

RESIDENTIAL PLAN REVIEW GUIDELINE

2021 IRC, 2021 IECC & 2020 NEC



SUBMITTAL REQUIREMENTS

The following documents must be electronically submitted with application via the Citizen Self Service Portal: cityofallen.org/css

- Building Permit Application
 - Construction Plans
 - Erosion control Design Plan - ONLY if conducting any land disturbing or construction activities with the below requirements:
 - On property with an area of more than one (1) acre, or
 - On property with an area less than one (1) acre that constitutes more than 50% of the site
 - Builder Plans (minimum 1/8" scale to include Design Plan and Engineer Design Plan)
 - Plot Plans (detached from Builder Plan, fully dimensional showing required setbacks, platted easements and lot coverage with a minimum 1" to 30' scale)
 - Foundation Letters (Engineering letter required for post-tensioned slabs)
 - Foundation drawings stamped by a Professional Engineer registered in the State of Texas
 - Completed Residential Energy Code Compliance Form (signed)
 - Energy Check Report (with signature showing compliance with 2021IECC)
 - Completed Construction Site Waste Consent Form cityofallen.org/energycode
 - Completed Model Home Affidavit (if applicable)
 - Specify termite control methods on plans (letter from pest control company verifying termite control methods)
 - Engineered Truss Plan for 2/2.5 story homes
 - Floor joist layout over 1 story
 - Framing, roof and shear wall plans
 - Electric plan with smoke and CO2 alarms shown
 - Erosion Control Design Plans (qualification based on submittal requirements)
- **Permit fee is due at issuance.**

Under the water conservation plan and drought contingency plan there are limits to the use of sprinkler systems. If a new home requires more than two days per week watering to establish new sod or landscape, the contractor/owner must apply for a variance. There is no guarantee the variance will be granted if under the drought contingency portion of the plan. For more information on water conservation or to request a variance: <https://www.cityofallen.org/929/Water-Conservation>