THE TOWN OF
INDIAN RIVER SHORES
FLORIDA

GENERATOR APPLICATION CHECKLIST

- **Multi-Trade Permit Application**
- **Recorded NOC**
- **SITE SURVEY/SITE PLAN to include the following:**
    1. If the property is in a Special Flood Hazard Area (SDHA) then the Flood zone must be delineated on the site survey/site plan.
       The generator/equipment required to be installed 2 ft. above the base flood elevation (BFE). The site plan must show the proposed generator pad or generator 2 ft. above the BFE. BFE is shown on the Flood Insurance Rate Map (FIRM). An elevation certificate will be required for floodplain management compliance per Indian River Shores LDC Ch. 165. Ordinance 558, FBCM 1905.2.2. FBCR 322.2.
    2. Show the proposed generator's location, size and the direction in which it will exhaust. Show all windows and doors (10' ft/ 5' if CO exemption) generator exhaust (if applicable).
       PLEASE NOTE: GENERATOR EXHAUST SHALL BE 10 ft. AWAY FROM ANY OPENINGS THAT COULD ALLOW FUMES INTO THE BUILDING PER FBC MECHANICAL CODE SECTION 1905. Exemptions apply to 5 ft distance if CO alarms are installed. See Exemptions M1905.2.5. Exhaust outlet must be vented outside of the dwelling above the roof line when located underneath the dwelling unit.
    3. Show location of any permanent fuel tanks near the dwelling unit and lot line and all easements within the boundary of the property. Submittal shall be accompanied by the documented authorization of an easement holder for installation in an easement, if applicable.
    4. Show all applicable generator setbacks. **See below. Setback and Separation Standards per Ordinance No. 571.**

(b) In zoning districts with a front yard setback of 30 feet or more, generators may only be permitted in the front yard with a vegetative screen and be no closer than six feet from the dwelling unit. The side yard generator setback rules in Table 160.02(9) may be used to allow the generator on corner lots in the front yard with the longest street frontage.

Table 160.02(9) Permanent Emergency Generator Setback and Separation Standards

Principal Structure Setback		Generator Distance to Lot Line
Side Yard	5 feet or less	1 foot
	Greater than 5 feet and up to 7.5 feet	2 feet
	Greater than 7.5 feet and up to 20 feet	4 feet
	Greater than 20 feet	10 feet
Rear Yard		10 feet waterfront, 5 feet non-waterfront
Separation		
Distance to Public and Private Road Right-of-Way		10 feet
Between Mechanical Air Intake Equipment or Other Generator		10 feet
Distance from Windows, Soffit Vent, Eaves To the Dwelling, Shrubs and Trees		5 feet
Distance from Gas and Electrical Meters, Pool Pumps, Water and Water Softener Systems, AC Compressors and Landscape Plantings		3 feet

- **SLAB DRAWING**
  Show slab size, depth of slab and type of reinforcement used. Specify generator anchor details.

- **ELECTRICAL**
  1. *GENERATOR SPECS:*
  2. Provide generator's model number with KW rating and indicate type of fuel source (natural gas, propane, diesel, etc.).
  3. LOAD CALCULATION: (to determine size of generator and transfer switch.)
     Provide a load calculation and size generator based on the 2020 NEC. Feeder and Service loads connected to generator, shall be calculated in conformance with the Generator manufacturer's specifications, Article 220 (standard or optional calculations), and Article 702.4 of the National Electrical Code.
  4. *RISER DIAGRAM*:
     Provide an electrical riser diagram showing meter, electrical panel(s), Transfer switch(s), main disconnect(s) and generator. The riser diagram shall show breaker, pipe and wire sizes.
  5. *TRANSFER SWITCH:*
     Provide transfer switch's model number. Transfer Switches are required for all Generators per NEC 702.5 and shall be rated for the connected load. If transfer switch is used as service equipment, then the manufacturer's specifications shall indicate this information. Automatic Transfer Switches shall be sized based upon Article 702.4(B)(2) NEC. *Manual Transfer Switches* shall be sized based upon Article 702.4(B)(1) NEC.

6. *SIGNANGE*:
   Per NEC 702.8-A, a sign shall be placed at the service- entrance equipment that indicates the location of on-site optional standby power sources.
   DISCONNECTING MEANS: per 2020 NEC 445.18 (A) through (D).

- **FUEL/GAS**
  1. *GENERATOR SPECIFICATIONS:* Provide generator's model number with BTU rating and indicate the type of fuel source (natural gas, propane, diesel, etc.)
  2. RISER DIAGRAM: per Florida Building Code, Fuel Gas Chapter 4 Section 402 For the Riser Diagram, please provide the following information:
     - Gas Type
     - Inlet pressure size
     - Size of each pipe segment
     - Type of pipe used to convey the fuel gas – FBC Fuel Gas Section 403
     - Location and size of gas regulator(s)
     - Length of each pipe segment
     - Overall length of the gas pipe from the meter to the last appliance
     - Provide the BTU supply demand for each existing and new appliance on the f uel gas system.
     - The total BTU supply demand for all appliances on the gas system, including the generator.
     - All shutoff valve locations and type of shutoff.