



**Garfield County Public  
Works**

**300 S 19th St.**

**PO Box 160**

**Pomeroy, WA 99347**

**509-843-1301**

**RESIDENTIAL  
PLAN REVIEW CHECKLIST**

**SITE PLAN** (See Sample Site Plan):

**Please be sure your site plan includes:**

- Distances to property lines from proposed building(s)
- Distances between proposed and existing buildings
- Driveway location with width dimension
- Major landscaping
- Water and septic system locations
- Easements

**STRUCTURAL PLANS** will vary depending on the size and complexity of the project. Please include the below items as they apply to your project.

- ENERGY CODE** worksheets are required for additions of more than 500 sq. ft. Worksheets can be downloaded at <https://bit.ly/3fS9B8f> or request one from the Planning & Building Dept.
- FOUNDATION PLAN** showing cross section and plan view
  - Re-bar
  - Slab
  - Insulation
  - Anchor bolts
  - Hold downs
  - Ventilation
  - Crawl Space Access
  - Footing Sizes
- FLOOR PLAN** with room dimensions showing
  - Rooms Labeled
  - Main Floor
  - Basement
  - Water heater location
  - Furnace location: Gas or Electric
  - Location & size of ventilation fan(s)
  - Smoke & carbon monoxide detector locations
  - Total Sq. Ft./House/Garage
  - 2<sup>nd</sup> Floor
  - Decks
  - Door & Window location(s) & size
  - Plumbing fixture locations
  - Attic access location & size

**DETAILS**

**Please be sure your details show:**

- Stair cross-section
- Shear Detail
- Support pads, beams, posts
- Floor framing detail
- Garage fire wall requirements
- Fireplace details (gas/solid fuel)
- Furnace BTU's, location, efficiency rating, gas or electric, make-up air
- Shear walls
- Wall cross section w/insulation R-values
- Nailing Schedule
- Header sizes
- Fire blocking
- Roof framing / Truss plans (engineered)
- Masonry details