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Pennsylvania Uniform Construction Code

NON-RESIDENTIAL BUILDING PERMIT APPLICATIONS

In order to perform a thorough Building Plan Review, the following specifications, drawings and details should be submitted:

1. Complete signed and sealed architectural plans, structural plans and material specifications of all work (3 sets required).
2. A site plan including the following information:
 - a. Size and location of all new construction and all existing structures on the site.
 - b. Distances from lot lines.
 - c. Established street grades and proposed finish grades.
 - d. Proposed demolition.
 - e. Location of parking spaces, accessible routes, public transportation stops and other required accessibility features.
3. Architectural plans and specifications to include:
 - a. Description of uses and the proposed use group(s) for all portions of the building. The design approach for mixed-uses (as applicable).
 - b. Proposed type of construction of the building.
 - c. Fully dimensioned drawings to determine areas and building height.
 - d. Adequate details and dimensions to evaluate means of egress, including occupant loads for each floor and for each room and/or space, exit arrangement and sizes, corridors, doors, stairs, etc.
 - e. Exit signs/means of egress lighting, including power supply.
 - f. Accessibility provisions.
 - g. Description and details of proposed special occupancies such as a covered mall, high-rise, mezzanine, atrium, public garage, etc.
 - h. Adequate details to evaluate fire resistive construction requirements, including data substantiating required ratings.
 - i. Details of plastic, insulation, and safety glazing installation.
 - j. Details of required fire protection systems.
 - k. Description of the exterior wall envelope, flashing details, details relating to intersections with dissimilar materials, corners, end details, means of drainage, water-resistive membrane and details around openings.
4. Structural plans, specifications, and engineering details to include:
 - a. Soils report indicating the soil type and recommended allowable bearing pressure and foundation type.

- b. Signed and sealed structural design calculations which support the member sizes on the drawings.
 - c. Local design load criteria, including frost depth.
 - d. Earthquake seismic zone/effective peak acceleration coefficient.
 - e. Details of foundations and superstructure.
 - f. Provisions for required special inspections.
 - g. Applicable construction standards and material specifications (i.e., masonry, concrete, wood, steel, etc.).
5. Submit certifications required for construction in a flood hazard area (if required).
6. Identify the name and address of the licensed architect or engineer in responsible charge. The permit applicant shall notify the building code official in writing if another licensed architect or engineer assumes responsible charge.
7. Submit a "Special Inspections Program" which identifies the person or firm performing special inspections and structural observations.
8. Submit plans and calculations to verify the building's compliance with the International Energy Conservation Code.