City of La Junta
DEPARTMENT OF BUILDING SAFETY

SINGLE FAMILY RESIDENTIAL PLAN SUBMITTAL

Two sets of all plans drawn to scale must be submitted to the Department of Building Safety.

The following information and plans are required to be submitted when applying for a building permit for residential construction within the City of La Junta.

I. Completed Application

II. Copy of Sewer & Water Availability Letter from the Director of Water/Wastewater (if applicable)

III. Two copies of Energy Code Study showing compliance with the 2006 Energy Code

IV. Two sets of Plans, including:
   A. Site Plan, scaled at 1”=50’ minimum (1”=30’ preferred)
      1. Proposed and existing buildings and dimensions
      2. Yard dimensions: side, front & rear
      3. Proposed and existing Utilities

   SPECIAL NOTE: If proposed work is for New Residential Construction at least 3 existing property corners shall exist and be verified or a new Survey will be required. For additions or garages and within 1 foot of the required set back lines a survey for the property line or lines will be required. The property corners must be monumented by a professional land surveyor licensed by the State of Colorado prior to the issuance of a building permit. Total cost of a survey if required will be the responsibility of the applicant. The Building Department personal will be glad to verify if property corners that exist will be adequate.

   B. Building Plans, scaled at 1/8”=1’ minimum (1/4”=1’ preferred)
      1. Floor plans of each floor including basements showing:
         a. Door Swings
         b. Windows
         c. Stairs
         d. Proposed use of each room
         e. Attic access
         f. Crawl Space access
         g. Room Sizes and overall dimensions
         h. Floor and Roof Framing
i. Beams & Headers

2. At least three (3) elevations describing exterior finish materials and indicating floor to floor heights and depths of footings

3. A typical wall section showing the following:
   a. Footing Size
   b. Foundation wall, backfill, damp proofing and footing drains if used
   c. Wall construction and finish materials
   d. Floor framing and sheathing
   e. Roof framing, pitch, sheathing and covering
   f. Insulation
   g. Attic and crawl space ventilation

4. Stair detail (if applicable) showing:
   a. Tread and riser dimensions
   b. Handrail details
   c. Guardrail details if stairs are open to below
   d. Head room

5. Fireplace Detail (Include Manufacture’s Installation Manual if manufactured fireplace)

6. Certified truss drawings (from truss supplier)

7. Any additional sections as may be required for clarification

C. Electrical Plan, scaled at 1/8"=1' minimum (1/4"=1' preferred) showing:
   1. Locations of fixtures
   2. Outlets
   3. Switches
   4. Breaker Box
   5. Smoke Detectors
   6. Carbon Monoxide Alarms

D. Plumbing Plan, scaled at 1/8"=1' minimum (1/4"=1' preferred) showing:
   1. All Water Lines (existing and proposed)
   2. All Wastewater Lines (existing and proposed)

E. Mechanical Plan, scaled at 1/8"=1' minimum (1/4"=1' preferred) showing:
   1. Size and locations of all appliances
   2. Size and location of Vents
   3. Size and location of Duct Work