

MUSCATINE COUNTY PLAN REQUIREMENTS FOR MODULAR AND MANUFACTURED HOMES

Two complete sets of plans and specifications are required when applying for a building permit.

One set will be retained by the Building Department and one set will be marked
JOB COPY and returned to the applicant when the permit is issued.

Plans shall be drawn to scale (1/4 inch to 1 foot).

The following plans and information are required.

1. Site plan (see handout).
 - a. ● Minimum scale: 1" = 20'
2. First floor plan.
 - a. ● Square footage of finished area of the dwelling.
 - b. ● Porches and decks with dimensions specific building plans.
3. Second floor plan.
 - a. ● Square footage of finished area.
 - b. ● Label rooms and dimensions.
 - c. ● Door and window locations and sizes. (Bedroom requires Egress escape)
 - d. ● Bathroom layouts.
 - e. ● Location of smoke detectors, exhaust fans, and attic access.
4. Foundation/Lower level plan.
 - a. ● All footing locations and sizing.
 - b. ● Wall width and height and all necessary re-enforcing rods.
 - c. ● Documentation of anchoring materials and intended method of attachment.
 - d. ● Label rooms and dimensions.
 - e. ● Posts, beams, and header sizes, and material. (Note bearing wall)
 - f. ● Door and window locations and sizes. (Bedroom requires Egress escape)
 - g. ● Location of mechanical appliances.
 - h. ● Smoke detector locations.
 - i. ● Sump pit and Ejector pit locations if applicable.
 - j. ● Damp-proofing and drainage.
 - k. ● Radon Mitigation System. (Vent, 6 mil poly under slab, attic receptacle)
 - l. ● Bathroom layout or roughed in.
5. Stair section.
 - a. ● Note rise, tread run, total run and headroom.
6. Exterior elevations. (all four sides)
 - a. ● Show final grade.
 - b. ● Porches, decks, handrails, and guardrails.
7. Typical wall section. (building envelope with materials)
8. Typical roof section.
9. Engineering or additional construction documents may be required by the Building Official.

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