. Can I rebuild my own house by myself without a contractor?

Answer: Yes. An owner that desires to rebuild their own home will need to complete Building and Safety's Owner Builder form prior to permit issuance.