



LEHIGH ENGINEERING, LLC

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COMMERCIAL PLAN REVIEW REQUIREMENTS

1. Plans shall be drawn to scale with size and location on the property (site plan) showing any existing buildings and their use. All set-backs required by the municipality shall be the responsibility of the permit holder.
2. Three (3) sets of plans are required and submitted on not less than 11 x 17 sheet paper with the floor plan and use of each room. All plan sets must be *stamped and signed* by *Penna. Licensed Professional*. Plans shall be submitted with all the following detailed information.
 - (a) Site plan of entire project area including existing buildings
 - (b) Front, rear and side elevations view
 - (c) Parking areas when provided
 - (d) Accessible routes and entrance / exits; number of exits required
 - (e) Use Group, and Construction Class, Total Occupant Load
 - (f) Footing and foundation: specify heights, depths to grade, thickness size & concrete strengths; cut away views preferred
 - (g) Foundation of pre-fab type walls provide manufacturer spec sheets
 - (h) Building frame, design loads, section views or additional details
 - (i) Building construction materials details
 - (j) Roof design & load specifications (or manufacturer truss design)
 - (k) Frame lumber sizes & descriptions for all site framed areas
 - (l) Window sizes and 'R' Values for energy and egress compliance
 - (m) Design loads for engineered support beams
 - (n) Chosen Method of Energy compliance stated
 - (o) Insulation 'R' Values for walls, ceilings and floors (specify types of insulation)
 - (p) Fire area separation and opening protection types
 - (q) Sprinkler systems where required
 - (r) Perimeter drainage and damp proofing or vapor barriers under slabs
- 3 **Electrical Plan review**
 - Floor plan indicating all outlet, switches, fans and lighting placement. Wiring type and size
 - Service and main panel and subpanel locations; conduit and wire sizes
 - Energy compliance demonstrated
4. **Plumbing Plan Review**
 - Line drawing indicating plumbing fixtures and piping sizes
 - Fixture DFU flows and calculation tables
 - Fixture amounts, calculations from IPC tables
 - Roof drainage system
5. **Mechanical Plan Review**
 - Location of equipment and duct work with 'R' Values
 - Specifications of equipment to be installed
 - Ventilation and exhaust systems CFM sizing
 - Fire suppression systems where required
 - Combustion air calculations where required for appliances
 - Gas piping indicating location and sizing
 - Demonstrate Energy compliance