



City of  
**Mountain View**

**COMMUNITY DEVELOPMENT DEPARTMENT**

**BUILDING DIVISION**

500 Castro Street, P.O. Box 7540  
Mountain View, CA 94039-7540  
650-903-6313 | [MountainView.gov](http://MountainView.gov)

## **SKYLIGHT INSTALLATION**

### **FOR ONE-TO-TWO FAMILY DWELLINGS**

#### **SUBMITTAL REQUIREMENTS**

A permit is required for the installation or replacement of a skylight, including solar tubs. Permit shall be obtained prior to the start of the work.

One electronic set of plans, digitally signed by the designer/architect, contractor, or homeowner responsible for preparing the plans. All plans submitted (*at minimum, include existing and new floor plans*) shall be a minimum plan size of 11" x 17" and **must be legible** to facilitate digital imaging as a permanent record after the project is completed.

Exterior modifications to buildings require Planning review and approval prior to submittal to the Building Division.

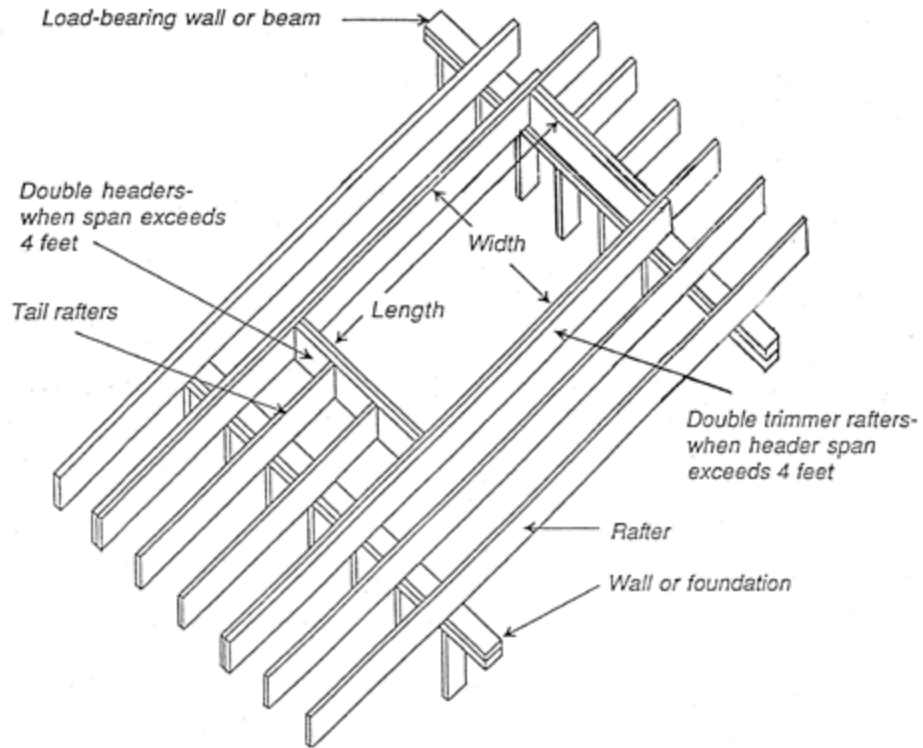
If the property is overseen by a Homeowners Association a letter of authorization signed by the HOA is required.

The following is a listing of the general code requirements based on the **2022** California Codes & Mountain View Municipal Code. This handout is intended to provide general information. If you have questions, please contact the Building Division at (650) 903-6313 or email us at [building@mountainview.gov](mailto:building@mountainview.gov).

#### **BASIC CODE REQUIREMENTS**

1. All skylights shall be installed in accordance with the manufacturer's requirements (including new flashing) (CRC R102.4).
2. Skylights shall be installed in compliance with section R308.6 skylights and comply with the sloped glazing.
3. Efficiency Standards. Skylights up to 16 square feet shall have a maximum U-factor of 0.55 and a maximum Solar Heat Gain Coefficient (SHGC) of 0.30 (CEnerC 150.2(b)). Skylights over 16 square feet shall have a maximum U-factor of 0.30 and a maximum Solar Heat Gain Coefficient (SHGC) of 0.23 (CEnerC Table 150.1-A).
4. Where openings in exterior/common walls are required to be of fire-rated construction (typically for shared walls of townhouses and single-family/duplex building less than 5 feet to the property line) skylights shall be minimum 6 feet from the wall (CBC 2610.7).
5. Unit skylights installed on a roof with a pitch of less than 3:12 (25%), the skylight shall be mounted on a curb extending not less than 4 in. above the plane of the roof, unless otherwise specified by the manufacturer (CRC R308.6.8).
6. Operable skylights shall be located a minimum of 10 feet from all plumbing vents or the vent shall terminate 3 feet above the skylight (CPC 906.2).
7. Operable skylight shall be a minimum of 3 feet from any environmental air vent/ducts (e.g. stove hood, bathroom fan, etc.) (CMC 502.2.1).
8. Framing of openings. Where the header joist span exceeds 4 feet, the trimmer joists, and the header joists (rafters) shall be doubled and of sufficient cross section to support the ceiling joists or rafter framing into the header (CRC R 802.9).
9. Approved hangers shall be used for the header joist to trimmer joist connections where the header joist span exceeds 6 feet (CRC R 802.9).
10. Tail joist over 12 feet long shall be supported at the header by framing anchors or on ledger strips not less than 2 in. by 2 in (CRC R 802.9).

*Revised: 6/20/2023*



## SKYLIGHT REQUIREMENTS

### OTHER RELATED HANDOUTS

- Smoke Detector & Carbon Monoxide requirements
- Self-Certification - Smoke & Carbon Detectors