

COMMERCIAL

Plan Submittal Requirements

ARCHITECTURAL PLANS:

The names and uses of each room must be provided.

A door schedule that defines the applicable door types, frames, and hardware should be provided.

Elevations with dimensions defining overall building height, floor-to-floor heights, or heights to ridge and eave as applicable to the type of building construction proposed should be shown.

A roof plan showing roof slopes, drainage system and through wall scuppers, if applicable to the project, must be provided.

For assembly occupancy only, provide three (3) drawings showing the seating layout for determination of occupancy posting.

Wall sections showing material sizes, construction, and fire-rated assemblies, as applicable to the project must be provided.

If the plans to be submitted are for a "shell building," show all proposed plumbing, HVAC and electrical rough-in work (*if any is to be included*) on the plans. Tenant demising walls must not be constructed under a "shell only" permit and must not be shown on the shell drawings.

New building construction must comply with the height and area requirements of Table 503 and the fire protection requirements of Table 601 & 602 of the North Carolina State Building Code.

If masonry construction is proposed, include the following information: Type of brick ties and spacing of weep holes. Control joints. Placement of wall flashing.

If appropriate for the proposed occupancy, submit complete data on types and amounts of materials to be stored, processed, manufactured or used in the manufacturing of products in this facility. State if such materials are corrosive, poisonous, under pressure, in a liquid or gaseous state, radioactive or other relevant properties.

A floor slab vapor barrier must be shown.

Floor slab insulation size and dimensions must be shown.

For any building constructed with any part of the structure below the regulatory flood plain elevation, flood-proofing certification must be provided at time of plan submittal.

For pre-engineered metal buildings, submit the manufacturer's letter of engineering certification, a sealed foundation plan and complete architectural plans. The letter of engineering certification shall state the model number, size and design loads for the building. The letter also should state that the structural

integrity of the building will be maintained as shown in the architectural plans and that the building will be maintained as shown in the architectural plans and that the building meets the North Carolina State Building Code for live and dead loads for Lee County. These loads must be stated in the correspondence. The foundation plans must be designed by a registered architect or engineer and show the size and reinforcement of footings or turndown slab. Also specify reinforcing, bolt pattern and bolt size for the building. Please include a statement on the plans that the pre-engineered metal building erection plans will be maintained at the job site until erection of the building is complete.

As applicable to the project, provide all UL floor and ceiling and ceiling and roof fire-rated design assemblies.

All fabric awnings or canopies must be accompanied by a letter of certification of fire resistance from the manufacturer. Fabric awnings and canopies must meet the ground snow loads and be constructed to support all live and dead loads as specified in the North Carolina State Building Code.

Provide on the plans the calculations for the means of egress widths for the entire floor occupancy load and the exiting capacity of all exits including all stairs, doors, corridors and ramped exits.