

BUILDING PERMIT APPLICATION SUBMITTAL REQUIREMENTS

(X denotes required item)	New Commercial Building Plan	New Residential Building Plan	Residential Addition and Remodel Plan	Residential Master Plans	Patio Covers and Similar Accessory Buildings	Swimming Pools and Spas	Tenant Improvement Plans	All others
Signed Application and City Fees	X	X	X	X	X	X	X	X
Site, Floor, Elevation, and Architectural Plans – 3 sets <i>(See requirements for Site, Floor, Elevation, and Architectural plans)</i>	X	X	X	X	X	X	X	Please Contact the Building Department for a list of submittal requirements
Plot Plan – 3 sets At a minimum, the following must be provided: <ul style="list-style-type: none"> • Lot dimensions and parcel size • Lot and building location with all setback distances to true or assumed property lines and easements, including location of easements • Utility line locations and stubs • Streets, sidewalks, and other public rights-of-way 	X	X	X		X	X		
Mechanical, Electrical, and Plumbing Plans – 2 sets At a minimum, the following must be provided: <ul style="list-style-type: none"> • Complete electrical plans identifying size and location of main and sub-panels; location of electrical outlets, switches, lighting fixtures, exit signs; computed loads • Complete mechanical plans identifying size and location of all heating, ventilation and air-conditioning equipment; calculations for gas piping size; equipment schedule • Complete plumbing plans identifying size and location of all DWV; site and storm; water and gas supply piping sizes and materials for all fixtures and appliances; grease interceptor location and capacity calculations 	X	X	X	X		X		
Structural Plans – 2 sets At a minimum, the following must be provided: <ul style="list-style-type: none"> • Foundation plan with footing/slabbing references, shear wall schedule and details reference location • Floor framing plan • Roof framing plan • Framing details • Steel schedule (as applicable) 	X	X ¹	X ²	X ¹	X ³	X	X ⁴	

City of Lone Building Application Submittal Requirements

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Structural Calculation Reports – 2 sets At a minimum, the following must be provided: <ul style="list-style-type: none"> Geotechnical reports (except for pools) Letter of foundation design review Steel schedule, as applicable 	X	X	X	X	X	X	X ⁵	
Manufactured Truss Calculations – 2 sets At a minimum, the following must be provided: <ul style="list-style-type: none"> Includes a truss-review letter signed by the engineer of record 	X	X ⁶	X ⁶	X ⁶	X		X	
Title 24 Energy Reports – 2 sets	X	X	X	X		X	X	
Grading and Drainage Plan – 2 sets <ul style="list-style-type: none"> At a minimum, the following must be provided: <ul style="list-style-type: none"> Grade and pad elevations Ground slope drainage and topography Location of retaining walls 	X	X						

Notes:

- Structural plans for new residential building plan and residential master plans must also include a minimum of 2 building cross-sections in each direction.**
- Structural plans for Residential Addition and Remodel Plans must show both existing and proposed floor/roof framing plans, with the direction of framing, size (e.g., 2'x8'), spacing (16" on center), span (length between supports), and location/size of openings; complete bracing and support details between existing and new foundation, top plates and roof members; shear wall OR braced wall panel schedule, location, length and detail references; minimum of two building cross-sections in each direction (from foundation to roof) with insulation, foundation, flooring, ceiling height, roofing and load-path connections; complete foundation plan with footing/pier/grade or slab design and details.**
- Structural plans for Patio Covers and Similar Accessory Buildings must also identify complete roof framing with sizes/spacing of rafters, beams, girders, posts; distance between supporting posts; lumber species and grade; framing details at typical locations (beam to post, post to footing); method of attachment to existing structure. Structural plan must also include a foundation plan that depicts the new foundation, and identifies type, reinforcement, dimensions, post to foundation connections, and footing/slab details cross-references to plans.**
- When structural modifications are proposed for Tenant Improvement plans, the structural or framing plans must provide the appropriate plans for foundation, floor, and roof framing design; and framing detail plans depicting method of attachment and hardware.**
- Only required when structural modifications are proposed.**
- When using prefabricated trusses for new residential building plans or residential additions and remodel plans, must also include the roof/floor framing plan with truss ID number and manufacturer's name; truss splice details; connections and plate sizes; gable bracing/bridge; single line truss diagram with all vertical/lateral loads, including bearing points with reference to framing plan.**