

One and Two Family Plan Review Checklist IRC 2015

City of Portland
Permitting and Inspections Department

Permit # _____

CBL: _____

Address: _____

Soil Type/Presumptive Load Bearing Pressure (LBS/SF) (Table R401.4.1) _____		
Component	Submitted Plan	Findings/Revisions/Dates
Foundation		
Footing Dimensions/Depth (Table R403.1(1) - R403.1(3), (Section R403.1 & R403.1.4)		
Foundation Drainage, Fabric, Damp proofing (Section R405 & R406)		
Ventilation/Access (Section R408) Crawls Space ONLY		
Anchorage Type & Spacing (Section R403.1.6) Foundation Wall Reinforcement (Section R404.1.2.2)		
Column Type (Section R407)		
Girder Size & Spans (Tables R602.7(1), R602.7(2) & 602.7(3))		
Framing		
First Floor Joist Spans Dimensions and Spacing (Table R502.3.1(1) & Table R502.3.1(2))		
Second Floor Joist Spans Dimensions and Spacing (Table R502.3.1(1) & Table R502.3.1(2))		
Header Schedule Dimensions (Tables R602.7(1), R602.7 (2) & R602.7(3))		
Attic Floor/Ceiling Joist Spans Dimensions and Spacing (Table R802.4(1) & R802.4(2))		
Rafter: Pitch, Span, Spacing & Dimension (Table R802.5.1(1) - R 802.5.1(8))		

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Roof/Ceiling Connections and Collar Ties (Section R802.3 & R802.3.2)		
Sheathing: Floor, Roof and Wall (Table R503.2.1.1(1) & 602.3(3))		
Wall Bracing Method (Section R602.10)		
Fastener Schedule (Table R602.3(1) & R602.3 (2))		
Roof Covering (Section R905)		
Exterior Deck Construction (Section R507)		
Private Garage		
Living Space (above and beside)		
Dwelling/Garage Fire Separation (Section R302.6 & Table R302.6)		
Opening Protection - Door (Section R302.5.1)		
Energy Efficiency		
R-Factors of Walls, Floors, Ceilings, U-Factor Fenestration (ResCheck Certificate Required for Thermal Barrier, Mechanical, Electrical Systems)		
Ventilation of Space per ASHRAE 62.2, 2007		
Life Safety/Egress		
Emergency Escape and Rescue Openings (Section R310)		
Means of Egress (Section R311 & R312)		
Egress Door Size (Section R311.2)		
Landings at Doors (Section R311.3)		

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Permit #	CBL:	Address:
Stairways: Interior & Exterior (Section R311.7) Special Stairs (Section R311.7.10) Treads and Risers (Section R311.7.5) Width (Section R311.7.1) Headroom (Section R311.7.2) Handrails and Guardrails (Section R311.7.8 & R312) Ramps (Section 311.8)		
Carbon Monoxide Alarms (R315) Smoke Alarms (Section R314) Location and Interconnection		
Fire Resistant Construction (Section R302) Exterior Walls & Openings (Table R302.1(2))		
Miscellaneous		
Safety Glazing (Section R308)		
Attic Access (Section R807)		
Chimney Clearances/Fire Blocking (Chap. 10)		
Two-Family/Townhouse		
Dwelling Unit Separation (Section R302.3)		
Townhouse Separation (Section R302.2)		