

MUSCATINE COUNTY PLAN REQUIREMENTS

Two complete sets of plans and specifications are required when applying for a building permit for a new dwelling in Muscatine County. The plans do not need to be stamped plan by an architect but do need to be professional drawn by a drafter or someone that is familiar with AutoCAD.

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" – 1')**.

As of July 1, 2014, all new dwellings must have an electrical, plumbing, and HVAC Certified Contractors with a State of Iowa license on the job and need to be listed prior to permit issued.

The following plans and information are required:

1. Site plan.
2. Exterior elevations (all four sides).
 - Show windows and doors.
 - Note type of exterior finishes (brick, siding, stucco, etc.)
 - Porches and decks.
 - Show final grade.
3. Foundation/Lower level plan.
 - All footing locations and sizing.
 - Room dimensions & overall dimensions. Label rooms & show finished areas.
 - Post, beam and header sizes, material. Note bearing walls.
 - First floor joist type, material, size and spacing.
 - Door and window locations and sizes – show egress openings.
 - Location of mechanical appliances.
 - Smoke detector locations.
 - Sump pit & ejector locations.
4. First and second floor plan(s).
 - Square footage of finished area of the building.
 - Room dimensions and overall dimensions. Label rooms.
 - Door and window locations and sizes.
 - Second floor joist type, material, size and spacing.
 - Post, beam and header sizes, material. Note bearing walls.
 - Porches and decks with dimensions.
 - Bathroom and kitchen layouts.
 - Location of smoke detectors, exhaust fans and attic access.
5. Stair section.
 - Note rise, tread run, total run and headroom.
6. Typical wall section (building envelope with materials).
7. Engineering or additional construction documents may be required by building official.