

# PREBLE COUNTY RESIDENTIAL PLAN REVIEW CHECK LIST

Based on the Residential Code of Ohio for One-, Two- and Three Family Dwellings

Owner Name: \_\_\_\_\_

Flood Plain Application Required:  Yes  No

Date: \_\_\_\_\_

Sewer:  Public  Private

Location: \_\_\_\_\_

Zoning Classification: \_\_\_\_\_

Building Permit # \_\_\_\_\_

## A. SITE PLAN

- Sanitation/Well locations
- Set backs
- Property lines
- Driveway location
- Grading Topo

## B. EXTERIOR ELEVATIONS

- Show roof lines
- Roof vents
- Show final grade of foundation

## C. FOOTER/FOUNDATION/SLAB

- Garage slab slope
- Soil type
- Crawlspace access
- Crawlspace vent locations
- Slab details
- Concrete PSI
- Basement walkout areas & drop footings

## D. FLOOR PLAN

- Window sizes and locations
- Hazardous glass locations
- Garage door header size & span
- Garage firewall/door
- Emergency egress openings
- Door sizes
- Landings (min. 3')
- Stairway location
- Handrail/Guardrail specs
- Header sizes/spans
- Attic access
- Fireplace specs - type

## E. CROSS SECTION

- Footer size
- Foundation size/height
- Foundation drainage/waterproofing
- Anchor bolts
- Treated sill plate
- Subfloor thickness
- Stud size and spacing
- Wall height
- Exterior finish specs
- Interior wall covering
- Vapor barrier
- Roof sheathing/felt/shingles

## F. HVAC/INSULATION

- All insulation values shown
- Furnace size/type/location
- A/C size
- Insulation form

## G. STRUCTURE

- Show piers/Thicken slabs & dimensions
- Floor joist size/spacing, span & species
- Mfg. Floor joist specs and layout
- Beam sizes, span, and species
- Ceiling joist size, spacing, span & species
- Rafter size, spacing, span, and species
- Roof truss specs and layout

## H. ADDITIONAL REVIEWS

- Separation walls - Multi-family
- All spaces identified for use, including basement
- Porch/deck details
- Other