

REQUIREMENTS FOR OBTAINING A PLAN REVIEW

Tenant spaces

1. Michigan State Construction Code Act of 1972 requires a plan review for code compliance on all commercial and industrial projects. This review must be completed before a building permit can be issued. The following items are necessary before a plan review can be started.
 - A. Five (5) complete sets of sealed construction plans (Architect or Engineer seal must be register/licensed with the State of Michigan).
 - B. Plans are to be scale and show the following:
 1. Name, address, phone number of engineer or architect.
 2. All interior elevations.
 3. Floor plans showing uses (room by room).
 4. All fire rated walls to be shown with testing agency and assembly number.
 5. Interior wall and ceiling finishes - flame spread and smoke develop ratings.
 6. Structural loadings: live loads, dead loads, snow loads, wind load and other loads if appropriate per MBC section 1601
 7. Type of construction as defined by local building code.
 8. Use group or groups if there is more than one as defined by code .
 9. Energy code compliance statement.
 - C. A completed application for the building to be built , including cost.

2. The normal time is Ten (10) to Fifteen (15) working days after all information is available.

3. Please be sure that all the above items are completed and supplied to us so the review will not be delayed.