



## **Residential Permit Guidelines**

\*LP must be issued before Generator can be issued (for the connection).

**Electric Contractor or Owner/Builder may apply for permit.**

**Portable Generator** - See Transfer Switch Guidelines

### **Fixed Generator (requires Plans Review):**

- Miscellaneous application.
- Owner/Builder Affidavit (if applicable)
- Burrowing Owl/Gopher Tortoise Affidavit
- Two (2) copies of Site Plan showing the following:
  - Location & physical size of generator. All residential lots in Cape Coral are surrounded with a six-foot utility easement. No generators, tanks, gas pipes, or electrical conduit are allowed in this area. CCLDR 3.14.1
  - Location & size of LP tank (if applicable).
  - Specify fuel type (Propane, Natural Gas, Diesel).
- Two (2) copies of electrical information to include:
  - A riser diagram showing proposed electrical service modifications with conduit and wire sizes. Specify copper or aluminum wire.
  - Manufacturer's information that all equipment has been approved by a NRTL such as UL. Transfer switch may need to be Service Rated.
  - If there is load shedding or a separate panel for the generator powered circuits, we need to confirm the generator can support the designated load. NEC 445.12. Show calculations for intended load per NEC 220.
  - If there is no load control, there cannot be an automatic transfer switch (ATS), unless load calculations are within the capacity of the generator.
  - A manual transfer switch is allowed provided the occupant has a chart of circuits allowed to be powered at any one time. A copy of this chart is required to be part the application and available for the occupant.
  - Specifications for the generator mounting pad. The pad is required to be fire proof NFPA 37. The pad is also required to be able to withstand the 160-mph wind zone that Cape Coral occupies. It needs to be 'hurricane proof,' per the Florida Coastal Management Program.



239-574-0546

- Additional ground rod. Since the addition of a transfer switch modifies the electrical Service of the building, the Florida Building Code for Existing Buildings (FBCE 504) requires that system to be upgraded to the current National Electrical Code (NEC). The NEC states that if a ground rod is the sole means of grounding, then it must be augmented with a supplement ground rod – NEC 250.53(2). This only applies to Services that use a ground rod. It does not apply to a UFER ground.
- If Diesel, no separate LP tank permit required.
- NOC required if value is \$2500 or greater.
- Owner Builder Affidavit (if homeowner).

**Description:**

- Fuel type and LP permit number.

**Route to: OFFICE USE ONLY**

Zoning (POD)

Electric

**Processing: OFFICE USE ONLY**

- Type: Generator
- Subtype: Residential

**Inspections:**

- Notice of Commencement (NOC) 10
- Electrical Final (040) 20

**Fees:**

- Generator Permit \$290.25
- Surcharge YES

**NOTES:**

- All Fuel storage to comply with NFPA 30
- Information needed to pass inspection:
  - Installation must be installed per approved/stamped permit.
  - Keep the generator exhaust at least 5 feet away from any window that can be opened or doors. Don't vent the exhaust into the soffit. If the building is not fire proof (block construction) then there are other considerations. See NFPA 37.



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- Generator must be securely mounted to its fireproof foundation. This is usually concrete. UL has approved a light weight fireproof foundation, but the foundation must be anchored to the ground to comply with the 140 mph wind zone requirements. (The generator shipping pad is usually not an acceptable foundation.)
- You must maintain the 3ft x 10ft access path to LCEC equipment. See LCEC Meter Installation Handbook for their allowance on the angle of the path.
- Maintain all NEC equipment work spaces. This should be detailed by the installation instructions.
- Make sure that all construction documents and the permit are available on site for the inspection.
- The inspector may require the generator to be run as part of the inspection.
- If there is anything that isn't clear to the plan reviewer or inspector, the Florida Building Code allows the City authority to require further documentation. FBC 107.