



## MANUFACTURED DWELLING CHECKLIST - PRIVATE LOT

**The following items are required for plan review (missing items will cause a delay in the review process):**

- Land and Drainage Alterations Permit - LDAP
- 2 Complete Sets of Plans and Application (must be drawn to scale on min. 11x17 paper)

### SITE PLAN Drawn to 1:20 scale (scale indicated) with North arrow

- Map/Tax Lot number listed
- Adjacent street names and street elevations shown
- Building setback dimensions (show distances from all property lines and structures)
- Location of all private/public easements and driveways
- Location of utilities and how they are connected
- Footprint of structure (including planned decks, porches, garage, & roof covers)
- Location of septic system and wells (if applicable min. setback from tank is 5ft & drain field is 10ft)
- Property lines and lot dimensions
- Building coverage area and percentage of impervious surface
- Show all existing structures on site; indicating height of all structures
- Site Topography in 2'-0" increments including surface drainage
- Show how wastewater connects to the public system or septic
- Show the orientation of new structure and means of all egress landings/stairways
- Show how stormwater will be conveyed to an approved destination (i.e. stormwater connection, roadside ditch or stormwater facility)

### FOUNDATION PLAN

- Dimensions, runners, slab pier block detail plan
- Footing and construction details for exterior porches, decks, roofs
- Hold downs and reinforcing type, size and spacing
- Anchor information from manufacturer
- Skirting detail (material to be used)

### FLOOR PLAN

- Show dimensions and identify all rooms include all plumbing fixtures

### ELEVATIONS

- View of all sides of the manufactured dwelling North/South/East/West
- Exterior elevations must reflect the existing and proposed grade if the change in grade is greater than two feet at building footprint

- If on **septic** - a copy of the approval from Lane County Sanitarian is required
- If this is a **replacement** - previous impervious surface, manuf. home sq ft & fixture count required
- A separate structural application is required for a garage, covered patio, porch, and deck (front/rear egress landing 36x36 and stairs are covered under the manufactured dwelling application)
- If this is an **ADU** - planning approval required prior to submitting for building permit