



Residential Plan Review Checklist

Site Plan

- Lot dimensions
- Location of structures
- Distances from property lines
- Location of well
- Location of septic field and tank

Foundation Plan

- Wall footing size
- Foundation wall size
- Pier footing size
- Pier location
- Vapor barrier
- Anchor bolt / strap type & location
- Foundation waterproofing
- Crawl space access
- Ventilation requirements

Framing Plan and wall sections

- Girder Size/Spacing/Species/Grade
- Floor Joist/Spacing/Species/Grade
- Floor truss / joist layout
- Openings in floor (headers, trimmers, etc.)
- Floor sheathing
- Stud Size/Spacing/Grade/Species
- Wall header size
- Wall insulation
- Wall sheathing
- Point loads
- Bracing requirements
- Ceiling Joist/Span/Spacing/Grade/Species
- Openings in ceilings
- Ceiling insulation
- Exterior wall coverings
- Roof sheathing
- Jack studs
- Engineered documentation as required



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Floor Plan

- Room labels and size
- Size and location of windows
- Egress requirements
- Glazing requirements
- Size, location, and swing of doors
- Stair requirements
- Garage separation (Min 20 Minute Door)
- Handrail requirements
- Guardrail requirements
- Attic access
- Engineered documentation as required

Roof Plan

- Rafter Size/Spacing/Species/Grade
- Roof bracing
- Truss layout
- Ridge boards
- Collar ties
- Purling Locations
- Engineered documentation as required

Elevations

- Eave height
- Roof pitch
- Exterior wall covering
- Roof covering
- Roof ventilation
- Brick details
- Flashing details

General Requirements

- Square Footage: Heated/Unheated and Decks
- Drawings to scale (Min of 1/8")
- Name of designer
- Minimum plan size (8x11)
- Clear and legible
- Notes



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