



WINDOWS AND WILDLAND URBAN INTERFACE (WUI) INFORMATION

GLAZING CONTRACTORS, GENERAL CONTRACTORS and HOMEOWNERS

The WUI requirement affects new buildings, as well as alterations to existing buildings, located in the City of Novato and the [Novato Fire Protection District](#) (NFPD).

Permits are required to replace windows, or window inserts in any building.

- If the window sash is replaced, this is a window replacement and requires a permit
- If *glass only* is replaced, including dual pane factory units (for example: a broken pane or warranty replacement for condensation between the panes), a permit is *NOT* required.

- **NOTE FOR EXISTING HOMES IN WUI FIRE ZONES:** Insulated glass units with at least one pane tempered glass (preferably the exterior pane) or 20 minute fire resistant rating is required for window replacements.

- **EXCEPTION FOR EXISTING HOMES IN WUI FIRE ZONES:** Replacement of glass, as noted above, does not require a permit, nor does the glass have to be tempered. This work is not an alteration and therefore does not have to meet tempered glass requirements, unless required by California Building Code (CBC) Chapter 24.

- **BEDROOM WINDOWS:** There are specific emergency egress requirements for bedroom windows regarding specific clear window opening size and maximum height from the finished floor. Some window inserts are manufactured in a way that reduces the existing clear window openings so the window is no longer in compliance with the emergency egress requirements. The [Bedroom Window Replacement Information Bulletin](#) provides detailed information on these requirements, based on when the home was built.

Information on all policies is available on the City of Novato website www.novato.org/building, or at City offices, 922 Machin Avenue, Novato. City offices are closed on alternating Fridays. Please check our calendar at novato.org before coming in. Permits are issued during One Stop Shop: Monday – Thursday from 9 am – 11 am.