



Community Development Department

Office: Kalapuya Building
4500 SW Research Way
Corvallis, OR 97333
(541) 766-6819

www.co.benton.or.us/cd

SAMPLE PLANS

MINIMUM PLAN REQUIREMENTS AND SPECIFICATIONS FOR A BUILDING PERMIT APPLICATION

PLANS REQUIRED

PLANS SHALL BE DRAWN TO SCALE AND SHALL BE OF SUFFICIENT CLARITY TO INDICATE THE NATURE AND EXTENT OF THE WORK PROPOSED AND SHALL SHOW, IN DETAIL, THAT IT WILL CONFORM TO THE PROVISIONS OF THIS CODE AND ALL RELEVANT LAWS, ORDINANCES, RULES AND REGULATIONS OREGON STATE 1 & 2 FAMILY DWELLING SPECIALITY CODE SECTION 106.1.1

**THE PLANS YOU SUBMIT ARE
REQUIRED TO MATCH OR EXCEED THE
LEVEL OF DETAIL AND INFORMATION
PRESENTED IN THESE SAMPLES**

**ONLY PLANS DRAWN TO THE
STANDARDS OF THE OREGON STATE
ONE AND TWO FAMILY DWELLING
SPECIALITY CODE
WILL RECEIVE APPROVAL**

**IF YOU CANNOT PRODUCE DRAWINGS
LIKE THE ONES PRESENTED HERE,
IT MAY SAVE YOU TIME AND AVOID
CONFUSION TO HAVE YOUR PLANS
DRAWN BY A PROFESSIONAL
DRAFTSPERSON**

**APPROVED CHECKLIST FOR
COMPLIANCE WITH
OAR 918-090-0320**

Jurisdiction _____
Reference # _____
Associated Permits _____ Elec _____ Plmb _____ Mech _____ Other _____

**One & Two Family Dwelling
Building Permit Application Checklist**

The following items are required for plan review and shall be used by the jurisdiction to determine a complete set of plans and compliance with OAR 918-020-0090(3)(a)(C) and(4) .

	Yes	No	N/A
1			
2			
3			
4			
5			
6			
7			
8			
9			
10			
11			
12			
13			

Jurisdictional specifics. (local requirements for zoning and land use may be added to the checklist)

23			
24			
25			
26			
27			

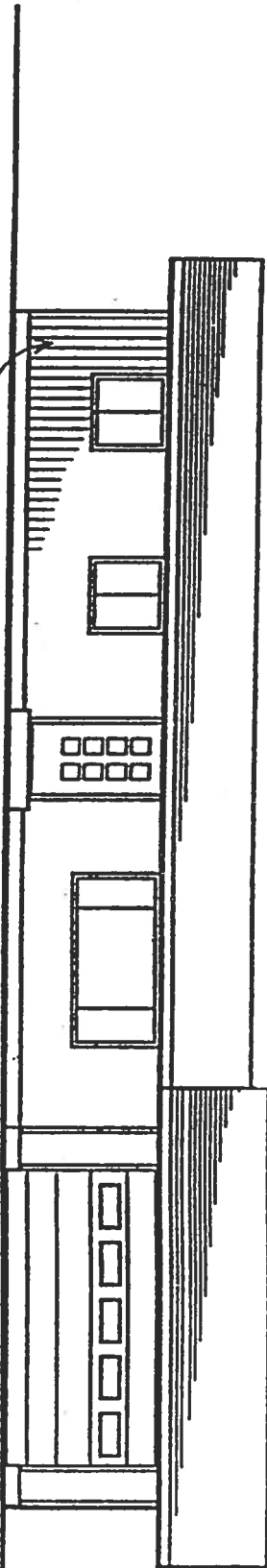
Checklist must be completed before plan review start date. Minor changes or notes on submitted plans may be in blue or black ink. Red ink is reserved for department use only.

SAMPLE ELEVATIONS

INDICATE SCALE _____
DRAWN BY _____

OWNER NAME(S) _____
ADDRESS OR MAP & TAX LOT _____

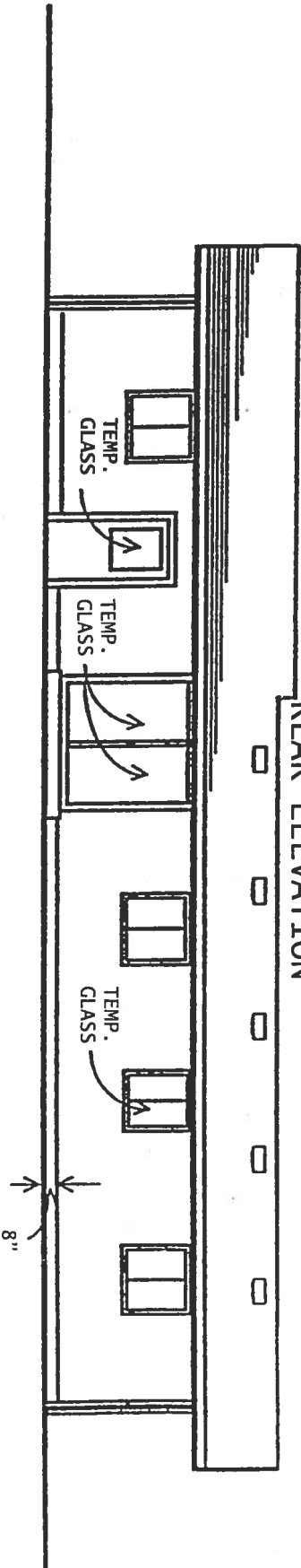
FRONT ELEVATION



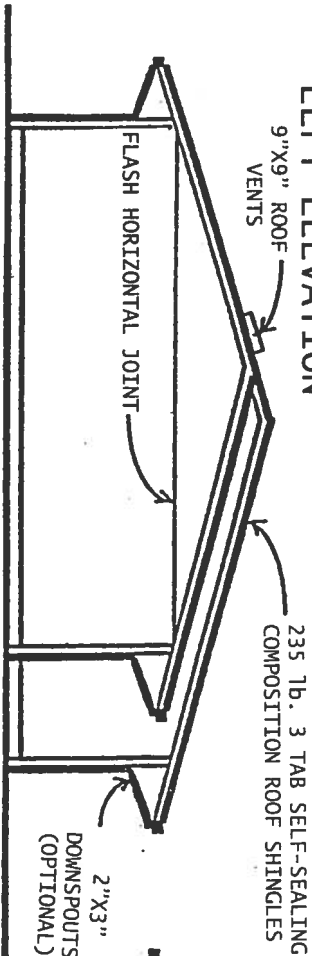
NOTE: ALL EXTERIOR WINDOWS, DOORS AND HORIZONTAL WOOD TRIM SHALL BE FLASHED

5/8" T - 1 - 11 SIDING

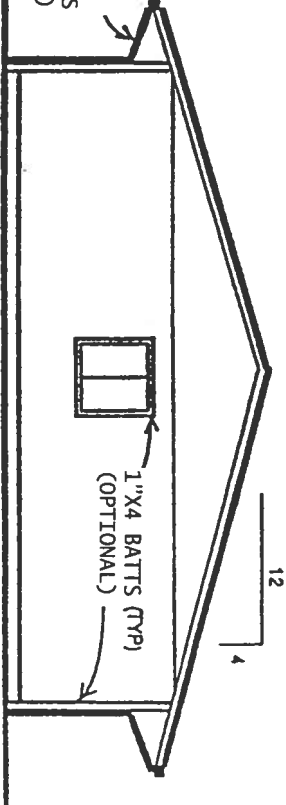
REAR ELEVATION



LEFT ELEVATION



RIGHT ELEVATION

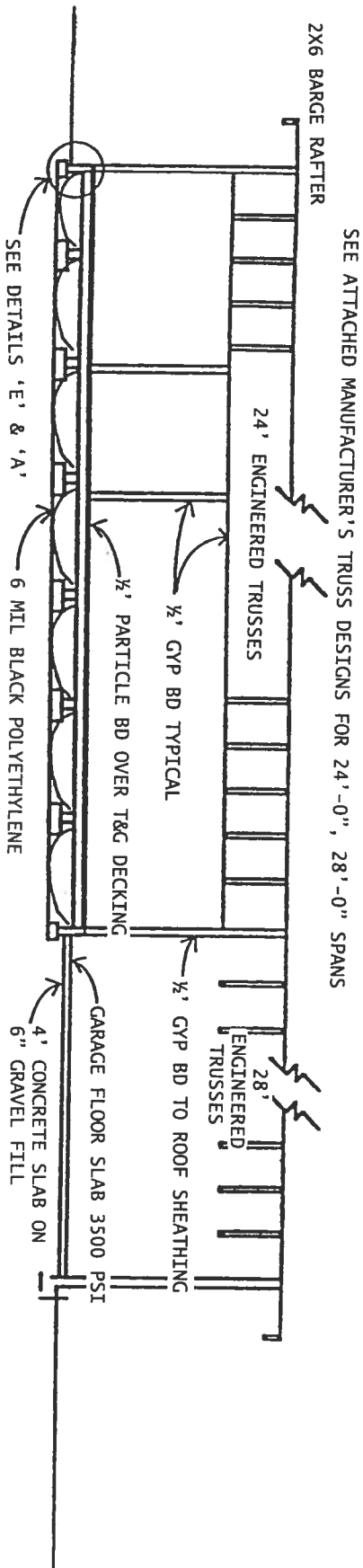


SAMPLE SECTIONS (Framing)

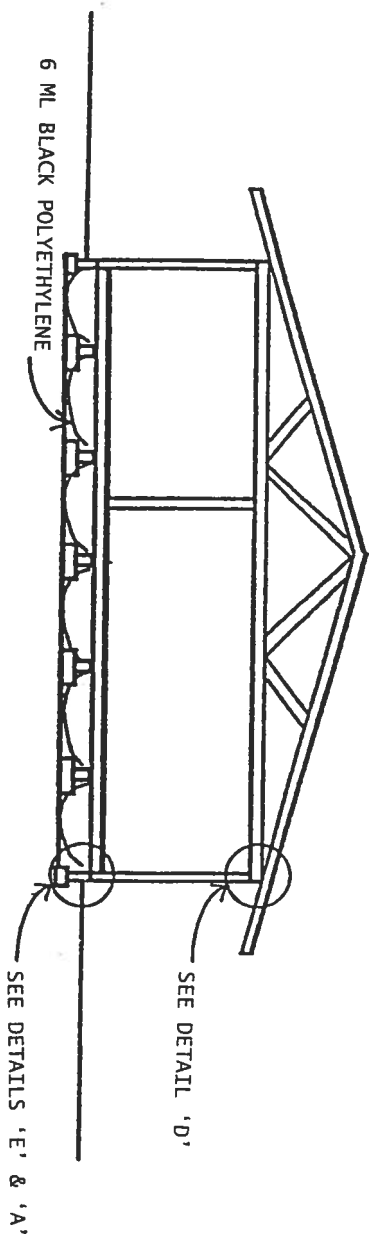
INDICATE SCALE _____
DRAWN BY _____

OWNER NAME(S) _____
ADDRESS OR MAP & TAX LOT _____

SECTION A-A



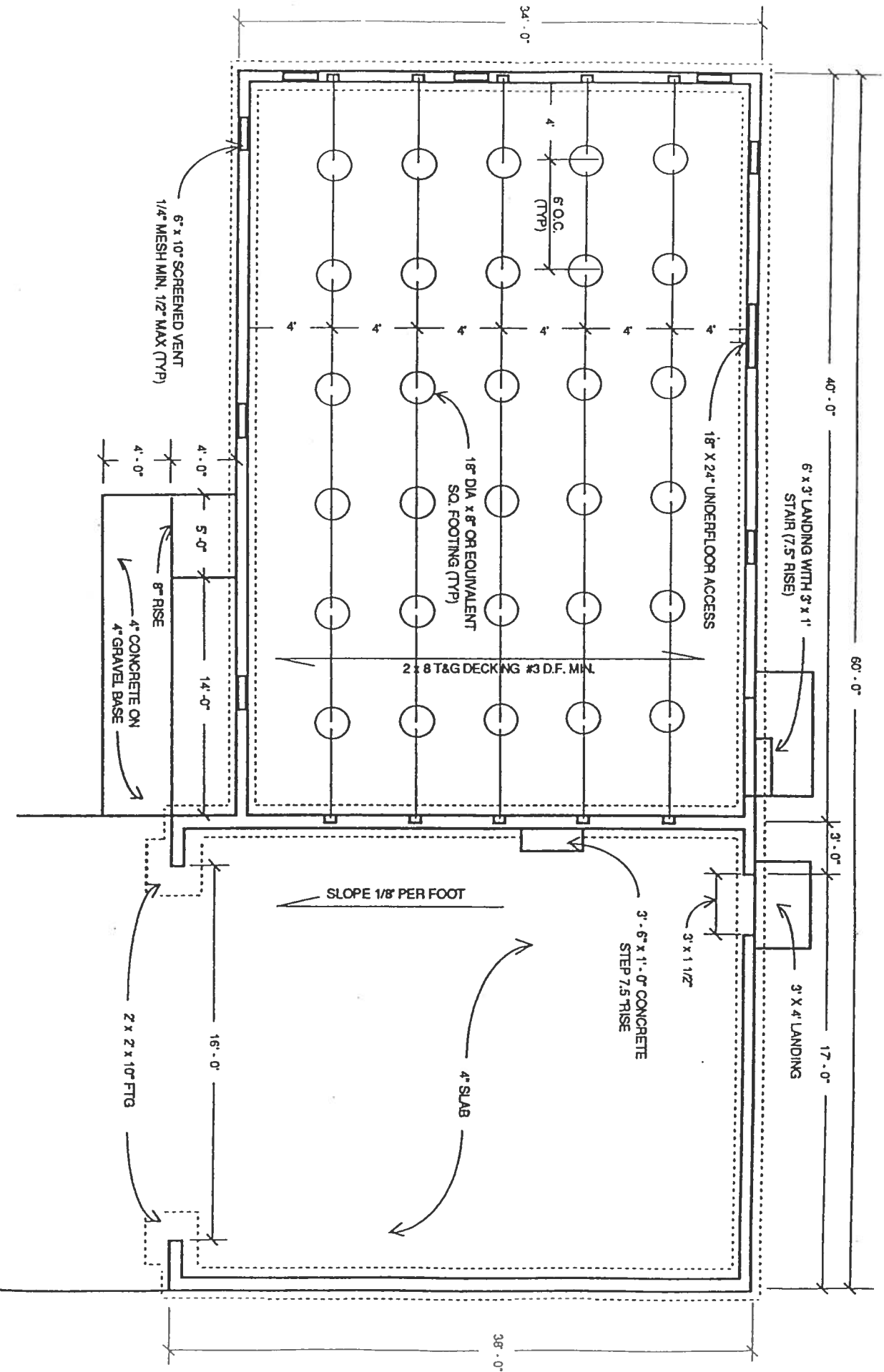
SECTION B-B



SAMPLE FOUNDATION & FLOOR FRAMING PLAN

INDICATE SCALE _____
 DRAWN BY _____

OWNER NAME(S) _____
 ADDRESS OR MAP & TAX LOT _____



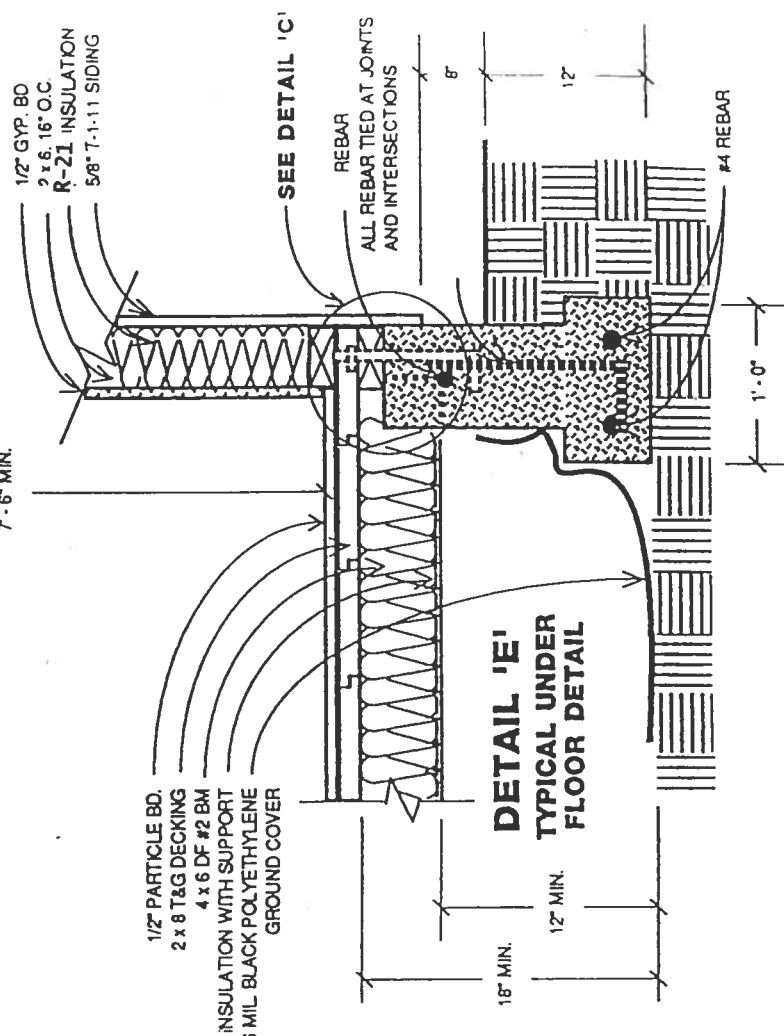
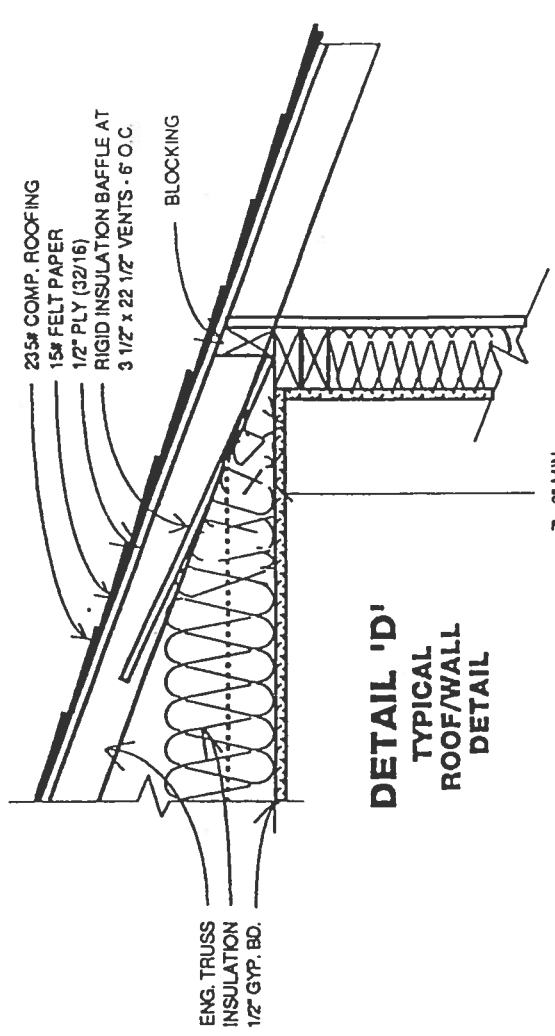
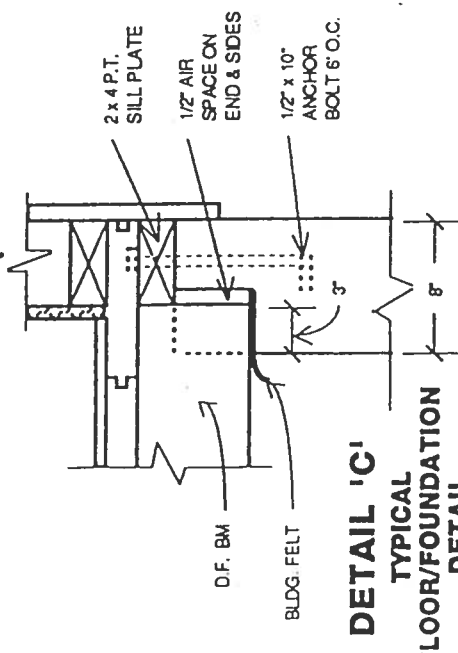
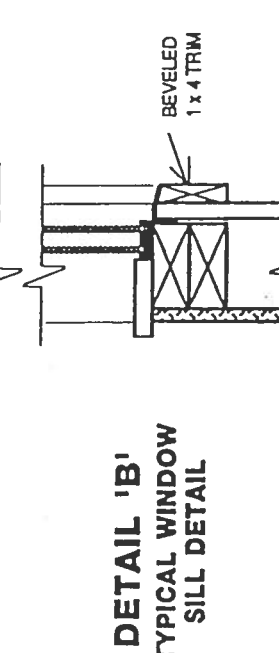
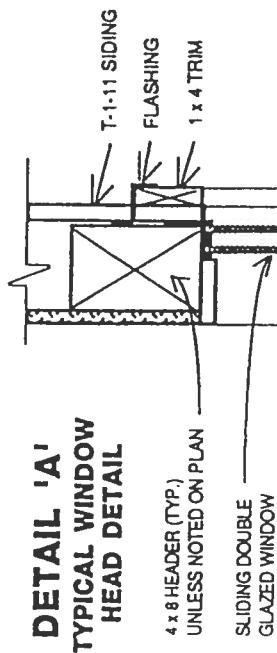
SAMPLE DETAILS (Window, Roof, Floor/Foundation & UnderFloor)

INDICATE SCALE _____

DRAWN BY _____

OWNER NAME(S) _____

ADDRESS OR MAP & TAX LOT _____



CONCRETE AND MASONRY FOUNDATION DETAILS

CONVENTIONAL WOOD FRAME CONSTRUCTION

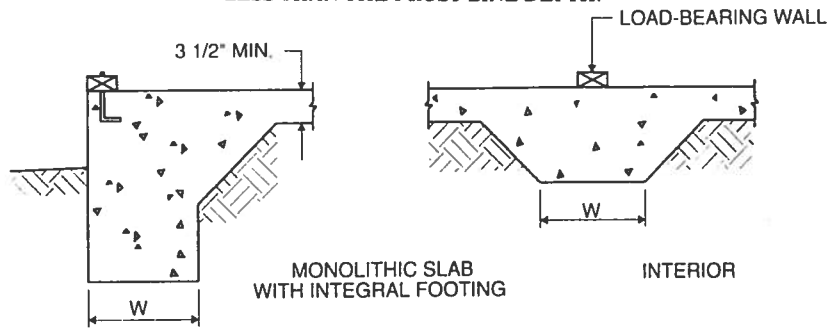
FOOTINGS:
FOR ONE STORY W=12"

FOR TWO STORY W=15"

FOR THREE STORY W=18"

4-INCH BRICK VENEER OVER WOOD FRAME

FOOTINGS SHALL BE SUPPORTED ON UNDISTURBED OR ENGINEERED FILL, FOUNDATIONS SHALL EXTEND NOT LESS THAN 12" BELOW THE FINISHED GRADE, IN NO CASE LESS THAN THE FROST LINE DEPTH.

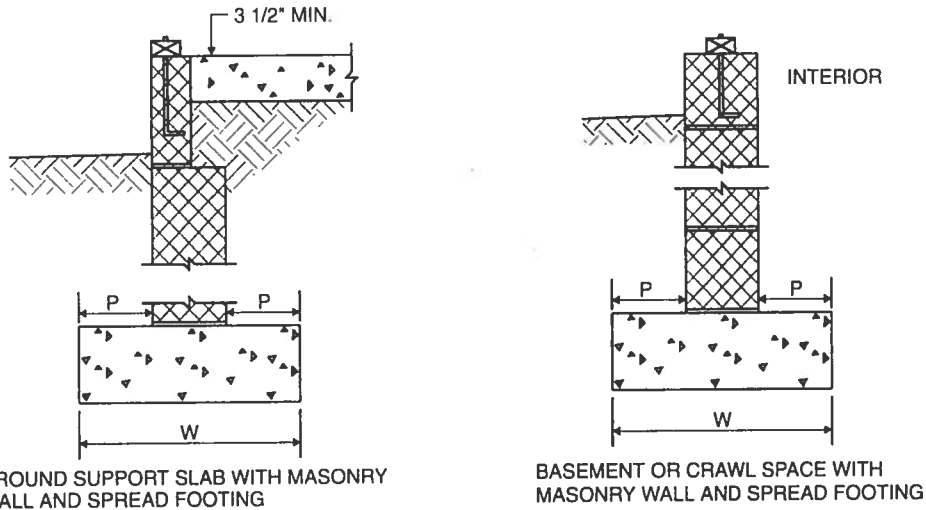


FOOTINGS:
FOR A ONE STORY W=15"

FOR A TWO STORY W= 19"

FOR A THREE STORY W=23"

8-INCH SOLID OR FULLY GROUTED MASONRY



FOOTINGS:
FOR A ONE STORY W=17"

FOR A TWO STORY W=23"

FOR A THREE STORY W=30"

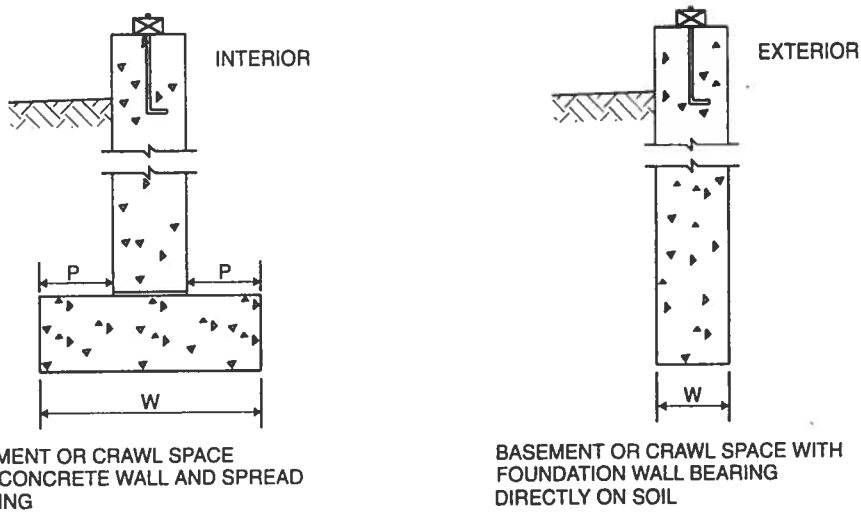
FOOTING PROJECTIONS:
"P" SHALL BE A MINIMUM 2"

FOOTING THICKNESS:

6 INCHES SUPPORTING ONE STORY

7 INCHES SUPPORTING TWO STORIES

8 INCHES SUPPORTING THREE STORIES



W = Footing width (see Section 403.1.1)
P = Footing projection (see Section 403.1.1)

For SI: 1 inch = 25.4 mm.

