



CITY OF PRESCOTT

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Building Safety Division
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Plan Review Checklist 2018 International Building Code

NOTE: This is not an all-inclusive list

GENERAL

- **PLANS DRAWN TO SCALE:** Provide two sets of plans, minimum 24" x 36", maximum size of 36" x 42" on a non-erasable median. The building plans should be drawn to a scale of 1/4" = 1'; detail scaled at 1/2" = 1" minimum. Indicate the scale and the direction of North (site plan). Structural calculations and manufacture's cut sheets to accompany plans. All plans shall be of sufficient clarity to show proposed construction methods, including dimensions. **ALL PLANS, PAGES AND SHEETS SHALL BE LEGIBLE.**
- Architectural/ Engineer plans – Sealed.
- Mechanical/ Plumbing plans as required.
- Structural calculations and sheets– Sealed.
- Site plan – accessible parking and the location of any yard lines, including the water meter size or well location, water service supply size, sewer or septic system location with size of line and any gas lines. Location, size and clearance distances from buildings and property lines are required for any propane tank installations. IRC Sections: P2901, P3001, G2415
- Asbestos - CSI certificate for existing buildings.

PROPOSED SPECIFICATIONS:

- Square Footage: _____
- Building Height: _____
- Number of Stories: _____
- Occupancy Classes: _____
- Construction Type: _____
- Sprinklers []13 []13R []Other : _____
- [] Alarm
- Square Footage Mixed Occupancy: _____
- Building Setbacks/ Separations Distances:
N: _____ S: _____ E: _____ W: _____

CONSTRUCTION DETAIL: Show building cross-section, including materials to be used (roof through foundation), load path, bearing and up-lift, stairs and stairway details, retaining walls, and materials, anchors, hold downs, ties, mechanical equipment locations and type (gas or electric); foundation sections and any other special construction detail required to clarify code compliance.

PROPOSED PLAN: IBC Chapter 105 & 107

[] New Building [] Addition [] Alteration [] Other _____

OCCUPANCY GROUP: IBC Chapter 3 Sec. 303-312 (include sq. ft. per)

[] A- _____ [] B- _____ [] E- _____ [] F- _____
 [] H- _____ [] I- _____ [] M- _____ [] R- _____
 [] S- _____ [] U- _____

INCIDENTAL USES: IBC Chapter 5 IBC Table 509

- Furnace > 400,000 BTU
- Broilers > 15psi > 10hp _____
- Refrigeration or Hydrogen
- Paint Shops
- Laboratories – Vocational Shops
- Laundry – Storage - Batteries
- Parking Garage

MIXED OCCUPANCY GROUP: IBC Section 508

[] Separation required [] Non-Separated [] Accessory [] Combination

SEPARATION RATING: IBC Table 508.4

1-hour 2-hour 3-hour 4-hour

TYPE OF CONSTRUCTION: IBC Chapter 6

I A/B II A/B III A/B IV HT V A/B

STRUCTURAL COMPONENTS: IBC Section 602

1-hour 2-hour 3-hour

COMBUSTIBLE MATERIAL: IBC Section 603

Type I & II Construction Use of Fire Treated Wood

FIRE RESISTIVE CONSTRUCTION: IBC Chapter 7

- Rated Assemblies - Testing
- Openings - Penetrations
- Concealed Spaces
- Draft / Firestops
- Fire – Walls, barriers, partitions
- Smoke – Walls, barriers, partitions
- Shaft enclosures rating

FIRE SEPARATION DISTANCE: IBC Section 705

Property Line Center of street/alley/public way Imaginary Line between buildings Wall/Roof projections

EXTERIOR WALLS: IBC Table 602 and Section 705

Rating - 1-hour 2-hour 3-hour

ALLOWABLE FLOOR AREA: IBC Chapter 5, IBC Sections 503-508

Per Floor allowable Total building allowable Increases, Sprinklers

HEIGHT & NUMBER OF STORIES: IBC Chapter 5, IBC Sections 502-509 {review definitions: basement, grade plane, building height, story height, mezzanine}

Allowable height Allowable Stories Height modifications Special Provisions

SPECIAL OCCUPANCY REQUIREMENTS: IBC Chapter 3 & 4

Malls Parking Structures Hazardous Uses Motor Vehicles Assembly Live work
 I-1, R-1, R-2, R-3 & R-4 Other

DESIGN OCCUPANT LOAD IBC Chapter 10

Occupant Load Factor Total Occupant Load = _____ Egress width & hardware type

MEANS OF EGRESS: IBC Chapter 10

- Elements, continuity, rated corridors
- Required Illumination - Separation
- Number of Exits – direction of travel
- Travel distance – sprinkler increase
- Ramps
- Slope / Rise / Run
- Emergency Escape / Rescue

INTERIOR FINISHES: IBC Chapter 8

Interior surface coverings Flame spread rating/ smoke development Material Class I, II or III

FIRE PROTECTION: Prescott Fire Code.

Fire suppression system type Fire Alarm Smoke Control Smoke/Heat vents

ACCESSABILITY: IBC Chapter 11, ANSI A117.1, IBC Appendix E, 2010 ADAAG

- Parking, 1:48, Symbol
- Accessible Unit or A/B type
- Accessible route of travel
- Separate rooms or unisex
- Special Requirements
- Signage and symbols

DETAILED CODE REGULATIONS:

Chapter / Code	Check
IBC Chapter 12, 2012 IEEC	Interior Environment Ventilation
IBC Chapter 14	Exterior Wall Coverings
IBC Chapter 15	Roof Assemblies and Structures
IBC Chapter 16, WCC	Structural Design, Local Design
IBC Chapter 17	Special Inspections / Agreement
IBC Chapter 18	Soils & Foundations
IBC Chapter 19	Concrete
IBC Chapter 21	Masonry
IBC Chapter 22	Steel
IBC Chapter 23	Wood
IBC Chapter 24	Glass and Glazing; type, location, safety
IBC Chapter 25	Gypsum Wall/Plaster/Lath
IBC Chapter 29, IPC	Plumbing fixture counts, sizing and materials, Backflow required?
IBC Chapter 30	Elevators – State Inspections?
IBC Chapter 31	Pools and spas – Yav Co requirements, perimeter protection Membrane structures – Flame spread
IBC Chapter 32 & 33	Right of way, Encroachments
IBC Chapter 34 IEBC	Existing Buildings
IMC	Mechanical; sizing, dampers, detectors
2012 IEEC	Vapor Barrier Insulation – Slab edge / roof/wall/floor/plumbing/vents Economizer Lighting Summary Glazing U-Factors & Percentage Prescriptive or Component