***Montgomery County Building and Codes***

**RESIDENTIAL PLAN SUBMISSION CHECKLIST**

**ALL SUBMITTED PLANS SHALL BE DISIGNED FOR COMPLIANCE WITH THE CURRENTLY ADOPTED 2018 INTERNATIONAL RESIDENTIAL CODE EDITION (IRC) AND THE MONTGOMERY COUNTY ZONING RESOLUTION.**

**SITE PLAN**

OVERVIEW DRAWING OF THE PROPERTY WITH THE CURRENT ZONING, PROPOSED LOCATION OF CONSTRUCTION PROJECT, DISTANCES TO EXISTING BUILDINGS AND STRUCTURES, AND DISTANCES TO PROPERTY LINES WITH EASEMENTS LABELED

**ELEVATION DRAWINGS**

RENDERINGS SHOWING STRUCTURE HEIGHT AND EXTERIOR GRADE ELEVATIONS. INCLUDE FLOOD HAZARD INFORMATION (FLOOD AREAS AND ELEVATIONS) OF BUILDINGS AND STRUCTURES LOCATED IN PART OR IN WHOLE INSIDE FLOOD HAZARD AREAS.

**FLOOR PLAN DRAWINGS**

A SCALED LAYOUT DRAWING OF THE PROPOSED STURCTURE TO INCLUDE:

 **1**) TOTAL FINISHED AND UNFINISHED AREA SQUARE FEET

 **2**) OVERALL DIMENSIONS OF THE STRUCTURE AND ROOM SIZES

 **3**) FOOTING AND FOUNDATION TYPE AND CONSTRUCTION DETAILS

 **4**) SPECIES AND GRADE OF LUMBER AND APPLICAPLE SPANS

 **5**) LOCATION AND METHOD OF BRACED WALL PANELS (INCLUDING ANY SPECIFIC

 NAILING, STRAPPING, ANCHORING, ETC. REQUIRED FOR THE MOTHOD BEING USED)

 **6**) FIRE SEPERATIONS AND BLOCKING WHERE REQUIRED \***UNFINSIHED BASEMENTS AND CRAWLSPACES WITH**

 **HEATING APPLIANCES LOCATED BELOW ENGINEERED FLOOR SYSTEMS WILL REQUIRE FIRE SEPERATIONS.**

 **7**) EGRESS AND GLAZING LOCATION, SIZES, AND SPECIFICATIONS (FIRE-RATED DOORS,

 TEMPERED SAFETY GLASS, ETC.) \****BASEMENTS REQUIRE SEPARATE EGRESS WITHOUT***

 ***TRAVELING THROUGH A GARAGE AREA.***

 **8**) ALL PROPOSED FIXTURES AND APPLIANCES SHOWING LOCATIONS AND APPLICABLE REQUIRED

 CLEARANCES \***PULLDOWN OR WALK-THROUGH DOORS REQUIRED FOR APPLIANCES IN ATTICS.**