



GAS SHUT OFF VALVES (OR DEVICES)

WHEN AND WHERE THEY ARE REQUIRED

Building Inspection Requirements

When are valves required?

Per Contra Costa County [Municipal Code 718-8](#), an approved seismic gas shut-off device or valve (motion sensitive), or an approved excess flow gas shut-off device or valve (non-motion sensitive) must be installed downstream of the gas utility meter at the beginning of each rigid gas piping system that serves any residential, commercial, or industrial building or structure having fuel gas piping which is newly constructed, or having an addition or alteration with construction exceeding the valuation noted in the following table. Valves may also be required at the time a property is sold.

Where are valves required?

Gas shut-off valve adoption matrix:

Area	Valve at meter	Valves at appliances	Valves at sale of property	Threshold for construction value in projects affecting gas piping	Threshold for construction value in projects not affecting gas piping
Lafayette	No	Yes	No	\$0	\$15,000
Moraga <i>(projects involving gas piping)</i>	Yes	No	No	\$5,000	--
Moraga <i>(projects not involving gas piping)</i>	No	Yes	No	--	\$50,000
Orinda	Yes	No	No	\$5,000	\$50,000
Clayton	Yes	No	No	\$5,000	\$15,000
Unincorporated County	Yes	No	Yes	\$5,000	\$15,000

For more information regarding what a gas shut off valve is, go to Chapter 718-8 https://www.municode.com/library/ca/contra_costa_county/codes/ordinance_code?nodeId=TIT7BURE_DIV718MIPR_CH718-8GASHFDE

PERMIT PROCESS

Building Permit Review

1. Apply online on our ePermits Center at <https://epermits.cccounty.us>. You will first need to register for an account. Contractors and Contractor agents must connect a CSLB license to their online account and can apply for permits after staff have approved the license.

2. One final inspection required after all the work is complete.

Building Permit Application Requirements

Apply online on our ePermits Center at <https://epermits.cccounty.us>