

Plan Review-Residential Quality Assurance Checklist

Permit Number: _____ Plans Examiner: _____
 Project Name: _____ Date: _____
 Audit by: _____

Plan review item	Is item acceptable?			Comments
	Yes	No	N/A	
ORSC Chapter 1: Site plan, flood plain				
• Verified site location, property lines, plans match site plan				
• Verified plan matches slopes				
• Verified flood plain info (See R-322 as required for construction)				
• Verified water, sewer and storm sizes				
ORSC Chapter 3: Building Planning				
• Check the status of Architect license / Engineer license				
• Identified design criteria for location				
• Verified fire resistive requirements				
• Verified environmental requirements (heating, light, areas, heights, etc.)				
• Verified egress doors, thresholds, emergency egress.				
• Verified stairs, hand & guard rails				
• Verified smoke & CO alarms				
• Verified moisture control				
• Verified separation requirements for party walls, roofs, etc.				
• Verified decay protection				
ORSC Chapter 4: Footings & Foundation				
• Verified the size, depth, required steel & type of concrete in footings				
• Verified the allowable slope or steps in foundation wall				
• Verified the allowable height and design of retaining walls (See ASCE 7-05 as required for engineering)				
• Verified Geo requirements				
• Verified foundation and underfloor drainage				
• Verified foundation vents				
• Verified spread footings as required. (See point loads & lateral strip loads)				
• Verified Radon Mitigation System				
ORSC Chapter 5: Floors				
• Identified type of construction				
• Verified bearing, span, beams, cantilevers, sheathing, etc.				

Plan review item	Is item acceptable?			Comments
	Yes	No	N/A	
• Verified connections				
• Verified deck connections and ledgers if applicable				
ORSC Chapter 6: Wall Construction				
• Identified type of construction & design criteria				
• Verified fire-resistive construction and opening protection as applicable				
• Verified adequacy of load paths for vertical and lateral				
• Identified lateral bracing methods				
• Verified lateral design adequacy				
• Verified fire blocks and draft stops				
• Verified wall to foundation connections				
• Reviewed engineering as applicable (See ASCE 7-10)				
ORSC Chapter 7: Wall Coverings				
• Verified exterior wall envelope				
• Verified veneer requirements				
• Verified moisture barrier protection				
ORSC Chapter 8 & 9: Roof Ceiling & Roof Construction				
• Identified type of construction				
• Verified structural adequacy (spans, etc.)				
• Checked truss designs				
• Verified roof to wall (hurricane) connections & path to foundation				
• Verified roof drainage				
• Verified blocking as required				
• Verified attic access				
• Verified ventilation				
• Verified roof coverings				
• Verified amount of vaulted area (See energy section)				
ORSC Chapter 10: Chimneys & Fireplaces				
• Verify footings and reinforcement				
• Verify clearance to combustibles.				
• Verify exterior air supply				
ORSC Chapter 11: Energy Efficiency				
• Identified proposed method of compliance				
• Verified thermal envelope component compliance				
• Verified two additional measures				
• Verified HVAC systems and ducts				
• Verified insulation space to exterior walls for vaulted area over 50%				

Note:

- Items marked in **RED** are considered “**MAJOR**” and the goal is to have none of these items marked unacceptable.
- All other items are “**MINOR**” and the goal is to have five or fewer of these items marked unacceptable.