



City of Loma Linda

25541 Barton Road, Loma Linda, CA 92354 ☎ (909) 799-2830 📠 (909) 799-2894

Community Development Department

BUILDING AND SAFETY DIVISION

RESIDENTIAL PLAN REQUIREMENTS FOR PLAN CHECK SUBMITTAL ADDITIONS LESS THEN 500 SQ FT OR ACESSORY DWELLING UNIT (ADU)

1. Three (3) complete sets shall be submitted. The plans shall be drawn on substantial paper (minimum size paper 24 X 36) exactly as the building is to be constructed. Defaced, incomplete, indefinite or faded plans shall not be used. All plans prepared by a licensed professional shall be signed. All signatures shall be original. No reproductions.
2. Site Plan: Three site plans to scale with a complete legal description, lot size, set back of existing and proposed buildings to property lines and distance between buildings (indicating the use of each building). Show North arrow. Show exact building orientation north, south, east or west. The owner's name, address, and area where building is to be located shall be shown on the plan.
3. Foundation Plan: Provide a plan view of the foundation showing the location of foundation footings and walls, piers, show all slab insulation and identify underpinning and girders (or the location of interior continuous footings in case of slab floor construction); show the location of double joists under partitions. Include a cross section of footings, piers and underpinnings, showing the distances below natural grade and the height above finish grade. All dimensions shall be shown.
4. Floor Plan: Show room size and use. Show exactly what type and size of floor covering is to be used in each room. Show size and location of all headers, doors, and windows accurately dimensioned. Show size, spacing and directions of ceiling joists. Show all plumbing fixtures, gas appliances, electrical appliances, outlets (lights, plugs and switches) and total load demand. Show general lighting in kitchens and bathrooms (not less than 25 lumens per watt).
5. Door and Window Schedules: Show size, type of glazing, and exact type of shading to be used. Percent of glazing north, south, east and west.
6. Finish Schedule: Show exact wall, ceiling and floor finish.
7. Roof Plan: Include all roof heating or cooling unit locations, fireplace saddles, Dutch clips, etc. IF TRUSSES ARE USED, provide Truss manufacturer's layout, details and calculations. Dimension all roof overhangs.
8. Elevations: Provide four (4) elevations, identified as front, rear, right side and left side. Show location of doors, windows, chimney, etc. Show bracing, exterior finish, veneer, planters and roof covering.
9. Construction Details: Provide cross-sectional elevations, showing the foundation, underpinning, floor joists, studs, ceiling joists, rafters, pitch of roof and location of intermediate roof supports, if required. Also, provide true cross-section of fireplace. If a standard detail sheet is used, delete details that do not apply to the proposed building. Show size, spacing and kind of material of all members of the structure. If ceiling is vaulted, show cross-section and connections.

10. Energy Conservation: Submit two (2) sets of Title 24 calculations per model showing compliance to the State Energy Conservation Regulations for new residential buildings. Indicate on plans the type of heating system and the maximum output bonnet capacity in units of BTU/HR. Indicate air conditioning, furnace and water heater make, size and model number.
11. Engineering (Structural) Calculations:
Submit two (2) complete sets of structural calculations and truss calculations (if applicable) with the engineer's original wet signature on both sets of calculations and plans. The plans and calculations must correlate with each other.
12. Statement of Design Compliance for Residential Buildings. The person who designs the building or applies for the building permit shall state on the building plans or submit a written statement with the permit application that the building design meets the requirements of Title 24, Part 2, Chapter 2 - 53.
13. ADU to adhere to state ADU laws.
14. Current Building & City Municipal Codes to be listed on front page of plans.