

# BEAUMONT

Planning & Community Development

## Residential New Construction Checklist

*(Please note: This is for general contractors building one and two family dwellings only)*

### Please verify the following before submitting to the City of Beaumont:

- All plans must obtain a Texas Registered Engineer Windstorm Certification.
- All zoning requirements for the applicable zoning district must be met. Zoning Codes are available at [BeaumontTexas.gov](http://BeaumontTexas.gov).
- Proof of Energy Code Compliance is required for all new construction, demonstrating compliance with the 2015 International Energy Code. This includes a ResCheck Report submitted with plans and Beaumont's IECC compliance worksheet. A list of Energy Inspectors can be found in the Building Codes office or emailed at your request.

### In one PDF, please make sure your plans have the following:

- Property Survey
- Site Plan including property lines, streets, proposed and existing buildings, and site drainage information
- Foundation Plan detail sheet including size, depth, reinforcing of all footings/floors, piers, girders or other supports, etc.
- Floor plan detail sheet which includes size/shape of building, arrangement and labels of interior rooms and their sizes, size/location of all openings and all interior partitions, and size of ceiling/roof framing (or both) to be used.
- Elevation detail sheet including elevations with heights, grades, vertical dimensions and location of openings.
- Framing detail sheet, which may be combined with floor plans, must show beams, joists, rafters and means of egress.
- Electrical plans, which may be combined with the floor plans, must show outlets, lighting fixtures, and all appliances. Identify home runs, wiring methods, GFCI's, smoke and CO2 detectors. Indicate service entrance location and size in amps. Branch circuits and service load calculations are required for permitting.
- If a duplex, please specify where dwellings are separated from each other by wall and floor assemblies having not less than a 1 hour fire rating.

### Once ready, access online portal at [BeaumontTexas.gov](http://BeaumontTexas.gov) > Departments > Building Codes

1. **Apply** for the following permits: New Construction, Grading, Driveway, Water, Sewer
2. Under each permit, **upload one clean PDF of plans**, as specified above.
3. Additionally, under your New Construction permit, **upload completed ResCheck**.
  - Note: You do not need to upload windstorm certification or energy code compliance until **end of job**.

### The City of Beaumont has adopted the following building codes:

2015 International Building Code	2014 National Electric Code
2015 International Residential Code	2015 International Plumbing Code
2015 International Fire Code	2015 International Fuel Gas Code
2015 International Energy Conservation Code	2015 International Existing Building Code
2015 International Property Maintenance Code	2014 ICC 600 Construction in High Wind Reg

Questions? Reach us at [building\\_codes@beaumonttexas.gov](mailto:building_codes@beaumonttexas.gov)

**HOME OWNER CANNOT BEGIN MOVING IN UNTIL ALL FINAL INSPECTIONS PASS**