



# City of Tom Bean, Texas

## New Residential Plan Review Checklist

Address: \_\_\_\_\_ Date Received: \_\_\_\_\_

Permit Application with an original signature must be complete and submitted with the following information:

- \_\_\_\_\_ **(2) Site Plans to include:**
- \_\_\_\_\_ Legal Description (lot, block, subdivision)
- \_\_\_\_\_ Property lines and lot dimensions
- \_\_\_\_\_ Proposed structure and all existing buildings
- \_\_\_\_\_ All easements
- \_\_\_\_\_ Location of septic system including spray area.
- \_\_\_\_\_ North area and scale
- \_\_\_\_\_ Setbacks – approved setbacks for front, rear and sides of house must be shown on site plan

\_\_\_\_\_ **(2) Residential Energy Code Compliance Report (2003 IECC) or BV Residential Energy Code Compliance Form (BV will provide.)**

\_\_\_\_\_ **(2) Foundation Plans**  
Conventional Rebar Slab Foundation – Regionally Accepted Practices - Foundation Detail (IRC Figure R403.2, BV will provide) or Engineered plans or Post Tension Foundation – Engineered Foundation plans and letter. Must state foundation was designed for the soil conditions on that particular lot and the design criteria of the 2003 IRC.

\_\_\_\_\_ **(2) Sets of house plans** to include: floor plan, exterior elevations, roof design, mechanical design, electrical design, plumbing design, construction details, window/door schedule, masonry on wood details.

\_\_\_\_\_ **Driveway approaches and drainage culverts** - Engineered plans (Driveways accessing State Highways require a TXDOT permit)

*Contractor Registration required for General, Electrician, Plumber, Mechanical, Irrigator, and Backflow Tester.*