

COMPLETE IRC SUBMITTAL CHECKLIST:

Building Permit Application

Water/Sewer Service Application

Two Site Plans showing:

4. Lot dimensions;
5. Location of any existing building(s);
6. Location of new building(s) or structure(s) on the lot;
7. Rough grading indicating cuts and fills and location of erosion control devices;
8. Location of any retaining walls;
9. Stormwater BMP's.

Two sets of Building Plans consisting of:

1. Plan sheets drawn to a minimum scale of 1/4" = 1 foot on pages no smaller than 11" x 17" and no larger than 24" x 36".
2. Architectural sheets:
3. Floor Plan showing:
 - a. All floors and basement
 - b. Room dimensions
 - c. Proposed room use
 - d. Stairway illumination and switching
 - e. Window location and size
 - f. Egress windows location and size
 - g. Safety glass location and size

- h. Doors
- i. Smoke detectors
- j. Carbon Monoxide detectors
- k. Cabinets, appliances
- l. Garage/house separation
- m. Attic access
- n. Crawl space access
4. Building elevations showing all sides of the building.
5. Mechanical plan showing the location of:
 - a. Furnace/air conditioner
 - b. Fans
 - c. Plumbing fixtures
 - d. Wood or gas stoves/fireplaces
 - e. Any gas appliances
 - f. Type of heating system
 - g. BTUs of fuel-burning appliances
 - h. Efficiency rating of fuel-burning appliances
 - i. CFM of all exhaust systems and associated fresh air source
 - j. Combustion air source
6. Energy code compliance block (WSEC 2015)
reference: www.energy.wsu.edu
 - a. Prescriptive Approach:
 - Square footage of vertical and overhead glazing
 - U-value of each window and skylight
 - Insulation R-value
 - Credit/Debit (WSEC Chapter4)
 - b. Component Performance: same as prescriptive with supporting documentation from *www.energy.wsu.edu*
 - c. System analysis
 - Supporting documentation

7. Structural sheets showing the following:

- a. Foundation details:
 - Depth of footings
 - Width of footings
 - Height of walls
 - Width of walls
 - Size of footing pads
 - Depth of footing pads
 - Reinforcing schedules
 - Hold-down size
 - Hold-down location
 - Stair tread and rise/run
 - Hand rails/guards
 - Ceiling Height
 - Crawl space vent size and location
8. Framing details indicating location, size, spacing, type, species of joists, studs, headers, beams and posts with connection details.
9. Roof framing details indicating location, size, spacing, type and species of rafters. If trusses are used, provide a truss layout plan showing the location of all trusses.
 - a. 1. Brace wall panel details including location and type (prescriptive, alternate or continuous) of brace wall panels
-OR-
 - b. Location of engineered shear wall and drag struts
10. Sections showing a typical wall section including:
 - a. Footing

- a. Foundation wall heights and width
- b. Crawl space height
- c. Foundation plates
- d. Foundation bolts
- e. Number of floors
- f. Wall framing
- g. Insulation
- h. Sheathing
- i. Siding
- j. Attic ventilation
- k. Roof framing
- l. Roof sheathing
- m. Ice barrier
- n. Roofing

Engineering:

- 1. Calculations showing the assumptions and method used to design engineered building elements.
- 2. Truss sheets showing the end reactions of the trusses.
- 3. Engineered products layout sheets (i.e., I-joist plans for roof or floor systems).