



## **NEW CONSTRUCTION REQUIREMENTS FOR COMMERCIAL STRUCTURES**

- Submittal of one (1) set of electronic plans and two (2) hard copy sets are required on all new commercial construction
- Submittal of one (1) electronic set and two (2) hard copy set are required after completion of City review.
- Stamped sets of building plans will be required according to Oklahoma Chapter of the American Institute of Architect requirements.
- Engineered, stamped sets of plans will be required according to the Oklahoma State Board of Registration for Professional Engineers & Land Surveyor requirements.

If a set of plans does not require an architect and/or engineer stamp, the City of Ada per section 106 of the 2018 International Building Code, will require a non-stamped set of plans with straight line drawing and calculations. The electrical, plumbing, and mechanical contractors can provide this information. Accompanying civil documents and a site plan will also be required.

Prior to a permit being issued, the plans will be reviewed and approved by the City's Project Review Team (PRT) including representatives from the following:

- City Engineering
- Airport
- Public Works
- Fire Department
- GIS/Environmental Services
- Planning & Zoning
- Building Official

The following information is required on all stamped sets of plans:

- Construction Type and Use of the Structure
- Occupancy Classification
- Occupancy Load
- Egress Provided and Egress Requirements
- Wind Speed 115 mph.
- Snow Load 10# psf. Ground
- Live Load 20#
- Dead Load 4#
- Exposure C
- Importance Factor 1.0
- Mechanical, Electrical, and Plumbing Plans

The following information is required on all non-stamped sets of plans:

- Construction Type and Use of Structure
- Occupancy Classification
- Occupancy Load
- Egress Provided and Egress Requirements
- Mechanical, Electrical, and Plumbing Plans

Design in accordance with the City of Ada adopted codes as shown below:

- 2018 International Building Code (Appendices A, B, C, D, E, H, I, K, N)
- 2018 International Existing Building Code (Appendices A, B, and Resource A)
- 2017 National Electric Code (Appendices G, H)
- 2018 International Mechanical Code (Appendix A)
- 2018 International Fuel Gas Code (Appendices A, B, C)
- 2018 International Plumbing Code (Appendices C, E)
- 2018 International Fire Code (Appendices A, B, C, D, E, F, H, I, K, N)
- 2021 National Fire Protection Association's Life Safety Code 101