TOWN OF NEW PALTZ

BUILDING DEPARTMENT

BUILDING PERMIT APPLICATION

INSTRUCTIONS:

Complete Section I in its entirety
Complete Section specified for your project
Submit Application with all documentation required in each Section pertaining to your project (including documentation required in Section I)
WC forms MUST accompany this application
(faxes at a later date are not acceptable)
Application will not be accepted if not complete

Application No..... Fee $.....
Date Paid:..... Check #.....

Building Permit No..... Fee $.....
Date Paid:..... Check #:.....

Date.....
Approved .....

Denied .....

For office use only

SECTION I

Type of work proposed (check one)

- ☐ New Single Family Residence
- ☐ Add./Alts or Renovation to Residential
- ☐ Fence ☐ Shed
- ☐ Swimming Pool Above Ground & Spas
- ☐ Swimming Pool In- Ground
- ☐ Electrical Upgrade
- ☐ Generator – Permanent
- ☐ Deck
- ☐ New Commercial Structure
- ☐ Add./Alts or Renovation to Comm. Structure
- ☐ Request a Change in "Use" Section 140-8 "Permitted Uses"
- ☐ Accessory Building/Garage
- ☐ Fuel Burning Appliance
- ☐ Abandon/Abate/Replace Fuel Tank
- ☐ Other, specify.....
- ☐ Demolition

PROPERTY INFORMATION:

Location of Premises – 911 Address.....Zone District.....

S/B/L..... Acres or number of square feet.....

Required Building Setbacks: Front yard..... Side yard..... Rear yard.....

Proposed Building Setbacks: Front yard..... Side yard..... Rear yard.....

Current Use of Site.....% of Lot Coverage (all structures on lot).....

Intended use for the property:.....

Is the property located in a flood zone? ☐ Yes ☐ No *If yes, a floodplain development permit is required.*

Is there NYS DEC or Federal Wetlands on or near property? ☐ Yes ☐ No *If yes, is proposed development within the required buffer area?* ☐ *Yes* ☐ *No*

Variance Required ☐ Yes ☐ No **Simplified Site Plan Req.** ☐ Yes ☐ No **Site Plan Req.** ☐ Yes ☐

Building Permit Application, continued

OWNER INFORMATION:

Owner(s).....

Address..... State/Zip.....Tel.....

E-Mail Address.....Cell.....

DESIGN PROFESSIONAL ***(required for all Commercial, New SFR, Residential additions, structural renovations/alterations)***

Name:.....

Address..... State/Zip.....Tel.....

(The above-named design professional must complete and attach a plan review summary sheet)

BUILDER INFORMATION

Company
Name.....Contact.....

Address..... State/Zip.....Tel.....

NYS Workman's Compensation Insurance C105.2 or U26.3 or Waiver and NY Disability attached? ❒ Yes ❒ No

*(If contactor is submitting a Waiver for Workman's Compensation and **IS** hiring and paying sub-contractors, the waiver is not applicable. Workman's Compensation Insurance must be provided.)*

SECTION II

Please complete for Residential; New SFR, Additions, Alterations & Renovations and decks: Commercial; New Buildings, Additions, Alterations & Renovations.

BUILDING INFORMATION:

Type of proposed structure.....

Height.....(feet above average finished grade); No. Stories.....; Square Feet.....;

CUFT(commercial only) .....; Overall Dimensions.....;

BASEMENT ❒ Yes ❒ No is it ❒ Finished ❒ Unfinished? Emergency Egress Provided? ❒ Yes ❒ No

No. of Rooms..... No. of Bathrooms..... No. of Bedrooms..... ***(if adding bedrooms health dept. approval is required and to be submitted with this application)***

Type Utilities: Heat.....; Water.....; Sewage.....

Central Air-Cond. ..... Estimated Cost of Construction $.....

PLOT PLAN (see attached examples) **EXCEPTION**...*Interior Work ONLY (not required to have Plot Plan)*

- ❒ Lot dimensions – all sides
- ❒ Names and location of all adjacent streets
- ❒ Setback dimensions – front, rear and all sides
- ❒ Driveways, exterior stairs, landings & decks
- ❒ Septic Area
- ❒ Location of easements or ROW's
- ❒ Location of proposed & existing structures
- ❒ Distances between buildings on lot
- ❒ North Arrow

BUILDING PLANS (2 Sets Required)

- ❒ Driveway curbcut permit from Town/UC or NYSDOT (if new SFR or Commercial)
- ❒ Ulster County Health Department Permit to Construct a Septic System (if new SFR or Commercial)
- ❒ Cross sections drawn SPECIFICALLY for this structure with materials to be used.
- ❒ Floor Plan layouts and use of all rooms including basement
- ❒ Complete dimensions of all rooms, decks, porches, landings, stairs, cantilevers, bearing walls and column locations.
- ❒ Ceiling heights at all levels
- ❒ Sizes and types of doors and windows – show Egress windows and Safety Glazing
- ❒ Light, Ventilation and egress calculations and requirements for all rooms
- ❒ Window well dimensions for emergency escape windows below grade
- ❒ Fire Separation between house and garage
- ❒ Guardrail height and patterns
- ❒ Stairway landings, rise, run, handrail and headroom heights for interior and exterior stairs
- ❒ Building elevations with finish grade line on all sides including calculation for Height of Building measured from Average Finish Grade
- ❒ Attic and crawlspace ventilation and access
- ❒ Footing size, depth and reinforcement
- ❒ Foundation wall height, thickness and reinforcement
- ❒ Foundation sill and anchor bolts
- ❒ Wall material, stud size and spacing, wall sheathing, interior finish, weather barrier, exterior finish and masonry veneer
- ❒ Floor sheathing, solid blocking and roofing
- ❒ Framing details, grade and species of lumber
- ❒ Size and material of all beams, headers and columns
- ❒ Rafter size, spacing, spans and ties and/or truss layout
- ❒ Joist size, spacing and spans (engineered joists, beams, etc. must be specifically noted by manufacturer and model)
- ❒ All light and fan locations
- ❒ All receptacles, note GCFI's
- ❒ Smoke Detector and Carbon Monoxide Detector locations
- ❒ Fireplace details
- ❒ Manufacturers installation manuals for all fuel burning appliances
- ❒ RES CHECK for all Residential Additions/Alterations/Renovations or COM CHECK for commercial
- ❒ Energy Star Certification for all New Single Family Residences and Multiple Dwellings 3 Stories or less
- ❒ **FOR DECKS:**
- ❒ Overhead view of deck and cross section of deck
- ❒ Stairway width, rise, run, landing size, handrail heights
- ❒ Guardrail height and pattern (required for decks over 30" above grade)
- ❒ Typical footing size, location depth and reinforcement
- ❒ All connection types (post to girder, ledger to house, etc.)
- ❒ Size and material of all girders and solid blocking

Building Permit Application, continued

SECTION III

Please complete for Accessory Buildings, Garages, Sheds, Swimming Pools, Spas and Fences

Type of proposed structure.....Distance from Primary Structure.....;
Height.....(feet above grade); No. Stories.....; Overall Dimensions.....Square feet.....;
Pool Enclosure type.....: Square footage of attached decks.....:

PLOT PLAN (see attached examples)

- ❒ Lot dimensions – all sides
- ❒ Names and location of all adjacent streets
- ❒ Setback dimensions – front, rear and all sides
- ❒ Driveways, exterior stairs, landings & decks
- ❒ Location of easements or ROW's
- ❒ Location of proposed & existing structures
- ❒ Distances between buildings on lot
- ❒ North Arrow

BUILDING PLANS (2 Sets Required)

- ❒ Cross sections drawn SPECIFICALLY for this structure with materials to be used.
- ❒ Floor System and support, size, spacing, spans
- ❒ For pre-built shed submit plans from supplier showing recommended floor support/foundation type
- ❒ For pools submit pool specifications
- ❒ Pool enclosure specifications ("Fence to Code" is NOT acceptable)
- ❒ Pool Alarm Specifications
- ❒ Temporary enclosure specifications
- ❒ For fences- Sketch or manufacturers specifications acceptable

NOTE FOR POOLS. *WATER CANNOT BE PLACED IN A POOL PRIOR TO THE ERECTION OF A PERMANENT OR TEMPORARY ENCLOSURE APPROVED BY THE BUILDING DEPARTMENT. POOLS MAY NOT BE USED PRIOR TO ISSUANCE OF A CERTIFICATE OF COMPLIANCE.*

SECTION IV

Please complete for Electrical Upgrades (including free standing solar arrays), Generators-Permanent, Fuel Burning Appliances; Abandonment/Abatement or replacement of Fuel Tanks;

Type of proposed structure, appliance or work .....

Distance from Primary Structure.....; Location within the structure .....

PLOT PLAN (see attached examples) **EXCEPTION**...*Interior Work ONLY (not required to have Plot Plan)*

- ❒ Lot dimensions – all sides
- ❒ Names and location of all adjacent streets
- ❒ Setback dimensions – front, rear and all sides
- ❒ Driveways, exterior stairs, landings & decks
- ❒ Location of easements or ROW's
- ❒ Location of proposed & existing structures
- ❒ Distances between buildings on lot
- ❒ North Arrow

BUILDING PLANS (2 Sets Required)

- ❒ Manufacturers installation manuals for all fuel burning appliances
- ❒ Floor Plan showing location of Appliance or Tank
- ❒ Solar Array Plans and Specifications including Engineer's Structural Certification for Roof Mounted Arrays

SECTION V

ADDITIONAL INFORMATION

- If the applicant is not the owner a letter from the owner designating the applicant as their agent is required.
- All New Single Family Residence Applications and ALL Commercial Applications ***MUST*** include completed Plan Requirements Checklist from the Architect or Engineer.
- All New Single Family Residences and Multiple Dwellings 3 Stories or less ***MUST*** meet the current ***MINIMUM ENERGY STAR REQUIREMENTS. DOCUMENTATION FROM A CERTIFIED RATER MUST BE INCLUDED WITH APPLICATION.***
- The work covered by this application may not be commenced before the issuance of a Building Permit.
- Any septic installation shall be entirely within the boundaries of the lot.

- Applicant must file proper application with an approved third party electrical inspector for all electrical work.
- Upon approval of this application, the Building Inspector will issue a Building Permit to the applicant together with approved, duplicate set of plans and specifications. Such permit and approved plans and specifications shall be kept on the premises available for inspection throughout the progress of the work.
- Any changes to the application or the plans ***MUST*** be in writing and approved ***PRIOR*** to construction.
- No building shall be occupied or used in whole or in part for any purpose whatever until a Certificate of Occupancy shall have been granted by the Building Department.
- Work must begin within 6 Months of issuance of the Building Permit or Permit will be invalid and voided.
- All Building Permit Fees are non-refundable.
- ALL BUILDING CODES ARE AVAILABLE ONLINE AT: http://publicecodes.cyberregs.com/st/ny/st/index.htm
- ALL TOWN CODES ARE AVAILABLE ONLINE AT http://ecode360.com/NE1058?needHash=true

Application is hereby made to the Building Department for the issuance of a Building Permit pursuant to the Code of the Town of New Paltz and in accordance with the New York State Uniform Fire Prevention and Building Code for the construction as indicated in this document. The applicant agrees to comply with all applicable laws, ordinances and regulations, adhere to the plans and specifications affixed hereto and permit the Building Department personnel to perform required inspections.

Signature of Owner/Applicant..... Date: .....

Address..... Phone.....

(If applicant is different than the owner you must attach letter of agent)

TOWN OF NEW PALTZ

BUILDING DEPARTMENT

Residential Code of New York PLAN REQUIREMENTS

Owner: _____

Location: _____ Date: _____

Building Type: ( ) One Family ( ) Two Family ( ) Townhouse

Type of Work: ( ) New Construction ( ) Existing Building

Table R301.2 (1)
CLIMATIC AND GEOGRAPHIC DESIGN CRITERIA

Ground Snow Load	Wind Speed (MPH)	Seismic Design Category	SUBJECT TO DAMAGE FROM			Ice Shield Underlayment Required	Flood Hazards
			Weathering	Frost Depth	Termite		

Plan Requirements Section 1 applies to ALL buildings regulated by the Residential Code of New York.

Section #2, 3W, and 3M are specific to the type of construction material used for the structural components of the building.

Section #4 is for use with ALL ROOF COVERINGS.

INDICATE DRAWING NUMBER SHOWING COMPLIANCE WITH CODE SECTION OR INDICATE NOT APPLICABLE.

SECTION 1

	ITEM	CODE SECTION	REQUIRED/ALLOWED	DWG # SHOWING COMPLIANCE
1	**Code Applicability**	R101.2	Detached 1- or 2- Family Townhouse Max 3story with separate egress	
	State Agency regulation Community residence Hospice	R101.2.1		
	Conversion to B&B	AJ701		
2	**Number of Stories** Material limitations			
	Wood	Tab R602.3(5)	2x6 allows 3 stories	
	Steel	R505.1.1	2 stories max	
	ICF Foundations	R404.4.1	2 stories max	
	IF 3 story	See 313.5	Sprinkler req'd	
3	**Construction Method Limits** Wind	R301.2.1.1		
	100 MPH Hurricane region, and 110 MPH elswhere		Cannot use conventional framing methods	
	Seismic Irregular buildings in Seismic Design Cat C, D_0, D_1	R301.2.2.2.2	Cannot use conventional framing methods	
	Snow Over 70 psf ground snow	R301.2.3	Cannot use conventional framing methods	
4	**Live Loads**	Tab R301.5		
5	**Location on Lot**	R302 Table R302.1	< 5' from lot line - (1hr.)	
	Detached Garage	R302.1 Exp 2	2' allowed, 4" projection	

	ITEM	CODE SECTION	REQUIRED/ALLOWED	DWG # SHOWING COMPLIANCE
6	**Light and Ventilation** Habitable Rooms Light Ventilation Stairway Illumination	R303 R303.1 R303.6	 8% of floor area 4% of floor area Artificial light req'd	

Complete the following worksheet to verify light and ventilation requirements

Natural Light and Ventilation Worksheet					
Room (Floor)	Floor Area (Square Feet)	Light (8% Required)	Light (Actual)	Ventilation (4% Required)	Ventilation (Actual)

	ITEM	CODE SECTION	REQUIRED	DWG # SHOWING COMPLIANCE
7	**Room Dimensions** Habitable room area Other habitable rooms Ceiling Height	 R304.1 R304.2 R304.3 R305.1	 Min. 120 SF (1 room) 70 SF other rooms 7' min. dimension 7' min.	

	ITEM	CODE SECTION	REQUIRED	DWG # SHOWING COMPLIANCE
8	**Glazing** Safety Glazing Locations Skylights/Sloped Glazing	R308 R308.4 R308.6		
9	**Garage - <u>Attached</u>** Opening Protection Separation required (vert) Horizontal separation	R309 R309.1 R309.2.1 Exception R309.2.2	 NP into sleeping room 3/4 hr. self-closing door 3/4 hr. wall One layer 5/8" type X One layer 5/8" type X	
10	**Escape and Rescue Openings** Minimum Opening Area Opening Height Opening Width	R310 R310.1.1 R310.1.2 R310.1.3	 5.7 sq ft / 5.0 sq ft 24 in (Net Clear) 20 in (Net Clear)	
11	**Exits Doors** Door type and size Landing	R311.4.1 R311.4.2 R311.4.3	Min. 1 per dwelling unit 3 ft / 6 ft 8 in side-hinged	
12	**Stairways** Under stair protection Width - Minimum Headroom Tread depth Riser Height Landing Spiral	 R311.2.2 R311.5.1 R311.5.2 R311.5.3 R311.5.4 R311.5.8.1	 ½" gyp. If enclosed 36 in. 6 ft. 8 in. height 9 in. 8 1/4 in NP as only mean of egress from a story	

	ITEM	CODE SECTION	REQUIRED	DWG # SHOWING COMPLIANCE
13	**Handrails/Railings**			
	When Required	R311.5.6	4 or more risers	
	Height	R311.5.6.1	Min 34 in./ Max 38 in.	
	Continuity	R311.5.6.2		
14	**Guards**	R312		
	Where Required	R312.1	Surfaces raised 30"	
	Height		Min. 36"	
	Openings limitation	R312.2	4" sphere 6" triangle exception 4 3/8" stair exception	
15	**Alarms and Life Safety**			
	Smoke Alarms	R313.1		
	Locations	R313.1.1	Inside, outside, each level	
	Power/Wiring		Interconnect, hard wired	
	CO alarms required	R313.4	If CO source exists	
	Locations	R313.4.1	Story with sleeping Story with CO source	
	Power/Wiring	R313.4.3	Interconnect, hard wired	
	Automatic Sprinkler Systems	R313.5	3 stories above grade NFPA 13D	
16	**Foam Plastic Insulation**	R314		
17	**Wall and Ceiling Finishes**			
	Interior Coverings	R702	Based on material used	
	Plaster	Tab R702.1(1)		
	Gypsum	Tab R702.3.5		
	Exterior siding	R703	Based on material used	
	Water resistive barrier	R703.2		
	Coverings	Tables R703.4		

	ITEM	CODE SECTION	REQUIRED	DWG # SHOWING COMPLIANCE
18	**Dwelling Separation** Two-family - Required Sprinkler Exception Townhouses, separate bldgs Exterior wall Exception: Common Wall Parapet Walls Structural Independence	R317 R317.1 R317.2 R317.2.2 and R317.2.3 R317.2.4	 1 hr min ½ hr min Each 1 hr min 2 hr min 30" - exceptions Rating matches wall	
19	**Protection of the Structure** Decay and rotting Termites	 R319 R320		
20	**Flood Resistant Construction** Base flood elevation Add 2' freeboard	R324 R324.1.3 R324.1.3.3	Flood zone?	Yes No
21	**Ext Windows, Glass Doors** Performance/Wind load Testing/Labeling Wind-borne Debris Anchorage, Wind Force Sys	R613 R613.2 R613.3 R613.6 R613.7		
22	**Fireplaces and Stoves** Masonry Fireplaces Factory-Built Fireplaces Exterior Air Supply	Chapter 10 R1001 R1004 R1006		

	ITEM	CODE SECTION	REQUIRED	DWG # SHOWING COMPLIANCE
23	**Chimneys and Gas Vents**	Ch. 10, 18, 24		
	Masonry Chimneys Factory-built Chimneys	R1003 R1005		
	Fire Blocking	M1801.9 R602.8		
	Multiple-Appliance Venting Solid fuel prohibition	M1801.11 M1801.12		
24	**Plumbing/Sanitation**	R306, R307 Chapt. 25 - 32		
	Fixtures Required	R306	Toilet, Lav, tub or shower Kitchen sink	
	Fixture Spacing	R307.1 Figure 307.2		
	Waste Type/approval	P2603.1.1		
	Water Source/approval	P2603.1.2		
25	**Electrical Requirements**	Ch 33 thru 42	NFPA 80-08 (NEC)	
	Receptacle Placement Small apliance circuits	E3801.2.1 E3801.2	12 ft. max 2 - 20 amp	
	GFCI and Arc Fault	E3802 E3802.11	GFCI 10 locations Arc Fault all circuits	
	Switch Locations	E3803	1 per habitable room & bathrooms	

	ITEM	CODE SECTION	REQUIRED	DWG # SHOWING COMPLIANCE
26 (a)	**Energy Compliance** Climate Zone	Chapter 11 Table N1101.2		
	<u>Compliance Path</u> Mandatory provisions	N1101.2		
	☐ Prescriptive	N1102 - N1104		
	☐ Energy Code alternative	ECCNY Chap 4		
	Approved Software ☐ Res Check compliance ☐ RemRate/RemDesign ☐ EnergyStar/HERS	N1101.2.3		
	Construction Documents	N1101.13		
26 (b)	**Energy - Prescriptive Path** Building Envelope	Table N1102.1		
	Insulation amounts	Fenestration	U - .35	
		Skylight	U - .60	
		Glazing SHGC	NR	
		Ceiling		
		Wood wall		
		Floor		
		Basement wall		
		Slab R, depth		
		Crawl space	Ventilate OR Insulate	

	ITEM	CODE SECTION	REQUIRED	DWG # SHOWING COMPLIANCE
	Energy - Prescriptive Path			
	Building Envelope details			
	Ceiling reduction	1102.2.1		
	Unvented attics	1102.2.1.1		
	Air Leakage	1102.4		
	Vapor Retarders	1102.5		
26 (c)	**Energy - Prescriptive Path**			
	Systems	1103		
	Programmable thermostat	1103.1.1		
	Duct insulation	1103.2.1		
	Duct sealing	1103.2.2		
	Equipment sizing	1103.6		
	Swimming pools	1103.8		
	Lighting Systems			
	High efficacy lamps	1104.11		
	Individual meters	1104.2		

CONTINUE TO SECTION 2.....

SECTION 2
FOUNDATION PLAN REQUIREMENTS

	ITEM	CODE SECTION	REQUIRED	DWG # SHOWING COMPLIANCE
1	**Foundations**	R401		
	Soil Test	R401.4	Poor or unkown soil	
	Presumptive Soil Bearing	Table R401.4.1		
	Materials	R402		
	Wood	R402.1		
	Concrete strength	Table 402.2	Severe weathering	
2	**Footings**	R403		
	Minimum size	R403.1.1	6" thickness 2" projection	
	Minimum Width	Table 403.1		
	Seismic if D_0, D_1 or D_2	R403.1.2 and .3		
	Depth	R403.1.4	Tab 301.2(1)	
	Slope of Footing	R403.1.5	Top & bottom level Step bottom > 1:10	
	Anchor bolts	R403.1.6	6' OC, 12' from end	
	Seismic plate washers	R403.1.6.1	D_0, townhouse in C	
	On or Adjacent to Slopes	R403.1.7		
	Shallow Frost-protected	R403.3		
	Air Freezing Index	Tab R403.3(1)		

	ITEM	CODE SECTION	REQUIRED	DWG # SHOWING COMPLIANCE
3	**Foundation Walls**	R404		
	Design required?	R404.1.3	High groundwater No lateral support	
	Prescriptive allowed, if laterally supported top & bottom		Soil class	
			Max wall height	
			Unbalanced backfill	
	Plain Masonry Reinforced Masonry Concrete			
	Backfill placement	Tab R404.1.1(1) Tab R404.1.1(2)-(4)	Floor/Braced	
	Wood Foundation	Tab R404.1(5)		
	ICF foundation walls	R404.1.7		
	Drainage Waterproofing, Dampproofing	R404.2 R404.4		
	Under-floor Spaces Ventilation	R405 R406		
	Concrete Slabs	R408 R408.1 R506		

SECTION 3
WOOD FRAME CONSTRUCTION PLAN REQUIREMENTS

1	ITEM	CODE SECTION	REQUIRED		DWG # SHOWING COMPLIANCE
	Wood Floor Framing Chapter 5	**Section 502**	Joist material Size and spacing		
	Minimum live loads	Tab R301.5 Footnote h	Sleeping Other rooms Decks Attic, fixed stair	30 psf 40 psf 40 psf 30 psf	
	Floor Framing Materials Dimension Lumber Pressure treated I-joist, Glue lam Trusses	 R502.1 R502.1.1 and R319 Manufact'r Instr'ns R502.11	 Grade mark Species and Grade Designed system Certificate		
	Floor Joist Spans Sleeping 30 lbs Living areas 40 lbs 20 psf Dead Load Limit Girder Spans Exterior bearing walls Interior bearing walls	 Tab R502.3.1(1) Tab R502.3.1(2) R502.3 .1 & R502.3.2 Tab R502.5(1) Tab R502.5(2)			
	Joist Framing Details Min. Bearing Lateral restraint Drilling/Notching Fasteners Floor openings	 R502.6 R502.7 Fig. R502.8 R502.9 Table R602.3(1) R502.10 Header span > 4' Header span > 6' Tail joist > 12'	 Min 1 ½" on wood 3" on conc/masonry Block at ends Joist > 2x12, Bridging @ 8' Double header & trimmer Hangers for header Framing anchor or ledger		

	Floor Sheathing Panel spans	R503 Tab R503.2.1.1(1)		
2	**ITEM**	**CODE SECTION**	**REQUIRED**	DWG # SHOWING COMPLIANCE
	Wood Wall Framing Chapter 6	**Section R602**	Stud material Size and spacing	
	Vapor Retarder	R601.3	Climate Zone 5 & 6	
	Framing Materials Identification Stud grade	 R602.1 R602.2	 Min #3, stud grade	
	Top plate Notching	R602.3.2 R602.6.1	Doubled, overlap corners Stagger joints 24" Strap if 50% cut, or cover with structural panel	
	Bearing Wall Stud Spacing Up to 10' length Over 10' length Interior bearing wall studs	R602.3.1 Tab R602.3(5) Tab R602.3.1 R602.4	 Same as exterior	
	Fasteners	Tables R602.3(1) through R602.3(2)		
	Drilling and Notching	R602.6		
	Headers - Span Tables Exterior bearing Interior bearing Box header span	R602.7 Tab R502.5(1) Tab R 502.5(2) Tab R602.7.2 Fig R602.7.2		

	Bracing Braced Wall Lines Spacing Braced Wall Panels Amount Continuous Sheathing _ Seismic Design	R602.10 R602.10.1 R602.10.1 R602.10.3 Tab 602.10.1 R602.10.5 Tab R602.10.5 R602.11	 Panels within 12 ½' Max 4' offset Lines 35' O.C. max Method 3 panels Seismic D_0	
	Wall sheathing Structural panels	 Tab R602.3(3)		
3	**ITEM**	**CODE SECTION**	**REQUIRED**	DWG # SHOWING COMPLIANCE
	Fireblocking Required for Concealed Locations	R602.8	1. Wall cavities 1.1. At floor and ceiling 1.2 Horizontally 10' 2. Soffits, drop ceilings 3. Stairs, Top & bottom 4. Floor, ceiling penetrations 5. Chimneys R1003.19	
	Fireblocking Materials Solid blocking Panels, min. thickness Batts, blankets Chimney fireblocking Fireplace fireblocking	R602.8.1 R1003.19 R1001.12	 Nominal 2" Based on material Secured in place Noncombustible	
	Roof/Ceiling Framing **Chapter 8**	Section 802 Table 301.2(1)	Rafter material Size and spacing Joist material Size and spacing Ground snow load	

	Design and construction Prescriptive Designed Truss construction	R802.2 Fig R606.11(1), (2) and (3) AFPA/NDS & ASCE 7 R802.10		
	Framing Details Ridge support Joist/Rafter connection Ceiling joists connection Ceiling joist lapped Min. Bearing Drilling/Notching Lateral restraint Openings	 R802.3 Tab R802.5.1(9) R802.3.1 R802.3.2 R802.6 R802.7 R802.8 R802.9 Header span > 4' Header span > 6' Tail joist > 12	 Ridge board or gusset Continuous wall tie Min 1 ½" on wood 3" on conc/masonry >2x10 Block at bearing >2x12 Bridging @ 8' Double header & trimmer Hangers for header Framing anchor or ledger	
	Allowable Ceiling Spans Without storage With limited storage With fixed stair	R802.4 Tab 802.4(1) Tab 802.4(2) Tab 502.3.1(1)		

Allowable Rafter Spans			
Roof live load	Tab 802.5.1(1) Tab 802.5.1(2)		
30 lb Snow load	Tab 802.5.1(3) Tab 802.5.1(5)		
50 lb Snow load	Tab 802.5.1(4) Tab 802.5.1(6)		
70 lb Snow load	Tab 802.5.1(7) Tab 802.5.1(8)		

CONTINUE TO SECTION 3M……

SECTION 3M
MASONRY OR CONCRETE CONSTRUCTION PLAN REQUIREMENTS

	ITEM	CODE SECTION	REQUIRED	DWG # SHOWING COMPLIANCE
1	**Concrete Floors** (on ground)	R506		
	Thickness	R506.1	3.5 in minimum	
	Compressive Strength	Table R402.2		
	Expansive Soils	R403.1.8	Design	
	Site preparation	R506.2		
	Maximum Fill Depth	R506.2.1	24" gravel , 8" earth	
	Base Course required	R506.2.2	4" thick	
	Clean, graded material		Pass 2" Sieve	
	Group I Soils Exception		NR if Group I Soil	
	Vapor Retarder	R506.2.3	Below Slab	
	Exceptions allowed			
2	**Masonry Walls, General**			
	Thickness minimums	R606.2		
	Masonry	R606.2.1	> 1 story = min. 8" Solid < 9' high = 6"	
	Parapet Walls	R606.2.4	T = 8" min. Height limit 4 x T	
	Corbeled Masonry projection	R606.3	Max ½ wall/wythe thickness	
	Lateral Support	Tab R606.9		
	Horizontal Spacing	R606.9.1		
	Vertical - in Seismic Design Cat. A, B, C	R606.9.2		
	Lintels	R606.10		
	Anchorage	R606.11		
	Seismic Design Cat. C, D_0	R606.12	1 & 2 fam. D_0 Townhouse C, D_0	
	General	R606.12.1		
	Design Category C	R606.12.2	Townhouses only	
	Design Category D_0	R606.12.3		

	ITEM	CODE SECTION	REQUIRED	DWG # SHOWING COMPLIANCE
3	**Unit Masonry**	R607		
	Mortar	R607.1		
	Proportions	Table R607.1		
	Foundation Walls	R607.1.1	Type M or S	
	Seismic Category A, B or C	R607.1.2	Type S, M or N,	
	Seismic Category D_0	R607.1.3	Type M or S	
	Placement	R607.2		
	Bed and Head Joints	R607.2.1	Generally 3/8"	
	Tolerances	R607.2.1.1		
	Bed		+ 1/8"	
	Head		1/4" + 3/8"	
	Collar		1/4" + 3/8"	
	Masonry Units	R607.2.2		
	Solid	R607.2.2.1		
	Hollow	R607.2.2.2		
	Wall Ties	R607.3		
4	**Multiple Wythe Masonry**	R608		
	Bonding			
	Headers	R608.1.1		
	Wall Ties/Reinforcements	R608.1.2		
	Patterns	R608.2		

	ITEM	CODE SECTION	REQUIRED	DWG # SHOWING COMPLIANCE
5	**Grouted Masonry**	R609		
	Grout			
	Heights/dimensions	Tab R609.1.1		
	Placement	Tab R609.1.2		
	Clean-outs	R609.1.4		
		R609.1.5		
	Grouted Multiple- Wythe			
	Bonding	R609.2		
	Spaces	R609.2.1		
	Barriers	R609.2.2		
		R609.2.3		
	Reinforced Grouted Multiple-Wythe	R609.3		
	Reinforced Hollow Unit	R609.4		
6	**Glass Unit Masonry**	R610		
	Materials	R610.2		
	Units	R610.3		
	Isolated Panels	R610.4		
	Exterior Standard-unit	R610.4.1		
	Exterior Thin-unit	R610.4.2		
	Interior Panels	R610.4.3		
	Curved Panels	R610.4.4		
	Panel Support	R610.5		
	Sills	R610.6		
	Expansion Joints	R610.7		
	Mortar	R610.8		
	Reinforcement	R610.9		

	ITEM	CODE SECTION	REQUIRED	DWG # SHOWING COMPLIANCE
7	**ICF Wall Construction**	R611		
	Applicability limits	R611.2	Max 60' plan Max 32' floor span Max 40' Roof span 2 story max.	
	Flat	R611.3		
	Waffle-grid	R611.4		
	Screen-grid	R611.5		
	Materials	R611.6		
	Wall Construction	R611.7		
	Reinforcement	R611.7.1		
	Openings	R611.7.2		
	Lintels	R611.7.3		
	Wall Length	R611.7.4		
	Floor to Wall Connections	R611.8		
	Wall to Roof Connections	R611.9		

CONTINUE TO SECTION 4.....

SECTION 4
ROOF CONSTRUCTION PLAN REQUIREMENTS

	ITEM	CODE SECTION	REQUIRED	DWG # SHOWING COMPLIANCE
1	**Roof Exterior Coverings**	Chapter 9		
	Classification	R902	Within 3' of lot line	
	Proposed Materials	R905		
	___ Asphalt	R905.2		
	___ Clay and Concrete Tile	R905.3		
	___ Metal Roof Shingles	R905.4		
	___ Mineral-surfaced Roll	R905.5		
	___ Slate & Slate-type Shingles	R905.6		
	___ Wood Shingles	R905.7		
	___ Wood Shakes	R905.8		
	___ Built-up Roofs	R905.9		
	___ Metal Roof Panels	R905.10		
	___ Modified Bitumen Roofing	R905.11		
	___ Thermoset Single-ply	R905.12		
	___ Thermoplastic Single-ply	R905.13		
	___Sprayed Polyurethane Foam	R905.14		
	___ Liquid Applied Coating	R905.15		
2	**Fill-in the following as applicable for each proposed material:**	**Indicate code sections below**		
	Material#1: Sheathing/deck requirement Allowable pitch Underlayment/ Ice shield required Fasteners			
	Material #2 Sheathing/deck requirement Allowable pitch Underlayment/ Ice shield required Fasteners			
3	Re-roofing	R907		
	Loads	R907.2		
	Recovering vs Replacement	R907.3		