



City of Union City – Economic and Community Development Department
Building Division
34009 Alvarado-Niles Road
Union City, CA 94587
(510) 675-5313
Fax (510) 475-7318

SUBMITTAL REQ. FOR DEMOLITION PERMITS

PERMIT REQUIRED:

A demolition permit is required prior to the removal of complete, or portions of, structures or buildings. Generally any structure requiring a building permit to construct requires a demolition permit to remove.

SWIMMING POOLS: The removal or abandonment of a swimming pool requires a demolition permit. The information below is intended to provide general information, contact the Building Division for any questions.

- Remove a two foot square section of concrete gunite at the deep end of the pool and another two foot square section in the shallow end of the pool. A one foot square section of concrete gunite shall be removed at the bottom of the spa, if one exists.
- Remove pool coping, concrete gunite, and steel rebar at least 12-18 inches below grade around the entire perimeter of the pool and/or spa.
- All gas, water, and sewer lines to the pool shall be securely capped off with an approved fitting.
- All electrical wiring to the pool shall be removed and conduit ends sealed.

PLAN SUBMISSION REQUIREMENTS:

Demolition permits can be obtained at the City Building Division. The following documents and clearances shall be provided prior to the issuance of a demolition permit:

- Three (3) sets of a dimensioned site plan drawn to scale showing area of demolition, property lines, other structures, and adjacent streets
- A completed Construction Permit Application Form
- Completed Construction & Demolition Waste Management Plan and the Performance Security.
 - The amount of the performance security shall be calculated as the lesser of 3% of total project cost or \$10,000 USD. Acceptable forms of performance security include; performance bonds, surety bonds, money orders, letters of credit, and certificates of deposits.
 - If *supplying a Performance Bond*, applicant shall submit a completed Faithful Performance Bond Signature Page along with the appropriate bond paperwork. Signature page shall be notarized and embossed.
- Written releases from affected utility districts (i.e. PG&E and Union Sanitary District).
- Written clearances from the Bay Area Air Quality Management District (BAAQMD).
- Planning Division clearance for larger projects, the Planning Division can be reached at (510) 675-5319.
- Engineering Division clearances for sites five acres or larger.
- Fire Department clearances for removal of underground storage tanks and/or removal of containment soil.

PLAN CHECK PROCESS:

The plan check process for smaller projects typically takes 1-2 weeks and larger projects typically take 2-3 weeks. Contact the Building Division regarding your project.

FEES:

1. A building permit shall be issued prior to any demolition. Mechanical, Electrical and Plumbing Permits may be required, depending on the scope of work. Please refer to the Current Building Division Fee Schedule. *A plan check fee may be required, contact the Building Division regarding your project.*
2. A Faithful Performance Bond or Security Deposit shall be submitted at the time of intake with your building permit application.
3. Swimming Pool Demolition Permits are based on the valuation of the work (labor & materials). *Please refer to the Building Division Fee Schedule.*

INSPECTIONS:

- A Final Inspection is required at the completion of the project. Recycling receipts shall be presented to the City Building Inspectors at the Final Inspection
- Swimming Pool Demolition Permits require an in-progress and final inspection.

UTILITY DISTRICT CLEARANCES:

Union Sanitary District

5072 Benson Road
Union City, CA 94587
(510) 477-7500
www.unionsanitary.com

Alameda County Water District

43885 S. Grimmer Blvd
Fremont, CA 94538
(510) 668-4200
www.acdw.org

Pacific Gas & Electric Company

41800 Boscell Road
Fremont, CA 94538
(510) 683-3000
www.pge.com

Bay Area Air Quality Management District

939 Ellis Street
San Francisco, CA 94109
(415) 771-6000
www.baaqmd.gov