



IBC 107.3.1 Plans are a “reviewed for code compliance” only and to avoid potential problems in the field. It is not a line check of every item on the plans and/or specifications.

105.4 Validity of Permit: The issuance or granting of a *permit* shall not be construed to be a *permit* for, or an approval of, any violation of any of the provisions of this code or of any other ordinance of the jurisdiction. *Permits* presuming to give authority to violate or cancel the provisions of this code or other ordinances of the jurisdiction shall not be valid

NOTE: 1 January 2018 Paper Submissions are not longer accepted and plans must be uploaded to Planning Department (OPS)

Submittal Requirements for Permits Effective 01 June 2018

In an effort to process plans in an efficient and timely manner the department has set forth the following Flow Path for Building Control plan review

Step 1 Upload the following (separate) files into the OPS system

- Information Sheet (Residential or Commercial)
- Stamped Planning Department Approvals –site plan, floor plans and elevations
- Architectural Plans –including Life Safety Analyses and Structural
- Roof / Floor Truss Plans and connections are required at time of submission
- Structural Plans
- Mechanical Plans
- Plumbing Plans
- Electrical Plan
- Gas Plans
- Fire Plans

Step 2 The Informational Sheet will be reviewed by the Admin Staff invoice sent for payment

NOTE: If all boxes are not marked the plans will be rejected at this stage.

Step 3. Plan Review Supervisor will confirm all elements and distribute to the proper reviewer(s) Building, Plumbing, Mechanical, Electrical, Gas, Fire etc.

IBC 105.3.2 Time limitation of application. “An application for a *permit* for any proposed work shall be deemed to have been abandoned 180 days after the date of filing...” Time starts from first submission to Building Control If this occurs then the plan review and permit process , fees shall begin again.



Building Control

DEPARTMENT OF PLANNING
Cayman Islands Government

Haroon L Pandohie, AICP
Director of Planning

2016 Cayman (2009 ICC) Residential Information sheet

Code Book(s)

2016 Cayman (2009 ICC) Residential Code with amendments

Other _____

_____ Stories

_____ Sq/ ft

**Insert X = not applicable
A (or Check) applicable**

- Single family
- Duplex (2 units)
- Townhouse
- Addition
- Renovation

Other components

- Elevator
- Pool
- Cabana
- _____

Structural Info

Designed Wind Speed _____

Designed Seismic _____

Engineered plan (preferred)

Prescriptive plan

Which reference standard _____

Foundation / Footer type Concrete Piling

Wall construction Masonry ICF _____

Roof Construction

Attic without storage 10psi

Attic with storage (HVAC) 20psi

Roofing system Trusses

NOTE: Truss drawing Details shall be submitted with plans.

Conventional "Stick" Framing other _____

NOTE: If Framing details change then a "revision" must be approved and \$50.00 fee (Residential)

The following items **are included** in these drawings:

- Site Plan (as approved by planning)
- Floor Plan(s) with labels & dimensions
- Elevations (all sides)
- Foundations details and plans
- Cross section of load bearing wall(s)
- Door / Window Schedule
- Design pressure rating of windows / doors/ garage doors

MEP Info

- Site plans for plumbing
- Plumbing layout / riser
- Sewer Main
- Septic tank or treatment plant

- Mechanical layout/ site plan
- HVAC Total Tonnage _____
- Manual J and S calculations or other _____

- Electrical Site plan
- Electrical Service _____ amps @240 Volts
- Electrical Layout
- Electrical Riser
- Electrical Calculations

Other Info

- Pool shown but will be permitted separately
- Pool included
 - Motor size _____
 - Flow rate calculations

- Solar roof stand alone _____ KW

- Generator (optional) Load _____ KW

Designer of
Record Title Bar

- Designer
- Address
- Email
- Phone

Included all
other designers
(mechanical,
Electrical, fire
etc.)
information

Block ____
Parcel ____
Planning
Permission
